

# **Los Feliz Improvement Association Historical Residential Survey 3rd Edition**

## **Volume VIII: Streets Beginning with Holly—In**

### Inclusive Addresses: (238 properties)

Holly Knoll Drive: 4002 W. to 4279 W. (63)  
Holly Oak Drive: 5604 W. to 5699 W. (11)  
Hollyvista Avenue: 1714 N. to 2207 N. (66)  
Hollywood Boulevard: 4514 W. to 5510 W. (21)  
Hoover Street: 1306 N. to 2040 N. (61)  
Huxley Street: No parcels.  
Hyperion Avenue: 3001 N. to 3019 N. (7)  
Inverness Avenue: 2306 N. to 2470 N. (9)

# **Los Feliz Improvement Association Historical Residential Survey**

## **Preface**

**T**his historical survey of Los Feliz has been a 32-year effort by community volunteers to document the development and architectural treasures of our neighborhood.

Diane Kanner had previously participated in a similar project involving Hollywood and believed that Los Feliz warranted the same analysis. She proposed the project to the Los Feliz Improvement Association Board of Directors who enthusiastically embraced the undertaking. An LFIA History Committee was created under Diane's leadership to coordinate the work. A gala at the Los Feliz Boulevard Letts mansion attended by more than 600 supporters was held in September, 1988. \$25,000 was raised to cover the initial costs of the historic survey.

The firm of Heumann and McAvoy was hired to do a preliminary assessment of Los Feliz. The district was subdivided into eight areas extending east-west between Riverside and Canyon Drives and north-south from Franklin Avenue to Griffith Park. 2,700 buildings built before World War II or judged to be of architectural or historical significance were identified. Each building was evaluated for its potential as a landmark and described.

In 1991, Diane Kanner and Edie Morrow decided that 3,000 structures from 8,500 building permits deserved further study. Ken Hollis entered the information into a computer, including the Assessor's Parcel Number and the legal description.

From 1988 to 1992, volunteers photographed each of the 3,000 properties, and these were attached to a working profile sheet for each building. The pages were cross-checked to validate a correct match to each address by revisiting each street in 1995 and 1996, when Marian Dodge took over the Chair position on the LFIA History Committee.

Simultaneously, interesting historic information about the homes and their residents was researched and added to the profiles. Countless hours were spent at the Los Angeles Central Library microfiche readers scanning issues of "Southwest Builder and Contractor" from the 1920s and 1930s that included references to Los Feliz streets.

Finished copies of the profile sheets were printed on acid-free paper and the photographs were transferred to the clean copy. The pages were organized alphabetically by street name and number.

The entire 3,000-page survey was photocopied in the summer of 2000 and made available to the public. Copies were given to the Los Feliz Branch Library, and the Los Angeles Department of City Planning.

In 2008, Donald Seligman digitized the entire data base. At the same time, the 1920 and 1930 census data along with additional historic information was added. In 2016, the 1910 and 1940 census data were added.

After the LFA expanded its official boundaries south to Hollywood Boulevard in 2008, it was decided to expand the survey to include the additional areas. From 2008 until 2011, Donald Seligman and Jon Zimmermann began the arduous task of researching and recording the data and photographing each additional residential or historically significant commercial/public property within the expanded boundaries. These were then formatted on additional pages to be added to the respective volumes.

In 2019, Donald Seligman added the Franklin Hills streets to the data base. This effort now completes all the streets and buildings within the official LFIA/Los Feliz boundaries.

It is thanks to the efforts of dozens of volunteers of the History Committee of the Los Feliz Improvement Association over more than three decades that this historical survey has been completed. We hope that you find it helpful and informative.



# How to Read Your Historical Survey Profile Sheet

## 1234 W. Sample Street

1sb Spanish 5555-123-456 1926 [2.03]

*(Style 1: Old Pages)*

Single residence; 7-room, 2-bedroom, 1-bath, 1277 sq/ft.

Tract 05891, Lot 4. 90027. Sanborn 1021A.

*(Style 2: Recently added properties)*

Single residence; 7-room, 2-bedroom, 1-bath, 1277 sq/ft.

Lot 4. 5000 sq/ft. 90027. R1-1. Map 150A193. Wawona Tract.

### History:

Sold for \$550,000 in 1998. (Source: real estate brochure).

B.P. 27942, 09/27/26, RELOC

1s residence & garage, 7-room, 1-family, 45 X 37 X 15', \$4,800

John Doe, owner, 1852 Oak S

James Smith, architect (B-672); Hancock Building

John Q. Citizen, contractor (9876), 5678 Main St.

Composition & tile roof, stucco, brick fireplace

### 1920 census:

#### Information that may be Included:

1. Address of property (Note: all have an assigned direction north or west although it may not be part of the mailing address. For searches, the respective W. or N. must be used.)
2. Number of stories - 2sb means it has 2 stories + a basement
3. Architectural style of the building (e.g. "Spanish")
4. Assessors Parcel Number (e.g. "555-123-456")
5. Year built (e.g. "1926")
6. Area assignment used for windshield survey & photographic purposes (e.g. "[2.03]")
7. Legal description of property. Zip code, Lot, and Tract. (e.g. "Single residence..." etc.)
8. Sanborn map reference. (e.g. "1021A")
9. Square footage of the house and the zoning.
10. History of the residence if known.
11. Building Permit number, date issued. RELOC indicates it was the original permit for a new building. (Later permits say NEW.) ALTER indicates that the permit was issued for alterations. If the house and garage are separate, each will have a permit. Number of stories; purpose of building; number of rooms; single or multiple dwelling; width, depth & height of building in feet; proposed cost of building. Owner who took out the permit and his address on the date the permit was issued. Listed architect; number of his license; his business address. Listed contractor (many times is the owner); number of his license; his business address. Basic characteristics of the building.
12. 1920 and 1930 census data

#### Source abbreviations:

g&w = Gebhard, David and Winter, Robert, A Guide to Architecture in Los Angeles and Southern California, Peregrin Smith, Inc., 1965, 1977, 1985, 1994.

swb&c = Southwest Builders and Contractors magazine.

## 4002 W. Holly Knoll Drive

1s Spanish 5591-018-007 1936 [6.16, 61613A]



Single residence: 10-room, 3-bedroom, 2-bath, 1709 sq/ft.  
Tract 05832, lot 142. 6820 sq/ft. 90027.

B.P. 19835, 08/23/46, ALTER

## 4003 W. Holly Knoll Drive

1s Colonial 5591-012-027 1936 [6.16, 61614A]



Single residence: 3-bedroom, 2-bath, 1716 sq/ft.

Lot 129. 6574 sq/ft. 90027. R1-1. Map 150B201. TR 5832 Tract.

B.P. 5700?, 03/17/36, Reloc

1s residence, 6-room, 1-family, 36 X 51 X 14', \$4,000

Walter F. Morrison, owner, 210 W. 7th St.

No architect listed.

H. R. Sebastian, contractor (40389), 109 So. Glendale Ave., Glendale

Frame exterior walls, shingle roof, brick chimney

### 1940 Census:

4003 Holly Knoll Drive (Value \$5,000): 1) Walter F. Morrison, head of household; white married male 43 years of age; born in Utah; optometrist, own practice. 2) Leona Morrison, wife; white married female 42 years of age; born in Utah; not working. 3) Roger Morrison, son; white male 7 years of age; born in California; in school. 4) Olena Christianson, mother-in-law; white widow 68 years of age; born in Norway; not working. 5) Thomas Emory, nephew; white single male 17 years of age; born in Utah; in school. (ED 60-79; Page 14A; Lines 23-27).

## 4007 W. Holly Knoll Drive

1s Colonial 5591-012-028 1936 [6.16, 61615A]



Single residence: 2-bedroom, 1-bath, 1338 sq/ft.

Lot 130. 5994 sq/ft. 90027. R1-1. Map 150B201. TR 5832 Tract.

B.P. 28501, 10/16/36, Reloc

1s residence & garage, 6-room, 1-family, 42 X 42 x 15', \$4,500

Mr. & Mrs. Verle Fry, owner, 547 So. Fairfax

Charles C. Frye, architect (B1363)

Jackson Bros.Le Sage, contractor (15022), 547 So. Fairfax

Stucco exterior walls, shingle roof, brick chimney

(Agent: William F. Jackson)

### 1940 Census:

4007 Holly Knoll Drive (Value \$6,500): 1) Verla N. Fry, head of household; white married male 34 years of age; born in Utah; attorney, own practice. 2) Jessie A. Fry, wife; white married female 33 years of age; born in Utah; not working. (ED 60-79; Page 14A; Lines 28-29).

## 4008 W. Holly Knoll Drive

1s English 5591-018-006 1926 [6.16, 6-16-11A]



Single residence: 7-room, 3-bedroom, 1-bath, 1239 sq/ft.  
Tract 05832, lot 141. 6200 sq/ft. 90027.

### History:

Listed at \$1,049,000 in May, 2007 (Source: real estate brochure).

No City B.P.

## 4012 W. Holly Knoll Drive

1sb Colonial 5591-018-005 1947 [6.16, 61609A]



Single residence: 10-room, 3-bedroom, 2-bath, 2226 sq/ft.  
Tract 05832, lot 140. 6150 sq/ft. 90027.

No City B.P.

## 4013 W. Holly Knoll Drive

1s English 5591-012-029 1924 [6.16, 61610A]



Single residence: 6-room, 2-bedroom, 2-bath, 1331 sq/ft.  
Tract 05832, lot 131. 6000 sq/ft. 90027. District 33, p. 9, 348.

B.P. 33325, 08/16/24, RELOC

1s Residence, 5-room, 1-family, 39 X 35 X 12', \$3,500

J. H. Hudson (Poilson), owner. 1547 N. Western.

The Hollyhills Company, architect.

The Hollyhills Company, contractor. 1541 N. Western Av.

Shingle roof, brick fireplace.

B.P. 03326, 08/16/24, RELOC ?

B.P. 00611, 01/08/36, ALTER

B.P. 02042, 01/28/36, ALTER #

### 1940 Census:

4013 Holly Knoll Drive (Rents for \$50): 1) Edward H. Balles, head of household; white married male 42 years of age; born in California; metallurgist, steel; earns \$4,000. 2) Eunice Balles, wife; white married female 31 years of age; born in Idaho; underwriter, insurance; earns \$2,000. (ED 60-79; Page 14A; Lines 30-31).

## 4016 W. Holly Knoll Drive

2s Colonial 5591-018-004 1938 [6.16, 61608A]



Single residence w/ pool: 11-room, 4-bedroom, 2-bath, 1980 sq/ft.  
Tract 05832, Lot 139. 6200 sq/ft. 90027. Dist. Map 150-201.R-1.

B.P. 22354, 07/06/37, RELOC

2s Dwelling, 1-family, 7-room, 42 X 39 X 24', \$6,100

G. L. Still, owner. 211 S. La Brea Av.

No architect listed.

Security Home Corporation, contractor. (22672), 736 N. La Brea.

Shingle roof, stucco, brick fireplace.

(Zone is now R-4)

B.P. 22355, 07/06/37, RELOC

B.P. 34590, 10/20/37, ALTER

B.P. 79840, 08/14/57, NEW

Swimming Pool, 15 X 35', \$2,900

Dr. Martin E. Hansen, owner.

Mackintosh & Mackintosh, engineer. (487)

Anthony Brothers, contractor. (117013), 5871 Firestone Blvd. South Gate.

B.P. 83029, 03/09/61, ALTER

### 1940 Census:

4016 Holly Knoll Drive (Value \$7,500): 1) Glenn M. Still, head of household; white married female 44 years of age; born in Kansas; attorney, private practice. 2) Leonora A. Still, wife; white married female 40 years of age; born in New York; housewife. 3) Glenn M. Still, Jr., son; white male 6 years of age; born in California; in school. 4) Penny-Jean West, housekeeper; white single female 22 years of age; born in Kansas; housekeeper, private house; earns \$185. (ED 60-1052A; Page 8B; Lines 50-53).



## 4017 W. Holly Knoll Drive

1s Spanish 5591-012-030 1936 [6.16, 61607A]



Single residence: 6-room, 2-bedroom, 1-bath, 1154 sq/ft.  
Tract 05832, lot 132. 6000 sq/ft. 90027.

B.P. 25020, 09/18/36, RELOC

1s Residence, 1-family, 6-room, 50 X 32 X 15', \$3,250

Albert Johnson, owner. 5519 Templeson St.

Henry B. Watson (Weston), architect. (B1247)

Margues Fuichand, contractor. (18916) 2200 W. Slauson.

Tile roof, stucco, brick fireplace.

B.P. 25021, 09/18/36, RELOC

B.P. 32050, 11/13/36, ALTER

B.P. 72072, 05/20/57, ALTER

### 1940 Census:

4017 Holly Knoll Drive (Value \$6,000): 1) Albert E. Johnson, head of household; white married male 56 years of age; born in Massachusetts; tea room foreman, railroad; earns \$3,120. 2) Henrietta M. Johnson, wife; white married female 53 years of age; born in California; not working. (ED 60-79; Page 14A; Lines 32-33.

## 4020 W. Holly Knoll Drive

1s Spanish 5591-018-003 1926 [6.16, 61616A]



Single residence: 8-room, 3-bedroom, 1-bath, 1525 sq/ft.  
Tract 05832, lot 138. 6200 sq/ft. 90027. District 33, p. 9, 328.

B.P. 14264, 05/11/26, RELOC

1s Dwelling, 6-room, 1-family, 38 X 44 X 16', \$5,000

B. F. Galebski, owner. 6183 Parkway.

No architect listed.

Ruzicka & Btorlie, contractor. 7241 S. Euclid Av. San Gabriel.

Tile & composition roof, stucco, brick fireplace.

(agent: Jerome Ruzicka)

B.P. 14265, 05/11/26, RELOC

### 1930 census:

4020 Holly Knoll Drive (Rents for \$65 per month): 1) Paul L. Kerr, renter and head of household; 31 year old white married male; married at age 22; born in California; parents born in Pennsylvania; a bookkeeper at a hotel. 2) Erma M. Kerr, wife; 32 year old white married female; married at age 23; born in Missouri; parents born in Missouri; not working. (17<sup>th</sup> ED, page 23B, lines 56-57).

4020 Holly Knoll Drive (Second entry: Rents for \$58.50 per month): 1) Harry E. Murphy, renter and head of household; 39 year old white married male; married at age 33; born in North Dakota; parents born in Iowa; not working. 2) Ruth M. Murphy, wife; 31 year old white married female; married at age 25; born in Missouri; father born in Germany, mother in Ohio; not working. (17<sup>th</sup> ED, page 23B, lines, 58-59).

## 4021 W. Holly Knoll Drive

1s Spanish 5591-012-031 1929 [6.16, 61605A]



Single residence: 11-room, 3-bedroom, 2-bath, 1782 sq/ft.  
Tract 05832, lot 133. 6000 sq/ft. 90027. District 33, p. 18, 246.

B.P. 30895, 11/03/28, RELOC

1s Dwelling, 6-room, 1-family, 36 X 36 X 15', \$3,000

R. Niertilund (E. Wertling), owner. 5153 Baynlurt Av.

R. Niertilund, architect. 5153 Baynlurt Av.

R. Niertilund, contractor. 5153 Baynlurt Av.

Composition & tile roof, stucco, brick fireplace.

B.P. 30896, 11/03/28, RELOC

B.P. 34478, 12/14/28, ALTER

1930 census:

4021 Holly Knoll Drive (Value: \$8,500): 1) Ephrain Westlund, owner and head of household; 46 year old white married male; married at age 32; born in Sweden, parents born in Sweden; speaks Swedish; to US in 1902, a naturalized citizen; a carpenter in the building industry. 2) Phoebe Westlund, wife; 42 year old white married female; married at age 27; born in Michigan; father born in Norway, mother in Sweden; not working. 3) Catherine Westlund, daughter; 10 year old white female; in school; born in California. (17<sup>th</sup> ED, page 24A, lines 10-12).

1940 Census:

4021 Holly Knoll Drive (Value \$6,000): 1) Henry J. Hillebrecht, head of household; white married male 33 years of age; born in New Jersey; maintenance man, newspaper; earns \$2,100. 2) Margaret C. Hillebrecht, wife; white married female 32 years of age; born in Pennsylvania; not working. 3) Edie Hillebrecht, daughter; white female 2 years of age; born in California. 4) George H. Chappell, father-in-law; white married male 69 years of age; born in England; not working. 5) Edith J. Chappell, mother-in-law; white married female 70 years of age; born in England; not working. (ED 60-79; Page 14A; Lines 34-38).

## 4026 W. Holly Knoll Drive

1s Colonial 5591-018-002 1937 [6.16, 6-16-01A]



Single residence: 8-room, 3-bedroom, 2-bath, 1735 sq/ft.  
Tract 05832, lot 137. 6200 sq/ft. 90027.

### History:

Sold for \$940,000 in January, 2006. (Source: Real estate brochure)

B.P. 07037, 03/09/37, RELOC

1s Residence, 1-family, 7-room, 85 X 60 X 20', \$4,508

Mrs. Gilson, owner. 1734 Redcliff.

No architect listed.

No contractor listed.

Shingle roof, stucco, brick fireplace.

B.P. 07038, 03/09/37, RELOC

B.P. 08373, 03/18/37, ALTER

B.P. 14977, 05/06/37, ALTER

1940 Census:

4026 Holly Knoll Drive (Value \$7,500): 1) Madaline Armstrong, head of household; white widow 39 years of age; born in Ohio; office worker, various; earns \$700. (ED 60-1052A; Page 8B; Line 49).

## 4027 W. Holly Knoll Drive

1s Spanish 5591-012-032 1926 [6.16, 6160A]



Single residence: 6-room, 2-bedroom, 1-bath, 1492 sq/ft.  
Tract 05832, lot 134. 6000 sq/ft. 90027. District 33, p. 9.

B.P. 39550, 11/17/25, RELOC

1s Residence, 6-room, 1-family, 37 X 42 X 13', \$4,500  
George W. Maginnis, owner. 6864 Alta Loma Terrace.  
No architect listed.  
No contractor listed.  
Tile & composition roof, stucco, brick fireplace.

B.P. 39551, 11/17/25, RELOC

### 1930 census:

4027 Holly Knoll Drive (Value: \$12,000): 1) Hugo H. Harris, owner and head of household; 43 year old white married male; married at age 23; born in Texas; father born in Russia, mother in Texas; a lawyer in general practice. 2) Rose J. Harris, wife; 28 year old white married female; married at age 26; born in Illinois; parents born in Denmark; not working. (17<sup>th</sup> ED, page 24A, lines 13-14).

### 1940 Census:

4027 Holly Knoll Drive (Rents for \$50): 1) Herman S. Freund, head of household; white married male 49 years of age; born in New York; salesman, wholesale liquor; earns \$3,600. 2) Fanny D. Freund, wife; white married female 45 years of age; born in New York; not working. 3) Shirley M. Freund, daughter; white single female 23 years of age; born in California; not working. 4) Irene S. Freund, daughter; white female 8 years of age; born in California; in school. (ED 60-79; Page 14A; Lines 39-40; and Page 14B, Lines 41-42).

## 4032 W. Holly Knoll Drive

1s English 5591-018-001 1927 [6.16, 61603A]



Single residence: 9-room, 3-bedroom, 2-bath, 1609 sq/ft.  
Tract 05832, lot 136. 90027. District 33, p. 9, 328.

B.P. 23146, 08/13/27, RELOC

1s Residence, 7-room, 1-family, 44 X 52 X 20', \$5,500

Edward L. Kraft, owner. 4321 Kingswell St.

No architect listed.

Truman H. & Tairs C. Kimball, contractor, 4669 La Mirada Av.

Shingle roof, stucco, brick fireplace.

B.P. 23147, 08/13/27, RELOC

B.P. 25989, 09/08/27, ALTER

B.P. 25076, 02/24/59, ALTER

### 1930 census:

4032 Holly Knoll Drive (Value: \$10,000): 1) Edward L. Kraft, owner and head of household; 47 year old white married male; married at age 27; born in Indiana; father born in Germany, mother in Ohio; proprietor of a dry cleaning establishment. 2) Mayme Kraft, wife; 42 year old white married female; married at age 21; born in Indiana; parents born in Indiana; not working. 3) Earl K. Kraft, son; 14 year old white male; in school; born in Indiana. 4) Audrey L. Kraft, daughter; 4 year 11 month old white female; born in Indiana. (17<sup>th</sup> ED, page 23B, lines 60-63).



1940 Census:

4032 Holly Knoll Drive (Value \$6,000): 1) Edward L. Craft, head of household; white married male 57 years of age; born in Indiana; owner, cleaning-pressing. 2) Mayme Kraft, wife; white married female 47 years of age; born in Indiana; presser, dry cleaning. 3) Audrey L. Kraft, daughter; white female 14 years of age; born in California; in school. (ED 60-1052A; Page 8B; Lines 46-48).

## 4033 W. Holly Knoll Drive

1s Spanish 5591-012-033 1927 [6.16, 61604A]



Single residence: 11-room, 4-bedroom, 2-bath, 1842 sq/ft.  
Tract 05832, lot 135. 90027.

No City B.P.

### 1930 census:

4033 Holly Knoll Drive (Value: \$10,000): 1) Horace Getson, owner and head of household; 40 year old white married male; married at age 21; born in Pennsylvania; parents born in England; a knitter in the hose manufacturing industry. 2) Anna M. Getson, wife; 50 year old white married female; married at age 18; born in Pennsylvania; parents born in Pennsylvania; not working. 3) Horace H. Getson, son; 18 year old white single male; in school; born in Pennsylvania. 4) Earle T. Getson, son; 14 year old single white male; in school; born in Pennsylvania. 5) Anna M. Getson, daughter; 11 year old white female; in school; born in Pennsylvania. 6) William B. Hood, lodger (\$25 per month); 42 year old married white male; born in Pennsylvania; parents born in Pennsylvania; a steamship engineer. (17<sup>th</sup> ED, page 24A, lines 15-20).

### 1940 Census:

4033 Holly Knoll Drive (Value \$3,000): 1) Sam R. Moore, head of household; white married male 35 years of age; born in Russia; local buyer, department store. 2) Rose Moore, wife; white married female 33 years of age; born in Russia; local buyer, department store. 3) Benton Moore, son; white single male 15 years of age; born in California; in school. 4) Jean Moore, son; white male 14 years of age; born in California; in school. 5) Mary Falicki, servant; white divorced female 43 years of age; born in Poland; housework, private family; earns \$260. 6) Edna Falicki, mother-in-law ?; white single female 42 years of age; born in California; not working. (ED 60-79; Page 14B; Lines 43-48).

## 4101-4103 W. Holly Knoll Drive

2sb Colonial Monterey revival duplex 5591-012-019 1938 [6.17, 61718A]



Two units: 5-bedroom, 4-bath, 3700 sq/ft.

Tract 05832, Lot 81. 5500 sq/ft. R-4. 90027. Sanborn 1021A.

B.P. 07710, 03/23/38, RELOC

2s Residence & Garage, 2-families, 12-room, 42 X 62 X 25', \$11,000

Samuel J. Fishkin, owner. 3310 Tica Dr.

James H. Garrott, architect. (B1642)

James H. Garrott, contractor.

Shingle roof, stucco, no fireplace.

### 1940 Census:

4101 Holly Knoll Drive (Value \$8,000): 1) Lena Shapiro, head of household; white widow 48 years of age; born in Poland; not working. 2) Joseph M. Shapiro, son; white single male 23 years of age; born in Missouri; wholesale shoes; earns \$5,000. 3) Shirley Shapiro, daughter; white single female 17 years of age; born in California; in school. 4) Ruth Godwin, maid; Negro widow 21 years of age; born in Oklahoma; maid, private house; earns \$480. (ED 60-1052A; Page 4B; Lines 49-52).

### 1940 Census:

4103 Holly Knoll Drive (Rents for \$80): 1) Leonard Witkower, head of household; white married male 27 years of age; born in Illinois; manufacturer, brassieres. 2) Sybil Witkower, wife; white married female 27 years of age; born in New York; not working. 3) Karen Witkower, daughter; white female 4 years of age; born in California. (ED 60-1052A; Page 4B; Lines 53-56).

## 4107 W. Holly Knoll Drive

2sb Spanish 5591-012-018 1931 [6.17, 61720A]



Single residence: 12-room, 3-bedroom, 4-bath, 2635 sq/ft.  
Tract 05832, lot 80. 5000 sq/ft. 90027. Sanborn 1021A. R-1.

B.P. 06317, 03/27/31, ALTER #

B.P. 15802, 08/13/51, ALTER

B.P. 67518, 08/11/53, NEW

1s Greenhouse & Patio, 33 X 13 X 9', \$1,200

Alfred S. Lewerenz, owner.

No architect listed.

Alfred S. Lewerenz, contractor.

Concrete & redwood.

agent: Carl E. Sternhorn)

1940 Census:

4107 Holly Knoll Drive (Value \$12,000): 1) Aaron H. Geiss, head of household; white married male 34 years of age; born in Minnesota; Dentist, own office; earns more than \$5,000. 2) Rose I. Geiss, wife; white married female 29 years of age; born in Wisconsin; not working. 3) Marina K. Geiss, daughter; white female 11 years of age; born in Minnesota; in school. 4) Mary R. Pemberton, housekeeper, white single female 22 years of age; born in Kansas; housekeeper, private home; earns \$360. (ED 60-1052A; Page 4B; Lines 57-60).

## 4115 W. Holly Knoll Drive

2sb Monterey revival 5591-012-017 1937 [6.17, 61721A]



Single residence: 14-room, 4-bedroom, 3-bath, 2979 sq/ft.  
Tract 05832, lot 79. 90027. Sanborn 1021A.

No City B.P.

### 1940 Census:

4115 Holly Knoll Drive (Value \$9,000): 1) Ervin R. Erickson, head of household; white married male 33 years of age; born in Utah; Executive and Accountant; oil, private practice ; earns \$4,800. 2) Viola M. Erickson, wife; white married female 34 years of age; born in Utah; not working. 3) E. Ronald Erickson, son; white male 9 years of age; born in California; in school. 4) Shirley Anne Erickson, daughter; white female 4 years of age; born in California; in school. 5) Karen Maria Erickson, daughter; white female 1 year of age; born in California. (ED 60-1052A; Page 4B; Lines 61-65).

## 4116 W. Holly Knoll Drive

2s Spanish 5591-017-028 1935 [6.17, 61722A]



Single residence: 12-room, 3-bedroom, 3-bath, 2641 sq/ft.  
Tract 05832, lot 109. 6900 sq/ft. 90027. Sanborn 1021A.

B.P. 13886, 08/09/35, RELOC

2s Residence, 1-family, 8-room, 36 X 39 X 22', \$5,500

Sege Shields, owner. 4900 Los Feliz.

No architect listed.

F. O. Hammett, contractor. (31274) 1223 3rd Av.

Tile roof, stucco, brick fireplace.

B.P. 13887, 08/09/35, RELOC

1940 Census:

4116 Holly Knoll Drive (Value \$12,000): 1) Sabe Shield, head of household; white married male 43 years of age; born in Minnesota; Custodian, private school; earns \$2,100. 2) Hazel Shield, wife; white married female 39 years of age; born in California; not working. 3) John Shield, son; white male 12 years of age; born in California; in school. 4) Mary Shield, daughter; white female 1 year of age; born in California. (ED 60-1052A; Page8A; Lines 29-32).



## 4122 W. Holly Knoll Drive

1sb Colonial 5591-017-027 1953 [6.17, 61724A]  
Historically non-contributing



Single residence: 8-room, 2-bedroom, 2-bath, 1724 sq/ft.  
Tract 05832, lot 108. 6900 sq/ft. 90027. Sanborn 1021A. R-1.

B.P. 62363, 06/13/52, ALTER

B.P. 54494, 02/24/53, NEW

1 1/2s Residence & Garage, 1-family, 5-room, 39 X 80 X 12', \$17,000

Sam Roselli, owner. 1032 4th Av.

No architect listed.

Armand Saltman, engineer. (6364)

Sam Roselli, contractor.

Wood shingle roof, stucco.

B.P. 54495, 02/24/53, SPECIAL

## 4123 W. Holly Knoll Drive

1sb Colonial influence 5591-012-015 1937 [6.17, 61725A]



Single residence: 11-room, 3-bedroom, 3-bath, 2346 sq/ft.  
Tract 05832, lot 77. 90027. Sanborn 1021A. R-1.

B.P. 29929, 10/28/36, RELOC

1s Residence & Garage, 1-family, 7-room, 38 X 44 X 25', \$4,000

Dora Fishkin, owner. 2060 Hillhurst.

Leonard L. Jones, architect.

S. J. Fishkin, contractor. (1089) 3344 Rowena St.

Wood shingle roof, stucco, brick fireplace.

B.P. 01954, 01/19/37, ALTER

B.P. 12248, 04/16/37, ALTER

B.P. 13705, 12/27/43, ALTER

### 1940 Census:

4123 Holly Knoll Drive (Value \$8,000): 1) Harry H. Nagin, head of household; white married male 36 years of age; born in the Soviet Union; Secretary, wholesale grocer, earns \$3,800. 2) Belle Nagin, wife; white married female 34 years of age; born in Poland; not working. 3) Corrine Nagin, daughter; white female 13 years of age; born in California; in school. 4) Elaine Nagin, daughter; white female 7 years of age; born in California; in school. (ED 60-1052A; Page 4B; Lines 69-72).

## 4126 W. Holly Knoll Drive

2s Spanish duplex 5591-017-026 1925 [6.17, 61726A]  
Restuccoed.



Two units: 3-bedroom, 2-bath, 1840 sq/ft.  
Tract 05832, lot 107. R-1-1 90027 Sanborn 1021A, unit in rear at 41261/2. District 33,  
p. 16, 326.

B.P. 03592, 01/28/25, RELOC

1s Residence, 1-family, 8-room, 34 X 78 X 14', \$7,500

Sarah J. Gill, owner. 7256 Cardiff Av. Culver City.

No architect listed.

J. F. Stanford, contractor. 227A S. Brand. Glendale.

Composition roof, brick fireplace.

B.P. 03593, 01/28/25, RELOC

B.P. 15840, 05/02/25, RELOC

1s Garage, 18 X 23 X 11', \$500.00

Sarah J. Gill, owner. 7236 Cardiff Av.

No architect listed.

J. F. Stanford, contractor. 227A S. Brand. Glendale.

Composition roof.

B.P. 10383, 04/05/37, ALTER

B.P. 23943, 08/31/55, ALTER

### 1930 census:

4126 Holly Knoll Drive (Value: \$4,000): 1) Sarah J. Gill, owner and head of household; 89 year old white female widow; married at age 20; born in Indiana; parents born in Pennsylvania; not working. 2) Frank Sawyer, lodger (\$25 per month); 25 year old single white male; born in Massachusetts; parents born in New Hampshire; a painter in advertising. (17<sup>th</sup> ED, page 22B, lines 51-52).

1940 Census:

4126 Holly Knoll Drive ( Value \$8,000): 1) Alfred Johnson, head of household; white married male 52 years of age; born in Illinois; carpenter, City; earns \$2,000. 2) Agnes Johnson; wife; white married female 51 years of age; born in Minnesota; not working. 3) Margaret L. Johnson, daughter; white female 10 years of age; born in California; in school. (ED 60-1052A; Page8A; Lines 25-27).

1426 Holly Knoll Drive, Rear (Rents for \$25): 1) Mildred Hurst, head of household; white single female 38 years of age; born in Kansas; stenographer, motion pictures; earns \$1,386. (ED 60-1052A; Page8A; Line 28).

## 4129 W. Holly Knoll Drive

1sb Colonial 5591-012-014 1941 [6.17, 61727A]



Single residence: 10-room, 3-bedroom, 2-bath, 2305 sq/ft.  
Tract 05832, lot 76. 5350 sq/ft. 90027. Sanborn 1021A. R-1.

B.P. 12419, 05/19/41, RELOC

1 1/2s Residence & 2-car Garage, 1-family, 6-room, 40 X 57 X 25', \$5,000  
Benjamin Sheppard, owner. 1930 N. Hoover.  
Leo F. Bachman, architect. (B1677)  
No contractor listed.  
Shingle roof, stucco, brick fireplace.  
(agent: Fred S. Kinstle)

## 4132 W. Holly Knoll Drive

2s Spanish 5591-017-025 1926 [6.17, 61728A]  
Altered. Remodeled extensively.



