Appendix C Historical Report



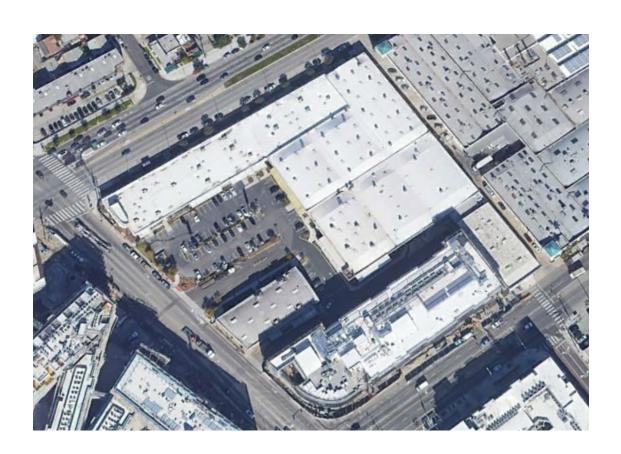
CROSSINGS CAMPUS CULVER CITY AND LOS ANGELES, CALIFORNIA

Historic Resources Assessment

Prepared for Culver Crossings Properties LLC

July 2022





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CROSSINGS CAMPUS

Historic Resources Assessment

1.0 Introduction

1.1 Executive Summary

Environmental Science Associates (ESA) has been retained by Culver Crossings Properties LLC to prepare a Historic Resources Assessment Report (Report) and California Environmental Quality Act (CEQA) Impacts Analysis for the Crossings Campus project (Project), in support of an Environmental Impact Report (EIR) and in anticipation of the potential demolition and redevelopment of the Project Site. The Report identifies and evaluates potential historical resources located at the Project Site, as well as potential historic resources in the vicinity of the Project which may be indirectly impacted by the Project.

The Project Site straddles the border of the City of Los Angeles and Culver City and consists of one building located in Los Angeles and two buildings located in Culver City. The Project Site is located at 8876, 8884, 8886, and 8888 Venice Boulevard and 8827 and 8829 National Boulevard in Los Angeles, California, 90232 (Los Angeles Parcel), and is currently improved with a warehouse building partitioned into six separate spaces that total 86,226 sf of floor area: 51,500 sf of office space and 34,726 sf of retail space. For the purposes of this Report, the Los Angeles building will be referred to as LA-1.

The Project Site is also located at 8825 National Boulevard and 8771 Washington in Culver City, California, 90232 and Culver City Parcel is currently developed with two warehouse buildings: a 9,739-sf building at 8825 National Boulevard (CC-1) and a 9,082-sf building at 8771 Washington Boulevard (CC-2). The balance of the Culver City Parcel consists of surface parking and vehicular access that supports the existing uses on the Project Site.

The buildings on both the Los Angeles and Culver City Parcels were evaluated in this Report for their potential eligibility for listing on the National Register of Historic Places (National Register), the California Register of Historical Resources (California Register), or for local designation as a City of Los Angeles Historical Cultural Monument (Los Angeles HCM) or a Culver City Landmark. The Report includes a discussion of the survey methods used, an overview of the history of the properties and surrounding area, a description and evaluation of the subject properties, and an assessment of any potential impacts from the Project on and off-site resources within the vicinity of the Project.

Although CC-1 and CC-2 are tied to the same APN (312-015-006), they have distinct developmental histories.

Through research, survey, and subsequent evaluation under the applicable Federal, State, and local eligibility criteria, ESA finds that all buildings on the Project Site lack both historical significance as well as architectural integrity and, therefore, are ineligible as historical resources. These buildings do not qualify as either individual historical resources or as district contributors as defined by Local, State, and Federal requirements.

LA-1 was designed by architectural firm Meyer & Evers and constructed for the Dorhmann Hotel Supply Company in 1951. LA-1 has undergone extensive alterations which have detracted from its integrity, including the removal and replacement of its north façade (2017–2018). As a result, LA-1 no longer retains sufficient integrity to be considered a historic resource. Additionally, the building has not been used for its original manufacturing or warehouse purposes for many years. Further, LA-1 is not associated with any significant historic personages or events and is not an exceptional work by a master architect. Therefore, LA-1 is not a historic resource.

CC-1 was constructed in 1954 as a retail and office space addition to LA-1. At the time of its construction, CC-1 was attached to LA-1's western elevation. The connection was demolished in 2015 and CC-1 became a free-standing structure. CC-1 was also constructed during a period of industrial and manufacturing development in the area, but it does not retain adequate integrity to convey its historical associations as part of this pattern of development. It has undergone extensive alterations, including the separation from LA-1. CC-1 was not designed by a master architect, is not an exceptional work of architecture, and has no associations with significant individuals or events in history. CC-1 is not a historic resource.

CC-2 was constructed in 1954 as a garage and service building for a car lot that was located to its immediate west that is no longer extant. CC-2's immediate setting has changed dramatically since its original construction due to the demolition of its historically associated car lot, as well as changes on Washington Boulevard that have affected the number of extant historic automotive buildings that previously lined the street. CC-2 has further undergone alterations over time, including two new doors and a façade replacement. As such, CC-2 does not retain sufficient integrity to convey its associations. Further, it is not associated with significant persons or events in local, national, or state history. CC-2 is not an exceptional work of architecture nor is it a unique or rare typology. Therefore, CC-2 is not a historic resource.

In summary, it is ESA's finding that LA-1, CC-1, and CC-2 are ineligible for the National Register, the California Register, or Local designation through survey evaluation² and hence are not historic resources for purposes of CEQA.

1.2 **Project Description**

Culver Crossings Properties, LLC, the Applicant, proposes to develop an office project on the Project Site, which totals approximately 4.46 acres. The Culver City Parcel portion of the Project Site is 1.63 acre. The Los Angeles Parcel portion is 2.83 acre in size.

The Project would construct two four- to five-story buildings that would provide a total of 536,000 sf of new office floor area, intended to be occupied by Apple, Inc. The two buildings

California Historical Resources Status Codes, California State Office of Historic Preservation.

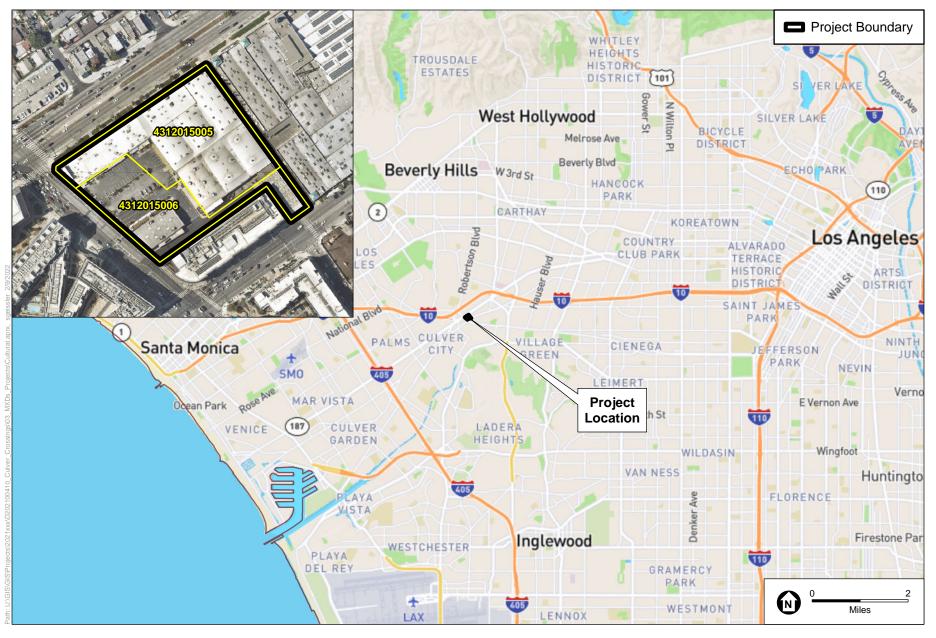
would have the ability to be connected via a shared wall. The Project would provide a total of 1,216 vehicular parking spaces within two separate three-level subterranean garages under each proposed building. The Project would also provide 175 bicycle parking spaces, including bicycle parking spaces for employees and visitors, short-term spaces, and long-term spaces in compliance with respective City codes. The proposed office buildings would be designed to accommodate creative office uses and could include associated production spaces for multimedia content creation, as well as amenities for building tenants, including a cafeteria, coffee stations, employee shuttle service, and other ancillary uses typical of an integrated office complex development. The Project would also include pedestrian-facing landscaping at the ground floor on National Boulevard and Venice Boulevard, a public accessible, privately maintained open space area along Washington Boulevard, as well as an internal courtyard for the use of employees and occasional private tenant events.

1.3 Project Location

The Project Site is an irregularly shaped parcel, located on a corner lot bounded by Venice Boulevard to the north, Washington Boulevard to the south, National Boulevard to the west, and existing commercial uses to the east, as shown in **Figure 1**, *Project Location and Regional Vicinity*. The locations of all buildings on the Project Site are also shown in **Figure 2**, *Aerial Photograph of the Project Site*. The Project Site is currently improved with low-rise warehouses that have been converted into retail, office, and surface and enclosed parking lots serving the existing uses on the Project Site. The Project Site is mostly flat with gradual sloping from north to south. Landscaping on the Project Site is limited to parking medians.

The boundary between Culver City and Los Angeles runs through the site as shown in **Figure 3**, *Existing Buildings on Project Site*. LA-1 is located on the Los Angeles Parcel. LA-1 encompasses the entirety of the northern portion of the site and into the southern portion on the east side. CC-1 and CC-2 are located on the Culver City Parcel. CC-1 faces north from the southwest corner of the site and CC-2 faces south onto Washington Boulevard in the southeastern corner of the site.

The study area for Project impacts, defined in this report as a 0.25-mile radius, is primarily commercial and residential in nature. A 0.25-mile radius is a standard distance for considering nearby historic resources in a dense, urban environment such as the Project Site, and is also used in the impacts analysis that follows to assess potential indirect impacts from the Project on these resources. Land uses directly located adjacent to the Project Site include a two-story office building to the north (across Venice Boulevard) along with a handful of single-family residences, the Helms Bakery complex to the east (single-story warehouses and retail buildings), the 8777 Washington four-story office building and the Access Culver City five-story mixed use residential building to the south (across Washington Boulevard), and the six- to seven-story Ivy Station mixed-use project (office, residential, hotel, and retail uses) to the west across National Boulevard. To the north of the Project Site, in Los Angeles, are single family residences, commercial buildings, and former industrial buildings, some of which have been identified as historic resources by SurveyLA. Primary regional access is provided by the Santa Monica Freeway (I-10) and the San Diego Freeway (I-405), located approximately 630 feet north of and 2.09 miles west of the Project Site, respectively.



SOURCE: Mapbox, 2021; ESA, 2021 Crossings Campus

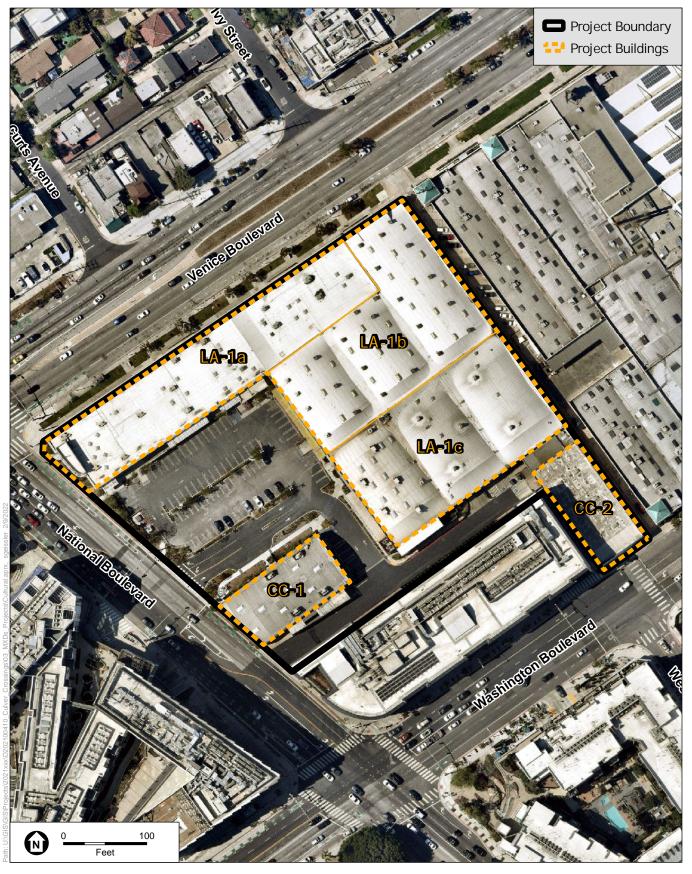




SOURCE: Nearmap, 2021 Crossings Campus

Figure 2
Aerial Photograph of the Project Site





SOURCE: Nearmap, 2021 Crossings Campus

Figure 3 Existing Buildings on Project Site



1.4 Research and Field Methodology

This Report was prepared by a team of ESA's architectural historians—including Margarita Jerabek-Bray, Ph.D., Director of Historical Resources; Shannon Papin, M.A., Senior Architectural Historian; Anokhi Varma, M.S., Architectural Historian; and Claire Cancilla, M.S., Architectural Historian—all of whom meet and exceed the *Secretary of the Interior's Professional Qualification Standards* in history and architectural history. Professional qualifications are provided in **Appendix A**.

Ms. Shannon Papin and Ms. Anokhi Varma conducted a site survey of the subject property on October 28, 2021. This survey documented the existing conditions of the subject property and vicinity. As part of the survey, the subject property was documented with digital photography and recorded on California Department of Parks and Recreation (DPR) forms (see **Appendix E**). ESA also conducted research on the subject properties' construction and occupancy history and analyzed their history within the context of the development of Los Angeles and Culver City, specifically the Frank Partenico Place tract (Los Angeles) and Tract 1778 (Culver City) (see tract maps in **Appendix B**).

Preparation of the Report also involved a review of the National Register of Historic Places and its annual updates, the California Register of Historical Resources, the California Built Environment Resources Database (BERD) maintained by the State Office of Historic Preservation (OHP), SurveyLA, the City of Los Angeles's inventory of historic properties, the Culver City General Plan, and the 1990 Culver City Historic Preservation Advisory Committee Report and Survey and its subsequent updates. These sources were utilized to identify previously recorded properties within or near the subject property. An intensive-level pedestrian survey was also undertaken to document the existing conditions of the subject property and its vicinity. In addition, other tasks performed for the study included:

- Field inspections of the subject property utilizing the survey methodology of the State OHP.
- Photography of the subject property and associated landscape features and examination of other properties in the vicinity that exhibited potential architectural and/or historical associations.
- Site-specific research on the property utilizing building permits from the Los Angeles Department of Building and Safety and the Culver City Building Safety Division, Sanborn Fire Insurance Maps (Sanborn Maps; see **Appendix C**), City directories, historical photographs, Online Archive of California, Calisphere, Los Angeles Public Library Photo Collection, Culver City Julian Dixon Library, University of Southern California (USC) Digital Collections, the historical *Los Angeles Times*, and other published sources.
- Records searches were conducted through the South Central Coastal Information Center (SCCIC), the BERD, the Culver City Historic Preservation Advisory Committee Report and Survey and the Los Angeles Historic Resources Inventory to identify historic resources within 0.25 miles of the subject property.
- Review and analysis of ordinances, statutes, regulations, bulletins, and technical materials
 relating to Federal, State, and Local historic preservation, designation assessment processes,
 and related programs.
- Evaluation of potential historical resources based upon criteria used by the National Register, California Register, and City of Los Angeles Cultural Heritage Ordinance.

Regulatory Framework 2.0

Historical resources fall within the jurisdiction of the Federal, State, and Local designation programs. Federal laws provide the framework for the identification of historical resources, and in certain instances, protection. State and Local jurisdictions play active roles in the identification, documentation, and protection of such resources within their communities. The National Historic Preservation Act (NHPA) of 1966, as amended, and the California Public Resources Code (PRC), Section 5024.1, are the primary Federal and State laws governing the evaluation and significance of historical resources of national, state, regional, and local importance in Los Angeles. The Los Angeles Cultural Heritage Ordinance of 1967, amended in 2018, governs the evaluation of historical resources in Los Angeles. The 1991 Culver City Historic Preservation Ordinance governs the evaluation of historical resources in Culver City. Descriptions of these relevant laws and regulations are presented below.

2.1 Federal Eligibility Criteria and Integrity Aspects **National Register of Historic Places**

The National Register was established by the NHPA as "an authoritative guide to be used by Federal, State, and Local governments, private groups and citizens to identify the Nation's cultural resources and to indicate what properties should be considered for protection from destruction or impairment." The National Register recognizes properties that are significant at the national, state, and/or local levels.

To be eligible for listing in the National Register, a resource must be significant in American history, architecture, archaeology, engineering, or culture. Four criteria for evaluation have been established to determine the significance of a resource. They include the following:

Criterion A. Associated with events that have made a significant contribution to the broad patterns of our history;

Criterion B. Associated with the lives of persons significant in our past;

planning, survey of cultural resources and registration in the NRHP.

Criterion C. Embodies the distinctive characteristics of a type, period, or method of construction or that represent the work of a master, or that possess high artistic values, or that represent a significant and distinguishable entity whose components may lack individual distinction;

Criterion D. Yields, or may be likely to yield, information important in prehistory or history.4

Districts, sites, buildings, structures, and objects that are 50 years in age or older must meet one or more of the above criteria and retain integrity of location, design, setting, materials, workmanship, feeling, and association to be eligible for listing.

Interior, National Park Service, September 30, 1986. This bulletin contains technical information on comprehensive

³⁶ CFR Section 60.2.

[&]quot;Guidelines for Completing National Register Forms," in National Register Bulletin 16, U.S. Department of

Within the concept of integrity, the National Register recognizes seven aspects or qualities that, in various combinations, define integrity: Location, Design, Setting, Materials, Workmanship, Feeling, and Association:

Location is the place where the historic property was constructed or the place where the historic event occurred. The relationship between the property and its location is often important to understanding why the property was created or why something happened. The actual location of a historic property, complemented by its setting, is particularly important in recapturing the sense of historic events and persons. Except in rare cases, the relationship between a property and its historic associations is destroyed if the property is moved.

Design is the combination of elements that create the form, plan, space, structure, and style of a property. It results from conscious decisions made during the original conception and planning of a property (or its significant alteration) and applies to activities as diverse as community planning, engineering, architecture, and landscape architecture. Design includes such elements as organization of space, proportion, scale, technology, ornamentation, and materials. A property's design reflects historic functions and technologies, as well as aesthetics. It includes such considerations as the structural system; massing; arrangement of spaces; pattern of fenestration; textures and colors of surface materials; type, amount and style of ornamental detailing; and arrangement and type of plantings in a designed landscape.

Setting is the physical environment of a historic property. Whereas location refers to the specific place where a property was built or an event occurred, setting refers to the *character* of the place in which the property played its historic role. It involves *how*, not just where, the property is situated and its relationship to surrounding features and open space.

Workmanship is the physical evidence of the crafts of a particular culture or people during any given period in history or prehistory. It is the evidence of artisans' labor and skill in constructing or altering a building, structure, object, or site. Workmanship can apply to the property as a whole or to its individual components.

Materials are the physical elements that were combined or deposited during a particular period of time and in a particular pattern or configuration to form a historic property.

The choice and combination of materials reveal the preferences of those who created the property and indicate the availability of particular types of materials and technologies. A property must retain key exterior materials dating from the period of its historic significance.

Feeling is a property's expression of the aesthetic or historic sense of a particular period of time. It results from the presence of physical features that, taken together, convey the property's historic character.

Association is the direct link between an important historic event or person and a historic property. A property retains association if it is the place where the event or activity occurred and is sufficiently intact to convey that relationship to an observer.⁵

To retain historic integrity, a property will always possess most of the aspects described above. Depending upon its significance, retention of specific aspects of integrity may be paramount for a property to convey its significance. Determining which of these aspects are most important to a particular property requires knowing why, where and when a property is significant. ⁷ For properties that are considered significant under National Register Criteria A and B, National Register Bulletin 15: How to Apply the National Register Criteria for Evaluation (National Register Bulletin 15) explains, "a property that is significant for its historic association is eligible if it retains the essential physical features that made up its character or appearance during the period of its association with the important event, historical pattern, or person(s)."8 In assessing the integrity of properties that are considered significant under National Register Criterion C, National Register Bulletin 15 states, "a property important for illustrating a particular architectural style or construction technique must retain most of the physical features that constitute that style or technique."9

Under the National Register, alterations to a structure do not necessarily disqualify a property from a potential listing. A property can be significant not only for the way it was originally constructed, but also for the way it was adapted at a later period, or for the way it illustrates changing tastes, attitudes, and uses over a period of time. 10

2.2 State Register and Eligibility Criteria

California Register of Historical Resources

The California Register was created by Assembly Bill 2881 which was signed into law on September 27, 1992. The California Register is "an authoritative listing and guide to be used by state and local agencies, private groups, and citizens in identifying the existing historical resources of the state and to indicate which resources deserve to be protected, to the extent

National Register Bulletin 15: How to Apply the National Register Criteria for Evaluation, 44–45, accessed July 7, 2013, http://www.nps.gov/nr/publications/bulletins/pdfs/nrb15.pdf.

The National Register defines a property as an "area of land containing a single historic resource or a group of resources and constituting a single entry in the National Register of Historic Places." A "Historic Property" is defined as "any prehistoric or historic district, site, building, structure, or object at the time it attained historic significance." Glossary of National Register Terms, accessed June 1, 2013, http://www.nps.gov/nr/publications/ bulletins/nrb16a/nrb16a appendix IV.htm.

National Register Bulletin 15, p. 44.

[&]quot;A property retains association if it is the place where the event or activity occurred and is sufficiently intact to convey that relationship to an observer. Like feeling, association requires the presence of physical features that convey a property's historic character. Because feeling and association depend on individual perceptions, their retention alone is never sufficient to support eligibility of a property for the National Register." Ibid, p. 46.

[&]quot;A property that has lost some historic materials or details can be eligible if it retains the majority of the features that illustrate its style in terms of the massing, spatial relationships, proportion, pattern of windows and doors, texture of materials, and ornamentation. The property is not eligible, however, if it retains some basic features conveying massing but has lost the majority of the features that once characterized its style." Ibid.

¹⁰ National Register Bulletin 15, p. 19.

prudent and feasible, from substantial adverse change."¹¹ The criteria for eligibility for the California Register are based upon National Register criteria.¹²

The California Register consists of resources that are listed automatically and those that must be nominated through an application and public hearing process. The California Register automatically includes the following:

- California properties listed on the National Register and those formally Determined Eligible for the National Register; ¹³
- California Registered Historical Landmarks from No. 770 onward;
- Those California Points of Historical Interest (PHI) that have been evaluated by the OHP and have been recommended to the State Historical Commission for inclusion on the California Register.¹⁴

Other resources which may be nominated to the California Register include:

- Individual historical resources;
- Historical resources contributing to historic districts;
- Historical resources identified as significant in historical resources surveys with significance ratings of Category 1 through 5;
- Historical resources designated or listed as local Los Angeles HCMs, or designated under any local ordinance, such as an HPOZ.¹⁵

To be eligible for the California Register, a historical resource must be significant at the local, state, or national level, under one or more of the following four criteria:

- 1. Is associated with events that have made a significant contribution to the broad patterns of California's history and cultural heritage;
- 2. Is associated with the lives of persons important in our past;
- 3. Embodies the distinctive characteristics of a type, period, region, or method of construction, or represents the work of an important creative individual, or possesses high artistic values; or
- 4. Has yielded, or may be likely to yield, information important in prehistory or history.

Additionally, a historical resource eligible for listing in the California Register must meet one or more of the criteria of significance described above and retain enough of its historic character or appearance to be recognizable as a historical resource and to convey the reasons for its significance. Historical resources that have been rehabilitated or restored may be evaluated for listing. Integrity is evaluated with regard to the retention of seven aspects of integrity similar to the National Register (location, design, setting, materials, workmanship, feeling, and association). Also like the National Register, it must be judged in context to the particular criteria under which a resource is proposed

¹¹ PRC Section 5024.1(a).

¹² PRC Section 5024.1(b).

¹³ PRC Section 5024.1(d).

¹⁴ PRC Section 5024.1(d).

¹⁵ PRC Section 5024.1(e)

for eligibility. Alterations over time to a resource or historic changes in its use may themselves have historical, cultural, or architectural significance.

Also implemented at the state level, the California Environmental Quality Act (CEQA) requires projects to identify any substantial adverse impacts which may affect the significance of identified historical resources.

Local Ordinance and Eligibility Criteria 2.3

City of Los Angeles

The City of Los Angeles enacted a Cultural Heritage Ordinance in April 1962 which defines Historic-Cultural Monuments. According to the Cultural Heritage Ordinance, Historic-Cultural Monuments are sites, buildings, or structures of particular historic or cultural significance to the City in which the broad cultural, political, or social history of the nation, state, or City is reflected or exemplified. This can include sites and buildings associated with important personages or which embody certain distinguishing architectural characteristics and are associated with a notable architect. These Historic-Cultural Monuments are regulated by the City's Cultural Heritage Commission and the City Council.

Los Angeles Cultural Heritage Ordinance Eligibility Criteria

The Los Angeles City Council adopted the Cultural Heritage Ordinance in 1967 and amended it in 2018 (Los Angeles Administrative Code, Chapter 9, Division 22, Article 1, Section 22.171.7). The Cultural Heritage Ordinance establishes criteria for designating a local historical resource as a Los Angeles HCM. A Los Angeles HCM is any site (including significant trees or other plant life located on the site), building, or structure of historic or cultural significance to the City that meets at least one of the following criteria:

- 1. Is identified with important events of national, state, or local history, or exemplifies significant contributions to the broad cultural, economic, or social history of the nation, state, city, or community; or
- 2. Is associated with the lives of historic personages important to national, state, city, or local history; or
- 3. Embodies the distinctive characteristics of a style, type, period, or method of construction; or represents a notable work of a master designer, builder, or architect whose individual genius influenced his or her age.

Los Angeles Historic Preservation Overlay Zone (HPOZ) Ordinance Eligibility Criteria

City of Los Angeles Ordinance Number 175891, found in Section 12.20.3 of the Los Angeles Municipal Code, describes the procedures for creation of new HPOZs, the powers and duties of HPOZ Boards, and the review processes for projects within HPOZs. The Ordinance was created in 1979 and most recently amended and re-adopted by the Los Angeles City Council in 2017.¹⁶

^{16 &}quot;Citywide HPOZ Ordinance," City of Los Angeles Office of Historic Resources, accessed July 24, 2013, http://www.preservation.lacity.org/hpoz/citywide-hpoz-ordinance.

An HPOZ is an area of the city which is designated as containing structures, landscaping, natural features or sites having historic, architectural, cultural, or aesthetic significance. Before an HPOZ may move through the formal adoption process, an historic resources survey of the proposed district must be completed. The survey studies the historic and architectural significance of the neighborhood and identifies structures and features as either "contributing" or "non-contributing" to the district. A contributing structure is a building that was constructed during the predominant period of development in the neighborhood and that has retained most of its historic features. A non-contributing structure is one that was either constructed after the major period of the neighborhood's development or has been so significantly altered that it no longer conveys its historic character. 17

According to Section 12.20.3 of the City of Los Angeles Municipal Code, features designated as contributing shall meet one or more of the following criteria:

- Adds to the historic architectural qualities or historic associations for which a property is significant because it was present during the period of significance, and possesses Historic integrity reflecting its character at that time; or
- Owing to its unique location or singular physical characteristics, represents an established feature of the neighborhood, community or city; or
- Retaining the building, structure, landscaping, or natural feature, would contribute to the preservation and protection of the resource and its environment. 18

Culver City

City of Culver City Cultural Resources

The City enacted a Historic Preservation Ordinance in 1991 which defines Cultural Resources. The Historic Preservation Ordinance (Chapter 15.05 of the City's Municipal Code) is administered through the City's Community Development Department by Cultural Affairs (City of Culver City, 2015). The Cultural Affairs Commission has the authority to recommend to the City Council the designation of structures as cultural resources. Any alterations to the exterior of "Landmark" or "Significant" structures require Cultural Affairs staff comment as part of the review process. The Ordinance outlines a designation process, criteria, and procedures for altering or modifying designated Cultural Resources. Pursuant to the City's Ordinance, a Cultural Resource is a property that has aesthetic, cultural, architectural, or historical significance to the city, state, or nation, and may have been designated as a Landmark Structure, Significant Structure, or Recognized Structure. After satisfying at least one of the threshold criteria, classification is based on a ranking system, currently outlined in Resolution No. 91-R015.

A Landmark Structure is defined as a structure designated as an exceptional example of the highest architectural, historical, or cultural significance of the community. A Landmark structure or district may be designated without owner consent.

¹⁷ "How to Establish an HPOZ," City of Los Angeles Office of Historic Resources, accessed July 24, 2013, http://www.preservation.lacity.org/hpoz/how-establish-hpoz.

^{18 &}quot;Citywide HPOZ Ordinance."

A Significant Structure is defined as a structure designated as being of substantial architectural, historical, or cultural significance to the community. If residential, a "Significant" structure or district shall be designated with written consent of the owner, provided that the consent of only a majority of the owners shall be required for a "Significant district" designation. Once the designation has been made and the designation document has been filed for recondition, owner consent is irrevocable. If the owner consent is not obtained, a residential structure or district may be designated "Recognized." If nonresidential, a structure may be designated without owner consent.

All structures with "Landmark" or "Significant" designations are required to display a plaque identifying that building or district as either "Landmark" or "Significant."

A **Recognized Structure** is defined as a structure designated as being of architectural, historical, or cultural interest. A structure or district may be designated as "Recognized" without the consent of the owner. No other requirements apply to Recognized structures.

The Ordinance also identifies historic districts as falling into one of three different types: a "Landmark District," a "Significant District," or a "Recognized District," with similar criteria for designation for each one. A historic district is described as a designated area consisting of one or more contiguous parcels improved with structures at which events occurred that made a significant contribution to the city, state, or national history or culture, or an area that contains structures that are collectively significant examples of period, style, or method of construction that provide distinguishing characteristics of the architectural type or period represented.

The Culver City Historic Preservation Ordinance (Section 15.02.020) establishes criteria for designating local historical resources and districts as Cultural Resources. To be considered for designation, a structure must be at least fifty years old, and the exterior of the structure is accessible or visible to the public, or the structure or district has special importance to the City.

- A. Threshold criteria. To be considered for designation, the structure(s) must meet one of the following criteria:
 - 1. The structure(s) is at least fifty (50) years old and the exterior of the structure is accessible or visible to the public; or
 - The structure or district has special importance to the City.
- B. Assessment criteria. After satisfying the threshold criteria, a structure or district shall be reviewed for compliance with one or more of the following criteria, as defined under Section 15.05.010 of this Chapter:
 - 1. Is the structure(s) of "architectural significance"?
 - 2. Is the structure(s) of "historical or cultural significance"?
 - 3. Do the structures in the district collectively meet 1. or 2. above?

Structures and districts which meet the requirements of Section 15.05.020, above, shall be classified as "recognized," "significant," or "landmark." Each structure or district shall be so classified by applying a ranking system which shall be adopted by resolution of the City Council.

3.0 Identification of Potential Historical Resources within the Subject Property and Surrounding Area

3.1 Previous Evaluations of the Subject Properties

None of the buildings on the Project Site have been identified in any previous surveys. LA-1, CC-1 and CC-2 were not documented in the State's BERD system. LA-1 was not documented in SurveyLA or in the historic resources survey report for the West Adams—Baldwin Hills—Leimert Community Plan Area. Neither CC-1 nor CC-2 were identified in Culver City's 1990 Historic Preservation Advisory Committee Report or any of its subsequent updates. ESA also cross-referenced the Culver City's 1990 Historic Preservation Advisory Committee Report and its subsequent updates to ensure LA-1 had not been previously recorded due to its proximity to Culver City. Similarly, ESA also cross-referenced SurveyLA to ensure CC-1 and CC-2 had not been recorded due to their proximity to Los Angeles.

3.2 Archival Research

Methods

A records search was conducted by ESA staff on October 29th, 2021, through BERD. The records search included a review of all previously documented historic architectural resources and studies on or within a 0.25-mile radius of the Project Site. ESA staff also reviewed SurveyLA to find additional resources within a 0.25-mile radius of the Project Site, as well as the 1990 Culver City Historic Preservation Advisory Committee Report (HPAC) and its subsequent updates, which identified all structures in Culver City that have been classified as "Landmark," "Significant," or "Recognized." In addition, a records search for the Project was conducted by ESA personnel on December 20, 2021, at the SCCIC housed at California State University, Fullerton. The SCCIC record search provides the basis for an assessment of archaeological resources and covers a 0.50-mile radius, but was also used to identify historic architectural resources within the 0.25-mile radius used in this report for consideration of potential indirect impacts on historic resources. A 0.25-mile radius is a standard distance for identifying nearby historic resources in a dense, urban environment that could potentially result in indirect impacts from development projects.

3.3 Results

The records search identified six previously recognized historic resources within 0.25 miles of the Project Site. Of these resources, four are in Los Angeles, one, the Helms Bakery Complex, is located both in Los Angeles and Culver City, and one, the eastern boundary of the Santa Monica Air Line Segment, is located in Culver City. The buildings in the Helms Bakery Complex that are in Los Angeles (the Helms Garage and Helms Hall) have been identified in SurveyLA with status codes of 5S3, 3S, 3CS, meaning they appear eligible for the California Register, the National Register, and for local designation through survey evaluation. The buildings in the Helms Bakery Complex located in Culver City (Helms Bakery Building and Beacon Laundry Building) have been identified as a "Landmark" and as a "Significant" structure respectively in the HPAC report. The complex is immediately adjacent to the Project Site on the east.

Other resources consist of three single-family residential homes (3380 South Robertson Boulevard; 3373 South Robertson Boulevard; and 3377 South Robertson Boulevard) and a single industrial building (3340 South Robertson Boulevard), all located in Los Angeles. Two of these resources (3340 South Robertson Boulevard and 3377 South Robertson Boulevard) have been assigned status codes of 5S3 and 3Cs, meaning they appear eligible for the California Register and local designation through survey evaluation. The other two properties identified (3380 South Robertson Boulevard and 3373 South Robertson Boulevard) also appear eligible for the California Register and local designation through survey evaluation, as well as the National Register. Due to the length of the resource description for the Helms Bakery Complex, its detailed description is included after Table 1.

The SCCIC search identified one previously recorded historical resource within 0.25 mile of the Project Site, recorded in Table 1 below. This resource (P-19-003803) is the eastern boundary of the Santa Monica Air Line Segment, an approximately 6-mile-long railroad line that extends to the west and terminates in Santa Monica. The eastern boundary of this resource is located 440 feet east of the Project Site, and there are no historic buildings associated with the resource. The Department of Parks and Recreation Primary Record Form for this resource, used to document and record survey results, does not include a historic status code. As this resource is a boundary and not a historic structure or site, it will not be included in the impacts analysis.

Helms Bakery District (0.01-mile E)

SurveyLA describes the complex as follows:

The Helms Bakery District is a large industrial district that straddles the border of the cities of Los Angeles and Culver City. The property contains four contributing buildings: the large Helms Bakery factory building (1931), the Helms Garage (1936); the Beacon Laundry building (1931); and a Helms institutional building (Helms Hall/Helms Athletic Foundation, 1949). The large Helms Bakery factory building is listed as a [L]ocal [L]andmark in Culver City. The Helms Garage and Helms Hall are located entirely within Los Angeles; the northern portions of the Helms Bakery and Beacon Laundry are located within Los Angeles, while their southern portions fronting on Washington are located within Culver City. Helms Avenue runs through the center of the complex. The 1930s buildings are united by a distinctive PWA Moderne architectural style with dramatic Art Deco elements, while the 1949 building exhibits a more minimal PWA Moderne style. The 1930s buildings are clad in smooth stucco punctuated by decorative zig-zag elements, company seals, and prominent signage. They feature large, fixed, divided-lite steel windows. The 1949 building is clad in brick, with more restrained ornamentation and divided-lite steel casement and fixed windows. Alterations include additions (most of which date to the district's period of development), window and door replacements, and the modification/addition of signage. 19

16 ESA / D202100410.01 Crossings Campus July 2022

SurveyLA, "Helms Bakery Complex,' HistoricPlacesLA, N.D, http://historicplacesla.org/reports/eda57e23-f0fa-47d4-a403-3c924458a1dd.

Table 1

Nearby Historical Resources Recorded Within 0.25 Miles of the Project Site: HistoricPlacesLA, and Culver City Historic Preservation

Advisory Committee Report and Survey and SCCIC

Primary Number (if applicable)	Address/Name	Location	Date	Resource Description	Status Code	Distance from Project Site	View	Source
N/A	Helms Bakery Complex Master address: 8800 Venice	address: 8800 Venice and Los 1931 both Los Angeles and Culver City. See 3S,		both Los Angeles and Culver City. See	3S,	40 feet (0.01 mile) E	Indirect	HistoricPlacesLA Helms Bakery Building (8703 Washington Blvd) is on the Culver City "Landmarks" list
	Boulevard		3CS	(5.5 / 11110)		Beacon Laundry Building (8695 W Washington Blvd) is on the Culver City "Significant" list		
N/A	3340 South Robertson Boulevard	Los Angeles	1919	Rare example of early residential development in an industrial area in Palms; one of few remaining examples from this period. Due to alterations, including replacement of windows, the property does not retain sufficient integrity to be eligible for listing in the National Register.	5S3, 3CS	929 feet (0.20 mile) NW	None	HistoricPlacesLA
N/A	3380 South Robertson Boulevard	Los Angeles	1938	Rare example of 1930s industrial development in Palms; one of few examples remaining from this period. Originally constructed as an ironworks building; now occupied by a bakery.	3S, 3CS, 5S3	862 feet (0.15 mile) W	None	HistoricPlacesLA
N/A	3373 South Robertson Boulevard	Los Angeles	1922	Rare example of 1920s residential development in an industrial area in Palms.	3S, 3CS, 5S3	1,103 feet (0.21 mile) W	None	HistoricPlacesLA
N/A	3377 South Robertson Boulevard	Los Angeles	1922	Rare example of 1920s residential development in an industrial area in Palms. Due to alterations, including porch enclosure, the property does not retain sufficient integrity to be eligible for listing in the National Register.	5S3, 3CS	1,075 feet (0.20 mile) NW	None	HistoricPlacesLA

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Primary Number (if applicable)	Address/Name	Location	Date	Resource Description	Status Code	Distance from Project Site	View	Source
P-19- 003803	Santa Monica Air Line Segment Eastern boundary located 0.06 mile west of Washington Boulevard. Located at the railroad right-of-way between Washington Boulevard in Culver City and 18th Street in Santa Monica	Culver City	1875– 1922	Historic Structure / Site – 6 miles of historic railroad tracks between Culver City and Santa Monica.	None	440 feet E (0.08 mile)	None	SCCIC

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4.0 Environmental Setting

4.1 Neighborhood Development

Development and Incorporation of Culver City

The land encompassing modern-day Culver City was first settled with the implementation of Spanish land grants in the 1800s. These grants allowed Mexican ranchos and later Anglo settlers to settle and cultivate the land, usually for agricultural purposes. The two major ranchos that constituted present day Culver City were the *Rancho La Ballona* and the *Rancho Rincon de los Bueyes*. ²⁰ In the early 1900s, oil was discovered in the area which soon became the area's main industry. ²¹ By 1912, land in the *Rancho La Ballona* began to be subdivided by developers. These early subdivisions created the boundaries of what would become Culver City. Its accessibility via electric railways helped facilitated the expansion of light industry and housing in the area, and a city sprang out of what had previously been 200 acres of barley fields. ²²

Culver City did not receive its name, however, until 1913. The C namesake was its founder, Harry H. Culver (1880–1946) who was born in Milford, Nebraska on January 22, 1880. The middle child of five, Culver was raised on a farm by his father Jacob Hazel Culver, a brigadier general in the National Guard and a strict disciplinarian. Culver followed in his father's footsteps, enlisting in the military during the Spanish-American War. He studied at Duane College before spending three years at the University of Nebraska. In 1901, Culver traveled to the Philippines where he worked in the mercantile business, as a reporter for the *Manila Times* and served as a special agent for the customs department. After more than three years in the Philippines, Culver returned to the United States, and continued working for the customs department in Detroit and Saint Louis. He moved to California in 1910 and began working for real estate giant I.N. Van Nuys. "As the story goes, after Van Nuys offered to make him a manager because of his exemplary work, Culver decided to venture out on his own. After intense study, Harry Culver pinpointed the area between Los Angeles and Abbot Kinney's resort of Venice for his city." 23

At the California Club in 1913, Harry Culver announced his plans to develop a city west of downtown Los Angeles. Culver saw an opportunity to capitalize on the excitement generated by Abbot Kinney's "Venice of America" development along the California coast south of Santa Monica. Between Venice and Los Angeles sat open land, and as the relationship between Los Angeles and Venice took shape, Culver saw a spot in between that was ideal for a new town site. Culver stated in a speech to potential investors: "If you draw a line from the Story Building to the Ocean Front at Venice, at the halfway mark you will find three intersection electric lines—the logical center for what we propose to develop a town-site." The Venice Short Line, the Del Rey

Nathan Masters, "Culver City: From Barley Fields to the Heart of Screenland," KCET, June 6, 2012, https://www.kcet.org/shows/lost-la/culver-city-from-barley-fields-to-the-heart-of-screenland.

²¹ Ibid; "Culver City Timeline: A Work in Progress," Culver City Historical Society, N.D, https://www.culvercityhistoricalsociety.org/about/culver-city-timeline/; "About Culver City," City of Culver City, N.D, https://www.culvercity.org/Explore/About-Culver-City.

W.W Robinson, Title Guarantee and Trust Company, Culver City, 1939, 16.

²³ Julie Lugo Cerra, Culver City Chronicles, (Charleston: History Press, 2013).

Quoted in Martha Groves, "Cultivating Culver City," Los Angeles Times, April 7, 2008, https://www.latimes.com/archives/la-xpm-2008-apr-07-me-culver7-story.html.

Line, and the Santa Monica Air Line all converged at Washington, National, and Venice Boulevards.

Culver's argument was a convincing one, and investors and developers began to purchase and develop lots in the area. Culver continued to promote his new community by holding special events like "prettiest baby contests" and an annual marathon race, and newspaper advertisements exclaimed "All Roads Lead to Culver City!" Culver City's prime location, as well as these aggressive advertising campaigns, helped spur the area's quick development and Culver City was officially established in October 1913.²⁵ In 1914, nearby Palms voted to become a part of Los Angeles. Culver City, however, voted to remain independent, and continued to grow exponentially over the years. ²⁶ Originally established on 93 acres with 250 residential lots in 1914, the city had grown to 770 acres by 1917, the year it was officially incorporated.²⁷ Over the years, more than forty annexations increased the size of the city from 1.2 square miles to about five square miles.²⁸

The early economics of Culver City were supported by movie studios. Harry Culver reportedly had a particular interest in Culver City being a hub for the motion picture industry, personally petitioning Thomas Ince, a silent film era producer and actor, to open his studios in Culver City. Ince agreed and constructed Ince/Triangle Studios at what became Washington Boulevard at Jasmine Avenue (present-day Culver Studios; Culver City Historic Site #7; 9336 Washington Boulevard; extant). ²⁹ The studio subsequently became the Metro-Goldwyn-Mayer Studio. In 1922, Hal Roach constructed his studio at 8822 Washington Boulevard (demolished). The film industry was such an important early economic driver of Culver City that the C became known as the "heart of screenland." ³⁰ Residential development also occurred rapidly, in part as a result of the Hoover administration's push for residential construction via the nationwide "Better Homes Program." ³¹

The city grew outward from the downtown commercial area and adjacent film studios in the 1920s and 1930s, during which time commercial development proliferated, notably along Culver and Washington Boulevards. Downtown Culver City was centered on a main street (Washington Boulevard) anchored by a six-story hotel, Fire and Police Departments, a city hall, banks, restaurants, and stores. During prohibition of the 1920s and 1930s, Culver City was more permissive of night-life activities than other parts of Los Angeles. While alcohol consumption was banned in the City of Los Angeles, Culver City allowed night clubs and bars to open, with a concentration on Washington Boulevard. Night clubs included the "London Club Roadhouse" at 8747 Washington Boulevard, Fatty Arbuckle's Plantation, formerly located at 11700 Washington

²⁵ Ibid.

^{26 &}quot;Culver City Timeline: A Work in Progress," Culver City Historical Society, N.D, https://www.culvercityhistoricalsociety.org/about/culver-city-timeline/.

²⁷ Ibid.

²⁸ Julie Lugo Cerra, *Images of America: Culver City*, (Charleston: Arcadia Publishing, 2004).

^{29 &}quot;Culver City Timeline: A Work in Progress," Culver City Historical Society, N.D, https://www.culvercityhistoricalsociety.org/about/culver-city-timeline/.

Martha Groves, "Cultivating Culver City," Los Angeles Times, April 7, 2008, https://www.latimes.com/archives/laxpm-2008-apr-07-me-culver7-story.html.

³¹ Greg Hise, Magnetic Los Angeles: Planning the Twentieth Century Metropolis, (Baltimore: John Hopkins University, 1997), 40.

Boulevard, and the Green Mill, formerly located on the Project Site at the corner of Washington and National Boulevards.³² Industry first arrived with Western Stove in 1922, and then the Helms Bakeries on Washington Boulevard in 1930 (adjacent to the Project Site).³³

Commercial development spread from Culver Boulevard to Washington Boulevard in the 1940s and 1950s. The Hayden Industrial Tract was also established in the 1940s (see Section 7.1 "Historic Context: Culver City Industrial Development (1922–1986)" of this report for an indepth discussion of Culver City's industrial development). In addition to this expansion of industry, the type of commercial businesses occupying Washington Boulevard began to change in the 1950s. To promote job growth in the post-World War II economy, and in response to disinvestment after the production needs from the war effort subsided, Washington Boulevard was developed with numerous car dealerships and associated businesses. The area was still a hub for the motion picture industry and the Desilou Studios, owned by Lucille Ball and her husband Desi Arnaz, opened a second-studio site at 9336 Washington Boulevard in 1957 (located at present-day Culver Studios). ³⁴ The 1960s saw development of condominiums and new, larger-scale housing throughout the city, as well as the closing of several notable local businesses like Helms Bakery, which shuttered in 1969. ³⁵

Additional notable changes to Culver City occurred in the 1970s, when the Culver City Redevelopment Agency was established, resulting in many large-scale commercial properties, including Fox Hills Mall.³⁶ Also in 1970, Desilou Studios officially became Culver Studios, which was bought by Laird International Studios in 1977.³⁷ In the 1980s, Culver City Park was developed. Additional changes included the construction of the Filmland Corporate Center (1985; today, Sony Pictures Plaza; 10202 Washington Boulevard).³⁸

The 1990s saw the loss of major industries in the City, resulting in the abandonment of many buildings and the loss of jobs.³⁹ To help combat these issues, Culver City's government began to offer economic development and tax incentives, which helped to facilitate increased investment in the City. Over the succeeding decades, Culver City has rebounded from this downturn and has become a hub for technology and the arts, facilitated in part by the construction of a metro line

^{32 &}quot;Culver City Timeline: A Work in Progress," Culver City Historical Society, N.D, https://www.culvercityhistoricalsociety.org/about/culver-city-timeline/.

³³ Ibid

^{34 &}quot;Culver City Timeline: A Work in Progress," Culver City Historical Society, N.D, https://www.culvercityhistoricalsociety.org/about/culver-city-timeline/.

³⁵ Ibid.

³⁶ Ibid; Martha Groves, "Culver City Has a Small Town Feel," Los Angeles Times, April 26, 1996, https://www.latimes.com/archives/la-xpm-1996-04-26-me-62997-story.html.

^{37 &}quot;Culver City Timeline: A Work in Progress," Culver City Historical Society, N.D, https://www.culvercityhistoricalsociety.org/about/culver-city-timeline/.

³⁸ Ibid.

Jbid; Nathan Masters, "Culver City: From Barley Fields to the Heart of Screenland," KCET, June 6, 2012, https://www.kcet.org/shows/lost-la/culver-city-from-barley-fields-to-the-heart-of-screenland; Quoted in Martha Groves, "Cultivating Culver City," Los Angeles Times, April 7, 2008, https://www.latimes.com/archives/la-xpm-2008-apr-07-me-culver7-story.html.

connecting Culver City with Los Angeles proper in 2012.⁴⁰ The City has attracted large companies like Amazon and Apple, and the City continues to develop and evolve.

West Adams-Baldwin Hills-Leimert Community Plan Area

LA-1 is located on the southwestern edge of the West Adams–Baldwin-Hills–Leimert Community Plan Area in Los Angeles, as defined by SurveyLA. LA-1 is on the border of Culver City. A history of the West Adams–Baldwin Hills–Leimert Community Plan area can be found in the *Historic Resources Survey Report for the West Adams–Baldwin-Hills–Leimert Community Plan Area*. ⁴¹

While the Project Site is technically located within the West Adams–Baldwin Hills–Leimert Community Plan area, it sits directly on the border of this plan area and the Palms-Mar Vista-Del Rey Community Plan Area. A history of the Palms-Mar Vista-Del Rey Community Plan Area can be found in the *Historic Resources Survey Report for the Palms - Mar Vista - Del Rey Community Plan Area*. ⁴²

4.2 Tract History: Frank Partenico Place (Los Angeles) and Tract 1778 (Culver City)

LA-1 is located in Frank Partenico Place tract in Los Angeles. CC-1 and CC-2 are located in Tract 1778 in Culver City. Due to the proximity of the tracts, their development histories will be described together.

The land on which the Project Site sits was part of the *Clemente Cruz de Coronel Property* within the *Rancho Rincon de los Bueyes*, a 3,127-acre land grant first given to Bernardo Higuera and Cornelio Lopez by Pablo Vicente de Solar who was the Spanish Governor of Alta California in 1821.⁴³ Over time, this land was divided and then subdivided by various owners; Tract 1778 was recorded with this name on April 3, 1913, by Knapp & Woodward, Civil Engineers. At the time of this recordation, the tract was owned by the Palms Investment Company.⁴⁴

An aerial photograph from 1923 (**Figure 4**) shows that the majority of lots surrounding the Project Site were undeveloped at that time. Limited residential development existed northwest of the Site, in Los Angeles, and to the east, in Culver City. Industrial improvements had been constructed to the south of the Project Site, as well as the Hal Roach Studios at 8822 Washington Boulevard. While development was beginning in the area around the Project Site, a Sanborn map

⁴⁰ Ibid.

⁴¹ Architectural Resources Group, *Historic Resources Survey Report West Adams–Baldwin Hills–Leimert Community Plan Area*, prepared for SurveyLA for the City of Los Angeles Department of Planning, September 2012 with revisions in July 2016, https://planning.lacity.org/odocument/87d7982b-d1b3-45f1-8619-381cee51a9be/WestAdams-BaldwinHills-Leimert_SurveyReport_0.pdf.

⁴² Historic Resources Group, Historic Resources Survey Report Palms - Mar Vista - Del Rey Community Plan Area, prepared for SurveyLA for the City of Los Angeles Department of Planning, July 2012, https://planning.lacity.org/odocument/d4cf3df4-94a5-47c7-b107-8a9c89d508e0/Group_3_Palms-Mar_Vista-Del Rey Survey Report Final.pdf.

^{43 &}quot;The Spanish and Mexican Ranchos," Cheviot Hills History, N.D, https://www.cheviothillshistory.org/spanish-mexican-ranchos.

⁴⁴ Map TR0022-044B, Tract No. 1778, Los Angeles County Department of Public Works.

from 1924 (**Figure 5** shows that the lots immediately surrounding the Project Site were still largely undeveloped. The Project Site itself was home to "The Green Mill," a nightclub and restaurant designed by architect Robert J. Kitts. ⁴⁵ The sprawling structure at the corner of National and Washington included a kitchen, dining room, a dancefloor, and a concrete pool three feet deep in front. ⁴⁶

A 1928 aerial photograph confirms a uniform pattern of development in the area surrounding the Project Site (**Figure 6**) during the late 1920s. Washington Boulevard appeared to be a major thoroughfare by this point and the electric streetcar ran directly north of the Project Site along Venice Boulevard. All the development north of Venice was residential in nature. Both National and Washington had concentrations of larger commercial/industrial structures, although substantial open spaces remained. This is confirmed by a Sanborn map from 1929 (**Figure 7**) which shows little additional development on lots immediately adjacent to the Project Site. The Green Mill had become "The Cotton Club" but remained a restaurant and nightclub; other nightclubs nearby included the "London Club Roadhouse" at 8747 Washington Boulevard, as well as Fatty Arbuckle's Plantation, formerly located at 11700 Washington Boulevard.⁴⁷

In the next decade, the area around the Project Site continued to develop into a commercial/industrial corridor. An aerial photograph from 1938 (**Figure 8**) shows that additional large warehouse buildings had been erected south of the Project Site, on National Boulevard and throughout Culver City's nearby Hayden tract, and the Hal Roach Studios continued to grow. Part of the Helms Bakery complex had been constructed northeast of the Project Site, fronting on Venice Boulevard. Multiple large buildings had been constructed directly across from the street along Washington Boulevard. Residential development continued to intensify in this period, but some residential lots remained open in the neighborhood surrounding the Project Site, especially along Venice Boulevard.

The following decade saw even more intensive development, and by 1948 (**Figure 9**) nearly all the lots in the area had been developed. The trend of residential development to the north and east with industrial development to the west and south persisted and solidified in this decade. A 1950 Sanborn map (**Figure 10**) shows that the lots surrounding the Project Site were mostly developed. In the 1950s and 1960s, the character of Washington Boulevard was dominated by car dealerships, garages, and service buildings. This shift was largely due to shifting economic interests in the post-World War II era. According to the Culver City Historical Society, these car dealerships and associated businesses were "major contributors to the local economy." 48

It was during this post-World War II period that CC-1 (8871 Washington Boulevard) was constructed. Additional examples of this mid-century car dealership construction include the extant building currently used for offices at 8740 Washington Boulevard (1953, not eligible) and

Pacific Coast Architecture Database, "Green Mill Night Club #2," N.D, http://pcad.lib.washington.edu/building/8424/.

