



OFFICE OF THE CITY ATTORNEY
Long Beach, California

ORD-20

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Howard D. Russell
Arturo D. Sanchez
Victoria A. Silcox
Linda T. Vu
Amy R. Webber
Theodore B. Zinger

November 22, 2016

HONORABLE MAYOR AND CITY COUNCIL
City of Long Beach
California

RECOMMENDATION:

Declare ordinance amending Ordinance No. ORD-16-0012 which amended the Long Beach Municipal Code by adding Section 16.52.2210 relating to the nomination of the property located at 260 East San Antonio Drive as a historic landmark, read the first time and laid over to the next regular meeting of the City Council for final reading; and

Adopt resolution establishing a historic resources designation for the property located at 260 East San Antonio Drive, as prescribed by Chapter 2.63 of the Long Beach Municipal Code to be recorded pursuant to the authority of Government Code Section 27288.2 and Public Resources Code Section 5029; and

Declare ordinance amending Ordinance No. ORD-16-0013 which amended the Long Beach Municipal Code by adding Section 16.52.2220 relating to the nomination of the property located at 6509 Gundry Avenue as a historic landmark, read the first time and laid over to the next regular meeting of the City Council for final reading; and

Adopt resolution establishing a historic resources designation for the property located at 6509 Gundry Avenue, as prescribed by Chapter 2.63 of the Long Beach Municipal Code to be recorded pursuant to the authority of Government Code Section 27288.2 and Public Resources Code Section 5029.

DISCUSSION

At its June 21, 2016 meeting, the City Council adopted Ordinance ORD-16-0012 designating the property at 260 E. San Antonio Drive, and Ordinance ORD-16-0013 designating property at 6509 Gundry Avenue, as historic landmarks. As required by Section 2.63.060 of the Long Beach Municipal Code ("LBMC"), the City Clerk submitted both adopted ordinances to the Los Angeles County Recorder ("County Recorder") to be recorded as authorized by Public Resources Code Section 5029. Since 1979, the City Clerk has submitted and successfully recorded with the

HONORABLE MAYOR AND CITY COUNCIL

November 22, 2016

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County Recorder approximately 34 ordinances designating historic landmarks. The County Recorder has, up until now, recorded the City's ordinances. However, the last two ordinances (ORD-16-0012 and ORD-16-0013), were rejected by the County Recorder and returned to the City Clerk because the County Recorder is now asserting that the Public Resources Code authorizes only the recording of resolutions, not ordinances.


Staff has made amendments to the format of ordinances and has prepared appropriate Resolutions to allow for recording with the County Recorder's office. The requested action will change the form, not the substance of the ordinances, and will not change the designation of the landmarks in the LBMC sections established for the two properties. The two Resolutions under consideration will become effective on the same date that the two Ordinances become effective in order to facilitate the proper recordation of the Resolutions with the County Recorder.

SUGGESTED ACTION:

Approve recommendation.

Respectfully submitted,

CHARLES PARKIN, City Attorney

By 
MICHAEL J. MAIS
Assistant City Attorney

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ORDINANCE NO.

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF LONG BEACH AMENDING ORDINANCE NO. ORD-16-0012, WHICH AMENDED THE LONG BEACH MUNICIPAL CODE BY ADDING SECTION 16.52.2210 RELATING TO THE DESIGNATION OF THE PROPERTY LOCATED AT 260 EAST SAN ANTONIO DRIVE AS A HISTORIC LANDMARK

The City Council of the City of Long Beach ordains as follows:

Section 1. Ordinance No. ORD-16-0012, adopted on June 21, 2016, is hereby amended to read as follows:

16.52.2210 260 East San Antonio Drive.

A. Pursuant to the provisions of Chapter 2.63 of the Long Beach Municipal Code and with the March 14, 2016 recommendation of the Cultural Heritage Commission, the City Council designates the following property as a Long Beach local historic landmark: 260 East San Antonio Drive.

B. The complete location, legal description and reasons for historic landmark designation are more fully contained in Resolution No. _____, which shall be recorded pursuant to Public Resources Code 5029, government Code Section 27288.2 and Chapter 2.63 of the Long Beach Municipal Code.