Single residence: 9-room, 4-bedroom, 2-bath, 2107 sq/ft.  
Tract 05832, lot 106. 90027. Sanborn 1021A.

B.P. 10538, 09/18/58, ALTER

### 1930 census:

4132 Holly Knoll Drive (Value: \$15,000): 1) Charles F. Byrne, owner and head of household; 50 year old white married male; married at age 45; born in California; father born in Pennsylvania, mother in Iowa; manufacturer=s agent in the cloth industry. 2) Virginia Byrne, wife; 45 year old white married female; married at age 40; born in Wyoming; father born in Germany, mother in Pennsylvania; a vocal teacher. 3) Virginia Goodsell, mother-in-law; 75 year old white female widow; married at age 17; born in Pennsylvania; parents born in Germany; not working. (17<sup>th</sup> ED, page 22B, lines 53-55).

### 1940 Census:

4132 Holly Knoll Drive (Rents for \$90): 1) Adolph F. Gouthay, head of household; white married male 51 years of age; born in New York; writer and lecturer, spiritual topics. 2) Ruth Gouthay, wife; white married female 38 years of age; born in Colorado; not working. 3) Marjorie Hawkes, housekeeper; white single female 29 years of age; born in Iowa; housekeeper, private home; earns \$480. (ED 60-1052A; Page8A; Lines 22-24).

## 4133 W. Holly Knoll Drive

1sb Spanish 5591-012-013 1925 [6.17, 61729A]



Single residence: 10-room, 3-bedroom, 2-bath, 2089 sq/ft.  
Tract 05832, lot 75. 90027. Sanborn 1021A, shows 1 & 2s.

B.P. 31377, ??/??/??, ALTER

### 1940 Census:

4133 Holly Knoll Drive (Value \$6,500): 1) Luther H. Falkner, head of household; white married male 40 years of age; born in Oklahoma; fireman, Municipal Fire Department; earns \$2,340. 2) Blanche Falkner, wife; white married female 48 years of age; born in Michigan; Mail Teller, telephone company; earns \$1,680. (ED 60-1052A; Page 4B; Lines 73-74).

## 4136 W. Holly Knoll Drive

2s Colonial 5591-017-024 1951 [6.17, 61730A]



Single residence: 7-room, 3-bedroom, 2-bath, 1532 sq/ft.  
Tract 05832, lot 105. 6000 sq/ft. 90027. Sanborn 1021A.

### History:

Original owner, Al Romoli was a longtime member of the LFIA Board of Directors.

B.P. 06441, 05/01/51, NEW

1s Dwelling, 1-family, 6-room, 39 X 40 X 14', \$11,600

J. Albert Romoli, owner. 1938 Dracena.

No architect listed.

J. Sexton, Engineer. (2241)

Pacefacado ? Home Builders, contractor. (89844), 548 S. Kingsley Dr.

Wood shingle roof.



## 4139 W. Holly Knoll Drive

1sb Spanish 5591-012-012 1932 [6.17, 61731A]  
Restuccoed.



Single residence: 10-room, 2-bedroom, 2-bath, 2195 sq/ft.  
Tract 05832, lot 74. 90027. Sanborn 1021A, shows 2s.

B.P. 06741, 04/14/32, RELOC

2s Residence & Garage, 1-family, 7-room, 43 X 46 X 25', \$3,600

James B. Windsor, owner. 1969 Hillhurst Av.

No architect listed.

Hart Brothers Construction Company, contractor. (32050), 819 S. Western Av.

Composition & tile roof, stucco, brick 2flue fireplace.

B.P. 09958, 06/13/32, ALTER

B.P. 03995, 03/13/35, ALTER

### 1940 Census:

4139 Holly Knoll Drive (Rents for \$100): 1) Colby R. Chapman, head of household; white married male 47 years of age; born in Indiana; owner cafe. 2) Marie Chapman, wife; white married female 40 years of age; born in Indiana; saleswoman, retail millinery; earns \$1,000. 3) Colby R. Chapman, son; white male 13 years of age; born in Illinois; in school. 4) Bernice Newett, sister-in-law; white married female 38 years of age; born in Indiana; saleswoman, retail millinery; earns \$300. 5) Marie Newett, niece; white female 10 years of age; born in Indiana; in school. 6) Edward Newett, nephew; white male 9 years of age; born in Indiana; in school. (ED 60-1052A; Page 4B; Lines 75-80).

## 4142 W. Holly Knoll Drive

1sb Colonial question-number 5591-017-023 1941 [6.17, 61732A]



Single residence: 9-room, 2-bedroom, 2-bath, 1925 sq/ft.  
Tract 05832, lot 104. 7975 sq/ft. 90027. Sanborn 1021A. R-1.

B.P. 20687, 09/02/41, RELOC

2s Residence & Garage, 1-family, 6-room, 52 X 27 X 36', \$8,000  
H. G. Andreson, owner. 621 N. Central Av. Glendale.  
No architect listed.  
George J. Fosdyke, engineer. (4822)  
Paul Hutchinson Company, contractor.  
Wood shingle roof, stucco, brick fireplace.

## 4147 W. Holly Knoll Drive

1sb Spanish 5591-013-051 1928 [6.17, 61733A]



Single residence: 8-room, 3-bedroom, 1-bath, 1575 sq/ft.  
Tract 05832, lot 72 & 73. 90027. Sanborn 1021A. District 33, p. 18.

B.P. 25270, 09/12/28, RELOC

2s Residence & Garage, 1-family, 6-room, 35 X 44 X 20', \$5,500

W. C. Fletcher, owner. 4321 Clarissia St.

No architect listed.

J. W. Cruickshank, contractor. 1644 N. Alexandria Av.

Composition & tile roof, stucco, brick fireplace.

B.P. 26941, 09/27/28, ALTER

### 1930 census:

4147 Holly Knoll Drive (Value: \$8,500): 1) Wesley C. Fletcher, owner and head of household; 69 year old white married male; married at age 26; born in Wisconsin; parents born in England; a starter at a golf links. 2) Edith G. Fletcher, wife; 55 year old white married female; married at age 22; born in Wisconsin; father born in England, mother in Wisconsin; a cashier at a golf links. (17<sup>th</sup> ED, page 21B, lines 54-55).

### 1940 Census:

4147 Holly Knoll Drive (Value \$6,000): 1) Edith G. Fletcher, head of household; white widow 66 years of age; born in Wisconsin; not working. (ED 60-1052A; Page 5A; Line 1).

## 4150 W. Holly Knoll Drive

1sb Spanish 5591-017-022 1938 [6.17, 61734A]



Single residence: 8-room, 2-bedroom, 2-bath, 1545 sq/ft.  
Tract 05832, lot 103. 8100 sq/ft. 90027. Sanborn 1021A.

B.P. 34828, 10/19/38, RELOC

2s Residence & 2-car Garage, 1-family, 6-room, 60 X 55 X 23', \$7,000  
Robert Palmen, owner. 4005 Wilshire Blvd.  
Saul H. Brown, architect. (B1194)  
Pacific System Homes, Inc., contractor. (1442), 5800 S. Boyle Av.  
Tile roof, stucco, brick fireplace.  
(agent: J. L. Guffitts)

### 1940 Census:

4150 Holly Knoll Drive (Value \$10,000): 1) Robert Palmen, head of household; white married male 50 years of age; born in Germany; manufacturer, dress accessories. 2) Mary Palmen, wife; white married female 48 years of age; born in Germany; manufacturer, dress accessories. 3) Johanna Palmen, daughter; white single female 20 years of age; born in Germany; apprentice, dress assistant. 4) Edith Palmen, daughter; white female 18 years of age; born in Germany; in school. (ED 60-1052A; Page8A; Lines 18-21.

## 4151 W. Holly Knoll Drive

1sb English influence 5591-013-050 1939 [6.17, 61735A]



Single residence: 8-room, 2-bedroom, 2-bath, 1346 sq/ft.  
Tract 05832, lot 71. 90027. Sanborn 1021A.

No City B.P.

### 1940 Census:

4151 Holly Knoll Drive (Value \$6,500): 1) Edward W. J. Olson, head of household; white married male 42 years of age; born in Illinois; salesman, investments; earns \$2,400. 2) Agnes S. Olson, wife; white married female 40 years of age; born in Montana; not working. 3) Edward S. Olson, son; white male 12 years of age; born in Montana; in school. 4) George S. Olson, son; white male 7 years of age; born in Illinois; in school. (ED 60-1052A; Page 5A; Lines 3-6).

## 4155 W. Holly Knoll Drive

1sb Colonial 5591-013-049 1939 [6.17, 61736A]



Single residence: 12-room, 4-bedroom, 3-bath, 1969 sq/ft.  
Tract 05832, lot 70. 7500 sq/ft. 90027. Sanborn 1021A.

B.P. 06658, 02/21/39, RELOC

1s Residence & Garage, 1-family, 8-room, 37 X 39 X 15', \$6,000

James W. Mack, owner. 4155 Holly Knoll Dr.

Arthur W. Hawes, architect. (B1265)

Monarch Construction Company, contractor. (216565), 8618 S. Central Av.

Shingle roof, wood siding, brick fireplace.

agent: Leonard L. Jones)

B.P. 07027, 02/24/39, ALTER

### 1940 Census:

4155 Holly Knoll Drive (Value \$10,000): 1) James W. Mack, head of household; white married male 44 years of age; born in the Soviet Union; attorney, own office. 2) Mollie Mack, wife; white married female 37 years of age; born in New York; not working. 3) Reuben Mack, son; white male 6 years of age; born in California; in school. 4) Ellen Mack, daughter; white female 3 years of age; born in California. 4) Gladys Herman, maid; white single female 20 years of age; born in Nebraska; maid, private home; earns \$712. (ED 60-1052A; Page 5A; Lines 7-10; and Page 61A; Line 5).

## 4160 W. Holly Knoll Drive

1sb Colonial 5591-017-021 1938 [6.17, 61737A]



Single residence: 10-room, 2-bedroom, 2-bath, 1776 sq/ft.  
Tract 05832, lot 102. 6300 sq/ft. 90027. Sanborn 1021A. R-1.

B.P. 19862, 06/29/38, RELOC

1s Residence & Garage, 1-family, 6-room, 40 X 39 X 14', \$4,500

W. Christensen, owner. City Hall Atty. Office.

No architect listed.

Sam Melgard, contractor. (6915) , 2571 Randolph St., Huntington Park

Shingle roof, stucco, brick fireplace.

### 1940 Census:

4160 Holly Knoll Drive (Value \$8,500): 1) William Christensen, head of household; white married male 40 years of age; born in Illinois; deputy attorney, City; earns \$3,900. 2) Mae Christensen, wife; white married female 31 years of age; born in Arkansas; not working. 3) Sue Christensen, daughter; white female 7 years of age; born in California; in school. (ED 60-1052A; Page8A; Lines 15-17).

## 4161 W. Holly Knoll Drive

1sb Colonial 5591-013-048 1949 [6.17, 61738A]



Single residence: 10-room, 3-bedroom, 2-bath, 1994 sq/ft.  
Tract 05832, lot 69. 90027. Sanborn 1021A.

### History:

Listed at \$497,000 in summer, 1999. Listed at \$544,000 in summer, 2001. (Source: Real estate brochure)

B.P. 03371, 06/11/58, ALTER



## 4165 W. Holly Knoll Drive

2s Spanish 5591-013-047 1928 [6.17, 61739A]



Single residence: 7-room, 2-bedroom, 1-bath, 1558 sq/ft.  
Tract 05832, lot 68. 90027. Sanborn 1021A.

B.P. 18312, 06/28/28, RELOC

2s Residence & Garage, 1-family, 5-room, 32 X 40 X 22', \$5,500

W. S. Cederl (Cedenl)(Cedelet), owner, 4428 1/2 Arcada St.

No architect listed.

J. W. Cruickshank, contractor. 1644 N. Alexandria Av.

Tile roof, stucco, brick 2flue fireplace.

B.P. 19518, 07/12/28, ALTER

### 1930 census:

4165 Holly Knoll Drive (Value: \$14,000): 1) Weber S. Cederlof, owner and head of household; 38 year old white married male; married at age 25; born in Illinois; parents born in Sweden; a buyer for an oil company. 2) Betty Cederlof, wife; 37 year old white married female; married at age 24; born in Missouri; parents born in the US; not working. (17<sup>th</sup> ED, page 21B, lines 56-57).

### 1940 Census:

4165 Holly Knoll Drive (Value \$7,500): 1) Weber A. Cederlof, head of household; white married male 48 years of age; born in Illinois; purchasing agent, oil company; earns \$4,200. 2) Betty Cederlof, wife; white married female 47 years of age; born in Missouri; not working. (ED 60-1052A; Page 5A; Lines 11-12).

## 4171 W. Holly Knoll Drive

1s minimal Traditional 5591-013-046 1937 [6.17, 61740A]



Single residence: 8-room, 2-bedroom, 2-bath, 1212 sq/ft.  
Tract 05832, lot 67. 6486 sq/ft. 90027. Sanborn 1021A. R-4.

B.P. 24578, 07/26/37, RELOC

2s Residence & 2-car Garage, 1-family, 6-room, 35 X 43 X 20', \$4,500

Genevieve L. Lipson, owner. 4513 Willowbrook Av.

No architect listed.

J. Frith, contractor. (17075) 7705 Beckett St. Tujunga.

Shingle roof, stucco, brick fireplace.

B.P. 01604, 02/14/51, NEW

Retaining Wall, 8 X 49', \$350.00

Dr. Hermon Plaut, owner.

E. F. Koenig, contractor. (3692)

Dr. Hermon Plaut, contractor.

Rubble Masonry.

B.P. 06189, 04/20/51, ALTER

### 1940 Census:

4171 Holly Knoll Drive (Value \$7,500): 1) Benjamin Lipson, head of household; white married male 34 years of age; born in Poland; pharmacist, retail drugs; earns \$3,120. 2) Genevieve Lipson, wife; white married female 29 years of age; born in Michigan; not working. 3) Henry P. Lipson, son; white male 8 years of age; born in Michigan; in school. 4) Jon J. Lipson, son; white male 2 years of age; born in California. 5) Jean A. Miller, maid; white single female 27 years of age; born in Pennsylvania; earns \$360. (ED 60-1052A; Page 5A; Lines 13-17).

## 4175 W. Holly Knoll Drive

2sb Colonial 5591-013-045 1939 [6.17, 61741A]



Single residence: 13-room, 4-bedroom, 2-bath, 2365 sq/ft.  
Tract 05832, lot 66. 5640 sq/ft. 90027. Sanborn 1021A.

B.P. 33789, 10/13/38, RELOC

2s Residence & 2-car Garage, 1-family, 8-room, 48 X 51 X 30', \$7,000  
Federal Construction Company, owner. 464 N. Ogden Dr.  
M. Maltzman, architect. (C25)  
Federal Construction Company, contractor. (55235)  
Shingle roof, stucco, brick fireplace.  
(agent: B. C. Sliter?)

B.P. 43422, 12/22/38, ALTER

### 1940 Census:

4175 Holly Knoll Drive (Value \$11,500): 1) John W. Lilly, head of household; white married male 40 years of age; born in Massachusetts; plumber; own shop. 2) Nora T. Lilly, wife; white married female 40 years of age; born in Massachusetts; office clerk, plumbing. 3) Margaret H. Lilly, daughter; white single female 20 years of age; born in Massachusetts; column student, journalism; in school. 4) George B. Lilly, son; white single male 18 years of age; born in California; in school. (ED 60-1052A; Page 5A; Lines 18-21).

## 4176 W. Holly Knoll Drive

2s Spanish 5591-017-020 1930 [6.17, 61742A]



Single residence: 11-room, 4-bedroom, 2-bath, 2578 sq/ft.  
Tract 05832, lot 101, 90027 Sanborn 1021A

No City B.P.

### 1940 Census:

4176 Holly Knoll Drive (Value \$10,000): 1) Cesar P. Minotti, head of household; white married male 54 years of age; born in Italy; not working. 2) Helen Minotti, wife; white married female 47 years of age; born in California; not working. 3) Vincent Minotti, son; white single male 23 years of age; born in California; not working. (ED 60-1052A; Page8A; Lines 12-14).

## 4181 W. Holly Knoll Drive

1sb Spanish 5591-013-044 1932 [6.17, 61743A]



Single residence: 11-room, 5-bedroom, 2-bath, 1864 sq/ft.  
Tract 05832, lot 65, 90027 Sanborn 1021A

### History:

The original owner was auto dealer, George Hoffman. Milton R. Sutton, architect & contractor.  
(Source: LFIA Questionnaire, 1988.)

B.P. 08865, 05/20/31, ALTER

### 1940 Census:

4181 Holly Knoll Drive (Value \$8,000): 1) George H. Hoffman, head of household; white married male 47 years of age; born in Minnesota; auto mechanic, garage; earns \$1,327. 2) Eleanor Hoffman, wife; white married female 42 years of age; born in Minnesota; elementary teacher, public schools; earns \$2,340.  
(ED 60-1052A; Page 5A; Lines 22-23).

## 4185 W. Holly Knoll Drive

2s Colonial 5591-013-043 1952 [6.17, 61744A]



Single residence: 9-room, 2-bedroom, 2-bath, 1823 sq/ft.  
Tract 05832, lot 64. 90027. Sanborn 1021A.

B.P. 17332, 10/08/51, NEW

1 & 2s Residence & Garage, 1-family, 5-room, ? X 54 X 22', \$14,000

J. Onafrio, owner. 5553 Hardew Way.

No architect listed.

Armand Saltman, engineer. (6364)

J. Onafrio, contractor.

Shingle roof, stucco.

B.P. 23086, 12/26/51, ALTER #

## 4189 W. Holly Knoll Drive

1 & 2s minimal Traditional 5591-013-038 1938 [6.17, 61701A]  
Altered.



Single residence: 10-room, 3-bedroom, 2-bath, 1692 sq/ft.  
Tract 05832, lot 60. 90027. Sanborn 1021A.

B.P. 21969, 07/15/38, RELOC

1s Residence & Garage, 1-family, 7-room, 47 X 60 X 15', \$5,000

Herbert & Eva E. Springwater, owner. 1906 N. Kenmore.

Leonard L. Jones, architect. (B1080)

Monarch Construction Company, contractor, 8618 S. Central Av.

Shingle roof, stucco, no fireplace.

### 1940 Census:

4189 Holly Knoll Drive (Value \$13,500): 1) Harold Springwater, head of household; white married male 29 years of age; born in Illinois; owner, retail grocery. 2) Eve Springwater, white married female 28 years of age; born in New York; not working. 3) Ronald Springwater, son; white male 7 years of age; born in California; in school. 4) Charity Webster, housekeeper; white widow 55 years of age; born in Nebraska; housekeeper, private home; earns \$117. (ED 60-1052A; Page 5A; Lines 24-27).

## 4193 W. Holly Knoll Drive

2s Spanish 5591-013-033 1927 [6.17, 61702A]



Single residence: 9-room, 2-bedroom, 2-bath, 1795 sq/ft.  
Tract 05832, lot 56. 90027. Sanborn 1021A.

B.P. 03221 02/03/27, ALTER

To alter dwelling. \$500

Pearl Walther, owner. (owned Duplex 42154217 Newdale Dr.)

J. L. Armstrong, contractor.

F. DeFox, designer.

(Source: sw b&c, 02/11/27, p.59, md)

### 1930 census:

4193 Holly Knoll Drive (Value: \$12,000): 1) Ernst G. Walther, owner and head of household; 47 year old white married male; married at age 27; born in Germany; parents born in Germany; speaks German; to US in 1884, a naturalized citizen; a telegrapher broker. 2) Pearl S. Walther, wife; 48 year old white married female; married at age 28; born in California; father born in Virginia, mother in Michigan; not working. 3) Flora G. Randolph, mother-in-law; 83 year old white female widow; married at age 18; born in Michigan; father born in the US, mother in New York; not working. (17<sup>th</sup> ED, page 21B, lines 58-60).

### 1940 Census:

4193 Holly Knoll Drive (Rents for \$50): 1) Harvey A. Miller, head of household; white married male 42 years of age; born in ?Canada; gardening, horticulture. 2) Idna M. Miller, wife; white married female 41 years of age; born in California; not working. 3) Marion Miller, daughter; white single female 20 years of age; born in California; in school. 4) Jean Miller, daughter; white single female 19 years of age; born in Canada; in school. (ED 60-1052A; Page 5A; Lines 28-31).



## 4196 W. Holly Knoll Drive

1 & 2s Spanish 5591-017-019 1928 [6.17, 61703A]



Single residence: 11-room, 3-bedroom, 3-bath, 2485 sq/ft.  
Tract 05832, lot 100, 90027 Sanborn 1021A

B.P. 14069, 07/14/31, ALTER

### 1930 census:

4196 Holly Knoll Drive (Value: \$16,000): 1) August Casaretto, owner and head of household; 39 year old white married male; married at age 23; born in Turkey; parents born in Turkey; speaks Italian; to US in 1911, a naturalized citizen; an insurance broker. 2) Mary Casaretto, wife; 38 year old white married female; married at age 23; born in Italy; parents born in Italy; speaks Italian; to US in 1900, a naturalized citizen; not working. 3) Rinaldo Casaretto, son; 15 year old single white male; in school; born in California. 4) Yolanda Casaretto, daughter; 13 year old white female; in school; born in California. (17<sup>th</sup> ED, page 22B, lines 56-59).

### 1940 Census:

4196 Holly Knoll Drive (Value \$10,000): 1) Augusto Casaretto, head of household; white married male 49 years of age; born in Turkey; part owner, general insurance; earns more than \$5,000. 2) Mary Casaretto, wife; white married female 48 years of age; born in Italy; not working. 3) Ronaldo Casaretto, son ; white single male 256 years of age; born in California; manager, sea food broker; earns \$1,560. (ED 60-1052A; Page8A; Lines 9-11).

## 4197 W. Holly Knoll Drive

2s English 5591-013-052 1924 [6.17, 61704A]



Single residence: 6-room, 2-bedroom, 1-bath, 1295 sq/ft.  
Tract 05832, lot 55. 90027. Sanborn 1021A. District 33, p. 16, 324.

B.P. 36519, 09/10/24, RELOC

2s Residence & Garage, 1-family, 6-room, 16 X 40 X 28', \$3,500

J. Ross Castendyck, owner. 1547 N. Western Av.

The Hollyhills Company, architect.

The Hollyhills Company, contractor. 1547 N. Western Av.

Shingle roof, brick fireplace.

B.P. 10019, 03/19/25, RELOC

1s Garage, 1-room, 18 X 18 X 10', \$250.00

J. Ross Castendyck, owner. 4197 Holly Knoll Dr.

No architect listed.

J. Ross Caslendyke, contractor. 4197 Holly Knoll Dr.

### 1930 census:

4197 Holly Knoll Drive (Value: \$10,000): 1) Claude Heffelman, owner and head of household; 33 year old white married male; married at age 28; born in Pennsylvania; father born in Ohio, mother in Pennsylvania; a teacher in the public schools. 2) Marcella Heffelman, wife; 32 year old white married female; married at age 26; born in California; parents born in Pennsylvania; not working. (17<sup>th</sup> ED, page 21B, lines 61-62).

4197 Holly Knoll Drive (Second entry: Rents for \$40 per month): 1) Kaye Felman, renter and head of household; 34 year old single white female; born in Pennsylvania; parents born in Pennsylvania; teacher in the public schools. 2) Martha Felman, mother; 62 year old white female widow; married at age 26; born in Pennsylvania; parents born in Pennsylvania; not working. (17<sup>th</sup> ED, page 21B, lines 63-64).

1940 Census:

4197 Holly Knoll Drive (Value \$6,000): 1) Ray E. Feeman, head of household; white single female 44 years of age; born in Pennsylvania; English teacher, public schools; earns \$3,040. 2) Marcella Heffelman, sister; white widow 42 years of age; born in California; not working. (ED 60-1052A; Page 5A; Lines 32-33).

## 4200 W. Holly Knoll Drive

2s Streamline Colonial 5591-017-018 1946 [6.17, 61821]



Single residence: 13-room, 3-bedroom, 3-bath, 2422 sq/ft.  
Tract 05832, lot 99, 90027 Sanborn 1021A

No City B.P.

## 4201 W. Holly Knoll Drive

2sb Colonial 5591-013-030 1939 [6.18, 61823]



Single residence: 10-room, 4-bedroom, 2-bath, 2364 sq/ft.  
Tract 05832, lot 54, 90027 Sanborn 1021A

B.P. 25850, 06/29/39, ALTER

Reinforce front wall of building as per plan, \$50 to 2s residence, 6-room, 1-family, 40 X 40'

Mr. & Mrs. Peterson, owner, 4201 Holly Knoll

B.P. 35505, 09/11/39, ALTER

### 1940 Census:

4201 Holly Knoll Drive (Value \$12,500): 1) Ralph J. Paterson, head of household; white married male 40 years of age; born in Utah; teacher, music; earns over \$5,000. 2) Phyllis Paterson, wife; white married female 35 years of age; born in Utah; not working. 3) Carolyn Paterson, daughter; white female 9 years of age; born in California; in school. 4) Phyllis D. Paterson, daughter; white female 7 of age; born in California; in school. 5) Philip S. Paterson, son; white male 3 years of age; born in California. 6) Lynda Paterson, daughter; white female 1 year of age; born in California. 7) Laura M. Jensen, housekeeper; white single female 24 years of age; nurse and housekeeper, private home; earns \$145. (ED 60-1052A; Page 5A; Lines 34-40).

## 4206 W. Holly Knoll Drive

2s Streamline Colonial 5591-017-017 1940 [6.18]



Single residence: 7-room, 2-bedroom, 2-bath, 1915 sq/ft.  
Tract 05832, lot 98. 5175 sq/ft. 90027. Sanborn 1021A.

### History:

Listed at \$669,000 in June, 2003. (Source: real estate brochure)

B.P. 09768, 03/15/40, RELOC

2s Residence, 1-family, 6-room, 23 X 44 X 26', \$5,000

Charles Tartaglia, owner. 1007 Sanborn Av.

No architect listed.

Dick C. Giaimo, contractor. 2668 Ivan Hill Terrace.

Shingle roof, stucco, brick fireplace.

B.P. 09769, 03/15/40, NEW

## 4210 W. Holly Knoll Drive

1sb minimal Traditional 5591-017-016 1941 [6.18, 61826]



Single residence: 7-room, 2-bedroom, 2-bath, 1551 sq/ft.  
Tract 05832, lot 97, 90027 Sanborn 1021A

No City B.P.

## 4211 W. Holly Knoll Drive

2s Colonial 5591-013-029 1938 [6.18, 61829]  
Altered.



Single residence: 9-room, 3-bedroom, 2-bath, 2091 sq/ft.  
Tract 05832, lot 53. 10000 sq/ft. 90027. Sanborn 1021A.

### History:

Actress Annie Potts lived here in the 1990s. (Source: [www.movielanddirectory.com](http://www.movielanddirectory.com))

B.P. 09467, 04/06/38, RELOC

2s Residence & 2-car Garage, 1-family, 7-room, ? X ? X 24', \$7,200

Fred Fowler Furtsch, owner. 5733 Rimpau Blvd.

Gilbert Stanley Underwood, architect.

No contractor listed.

Shingle roof, stucco, no fireplace.

### 1940 Census:

4211 Holly Knoll Drive (Value \$8,500): 1) Fred F. Fartsch, head of household; white married male 32 years of age born in California; Guitar player. 2) Marguerite C. Fartsch, wife; white married female 33 years of age; born in Illinois; not working. 3) Fred W. Fartsch, son; white male 13 years of age; born in California; in school. 4) Celeste Fartsch, daughter; white female 3 years of age; born in California. (ED 60 -1052A; Page 5B; Lines 43-46).



## 4214 W. Holly Knoll Drive

2sb Spanish 5591-017-015 1929 [6.18, 61830]



Single residence: 11-room, 3-bedroom, 3-bath, 2942 sq/ft.  
Tract 05832, lot 96. 90027. Sanborn 1021A.

### History:

Residence of Mischa Violin, violinist and conductor, and Jeanette Sonia Violin, concert violinist.  
(Source: Who's Who in Los Angeles County, 1950-1951, p. 279.)  
House suffered considerable earthquake damage in 1994.

B.P. 29943, 11/20/29, RELOC

2s Dwelling, 8-room, 1-family, ? X ? X 25', \$8,500

Charles Hamm ?, owner. 4132 Holly Knoll Dr.

No architect listed.

A. J. Fairmy, contractor. 6111 Eleanor St.

Composition & tile roof, stucco, brick fireplace.

### 1930 census:

4214 Holly Knoll Drive (Value: \$15,000): 1) Charles W. Camm, owner and head of household; 52 year old white married male; married at age 28; born in California; parents born in England; a broker in wholesale food products. 2) Dorothy Camm, wife; 48 year old white married female; married at age 25; born in Missouri; parents born in Germany; not working. 3) Carolyn Camm, daughter; 19 year old single white female; in school; born in California. (17<sup>th</sup> ED, page 22B, lines 60-62).

1940 Census:

4214 Holly Knoll Drive (Rents for \$125): 1) Julian F. Rosenbaum, head of household; white married male 42 years of age; born in Pennsylvania; manager, distillery plant; earns more than \$5,000. 2) Eleanor Rosenbaum, wife; white married female 39 years of age; born in Pennsylvania; not working. 3) Jean Ann Rosenbaum, daughter; white single female 17 years of age; born in Pennsylvania; in school. 4) Eleanor Rosenbaum, daughter; white female 14 years of age; born in Pennsylvania; in school. 5) Julian F. Rosenbaum, Jr., son; white male 11 years of age; born in Pennsylvania; in school. 6) Eugene Brannonk, butler, Negro married male 30 years of age; born in Texas; butler, private home; earns \$180. 7) Laura Brannon, maid; Negro married female 32 years of age; born in Texas; maid, private home; earns \$120. (ED 60-1052A; Page8A; Lines 2-8).

## 4218 W. Holly Knoll Drive

2sb Spanish 5591-017-014 1940 [6.18]



Single residence w/ pool: 13-room, 3-bedroom, 3-bath, 2679 sq/ft.  
Tract 05832, lot 95. 90027. Sanborn 1021A. Map Book 64, p. 57. R-1.

B.P. 40315, 10/07/40, RELOC

1 & 2s Residence & Garage, 1-family, ?-room, 42 X 64 X ?', \$7,000

J. G. Bonino, owner. 1011 S. Concord.

No architect listed.

C. Devel, engineer.

Ralph P. Camp, contractor. (985) 6352 Drexel Av.

Tile roof, stucco, brick 2-flue fireplace.

B.P. 03297, 02/03/41, ALTER

B.P. 95963, 08/23/61, ALTER

## 4222 W. Holly Knoll Drive

1sb English 5591-017-013 1928 [6.18, 61832]



Single residence: 9-room, 2-bedroom, 2-bath, 1810 sq/ft.  
Tract 05832, lot 94. 90027. Sanborn 1021A. District 33, p. 18, 264.  
(Moreno Highlands)

B.P. 23357, 08/21/28, RELOC

1s Residence, 1-family, 7-room, 36 X 54 X 18', \$8,000

John Frederickson, owner. 619 N. La Jolla.

Herman B. Boughman (Baughman)?, architect.

Herman B. Boughman, contractor. 735 1/2 N. Edinburgh.

Shingle & composition roof, stucco, brick fireplace.

B.P. 24261, 08/30/28, NEW

1s Garage, 1-room, 18 X 20 X 10', \$500.00

John C. Frederickson, owner. 619 N. La Jolla Av.

E. D. Stonerod, architect.

Herman Boughman, contractor, 935 1/2 N. Edinburgh Av.