^{46 1924} Sanborn Fire Insurance map

⁴⁷ "Culver City Timeline: A Work in Progress," Culver City Historical Society, N.D, https://www.culvercityhistoricalsociety.org/about/culver-city-timeline/.

^{48 &}quot;Culver City Timeline: A Work in Progress," Culver City Historical Society, N.D, https://www.culvercityhistoricalsociety.org/about/culver-city-timeline/.

the building at 8700 Washington Boulevard (1961, not eligible); currently used as an auto repair store. These properties are located in the study area, on the same block as the Project Site, illustrating the proliferation of car dealerships and associated facilities that transformed the character of Washington Boulevard in the mid-century.

A subsequent aerial photograph from 1964 (**Figure 11**) shows that the area continued to be built up, with Washington Boulevard housing both large- and small-scale industrial buildings, as well as car lots, commercial properties, and residential neighborhoods to the north and east. The area to the south continued to have warehouses and industrial buildings fronting National Avenue. This trend continued in 1970, as seen in an aerial photograph (**Figure 12**).

In the succeeding decades, the area surrounding the Project Site retained its character, with industrial and commercial properties lining Washington Boulevard and primarily single-family residential neighborhoods surrounding the industrial portions of the tract. Aerial photographs from 1983 (**Figure 13**), 1994 (**Figure 14**), 2002 (**Figure 15**), and 2016 (**Figure 16**) show that the general density and uses of the buildings on the area remained consistent, albeit with some new development and infill throughout the area.

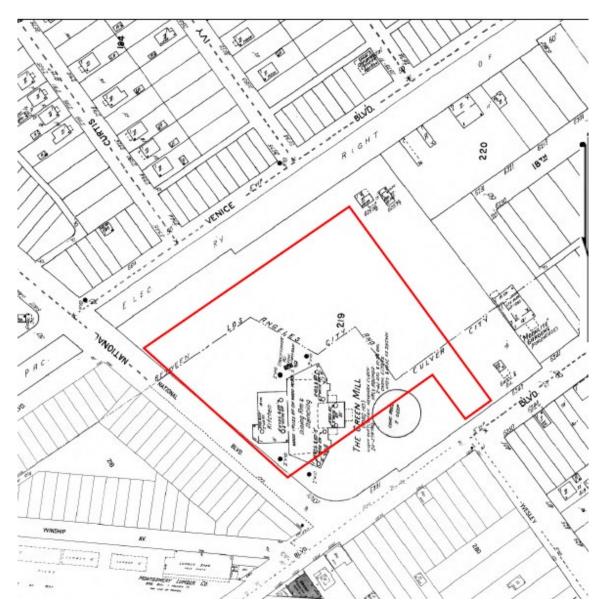
Today, the area surrounding the Project Site is undergoing a developmental renaissance with new construction and adaptive reuse of existing buildings proliferating on Washington Boulevard and its surrounding streets. These new projects include Ivy Station (8840 National Boulevard), located across National Boulevard from the Project Site, and the adaptive re-use of the Helms Bakery Complex, located immediately east of the Project Site.



SOURCE: FAIR from EDR 2021

Figure 4

1923 aerial photograph of the neighborhood, future site of the Project Site outlined in red. The Project Site is primarily vacant and the surrounding the area has a spattering of residential development to the north and east, as well as some industrial development to the south.



SOURCE: Sanborn Map Company, 1924, Vol. 1, Sheet 7, 18, and 14 from EDR 2021

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Figure 5

Excerpt of 1924 Sanborn map of the area surrounding the Project Site. Project Site outlined in red. The Green Mill has been constructed, although most lots surrounding the Project Site remain undeveloped.

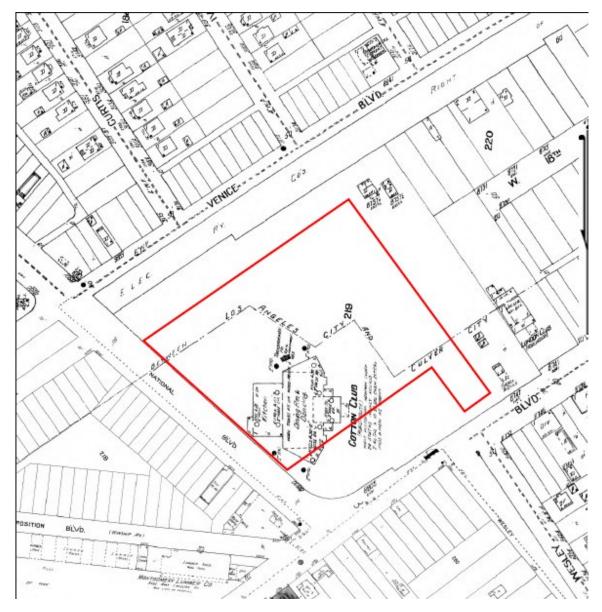


SOURCE: FAIR from EDR 2021

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Figure 6

1928 aerial photograph of the neighborhood, location of Project Site outlined in red. The photograph shows a uniform pattern of development in the area with Washington Boulevard as a major commercial thoroughfare and residential development to the north and south of the Project Site.



SOURCE: Sanborn Map Company, 1929, Vol. 1, Sheet 7, 18, and 14 from EDR 2021

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Figure 7

Excerpt of 1929 Sanborn map of the area surrounding the Project Site. Project Site outlined in red. The Green Mill is now called the Cotton Mill and the majority of lots surrounding the Project Site remained undeveloped. The London Club was extant and located to the east of the Project Site.



SOURCE: United States Department of Agriculture from FDR 2021

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Figure 8

1938 aerial photograph of the neighborhood, location of Project Site outlined in red. The photograph shows additional warehouses to the south on National Boulevard had been constructed, as well as part of the Helms Bakery Complex. Additional large buildings across the Project Site on Washington Boulevard had also been constructed. Residential development continued to densify.

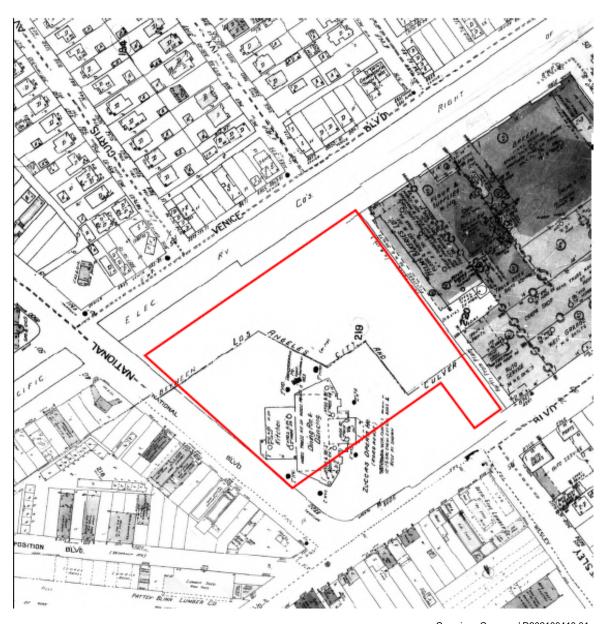


SOURCE: United States Geological Survey from EDR 2021

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Figure 9

1948 aerial photograph of the neighborhood, location of Project Site outlined in red. The Project Site still housed a nightclub and the majority of lots in the area had been developed with commercial, industrial, or residential structures.



SOURCE: Sanborn Map Company, 1950, Vol. 1, Sheet 7, 18, and 14 from EDR 2021

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Figure 10

Excerpt of 1950 Sanborn map of the area surrounding the Project Site. Project Site outlined in red. Zucca's Opera House is still extant on the Project Site. It burned down later in 1950.



SOURCE: United States Geological Survey from EDR 2021

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Figure 11

1964 aerial photograph of the neighborhood, location of Project Site outlined in red. By this time, LA-1, CC-1, and CC-2 had been constructed and Washington Boulevard and the surrounding area continued to densify.



SOURCE: EDR Propriety Brewster Pacific

1970 aerial photograph

Figure 12
1970 aerial photograph of the neighborhood, location of Project Site outlined in red.



SOURCE: EDR Propriety Brewster Pacific

Figure 13

1983 aerial photograph of the neighborhood, location of Project Site outlined in red.



SOURCE: United States Geological Survey from EDR 2021

Figure 14
1994 aerial photograph of the neighborhood, location of Project Site outlined in red.



SOURCE: United States Department of Agriculture from EDR 2021

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Figure 15
2005 aerial photograph of the neighborhood, location of Project Site outlined in red.



SOURCE: United States Department of Agriculture from EDR 2021

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Figure 16 2016 aerial photograph of the neighborhood, location of Project Site outlined in red.

4.3 Lot Development

The 1923 aerial (previously referenced Figure 4) shows the Project Site undeveloped. The next year, however, a Sanborn map from 1924 (Figure 17) shows that the site was sparsely developed. There was a small gasoline and oil structure on its southeast corner (current location of 8771 National Boulevard) and two small sheds at the northeastern corner of the site (current location of 8884 – 8888 Venice Boulevard). On the southwest corner of the site (Culver City) was a two-story structure called The Green Mill which featured a round three-foot deep concrete pool and a restaurant and club for dining and dancing (current location of parking lot, 8825 National Boulevard and 8777 National Boulevard, which is not a part of the Project Site). The remainder of the lot was undeveloped.

In 1929 (Figure 18), the building on the Project Site had been renamed the Cotton Club Roadhouse. As discussed below, this building is no longer extant. This building was a significant local restaurant, social club, and music venue, called several names throughout the years, including the Green Mill, Casa Manana, Meadowbrook, and Mardi Gras. The venue hosted myriad prominent performers, including Louis Armstrong and Fats Waller. 49 There were two

⁴⁹ "Fire Destroys Zucca's Today," *Evening Vanguard*, February 20, 1950.

additional sheds constructed behind the gasoline and oil building on the southeast corner of the lot. Otherwise, the lot remained unchanged.

The next available Sanborn map is from 20 years later, 1949 (**Figure 19**). The small ancillary structures on the northeast and southeast corners of the lot have been demolished. The large structure on the southwest corner remained extant, although it was renamed Zucca's Opera House. The remainder of the lot is undeveloped.

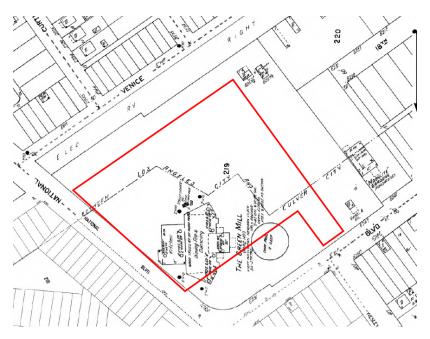
The restaurant and social club burnt down in a fire in February 1950.⁵⁰ By 1954, the lot had changed dramatically. An aerial photograph from 1954 (**Figure 20**) shows that the restaurant and social club was no longer extant and a configuration of buildings similar to the lot's present configuration was present. LA-1 (consisting of 8876, 8883, and 8884–8888 Venice Boulevard, and 8827–8829 National Boulevard) was fully constructed along the boundary between Culver City and Los Angeles. The parking lot on the west side of the site had also been constructed. The buildings at 8825 National Boulevard and 8771 Washington Boulevard had not yet been constructed. There was a car dealership and lot at the current location of the Apple building at 8777 Washington Boulevard (not part of the Project Site).

Ten years later, in 1964, an aerial photograph (**Figure 21**) shows that CC-1 (8825 National Boulevard) and CC-2 (8771 Washington Boulevard) had been built. At this time, 8825 National Boulevard connected directly with the buildings on its eastern rear (8827–8829 National Boulevard). Otherwise, the lot's configuration and the buildings' footprints remained consistent. A Sanborn map from 1970 (**Figure 22**) illuminates some of the uses of these structures. Dohrmann Hotel Supply Company occupied LA-1. CC-1 served as a retail store and manufacturing facilities for MFG Restaurant Equipment. CC-2 appeared to be serving as a garage and service building for the car lot to its west (8777 Washington Boulevard; not part of the Project Site).

The footprint of all buildings on the lot remained consistent from 1970 to 2012, as seen in aerial photographs from 1977 (**Figure 23**), 1989 (**Figure 24**), 2002 (**Figure 25**) and 2012 (**Figure 26**). Changes to the footprint of the buildings on the Project Site did, however, occur between 2012 and 2016. A comparison of aerial photographs from these dates (**Figure 26** and **Figure 27**) shows that the loading dock at the southern rear of 8827–8829 National Boulevard was demolished to make room for parking. This is confirmed by a 2015 building permit. An additional change was made in 2015 when the western section of LA-1 (8876 Venice Boulevard) was demolished. This is confirmed by a 2015 building permit that included a drawing of the site with the volume listed as being demolished.

Between 2016 and 2021, the lot again changed dramatically. The Apple building at the southern end of the lot (8771 Washington Boulevard) had been constructed. Additional changes to the lot include the reconfiguration and re-landscaping of the parking area on the northeast corner of the lot, as well as the demolition of the east rear portion of 8825 National Boulevard, that connected the structure to 8827–8829 National Boulevard (**Figure 28**). This demolition is confirmed by a permit issued in 2017 and discussed in Section 6.1 "CC-1" of this report.

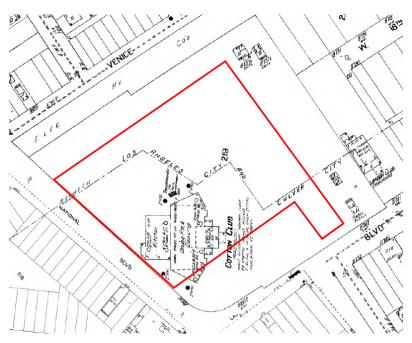
⁵⁰ Ibid.



SOURCE: Sanborn Map Company, 1924, Vol. 1, Sheet 7, 18, and 14 from EDR 2021

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Figure 17
Excerpt of 1924 Sanborn map of the Project Site, outlined in red.



SOURCE: Sanborn Map Company, 1929, Vol. 1, Sheet 7, 18, and 14 from EDR 2021

- Crossings Campus / D202100410.01

Figure 18
Excerpt of 1929 Sanborn map of the Project Site, outlined in red.



SOURCE: Sanborn Map Company, 1949, Vol. 1, Sheet 7, 18, and 14 from EDR 2021

— Crossings Campus / D202100410.01 **Figure 19**

Excerpt of 1949 Sanborn map of the Project Site, outlined in red.



SOURCE: United States Department of Agriculture from EDR

- Crossings Campus / D202100410.01

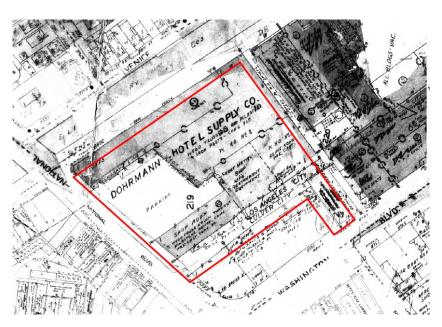
Figure 20
Excerpt of 1952 aerial photograph of the Project Site, outlined in red.



SOURCE: United States Geological Survey from EDR

- Crossings Campus / D202100410.01

Figure 21
Excerpt of 1964 aerial photograph of the Project Site, outlined in red.



SOURCE: Sanborn Map Company, 1970, Vol. 1, Sheet 7, 18, and 14 from EDR 2021

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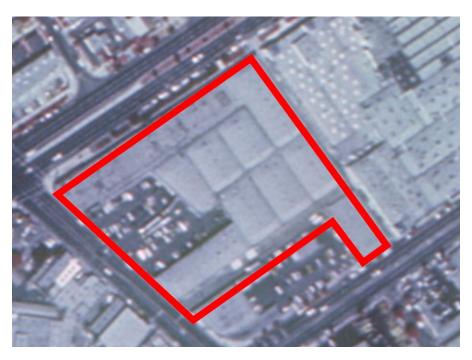
Figure 22
Excerpt of 1970 Sanborn map of the Project Site, outlined in red.



SOURCE: EDR Proprietary Brewster Pacific form EDR

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Figure 23
Excerpt of 1977 aerial photograph of the Project Site, outlined in red.



SOURCE: United States Geological Survey from EDR

- Crossings Campus / D202100410.01

Figure 24
Excerpt of 1989 aerial photograph of the Project Site, outlined in red.



SOURCE: United States Department of Agriculture from EDR

Crossings Campus / D202100410.01
Figure 25
Excerpt of 2002 aerial photograph of the Project Site, outlined in red.



SOURCE: United States Department of Agriculture from EDR

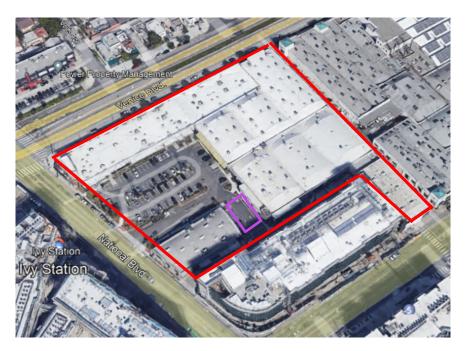
Crossings Campus / D202100410.01
Figure 26
Excerpt of 2012 aerial photograph of the Project Site, outlined in red.



SOURCE: United States Department of Agriculture from EDR

Crossings Campus / D202100410.01

Figure 27 Excerpt of 2016 aerial photograph of the Project Site, outlined in red.



- Crossings Campus / D202100410.01 SOURCE: Google Earth

Figure 28 2021 aerial view of the Project Site (outlined in red) showing the demolition of the connection between LA-1 and CC-1 (outlined in purple)

5.0 Los Angeles Parcel

5.1 LA-1

SOURCE: Google Earth

LA-1 is located in Los Angeles. The building covers the Project Site's northern boundary and expands to the southeast, following the boundary between Los Angeles and Culver City (see previously referenced Figure 3). LA-1 was constructed as a single building but has three sections with distinct legal addresses, as outlined in **Figure 29** below. Despite their differing legal addresses, the entire building was constructed in 1951. The property was originally constructed as a warehouse and manufacturing building with supplemental offices for the Dohrmann Hotel Supply Company. Its use since its original construction has largely remained the same, with commercial businesses and storage occupying the building to today.



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Figure 29

View of LA-1 (Los Angeles). Legal addresses 8883, 8884–8888 Venice Boulevard are labelled LA-1a. Legal address 8876 Venice Boulevard is labelled LA-1b. Legal addresses 8827–8829 National Boulevard is labelled LA-1c.

Architect: Meyer & Evers

The original building permit for LA-1 from 1951 lists Meyer & Evers as the architect of the building, J.E Hayes as the engineer, and Lindgren & Swinerton, Inc. as the contractors. Meyer & Evers was an architectural firm based in San Francisco and comprised of architects Frederick H. Meyer (1876–1961) and Albert John Evers (1888–1977).⁵¹ The original owner of the building, the Dohrmann Hotel Supply Company, was also located in San Francisco, which may account for its decision to hire the San Francisco partners to construct the building.

Frederick Meyer was born in San Francisco and began his career in the early 1890s as a draftsman. He worked at a few architectural firms throughout the 1890s until he opened his own practice in 1899. The earliest iteration of his firm was listed in the San Francisco City Directory as Newsom & Meyer (1899–1901). By 1901, he was listed as an architect under his own name. The next year however, in 1902, his practice was listed as Meyer & O'Brien. 52 Meyer was a prolific architect in San Francisco, designing numerous buildings in the aftermath of the 1906 earthquake and fire, including the Humboldt Bank Building (**Figure 30**; 785 Market Street; 1908; extant) and the Monadnock Building (685 Market Street; 1907; extant). 53 Both of these buildings utilized innovative fire safety construction techniques and equipment. 54 In 1913, he was appointed as one of three members of the San Francisco Civic Center Commission, which supervised the City's Civic Center Plan. Meyer was a member of the American Institute of Architects and designed myriad public, commercial, industrial projects. Meyer designed hospitals, public schools, and libraries, among other building typologies. Meyer practiced with a variety of partners throughout his career, including Albin R. Johnson, John G. Howard, Dodge A. Riedy, and Laurence H. Keyser, among others. 55

Albert John Evers was born in Iowa in 1888. He moved to San Francisco as an adult and began to work as an architect. Notable works by Evers include the Floral Depot on Telegraph Avenue in Oakland, California (**Figure 31**; 1931; extant). Evers also designed residential properties, including a large estate at 128 Winding Way in Ross, California (1927; extant). ⁵⁶ In the 1920s, Evers had a partnership with George Frederick Ashley under the name Ashley and Evers. Ashley and Evers worked primarily out of San Francisco, although they did also have a Los Angeles

Nancy Hadley, "Frederick H. Meyer (1876–1961)," American Institute of Architects Historical Directory, December 18, 2018, https://aiahistoricaldirectory.atlassian.net/wiki/spaces/AHDAA/pages/35728413/ahd1030254.; "Albert John Evers (Architect)," Pacific Coast Architecture Database, N.D, http://pcad.lib.washington.edu/person/764/.

Trederick H. Meyer Collection, 1904–1962," University of California Berkeley: Environmental Design Archives, N.D, finding aid and biography via Online Archive of California, https://oac.cdlib.org/findaid/ark:/13030/tf809nb36t/admin/.

Trederick H. Meyer Collection, 1904–1962," University of California Berkeley: Environmental Design Archives, N.D, finding aid and biography via Online Archive of California, https://oac.cdlib.org/findaid/ark:/13030/tf809nb36t/admin/.

Nancy Hadley, "Frederick H. Meyer (1876–1961)," American Institute of Architects Historical Directory, December 18, 2018, https://aiahistoricaldirectory.atlassian.net/wiki/spaces/AHDAA/pages/35728413/ahd1030254.

Trederick H. Meyer Collection, 1904–1962," University of California Berkeley: Environmental Design Archives, N.D, finding aid and biography via Online Archive of California, https://oac.cdlib.org/findaid/ark:/13030/tf809nb36t/admin/.

Mary Jo Bowling, "Treehaven, a Grand Ross Estate, Branches Out at \$8.875M," Curbed San Francisco, January 27, 2016, https://sf.curbed.com/2016/1/27/10872416/treehaven-a-grand-ross-estate-branches-out-at-8-875m.

office that was primarily operated by Ashley. Evers was a Fellow of the American Institute of Architects.⁵⁷

It is unclear exactly when the partnership between Meyer and Evers began, although the partners appeared to complete the bulk of their work together in the 1950s. Meyer & Evers developed many utilitarian warehouses, distribution, and manufacturing buildings in the mid-twentieth century throughout California. One of their specialties included brewing manufacturing plants and warehouses, including the warehouse and office building for the Lucky Lager Brewing Company located at 5001 24th Street Road, Sacramento, California in 1954 (**Figure 32**; extant),⁵⁸ as well as renovations to the Theo Hamm Brewing Company's building in San Francisco in 1953. According to a 1953 newspaper article announcing the renovations, Meyer & Evers did "extensive brewery construction in the West." The firm designed additional building typologies as well, including a six-story commercial office building in San Francisco in 1955⁶⁰ and a children's "play pavilion" (**Figure 33**; 1955; extant) located at the Marin Art and Garden Center in Ross, California.⁶¹

Although both Frederick Myers and John Evers were significant architects in their own rights, particularly in the San Francisco area where the majority of their buildings were constructed, LA-1 is not an exceptional example of either man's work, nor is it an exceptional example of their works as partners. The partnership seems to have primarily resulted in functional warehouses and associated facilities and the subject property is not an exceptional example this type of structure. LA-1 has undergone substantial alterations since its construction, and any distinctive stylistic elements that it re date to these alterations, rather than the original construction. Both architects designed more notable buildings as individuals, as discussed above, and there are more intact and representative examples of their bodies of work.

^{57 &}quot;Albert John Evers (Architect)," Pacific Coast Architecture Database, N.D, http://pcad.lib.washington.edu/person/764/.

⁵⁸ "Distributing Firm Building is Completed," Sacramento Bee, January 30, 1954.

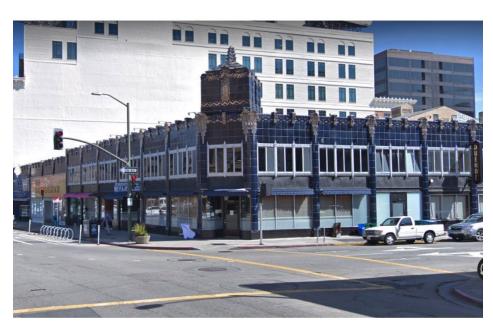
⁵⁹ "Theo Hamm Remodeling," San Francisco Examiner, August 20, 1953.

^{60 &}quot;\$2,000,000 Building for Market Street Near," San Francisco Examiner, January 5, 1955.

^{61 &}quot;New Play Pavilion Given to Center," Daily Independent Journal, June 6, 1953.



Figure 30 Image of the Humboldt Bank Building (1908), designed by Frederick Meyer.



SOURCE: Pacific Coast Architecture Database via Google Maps - Crossings Campus / D202100410.01

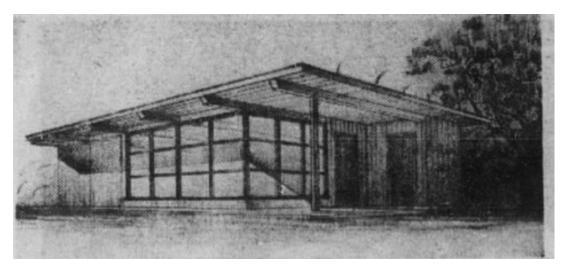
Figure 31 2018 view of the Floral Depot in Oakland, California designed by John Albert Evers in 1931.



SOURCE: "Distributing Firm Building is Completed," Sacramento Bee, January 30, 1954.

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Figure 32 Image of the Lucky Lager Brewing Company warehouse and office designed by Meyer & Evers, 1952.



SOURCE: "New Play Pavilion Given to Center," Daily Independent Journal, June 6, 1953.

Crossings Campus / D202100410.01 Figure 33 Drawing for a children's "play pavilion" at the Marin Art and Garden Center in Ross, California, 1953.

Occupancy and Ownership History - LA-1

To determine if the subject property has any significant associations with the lives of historic personages, numerous records were reviewed including Los Angeles-area directories and phone books, building permits on file with the City of Los Angeles Department of Building and Safety. **Table 2** summarizes the occupancy and ownership history of LA-1. The address associated with each occupant is noted in the "address" column of the below table. A brief description of each company is provided in the "Notes" column of the below table.

TABLE 2
OCCUPANCY HISTORY OF LA-1
(8876, 8883, AND 8884–8888 VENICE BOULEVARD / 8827–8829 NATIONAL BOULEVARD)

Year	Source	Owner/Occupant	Address	Notes
1951 to at least 1970	Pacific Telephone; Sanborn Maps; Building permits	Dohrmann Hotel Supply Company	8888 Venice Boulevard	Original owner; Dohrmann Hotel Supply Company was a manufacturing and hotel supply company.
1976– 1981	Pacific Telephone	Leo Dardarian Inc	8883 Venice Boulevard	Research did not identify significant information on Leo Dardarian Inc.
1976	Building Permits	New England Mutual Life Insurance	8825–8829 National Boulevard	Insurance company; Discussed in more depth in Section 6.1 "CC-1" of this report.
1976– 1991	Pacific Telephone	Charles & Charles Ltd	8884 Venice Boulevard and 8886 Venice Boulevard	Research did not identify significant information on Charles & Charles Ltd.
1976– 2014	Cole Information Services; Haines & Company; Building Permits	Lakeshore Learning Materials, Lakeshore Equipment, Lakeshore Learning Store	8888 Venice Boulevard	Lakeshore Learning Materials is a chain of educational supply stores. The company is one of the largest retail and online suppliers of educational materials to teachers with more than 60 stores in 29 states. It is still in operation.
1981– 2014	Pacific Bell; Haines & Company; Cole Information Services; Building Permits	Palms Self-Storage and Mail Service	8829 National Boulevard	Self-storage facility and mail service building. Self-storage units occupied 8829 National.
1982– 2020	Building Permits	Pacific Investment Associates (owner)	8876 Venice Boulevard; 8884– 8886 Venice Boulevard; 8825– 8829 National Boulevard	Real estate investment and development company; long-term owners of the property; Owner of the property when it was sold in 2021.
1986– 2014	Pacific Bell; Haines & Company; Cole Information Services; Building Permits	EJL Construction & Investment	8829 National Boulevard	Home building contractor
1987	Building Permits	Plummers Furniture	8776 Venice Boulevard	Plummers was a furniture company that was based in Petaluma, California. The company was still in operation as of 2012 but had recently closed stores; it appears to no longer be in existence.

Year	Source	Owner/Occupant	Address	Notes
1990– 2014	Pacific Bell; Haines & Company; Cole Information Services; Building Permits	U-Haul	8829 National Boulevard	National moving and storage company
1991– 1994	Pacific Bell	Leo Wolf Consultants	8829 National Boulevard	Leo Wolf was the owner of MFG Restaurant (listed as occupant in the 1970 Sanborn Map). He was also affiliated with 8825 National Boulevard beginning in at least 1982 (see the "Occupancy History" for CC-1 below)
1992 to at least 1999	Building Permits	Bill Feldman	8884–8888 Venice Boulevard	Bill Feldman appears to be associated with Pacific Investment Associates.
1994– 2006	Haines & Company; Cole Information Services	Civilization	8884 Venice Boulevard	Furniture store; permanently closed.
2000– 2014	Cole Information Services	City Design Inc.	8886 Venice Boulevard	Furniture store; permanently closed.
2004	Cole Information Services	Magnet Masters	8829 National Boulevard	Research did not identify significant information on Magnet Masters
2014	Cole Information Services	Jaxon Home Furnishes; Luxe Yard	8884 Venice Boulevard	Furniture store; permanently closed.
2014	Cole Information Services	Impulse Research Corporation	8829 National Boulevard	Research did not identify significant information on Impulse Research Corporation
2016	Building Permits	Bassett Furniture (tenant)	8886 Venice Boulevard	Bassett Furniture Industries is a furniture manufacturer and retailer, headquartered in Bassett, Virginia.

Original Owner: Dohrmann Hotel Supply Company

LA-1 was originally constructed in 1951 for the Dohrmann Hotel Supply Company (DHSC). The Dohrmann Hotel Supply Company was founded by Frederick W. Dohrmann (1842–1914) and his business partner, Bernhard Nathan. The partners began by selling crockery and china in 1868. Over the next nearly 40 years, the partners' profile expanded, and they formed the Dohrmann Commercial Company. The company specialized in retail sales of china, crystal, flatware, lamps, and other goods and items were often imported from Europe for retail outlets. The Dohrmann Hotel Supply Company, which operated under the parent company of the Dohrmann Commercial Company, was founded as a wholesale operation, selling imported crystal, china, and flatware to hotels and resorts throughout the United States. After Dohrmann's death in 1914, the company continued to operate and expand, eventually selling kitchenware and equipment, linens, and other goods. 62

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⁶² Carole Cosgrove Terry, PhD, "Frederick William Dohrmann (1842–1914)," Immigrant Entrepreneurship, N.D, https://www.immigrantentrepreneurship.org/entries/frederick-william-dohrmann/.

The company was based in San Francisco, but had facilities and stores in many locations, including Seattle, Washington (**Figure 34**), Honolulu, Hawaii, Phoenix, Arizona, Reno, and downtown Los Angeles at 444 South Broadway (**Figure 35**), among other locations.⁶³ The business continued to operate throughout the 1950s and was purchased by Starrett Corporation in 1961. At this time, the company was described in a San Francisco Examiner article as being one of the "country's oldest and largest manufacturers and distributors of restaurant equipment and supplies,"⁶⁴ with plants and facilities in 19 cities and in Hawaii. The company appears to have ceased operations circa 1970.

After the Dohrmann Supply Company vacated LA-1 around 1970, it was rented to a variety of different businesses, some of which utilized the warehouse and manufacturing spaces and some of which utilized the spaces as retail stores and offices. A brief summary of all companies is included in the "notes" column of Table 2.



SOURCE: "Thousands Visit New Dohrmann Hotel Supply Home," *The Seattle Star*, September 16, 1935. — Crossings Campus / D202100410.01

Figure 34
1935 photographs of the Dohrmann Hotel Supply
Company's building at Fifth Avenue and Virginia Street in
Seattle, Washington.

^{63 &}quot;Thousands Visit New Dohrmann Hotel Supply Home," *The Seattle Star*, September 16, 1935.

⁶⁴ "Broadway-Hale Sells Unit for \$10 Million," San Francisco Examiner, November 2, 1961.



SOURCE: University of Southern California Digital Archives, Dick Whittington Photography Collection, 1924–1987 - Crossings Campus / D202100410.01

Figure 35

1931 Photograph showing the Dohrmann Hotel Supply Company located at 444 South Broadway in downtown Los Angeles

Construction History - LA-1

Building permits were pulled from the Los Angeles Department of Buildings and Safety for LA-1. For ease of reference, the three sections of LA-1 are referred to as LA-1a, LA-1b and LA-1c. See Figure 29, above. This permit history is summarized below in **Table 3** for LA-1a and LA-1b and in **Table 4** for LA-1c. Although these addresses visually read as a single building (LA-1), they have been mostly permitted separately and have consequently been divided into different permit tables for explanatory and narrative clarity. Building Permits for all addresses are included in **Appendix D**.

TABLE 3
LOS ANGELES DEPARTMENT OF BUILDING AND SAFETY BUILDING PERMITS FOR LA-1 AND LA-1B
(8876 VENICE BOULEVARD AND 8884–8888 VENICE BOULEVARD)⁶⁵

Issued	Location	Permit/Assessor Record	Owner	Contractor (C) or Architect (A) Engineer (E)	Valuation (\$)	Description
2/19/1951	8888 Venice Boulevard	LA4313	Dohrmann Commercial Company	Meyers & Evers (A); J.E Haves (E); Lindgren & Swinerton (C)	\$700,000	Construct a 517x338 1- story warehouse building
10/24/1951	8888 Venice Boulevard	LA12676	Dohrmann Commercial Company	Meyers & Evers (A); J.E Haves (E); Lindgren & Swinerton (C)	\$200,000	Precast concrete walls, new roof, rearrange mezzanine areas, install new partition. No additions.
4/17/1952	8888 Venice Boulevard	LA16867	Dohrmann Commercial Company	Meyers & Evers (A); J.E Haves (E); Lindgren & Swinerton (C)	\$200	Allow eccentricity of roof trusses on wall panels
8/8/1952	8888 Venice Boulevard	Illegible	Dohrmann Hotel Supply Company	American Sign Company (C)		16" metal letters x 3" thick on metal raceway, mounted on the building. Sign reading "Dohrmann Hotel Supply CO"
12/30/1959	8888 Venice Boulevard	LA50251	Dohrmann Hotel Supply Company	Ulrich Plaut (A); Gavin-Hardy Inc. (C)	\$500	Close window with metal studs and plaster. No structural changes.
4/23/1963	8888 Venice Boulevard	LA20644	Dohrmann Hotel Supply Company	M.L Dennis (C)	\$4,500	Install interior partitions and fill in front window
11/12/1969	8888 Venice Boulevard	LA58922	Parvin Dormon Company	Honnold & Rex (A); Creve & O'Rourke (E); Capital Construction Company (C)	\$7,500	Install 2 wood partitions and fill-in 3 openings
7/1/1970	8888 Venice Boulevard	LA-34407	Albert Parvin Company and Dohrmann Company	Greve & O'Rourke (E); Thomas Newton (C); Greve & Drouke Inc. (A)	\$16,000	Install air conditioning equipment, platform, and partitions
9/8/1975	8888 Venice Boulevard	LA-18420	Eastron	N/A	\$500	Temporary construction to create auction room from 9/8/1975 to 9/15/1975.
1/9/1976	8888 Venice Boulevard	LA-47877	Lake Shore Curriculum	Jack Wood (E); J. Coulson (C)	\$30,000	Interior alterations. Change of use to office and store from office.
5/25/1982	8888 Venice Boulevard	Illegible	Pacific Investment Associates	S.W Mezey (E); United Pacific Construction (C)	\$25,000	Remodel exterior walls and add parapet and canopy
10/29/1987	8876 Venice Boulevard	Illegible	Plummers Furniture	Argo Construction (C)	\$29,000	Non-bearing partitions and install 6" platform

⁶⁵ Documentation exists for all permits and certificates of occupancy listed in this table.

Issued	Location	Permit/Assessor Record	Owner	Contractor (C) or Architect (A) Engineer (E)	Valuation (\$)	Description
5/17/1988	8876 Venice Boulevard	LA-98238	Plummers Furniture	Argo Construction (C)	\$200	Alter bathrooms to comply with handicap accessibility
3/30/1992	8888 Venice Boulevard	36000100356	Bill Feldman	Alison Wright (A); Paul Lindsey (C)	\$5,000	Add access ramps to entrance of the building
4/23/1992	8884–8888 Venice Boulevard	6200500233	Bill Feldman	David Taubman (E); Alison Wright (A); Paul G. Lindsey (C)	\$3,000	Revise floor plan / cone wall openings; add 16 skylights
5/11/1992	8888 Venice Boulevard	Illegible	Lakeshore Learning Materials	David Taubman (A); Renna Construction (C)	\$200,000	Tenant improvement for 10,000 sf space. Modify two building entrances
6/8/1992	8884–8886 Venice Boulevard	6700500464	Bill Feldman	Alison Wright (A); David Taubman (E); Roland Associates Construction (C)	\$700	Add interior office walls 1 window, 2 doors. Tenant improvement
6/15/1992	8884 Venice Boulevard	26900300336	Bill Feldman	American West Sign Company (C); David Taubman (A)	\$6,200	Install a wall sign
8/7/1992	8888 Venice boulevard	37500197960	Lakeshore Learning Materials	All American Sign (C)	\$12,000	Install 19 letter sign
12/30/1992	8884–8888 Venice Boulevard	35400200772	Bill Feldman	David Taubman (E); Alison Wright (A); Paul G. Lindsey (C)	\$100,000	Demolish non-load bearing partitions and construct non-load bearing partitions, store fronts, handicap entries, toilets, roof, HVAC and openings
8/28/1996	8884–8888 Venice Boulevard	N/A	Venice Pacific Investments	David Taubman (E); SPS Inc. (C)	\$11,600	Seismic upgrade for compliance
6/21/1999	8886 Venice Boulevard	99048-30000- 01042	Bill Feldman	Owner	N/A	New non-illuminated wall sign 2'x20'
8/1/2005	8888 Venice Boulevard	05041-90000- 18397	Pacific Investment Associates	Solar Electrical Systems (C)	N/A	Solar electrical panel installation
5/22/2013	8884 Venice Boulevard	13016-30000- 09672	Pacific Investment Associates	Ronald Howell (A)	\$3,000	Interior alterations to add non-bearing partition wall
1/3/2014	8884 Venice Boulevard	14016-10000- 22500	Pacific Investment Associates	Robert Maldanado (C)	\$17,000	Installation of ADA compliant bathrooms in furniture retail store
1/8/2015	8888 Venice Boulevard	15016-10000- 00089	Pacific Investment Associates	Advanced Contractors Inc. (C)	\$50,000	Demolish existing loading dock and canopy (non-structural) infill existing exterior wall openings. Add new ADA ramp and new steps.

Issued	Location	Permit/Assessor Record	Owner	Contractor (C) or Architect (A) Engineer (E)	Valuation (\$)	Description
3/9/2015	8888 Venice Boulevard	15030-20000- 01365	Pacific Investment Associates	Advanced Contractors Inc. (C)	N/A	Site grading for parking lot
3/9/2015	8888 Venice Boulevard	14016-10000- 23583	Pacific Investment Associates			Tenant improvement. Change of use: retail furniture to office. Partial demolition of western portion of 8876 National Boulevard. Add Mezzanine floor, parking lot.
12/10/2015	8829 National Boulevard and 8876– 8888 Venice Boulevard	14016-20002- 23583	Pacific Investment Associates	Advanced Contractors Inc. (C)	\$3,000	Add mechanical room and low partition wall within office space.
4/25/2016	8886 Venice Boulevard	16016-10000- 08706	Pacific Investment Associates	Michael Sieto (C)	\$20,000	Relocate existing bathrooms to rear right corner of building. Demolish interior non- load bearing partitions
5/12/2016	8884–8888 Venice Boulevard	16014-30000- 01321	Pacific Investment Associates	Alex Instanbullu (A); Advanced Contractors Inc. (C); Gordon Leonard Polon (E)	\$100,000	Add three canopies and exterior façade work. Note that this permit lists the same work, contractors, and valuation as a permit from 1/11/2017 (listed below). It is possible this permit was issued and expired prior to the commencement of this work and consequently an application for another permit was issued.
5/12/2016	8884–8886 Venice Boulevard	16016-10000- 10822	Pacific Investment Associates	Built-Rite Construction Inc. (C)	\$210,000	Re-roof with Class A or B material
5/19/2016	8886 Venice Boulevard	16044-90000- 05398	Pacific Investment Associates	Heating & Air (C)	N/A	Like for like replacements of 5 package rooftop units
5/26/2016	8886 Venice Boulevard	16016-30000- 11277	Pacific Investment Associates	Bill Tsui (A)	\$10,000	Infill 8x12 exterior door in masonry wall of furniture store
9/8/2016	8886 Venice Boulevard	16048-10000- 02122	Pacific Investment Associates	Oscar Byanko Sanchez-Quinto (C)	\$900	Non-illuminated wall sign: 24'x96.125'; illuminated wall sign. Both signs reading "Jaxon"
9/12/2016	8886 Venice Boulevard	16043-90000- 04212	Pacific Investment Associates	Cal West Fire Protection Specialist (C)	N/A	Relocate 12 new pendants for tenant improvement

Issued	Location	Permit/Assessor Record	Owner	Contractor (C) or Architect (A) Engineer (E)	Valuation (\$)	Description
9/16/2016	8886 Venice Boulevard	16016-10000- 22058	Pacific Investment Associates	N/A	\$10,000	Duct work, install black film at underside of roof deck. Interior non- structural demolition only.
10/4/2016	8876 Venice Boulevard	14016-20002- 23583	Pacific Investment Associates	Alex Instanbullu (A); Advanced Contractors Inc. (C); Gordon Leonard Polon (E)	N/A	Change of use: retail furniture to office. Partial demolition of building. Add mezzanine floor (2,371 square feet). Parking lot re-striping.
12/5/2016	8886 Venice Boulevard	16016-10000- 16288	Pacific Investment Associates (owner); Bassett Furniture (tenant)	Edward Montano (A)	\$800,000	Tenant improvement of existing furniture store.
12/19/2016	8886 Venice Boulevard	16041-90000- 44502	Pacific Investment Associates	Financial Systems (C)	N/A	Tenant improvement – electrical voltage work
1/11/2017	8884–8888 Venice Boulevard	16014-30000- 01321	Pacific Investment Associates	Alex Instanbullu (A); Advanced Contractors Inc. (C); Gordon Leonard Polon (E)	\$100,000	Install three canopies and exterior façade work
12/21/2017	8888 Venice Boulevard	17019-30000- 05402	Pacific Investment Associates	Proweb Building Services (C)	\$5,000	Early start interior demolition of existing retail.
3/9/2018	8888 Venice Boulevard	17016-20000- 32554	Pacific Investment Associates	Corinna Gerbert (A)	\$445,500	Remove front portion of existing warehouse; new framed storefront façade including roof projection.
6/5/2018	8876 Venice Boulevard and 8829 National Boulevard	18016-30000- 11794	Pacific Investment Associates	Jeff Hall (C)	\$27,500	Repair bottom chord of E truss
10/18/2018	8888 Venice Boulevard	18048-10000- 00669	Pacific Investment Associates	N/A	\$60,000	New wall sign, LED display, 8" H x 15' L, 120 sf, 10 feet from grade
1/10/2019	8888 Venice Boulevard	18016-10000- 09715	Pacific Investment Associates	N/A	N/A	Convert 3 warehouse spaces to retail and furniture store spaces.
9/21/2021	8876 Venice Boulevard	21042-90000- 34926	Pacific Investment Associates	Cantoni Plumbing (C)	N/A	Tenant improvement of breakroom and restrooms
10/4/2021	8876 Venice Boulevard	21044-90000- 17992	Pacific Investment Associates	Acco Engineered Systems Inc. (C)	N/A	Unspecified tenant improvements

LA-1a and LA-1b

(8876, 8883 Venice Boulevard and 8827-8829 Venice Boulevard)

The original building permit issued in February 1951, which includes all addresses in LA-1, describes the building as a one-story warehouse valued at \$700,000 (Figure 36). Eight months later, a permit was issued to add a new roof, precast concrete walls, rearrange the mezzanine areas, and install new partitions. The next permits on file are form 1952. One was issued in April for roof truss alterations. In August of the same year, a permit was issued to mount a sign reading "Dohrmann Hotel Supply CO" (Figure 37), the name of the company that owned the building.

The next permit on file is from 1959, when a permit was issued to enclose a window with metal studs and plaster. At the time of the issuance of this permit, the building's use was listed as an office, showroom, shop, factory, and warehouse. In 1963, a permit was issued to install more interior partitions and fill in a front window. Six years later, in 1969, another permit was issued to install two wood partitions and fill in three openings. This work was completed by the prominent architectural firm Honnold & Rex. The next year, air-conditioning equipment and platform were installed, as were additional partitions. In 1975, a permit was issued for construction to create a temporary auction room that was dismantled after two weeks. The following year, a permit was issued for \$30,000 of interior alterations to change the use of an office into an office and a store. In 1982, a permit was issued to remodel exterior walls and add a parapet and canopy, work that was valued at \$25,000.

The next permit from 1987 was issued for the construction of non-load-bearing partitions and for the installation of a 6" platform valued at \$29,000. In 1988, a permit was issued to alter the bathrooms to comply with handicap accessibility requirements. In 1992, another permit was issued to make the building more accessible with the installation of access ramps.

In 1992, a permit was issued to revise the floor plan and add sixteen skylights to the structure (Figure 38). A couple of weeks later, a permit was issued for tenant improvements. This involved interior alterations of an unspecified nature and the modification of two building entrances, valued at a total of \$200,000. The tenant at this time was Lakeshore Learning Materials. In June 1992, a permit was issued to add interior office walls, one window, and two doors. In 1992, two permits were issued for the installation of signage.

In December 1992, a permit was issued for work valued at \$100,000. This permit included the demolition of non-load bearing partitions and construction of other non-load bearing partitions, store fronts, handicap entries, toilets, roof, HVAC and openings. The building underwent seismic upgrading in 1996. The next permit from 1999 was for the installation of an illuminated sign. In 2005, a permit was issued to install solar electrical panels.

In 2013, a permit was issued for interior alterations to add non-load bearing partition walls. The next year, another permit was issued to install ADA compliant bathrooms in what was described as a furniture retail store.

Two years later, in June 2015, a permit was issued to demolish an existing loading dock and canopy located at the rear (south) of the buildings (Figure 39,), infill existing exterior wall openings, and add a new ADA ramp and new steps. A related permit was issued two months later for site grading. Also in 2015, a permit was issued to demolish a portion of the building, change the use from a

furniture store to an office, add a mezzanine (**Figure 40**), and add a mechanical room and low partition wall within an existing office space.

In May 2016, a permit was issued to relocate existing bathrooms to the rear right corner of the building and demolish interior non-load-bearing partitions. The next month, a \$100,000 permit was issued to add three canopies and complete unspecified exterior façade work. Note that this permit lists the same work, contractors, and valuation as a permit from January 11,2017. It is possible this permit was issued and expired prior to the commencement of this work and consequently an application for another permit was issued.

Also in May 2016, a permit was issued for reroofing work. A week later, a permit was issued for the replacement of five rooftop HVAC units. The next week, another permit was issued to infill an 8 x 12 exterior door in a masonry wall (**Figure 42**).

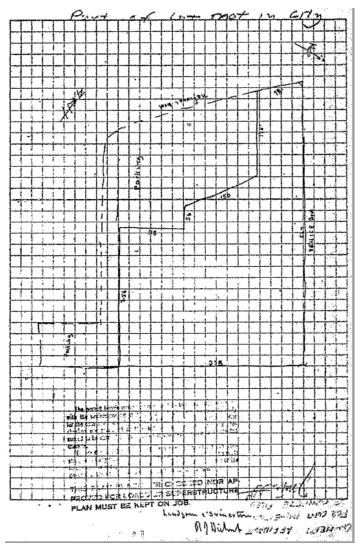
A series of permits were issued in September of 2016. On September 8, a permit was issued for two signs (one illuminated and one non-illuminated) reading "Jaxon." Four days later, another permit was issued to relocate twelve fire pendants in anticipation of tenant improvements. Four days later, a permit was issued for duct work, installing black film at the underside of the roof deck, and unspecified interior non-structural demolition.

In October 2016, a permit was issued for a change of use from a retail furniture store to an office. This involved the partial demolition of the building and the addition of a mezzanine floor (note that this work was also outlined in previously referenced permit from 2015 and illustrated in previously referenced **Figure 40**). In December 2016, a permit valued at \$800,000 was issued for unspecified interior tenant improvements and electrical voltage work.

The next permit is from January 2017 for the installation of three canopies and exterior façade work valued at \$100,000. There was an identical permit filed in June 2015 discussed above.

A permit was issued in December 2017 for an interior demolition. The demolition occurred by permit in March 2018 and was valued at \$445,500. This work involved the removal of a front portion of the existing warehouse (**Figure 43**) and new framing for a storefront façade, including a roof projection. In June of 2018, a \$27,500 permit was issued to repair the bottom chord of a roof truss. In December, a permit was issued for a new LED wall sign, valued at \$60,000.

In January 2019, a permit was issued to convert warehouse spaces to retail and furniture spaces. A permit was also issued for unspecified tenant improvements of breakroom and restrooms. Another permit for unspecified tenant improvements was issued in October 2021.

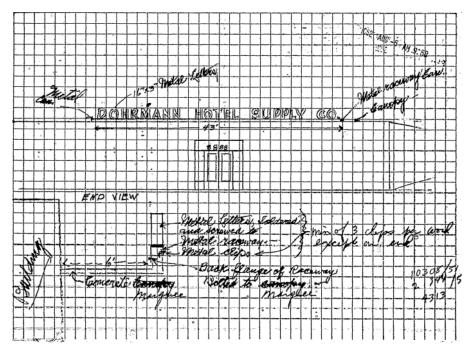


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SOURCE: Los Angeles Department of Buildings and Safety

Figure 36

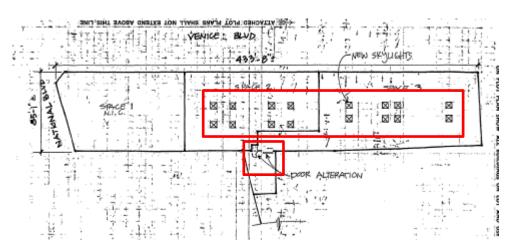
1951 sketch of building footprint from 8888 Venice Boulevard's original building permit, showing that all buildings located at the addresses contained in LA-1 were constructed at the same time.



SOURCE: Los Angeles Department of Buildings and

Crossings Campus / D202100410.01

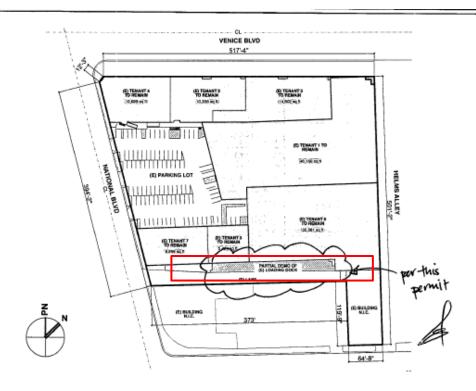
Figure 37 1952 sketch showing the Dohrmann Hotel Supply Co. sign above LA-1a (sign longer extant).



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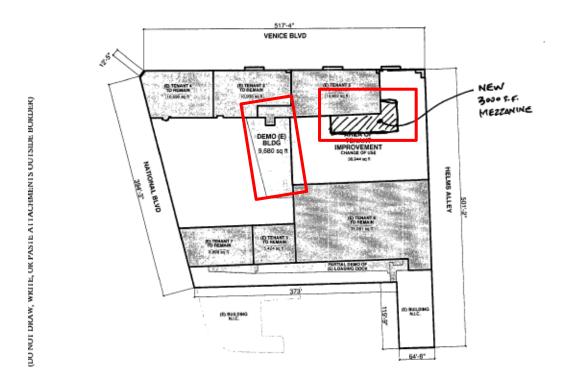
Figure 38

1992 sketch showing location of a door alteration at LA-1a and the addition of new skylights (both outlined in red)



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Figure 39
2015 sketch of LA-1, showing the location of a loading dock
and canopy to be demolished (outlined in red)



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Figure 40

2015 sketch of LA-1, showing the location of an additional mezzanine at 8876 Venice Boulevard and the location of a portion of the building that was demolished (both outlined in red).

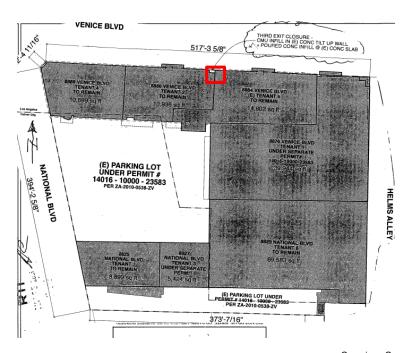


SOURCE: United States Geological Survey from EDR

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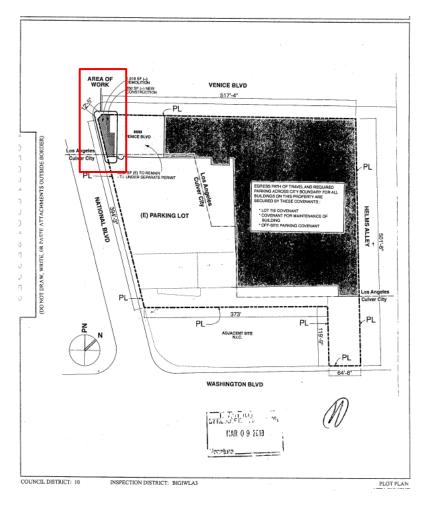
Figure 41

Comparison of 2012 (left) and 2016 aerial (right) showing the demolition of the western portion of LA-1b (outlined in red)



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Figure 42
2016 sketch of LA-1, showing the location of an infilled door
at LA-1b (outlined in red). The sketch also shows the
breakdown of tenants in each section of the building.