Section 2. The City Clerk shall certify to the passage of this ordinance by the City Council and cause it to be posted in three (3) conspicuous places in the City of

OFFICE OF THE CITY ATTORNEY
CHARLES PARKIN, City Attorney
333 West Ocean Boulevard, 11th Floor
Long Beach, CA 90802-4664

1 Mayor.

2 I hereby certify that the foregoing ordinance was adopted by the City
3 Council of the City of Long Beach at its meeting of _____, 2016,
4 by the following vote:

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6 Ayes: Councilmembers: _____

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8 _____

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10 Noes: Councilmembers: _____

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12 Absent: Councilmembers: _____

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City Clerk

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19 Approved: _____
20 (Date) Mayor

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OFFICE OF THE CITY ATTORNEY
CHARLES PARKIN, City Attorney
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1 RESOLUTION NO.

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3 A RESOLUTION OF THE CITY COUNCIL OF THE
4 CITY OF LONG BEACH ESTABLISHING A HISTORIC
5 RESOURCES DESIGNATION FOR THE PROPERTY
6 LOCATED AT 260 EAST SAN ANTONIO DRIVE AS
7 PRESCRIBED BY CHAPTER 2.63 OF THE LONG BEACH
8 MUNICIPAL CODE TO BE RECORDED PURSUANT TO
9 THE AUTHORITY OF GOVERNMENT CODE SECTION
10 27288.2 AND PUBLIC RESOURCES CODE SECTION 5029
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12 The City Council of the City of Long Beach does hereby resolve as follows:

13 Section 1. This Resolution is adopted pursuant to the authority and
14 mandate of California Public Resources Code Section 5029 in order to provide recorded
15 notice to current and future owners of the affected properties that such properties have
16 been designated as historical landmarks.

17 Section 2. Pursuant to Chapter 2.63 of the Long Beach Municipal Code,
18 the City Council of the City of Long Beach has adopted Ordinance _____
19 designating the property located at 260 East San Antonio Drive as a local historical
20 landmark. As a local historic landmark, the demolition, alteration, or relocation is
21 restricted, subject to controls and standards set forth in this resolution and in Chapter
22 2.63 of the Long Beach Municipal Code, as may be amended from time to time.

23 Section 3. The legal description for the property located at 260 East San
24 Antonio Drive is set forth on Exhibit "A", attached hereto and incorporated herein as
25 though set forth in full. The owners of 260 East San Antonio Drive are Jay and Nancy
26 Lentzner.

27 Section 4. Designation as a Historic Landmark. Pursuant to the
28 provisions of Chapter 2.63 of the Long Beach Municipal Code and upon the

1 recommendation of the Cultural Heritage Commission, the City Council of the City of
2 Long Beach hereby designates the property located at 260 East San Antonio Drive as a
3 historic landmark based on satisfying significance criteria A and C, as defined in the
4 City's Cultural Heritage Commission Ordinance (Long Beach Municipal Code, Section
5 2.63.050). The designation of 260 East San Antonio Drive has been codified in Section
6 16.52.2210 of the Long Beach Municipal Code.

7 A. Location, description and reasons for designation. The
8 subject property is located on the south side of East San Antonia Drive
9 between Long Beach Boulevard and Virginia Road, in the City of Long
10 Beach, California, and is identified as Los Angeles County Assessor's
11 Parcel Number (APN) 7139-016-007 and legal description is attached as
12 Exhibit "A".

13 1. The subject building features many of the character
14 defining features of the Colonial Revival architectural style. It is two stories,
15 clad in wood siding and has four classical style columns supporting a shed-
16 style roof. The house is painted white and has gray asphalt shingle roofing
17 material. The front elevation window and door fenestration is laid out in a
18 symmetrical pattern. The front door is centered, flanked by side light
19 windows and accentuated with a pediment detail. On either side of the front
20 door is a set of three windows. The center window, a large six-over-one
21 casement window, is flanked by two smaller three-over-one casement
22 windows. Along the second floor are three pairs of eight-over-one wood
23 sash windows symmetrically aligned with door and window groupings on
24 the first floor. It is an excellent example of the Colonial Revival style and is
25 in pristine condition. The basic building form is still intact, a majority of
26 original windows, exterior siding, and window/door fenestration remain. In
27 1961 building permits were issued for a new pool, rear addition and in 1988
28 the den was enlarged, these additions to the rear have not had an overall

1 visual impact.