B.P. 98672, 10/23/54, ALTER

### 1930 census:

4222 Holly Knoll Drive (Value: \$15,000): 1) John Frederickson, owner and head of household; 58 year old white married male; married at age 26; born in Denmark; parents born in Denmark; speaks Danish; to US in 1874, a naturalized citizen; not working. 2) Juliet Frederickson, wife; 54 year old white married female; married at age 24; born in New York; father born in Connecticut, mother in New York; not working. (17<sup>th</sup> ED, page 22B, lines 63-64).

### 1930 census:

4222 Holly Knoll Drive (Second entry: Rents for \$50 per month): 1) Eldon Keith, renter and head of household; 25 year old white married male; married at age 23; born in Oklahoma; parents born in the US; a waiter in a café. 2) Irene Keith, wife; 27 year old white married female; married at age 18; born in New Jersey; father born in Denmark, mother in New York; not working. (17<sup>th</sup> ED, page 22B, lines 65-66).

1940 Census:

4222 Holly Knoll Drive (Value \$9,000): 1) John Fredrickson, head of household; white married male 58 years of age; born in Denmark; not working. 2) Juliet Fredrickson, wife; white married female 65 years of age; born in New York; not working. 3) Irene F. Keith, daughter; white divorced female 39 years of age; born in New Jersey; music teacher, own studio. 4) John E. Walbourn, lodger; white single male 29 years of age; born in California; salesman, tires; earns \$1,450. (ED 60-1052A; Page 7B; Lines 78-80; and Page 8A, Line 1).

## 4226 W. Holly Knoll Drive

1sb Spanish 5591-017-012 1931 [6.18, 61833]



Single residence: 9-room, 3-bedroom, 2-bath, 1829 sq/ft.  
Tract 05832, lot 93. 90027. Sanborn 1021A. District 33, p. 18.

B.P. 23218, 11/02/31, RELOC

1 & 2s Residence & Garage, 1-family, 7-room, 42 X 48 X 12', \$5,000

Lewis Mancini, owner.

No architect listed.

Lewis Mancini, contractor.

Composition & tile roof, stucco, brick fireplace.

B.P. 00181, 01/05/32, ALTER

B.P. 12950, 05/08/46, ALTER

### 1940 Census:

4226 Holly Knoll Drive (Value \$7,500): 1) Louis Mancini, head of household; white married male 57 years of age; born in Italy; tailor, retail store; earns \$2,000. 2) Anna Mancini, wife; white married female 47 years of age; born in California; not working. 3) Richard Mancini, son; white single male 26 years of age; born in California; artist, motion pictures; earns \$580. 4) Rita Mancini, daughter; white single female 20 years of age; born in California; stenographer, motion picture productions. (ED 60-1052A; Page7B; Lines 74-77).

## 4227 W. Holly Knoll Drive

1s English 5591-016-021 1936 [6.18, 61834]



Single residence: 11-room, 4-bedroom, 2-bath, 2278 sq/ft.  
Tract 05832, lot 52. 90027. Sanborn 1021A. R-4.

### History:

Original owner, Virginia Stabler, still a resident in 1990s.  
Listed at \$749,000 in 2003. (Source: real estate brochure)

B.P. 13769, 08/08/35, RELOC

1 & 2s Residence & Garage, 1-family, 8-room,  
24 X 48 X 29', \$7,050

W. H. Stabler, owner. 5321 W. Eagle Dr. Glendale.

No architect listed.

Ryan A. Grut, engineer. (2713)

Ryan A. Grut, contractor. (24291), 318 W. 9th St. City.

Shingle roof, stucco, brick fireplace.

### 1940 Census:

4227 Holly Knoll Drive (Value \$10,000): 1) William H. Stabler, head of household; white married male 50 years of age; born in California; production manager, wholesale creamery; earns over \$5,000. 2) Annette Stabler, wife; white married female 48 years of age; born in California; house maker, own house. 3) Virginia Stabler, daughter; white single female 18 years of age; born in California; in school. (ED 60-1052A; Page 5B; Lines 47-49).

## 4230 W. Holly Knoll Drive

2s English 5591-017-011 1924 [6.18, 61835]



Single residence: 8-room, 3-bedroom, 2-bath, 1477 sq/ft.  
Tract 05832, lot 92, 90027. Sanborn 1021A. District 33, p. 11, 326.

B.P. 30385, 07/24/24, RELOC

2s Dwelling & Garage, 1-family, 5-room, 39 X 42 X 16', \$7,300

Jennie C. Watkins, owner. 4545 Melbourne.

J. N. MacLachlan, architect.

S. N. Benet, contractor. Beverly Hills.

Stucco.

B.P. 02553, 01/03/51, ALTER

### 1930 census:

4230 Holly Knoll Drive (Value: \$15,000): 1) Jennie C. Watkins, owner and head of household; 69 year old single white female; born in Michigan; parents born in New York; not working. 2) Anna H. Thomas, companion; 49 year old single white female; born in Michigan; parents born in the US; not working. (17<sup>th</sup> ED, page 22B, lines 67-68).



## 4237 W. Holly Knoll Drive

2sb Spanish 5591-016-020 1945 [6.18]  
Altered.



Two units: 3-bedroom, 3-bath, 3526 sq/ft.  
Tract 05832, lot 51. 3360 sq/ft. R-1-1. 90027. Sanborn 1021A, rear unit in at  
4237 1/2.

B.P. 06283, 05/07/45, NEW

1s House, 1-family, 2-room, 22 X 26 X 22', \$3,500

G. Madison, owner.

No architect listed.

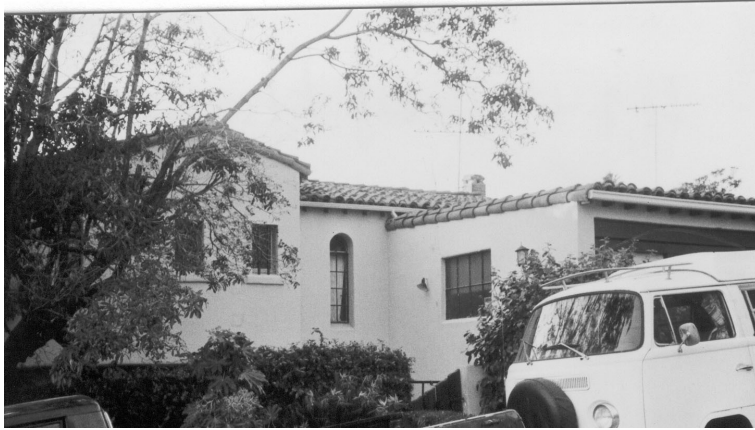
Geo. J. Fordyke, engineer. (4822)

No contractor listed.

Tile roof, concrete block.

## 4243 W. Holly Knoll Drive

2s Spanish 5591-016-019 1928 [6.18, 61837]



Single residence: 10-room, 3-bedroom, 3-bath, 1712 sq/ft.  
Tract 05832, lot 51, 90027 Sanborn 1021A

### History:

Vincent Pometti, who lived here in 1940, was the leader of the Majestic Theater orchestra on Broadway in New York, famous for its acoustics, prior to moving to Los Angeles. (Source: The Shubert Organization)

B.P. 35144, 11/22/27, ALTER

Install complete #213 & #163 warm air furnace

E. C. Astman ?, owner, 1324 S. Wall

No architect listed.

J. B. Smith Heating Co. Inc, contractor, 5426 Santa Monica Blvd.

B.P. 31597, 09/23/37, ALTER

B.P. 36901, 11/09/37, ALTER

1930 census:

4243 Holly Knoll Drive (Value: \$15,000): 1) Mahlon J. Artman, owner and head of household; 41 year old white married male; married at age 24; born in Pennsylvania; parents born in Pennsylvania; a clerk in an electrical supply company. 2) Irene C. Artman, wife; 36 year old white married female; married at age 19; born in Pennsylvania; parents born in Pennsylvania; not working. 3) Edward Artman, son; 16 year old white single male; in school; born in Pennsylvania. 4) Helen Artman, daughter; 9 year old white female; in school; born in Pennsylvania. (17<sup>th</sup> ED, page 21B, lines 65-68).

1940 Census:

4243 Holly Knoll Drive (Value \$6,500): 1) Vincent D. Pometti, head of household; white married male 43 years of age; born in California; violinist. 2) Inez Pometti, wife; white married female 44 years of age; born in California; not working. (ED 60-1052A; Page 5B; Lines 50-51).

## 4246 W. Holly Knoll Drive

1sb Cape Cod 5591-016-023 1939 [6.18]



Single residence: 3-bedroom, 2-bath, 1821 sq/ft.  
Lot 111. 5356 sq/ft. 90027. R1-1. Map 150B201. Tract 5832.

B.P. 17181 04/??/39 Reloc

1s residence & garage, 6-room, 1-family, 36 X 53', \$4,350

Q. L. Lyen, owner, 4015 Andove ? St.

No architect listed.

Theo Larson & Sons, contractor (37544), 4401 W. 59th St.

Stucco exterior walls, shingle roof, no chimney

(Agent: W. T. Larson)

### 1940 Census:

4246 Holly Knoll Drive (Value \$6,300): 1) Charles L. Lyen, head of household; white married male 42 years of age; born in Kansas; deputy clerk, municipal court; earns \$1,800. 2) Anna Lyen, wife; white married female 39 years of age; born in Montana; not working. 3) Sherry Lyen, daughter; white single female 16 years of age; born in California; in school. 4) Su Anne Lyen, daughter; white female 12 years of age; born in California; in school. (ED 60-1052A; Page 8B; Lines 41-44).

## 4247 W. Holly Knoll Drive

2s Spanish 5591-016-017 1930 [6.18]



Single residence w/ Jac.: 11-room, 5-bedroom, 2-bath, 2356 sq/ft.  
Tract 05832, lot 49. 90027. Sanborn 1021A. R-4.

B.P. 17361, 07/25/30, RELOC

2s Residence & Garage, 1-family, 7-room, 35 X 49 X 27', \$8,000

Lucille Bilon, owner. 4428 Franklin Av.

No architect listed.

R. O. Graham, contractor. 1085 N. Orange Grove Av.

Tile roof, stucco, brick fireplace.

B.P. 21510, 06/29/37, ALTER

### 1940 Census:

4247 Holly Knoll Drive (Value \$10,500): 1) Louis V. Bilon, head of household; white married male 42 years of age; born in Nebraska; physician and surgeon; private practice. 2) Lucille Bilon, wife; white married female 43 years of age; born in Oregon; not working. 3) Robert Bilon, son; white male 13 years of age; born in Nebraska; in school. 4) Linda Bilon, daughter; white female 5 years of age; born in California; in school. 5) Kayuko Nakamura, maid; Japanese single female 19 years of age; born in California; maid-housekeeper, private home; earns \$100. (ED 60-1052A; Page 5B; Lines 52-56).

## 4250 W. Holly Knoll Drive

1sb minimal Traditional 5591-016-024 1940 [6.18]



Single residence: 3-bedroom, 2-bath, 1644 sq/ft.

Lot 112. 7381 sq/ft. R1-1. Map 150B201. Tract 5832.

B.P. 0?3851 ? ??/27/40 Reloc

1s residence & garage, 6-room, 1-family, 1620 sq/ft, \$5,000

Mr. & Mrs. Everett G. Barnes, owner, 4227 Crenshaw

No architect listed.

Curt A. Arments, contractor (16234), 4227 Crenshaw Blvd.

Stucco exterior walls, shingle roof, brick chimney

## 4251-4253 W. Holly Knoll Drive

2sb Spanish duplex 5591-016-016 1935 [6.18]



Two units: 2-bedroom, 2-bath, 2024 sq/ft.  
Tract 05832, lot 48. R-4. 90027. Sanborn 1021A, unit in rear.

B.P. 23116, 12/06/35, RELOC

2s Residence & Garage, 2-family, 9-room, 28 X 38 X 35', \$4,800

John Ingels & R. Westlund, owner. 6561 Victoria Av.

No architect listed.

John Ingels & R. Westlund, contractor.

Composition & tile roof, stucco, no fireplace.

B.P. 02610, 02/04/36, ALTER

B.P. 12645, 08/03/51, ALTER

### 1940 Census:

4253 Holly Knoll Drive (Rents for \$40): 1) Fred Friedlander, head of household; white married male 37 years of age; born in Germany; agent, life insurance; earns \$2,300. 2) Lotte Friedlander, wife; white married female 34 years of age; born in Germany; not working. 3) Fred Friedlander, Jr., son; white male 3 years of age; born in Illinois. (ED 60-1052A; Page 5B; Lines 57-59).

## 4263 W. Holly Knoll Drive

1sb Spanish 5591-016-012 1941 [6.18]



Single residence: 10-room, 3-bedroom, 2-bath, 2297 sq/ft.  
Tract 05832, lot 46, 90027 Sanborn 1021A  
No City B.P.



1940 Census:

4263 Holly Knoll Drive (Value \$7,500): 1) 1) Clarence Brindle, head of household; white married male 42 years of age; born in New York; superintendant, construction; earns \$2,995. 2) Wilhelmina Brindle, wife; white married female 35 years of age; born in California; not working. 3) Doris Brindle, daughter; white female 5 years of age; born in California; in school. 4) Clarence Brindle, son; white male 4 years of age; born in California. 5) Ronald Brindle, son; white male 2 years of age; born in California. (ED 60-1052A; Page 5B; Lines 62-66).

## 4267 W. Holly Knoll Drive

1sb English 5591-016-011 1925 [6.18]



Single residence: 10-room, 3-bedroom, 2-bath, 2034 sq/ft.  
Tract 05832, lot 45. 90027. Sanborn 1021A. District 33, p. 9, 321.

B.P. 23746, 07/08/25, RELOC

2s Dwelling & Garage, 1-family, 7-room, 46 X 35 X 20', \$4,500

Lagelan (Hazel) Young, owner. 1820 Argyle Av.

Eldo Chrysler, architect.

W. J. Linfoot, contractor. 1211 N. Orange Dr.

Shingle roof, stucco, brick 2flue fireplace.

(agent: Hazel M. Young)

B.P. 58071, 04/24/53, ALTER

### 1940 Census:

4267 Holly Knoll Drive (Value \$6,000): 1) Carol S. Anderson, head of household; white married male 46 years of age; born in South Carolina; branch manager, heating equipment; earns over \$5,000. 2) Anna J. Anderson, wife; white married female 42 years of age; born in Missouri; not working. 3) Barbara Ann Anderson, daughter; white female 11 years of age; born in California; in school. (ED 60-1052A; Page 5B; Lines 67-69).

## 4273 W. Holly Knoll Drive

1sb English 5591-016-009 1940 [6.18]



Single residence: 8-room, 3-bedroom, 2-bath, 1452 sq/ft.

Tract 05832, lot 44, 90027 Sanborn 1021A

B.P. 41443, 10/14/40, ALTER

Interior tile

D. R. Kennedy, owner, 10859 Peach Grove St., N. Hollywood ?

No architect listed.

Roy Grandrau, contractor (60743), 11320 Tiara St., N. Hollywood

## 4277-4279 W. Holly Knoll Drive (includes 4236 W. Newdale Drive)

2sb Spanish Triplex 5591-016-008 1938/1940 1938 [6.18]



Triplex: 4-bedroom, 3-bath, 2370 sq/ft.

Lot 43. 7281 sq/ft. 90027. R-4. Map 150B201. Tract 05832.

B.P. 18079, 06/15/38, RELOC

2s Residence, 2-family, 8-room, 20 X 40 X 18', \$4,600

William F. Heeg, owner. 1230 S. Van Ness Av.

No architect listed.

Permanent Homes Inc., contractor. (42252). 210 W. 7th St.

Composition & tile roof, stucco, no fireplace.

B.P. 18080, 06/15/38, RELOC

B.P. 24347, 08/03/38, ALTER

### 1940 Census:

4279 Holly Knoll Drive (Rents for \$40): 1) Lester E. Duncan, head of household; white married male 33 years of age; born in Idaho; salesman, outdoor advertising; earns \$1,200. 2) Alma Duncan, wife; white married female 29 years of age; born in Washington; coach, telephone company ;earns \$1,415. (ED 60-1052A; Page 5B; Lines 70-71).

## 5604 W. Holly Oak Dr

2 & 3s Spanish 5587-007-033 1929 [1.01, 10109A]



Single residence: 14-room, 4-bedroom, 3-bath, 3817 sq/ft.  
Tract 06247, lot 103104. 11230 sq/ft. 90068. Garage with house below. District 32,  
p. 8A, 286.

### History:

Listed at \$1,599,000 in January, 2002. Listed at \$1,500,000 in August, 2002. (Source: Real estate brochures.) Home to actor Ron Rifkin in the 1990s. (Source: [www.movielanddirectory.com](http://www.movielanddirectory.com))

### B.P. 24151, 07/11/25, RELOC

2 & 3s Residence, 1-family, 10-room, 50 X 40 X 35', \$17,500  
Mona M. Harper, owner. 1017 Coronado Terrace.  
Harper Brothers, architect.  
Harper Brothers, contractor. 4554 Beverly Blvd.  
Frame & brick veneer.  
(agent: Harry B. Harper)  
(B.P. cancelled 03/12/26)

### B.P. 01912, 01/19/26, RELOC

2s Dwelling, 1-family, 9-room, 39 X 65 X 32', \$14,700  
Mona M. Harper, owner. 1017 Coronado Terrace.  
Harper Brothers, architect. 4554 Beverly Blvd.  
Harper Brothers, contractor.  
Frame & stucco.  
(agent: N. N. Rees)

B.P. 12818, 05/03/28, RELOC

1s 2-car Garage, 1-room, 18 X 18 X 14', \$400.00

Bentley Lumber Company, owner. S. Lod Tibs Rd.

No architect listed.

C. P. Sidford, contractor. 322 Salem St. Glendale.

Tile roof, stucco, no fireplace.

12196, 03/30/39, ALTER

B.P. 17615, 05/04/39, ALTER

1930 census:

5604 Holly Oak Drive (Value: \$20,000): 1) Leo Swartz, owner and head of household; 51 year old white married male; married at age 21; born in Michigan; parents born in Michigan; proprietor of a real estate firm. 2) Edythe Swartz, wife; 45 year old white married female; married at age 18; born in Michigan; father born in Ohio, mother in Canada; not working. 3) Danabell Swartz, daughter; 21 year old white single female; in school; born in Indiana. 4) Robert Swartz, son; 11 year old white male; in school; born in Indiana. (71<sup>st</sup> ED, page 13A, lines 47-50).

1940 Census:

5604 Holly Oak Drive (Value \$12,000): 1) Vernon Edler, head of household; white married male 42 years of age; born in Montana; manager, pump factory; earns more than \$5,000. 2) Alice B. Edler, wife; white married female 42 years of age; born in California; not working. 3) Dan K. Edler, son; white single male 17 years of age; born in California; in school. 4) Kiyotomki Iwamoto, servant; Japanese single male 21 years of age; born in California; houseboy; private house; earns \$270. (ED 60-120; Page 4B; Lines 66-69).

## 5626 W. Holly Oak Drive

1s Ranch 5587-007-047 1951 [1.01, 10110A]



Single residence w/ pool: 8-room, 2-bedroom, 2-bath, 1764 sq/ft.  
Tract 06247, lot 100. 12300 sq/ft. 90068.

No City B.P.

## 5642 W. Holly Oak Drive

1s Modern 5587-007-044 1936 [11.01, 0111A]



Single residence w/ pool: 9-room, 2-bedroom, 2-bath, 1426 sq/ft.  
Tract 06247, Lot 99. 7630 sq/ft. 90068. R-1.

### History:

"Edwards House". **Gregory Ain**, architect. 1936

Historic-Cultural Monument 260. Declared 05/17/83. Council District 13.

Named "House of the year" in Home Beautiful in 1938.

Listed as one of the best small houses in America in Architectural Forum 1940.

"This single story house is comprised of a series of walled enclosures that give each space complete privacy." (Source: g&w, 1985, p.176.)

Dr. Theodore Lindauer, owner of the Edwards House, reported that restoration of this Gregory Ain designed house was started in 1976 and is 95% completed. He stated that when he purchased the house it was in a state of disrepair and neither he nor the seller were aware that it is an architectural award winning house. T. Lindauer stated that this house was Mr. Ain's first commission after completing his apprenticeship with R. M. Schindler. He added that Mr. Ain has been the consultant on the restoration at no charge and was a frequent visitor before becoming ill. Some of the craftsmen who originally built this structure helped with the restoration. ( Source: Minutes of the Cultural Heritage Board, 03/09/83, Cultural Affairs Dept., Room 1500, City Hall, Los Angeles 90012.) (Source: Owner of HCM # 260 Record: Christine Chatterton, 5642 Holly Oak Drive, Los Angeles, 90068, 213/4678666)

The Edwards House was constructed in 1936; designed by Gregory Ain in the International Style. Ain is one of just three architects the New York Museum of Modern Art had do its "exhibition house". (Frank Lloyd Wright and Marcel Breuer were the others) Mr. Ain gained national recognition with the Edwards House, his first commission after apprenticeship with R. M. Schindler. It was named "House of the Year" in Home Beautiful in 1938 and listed as one of the best small houses in America in the Architectural Forum in 1940. Gregory Ain intro-



duced such features as a trellised garden off two bedrooms, which leads around the corner to a small swimming pool. Most unusual is the way he broke the facade on the garden side with a projecting glass cage which slips from under a higher solid roof as if it were part of a nest of tables. The cage in this case is a small sun room off the living room, but Ain used variations of it in several later houses.

During the restoration of the residence in the late 1970's the architect was consulted every step of the way and where ever possible, the original craft-men were utilized. (Source: Cultural Heritage Board. 07/05/83 Ileana Welch, Coordinator.)

Gregory Ain, one of three architects of "MOMA" in New York. The house has a trellis that integrates pool with overhang; house and site treated as a unit; privacy afforded on curve in road by wall designs and landscaping; entrance, shielded from street, allows access to all rooms of house; glass living room "wall", a series of sliding doors to patio lawn; each room opens onto its own patio; hot-air circulating fireplace.

"Guide to Architecture in Southern California", LA County Museum of Art.

Ford & Ford's book "The Modern House in America". 1946

(Source: Southern California Chapter of the Society of Architectural Historians, Ester McCoy, David Gebhard, Arthur Drexler (MOMA))

See Los Angeles Times 5/20/90, real estate section "House Machine At Home on Southland Hillsides", by Leon Whitson.

See, Esther McCoy, "The Second Generation," Hennesey & Ingalls.

See David Gebhard, "Schindler" Viking Press, N.Y., p. 141, photograph of Edwards House

B.P. 24516, 09/15/36, RELOC

1s Residence & Garage, 1-family, 6-room, 52 X 60 X 14', \$6,730

Phyllis W. & Clifford H. Edwards, owner. 2228 W. 14th St.

No architect listed.

Geo. Hervey Meunier, engineer. (2338)

Samuel H. Kaplan, contractor. (38193), 2312 1/2 London St.

Gravel & composition roof, stucco, brick fireplace.

(agent: Gregory Ain)

B.P. 31712, 11/12/36, NEW

Swimming Pool, 12 X 20', \$200.00

C. H. Edwards, owner.

Geo. Hervey Meunier, engineer. (2338)

Samuel H. Kaplan, contractor. (38193)

2312 1/2 London St.

(agent: Gregory Ain)

B.P. 89293, 05/26/61, ALTER

1940 Census:

5642 Holly Oak Drive (Value \$9,000): 1) Clifford H. Edwards, head of household; white married male 39 years of age; born in Ohio; printing, banking; earns \$1,920. 2) Phyllis M. Edwards, wife; white married female 35 years of age; born in South Dakota; teacher, public school; earns \$2,042. 3) Fredrick F. Perley, lodger; white single male 38 years of age; born in California; salesman, brewing company; earns \$2,300. (ED 60-120; Page 4B; Lines 70-72).

## 5667 W. Holly Oak Drive

2sb Spanish 5587-008-011 1941 [1.01, 10112A]



Single residence: 9-room, 3-bedroom, 3-bath, 1762 sq/ft.  
Tract 06247, lot 118. 8350 sq/ft. 90068. R-1.

B.P. 45298, 11/07/40, RELOC

2s Residence & Garage, 1-family, 6-room, 44 X 30 X 28', \$7,000

Olga Deegan, owner. 339 S. Figueroa.

Harry Hayden Whiteley, architect. (B1093)

Hayden Construction Company, contractor. (69066), 7948 W. 3rd St.

Composition roof, stucco, brick fireplace.

## 5670 W. Holly Oak Drive

2s Modern 5587-007-023 1937 [1.01, 10113A]



Single residence: 9-room, 2-bedroom, 2-bath, 2082 sq/ft.  
Tract 06247, lot 96. 8440 sq/ft. 90068. R-1.

### History:

"Ernst house". **Gregory Ain**, architect. 1937. Declared Los Angeles Historic Cultural Landmark #840 on March 19, 2006.

(Some question if Ain was a certified architect)

Original owner: Ansalem A. Ernst. Architectural Record 10/01/40

(Source: LFIA Questionnaire, 1988)

"An unusual house by Ain, inspired by Schindler's designs of the late 20s and early 30s. (Source: Gebhard and Winter, 1977, p. 159.)

"Using large areas of glass in this house, Ain emphasizes the relationship between indoors and out. Some details of the house indicate his admiration for Schindler's designs of the late 20s and early 30s. (Source: g&w, 1985, p.176)

See Esther McCoy, "The Second Generation," Hennessey & Ingalls  
Los Angeles Historic-Cultural Monument #840 (declared 3/17/2006).

B.P. 08966, 03/23/37, RELOC

2s Residence & Garage, 1-family, 9-room, 53 X 36 X 28', \$8,500

A. A. Ernst, owner. 641 N. Martell Av.

No architect listed.

Robert N. Gwynn, engineer.

S. H. Kaplan, contractor. 2312 1/2, London.

Composition roof, stucco, brick fireplace.

1940 Census:

4670 Holly Oak Drive (Value \$10,000): 1) Ausel A. Ernst, head of household; white married male 56 years of age; born in Kansas; paper salesman; earns more than \$5,000. 2) Myrtle E. Ernst, wife; white married female 48 years of age; born in Iowa; not working. (ED 60-120; Page 4B; Lines 73-74).

## 5682 W. Holly Oak Drive

2s Traditional 5587-007-019 1990 [1.01]



Single residence: 3-bedroom, 4-bath, 3388 sq/ft.

Lot 92. 12,232 sq/ft. 90068. RE11-1D. Map 151-5A193. TR 6247 Tract.

### History:

Listed at \$880,000 in March, 2003. (Source: real estate brochure)

## 5688 W. Holly Oak Drive

2s minimal traditional 5587-007-017 1941 [1.01, 10114A]



Single residence w/ pool: 13-room, 4-bedroom, 4-bath, 3263 sq/ft.  
Tract 06247, lot 90. 6640 sq/ft. 90068. R-1.

B.P. 03213, 02/03/41, RELOC

1 1/2, 2 & 3s Residence & Garage, 1-family, 8-room, 57 X 44 X 34', \$9,500

J. G. Godissart, owner. 2230 N. Catalina.

James R. Friend, architect.

David Tuistein, contractor. (39732)

Shingle roof, stucco, brick fireplace.



## 5689 W. Holly Oak Drive

2s Spanish 5587-009-046 1934 [1.01, 10115A]

Good example. Bell tower.



Single residence w/ pool: 14-room, 4-bedroom, 3-bath, 4860 sq/ft.  
Tract 00000, lot ?. 29850 sq/ft. 90068.

### History:

Norman M. Day served as President and founder of the Penzoll Oil Company of California, a firm that eventually became Texaco.

Listed at \$1,550,000 in 1998. Norstrom & Anderson, architects. (Source: Real estate brochure)

B.P. 22648, 12/02/35, ALTER

Residence, \$1 to tile bathroom and kitchen

E. R. Collins, owner

Langford Tile Co., 169 N. La Brea

### 1940 Census:

5689 Holly Oak Drive (Value \$45,000): 1) Norman M. Day, head of household; white married male 51 years of age; born in California; President, oil company; earns \$5,000. 2) Daisy M. Day, wife; white married female 51 years of age; born in Iowa; not working. 3) John N. Day, son; white single male 25 years of age; born in California; salesman, oil company; earns \$2,100. 4) Benjamin I. Day, son; white single male 23 years of age; born in California; salesman, oil company; earns \$1,620. 5) George Du Valle, servant; Negro married male 38 years of age; born in Maryland; butler, private family; earns \$100. 6) Helen M. De Valle, servant; Negro married female 25 years of age; born in Louisiana; maid, private family; earns \$720. (ED 60-120; Page 4B; Lines 75-80).



## 5692 W. Holly Oak Drive

1sb ranch 5587-007-015 1953 [1.01, 10116A]



Single residence w/ pool: 6-room, 2-bedroom, 2-bath, 1463 sq/ft.  
Tract 06247, lot 88. 10640 sq/ft. 90068. Book 65. Dist. Map 150-193. R-1.

### History:

Listed at \$839,000 in September, 2002. (Source: real estate brochure)

B.P. 13254, 08/23/51, NEW

1s Residence & Garage, 1-family, 5-room, 20 X 66 X 22', \$13,500

R. F. Ripp, owner. 1326 Western Av.

No architect listed.

Edwin H. May, contractor. (98049) 355 N. La Brea.

Composition roof, stucco.

B.P. 16689, 09/14/51, ALTER

B.P. 51583, 01/30/53, NEW

Retaining Wall, \$600.00

Mr. Ripp, owner.

Di Arthur Lowe, engineer. (5970)

Robert X. Cota, contractor. (126216) 5325 Loleta Av.

Concrete blocks.

B.P. 63618, 06/29/53, NEW

Retaining Wall & Covered Logia, \$2,000

R. F. Ripp, owner.

No architect listed.

P. E. Philbrick, contractor. (123548) 1617 Manning Av.

B.P. 63619, 06/29/53, GRAD

B.P. 77408, 01/07/54, NEW

Swimming Pool, 16 X 34', \$2,300

Richard F. Ripp, owner.

William Taggart, engineer. (297)

Richard F. Ripp, contractor.

Reinforced gunite.

## 5698 W. Holly Oak Drive

2 1/2s Modern 5587-007-045 1965 [1.01, 1-01-17A]



question architect.

Single residence: 8-room, 2-bedroom, 2-bath, 2496 sq/ft.

Tract 06247, lot 126. 10000 sq/ft. 90068.

### History:

Listed at \$1,895,000 in October, 2006. Remodeled, 4 bedrooms, 3.5 baths, 4,000 sq. ft.  
(Source: real estate brochure)

No City B.P.

## 5699 W. Holly Oak Drive

2s Postwar Wrightian 5587-009-051 1963 [1.01, 12803]



Single residence: 2-bedroom, 2-bath, 2340 sq/ft.

Lot 13. 10,004 sq/ft. 90068. RE9-1D. Map 151-5A191. TR 1288 Tract.

### History:

See real estate brochure May, 1998. Offered for sale at \$750,000. Phil Brown, architect.

B.P. 10334, 3/26/63, RELOC

2s Residence, 1- family, 2700 sq ft., \$40,500

Ralph D. Brown, owner, 237 S. Hudson Ave, LA 4

No architect listed.

Eugene D. Burnbaum, engineer SE628

owner contractor

## 1714 N. Hollyvista Avenue

3sg Modern 543-000-7031 1956



Single residence: 2022 sq/ft: 3-bedrooms, 2-baths. Lot size 7557 sq/ft. 90027. Zone R1-1. Sanborn 148-5A203. Map Book 50-89. Tract 4773, Lot 52.



## 1718 N. Hollyvista Avenue

1sg Post and Beam 543-000-7032 1954



Single residence: 1568 sq/ft: 2-bedrooms, 2-baths. Lot size 7052 sq/ft. 90027. Zone R1-1. Sanborn 148-5A203. Map Book 50-89. Tract 4773, Lot 53.

## 1722 N. Hollyvista Avenue

2s Modern 543-000-7033 1966



Single residence: 1737 sq/ft: 2-bedrooms, 3-baths. Lot size 6187 sq/ft. 90027. Zone R1-1. Sanborn 148-5A203. Map Book 50-89. Tract 4773, Lot 54.



## 1734 N. Hollyvista Avenue

1sg Mid-Century 543-000-7034 1956



Single residence: 1850 sq/ft: 3-bedrooms, 2-baths. Lot size 13,109 sq/ft. 90027. Zone R1-1. Sanborn 148-5A203. Map Book 50-89. Tract 4773, Lots 55,56.