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Figure 43 2018 sketch of LA-1, showing the location of a new storefront and area to be demolished (outlined in red).

LA-1c

8827-8829 National Boulevard

Building permits for LA-1c are listed below in **Table 4**. Although the building is located in Los Angeles, Culver City had one permit on file for alterations from March 12, 2019. The entry for this permit in the below table notes that it came from Culver City rather than Los Angeles. LA-1c was constructed in 1951, at the same time as the rest of LA-1.

Table 4
Los Angeles Department of Building and Safety Building Permits for LA-1c (8827–8829 National Boulevard)⁶⁶

Issued	Location	Permit/ Assessor Record	Owner	Contractor (C) or Architect (A) Engineer (E)	Valuation (\$)	Description
3/16/1976	8825–8829 National Boulevard	LA64169	New England Mutual Life Insurance	Shambu Katastha & Associates (E)	\$35,000	Interior remodel
5/11/1976	8825–8829 National Boulevard	LA-79785	New England Mutual Life Insurance	Shambu Katastha & Associates (E)	\$3,500	New exit door installation
5/25/1976	8829 National Boulevard	LA-24851	New England Mutual Life Insurance	Dennis W. Bailey (C)	\$4,000	Build office, shop area, subdivide restroom in existing warehouse
10/21/1981	8829 National Boulevard	Illegible	Palm's Self Storage	J. Hajek (E); W. Heath & Co. (C)	\$5,110	Install wall signs
5/12/1983	8825–8829 National Boulevard	02400200021	Pacific Investment Associates	David Taubman (E)	\$7,000	Repair 5 failed roof trusses
8/25/1986	8827–8829 National Boulevard	12700300277	EJL Development Corporation	JITL Mehta & Associates (E); Jerrold M. Caris (A); Owner (C)	\$625,000	Interior remodel; add second floor within building. New addition 139x248
1/27/1988	8829 National Boulevard	17700433432	Palm's Self Storage / Jerry Levitz	Jerrold M. Caris (A)	\$3,000	Add one-half bath, a tub in second bath and remove two non- bearing walls and one urinal
8/7/1989	8829 National Boulevard	25300500213	Palm's Self Storage	Jim Mehta (E); Jerry Caric (A); EJL Construction (C)	\$1,500	Adding one door, closing one door, taking down one wall, install partial ceiling.
5/9/1994	8829 National Boulevard	Illegible	Venice Pacific Investments	Jerrold M. Caris (A)	\$600	Add guard rail, conform to stair landing requirements
7/24/2018	8829 National Boulevard	18014-10000- 01702	Pacific Investment Associates	Corinna Gebert (A)	\$935,000	Shell and core renovation to include change of use from warehouse to office and parking garage, new demising walls, and new attached patio
8/3/2018	8829 National Boulevard	18030-10000- 05321	Pacific Investment Associates	Corinna Gebert (A)	N/A	Grading – site prep and fill grade at new patio driveway ramp to the parking garage.
9/25/2018	8829 National Boulevard	18014-10001- 01702	Pacific Investment Associates	Aleks Istanbullu (A); 360 Construction Group Inc (C); Gordon Leonard Polon (E)	\$12,000	Framing for 5 AC units
10/8/2018	8829 National Boulevard	18016-90000- 32510	Pacific Investment Associates	Built-Rite Construction (C)	\$24,000	Re-roof with Class A or B material.

 66 Documentation exists for all permits and certificates of occupancy listed in this table.

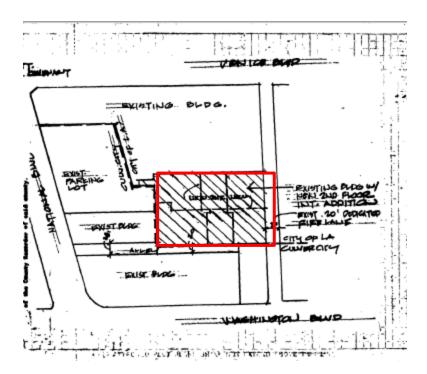
Issued	Location	Permit/ Assessor Record	Owner	Contractor (C) or Architect (A) Engineer (E)	Valuation (\$)	Description
11/9/2018	8829 National Boulevard	18016-10000- 22302	Pacific Investment Associates	Aleks Istanbullu (A); 360 Construction Group Inc (C); Gordon Leonard Polon (E)	\$615,000	First tenant improvement in existing office. New full-height partitions, millwork, and finishes
12/5/2018	8829 National Boulevard	18044-90000- 14814	Pacific Investment Associates	Dahme Heating and Air (C)	N/A	Install new HVAC units, exhaust fans, and new ductwork
3/12/2019 8827 National B19-0203 Pacific Investment	Adimpact Corporate	\$500	Installation of an illuminated wall sign.			
			Associates Signage (C)			This permit is from the Culver City Building Safety Division.

The first permit on file for LA-1c is from March 1976 for an unspecified \$35,000 interior remodel. Two months later, on May 11,1976, another permit was issued for the installation of a new exit door. Two weeks later another permit was issued to build an office and shop area and subdivide the restroom in the existing warehouse. The next permit, from 1981, was issued to Palm's Self-Storage for the installation of an exterior sign.

In 1983, a permit was issued to repair five failed roof trusses. Three years later, in 1986, another permit was issued for a \$625,000 interior remodel, which added a second floor within the building (**Figure 44**). In 1988, a permit was issued to add one-half bath and tub in a bathroom and remove two non-bearing walls and one urinal. One year later, a permit was issued to add one door, infill one door, take down one wall, and install a partial ceiling. In 1994, a permit was issued to add a guard rail to stairs to conform to landing requirements.

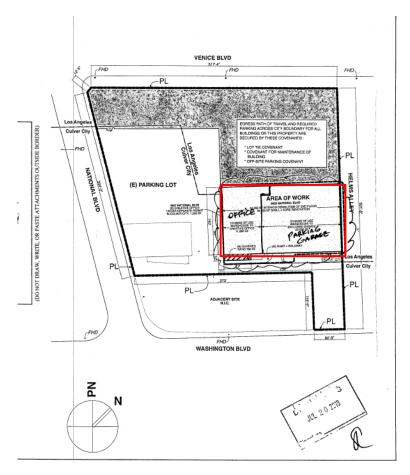
The next permit on file is from 24 years later, in 2018. This permit was for a substantial alteration to the building valued at \$935,000. This work involved a shell and core renovation to include change of use from warehouse to offices and a parking garage. The permit also included the construction of a new attached patio. The offices are located at the legal address 8827 National Boulevard while the parking garage is at 8829 National Boulevard. A sketch of this work from the permit is visible in **Figure 45** below. Concurrently, a permit was issued for grading and other site prep for this work to build a new patio and driveway ramp to the parking garage.

Also in 2018, a permit was issued to install framing for five air conditioning units and a later permit was issued to install these units. Additional permits were issues for the re-roofing of the structure. A \$615,000 permit was issued in November 2018 for tenant improvements of the existing office, including new full-height partitions, millwork, and finishes. In 2019, a permit was issued (from the Culver City Building Safety Division rather than the Los Angeles Department of Building and Safety) to install an exterior illuminated sign.



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Figure 44 1986 sketch showing location of interior remodel and showing location of addition on LA-1c (outlined in red).



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Figure 45
2018 sketch showing the change of use to the buildings at LA-1c, outlined in red.

Architectural Description - LA-1



SOURCE: Google Earth

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Figure 46

View of LA-1 (Los Angeles) showing the order of elevations discussed in the below architectural description. The description begins with the north elevation (1, blue line) and moves counterclockwise around the building.

LA-1 will be described in the order illustrated in **Figure 46** above. LA-1, comprised of 8876, 8883 and 8984–8888 Venice Boulevard, has an L-shape footprint. The original building permit describes the structure as being a one-story building measuring 517' x 338' with precast concrete walls. The building faces Venice Boulevard to its north, National Boulevard to the west and the Helms Bakery Complex to the east. The portion along Venice Boulevard (LA-1a) has a flat roof spanning from west to east; the rest of the building has a series of three semicircular vault roofs that span from west to east. The lot on which LA-1 sits has a central interior parking lot on its west side and concrete walkways, grass, trees, and plantings (**Figure 47** and **48**). The lot's current landscaping and configuration dates to 2017 according to building permits.

1: North Elevation (LA-1a, facing Venice Boulevard)

The north elevation consists of LA-1a spans the entire width of the northern lot boundary (**Figure 49**). The northeast portion of the elevation (**Figure 50**) is divided into three bays, with a central bay with a vaulted ceiling and a façade constructed of nine divided-lite windows. The eastern bay is devoid of any fenestration, while the western bay has a glazed door with four lites, a side lite and a wood veneer transom. A low height concrete planter, a concrete ADA ramp, and steps with a metal guard rail were added in 2017 along the central and western bay (also visible in Figure 50).

The other portion of the north elevation is asymmetrical and has the rear entrances for 8884–8886 Venice Boulevard. This elevation is entirely new material and design; the original warehouse

front was removed in 2017-2018 and the current façade was added in its place. The elevation features vertical white and black lines that run down from the roofline approximately one-third of the way down the wall. These lines are of differing widths and placed at irregular intervals to form a decorative pattern. Non-original lights have been installed across the elevation and a low hedge extends across most of the elevation's width. To the west of the 8876 Venice Boulevard entrance are four large plate-glass windows (Figure 51), followed by a recessed entrance with a non-original aluminum frame double door flanked by plate-glass windows on either side (Figure 52). The entrance has concrete stairs with metal railings and balustrade and another plate glass window sits to the entrance's immediate west.

There are four small rectangular windows to the west of this entrance, followed by two bays of tripartite plate-glass windows with a two-lite plate glass window in the center and three-lite windows on either side. There is another recessed entrance accessible via a flight of concrete stairs with metal railings (Figure 53). The entrance has a glass double door in an aluminum frame, flanked by three-lite windows on either side with an overhang covering the door. All these details are non-original. Immediately abutting the entrance to the west is another plate glass window divided into three sections. The remainder of the elevation west of the entrance has the same decorative vertical white and black lines as the rest of the elevation. This portion of the elevation has no fenestration.

2: West Elevation (LA-1a, facing National Boulevard)

The western elevation facing National Boulevard has a rounded corner (Figure 54). Most of the western elevation is single story, but the middle section is a faux façade that is three stories high. This portion of the façade has 14-lites on the ground floor, with alternating plate glass and solid wall on the second and third levels, covered by a screen of vertical louvers. The one-story portion on either side of this faux façade has the same appearance as the north elevation.

3: South Elevation (LA-1a; facing parking lot)

The south elevation (Figure 55) continues the same design as the north elevation, with minimal fenestration and decorative white lines of applied moldings descending from the roofline. On the west end of the elevation, sits a recessed corner entrance with non-original wood around the door and a sign reading "Jaxon". The entrance is a glass double door in an aluminum frame. There is a recessed non-original entrance on the east side of the elevation covered by a metal overhang (Figure 56). There are three nine-lite aluminum frame windows to the east of this door and one to the west. The westernmost side of this elevation projects out of the wall and has a gate and concrete planters.

4: Primary Western Elevation (LA-1b and LA-1c, facing National Boulevard)

The primary western elevation of LA-1 has the main entrance to LA-1b at the north end (Figure 57). This section has a row of eight fixed-pane, two-lite windows with aluminum frames and eight smaller four-lite rectangular windows in aluminum frames above. To the south of this row of windows is a recessed entrance to LA-1b, which is clad in wood and features a wood door (Figure 58). To the south of the entrance are two additional fixed-pane, plate-glass windows

divided into two lites, with four-lite rectangular windows above. A low concrete planter and a canopy added in 2017 project from the wall.

To the south is an entrance for LA-1c (**Figure 59**). A projecting entry bay contains a recessed single-leaf door painted red. There is a plate-glass window on the south side of this elevation and a red logo at the top north corner. The remainder of the elevation (**Figure 60**) is two-stories tall and has three plate-glass windows on the first and second floors. The second-floor windows are covered with a louvered exterior sunshade of decorative bars. There is a taller rectangular volume at the southwest corner of the elevation. This portion of the building used to be attached to CC-1, but the connection was demolished in 2017.

5: South Elevation (LA-1c)

The south elevation (**Figure 61**) is constructed almost entirely of new materials and has been significantly altered, including the demolition of the connection between this building and CC-1 in 2017. There is a rectangular concrete volume with a two-lite vertical rectangular window at the southwest corner of the elevation. A flight of concrete stairs leads to an outdoor patio covered with a metal overhang supported by four thin columns. A wood fence surrounds the patio area. A concrete planter with trees in it and an ADA ramp stretch across the south elevation. This patio area was added in 2018 after the demolition of the building's original loading docks. On the east side of the elevation (**Figure 62**) is an aluminum frame entrance door surrounded by three windows with a sign reading "8829" above. There is also a large opening for loading and unloading. The remainder of the elevation is unornamented and connects to a one-story volume painted orange, accessible via a flight of concrete stairs that attaches LA--1c with CC-2. There is a single-leaf entry door to this wing, as well as a larger opening for loading and unloading.

6: East Elevation (facing the Helms Bakery Complex)

The east elevation (**Figure 63**) of the building (consisting of LA-1b and LA-1c) is unornamented concrete with two door openings, both located approximately midway across the elevation. There are no fenestration openings or any decorative detailing. The elevation faces the Helms Bakery Complex to the east and overlooks an alleyway between the two structures.



SOURCE: ESA 2021

— Crossings Campus / D202100410.01

Figure 47
Entrance, parking lot, and landscaping of the Project Site.

View to the east.



- Crossings Campus / D202100410.01

Figure 48
Parking lot and landscaping of the Project Site. View to the southeast.



Crossings Campus / D202100410.01 SOURCE: ESA 2021

Figure 49 Overall view of LA-1's north elevation (#1), across Venice Boulevard. View to the southeast.



- Crossings Campus / D202100410.01

Figure 50 LA-1's north elevation (LA-1b; #1), facing Venice Boulevard. View to the southeast.



SOURCE: ESA 2021

— Crossings Campus / D202100410.01

Figure 51
Four windows on LA-1a's and LA-1b's north elevation (#1), view to the south.



— Crossings Campus / D202100410.01

Figure 52 LA-1b's entry, located at the approximate center of the north elevation (#1). View to the south.

SOURCE: ESA 2021



— Crossings Campus / D202100410.01

Figure 53
Western portion of LA-1b's northern elevation (#1) with no fenestration. View to the east.



- Crossings Campus / D202100410.01

Figure 54
LA-1b's west elevation at the corner of Venice Boulevard
and National Boulevard (#2). View to the east.



SOURCE: ESA 2021

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Figure 55 Overall view of LA-1a's south elevation (#3). View to the north.



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Figure 56 Entrance on the south elevation (#3) for LA-1b. View to the north.



Crossings Campus / D202100410.01 SOURCE: ESA 2021

Figure 57 Northern portion of the west elevation, LA-1b (#4). View to the east.



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Figure 58 Entrance to LA-1b on the west elevation of LA-1 (#4). View to the east.



SOURCE: ESA 2021 Crossings Campus / D202100410.01

Figure 59
Entrance to 8827 National Boulevard on the west elevation of LA1c (#4). View to the east.



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Figure 60

Southern portion of the west elevation (#4) of LA-1c. This portion of the building used to be connected to CC-1; the connection was demolished in 2017. View to the east.

SOURCE: ESA 2021

SOURCE: ESA 2021



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Figure 61

Overall view of LA-1c's south elevation (#5). The outdoor patio is non-original. This portion of the building used to be connected to CC-1. View to the northeast.



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Figure 62

View of LA-1c's south elevation (#5) showing a loading and unloading area and the connection between LA-1c and CC-2. View to the east.



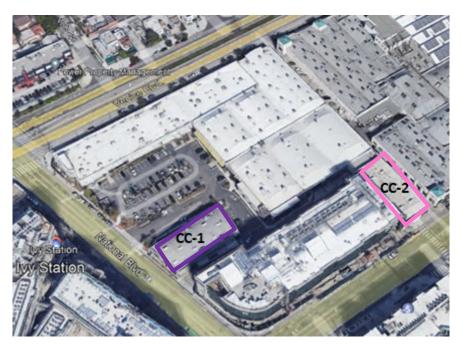
Crossings Campus / D202100410.01 SOURCE: ESA 2021

Figure 63

LA-1's east elevation (consisting of LA-1b and LA-1c; #6), facing an alleyway and the Helms Bakery Complex. View to the south

Culver City Parcel 6.0

CC-1 and CC-2 are located in Culver City (Figure 64). CC-1 is on the west side of the Project Site along National Boulevard and CC-2 sits on the southeast corner of the Project Site facing south onto Washington Boulevard.



SOURCE: Google Earth

Crossings Campus / D202100410.01

Figure 64 Boulevard) is

View of the Project Site. CC-1 (8825 National Boulevard) is outlined in purple. CC-2 (8771 Washington Boulevard) is outlined in pink.

6.1 CC-1

According to the Los Angeles County Assessor's Office, CC-1 was constructed in 1954. This is supported by aerial photographs, from 1952 (previously referenced Figure 20), which shows that the structure was not yet built and 1964 (previously referenced Figure 21), which shows the extant structure. CC-1 was connected to the south end of the west elevation of LA-1c, as discussed in Section 5.1 "LA-1" above, until the connection was demolished to create the site's current configuration in 2017. Although these buildings were once connected, they currently visually read as distinct entities. CC-1 was constructed as a shop and office addition for the buildings located to its eastern rear. At the time of its construction, it was built to provide additional space for a restaurant equipment supply company called MFG Restaurant Equipment. It was subsequently occupied by a range of businesses, ranging from retail to advertising to publishing.

Architect

The original architect or firm responsible for the design and construction of CC-1 is unknown. There is no original building permit on file and additional research did not yield any information. While there is no building permit on file for the building's original construction in 1954, a 1976 permit for an expansion of the building lists Randall Engineering as the contractor responsible for the construction.

Randall Engineering does not appear to be in operation today, but the firm was responsible for the construction of several industrial, manufacturing, and commercial properties throughout the greater Los Angeles area in the mid-twentieth century. The firm planned and built, for example, the Jantzen Plant at 7325 Radford Avenue in North Hollywood, a bra manufacturing plant, in 1954.⁶⁷ Additional structures designed and / or built by Randall Engineering include a manufacturing plant for the Seaman Paper Company of Burbank, located at 13001 Bradley Avenue in 1958,⁶⁸ and a 40,000 square-foot manufacturing plant for Westland Plastics in East Pico in 1960.⁶⁹

Occupancy and Ownership History

To determine if the subject property has any significant associations with the lives of historic personages, numerous records were reviewed, including Los Angeles-area directories and phone books, building permits on file with the Culver City's Building Safety Division. **Table 5** below summarizes the occupancy and ownership history of CC-1 and includes a brief description of each occupant. The written narrative below includes additional details on the building's occupants, unless research did not yield significant information on the occupant (which is noted in Table 5).

TABLE 5
OCCUPANCY HISTORY OF CC-1
(8825 NATIONAL BOULEVARD)

Year	Source	Owner/Occupant	Notes
1970 to at least 1995	Sanborn Map; Ancestry.com	MFG Restaurant Equipment	Shop addition for MFG Restaurant's manufacturing building, located at the connected 8827–8829 National Boulevard. Culver City directories list Leo Wolf as the owner of MFG Restaurant Equipment (listed as an occupant below)
1976	Building Permits	New England Mutual Life Insurance	Insurance and financial services firm; still in operation today.
1978 to at least 1985	Building Permits; Pacific Bell	Benhar Company	The Benhar Company was a furniture manufacturing company active in the midcentury in Los Angeles.
1981	Pacific Telephone	Alpha Manufacturing Company	Research did not identify significant information on Alpha Manufacturing Company.
1982 to at least 1995	Building Permits	Leo Wolf	Leo Wolf was the owner of MFG Restaurant (listed as occupant in the 1970 Sanborn Map). It is unclear if MFG continued to occupy the building through this time period, or if Leo Wolf was the owner of the building but the company did not continue to operate at the building.
1985	Pacific Bell	A to Z Publishing Company	Research did not identify significant information on A to Z Publishing Company.

⁶⁷ "Jantzen Company Opens Brassiere Plant," Valley Times, May 12, 1954

^{68 &}quot;Seaman Begins Work on New Valley Facility," Valley Times, February 27, 1958

^{69 &}quot;The Business Scene," Ventura County Star, August 11, 1960

Year	Source	Owner/Occupant	Notes
1989–2006	Building Permits; Haines & Company; Cole Information Services; Newspaper Articles	Les Surfas (Surfas Inc., Surfas Restaurant Supply and Gourmet Food)	Gourmet food and restaurant supply company; still in existence with a Los Angeles warehouse located at 3225 West Washington Boulevard.
1994	Cole information Services	Premium Latex Products	Research did not identify significant information on Premium Latex Products.
1999 to at least 2000	Cole Information Services	Leonard Bromerd (LEB Associates)	Research did not identify significant information on Leonard Bromerd or LEB Associates.
2009–2014	Cole Information Services	Pitch Inc.	Boutique advertising agency that was acquired by Project: Worldwide in 2014.
2016	Building Permits	Bassett Furniture (occupant)	Furniture manufacturer and retailer headquartered in Virginia.
1995–2021	Building Permits; Newspaper articles	William O. Feldman; Pacific Investment Associates / Venice Pacific Investments	William Feldman is an affiliate of Pacific Investment Associates (also known as Venice Pacific Investments). This company owned the buildings on the Project Site and sold to Apple Inc. in 2021.

The 1970 Sanborn map for CC-1 shows that it served as a shop addition for the adjacent MFG Restaurant Equipment (located at the current location of LA-1c; these buildings, which are discussed in the Section 5.1 "LA-1" of this report, were connected until 2017 when a portion of CC-1 was demolished). MFG Restaurant was owned by Leo Wolf, who was listed as the owner on building permits for the property from 1982 to 1995. It is unclear if Wolf continued to operate MFG out of the building until this time. Due to the number of occupants of the building after 1970, and the fact that MFG does not show up as a tenant in city directories, it seems likely that the company no longer operated out of the building, but Wolf continued to own and rent the property to other businesses.

The earliest known occupant of CC-1 was the New England Mutual Life Insurance Company, which occupied the building beginning in 1970 until at least 1976. New England Mutual Life Insurance Company, which is still active today, is a corporation offering insurance and personal financial services. The company was founded in Massachusetts in 1835 by Willard Phillips, a lawyer.⁷⁰

From at least 1978 until at least 1985, the property was occupied by the Benhar Company. Benhar Company was a furniture manufacturer with a retail store located at 1577 Colorado Boulevard in Eagle Rock, California in 1950.⁷¹ By the 1970s, the company appears to have expanded into manufacturing other products, including textiles and oven mitts.⁷²

^{70 &}quot;New England Mutual Life Insurance Company, Encyclopedia.com, N.D, https://www.encyclopedia.com/books/politics-and-business-magazines/new-england-mutual-life-insurance-company.

^{71 &}quot;Advertisement - Weekly Special," Eagle Rock Sentinel, October 19, 1950.

⁷² "Warning on Oven Mitt is Issued Here," *Daily Press*, July 11, 1973.

Beginning in at least 1989 until 2006, CC-1 was occupied by Surfas Restaurant Supply and Gourmet Food, owned by Les Surfas. Surfas, a company that still exists and is currently located at 3225 West Washington Boulevard, was founded by the Surfas family in 1937. The business provides imported food and food products, as well as kitchenware and accessories, to individual consumers and restaurants, cafés, and other food-service businesses. The company also designs and installs custom kitchens. The business utilized the building as a manufacturing and warehouse facility, as well as a retail store that was open to the public. The business continues to operate and has opened a restaurant and café since it moved from CC-1 to its new location.⁷³

From 2009 until approximately 2014, CC-1 was occupied by Pitch, Inc., an advertising agency. The company was purchased in 2014 by a company called Project: Worldwide, which is a consolidated advertising holding company.⁷⁴

The owner of CC-1 from at least 1995 until 2021 was Venice Pacific Investments (also referred to as Pacific Investment Associates), a real estate holdings and development company. The business sold CC-1 and the other buildings on the Project Site to Apple Inc. in 2021.⁷⁵

Construction History – CC-1

Building permits from the Culver City Building Safety Division were analyzed for the construction history of CC-1. This permit history for CC-1 summarized below in **Table 6** and Building Permits are included in Appendix D.

TABLE 6
CC-1 (8825 NATIONAL BOULEVARD)
CULVER CITY BUILDING SAFETY DIVISION BUILDING PERMITS 76

Issued	Location	Permit/ Assessor Record	Owner	Contractor (C) or Architect (A) Engineer (E)	Valuation (\$)	Description
3/9/1976	8825 National Boulevard	A-20566	New England Mutual Life Insurance Co	Randall Engineering Co (C)	\$25,000	Construction of a 30 x 68 Sq. Ft. Building to be used for offices and warehouse
3/23/1976	8825 National Boulevard	C-12479	New England Mutual Life Insurance Co	Paul Banord Plumbing (C)	N/A	Plumbing permit
4/14/1976	8825 National Boulevard	B-11005	N/A	Calif. Comm. Elect. (C)	N/A	Electrical permit for adding light outlets, switch outlets, receptacle outlets, range, vent fan, dishwasher etc.
4/14/1976	8825 National Boulevard	C-12535	Randall- Dohrmann	Scott E. Campbell Co. (C)	N/A	Plumbing permit

^{73 &}quot;About Us," Surfas, N.D, https://www.surfasonline.com/pages/about-us.

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[&]quot;Pitch Inc., has been acquired by Project: WorldWide," Oaklins, 2014, https://www.oaklins.com/us/en/deals/100444/.

^{75 &}quot;SA&M Represents Venice Pacific Investments in \$162M Real Estate Sale Transaction," SA&M, January 5, 2021, https://stubbsalderton.com/venice-pacific-investments-real-estate-sale-transaction/.

⁷⁶ Documentation exists for all permits and certificates of occupancy listed in this table.

Issued	Location	Permit/ Assessor Record	Owner	Contractor (C) or Architect (A) Engineer (E)	Valuation (\$)	Description
4/14/1976	8825 National Boulevard	C-12548	Randall Engineering	Darrow Heating Corporation (C)	N/A	Installation of Heating unit with ground type furnace, floor furnace, heaters gas system, vents and boiler
7/9/1976	8825 National Boulevard	E-20829	New England Mutual Life Insurance Co	Jack L. Randall Inc. (E, C)	\$1,500	Construction of block walls
11/7/1978	8825 National Boulevard	A-22661	Ben Har Co	Burkett Fence (C)	\$1,330	Installation of 149' new chain link fence with 3 strands of barb wire. To remove and relocate 3 ports, 1 slide gate, also add a new 10' x 8' chain link fence, 10' x 8' slide gate
2/9/1982	8825 National Boulevard	A-25926	Leo Wolf	Bill Ding (C)	\$5,000	Addition of offices and conference rooms with frame and stucco interior walls and concrete floor and compound roof
2/19/1982	8825 National Boulevard	B-14942	Ben Har Inc.	Vandercorp Electrical (C)	N/A	Installation of light fixtures, light outlets, electrical outlets and motor
2/19/1982	8825 National Boulevard	C-18978	Ben Har Inc.	DACH Inc (C)	N/A	Installation of Heating unit with ground type furnace, floor furnace, heaters gas system, vents and boiler
12/5/1989	8825 National Boulevard	B-20280	Les Surfas	Oto Krover (E)	\$2,646	Remodel of office
1/8/1991	8825 National Boulevard	B-27134	Surfas Inc.	Owner (C)	\$7,500	Tenant improvements involving addition of partition walls
6/30/1994	8825 National Boulevard	P-34728	Les Surfas	John Flinke (C)	\$350	Installation of mop sink
1/27/1995	8825 National Boulevard	B-36653	William D. Feldman	M. S. Elite Gen. Construction. (C)	\$10,000	Demolition of existing office for warehouse use and addition of new handicap chairlift
12/4/1995	8825 National Boulevard	E-39411	Leo Wolf	Leo Wolf (C)	N/A	Installation of branch circuits
4/24/1997	8825 National Boulevard	043229	Venice Pacific Investment	SPS Inc. (C)	\$49,000	Seismic upgrade per DIV 91 of UCBC
5/1/1997	8825 National Boulevard	043229	Jim Murray SPS Inc.	Built Rite Roofing (C)	\$19,400	Replace the existing roof with 1 layer of 2.8 lb. base, 2-layer 11 lb. ply and one layer 72 lb. glass Cap. All to be mopped
7/25/2007	8825 National Boulevard	70280	Venice Pacific Investments	Neptune Plumbing Company (C)	N/A	4 water closets, 2 lavatories, 1 kitchen sink, 1 trap primer, 2 floor or area drains, 1 water heater
9/18/2007	8825 National Boulevard	70473	Pacific Investment Associates	Dahmek Heating & A.C (C); Spec Engineering (E); Pablo Maida (A)	N/A	27 registers, 4 boilers/compressors, 4 air handling units, 4 duct or area smoke detectors, 2-bathroom exhaust fans, 1 test witness fee

Issued	Location	Permit/ Assessor Record	Owner	Contractor (C) or Architect (A) Engineer (E)	Valuation (\$)	Description
10/9/2007	8825 National Boulevard	70800	Venice Pacific Investments	Montgomery Electrical Contractors (C)	N/A	8 circuits, 45 electrical devices, 2 motors, 5 services/sub panels, 1 time clock
7/22/2008	8825 National Boulevard	73022	Pacific Investment Associates	Gomez J Landscaping (C)	N/A	1 electrical device, low voltage / data cabling
7/22/2008	8825 National Boulevard	73023	Pacific Investment Associates	Gomez J Landscaping (C)	N/A	2 backflow devices, 1 repair/alteration to existing piping
9/26/2016	8825 National Boulevard	E16-0754	Pacific Investment Associates (Owner); Bassett Furniture (applicant)	Sign Zone Inc (C)	N/A	Install 2 illuminated signs
12/21/2017	B17-0806		Pacific Investment Associates	Advanced Contractors Inc. (C)	\$300,000	Demolish 4,564 square feet of existing 5,424 square feet and re-build 1,000 square feet to be part of 8827 National Boulevard. Construct new driveway, pedestrian walkway, parking, and landscaping.
3/8/2018	8825 National Boulevard	P18-0137	Pacific Investment Associates	Advanced Contractors Inc. (C)	N/A	1 hose bib, 1 repair / alteration to existing piping

While there is no original building permit for the initial construction of CC-1, there is documentation of the additions to the structure that occurred in 1976 and 1977. The first building permit on record was issued March 9, 1976, for the addition of a 30' X 68' structure for offices and warehouse valued at \$25,000.

The next permit, also from March 1976, is for plumbing connections and work for the to-be-constructed building. The next month, April 1976, an electrical permit was issued to add outlets, fans, and a dishwasher, among other features. Another plumbing permit was issued the same day for the installation of heating equipment, furnaces, and a gas system. In July of the same year, a permit was issued to construct block walls.

In November 1978, a permit was issued for the installation of 149' of new chain link fence. The permit also included work to remove and relocate three ports, a side gate, and install a new gate. The next permit is from February 1982 for the addition of offices and conference rooms, constructed of wood frame with stucco interior walls, a concrete floor, and a compound roof. This work was valued at \$5,000. Also in 1982, permits were issued to install new lights, outlets, and a heating system.

Seven years later, in 1989, a building permit was issued to remodel the interior office spaces, valued at \$2,646. In 1991, another permit was issued for the tenant to alter the interior of the building by adding partition walls. Three years later, in 1994, a mop sink was installed.

Substantial changes occurred to the property in 1995, when part of the existing office was demolished for warehouse space and a new handicap chairlift was installed at a value of \$10,000. Additional electrical work, involving the installation of branch circuits, also occurred the same year. In 1997, the building underwent a seismic upgrade valued at \$49,000. The roof of the building was also replaced the same year.

The next permits on-record are from ten years later, for additional electrical and heating work. This included the installation of smoke detectors, water closets, sinks, water heaters, circuits, and other equipment. Two more permits were issued for additional electrical and plumbing work in 2008.

The next permit on file is from September 2016, for the installation of two illuminated signs. The next year, in 2017, a permit was issued to demolish 4,564 square feet of existing 5,424 square feet and re-build 1,000 square feet to be part of LA-1c. This demolished the connection between 8829 National Boulevard and 8827–8829 National Boulevard at its rear (**Figure 65**). A new driveway, pedestrian walkway, and parking spots were constructed, and the area was also landscaped. A plumbing permit was issued the next year, 2018, for repairs and alterations to pipes in the building.



SOURCE: United States Geological Survey from EDR

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Figure 65

Comparison of 2012 (left) and 2021 aerial (right) showing the demolition of the connection between CC-1 and in LA-1c. The connection was demolished in 2017.

Architectural Description - CC-1

CC-1 is a rectangular building situated on the west side of the Project Site. The building sits directly east of National Boulevard, although its primary entry façade faces north onto the parking lot. The structure is simple and utilitarian with limited ornamentation. The building has a rectangular footprint and flat roof that houses the building's HVAC and other mechanical equipment. It is constructed of concrete that has been painted on the north and south façade s. CC-1's west façade is symmetrical and is three bays wide with three decorative (non-original) windows (**Figure 66**). The windows have three rectangular lites in the center and are flanked by

seven smaller lites on either side. The northernmost window features a glass door in an aluminum frame that is built into the window. There is a shadow of a previous sign reading "P" that was installed on the northern end of the façade, which likely was from when the property was occupied by advertising agency Phase. Otherwise, the façade is unornamented.

CC-1's north elevation (**Figure 67**) has been remodeled extensively. The asymmetrical façade is concrete that has been painted a dark grey. The main entry to the building is located at the approximate center of the elevation and is accessible via a flight of concrete stairs with a metal handrail that lead to a small concrete porch with metal balustrade. The front entrance is a double door of glass with aluminum surround. There is a rectangular glass transom above the front door; it is flanked by a column of six rectangular windows on either side. There is a horizontal rectangular window composed of three six-lite windows to the east and west of the front entrance. There is another identical window on the west end of the elevation. None of these windows are original. A non-original green awning extends from above the roofline to the transom window. There is landscaping that includes grass and low shrubs in front of the elevation.

CC-1's east elevation (**Figure 68**) has minimal original material. CC-2 used to extend further east to connect to the warehouses at 8827–8829 National Boulevard. This connection was demolished in 2017 and 8825 National Boulevard was separated from the other buildings. This elevation was re-built after the demolition; it originally would have been part of the building's interior. The east elevation is curved and supported with large metal beams in a zig-zag pattern. At the time of the site visit, the entrance of this portion was covered, so additional views of the elevation could not be ascertained. Non-original lights are installed on the north and south sides of the elevation. There are parking spaces and trees directly to the east of this elevation.

CC-1's south elevation (**Figure 69**) is uninterrupted concrete with no fenestration or decorative detailing. Most of the elevation is dominated by a large loading dock, covered with a metal awning supported by metal columns. The loading dock is currently fenced off with non-original wooden fencing. The loading dock is accessible via a concrete ramp on its east side. On the west side, it is accessible via a flight of concrete stairs with a metal railing that lead to the dock itself as well as to a single-leaf metal door.



SOURCE: ESA 2021 Crossings Campus / D202100410.01

Figure 66
View of the primary west façade (facing National Boulevard) of CC-1 (8825 National Boulevard). View to the east.



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Figure 67
View of the north elevation of CC-1 (8825 National Boulevard). View to the south.



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SOURCE: ESA 2021 Figure 68 View of the east elevation of CC-1 (8825 National Boulevard). There are no original materials on this elevation. View to the west.



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- Crossings Campus / D202100410.01 Figure 69 View of the south elevation of CC-1 (8825 National Boulevard). View to the northwest.

SOURCE: ESA 2021

CC-2 6.2

CC-2 is located at 8771 Washington Boulevard is in Culver City. According to the Los Angeles County Assessor's Office, the structure was constructed in 1954. Based on Sanborn maps and aerial photographs, it appears that the building originally may have been constructed as a garage or additional service building for the car dealership that was located to its immediate west, at the present location of the contemporary building at 8777 Washington Boulevard.⁷⁷

Architect

There is no original permit on file for CC-2. Additional research also did not reveal an individual or firm responsible for the design and construction of the building.

Occupancy and Ownership History

To determine if the subject property has any significant associations with the lives of historic personages, numerous records were reviewed, including Culver City-area directories, phone books, and building permits on file with Culver City's Building Safety Division. This research did not reveal a significant occupancy history for CC-2. Table 7 below summarizes the occupancy and ownership history of CC-2.

TABLE 7 OCCUPANCY HISTORY OF CC-2 (8771 WASHINGTON BOULEVARD)

Year	Source	Owner/Occupant	Notes
1955 to at least 1957	"Advertisement: Chevrolet '52," <i>Los Angeles Times</i> , April 13, 1955.	Chrysler-Plymouth car dealership	Likely a garage associated with the Chrysler-Plymouth car dealership located at present location of 8777 Washington Boulevard. An ad for the dealership from
	"Advertisement: Ford '55 Convertible." Los Angeles		both 1955 and 1957 lists 8771 Washington as the address for the dealership.
	Times, July 21, 1957.		This was likely the use of the building for many years, if not decades although research did not identify confirmation of this via primary documents.
2009– 2014	Cole Information Services	Stone Candles	Stone Candles is a family-owned candle manufacturer and retailer. The business is currently based in Santa Monica.
2017	Building Permits	Patco Properties	Research did not yield significant information on Patco Properties.
2013– 2021	Building Permits	Venice Pacific Investment	Also known as Pacific Investment Associates. This company sold the Project Site to Apple in 2021.

A 1957 advertisement in the Los Angeles Times illuminates the building's earliest use. At the time, the present location of 8777 Washington Boulevard, located immediately west of CC-2, was a car dealership. The Los Angeles Times advertisement lists CC-2's address, 8771 Washington Boulevard, as the address for a Chrysler-Plymouth dealership. The building was thus likely

^{77 &}quot;Advertisement: Chevrolet '52," Los Angeles Times, April 13, 1955.; "Advertisement: Ford '55 Convertible," Los Angeles Times, July 21, 1957.

constructed as a garage or additional service building for the existing dealership (which has since been demolished and replaced with a contemporary building).

From at least 2009 until at least 2014, CC-2 was occupied by Stone Candles, a family-run Southern California-based candle manufacturer and retailer. The company currently has its primary store, manufacturing facility, and office in Santa Monica. The property was owned by Venice Pacific Industries beginning in 2013; Venice Pacific Industries also owned other buildings on the Project Site. In 2017, according to building permits, the building was owned by Patco Properties. Research did not yield significant information on Patco Properties.

Construction History – CC-2

Building permits from the Culver City Building Safety Division were analyzed to inform this construction history. This permit history is summarized below in **Table 8** and Building Permits are included in Appendix D.

TABLE 8
CULVER CITY BUILDING SAFETY DIVISION BUILDING PERMITS FOR CC-2
(8771 WASHINGTON BOULEVARD)⁷⁹

Issued	Location	Permit/ Assessor Record	Owner	Contractor (C) or Architect (A) Engineer (E)	Valuation (\$)	Description
11/06/2013	8771 Washington Boulevard	85112	Venice Pacific Industries	Advanced Contractors Inc. (C)	\$50,500	Install new glass pedestrian door, roll up door, new handrails, skylights, lighting.
11/26/2017	8771 Washington Boulevard	71181	Patco Properties	Brody Heating and Air Conditioning (C)	N/A	Install 2 heater units

There are only two permits on record for CC-2 with the Culver City Building Safety Division. The first was issued in November 2013 for the installation of a new glass pedestrian door and roll up door on the building's primary south façade (currently extant) and the installation of new handrails, skylights (extant), and lighting. The next permit on file was issued in November 2017 for the installation of two heating units in the building.

Aerial photographs from 1964 to 2012 (**Figures 70 to 72**) show that the footprint of the structure has remained consistent. It underwent changes in 2015 when the canopy and loading dock at the rear of 8827–8829 National Boulevard/on the north side of 8771 Washington was demolished. Otherwise, the building footprint has remained the same. Façade renovation in 2013 included the addition of metal letters reading "8771" to the south façade, along with an awning above the pedestrian door. The building has also been painted on its south and east elevations.

⁷⁸ Stone Candles, "About Us," N.D, https://www.stonecandles.com/pages/about-us.

Documentation exists for all permits and certificates of occupancy listed in this table.



SOURCE: United States Geological Survey from EDR

— Crossings Campus / D202100410.01 **Figure 70**

Excerpt of 1964 aerial photograph of the Project Site. CC-2 is outlined in red.



SOURCE: United States Geological Survey from EDR

Crossings Campus / D202100410.01

Figure 71
Excerpt of 1994 aerial photograph of the Project Site. CC-2 is outlined in red.



SOURCE: United States Department of Agriculture from EDR

Crossings Campus / D202100410.01

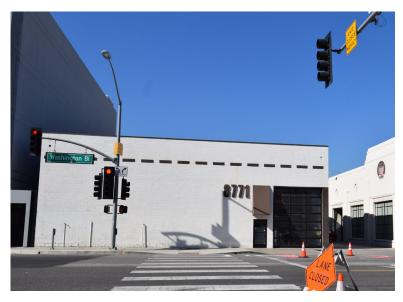
Figure 72
Excerpt of 2012 aerial photograph of the Project Site. CC-2
is outlined in red.

Architectural Description – CC-2

CC-2 is simple and utilitarian with no ornament or decorative detailing. The one-story, wood-frame building has a rectangular footprint, a flat roof and is constructed of painted concrete brick. It is oriented with its primary (south) façade facing Washington Boulevard (**Figure 73**). The south façade has a non-original single-leaf glass door in an aluminum frame, with a non-original awning. This entry is located on the east side of the main façade. To the west is a non-original metal sign reading "8771," the building's address. To the east of the main entrance is a large rectangular 21-lite window in an aluminum frame, designed to mimic a paneled garage door. The brick on the front façade is painted white and features a line of stretcher bricks near the roofline that have been painted a contrasting grey. This is the only decorative detail on the south façade.

The line of painted stretcher bricks on the south façade rounds the corner to the east elevation (**Figure 74**), which inverses the paint colors of the south façade: the east elevation is painted grey while the line of stretcher bricks is painted white. The east elevation, which faces an alleyway and the neighboring Helms Bakery Complex, has no fenestration or additional detail; it is uninterrupted coated brick.

The building's west elevation abuts the adjacent contemporary building at 8777 Washington Boulevard and is largely obscured from the public right-of-way. The elevation is uncoated brick. Part of the northern end of the elevation is exposed (**Figure 75**) and features a single-leaf grey metal door at its northern end. A non-original, one-story addition connects CC-2 to LA-1c to its direct north. The north elevation of CC-2 is unornamented brick and is obscured from view. It is now dominated by the one-story non-original connector between CC-2 and LA-1 (8827–8829 National Boulevard).



- Crossings Campus / D202100410.01

Figure 73
View of CC-2's (8771 Washington Boulevard) primary south façade, view to the north.



SOURCE: ESA, 2021

SOURCE: ESA, 2021

— Crossings Campus / D202100410.01

Figure 74

View of CC-2's (8771 Washington Boulevard) east elevation, facing the Helm's Bakery Complex (on the right of the image). View to the north.



- Crossings Campus / D202100410.01

Figure 75

View of CC-2's (8771 Washington Boulevard) exposed west elevation. The remainder of the west elevation is obscured by the adjacent contemporary building at 8777 Washington Boulevard. View to the east.

7.0 Historic Contexts

7.1 Historic Context: Culver City Industrial Development (1922–1986)

While the film industry was the primary economic driver of Culver City in its early days, the City's development was also driven by industrial businesses, including lumber, sheet-metal factories, furniture manufacturing, the auto industry, and the aerospace industry. The first industrial building to be developed in Culver City was the Western Stove factory, constructed in 1922 and located adjacent to the present-day Hayden Tract on National Boulevard. ⁸⁰ The period of significance for this theme is 1922, the establishment of the first industrial factory in Culver City, to 1986, the beginning of the revitalization and reuse of industrial buildings in the Hayden Tract by developers and architect Eric Owen Moss.

The primary industrial center of Culver City is the Hayden Tract, first established in the 1940s and located immediately south from the Project Site along National Boulevard.⁸¹ The tract was developed with the support of Culver City's Chamber of Commerce, most notably Adolph Steller. Stellar and the Chamber of Commerce encouraged industrial development in Culver City as an answer to rising post-war unemployment. The developer of the tract was Sam Hayden.⁸² A newspaper article from 1945 discussed this new industrial center, emphasizing the tract's ability to provide a "solution to Culver City's postwar employment problem."⁸³ The tract was developed to include manufacturing plants for a wide range of items, with the goal of employing at least 3,000 people. At the time, the mayor of Culver City, Arthur Egrell, stated that "the city will make every effort to promote the industrial area here, which, we feel, will have a strong tendency to promote employment in the community."⁸⁴

Located across from the Pacific Electric Railway line, the Hayden Tract was developed with a wide variety of manufacturing and industrial facilities in the 1940s and 1950s. A Sanborn map from 1950 shows seven large industrial buildings facing National Boulevard. Industries represented in the tract included the National Dyeing and Finishing Corporation, furniture and upholstery manufacturing, chemical manufacturing, sheet metal manufacturing, auto service stores, production, shoe manufacturing, pencil manufacturing, and garages.

On nearby Washington Boulevard, where the Project Site is located, the street was known in the 1920s and 1930s for its prohibition-era bootlegging and night spots, including "The Cotton Club" on the Project Site. 85 In addition to these establishments, Washington Boulevard also saw the construction of the industrial Helms Bakery Complex, located adjacent to the Project Site to the east, in 1931. After the end of World War II, however, economic interests pivoted, and

Nathan Masters, "Culver City: From Barley Fields to the Heart of Screenland," KCET, June 6, 2012, https://www.kcet.org/shows/lost-la/culver-city-from-barley-fields-to-the-heart-of-screenland.

^{81 &}quot;About Culver City," City of Culver City, N.D, https://www.culvercity.org/Explore/About-Culver-City.

^{82 &}quot;Culver City Timeline: A Work in Progress," Culver City Historical Society, N.D, https://www.culvercityhistoricalsociety.org/about/culver-city-timeline/.

⁸³ Bill Shea, "New District Will Provide Many Jobs," *Evening Vanguard*, August 23, 1945.

⁸⁴ Bill Shea, "New District Will Provide Many Jobs," *Evening Vanguard*, August 23, 1945.

^{85 &}quot;About Culver City," City of Culver City, N.D. https://www.culvercity.org/Explore/About-Culver-City.

development stalled on the street. After the war concluded, manufacturing and industrial production needs either dramatically receded, or companies moved their operations overseas to save on labor expenses. 86 By the 1950s, car dealerships, garages, and service stations replaced the night spots on Washington Boulevard. 87

In the succeeding decades, manufacturing began to move out of Culver City in favor of cheaper overseas facilities, and many of the industrial buildings were abandoned. For many years, these buildings remained vacant until concerted efforts by activists, developers, architects, city planners, and Culver City residents to promote a redevelopment of industrial sites throughout Culver City, with an emphasis on the Hayden Tract. Beginning in 1986, developers Frederick and Laurie Samitaur Smith, in partnership with architect Eric Own Moss, began to purchase and redesign buildings in the Hayden Tract. Over the past 30-plus years, efforts have been made to reimagine these formerly derelict warehouse buildings and many have been redeveloped for creative office spaces. Reference a Los Angeles Times article describes the new technology and creative offices taking over buildings in the Hayden Tract. The article describes the influx of money and tenants as revitalizing what was "formerly considered a drab secondary market." This revitalization has continued, with many large technology and entertainment firms occupying previously abandoned sites. Today, Culver City's physical industrial heritage is a pivotal part of its contemporary identity as a creative hub.

7.2 Historic Context and SurveyLA Registration Requirements and Eligibility Standards

The property history, architectural description and historic context provide the background necessary to evaluate the historic and architectural significance of the LA-1, CC-1, and CC-2, including the history of its construction and alterations. Due to the Project Site being situated on the border of Culver City and Los Angeles, for the purposes of conservative analysis the proximity of all three buildings to both Los Angeles and Culver City, and the interconnected developmental histories of LA-1, CC-1, and CC-3, all three buildings will be evaluated under both Los Angeles and Culver City eligibility standards and SurveyLA contexts.

ESA evaluated LA-1 under the three following Los Angeles Citywide Historic Context Statements: *Industrial Development*, 1850–1980, *Industrial Identity*, 1850–1980; *Industrial Development*, 1850–1980, *Industrial Architecture*, 1850–1980; and *Commercial Development*, 1850–1980, *Commercial Identity*, 1920–1980. LA-1's period of significance is 1951, the date of its construction.

CC-1 and CC-2's histories, architectural descriptions, and environmental context provide the background necessary to evaluate their historic and architectural, including the history of their construction and alterations. CC-1 and CC-2 are both being evaluated under the same three Los

⁸⁶ Ibid.

⁸⁷ Ibid.

⁸⁸ Christopher Hawthorne, "Eric Owen Moss, the Architect Behind Culver City's Rebirth," *Metropolis*, January 7, 2014, https://metropolismag.com/projects/eric-owen-moss-architect-catalyzing-rebirth-culver-city/.

⁸⁹ Morris Newman, "Creative Tenants Making Culver City Fashionable," *Los Angeles Times*, August 21, 2001.

Angeles contexts as LA-1: *Industrial Development, 1850–1980, Industrial Identity, 1850–1980*; *Industrial Development, 1850–1980, Industrial Architecture, 1850–1980*; and *Commercial Development, 1850–1980, Commercial Identity, 1920–1980.* Additionally, as CC-2 was originally an automotive building, it will be evaluated under the SurveyLA context *Commercial Development, 1850–1980, Commercial Development and the Automobile, 1910–1970.* CC-1 and CC-2's period of significance is 1954, the date of their construction. The following are Context Summary Tables, as developed by the Los Angeles OHR, that defines the eligibility standards, character-defining features, and integrity aspects a historical resource must have to be considered eligible in association with the aforementioned themes. These standards, as follow below in **Table 9**, **Table 10, Table 11,** and **Table 12,** were utilized in the evaluation of these buildings.

TABLE 9

CONTEXT SUMMARY TABLE FOR INDUSTRIAL DEVELOPMENT, 1850–1980, INDUSTRIAL IDENTITY

Context Industrial Development, 1850–1980 Sub context None Theme Industrial Identity, 1850–1980 Sub theme None Property Type Industrial (all property types) Property Sub Type None Geographic Location Citywide Area of Significance Industry Criteria A / 1 / 1 Period of Significance 1850–1980 Eligibility Standards • Is associated with an industrial company that made an important contribution to industrial growth and development in Los Angeles. • Is the founding or the long-term location of a company significant in industrial industry. Character Defining/ Associative Features • Retains most of the essential physical features from the period of significance • May be associated with ethnic/cultural history, women's history, LGBT history • Contributes to the commercial, social, and cultural history of Los Angeles • May be associated with industries/corporations that have gained regional or national importance • May be associated with industries/corporations that have gained regional or national importance • May have served as a prototype for other buildings and locations • For the National Register, properties must possess exceptional importance if less than 50 years of age • In most cases, the industry is still in		· · · · · · · · · · · · · · · · · · ·				
Theme Industrial Identity, 1850–1980 Sub theme None Industrial (all property types) Property Type Industrial (all property types) Property Sub Type None Geographic Location Citywide Industry A / 1 / 1 Period of Significance Industry Eligibility Standards Insurance Is associated with an industrial company that made an important contribution to industrial growth and development in Los Angeles. Is the founding or the long-term location of a company significant in industrial industry. Character Defining/ Associative Features Associated with ethnic/cultural history, women's history, LGBT history Contributes to the commercial, social, and cultural history of Los Angeles May be associated with industries/corporations that have gained regional or national importance May feature corporate designs, logos, and signs May have served as a prototype for other buildings and locations For the National Register, properties must possess exceptional importance if less than 50 years of age In most cases, the industry is still in operation Integrity Considerations Should retain integrity of Location, Design, Feeling, Materials, and Association Setting may have changed (surrounding buildings and land uses) Some alterations may be acceptable if they were made during the period of	Context	Industrial Development, 1850–1980				
Property Type Industrial (all property types) Property Sub Type None Geographic Location Citywide Area of Significance Industry Criteria A / 1 / 1 Period of Significance 1850–1980 Eligibility Standards Insurance Industrial company that made an important contribution to industrial growth and development in Los Angeles. Is the founding or the long-term location of a company significant in industrial industry. Character Defining/ Associative Features Retains most of the essential physical features from the period of significance May be associated with ethnic/cultural history, women's history, LGBT history Contributes to the commercial, social, and cultural history of Los Angeles May be associated with industries/corporations that have gained regional or national importance May feature corporate designs, logos, and signs May have served as a prototype for other buildings and locations For the National Register, properties must possess exceptional importance if less than 50 years of age In most cases, the industry is still in operation Integrity Considerations Setting may have changed (surrounding buildings and land uses) Some alterations may be acceptable if they were made during the period of	Sub context	None				
Property Type Industrial (all property types) Property Sub Type None Geographic Location Citywide Area of Significance Industry Criteria A / 1 / 1 Period of Significance 1850–1980 Eligibility Standards Is associated with an industrial company that made an important contribution to industrial growth and development in Los Angeles. Is the founding or the long-term location of a company significant in industrial industry. Character Defining/ Associative Features Retains most of the essential physical features from the period of significance May be associated with ethnic/cultural history, women's history, LGBT history Contributes to the commercial, social, and cultural history of Los Angeles May be associated with industries/corporations that have gained regional or national importance May feature corporate designs, logos, and signs May have served as a prototype for other buildings and locations For the National Register, properties must possess exceptional importance if less than 50 years of age In most cases, the industry is still in operation Integrity Considerations Setting may have changed (surrounding buildings and land uses) Some alterations may be acceptable if they were made during the period of	Theme	Industrial Identity, 1850–1980				
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Eligibility Standards • Is associated with an industrial company that made an important contribution to industrial growth and development in Los Angeles. • Is the founding or the long-term location of a company significant in industrial industry. Character Defining/ Associative Features • Retains most of the essential physical features from the period of significance • May be associated with ethnic/cultural history, women's history, LGBT history • Contributes to the commercial, social, and cultural history of Los Angeles • May be associated with industries/corporations that have gained regional or national importance • May feature corporate designs, logos, and signs • May have served as a prototype for other buildings and locations • For the National Register, properties must possess exceptional importance if less than 50 years of age • In most cases, the industry is still in operation Integrity Considerations • Should retain integrity of Location, Design, Feeling, Materials, and Association • Setting may have changed (surrounding buildings and land uses) • Some alterations may be acceptable if they were made during the period of	Criteria	A/1/1				
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Character Defining/ Associative Features • Retains most of the essential physical features from the period of significance • May be associated with ethnic/cultural history, women's history, LGBT history • Contributes to the commercial, social, and cultural history of Los Angeles • May be associated with industries/corporations that have gained regional or national importance • May feature corporate designs, logos, and signs • May have served as a prototype for other buildings and locations • For the National Register, properties must possess exceptional importance if less than 50 years of age • In most cases, the industry is still in operation Integrity Considerations • Should retain integrity of Location, Design, Feeling, Materials, and Association • Setting may have changed (surrounding buildings and land uses) • Some alterations may be acceptable if they were made during the period of	Eligibility Standards					
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 May be associated with ethnic/cultural history, women's history, LGBT history Contributes to the commercial, social, and cultural history of Los Angeles May be associated with industries/corporations that have gained regional or national importance May feature corporate designs, logos, and signs May have served as a prototype for other buildings and locations For the National Register, properties must possess exceptional importance if less than 50 years of age In most cases, the industry is still in operation Should retain integrity of Location, Design, Feeling, Materials, and Association Setting may have changed (surrounding buildings and land uses) Some alterations may be acceptable if they were made during the period of 	9	Retains most of the essential physical features from the period of significance				
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importance May feature corporate designs, logos, and signs May have served as a prototype for other buildings and locations For the National Register, properties must possess exceptional importance if less than 50 years of age In most cases, the industry is still in operation Should retain integrity of Location, Design, Feeling, Materials, and Association Setting may have changed (surrounding buildings and land uses) Some alterations may be acceptable if they were made during the period of		 Contributes to the commercial, social, and cultural history of Los Angeles 				
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50 years of age In most cases, the industry is still in operation Should retain integrity of Location, Design, Feeling, Materials, and Association Setting may have changed (surrounding buildings and land uses) Some alterations may be acceptable if they were made during the period of		May have served as a prototype for other buildings and locations				
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 Setting may have changed (surrounding buildings and land uses) Some alterations may be acceptable if they were made during the period of 		In most cases, the industry is still in operation				
Some alterations may be acceptable if they were made during the period of	Integrity Considerations	Should retain integrity of Location, Design, Feeling, Materials, and Association				
		 Setting may have changed (surrounding buildings and land uses) 				

TABLE 10 CONTEXT SUMMARY TABLE FOR INDUSTRIAL DEVELOPMENT, 1850-1980, INDUSTRIAL ARCHITECTURE

Context Industrial Development, 1850-1980

Sub context None

Theme Industrial Architecture, 1850-1980

Sub theme None

Property Type Industrial (all property types)

Property Sub Type None Geographic Location Citywide Area of Significance Architecture Criteria C/3/3 Period of Significance 1850-1980

Eligibility Standards Embodies the distinctive characteristics of a style, type, period, or method of

construction; or represents a notable work of a master designer, builder, or architect

whose individual genius influenced his or her age.