2 2. The subject building was constructed circa 1919 and
3 originally located at 3801 Temple Avenue and relocated to its current
4 location in 1926. The 1926 building permits broadly specified the scope of
5 work granted under the permit as “dwelling alterations.” Since the
6 alterations were completed seven years after the original building was
7 constructed they have taken on historic significance in their own right. The
8 house was originally occupied by Nicholas Kuglis who worked in the fishing
9 and cannery industry. The Kuglis family sold the house to Frank and Effie
10 Jennings in 1920. Early 1920’s oil exploration and discovery affected the
11 housing markets as oil derricks were erected in residential neighborhoods.
12 These events factored into the Jennings’ decision to move the building to a
13 safer location and to drill for oil at 3801 Temple Avenue.

14 B. Rationale for historic landmark designation. The City Council
15 finds that relative to the designation of the subject property located at 260
16 East San Antonio Drive as a historic landmark, the following criteria are
17 manifested as set forth in the Long Beach Municipal Code Section 2.63.050
18 based upon the following:

19 A. It is associated with events that have made a significant
20 contribution to the broad patterns of the City’s history.

21 C. It embodies the distinctive characteristics of a type, period or
22 method of construction, or it represents the work of a master, or it possesses high
23 artistic values.

24 Section 5. General guidelines and standards for any changes.

25 A. Any maintenance, repair, stabilization, rehabilitation,
26 restoration, preservation, conservation, or reconstruction work proposed for
27 the building shall be conducted in a manner consistent with the “Secretary
28 of the Interior’s Standards for the Treatment of Historic Properties with

1 Guidelines for Preserving, Rehabilitating, Restoring, and Reconstructing
2 Historic Buildings” (1995), by Weeks and Grimmer, as amended, as well as
3 the “Procedures for Certificate of Appropriateness” (the “Standards”) found
4 in Section 2.63.080 of the Long Beach Municipal Code.

5 B. The Standards are incorporated herein by this reference and
6 shall be used as the authoritative guidelines for reviewing and approving
7 any proposed exterior work on the building.

8 C. The provisions of this ordinance shall regulate the building’s
9 exterior walls and other external features. There shall be no restrictions on
10 the building’s interior.

11 D. Original historic fabric on the exterior of the building shall be
12 executed in a manner that does not materially impair in an adverse manner
13 those physical characteristics of the structure that account for its
14 designation as a City landmark. Any such work must be done in keeping
15 with the building’s historic character, period, and architectural style.

16 E. No exterior changes to the building shall be allowed unless an
17 approved Certificate of Appropriateness has been applied for by an
18 applicant and is issued by the City authorizing such environmental change.

19 Section 6. Pursuant to the authority of the Public Resources Code
20 Section 5029 and Government Code Section 27288.2, the City Clerk shall cause a
21 certified copy of this Resolution to be recorded in the Official Records of the County of
22 Los Angeles.

23 Section 7. This resolution shall take effect on the same date the
24 ordinance referred to in Section 2 of this resolution becomes effective, and the City Clerk
25 shall certify the vote adopting this resolution.

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OFFICE OF THE CITY ATTORNEY
CHARLES PARKIN, City Attorney
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Long Beach, CA 90802-4664

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I hereby certify that the foregoing resolution was adopted by the City Council of the City of Long Beach at its meeting of _____, 2016, by the following vote:

Ayes: Councilmembers: _____

Noes: Councilmembers: _____

Absent: Councilmembers: _____

City Clerk

EXHIBIT "A"

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260 East San Antonio Drive is located on the south side of East San Antonio Drive between Long Beach Boulevard and Virginia Road, in the City of Long Beach, California, and is identified as Los Angeles County Assessor's Parcel Number (APN) 7139-016-007.

OFFICE OF THE CITY ATTORNEY
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ORDINANCE NO.

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF LONG BEACH AMENDING ORDINANCE NO. ORD-16-0013, WHICH AMENDED THE LONG BEACH MUNICIPAL CODE BY ADDING SECTION 16.52.2220 RELATING TO THE DESIGNATION OF THE PROPERTY LOCATED AT 6509 GUNDRY AVENUE AS A HISTORIC LANDMARK

The City Council of the City of Long Beach ordains as follows:

Section 1. Ordinance No. ORD-16-0013, adopted on June 21, 2016, is hereby amended to read as follows:

16.52.2220 6509 Gundry Avenue.