## 1733 N. Hollyvista Avenue

1sg Mid-Century Craftsman 543-000-6016 1949



Single residence: 997 sq/ft: 2-bedrooms, 1-baths. Lot size 2097 sq/ft. 90027. Zone R1-1. Sanborn 148-5A203. Map Book 50-89. Tract 4773, Lot 62.

## 1736 N. Hollyvista Avenue

543-000-7035 1927



Single residence: 2545 sq/ft: 4-bedrooms, 2-baths. Lot size 5197 sq/ft. 90027. Zone R1-1. Sanborn 148-5A203. Map Book 50-89. Tract 4773, Lot 57.

### History:

The City Directories list the following residents: William E. and Louise Minton (1932), Glenn G. and Glendora Gravatt, general manager City Civil Service Commission (1938), Howard J. and Claudia R. Proffitt (1942).

1930 Census:

1736 N. Hollyvista Avenue (Rents for \$50/month): 1) William E. Minton, renter and head of household; white single male 32 years of age; born in New York; parents born in New York; Artist-Interior Decorator. (ED 19-4; Page 33A; Line 22).

1940 Census:

1736 N. Hollyvista Avenue (Value: \$7,500): 1) Howard J. Proffitt, owner and head of household; white married male 55 years of age; born in Missouri; Retired insurance adjuster. 2) Claudia R. Proffitt, wife; white married female 55 years of age; born in Texas; Retired police woman, city. (ED 19-1052A; Page 21B; Lines 41-42).



## 1740 N. Hollyvista Avenue

2sg Mid-Century Modern 543-000-7036 1961



Single residence: 1487 sq/ft: 3-bedrooms, 2-baths. Lot size 5951 sq/ft. 90027. Zone R1-1. Sanborn 148-5A203. Map Book 50-89. Tract 4773, Lot 58.

## 1741 N. Hollyvista Avenue

2sg Mid-Century Eclectic 543-000-6015 1955



Single residence: 1784 sq/ft: 2-bedrooms, 3-baths. Lot size 4116 sq/ft. 90027. Zone R1-1. Sanborn 148-5A203. Map Book 50-89. Tract 4773, Lot 61.



## 1746 N. Hollyvista Avenue

1sg Mid-Century Modern 543-000-7037 1958



Single residence: 1044 sq/ft: 1-bedrooms, 1-baths. Lot size 6981 sq/ft. 90027. Zone R1-1. Sanborn 148-5A203. Map Book 50-89. Tract 4773, Lot 59.

## 1747 N. Hollyvista Avenue

2sg Mid-Century Modern 543-000-6014 1948



Single residence: 1676 sq/ft: 2-bedrooms, 2-baths. Lot size 4530 sq/ft. 90027. Zone R1-1. Sanborn 148-5A203. Map Book 50-89. Tract 4773, Lot 560



## 1750-1756 N. Hollyvista Avenue

1s Ranch 543-000-7003 1937



Single residence: 1567 sq/ft: 3-bedrooms, 2-baths. Lot size 10,020 sq/ft. 90027. Zone R1-1. Sanborn 148-5A203. Map Book 61-54-56. Tract 5467, Lots 14,15.

### History:

The City Directories list the following residents: Lewis W. and Thelma Olson, salesman electric corporation (1939-1942).

### 1940 Census:

1750 N. Hollyvista Avenue (Value \$8,000): 1) Lewis W. Olson, owner and head of household; white married male 35 years of age; born in Kansas; Salesman, wholesale electronics; earns \$2,300. 2) Velma J. Olson, wife; white married female 37 years of age; born in Nebraska; Commerce Teacher, ;high school; earns \$3,010. 3) Dorothy Crosby, lodger; white single female 16 years of age; born in California; in school. (ED 19-1052A; Page 21B; Lines 43-45).



## 1751 N. Hollyvista Avenue

2sg Contemporary Bauhaus 543-000-6022 1981



Single residence: 2006 sq/ft: 2-bedrooms, 3-baths. Lot size 4611 sq/ft. 90027. Zone R1-1. Sanborn 148-5A203. Map Book 61-54-56. Tract 5467, Lot 53.

## 1757 N. Hollyvista Avenue

2sg Mid-Century Modern 543-000-6023 1955



Single residence: 2166 sq/ft: 3-bedrooms, 4-baths. Lot size 5581 sq/ft. 90027. Zone R1-1. Sanborn 148-5A203. Map Book 61-54/56. Tract 5467, Lot 54.



## 1800 N. Hollyvista Avenue

1s Colonial 543-301-4012 1938



Single residence: 1258 sq/ft: 2-bedrooms, 1-baths. Lot size 4530 sq/ft. 90027. Zone R1-1. Sanborn 148-5A203. Map Book 61-54/56. Tract 5467, Lot 16

### 1940 Census:

1800 N. Hollyvista Avenue (Value \$7,000): 1) Paul E. May, owner and head of household; white married male 28 years of age; born in California; in school; Dentist, office. 2) Marjorie M. May, wife; white married female 29 years of age; born in Michigan; in school. Not working. 3) Jarelene May, daughter; white female 8 months old; born in California. (ED 19-1052A; Page 21B; Lines 46-48).

**1801 N. Hollyvista Avenue  
(1802 N. Deloz Avenue)**

3sg Spanish 543-301-3001 1935



Single residence: 3602 sq/ft: 3-bedrooms, 3-baths. Lot size 5035 sq/ft. 90027. Zone R1-1. Sanborn 148-5A203. Map Book 61-54/56. Tract 5467, Lot 55.

History:

The City Directories list the following residents: Waldemar J. and Edith A. Barman, salesman (1939-1942).

1940 Census:

1801 N. Hollyvista Avenue (Value \$6,500): 1) Waldemar J. Barman, owner and head of household; white married male 48 years of age; born in Wisconsin; Salesman, Building Insulation; earns \$2,400. 2) Edith A. Barman, wife; white married female 48 years of age; born in Missouri; not working. 3) Edith Norma Barman, daughter; white single female 21 years of age; born in California; in school. 4) Valmere Barman, daughter; white single female 17 years of age; born in California; in school. (ED 19-1052A; Page 21B; Lines 78-80; and Page 22A, Line 1).



## 1806 N. Hollyvista Avenue

1sg Post and Beam 543-301-4013 1955



Single residence: 1077 sq/ft: 2-bedrooms, 2-baths. Lot size 4707 sq/ft. 90027. Zone R1-1. Sanborn 148-5A203. Map Book 61-54/56. Tract 5467, Lot 17.

## 1810 N. Hollyvista Avenue

2sg Eclectic 543-301-4014 1982



Single residence: 3108 sq/ft: 4-bedrooms, 3-baths. Lot size 4968 sq/ft. 90027. Zone R1-1. Sanborn 148-5A203. Map Book 61-54/56. Tract 5467, Lot 18.



**1811 N. Hollyvista Avenue  
(1806 N. Deloz Avenue)**

2sg Spanish 543-301-3002 2001



Single residence: 2709 sq/ft: 3-bedrooms, 3-baths. Lot size 4520 sq/ft. 90027. Zone R1-1.  
Sanborn 148-5A203. Map Book 61-54/56. Tract 5467, Lot 56.

**1815 N. Hollyvista Avenue  
(1812 N. Deloz Avenue)**

2sg Ranch 543-301-3003 1963



Single residence: 1889 sq/ft: 3-bedrooms, 3-baths. Lot size 4668 sq/ft. 90027. Zone R1-1.  
Sanborn 148-5A203. Map Book 61-54/56. Tract 5467, Lot 567



## 1816 N. Hollyvista Avenue

1sg Post and Beam 543-301-45 1958



Single residence: 1406 sq/ft: 2-bedrooms, 2-baths. Lot size 5007 sq/ft. 90027. Zone R1-1. Sanborn 148-5A203. Map Book 61-54/56. Tract 5467, Lot 19.

**1819 N. Hollyvista Avenue  
(1816 N. Deloz Avenue)**

3s Spanish 543-301-3004 1936



Single residence: 1550 sq/ft: 2-bedrooms, 2-baths. Lot size 4763 sq/ft. 90027. Zone R1-1. Sanborn 148-5A203. Map Book 61-54/56. Tract 5467, Lot 58.

History:

The City Directories list the following residents: Grantly A. Samuel, fireman LAFD (1942).

1940 Census:

1819 N. Hollyvista Avenue (Value \$6,000): 1) Grantly A. Samuel, owner and head of household; white married male 33 years of age; born in California; Auto Fireman, Municipal Fire Department; earns \$1,580. 2) Erma M. Samuel, wife; white married female 33 years of age; born in California; not working. 3) Grant C. Samuel, son; white male 9 years of age; born in California; in school. 4) Donald F. Samuel, son; white male 5 years of age; born in California; in school. 5) Blanche Phillips, maid; white single female 21 years of age; born in Nebraska; in school; maid, private home; earns \$100. (ED 19-1052A; Page 21B; Lines 73-77).



## 1820 N. Hollyvista Avenue

1sg Post and Beam 543-301-4016 1936



Single residence: 1471 sq/ft: 2-bedrooms, 2-baths. Lot size 5489 sq/ft. 90027. Zone R1-1. Sanborn 148-5A203. Map Book 61-54/56. Tract 5467, Lot 20.

### 1940 Census:

1820 N. Hollyvista Avenue (Value \$7,000): 1) Dorothy R. Smith, owner and head of household; white divorced female 35 years of age; born in Massachusetts; Private Secretary, investments; earns \$2,100. (ED 19-1052A; Page 21B; Line 49).

**1823 N. Hollyvista Avenue  
(1822 N. Deloz Avenue)**

1s Mid-Century minimal 543-301-3005 1939



Single residence: 1520 sq/ft: 2-bedrooms, 1-baths. Lot size 5290 sq/ft. 90027. Zone R1-1. Sanborn 148-5A203. Map Book 61-54/56. Tract 5467, Lot 59.

History:

The City Directories list the following residents: Eugene E. and Gertrude M. Scott, teamster (1942).

1940 Census:

1823 N. Hollyvista Avenue (Value \$5,000): 1) Eugene E. Scott, owner and head of household; white married male 33 years of age; born in California; Truck Driver, Meat Packer; earns \$1,846. 2) Gertrude M. Scott, wife; white married female 33 years of age; born in Oregon; Operator, Comptometer; earns \$1,274. (ED 19-1052A; Page 21B; Lines 71-72).

## 1826 N. Hollyvista Avenue

2s Spanish 543-301-4017 1931



Single residence: 1815 sq/ft: 2-bedrooms, 1-baths. Lot size 5399 sq/ft. 90027. Zone R1-1. Sanborn 148-5A203. Map Book 61-54/56. Tract 5467, Lot 21.

### History:

The City Directories list the following residents: Burton S. and Katherine C. Grant, civil engineer (1936-1939), Hugh Wilkins (1942).

### 1940 Census:

1826 N. Hollyvista Avenue (Value \$7,000): 1) Burton D. Grant, owner and head of household; white married male 35 years of age; born in Illinois; Civil Engineer, Municipal ???; earns \$4,200. 2) Kathryn Grant, wife; white married female et years of age; born in Utah; not working. 3) Edith L. Grant, daughter; white female 4 years of age; born in California; 4) Carolyn Grant, daughter; white3 female 2 years of age; born in California; 5) Ina Mauck, maid; white single female 18 years of age; born in Washington; Housekeeper, private home; earns \$65. (ED 19-1052A; Page 21B; Lines 50-54).



**1827 N. Hollyvista Avenue  
(1828 N. Deloz Avenue)**

2sg Mid-Century 543-301-3006 1931



Single residence: 1810 sq/ft: 2-bedrooms, 3-baths. Lot size 6024 sq/ft. 90027. Zone R1-1. Sanborn 148-5A203. Map Book 61-54/56. Tract 5467, Lot 60.

History:

The City Directories list the following residents: Melville A. and Grace A. Jespersen, manager Rawleigh Products.

## 1831 N. Hollyvista Avenue

1sg Mid-Century 543-301-3007 1949



Single residence: 1710 sq/ft: 3-bedrooms, 2-baths. Lot size 3370 sq/ft. 90027. Zone R1-1. Sanborn 148-5A203. Map Book 61-54/56. Tract 5467, Lot 61.

## 1832 N. Hollyvista Avenue

2sg Mid-Century Modern 543-301-4018 1940



Single residence: 1694 sq/ft: 3-bedrooms, 2-baths. Lot size 6374 sq/ft. 90027. Zone R1-1. Sanborn 148-5A203. Map Book 61-54/56. Tract 5467, Lot 22.



## 1835 N. Hollyvista Avenue

2sg Split A-Frame 543-301-3008 1978



Single residence: 2477 sq/ft: 3-bedrooms, 4-baths. Lot size 3357 sq/ft. 90027. Zone R1-1. Sanborn 148-5A203. Map Book 61-54/56. Tract 5467, Lot 62.

## 1838 N. Hollyvista Avenue

3sg Mid-Century Minimal 543-301-4019 1940



Single residence: 1730 sq/ft: 2-bedrooms, 2-baths. Lot size 5377 sq/ft. 90027. Zone R1-1. Sanborn 148-5A203. Map Book 61-54/56. Tract 5467, Lot 23.

## 1841 N. Hollyvista Avenue

2sg Tropical Eclectic 543-301-3009 1959



Single residence: 1568 sq/ft: 3-bedrooms, 2-baths. Lot size 3612 sq/ft. 90027. Zone R1-1. Sanborn 148-5A203. Map Book 61-54/56. Tract 5467, Lot 63.



## 1842 N. Hollyvista Avenue

2sg Mid-Century Modern 543-301-4020 1963



Good Example.

Single residence: 2552 sq/ft: 4-bedrooms, 2-baths. Lot size 4422 sq/ft. 90027. Zone R1-1. Sanborn 148-5A203. Map Book 61-54/56. Tract 5467, Lot 24.

## 1848 N. Hollyvista Avenue

2sg Contemporary 543-301-4021 1980



Single residence: 1888 sq/ft: 3-bedrooms, 2-baths. Lot size 3876 sq/ft. 90027. Zone R1-1. Sanborn 148-5A203. Map Book 61-54/56. Tract 5467, Lot 25.

## 1849 N. Hollyvista Avenue

3fg Colonial 543-301-3010 1939



Single residence: 1774 sq/ft: 3-bedrooms, 3-baths. Lot size 3805 sq/ft. 90027. Zone R1-1. Sanborn 148-5A203. Map Book 61-54/56. Tract 5467, Lot 64.

### 1940 Census:

1849 N. Hollyvista Avenue (Value \$6,000): 1) Bruce McDowell, owner and head of household; white married male 35 years of age; born in Washington; Night Auditor, hotel; earns \$1,500. 2) Marcelle McDowell, wife; white married female 31 years of age; born in Michigan; Operator, telephone; earns \$1,000. 3) Bruce McDowell, Jr., son; white male 2 years of age; born in California. 4) Christina McDowell, mother; white divorced female 67 years of age; born in Minnesota; Not working. 5) John L. Oberg, lodger; white divorced male 48 years of age; born in Minnesota; Welder, streets; earns \$1,408. (ED 19-1052A; Page 21B; Lines 66-70).



**1900 N. Hollyvista Avenue  
(3864 W. Franklin Avenue)**

2sg Contemporary Glass and Steel 543-301-2001 1953



Single residence: 1136 sq/ft: 2-bedrooms, 2-baths. Lot size 5968 sq/ft. 90027. Zone R1-1.  
Sanborn 148-5A203, 150B201. Tract 5467, Lot 26.

## 1901 N. Hollyvista Avenue

2sg Modern 543-301-3015 2016



Single residence: 2159 sq/ft: 3-bedrooms, 3-baths. Lot size 4825 sq/ft. 90027. Zone R1-1. Sanborn 148-5A203, 150B201. Map Book 61-54/56. Tract 5467, Lot 69.



**1906 N. Hollyvista Avenue  
(3868 W. Franklin Avenue)**

543-301-2002 1934

Single residence: 1372 sq/ft: 3-bedrooms, 1-bath. Lot size 5007 sq/ft. 90027. Zone R1-1.  
Sanborn 148-5A203, 150B201. Map Book 61-54/56. Tract 5467, Lot 27.

**1910 N. Hollyvista Avenue  
(3872 W. Franklin Avenue)**

Refer to 3872 W. Franklin Avenue for photograph and details.

543-301-2003 1940

Single residence: 1156 sq/ft: 2-bedrooms, 1-bath. Lot size 4349 sq/ft. 90027. Zone R1-1.  
Sanborn 148-5A203, 150B201. Map Book 61-54/56. Tract 5467, Lot 28.

**1914 N. Hollyvista Avenue  
(3876 W. Franklin Avenue)**

Refer to 3876 W. Franklin Avenue for photograph and details.

543-301-2004 1979

Single residence: 2830 sq/ft: 2-bedrooms, 1-bath. Lot size 4135 sq/ft. 90027. Zone R1-1.  
Sanborn 148-5A203, 150B201. Map Book 61-54/56. Tract 5467, Lot 29.

## 1915 N. Hollyvista Avenue

2s Spanish 543-301-3016 1933



Single residence: 1958 sq/ft: 1-bedrooms, 2-baths. Lot size 4356 sq/ft. 90027. Zone R1-1. Sanborn 148-5A203, 150B201. Map Book 61-54/56. Tract 5467, Lot 70.

### History:

The City Directories list the following residents: Hartley S. Disney (1939), Herbert A. and Louise R. Disney (1942).

### 1940 Census:

1915 N. Hollyvista Avenue (Value \$5,100): 1) Herbert A. Disney, owner and head of household; white married male 51 years of age; born in Florida; Letter Carrier, US Postal Service; earns \$2,152. 2) Louise R. Disney, wife; white married female 48 years of age; born in Missouri; not working. (ED 19-1052A; Page 21B; Lines 64-65).

**1918 N. Hollyvista Avenue  
(3880 W. Franklin Avenue)**

Refer to 3880 W. Franklin Avenue for photograph and details.

543-301-2005 1931

Single residence: 1985 sq/ft: 4-bedrooms, 3-baths. Lot size 4134 sq/ft. 90027. Zone R1-1.  
Sanborn 148-5A203, 150B201. Map Book 61-54/56. Tract 5467, Lot 30.

**1922 N. Hollyvista Avenue  
(3884 W. Franklin Avenue)**

2sg Colonial 543-301-2006 1956



Single residence: 1308 sq/ft: 1-bedroom, 2-baths. Lot size 4747 sq/ft. 90027. Zone R1-1.  
Sanborn 148-5A203, 150B201. Map Book 61-54/56. Tract 5467, Lot 31

**1923 N. Hollyvista Avenue  
(1864 N. Deloz Avenue)**

2sg Colonial 543-301-3019 1942



Single residence: 1853 sq/ft: 5-bedrooms, 1-bath. Lot size 4569 sq/ft. 90027. Zone R1-1.  
Sanborn 148-5A203, 150B201. Map Book 61-54/56. Tract 5467, Lot 73.



## 1928 N. Hollyvista Avenue

3sg Contemporary 543-301-2014 1987



Single residence: 3033 sq/ft: 4-bedrooms, 4-baths. Lot size 3607 sq/ft. 90027. Zone R1-1. Sanborn 148-5A203, 150B201. Map Book 61-54/56. Tract 5467, Lot 39.

**1929 N. Hollyvista Avenue  
(1868 N. Deloz Avenue)**

1sg Mid-Century Spanish 543-301-3020 1949



Single residence: 1641 sq/ft: 3-bedrooms, 2-baths. Lot size 3900 sq/ft. 90027. Zone R1-1. Sanborn 150B201. Map Book 61-54/56. Tract 5467, Lot 74.

**1935 N. Hollyvista Avenue  
(1872 N. Deloz Avenue)**

1sg Mid-Century 543-301-3021 1940



Single residence: 1431 sq/ft: 2-bedrooms, 1-bath. Lot size 4135 sq/ft. 90027. Zone R1-1. Sanborn 150B201. Map Book 61-54/56. Tract 5467, Lot 75.

History:

The City Directories list the following residents: David S. and Agnes E. Long, policeman (1942).



## 1940 N. Hollyvista Avenue

2s Spanish 543-301-2016 1931



Single residence: 1953 sq/ft: 1-bedroom, 2-baths. Lot size 5127 sq/ft. 90027. Zone R1-1. Sanborn 150B201. Map Book 61-54/56. Tract 5467, Lot 41.

### History:

The City Directories list the following residents: Manchester Body (1936), Joseph Marchetti, Judge Municipal Court (1938), George W. Moore (1942).

### 1940 Census:

1940 N. Hollyvista Avenue (Value \$7,500): 1) George W. Moore, owner and head of household; white married male 41 years of age; born in Georgia; Woodwind musician, radio and recordings; earns +\$5,000. 2) Norah H. Moore, wife; white married female 44 years of age; born in English Canada; School nurse, Board of Education; earns \$1,950. 3) Jane Moore, daughter; white female 1 year of age; born in California; 4) Hattie Wooley, maid; Negro female widow 51 years of age; born in Georgia; Maid, private home; earns \$480. (ED 19-1052A; Page 21B; Lines 55-58).

**1945 N. Hollyvista Avenue  
(3911 W. Melbourne Avenue)**

559-101-9002 1939

Single residence: 1848 sq/ft: 2-bedrooms, 3-baths. Lot size 4321 sq/ft. 90027. Zone R1-1.  
Sanborn 150B201. Map Book 61-54/56. Tract 5467, Lot 120.

**1949 N. Hollyvista Avenue  
(3917 W. Melbourne Avenue)**

2sg Spanish 559-101-9003 1946



Single residence: 2419 sq/ft: 5-bedrooms, 3-baths. Lot size 4830 sq/ft. 90027. Zone R1-1.  
Sanborn 150B201. Map Book 61-54/56. Tract 5467, Lot 121.



## 2000—2006 N. Hollyvista Avenue

1sg Ranch 543-301-2017 1949



Single residence: 1812 sq/ft: 2-bedrooms, 2-baths. Lot size 11,919 sq/ft. 90027. Zone R1-1. Sanborn 150B201. Map Book 61-54/56. Tract 5467, Lots 42,43

## 2001 N. Hollyvista Avenue

3sg Contemporary 559-101-9007 1991



Single residence: 4578 sq/ft: 5-bedrooms, 4-baths. Lot size 4509 sq/ft. 90027. Zone R1-1. Sanborn 150B201. Map Book 61-54/56. Tract 5467, Lot 125.

## 2007 N. Hollyvista Avenue

2sg Modern Craftsman 559-101-9009 1947



Single residence: 2973 sq/ft: 4-bedrooms, 4-baths. Lot size 4043 sq/ft. 90027. Zone R1-1. Sanborn 150B201. Map Book 61-54/56. Tract 5467, Lot 127.



## 2011—2015 N. Hollyvista Avenue

2sg Ranch 559-101-9011 1956



Single residence: 2683 sq/ft: 4-bedrooms, 3-baths. Lot size 8094 sq/ft. 90027. Zone R1-1. Sanborn 150B201. Map Book 61-54/56. Tract 5467, Lots 129,131.

## 2012 N. Hollyvista Avenue

1sg Spanish 543-301-2018 1931



Single residence: 1313 sq/ft: 2-bedrooms, 2-baths. Lot size 4964 sq/ft. 90027. Zone R1-1. Sanborn 150B201. Map Book 61-54/56. Tract 5467, Lot 44.

### History:

The City Directories list the following residents: George C. and Arline Sherwood, aviator (1933-1941).

### 1940 Census:

2012 N. Hollyvista Avenue (Value \$4,500): 1) Arline Sherwood, owner and head of household; white female widow 38 years of age; born in Mississippi; Not working. 2) George Sherwood, son; white single male 18 years of age; born in Wisconsin; in school. Attendant, Service Station. (ED 19-1052A; Page 21B; Lines 59-60).



## 2018 N. Hollyvista Avenue

543-301-2019 1938



Single residence: 2028 sq/ft: 3-bedrooms, 2-baths. Lot size 4796 sq/ft. 90027. Zone R1-1. Sanborn 150B201. Map Book 61-54/56. Tract 5467, Lot 45.

### History:

The City Directories list the following residents: Frank E. and Elsa Nawrocki, nurse receiving hospital (1940).



## 2021 N. Hollyvista Avenue

1sg Spanish 559-101-9013 1928



Single residence: 1662 sq/ft: 3-bedrooms, 2-baths. Lot size 4158 sq/ft. 90027. Zone R1-1. Sanborn 150B201. Map Book 61-54/56. Tract 5467, Lots 133.

### History:

The City Directories list the following residents: E. Willard and Virginia Gilland, escrow manager CNT and S Bank (1930), Currie W. and Marion Haines, commercial artist (1932-1933), George F. and Grace Nusser, subway station operator/dispatcher (1935-1936), Robert and Bonnie Skeels, wholesale hardware (1937-1940), Charles S. and Mary R. Hunter, deputy marshall Municipal Court (1942).

### 1930 Census:

2021 N. Hollyvista Avenue (Rents for \$60/month): 1) Currie W. Haines, renter and head of household; white married male 25 years of age; married at age 24; born in Maryland; father born in Virginia, mother in Maryland; artist in an advertising agency. 2) Marion M. Haines, wife; white married female 28 years of age; married at age 28; born in Pennsylvania; father born in Pennsylvania, mother in Delaware; not working. (ED 19-4; Page 33A; Lines 20-21).

## 2024 N. Hollyvista Avenue

1sg Colonial 543-301-2020 1939



Single residence: 1356 sq/ft: 2-bedrooms, 1-bath. Lot size 4386 sq/ft. 90027. Zone R1-1. Sanborn 150B201. Map Book 61-54/56. Tract 5467, Lot 46.

### History:

The City Directories list the following residents: Kenneth M. and Ellen A. Cook, petroleum engineer (1941-1942).

### 1940 Census:

2024 N. Hollyvista Avenue (Value \$6,000): 1) Kenneth M. Cook, owner and head of household; white married male 32 years of age; born in South Dakota; Petroleum Engineer; earns \$2,580. 2) Ellen A. Cook, wife; white married female 32 years of age; born in Iowa; not working. (ED 19-1052A; Page 21B; Lines 61-62).

## 2027 N. Hollyvista Avenue

2s English 559-101-9015 1935



Single residence: 1696 sq/ft: 2-bedrooms, 2-baths. Lot size 4632 sq/ft. 90027. Zone R1-1. Sanborn 150B201. Map Book 61-54/56. Tract 5467, Lot 135.

### History:

The City Directories list the following residents: Hartley S. and Elizabeth Scott, auditor Slavik Jewelry Company (1937-1940), Ray O. and Lillie M. Wilson insurance agent (1942).

### 1940 Census:

2027 N. Hollyvista Avenue (Value \$6,750): 1) Hartley S. Scott, owner and head of household; white married male; born in English Canada; Auditor, Retail Jewelry; earns \$3,000. 2) Elizabeth Scott, wife; white married female; born in Northern Ireland; notworking. (ED 19-1052A; Page 23A; Lines 15-16).



## 2100 N. Hollyvista Avenue

2sg Modern Rebuild 543-301-2021 1962



Single residence: 1416 sq/ft: 2-bedrooms, 2-baths. Lot size 3853 sq/ft. 90027. Zone R1-1. Sanborn 150B201. Map Book 61-54/56. Tract 5467, Lot 47.

### History:

2100 N. Hollyvista Avenue was the home of Chester Conklin in the 1920s and 1930s. Conklin left home as a teenager to enter vaudeville, where he developed a character patterned after his boss at the time, a German baker named Schultz. Schultz had a thick accent and a very bushy "walrus"-type mustache, which Conklin appropriated for his new character. He managed to break into vaudeville with this act and spent several years on tour with various stock companies. Eventually he secured a job as a clown with a traveling circus. After seeing several of Mack Sennett's Keystone Kops shorts in theaters, Conklin went to the Sennett studio and applied for a job there. Sennett hired him as a Keystone Kop (at \$3 a day). He stayed with Sennett for six years, and became famous for his pairing with burly comic Mack Swain in a series of "Ambrose and Walrus" shorts and appeared in several of Charles Chaplin's shorts for the studio (Chaplin adapted Conklin's "walrus" mustache as part of the costume for his "Little Tramp" character). Conklin was approached by Fox Films to do a series of comedy shorts, and when Sennett refused to match the offer Fox made, Conklin left Sennett and signed with Fox. He stayed with Fox for several years, then freelanced for several independent producers in a series of comedy shorts. Conklin worked steadily into the sound era, and retired from the screen in 1966. His last movie was the well-received Western comedy *A Big Hand for the Little Lady* (1966), in which his character was named "Chester." His filmography counts 169 films, and range from 1914 to 1966. He has a star on the Hollywood Walk of Fame. (Internet Movie Data Base, MovieLand Directory, Wikipedia 2019).

## 2101 N. Hollyvista Avenue

1sg Mid-Century 559-101-9017 1949



Single residence: 1188 sq/ft: 2-bedrooms, 2-baths. Lot size 5039 sq/ft. 90027. Zone R1-1. Sanborn 150B201. Map Book 61-54/56. Tract 5467, Lot 137.



**2108 N. Hollyvista Avenue  
(3918 W. Franklin Avenue)**

Refer to 3918 W. Franklin Avenue for photograph and details.

543-301-2022 1954

Single residence: 1903 sq/ft: 3-bedrooms, 2-baths. Lot size 3993 sq/ft. 90027. Zone R1-1.  
Sanborn 150B201. Map Book 61-54/56. Tract 5467, Lot 148.

## 2107—2111 N. Hollyvista Avenue

2sg French 559-101-9020 1955



Single residence: 2029 sq/ft: 2-bedrooms, 2-baths. Lot size 12,256 sq/ft. 90027. Zone R1-1. Sanborn 150B201. Map Book 61-54/56. Tract 5467, Lotx 139,141.

**2112 N. Hollyvista Avenue  
(3922 W. Franklin Avenue)**

2s Spanish 543-301-2023 1977



Single residence: 1437 sq/ft: 3-bedrooms, 2-baths. Lot size 3397 sq/ft. 90027. Zone R1-1. Sanborn 150B201. Map Book 61-54/56. Tract 5467, Lot 49.

**2120 N. Hollyvista Avenue  
(3930 W. Franklin Avenue)**

Refer to 3930 W. Franklin Avenue for photograph and details.

543-301-2024 1934

Single residence: 1827 sq/ft: 3-bedrooms, 3-baths. Lot size 4068 sq/ft. 90027. Zone R1-1.  
Sanborn 150B201. Map Book 61-54/56. Tract 5467, Lot 50.



## 2115 N. Hollyvista Avenue

1sg Ranch 559-101-9022 1956



Single residence: 1647 sq/ft: 3-bedrooms, 4-baths. Lot size 5244 sq/ft. 90027. Zone R1-1. Sanborn 150B201. Map Book 61-54/56. Tract 5467, Lot 143.



**2123 N. Hollyvista Avenue  
(3950 W. Franklin Avenue)**

Refer to 3950 W. Franklin Avenue for photograph and details.

559-101-9023 1947

Single residence: 1247 sq/ft: 2-bedrooms, 1-bath. Lot size 3397 sq/ft. 90027. Zone R1-1.  
Sanborn 150B201. Map Book 61-54/56. Tract 5467, Lot 144.

**2207 N. Hollyvista Avenue  
(2439 N. Ronda Vista Drive)**

Refer to 2439 N. Ronda Vista Drive for photographs and details.

543-300-8001 1934

Single residence: 1548 sq/ft: 2-bedrooms, 2-baths. Lot size 3862 sq/ft. 90027. Zone R1-1.  
Sanborn 150B201. Map Book 61-54/56. Tract 5467, Lot 4279

## 4514-4516-4518 W. Hollywood Boulevard

2s Question-house altered 5542-013-011 1917



Store and residential: 12,036 sq/ft.

Lot 64. 3411 sq/ft. 90027. C2-CSA1. Map 147B197. TR 2646 Tract.

### History:

Last sold November 19, 2004.