Integrity Considerations Should retain integrity of Location, Design, Feeling, Materials, and Association

Setting may have changed (surrounding buildings and land uses)

TABLE 11 CONTEXT SUMMARY TABLE FOR COMMERCIAL DEVELOPMENT, 1850-1980, COMMERCIAL IDENTITY, 1920-1980

Context Commercial Development, 1850-1980

Sub context None

Theme Commercial Identity, 1920-1980

Sub theme None

Property Type Commercial / Commercial District

Property Sub Type None Geographic Location Citywide

Area of Significance Commerce; Ethnic Heritage; Social History

Criteria A/1/1 Period of Significance 1920-1980

Eligibility Standards

- Is associated with a business that made an important contribution to commercial growth and development in Los Angeles
- Is the founding or the long-term location of a business significant in commercial history

Character Defining/ Associative Features

- Retains most of the essential physical features from the period of significance
- May be associated with ethnic/cultural history, women's history, LGBT history
- Contributes to the commercial, social, and cultural history of Los Angeles
- May have particular significance for its association with a
- neighborhood or community in Los Angeles
- May be associated with businesses/corporations that have gained national importance
- May feature corporate designs, logos, and signs
- May have served as a prototype for other buildings and locations
- For the National Register, properties must possess exceptional importance if less than 50 years of age
- In most cases, the business is still in operation

Integrity Considerations

- Should retain integrity of Location, Design, Feeling, Materials, and Association
- Setting may have changed (surrounding buildings and land uses)
- Some alterations may be acceptable if they were made during the period of significance for a business and if significance is not also based on architectural quality

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TABLE 12 CONTEXT SUMMARY TABLE FOR COMMERCIAL DEVELOPMENT, 1850-1980, COMMERCIAL DEVELOPMENT AND THE AUTOMOBILE, 1910-1970

Context Commercial Development, 1850-1980 Sub context None Theme Commercial Development and the Automobile, 1910-1970 Sub theme Car Repair, 1920-1970 Property Type Commercial - Auto Related - Car Repair Property Sub Type Facility for repairing and selling parts for the automobile Geographic Location Citywide, along arterial roads and highways Area of Significance Commerce: Architecture Criteria A / 1 / 1 and C / 3 /3 Period of Significance 1920-1970 Eligibility Standards Was originally designed and historically used to repair and provide parts for the automobile Demonstrates convenient automobile access from the street Is an excellent, early, or rare remaining example of the property type Contains design and site layout features that reflect the influence of, and adaptation to, the automobile Was constructed during the period of significance Character Defining/ Retains most of the essential character defining features of the type Associative Features Of a style or mixture of styles typical of period of construction such as Spanish Colonial Revival, Streamline Moderne, Mid-Century Modern, and Googie styles Typically, also significant within a theme under the Architecture and Engineering Of the layouts typical of adopting to the needs of the automobile (e.g., showroom for parts sold, service bay entrances as dominant façade features, space to maneuver and park automobiles undergoing repair/servicing) May be associated with particular companies and/or architects/designers (e.g., Integrity Considerations Should retain integrity of Design, Location, Feeling, Materials, and Association Should retain as much design integrity as possible, including overall massing, significant features, and identifying details such as trim and signage Some original materials may have been altered, removed, or replaced Should retain as much of original relationship to the street and to adjacent buildings as possible so as to establish importance of accommodating the structure to the

- spatial needs of the automobile
- If use has changed, adaptation to new use should allow for maintenance of as much of the original design and site layout as possible
- Site integrity should retain original relationship to the street

8.0 Significance Evaluation: LA-1, CC-1, and CC-2

LA-1 was evaluated in this Report under the following historical and architectural contexts from SurveyLA: Industrial Development, 1850–1980, Industrial Identity, 1850–1980; Industrial Development, 1850–1980, Industrial Architecture, 1850–1980; and Commercial Development, 1850–1980, Commercial Identity, 1920–1980. LA-1 was also analyzed in the context of Frank Partenico Place (1913–1960) and as part of the West Adams–Baldwin Hills–Leimert Community Plan Area. Due to its proximity to Culver City and because it was connected to CC-1 for part of its history and it is currently connected to CC-2, LA-1 is also evaluated under Culver City's Assessment Criteria B-1 and B-2.

CC-1 and CC-2 were both evaluated under the same three SurveyLA contexts as LA-1. CC-2 was also evaluated under the SurveyLA context *Commercial Development*, 1850–1980, Commercial Development and the Automobile, 1910–1970. In addition, CC-1 and CC-2 were evaluated within the contexts of Development and Incorporation of Culver City (1917–1960), Tract 1778 (1913–1960) and Culver City Commercial and Industrial Development (1922–1986). Both CC-1 and CC-2 are over 50 years of age and consequently meet Culver City's Threshold Criteria A-1, meaning that they will also be evaluated under Culver City's Assessment Criteria B-1 and B-2.

ESA also conducted research on the Project Site's construction and occupancy history. ESA evaluated the subject property against the criteria for listing in the National Register, California Register, and as a Los Angeles HCM and Culver City Landmark.

Broad Patterns of History

When examining the subject property in the context of broad patterns of history, the following are the relevant criteria:

- National Register Criterion A: Is associated with events that have made a significant contribution to the broad patterns of our history.
- California Register Criterion 1: Is associated with events that have made a significant contribution to the broad patterns of California's history and cultural heritage.
- Los Angeles Historic Cultural Monument Criterion 1: Is identified with important events of national, state, or local history, or exemplifies significant contributions to the broad cultural, economic, or social history of the nation, state, city, or community.
- Culver City Assessment Criterion B-2: Is the structure(s) of "historical or cultural significance"?

LA-1

LA-1 was constructed on the border of Los Angeles and Culver City in 1951 to serve as a warehouse, manufacturing facility, and store for the Dohrmann Hotel Supply Company. The Dohrmann Hotel Supply Company was founded in San Francisco and evolved into one of the country's largest wholesale hotel goods supply firms by the 1960s. ⁹⁰ The company had facilities and stores throughout the country, including Reno, Honolulu, Seattle, and Phoenix. In addition to

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^{90 &}quot;Broadway-Hale Sells Unit for \$10 Million," San Francisco Examiner, November 2, 1961.

LA-1, the company also had a store in downtown Los Angeles located at 444 South Broadway Street in the 1930s. While the company was prominent in the first half of the twentieth century, it was not specifically attached to Los Angeles; it was founded in San Francisco and conducted business throughout the country. LA-1 was one of many manufacturing facilities associated with the company and the subject property was not the founding location of the company. The company also appears to have vacated the property around 1970, occupying LA-1 for only approximately 20 years, a relatively short period of time in its history. The building does not have any notable design elements that directly connect it with the Dohrmann Hotel Supply Company. As a result, its association with this company does not meet the eligibility thresholds for broad patterns of history under Criterion A/1/1.

LA-1 was constructed during a period of neighborhood transition. While the building is technically in Los Angeles, it is impossible to separate its development history from what was occurring a block south in Culver City. Prior to World War II, Washington Boulevard was home to several restaurants and bars, which defied prohibition and helped bolster Culver City's economy, as neighboring Los Angeles had banned alcohol. After World War II, however, economic priorities and interests had shifted, and much of Washington Boulevard was built up with garages, auto sales lots, as well as warehouses and other associated buildings. Similarly, large warehouses and industrial buildings were also being built along Venice Boulevard in Los Angeles. LA-1 was a part of this pattern of development and was constructed during this period of evolution.

LA-1, however, has undergone extensive alterations since its original construction and consequently no longer visually conveys this historic pattern of development. The building's entire northern front façade was removed and replaced with a contemporary front for retail stores in 2017–2018. Additional alterations, including the demolition of the building's original dock and canopy at its southern rear in 2015, the demolition of the western portion of LA-1b (2015), and the addition of a new façade to LA-1c, as well as re-roofing, alterations to individual doorways, the closing of windows and doors, and the addition of skylights have all detrimentally affected the building's integrity of design, materials, and workmanship. Almost none of the building's original layout, style, or materials remain, and the structure does not read as a midcentury building due to these alterations. The integrity of the building's setting has further been affected by the re-landscaping and re-configuration of the lot's parking lot on its western side in 2015. The usage and configuration of the building also changed when it was converted from a warehouse into individual retail stores which have affected its feeling and association. As a result, the building does not appear to retain sufficient integrity to convey the historical pattern of industrial development.

Research also did not identify any important local, state, or national historical events that occurred at LA-1. Therefore, LA-1 does not appear to meet the thresholds of significance for individual eligibility under National Register Criterion A, California Register Criterion 1, Los Angeles HCM Criterion 1, or Culver City Assessment Criterion B-2.

CC-1

CC-1 was constructed in 1954 as a supplemental space for LA-1. CC-1 was originally connected to LA-1 through its eastern elevation; this connection was demolished in 2017. The structure was built during a period of intensive industrial and automotive development in Culver City, notably the Hayden Tract and Washington Boulevard, intended to promote economic growth in the post-World War II period (see the evaluation of LA-1 above for more details on this historical background, as well as Section 4.0 "Environmental Setting" and Section 7.0 "Historic Contexts" of this report). While the building is a part of this broad pattern of development during a period of industrial and automotive development in post-World War II Culver City, it does not retain the integrity necessary to convey this significance. CC-1 lacks integrity of setting, feeling, and association due to alterations to the surrounding lot and the demolition of its connection to LA-1c. As a result of this demolition, the building's entire east elevation was re-built with new materials and a new design, detrimentally affecting the building's integrity of design, materials, and workmanship. As a result, the building does not appear as it did when it was first constructed and does not retain the integrity necessary to convey its historical associations with this broad pattern of history. CC-1 further does not have strong associations with a particular company or business that played a prominent role in the history of Culver City, Los Angeles, California, or the country.

Therefore, CC-1 does not appear to meet the thresholds of significance for individual eligibility under National Register Criterion A, California Register Criterion 1, Los Angeles HCM Criterion 1, or Culver City Assessment Criterion B-2.

CC-2

CC-2 was constructed in 1954 as a garage and service station for a car lot that was formerly extant to the building's west (current location of the contemporary building at 8777 National Boulevard). The building was constructed during a boom of development related to the automotive industry on Washington Boulevard in the 1950s and 1960s. During this period, development of car lots proliferated rapidly in the neighborhood, although the structure does not have a strong association with a particularly notable car company or dealership that would rise to the level of significance required for eligibility. 91 The property demonstrates convenient automobile access from the street, although it does not have distinctive features other than its rollup door, which is a replacement that dates to 2013. While CC-2 was a part of this pattern of midcentury automotive development in Culver City, the structure does not retain sufficient integrity to convey this history. The building's setting has been substantially altered over the years; the car lot with which it was affiliated was demolished. Many similar buildings on Washington Boulevard constructed at the same time have either been demolished or adaptively reused for different purposes. The building itself has undergone alterations to its primary south facade, including a new glass entrance door and non-original roll-up door, and has been converted to commercial retail use, affecting the structure's integrity of association and feeling. The structure thus does not retain its integrity of materials or design. As a result of these changes to its setting

[&]quot;Culver City Timeline: A Work in Progress," Culver City Historical Society, N.D, https://www.culvercityhistoricalsociety.org/about/culver-city-timeline/.

and to the building itself, CC-2 does not appear to retain sufficient integrity to convey its history as part of midcentury automotive development on Washington Boulevard.

Therefore, CC-2 does not appear to meet the thresholds of significance for individual eligibility under National Register Criterion A, California Register Criterion 1, Los Angeles HCM Criterion 1, or Culver City Assessment Criterion B-2.

Significant Persons

Regarding associations with important persons, the following are the relevant criteria:

- National Register Criterion B: Is associated with the lives of persons significant in our past.
- California Register Criterion 2: Is associated with the lives of persons important in our past.
- Los Angeles Historic Cultural Monument Criterion 2: Is associated with the lives of historic personages important to national, state, city, or local history.
- Culver City Assessment Criterion B-2: Is the structure(s) of "historical or cultural significance"?

LA-1 was originally constructed as a manufacturing facility, warehouses, and storage for Dohrmann Hotel Supply Company in 1951. Dohrmann Hotel Supply Company had headquarters in San Francisco and facilities in several towns in California. Research did not indicate that any significant individuals associated with the company were affiliated with LA-1. The property has served various functions throughout its history, including manufacturing, warehouse storage, and retail space. Subsequent occupants of the building include Lakeshore Learning Materials (LA-1a; ca. 1976 to ca. 2014); Palms Self Storage and Mail (8829 National Boulevard; 1981–2014); and various furniture retail stores and companies, including Plummer Furniture (LA-1b;1987) and Jaxon Home Furnishes (LA-1c; 2014). Research did not identify any significant individuals associated with these companies that were affiliated with LA-1. No information was found connecting persons involved with these companies to important events in history.

Therefore, LA-1 does not appear to meet the eligibility requirements under National Register Criterion B, California Register Criterion 2, Los Angeles HCM Criterion 2, or Culver City Assessment Criterion B-2.

CC-1

CC-1 is not identified with historic personages or events in the main currents of national, state, or local history and is not associated with significant individual owners or occupants. CC-1 was constructed in 1954 and originally served as a garage and service building for the adjacent car lot that was located to its immediate west (current location of contemporary building located at 8777 Washington Boulevard). It is unclear how many years this building served this function, although it seems likely that it was used as a garage and service building for several decades. Research did not indicate that the building was associated with any significant individual through its early years as a garage and service station. Research did not locate any individuals associated with the car dealership that played a significant role in history. Subsequent occupants, including Stone Candles, a company that occupied the property from at least 2009 until approximately 2014 and

has re-located to a new location in Santa Monica, also do not have significant individuals associated with the company and, therefore, the property.

Therefore, CC-1 does not appear to meet the thresholds of significance for individual eligibility under National Register Criterion A, California Register Criterion 1, Los Angeles HCM Criterion 2, or Culver City Assessment Criterion B-2.

CC-2

Similarly, CC-2 is not identified with historic personages. The building was constructed to provide additional space to existing warehouse and manufacturing businesses. The property was occupied by a series of different manufacturing and commercial companies. No information was found connecting persons involved with these companies to important events in history.

Therefore, CC-2 does not appear to meet the thresholds of significance for individual eligibility under National Register Criterion A, California Register Criterion 1, Los Angeles HCM Criterion 2, or Culver City Assessment Criterion B-2.

Architecture

Regarding the subject property's architecture, design, or construction, the following are the relevant criteria:

- National Register Criterion C: Embodies the distinctive characteristics of a type, period, or method of construction or that represent the work of a master, or that possess high artistic values, or that represent a significant and distinguishable entity whose components may lack individual distinction.
- California Register Criterion 3: Embodies the distinctive characteristics of a type, period, region, or method of construction, or represents the work of an important creative individual, or possesses high artistic values.
- Los Angeles Historic Cultural Monument Criterion 3: Embodies the distinctive characteristics of a style, type, period, or method of construction; or represents a notable work of a master designer, builder, or architect whose individual genius influenced his or her age.
- Culver City Assessment Criterion B-2: Is the structure(s) of "architectural significance"?

LA-1

LA-1 is a utilitarian warehouse and manufacturing structure originally constructed in 1951. The architectural firm responsible for the design of the building is Meyer & Evers, a San Franciscobased partnership of Frederick H. Meyer (1876–1961) and Albert John Evers (1888–1977) that appeared to have operated most prolifically in the 1950s. The partnership designed many manufacturing and warehouse facilities in California, including Lucky Lager Brewing Company located at 5001 24th Street Road, Sacramento, California in 1954 (extant). There are many examples of this firm's work throughout the state. Both architects had prolific careers, both as solo architects and through additional design partnerships and have designed more significant and notable buildings than LA-1. For example, Meyer designed the Humboldt Bank Building in San Francisco (1908; extant) and Evers designed the Floral Depot building in Oakland, California (1931; extant). Although both Meyer and Evers were significant architects who designed several

notable buildings as individuals, the subject property is not an exceptional work of either man's work. There are better, more intact examples of both men's individual work, as discussed above.

As partners, their work appears to have resulted primarily in functional and utilitarian warehouse and manufacturing facilities. A-1 is not an exceptional example of their work and there are more intact examples of the work spawned by their partnership throughout California, including the "play pavilion" at the Marin Art and Garden Center in Ross, California (1953; extant) and the Lucky Lager Brewing Company Warehouse in Sacramento (1952; extant). LA-1 is not a significant nor is it an intact example in their body of work. LA-1's architecture is further austere and utilitarian; it was designed for functional rather than aesthetic purposes. Warehouse and manufacturing facilities of this type are common throughout Los Angeles and Southern California. LA-1's architecture is not unique for buildings of its typology and there are similar mid-century warehouses that are more intact throughout Southern California. Further, the architecture of the building itself is reflective of the production needs of the plant rather than any particular aesthetic. The building is a simple facility with no decorative ornament or detailing. It is neither an exceptional nor a rare example of its type.

While the building retains integrity of location, it does not retain integrity of setting due to the alterations to the Project Site over time, most notably in 2015 when the current landscaping, walking paths, and parking configuration were put into place. Additionally, the demolition of the connection between CC-1 and LA-1c has also affected integrity of setting due to the changes in the configuration of the Project Site as a result of this demolition. This has also affected the integrity of design, materials, and workmanship. These alterations further affected the building's integrity of association; the uses of the buildings have changed to primarily retail over time and extensive alterations have been done to fit this use. The building does not visually read as a midcentury warehouse due to these changes. LA-1 has undergone myriad changes over the years to best adapt to its occupants at a given time. The building underwent many iterations of interior alterations (1976, 1992, 2013, and other years), the exterior walls were remodeled in 1982, window and door openings were closed in 1959 and 1969, windows and doors were added in 1992, and entrances on Venice Boulevard were modified in 1992. The loading dock and canopy present at the southern rear of LA-1c was demolished in 2015. The same year, the western portion of LA-1b was demolished. In 2018, the front of LA1-a facing Venice Boulevard was removed and new storefront facades were constructed, which are present today. These storefronts have no original material. The exterior façade that fronts onto Venice Boulevard is constructed almost entirely of new materials. These alterations, among others, detrimentally affect the building's integrity of association, workmanship, design, and materials. As a result, the building retains minimal original material and lacks integrity.

Therefore, LA-1 does not appear to meet eligibility requirements for individual eligibility under National Register Criterion C, California Register Criterion 3, Los Angeles HCM Criterion 3, or Culver City Assessment Criterion B-1.

CC-1

The original architect, firm, or individual responsible for the design and construction of CC-1 is unknown although it does not appear to have been designed by a master architect or firm. The

building is a simple, vernacular rectangular garage and service building constructed for practical purposes in support of an adjacent car lot. The building's architecture is not exceptional, nor is it a unique typology for the city, region, or state. There are many similar garage and service station buildings constructed around the same time as CC-1 in Culver City, Los Angeles, Southern California, and the nation. The structure was designed for utilitarian purposes and has no notable design features. In addition to its unexceptional original design, CC-1 has experienced substantial alterations and does not retain its integrity of materials, design, workmanship, setting, feeling, or association. The building's windows and door on the west façade have between altered and replaced, and the north elevation entrance is non-original. The connection between the east portion of the building and LA-1c to its rear was demolished in 2017 and the east elevation of CC-1 has been re-built with new materials and a new design. The setting surroundings the building has also been altered, due to new landscaping, walkways, and driveways added in 2015. These alterations have also affected the building's integrity of feeling and association as the appearance differs substantially from its original construction and does not visually read as a historic building.

Therefore, CC-1 does not appear to meet the thresholds of significance for individual eligibility under National Register Criterion A, California Register Criterion 1, Los Angeles HCM Criterion 3, or Culver City Assessment Criterion B-1.

CC-2

CC-2 was also constructed by an unknown architect or firm. It was built as a supplemental structure to a no longer extant car lot located to its immediate west. The structure is rectilinear with no ornament or other decorative elements. There are many similar examples of this building typology in Culver City, Los Angeles, Southern California, and the nation. The architecture of the structure is not exceptional nor is it unique. In addition to not being an exceptional work of architecture, the building has undergone alterations on its primary south façade, including the addition of a new glass and metal door and roll up door, affecting its integrity of materials, design, and workmanship. The demolition of the adjacent lot has also harmed its integrity of association, feeling, and setting.

Therefore, CC-2 does not appear to meet the thresholds of significance for individual eligibility under National Register Criterion A, California Register Criterion 1, Los Angeles HCM Criterion 3, or Culver City Assessment Criterion B-1.

Data

- National Register Criterion D: It yields, or may be likely to yield, information important in prehistory or history.
- California Register Criterion 4: Has yielded, or may be likely to yield, information important in prehistory or history.

While most often applied to archaeological districts and sites, Criterion D/4 can also apply to buildings, structures, and objects that contain important information. For these types of properties to be eligible under Criterion D/4, they themselves must be, or must have been, the principal source of the important information. LA-1, CC-1, and CC-2 do not appear to yield significant information

that would expand our current knowledge or theories of design, methods of construction, operation, or other information that is not already known about the period in which they were constructed, their method of construction, or their design. The sites reflect common building practices and materials of the early twentieth century, which have already been well documented.

Therefore, LA-1, CC-1, and CC-2 do not meet the eligibility requirements under National Register Criterion D or California Register Criterion 4.

9.0 Conclusion

As a result of ESA's research and survey investigations and, through the application of the Federal, State and Local eligibility evaluation criteria, ESA recommends LA-1, CC-1, and CC-2 ineligible under all eligibility criteria. All three buildings have been significantly altered since their original construction and retain little material integrity or ability to convey their historic appearance. These buildings are unable to convey their history as part of mid-century industrial development, commercial development, or mid-century automobile history (CC-2) in Los Angeles and Culver City. The buildings are further vernacular, utilitarian structures and are not exceptional examples of industrial, commercial, or automobile-related architecture. None of the buildings were designed by a master architect or firm. Research further did not indicate that the companies that operated out of these buildings were significant in local, state, or national history. There is no indication that significant individuals were associated with these structures and research did not identify significant historical events occurring at these buildings. Therefore, it is ESA's recommendation that LA-1, CC-1, and CC-2 be assigned a California Historical Resource Status Code of "6Z" meaning they are found ineligible for the National Register, California Register, or local designation through survey evaluation.

10.0 CEQA Impacts Analysis

Identified below are the thresholds for determining the significance of environmental effects on historical resources are derived from the CEOA Guidelines in Section 15064.5.

10.1 CEQA Guidelines

According to the State CEQA Guidelines, Section 15064.5(b) a project involves a "substantial adverse change" in the significance of the resource when one or more of the following occurs:

- Substantial adverse change in the significance of an historical resource means physical demolition, destruction, relocation, or alteration of the resource or its immediate surroundings such that the significance of an historical resource would be materially impaired.
- The significance of a historical resource is materially impaired when a project:
 - A. Demolishes or materially alters in an adverse manner those physical characteristics of an historical resource that convey its historical significance and that justify its inclusion in, or eligibility for inclusion in, the California Register of Historical Resources; or
 - B. Demolishes or materially alters in an adverse manner those physical characteristics that account for its inclusion in a local register of historical resources pursuant to Section 5020.1(k) of the PRC or its identification in a historical resources survey meeting the

- requirements of Section 5024.1(g) of the PRC, unless the public agency reviewing the effects of the project establishes by a preponderance of evidence that the resource is not historically or culturally significant; or
- C. Demolishes or materially alters in an adverse manner those physical characteristics of a historical resource that convey its historical significance and that justify its eligibility for inclusion in the California Register of Historical Resources as determined by a lead agency for purposes of CEQA.

Under CEQA, a proposed development must be evaluated to determine how it may impact the eligibility of a district, structure(s), or a site as a historic resource.

Thresholds of Significance

In accordance with Appendix G of the State CEQA Guidelines, a project would have a significant impact related to historical resources if it would:

Threshold (a): Cause a substantial adverse change in the significance of an historical resource pursuant to Section 15064.5

Methodology

Under CEQA, the evaluation of impacts to historical resources consists of a two-part inquiry: (1) a determination of whether the Project Site contains or may otherwise impact any historic resource(s), and, if so, (2) a determination of whether the Project would result in a "substantial adverse change" in the significance of the identified resource or resources. ⁹²

10.2 Project Description

The Project would construct two four- to five-story buildings that would provide a total of 536,000 sf of new office floor area, which is intended to be occupied by Apple, Inc. The two buildings would have the ability to be connected via a shared wall. The Project would provide a total of 1,215 vehicular parking spaces within two separate three-level subterranean garages under each proposed building. The Project would also provide 162 bicycle parking spaces, including spaces for employees and visitors, short-term spaces, and long-term spaces in compliance with respective City codes. The proposed office buildings would be designed to accommodate creative office uses and could include associated production spaces for multimedia content creation and capture, as well as amenities for building tenants including a cafeteria, coffee stations, employee shuttle service, and other ancillary uses typical of an integrated office complex development. The Project would also include pedestrian-facing landscaping at the ground floor on National Boulevard and Venice Boulevard, a publicly accessible, privately maintained open space fronting Washington Boulevard, as well as an internal courtyard for the use of employees and occasional private tenant events.

The Project Site is currently improved with low-rise warehouses that have been converted into retail, office, and surface and enclosed parking lots serving the existing uses on the Project Site.

⁹² Pub. Res. Code Section 21084.1; CEQA Guidelines Section 15064.5

The Project Site is mostly flat with gradual sloping from north to south. Landscaping on the Project Site is limited to parking medians.

10.3 Analysis of the Project

Direct Impacts

Under CEQA Guidelines Section 15064.5 (b), the changes to each building and its setting would only cause a substantial adverse change if they would detract from the integrity (location, design, setting, materials, workmanship, feeling, association) of the historical resource such that the historical resource's ability to convey its significance would be materially impaired to the degree that it would no longer be eligible as a historical resource pursuant to CEQA Guidelines Section 15064.5 (a). As demonstrated in this Report, LA-1, CC-1, and CC-2 were found ineligible as historical resources due to a lack of significant historic associations and substantial alterations over time. Therefore, the proposed demolition of Buildings LA-1, CC-1, and CC-2 would have no adverse impact since these buildings are not considered historical resources. As such, the proposed Project would result in no direct impacts to historic buildings within the Project Site. 93

Indirect Impacts

Indirect impacts were analyzed to determine if the proposed Project would result in a substantial material change to the integrity of historical resources located within the 0.25-mile study area of the Project Site that would detract from their ability to convey their significance. A 0.25-mile radius is a standard distance for considering nearby historic resources in a dense, urban environment such as the Project Site, and is also used in the impacts analysis that follows to assess potential indirect impacts from the Project on these resources. The 0.25-mile radius study area is also appropriate here given the development of other properties of varying heights which in effect block views to and from the Project Site to buildings located beyond the 0.25-mile radius. There are five historical resources that have been previously identified within 0.25 mile of the Project Site, and one (the Helms Bakery Complex) that has indirect views of the Project Site. The other resources do not have a direct or indirect view of the Project Site. These resources are identified in Table 1 of this Historic Resources Assessment Report in the "Previous Evaluations" section. All five resources are identified and analyzed below. Because the Project Site sits on the border of Los Angeles and Culver City, the location of each resource is noted in parentheticals.

Helms Bakery Complex (master address: 8800 Venice Boulevard)

The Helms Bakery Complex is a grouping of four industrial buildings, straddling the border of Los Angeles and Culver City, bounded by Venice Boulevard, West Washington Boulevard, Hutchinson Avenue, and National Boulevard. Helms Avenue runs through the center of the complex. The Helms Garage (1936) and Helms Hall (1949) are located entirely in Los Angeles and have been assigned status codes of 5S3, 3S, and 3CS by SurveyLA, meaning they appear eligible at local, state, and national level based on survey evaluation. The Helms Bakery Building

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Potential impacts to archaeological or paleontological resources are outside the scope of this Report. The analysis of archaeological and paleontological resources is studied separately in the "Crossings Campus: Archaeological Resources Assessment Report" from December 2021, prepared by ESA Principal Investigator Kyle Garcia, M.A., RPA; and ESA Cultural Resource Specialist Fatima Clark, B.A

(1931) and the Beacon Laundry Building (1931) are located primarily in Culver City, although their northern portions are located in Los Angeles. The Helms Bakery Building is a designated Culver City Landmark, and the Beacon Laundry Building is listed at the "Significant" level in Culver City. The buildings have a similar PWA (Public Works Administration) Moderne architectural style with Art Deco elements and are clad in smooth stucco with prominent signage. The Helms Hall building has a more simplified PWA Moderne style and is clad in brick with more restrained ornamentation. Today, the Helms Bakery Complex has been adaptively reused and currently houses commercial businesses.

This Helms Bakery Building is located 20 feet to the east of the Project Site boundary and would remain intact in its current location. The Project would not physically impact or materially impair the Helms Bakery Complex and, therefore, would have no impact to its integrity of location, design, workmanship, or materials. A wide, paved alley separates the properties and there are currently indirect views to and from the Project Site. While land use around the intersection of Washington and National Boulevards has always been commercial and industrial in nature, the setting of the Helms Bakery Complex has evolved over time with the continual demolition and construction of buildings in the surrounding area. This natural evolution of urban development has already altered the historic setting of the Helms Bakery Complex from a low-density commercial strip with mostly one-story buildings to a dynamic live/work district with multi-story complexes. Recent changes to the immediate setting of the Helms Bakery Complex include the construction of 8777 Washington Boulevard, a four-story building immediately adjacent to the Project Site, Ivy Station, a six-story mixed-use complex located directly across National Boulevard from the Project Site, and 8770 Washington Boulevard, the four-story mixed-used building located directly southwest of the Project Site on the corner of Washington Boulevard and Wesley Avenue.

The Project would construct two four- to five-story buildings up to 56–75 feet high, a height that is characteristic for the neighborhood. While the proposed new construction would be larger than the existing improvements on the Project Site that are one-story and approximately 15–25 feet tall, it would not introduce a substantial new scale or massing to the overall existing nearby setting. There is already a four-story building immediately adjacent to CC-2 at 8777 Washington Boulevard, and the construction of additional four- to five-story buildings immediately adjacent to the one-story Helms Bakery Building would have only a limited effect on its immediate setting. The Project is of a scale that is consistent with existing contemporary development in the vicinity, and its construction would represent the continued natural evolution of the commercial neighborhood.

The primary elevations of the Helms Bakery Complex that face north onto Venice Boulevard and south onto Washington Boulevard, would remain visible and unchanged after Project completion. The west elevation of the Helms Bakery Complex that is separated from the Project Site by a wide alley, is mostly plain and unornamented and is used for purposes of loading and unloading. However, the southern end of this west elevation does have windows and decorative details that would now be visible with the removal of CC-2, therefore increasing the visibility of the Helms Bakery Building along Washington Boulevard.

Furthermore, the Project would maintain the current street wall, with identical setbacks along Venice, and National Boulevards. While not entirely consistent, the overall massing of the Project and the Helms Bakery building would be reasonably compatible, and the spatial relationship between the buildings would remain similar to existing conditions. A character defining features of the Project is a strong emphasis on linear form, which echo the decorative concrete lintels and cornice of the adjacent Helms Bakery Building. The corporate contemporary design of the new construction would be distinctive from yet compatible with the Helms Bakery District such that the existing complex would remain largely visible within the built environment in the same way it currently is, although there would actually be increased visibility of the Helms Bakery Building along Washington Boulevard due to the demolition of the existing building at 8771 Washington Boulevard, and the provision of a publicly accessible and privately maintained open space area in its place. The Project would therefore increase visibility of the Helms Bakery building and detract only minimally from the prominence of the Helms Bakery Complex within the built environment.

The Project's effect on the setting of the Helms Bakery Complex does not rise to the level of affecting the integrity of feeling or association, and all other factors of integrity pertaining to the Helms Bakery Complex would remain intact. Therefore, the new construction would not impact the eligibility of the Helms Bakery Complex.

Since evaluation of potential building damages considers the building itself, not the property line, the distance from the vibration sources is calculated at the building edge. The Helms Bakery Complex is located approximately 20 feet to the east of the Project Site boundary, separated by an existing alleyway. This proximity creates potential for impacts from construction vibration. As indicated by the construction equipment list, no pile driving or vibratory pile installation would be used for Project construction. The highest vibration level generated by a large bulldozer would be 0.089 in/sec PPV (the equivalent of 87 VdB) at the reference distance of 25 feet. At a distance of 20 feet from the bulldozer, the vibration level would be approximately 0.126 in/sec (the equivalent of 90 VdB). This level of vibration would be lower than the significance thresholds of 0.3 in/sec PPV for engineered concrete and masonry (no plaster) buildings. Therefore, Project construction would not generate groundborne vibration in excess of the structural damage thresholds for the Helms Bakery building, and impacts would be less than significant.

3380 South Robertson Boulevard; 3340 South Robertson Boulevard; 3377 South Robertson Boulevard; and 3373 South Robertson Boulevard

The remaining resources are all located on the same block in the Palms neighborhood of Los Angeles and are approximately 1,000 feet or more from the Project Site. As such, the indirect impacts from the Project would be the same for all the resources. What follows is a description of each individual resource, followed by an indirect impacts analysis applicable to all four resources.

3380 South Robertson Boulevard (Los Angeles)

The building at 3380 South Robertson Boulevard is a one-story vernacular building originally constructed as an ironworks building in 1938. The building is currently occupied by a bakery and café. According to SurveyLA, the structure is a rare example of 1930s industrial development in Palms and is one of the few remaining examples from this period and was assigned a status code of 3S, 3CS, and 5S3, meaning the structure appears eligible for Local, State, and Federal listing

based on survey evaluation. The building has undergone some alterations to accommodate its change in use and continued operation as a bakery, but it appears to retain a high-level of integrity. 3380 South Robertson Boulevard is located approximately 862 feet (0.15-mile) west from the Project Site and is separated by several streets, including the major thoroughfare of Venice Boulevard. There are multiple buildings, trees and other plantings between the two properties. 3380 Robertson Boulevard is oriented to the north and does not face the Project Site and does not have direct or indirect views of the Project Site. Any potential views of the new construction from the property would be obscured due to the presence of other existing intervening buildings, trees, and streets in the dense urban environment. Thus, the proposed Project would not result in a substantial material change to the integrity of 3380 South Robertson Boulevard or its immediate surroundings that would detract from its ability to convey its significance.

3380 South Robertson Boulevard is located in Palms, a neighborhood that has historically had commercial, industrial, and residential buildings. This mix of usages remains consistent to this day. The proposed Project would also be a commercial development and, as such, the use would be consistent with the existing and historic uses on the street and in the neighborhood. The proposed Project would develop two four- to five-story buildings up to 56–71 feet high, consistent with the surrounding structures that range from one to six stories. The proposed Project would not introduce a substantial new scale or massing to the existing setting, nor would it physically impact or materially impair the district and, therefore, would have no impact to its integrity of location, design, workmanship, or materials. The new construction would not detract from the visibility or prominence of this resource within the built environment and would not detract from the integrity of setting, feeling or association of this resource.

Therefore, the Project would not materially impair the significance of 3380 South Robertson Boulevard. Additionally, it located far enough away from the Project that impacts related to construction vibration would be less than significant. Therefore, indirect impacts are less than significant because the Project would not materially impair this resource or interrupt primary views in a manner that would adversely affect the ability of this historical resource to convey its significance. At the conclusion of the Project, the significance and integrity of 3380 South Robertson Boulevard would remain intact.

3340 South Robertson Boulevard (Los Angeles)

The building at 3340 South Robertson Boulevard is a residential structure constructed in 1919. According to SurveyLA, the building is a rare example of early residential development in a predominantly industrial area in Palms and one of the few extant examples from this period. The building has undergone alterations over the years, including replacement windows. As such, SurveyLA assigned the building a status code as 5S3 and 3CS, meaning that it appears eligible at the Local and State level based on survey evaluation. Due to the alterations, it does not appear eligible for the National Register. 3340 South Robertson Boulevard is located approximately 929 feet (0.20-mile) northwest of the Project Site, and is separated by several streets, including the major thoroughfare of Venice Boulevard. There are multiple buildings, trees and other plantings between the two properties. 3340 Robertson Boulevard does not have direct or indirect views of the Project Site. Any potential views of the new construction from the property would be

obscured due to the presence of other existing intervening buildings, trees, and streets in the dense urban environment. Thus, the proposed Project would not result in a substantial material change to the integrity of 3340 South Robertson Boulevard or its immediate surroundings that would detract from its ability to convey its significance.

3340 South Robertson Boulevard is located in Palms, a neighborhood that has historically had commercial, industrial, and residential buildings. This mix of usages remains consistent to this day. The proposed Project would also be a commercial development and, as such, the use would be consistent with the existing and historic uses on the street and in the neighborhood. The proposed Project would develop two four- to five-story buildings up to 56–71 feet high, consistent with the surrounding structures that range from one to six stories. The proposed Project would not introduce a substantial new scale or massing to the existing setting, nor would it physically impact or materially impair the district and, therefore, would have no impact to its integrity of location, design, workmanship, or materials. The new construction would not detract from the visibility or prominence of this resource within the built environment and would not detract from the integrity of setting, feeling or association of this resource.

Therefore, the Project would not materially impair the significance of 3340 South Robertson Boulevard. Additionally, it is located far enough away from the Project that impacts related to construction vibration would be less than significant. Therefore, indirect impacts are less than significant because the Project would not materially impair this resource or interrupt primary views in a manner that would adversely affect the ability of this historical resource to convey its significance. At the conclusion of the Project, the significance and integrity of 3340 South Robertson Boulevard would remain intact.

3377 South Robertson Boulevard (Los Angeles)

The building at 3377 South Robertson Boulevard is a single-family residence constructed in 1922. According to SurveyLA, the building is a rare example of 1920s residential development in a predominantly industrial area in Palms. The home has undergone alterations over the years, including enclosing its porch. As a result, SurveyLA assigned the building a status code as 5S3 and 3CS, meaning that it appears eligible at the Local and State level based on survey evaluation. Due to the alterations to the structure, the building likely does not retain sufficient integrity for the National Register. 3377 South Robertson Boulevard is located approximately 1,705 feet (0.20-mile) northwest of the Project Site, and is separated by several streets, including the major thoroughfare of Venice Boulevard. There are multiple buildings, trees and other plantings between the two properties. 3377 South Robertson Boulevard does not have direct or indirect views of the Project Site. Any potential views of the new construction from the property would be obscured due to the presence of other existing intervening buildings, trees, and streets in the dense urban environment. Thus, the proposed Project would not result in a substantial material change to the integrity of 3377 South Robertson Boulevard or its immediate surroundings that would detract from its ability to convey its significance.

3377 South Robertson Boulevard is located in Palms, a neighborhood that has historically had commercial, industrial, and residential buildings. This mix of usages remains consistent to this day. The proposed Project would also be a commercial development and, as such, the use would

be consistent with the existing and historic uses on the street and in the neighborhood. The proposed Project would develop two four- to five-story buildings up to 56–71 feet high, consistent with the surrounding structures that range from one to six stories. The proposed Project would not introduce a substantial new scale or massing to the existing setting, nor would it physically impact or materially impair the district and, therefore, would have no impact to its integrity of location, design, workmanship, or materials. The new construction would not detract from the visibility or prominence of this resource within the built environment and would not detract from the integrity of setting, feeling or association of this resource.

Therefore, the Project would not materially impair the significance of 3377 South Robertson Boulevard. Additionally, it located far enough away from the Project that impacts related to construction vibration would be less than significant. Therefore, indirect impacts are less than significant because the Project would not materially impair this resource or interrupt primary views in a manner that would adversely affect the ability of this historical resource to convey its significance. At the conclusion of the Project, the significance and integrity of 3377 South Robertson Boulevard would remain intact.

3373 South Robertson Boulevard (Los Angeles)

The building at 3373 South Robertson Boulevard is a single-family residential building constructed in 1922. According to SurveyLA, the building is a rare example of 1920s residential development in a predominantly industrial area in Palms. The building appears to retain a high-level of integrity and was assigned a status code of 3S, 3CS, and 5S3, meaning that it appears eligible for Local, State, and Federal listing based on survey evaluation. 3373 South Robertson Boulevard is located approximately 1,103 feet (0.21-mile) west of the Project Site. The building at 3373 South Robertson Boulevard does not have direct or indirect views of the Project Site.

Indirect Impacts Analysis: 3380 South Robertson Boulevard; 3340 South Robertson Boulevard; 3377 South Robertson Boulevard; and 3373 South Robertson Boulevard

The Project Site is separated from 3380 South Robertson Boulevard; 3340 South Robertson Boulevard; 3377 South Robertson Boulevard; and 3373 South Robertson Boulevard by several streets, including the major thoroughfare of Venice Boulevard, as well as many buildings, trees, and other plantings. Any potential views of the new construction from the nearby historic resources would be obscured due to the presence of other existing intervening buildings, trees, and streets in the dense urban environment. Thus, the proposed Project would not result in a substantial material change to the integrity of 3340 South Robertson Boulevard; 3377 South Robertson Boulevard; and 3373 South Robertson Boulevard or their immediate surroundings that would detract from its ability to convey its significance.

The buildings at 3380 South Robertson Boulevard; 3340 South Robertson Boulevard; 3377 South Robertson Boulevard; and 3373 South Robertson Boulevard are located in Palms, in a neighborhood that has historically had mixed commercial, industrial, and residential buildings. This mix of usages remains consistent to this day. The proposed Project would also be a commercial development and, as such, the use would be consistent with the existing and historic uses on the street and in the neighborhood. The proposed Project would develop two four- to five-story

buildings up to 56–71 feet high, consistent with the surrounding structures that range from one to six stories. The Project would not introduce a substantial new scale or massing to the existing setting, nor would it physically impact or materially impair the district and, therefore, would have no impact to its integrity of location, design, workmanship, or materials. The new construction would not detract from the visibility or prominence of this resource within the built environment and would not detract from the integrity of setting, feeling or association of this resource.

Therefore, the Project would not materially impair the significance of 3373 South Robertson Boulevard. Additionally, it is located far enough away from the Project that impacts related to construction vibration would be less than significant. Therefore, indirect impacts are less than significant because the Project would not materially impair this resource or interrupt primary views in a manner that would adversely affect the ability of this historical resource to convey its significance. At the conclusion of the Project, the significance and integrity of 3373 South Robertson Boulevard would remain intact.

Cumulative Impacts

Related development projects in the vicinity are identified in Table 13 below. As the Project would not have a direct or indirect impact on any historical resources, there would be no cumulative impacts due to direct or indirect impacts. As detailed in the indirect impact analysis provided above, the Project's indirect effects on proximate historical resources would not meaningfully detract from their visibility or prominence, or from their integrity of setting, feeling or association. Similar to the Project, the indirect effects of other related projects in the vicinity would not detract from views to these resources or adversely affect their ability to convey their significance. In addition, although the Ivy Station and 8777 Washington Boulevard projects are located in proximity to the Project Site, they are both completed projects and would not contribute to combined cumulative impacts associated with potential construction structural vibration effects on the Helms District. Therefore, indirect cumulative impacts on historical resources would be less than significant. Therefore, impacts from related projects are not cumulatively considerable and the cumulative effects from these projects are considered less than significant.

TABLE 13
LIST OF RELATED PROJECTS

No. a	Location	Jurisdiction	Land Use	Size	Unit
1	5863 Washington Boulevard	City of Culver City	Creative Office	17.5	ksf
0	5773 W Adams Boulevard	City of Lan Angualan	Apartments	65	DU
2		City of Los Angeles	Retail	2.3	ksf
3	3030 La Cienega Boulevard	City of Culver City	Retail	1.25	ksf
4	3301 S Canfield Avenue	City of Los Angeles	Apartments	50	DU
5	8700 Washington Boulevard		Apartments	199	DU
		City of Cylyna City	Live/Work Office	17.25	ksf
		City of Culver City	Restaurant	5	ksf
			Retail	17.75	ksf

No. a	Location	Jurisdiction	Land Use	Size	Unit
6	3200 S La Cienega Boulevard	City of Los Angeles	Apartments	254	DU
			Mixed-Use Apartments	1,218	DU
7	3321 S La Cienega Boulevard	City of Los Angeles	Office	200	ksf
			Retail	100	ksf
8	3336 Helms Avenue	City of Culver City	Condominiums	6	DU
0	2424 Marley Chart	City of Cylynau City	Apartments	15	DU
9	3434 Wesley Street	City of Culver City	Office	14.237	ksf
40	0707 Dalasata an Davidasand	Otto of Outros Otto	Apartments	12	DU
10	3727 Robertson Boulevard	City of Culver City	Commercial	3.950	ksf
			Apartments	141	DU
11	3710 Robertson Boulevard	City of Culver City	Creative Office	64.2	ksf
			Commercial	30.042	ksf
40	0570 Netional Devices	Otto of Outros Otto	Office	24	ksf
12	8570 National Boulevard	City of Culver City	Retail	4	ksf
13	3516 Schaefer Street	City of Culver City	Creative Office	9.338	ksf
14	3939 Landmark Street	City of Culver City	School	50	students
45	8888 Washington Boulevard		Office	56.559	ksf
15		City of Culver City	Retail	5.972	ksf
	3401 S La Cienega Boulevard		Apartments	260	DU
16		City of Los Angeles	Office	277.543	ksf
			Retail	2.869	ksf
17	3739 S Cardiff Avenue	City of Los Angeles	Apartments	69	DU
18	8902 Hubbard	City of Culver City	Condominiums	1	DU
19	5860 W Jefferson Boulevard	City of Los Angeles	Office	344.947	ksf
20	4116 Higuera Street	City of Culver City	Condominiums	1	DU
21	3817 Watseka Avenue	City of Culver City	Office	149.439	ksf
22	8511 Warner Drive	City of Culver City	Retail/Restaurant	51.52	ksf
23	3577 S Overland Avenue	City of Los Angeles	Apartments	119	DU
23			Restaurant	2	ksf
24	8509 Higuera Street	City of Culver City	School	100	students
	9735 Washington Boulevard		Office	55.477	ksf
25		City of Culver City	Retail	12.249	ksf
			Restaurant	4.147	ksf
26	8631 Hayden Place	City of Culver City	Creative Office	230	ksf
07	2004 C Overland Assessed	City of Landau and	Apartments	187	DU
27	3664 S Overland Avenue	City of Los Angeles	Restaurant	3.6	ksf
28	9814 Washington Boulevard	City of Culver City	Theater	200	seats
29	3841 S Dunn Drive	City of Los Angeles	Apartments	207	DU

No. a	Location	Jurisdiction	Land Use	Size	Unit
31	4080 Lafayette Place	City of Culver City	Condominiums	5	DU
32			Office	64	ksf
	5950 W Jefferson Boulevard	City of Los Angeles	Retail	2	ksf
			Restaurant	4	ksf
			Office	90.054	ksf
22	COOA M. Inffarence Devilorand	Oite of Lan America	Warehouse	50.775	ksf
33	6024 W Jefferson Boulevard	City of Los Angeles	Manufacturing	53.762	ksf
			Coffee Shop	2.2	ksf
34	4044 Lincoln	City of Culver City	Apartments	4	DU
35	10424 W Venice Boulevard	City of Los Angeles	Mixed-Use Apartments	79	DU
36	9405 Jefferson Boulevard	City of Culver City	Office	65.8	ksf
37	10202 Washington Boulevard	City of Culver City	Office	45.85	ksf
38	9615 Lucerne Avenue	City of Culver City	Condominiums	2	DU
39	4044 Madison Avenue	City of Culver City	Condominiums	4	DU
40			Condominiums	139	DU
40	10375 W Washington Boulevard	City of Los Angeles	Retail	1.969	ksf
41	4030 La Salle Avenue	City of Culver City	Condominiums	4	DU
42	4164 Lincoln	City of Culver City	Condominiums	2	DU
43	4170 Lincoln	City of Culver City	Condominiums	2	DU
	3814 Lenawee Avenue	City of Culver City	Single-Family Homes	8	DU
44			Assisted Living Facility	110	beds
45	4051 Jackson Avenue	City of Culver City	Condominiums	9	DU
46	9925 Jefferson Boulevard	City of Culver City	Creative Office	51.178	ksf
47	9930 Jefferson Boulevard	City of Culver City	Media Studio	84.475	ksf
48	5870 Jefferson Boulevard	City of Los Angeles	Office	328.867	ksf
49	10626 W Venice Boulevard	City of Los Angeles	Apartments	109	DU
			Retail	3.318	ksf
50		City of Los Angeles	Apartments	111	DU
	10417 W Washington Boulevard		Retail	2	ksf
			Apartments	56	DU
51	9900 W Venice Boulevard	City of Los Angeles	Retail	3	ksf
52	10003 Washington Boulevard	City of Culver City	Apartments	207	DU

NOTES: ksf = thousand square feet; du = dwelling units

Related projects list based on information from City of Culver City and LADOT (May 2022).

SOURCE: Fehr & Peers, 2022.

10.4 Conclusion and Recommendations

ESA analyzed potential impacts to historical resources under the proposed Project and found that that there are no historic resources on the Project Site. Therefore, the Project would have no direct impacts to historical resources on the Project Site. Furthermore, while the Project may have minor indirect visual impacts on the Hems Bakery District, the overall integrity of all historical resources in the Project vicinity would not be affected, and cumulative impacts would be less than significant.

Therefore, the Project would have a less than significant impact to historical resources under CEQA.

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Appendix A Professional Qualifications







Margarita Jerabek-Bray, PhD

Historic Resources Director

EDUCATION

Ph.D., Art History, University of California, Los Angeles

M.A., Architectural History, School of Architecture, University of Virginia

Certificate of Historic Preservation, School of Architecture, University of Virginia

B.A., Art History, Oberlin College

32 YEARS EXPERIENCE

AWARDS

2020 Gold Nugget Merit Award, PCBC, Best Rehabilitation Project

2018 Merit Award, Environmental Analysis Document, Association of Environmental Professionals

2016 Preservation
Design Award,
Interpretive Exhibit,
California Preservation
Foundation

2014 Preservation Award, Los Angeles Conservancy

2014 Westside Prize, Westside Urban Forum

2014 Design Award: Westside Urban Forum

2012 Preservation
Design Award,
California Preservation
Foundation

Margarita Jerabek-Bray, Ph.D., has 32 years of professional practice in the United States with an extensive background in historic preservation, architectural history, and historical archaeology. She specializes in American Architecture, Modern and Contemporary Architecture, Urban History and Design, and Cultural Landscape, and is a regional expert on Southern California architecture. Her qualifications and experience meet and exceed the Secretary of the Interior's Professional Qualification Standards in History, Architectural History, and Archaeology. Margarita assists clients with strategic advice and historic preservation consultation services to support project success. Highly experienced and solution oriented, she provides historic resources management and preservation consultation services for all stages of project development, from due diligence through planning and design, to preparation of required documentation for environmental review and permitting. She provides expert historic preservation services for environmental review and, when necessary, implements mitigation requirements and preservation treatment measures.