A. Pursuant to the provisions of Chapter 2.63 of the Long Beach Municipal Code and with the April 11, 2016 recommendation of the Cultural Heritage Commission, the City Council designates the following property as a Long Beach local historic landmark: 6509 Gundry Avenue.

B. The complete location, legal description and reasons for historic landmark designation are more fully contained in Resolution No. _____, which shall be recorded pursuant to Public Resources Code 5029, government Code Section 27288.2 and Chapter 2.63 of the Long Beach Municipal Code.

Section 2. The City Clerk shall certify to the passage of this ordinance by the City Council and cause it to be posted in three (3) conspicuous places in the City of Long Beach, and it shall take effect on the thirty-first (31st) day after it is approved by the

OFFICE OF THE CITY ATTORNEY
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I hereby certify that the foregoing ordinance was adopted by the City Council of the City of Long Beach at its meeting of _____, 2016, by the following vote:

Ayes: Councilmembers: _____

Noes: Councilmembers: _____

Absent: Councilmembers: _____

City Clerk

Approved: _____
(Date)

Mayor

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RESOLUTION NO.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LONG BEACH ESTABLISHING A HISTORIC RESOURCES DESIGNATION FOR THE PROPERTY LOCATED AT 6509 GUNDRY AVENUE, AS PRESCRIBED BY CHAPTER 2.63 OF THE LONG BEACH MUNICIPAL CODE TO BE RECORDED PURSUANT TO THE AUTHORITY OF GOVERNMENT CODE SECTION 27288.2 AND PUBLIC RESOURCES CODE SECTION 5029

The City Council of the City of Long Beach does hereby resolve as follows:

Section 1. This Resolution is adopted pursuant to the authority and mandate of California Public Resources Code Section 5029 in order to provide recorded notice to current and future owners of the affected properties that such properties have been designated as historical landmarks.

Section 2. Pursuant to Chapter 2.63 of the Long Beach Municipal Code, the City Council of the City of Long Beach has adopted Ordinance _____ designating the property located at 6509 Gundry Avenue as a local historical landmark. As a local historic landmark, the demolition, alteration, or relocation is restricted, subject to controls and standards set forth in this resolution and in Chapter 2.63 of the Long Beach Municipal Code, as may be amended from time to time.

Section 3. The City of Long Beach is the current property owner and the legal description for the property at 6509 Gundry Avenue is set forth on Exhibit "A", attached hereto and incorporated herein as though set forth in full.

Section 4. Designation as a Historic Landmark. Pursuant to the provisions of Chapter 2.63 of the Long Beach Municipal Code and upon the recommendation of the Cultural Heritage Commission, the City Council of the City of

1 Long Beach hereby designates the property located at 6509 Gundry Avenue as a historic
2 landmark based on satisfying significance criteria A and C, as defined in the City's
3 Cultural Heritage Commission Ordinance (Long Beach Municipal Code, Section
4 2.63.050). The designation of 6509 Gundry Avenue as a local historic landmark has
5 been codified in Section 16.52.2220 of the Long Beach Municipal Code.

6 A. Location, description and reasons for designation.

7 1. The former Fire Station No. 12 is located at 6509
8 Gundry Avenue, is located within a residential neighborhood on the
9 northwest corner of Gundry Avenue and 65th Street between Brayton
10 Avenue and Falcon Avenue, in the City of Long Beach, California, and is
11 identified as Los Angeles County Assessor's Parcel Number (APN) 7114-
12 012-900 and legally described as Tract No. 7845, Lot 102 and Lot 103. Fire
13 Station No. 12 was previously utilized by the City's Fire Department until
14 2013 when it was decommissioned and a new fire station was constructed
15 blocks away. The building is now utilized as a field office for the 9th Council
16 District.