### 1920 Census:

4514 ½ W. Hollywood Boulevard: 1) Walter E. Groseman, owner and head of household; white married male 61 years of age; born in Wisconsin; parents born in New York; real estate manager. 2) Eva A. Phillips, housekeeper, white female widow 51 years of age; born in Tennessee; father born in Tennessee, mother in Massachusetts; housekeeper in an apartment. 3) Albert Rogell?, lodger; white single male 19 years of age; born in Oklahoma; father born in New York, mother in Illinois; cinematographer in the motion picture industry. 4) Charles H. Gill, Jr., lodger; white single male 18 years of age; born in Illinois; parents born in Illinois; Motion picture photographer. 5) Frances Gill, sister; white single female 31 years of age; born in Illinois; parents born in Illinois; a splicer in motion pictures. 6) Samuel Roberts, lodger; white single male 26 years of age; born in Colorado; parents born in US; a technician in motion pictures. 7) James W. King, lodger; white married male 25 years of age; born in South Carolina; parents born in South Carolina; an actor in motion pictures. 8) Davey Russell, lodger; white married male 36 years of age; born in Kansas; parents born in Kansas; not working. 9) Orin Stocker, lodger; white married male 74 years of age; born in Pennsylvania; parents born in Pennsylvania; not working. 10) Joe Dixon, lodger; white single male 20 years of age; born in Alabama; parents born in Alabama; a photographer in motion pictures. 11) Jarry J. McInoid? Head of household; white married male 32 years of age; born in Colorado; father born in Illinois, mother in Iowa; a costuming salesman. 12) Rose McInoid?, wife; white married female 32 years of age; born in Arizona; parents born in US; a casting director in motion pictures. (ED 152; Page 148; Lines 47-50).

**4600-4604 W. Hollywood Boulevard (includes 1541 W. Rodney Drive)**

2s Minimal Traditional altered 5542-014-014 1921



Store and residential: 12,036 sq/ft.

Lot 16. 6750 sq/ft. 90027. C2-1. Map 147B197. TR 2646 Tract.

History:

Last sold May 26, 2000

**4614-4616-4618-4618 1/4-4618 1/2 W. Hollywood Boulevard**

1s Spanish 5542-014-011 1923/1939



Store and residential: 12,036 sq/ft.

Lot 13. 67509 sq/ft. 90027. C2-1. Map 147B197. TR 2646 Tract.

History:

Last sold January 12, 2010



**4620-4620 1/2-4622-4622 1/2 W. Hollywood Boulevard**

2s Four-square 5542-014-010 1917



Four-plex: 8-bedroom, 4-bath, 4640 sq/ft.

Lot 12. 6750 sq/ft. 90027. C2-1. Map 147B197. TR 2646 Tract.

History:

Last sold June 8, 2007.

**4624-4626-4626 1/2-4628-4628 1/2 W. Hollywood Boulevard**

2s Question-house altered 5542-014-009 1922



Store and residential: 8152 sq/ft.

Lot 11. 6750 sq/ft. 90027. C2-1. Map 147B197. TR 2646 Tract.

History:

Last sold January 17, 2007.

**4630-4632-4632 1/2-4634 W. Hollywood Boulevard**

2s Four-square 5542-014-008 1917



Commercial: 4 suites, 4460 sq/ft.

Lot 10. 6750 sq/ft. 90027. C2-1. Map 147B197. TR 2646 Tract.

History:

Last sold August 23, 2010.



**4644-4646-4648-4648 1/2 W. Hollywood Boulevard**

2s Question-house altered 5542-014-009 1924/1962



Store and residential: 6886 sq/ft.

Lot 7. 6750 sq/ft. 90027. C2-1. Map 147B197. TR 2646 Tract.

History:

Last sold December 24, 1986.

## 4650-4652 W. Hollywood Boulevard

2s Colonial 5542-014-005 1931



Professional Building: 13,000 sq/ft.

Lot 6. 6750 sq/ft. 90027. C2-1. Map 147B197. TR 2646 Tract.

### History:

Last sold December 30, 2004.



## 4651-4653-4655 W. Hollywood Boulevard

2s Neo-classical brick 5542-001-007 1924



Store and residential: 6 suites, 3975 sq/ft.

Lot 9. 6750 sq/ft. 90027. C2-1D. Map 147B197. TR 3774 Tract.

### History:

Last sold October 29, 2009.

**4661-4661 1/2-4663-4665-4665 1/2-4667-4669-4671-4673-4675-4677-4677 1/2-4679-4681-4683 W. Hollywood Boulevard**

2s Question-house 5542-001-005 and 5542-001-004 1923



Store and residential: 57 suites, 38,862 sq/ft.

Lots 5-6-7. 13,500 sq/ft. 90027. C2-1D. Map 147B197. TR 3774 Tract.

History:

Last sold July 9, 2008.

## 4748-4800-4802-4804-4806-4810-4812 W. Hollywood Boulevard

Frank Lloyd Wright and similar 5543-009-900 1921



Barnsdall Art Park: 11.5 acres.

Lot FR "Unnumbered Lt". 76,633 sq/ft. 90027. OS-1XL. Map 147B197. Replat of Prospect Park.

### History:

Aline Barnsdall was born in 1882 in Bradford, Pennsylvania, the second daughter of Theodore Barnsdall, the owner of Barnsdall Oil Company founded by her grandfather when he had developed the second producing oil field in the United States. Aline toured Europe with her father in the early years of the 20<sup>th</sup> century where she acquired an interest in radical feminism. She moved to Chicago in the 1910s to dabble in experimental theatre and it was there that she met Frank Lloyd Wright at some point between 1913 and 1915. Unconventional, radical, and independent, and seized by a passion for the arts, she counted the anarchist Emma Goldman among her friends. In 1917, she became an unmarried mother by design when she gave birth in Seattle to her only child, her daughter Louise "Sugartop." That same year, she inherited half of her recently deceased father's oil company with her sister, who immediately bought Aline's interest for \$3 million. This made her one of the richest women in the United States and supported extensive travels and philanthropy. It was at this moment that she moved to Los Angeles to become part of a burgeoning new art movement in the west.

In 1919, Aline Barnsdall purchased Olive Hill—a 35-acre olive-covered 89 foot high solitary hill located on the border between East Hollywood and Los Feliz—from Mary Spires for \$300,000. The original tract, bordered on the west by Edgemont Street, on the north by Hollywood Boulevard, on the east by Vermont Avenue, and on the south by Sunset Boulevard, was subdivided as a superblock, occupying roughly the area of four adjoining conventional city blocks.

She dreamed of making the site into an arts and avant-garde theater colony. The com-



plex was originally planned to include a home for Barnsdall and her young daughter (Hollyhock House), two secondary residences (Buildings "A" and "B"), a theater, a director's house, a dormitory for actors, studios for artists, shops, a motion picture theatre, a garage/chauffeur's quarters, animal cages, a spring House and dry streambed, and the Schindler Terrace. Only Hollyhock House and Buildings "A" and "B", the garage/chauffeur's quarters, the animal cages, the spring House and dry streambed, and the Schindler Terrace were built. All remain except for Building "B" which was demolished in 1948 and replaced by apartments.

While in Chicago, Aline had admired Frank Lloyd Wright's recently completed Midway Gardens building, so she decided to commission Wright to design the Olive Hill compound where she would live and manage the theatre company. Wright began the two-year construction in 1919. Discouraged by the house's cost, high maintenance, low comfort level, and Wright's lack of attention to her wishes, Aline came to believe that the best use of her property was as a public park. She donated the three Wright structures (Building "B" no longer exists) and eleven and a half acres to the City of Los Angeles in 1927 for the benefit of its citizens and to fulfill her vision of furthering enjoyment of art and architecture. Aline Barnsdall stipulated that the site must "forever remain a public park...for the enjoyment of the community in general [and that] no buildings be erected except for art purposes."

In keeping with both the letter and spirit of the gift, Barnsdall Park today is home to an adult and children's art instruction and exhibition facility (the Adult Art Center and the Junior Arts Center, 1967), and an art exhibition facility and theatre (the Municipal Art Gallery and the Gallery Theatre, 1971). The site is currently managed by the city's Department of Cultural Affairs and the grounds maintained by the Department of Recreation and Parks.

The summit of the hill and the northern slope fronting onto Hollywood Boulevard comprise Barnsdall Park. The Frank Lloyd Wright built Aline Barnsdall Residence ("Hollyhock House") with its garage/chauffeur's quarters and animal cages is sited on a north south axis on the crown of Olive Hill with the principal view to the west. Residence "A" is on the northern slope with a view to Griffith Park and the Los Feliz hillside residential area. The Schindler Terrace is sited on a slope below the west façade of the main house while the Spring House and dry streambed are located slightly to its southeast. The restored gardens and pine grove are complimented by a newly reconstructed olive grove on the northern slopes with the newly designed parking lot below fronting onto Hollywood Boulevard. Olive Hill Drive traverses the northern slope of the Olive Grove above the parking lot and circles the upper hilltop structures.

The Park complex is envisioned as a coherent oasis amidst an urban and economic district primarily composed of a vast hospital complex to the south, shopping centers to the east and west, and the Los Feliz Village and residential district on the north. Thus, its use involves a community of residential, commercial and institutional participants. A nearby Metro subway station at Vermont and Sunset provides easy access for the rest of the city.

Hollyhock House: The most unique aspect of the park is its historic legacy, primarily those elements designed by Frank Lloyd Wright: Hollyhock House, Chauffeur's Quarters, Residence A. It is the only property designed by Frank Lloyd Wright and his son Lloyd Wright that is currently utilized as a public park. Wright's design of the hilltop acropolis' terraces, sight lines, groves and gardens have achieved worldwide recognition and deserve preservation. It is considered perhaps the most complete example of Wright's talents in the country. For this reason alone, the park has international significance as an historic resource.

Hollyhock House, Aline Barnsdall's personal residence on Olive Hill, was Wright's first Los Angeles project. Built between 1919 and 1921, it represents his earliest efforts to develop a regionally appropriate style of architecture for Southern California, which Wright called



Hollyhock House

“California Romanza,” taken from a musical term meaning “freedom to make one’s own form.” Taking advantage of Los Angeles’ dry, temperate climate, Hollyhock House is a remarkable combination of house and gardens. Each major interior space adjoins an equivalent exterior space, connected either by glass doors, a porch, pergola or colonnade. A series of rooftop terraces further extend the living space and provide magnificent views of the Los Angeles basin and the Hollywood Hills.

The house takes its name from the favorite flower of Aline Barnsdall. At her request, stylized hollyhocks were incorporated into the decorative elements of the house on the roofline, walls, columns planters and furnishings. Preoccupied by his simultaneous commission to design the Imperial Hotel in Japan, Wright delegated much of the work to his assistant, Rudolph Schindler and his son, Lloyd Wright.

Aline Barnsdall’s 1927 gift included the stipulation that a fifteen-year lease be given to the California Art Club for its headquarters, which they maintained until 1942, when the house was converted into a USO (United Service Organization) during the World War II years. In 1946, the facility was leased for ten years by Dorothy Clune Murray as headquarters for the Olive Hill Foundation. After Murray’s lease expired in 1956, the city used Hollyhock House for administrative and civic functions, and even special tours for architecture students.

At various times, the house had been altered to meet the needs of the different organizations. The first renovation took place in 1946 by the Olive Hill Foundation under the supervi-





sion of Lloyd Wright, Frank's son. The city undertook a series of restorations of the house in 1972 with the goal of bringing the house back to its original state. In 1990, Frank's originally designed living room furniture was replicated and installed. After the Northridge earthquake in 1994, however, the building required additional restoration including a seismic retrofit. The renovations and repairs were finished in 2005, and restoration and interior decorating continues to today.

Hollyhock House is considered a benchmark in American architectural space allocation. Wright adopted to great effect several California associated characteristics, most particularly the partnership between indoor and outdoor spaces. The house represents such a turning point for Wright's artistic development, that it was cited by the American Institute of Architects and the National Trust for Historic Preservation in 1959 as among Wright's most important structures "which ought to be preserved in their original form."

Hollyhock House was designated a National Historic Landmark by the U.S. Department of the Interior in 2007, the seventh site in Los Angeles to achieve that status. In 2008, the US Park Service nominated Hollyhock House for United Nations World Heritage Status. Hollyhock House was also judged to be one of the top ten all-time residences in Los Angeles by architectural experts surveyed by the Los Angeles Times in December 2008. Today, the house attracts interest and tourists from all over the world and is one of the most important Los Angeles tourist destinations.

Hollyhock House Motor Court: Hollyhock House Motor Court was built by Frank Lloyd Wright as the garage and chauffeur's quarters. Its restoration is currently under consideration, with potential use as a bookstore and/or café. In addition, the restoration would include the fountain, driveway turnaround, and circular garden. Restoring the original parterres of lawn and paving will re-establish the scale of the space and entry sequence to the house itself along the Pet Pergola as originally designed for Aline Barnsdall.

Residence "A": Residence "A" was designed and lived in by Frank Lloyd Wright in 1919 while he was designing and building the nearby Hollyhock House for Aline Barnsdall. It was initially intended to be the house for the Barnsdall Art Center's Director. The 1927 deed specifically outlined the future function of Residence "A" as "for classes for children in modeling, drawing, dramatics, music, and dancing." The city operated the facility in this manner until the opening of the Junior Arts Center in 1967, after which time it was used for adult art classes until its 2000 closure. It was designated a National Historic Landmark in 2007. The building is closed today because of earthquake damage and pest infestation.

Junior Arts Center: The Junior Arts Center was built adjacent to the Spring House on the southeast slope of the hill below the Barnsdall Residence in 1967. Designed jointly by Hunter and Benedict and by Kahn, Farrell and Associates, it includes three structures united by a central tiled terrace. Although it is a newer construction, it is architecturally compatible with the original buildings.

Los Angeles Municipal Art Gallery: The Los Angeles Municipal Art Gallery was constructed at a location between the Junior Arts Center and Residence "A" in 1971. Designed by Wehmuller and Stephens, it includes a 10,000-square-foot exhibition area with an auditorium and theatre (the Gallery Theatre). It matches the Junior Arts Center architecturally and is in harmony with the original Wright buildings.

As the premier exhibition facility for the City of Los Angeles Department of Cultural Affairs since it opened in 1972, the Los Angeles Municipal Art Gallery enriches our community



Junior Art Center



through exhibitions and educational programs which interpret California contemporary art. Since its inception, its mission has been to promote, interpret and present the art of established, mid-career, and emerging Southern California artists as well as art from elsewhere relevant to the people of Los Angeles. The curatorial focus includes painting, sculpture, photography, architecture, design, video, sound, electronic performance and installation works. Once a year, the Gallery hosts the COLA exhibition featuring the work of selected mid-career artists who have received fellowships from the City.

The facility's expansive exhibition space provides opportunities for artists, curators, and interpretive writers. School groups visit weekday mornings to explore exhibitions. The Department of Cultural Affairs' Slide Registry containing images of the work of 275 artists from throughout the state of California is housed at the Gallery.

Barnsdall Gallery Theatre: The Barnsdall Gallery Theatre (BGT) is a 299-seat proscenium stage owned and operated by the City of Los Angeles as a venue for live theatre, dance, music, spoken work, lecture, film and special event presentations.

(Donald Seligman; from Barnsdall Art Park Foundation Business Plan, 2010)



Municipal Art Gallery

## 4759-4761 W. Hollywood Boulevard

2s Spanish 5589-030-032 1922/1976



Theater: 38,882 sq/ft.

Lot 8. 6162 sq/ft. 90027. C2-1D. Map 147B197. West Portion of the Lick Tract = Los Felis Road.

### History:

Last sold February 10, 2003.

**4945-4949-4951-4953-4955-4957-4959 W. Hollywood Boulevard  
(includes 1703-1705-1707-1709 N. Kenmore Avenue)**

2s Spanish 5589-033-053 1926/1930



Store and office: 31,816 sq/ft.

Lot 4. 12,107 sq/ft. 90027. C2-1D. Map 147B197. Holmby Avenue Tract No 1.

History:

Last sold December 1, 1989.



**5028-5030-5032-5034-5036 W. Hollywood Boulevard**

2s    Altered with Spanish elements    5543-005-025    1913



Stores: 5489 sq/ft.

Lot FR 4. 4654 sq/ft. 90027. C2-1D. Map 147B197. Prospect Tract.

History:

Last sold February 8, 1996.

## 5101-5103-5105-5107 W. Hollywood Boulevard

2s Brick Mediterranean 5544-012-019 1921/1954



Store and residential: 9668 sq/ft.

Lot 58. 6324 sq/ft. 90027. C2-1D. Map 148-5A195. Winona Tract.

### History:

Last sold November 28, 1984.

## 5119-5121-5123-5125 W. Hollywood Boulevard

1s Brick Commercial storefront row 5544-012-042 1924



Stores: 5600 sq/ft.

Lot 59. 6441 sq/ft. 90027. C2-1D. Map 148-5A195. Winona Tract.

### History:

Last sold March 18, 1980.



**5200-5202 W. Hollywood Boulevard  
(includes 1647 N. Kingsley Drive)**



2s Question-house minimal altered 5544-002-041 1913

20-unit apartment: 12,684 sq/ft.

Lot 2. 10,638 sq/ft. 90027. C2-1D. Map 148-5A195. Glorietta Tract.

History:

Last sold December 9, 1996.

5200 W. Hollywood Boulevard was the home of American film actress Marian Skinner (8 January 1880 – 7 June 1963), appeared in 51 films between 1915 and 1924. (Source: Wikipedia; 1920 United States census).

## 5211-5213-5215-5215 1/2-5217 W. Hollywood Boulevard

7s French Chateau 5544-010-025 1927/1928



90-unit apartment: 23-bedroom, 90-bath, 75,606 sq/ft.  
Lot 3. 23,016 sq/ft. 90027. C2-1D. Map 148-5A195. W. Lamb Tract.

### History:

Last sold September 20, 2007.

5217 was the home of actress Gertrude Astor at the time of the 1930 United States census. Born in Ohio in 1887, Astor became one of the most important female character actresses of all time, appearing in nearly 300 film productions between 1915 and 1966. Tall and lanky, she usually appeared in comic roles with major comedic stars like Laurel and Hardy, the Our Gang team, and in particular, Charley Chase. Her advanced horseback riding talents also brought her work as a stunt-woman. Her deep voice allowed her to transition from silent film into sound with ease. Her career spanned an astonishing 50 years by the time of her death in 1977 on her 90th birthday.

5217 was also the home of Lila Leslie (1 January 1890 – 8 September 1940), a British actress of the silent era. She appeared in 71 films between 1913 and 1933. (Source: Wikipedia; 1930 United States census).



## 5216-5218-5220 W. Hollywood Boulevard

2s Mediterranean 5544-016-011 1931/2001



Store and residential: 33,743 sq/ft.

Lot 24. 7119 sq/ft. 90027. C2-1D. Map 148-5A195. Re-plat of the Eaton Tract.

### History:

Last sold September February 10, 2003.

**5221-5225-5225 1/2-5227-5229-5233 W. Hollywood Boulevard**

2s Mediterranean 5544-010-023 1926



Store and residential: 14,088 sq/ft.

Lot 2. 21,013 sq/ft. 90027. C2-1D. Map 148-5A195. W. Lamb Tract.

History:

Last sold September 20, 2007.



**5500-5502-5504-5506-5508-5510 W. Hollywood Boulevard  
(includes 1675-1677-1679-1681-1683 N. Western Avenue)**

4s Art Deco 5544-025-032 1928



Office and store commercial: 43,873 sq/ft.  
Lot A. 12,739 sq/ft. 90027. [Q]R5-2. Map 148-5A193. P M 2093 Tract.



History:

Last sold February 20, 2007.

The Louis B. Mayer Hollywood & Western Building, is a four-story Art Deco office building and was declared a Los Angeles Historic-Cultural Monument (HCM #336) on January 1, 1988.

Designed by S. Charles Lee, and built by Louis B. Mayer, the building opened on December 8, 1928. The building was the first location for Central Casting, and The Ben Hecht Company. Hollywood Billiard, Hollywood's oldest pool hall was located in the lower basement of the building.

The building was heavily damaged in the 1994 Northridge Earthquake, and was subsequently renovated. Its tenants as of 2008 included the local offices of Los Angeles City Councilman Eric Garcetti.





## 1306 N. Hoover Street

1s Craftsman altered 5430-032-018 1908



Single residence: 1699 sq/ft.

Lot 17. 6192 sq/ft. 90027. RD1.5-1XL. Map 147A201. The Dodd Tract.

### History:

Sold December 3, 2003 for \$430,000.



## 1310 N. Hoover Street

1s Question-house minimal 5430-032-017 1911



Single residence: 5-room, 1-Bedroom, 1-Bath, 964 sq/ft.  
Lot 16. 3592 sq/ft. 90027. R2-1XL. Map 147A201. The Dodd Tract.

### 1940 Census:

1310 Hoover Street (Rents for \$15): 1) Harry H. Robb, head of household; white married male 69 years of age; born in Missouri; not working. 2) Anna Robb, wife; white married female 64 years of age; born in Indiana; not working. (ED 60-86; Page 16B; Lines 63-64).

## 1314 N. Hoover Street

1s Craftsman 5430-032-016 1912



Single residence: 5-room, 2-Bedroom, 2-Bath, 649 sq/ft.  
Lot 16. 2601 sq/ft. 90027. R2-1XL. Map 147A201. The Dodd Tract.

### History:

Sold September 22, 2004 for \$520,005.

### 1940 Census:

1314 Hoover Street (Rents for \$25): 1) Bert C. Schroeder, head of household; white married male 40 years of age; born in Ohio; attendant, gas station. 2) May M. Schroeder, wife; white married female 38 years of age; born in Montana; not working. 3) Minnie Maker, step-mother-in-law; white widow 70 years of age; born in Missouri; not working. (ED 60-86; Page 16B; Lines 65-67).



## 1320 N. Hoover Street

1s Craftsman 5430-032-015 1913



Single residence: 6-room, 2-Bedroom, 1-Bath, 849 sq/ft.  
Lot 15. 4708 sq/ft. 90027. R2-1XL. Map 147A201. The Dodd Tract.

### 1940 Census:

1320 Hoover Street (Value \$1,500): 1) Frances Griswold, head of household; white widow 80 years of age; born in California; not working. (ED 60-86; Page 16B; Line 68).

## 1326 N. Hoover Street

1s Colonial 5430-032-014 1922



Single residence: 7-room, 3-Bedroom, 2-Bath, 1212 sq/ft.  
Lot 14. 6196 sq/ft. 90027. R2-1XL. Map 147A201. The Dodd Tract.

### 1940 Census:

1326 Hoover Street (Rents for \$33): 1) Nick Lonciblotti, head of household; white married male 51 years of age; born in Italy; barber, barber shop; earns \$1,020. 2) Katherine Lonciblotti, wife; white married female 43 years of age; born in Italy; not working. 3) Frank Lonciblotti, son; white single male 18 years of age; born in California; in school; usher, theatre. 4) Angelena Lonciblotti, daughter; white female 14 years of age; born in California; in school. (ED 60-86; Page 16B; Lines 69-72).



## 1330 N. Hoover Street

1s Craftsman 5430-032-013 1923



Duplex: 5-room, 4-Bedroom, 2-Bath, 1679 sq/ft.

Lot 13. 6197 sq/ft. 90027. R2-1XL. Map 147A201. The Dodd Tract.

### 1940 Census:

1330 Hoover Street (Value \$3,000): 1) Harmon Bibb, head of household; white married male 51 years of age; born in Missouri; auto mechanic, own garage. 2) Edith Bibb, wife; white married female 44 years of age; born in Kansas; marker, department store; earns \$800. 3) Cedric Hamilton, step-son; white single male 21 years of age; born in California; not working. ED 60-86; Page 16B; Lines 79-80; and Page 17A, Line 1).



## 1334-1336 N. Hoover Street

1s Colonial 5430-032-012 1912



Duplex: 5-room, 2-Bedroom, 2-Bath, 1433 sq/ft.

Lot 12. 5448 sq/ft. 90027. R2-1XL. Map 147A201. The Dodd Tract.

### 1940 Census:

1336 Hoover Street (Rents for \$18): 1) Norman O. Hubson, head of household; white married male 56 years of age; born in Wisconsin; sales manager, wholesale calendar manufacturer. 2) Louella Hubson, wife; white married female 48 years of age; born in Iowa; assembler, wholesale calendars; earns \$110. (ED 60-86; Page 16B; Lines 73-74).

## 1400-1402-1402 1/2 N. Hoover Street

1s Craftsman 5430-032-011 1911/1913



Triplex: 4-Bedroom, 3-Bath, 1673 sq/ft.

Lot 11. 6200 sq/ft. 90027. R2-1XL. Map 147A201. The Dodd Tract.

### History:

Sold November 14, 1986 for \$130,00.

### 1940 Census:

1400 Hoover Street (Value \$2,000): 1) Zeb W. Blackmore, head of household; white married male 66 years of age; born in Missouri; not working. 2) Daisy Blackmore, wife; white married female 65 years of age; born in Missouri; not working. (ED 60-86; Page 17A; Lines 2-3).

1402 Hoover Street (Rents for \$25); 1) Fanny Scarborough, head of household; white widow 67 years of age; born in Texas; not working. 2) James Scarborough, son; white married male 30 years of age; born in Oklahoma; repair man, retail radio store; earns \$1,040. (ED 60-86; Page 17A; Lines 6-7).

1402 1/2 Hoover Street (Rents for \$20): 1) Marjorie Moore, head of household; white single female 19 years of age; born in Iowa; in school. 2) Richard Moore, brother/partner; white single male 16 years of age; born in Iowa; in school. (ED 60-86; Page 17A; Lines 4-5).



## 1404 N. Hoover Street

1s Colonial altered 5430-032-010 1901



Single Residence: 7-room, 3-Bedroom, 1-Bath, 1235 sq/ft.  
Lot 10. 6201 sq/ft. 90027. R2-1XL. Map 147A201. The Dodd Tract.

### History:

Sold May 28, 2003 for \$421,500.

### 1940 Census:

1404 Hoover Street (Value \$3,000): 1) Frank Snow, head of household; white married male 59 years of age; born in Ohio; carpenter, motion picture studio; earns \$1,232. 2) Laura Snow, wife; white married female 58 years of age; born in Ohio; not working. 3) Douglas Snow, son; white single male 23 years of age; born in Ohio; ice man, retail ice; earns \$100. 4) John M. Strahl, lodger; white married male 56 years of age; born in Austria; waiter, hotel restaurant; earns \$1,250. (ED 60-86; Page 17A; Lines 8-11).



## 1408 N. Hoover Street

1s Craftsman 5430-032-009 1927



Single residence: 6-room, 3-Bedroom, 2-Bath, 1119 sq/ft.  
Lot 9. 6202 sq/ft. 90027. R2-1XL. Map 147A201. The Dodd Tract.

### History:

Sold January 12, 1995.

### 1940 Census:

1408 Hoover Street (Rents for \$22): 1) Hans Grund, head of household; white married male 63 years of age; born in Norway; laborer, WPA project, earns \$540. 2) Selma Grund, wife; white married female 63 years of age; born in Sweden; not working. (ED 60-86; Page 17A; Lines 12-13).



## 1414 N. Hoover Street

1s Craftsman 5430-032-008 1935



Single Residence: 11-room, 3-Bedroom, 2-Bath, 1763 sq/ft.  
Lot 8. 6203 sq/ft. 90027. R2-1XL. Map 147A201. The Dodd Tract.

### 1940 Census:

1414 Hoover Street (Rents for \$35): 1) Oscar McDonald, head of household; white married male 40 years of age; born in Texas; grip department, motion picture studio; earns \$360. 2) Margaret McDonald, wife; white married female 32 years of age; born in Texas; not working. 3) Donald McDonald, son; white male 12 years of age; born in Texas; in school. 4) Roy Brown, lodger; white single male 23 years of age; born in Illinois; auto chrome plater, plating shop; earns \$1,800. 5) Brigham Hill, lodger; white single male 34 years of age; born in Idaho; auto mechanic, garage; earns \$1,543. (ED 60-86; Page 17A; Lines 14-18).



## 1420 N. Hoover Street

1s Traditional minimal 5430-003-007 1903/1922



Duplex: 4-Bedroom, 2-Bath, 1526 sq/ft.

Lot 7. 6205 sq/ft. 90027. R2-1XL. Map 147A201. The Dodd Tract.

### 1940 Census:

1420 Hoover Street (Value \$2,500): 1) Mary Grant, head of household; white widow 68 years of age; born in New York; not working. 2) Marian Brown, daughter; white divorced female 41 years of age; born in New York; not working. 3) Georgia Brown, granddaughter; white female 6 years of age; born in California; in school. (ED 60-86; Page 17A; Lines 19-21).



## 1424-1426-1428 N. Hoover Street

2s Question-court 5430-032-006 1923/1959



5-unit bungalow court: 6-Bedroom, 5-Bath, 3224 sq/ft.  
Lot 6. 6206 sq/ft. 90027. R2-1XL. Map 147A201. The Dodd Tract.



**1430-1430 1/2 N. Hoover Street (includes 4318 W. Sunset Drive)**

1s Craftsman/Spanish 5430-032-002 1912/1926



Four-plex: 8-Bedroom, 4-Bath, 8854 sq/ft.

Lot 3. 6711 sq/ft. 90027. R2-1XL. Map 147A201. TR 1586 Tract.



## 1500-1502 N. Hoover Street (includes 4315 W. Sunset Drive)

1s Spanish 5430-021-001 1923



Duplex: 2-Bedroom, 2-Bath, 1348 sq/ft.

Lot 74. 5601 sq/ft. 90027. R2-1XL. Map 147A201. TR 5094 Tract.

### History:

Last sold June 27, 2003 for \$412,500.

### 1930 Census:

1502 N. Hoover Street (rents for \$40 per month): 1) Francis Cassidy, renter and head of household; white married male, 42 years of age; born in Massachusetts; parents born in Ireland; a candy store manager. 2) Henrietta Cassidy, wife; white married female 37 years of age; born in Canada; parents born in Canada; not working. (ED 19-21; page 1A; lines 48-49).

### 1940 Census:

1502 Hoover Street (Rents for \$30): 1) Beulah Gebauer, head of household; white widow 52 years of age; born in Kansas; sub. linotype operator, printing company; earns \$600. (ED 60-86; Page 15A; Line 33).

**1501-1503 N. Hoover Street  
(includes 4357-4359-4361 W. Sunset Drive)**

1s Spanish 5542-008-024 1923/1930



5-units: 7-Bedroom, 5-Bath, 4005 sq/ft.

Lot 73. 6208 sq/ft. 90027. RD1.5-1XL. Map 147A201. TR 5094 Tract.



## 1506 N. Hoover Street

1s Spanish 5430-021-002 1923



Single residence: 7-room, 2-Bedroom, 3-Bath, 1545 sq/ft.

Lot 75. 6250 sq/ft. 90027. R2-1XL. Map 147A201. TR 5094 Tract.

### 1930 Census:

1506 N. Hoover Street (rents for \$55 per month): 1) Harvey D. Hatfield, renter and head of household; white married male 44 years of age; married at age 22; born in Indiana; parents born in Indiana; a radio merchant. 2) Catherine F. Hatfield, wife; white married female 44 years of age; married at age 22; born in Indiana; parents born in Indiana; not working. 3) Karl B. Hatfield, son; white single male 20 years of age; born in Indiana; parents born in Indiana; a radio expert. 4) Betty F. Hatfield, daughter; white single female, 12 years of age; born in Colorado; parents born in Indiana; in school. (ED 19-21; page 1B; lines 54-57).

### 1940 Census:

1506 Hoover Street (Value \$4,000): 1) Gertrude Dodge, head of household; white widow 46 years of age; born in New York; not working. 2) Phyllis Hamilton, step-daughter; white female 12 years of age; born in California; in school. 3) Keith Hamilton, step-son; white male 9 years of age; in school. (ED 60-86; Page 62A; Line 40; and Page 62B, Lines 41-42).

**1507-1507 1/4-1507 1/2-1507 3/4-1509-1509 1/4-1509 1/2-1509 3/4 N. Hoover Street**

1s Spanish 5542-008-023 1923



Historic Monument status under consideration.