Margarita is a highly experienced and respected authority in the evaluation, management and treatment of historic properties, and is expert in the preparation of legally defensible documentation for compliance with Sections 106 and 110 of the National Historic Preservation Act (NHPA), National Environmental Policy Act (NEPA), Section 4(f) of the Department of Transportation Act, California Environmental Quality Act (CEQA), and local ordinances and planning requirements. She has managed and conducted hundreds of projects for public and private clients throughout California and the United States, and as primary investigator she has authored numerous historic resources technical reports, plan reviews, HABS/HAER/HALS reports, salvage inventories, rehabilitation plans, relocation plans, construction monitoring reports, interpretive programs, as well as curated exhibits, provided input for interpretive websites and assisted in the development of content for documentary films.

Margarita Directs ESA's Southern California Historic Resources Practice, leading a team of historians, architectural historians, and preservation specialists who are a part of ESA's more than 30-member Cultural Resources Group. She has conducted a broad range of planning and technical studies for development projects throughout Southern California. Her relevant on-call contracts with various agencies, policy documents, environmental compliance work, and historic preservation projects are summarized below.

PROFESSIONAL AFFILIATIONS

California Preservation

Santa Monica Conservancy

Society of Architectural Historians, Life Member

American Institute of Architects (AIA), National Allied Member

Neutra Institute, Fellow

Relevant Experience

Agency On-Call Preservation Contracts. Margarita currently manages ESA's oncall preservation consulting contracts with the City of Santa Monica, City of Hermosa Beach, and serves as principal investigator for historic resources for our on-call contracts with the City of Los Angeles's Department of Public Works Bureau of Engineering, and Los Angeles Unified School District.

Policy Documents. Margarita has contributed her preservation planning expertise to several projects including **Lincoln Specific Plan** (Whittier), and **CPA-7** (Culver Studios). Her knowledge of preservation policy and law is also demonstrated in the **Citywide Survey and General Plan Update** completed by ESA for the City of Hermosa Beach, and the **Culver City General Plan Update**.

City of Santa Monica On-Call Historic Preservation Services, Santa Monica, CA. Project Manager/Principal Architectural Historian. Dr. Jerabek is the primary point of contact and contract administrator for ESA's on-call contract for historic preservation services with the City of Santa Monica. Under her 12-year tenure, ESA's historic division has prepared hundreds of studies including preliminary assessments, landmark assessments, structure of merit assessments, Secretary of the Interior's Standards plan reviews and preservation recommendations, landscape assessments, character-defining features reports and CEQA impacts analyses.

Historic Resources and Preservation Consultation Service for Santa Monica City Hall, City of Santa Monica, CA. Project Manager/Principal Architectural Historian. Prepared a Section 106 Effects Evaluation report and provided mitigation services pursuant to a Memorandum of Agreement for Structural Seismic Upgrades, ADA Improvements, Relocation of Wood Paneling, and **Adaptive Re-use of the Historic Jail** under a grant from the Federal Emergency Management Administration (FEMA). Dr. Jerabek was the primary point of contact, provided project management and agency coordination, and served as principal architectural historian for the project. ESA prepared a HABS report for the historic jail located in the northeast wing of City Hall; conducted Plan **Reviews** and provided preservation recommendations for the seismic upgrades; reviewed proposed ADA improvements and provided recommendations to avoid impacts; reviewed the wood paneling relocation plans and worked with the City to select a qualified master craftsman and conducted construction monitoring for the project; reviewed the jail rehabilitation project for conversion of the two-story jail into an IT Center and offices and provided design consultation for conformance with the Standards, including in-kind replacement of the historic windows; curated, designed and oversaw installation of an interpretive exhibit in the IT Center lobby. Follow-on services for the City included **Preservation Consultation and Monitoring** for restoration of the entrance to City Hall, and Paint Analysis and color recommendations for repainting City Hall. Dr. Jerabek also conducted a Landscape Analysis and provided Plan Reviews for the City's Ken Genser Square and Tongva Park projects that received a 2014 *Design Award* from the Westside Urban Forum.

City of Hermosa Beach On-Call Historic Preservation Services. Project Director. ESA has performed a number of surveys, Certificate of Appropriateness, and CEQA compliance reviews for historic structures while serving as a historic preservation consultant for the City of Hermosa Beach. Projects include historic resources surveys on three of the oldest commercial buildings in the downtown area of Hermosa Beach for the City of Hermosa Beach: Bank of America Building at 90 Pier Avenue, the Hermosa Hotel at 26 Pier Avenue, Art Deco-style Community Center, and the Neoclassical Revival-style Bijou Theatre located at



1221-1227 Hermosa Avenue. ESA prepared a comprehensive assessment of each building, and reviewed all plans for compliance under the local preservation ordinance and CEQA, which stipulate the use of the Secretary of the Interior's Standards for Rehabilitation as mitigation. Upon implementation of rehabilitation work on the Bijou, ESA also monitored all construction work until final completion. ESA was later commissioned to undertake a Certificate of Appropriateness and CEQA compliance review of interior tenant improvements to the Bijou Theater for conformance with the Secretary of the Interior's Standards. ESA has carried out site reviews of the work to examine the scope and nature of selective demolition and new construction, provided guidance on technical preservation matters, and undertook a substantial completion review of the works. Most recently, ESA provided project review for tenant improvements, and conducting construction monitoring and oversight for restoration of ornamental plasterwork in the Bijou Building. Additionally, ESA provided paint analysis and restoration treatment recommendations for the Art Deco-style Hermosa Beach Community Center.

Hermosa Beach General Plan Update and EIR, City of Hermosa Beach, CA. Project Manager for Cultural Resources/Principal Architectural Historian. Managed ESA's Cultural Resources scope of work and collaborated with Raimi & Associates and PMC to provide consulting services to the City of Hermosa Beach for preparation of a Comprehensive Integrated General Plan and Coastal Land Use Plan Update and EIR Focused on Sustainability and Low Carbon Future. Directed city-wide reconnaissance survey to identify potentially eligible historical resources. Developed historic contexts and themes for the City's historical resources. Reviewed and provided recommendations for revisions to the preservation ordinance. Provided input for preparation of historic preservation goals and policies for the General Plan update. Managed preparation of the cultural resources technical report, and oversaw preparation of the historic resources, archaeological and paleontological discussions and analyses for the EIR.

City of Long Beach, Environmental Consultation and HABS Documentation. Margarita has assisted the City of Long Beach by preparing documentation for the City Hall and Library Complex HABS and associated landscape plaza; she provided historic resources support for the City's EIR, and prepared documentation for the Atlantic Theater HABS and an Interpretive Exhibit for installation in the new North Long Beach Public Library.

City of Whittier, Preservation Consultation Services for the Public Library Rehabilitation Project. Margarita lead a Historical Resources Assessment and Impacts Analysis and provided design consultation for rehabilitation of the Modern-style Whittier Library. Constructed in 1958, the property is significant for its association with Mid-Century Modernism, postwar period institutional properties, and architect William Henry Harrison. ESA found that the library possesses sufficient historical significance and architectural merit to convey its significant as an individual resource under National Register Criteria A and C. Margarita's role on the project was to direct and manage the ESA project team, coordinate with the architect and City, provide review and internal quality assurance/quality control to the ESA team in the preparation of both the Historic Resources Assessment to evaluate the significance and integrity of the building, as well as for the plan review that was conducted to evaluate the proposed project's conformance with the Secretary of the Interior's Standards for the Treatment of Historic Properties, and hearing attendance. ESA is

currently completing a **HABS report** as baseline documentation for the rehabilitation project.

City of Burbank, Historic Preservation Consultation Services. Margarita directed preparation of ESA's historic resources technical report and CEQA impacts analysis, and prepared the historic section of the **IS/MND** for the Burbank Reservoir No. 1 Replacement Project, which evaluated the eligibility of the Burbank Reservoir facility and analyzed the potential impacts of the Project for compliance with the CEQA. Margarita directed preparation of ESA's historic resources technical report and historic resources EIR section for the **Burbank** Bob Hope Airport Replacement Terminal Project EIR, which evaluated the eligibility of the buildings and structures for eligibility as a potential historic district and as individual resources, and analyzed the potential impacts of the Project for compliance with the CEQA. While the Airport did not appear eligible as a historic district, ESA evaluated 11 hangars and buildings over 45 years in age as potential individual resources. The majority of the buildings and structures were found ineligible, however, Hangars 1 and 2, which are the earliest intact hangars, were recommended eligible for the National Register, California Register, and for local listing. Under contract with the City of Burbank, Margarita managed and conducted a historic resources impacts analysis and plan review for **Rehabilitation of the Casting Building** as a Fitness Center, by Marmol Radziner and Associates, AIA, located in the Disney Studio's Historic District. The Project repurposed and expanded the existing 4,000 square feet Casting Building on the Studio Lot by about 8,700 square feet for an Employee Fitness Center adjacent to the historic Commissary. Margarita provided design consultation for conformance with the Secretary of the Interior's Standards to rehabilitate the Casting Building as a fitness center. To reduce potential impacts, Margarita prepared a HABS report to record the Casting Building in professional large format HABS photographs and a narrative history and description of the building.

SoCal Historic Resource Surveys. Margarita has managed and conducted several large historic resources survey projects including three surveys for the Adelante-Eastside (Boyle Heights), Wilshire Center/Koreatown, and Normandie 5 redevelopment areas that were among the earliest to utilize SurveyLA tools and methods and to employ the Multiple Property Documentation Approach, working in close collaboration with the Los Angeles Office of Historic Resources. These surveys have been incorporated into the Los Angeles Citywide Survey. Other notable accomplishments include Hermosa Beach Citywide Survey, and Santa Monica North of Wilshire Survey for which she served as Project Director.

Mills Act Applications and Architectural Conservation. Margarita has assisted applicants in Los Angeles, Beverly Hills and West Hollywood with the preparation of Mills Act Applications. Her expertise in the preservation of Modern architecture is represented by the Landmark nomination and Mills Act Application for Victor Gruen's Rosenstiel Residence, 1210 Coldwater Canyon Drive in Beverly Hills. Her forward-looking landmark nomination for a Mills Act application for the Post-Modern Sun Tech Townhomes in Santa Monica, illustrates her broad ranging knowledge in resources of the recent past. Her conservation and interpretation skills are represented by the award-winning Montebello Home Savings and Loan project that involved cleaning and restoration of the historic bank building and art works designed by Millard Sheets Studio, and design and installation of a 5-panel interpretive exhibit and rediscovery of a lost tapestry originally designed for the building, for which she received a California Preservation Design Award, 2016. Her in-depth and award-winning preservation work includes the RMS Queen Mary Survey of Fine



and Decorative Art, the RMS Queen Mary Historic Structure Report, and the Queen Mary Conservation Management Plan (*California Preservation Foundation Preservation Design Award, 2012*).

Environmental Documentation and Compliance with CEQA. Margarita has prepared a full range of CEQA documentation for historic preservation projects throughout greater Los Angeles including Categorical Exemption Letters, assessments and plan reviews for Certificates of Appropriateness, Initial Studies/MNDs, Focused EIRs, and EIRs. A partial list of important environmental documents for projects in Los Angeles involving substantial historical analysis completed by Dr. Jerabek-Bray includes the **LAX Specific Plan** Amendment Study EIR, Academy of Motion Pictures Project EIR, The New Century Plan EIR for Westfield, Washington Square EIR, Sunset Doheny Mixed-Use EIR, One Santa Fe Mixed-Use MND, Lindbrook & Gayley Mixed-Use MND, 6230 Sunset Mixed-Use Project EIR, Hollywood Center EIR, Palladium EIR, Sunset and Crescent Heights EIR, and Yucca and Argyle EIR. In Santa Monica she contributed to the Fairmont Miramar Hotel & Bungalows Revitalization Plan EIR. St. John's Health Center Development Agreement Addendum EIR, Santa Monica Pier Gangway Project and Phase 4 Structural Upgrade, and CEQA support for the Santa Monica-Malibu Unified School District-Wide Facilities Plan. In Pasadena her experience includes the Glenarm Power Plant Repowering Project EIR. In Long Beach she provided expertise and support for the **Art Exchange** Redevelopment Project EIR support, and the Golden Shore Master Plan EIR.

Educational Facilities and University Campuses, CA. Principal

Investigator/Project Manager. Dr. Jerabek-Bray has conducted numerous evaluations of school and university campuses throughout Southern California. Under ESA's on-call contract with the Los Angeles Unified School District, she has managed and completed over 30 task orders involving historic resources, including campus assessments, character-defining features analysis, and project reviews for compliance with CEQA. For example, Margarita managed and conducted preparation of a historic resources technical report for Jefferson High School and provided preservation design consultation for this site-specific school upgrade and modernization project under the District's School Upgrade Program (SUP). The proposed project included the rehabilitation of existing character-defining buildings and landscapes, demolition and removal of noncontributing buildings, and construction of new facilities. Rehabilitation work included modernization and seismic upgrade to existing buildings. Because the school site is considered a historical resource under CEQA, Margarita provided design consultation for conformance with the Secretary of the Interior's Standards to reduce potential project impacts to less than significant. Once project plans were developed, Margarita oversaw review of the proposed project by ESA historic staff and completed impacts analysis findings regarding potential project impacts to identified historical resources that would be affected by the project. Margarita also provided project management, oversight and contributed to the preparation of CEQA and NEPA procedural guidelines to help the Los Angeles Unified School District (LAUSD) to comply with the historical resources requirements of CEQA and NEPA, and to implement practical approaches to preserving culturally significant resources whenever possible. The LAUSD's Office of Environmental Health and Safety requested the preparation of CEOA and NEPA guidelines, in addition to design guidelines and treatment approaches, specifically in support of the School Upgrade Program, and generally to guide ongoing repair and maintenance work on these sites. The guidelines build upon the District's ongoing efforts to identify historical

resources, including the recently updated Historic Context Statement, survey of 55 campuses, creation of an ArcGIS-compatible database with current and previous survey results, and a Historic Resources Inventory. Dr. Jerabek-Bray worked with LAUSD and facilities staff to determine the scope, class, and type of projects that would impact historical resources and need to be addressed in the procedural guidelines. As a final work product, Dr. Jerabek-Bray authored a CEQA and NEPA procedural guidelines document that included the following sections: introduction, regulatory setting, environmental setting, project description, management and planning guidelines, procedural low charts for CEQA and NEPA/Section 106, and standard mitigation measures.

Margarita served as the project manager and principal investigator for the district-wide cultural resources survey for Long Beach Unified School District (LBUSD) which included the evaluation of 70 potentially eligible District school facilities for listing in the National Register and California Register, and included preservation guidelines for the district-wide facilities modernization program. She conducted CEQA Compliance reviews for select projects including rehabilitation of Long Beach Polytechnic Auditorium and Woodrow Wilson Auditorium. Margarita completed a district-wide historic resources survey for the Santa Monica Unified School District, and provided preservation consultation for modernization and additions to selected school sites.

As part of the larger USC Master Plan Project Margarita prepared a historic resources analysis for the USC Student Union Project IS/MND evaluating the Formalist Modern Norman Topping Center and impacts to the adjacent Commons Building and surrounding historic district. She also prepared a HABS report for the Schoenburg Institute at USC. Other HABS reports for educational facilities include the Gymnasium at the University of La Verne, and the Administration Building at Harvard-Westlake Academy.

Harkham Hillel Hebrew Academy Renovation and Expansion Project, Historic Resources Assessment and Impacts Analysis, Beverly Hills, CA. Principal *Investigator/Project Manager.* Margarita directed the historic significance analysis of two school buildings—the original Oakhurst Building designed by master architect Sydney Eisenshtat in 1963 in the Modern Style and the Doheny Building constructed in 1989 and designed by Harshad Patel. She oversaw preparation of an intensive-level Historic Resource Assessment Report for the two buildings in accordance with the California Office of Historic Preservation's requirements for preparing historic resource evaluation reports. ESA found that the Oakhurst Building is eligible for listing on the National Register of Historic Places and the California Register of Historical Resources under criteria A/1 and C/3, but it did not meet the requirements for local eligibility under the City of Beverly Hills criteria. The client plans to rehabilitate the existing buildings, which would be updated for current use and continue to function as school buildings. The proposed project would add two additions to the rear of the property in order to accommodate additional classroom and gymnasium space. Margarita oversaw preparation of a character-defining features analysis and provided design consultation for conformance with the Secretary of the Interior's Standards to reduce potential project impacts to less than significant. She also conducted an impacts analysis of the proposed project and prepared a preservation plan that was incorporated into the project as a project design feature to ensure the project would meet the Secretary's Standards for Rehabilitation. The project has been reviewed and approved by the City of Beverly Hills as an Initial Study/Mitigated Negative Declaration.



Rehabilitation of the Dunbar Hotel, 4255 S. Central Avenue, Los Angeles, CA.

Project Manager/Principal Architectural Historian. As a Project Manager, Dr. Ierabek-Bray directed a careful space-by-space inventory of character-defining features (including all windows) associated with the Dunbar Hotel's period of significance (1928-1970). This included photo documentation of each feature along with a written description, condition, and treatment options. ESA recorded 425 character- defining features and spaces into an electronic database. Dr. Jerabek was principal author for the rehabilitation report that included a project description, methods, historical background and construction history, accompanied by historic photographs, an architectural description of existing conditions, a maintenance plan for high-integrity features, a restoration plan for low-integrity features, and a replication plan. The written report also provided a list of any issues and concerns that should be taken into account during the building rehabilitation and for the long-term preservation of the Dunbar Hotel. The hotel reopened in June 2013 as a senior living facility amidst local fanfare, "An encore for the historic Dunbar Hotel," Los Angeles Times, June 11, 2013. The project was the recipient of the 2014 Westside Prize from the Westside Urban Forum and recipient of a 2014 *Preservation Award* from the L.A. Conservancy.

Historical Resources and Preservation Consulting Services for The Culver Studios, Culver City, CA. Project Manager/Principal Architectural Historian. Since late 2014, Dr. Jerabek-Bray and ESA's Historic Resources Practice has provided a suite of services including historical resources evaluation, environmental review and documentation, and historic preservation consultation services for the CPA-6 Specific Plan, and the CPA-7 Specific Plan known as "The Innovation Plan," a blueprint for the future of The Culver Studios. Dr. Jerabek is the point of contact for historic services, attends client and city meetings, attends public hearings, provides technical direction and advice, directs and conducts the preparation of report deliverables, directs and conducts construction monitoring, and acts as the City's preservation officer for the Innovation Plan. The Plan will transform the 14.3-acre Studio into a new media production hub, keeping the Studio on the vanguard of changing production practices in the entertainment industry. The Culver Studios is a motion picture studio in downtown Culver City established in 1919 by Thomas Ince, and eventually became the home of RCA, one of the "Big Eight" major motion picture companies in the Los Angeles metropolitan area. The Studio was the production site of historically significant motion pictures like King Kong, Gone with the Wind, and Citizen Kane. The Innovation Plan will restore and re-group historic structures adjacent to the Mansion, build new support buildings near existing historic sound-stages, and establish a creative campus in the core of the 14.3-acre studio lot. The Studio's 100-year history will be showcased, historic bungalows will be preserved, and original landscaping in front of the Mansion will be restored. The Innovation Plan balances the need to provide state-of-the-art studio facilities, while retaining the Studio's unique ambiance and prominent place in the community. ESA surveyed and evaluated the Studio's historical resources, provided input to the development of The Plan to reduce impacts to historical resources, completed HABS report for Bungalows S, T, U and V, prepared a Relocation and Rehabilitation Plan for the bungalows, conducted construction monitoring for relocation of the bungalows, conducted plan reviews for tenant improvements to the Mansion and associated historic buildings in the historic core, conducted a landscape analysis, and provided documentation and input for the landscape restoration. ESA also prepared the environmental documentation for The Innovation Plan EIR, and is

implementing the mitigation program for historical resources including HABS documentation of Stages 2/3/4 and a salvage program, preparation of a preservation plan for the Studio, and development of an interpretive program for the Studio.

Historic Resources and Preservation Consultation Services for the Redevelopment of the Fred C. Nelles State Reform School, Whittier, CA. Project Manager/Principal Architectural Historian. The Fred C. Nelles Correctional Facility is a listed California State Landmark, and is significant as the state's first reform school for boys. The 1920s-1930s Tudor Revival-style campus is currently vacant and will soon be redeveloped as a multi-use residential and commercial project, "The Groves", entitled under the certified Lincoln Specific Plan EIR. For over a decade, Dr. Jerabek-Bray has been providing Historic Resources and Preservation Consultation services to the developer, Brookfield Homes. Work began with preparation of a historic resources assessment report to clarify the regulatory status and assessed the potential eligibility of a historic district. No district was found to be present, but eight individual resources were identified. Margarita conducted an opportunities and constraints analysis and provided input to the developer on managing impacts to historic resources and the feasibility of adaptive reuse of the individual buildings for the project. She directed preparation of feasibility studies for the EIR, that were peer reviewed by the City's consultants. She provided peer review of the Lincoln Plan EIR on behalf of the developer, and attended city meetings and hearings for the EIR. Once the EIR was certified, she worked with the developer's architect to prepare rehabilitation plans for the individual resources to be retained and adaptively reused. The rehabilitation plans were peer reviewed by the City and the City's preservation consultant. She directed ESA's historic team in the completion of a HABS/HALS for the campus, with photography by Positive Image. She also worked with Eye-Glass Productions on a documentary film, and oral histories. Dr. Jerabek-Bray assisted the client to implement a full suite of mitigation measures including a heritage trail, a signage program, oral histories, salvage program, and construction monitoring for rehabilitation historic buildings. She recently completed consultation services and construction monitoring for adaptive reuse of the school's Commissary as a community center (The Commons), which is the first historic building to be restored. The Commons project received a Gold Nugget merit award (2020) for best rehabilitation project from Pacific Coast Builders Conference (PCBC).

Home Savings and Loan Art and Architecture Conservation Services, Interpretive **Exhibit, Montebello, CA.** Project Manager/Principal Investigator. Margarita provided project management and oversight for the conservation work of the art and architecture and an interpretive exhibit for the Montebello branch of Home Savings and Loan Association. Constructed in 1973, the Montebello branch was designed by Millard Sheets (1907-1989), an accomplished, nationally prominent artist and designer, with integrated art works by the Millard Sheets Design Company. The building and art works were preserved in preparation for the building's new use as a medical office by PIH Health. ESA provided oversight for the conservation work undertaken by Preservation Arts. Additionally, Margarita assisted with the development of a project schedule, conducted conservation monitoring and documentation, and provided project oversight during the implementation of the conservation project to ensure that the cleaning and repair of the art works and exterior architectural materials was conducted in accordance with accepted standards for art and architectural conservation work, that the work completed is of acceptable quality, and that the project stayed on schedule and within budget. After the conservation work was completed, she oversaw the development of an interpretive exhibit to



beautify the interior and protect the building's important art, architecture, and history. The exhibit contains professionally mounted permanent narrative panels and photographic enlargements with captions illustrating the key information about the Montebello Branch and its historic use. One of the highlights of the interpretive exhibit is a reproduction of the original tapestry hung its original location for which ESA coordinated with the Mingei International Museum. The project was the recipient of a prestigious 2016 *Preservation Design Award* from the California Preservation Foundation.

Rancho Los Amigos South Campus EIR, County of Los Angeles, Department of Public Works, Downey, CA. Project Manager/Principal Architectural Historian. The County of Los Angeles (County) proposes redevelopment of a portion of the Rancho Los Amigos (RLA) South Campus which is located in the City of Downey. The 74-acre RLA South Campus was the home of the "Los Angeles County Poor Farm" that was established in 1880s to provide room and board to indigent citizens in exchange for agricultural labor, then served as an infirmary and later evolved into a hospital facility in 1932. The RLA South Campus functioned as a major hospital complex from 1956 to the 1990s, when it was abandoned. The RLA South Campus is currently unoccupied and has been designated as the RLA Historic District in the National Register of Historic Places. The County is proposing redevelopment of a 21-acre portion of the RLA South Campus with County uses, including a Sheriff's Station Crime Laboratory, Internal Services Department Headquarters, and Probation Department Headquarters. The project will include supporting parking and installation of utilities and other features on a site that has been abandoned for nearly 30 years. Building demolition and/or repurposing or relocation of existing buildings will be required. ESA lead the CEQA process on behalf of the County, including preparation of all technical studies in support of a full-scope EIR for the RLA South Campus Project. This included a Historic District Evaluation, archaeological surveys, traffic, water supply, arborist services, and all other CEQA-required topics. ESA is also served in an Executive Consultant role to the County, to advise on other potential future projects at the RLA Campus.





EDUCATION

MA in Historic Preservation (American Studies Department) George Washington University Washington,

BA in English (Writing) Rhodes College Memphis, TN

22 YEARS EXPERIENCE

CERTIFICATIONS/ REGISTRATION

Approved Consultant, California Historical Resources Information System Consultant List (History & Architectural History)

Certified Historian & Architectural Historian, New Mexico SHPO Directory

Approved Historian, City of Santa Fe, NM

PROFESSIONAL AFFILIATIONS

Society of Architectural Historians, Member

National Trust for Historic Preservation and NTHP Forum, Member

Preservation Action, Member

Shannon L. Papin

Cultural Resource Specialist IV

Shannon is a Senior Architectural Historian and Cultural Resource Specialist with 22 years of professional experience in architectural history, cultural resource management, and historic preservation planning, policy, and economics. She has authored historic resource assessment, State and National Register Nominations, historic structure reports, CEQA Impacts Analysis, feasibility studies, LAHCM nominations, and HABS/HAER reports.

Relevant Experience

Los Angeles Historic Cultural Monument Nomination, Kun House II, Los Angeles, CA

Project Manager. Prepared LAHCM nomination for the Joseph Kun House II, 1950 residence designed by Richard Neutra.

CEQA Impacts Analysis, 1715 – 1739 Bronson Avenue, Los Angeles, CA. *Project Manager.* Analyzed the potential impacts of construction of a 24-story, mixed-use project in Hollywood, adjacent to the historic Lombardi House for compliance with CEQA impacts threshold and for conformance with the SOI Standards.

Environmental Impact Report, 400 S. Central Avenue, Los Angeles, CA.

Senior Architectural Historian. Managed cultural portion of CEQA environmental review process, focusing on ten cold-storage facilities as potential historic resources, including eligibility evaluations, analysis of projects impacts and recommendations on adaptive reuse and mitigation.

Pasadena Avenue Historic District, Pasadena, CA. *Project Manager.* Completed re-survey and prepared State and National Register Nomination of historic district that included approximately 130 residential resources.

Historic Structure Report, New Mexico Veteran's Home, Truth or Consequences. *Project Manager*. Served as the Project Manager on the preparation of an Historic Structure Report for a 1937 hospital for crippled children, including historic narrative and context, evaluation of significance, documentation of original construction and later modifications, and historic preservation recommendations.

State & National Register Nomination, Ashley Pond Residence (535 East Palace Avenue), Santa Fe, NM. *Project Manager.* Prepared State and National Register nomination of a 1925 residence and compound designed by John Gaw Meem.

Multiple Property Documentation Form for the Cañon neighborhood, Taos, NM. *Project Manager.* Initial neighborhood survey, individual nominations for three resources, and associated historic context. Properties listed included a residential compound, a guesthouse/hotel and a community chapel.

Architectural Survey of the Sioux Falls Historic District & Pettigrew Heights neighborhood, Sioux Falls, SD. Project Manager. Served as the Project Manager on the re-survey of a 1974 National Register district, including approximately 240 residential resources. New survey of an adjoining neighborhood with approximately 120 residential resources. Survey reports with recommendations on district expansion and new district possibilities.

County-wide Architectural Surveys, South Dakota. *Project Manager.* Served as the Project Manager on four county-wide architectural surveys, including integrity evaluation, identification of potentially significant resources for inclusion in the National Register of Historic Places; research and writing of an accompanying historic context.

- Tripp County: 1,617 square miles, 351 surveyed resources.
- McPherson County: 1,152 square miles, 168 surveyed resources.
- Walworth County: 745 square miles, 211 surveyed resources.
- Moody County: 521 square miles, 204 surveyed resources

Cultural Resource Surveys. Phase I and II cultural resource surveys including Section 106, Section 4F, and NEPA compliance. Project duties included consultation with states, local municipalities, tribes and planning consultants, as well as overseeing the archaeological portion of the survey.

- Cold War Era Properties Survey, Shaw Air Force Base, Sumter, SC
- Property Surveys for EA, Fort Bliss Army Base, El Paso, TX
- Portales Railroad Depot Focus Area, Portales, NM
- Washington Avenue Pedestrian Improvements, Lovington, NM
- Environmental Assessment, Water Control Facilities, Montezuma, NM
- Interstate 25 Landscape Improvements, Glorieta/Rowe, NM
- 12.68-mile Pipeline Expansion, Bosque, NM
- Housing Rehabilitation Project, Santo Domingo Pueblo
- NM Visual Impact Assessment, various Plateau Cell Towers, NM
- Construction at Day School Complex, Picuris Pueblo, Penasco, NM
- Santa Fe County Courthouse, Santa Fe, NM

Historic American Building Surveys, Walker Air Force Base, Roswell, NM.

Project Manager. Building documentation (HABS Level III standard) of three buildings at the former Walker Air Force Base as well as the former Roswell Airfield Terminal Building



Historic American Building Surveys, Kirtland Air Force Base, Albuquerque, NM. *Project Manager.* Building documentation (HABS Level II standard) of the 21st EOD Headquarters at Kirtland Air Force Base.

Historic American Building Surveys, White Sands Missile Range, Alamogordo, New Mexico. Building documentation (HABS Level II standards) of the old Officer's Club at White Sands Missile Range.

Director of Communications and State Services National Conference of State Historic Preservation Officers Washington, DC

Served as the primary liaison and resource for all fifty-nine State Historic Preservation Offices and represented NCSHPO to Congress and the federal government as well as the press, partner organizations and general public. Worked extensively with the National Park Service and the Advisory Council onHistoric Preservation and served on task forces dealing with the Section 106 review process, the Secretary of the Interior's Standards for Rehabilitation of Historic Buildings, and National Register Criteria and Processes.

Development Assistant CarrAmerica Urban Development, Inc. Washington, DC

Assistant for multiple downtown development projects including a mixed-use project of approximately 450,000 square feet combining office, residential and preferred arts retail in three historic buildings along with new construction. Duties included assistance with project approvals, design review, due diligence, acquisition and development documents, pro forma analysis as well as working with public and private groups to garner support and necessary approvals.





EDUCATION

MS, Historic Preservation, Columbia University Graduate School of Architecture, Planning, and Preservation

BA, History, Occidental College

3 YEARS OF EXPERIENCE

PROFESSIONAL AFFILIATIONS

Society of Architectural Historians Member

California Preservation Foundation Member

National Trust for Historic Preservation Member

Vernacular Architecture Forum Member

Preservation Alumni Member

AWARDS

Zabar Family Scholarship, Preservation League of New York State, 2020

Cleo and James Marston Fitch Prize, 2019

Avery Scholar, Columbia University Historic Preservation Program, 2018-2020

Outstanding Honors Thesis in History, Occidental College, 2016

Claire Cancilla

Architectural Historian

Claire is an architectural historian with 3 years of professional and academic experience. Her background is in history, digital documentation, materials conservation, and historic preservation with a specialty in modern American architecture of the 20th century. Claire has conducted preservation work in diverse geographic locations, including Los Angeles, Laguna Beach, Agoura Hills, Beverly Hills, Sequoia National Park, New York City, and Venice, Italy. She has completed historic resources surveys on the individual and neighborhood level, National Register nominations and determinations of eligibility, material assessments and conditions reports, as well as reports for non-profits with recommendations for developing programs and increasing audience engagement.

Relevant Experience

5652-5654 Fountain Avenue Historic Resources Assessment, Los Angeles, CA.

Architectural Historian. The client proposed the redevelopment of a site with a previously identified historic resource, an American Colonial Revival residential building constructed in 1919. Claire authored the Historic Resource Evaluation (HRA) to document the building's history, which included extensive research about the building, its site, neighborhood development, and an analysis of the building's material and design integrity.

Kun House II L.A Historic Cultural Monument Nomination, Los Angeles, CA.

Architectural Historian. Claire co-authored the Los Angeles Historic Cultural Monuments Landmark nomination for Kun House II, designed by master architect Richard Neutra. The nomination involved archival research and physical inspection of the property as well as an analysis of the home's significance as an example of Netura's small-scale residential designs.

7 Oakmont Drive Character Defining Features Matrix, Los Angeles, CA.

Architectural Historian. Claire identified character-defining features of the Paul Revere Williams Los Angeles Historic Cultural Monument residence at 7 Oakmont Drive and provided preservation recommendations and treatments in anticipation of a rehabilitation and exterior addition to the home.

1001 North Roxbury Drive Historic Resource Assessment, Beverly Hills, CA.

Architectural Historian. Claire assessed the eligibility of a Regency Revival residence in Beverly Hills. The report involved intensive research into the builder of the residence, Carleton Lyle Burgess, and a comparison of the subject property to other work built by Burgess in Beverly Hills.

28307 Agoura Road Historic Resource Assessment, Agoura Hills, CA.

Architectural Historian. Claire authored a Historic Resource Assessment for a 1940s commercial property in Agoura Hills. Work involved researching the rural character and history of Agoura Hills, conducting research at the Agoura Hills Library and Building Division, identifying occupants of the structure, and assessing the property's eligibility.

1051 Marine Drive Historic Resource Assessment Laguna Beach, CA.

Architectural Historian. Claire wrote a Historic Resource Assessment for a residential structure on the coast in Laguna Beach. Work involved intensive research on the home's original owner as well as a contextual analysis of the integrity of the neighborhood surrounding the subject property to assess its eligibility under national, local, and state criteria.

989 Cliff Drive Historic Resource Assessment and Impacts Analysis, Laguna Beach, CA. *Architectural Historian*. Claire wrote a Historic Resource Assessment and conducted an impacts analysis for a proposed alteration to a garage at a historic residence in Laguna Beach. Work involved identifying adjacent resources, analyzing potential indirect, direct, and cumulative impacts, as well as through research and documentation of the residence itself.

Culver Crossings Historic Resource Assessment and EIR, Culver City,

California. Architectural Historian. Claire authored a historic resource assessment of a large industrial site located on the border of Los Angeles and Culver City for a proposed redevelopment. Work involved research on the property and its history as well as an evaluation of the site's eligibility.

"William L. Pereira's Modern Architecture in Los Angeles: History and Preservation Challenges," Graduate Thesis, Columbia University. Author. Claire wrote a 200-page thesis on Modern architect William Pereira and his work in Los Angeles with a focus on three projects facing demolition. Her original research included a three-week archival research trip to Los Angeles and interviews with people who worked for and advocate for Pereira's work.

Determination of Eligibility (DOE), Cedar Grove, Sequoia and Kings Canyon National Parks, Three Rivers, California. Architectural Historian. Claire lived and worked out of Sequoia National Park to develop a National Register
Determination of Eligibility for the Cedar Grove area of Kings Canyon as part of the park's section 110 compliance. Claire's work included conducting archival research, site visits and field work, and conditions assessments of the structures in Cedar Grove. The work culminated in a full determination of eligibility for the area which will be used to guide future Park projects.

Victoria Theatre Historic Resource Report, Harlem, New York. *Author.* Claire was the sole author of a historic resource report that thoroughly documented more than 100 years of the architectural, social, and cultural development of the Victoria Theatre located on 125th Street in Harlem, New York. The report involved



conducting image and archival research at repositories throughout New York City and synthesizing thousands of pages of research into a succinct report. The report provided the foundation for a historical exhibition on the Victoria's history that will be in the theater's lobby as part of a large-scale commercial redevelopment.

National Register Nomination, Moslem Mosque, Williamsburg, Brooklyn. *Author.* Claire was the sole author of a National Register nomination for the Moslem Mosque located in Williamsburg, Brooklyn. The Moslem Mosque is one of the oldest mosques in the United States, founded by Muslim Lipka Tatars who emigrated to Brooklyn from modern-day Lithuania, Belarus, and Poland. The nomination focused on the mosque as a social and cultural resource that served as a bridge to help ease the transition of Tatar immigrants to New York City.

The A&E System, Temple Hoyne Buell Center for the Study of American Architecture at Columbia University. Co-author. Claire contributed to the research and writing of the Buell Center's publication entitled The A&E System. This publication focused on examining the systems of large architecture and engineering firms in the United States, delving into specific projects done by these firms as well as the stakeholders, managers, stewards, and clients who make these projects happen.

Digital Documentation, Piazza di Malta, Venice, Italy. *Graduate Student.* Claire worked as part of a ten-person team to digitally document the Piazza di Malta, owned by the Knights of Malta, in Venice, Italy. Work conducted included photogrammetry and 3D modelling of the site's historic altar which was moved to the church during Napoleon's reign; conditions assessments, photogrammetry, and Lucida scanning of tombstones within the Piazza; and 3D Faro scanning of the full complex resulting in an interactive digital model of the site.





EDUCATION

M.Sc. Historic Preservation University of Colorado, Denver 2013

B. Arch. Sarvajanik College Surat, India. 2010

5 YEARS EXPERIENCE

CERTIFICATIONS/ REGISTRATION

Registered Architect

Council of Architecture, India #CA/2015/68539

Anokhi Varma

Architectural Historian

Experienced Conservation Architect with a demonstrated history of working in the architecture & planning industry. Areas of expertise include Historic Structure Assessment, NRHP Nominations, Secretary of Interior Standards, LiDAR Scanning, HABS/HAER/HAL documentation, Construction Monitoring, Preservation Design and Consultation and Cultural Resource Management. Skilled in AutoCAD, Adobe Design, Revit. Strong arts and design professional with an MSc Historic Preservation focused in Historic Preservation and Conservation from the University of Colorado at Denver.

Relevant Experience

5426 San Fernando Road Historic Due Diligence Services, Glendale, CACoauthored 5426 San Fernando HRA report, conducted building permit search and construction history for a cluster of 6-7 buildings on the site.

Bijou Building Historic Theater Tenant Improvements Project, 1221 Hermosa Ave., Hermosa Beach, CA

Conducted construction Monitoring during various stages of construction including Structural installations, repair and rehabilitation of historic brick wall, removal and reinstallation of historic wood stage. Prepared relevant reports and provided preservation consultation, subsequently identifying, documenting the historic features to be retained and observing the restoration process in conformance with Secretary of Interior Standards and in coordination with the client and contractor.

2311 N Hollywood Way Historic Resources Assessment, Burbank, CACoauthored 2311 N Hollywood way HRA report, conducted building permit search and construction history the building on the site.

1499 Carla Ridge Historic Resources Assessment, Beverly Hills, CA
Coauthored 1499 Carla Ridge HRA report, conducted building permit search and construction history the building on the site.

1145 N. Hillcrest Road, Historic Resources Assessment, Beverly Hills, CA
Coauthored 1145 N. Hillcrest Road HRA report, conducted building permit search
and construction history the building on the site.

First Street Elementary School-LAUSD, Character Defining Features Matrix, Boyle Heights, CA

Conducted a site visit to identify the character defining features in order to generate a matrix for the character defining features, segregate primary, secondary and contributing features and provide appropriate means and methods of preservation.

Restoration and Adaptive Reuse of 14th Century Surat Castle, Surat, India

Served on a team of experts tasked with making decisions comprised of archaeologists, architects, and engineers for the Surat Municipal Corporation, City of Surat. Prepared a design brief inclusive of architectural conservation design, adaptive reuse plans, interior design, utility services, site development, design and landscape design. Coordinated and supervised archaeological digs, endoscopic tests, nondestructive tests, and prepared a comprehensive assessment report recounting condition of the various construction layers of the Castle. Managed a team of junior architects and interns, scheduled Prepared construction documents based on the design briefs, condition assessment recommendations and building codes along with maintaining the integrity of the heritage site. Curated furniture and antiquities, developed branding, and created display content to showcase Castle as a historic exhibit and prevalent construction practices of the Tughlaq, Mughal, Dutch and British Surat. (Project Area: 107,640 Square Feet)

Revival of Irish Presbyterian Mission Chapel, Surat, India

Prepared redesign proposal and construction documents based on the evaluation of a 110-year-old gothic chapel with documentation and condition mapping and supervised onsite conservation work.

(Project Area 3767 Square Feet)

Restoration and rejuvenation of historical edge of Gandhi Garden (Victoria Garden), Surat Municipal Corp., India

Part of the Urban Renewal project of historic district of the city. Rejuvenation, pedestrianization and development of the early 19th C Gandhi garden of historical edge.

(Project Area 7,007 Square Feet)

Heritage development of area between four historic gates of Vadodara, Vadodara Municipal Corp., India

Conducted archival research, on-site study of construction techniques, study of historical maps, investigative research to look for footprints, conduct authentic restoration and revival of the historical precinct to make it an inherent component of the urban social space.

(Project Area 21,000 Square Feet)

Restoration and Adaptive Reuse of Juni Sudhrai, Surat Municipal Corp., India

Conducted an evaluation of early 20th century Dutch construction style site "Juni Sudhrai" consisting of two corporation buildings. Provided condition assessment report with proposed conservation methods. Prepared bid documents estimate and rate analysis for civil and conservation works, interior works, utility services. (Project Area 8,611 Square Feet)

Heritage Impact Assessment, Surat Municipal Corp., India

Prepared HIA to assess, analyze effects and consequences of the development of the Macchiwar (fish market) in the old town area on the historic monument Khwaja Dana Saheb's Rouza (a mausoleum).



Sarvajanik College of Engineering and Technology and Veer Narmad South Gujarat University. Visiting Faculty (January 2015 – April 2019). Conducted undergraduate level classes for Architectural Conservation, Adaptive Reuse Studio, History of Art and Literature, Basic Design, Architectural journalism, and Architectural Graphics.

Barlow Preservation Services LLC, Boulder, Colorado. *Historic Preservation Intern (March 2013 – March 2014).* 2013 Old Town Louisville historic resource reconnaissance survey of individual properties. Developed and maintained database, drafted survey document, assisted with site inspections, historic context writing, research photography, and scholarship typical of an architectural historian. Aided in the restoration of historic windows, doors, exterior trim including paint removal and surface prep, wood repairs, glazing, and other traditional skills.

Appendix B Tract Map



The state of the s

TRACT NO. 1778

Being a subdivision of a portion (Jemente (ruz de Gronel Property in the Rancho Rincon de los Bueyes, recorded in Book 13 page 18 of Miscellaneous Records Los Angeles Gunty, California Surveyed January 1913 Knapp & Woodward (ivil Engineers Scale 1"=100"

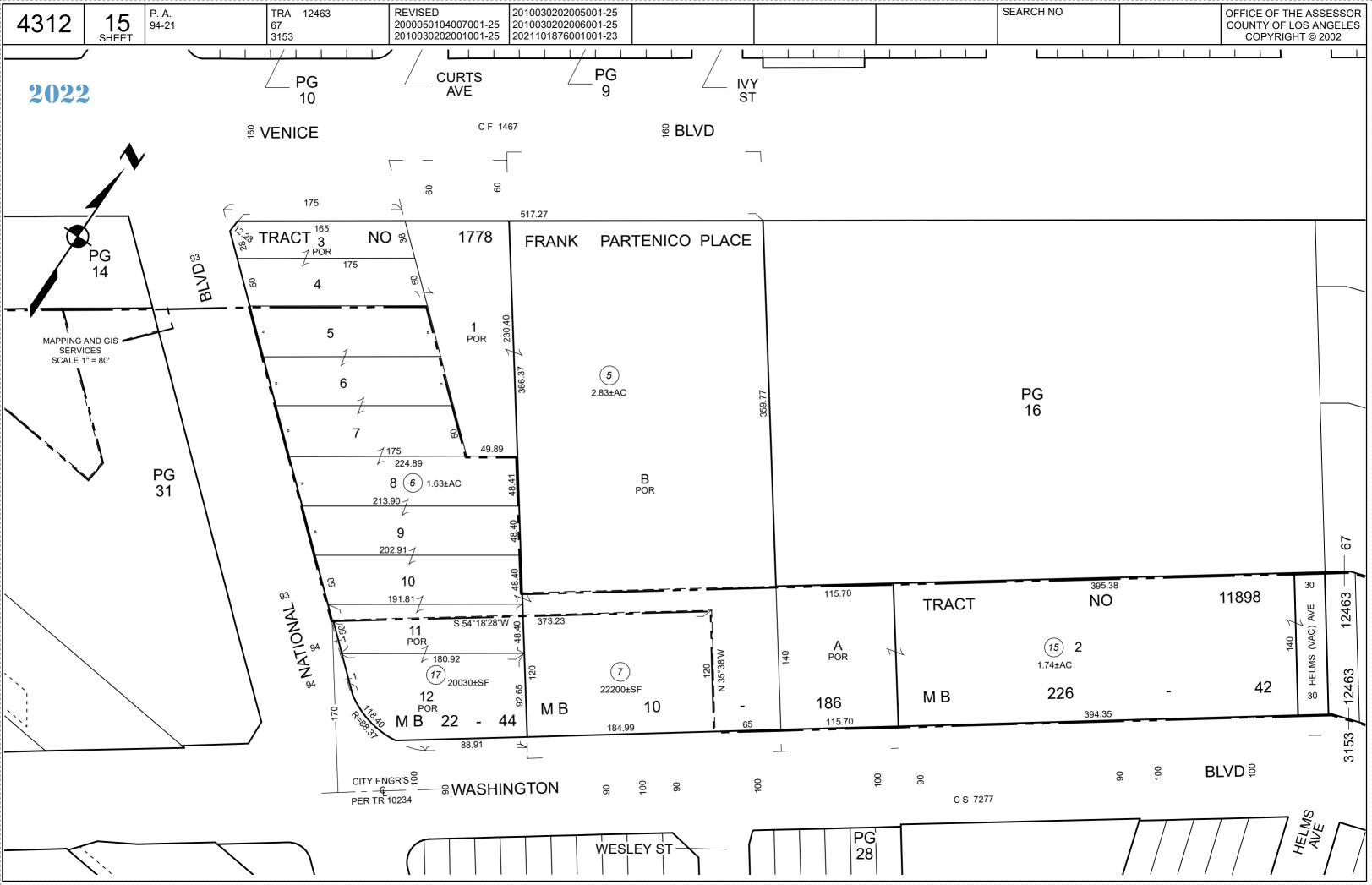
Lot 312 of S7: 0 RON' ω S 4 Ø 9 /7.5 224.89 N.55*37 E. ω 2/3.90 202.9/ Ó 191.81 Most Ely Grof 38.98 Acre Clements Guz de Gronel Tr Clements -18 M.R. 13-18 -Most Sly Gr Lot B, of Frank Partenico Place M.B.10-186 <u> 97.</u> WASHINGTON County Center Line GS Map 7594

Owners - Palms Investment 6.

Recorded April 3 1913

A.94 A

Sht. 22



Appendix C Sanborn Maps



8825 National Boulevard 8825 National Boulevard Culver, CA 90232

Inquiry Number: 6693165.3

October 07, 2021

Certified Sanborn® Map Report



Certified Sanborn® Map Report

10/07/21

Site Name: Client Name:

8825 National Boulevard **ESA**

626 Wilshire Blvd 8825 National Boulevard

Culver, CA 90232 Los Angeles, CA 90017

EDR Inquiry # 6693165.3 Contact: Anokhi J Varma

The Sanborn Library has been searched by EDR and maps covering the target property location as provided by ESA were identified for the years listed below. The Sanborn Library is the largest, most complete collection of fire insurance maps. The collection includes maps from Sanborn, Bromley, Perris & Browne, Hopkins, Barlow, and others. Only Environmental Data Resources Inc. (EDR) is authorized to grant rights for commercial reproduction of maps by the Sanborn Library LLC, the copyright holder for the collection. Results can be authenticated by visiting www.edrnet.com/sanborn.

The Sanborn Library is continually enhanced with newly identified map archives. This report accesses all maps in the collection as of the day this report was generated.

Certified Sanborn Results:

Certification # 9162-4AE0-99C9 PO# D202100410.01

8825 National Boulevard **Project**

Maps Provided:

1970

1950

1949

1929

1924



Sanborn® Library search results

Certification #: 9162-4AE0-99C9

The Sanborn Library includes more than 1.2 million fire insurance maps from Sanborn, Bromley, Perris & Browne, Hopkins, Barlow and others which track historical property usage in approximately 12,000 American cities and towns. Collections searched:

Library of Congress

✓ University Publications of America

▼ EDR Private Collection

The Sanborn Library LLC Since 1866™

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page 2

Sanborn Sheet Key

This Certified Sanborn Map Report is based upon the following Sanborn Fire Insurance map sheets.



1970 Source Sheets



Volume 1, Sheet 7 1970



Volume 1, Sheet 14 1970



Volume 1, Sheet 18 1970

1950 Source Sheets



Volume 1, Sheet 7 1950



Volume 1, Sheet 14



Volume 1, Sheet 18 1950

1949 Source Sheets



Volume 1, Sheet 7 1949



Volume 1, Sheet 14 1949



Volume 1, Sheet 18 1949

1929 Source Sheets



Volume 1, Sheet 7 1929



Volume 1, Sheet 14 1929



Volume 1, Sheet 18 1929

Sanborn Sheet Key

This Certified Sanborn Map Report is based upon the following Sanborn Fire Insurance map sheets.