17 2. The former Fire Station No. 12 is designed in the
18 Spanish Colonial Revival architectural style which is influenced by Spanish,
19 Baroque, Moorish and other European styles. The one-story building
20 exemplifies the style with its asymmetrical façade, cross-gabled clay tile-
21 clad roof, rounded rafter tails, clay tile attic vents, stucco exterior, and
22 deeply recessed window frames. Despite removal of the original windows,
23 garage door and a few decorative elements, the building retains its
24 essential form and character from its period of significance. Fire Station 12
25 is a modest example of the Spanish Colonial Revival style, but is a well
26 preserved building that retains the essential form and character of the
27 Spanish Colonial Revival style. The station is capped by a medium-pitched
28 cross-gables roof with barrel clay tiles, and has slightly over overhanging

1 eaves with exposed rafter tails. Round clay tile attic vents are visible
2 beneath some of the roof gables. The building is clad in contemporary
3 textured stucco. A chimney flue extends vertically from the south wall with
4 a simple chimney top and the original tower located at the north corner of
5 the building remaining. The building broadly falls in the cross-gable
6 subtype which creates the classic asymmetrical front façade associated
7 with the Spanish Colonial style residential buildings that typically would
8 feature a large centered focal window. In this case, the large focal window
9 located under the front-facing gable roof is substituted for the front garage
10 door with an arch opening. From the 1910s to the late 1920s, the Fire
11 Department expanded in response to the growth of the city, the rise in
12 tourism, and development of the oil industry. The discovery of oil in Signal
13 Hill in 1921 led to significant growth in the north Long Beach area. Fire
14 Station No. 12 was built to serve the fast-growing north Long Beach area
15 through City revenues resulting from City oil revenues. Fire Station No. 12
16 was constructed during the Depression and completed in 1930; however,
17 funding was so scarce that the building was not officially opened as a fire
18 station until 1936. In the interim, the building was unoccupied until 1933
19 when it became occupied by the Works Progress Administration (WPA) and
20 was used as a sewing center. As part of the WPA programs, Fire Station
21 No. 12 served the City as a sewing depot, providing jobs to hundreds of
22 unemployed women. These women turned donated items into quilts or
23 mended clothing and gifted them to the needy. The structure is also
24 significant because it is associated with the New Deal in Long Beach and
25 was one of the last remaining operating pre-1930s stations located within a
26 residential neighborhood. The station was constructed within a residential
27 neighborhood because the original placement of fire stations was based
28 primarily on "localized necessity," instead of a comprehensive plan. Of the

1 City's 23 fire stations, Fire Station No. 12 is one of the last remaining pre-
2 1930s fire stations located in a residential neighborhood.

3 B. Rationale for historic landmark designation. The City Council
4 finds that relative to the designation of the subject property located at 6509
5 Gundry Avenue as a historic landmark, the following criteria are manifested
6 as set forth in the Long Beach Municipal Code Section 2.63.050 based
7 upon the following:

8 A. It is associated with events that have made a significant
9 contribution to the broad patterns of the City's history.

10 C. It embodies the distinctive characteristics of a type, period or
11 method of construction, or it represents the work of a master, or it possesses high
12 artistic values.

13 Section 5. General guidelines and standards for any changes.

14 A. Any maintenance, repair, stabilization, rehabilitation,
15 restoration, preservation, conservation, or reconstruction work proposed for
16 the building shall be conducted in a manner consistent with the "Secretary
17 of the Interior's Standards for the Treatment of Historic Properties with
18 Guidelines for Preserving, Rehabilitating, Restoring, and Reconstructing
19 Historic Buildings" (1995), by Weeks and Grimmer, as amended, as well as
20 the "Procedures for Certificate of Appropriateness" (the "Standards") found
21 in Section 2.63.080 of the Long Beach Municipal Code. Also, reference
22 should be made to the recommended mitigation measures contained in the
23 Historic Resources Assessment for Fire Station No. 12 by Laura G. Carius,
24 LSA Assoc., dated March 2016.

25 B. The Standards are incorporated herein by this reference and
26 shall be used as the authoritative guidelines for reviewing and approving
27 any proposed exterior work on the building.

28 C. The provisions of this Ordinance shall regulate the building's

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I hereby certify that the foregoing resolution was adopted by the City Council of the City of Long Beach at its meeting of _____, 2016, by the following vote:

Ayes: Councilmembers: _____

Noes: Councilmembers: _____

Absent: Councilmembers: _____

City Clerk

OFFICE OF THE CITY ATTORNEY
CHARLES PARKIN, City Attorney
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EXHIBIT "A"

6509 Gundry Avenue is located within a residential neighborhood on the northwest corner of Gundry Avenue and 65th Street between Brayton Avenue and Falcon Avenue, in the City of Long Beach, California, and is identified as Los Angeles County Assessor's Parcel Number (APN) 7114-012-900 and legally described as Tract No. 7845, Lot 102 and Lot 103.