8-unit Bungalow Courtyard: 8-Bedroom, 8-Bath, 4318 sq/ft.  
Lot 72. 6923 sq/ft. 90027. RD1.5-1XL. Map 147A201. TR 5094 Tract.



## 1510 N. Hoover Street

1s Ranch minimal 5430-021-003 1923



Single Residence: 5-room, 2-Bedroom, 1-Bath, 1294 sq/ft.  
Lot 76. 6250 sq/ft. 90027. R2-1XL. Map 147A201. TR 5094 Tract.

### History:

Sold on October 17, 2008.

### 1930 Census:

1510 N. Hoover Street (value: \$10,000): 1) Angelo Prezio, owner and head of household; white married male 51 years of age; married at age 29; born in Italy; parents born in Italy; to US in 1898, a naturalized citizen; a real estate buyer. 2) Constance L. Prezio, wife; white married female 45 years of age; married at age 20; born in Italy, parents born in Italy; to US in 1904, a naturalized citizen; not working. 3) Sam L. Prezio, son; white single male 24 years of age; born in California; parents born in Italy; a civil Engineer for the city of Los Angeles. 4) Palmer A. Prezio, son; white single male 23 years of age; born in California; parents born in Italy; a service station attendant. (ED 19-21; Page 1A; line 50 and Page 1B, lines 51-53).

### 1940 Census:

1510 Hoover Street (Rents for \$35): 1) Anthony Preno, head of household; white married male 46 years of age; born in Italy; barber, beauty shop; earns \$800. 2) Virginia Preno, wife; white married female 36 years of age; born in Italy; seamstress, wholesale men's coats; earns \$720. 3) Violet Preno, daughter; white single female 15 years of age; born in new York; in school. (ED 60-86; Page 15A; Lines 34-36).

**1511-1511 1/4-1511 1/2-1511 3/4-1513-1513 1/4-1513 1/2-1513 3/4 N. Hoover Street**

1s Spanish 5542-008-022 1923



8-unit Bungalow Court: 8-Bedroom, 8-Bath, 4368 sq/ft.  
Lot 71. 6920 sq/ft. 90027. R2-1XL. Map 147A201. TR 5094 Tract.



## 1514-1516 N. Hoover Street

2s Craftsman 5430-021-004 1923/1937



Duplex: 6-Bedroom, 3-Bath, 3050 sq/ft.

Lot 77. 6250 sq/ft. 90027. R2-1XL. Map 147A201. TR 5094 Tract.

### History:

Last sold on June 2, 2002 for \$400,000.

### 1930 Census:

1516 N. Hoover Street (value \$7,000): 1) Mina M. Krebs, owner and head of household; white female widow 51 years of age; married at age 43; born in Iowa; father born in Indiana, mother in Ohio; a high school teacher. (ED 19-21; Page 1B; Line 58).

### 1940 Census:

1514 Hoover Street (Value \$3,000): 1) Willis E. Johnson, head of household; white married male 71 years of age; born in Minnesota; not working. 2) Mina K. Johnson, wife; white married female 61 years of age; born in Iowa; Economics teacher, Jr. High School, city; earns \$3,050. 3) Drucilla Mandlin, mother-in-law; white widow 89 years of age; born in Ohio; not working. (ED 60-86; Page 15A; Lines 37-39).

1516 Hoover Street (Rents for \$50): 1) Earl G. Barr, head of household; white married male 52 years of age; born in Michigan; lecturer and author, ancient philosophy and religion. 2) Alma Barr, wife; white married female 33 years of age; born in Minnesota; not working. 3) Sonja E. Barr, daughter; white female 3 years of age; born in California. 4) Infant daughter; white female 1 year of age; born in California. (ED 60-86; Page 62B; Lines 68-71).

## 1517 N. Hoover Street

2s Contemporary minimal 5542-008-021 1988



Four-plex: 12-Bedroom, 8-Bath, 3780 sq/ft.  
Lot 70. 6918 sq/ft. 90027. R2-1XL. Map 147A201. TR 5094 Tract.



## 1520-1522 N. Hoover Street

1s Question-house 5430-021-005 1923



Single Residence: 2-Bedroom, 1-Bath, 1229 sq/ft.  
Lot 78. 6250 sq/ft. 90027. R2-1XL. Map 147A201. TR 5094 Tract.

### 1930 Census:

1522 N. Hoover Street (rents for \$45 per month): 1) Charles C. Leevin, renter and head of household; white married male 39 years of age; married at age 25; born in Michigan; father born in Canada, mother in Connecticut; an advertising salesman. 2) Regina I. Leevin, wife; white married female 29 years of age; married at age 17; born in Florida; father born in Ohio, mother in Colorado; not working. 3) Patricia S. Leevin, daughter; white female 11 years of age; born in California; in school. 4) Howard L. Leevin, son; white male 8 years of age; born in California; in school. 5) Donal Craig Leevin, son; white male 5 years of age; born in California; in school. (ED 19-21; Page 1B; Lines 59-63).

### 1940 Census:

1522 Hoover Street (Value \$4,000): 1) Ana Dusbiber, head of household; white single female 56 years of age; born in Michigan; not working. (ED 60-86; Page 15B; Line 41).

## 1521-1523 N. Hoover Street

1s Spanish 5542-008-020 1920/1923



Duplex: 4-Bedroom, 2-Bath, 1958 sq/ft.

Lot 69. 6916 sq/ft. 90027. R2-1XL. Map 147A201. TR 5094 Tract.

### History:

Last sold on May 30, 2002 for \$360,000.

### 1940 Census:

1521 Hoover Street (Value \$1,500): 1) Arthur Mischke, head of household; white married male 53 years of age; born in Ohio; not working. 2) Elsie Mischke, wife; white married female 54 years of age; born in Ohio; not working. 3) Neal Mischke, son; white single male 17 years of age; born in California; in school; busboy, restaurant; earns \$40. 4) Barbara Mischke, daughter; white female 14 years of age; born in California; in school. (ED 60-86; Page 12B; Lines 67-70).

1523 Hoover Street (Rents for \$45): 1) Lucille Irwin, head of household; white divorced female 36 years of age; born in Hawaii; not working. 2) Diana E. Irwin, daughter; white female 10 years of age; born in California; in school. (ED 60-86; Page 12B; Lines 65-66).



## 1526 N. Hoover Street

1s Spanish 5430-021-006 1923



Single residence: 6-room, 2-Bedroom, 1-Bath, 984 sq/ft.  
Lot 79. 6250 sq/ft. 90027. R2-1XL. Map 147A201. TR 5094 Tract.

### 1940 Census:

1526 Hoover Street (Rents for \$40): 1) Hector Casola, head of household; white married male 35 years of age; born in Italy; furniture refinisher; furniture repair store. 2) Dominica Casola, wife; white married female 35 years of age; born in Italy; not working. 3) Amelia Casola, daughter; white female 3 years of age; born in California. 4) Tullia Casola, daughter; white female 2 years of age; born in California. 5) Louis Gordon, brother-in-law; white single male 40 years of age; born in Italy; truck driver, wholesale gasoline; earns \$2,080. (ED 60-86; Page 15B; Lines 42-46).

## 1527 N. Hoover Street

2s Question-house 5542-008-019 1923



Major remodel.

Single Residence: ?-room, 5-Bedroom, 3-Bath, 1994 sq/ft.

Lot 80. 6913 sq/ft. 90027. R2-1XL. Map 147A201. TR 5094 Tract.

### History:

Last sold on August 9, 2005 for \$800,000.

### 1940 Census:

1527 Hoover Street (Value \$5,000): 1) Sam Osborne, head of household; white married male 38 years of age; born in Illinois; salesman, retail auto polish. 2) Lillian Osborne, wife; white married female 37 years of age; born in Illinois; not working. (ED 60-86; Page 12B; Lines 63-64).



## 1530-1532 N. Hoover Street

1s Spanish 5430-021-007 1923/1924



Duplex: 4-Bedroom, 2-Bath, 1878 sq/ft.

Lot 80. 6250 sq/ft. 90027. R2-1XL. Map 147A201. TR 5094 Tract.

### 1930 Census:

1532 N. Hoover Street (value \$8,000): 1) Arthur P. Stoker, owner and head of household; white married male 41 years of age; married at age 31; born in Iowa; father born in Denmark, mother in Germany; a civil engineer for the City of Los Angeles. 2) Frances L. Stoker, wife; white married female 29 years of age; married at age 19; born in California; parents born in Germany; secretary in a law office. 3) Magdaline M. Merkle, mother-in-law; white female widow 51 years of age; married at age 20; born in Germany; parents born in Germany; to US in 1900, a naturalized citizen; not working. 4) Fred L. Merkle, brother-in-law; white single male 25 years of age; born in California; parents born in Germany; a chauffeur in a trucking company. (ED 19-21; Page 1B; Lines 67-70).

1532 ½ N. Hoover Street (rents for \$35 per month): 1) Raymond W. Olsen, renter and head of household; white married male 32 years of age; married at age 23; born in California; parents born in Denmark; an automobile mechanic. 2) Elsie M. Olsen, wife; white married female, 30 years of age; married at age 21; born in California; parents born in Germany; a stenographer in a law office. (ED 19-21; Page 1B; Lines 71-72).

1940 Census:

1532 Hoover Street (Value \$2,600): 1) Arthur P. Stocker, head of household; white married male 52 years of age; born in Iowa; street design engineer, city street department; earns \$2,700. 2) Frances Stocker, wife; white married female 39 years of age; born in California; stenographer, law office; earns \$900. 3) Lina Merkle, mother; white widow 61 years of age; born in Germany; not working. (ED 60-86; Page 15B; Lines 47-49).

1532 1/2 Hoover Street (Rents for \$20): 1) Raymond Olsen, head of household; white married male 43 years of age; born in California; auto mechanic, garage; earns \$975. 2) Elsie Olsen, wife; white married female 39 years of age; born in California; stenographer, law firm; earns \$1,300. (ED 60-86; Page 15B; Lines 50-51).

## 1533 N. Hoover Street

1s Spanish 5542-008-018 1923



Single residence: 6-room, 2-Bedroom, 1-Bath, 1032 sq/ft.  
Lot 67. 6910 sq/ft. 90027. R2-1XL. Map 147A201. TR 5094 Tract.



## 1536 N. Hoover Street

1s Spanish 5430-021-008 1923



Single residence: 6-room, 4-Bedroom, 2-Bath, 1966 sq/ft.  
Lot 81. 6250 sq/ft. 90027. R2-1XL. Map 147A201. TR 5094 Tract.

### History:

Last sold on June 19, 1985 for \$110,000.

### 1930 Census:

1536 N. Hoover Street (value \$3,000): 1) Daniel L. Picknell, owner and head of household; white married male 35 years of age; married at age 28; born in District of Columbia; father born in DC, mother in Texas; an office equipment systems expert. 2) Agnes Picknell, wife; married white female 27 years of age; married at age 22; born in New York; parents born in Ireland; not working. 3) Daniel S. Picknell, Jr., son; white male 5 years of age; born in California; in school. 4) Joan Picknell, daughter; white female 1 year 8 months of age; born in California. (ED 19-21; Page 1B; Lines 73-76).

### 1940 Census:

1536 Hoover Street (Value \$4,500): 1) W. Wayne Austin, head of household; white married male 39 years of age; born in Idaho; electrical engineer; Bureau of Power and Light; earns \$2,400. 2) Elna Austin, wife; white married female 36 years of age; born in Idaho; not working. 3) Marilyn Austin, daughter; white female 14 years of age; born in California; in school. 4) Joan Austin, daughter; white female 10 years of age; born in California; in school. 5) Elaine Austin, daughter; white female 5 years of age; born in California; in school. 6) Susan Austin, daughter; white female 2 years of age; born in California. (ED 60-86; Page 15B; Lines 56-61).



## 1537 N. Hoover Street

1s Spanish 5542-008-017 1923



Single residence: 10-room, 5-Bedroom, 2-Bath, 1668 sq/ft.  
Lot 66. 6908 sq/ft. 90027. R2-1XL. Map 147A201. TR 5094 Tract.

## 1542 N. Hoover Street

1s Spanish 5430-021-009 1923



Single residence: 6-room, 2-Bedroom, 1-Bath, 1032 sq/ft.  
Lot 82. 6250 sq/ft. 90027. R2-1XL. Map 147A201. TR 5094 Tract.

### 1930 Census:

1542 N. Hoover Street (value \$6,000): 1) Isidor Frisch, owner and head of household; white married male, 47 years of age; married at age 29; born in Austria; parents born in Austria; to US in 1885, a naturalized citizen; a dry goods store proprietor. 2) Rose Frisch, wife; white married female 49 years of age; married at age 21; born in Austria; parents born in Austria; to US in 1893, a naturalized citizen; not working. 3) Bella Frisch, daughter; white single female, 24 years of age; born in New York; a bookkeeper in the oil industry. 4) Edie Frisch, daughter; white single female, 22 years of age; born in New York; a clerk in a dry goods store. 5) Bernard Frisch, son; white single male, 21 years of age; born in New York; a sales clerk in a haberdashery. 6) Martin Frisch, son; white single male 20 years of age; born in New York; a display man in a clothing store. (ED 19-21; Page 1B; Lines 77-82).

### 1940 Census:

1542 Hoover Street (Value \$4,000): 1) Walter J. Sullivan, head of household; white married male 61 years of age; born in New York; manager, retail novelty; own shop. 2) Augusta Sullivan, wife; white married female 63 years of age; born in Iowa; not working. 3) Paul C. Sullivan, son; white married male 28 years of age; born in California; salesman, retail novelties. 4) Ann B. Sullivan, wife; white married female 26 years of age; born in Pennsylvania; not working. (ED 60-86; Page 15B; Lines 52-55).



## 1543 N. Hoover Street

1s Spanish 5542-008-016 1923



Single residence: 6-room, 3-Bedroom, 2-Bath, 1558 sq/ft.  
Lot 65. 6906 sq/ft. 90027. R2-1XL. Map 147A201. TR 5094 Tract.

### History:

Last sold on February 28, 2003 for \$419,000.

### 1940 Census:

1543 Hoover Street (Rents for \$42): 1) Ralph J. Bartley, head of household; white married male 27 years of age; born in Missouri; projectionist, motion pictures; earns \$2,100. 2) Betty J. Bartley, wife; white married female 22 years of age; born in Illinois; not working. 3) Gail E. Bartley, daughter; white female 2 years of age; born in California. 4) John R. Bartley, son; white male; born in California. (ED 60-86; Page 63A; Lines 12-15).

## 1546 N. Hoover Street

1s Spanish 5430-021-010 1923



Single residence: 5-room, 2-Bedroom, 1-Bath, 984 sq/ft.  
Lot 83. 6250 sq/ft. 90027. R2-1XL. Map 147A201. TR 5094 Tract.

### 1940 Census:

1546 Hoover Street (Value \$4,000): 1) Eugene Bruneau, head of household; white married male 71 years of age; born in Canada; not working. 2) Frances Bruneau, daughter; white single female 40 years of age; born in Canada; file clerk, telephone company; earns \$1,895. 3) Rita Bruneau, daughter; white single female 39 years of age; born in Canada; file clerk, telephone company; earns \$1,613. (ED 60-86; Page 15B; Lines 62-64).



## 1547 N. Hoover Street

1s Spanish 5542-008-015 1923



Single residence: 6-room, 2-Bedroom, 1-Bath, 1048 sq/ft.  
Lot 64. 6903 sq/ft. 90027. R2-1XL. Map 147A201. TR 5094 Tract.

### History:

Last sold on March 28, 1989 for \$229,000.

### 1940 Census:

1547 Hoover Street (\$3,000): 1) Harry V. Sweet, head of household; white married male 54 years of age; born in Canada; power shovel excavator, building or road construction; earns \$1,800. 2) Martha Sweet, wife; white married female 47 years of age; born in Germany; not working. 3) June Sweet, daughter; white female 12 years of age; born in California; in school. (ED 60-86; Page 12B; Lines 51-53).

## 1552 N. Hoover Street

1s Spanish 5430-021-011 1923



Single residence: 6-room, 2-Bedroom, 1-Bath, 1142 sq/ft.  
Lot 84. 6250 sq/ft. 90027. R2-1XL. Map 147A201. TR 5094 Tract.

### History:

Last sold on October 7, 1998 for \$235,000.

### 1940 Census:

1552 Hoover Street (Rents for \$30: 1) Albert E. Jenney, head of household; white married male 53 years of age; born in New Hampshire; prop miniatures, motion picture studio; earns \$2,600. 2) Alice C. Jenney, wife; white married female 53 years of age; born in Connecticut; not working. 3) Bruce C. Jenney, son; white single male 19 years of age; born in California; in school; usher; theatre; earns \$350. 4) Albert E. Jenney, Jr., son; white single male 16 years of age; born in California; in school. (ED 60-86; Page 15B; Lines 65-68).



## 1553 N. Hoover Street

1s Spanish 5542-008-014 1923



Single residence: 7-room, 3-Bedroom, 1-Bath, 1236 sq/ft.  
Lot 63. 6901 sq/ft. 90027. R2-1XL. Map 147A201. TR 5094 Tract.

### History:

Last sold on August 22, 1986 for \$121,000.

### 1940 Census:

1553 Hoover Street (Value \$3,500): 1) Lucy Cameron, head of household; white widow 44 years of age; born in Montana; registered nurse; private cases, hospital. 2) Gwendolyn Cameron, daughter; white female 12 years of age; born in Washington; in school. (ED 60-86; Page 12B; Lines 51-52).

**1557 N. Hoover Street (includes 4360-4366 W. Clayton Avenue)**

3s Contemporary 5542-008-013 1924/1993



Duplex: 8-Bedroom, 4-Bath, 5358 sq/ft.

Lot 62. 6250 sq/ft. 90027. R2-1XL. Map 147A201. TR 5094 Tract.



## 1606 N. Hoover Street

1s Spanish 5430-001-012 1935



Single residence: 8-room, 3-Bedroom, 2-Bath, 1656 sq/ft.

Lot 89. 5625 sq/ft. 90027. R2-1XL. Map 148-5A201. Hollywood Home Heights Tract.

### 1940 Census:

1606 Hoover Street (Value \$3,500): 1) Henry Eiffler, head of household; white married male 48 years of age; born in Illinois; gardener, LA City Parks Dept, earns \$1,320. 2) Marie Eiffler, wife; white married female 50 years of age; born in Illinois; housekeeper, private home; earns \$120. (ED 60-86; Page 1B; Lines 45-46).

## 1607 N. Hoover Street (includes 4351 W. Clayton Avenue)

1s Craftsman 5542-005-023 1921



Duplex: 4-Bedroom, 2-Bath, 1791 sq/ft.

Lot 62. 6159 sq/ft. 90027. R2-1XL. Map 148-5A201. Hollywood Home Heights Tract.

### History:

Last sold on October 18, 1999 for \$216,000.

### 1930 Census:

1607 N. Hoover Street (rents for \$30 per month): 1) Joseph J. Beland, renter and head of household; white married male 35 years of age; married at age 20; born in Michigan; parents born in Canada; a garage mechanic. 2) Minnie M. Beland, wife; white married female 34 years of age; married at age 20; born in Michigan, parents born in Michigan; an independent draper. 3) James E. Beland, son; white single male, 12 years of age; in school; born in Michigan. 4) George M. Beland, son; white single male 11 years of age; in school; born in Michigan. 5) Robert W. Beland, son; white male 8 years of age, in school; born in Michigan. (ED 19-21; Page 5A; Lines 1-5).

### 1940 Census:

1607 Hoover Street (Value \$1,200): 1) Martin Smith, head of household; white divorced male 44 years of age; born in Colorado; janitor, LA City post office; earns \$1,200. 2) Luther F. Smith, father; white widower 70 years of age; born in Missouri; registered pharmacist, drug store. 3) Florence Farley, first cousin; white married female 52 years of age; born in Colorado; not working. 4) Juanita Fitzpatrick, second cousin; white single female 28 years of age; born in Missouri; free lance actress. (ED 60-86; Page 11B; Lines 49-52).



## 1610-1612 N. Hoover Street

3s Neo-classical 5430-001-011 1910



Totally rebuilt.

Duplex: 6-Bedroom, 4-Bath, 3448 sq/ft.

Lot 88. 5625 sq/ft. 90027. R2-1XL. Map 148-5A201. Hollywood Home Heights Tract.

### History:

1612 N. Hoover Street was the home of film actor John McGuire (October 22, 1910 – September 30, 1980) in the 1930s. Between 1932 and 1952, McGuire appeared in 68 productions. In many of his early films he was a leading man, however later in his career he was forced to play bit parts. McGuire appeared in *The Invisible Ghost*, *Where the Sidewalk Ends*, *Sands of Iwo Jima*, *Steamboat Round the Bend*, *The Prisoner of Shark Island* and *Stranger on the Third Floor*. (Sources: Wikipedia; Internet movie data base, Movieland Directory; 1930 United States census).

### 1930 Census:

1610 N. Hoover Street (rents for \$22 per month): 1) Frank H. Martin, renter and head of household; white single male 67 years of age; born in New Jersey; parents born in Ireland; a movie extra actor. 2) Mark V. Garmiter, partner; white single male 62 years of age; born in Michigan; father born in New York, mother in Michigan; a movie extra actor. (ED 19-21; Page 2A; Lines 6-7).

1612 N. Hoover Street (rents for \$20 per month): 1) John A. McGuire, renter and head of household; white married male 69 years of age; married at age 24; born in New York; parents born in Sweden; a movie extra actor. 2) Emilia H. McGuire, wife; white married female, 64 years of age; married at age 18; born in Sweden; parents born in Sweden; to US in 1891, a resident alien; not working. (ED 19-21; Page 2A; Lines 4-5).

1940 Census:

1612 Hoover Street (Rents for \$10): 1) Victoria C. Thompson, head of household; white widow 69 years of age; born in Canada; registered nurse, private home. (ED 60-86; Page 1B; Line 47).

1612 Hoover Street--rear (Rents for \$12): 1) Jane McGuire, head of household; white widow 73 years of age; born in Sweden; housework, private home; earns \$300. (ED 60-86; Page 1B; Line 48).



## 1611 N. Hoover Street (includes 4352 W. Camero Avenue)

1s Traditional 5542-005-022 1913/1994

Duplex: 5-Bedroom, 5-Bath, 3351 sq/ft.



Lot 61. 6121 sq/ft. 90027. R2-1XL. Map 148-5A201. Hollywood Home Heights Tract.

### 1920 Census:

1611 N. Hoover Street: 1) Benjamin Skinner, owner and head of household; white divorced male 44 years of age; born in Vermont; father born in New Hampshire, mother in Massachusetts; a driver in a wholesale company. (ED 153; Page 14A; Line 12).

### 1930 Census:

1611 N. Hoover Street (rents for \$30 per month): 1) Louise M. Drury, renter and head of household; white divorced female 42 years of age; married at age 18; born in Canada; parents born in Canada; to US in 1922, a naturalized citizen; a automobile bookkeeper. 2) Cecil M. Drury, son; white single male 23 years of age; in school; born in Canada; parents born in Canada; to US in 1922, a naturalized citizen; not working. 3) James R. Almond, lodger; white single male 35 years of age; born in England; father born in England, mother in Scotland; to US in 1922, a naturalized citizen; an electrician in the motion picture business. (ED 19-21; Page 4B; Lines 98-100).

## 1616 N. Hoover Street

1s Craftsman 5430-001-010 1914



Single residence: 6-room, 2-Bedroom, 1-Bath, 666 sq/ft.  
Lot 87. 5000 sq/ft. 90027. R2-1XL. Map 148-5A201. Hollywood Home Heights Tract.

### History:

Last sold on June 18, 2004 for \$435,000.

### 1920 Census:

1616 N. Hoover Street: 1) Eva E. Grose, owner and head of household; white female widow 38 years of age; born in Massachusetts; father born in Scotland, mother in England; a laundress. 2) Lewis E. Grose, son; white single male 19 years of age; born in Massachusetts; parents born in Massachusetts; a brick laborer. 3) Mabel I. Grose, daughter; white single female 15 years of age; born in Massachusetts; parents born in Massachusetts; in school. 4) Burnice E. Grose, daughter; white single female 10 years of age; born in Massachusetts; parents born in Massachusetts; in school. 5) Alden Grose, son; white male 7 years of age; born in California; parents born in Massachusetts; in school. (ED 153; Page 10B; lines 93-97.)



1930 Census:

1616 N. Hoover Street (rents for 20 per month): 1) Eva E. Grose, renter and head of household; white female widow 48 years of age; married at age 18; born in Massachusetts; father born in England, mother in Scotland; does housework in a private family. 2) Norman L. Grose, son; white single male 28 years of age; born in Massachusetts; parents born in Massachusetts; a locksmith. 3) Burnice E. Grose, daughter; white single female, 20 years of age; born in Massachusetts; parents born in Massachusetts; a mailward clerk. 4) Alden F. Grose, son; white single male 17 years of age; born in California; parents born in Massachusetts; a file helper. 5) Elmer F. Latimer, son-in-law; white married male 27 years of age; married at age 20; born in Illinois; parents born in Illinois; a head painter. 6) Mabel L. Latimer, daughter; white married female 26 years of age; married at age 19; born in Massachusetts; parents born in Massachusetts; none. 7) Kathlee M. Latimer, granddaughter; white single female 2 years of age; born in California. 8) William H. Garner, boarder; white single male; born in Pennsylvania; father born in Pennsylvania, mother in New York; a showcase woodmaker. (ED 19-21; Page 2A; lines 8-15).

1940 Census:

1616 Hoover Street (Value \$2,500): 1) Eva Grose, head of household; white widow 58 years of age; born in Massachusetts; laundress, at home; earns \$260. 2) Norman Grose, son; white single male 33 years of age; born in Massachusetts; radio repairman; retail radio store; earns \$1,040. 3) Elmer Rottimer, son-in-law; white married male 37 years of age; born in Illinois; janitor, motion picture studio; earns \$800. 4) Mabel Rottiimer, daughter; white married female 36 years of age; born in Massachusetts; labeler, whiskey bottling plant; earns \$590. 5) Kathleen Rottimer, granddaughter; white female 12 years of age; born in California; in school. 6) Betty Lou Rottimer, granddaughter; white female 6 years of age; born in California; in school. 7) Richard Hipp, nephew; white male 14 years of age; born in California; in school. (ED 60-86; Page 1B; Lines 49-55).

## 1622 N. Hoover Street

1s Craftsman 5430-001-009 1920



Very neglected property.

Single residence: 6-room, 2-Bedroom, 1-Bath, 727 sq/ft.

Lot 86. 5275 sq/ft. 90027. R2-1XL. Map 148-5A201. Hollywood Home Heights Tract.

### 1930 Census:

1622 N. Hoover Street (value \$4,500): 1) Charles H. Weber, owner and head of household; white married male 49 years of age; married at age 39; born in New York; father born in New York, mother in Pennsylvania; a vulcanizer. 2) Daisy E. Weber, wife; white married female 49 years of age; married at age 39; for in Kansas; parents born in Kansas; hotel housekeeper. (ED 19-21; Page 2A; Lines 16-17).

### 1940 Census:

1622 Hoover Street (Value \$2,500): 1) Winnie Strahl, head of household; white widow 39 years of age; born in Colorado; operator, telephone company; earns \$1,800. 2) Wilma Fertig, lodger; white widow 38 years of age; born in Arkansas; operator, telephone company; earns \$1,500. (ED 60-86; Page 61A; Lines 32-33).



## 1626 N. Hoover Street

1s Craftsman altered 5430-001-008 1915



Single residence: 7-room, 2-Bedroom, 1-Bath, 1003 sq/ft.  
Lot 85. 5000 sq/ft. 90027. R2-1XL. Map 148-5A201. Hollywood Home Heights Tract.

### History:

Last sold on April 18, 1994 for \$157,500.

### 1920 Census:

1626 N. Hoover Street: 1) Charles J. Clute, owner and head of household; white married male 46 years of age; born in New York; parents born in the US; a laborer in the motion picture industry. 2) Mary E. Clute, wife; married white female 46 years of age; born in Arkansas; father born in Arkansas, mother in Texas; not working. 3) Pearl C. Keatin, daughter-in-law; married white female 27 years of age; born in Missouri; father born in Kentucky, mother in Arkansas; a restaurant waitress. (ED 153; Page 10B; Lines 90-92).

1930 Census:

1626 N. Hoover Street (rents for \$30 per month): 1) Toyotaro Sakimoto, renter and head of household; Japanese married male 33 years of age; married at age 24; born in Japan; parents born in Japan, to US in 1912, a resident alien; an independent gardner. 2) Aya Sakimoto, wife; Japanese married female 30 years of age; married at age 21; born in Japan, parents born in Japan, to US in 1921, a resident alien; not working. 3) John Sakimoto, son; Japanese male 8 years of age; born in California. 4) Yuki Sakimoto, daughter; Japanese female 4 years of age; born in California. 5) Nooshi Nakamura, boarder; Japanese male 23 years of age; born in Japan; parents born in Japan; to US in 1923, a resident alien; a oruvate gardber. 6) Yoshimi Nakamura, boarder; Japanese male 24 years of age; born in Japan, parents born in Japan; to US in 1924, a resident alien; a private gardner. 7) Naniga Nashimura, boarder; Japanese male 29 years of age; born in Japan; parents born in Japan, to US in 1921, a resident alien; a private gardner. (ED 19-21; Page 2A; Lines 18-24).

1940 Census:

1626 Hoover Street (Value \$3,000): 1) Anthony Busaolano, head of household; white married male 55 years of age; born in Italy; barber, barber shop; earns \$980. 2) Frances Busaolano, wife; white married female 39 years of age; born in Illinois; not working. 3) Evelyn Kelso, niece; white single female 15 years of age; born in Illinois; in school. 4) Sherman Hoy, brother-in-law; white single male 28 years of age; born in Illinois; in school; plumber apprentice; building industry; earns \$1,040..

## 1630-1632 N. Hoover Street

1s Question-house 5430-001-007 1916



Duplex: 2-Bedroom, 2-Bath, 1386 sq/ft.

Lot 84. 5625 sq/ft. 90027. R2-1XL. Map 148-5A201. Hollywood Home Heights Tract.



## 1636 N. Hoover Street

1s Traditional 5430-001-005 1941



Single residence: 5-room, 2-Bedroom, 1-Bath, 819 sq/ft.  
Lot 83. 4995 sq/ft. 90027. R2-1XL. Map 148-5A201. Hollywood Home Heights Tract.



## 1643 N. Hoover Street

1s Neo-Spanish 5542-004-023 1922



Undergoing complete remodel.

Single residence: 6-room, 2-Bedroom, 2-Bath, 770 sq/ft.

Lot 23. 3059 sq/ft. 90027. R2-1XL. Map 148-5A201. Hollywood Home Heights Tract.

### History:

Last sold on February 21, 2003 for \$340,000.

## 1642-1642 1/2-1644 N. Hoover Street

1s Craftsman 5430-001-004 1908



Single residence: 7-room, 2-Bedroom, 1-Bath, 950 sq/ft.  
Lot 82. 4995 sq/ft. 90027. R2-1XL. Map 148-5A201. Hollywood Home Heights Tract.

### History:

Last sold on September 1, 1995 for \$135,000.

### 1920 Census:

1644 N. Hoover Street: 1) Charles A. Erwin, renter and head of household: white married male 36 years of age; born in California; father born in Mississippi, mother in California; a laborer in the motion picture industry. 2) Margaret B. Erwin, wife; white married female 22 years of age; born in Northern Ireland; parents born in Northern Ireland; not working. 3) Marjorie A. Erwin, daughter; white female 5 months of age; born in California; father born in California, mother in Northern Ireland. (ED 153; Page 10B, lines 87-89).

### 1930 Census:

1644 N. Hoover Street (rents for \$25 per month): 1) Keo Sasada, renter of head of household; Japanese married male 42 years of age; married at age 34; born in Japan; parents born in Japan; to US in 1921, a resident alien; a gardening contractor. 2) K. Sasada, wife; white married female, 26 years of age; married at age 18; born in Japan, parents born in Japan, to US in 1922; a resident alien; not working. 3) Uwo Sasada, son; Japanese male 12 years of age. Born in California; in school. 4) Minao Sasada, daughter; Japanese female 3 years 6 months of age; born in California. 5) Umeno Sasada, daughter; Japanese female 1 year 8 months of age; born in California. (ED 19-21; Page 2A; Lines 25-29).