1924 Source Sheets



Volume 1, Sheet 7 1924

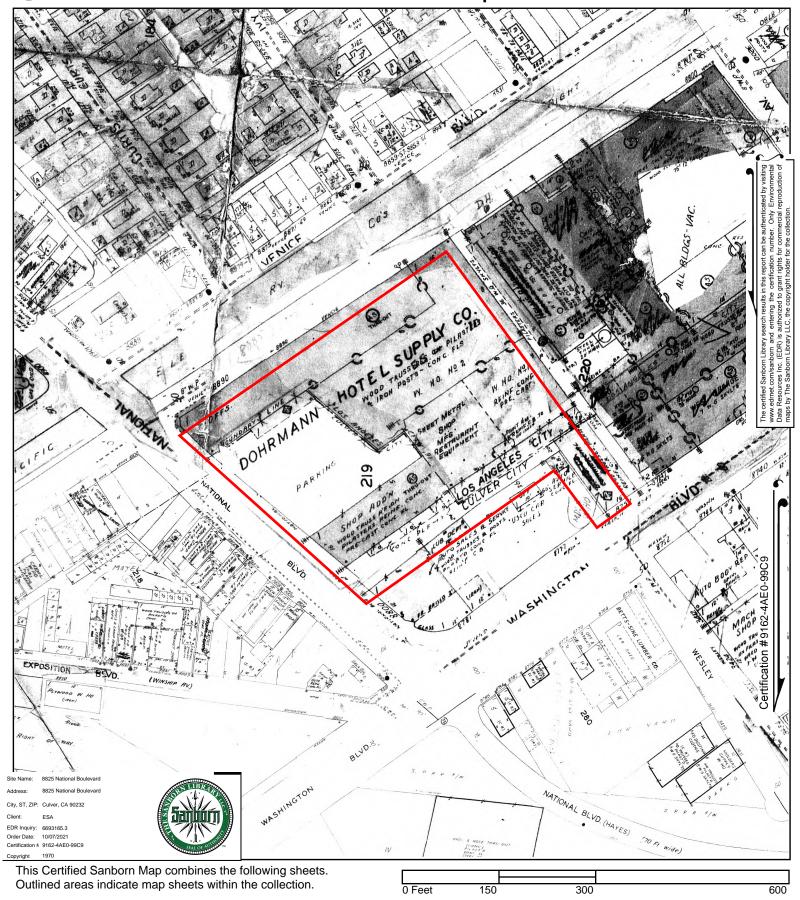


Volume 1, Sheet 14 1924

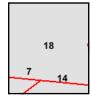


Volume 1, Sheet 18 1924









Volume 1, Sheet 18 Volume 1, Sheet 14 Volume 1, Sheet 7



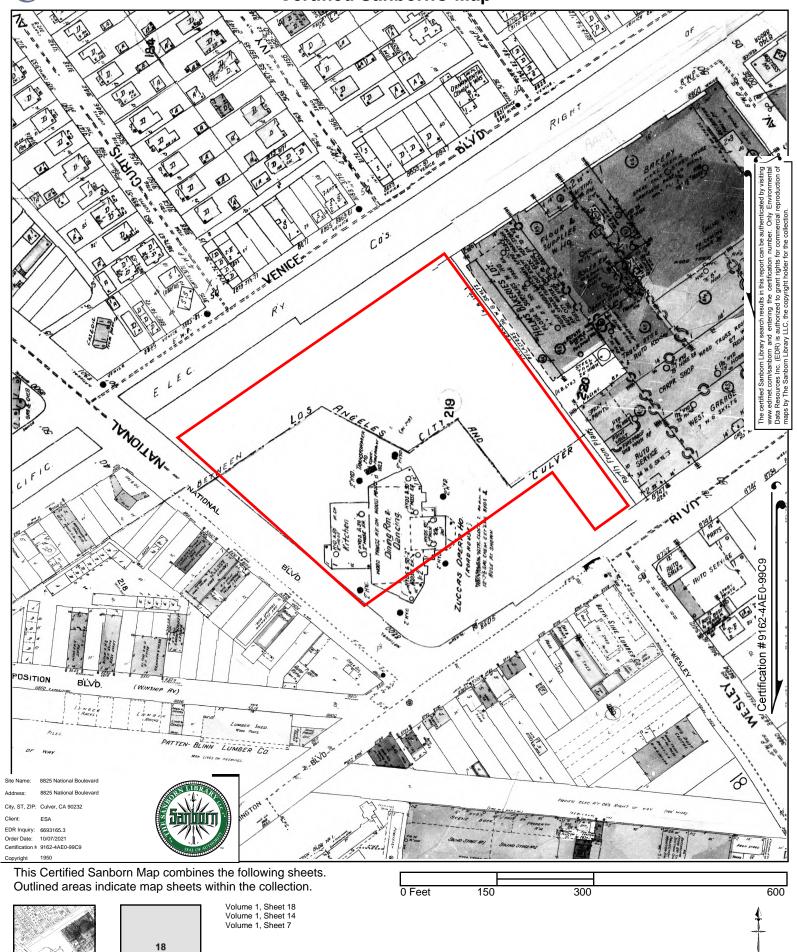
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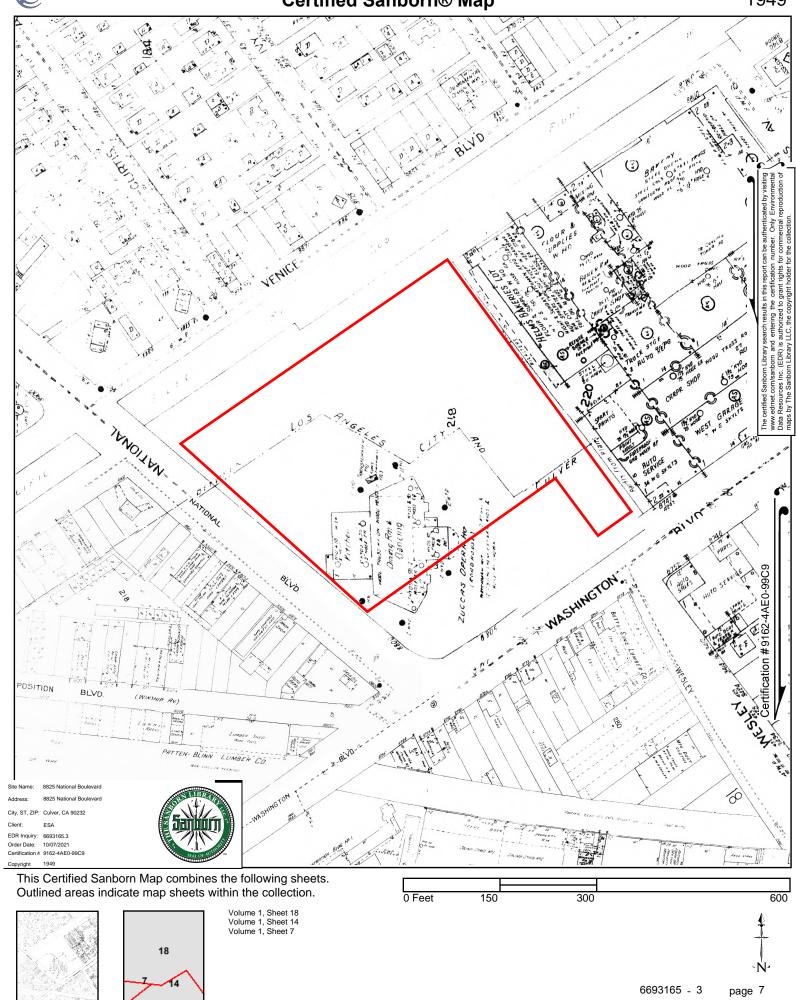
page 6





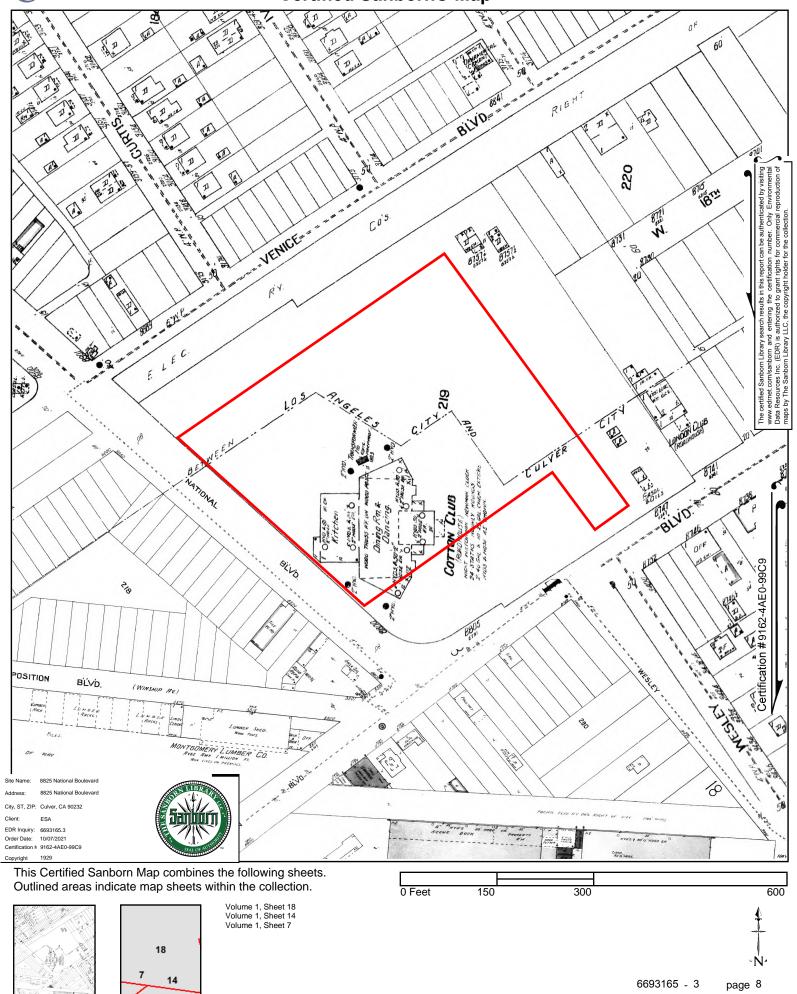






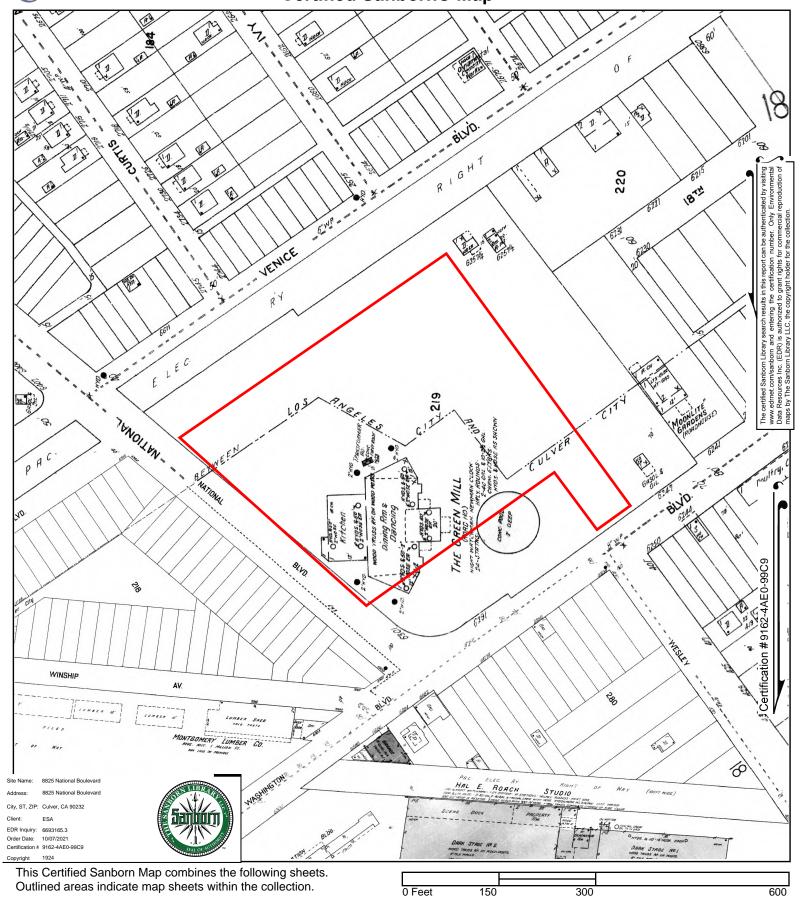




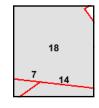












Volume 1, Sheet 18 Volume 1, Sheet 14 Volume 1, Sheet 7



6693165 - 3 page 9

Appendix D **Building Permits**

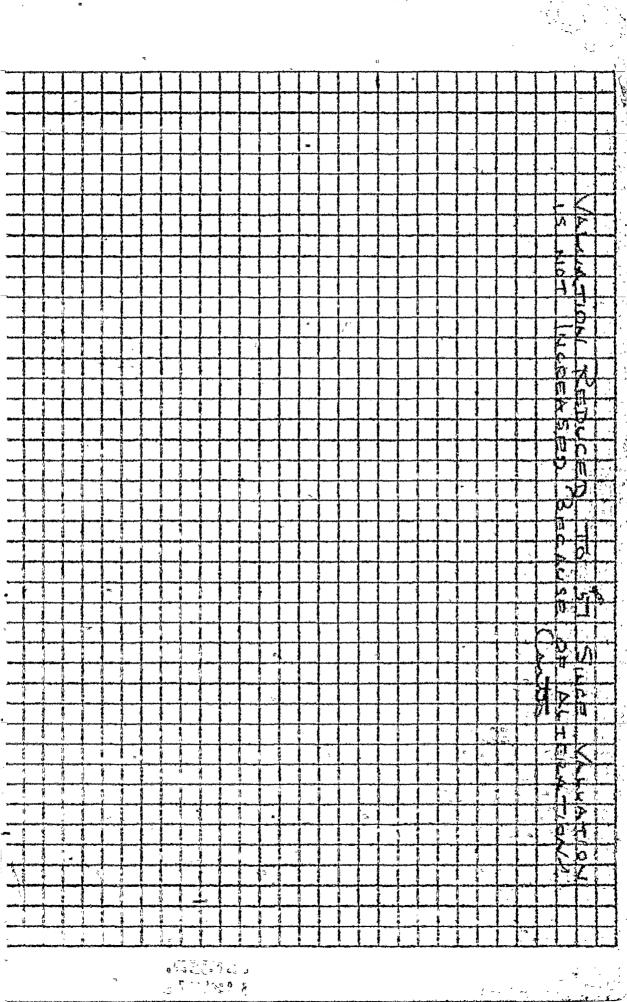


APPLICATION TO AND FOR A

CITY OF LOS ANGELES DEFARTMENT

ALTER, REPAIR, or DEMOLISH BUILDING AND SAFETY Certificate of Occupancy BUILDING DIVISION 4-5-6-7-8-9-10, PART OF LOTH AND Approved by a Location of Building. INT. NATIONAL & VENICE BLYOS Between what bross streets? ... A. Deputy. USE INK OR INDELIBLE PENCIL 1. Present use of building Market Fully Store, Dwelling, Apartment House, Hotel or other purpo Families ... Rooms 2. State how long building has been used for present occupancy. NOT. FINISHED. >57 PERK Families 3. Use of building AFTER alteration or moving. Rooms _. Phone Mu. 8.2.11 ... 1 Owner DOHEMMY CRAMERO COMPANY... 1244 IEDNI NAME: , A COCIAWAY. 5. Owner's Address :444. S. State & Certificated Architect MEYER & EVERS License No. AT//Z State 7. Licensed Engineer C. L. MAYES License No. 5000 State
License No. 8. Contractor LINDERGN & SMINERTON. all labor and material and all permanent easing, ventilating, water amply, planta-prinkler, electrical within and clavator therein or therein. 9 Contractor's Address 695 15. including all lighting, her ing, fire sp courposent 10 NALUATION OF PROPOSED WORK f1. State how many buildings NOW } on lot and give use of each. istore, Dwelling, Apartment House, Hotel or other purposes 12. Size of existing building 517 x 336 Number of stories high................./ . Height to highest point 30 13. Material Exterior Walls. Exterior framework. (Wood, Steel or Masoner) Describe briefly all proposed construction and work; DAKEGAST GONGL MAKES NEW ADOF CONSTRUCTION. 3 REARRANGE MEZZAMINE STORAGE AREAS IN HEER C DELATE: 29 FLOOR 16. Fpoting: Width. ... Depth in Ground. Width of Wall Size of Floor Joists. 17. Size of Studs. x. Material of Floor. Size of Rafters. x Type of Roofing I hereby certify that to the best of my knowledge and belief the above application is carrect and that this building or construction work will comply with all laws, and that in the doing af ISSUED the work authorized thereby I will not employ any person in violation of the Labor Code of the State of California relating to Workmen's Compensation Insurance. Sign here DISTRICT OFFICE FOR DEPARTMENT USE ONLY LOCCUPANCY SURVEY PLAN CHECKING Investigation Fee 5 Cert. of Area of Bldg. Occupancy Fee Bidg. Permit Fee 5.00 Total Loc Size . Fi rear affer Ft. side al Fire District 50 Blag, Line. Carrectu WILL STEEL SPRINKLER Impection 4715 CONCRETE YUG. OUTH AHRICA DO NOT WRITE BELOW THIS LINE

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APPLICATION TO ERECT A NEW BUILDING

CITY OF LOS ANGELES DEPARTMENT BUILDING AND SAFETY

Parox Bot

BUILDING DIVISION

AND FOR A Certificate of Occupancy

Lot No. 1 - 3 - 4 - 5 - 6 - 7 - 8 - 9 - 10 Part of 11 and Lot B Frank Partenico Place

Tract 1778

Location of Building Aid, Corner Penice and National Hird

Foundation Permit

USE INK OR INDELIBLE PENCIL

Manufacturing - Warehouse Office 1. Purpose of building

2 Owner Dohrmann Commercial Company

3. Owner's Address 444 S. Broadway

4. Certificated Architect Meyers & Evers

J. E. Harm

5. Licensed Engineeer. .

6 Contractor Lindgren & Swinerton, Inc.

605 W. Olympic 7. Contractor's Address

A VALUATION OF PROPOSED WORK

State how many buildings NOW an lot and give use of each.

10. Size of new building 517 x 338

11. Material Exterior Walls For (a) F Accessory

12. Buildings Size of Studs... (b) and similar structures

(c) Size of Floor Joists.....

Compensation insurance.

I hereby certify that to the best of my knowledge and belief the above application is correct and that this

building or construction work will comply with all laws, and that in the doing of the work authorized thereby I will not employ any person in violation of the Labor Code of the State of California relating to Workmen's

DISTRICT OFFICE FOR DEPARTMENT USE ONLY PLAN CHECKING

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Families... Rooms.

Phone 189 8211 Angeles

State _Phone Ex 23215 icense No. tate Phone Mi 2877 icense N

\$ 70,000,00 Apartment House, Hotel or other purpose)

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._ Material of Floor. .

.. Size of Rafters ...

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CITY OF LOS ANGELES DEPARTMENT OF BUILDING AND SAFETY

Los Angeles, Calif. 5=2/4, 185/

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Superintendent of Building,		
Los Angeles, Calif.	***	
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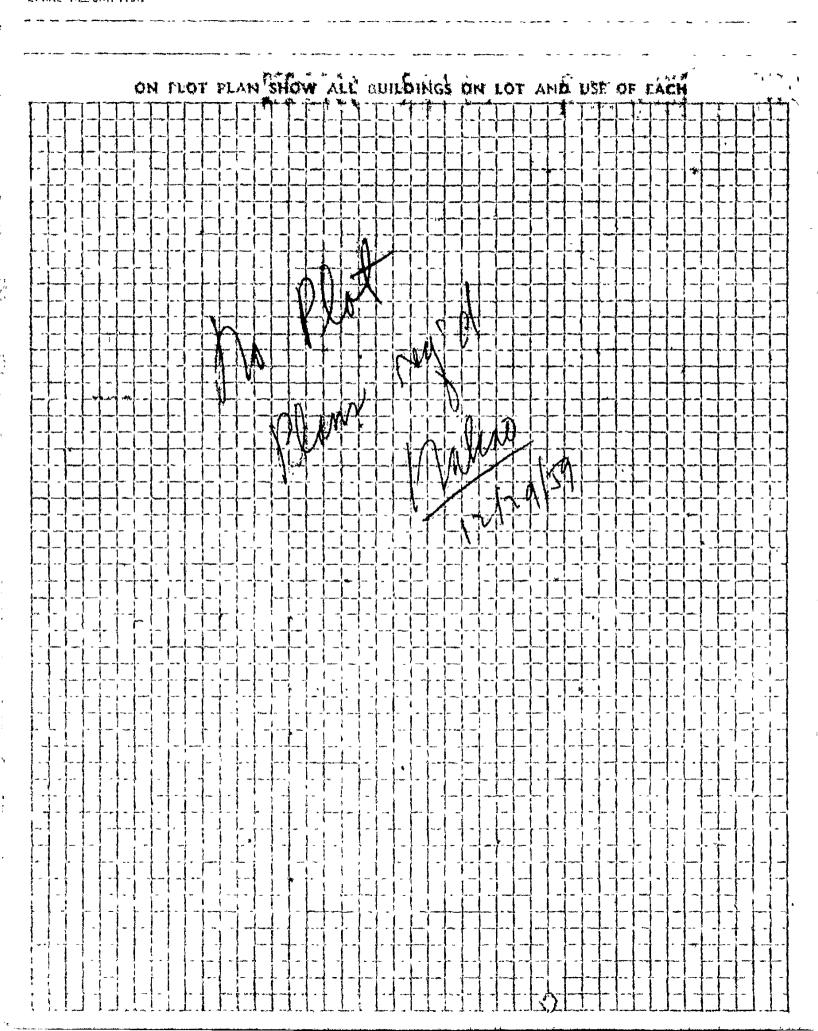
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APPLICATION TO ALTER - REPAIR - DEMOLISH AND FOR CERTIFICATE OF OCCUPANCY

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INSTRUCTIONS: 1. Applicant to Complete Numbered Items Only.

2. Plot Plan Required on Back of Original.



APPLICATION TO ALTER, REPAIR, or DEMOLISH

CITY OF LOS ANGELES

BUILDING AND SAFETY

BUILDING DIVISION

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CITY OF LOS ANGELES
DEPARTMENT
OF
BUILDING AND SAFETY

4313

BUILDING DIVISION

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Supplemental Plan Checking

Building Permit

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DESCR.

2. BUILDING ADDRESS

LOT

APPLICATION TO ALTER - REPAIR - DE

CITY OF LOS ANGELES

INSTRUCTIONS:

8888 Venice Blvd.

BLK.

AND FOR CERTIFICATE OF OCCUPAN

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ON TO ALTER - REFOR CERTIFICATE OF		Form B.	-3
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1. Applicant to Comp 2. Plot Plan Required	icts Numbered Items on Back of Original.	Only.	
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177618	Ve 8-0315	SIDE ALLEY	
Los Angeles	34	BLDG. LINE	<u>;</u>
<u></u>	BUILDINGS ON LOT AND US	E BLDG. AREA	
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3.	BETWEEN CROSS STREETS HELMS NATIONAL	ZONE	
-	Reberteen Flyd AND WESTERS BIVE. PRESENT USE OF BUILDING NEW USE OF BUILDING	EIDE DIET	<u>.</u>
4.	References Streets HELMS References The Land Washington Blvd. PRESENT USE OF BUILDING Hotel supply Same	FIRE DIST.	
3.		INCLDE-	Ę
•	Nahamana Watatal Cumalur Co Va 0_758T	KEY	6
6.		COR. LOT	•
	8888 Venice Blvd.	REV. COR.	
7.		LOT SIZE	ŗ
	None	NO	
8.	LIC. ENGR. STATE LICENSE PHONE	LEGAL	
	None		
7.	CONTRACTOR STATE LICENSE PHONE	REAR ALLEY	
	M. L. Dennis 177618 Ve 8-0315	SIDE ALLEY	
10.	CONTRACTOR'S ADDRESS P.O. ZONE	BLDG. LINE	
•	3754 Bagley Ave. Los Angeles 34		
11.	SIZE OF EXISTING BLDG, STORIES HEIGHT NO. OF EXISTING BUILDINGS ON LOT AND USE	BLDG. AREA	
	100 x 300 15 -(om m.	30,000	
		DISTRICT OFFICE	
3	8888 Venice Blvd.	LA	_
12.	MATERIAL TO WOOD THETAL FLOOR. BLOCK ROOF WOOD STEEL ROOFING	SPRINKLERS	. <u></u>
• • • •	EXT. WALLS: STUCCO BRICK SE CONCRETE CONST. CONC. OTHER CANOL	REQ'D.	
13.	VALUATION: TO INCLUDE ALL FIXED VALUATION APPROYED	AFFIDAVITS	7
	AND USE PROPOSED BUILDING. \$ 4.500.00 \\ \frac{1}{20} = \langle \fra		<u> </u>
14	SIZE OF ADDITION STORIES HEIGHT APPLICATION CHECKED		-
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	WEN WORK: EXT. WALLS ROOFING PLANS, CHECKED	DWELL.	Ĭ
10:		UNITS	
ZN	T. PARTITIONS - LA INJUNS VERIFIED	SPACES	
	No changes to exterior or bearing to the street of the str	PARKING \	
	ertify that in doing the work authorized hereby I will not PLANS APPROVED 1	GUEST	
ampi	by any person in violation of the Labor Code of the State	ROOMS \	
of Ca		FILE WITH	
	The Distriction of the state of		r
•	SIGNED finite interestable Colorestable auginerance for every processing in the finite in the fin	CONT. INSP.	
Th	is Form When Properly Validated is a Fermit to Del	instruction in the second seco	
the l	Work Described,	0.5. C/O	
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SOLITIFE E EN REPROPOLICE OF FULL 1750 FOR OLL E. CIL

3 CITY OF LOS A	NGELES			OR CER	TIFIC	ATE OI	F OCC	UPANC	Y DE	PT OF	BUILDING	AND SAFFIY
1. LEGAL LOT DESCR. LOT			ELI		RACT			_	nequ		CENSUS T	
2. PRESENT USE O	3 F BUILDIN		4	I NEW L	SE OF	BUILDING	177	8			2702	· · · · · · · · · · · · · · · · · · ·
_ 22 ,Jareh				(22							4995	
3. JOB ADDRESS 8888 Ver	rice	Bl we	3								ZONE M-1-1	Ò
4. BETWEEN CROSS	STREETS		* •					***************************************			FIRE DIST	
National 5. OWNER'S NAME		d.		AND	He	1ms					II	
Parvin D	ormo	n Co	٠.			FHORE					Insi	
6. OWNER'S ADDRE	SS					CITY		ZIP			LOT SIZE	
Same as 7. ARCHITECT OR E	#5 ESIGNER				1.0	S An			NE		88 x	175
Hannod &	; Rex											
8. ENGINEER	OIRO	מלמנו	e Inc.		SE	STATE I		No. PHO	INC		ALLEY	
Creve & 9. CONTRACTOR	<u>V 110</u>	WY VI	<u> </u>			STATE I	ICENSE				BLDG. LIN	E
Capital	Cons	t. (Co.	BRANCH	2	4977 ADI	2 DRESS	<u>48-18</u>	381		AFFIDAVI	TS .
11. SIZE OF EXISTIN	IG BLDG.	STORIES	HEIGHT	NO. OF E	KISTING	BUILDIN	GS ON	LOT AND U	SE		,	
12. MATERIAL OF CONSTRUCTION		EXT. WA	LLS .		ROOF			FLOOR			/	
OF EXISTING BL	DG. <u></u> ₩→	Cc	nc.		W	ood		Co	onc.			
2888 Ven	ii.ce	Bl.vd	1.								L.A.	DEFICE
14. VALUA	TION TO U	NCL-UDE A	ALL FIXED								GRADING	
	SE PROPOS	ED BUIL	OPERATE DING		7 5	00.0	0				CRIT, SOIL	
(Describe)	Tood	Part	citions	& B	loc	k in	.3	Open:	ings		/	
											HIGHWAY	DED.
NEW USE OF BUILDING	<u> </u>			SIZE	OF ADD	HOITI	STORIE	S	HEIGH	r	Yes FLOOD	
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TYPE_IL-A	GROUP	• {	SPRINKLER REQ'D SPECIFIED	85		COMB	INSPEC	N MAJ.		VS.	CONS.	
BLDG. AREA	MAX. OCC		TOTAL			PLANS	CHECKE	9 10			ZONED BY	····
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P.C. No.	CONT. INS	SP.				14/49	TION A	PPROVED			INSPECTO	R
P.C 91.	S.P.C.		G.P.I.	B.P.	10	1.F.		O.S.		C/O	4	TYPIST
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PLAN CHECK EXPIRES FEE IS PAID IF CONST	TRUCTION	IS NOT	COMMENCED.	J. PERMI	I EAPI	RES ONE	YEAR	AFTER FE	E IS P	AID 0	R SIX MO	NTHS AFTER
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Code of the Sta	te of Co	ilifornic	a relating to	workm	en's c	ompenso	ation	insurance	⊋.			
ization of the w	ork spec	cified h	ation for in erein. This	permit d	ioes r	ot cuth	norize	or perm	it, nor	shai	i it be c	onstrued
as authorizing o of Los Angeles,	r permit	tting th	e violation	cr failui	re to	comply employ	with	any appl	licable	law.	Neither	the City
responsible for to or soil upon wh	he perfo	ormanc	e or results	of any	work	describe	ed her	ein, or t	he con	dition	of the	property
or soil upon wil	ich sach	Work	<i>''</i>	s. Capta			91.02	UZ L.A./	VI.C.)			
Signed	27	(Owner/or	220-10	Copta	. / Cei	"SX			Nam	e		Date
Bureau of Engine			DDRESS APPROV	/ED			R.	J.A.			11/	2/69
bureau or Engine	eemg	SE	WERS AVAILA									
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		<u> </u>	RIVEWAY APPRO GHWAY DEDICA		UIRED							
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Conservation		FI	PPROVED FOR I									
Plumbing			RIVATE SEWAGE STEM APPROVE		L	T						
Planning		Al	PPROVED UNDER								<u> </u>	
Fire		AF	PPROVED (TITLE	E 19)		-+						
			PROVED FOR									
Traffic		-				******					•	
		I										



3 CITY OF LOS ANGELE		ATION T	O ADD-A				AOLISH DEPT. 0	B &	S B-3_R12-N
INSTRUCTIONS: 1. A	pplicant to (ms On	ly. 2.	Plot Plan R		on Back	of Original.
1. LEGAL LOT DESCR.		BI.K.	TRACT					CENSUS	TRACT
					78			2702	
2. TRESENT USE OF BUIL	ding Cice	1.	NEW USE OF E	suildin Same				DIST. MA 4995	P
3. JOB ADDRESS	. 106		1 2) ,	oame	 -				
8888 Venic	A DI WA							ZONE Ml-1	
4. BETWEEN CROSS STRE	se pron	•						FIRE DIS	T
National			1	IJ1 n	w C			FIRE DIS	
5. OWNER'S NAME		A	ND J	Heln PHONE				LOT (TYP	F)
Alert Parv	rin Co	& Doh	emann /	Co.		25360		Cor.	_,
6. OWNER'S ADDRESS	/111 00.	& DOIL	Cincular (CITY	<u> </u>	ZIP		LOT SIZE	
120 N. Rov	rertson	Dv [A	τ.	Δ		9006	a	88x1	
7. ARCHITECT OR DESIGNI	ER ER	DEVU.	لبد	STATE	LICENSE			1	10
Greve & Di	bourke	Inc.	SE 1	131	쥥'	20-295	1	I	
8. ENGINEER					LICENSE	No. PHONE		ALLEY	
Greve &ORc	ourke _		SE 113:	1	8	70-295		/	
9. CONTRACTOR					LICENSE	_		BLDG. LI	NE
Thomas New	wton		S. Rob			2632	29	<u> </u>	
O. LENDER		В	RANCH	JA.	DDRESS			AFFIDAV	ITS
11. SIZE OF EXISTING LENGTH WIDT	TH	1	o. of existing		NGS ON	rm			
2. MATERIAL OF CONSTRUCTION	EXT. WALL	_	ROOF			FLOOR			
OF EXISTING BLDG. →→ 13. JOB ADDRESS	⇒lconc/	tit. u	p.	cc	gmc	<u> </u>	emen.	H DISTRICT	VELICE
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AN CHECK EXPIRES SIX M E IS PAID IF CONSTRUCTION	ONTHS AFTER ON IS NOT CO	FEE IS PAID. MMENCED.	PERMIT EXPIR	RES ONI	E YEAR	AFTER FEE	IS PAID	OR SIX M	
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I certify that in doin	g the work	authorized	hereby I wi	ill not	emplov	any person	n in viol	ation of t	he Labor
Code of the State of	California r	elating to w	orkmen's co	mpens	sation i	nsurance.			
"This permit is ization of the work s	an applicati	on for inspe	ection, the	issuon	ce of w	hich is not	an appr	oval or a	n author-
as authorizing or peri	mitting the	violation or	failure to	comply	/ with	any applica	ible law.	Neither	the City
of Los Angeles, nor	any board.	department	. officer or	emple	ovee th	ereof make	any wa	rranty or	shall be
responsible for the pe or soil upon which su	ertormance o uch woek is	or results of performed "	any work (describ	ed her פור פו	ein, or the 02 L.A.M.(conditio	n of the	property
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Signed Johns	is Uleu	lone				, h	Name		Date
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Bureau of Engineering		ESS APPROVED			RJA		ر ب	/30/7	¥ /
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Fire	(L.A.I	M.C5700)							
Traffic	APPR	OVED FOR		_					,
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NO CONTOURS THE MOS H5.1

3	APPI		TION FOR					DDI'					PAI				B&S	B-3—R5.75 AND SAFETY
INST	RUCTIONS	S:	Applicant to	o Com	plet	e Num	bered	d Item	s Only	•							4C	-1
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	tion of the	wor	k specified l	nerein.	Th	is perr	nit d	loes no	ot auth	orize	or p	erm	nit, r	nor	shal	l it	be co	onstrued
of	Los Angele	es, n	or any boan e performand n such work	d, dep	artn	nent, of	office	er or e	employ	ee the	ereof	ma	ke i	any	war	rant	y or :	shall be
or	soil upon	which	such work	is per	forr	ned."	- (\ (See	Sec.	91.02	02 L	A.	M.C.)	ditio	0.	1110	лорску
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3 APPLICA CITY OF LOS ANGE	TION FOR INSPE	ECTION — / FOR CERTIFI				B&S B-3R5.75
INSTRUCTIONS:	Applicant to Com				DEPT. OF	BUILDING AND SAFETY
1. LOT	Applicant to Com	TRACT	s Only	·		DIST. MAD
LEGAL 2 0 J		IRACI	1778			4995
DESCR. 3 & 4			mil 1,0 .	w #	-	CENSUS TR. 2702 . 02
2. PRESENT USE OF BU		1205 G NEW U	SE OF BUILDING	SAME	- '	ZONE MI-1
3. JOB ADDRESS	_	#13	'Ste	the fresh	न्टर	FIRE_DIST.
8888 Ver		AND				LOT (TYPE)
Helms			ional			cor
	re Curric	ulum	. , <u></u>	PHONE		irreg
6. OWNER'S ADDRESS Same		CITY LA		ZIP		
7. ENGINEER			STATE LICENSE	No. PHONE	<u> </u>	ALLEY
Jack Woo		ACTIVE S	STATE LICENSE	No. PHONE		BLDG, LINE
9. CONTRACTOR			STATE LICENSE	· / / · ·		
J. Couls		3114/		. 54 6-	1608	AFF36854
10. BRANCH LENDER	ADDR	RESS	. ———— :	CITY		
11. SIZE OF EXISTING B			0. OF EXISTING	BUILDINGS ON LOT	AND USE	1
12 CONST MATERIAL	EXT. WALLS	· ; 20; ` ·	ROOF	FL00R		
OF EXISTING BLDG.			The second secon	con	C .	DIST: OFFICE
2 8888 Ve	enice.				-	LA
14. VALUATION EQUIPMENT	TO INCLUDE ALL FIXED REQUIRED TO OPERATION OF THE PROPERTY OF	\$ \$ 30°	,000.	•		CRIT. SOIL
15. NEW WORK:	t. alterat		_	of use	-te	GRADING
		4	range L	C-	CC V	HIGHWAY DED.
NEW USE OF BUILDING	6 Hice	SIZE OF	ADDITION	STORIES	HEIGHT	yes FLOOD
office 2	L'store		PLANSC	- No	<u> </u>	cons.
M-8 00	c. G-	april and a c		50km		/
AREA VICTOR	AX N	TOTAL	. /	PPROVED		myers .
	JEST PARKING	REQ'D PROV	IDED APPLICA	TION APPROVED		FILE WITH ;
SPRINKLERS CO	ONT.	ب ، د د	COMB	INSPECTION ACT		INSPECTOR
SPECIFIED SPECIFIED		P.M.	I.F.	GEN WAJ.	C/0	O.S. TYPIST
146.20	172.0					l kg
MON	N CHECK EXPIRES SIX VTHS AFTER FEE IS PA	ID IF CONSTRUCT	ION IS NOT COM	MENCED.		
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LIAI HAU	B#/ b~	10 ~ ~ -				
va .	9-76 4.7	2 1 1 8	•19	468 V -	— 1 C	版 172.00
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CASHI	•					
<u></u>	; - +		- -	المحادث		
1 position also e	foing the live to	STATEMENT (OF RESPONS	SIBILITY	m in ···-l	tion of the Labor
I certify that in c Code of the State	of California rela	iting to workm	nen's compen	isation insurance	∍.	•
ization of the wor	is an application : k specified herein.	This permit of	tope not suit	horize or permi	t norshal	Lit be construed
as authorizing or	permitting the vio	lation or failu	re to comply	with any appli	cable law.	Neither the City
responsible for the or soil apon which	e performance or i	results of any	work describ	ed herein, or th	ne condition	n of the property
1 1	DOUGH IS PER	L L	Jee Jec.	ZUZ L.M.M		
Signed (Owner o	r Agent having Property	Owner's Consent)		Signature/Date	э,	
Bureau of	ADDRESS APPROVED			christi	an :	1-8-76
Engineering	SEWERS	SEWERS AVAILABLE		Ust	GR-	1-9-76
		NOT AVAILABL	LE	NO SEWER/P	LUMBING PE	· 2′D.
		SFC-DUE		SFC NOT APPI		
	DRIVEWAY		Part - 1	r .		
	HIGHWAY DEDICATION	NN	REQUIRED COMPLETED			
	FLOOD CLEARANCE		JOHN LCIED			
Conservation	APPROVED FOR ISSU	E	NO FILE		·	
Fire	APPROVED (TITLE 19					
Housing	HOUSING AUTHORITY					
Planning	APPROVED UNDER CA	ASE #			·	
Traffic	APPROVED FOR					

9	API	PLICATION	FOR INSPEC	TION —TO	ADD-	ALTER-	REPAIR-DE	MOLISH	B-3 (R 12.50)
3		LOS ANGELES		CERTIFIE	المراجع		والمناز والمراور والمراور والمناور والمناز والمراور والمراور والمراور والمراور والمراور والمراور والمراور	OF BUILDING	AND SAFETY
F	INST	RUCTIONS:	1. Applicant		الراس الواري الواري المناول في المناول الواري ا والواري الواري الو		والمراجع والم والمراجع والمراجع والمراجع والمراجع والمراجع والمراجع والمراج	DIST. MAP	
11.	10Part	A,B & of 1	BLOCK	TRACT	ips 2	2-44	DISTRICT NO.	(,)) -	•
LEGAL DESCR.	part	of 1	States seems	17	778			CENSUS TE	2.00
2. PRE	SENT USE	OF BUILDING	<u></u>	NEW US	E OF BUI			ZONE Ml-1	
(Z)	2) War	ehouse		000		ME_	0.1	FIRE DIST.	والوالي والمرابط
88	49 Na	tional	B1. 0		بالمبارية بالأبطاري ويتراوي المراجعين	uce. B		L(IT TYPE	وی داریان ای داری در داری داری در
		SS-STREETS B1.		Was	hing	ton B	I .	LOT SIZE	
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TO ADD-ALTE APPLICATION REPAIR-DEMOL FOR ! AND FOR CENTERS INSPECTION INSTRUCTIONS: 1. Applicant to Complete Numbered Home Only. 1244 BLOCK DIST. MAP COUNCIL LOT DISTRICT NO. 123-169 Part B Frank Parienico Pl LEGAL 10 CENSUS TRACT DESCR. 2702 2. PRESENT USE OF BUILDING NEWTUSE OF BUILDING ZONE Retail Store MI-I Same 3. JOB ADDRESS FIRE DIST. 8876 Vertice Blvd. II 4. BETWEEEN CROSS STREETS AND LOT TYPE La Cieneca & Robertson Int 5. OWNER'S NAME LOT SIZE SAR A Plummers Furniture 6. OWNER'S ADDRESS CITY ZIP Irr 8876 Venice Blvd. ACTIVE STATE LIC. NO. 7. ENGINEER BUS. LIC. NO. PHONE ALLEY ACTIVE STATE LIC. NO. PHONE BLOG. LINE BUS. LIC. NO. B. ARCHITECT OR DESIGNER AFFIDAVIIS CITY ZIP D. ARCHITECT OR ENGINEER'S ADDRESS 36854/4198 ELS. LIC XO. ACTIVE STATE LIC NO. PHONE 10. CONTRACTOR 41906/6373 Argo Const. SIZE OF EXISTING BLOG ELISTING SHELDINGS ON LOT AND USE 11. WIDTH 184 LENGTH P.C. REOD Correteial EXT. WALLS 12. CONST. MATERIAL (No WOOd OF EXISTING BLDG. 38-> Wood-* Conc 13. JOS ACCRESS STWEET GLIDE DISTRICT OFFICE 8876 Venice Blvd. VALUATION TO INCLUDE ALL FOREST. SEISMIC STUDY ZOA AND USE PROPOSED BUILDING FLOOD CRADING 15. NEW WORK Comply with handicap (Decrae) HWY. DED. CORS. Yes STORES I HEIGHT ZOMED BY NEW USE OF BUILDING Retail Store JIC PLANS CHECKED FILE WITH CROUP FLOOR - ASEA oct. PLINKELLAND TUTAL DWELL MAX TYPIST DCE UKITS hla PARKING PROYUMED CUEST INSPECTOR PLEXING -EQ CONT. ■ P.C. efl B&SB-3812/1 SP.C. PM #راخ _{سط}ین 27, EL Claims for returns of fees N N O 20.00 .50 permits must be flee, f. Within one year from date of sayment of € LF. F.H. fee or 2. Within one year from USE dates of expirations of extension <u> ಅ</u> 00 522.12 & 22.13 LAMC. DIST. OFFICE SUSS SPRINCLERS RECOD SPEC. P.C.NO. CVD ENERGY Unless a storter period of time has been established by an official action, plan check accroval expires one year after the fee is paid and this permit expires this years after the feet is paid or 180 days after the feet is paid if construction is not connected. DECLARATIONS AND CERTIFICATIONS LICENSED CONTRACTORS DECLARATION 6. I hereby affirm that I am licensed under the provisions of Chapter 9 (commending with-Section 7000) of Division 3 Business and Professions Code, and my license is in full force and effect. Lie. Number 45365 Contractor OWNER-BUILDER DECLARATION . I hereby affirm that I am exempt from the Contractor's License Law for the following reason (Sec. 7031,5, Business and Professions Code: Any city or county which requires a permit to construct, after, improve, demolish, or repair any structure. prior to its issuance, also requires the applicant for such permit to file a signed statement that he is licensed pursuant to the provisions of the Contractor's License Law (Chapter 9 (commencing with Section 7000) of Division 3 of the Business and Professions Code) or that he is exempt therefrom and the basis for the alleged exemption. Any violation of Section 7031.5 by any applicant for a permit subjects the applicant to a civil penalty of not more than five hundred dollars (\$500).): [] I, 25 owner of the property, or my employees with wages as their sole compensation, will do the work, and the structure is not intended or otherso for sale (Sec. 1044, Business and Professions Code: The Contractor's License Law does not apply to an owner of property who builds or improves thereon, and who does such work himself or through his own employees, provided that such improvements are not intended or offered for sale. If, however, the building or improvement is sold within one year of completion, the owner-builder will have the burden of proving that he did not build or improve for the p of sale.). I i, as owner of the property, am exclusively contracting with licensed contractors to construct the project (Sec. 7064. jusiness and Professions Code: The Contractor's License Law does not apply to an owner of property who builds or improves hereon, and who contracts for such projects with a contractor(s) licensed pursuant to the Contractor's License Law.). B. & P., C., for this reason. [] I am exempt ender Sec. _ Owner's Signature ale. I besety effice that I have a certificate of consent to self-insura, or a certificate of World's Compensation Insurance, or certified copy thereof (Sec. 3800, Lab. C.). acy No._ Lindurance Company. Centilled copy is hereby furnished. Consider copy is seed with the Los Angeles City Dept. of Biog. & Salety. ____Applicant's Signature oficent's Mailling Actives. CERTIFICATE OF EXEMPTION FROM WORKERS' COMPENSATION INSURANCE certify that in the performance of the work for which this permit is issued, I shall act employ any person in any main as to become subject to the Workers' Compensation Laws of California. Aconcerés Signature THE TO APPLICANT: It, after making this Certificate of Exemption, you should become subject to the Workers' Commedicin provisions of the Ligher Code, you must forthwith comply with such provisions or this pensit shall be deemed CONSTRUCTION LENDING AGENCY hereby affirm that there is a construction lending agency for the performance of the work for which this permit i :. 3097. Cív. C.). ier's Name Lender's Address ____ persify that I have read this application and state that the above information is socrect. I agree to comply with all city whe county artinences and state less relating to building construction, and heady authorize representatives of this city to rupon the above-mentioned scoperty for inspection purposes. ealize that this penned is an acceleration for inspection, that it dives not approve or authorize the social specified begin, w k does not authorize or pennic any violation or failure to comply with any applicable law, that neither the city of Los des act any break department, officer or employee thereof make any warranty or shall be approache for the partment, a crk persised herein on the condition of

CITY OF LOS ANGELES

DEPT. OF BUILDING AND SAFETY.

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SEFT OF BUILDING AND SAFETY CITYOFLOSAMEELES TO ADD-ALTE APPLICATION 300 FOR I REPAIR-DEMOL AND FOR CENTIFIC INSPECTION OF OCCUPANC INSTRUCTIONS: 1. Applicant to Complete Numbered Items Only. TRACT DIST. MAP BLOCK COUNCIL LOT 1. DISTRICT NO. 123-169 LEGAL 10 Part B Frank Partenico Pl CENSUS TRUCT DESCR. 2702 2. PRESENT USE OF BUILDING TELL DELENEW USE OF BUILDING ZONE (10)-Furniture Store M1 - 1Same 3. JOB ADDRESS FIRE DIST. 8876 Venice Blvd. II 4. SETWEEEN CROSS STREETS AND LOT TYPE Int <u>La Cieneca</u> Robertson 5. OWNER'S NAME LOT SIZE 6. OWNERS ADDRESS FUR DIEUE CITY III **ZIP** 8876 Venice Blud 7. ENCINEER BUS. LIE NO. ACTIVE STATE LIC. NO. PHONE ALLEY ACTIVE STATE LIC. NO. PHONE . ARCHITECT OR DESIGNER SLDG. LINE BUS. LIC. NO. 9. ARCHITECT OR ENGINEER'S ADDRESS **AFFIDAVITS** ZIP CITY 36854/4198 10. CONTRACTOR BUS. LIC. NO. ACTIVE STATE LIC. NO. 41906/6373 Argo Const. 714-599-0746 SIZE OF EXISTING. BLDG. NO. OF EXISTING BUTEDINGS ON LCT AND USE 11. HEIGHT STORIES 181 LENGTH 207 20 - Commercial P.C. MECO HTCIW 12. CONST. MATERIAL EXT. WALLS ROOF FLOOR Yes Mood Wood of existing slog. 3-> Conc 13. JOS ADDRESS STREET CUIDE DESTRICT OFFICE 8876 Venice Blvd. IA VALUATION TO INCLUDE ALL FIXED SEISMIC STUDY ZON EQUIPMENT REQUIRED TO OPERATE 29,000.00 AND USE PROPUSED BUILDING 15. NEW WORK FLOOD Non-bearing partitions NSTALL (Describe) MY, DED. COME. platform Yes SIZE OF ADMITION NEW USE OF BUILDING HEIGHT STORIES ZUNED EY J.M.C. PLANS ENLERED FLOOR FILE WITH CROUP OCC LPPLICATION APPROVED DWELL UNITS MAX TOTAL TYPIST OCC. hla PARKING PROVIDED TRSPECTION ACTIVITY **GUEST** PARKING DESPECTOR **XXXXX** EQ COME GER JUNALS !! CORS. COMP. STD. CONT. INSP SPL 82583M21 71 163.15 95 € LF. FH 79573 CASHIER 10/29/87 264 SECTIONS 22.12 & 22.13 LANC e doi unt SESS SPERMILERS RETUSPEL FERD C ENERGY Exicat a shorter period of time live book established by an efficiel action, plan check approval expires one year after the tie is paid and this parmit engines mic yours after the fee is paid or 180 days after the fee is paid if construction is not commenced. DECLARATIONS AND CERTIFICATIONS LICENSED CONTRACTORS DECLARATION . I hereby affirm that I am licensed under the provisions of Chapter 9 (commencing with Section 1000) of Dispion 3 of the Business and Professions Code, and my license is in full force and effect. __ Uc. Number 45365/ OWNER-BUILDER DECLARATION . I hereby affirm that I am exempt from the Contractor's License Law for the following resear (Sec. 7031,5, Business and Professions Code: Any city or county which requires a permit to construct, alter, improve, demoliefs, or repeir any structure, erior to its issuance, also requires the applicant for such permit to file a signed statement that he is Sceneed permits to the ROMBICAS of the Contractor's License Law (Chapter 9 (commencing with Section 7000) of Division 3 of the Business and Proeserces Codes or that he is exempt therefrom and the basis for the alleged exemption. Any violation of Section 2021.5 by my applicant for a permit subjects the applicant to a civil penalty of not more than five hundred dollars (RECEL): [] I as owner of the property, or my employees with wages as their sole compensation, will do the work, and the structure and intended or offered for sale (Sec. 7044, Business and Professions Code; The Contractor's License Law does not apply s am connex of property who builds or improves thereon, and who does such work himself of through his own employees, consided that such approvements are not intended or offered for sale. If, however, the building or improvement is sold within ne year of completion, the conser-builder will have the burden of proving that he did not build or improve for the purpose 52.0. [] I, as owner of the property, are exclusively contracting with licensed contractors to construct the project (Sec. 7044. isiness and Professione Code: The Contractor's License Law does not apply to an owner of property who builds or Improves ereon, and who contracts for such projects with a contractor(s) becaused cursument to the Contractor's License Law.). Til i am exempt under Sec. ______ B. & P. C. for this reason_____ ____Owner's Signature WORKERS' COMPENSATION DECLARATION bereby affirm that I have a certificate of consent to self-insure, or a certificate of Worker's Compensation Insurance, or certified copy thereof (Sec. 3800, Lab. C.). CINO DZZZ ZOCZ - 87 Securence Concern_ I Conside copy is beauty terrished. T Certified gody in filed with the Los Angeles City Dock of Sitia. It Sale Applicant's Signiture__ licants Maillog Accress. CERTIFICATE OF EXEMPTION FROM WORKERS' COMPENSATION INSURANCE certary that he the performance of the work for which this permit is issued. I shall not employ any person in any manage es la become autient to the Workers' Compensation Laws of California. Acolome's Signature ... ICE TO APPLICANT: If, after making this Certificate of Exemption, you should become subject to the Wichers' Comlation provisions of the Labor Code, you must forthwith comply with such provisions or this penuit shall be deemed ked. CONSTRUCTION LENDING AGENCY peretry affines that there is a construction leading agency for the performance of the work for which this permit is issued . 3057, Cir. C.L. er's Hards _ Lender's Address entify that I have read this application and state that the above information is correct, I agree to comply with all city conty ordinances and state laws relating to building construction, and hereby actionize representatives of the city as upon the above-mentioned property for inepaction perposes. selize that this permit is an application for inspection, that it does not approve or authorize the work specified bessur, t does not authorize or permit any moistion or facture to comply with any applicable law, that neither the city of Ecs es not any others, department, officer or employee thereof make any macracity or shall be responsible for the perform-or regular of any mark described heavist or the condition of the property or soil apost which such work is performed. 1020 12 (Owner or agent having property owner's consent)

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any a □ I	pplicant fo l. as owne	or a permit s or of the prop	subjects to perty, or	the applica my employ	nt to a cr ees with t	vil pen wages	alty of a as their	not more sole com	than five pensation	hundred dolts, will do the stractor's Licen	ars (\$500).): work, and the	structure
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thered	on, and w	ho contracts	for suc	h projects	with a co	ontracti	or(s) lic	ensed pu	rsuant to	the Contracto		
	ſ	m that I has	V	VORKER	s' com!	PENS.	ATION	DECLA	NATION	l /orker's Comp	ensation Insu	fance of
a cert Policy	ified copy	thereof (Se 983691	c. 3800,	Lab. C.). Insurar	ice Compai	ny	STA	T &		•		
	Certified co	opy is hereby	/ furnishe vith the L *	os Angele:	s City Dep	it. of Bi	dg.					
	ant's Mail	ing Address			······				ADENCA	TION INCL		
so aş	to become	in the perlor le subject to	mance of the Wo	f the work rkers' Con	for which	this p Laws	of Cal	issued, fornia,	I shall no	TION INSU		y manner
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(Sec.	3097. Civ.	C.).							s			
21. i co	rtify that I	l have read !	this appli	cation and	state tha	t the a	ibove ir	formation	is corre	ct. I agree to	comply with	all city
enter I re	upon the a atize that	ibove-mentio this permit i	ned prop is an app	erty for ins olication fo	spection pr or inspecti	urposes on, tha	s. It it doe	s not ap	prove or a	authorize the le law, that n	work specified	d herein,
Angel ance	es nor any or results	y board, dep	artment, describe	officer or	employee	there	of make	any warr	anty or si	hall be respond on which suc	isible for the	perform-
	edX		<u>//</u>				<u>y</u> (CHMY	4CTOR	<u> </u>	6-9-9	2
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			1. App	olicant to Co	mplete	Numbered Ite	ems Only.	UF	120B169	16 t
1.	LOT	RI OF LOT	вьоск	TRACT	NK PZ	ARTENICO	CITY CLERK REF. NOM 21.0-	-186	DISTLIMAP	
LEGAL DESCR.	FRAC.			1778			MB22-44	100	CENSUS TRA	CT
	ESENT USE	E OF BUILDING	DE a		_	OF BUILDING			ZONE M1-1VL	
35. JQI	B ADDRESS	ETAIL STO	 	יור יייי		SAME -	SUITE/UNIT NO.	}		COUN. DIST.
-		8886 + 88 ROSS STREETS AL BLVD.	88 VE	MICE BL)				LOT TYPE	10
5. OW	NER'S NA	ME () TEN	ANT	() BUILDIN	وماله الأسار المراب والمراب والمراب والمراب والمراب	ELMS AVE.	PHONE		INT LOT SIZE	
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	ID TA	UBMAN R DESIGNER		55730-1	4 SE	1445 31	0 478-4871	8	BLDG. LINE	,
880	0 VEN	ICE BL.	7	32241-80 CIT		5548 31	0 559-746	7	DOCUMENT	S/
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1/31	NTRACTOR UL C	LINDEY		81954	4	41227	9/8-352-67		ZI1740	
	SIZE OF EXIDTH 85	KISTING. BLDG.	STOR	HEIGHT 21		FEXISTING BUILT	INGS ON LOT AND	1	AFF36854	1
	AMING MATERIAL	· -· · · · · · · · · · · · · · · · · ·	XT. WALL	.S	ROOF WD		FLOOR	í	AFF41985 AFF41986	
7	3. JOB /	ADDRESS	8888	VENICE) _	SUITE/UNIT NO.		AFF63738	-
5	4. VALU	ATION TO INCLUD	E ALL FI	XED		\$ 100,00	<u>'</u>		DIST. OFF.	P.C. REO'D NO F
15. NE	W WORK	USE PROPOSED BI	JILDING		"" 				GRADING	SEISMIC
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	A A BUIL	5 /	MAX		······································	BUILDING PLANS CHECKED	ZONING		ZONED BY	Afe-
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DWELL	AR	ILDING /	ARE	·		Mela	24734.		JP //	
GUEST ROOMS	PAI	RKING Q'D	PARI	C I	D HC _v	CS GEN	MAJ.S. E	Q.	IIVOI LOTOIT	
▼ P.C.	14	GP.I. + NP	CONT. INSP.	1.4/	- ************************************	31-27	00.32		8&80	8-B-3 (R,7/90)
S.F.C	3 .	P.M.	*.	N/A		SASS	67 SAS			
B.F.	23	E.I.		for refund of fees must be filed: 1. W		<u>خ</u>				
■ I.F.	<u> </u>	F.H.	or 2, Wi	in date of paymenthin one year from one year from one of extension for	r date of	USE O				
S.D.1	A	O.S.S.	or gradi	ng permits granted B. & S. SECTION	d by the	R'S U	*			
ISS. OF	F.	S.O.S.S.	SPRINK REO'D	LERS =1		ASHIE				
P.C. NO) <u>. </u>	C/O,	ENERG		DAS	ර }	<i>*</i>			
Unitess a s	shorter period	of time has been estat	olished by a	n official action, pl	S an check	#1771/07	10:20:35AN I	យ្គ	T_17#% &	ም ፈ ፈ
approval e	expires one ye	ear after the fee is paid days after the fee is p	and this pe	rmil expires two ye	ears after [elds f	lah Chec	WLU 1	52;	1.16
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•		tare that notification		os removal is no	ot 	1	_ \$			
Signature		1/2 6			0-92	, 	•		1	
6.4							~ ^ ~ .			
16. I he	ereby affire		LICE	ENSED CON	NTRAC	TORS DECLA Chapter 9 (comm		01/196	0) of Division	3 of the
Date	2-2			Lic, Nu			ntractor	(Sign	ature	
			* •	OWNER-B	UILDEF	DECLARATI	ON	•		
Profess	sions Cod	le: Any city or co ance, also require	ounty which so the	ch requires a plicant for suc	permit ch permi	to construct, alte it to file a signed	following reason r, improve, demol statement that he	lish, o o is lic	or repair any s censed pursua	structure, ant to the
provisi lession	ions of the ns Code)	e Contractor's Lic or that he is exe	cense La	w (Chapter 9 efrom and the	(comme basis	ncing with Section for the alleged e	n 7000) of Division xemption. Any victor than five hundred	n 3 of plation	the Business 1 of Section 7	and Pro-
mi	as owner	r of the property.	or my er	nplovees with	wages	as their sole com	pensation, will do The Contractor's	the v	vork, and the	structure not apply
to an provide	owner of led that su	property who butch improvements	iids or ii s are not	mproves there intended or	on, and offered	who does such for sale. If, howe	work himself or t ver, the building o	throug Ir impi	ih his own en rovement is so	nployees, old within
of sale	o.) .						the did not build not build not build			
Busine	ess and Pr	ofessions Code:	The Cont	ractor's Licen:	se Law	do es not apply to	an owner of prop	iorly w	vno builds or	improves -
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			WOR	KERS' CON	APENS	ATION DECLA		Como	ensation losu	rance or
a certi	ified copy	thereol (Sec. 38	00, Lab.	C.).		مهيد بر بسيد		_		imires, or
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Data	12-2	10-97		Annileanife Side	aftire -	1/1/100			is all it	
Applica		ng Address					MPENSATION I	INSU	RANCE	
\$0 25	rtify that i	in the performance subject to the	e of the Workers	work for which Compensation	ch this i	permit is issued.	I shall not employ	y any	person in any	r manner
NOTIC	E TO API	PLICANT: If, aft	er makin	a this Certifi	cate of	Exemption, you	should become su	bject	to the Worke	rs' Com-
pensati revoked	ion provis	sions of the Labo	or Code,	you must for	rthwith (comply with such	n provisions or th	is pe	rmit shall be	deemed
	reby affirm 3097, Civ.					ENDING AGE for the performan	ce of the work for	which	h this permit i	is issued
) i			والمراجعة	والمراجع	gaļana etrans	. Lander's Addres				
21) cer	etity that f	have read this s	ppllgatio	n and state th	at the :	ibove ihfőímetlőn	i is correct. I squ	ree to	comply with	all city
and co enter u	ounty ording points of the property of the pro	nances and state bove-mentioned p	reperty f	ating to buildi or inspection (bntbo s ei ju č odu i	struction, and here.	reby authorize rep	oreson	tatives of this	s city to
that it Angelø	does not as nor any	authorize of port board, departme	mit any v ent, office	riolation or fa er og employe	iluro to o thore	comply with any of make any warr	provo or authorizo applicable law, t anty or shall be r	lhat n espon	either the city sible for the	y of Los perform⇒
antie o (See Se	or results (ec. 91.020)	of any work description	ybed her	or the co	ndition (of the property o	r soll upon which	h suo	n work is po	irformed.
Signe	d <u>-1/-</u>	er or agent havin	//	· · · · · · · · · · · · · · · · · · ·		avilled	<u></u>	2-	30-92	
	Clown	er or agent havin	g proper	ty owner's con	nsent)	Positio	 س.		Date	,