1940 Census:

1644 Hoover Street (Rents for \$23): 1) Lillian Kerwilliger, head of household; white widow 46 years of age; born in Oregon, typist; aircraft factory; earns \$1,309. 2) Darrel Kerwilliger, son; white single male 22 years of age; born in Idaho; not working. 3) Tunis Kerwilliger, father-in-law; white married male 64 years of age; born in Michigan; proprietor, restaurant. 4) Erma Kerwilliger, mother; white married female 64 years of age; born in Michigan; co-proprietor, restaurant. (ED 60-86; Page 1B; Lines 56-59).



## 1646 N. Hoover Street

2s Contemporary 5430-001-003 1988



Triplex: 9-Bedroom, 7-Bath, 3309 sq/ft.

Lot 81. 4995 sq/ft. 90027. R2-1XL. Map 148-5A201. Hollywood Home Heights Tract.

### History:

Last sold on February 4, 2005 for \$838,000.

### 1920 Census:

1646 N. Hoover Street: 1) John H. Morrison, owner and head of household; married white male 33 years of age, born in Washington; father born in Vermont, mother in California; a motion picture actor. 2) Mary E. Morrison, wife; married white female 33 years of age. Born in California; father born in New York, mother in Vermont; a laborer in the motion picture industry. (ED 153, page 10B, lines 85-86).



## 1652-1654 N. Hoover Street

3s Contemporary 5430-001-002 1918/2005



Duplex: 6-Bedroom, 5-Bath, 3386 sq/ft.

Lot 80. 5625 sq/ft. 90027. R2-1XL. Map 148-5A201. Hollywood Home Heights Tract.

### History:

Last sold on September 27, 2010 for \$650,000.

### 1930 Census:

1952 N. Hoover (rents for \$26 per month): 1) Florence D. Thompson, renter and head of household; white married female 31 years of age; married at age 17; born in Canada; parents born in Canada; to US in 1923, a resident alien; housekeeper in a private home. 2) Thelma I. Thompson, daughter; white single female 11 years of age; in school; born in Pennsylvania; parents born in Canada. 3) William G. Thompson, son; white single male 9 years of age, in school; born in California; parents born in Canada. (ED 19-21; Page 2A; Lines 30-32).

### 1930 Census:

1952 ½ N. Hoover (rents for \$25 per month): 1) William D. Davis, renter and head of household; white married male 32 years of age; married at age 29; born in Washington; parents born in the US; a carpenter in the movie studios. 2) Muriele F. Davis, wife; white married female 22 years of age; married at age 19; born in Oklahoma, parents born in Texas; not working. 3) Thelma Davis, daughter; white female 1 year 8 months of age; born in California. (ED 19-21; Page 2A; Lines 33-35).

1930 Census:

1654 N. Hoover Street (rents for \$25 per month): 1) Edmund F. Farrell, renter and head of household; white married male 31 years of age; married at age 28; born in Missouri; parents born in Kentucky; meat cutter in a market. 2) Ferne Farrell, wife; white married female 28 years of age; married at age 18; born in Oklahoma; father born in Missouri, mother in Iowa; not working. 3) ??? Keaton, stepdaughter; white female 8 years of age; in school; born in Oklahoma; father born in Illinois, mother in Oklahoma. (ED 19-21; Page 2A; Lines 36-38).

1654 ½ N. Hoover Street (rents for \$25 per month): 1) Ambrose E. Mullin?, renter and head of household; white married male 26 years of age; married at age 24; born in Iowa; father born in England, mother in Wisconsin; a private chauffeur. 2) Bessie B. Mullin?, wife; white married female 22 years of age; married at age 20; born in Missouri; parents born in Missouri; not working. 3) Jacqueline A. Mullin, daughter; white female 1 year 6 months of age; born in California. (ED 19-21; Page 2A; Lines 30-41).

1940 Census:

1652 1/2 Hoover Boulevard (Rents for \$21): 1) Amanda Stewart, head of household; white single female 32 years of age; born in Colorado; Registered Nurse, LA County Hospital; earns \$1,720. (ED 60-86; Page 1B; Line 60).

1654 Hoover Boulevard (Rents for \$23): 1) Beatrice March, head of household; white divorced female 30 years of age; born in Mexico; not working. 2) Beatrice Mae March, daughter; white female 11 years of age; born in California; in school. 3) Lester March, son; white male 1 year of age; born in California. (ED 60-86; Page 1B; Lines 61-63).

1654 1/2 Hoover Boulevard (Rents for \$23): 1) Debs Packer, head of household; white married male 32 years of age; born in California; carpenter, building construction. 2) Emilie Packer, wife; white married female 30 years of age; born in Illinois; not working. 3) Roberta Packer, daughter; white female 6 years of age; born in Ohio; in school. 4) Emilie Packer, daughter; white female 1 year of age; born in California. (ED 60-86; Page 1B; Lines 64-67).

## 1908-1910-1912-1914 N. Hoover Street

1s Colonial influence 5591-015-010 1920 [6.11, 61128A]



Four-plex: 4-bedroom, 4-bath, 2012 sq/ft.

Lot 16. 7000 sq/ft. 90027. R2-1XL. Map 150B201. TR 6323 Tract.

## 1916-1918 N. Hoover Street

2s Moderne influence duplex 5591-015-009 1931 [6.11, 61127A]



Two units: 4-bedroom, 2-bath, 2961 sq/ft.

Tract 06323, lot 15. R-3-1. 90027. Sanborn 1030A, shows this as a fourplex range 1914-1918.

### 1940 Census:

1916 Hoover Street (Rents for \$50): 1) Donald MacKay, head of household; white married male 47 years of age; born in Michigan; attorney, private practice; earns more than \$5,000. 2) Nell R. MacKay, wife; white married female 40 years of age; born in Texas; not working. (60-1052A; Page 25A; Lines 23-24).

1918 Hoover Street (Value \$3,250): 1) Joe Popkin, head of household; white married male years of age; born in the Soviet Union; tailor, cleaning and pressing shop. 2) Rose Popkin, wife; white married female 60 years of age; born in Lithuania; not working. 3) Dorothy Popkin, daughter; white single female 26 years of age; born in Minnesota; in school; social worker, state relief agency; earns \$1,400. 4) Edith Popkin, daughter; white single female 22 years of age; born in Minnesota; social worker, state relief agency; earns \$720. 5) Hemar Popkin, son; white single male 23 years of age; born in Minnesota; mechanic, steel manufacturer; earns \$\$1,300. (60-1052A; Page 25A; Lines 25-29).



## 1920-1920 1/2-1922-1922 1/2 N. Hoover Street

2s Spanish fourplex 5591-015-008 1930 [6.11, 61126A]



Four units: 8-bedroom, 4-bath, 6082 sq/ft.  
Tract 06323, lot 14. R-3-1. 90027. Sanborn 1030A.

B.P. 03570, 02/18/30, RELOC

2s Dwelling, 4-families, 20-room, 37 X 83 X 24', \$13,000

Helmar Larson, owner. 4321 Clarisa Av.

John P. Pederson, architect.

Helmar Larson, contractor. 4321 Clarisa Av.

Composition & tile roof, stucco, no fireplace.

(agent: John E. Ericson)

B.P. 03571, 02/18/30, RELOC

## 1926-1928 N. Hoover Street

1s Spanish duplex 5591-015-007 1925 [61129A]



Duplex: 4-bedroom, 2-bath, 2448 sq/ft.

Lot 13. 7000 sq/ft. 90027. R2-1XL. Map 150B201. Tract 06323.

B.P. 00976 01/08/25 Reloc

1s residence, 10-room, 2-family, 36 X 68 X 16', \$6,000

Carl O. Benson, owner, 912 S. Vermont

R. W. Bergman, architect

Carl O. Benson, contractor, 912 S. Vermont Ave.

Stucco exterior walls

### 1930 census:

1928 North Hoover Street (Rents for \$50 per month): 1) Carl O. Benson, renter and head of household; 43 year old white married male; married at age 26; born in Sweden, parents born in Sweden; speaks Swedish; to US in 1902, a naturalized citizen; a real estate agent. 2) Ruth Benson, wife; 37 year old white married female; married at age 21; born in Sweden; parents born in Sweden; speaks Swedish; to US in 1909, a naturalized citizen; not working. 3) Gilbert Benson, son; 13 year old white male; in school; born in California. (17<sup>th</sup> ED, page 9B, lines 85-87).

1940 Census:

1926 Hoover Street (Rents for \$42): 1) Joseph Besbeck, head of household; white married male 38 years of age; born in Louisiana; manufacturing, jeweler; earns \$2,000. 2) Clara Ruth Besbeck, wife; white married female 36 years of age; born in Minnesota; not working. 3) Robert H. Besbeck, son; white male 12 years of age; born in California; in school. 4) Darlene J. Besbeck, daughter; white female 8 years of age; born in California; in school. (60-1052A; Page 25B; Lines 43-46).

1928 Hoover Street (Rents for \$42): 1) Julius Nasatir, head of household; white married male 39 years of age; born in California; pharmacist, drug store; earns \$1,940. 2) Helen S. Nasatir, wife; white married female 41 years of age; born in Colorado; not working. 3) Leonard D. Nasatir, son; white male 11 years of age; born in California; in school. (60-1052A; Page 25B; Lines 47-49).

## 1930 N. Hoover Street

1s English 5591-015-006 1924 [6.11, 61125A]



Single residence: 6-room, 2-bedroom, 1-bath, 1076 sq/ft.  
Hollywood Franklin Tract 06323, lot 12. 7000 sq/ft. 90027. Sanborn 1030A. District  
30, p. 4, 304.

B.P. 29133, 07/14/24, RELOC

1s Dwelling, 1-family, 5-room, 32 X 40 X 20', \$4,000

Ed A. Lucas, owner. 3501 W. 1st St.

No architect listed.

Carl W. Fahien, contractor. 3501 W. 1st St.

Stucco.

B.P. 34567, 08/27/24, RELOC

B.P. 01695, 05/23/58, ALTER #

### 1930 census:

1930 North Hoover Street (Rents for \$57.50 per month): 1) Charles H. Haupt, renter and head of household; 31 year old white married male; married at age 19; born in Ohio; parents born in Pennsylvania; an importer of hats. 2) Henrietta Haupt, wife; 30 year old white married female; married at age 18; born in California; father born in Connecticut, mother in Massachusetts; not working. 3) Charles Haupt, son; 6 year old white male; in school; born in New Jersey. 4) Alice Caten, servant; 20 year old single white female; born in California; parents born in California; general housework for a private family. (17<sup>th</sup> ED, page 9B, lines 88-91).



1940 Census:

1930 Hoover Street (Rents for \$40): 1) Benjamin Sheppard, head of household; white married male 44 years of age; born in England; jobber, cotton goods; earns \$2,500. 2) Elis Sheppard, wife; white married female 32 years of age; born in Illinois; not working. 3) Alan Sheppard, son; white male 9 years of age; born in California; in school. 4) Edith Zacutta, lodger; white single female 33 years of age; born in Illinois; saleswoman, retail millinery; earns \$480. (60-1052A; Page 25B; Lines 50-53).

## 1933-1935 N. Hoover Street

1s Mission duplex 5591-015-001 1923 [6.11, 61124A]



Two units: 2-bedroom, 2-bath, 1652 sq/ft.  
Tract 06323, lot 7. R-3-1. 90027. Sanborn 1030A.

B.P. 16149, 04/11/23, RELOC

1s Dwelling, 2-families, 8-room, 34 X 48 X 12', \$5,600

Mary M. White, owner. 1671 W. 1st St.

Roy W. Clark, architect.

Roy W. Clark, contractor. 468 N. Western Av.

Composition roof, no fireplace.

B.P. 16150, 04/11/23, RELOC #

### 1930 census:

1933 North Hoover Street (Rents for \$70 per month): 1) Clarence Vaught, renter and head of household; 40 year old white married male; married at age 25; born in Idaho; father born in Kentucky, mother in Utah; manager for a boiling contractor. 2) Beulah Vaught, wife; 40 year old white married female; married at age 25; born in Pennsylvania; father born in Pennsylvania, mother in Maryland; not working. (17<sup>th</sup> ED, page 9A, lines 25-26).

1935 North Hoover Street (Rents for \$65 per month): 1) Max Genaske, renter and head of household; 45 year old white married male; married at age 27; born in England; parents born in Poland; to US in 1891, a naturalized citizen; a tire retreader. 2) Tessie Genaske, wife; 36 year old white married female; married at age 19; born in Pennsylvania; parents born in Russia; not working. 3) Esther Genaske, daughter; 16 year old single white female; in school; born in California. (17<sup>th</sup> ED, page 9A, lines 22-24).

1940 Census:

1933 Hoover Street (Rents for \$30): 1) Lee G. Ybarra, head of household; white married male 36 years of age; born in California; mechanical engineer, municipal maintenance; earns \$2,100. 2) Lillian Ybarra, wife; white married female 26 years of age; born in Alabama; not working. 3) Lorraine Ybarra, daughter; white female 7 years of age; born in California; in school. (60-1052A; Page 26A; Lines 25-27).

1940 Census:

1935 Hoover Street (Rents for \$28): 1) Sidney L. Harding, head of household; white married male 42 years of age; born in Colorado; clerk, auto parts; earns \$1,300. 2) Muriel Harding, wife; white married female 40 years of age; born in Idaho; not working. 3) Gary L. Harding, son; white male 2 years of age; born in California. (60-1052A; Page 26A; Lines 22-24).

## 1936-1938 N. Hoover Street

2s Spanish duplex 5591-015-005 1923 [6.11, 61123A]



Two units: 5-bedroom, 3-bath, 3230 sq/ft.

Hollywood Franklin Tract 06323, lot 11. R-3-1. 90027. Sanborn 1030A. District 30, p. 4, 303.

B.P. 37394, 08/16/23, RELOC

1s Residence, 1-family, 5-room, 35 X 45 X 12', \$3,500

Clarence Edward Brindle, owner. 1843 W. Alexandria Av.

Rex D. Weston, architect.

C. E. Brindle, contractor.

Composition & shingle roof, brick fireplace.

B.P. 37395, 08/16/23, RELOC

B.P. 12236, 05/26/30, RELOC

1s Garage, 18 X 20 X 10', \$270.00

C. E. Brindle, owner.

No architect listed.

C. E. Brindle, contractor.

Composition roof, stucco.

B.P. 12538, 05/29/30, ALTER

### 1930 census:

1936 North Hoover Street (Value: \$10,500): 1) Clarence C. Brindle, owner and head of household; 32 year old single white male; born in New York; parents born in England; building construction superintendent. 2) Annie Brindle, mother; 64 year old white female widow; married at age 17; born in England; parents born in England; to US in 1890, resident alien; not working. 3) Flora Brindle, sister; 24 year old divorced white female; married at age 20; born in California; oil company stenographer. (17<sup>th</sup> ED, page 9B, lines 92-94).



1940 Census:

1936 Hoover Street (Rents for \$48): 1) Mannie Finkenstein, head of household; white married male 50 years of age; born in Nebraska; owner, retail fruit and vegetables. 2) Marie Finkenstein, wife; white married female 36 years of age; born in Latvia; not working. 3) Joyce R. Finkenstein, daughter; white female 14 years of age; born in California; in school. 4) Rhea Finkenstein, daughter; white female 6 years of age; born in California; in school. 5) Edith London, niece; white single female 25 years of age; born in Nebraska; saleswoman, retail girl's wear; earns \$90. (60-1052A; Page 25B; Lines 54-58).

1938 Hoover Street (Rents for \$53): 1) Louis Scheiholtz, head of household; white married male 44 years of age; born in Austria; manager, fur dyer; earns \$1,450. 2) Ethel Scheiholtz, wife; white married female 42 years of age; born in Austria; not working. 3) Ralph Scheiholtz, son; white single male 21 years of age; born in New York; in school. 4) Florence Scheiholtz; daughter; white single female 16 years of age; born in New York; in school. (60-1052A; Page 25B; Lines 59-62).

## 1937-1939 N. Hoover Street

1s Spanish duplex 5591-015-002 1923 [6.11, 61122A]



Duplex: 2-bedroom, 2-bath, 1748 sq/ft.

Lot 8. 7000 sq/ft. 90027. R2-1. Map 150B201. Hollywood Franklin Tract 06323.

B.P. 44895, 09/26/23, RELOC

1s Double House, 10-room, 2-families, 36 X 47 X 14', \$6,000

Saplinn ? White, owner. 6372 Holly Blvd.

Webster & Chuples, architect.

M. S. Evinges, contractor. Sunset & Odgen Dr.

Composition roof, no fireplace.

B.P. 44896, 09/26/23, RELOC

B.P. 02446, 03/01/33, ALTER

B.P. 09860, 08/21/58, ALTER

### 1930 census:

1937 North Hoover Street (Rents for \$40 per month): 1) Lulu M. Wood, renter and head of household; 55 year old single white female; born in Pennsylvania; parents born in Pennsylvania; not working. (17<sup>th</sup> ED, page 9A, line 21).

1939 North Hoover Street (Value: \$4,000): 1) Sophronia White, owner and head of household; 46 year old single white female; born in Pennsylvania; parents born in Pennsylvania; a nurse for a doctor. 2) Mary M. White, mother; 73 year old white female widow; born in Pennsylvania; parents born in Pennsylvania; not working. (17<sup>th</sup> ED, page 9A, lines 19-20).

1940 Census:

1937 Hoover Street (Rents for \$30): 1) Harold H. Kenaston, head of household; white married male 34 years of age; born in Missouri; advertising assistant; wholesale dairy; earns \$2,040. 2) Florence Kenaston, wife; white married female 27 years of age; born in Pennsylvania; not working. 3) Loris Kenaston, daughter; white female 4 years of age; born in California. (60-1052A; Page 26A; Lines 19-21).

1939 Hoover Street (Rents for \$30): 1) Glynn E. Smith, head of household; white married male 31 years of age; born in Missouri; bookkeeper, insurance; earns \$1,438. 2) Alice M. Smith, wife; white married female 34 years of age; born in Washington; not working. 3) Barbara M. Smith, daughter; white female 7 years of age; born in California; in school. 4) Darlenne Smith, daughter; white female 4 years of age; born in California. (60-1052A; Page 26A; Lines 15-18).

## 1941-1943-1945 N. Hoover Street

2s Spanish fourplex 5591-015-003 1927 [6.11, 61120A]



Four units: 11-bedroom, 7-bath, 7031 sq/ft.

Tract 06323, lot 9. R-3-1. 90027. Sanborn 1030A, shows range as 1943-1945. Also has address as 4400-4404 W. Clarissa.



## 1942-1944 1/2 N. Hoover Street

2s Spanish fourplex 5591-015-004 1929 [6.11, 61121A]



Four units: 8-bedroom, 4-bath, 5224 sq/ft.

Tract 06323, Lot 10. R-3-1. 90027. Sanborn 1030A. District 30, p. 4, 561.

B.P. 21213, 08/16/29, RELOC #

2s Apartment, 20-room, 4-families, 46 X 67 X 25', \$13,500

Carrie Brackman, owner. 406 S. Coronada St.

L. A. Platt, architect.

L. A. Platt, contractor. 329 S. La Brea Av.

Composition & tile roof, stucco, no fireplace.

B.P. 21214, 08/16/29, RELOC

1s Garage, 18 X 56 X 12', \$800.00

Carrie Brackman, owner. 406 S. Coronada.

L. A. Platt, architect.

L. A. Platt, contractor. 329 S. La Brea.

Composition roof, stucco, no fireplace.

## 2034-2040 N. Hoover Street

2s Colonial influence 12-apartment 5591-009-012 1952 [6.11, 61118A]



Five or more units: 16-bedroom, 14-bath, 11954 sq/ft.  
Tract 05390, Lot 1112. R-3-1. 90027. Sanborn 1029A. Map book 58.

B.P. 16192, 08/28/51, NEW

2s Apartment, 14-families, 44-room, 90 X 78 X 28', \$66,000

Samuel-Aiken-Ben Solomon, owner. 3960 Los Feliz Blvd.

No architect listed.

C. Franklin Knowlton, engineer. (6008)

Samuel-Aiken-Ben Solomon, contractor. (124434)

Shingle roof, stucco, no fireplace.

B.P. 16193, 08/28/51, NEW

B.P. 28760, 02/27/52, ALTER

B.P. 85607, 04/11/61, ALTER

## **N. Huxley Street**

[4.03]

No historic houses.

## N. Hyperion Avenue

[7.02, 70211]

Street lights on bridge.



GLENDAL-HYPERION BRIDGE: Over Riverside Drive, Golden State Freeway and the Los Angeles River (between Ettrick Street & Glenfeliz Blvd.). Los Angeles Historic-Cultural Monument 164, Declared 10/20/76.

The Glendale-Hyperion viaduct project was conceived by A. J. Barnes and due to his efforts, this project was included in the Bridge Bond Election in 1925. The Glendale-Hyperion viaduct is constructed of a series of reinforced concrete arches with a total length of 1,370 feet and a roadway width of 56 feet. It was designed and constructed, under contract with Lange and Bergstrom, by the City of Los Angeles at a cost of \$1,090,683.72. The construction was completed and accepted by the City on 02/25/29 and since that date, the bridge has been maintained by the City.



## 2719 N. Hyperion Avenue

[7.02]

### History:

Site of 1st official, formal Walt & Roy Disney Studio. 1926. Now is the parking lot in front of Gelson's (formerly the Mayfair market). "Snow White & the seven Dwarfs" was produced & released here. Walt Disney was a 1941 director of LFIA. (Source: letter from Walt Disney Archives, 10/15/76, signed: David R. Smith, Archivist; declared that address number (2725) from survey information is incorrect. The correct number being 2719 Hyperion. Above address number has been changed to reflect correction).

Historic-Cultural Monument 163. Declared 10/06/76.

B.P. 43663, 09/30/59, ALTER

### HISTORY OF WALT DISNEY STUDIO

When Walt Disney came to California early in August 1923, he moved in with his uncle, Robert Disney, at 4406 Kingswell in Los Angeles. The first California letter of Walt's in the Archives uses a letterhead reading: "Walt Disney, Cartoonist" at the Kingswell address. It is dated August 25, 1923. During his spare time, when he wasn't hunting for jobs, Walt busied himself in Uncle Robert's garage, constructing a stand for an animation camera which he had just purchased.

Early in October 1923, M. J. Winkler, a New York distributor, agreed to contract for a series of Alice Comedies to be made by Walt. With his brother, Roy, Walt rented some space in the rear of a small office occupied by Hollywood-Vermont Realty at 4651 Kingswell on October 8, 1923, for ten dollars a month. On October 16, the Disneys' first contract was signed, and they were in business. In January 1924, the Disneys rented, also for ten dollars a month, a vacant lot at 4589 Hollywood Blvd., at Rodney Drive, for outdoor shooting on the Alice films. This lot was about three blocks from the studio. By February, the Disneys had enlarged their staff to seven, and the real estate space was outgrown. So, a lease was negotiated on the adjoining store, at 4649 Kingswell, for thirty-five dollars a month. A separate garage was also rented for seven dollars a month. The sign on the window read "Disney Bros. Studio."

The contract for the first year called for one Alice Comedy a month; with the second contract, it went to one every three weeks. More staff had to be added, and soon the Kingswell studio proved too small. On July 6, 1925, the Disneys paid a \$400 deposit on a lot on Hyperion Avenue on which to build a new studio, and construction started soon afterward. A one-story building was constructed, with small partitioned offices for Walt and Roy, and the rest open for the animation, background, and inking and painting departments. By mid-February, the move had been completed from Kingswell to the new studio, which was at 2719 Hyperion Avenue.

The Alice Comedies were made there until 1927, and then the Oswald the Lucky Rabbit series from 1927 to 1928. With the birth of Mickey Mouse in 1928, the Disney studio again felt the need for expansion. Here was a character that had taken the world by storm. In 1929 and 1930, additions were made to the rear, side, and front of the Hyperion building, and in the Spring of 1931, a two-story animator's building, and sound stage were built. Walt moved his office from the front building to the second floor of the new building. The Disney Film Recording Company, which had been renting space at the Tec-Art Studios on Melrose Avenue across

from the Paramount lot, moved in to the new sound stage. From 1929 to 1933, the Studio had grown from 1600 square feet of floor space to 20,000 square feet.

As the company grew, additions were made to the animation building in 1934 and 1937, an ink and paint building was added in 1935, an apprentice animators' building across Hyperion in 1935 (now the Publicity Building in Burbank), two apartment houses on Griffith Park Blvd. for use as offices in 1936 and 1937, and various shops and labs in 1938.

The success of "Snow White and the Seven Dwarfs" had proved to Walt that there was a world market for full-length animated features, so he determined to schedule the release of one a year. When work started on "Bambi", additional space had to be rented at 861 Seward Street in Hollywood for the "Bambi" unit, and in March 1939, the second floor of a building at 1717 N. Vine Street was rented for the Story Research, Promotion, Engineering, Comic Strip, and Training Departments.

With several features in the works, plus the usual run of shorts, it was soon decided that the Hyperion studio would no longer be sufficient. There had been talk of tunneling under the street, but the decision was made to find a new location instead. The Hyperion studio had grown in a haphazard way, and there was really no particular aim. Walt and Roy decided that they would have to move. So, with help from the profits of "Snow White", which were beginning to come in, a deposit was made on 51 acres in Burbank on August 31, 1938.

The general move to Burbank took place between December 26, 1939 and January 5, 1940. Some departments had moved to Burbank earlier; camera work on "Pinocchio" started in the new camera department in August 1939, and the "Bambi" unit moved into the still incomplete animation building when the Seward Street lease ran out in the Fall. Other departments, such as ink and paint, did not move until the Spring of 1940. (Source: Mr. Dave Smith. 09/12/72 Walt Disney Archives, Burbank, CA)

#### WALT DISNEY PRODUCTIONS EARLY HISTORY

Walt Disney came to California in August 1923, with only a few dollars to his name, but with great hopes. After being welcomed at his Uncle Robert's home on Kingswell Avenue, Walt proceeded to look for a job in the movie studios. Meanwhile, he had sent a film, "Alice's Wonderland", which he had made in Kansas City, to various distributors in New York, hoping for a sale of the idea for a series.

Jobs were not plentiful, and Walt was getting discouraged, when finally a telegram arrived from New York from M. J. Winkler. Miss Winkler, who had been distributing "Felix the Cat" and "Out of the Inkwell", was intrigued by Walt's Alice idea. Whereas "Out of the Inkwell" put the cartoon figure into the live action film, Walt had reversed the process, putting the live action figure, Alice, into the cartoon. Miss Winkler offered to buy a series of the Alice comedies, and Walt raced to the Veterans' Hospital at Sawtelle where his brother, Roy, was recovering from an illness. Bubbling over with enthusiasm, Walt persuaded Roy to leave the hospital and help him produce his Alice Comedies.

The contract with M. J. Winkler was signed on October 16, 1923, and the Disney Company was born. At first, it was a partnership between Walt and Roy. The boys, using an animation camera and camera stand that Walt had put together in a garage at the back of his uncle's house, started their business in the rear of a real estate office at 4649 Kingswell Avenue. Soon they took over the whole store, painting on the window "Disney Bros. Studio".

It was soon obvious that the Kingswell store was not large enough for the growing firm, so, after scouting various parcels of land, the Disneys began building their new studio at 2719 Hyperion Avenue. They were able to move in during January of 1926.

The Alice Comedies went on for three years, with a total of 56 films. Virginia Davis, the little girl who had acted in the first Alice Comedy back in Kansas City, had followed Walt to Hollywood, and was able to continue in the series for about a year. She was followed briefly by Dawn O'Day, and then by Margie Gay.

In 1927, Walt changed series and began working with a rabbit called Oswald. A series of 26 Oswalds cartoons were made. Both the Oswald and Alice cartoons were silent; sound had yet to make its presence known. Early in 1928, Walt went back to New York to try to get some more money for the series in its second year, but the distributor offered less. Then, Walt discovered that he did not even own the rights to the Oswald character. Disappointed, Walt then and there decided that he was through with Oswald. He would have to come up with a new character.

On his return to California, Walt met with Ub Iwerks and a few other loyal employees, and out of these meetings came a mouse, who was named Mickey. It was also decided that the first Mickey Mouse cartoon would latch onto the then current Lindbergh popularity and be called "Plane Crazy". Ub Iwerks was mainly responsible for the design of Mickey, with Walt responsible for making him come alive, for giving him his personality. Ub animated the entire cartoon of "Plane Crazy" himself, beginning in April of 1928.

Because of the advent of sound ("The Jazz Singer" came out in October 1927) Walt was unable to sell "Plane Crazy" or the second film, "Gallop in' Gaucho". They were silent and filmgoers were clamoring for sound. So, Walt determined to add sound to his third cartoon, "Steamboat Willie". When "Steamboat Willie" opened at the Colony Theater in New York On November 18, 1928, it was an immediate success. The first fully synchronized sound cartoon was more than just a novelty; Walt had had the foresight to realize that soon everyone would be turning to sound. And he had gotten there first. (Source: Dave Smith, 08/24/72 Walt Disney Archives, Burbank CA)

#### HISTORY OF FIRST DISNEY STUDIO IN LOS ANGELES AT 4406 KINGSWELL AVENUE

In 1923, Walt Disney was broke after failing to raise enough money to finish "Alice in Cartoonland", the film he hoped would lead him to riches. This was to be a pilot for a series of films starring a little, live-action girl in a cartoon world. Dejected, he took his few belongings and incomplete film and moved from Kansas City to Hollywood to become a director. He moved in with his Uncle Robert Disney and set out to find a job.

Legend has it that everywhere he went in the next few weeks, Walt was looked at with disdain. What made him think a cartoonist could be a real movie director, the studios asked him. Finally in desperation, Walt returned to animation. He had stationery printed with his Uncle's address and sent off a letter to several cartoon distributors, along with a copy of his incomplete film, explaining that he was starting a new studio. Walt then built an animation stand out of scrap lumber and started to make a reel of joke films in his Uncle's garage.

Alexander Pantages, owner of a series of West Coast theaters, agreed to buy the films when completed. A short time later, Walt received word that one of the distributors was willing to finance the "Alice" comedies. This led to the creation of Mickey Mouse just 5 years later. Thus began Walt Disney Productions. Even now, the Disney University, that arm of Walt Disney Productions which presents a history of the company to new employees, starts each lecture by pointing out a large, framed picture of the old garage with the caption underneath "The First Disney Studio". At Disneyland, in the "Walt Disney Story" attraction, is a copy of the letter Walt sent to the distributor who gave him his start.

Disney publicity touting the garage has led to its inclusion in guide books and maps of historic places in Los Angeles. On the 15th anniversary of the death of Walt Disney, NBC used the garage as a backdrop to interview his former colleagues. It was also featured in a recent CBS special, "Walt Disney: One Man's Dream" hosted by Michael Landon. The animation stand Walt Disney built in the garage is now on display in the Los Angeles Museum of Natural History.

But even with all the attention given the landmark, a short time ago it was threatened with destruction. In fact, if not for the efforts of a Los Angeles historian and animation buff, only the picture of Disney Studios might remain. As Paul Maher tells it, "I was with some friends who were showing slides of some local landmarks they had visited, when a slide of the studio came up. I've seen the picture of the garage in several publications and I decided to see it for myself the next morning. When I got to the address, I found the main house under construction. Questioning a workman, I found that it had recently been purchased and was being completely remodeled. Certainly the old, clapboard garage, which was too small for any modern car, would be replaced as well. I called the owner, who knew little of the history of the place, and talked her into letting me buy the garage itself. As she had bought the house as a source of income, she let me keep the studio in its present location as long as I leased the house, which is what I am now doing."

Maher has lived in the house for over a year now and has made a hobby of researching and promoting the history of the studio. One room of the house has been turned into a library, filled with books and periodicals about Disney and the garage. Maher has discovered among other things, that Walt's brother and partner, Roy Disney, was married in the house. He also found an early photo of Walt looking through a movie camera, the studio and a lemon tree behind him. Maher has invited many of Walt Disney's former colleagues to visit the studio and reminisce about their days with him. Some have claimed to have felt his presence in the studio.

But invited guests are not the only ones to pay homage to this landmark. Occasionally a tour bus will pull up and unload in the front yard. Maher politely shows them the studio and takes their picture in front of it. "That's all most people want", he says. "But sometimes someone will ask if they can have a piece of the garage. I just try to explain to these people that I'm trying to preserve it as it is".

While Maher says living in the house has been like a dream come true, inflation and the high rent is forcing him to sell the studio in March. "I'm really going to miss living amid all the excitement surrounding this place", he says. "But perhaps by allowing public access to it, others can experience the same thrill I have felt".

The garage itself is small enough (18' long by 12' wide by 9' high) to easily fit into a museum without being over-dominating or obtrusive. The simple construction will allow for easy dismantling, yet the structure is remarkably sturdy and in much the same condition as it was when Walt Disney used it. A display of early animation and Disney memorabilia could easily be arranged in and around the studio. Paul Maher will gladly offer suggestions or his services in designing an exhibit. "I've had some experience in this", he explains. "I started the archives at Hanna-Barbera Productions, have organized several gatherings of TV memorabilia, and designed an animation exhibit for the Children's Museum in downtown Los Angeles". Clearly, no other item of this type is available anywhere else in the world. Virtually every other building of historic significance is either government owned or protected by local ordinances. (Source: Paul Maher, 03/01/82)



### IMPORTANT DATES IN THE HISTORY OF WALT DISNEY PRODUCTIONS

- 10/16/23 Walt signed a contract with M. J. Winkler to produce a series "Alice Comedies"; the date used as the start of the Disney Company.
- 03/01/24 Release of first Alice Comedy; "Alice's Day at Sea."
- 07/06/25 Deposit on purchase of lot on Hyperion.
- 01/01/26 Construction of original building.
- 04/01/26 The Disneys move to their new Studio at 2719 Hyperion.
- 08/01/27 Release of first "Oswald the Lucky Rabbit" cartoon.
- 11/18/28 "Steamboat Willie" is released at the Colony heater in New York; the first Mickey Mouse cartoon released, also first appearance of Minnie Mouse and the villain, Pete.
- 07/01/29 Additions to rear and side of original building.
- 10/01/29 "The Skeleton Dance", first Silly Symphony is released.
- 01/13/30 Mickey Mouse comic strip begins.
- 04/01/30 Additions to front of building.
- 09/01/30 New offices added.
- 11/01/30 "The Chain Gang", first appearance of Pluto, is released. (He did not receive the name, Pluto, until "The Moose Hunt" (1931))
- 12/01/30 First Disney book (Mickey Mouse Book)
- 02/01/31 Animator's building 1 and sound stage added.
- 07/30/32 "Flowers and Trees", first color cartoon and first Academy Award winner, is released.
- 08/01/32 Film vault added.
- 11/01/32 Bungalow added.
- 11/15/32 Art school formed at the Disney Studio to train animators.
- 01/01/33 Chimes building alterations.
- 05/27/33 "Three Little Pigs", Academy Award winner, is released.
- 06/01/33 New addition to bungalow.
- 06/01/33 First Mickey Mouse watch sold by Ingersoll.
- 08/01/33 Alterations to camera room.
- 04/01/34 Construction of animator's building 2.
- 06/09/34 "The Wise Little Hen", first appearance of Donald Duck, released.
- 08/01/34 Garages added.
- 09/01/34 Warehouse building constructed.
- 02/23/35 "The Band Concert", first Mickey Mouse cartoon in color, is released.
- 02/01/35 Inkers and painters building constructed.
- 08/01/35 Apprentice animators' building constructed.
- 09/01/35 Cell washer's addition.
- 10/01/35 Camera room addition.
- 12/01/35 Story department annex.
- 02/01/36 Apprentice animators' building annex.
- 03/01/36 Apartment house purchased.
- 10/01/36 Feature building constructed.
- 02/01/37 Three film vaults added.
- 03/01/37 Sound stage addition.
- 06/01/37 Test camera bungalow.
- 07/01/37 Two shacks purchased on Monon Street.

09/01/37 Third story camera building added.  
10/01/37 Double bungalows, 28162818 Griffith Park Blvd.  
12/21/37 Release of "Snow White and the Seven Dwarfs", first feature-length animated film, at the Carthay Circle Theater.  
03/01/38 Four temporary bungalows.  
05/01/38 Projection booth and adjacent building in between lot.  
05/01/38 Electric shop added.  
05/01/38 Sound shop added.  
06/01/38 Paint lab, inking building added.  
08/31/38 Deposit on Burbank property.  
02/07/40 Release of "Pinocchio".  
05/06/40 Move of the Disney Studio to Burbank completed.  
11/13/40 Release of "Fantasia".  
06/20/41 Release of "The Reluctant Dragon", first live action.  
08/17/41 Walt and artists leave on a goodwill trip to South America.  
12/08/41 The U.S. Army moves into the Disney Studio.  
01/01/43 "Der Fuehrer's Face", Academy Award winner, is released.  
11/12/46 "Song of the South" is released.  
05/04/49 Release of "Seal Island", first True-life Adventure.  
10/01/49 Walt Disney Music Company formed.  
07/19/50 Release of "Treasure Island", first completely live action feature.  
12/25/50 "One Hour in Wonderland", first television show.  
12/01/52 WED Enterprises founded by Walt.  
02/05/53 "Peter Pan", is released.  
02/18/53 Release of first People and Places film "The Alaskan Eskimo".  
11/10/53 Release of "The Living Desert", first film distributed by the new Buena Vista Distributing Company.  
10/27/54 First airing of "Disneyland" television series.  
12/15/54 Davy Crockett story is told on the "Disneyland" show.  
12/23/54 Release of "20,000 Leagues Under the Sea".  
07/17/55 Opening of Disneyland.  
10/03/55 First program of the "Mickey Mouse Club" television series.  
10/10/57 First program of the "Zorro" television series.  
03/19/59 Release of "The Shaggy Dog", series of wacky comedies.  
06/14/59 Matterhorn, monorail, and submarine voyage dedicated at Disneyland.  
05/04/62 Celebrity Sports Center in Denver purchased by Disney.  
06/01/63 Enchanted Tiki Room opens at Disneyland, first use of Audio-Animatronics.  
04/22/64 Four Disney exhibits open at New York World's Fair.  
08/29/64 Release of "Mary Poppins".  
02/03/65 WED Enterprises incorporated as a subsidiary of Walt Disney Productions.  
(WED was personally owned by Walt from 1952 to 1965)  
07/23/65 MAPO incorporated.  
08/19/65 Plans announced for Mineral King development.  
12/15/66 Walt Disney dies.



03/13/69 Release of "The Love Bug".  
06/25/69 Walt Disney Educational Materials Co. Incorporated.  
12/25/69 "Disney on Parade" debuts in Chicago.  
06/22/70 Establishment of the Walt Disney Archives.  
06/17/71 100,000,000th guest welcomed at Disneyland.  
10/01/71 Opening of Walt Disney World.  
12/20/71 Roy Disney dies.  
01/26/72 The "Mouse Factory" debuts on television.  
10/16/73 50th anniversary.  
(Source: Mr. Dave Smith, 08/24/72, Walt Disney Archives.)

The first Disney Studio was located in the rear of a real estate office located at 4651 Kingswell and a few months later it was moved next door to 4649 Kingswell. The address of the studio on Hyperion, where the Disneys moved in February 1926, was 2719 Hyperion. (Source: Mr. David R. Smith, 10/15/76, Archivist, Walt Disney Archives.)

Doug Gooden has historic photos, a part of Jan Douglas/Hoover Realty collection.  
(Source: D. Kanner, 1989.)



## 3001 N. Hyperion Avenue

1s Spanish bungalow 5434-023-032 1924 [7.02, 70217]



Altered.

Single residence: 5-room, 2-bedroom, 1-bath, 960 sq/ft.  
Ivanhoe Tract 07296, Lot 9. 2520 sq/ft. 90027. District 33, p. 11, 71.

B.P. 28207, 07/03/24, RELOC

1s Residence & Garage, 1-family, 5-room, 27 X 36 X 16', \$3,000

A. B. Casey, owner. 1295 San Pasqual St.

No architect listed.

T. A. Meyers, contractor. 6372 Hollywood Blvd.

Cement plaster frame.

## 3005 N. Hyperion Avenue

1s Spanish 5434-023-031 1924 [7.02, 70216]



Single residence: 5-room, 2-bedroom, 1-bath, 904 sq/ft.  
Tract 07296, lot 9, 2646 sq/ft. 90027.

B.P. 28208, 07/03/24, RELOC

1s residence, 1-family, 5-room, 27 1/2 X 36 x 16', \$3,000

A. B. Casey, owner, 1295 San Pasqual St., Pasadena  
no architect listed

T. A. Meyers, contractor, 6372 Hollywood Blvd.  
cement plaster exterior walls

B.P. 02145, 05/28/58, ALTER

## 3009 N. Hyperion Avenue

1s Craftsman 5434-023-030 1924 [7.02, 70215]



Single residence: 5-room, 2-bedroom, 1-bath, 904 sq/ft.  
Tract 07296, lot 9, 2646 sq/ft. 90027.

B.P. 02147, 05/28/58, ALTER

## 3015 N. Hyperion Avenue

1s Spanish 5434-023-029 1925 [7.02, 70214]



Single residence: 6-room, 2-bedroom, 1-bath, 1272 sq/ft.  
Tract 07296, lot 8. 90027. District 77, p. 11, 451.

B.P. 21109, 06/15/25, RELOC

1s Residence, 1-family, 6-room, 36 X 38 X 14', \$5,350

J. C. Dempsey, owner. 5109 Sunset Blvd.

No architect listed.

T. A. Meyers, contractor. 6372 Hollywood Blvd.

Frame & cement plaster.

B.P. 21110, 06/15/25, RELOC

B.P. 18119, 10/07/35, ALTER

B.P. 08476, 03/07/39, ALTER

B.P. 02146, 05/28/58, ALTER



## 3019 N. Hyperion Avenue

1s Colonial influence 5434-023-028 1940 [7.02, 70213]



Single residence: 6-room, 2-bedroom, 1-bath, 1188 sq/ft.  
Tract 07296, lot 7. 90027.

B.P. 43748, 10/28/40, RELOC

1s residence, 1- family, 5- rooms, 34 X 45 X 16', \$3,700

Clack Harot, owner, 3411 Larissa Dr., LA

No architect listed.

D. T. Dean, contractor, (10804), 1309 W. 60th St., LA

frame & stucco exterior, brick chimney, shingle roof

B.P. 43747, 10/28/40, RELOC

B.P. 01455, 01/15/41, ALTER #

B.P. 04441, 02/17/41, ALTER

## 2306 –2308 N. Inverness Avenue

2s Spanish [4.13]



Chinese landscape.  
No City B.P.

## 2320 N. Inverness Avenue

2s English 5588-027-027 1941 [4.13, 41302]



Single residence w/ pool: 17-room, 4-bedroom, 6-bath, 3161 sq/ft.  
Hillhurst Park Tract, Lot 20. 9380 sq/ft. 90027. Sanborn 1099A, shows 1sb. R-1. Dist.  
Map 153-197. R-1.

B.P. 46931, 11/20/40, RELOC

2s Residence & 2-car Garage, 1-family, 9room, 68 X 87 X 24', \$14,000  
Carolyn A. Lloyd, owner. 3628 Cadman Dr.  
Willard H. Francis, architect. (C323)  
George F. Peters, contractor. (6651), 6172 Buena Vista Terrace.  
Shake roof, stucco, brick fireplace.

B.P. 59256, 05/25/53, NEW

Swimming Pool, 35 X 15', \$2,300  
Mr. & Mrs. Landau, owner.  
Peter Whitehill, engineer. (449)  
Paddock Engineering Company, contractor. (34099), 8400 Santa Monica Blvd.  
Steel & gunite.

## 2400 N. Inverness Avenue

2s Spanish 5588-032-010 1929 [4.13, 41303]

Not visible from street.



Single residence w/ pool: 20-room, 4-bedroom, 6-bath, 8184 sq/ft.

Tract 04073, Lot 48. 41400 sq/ft. 90027. Sanborn 1097A. District 33, p. 33, 56.

### History:

"Fuller House". Harrison and Mary Fuller migrated from Iowa to California in 1881, settling in what would become Azusa. They had several children. Three of the sons (Charles H, Oretis B, and Ernest P.) became ranchers, owning land all over Southern California.

Charles H. had one son, Olive Ransome ("O.R"). O. R. Fuller was born in Kansas in 1880 and came to Southern California in 1898. By 1918, O.R. was managing a truck dealership. He also got into the bus business, starting with a single route and expanding it into "Motor Transit," with service from LA to Bakersfield, San Diego and San Bernardino. In 1929, he sold the bus line to Greyhound, and had moved from selling trucks to fancy cars (Auburn, Cord, Duesenberg) in a showroom on "Automobile Alley" (Figueroa Street south of Downtown).

The house at 2400 Inverness was custom designed for O.R. and his family by architect Harry Hayden Whiteley in 1929. The Fullers only lived there a short time; the effects of the Great Depression caused them to move out in late 1932 or early 1933. They moved to their vacation home on their Corona ranch, eventually making it into a famous "Guest Ranch" visited by movie stars and other luminaries. (Source: Charles P. Hobbs, transportation historian; letter to LFIA dated March 15, 2008).

Prominent film editor, Joseph Fineman, lived here in 1985. (Source: [www.movielanddirectory.com](http://www.movielanddirectory.com))



Franklyn Warner, the owner of Franklyn M. Warner Productions (originally called Fine Arts Pictures), a low-budget production company (not related to the Warner Brothers) lived here in 1940. (Internet Movie Data Base)

B.P. 15523, 06/01/28, RELOC

2s Residence, 1-family, 13-room, \$4,000

Same as above.

(B.P. is for foundation only.)

B.P. 19931, 07/17/28, ALTER

place st? for 2 slab floors; beams on 2 porches; pour concrete. \$500 for 2s residence, 1- family, 121 X 64', 12 rooms

Motor Transit Terminal Co., owner, 220 E Market St

**Harry Hayden Whiteley**, architect, owner, contractor

B.P. 21396, 08/01/28, ALTER

Warm air furnace, electrically controlled, 1 No. 4 Payne unit, 5 No. 3 Payne units, 3 No. 2 Payne units.

O.R. Fuller (H.H. Whiteley), owner, 2400 Inverness

Payne Furnace & Supply Co., Inc., 338 N. Foothill Rd., Beverly Hills

B.P. 31170, 11/07/28, RELOC

1s Servants Quarters, 2-room, 13 X 33 X 14', \$2,000

Motor Transit Terminal Company, owner. 220 E. Market St.

Harry Hayden Whiteley, architect.

Motor Transit Terminal Company, contractor.

Tile roof, gang hogwire stucco, no fireplace.

#### 1930 census:

2400 Inverness Avenue (Value: \$150,000): 1) Clive R. Fuller, owner and head of household; 49 year old white married male; married at age 28; born in Kansas; parents born in Iowa; an automobile salesman. 2) Iona Fuller, wife; 38 year old white married female; married at age 18; born in Arizona; father born in Missouri, mother in Illinois; not working. 3) Marcellie Fuller, daughter; 9 year old white female; in school; born in California. 4) Carl Vinez, chauffeur; 33 year old white married Negro; married at age 27; born in New York; parents born in New York; chauffeur for a private family. 5) Angel Corpus, cook; 28 year old single Filipino male; born in the Philippines; parents born in the Philippines; to US in 1920, a resident alien; a cook in a private family. 6) Ragnard Olson, gardener; 30 year old single white male; born in Sweden; parents born in Sweden; speaks Swedish; to US in 1924; citizenship pending; a gardener for a private family. (18<sup>th</sup> ED, page 15A, lines 25-30).

#### 1940 Census:

2400 Inverness (value: \$100,000): 1) Franklyn G. Warner, head of household; white married male 40 years of age; born in Massachusetts; motion picture owner. 2) Helen E. Warner, wife; white married female 40 years of age; born in California; not working. 3) Thomas Mochizuki, servant; Japanese married male 54 years of age; born in Japan; cook in a private home; earns \$850. (ED 60-81; Page 61B; Lines 45-47).

## 2411 N. Inverness Avenue

2 1/2s Tudor 5588-028-007 1916 [4.13, 41321]

Single residence w/ pool: 22-room, 8-bedroom, 4-bath, 8891 sq/ft.

Hillhurst Park Tract, Lot 7879808182. 36090 sq/ft. 90027. District 33, p. 6A & 6B, 78.

Cannot find on Sanborn 1097A.

### History:

Chandler House. Also known as 2330 N. Hillhurst Av in Area 4.14.

Potential City of Los Angeles Historic-Cultural Monument.

LFIA Potential Landmarks list. "noted for original owner & being one of first homes in area."

See Anne Kenmore articles in Los Feliz News, now L.A. Independent newspaper, 08/19/78, 08/26/78. Illustrated in Fred Sands brochure, Sothebys brochure, Douglas brochure.

HARRY CHANDLER was the Los Angeles times publisher, Times Office, Los Angeles, California: born Landaff, New Hampshire, May 17, 1864, the son of Moses Knight and Emma Jane (little) C.; educated in the high schools of Lisbon, New Hampshire; married twice and has two children by his first wife, Franceska and Alice May, and six children by his second wife, Constance, Ruth, Norman, Harrison Gray, Helen Philip. Chandler began at the age of 21 as clerk of the circulation department of the Los Angeles Times. Organized syndicate and purchased 862,000 acres of land in Lower California in 1899 and was made President of the California-Mexico Land & Cattle Co., the property producing \$18 million worth of cotton in 1919; he is an officer or director in 35 California Corporations including banking, land, transportation companies and oil, irrigation and manufacturing enterprises; is a Trustee in the California School of Technology, also trustee of Stanford University; he is a member of the Jonathan, University, Automobile, Athletic, San Gabriel Country, Flintridge Country Clubs, and was presented with a gold watch by Los Angeles Realty Board as the most useful citizen of Los Angeles in the year 1921; resides at 2330 Hillhurst Avenue, Los Angeles, Calif. (Source: Who's Who in Los Angeles County. 1932-1933. P. 164.) (Source: Who's Who in Los Angeles County, 1930-1932, p. 230)

Resident: Dr. & Mrs. S. M. El Farra.

Historic pictures in possession of current owner; Nina Mohi has copies known as "Hillhurst" according to family.

Residence of Harry Chandler, a 1941 director of LFIA.

Mr. and Mrs. Harry Chandler (Marian Otis), the Misses Constance and Helen, Philip and Harrison, were listed in the 1926 Los Angeles Blue Book.

Residence of Mrs. Harry Chandler and the Misses Constance and Ruth Chandler. (Source: Who's Who among the Women of California, Security Publishing Company, Los Angeles, 1922)

Home of Harrison Gray Chandler, (born 2/12/1903), educated at Stanford University, 1926. (Source: Who's Who in Los Angeles County, 1950-51, p. 4)

Mid 1940's: Jack Haley purchased from estate of Harry Chandler. (Source: Doug Goodan.)

"It cost \$1,000 to have lunch with Harry Chandler" (Source: Saturday Evening Post 212, 12/16/39, 89+)

- B.P. 14948, 12/18/15, reloc  
2s Residence, 17-room, 1-family, 82 X 80 X 43', \$35,000  
Harry Chandler, owner. % L.A. Times  
Milwaukee Building Company, architect.  
Milwaukee Building Company, contractor, 316 W & C Bldg.  
Tile roof, brick fireplace.
- B.P. 06278, 10/25/16, reloc  
1 1/2s Garage, 4-room, 26 X 52 X 32', \$5,000  
Harry Chandler, owner. % L.A. Times  
Milwaukee Building Company, architect.  
Milwaukee Building Company, contractor, 316 W & C Bldg.  
Tile roof, no fireplace.
- B.P. 31739, 10/29/26, reloc  
1s Garage, 1-room, 18 X 18 X 16', \$180.00  
Mrs. Harry Chandler, owner.  
No architect listed.  
Pacific Ready-Cut Homes, Inc., contractor. 1330 S. Hill.  
Composition roof, redwood siding.
- B.P. 04071, 06/18/58, NEW (2411 Inverness Av.)  
Retaining Wall, 96'L, \$500.00  
William Perkinson, owner.  
Cagan-Standers & Associates, engineer. (820)  
William Perkinson, contractor.  
(agent: Irene Cagan)
- B.P. 04072, 06/18/58, NEW  
Swimming Pool, Therapeutic, 20 X 40', \$4,200  
Same as above.
- B.P. 09749, 08/20/58, ALTER  
Retaining Wall, 75'L, \$600.00  
Same as above.
- B.P. 09750, 08/28/58, ALTER (2411 Inverness Av.)  
Change of pool shape.  
Same as above.

1920 Census: 2330 Hillhurst Avenue:

1) Harry Chandler, owner and head of household; 55 year old white married male; born in New Hampshire; parents born in New Hampshire; ??? 2) Miriam Chandler, wife; 53 year old white married female; born in Ohio; parents born in New Hampshire; not working. 3) Constance Chandler, daughter; 23 year old single female; born in California; not working. 4) Ruth Chandler, daughter; 22 year old single female; born in California; not working. 5) Norman Chandler, son; 20 year old single male; born in California; ??? 6) ?? Chandler, son; 16 year old white male; in school; born in California. 7) ?? Chandler, daughter; 13 year old white female; in school; born in California. 8) ??? Chandler, son; 12 year old white male; in school; born in California. 9) Carrie H. Otis, mother-in-law; 68 year old female widow; born in Ohio; father born in New York, mother in Germany; ??? 10) Lucy Baillard, servant; 43 year old female Negro?; born in North Carolina; parents born in the U.S.; ??? (ED 159; page 14; Lines 77-86).



## 2436 N. Inverness Avenue

2s Spanish 5588-031-001 1926 [4.13, 41305]



Alternate address is 2446 N. Inverness.

Single residence: 13-room, 4-bedroom, 2-bath, 5169 sq/ft.  
Tract 00000, lot 53. 36690 sq/ft. 90027. Sanborn 1097A.

### History:

Many historic documents relating to this property are kept by the LFIA History Committee. Early resident was Leonard J. Woodruff. Home of James J. Warrick, manager, Bimini Hot Springs. (Source: Los Angeles City Directory, 1923).

Warrick financed construction of the local Belmont Theater at Vermont near Third.  
(Source: Tom Owen, Central Library.)

Drawing of house captioned "distinctive foothill residence, house for J.J. Warrick now under construction on Inverness Drive, at the head of Vermont Avenue, J.J. Frauenfelder, architect." (Source: Los Angeles Times, 11/31/21, Pt. V, p.1.)

B.P. 23323 9/19/21 RELOC

2s residence, 1 family, 68'10" X 90'7" X 30', \$30,000

J.J. Warrick, owner, 3632 Hollywood Bl

J.J. Frauenfelder, architect

No contractor listed.

Tile and composition roof.

1930 census:

2436 Inverness Avenue (Value: \$80,000): 1) Leonard Woodruff, owner and head of household; 43 year old white married male; married at age 28; born in Iowa; parents born in Iowa; a dealer in an antique shop. 2) Willie M. Woodruff, wife; 30 year old white married female; married at age 15; born in Oklahoma; parents born in Oklahoma; not working. 3) Howard Woodruff, son; 14 year old white male; in school; born in Oklahoma. 4) Margaret Woodruff, daughter; 12 year old white female; in school; born in Oklahoma. 5) Leonard Woodruff, Jr., son; 9 year old white male; in school; born in Oklahoma. 6) Albert M. Munson, lodger-husband; 38 year old white married male; married at age 22; born in New York; father born in Michigan, mother in New York; a clerical worker in a general office. 7) Eleanor Munson, lodger-wife; 41 year old white married female; married at age 25; born in Michigan; father born in the US, mother in New York; not working. 8) Isabel Munson, lodger-daughter; 14 year old white single female; in school; born in Montana. 9) Judith Munson, lodger-daughter; 10 year old white female; in school; born in California. 10) Herbert Munson, lodger-father; 72 year old white married male; married at age 45; born in Michigan; father born in New York, mother in Ohio; a machinist in a lumber mill. 11) Isabel Munson, lodger-mother; 70 year old white married female; married at age 23; born in New York; parents born in New York; not working. (18<sup>th</sup> ED, page 15A, lines 46-50, and page 15B, lines 51-56).

1940 Census:

2436 Inverness (value: \$40,000): 1) Howard L. Woodruff, head of household; white single male 24 years of age; born in Oklahoma; secretary in an investment firm; earns \$1,200. 2) Marguerite Woodruff, sister; white single female 22 years of age; born in Oklahoma; not working. 3) Leonard J. Woodruff, brother; white single male 19 years of age; born in California; not working. 4) Harold Payne, lodger; white married male 24 years of age; born in Oklahoma; gas station attendant; earns \$850. 5) Joni Payne, lodger; white married female 21 years of age; born in Oklahoma; not working. 6) Gaylene Payne, lodger; white female 1 year of age; born in Oklahoma. (ED 60-81; Page 61B; Lines 48-53).

## 2439 N. Inverness Avenue

2s Spanish 5588-028-005 1923 [4.13, 41306]



Single residence w/ pool, 14-room, 6-bedroom, 4-bath, 5388 sq/ft.  
Hillhurst Park Tract, Lot 77, with portions of Lots 768384. 40600 sq/ft. 221 X 190 X  
182', 90027. Sanborn 1097A. R-1. Dist. Map 153-197.

History:

Mabel Otis was a sister of Marian Otis Chandler and daughter of General Harrison Gray Otis. She served as a Director of the Time Mirror Corporation. After her husband Franklin Booth, a geologist, died in the 1930s, Mabel moved to Pasadena. (Source: Doug Goodan.)

Eleanor Otis Booth, daughter of Mabel and Franklin Booth, was engaged to marry Herbert Billington Howard. (Source: Los Angeles Times, 03/13/27, Pt. 3, p.1)

B.P. 03010: 01/20/23,

lot 77 & portions of lot 76, 83, & 84, Hillhurst Park Tract. 15-room residence,  
\$40,000, 148x58'.

Franklin Booth, Garden Court Apartment, Hollywood, owner.

Harwood Hewitt, architect.

J. W. Tucker, 6311/2 S. Main St., contractor.

B.P. 03010, 01/20/23, RELOC

In 1918, F. Booth commissioned A. R. Walker to design home at 519 S. Occidental Blvd.

(Source: sw b&c, 01/11/18)

B.P. 03566, 03/13/34, ALTER

B.P. 27884, 10/09/36, ALTER

B.P. 57612, 04/13/53, NEW

Swimming Pool, 21 X 38', \$2,994

Herb Huctner (Huebner), owner.

R. J. Radon, engineer. (917)

King Construction Company, contractor. (113231), 2020 Robertson Blvd.

(agent: O. M. King)

1930 census:

2439 Inverness Avenue (Value: \$125,000): 1) Franklin Booth, owner and head of household; 68 year old white married male; married at age 30; born in England; parents born in England; to US in 1872, a naturalized citizen; a mining engineer at the mines. 2) Mabel O. Booth, wife; 58 year old white married female; married at age 20; born in Washington D.C.; father born in Ohio, mother in Vermont; not working. 3) Neil W. Booth, son; 24 year old single white male; born in California; not working. 4) Frank A. Elliot, servant; 24 year old single white male; born in California; parents born in the US; a chauffeur for a private family. 5) Elizabeth Elliot, servant; 24 year old single white female; born in California; parents born in the US; a cook for a private family. 6) Alice Anderson, servant; 27 year old single white female; born in Minneapolis; parents born in Sweden; a maid in a private family. (18<sup>th</sup> ED, page 15A, lines 40-45).



1940 Census:

2439 Inverness (value \$30,000): 1) Franklyn Booth, head of household; white married male 52 years of age; born in England; an executive in talc supply. 2) Mable Booth, wife; white married female 68 years of age; born in Washington D.C.; not working. 3) Frank Kojimo, cook; single Japanese male 50 years of age; born in Japan; a cook in a private home; earns \$750. 4) Aavak Anokin, servant; white female 48 years old widow; born in Russia; a gardner in a private home; earns \$720. (ED 60-81; Page 2B; Lines 48-51).

## 2444 N. Inverness Avenue

2s Cape Cod 5588-031-024 1915 [4.13, 9-03-00]



Single residence w/ pool: 16-room, 5-bedroom, 4-bath, 4769 sq/ft.  
Hillhurst Park Tract, Lot 54 & South 25' of Lot 55. 25700 sq/ft. 90027. Sanborn 1097A.  
District 33, p. 6B, 77. R-1.

### History:

Residence of P. H. Lyon of Chanslor and Lyon Co. in Hillhurst Park. Architect's rendering of house appears in Los Angeles Times, 07/18/15, Part V, p. 1. Philip H. Lyon, George W. Hauk, C. Raymond Bradford made the first improvements in the Hillhurst Park Tract (County Assessors Book 1917 1924, No. 222, p. 40.)

Listed at \$6,995,000 in April, 2007. Built by Meyer And Holler of the Milwaukee Building Company in 1915. (Source: real estate brochure)

### B.P. 12137, 08/09/15, RELOC #

2s Residence, 1-family, 11-room, 72 X 48 X 31', \$14,000  
P. H. Lyons, owner. 1202 S. Grand Av.  
Milwaukee Building Company, architect. 316 W & C Bldg.  
Milwaukee Building Company, contractor.  
Shingle roof, brick fireplace.

### B.P. 15071, 12/24/15, RELOC

1s Garage, 3-room, 22 X 32 X 14', \$1,000  
P. H. Lyon, owner. 1202 S. Grand Av.  
Milwaukee Building Company, architect. 316 W & C Bldg.  
Milwaukee Building Company, contractor.  
Composition roof, no fireplace.

B.P. 09695 10/24/19 Alter

Alter residence, lot 54, Hillhurst Park Tract. \$500.

C. Raymond Bradford, owner.

Frank Graves, contractor.

(Source: sw b&c, 10/31/19, p.21, dk)

B.P. 28865, 07/10/24, ALTER

B.P. 03629, 03/06/35, ALTER

B.P. 06804, 04/24/35, ALTER

B.P. 24529, 10/28/41, ALTER

B.P. 12651, 08/03/51, ALTER

B.P. 16354, 08/31/51, ALTER

B.P. 16200, 08/28/51, NEW

Swimming Pool, 17 X 35', \$2,300

Dr. Onclas ? Camette, owner.

Peter Whitehill, engineer. (441)

Paddock Engineering Company, contractor.

1940 Census:

2444 Inverness (value: \$35,000): 1) Gordon G. Hair, head of household; white married male 58 years of age; born in Illinois; newspaper publisher; earns more than \$5,000. 2) Beatrice Hair, wife; white married 49 year old female; born in Florida; not working. (ED 60-81; Page 2A; Lines 7-8).

## 2466 N. Inverness Avenue

2s Contemporary 5588-031-017 1963 [4.13]



Single residence: 2-bedroom, 2-bath, 2237 sq/ft.

Lot 56. 7528 sq/ft. 90027. RE11-1. Map 153B197. Hillhurst Park Tract.

### History:

Listed at \$1,195,000 in August, 2003. (Source: real estate brochure)



## 2470 N. Inverness Avenue

2s Spanish 5588-031-016 1924 [4.13, 41308]



Single residence: 12-room, 4-bedroom, 4-bath, 2934 sq/ft.  
Tract 00000, lot 56. 12240 sq/ft. 90027. Sanborn 1097A.

B.P. 51062, 08/20/56, ALTER

### 1940 Census:

2470 Inverness (value \$35,000): Walter A. Valtz, ;head of household; white married 64 year old male; born in Illinois; newspaper manager. 2) Josephine Valtz, wife; white married female 53 years of age; born in Illinois; not working. 3) Marian Valtz, daughter; white single female 15 years of age; born in California; in school. 4) Frances Valtz, daughter; whitge single female 14 years of age; born in California, in school. 5) Shirley Valtz, daughter; white single female 12 years of age; born in California; in school. (ED 60-81; Page 2A; Lines 9-13).