*	3 5 4 0 0 2		
Bureau of Engineering		ADDRESS APPROVED DRIVEWAY HIGHWAY DEDICATION COMPLETED	
_	Required	FLOOD CLEARANCE	
Improvement SEWERS	YES NO PERMIT	SEWERS AVAILABLE	
RES, NO. CERT. NO.		NOT AVAILABLE SFC PAID	
, , , , , , , , , , , , , , , , , , ,	SFC NOT APPLICABLE	SFC DUE	
Grading Comm. Safety	APPROVED FOR ISSUE NO FIL		
CEQA Fire	APPROVED (TITLE 19) (L.A.M.CS700)		14.17344 280BN972
	APPROVED - HYDRANT UNIT, ROOM		
CRA Transportation	APPROVED PER REDEV. PROJECT APPROVED FOR DRIVEWAY LOCATIO		
Planning	APPROVED FOR ORD. # WORK SHEET #	······································	
	APPROVED UNDER CASE * LANDSCAPE / XERISCAPE		
	SIGHT FREAM REVIEW FTTE. THE	TITY CELCS ANGELES	
Housing	HOUSING AUTHORITY, AFFIDAVIT NO	AT FIE CONNICE TO THE TOTAL OF STREET	
Construction Tax Cultural Affairs	RECEIPT NO.	3 DWELTING DNUSE	NOFIRM
Rent Stabilization D	ivision * * * * * * * * * * * * * * * * * * *	~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~	perry //
LEGAL DESCRIPTION	######################################		
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ATTACHED PLOT PLANS SHALL NOT EXTEND A	Danna Colly	DATIONAL BUND	WENICE BURNEY
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3 INSPECTION 6 2 0 0 5	DEPT. OF BUILDING AND SAFE	REPA	ADD-ALTER IR-DEMOLIS OR CERTIFICA OCCUPANCY	SH
INSTRUCTIONS: 41. Applicant to Con	nplete Numbered Item		120B169	
-1. LOT PLOCK TRACT		CITY CLERK	DIST. MAP	
LEGAL PT. B FRANK P.	ARTENICO	REF. NOP10-186	123B169 —CENSUS TRACT	
DESCR. FR. 3 - 10 - 1778	<u>,, ,_, ,_, ,_, ,_, ,_, ,,, ,,, ,,, ,,</u>	MP22-44	2702	,_ ,,
2. PRESENT USE OF BUILDING (16) RETAIL	W USE OF BUILDING SAME		ZONE M1-1VL	
3. JOB ADDRESS 18884-88 VENICE BL		SUITE/UNIT NO.	FIRE DIST. COUNTY	DIST.
4. BETWEEEN CROSS STREETS AND		<u></u>	LOT TYPE	
- NATTONAL BL. 5. OWNER'S NAME () TENANT (>6') BUILDING	HELMS AVE	HONE	COR/BLK LOT SIZE	
BILL FELDMAN		822-5770		
6. OWNER'S ADDRESS CITY 12540 REATRICE ST	т.д 9	0066	ACREAGE	
7. ENGINEER BUS. LIC. NO.	SE 1445 310	PHONE	ALLEY	
8. ARCHITECT OR DESIGNER BUS. LIC. NO.	ACTIVE STATE LIC. NO.	PHONE	BLDG. LINE	··
9. ARCHITECT OR ENGINEER'S ADDRESS 732241-80		IP 1401	DOCUMENTS/	
ALISON WRIGHT	LA 9	0034	EASEMENTS	
10. CONTRACTOR BUS. LIC. NO. PAUL GLINDSEY 881954	441 3 27 818-3	PHONE 352-6766	ZI 1740 a	M
11. SIZE OF EXISTING: BLDG STORIES HEIGHT-	NO. OF EXISTING BUILDIN	GS ON LOT AND USE		
WIDTH 85 LENGTH 444 1 21 EXT. WALLS		LOOR	AFF 36854 41985	
OEEXISTING BLDG.	WD	CONC	41986	
3. JOB ADDRESS 8884-88 VENICE BL		UITE/UNIT NO.	63738	
14. VALUATION TO INCLUDE ALL FIXED EQUIPMENT REQUIRED TO OPERATE.	\$ 3,000		DIST. OFF. P.C.	REQ'D
AND USE PROPOSED BUILDING	5.		WIA N GRADING SEIS	O F
(Describe) (REVISE PIAON PIEM) CON			HWY, DED. FLOO	OD O
ON 92WL00157; ADD 16 SKYLIGHT			YES FILE WITH	·
NEW USE OF BUILDING SIZE OF ADDITION STOP	BUILDING HEIGH	ZONING	92WL00157	
TYPE GROUP MAX.	PLANS CHECKED	100	SP CW	col
DWELL BUILDING ZONING	APPLICATION A P	NEW Y	TYPIST 4	~92
GUEST PARKING PROVIDED	INSPECTIO		INSPECTOR	
ROOMS REQ'D N C HO		MAJ.S. EQ.		
P.C. G.P.I. + NP CONT. INSP.	SYS 03	SSYS	B & S 08-B-3 ((R.7/90)
S.P.C P.M.				
B.P. E.I. 20 Claims for refund of fees propernits must be filed: 1. With	• • • • • • • • • • • • • • • • • • •			
permits must be filed; 1. With year from date of payment of 2. Within one year from d	of feet 5			
expiration of extension for bit or grading permits granted,	by the			
S.D. Dept. of B. & S. SECTIONS & 22.13 LAMC	22.12			
SOURCE SOURCE SPRINKLERS REQ'D SPEC.	T SS			
P.C. NO. C/O ENERGY DA	ş j			
Unless a shorter period of time has been established by an official action, plan	check			
approval expires one year after the fee is paid and this permit expires two year the fee is paid or 180 days after the fee is paid if construction is not comm	rs after enced.	Sadoranom in da	ተ መወረፍ ሎ ቀላ	
	ELDG PLA	X:17:30PH WLO1 W CHEC	38.25 38.25	
NEW AFFIDAVITS	BLOG PER		45.00	
PLAN CHECK EXTENDED TO	PER LINVULUE 1	RCTAL	0.63	• •
ADMINISTRATIVE APPROVAL DATED	OHE STOR	\$	1.68	1
D.A.D. PLANS CHECKED #	SYS DEV		5.03 90.59	
HOUSING MITIGATION FEE ORDINANCE	CHE		90.59	•
ASBESTOS NOTIFICATION Check Box: D Notification letter sent to AMMD or EPA.		72WL	01354	
I declare that notification of asbestos removal is not applicable to addressed project.		يندين المراه	المراس والمراس والمراس والمراس	
Signature / 1/2 Date / 2	3-6/			
			//	<u> </u>
	AND CERTIFICATE		//_/	7
16. I hereby affirm that I am licensed under the provision Business and Professions Code, and my license is in full	is of Chapter 9 (commend	cing with Section 100	Division 3 of	the
Date 4-23-92 Lic. Class B-L Lic. Numl	per <u>44/327</u> contra			
OWNER-BUI	LDER DECLARATION	// (Sign	ature)	
17. I hereby affirm that I am exempt from the Contractor's Professions Code: Any city or county which requires a period of the county which requir	License Law for the for ermit to construct, alter,	lowing reason (Sec. improve, demolish, o	r repair any structu	ıre,
prior to its issuance, also requires the applicant for such provisions of the Contractor's License Law (Chapter 9 (c	ommencing with Section 7	1000) of Division 3 of	the Business and P	10-
lessions Code) or that he is exempt therefrom and the land any applicant for a permit subjects the applicant to a civ	il penalty of not-more tha	in five hundred dolla	rs (\$500).):	
I, as owner of the property, or my employees with with its not intended or offered for sale (Sec. 7044, Business to an owner of property who builds or improves thereof	and Professions Code: Th	e Contractor's Licens	e Law does not ap	ply
provided that such improvements are not intended or of one year of completion, the owner-builder will have the	fered for sale. If, however	, the building or impr	ovement is sold wit	ក់ពែ
of sale.). [7] I. as owner of the property, am exclusively contract.			e project (Sec. 70	44.
Business and Professions Code: The Contractor's License thereon, and who contracts for such projects with a co	cting with licensed contra	iciois to construct in		ves
🔲 I am exempt under Sec, B. & P. C	Law does not apply to an intractor(s) licensed pursu	owner of property want to the Contracto	ho builds or impror's License Law.).	1
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DateOwner's Sign: WORKERS' COMP	Law does not apply to an intractor(s) licensed pursult. for this reason aturePENSATION DECLAR.	ant to the Contracto	r's License Law.).	
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DEPT. OF BUILDING AND SAFETY

CITY OF LOS ANGELES

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A parcel of land partly in the City of Culver City, and partly in the City of Los Angeles, County of Los Angeles, State of California, including a portion of Tract No. 1778, as per map recorded in Book 22 Page 44 of Maps, in the office of the County Recorder of said county and a portion of Lot "B" of Frank Partenico Place, as per map recorded in Book 10 Page 186 of said map records, described as a whole as follows:

Beginning at the intersection of the northeast line of National Boulevard, 80 feet wide, as shown on said map of Tract No. 1778 with a line that is parallel with and distant northwesterly 170 feet measured at right angles from the line shown as City Engineer's center line on the map of Tract No. 10234, recorded in Book 175 Pages 1 and 2 of said map records; thence along said northeast line north 48° 55' 17" west 394.39 feet to the easterly line of the land described in the Decree of Condemnation entered in Case No. 226184, Superior Court for the opening of the southeasterly roadway of Venice Boulevard; thence along the boundary line of the land described in said decree as follows:

North 3° 23' 52" east 12.23 feet and north 55° 43' 02" east 517.27 feet to the northeast line of said Lot "B"; thence along said northeast line south 36° 14' 32" east 500.72 feet to a line that is parallel with and distant northwesterly 50 feet, measured at right angles from the above mentioned City Engineer's center line; thence along said parallel line south 54° 18' 28" west 65 feet; thence parallel with said northeast line of Lot "B", north 36° 14' 32" west 120.feet; thence parallel with said City Engineer's center line south 54° 18' 28" west 373.23 feet to the point of beginning.

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PEPT. OF BUILDING AND SAFETY CITY OF LOS ANGELES TO ADD-ALTER-APPLICATION REPAIR-DEMOLISH , FOR N AND FOR CERTIFICATE INSPECTION. OF OCCUPANCY INSTRUCTIONS: 1. Applicant to Complete Numbered Items Only. DIST. MAP BLOCK TRACT LOS CITY CLERK 123B169 REF. NO. LEGAL 1778 3,4 **CENSUS TRACT** DESCR. 2702 NEW USE OF BUILDING 2. PRESENT USE OF BUILDING ZONE SAME M1-1VL 40 RETAIL SUITE/UNIT NO. FIRE DIST. COUN. DIST. JOB ADDRESS 10 8888 VENICE BL II LOT TYPE BETWEEEN CROSS STREETS _AND HELMS REV.COR NATIONAL PHONE BUILDING OWNER'S NAME TENANT LOT SIZE 559-9630 LEARNING MATERIALS IAKE SHOPE OWNER'S ADDRESS CITY ZIP 6. 88 X 175 90034 8888 VENICE BL BUS, LIC, NO. ACTIVE STATE LIC. ENGINEER PHONE **ALLEY** 441-0541 445 <u>NAVITO TAITRMAN</u> BUS. LIC. NO. ACTIVE STATE LIC. ARCHITECT OR DESIGNER BLDG. LINE NO. PHONE 208-0028 C16873 NONE KANNED ARCH ARCHITECT OR ENGINEER'S ADDRESS DOCUMENTS/ CITY ZIP 90024 -LAS **EASEMENTS** 10924 LE CONTE BUS. LIC. NO. ACTIVE STATE LIC. NO. CONTRACTOR PHONE 10. B500849 619-268-1066 NONE RENNA CONST HEIGHT SIZE OF EXISTING. BLDG. STORIES NO. OF EXISTING BUILDINGS ON LOT AND USE 11. AFF 36854,*** RETAIL 24 WIDTH84 LENGTH 126 ROOF 12. FRAMING MATERIAL EXT. WALLS FLOOR CONC AFF 41985 CONC. WD OF EXISTING BLDG. / 13. JOB ADDRESS SUITE/UNIT NO. 41986,63738 8888 VENICE BL VALUATION TO INCLUDE ALL FIXED DIST. OFF. P.C. REQ'D \$ 200,000 EQUIPMENT REQUIRED TO OPERATE NO F LA AND USE PROPOSED BUILDING SEISMIC GRADING 15. NEW WORK TENANT IMPROVEMENT FOR 10,000 S.F HWY, DED. FLOOD SPACE... MODIFY 2 BUILDING ENTRANCES YES FILE WITH HEIGHTE NEW USE OF BUILDING SIZE OF ADDITION STORIES ZONING BUILDING ! ZONED BY5/11/92 -PLANS CHECKED GROUP MAX. TYPE NC OCC. GICHANIAC OCC. TYPIST APPLICATION APPROVED -DWELL BUILDING ZONING MO. UNITS /V. VC**JEA** AREA AREA INSPECTOR PARKING PROVIDED INSPECTION ACTIVITY PARKING . GUEST ROOMS REQ'D C HC. S MAJS EQ. 1853 CONT. **G.P.I. + NP** 2 SSYS DE B & S 08-B-3 (R.7/90) INSP. S.P.C. P.M. 253.83 B.P. Claims for refund of fees paid on 17.03 permits must be filed: 1. Within one SYS TEV FEE 51.23 year from date of payment of fee; **●** I.F. or 2. Within one year from date of 922, 14 expiration of extension for building , or grading permits granted by the 922.14 S.D. O.S.S. Dept. of B. & S. SECTIONS 22,12 CASHIER'S <u> ال</u>خ بر & 22.13 LAMC. S.O.S.S. Garage **SPRINKLERS** REQ'D SPEC. C/O. 1,004.50 Unless a shorter period of time has been established by an official action, plan check approval expires one year after the fee is paid and this permit expires two years after the fee is paid or 180 days after the fee is paid if construction is not commenced NEW AFFIDAVITS 1,139.22 PLAN CHECK EXTENDED TO PER ADMINISTRATIVE APPROVAL DATED D.A.D. PLANS CHECKED 01590 HOUSING MITIGATION FEE ORDINANCE ☐ REQUIRED ☐ EXEMPT ASBESTOS NOTIFICATION Notification letter sent to AQMD or EPA. Check Box: D I declare that notification of asbestos removal is not applicable to addressed project. Signature DECLARATIONS AND CERTIFICATIONS LICENSED CONTRACTORS DECLARATION hereby affirm that I am licensed under the provisions of Chapter 9 (commencing with Section 7000) of Olvision 3 of the Date Date Lic. Class Lic. Number 50067 Contractor (Signature) OWNER-BUILDER DECLARATION 17. I hereby affirm that I am exempt from the Contractor's License Law for the following reason (Sec. 7031.5, Business and Professions Code: Any city or county which requires a permit to construct, alter, improve, demolish, or repair any structure, prior to its issuance, also requires the applicant for such permit to file a signed statement that he is licensed pursuant to the provisions of the Contractor's License Law (Chapter 9 (commencing with Section 7000) of Division 3 of the Business and Professions Code) or that he is exempt therefrom and the basis for the alleged exemption. Any violation of Section 7031.5 by any applicant for a permit subjects the applicant to a civil penalty of not more than five hundred dollars (\$500).): I, as owner of the property, or my employees with wages as their sole compensation, will do the work, and the structure is not intended or offered for sale (Sec. 7044, Business and Professions Code: The Contractor's License Law does not apply to an owner of property who builds or improves thereon, and who does such work himself or through his own employees. provided that such improvements are not intended or offered for sale. If, however, the building or improvement is sold within one year of completion, the owner-builder will have the burden of proving that he did not build or improve for the purpose of sale.). I, as owner of the property, am exclusively contracting with licensed contractors to construct the project (Sec. 7044, Business and Professions Code: The Contractor's License Law does not apply to an owner of property who builds or improves thereon, and who contracts for such projects with a contractor(s) licensed pursuant to the Contractor's License Law.). I am exempt under Sec. __________, B. & P. C. for this reason___ _____Owner's Signature _____ WORKERS' COMPENSATION DECLARATION 18. I hereby affirm that I have a certificate of consent to self-insure, or a certificate of Worker's Compensation Insurance, or certified copy thereof (Sec. 3800, Lab., C.). Policy No. 1280589-92 Insurance Company 1577/10 Certified copy is hereby furnished. Certified copy is filed with the Los Angeles City Dept. of Bldg. A Safety W United States Date Applicant's Signature States W SAN DIES CA 92/11

Applicant's Mailing Address 8 280 VICKORS ST 575 N 5AN DIES CA 92/11 CERTIFICATE OF EXEMPTION FROM WORKERS' COMPENSATION INSURANCE 19. I certify that in the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to become subject to the Workers' Compensation Laws of California. Date ______Applicant's Signature ______ NOTICE TO APPLICANT: If, after making this Certificate of Exemption, you should become subject to the Workers' Compensation provisions of the Labor Code, you must forthwith comply with such provisions or this permit shall be deemed revoked. CONSTRUCTION LENDING AGENCY 20. I hereby affirm that there is a construction lending agency for the performance of the work for which this permit is issued (Sec. 3097, Civ. C.). Lender's Name _____ Lender's Address _____ (21.) certify that I have read this application and state that the above information is correct. I agree to comply with all city and county ordinances and state laws relating to building construction, and hereby authorize representatives of this city to Tenter upon the above-mentioned property for inspection purposes. I realize that this permit is an application for inspection, that it does not approve or authorize the work specified herein, that it does not authorize or permit shy violation or failure to comply with any applicable law, that neither the city of Los Angeles nor any board, department, officer or employee thereof make any warranty or shall/be responsible for the performance or results of any work described herein or the condition of the property or soil upon which such work is performed. Sylmanula Squet 5/11/ (See Sec. 91.0202 LAMC) Signed? (Owner or agent having property owner's consent) Date **Position**

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TRACT(S) and COUNTY REF. NO. (For alpha tracts) a.g. J.G. MoDonaki Tract (MR 70-20)	BLOCK LOT(S) and ARB(S) e.g. 15, 16 (Arb 3), 17, 18 DIST. MAP
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LOT TYPE LOT SIZE ZONE	DWDWC UNC
REV COR IRRC MD-1VI	BUILDING LINE ALLEY CENSUS TRACT ADDR. APPD DATE 270.2
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	YFS
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	ADDRESS SUITE/UNIT NO.
3130 WILSHIRE BL 360	2930 WESTWOOD BL
SM CA 90403 ARCHITECT NAME ADDRESS	LA,CA 90064
ARCHITECT NAME ADDRESS	LIC. CLASS ACTIVE STATE LIC. NO. CITY BUS. LIC NO. PHONE NO.
ENGINEER	
DAVID TAUBMAN	SE 1445 310 441-0541
1 3h2 7hc D 3	504772 61144-49 (714632-873)
PROPOSED USE OF BUILDING	EXISTING USE OF BUILDING (Leave blank for new buildings) (
DESCRIPTION OF WORK	17/3
DAMAGE REPAIR <10% PATCH PLASTER/ DRYWALL INT. NON-STRUCTURAL REMODEL	CHANGEOUT RE-STUCCO/SIDING RE-ROOF
SEISMIC Upgrade (Full conpliance 1	Division 91 172440 0)
The second of th	
C COMPLETE THIS SECTION ONLY FOR ONE AND TWO FAMILY DWELLINGS INVOLVIN	NG MECHANICAL WORK IN CONJUCTION WITH THE WORK DESCRIBED IN SEC. "B" ABOVE.
A SEPARATE PERMIT SHALL BE OBTAINED FROM MECHANICAL BUREAU FOR ANY V	WORK WHICH DOES NOT MEET ANY OF THE FOLLOWING CONDITIONS OUR HAND WELL WANT INC. WORK FOR HEATWENT SIZE <
DESCRIPTION OF MECHANICAL	350,000 BTU AND A.C. SIZE < 26 TONS
WORK (Check applicative boxes above)	• • • • • • • • • • • • • • • • • • •
ELECT. CONTR. HAME ADDRESS	LIC. CLASS ACTIVE STATE LIC. NO. CITY BUS. LIC NO. PHONE NO.
PLUMB, CONTR.	03/19/96 03:57:50PM WL01 T-2234 CLDI
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		CITY OF LA.		
LICENSED CO	ONTRACTOR AND WOR	KERS' COMPENS	SATION DECLARATION PLUMBING CONTRACTOR	A
I hereby affirm, under penalty of perjury, that I am the general control and I am licensed under the provisions of Chapter 9, commencing w	ctor named on the reverse side of this permit th Section 7000, of Division 3 of the Business	I hereby affers, under penalty of and I am licensed under the prov	perjury, that I am the plumbing contractor named islons of Chapter 9, commencing with Section 7.	I on the reverse side of this permit 000, of Division 3 of the Business
and Professions Code, and my Scense is in full force and effect. I are Building Electrical Plumbing	n responsible for the following permits:	and Professions Code, and my like	cense is in full force and effect. I am responsible perfury, one of the following declarations:	only for the plumbing permit:
I hereby affirm, under penalty of penury, one of the following declara		, I have and will maintain a	certificate of consent to self-insure for workers'	
I have and will maintain a certificate of consent to self-linsure Sec. 3700 of the Labor Code, for the performance of the wor	for workers' compensation, as provided for by k for which this permit is issued.	I have and will maintain w	ode, for the performance of the work for which the orkers' compensation insurance, as required by	Sec. 3700 of the Labor Code, for
I have and will maintain workers' compensation insurance, as the performance of the work for which this permit is issued.	required by Sec. 3700 of the Labor Code, for	and policy number are:	ork for which this permit is issued. My workers' o	ompensation atsurance carrier
and policy number are: Carrier LIBERTY MUTUAL		Carrier	Policy No nance of the work for which this permit is issued,	
: I certify that in the performance of the work for which this per	mit is issued, I shall not employ any person in	should become subject to	me subject to the workers' compensation laws of the provisions of Sec. 3700 of the Labor Code,	of California, and agree that If I
any manner so as to become subject to the workers' compenshould become subject to the provisions of Sec. 3700 of the provisions	sation laws of California, and agree that if I Labor Code, I shall forthwith comply with those	provisions Sign		Date
sign 7 Javil Jal	Date 38 A UG- 90	<i>-</i>		
ELECTRICAL CONTRACTO I hereby affirm, under penalty of penalty, that I am the electrical conf			HVAC CONTRACTOR orjury, that I am the HVAC contractor named on	the covere side of this narmit
and I am licensed under the provisions of Chapter 9, commencing wand Professions Code, and my license is in this force and effect. I a	rith Section 7000, of Division 3 of the Business	and I am liceissed under the provis	tions of Charter V. commencing with Section 70 ense is in full force and effect. I am responsible	00, of Division 3 of the Business
I hereby affirm, under penalty of perjury, one of the following declare	itions;	_	erjury, one of the following declarations:	
I have and will maintain a certificate of consent to self-insure Sec. 3700 of the Labor Code, for the performance of the wor	k for which this permit is issued.	Sec. 3700 of the Labor Co.	entificate of consent to self-insuze for workers' o de, for the performance of the work for which this	s permit is issued.
I have and will maintain workers' compensation insurance, as the performance of the work for which this permit is issued, and policy number are			irkers' compensation insurance, as required by Sick for which this permit is issued. My workers' or	
Carrier	Policy No.		Policy No	
I certify that in the performance of the work for which this per any manner so as to become subject to the workers' compar	ishtion laws of California, and agree that if t		ance of the work for which this permit is issued, ne subject to the workers' compensation laws of	
should become subject to the provisions of Sec. 3700 of the provisions Sign	Lithor Code, I shall forthwith comply with those	provisions	the provisions of Sec. 3700 of the Labor Code, I	shall forthwith comply with those
WARNING: FAILURE TO SECURE WORKERS' COMPEN	SATION COVERAGE IS UNLAWFUL AN	ID SHALL BE SUBJECT TO	CRIMINAL PENALTIES AND CIVIL FIN	IES UP TO ONE HUNDRED
THOUSAND DOLLARS (\$100,000), IN ADDITION TO THE FEES.	COST OF THE COMPENSATION DAMA	GES AS PROVIDED FOR IN S	SEC. 3706 OF THE LABOR CODE, INT	EREST, AND ATTORNEY'S
(2)	CONSTRUCTION LE	NDING AGENCY		
I hereby affirm, under penalty of perjury, that there is a construction lending agenc	,	•		
Lender's name	ASBESTOS R		0,0	
I declare that notification of Asbestes Removal is not applicable	ADDESTOS N I declare mat a notification letter has been sent		Said las	- 1 25 HUO'90
4)	OWNER-BUILDER	DECLARATION (•	
Thereby affirm, under ponelty of pergury, that i am exempt from the Contractors Lic any structure, prior to its issuence, also requires the applicant for such permit to file	a signed statement that he or she is licensed pur	suant to the provisions of the Contrac	tors License Law (Chap. 9 commencing with Se	c. 7000 of Dev. 3 of the Business &
Professions Code) or that he or she is exempt therefrom and the busis for the alleg I, as the owner of the property, or my chooses with wages as their soler the owner of property who builds or inversely therefore, and who does su	.empensation, will do the work, and the structure ເ	s not intended or offered for sale (Sec	, 7044, Business & Professions Code; The Con-	tractors License Law does not apply
Improvement is sold within one year of completion, the owner builder within I, as owner of the property, are exclusively equitarting with poensed control	ave the burden of proving that he or she did not at	lend to improve for the purpose of sal	r).	
thereon, and who contracts for such projects with a contractor(s) licensed (pursuant to the Contractors License Law)		,,,	
	-			OWNER
	FINAL DECLA			AUTHORIZED AGENT
formity that I have read this application and state that the above internation is corr	ect. I agree to comply with all city and county ord.	nances and state lows relating to buil	ding construction, and hereby authorize represe	ntatives of this city to enter upon
the above-manifolded property for inspection purposes. I realize that this permit is a with any applicable law. Finthermore, that bether the City of Les Angeles nor any ortho property nor the Soft upon which such work is performed.	an application for inspection and that it does not as	prove or authorize the work specified	I herein. Also, that it does not authorize or permisible for the performance or results of any work.	it any violation or failure to comply described herein, nor the condition
Va.	1000		. Ц	OWNER AUTHORIZED AGENT
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99048 - 30000 - 01042

Reference #:

Sign

City of Los Angeles - Department of Building and Safety

Ready to Issue Status:

Over the Counter Permit

APPLICATION FOR INSTALLATION AND INSPECTION OF SIGNS

Status Date: 06/21/99

Printed on: 06/21/99

10:12:48

1. TRACT FRANK PARTENCIO PLA

BLOCK LOT(s) В

MAP REF# MB 10-186 PARCEL ID # (PIN)

2. BOOK/PAGE/PARCEL 123B169 1385 | 4312 - 015 - 005

3. PARCEL INFORMATION

BAS Branch Office - LA

Council District - 10 Census Tract - 2702.000 District Map - 123B169

ZONE(S): MI-IVL/

Energy Zonc - 8 Fire District - 2

Highway Dedication - YES

Lot Size - IRR

Lot Type - Corner

Thomas Brothers Map Grid - 632

4. DOCUMENTS

5. CHECKLIST ITEMS

6. PROPERTY OWNER, TENANT, APPLICANT INFORMATION

Bill Feldman

8886 Venice Blvd

L.A, CA 90034

For Cashier's Use Only

310-302-8211

Tenant

Applicant (Relationship Contractor)

(310) 837-5909

W/0 #: 94801042

7.EXISTING USE

19 Sign

PROPOSED USE

NEW NON-ILLUMINATED WALL SIGN 2'X20'

8. DESCRIPTION OF WORK

9. # Bldgs on Site & Use: 1-RETAIL

10. APPLICATION PROCESSING INFORMATION

BLDG. PC By: Randall Kina OK for Cashier; Randall Kina Signature:

DAS PC By:

Coord, OK:

Date:

11. PROJECT VALUATION & FEE INFORMATION Final Fee Period

Permit Valuation: \$1,500

PC Valuation:

FINAL TOTAL Sign 113.77 Electrical Service Fee Permit Fee Subtotal Sign 65.00 Control Devices Fee

32.50 Plan Check Subtotal Sign

Fire Hydrant Refuse-To-Pay

E.O. Instrumentation 0.50 O.S. Surcharge 1.96

Sys. Surcharge 5.88 Planning Surcharge 2.93 Planning Surcharge Misc Fee 5.00 0.00

Permit Issuing Fee Signs or Gas Tube Systems Fee

Additional Branch Circuits/Circuits F

Sewer Cap ID:

Total Bond(s) Due:

12. ATTACHMENTS Plot Plan

06/21/99 10:23:05AH WL03 T-8888 C 10 BLDG PERHIT CO 65.00 INVOICE # 0000000 PP BLDG PLAN CHEC 32.50 EI COMMERCIAL 0.50 ONE STOP SYS DEV HISCELLANEOUS 5.88 5.00 CITY PLAN SURC CHECK

For information and/or inspection requests originating within LA County, call toll-free (888)-LA4BUILD; outside LA County, call (213)-977-6941.

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14. APP	LICATION COMMENTS				In the event that any box (i.e. 1-16) is filled to
					capacity, it is possible that additional information that has been captured electronically is not print
			•	į	Nevertheless, the information printed herein exc that required by Section 19825 of the Health and
					Safety Code of the State of California.
15. Buil	ing Relocated From:				
	TRACTOR, ARCHITECT, & ENGINEER NAME	ADDRESS	Culum Other OA 00		ASS LICENSEN PHONE H
(C) P	ado Signs	9546 Washington Blvd,	Culver City, CA 90	1230	42 469640
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	Unless a shorter period of time has been establis	hed by an official action, plan check app	roval expires one and a half years after	the plan check fee	has been paid. This permit expires two years after
					nued or abandoned for a continuous period of 180 of Building & Safety (Sec. 22.12 & 22.13 LAMC)
		17. LICENSED CO	ONTRACTOR'S DECLARATION	ON .	
◇ F	I hereby affirm under penalty of perjury that I a	m licensed under the provisions of Chap	ter 9 (commencing with Section 7000)	of Division 3 of th	e Business and Professions Code, and my Acense ince contracts or subcontracts involving previous
	trades (For 1 or 2 family dwellings, use the de	s to B contractors only. I understand the claration attachment if separate general,	electrical, plumbing, and/or HVAC co	ntractor's & worker	rs' comp. declarations are desired;
-	License Class COL Lic. No.: 469	1-40 min (1125)	8 RADO	Ciand-	- Anti-
_	License Class LO / Lic. No	- (31811	
C	I hereby affirm, under penalty of perjury, one o		OMPENSATION DECLARATI	ON	V
\Box	I have and will maintain a certificate of consists issued.	sent to self insure for workers' compensat	ion, as provided for by Section 3700 of t	he Labor Code, for	the performance of the work for which this permi
	DOI have and will maintain workers's compe	nsation insurance, as required by Section	n 3700 of the Labor Code, for the next	omance of the we	ork for which this permit is issued. My workers
	compensation insurance carrier and policy	t			
~		Carrier 5/1/1	7CND	Policy Num	ber: 1109008
<u></u>	I certify that in the performance of the work and agree that if I should become subject to	for which this permit is issued, I shall no	t employ any person in any manner so a of Section 3700 of the Labor Code, I sh	s to become subject all forthwith comp	t to the workers' compensation laws of California ly with those provisions
* ="	Sign.	Date Date	(018/199 Scontract	or 🗆 Authorize	d Avent Owner
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	WARNING FAILURE TO SECURE WORKERS' CO THOUSAND DOLLARS (\$100,000), IN ADDITION				NALTIES AND CIVIL FINES UP TO ONE HUNDRED
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٠,0	I hereby affirm under penalty of perjury that the	ere is a construction lending agency for i	he performance of the work for which t	his permit is issued	1 (Sec. 3097, Civil Code).
~***	Lender's name;		ender's address:		1-20
		20. AS	BESTOS REMOVAL		the all
	Notification of asbestos removal.	olicable	MD or EPA Sign:		Date () 47
	'		BUILDER DECLARATION	(/	
Lhereh	affirm under penalty of perjury that I am exemp	t from the Contractors License Law for	the following reason (Section 7031 5 B	usiness and Profes	sions Code. Any city or county which requires a
permit	o construct, alter, improve, demolish, or repair any	structure, prior to its issuance, also requi	res the applicant for such permit to file a	signed statement t	hat he or she is licensed pursuant to the provisions
	ontractors License Law (Chapter 9 commencing olation of Section 7031.5 by any applicant for a p				erefrom and the basis for the alleged exemption,
□ 1, a	the owner of the property, or my employees with	h wages as their sole compensation, will	do the work, and the structure is not int	ended or offered fo	or sale (Sec. 7044, Business & Professions Code:
Th	Contractors License Law does not apply to an ov- rovements are not intended or offered for sale. I	oner of property who builds or improves t f. however, the building or improvement	hereon, and who does such work himsel is sold within one year from completio	f or herself or through	igh his or her own employees, provided that such
dic	not build or improve for the purpose of sale)	•	•		• •
	s the owner of the property, am exclusively contra ter of property who builds or improves thereon, a				
a	n exempt under Sec, I	Bus, & Prof Code for the following reas	on,	_ J Diveli	
Print:			- · · · · · · · · · · · · · · · · · · ·		/ / DOwner DAuthorized Agent
'''''					Owner DAnnonzeu Agent
1,	that they amend the month of a second second		AL DECLARATION	and steel laws	ding to building agreement or an to be a second
	that I have read this application and state that the a statives of this city to enter upon the above-menti				
specifi	d herein. Also that it does not authorize or permi	t any violation or failure to comply with	any applicable law. Furthermore, that	neither the City of	Los Angeles nor any board, department officer,
or emp	oyee thereof, make any warranty, nor shall be rosp r affirm under penalty of penury, that the propose	opsiple for the performance or results of a work will not destroy or unreasonably it	any work described herein, nor the condi- interfero with any access or utility easem	tion of the property	nor the soil upon which such work is performed, hers and located on my monerty, but in the event
such w	r affirm under penalty of perjury, that the propose ork does destroy or unreasonably interfere with the	ch easement, a substitute easement(s) so	tisfactory to the holder(s) of the casem	ent will be provide	d (Sec. 91.0106.4,3,4 LAMC),
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Print:	The	SIBIL	1 () D	ate:	Owner Contractor Author, Agent
	<i>y</i>			21	
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.99048 - 30000 - 01042 8886 W Venice Blvd Permit Application #: Sign . Plan Check #: City of Los Angeles - Department of Building and Safety Initiating Office: WEST LA PLOT PLAN ATTACHMENT Over the Counter Permit Printed on: 06/18/99 16:50:59 HELM ST. (DO NOT DRAW, WRITE, OR PASTE ATTACHMENTS OUTSIDE BORDER) W. NATURNAL BUD COUNCIL DISTRICT: 10 PLOT PLAN ATTACHMEN'I 010 115



05041 - 90000 - 18397

Printed: 08/01/05 09:50 AM

Electrical City of Los Angeles - Department of Building and Safety Commercial

APPLICATION FOR ELECTRICAL PLAN CHECK AND INSPECTION

Issued On: 08/01/2005 Last Status: Issued

Status Date: 08/01/2005

1. PROPERTY OWNER

Express Permit

No Plan Check

Pacific Investment Associates 12540 Beatrice St # 203 LOS ANGELES CA 90066

2. APPLICANT INFORMATION (Relationship: Net Applicant)

Greg Johanson -2500 Townsgate Road WESTLAKE VILLAGE, CA 9130 (805) 497-9808

3. TENANT INFORMATION

4. CONTRACTOR.	ARCHITECT. 8	& ENGINEER NAME

2500 Townsgate Road Suite J Westlake Village, CA 9136 C10 575211 (C) Solar Electrical Systems 8054979808

PHONE #

5. APPLICATION COMMENTS

E-Permit paid by credit card, fax number-> (805)497-6199.

6. DESCRIPTION OF WORK

Solar Electrical Panel Installation

7. COUNCIL DISTRICT: 10

8. APPLICATION PROCESSING INFORMATION

PC OK By:

OK for Cashier:

Signature: Date:

NOTICE: The work included in this permit shall not be construed as establishing the legal

In the event that any box (i.e. 1-10) is filled to its capacity, it is possible that additional information has been captured electronically and could not be printed due to space restrictions. Nevertheless, the information printed exceeds that required by Section 19825 of the Health and Safety Code of the State of California.

number of dwelling units or guest rooms. That number is established by a Building Permit or a Certificate of Occupancy.

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70.20			
70.20			
65.00			
1.30			
3.90			
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	70.20 70.20 65.00 1.30 3.90	70.20 70.20 65.00 1.30 3.90	70.20 70.20 65.00 1.30 3.90

For information and/or inspection requests originating within LA County,

Call toll-free (888) LA4BUILD

Outside LA County, call (213) 482-0000.

(LA4BUILD = 524-2845)

For Cashier's Use Only

W/0 #: 54118397

Payment Date: 08/01/05 Receipt No: IN050167007

Amount: \$70.20

10. FEE ITEM INFORMATION NEW BRANCH CIRCUIT
Ltg/Gen Rec, Dwell App, Non-Dwell App (3) 37.50
PERMIT EXPIRATION/REFUNDS: This permit expires two years after the date of the permit issuance. This permit will also expire if no construction work is performed for a continuous
period of 180 days (Sec. 98.0602 LAMC). Claims for refund of fees paid must be filed within one year from the date of expiration for permits granted by LADBS (Sec. 22.12 & 22.13 LAMC). The permittee may be entitled to reimbursement of permit fees if the Department fails to conduct an inspection within 60 days of receiving a request for final inspection (HS 17951).
LAMC). The permittee may be entitled to reimbursement of permit lees it the Department fails to conduct an inspection within 60 days of receiving a request for final inspection (ris 17931).
11. LICENSED CONTRACTOR'S DECLARATION
I hereby affirm under penalty of perjury that I am licensed under the provisions of Chapter 9 (commencing with Section 7000) of Division 3 of the Business and Professions Code, and my license is in full force and effect. The following applies to B contractors only: I understand the limitations of Section 7057 of the Business and Professional Code related
to my ability to take prime contracts or subcontracts involving specialty trades.
License Class: C10 Lic. No.: 575211 Contractor: SOUTHERN CALIFORNIA SOLAR INC.
12. WORKERS' COMPENSATION DECLARATION
I hereby affirm, under penalty of perjury, one of the following declarations:
() I have and will maintain a certificate of consent to self insure for workers' compensation, as provided for by Section 3700 of the Labor Code, for the performance of the work for
which this permit is issued.
(X) I have and will maintain workers' compensation insurance, as required by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued. My
workers' compensation insurance carrier and policy number are:
Carrier: CLARENDON NATIONAL INSURANCE Policy Number: 05KR0026159
Cainer. CEARCH DOWN THAT INDOM INVOLUTION TO THE PROPERTY OF T
() I certify that in the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to become subject to the workers' compensation laws of California, and agree that if I should become subject to the workers' compensation provisions of Section 3700 of the Labor Code, I shall forthwith comply with those
provisions.
WARNING: FAILURE TO SECURE WORKERS' COMPENSATION COVERAGE IS UNLAWFUL, AND SHALL SUBJECT AN EMPLOYER TO CRIMINAL PENALTIES AND CIVIL FINES UP TO ONE HUNDRED THOUSAND DOLLARS (\$100,000), IN ADDITION TO THE COST OF COMPENSATION, DAMAGES AS PROVIDED FOR
IN SECTION 3706 OF THE LABOR CODE, INTEREST, AND ATTORNEY'S FEES.
13. ASBESTOS REMOVAL DECLARATION / LEAD HAZARD WARNING
I certify that notification of asbestos removal is either not applicable or was sent to the AQMD or EPA as per section 19827.5 of the Health and Safety Code. Due to the possible presence of lead-
based paint, lead safe work practices are required on all repairs in pre-1979 buildings that disturb paint. Failure to do so could create lead hazards that violate California Health and Safety Code Section 17920.10 and 105256 and may be subject to a \$1000 fine or criminal prosecution. For more information call LA County's Department of Health Services at (800)524-5323. In order to
locate a Lead Certified Professional and obtain additional information, call California DHS at (800)597-5323 or go to the DHS Website at http://www.dhs.ca.gov/childlead/html/GENclist.html.
14. CONSTRUCTION LENDING AGENCY DECLARATION I hereby affirm under penalty of perjury that there is a construction lending agency for the performance of the work for which this permit is issued (Sec. 3097, Civil Code).
Thereby arithm under penancy of perjury that there is a constitution fellowing agency for the performance of the work for which this period is a constitution fellowing agency for the performance of the work for which this issued (Sec. 5077, Civil Code).
Lender's name (if any): Lender's address:
15. FINAL DECLARATION
I certify that I have read this application INCLUDING THE ABOVE DECLARATIONS and state that the above information INCLUDING THE ABOVE DECLARATIONS is correct. I agree to comply with all city and county ordinances and state laws relating to building construction, and hereby authorize representatives of this city to enter upon the above-mentioned property for inspection
purposes. I realize that this permit is an application for inspection and that it does not approve or authorize the work specified herein, and it does not authorize or permit any violation or failure to
comply with any applicable law. Furthermore, neither the City of Los Angeles nor any board, department officer, or employee thereof, make any warranty, nor shall be responsible for the performance or results of any work described herein, nor the condition of the property nor the soil upon which such work is performed. I further affirm under penalty of perjury, that the proposed
work will not destroy or unreasonably interfere with any access or utility easement belonging to others and located on my property, but in the event such work does destroy or unreasonably interfere
with such easement, a substitute easement(s) satisfactory to the holder(s) of the easement will be provided (Sec. 91.0106.4.3.4 LAMC).
By signing below, I certify that:
 I accept all the declarations above namely the Licensed Contractor's Declaration, Workers' Compensation Declaration, Asbestos Removal Declaration / Lead Hazard Warning, Construction Lending Agency Declaration and Final Declaration; and
(2) This permit is being obtained with the consent of the legal owner of the property.
Print Name: GREG JOHANSON Sign: Internet ePermit System Declaration Date: 08/01/2005 X Contractor Authorized Agent
Thire Traine. Date. Off of 12000 and Contractor International Agent

CITY OF LOS ANGELES **CALIFORNIA**



CERTIFICATE OF OCCUPANCY

90066

PACIFIC INVESTMENT ASSOCIATES

No building or structure or portion thereof and no trailer park or portion thereof shall be used or occupied until a Certificate of Occupancy has been issued thereof. Section 91.109.1 LAMC

12540 BEATRICE ST # 203

LOS ANGELES CA

CERTIFICATE:

Issued-Valid

DATE

BY:

JAMES GARRISON

04/04/2011

SITE IDENTIFICATION

ADDRESS: 8876-8888 W VENICE BLVD 90232

LEGAL DESCRIPTION

TRACT

BLOCK

LOT(s)

ARB CO. MAP REF # PARCEL PIN

APN

FRANK PARTENCIO PLACE

В

M B 10-186

123B169 1385

4312-015-005

This certifies that, so far as ascertained or made known to the undersigned, the vacant land, building or portion of building described below and located at the above address(es) complies with the applicable construction requirements (Chapter 9) and/or the applicable zoning requirements (Chapter 1) of the Los Angeles Municipal Code for the use and occupancy group in which it is classified and is subject to any affidavits or building and zoning code modifications whether listed or not.

COMMENT CHANGE IN NUMBER OF REQUIRED PARKING ONLY.

USE PRIMARY

OTHER

Warehouse

(-) None

PERMITS

11026-10000-00046

STRUCTURAL INVENTORY

ITEM DESCRIPTION

Provided Offsite for Bldg

Total Provided Parking for Site

Type III-N Construction B Occ. Group

Parking Req'd for Bldg (Auto+Bicycle)

-30 Stalls

CHANGED

92 Stalls

TOTAL

-35 Stalls

-35 Stalls

0 Stalls 94 Stalls



LA

APPROVAL

CERTIFICATE NUMBER 92645

BRANCH OFFICE

COUNCIL DISTRICT 10

INSPECTION DISTRICT BIGIWLA3

BUREAU:

INSPECTN

DIVISION

BLDGINSP

STATUS:

CofO Issued

STATUS BY:

JAMES GARRISON

STATUS DATE:

04/04/2011



APPROVED BY:

JAMES GARRISON

EXPIRATION DATE:

Certificate No: Page 2 of 2

PERMIT DETAIL

PERMIT NUMBER PERMIT ADDRESS PERMIT DESCRIPTION STATUS - DATE - BY

11026-10000-00046 8876-8888 W Venice Blvd Terminate AFF-36841, 1970 Off-Site Parking for 8876-8888 Venice Blvd. Variance ZA-2010-0538(ZV)

JAMES GARRISON has been obtained to allow 92 required parking spaces (existing parking spaces) in

**92645

CofO Issued - 04/04/2011

lieu of 122 required for 8888 Venice Blvd. Permit to capture the change in number of required parking only. No re-striping and construction done.

PARCEL INFORMATION

LADBS Branch Office: LA Council District: 10 Area Planning Commission: South Los Angeles Community Plan Area: West Adams - Baldwin Hills - Leimert Certified Neighborhood Council: South Robertson Census Tract: 2702.00

District Map: 123B169 Fire District: 2 Energy Zone: 8

GPI Plan Route Office: WLA Earthquake-Induced Liquefaction Area: Yes Lot Cut Date: PRIOR-07/29/1962

Near Source Zone Distance: 0 Thomas Brothers Map Grid: 632-H7 Zone: [Q]CM-1VL

PARCEL DOCUMENT

Affidavit (AFF) 20110393580 TERMINATION OF AFF-Affidavit (AFF) AFF-36840 Affidavit (AFF) AFF-36841

CHECKLIST ITEMS

Attachment - Plot Plan

PROPERTY OWNER, TENANT, APPLICANT INFORMATION

OWNER(S)

Pacific Investment Associates 12540 Beatrice St # 203 LOS ANGELES CA 90066

TENANT APPLICANT

Relationship: Agent for Owner

Glenn Heald-9770 Culver Blvd **CULVER CITY, CA 90232** (310) 253-5752

BUILDING RELOCATED FROM:

(C)ONTRACTOR, (A)RCHITECT & (E)NGINEER INFORMATION

CLASS LICENSE # PHONE # ADDRESS

(O), Owner-Builder NA

SITE IDENTIFICATION-ALL

ADDRESS: 8876-8888 W VENICE BLVD 90232

LEGAL DESCRIPTION - ALL BLOCK LOT(s) ARB CO. MAP REF# PARCEL PIN APN TRACT FRANK PARTENCIO PLACE В M B 10-186 123B169 1385 4312-015-005 TR 1778 M B 22-44 123B169 1455 4312-015-005 123B169 1479 M B 22-44 4312-015-005 TR 1778 3 M B 22-44 123B169 1487 4312-015-005 TR 1778 4



Plan Check #: B13WL01601

Event Code:

13016 - 30000 - 09672

Printed: 05/22/13 12:25 PM

W/O #: 31609672

Bldg-Alter/Repair City of Los Angeles - Department of Building and Safety 05/22/2013 Issued on:

Commercial APPLICATION FOR BUILDING PERMIT Last Status: Issued Plan Check at Counter

AND CERTIFICATE OF OCCUPANCY Plan Check Status Date: 05/22/2013

1. TRACT BLOCK LOT(s) COUNTY MAP REF# PARCEL ID # (PIN #) 2. ASSESSOR PARCEL# FRANK PARTENCIO PLACE 123B169 1385 В M B 10-186 4312 - 015 - 005

3. PARCELINFORMATION

Area Planning Commission - South Los Angeles

LADBS Branch Office - LA Counci, District - 10

Certified Neighborhood Council - South Robertson Community Plan Area - West Adams - Baldwin Hills - Leimert

Census Tract - 2702.00 District Map - 123B169

Energy Zone - 8 Fire District - 2

GPI Plan Route Office - WLA

Earthquake-Induced Liquefaction Area - Yes

Lot Cut Date - PRIOR-06/01/1946 Near Source Zone Distance - 0 Thomas Brothers Map Grid - 632-H7

ZONES(S): [Q]CM-1VL

4. DOCUMENTS

ZI - ZI-2412 Fast Food Establishments

ORD - ORD-172913-SA60 ZI - ZI-2427 FWY Adj Advisory Notice for Se CUB - CUB-1982-79

CPC - CPC-2013-621-ZC-GPA-SP AFF - AFF-36854

For Cashier's Use Only

AFF - AFF-63738

ZA - ZA-2010-538-ZV ORD - ORD-165481-SA570 CPC - CPC-1986-821-GPC CPC - CPC-1995-80-CPR-ZC AFF - AFF-41985

AFF - AFF-41986

5 CHECKLIST ITEMS

Fabricator Regd - Structural Steel

6. PROPERTY OWNER, TENANT, APPLICANT INFORMATION

PACIFIC INVESTMENT ASSOCIATES

12540 BEATRICE ST # 203, LOS ANGELES CA 90066 --

Tenant:

Applicant: (Relationship: Architect)

RONALD HOWELL -

PO BOX 661007, LOS ANGELES, CA 90066 -- (310) 780-2782

7. EXISTING USE

(12) Manufacturing

PROPOSED USE

8. DESCRIPTION OF WORK

Interior alteration to add non-bearing partition wall (11'-6" high, 90 ln ft).

9. # Bldgs on Site & Use:

Signature:

10. APPLICATION PROCESSING INFORMATION

BLDG. PC By: OK for Cashier:

Hamilton Ching

DAS PC By: Coord. OK:

PC Valuation:

Total Bond(s) Due

Date: 05/22/2013

11. PROJECT VALUATION

Permit Valuation: \$3,000

Sewer Cap ID:

12. ATTACHMENTS

Owner-Builder Declaration

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



WL 0008 302004223 5/22/2013 12:24:59 PM BUILDING PERMIT COMM \$146.25 BUILDING PLAN CHECK \$0.00 EI COMMERCIAL \$0.63 INVESTIGATION - CE \$400.00 ONE STOP SURCH \$10.94 SYSTEMS DEVT FEE \$32.81 CITY PLANNING SURCH \$8.78 MISCELLANEOUS \$10.00 PLANNING GEN PLAN MAINT SURCH \$7.31 CA BLDG STD COMMISSION SURCHARGE \$1.00 BUILDING PLAN CHECK \$0.00

Sub Total:

\$617.72

Permit #: 130163000009672 Receipt #: 0302007334 Building Card #: 2013WL52264

12. STRUCTURE INVENTORY (Note: Numeric measurement data in the format "number number" implies "change in numeric value / total resulting numeric	ic value") 13016 - 30000 - 09672
·	
14. APPLICATION COMMENTS:	In the event that any box (i.e. 1-16) is filled to capacity, it is
	possible that additional information has been captured electronically and could not be printed due to space
·	restrictions. Nevertheless the information printed exceeds that required by section 19825 of the Health and Safety
	Code of the State of California.
15. BUILDING RELOCATED FROM:	
16. CONTRACTOR, ARCHITECT & ENGINEER NAME ADDRESS	CLASS LICENSE# PHONE#
(A) HOWELL, RONALD EDWARDS P O BOX 661007, LOS ANGELES, CA (O) OWNER-BUILDER	90066 C21122 0
PERMIT EXPIRATION/REFUNDS: This permit expires two years after the date of the permit issuance. This permit will also expire if	
period of 180 days (Sec. 98.0602 LAMC). Claims for refund of fees paid must be filed within one year from the date of expiration for period LAMC). The permittee may be entitled to reimbursement of permit fees if the Department fails to conduct an inspection within 60 days of	
17. OWNER-BUILDER DECLARATION	contain the state of the
I hereby affirm under penalty of perjury that I am exempt from the Contractors' State License Law for the following reason (Section city or county which requires a permit to construct, alter, improve, demolish, or repair any structure, prior to its issuance, also requires the	
that he or she is licensed pursuant to the provisions of the Contractors License Law (Chapter 9 (commencing with Section 7000) of Division or she is exempt therefrom and the basis for the alleged exemption. Any violation of Section 7031.5 by any applicant for a permit subject	-
hundred dollars (\$500).):	, and 4, promise 2 2 1 1 1 points, or not more a man into
() I, as the owner of the property, or my employees with wages as their sole compensation, will do the work, and the structure is not inten	
Professions Code: The Contractors License Law does not apply to an owner of property who builds or improves thereon, and who does own employees, provided that such improvements are not intended or offered for sale. If, however, the building or improvement is sol	=
will have the burden of proving that he or she did not build or improve for the purpose of sale). OR	
(S) I, as the owner of the property, am exclusively contracting with licensed contractors to construct the project (Sec. 7044, Business and	Professions Code: The Contractors License Law
does not apply to an owner of property who builds or improves thereon, and who contracts for such projects with a contractor(s) licens	
18. WORKERS' COMPENSATION DECLARATION	
I hereby affirm, under penalty of perjury, one of the following declarations: () I have and will maintain a certificate of consent to self insure for workers' compensation, as provided for by Section 3700 of the Labor	Code for the performance of the work for which
this permit is issued.	Code, for the performance of the work for which
() I have and will maintain workers' compensation insurance, as required by Section 3700 of the Labor Code, for the performance of the	work for which this permit is issued. My workers'
compensation insurance carrier and policy number are:	
Carrier: Policy Number:	
(X) I certify that in the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to become California, and agree that if I should become subject to the workers' compensation provisions of Section 3700 of the Labor Code, I shall not employ any person in any manner so as to become california, and agree that if I should become subject to the workers' compensation provisions of Section 3700 of the Labor Code, I shall not employ any person in any manner so as to become	
WARNING: FAILURE TO SECURE WORKERS' COMPENSATION COVERAGE IS UNLAWFUL, AND SHALL SUBJECT AN EMPI	OYER TO CRIMINAL PENALTIES AND
CIVIL FINES UP TO ONE HUNDRED THOUSAND DOLLARS (\$100,000), IN ADDITION TO THE COST OF COMPENSATION, D. 3706 OF THE LABOR CODE, INTEREST, AND ATTORNEY'S FEES.	AMAGES AS PROVIDED FOR IN SECTION
12. ASBESTOS REMOVAL DECLARATION / LEAD HAZARD WARNING I certify that notification of asbestos removal is either not applicable or has been submitted to the AQMD or EPA as per section 19827.5 of the Health and	Safety Code. Information is available at
(909) 396-2336 and the notification form at www.aqmd.gov . Lead safe construction practices are required when doing repairs that disturb paint in pre-19 6716 and 6717 of the Labor Code. Information is available at Health Services for LA County at (800) 524-5323 or the State of California at (800) 597-53	78 buildings due to the presence of lead per section
	so of www.uns.ca.gov/cintureau.
20. FINAL DECLARATION I certify that I have read this application INCLUDING THE ABOVE DECLARATIONS and state that the above information INCLUDING THE AB	OVE DECLARATIONS is correct. I agree to
comply with all city and county ordinances and state laws relating to building construction, and hereby authorize representatives of this city to enter upon	the above-mentioned property for inspection
purposes. I realize that this permit is an application for inspection and that it does not approve or authorize the work specified herein, and it does not auth with any applicable law. Furthermore, neither the City of Los Angeles nor any board, department officer, or employee thereof, make any warranty, nor sl	nall be responsible for the performance or results of
any work described herein, nor the condition of the property nor the soil upon which such work is performed. I further affirm under penalty of perjury, the unreasonably interfere with any access or utility easement belonging to others and located on my property, but in the event such work does destroy or un	to the second se
substitute easement(s) satisfactory to the holder(s) of the easement will be provided (Sec. 91.0106.4.3.4 LAMC).	
By signing below, I certify that:	
(1) I accept all the declarations above namely the Owner-Builder Declaration, Workers' Compensation Declaration, Asbestos Removal Declaration	Lead Hazard Warning, and Final
Declaration; and (2) This permit is being obtained with the consent of the legal owner of the property.	
	05/22/2013 Owner X Authorized Agent



OWNER'S ACKNOWLEDGMENT AND VERIFICATION OF INFORMATION

(OWNER-BUILDER DECLARATION)

Application Number: 13016 - 30000 - 09672

Project Address: 8888 Venice BLVV.

DIRECTIONS: Read and initial each statement below to signify you understand or verify this information.

"Owner-Builder" building permit that erroneously implies that the property owner is providing his or her own labor and material personally. I, as an Owner-Builder, may be held liable and subject to serious financial risk for any injuries sustained by an unlicensed person and his or her employees while working on my property. My homeowner's insurance may not provide coverage for those injuries. I am willfully acting as an Owner-Builder and am aware of the limits of my insurance coverage for injuries to workers on my property.

2. I understand building permits are not required to be signed by property owners unless they are responsible for the construction and are not hiring a licensed Contractor to assume this responsibility.

Which is a sum of the permit. I understand that I may protect myself from potential financial risk by hiring a licensed Contractor and having the permit filed in his or her name instead of my own.

4. I understand Contractors are required by law to be licensed and bonded in California and to list

their license numbers on permits and contracts.

<u>MM</u>5. I understand if I employ or otherwise engage any persons, other than California licensed Contractors, and the total value of my construction is at least five hundred dollars (\$500), including labor and materials, I may be considered an "employer" under state and federal law.

ME 6. I understand if I am considered an "employer" under state and federal law, I must register with the state and federal government, withhold payroll taxes, provide workers' compensation disability insurance, and contribute to unemployment compensation for each "employee." I also understand my failure to abide by these laws may subject me to serious financial risk.

MFT. I understand under California Contractors' State License Law, an Owner-Builder who builds single-family residential structures cannot legally build them with the intent to offer them for sale, unless all work is performed by licensed subcontractors and the number of structures does not exceed four within any calendar year, or all of the work is performed under contract with

a licensed general building Contractor.

WB. I understand as an Owner-Builder if I sell the property for which this permit is issued, I may be held liable for any financial or personal injuries sustained by any subsequent owner(s) that result from any latent construction defects in the workmanship or materials.

P. I understand I may obtain more information regarding my obligations as an "employer" from the Internal Revenue Service, the United States Small. Business Administration, the California Department of Benefit Payments, and the California Division of Industrial Accidents. I also understand I may contact the California Contractors' State License Board (CSLB) at 1-800-321-CSLB (2752) or www.cslb.ca.gov for more information about licensed contractors.

As a covered entity under Title II of the Americans with Disabilities. Act, the City of Los Angeles does not discriminate on the basis of disability and, upon request in resemble accommodation to ensure equal access to its programs, services and activities. For efficient handling of information internally and in the internet, conversion format of code related and administrative information building including MSD and RGA that were previously issued will allow flexibility and finish distribution of information building including MSD and RGA that were previously issued will allow flexibility and finish distribution of information to the contractive information and access to the contractive information of information of information and access to the contractive information and access to the contracti

Page 3 of 4



DWNER'S ACKNOWLEDGMENT AND VERIFICATION OF INFORMATION

(OWNER-BUILDER DECLARATION, cont.)

Application Number: 13016 - 30000 - 09672
Project Address: 8888 Venice Blud.
10. I am aware of and consent to an Owner-Builder building permit applied for in my name, and understand that I am the party legally and financially responsible for proposed construction activity at the following address: 8888 Venuce 3LVD.
11. I agree that, as the party legally and financially responsible for this proposed construction activity, will abide by all applicable laws and requirements that govern Owner-Builders as well as employers. 12. I agree to notify the issuer of this form immediately of any additions, deletions, or changes to any of the information I have provided on this form. Licensed contractors are regulated by laws designed to protect the public. If you contract with someone who does not have a license, the Contractors' State License Board may be unable to assist you with any financial loss you may sustain as a result of a complaint. Your only remedy against unlicensed Contractors may be in civil court. It is also important for you to understand that if an unlicensed Contractor or employee of that individual or firm is injured while working on your property, you may be held liable for damages. If you obtain a permit as Owner-Builder and wish to hire Contractors, you will be responsible for verifying whether or not those Contractors are property licensed and the status of their workers' compensation insurance coverage. Before a building permit can be issued, this form must be completed and signed by the property owner and returned to the agency responsible for issuing the permit.
Note: A copy of the property owner's driver's license, form notarization, or other verification acceptable to the agency is required to be presented when the permit is issued to verify the property owner's signature.
Owner's Name: WILLIAM D. FELDMAN
Signature of property owner Jullium D. Feldmon Date: 5/20/13
SEC. 3. Section 19830 of the Health and Safety Code is repealed. SEC. 4. Section 19831 of the Health and Safety Code is repealed. SEC. 5. Section 19832 of the Health and Safety Code is repealed.

is a covered entity under Tills II of the Americans with Dissibilities Act, the Lifty of Loss Angeles does not obscriptivate on the besit of destribly and, upon request, will provide accommodation to circum equal account of its programs, services and activities. For effected handling of information internally and in the internet, conversion to the most of code related and administrative information bulletine-beducing MCD and REA that were previously insured will allow flexibility and timely distribution of information to the blee.



Plan Check #: B14LA15081

Event Code:

14016 - 10000 - 22500

Printed: 11/03/14 03:03 PM

W/O#: 41622500

Bldg-Alter/Repair City of Los Angeles - Department of Building and Safety Issued on: 11/03/2014 Commercial APPLICATION FOR BUILDING PERMIT Last Status: Issued Plan Check at Counter AND CERTIFICATE OF OCCUPANCY Plan Check Status Date: 11/03/2014

COUNTY MAP REF# PARCEL ID # (PIN #) 2. ASSESSOR PARCEL# 1. TRACT BLOCK LOT(s) FRANK PARTENCIO PLACE В M B 10-186 123B169 1385 4312 - 015 - 005

3. PARCEL INFORMATION

Area Planning Commission - South Los Angeles

LADBS Branch Office - LA Council District - 10

Certified Neighborhood Council - South Robertson Community Plan Area - West Adams - Baldwin Hills - Leimert Census Tract - 2702.00 District Map - 123B169 Energy Zone - 8

Fire District - 2 GPI Plan Route Office - WLA Earthquake-Induced Liquefaction Area - Yes Lot Cut Date - PRIOR-06/01/1946 Near Source Zone Distance - 0 Thomas Brothers Map Grid - 632-H7

ZONES(S): [Q]CM-1VL

4. DOCUMENTS

ZI - ZI-2412 Fast Food Establishments ZI - ZI-2427 FWY Adj Advisory Notice for Sc CUB - CUB-1982-79

ORD - ORD-172913-SA60

CPC - CPC-2013-621-ZC-GPA-SP AFF - AFF-36854

For Cashier's Use Only

AFF - AFF-63738

ZA - ZA-2010-538-ZV

CPC - CPC-1986-821-GPC

AFF - AFF-41985

ORD - ORD-165481-SA570

CPC - CPC-1995-80-CPR-ZC

AFF - AFF-41986

5. CHECKLIST ITEMS

Std. Work Descr - Seismic Gas Shut Off Valve

6. PROPERTY OWNER, TENANT, APPLICANT INFORMATION

PACIFIC INVESTMENT ASSOCIATES

12540 BEATRICE ST # 203, LOS ANGELES CA 90066 --

Applicant: (Relationship: Agent for Contractor)

ROBERT MALDONADO -

. -- (310) 864-2084

7. EXISTING USE (16) Retail

PROPOSED USE

8. DESCRIPTION OF WORK

TWO NEW SINGLE ACCOMODATION FULLY HANDICAP ACESSIBLE

BATHROOMS IN (E) FURNITURE RETAIL STORE.

9. # Bldgs on Site & Use:

10. APPLICATION PROCESSING INFORMATION

BLDG. PC By: Mohammad Firouzbakht

OK for Cashier: Mohammad Firouzbakht

Signature

Date: 11/03/2014

Total Bond(s) Due:

DAS PC By:

Coord, OK:

Permit Valuation: \$17,000

Sewer Cap ID:

12. ATTACHMENTS Plot Plan

For inspection requests, call toll-free (888) LA4BUILD (524-2845). Outside LA County, call (213) 482-0000 or request inspections via www.ladbs.org. To speak to a Call Center agent, call 311. Outside LA County, call (213) 473-3231.

LA 0034 101048807 11/3/2014 3:02:49 PM BUILDING PERMIT COMM \$284 06 BUILDING PLAN CHECK \$0.00 \$4.76 EI COMMERCIAL ONE STOP SURCH \$5.78 SYSTEMS DEVT FEE \$17.33 CITY PLANNING SURCH \$17.04 MISCELLANEOUS \$10.00 PLANNING GEN PLAN MAINT SURCH \$14.20 CA BLDG STD COMMISSION SURCHARGE \$1.00 BUILDING PLAN CHECK \$0.00

Sub Total:

\$354.17

Permit #: 140161000022500 Building Card #: 2014LA39727

Receipt #: 0101365274

13, STRUCT	JRE INVENTORY (Note: Numeric measurement data in the format "number/ number" implies "change in numeric value / total resulting numeric value.	ue") 14016 - 10000 - 22500
İ		
ļ		
-		
<u></u>		
	TION COMMENTS: I Seismic Gas Shut-Off Valve may be required. **	In the event that any box (i.e. 1-16) is filled to capacity, it is possible that additional information has been captured
,,,		electronically and could not be printed due to space restrictions. Nevertheless the information printed exceeds
		that required by section 19825 of the Health and Safety Code of the State of California.
<u> </u>		Code of the State of Camorina.
15. BUILDIN	G RELOCATED FROM:	
	CTOR.ARCHITECT & ENGINEER NAME ADDRESS 'ANCED CONTRACTORS INC 935 W 223RD STREET, TORRANCE, CA 90502	<u>CLASS</u> <u>LICENSE #</u> <u>PHONE #</u> B 382163
]		
	PERMIT EXPIRATION/REFUNDS: This permit expires two years after the date of the permit issuance. This permit will also expire if no co	nstruction work is performed for a continuous
	period of 180 days (Sec. 98.0602 LAMC). Claims for refund of fees paid must be filed within one year from the date of expiration for permits a LAMC). The permittee may be entitled to reimbursement of permit fees if the Department fails to conduct an inspection within 60 days of recei	
	EXAME). The permittee may be entitled to remodiscinent of permit fees it the Department fails to conduct an inspection within 50 days of receiving	wing a request for this inspection (110 17701).
į	17. LICENSED CONTRACTOR'S DECLARATION	
	I hereby affirm under penalty of perjury that I am licensed under the provisions of Chapter 9 (commencing with Section 7000) of Division 3 of license is in full force and effect. The following applies to B contractors only: I understand the limitations of Section 7057 of the Business and	
	prime contracts or subcontracts involving specialty trades.	Total Code related to my ability to take
l	License Class: B License No.: 382163 Contractor: ADVANCED CONTRACTORS INC	
	18, WORKERS' COMPENSATION DECLARATION	
	I hereby affirm, under penalty of perjury, one of the following declarations:	
	1 have and will maintain a certificate of consent to self insure for workers' compensation, as provided for by Section 3700 of the Labor Cod this permit is issued.	e, for the performance of the work for which
	M I have and will maintain workers' compensation insurance, as required by Section 3700 of the Labor Code, for the performance of the work compensation insurance carrier and policy number are:	for which this permit is issued. My workers'
	Carrier: BENCHMARK INS. CO. Policy Number:	CST5005515
	() I certify that in the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to become so	bject to the workers' compensation laws of
	California, and agree that if I should become subject to the workers' compensation provisions of Section 3700 of the Labor Code, I shall for	thwith comply with those provisions.
	WARNING: FAILURE TO SECURE WORKERS' COMPENSATION COVERAGE IS UNLAWFUL, AND SHALL SUBJECT AN EMPLOY CIVIL FINES UP TO ONE HUNDRED THOUSAND DOLLARS (\$100,000), IN ADDITION TO THE COST OF COMPENSATION, DAMA 3706 OF THE LABOR CODE, INTEREST, AND ATTORNEY'S FEES.	
I certify that	19. ASBESTOS REMOVAL DECLARATION / LEAD HAZARD WARNING otification of asbestos removal is either not applicable or has been submitted to the AQMD or EPA as per section 19827.5 of the Health and Saf	ety Code. Information is available at
	iond the notification form at www.agmd.gov . Lead safe construction practices are required when doing repairs that disturb paint in pre-1978 by 7 of the Labor Code. Information is available at Health Services for LA County at (800) 524-5323 or the State of California at (800) 597-5323 or the State of California at (800) 597-5983 or the State of Californ	
I hereby affir	20. CONSTRUCTION LENDING AGENCY DECLARATION n under penalty of perjury that there is a construction lending agency for the performance of the work for which this permit is issued (Sec. 3097,	Civil Code).
Lender's Nan	e (If Any):	
	21. FINAL DECLARATION	
I certify that	I have read this application INCLUDING THE ABOVE DECLARATIONS and state that the above information INCLUDING THE ABOVE	DECLARATIONS is correct. I agree to
	all city and county ordinances and state laws relating to building construction, and hereby authorize representatives of this city to enter upon the salize that this permit is an application for inspection and that it does not approve or authorize the work specified herein, and it does not authorize	
with any app	licable law. Furthermore, neither the City of Los Angeles nor any board, department officer, or employee thereof, make any warranty, nor shall be	e responsible for the performance or results of
unreasonabl	scribed herein, nor the condition of the property nor the soil upon which such work is performed. I further affirm under penalty of perjury, that th interfere with any access or utility easement belonging to others and located on my property, but in the event such work does destroy or unreasc	
substitute ea	sement(s) satisfactory to the holder(s) of the easement will be provided (Sec. 91.0106.4.3.4 LAMC).	
By signin	g below, I certify that:	
· · /	ept all the declarations above namely the Licensed Contractor's Declaration, Workers' Compensation Declaration, Asbestos Removal Declaration ing Agency Declaration, and Final Declaration; and	/ Lead Hazard Warning, Construction
	permit is being obtained with the consent of the legal owner of the property.	
Print Name:	ROBERT MALDONADO Sign: La-Chiladore Date: 11/03	Contractor X Authorized Agent

Permit Application #: 14016 - 10000 - 22500

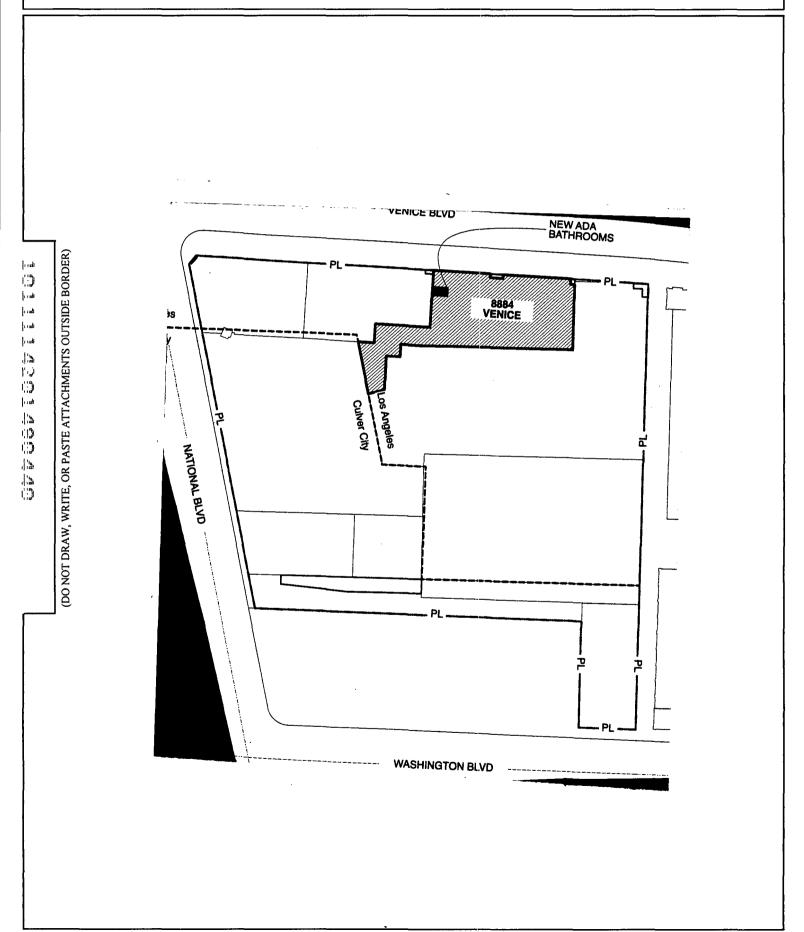
Bldg-Alter/Repair Commercial

Plan Check

City of Los Angeles - Department of Building and Safety

PLOT PLAN ATTACHMENT

Plan Check #: B14LA15081 Initiating Office: METRO Printed on: 11/03/14 15:00:15



8829 S National Blvd 8876 - 8888 W Venice Blvd



Permit #:

Plan Check #: B15VN16432

Event Code:

14016 - 20002 - 23583

Printed: 12/10/15 09:10 AM

Bldg-Alter/Repair

City of Los Angeles - Department of Building and Safety

Issued on:

12/10/2015

Plan Check at Counter

Commercial

Plan Check

APPLICATION FOR BUILDING PERMIT

Last Status: Issued

AND CERTIFICATE OF OCCUPANCY

Status Date: 12/10/2015

1. TRACT FRANK PARTENCIO PLACE BLOCK LOT(s) В

1

COUNTY MAP REF# M B 10-186

PARCEL ID # (PIN #) 123B169 1385

2. ASSESSOR PARCEL# 4312 - 015 - 005

3. PARCEL INFORMATION

Area Planning Commission - South Los Angeles

LADBS Branch Office - LA

Council District - 10

Certified Neighborhood Council - South Robertson Community Plan Area - West Adams - Baldwin Hills - Leimert Census Tract - 2702.00

District Map - 123B169 Energy Zone - 8

Fire District - 2 GPI Plan Route Office - WLA Earthquake-Induced Liquefaction Area - Yes Lot Cut Date - PRIOR-06/01/1946 Near Source Zone Distance - 0

Thomas Brothers Map Grid - 632-H7

zones(s): [Q]CM-1VL

4. DOCUMENTS

5. CHECKLIST ITEMS

Special Inspect - Epoxy Bolts

Special Inspect - Structural Observation Fabricator Reqd - Glued-Laminated Timber Fabricator Reqd - Prefabricated Joist

Fabricator Reqd - Shop Welds Fabricator Reqd - Structural Steel Permit Flag - Not a Fire Life Safety Project

Std. Work Descr - Seismic Gas Shut Off Valve

6. PROPERTY OWNER, TENANT, APPLICANT INFORMATION

Owner(s):

PACIFIC INVESTMENT ASSOCIATES

12540 BEATRICE ST # 203, LOS ANGELES CA 90066 --

Applicant: (Relationship: Agent for Owner)

BILL TSUI-

3411 CAROLINE AVE, CULVER CITY, CA 90232 -- (424) 603-4791

7. EXISTING USE

(13) Office

(22) Warehouse

(16) Retail

8. DESCRIPTION OF WORK

supplement to permit 14016-10000-23583 to add mechanical room & low partition wall within (e) office space.

9. # Bldgs on Site & Use:

10, APPLICATION PROCESSING INFORMATION

BLDG. PC By: Chon Chio Kuo

DAS PC By: Coord, OK:

PROPOSED USE

OK for Cashier: Chon Chio Kuo

Signature:

Date: 12/10/2015

11. PROJECT VALUATION Final Fee Period

Permit Valuation: \$3,000

K

PC Valuation:

Sewer Cap ID:

Total Bond(s) Due:

12. ATTACHMENTS

Plot Plan

For inspection requests, call toll-free (888) LA4BUILD (524-2845). Outside LA County, call (213) 482-0000 or request inspections via www.ladbs.org. To speak to a Call Center agent, call 311. Outside LA County, call (213) 473-3231

For Cashier's Use Only

W/O #: 41623583

VN TONI 201071984 12/10/2015 9:09:51 AM BUILDING PERMIT COMM \$146.25 \$0.84 ET COMMERCIAL \$2.94 ONE STOP SURCH SYSTEMS DEVT FEE \$8.83 CITY PLANNING SURCH \$8.78 MISCELLANEOUS \$10.00 \$7.31 PLANNING GEN PLAN MAINT SURCH \$1.00 CA BLDG STD COMMISSION SURCHARGE BUILDING PLAN CHECK \$0.00

Sub Total:

\$185.95

Permit #: 140162000223583 Building Card #: 2015VN09157

Receipt #: 0201278264

13. STRUCTURE INVENTORY (Note: Numeric measurement data in the format "number" implies "change in numeric value / total resulting numeric value / total result	alue") 14016 - 20002 - 23583				
ALADNIA MANAGONI COMMONTO	In the event that any box (i.e. 1-16) is filled to capacity, it is				
14. APPLICATION COMMENTS: all the clearance see permit 14016-10000-23583	possible that additional information has been captured electronically and could not be printed due to space				
	restrictions. Nevertheless the information printed exceeds				
	that required by section 19825 of the Health and Safety Code of the State of California.				
15. BUILDING RELOCATED FROM:					
16. CONTRACTOR, ARCHITECT & ENGINEER NAME ADDRESS	CLASS LICENSE# PHONE#				
(A) ISTANBULLU, ALEKS 1659 ELEVENTH STREET #200, SANTA MONICA, CA 9	00404 C11519				
(C) ADVANCED CONTRACTORS INC 935 W 223RD STREET, TORRANCE, CA 90502 (E) POLON, GORDON LEONARD 709 19TH STREET, SANTA MONICA, CA 9					
PERMIT EXPIRATION/REFUNDS: This permit expires two years after the date of the permit issuance. This permit will also expire if no	construction work is performed for a continuous				
period of 180 days (Sec. 98.0602 LAMC). Claims for refund of fees paid must be filed within one year from the date of expiration for permits	granted by LADBS (Sec. 22.12 & 22.13				
LAMC). The permittee may be entitled to reimbursement of permit fees if the Department fails to conduct an inspection within 60 days of rec	reiving a request for final inspection (HS 1/951).				
17. LICENSED CONTRACTOR'S DECLARATION					
I hereby affirm under penalty of perjury that I am licensed under the provisions of Chapter 9 (commencing with Section 7000) of Division 3 license is in full force and effect. The following applies to B contractors only: I understand the limitations of Section 7057 of the Business an					
prime contracts or subcontracts involving specialty trades.	a Frotessional Code related to my ability to take				
License Class: B License No.: 382163 Contractor: ADVANCED CONTRACTORS INC	3				
18. WORKERS' COMPENSATION DECLARATION					
I hereby affirm, under penalty of perjury, one of the following declarations:					
I have and will maintain a certificate of consent to self insure for workers' compensation, as provided for by Section 3700 of the Labor Cothis permit is issued.	ode, for the performance of the work for which				
X I have and will maintain workers' compensation insurance, as required by Section 3700 of the Labor Code, for the performance of the wo	rk for which this permit is issued. My workers'				
compensation insurance carrier and policy number are:					
Carrier: BENCHMARK INS. CO. Policy Number:	CST5005515				
() I certify that in the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to become California, and agree that if I should become subject to the workers' compensation provisions of Section 3700 of the Labor Code, I shall I					
WARNING: FAILURE TO SECURE WORKERS' COMPENSATION COVERAGE IS UNLAWFUL, AND SHALL SUBJECT AN EMPLOYER TO CRIMINAL PENALTIES AND CIVIL FINES UP TO ONE HUNDRED THOUSAND DOLLARS (\$100,000), IN ADDITION TO THE COST OF COMPENSATION, DAMAGES AS PROVIDED FOR IN SECTION					
3706 OF THE LABOR CODE, INTEREST, AND ATTORNEY'S FEES.	INGES AS TROVIDED FOR IN SECTION				
19. ASBESTOS REMOVAL DECLARATION / LEAD HAZARD WARNING					
I certify that notification of asbestos removal is either not applicable or has been submitted to the AQMD or EPA as per section 19827.5 of the Health and S	• • • • • • • • • • • • • • • • • • • •				
(909) 396-2336 and the notification form at www.aqmd.gov . Lead safe construction practices are required when doing repairs that disturb paint in pre-1978 6716 and 6717 of the Labor Code. Information is available at Health Services for LA County at (800) 524-5323 or the State of California at (800) 597-5323					
20. CONSTRUCTION LENDING AGENCY DECLARATION					
I hereby affirm under penalty of perjury that there is a construction lending agency for the performance of the work for which this permit is issued (Sec. 30)	97, Civil Code).				
Lender's Name (If Any): Lender's Address :,					
21. FINAL DECLARATION					
I certify that I have read this application INCLUDING THE ABOVE DECLARATIONS and state that the above information INCLUDING THE ABO comply with all city and county ordinances and state laws relating to building construction, and hereby authorize representatives of this city to enter upon t	· ·				
purposes. I realize that this permit is an application for inspection and that it does not approve or authorize the work specified herein, and it does not author	ize or permit any violation or failure to comply				
with any applicable law. Furthermore, neither the City of Los Angeles nor any board, department officer, or employee thereof, make any warranty, nor shal any work described herein, nor the condition of the property nor the soil upon which such work is performed. I further affirm under penalty of perjury, tha					
unreasonably interfere with any access or utility easement belonging to others and located on my property, but in the event such work does destroy or unreasonably interfere with any access or utility easement will be provided (Sec. 91.0106.4.3.4 LAMC).	asonably interfere with such easement, a				
By signing below, I certify that:	Washington Co. 1. of				
(1) I accept all the declarations above namely the Licensed Contractor's Declaration, Workers' Compensation Declaration, Asbestos Removal Declaration Lending Agency Declaration, and Final Declaration; and	on / Lead Hazard Warning, Construction				
(2) This permit is being obtained with the consent of the legal owner of the property.					
Print Name: MICHAEL SIETO Sign: Willest Date: 12	/10/2015 Contractor X Authorized Agent				

Permit Application #: 14016 - 20002 - 23583

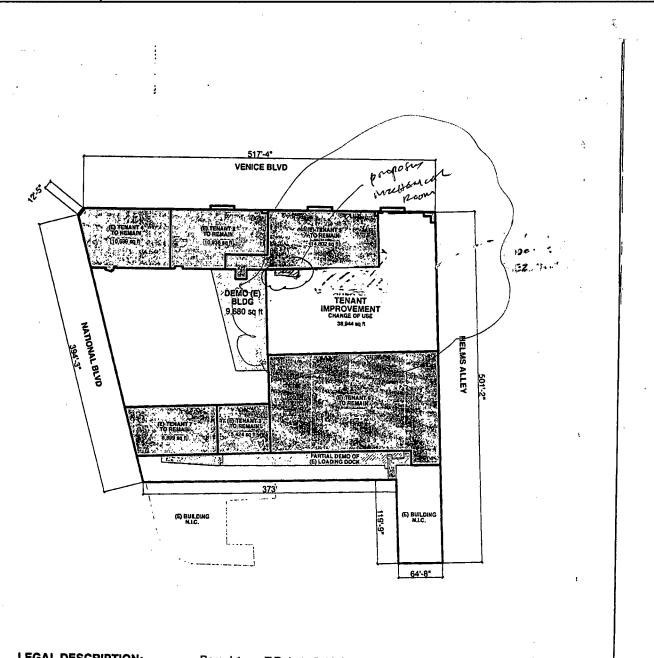
Bldg-Alter/Repair Commercial

Plan Check

City of Los Angeles - Department of Building and Safety

Plan Check #: B15VN16432 Initiating Office: VAN NUYS Printed on: 12/10/15 08:57:56

PLOT PLAN ATTACHMENT



LEGAL DESCRIPTION:

Parcel 1 per T.R. Lots 3-10 & a portion of Lots 1 & 11 Book 22, Page 44 and a portion of Lot B Frank Partenico Place Book 10, Page 186 both of Maps

W

ICT: 10

INSPECTION DISTRICT: BIGIWLA3

PLOT PLAN ATTACHMENT



Plan Check #: B15LA00051

Event Code:

15016 - 10000 - 00089

Printed: 01/08/15 10:11 AM

Bldg-Alter/Repair

City of Los Angeles - Department of Building and Safety

Issued on:

01/08/2015

Commercial

APPLICATION FOR BUILDING PERMIT

Plan Check at Counter Plan Check

AND CERTIFICATE OF OCCUPANCY

Last Status: Issued

Status Date: 01/08/2015

1. TRACT

BLOCK LOT(s)

COUNTY MAP REF#

PARCELID # (PIN #)

2. ASSESSOR PARCEL#

FRANK PARTENCIO PLACE

R

M B 10-186

123B169 1385

4312 - 015 - 005

W/O #: 51600089

3. PARCEL INFORMATION

Area Planning Commission - South Los Angeles

LADBS Branch Office - LA

Council District - 10

Certified Neighborhood Council - South Robertson

Community Plan Area - West Adams - Baldwin Hills - Leimert

Census Tract - 2702.00

District Map - 123B169

Energy Zone - 8 Fire District - 2

GPI Plan Route Office - WLA

Earthquake-Induced Liquefaction Area - Yes

Lot Cut Date - PRIOR-06/01/1946 Near Source Zone Distance - 0

Thomas Brothers Map Grid - 632-H7

ZONES(S): [Q]CM-1VL

4. DOCUMENTS

ZI - ZI-2412 Fast Food Establishments

ORD - ORD-172913-SA60

CPC - CPC-2013-621-ZC-GPA-SP

For Cashier's Use Only

AFF - AFF-63738

ZI - ZI-2427 FWY Adj Advisory Notice for Sc CUB - CUB-1982-79 ZA - ZA-2010-538-ZV

CPC - CPC-1986-821-GPC

AFF - AFF-36854 AFF - AFF-41985

ORD - ORD-165481-SA570

CPC - CPC-1995-80-CPR-ZC

AFF - AFF-41986

5. CHECKLIST ITEMS

Permit Flag - Not a Fire Life Safety Project

Std. Work Descr - Seismic Gas Shut Off Valve

6. PROPERTY OWNER, TENANT, APPLICANT INFORMATION

PACIFIC INVESTMENT ASSOCIATES

12540 BEATRICE ST # 203, LOS ANGELES CA 90066 --

Tenant:

LIM

1.17

(1)

Applicant: (Relationship: Agent for Owner)

BILL TSUL-

3411 CAROLINE AVE, CULVER CITY, CA 90232 -- (424) 603-4791

7. EXISTING USE

(22) Warehouse

PROPOSED USE

8. DESCRIPTION OF WORK

DEMO EXISTING LOADING DOCK AND CANOPY (NON-STRUCTURAL), INFILL EXISTING EXTERIOR WALL OPENINGS. NEW ADA RAMP. NEW STEPS,

9, # Bldgs on Site & Use:

10. APPLICATION PROCESSING INFORMATION

BLDG. PC By: OK for Cashier: Pranita Shah

Manatosh Das

DAS PC By:

Coord. OK:

Signature:

Date: 01/08/2015

11. PROJECT VALUATION

Permit Valuation: \$50,000

PC Valuation:

Sewer Cap ID:

Total Bond(s) Due:

12. ATTACHMENTS

Plot Plan

For inspection requests, call toll-free (888) LA4BUILD (524-2845). Outside LA County, call (213) 482-0000 or request inspections via www.ladbs.org. To speak to a Call Center agent, call 311. Outside LA County, call (213) 473-3231.



LA 0032 101051384 1/8/2015 10:11:09 AM BUILDING PERMIT COMM \$528.75 BUILDING PLAN CHECK \$0.00 EI COMMERCIAL \$14.00 ONE STOP SURCH \$10.86 SYSTEMS DEVT FEE \$32.57 CITY PLANNING SURCH \$31.73 MISCELLANEOUS \$10.00 PLANNING GEN PLAN MAINT SURCH \$26.44 CA BLDG STD COMMISSION SURCHARGE \$2.00 BUILDING PLAN CHECK \$0.00

Sub Total:

\$656.35

Permit #: 150161000000089 Building Card #: 2015LA42013 Receipt #: 0101387035

13. STRUCTURE INVENTORY (Note: Numeric measurement data in the format "number / number" implies "change in numeric value / total resulting numeric	alue") 15016 - 10000 - 00089
	•
	:
	1
	In the event that any box (i.e. 1-16) is filled to capacity, it is
14. APPLICATION COMMENTS: ** Approved Seismic Gas Shut-Off Valve may be required. **	possible that additional information has been captured
	electronically and could not be printed due to space restrictions. Nevertheless the information printed exceeds
	that required by section 19825 of the Health and Safety Code of the State of California.
15. BUILDING RELOCATED FROM:	GLASS LIGHTON AND AND AND AND AND AND AND AND AND AN
16. CONTRACTOR, ARCHITECT & ENGINEER NAME ADDRESS (A) ISTANBULLU, ALEKS 1659 ELEVENTH STREET #200, SANTA MONICA, CA	,
(C) ADVANCED CONTRACTORS INC 935 W 223RD STREET, TORRANCE, CA 90502	B 382163 (310) 320-3803
PERMIT EXPIRATION/REFUNDS: This permit expires two years after the date of the permit issuance. This permit will also expire if no	construction work is neckarred for a continuous
period of 180 days (Sec. 98.0602 LAMC). Claims for refund of fees paid must be filed within one year from the date of expiration for permit	granted by LADBS (Sec. 22.12 & 22.13
LAMC). The permittee may be entitled to reimbursement of permit fees if the Department fails to conduct an inspection within 60 days of reconduct and inspection within 60	eiving a request for final inspection (HS 17951).
17. LICENSED CONTRACTOR'S DECLARATION	
I hereby affirm under penalty of perjury that I am licensed under the provisions of Chapter 9 (commencing with Section 7000) of Division 3	
license is in full force and effect. The following applies to B contractors only: I understand the limitations of Section 7057 of the Business an prime contracts or subcontracts involving specialty trades.	d Professional Code related to my ability to take
License Class: B License No.: 382163 Contractor: ADVANCED CONTRACTORS INC	
18. WORKERS' COMPENSATION DECLARATION	
I hereby affirm, under penalty of perjury, one of the following declarations:	
() I have and will maintain a certificate of consent to self insure for workers' compensation, as provided for by Section 3700 of the Labor Co	de, for the performance of the work for which
this permit is issued. (X) I have and will maintain workers' compensation insurance, as required by Section 3700 of the Labor Code, for the performance of the wo	the Car which this parmit is issued. Mr. workers
compensation insurance carrier and policy number are:	k for which this permit is issued. My workers
Carrier: BENCHMARK INS. CO. Policy Number:	CST5005515
(_) I certify that in the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to become California, and agree that if I should become subject to the workers' compensation provisions of Section 3700 of the Labor Code, I shall f	•
WARNING: FAILURE TO SECURE WORKERS' COMPENSATION COVERAGE IS UNLAWFUL, AND SHALL SUBJECT AN EMPLO	
CIVIL FINES UP TO ONE HUNDRED THOUSAND DOLLARS (\$100,000), IN ADDITION TO THE COST OF COMPENSATION, DAN 3706 OF THE LABOR CODE, INTEREST, AND ATTORNEY'S FEES.	AGES AS PROVIDED FOR IN SECTION
19, ASBESTOS REMOVAL DECLARATION / LEAD HAZARD WARNING	
I certify that notification of asbestos removal is either not applicable or has been submitted to the AQMD or EPA as per section 19827.5 of the Health and St (909) 396-2336 and the notification form at www.agmd.gov . Lead safe construction practices are required when doing repairs that disturb paint in pre-1978	
6716 and 6717 of the Labor Code. Information is available at Health Services for LA County at (800) 524-5323 or the State of California at (800) 597-5323	
20. CONSTRUCTION LENDING AGENCY DECLARATION	
I hereby affirm under penalty of perjury that there is a construction lending agency for the performance of the work for which this permit is issued (Sec. 305	7, Civil Code).
Lender's Name (If Any): Lender's Address :,	
21, FINAL DECLARATION	
I certify that I have read this application INCLUDING THE ABOVE DECLARATIONS and state that the above information INCLUDING THE ABO' comply with all city and county ordinances and state laws relating to building construction, and hereby authorize representatives of this city to enter upon the	-
purposes. I realize that this permit is an application for inspection and that it does not approve or authorize the work specified herein, and it does not author with any applicable law. Furthermore, neither the City of Los Angeles nor any board, department officer, or employee thereof, make any warranty, nor shall	
any work described herein, nor the condition of the property nor the soil upon which such work is performed. I further affirm under penalty of perjury, that	the proposed work will not destroy or
unreasonably interfere with any access or utility easement belonging to others and located on my property, but in the event such work does destroy or unrea substitute easement(s) satisfactory to the holder(s) of the easement will be provided (Sec. 91.0106.4.3.4 LAMC).	sonably interfere with such easement, a
By signing below, I certify that:	
(1) I accept all the declarations above namely the Licensed Contractor's Declaration, Workers' Compensation Declaration, Asbestos Removal Declaration	n / Lead Hazard Warning, Construction
Lending Agency Declaration, and Final Declaration; and	
(2) This permit is being obtained with the consent of the legal owner of the property.	08/2015 SI Contractor D Authorized Asset

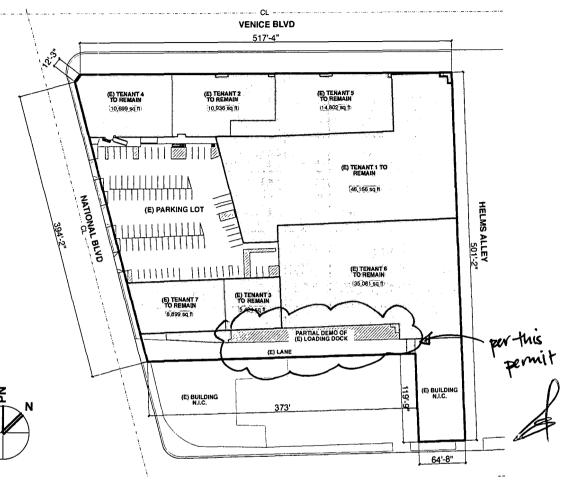
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Bldg-Alter/Repair Commercial Plan Check

City of Los Angeles - Department of Building and Safety

Plan Check #: B15LA00051 Initiating Office: METRO Printed on: 01/05/15 14:35:20

PLOT PLAN ATTACHMENT



LEGAL DESCRIPTION:

Parcel 1 per T.R. Lots 3-10 & a portion of Lots 1 & 11 Book 22, Page 44 and a portion of Lot B Frank Partenico Place Book 10,

Page 186 both of Maps

ZONING:

[Q] CM-1VL

PARKING:

Required: 92 Provided: 92

USE + OCCUPANCY:

Existing Use:

Retail Furniture, Self-storage, Office

Change of Use: Occupancy Groups:

M, S-1, B

CONSTRUCTION:

Construction Type(s): No. of Stories:

TYPE III B 1 (3 MAX.) 28'-4" (45' MAX.)

AREA CALCULATION:

Lot Dimensions:

Building Height:

Varies, see plot plan 195.176 SF

Parcel Area (SF): Floor Area:

166,982 SF (Existing Building)

FAR:

1.5:1



Plan Check #: B14LA15778

Event Code:

14016 - 10000 - 23583

Printed: 03/09/15 03:39 PM

Bldg-Addition GREEN - MANDATORY

City of Los Angeles - Department of Building and Safety

Commercial

Issued on:

03/09/2015

Regular Plan Check

APPLICATION FOR BUILDING PERMIT

Last Status: Issued

Plan Check

AND CERTIFICATE OF OCCUPANCY

Status Date: 03/09/2015

Community Plan Area - West Adams - Baldwin Hills - Leimert

1. TRACT

BLOCK LOT(s) В

COUNTY MAP REF# M B 10-186

PARCEL ID # (PIN #) 123B169 1385 2. ASSESSOR PARCEL# 4312 - 015 - 005

W/O #: 41623583

3. PARCELINFORMATION

LADBS Branch Office - LA

FRANK PARTENCIO PLACE

Energy Zone - 8 Fire District - 2

Council District - 10 Certified Neighborhood Council - South Robertson

Lot Cut Date - PRIOR-06/01/1946 Thomas Brothers Map Grid - 632-H7

GPI Plan Route Office - WLA

Census Tract - 2702.00 District Map - 123B169

Area Planning Commission - South Los Angeles

Near Source Zone Distance - 0

ZONES(S): [Q]CM-1VL

4. DOCUMENTS

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ZI - ZI-2412 Fast Food Establishments

ORD - ORD-172913-SA60

CPC - CPC-2013-621-ZC-GPA-SP

For Cashier's Use Only

AFF - AFF-63738

Earthquake-Induced Liquefaction Area - Yes

ZA - ZA-2010-538-ZV

ZI - ZI-2427 FWY Adj Advisory Notice for Se CUB - CUB-1982-79 CPC - CPC-1986-821-GPC AFF - AFF-36854 AFF - AFF-41985

CPC - CPC-1995-80-CPR-ZC

AFF - AFF-41986

5. CHECKLIST ITEMS

Special Inspect - Epoxy Bolts

ORD - ORD-165481-SA570

Fabricator Regd - Prefabricated Joist Fabricator Reqd - Shop Welds

Permit Flag - Not a Fire Life Safety Project

Special Inspect - Structural Observation Fabricator Regd - Glued-Laminated Timber

Fabricator Regd - Structural Steel

Std. Work Descr - Seismic Gas Shut Off Valve

6. PROPERTY OWNER, TENANT, APPLICANT INFORMATION

PACIFIC INVESTMENT ASSOCIATES

12540 BEATRICE ST # 203, LOS ANGELES CA 90066 --

Tenant

Applicant: (Relationship: Agent for Owner)

BILL TSUL-

3411 CAROLINE AVE, CULVER CITY, CA 90232 -- (424) 603-4791

7. EXISTING USE

PROPOSED USE

(13) Office (16) Retail

(16) Retail

(22) Warehouse

(22) Warehouse

8. DESCRIPTION OF WORK

TENANT IMPROVEMENT, CHANGE OF USE: RETAIL FURNITURE TO OFFICE. PARTIAL DEMO OF (E) BUILDING. ADD MEZZANINE FLOOR, PARKING LOT RESTRIPE. PER CASE ZA 290-0538 (ZU)

9. # Bldgs on Site & Use:

10. APPLICATION PROCESSING INFORMATION

BLDG. PC By: Chon Chio Kuo DAS PC By: Shine Lin

Coord. OK:

OK for Cashier: Matthew Campbell

Signature:

Date: 03/09/2015

11. PROJECT VALUATION Final Fee Period

\$750,000 Permit Valuation:

PC Valuation: Total Bond(s) Due:

Sewer Cap ID:

12. ATTACHMENTS Plot Plan

For inspection requests, call toll-free (888) LA4BUILD (524-2845). Outside LA County, call (213) 482-0000 or request inspections via www.ladbs.org. To speak to a Call Center agent, call 311. Outside LA County, call (213) 473-3231.



LA 0031 103057965 3/9/2015 3:39:24 PM BUILDING PERMIT COMM \$3,918.69 BUILDING PLAN CHECK \$0.00 BUILDING PLAN CHECK \$0.00 PLAN MAINTENANCE \$78.37 EI COMMERCIAL \$210.00 ONE STOP SURCH \$84.14 SYSTEMS DEVT FEE \$252.42 CITY PLANNING SURCH \$239.82 MISCELLANEOUS \$10.00 PLANNING GEN PLAN MAINT SURCH \$199.85 ARTS DEV FEE \$4,670.00 MISCELLANEOUS \$40.00 SCHOOL DEV COMM \$1,620.00 CA BLDG STD COMMISSION SURCHARGE \$30.00 BUILDING PLAN CHECK \$0.00

Sub Total:

\$11,353.29

Permit #: 140161000023583 Building Card #: 2015LA44758 Receipt #: 0103410983

				-m 4.44	16 10000 22502
(P) Floor (P) Heigh (P) Lengt (P) Mezza (P) Storie (P) Width (P) NFPA (P) B Occ (P) Long	Area (ZC): +3000 Sqft / Sqft t (ZC): 0 Feet / Feet h: 0 Feet / Feet anine: +1 Levels / 1 Levels s: 0 Stories / Stories : 0 Feet / Feet -13 Fire Sprinklers Thru-out c. Group: +3000 Sqft / Sqft Term Bicycle Parking Provided for Bldg: +8 Spa	•	icycle): 0 Stalls / 92 Sta Stalls / 54 Stalls Stalls / 7 Stalls Stalls / 81 Stalls vided for Bldg: +4 Spaces	. 14	016 - 10000 - 23583
** Approve	ATION COMMENTS: ed Seismic Gas Shut-Off Valve may be required. ** r site. which already included this proposed addition	add 3000 sf mezzanine office , per ZA-2010-0538, 92	Pparking stalls	In the event that any box (i.e. 1-16) is fit possible that additional information has electronically and could not be printed c restrictions. Nevertheless the informatio that required by section 19825 of the He Code of the State of California.	been captured lue to space n printed exceeds
15. BUILDI	NG RELOCATED FROM:				
(A) IST (C) AD	ACTOR, ARCHITECT & ENGINEER NAME ANBULLU, ALEKS VANCED CONTRACTORS INC LON, GORDON LEONARD	ADDRESS 1659 ELEVENTH STREET #200, 935 W 223RD STREET, 709 19TH STREET,	SANTA MONICA, CA 904 TORRANCE, CA 90502 SANTA MONICA, CA 904	B 382163	PHONE#
	period of 180 days (Sec. 98.0602 LAMC). Claim	nit expires two years after the date of the permit issuances for refund of fees paid must be filed within one year freement of permit fees if the Department fails to conductive.	om the date of expiration for permits gr	anted by LADBS (Sec. 22.12 & 22.13	
	license is in full force and effect. The following a prime contracts or subcontracts involving special	licensed under the provisions of Chapter 9 (commencing pplies to B contractors only: I understand the limitation y trades.	s of Section 7057 of the Business and Pr		
	License Class: B License No.:	382163 Contractor: ADVA	NCED CONTRACTORS INC		
	this permit is issued. (3) I have and will maintain workers' compensation insurance carrier and policy nu Carrier: BENCHMARK INS. CO. (1) I certify that in the performance of the work for California, and agree that if I should become	ne following declarations: Int to self insure for workers' compensation, as provided on insurance, as required by Section 3700 of the Labor of the transfer are: Or which this permit is issued, I shall not employ any persubject to the workers' compensation provisions of Section 1.	Code, for the performance of the work for the Policy Number:rson in any manner so as to become sub ion 3700 of the Labor Code, I shall forth	CST5005515 ject to the workers' compensation laws of twith comply with those provisions.	s'
		C' COMPENSATION COVERAGE IS UNLAWFUL, A AND DOLLARS (\$100,000), IN ADDITION TO THE ATTORNEY'S FEES.			
909) 396-23	36 and the notification form at www.aqmd.gov. Lea	19. ASBESTOS REMOVAL DECLARATIO ble or has been submitted to the AQMD or EPA as per side safe construction practices are required when doing realth Services for LA County at (800) 524-5323 or the S	section 19827.5 of the Health and Safet epairs that disturb paint in pre-1978 buil	dings due to the presence of lead per secti	on
		20. CONSTRUCTION LENDING AC on lending agency for the performance of the work for v		Civil Code).	
ender's Nar	ne (If Any):	Lender's Address :			
comply with purposes. I with any ap any work de unreasonable	h all city and county ordinances and state laws relati realize that this permit is an application for inspectic plicable law. Furthermore, neither the City of Los A escribed herein, nor the condition of the property no	21. FINAL PECLAP BOVE DECLARATIONS and state that the above infing to building construction, and hereby authorize repres in and that it does not approve or authorize the work spe ingeles nor any board, department officer, or employee t the soil upon which such work is performed. I further ging to others and located on my property, but in the event will be provided (Sec. 91.0106.4.3.4 LAMC).	ormation INCLUDING THE ABOVE entatives of this city to enter upon the all edited herein, and it does not authorize thereof, make any warranty, nor shall be affirm under penalty of perjury, that the	bove-mentioned property for inspection or permit any violation or failure to compl responsible for the performance or results proposed work will not destroy or	
By signir	ng below, I certify that:				
Len	cept all the declarations above namely the Licensed thing Agency Declaration, and Final Declaration; and permit is being obtained with the consent of the leg		ration, Asbestos Removal Declaration /	Lead Hazard Warning, Construction	
Print Name:	ROBERT MALDONADO	Sign: La - halda	Date: 03/09/	2015 Contractor	X Authorized Agent

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Bldg-Addition Commercial Plan Check

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

(1)

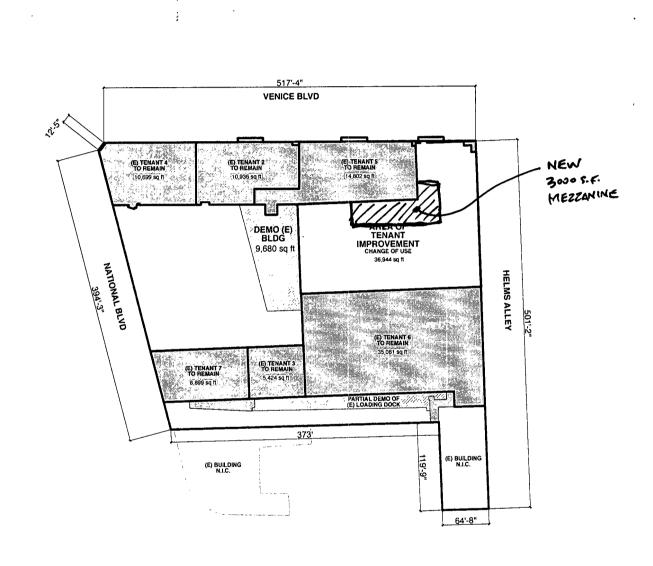
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1,17 O City of Los Angeles - Department of Building and Safety

Plan Check #: B14LA15778FO Initiating Office: METRO

PLOT PLAN ATTACHMENT

Printed on: 03/05/15 10:18:04



LEGAL DESCRIPTION:

Parcel 1 per T.R. Lots 3-10 & a portion of Lots 1 & 11 Book 22, Page 44 and a portion of Lot B Frank Partenico Place Book 10, Page 186 both of Maps

8888 W Venice Blvd



Permit #:

Plan Check #: B15VN02572

15030 - 20000 - 01365 Printed: 03/09/15 03:42 PM

Event Code:

City of Los Angeles - Department of Building and Safety

Issued on:

03/09/2015

Plan Check at Counter

APPLICATION FOR GRADING PERMIT

Last Status: Issued

Plan Check

Grading

Commercial

AND GRADING CERTIFICATE

Status Date: 03/09/2015

1. TRACT FRANK PARTENCIO PLACE BLOCK LOT(s) В

COUNTY MAP REF# PARCELID # (PIN #) M B 10-186

123B169 1385

2. ASSESSOR PARCEL# 4312 - 015 - 005

W/O#: 53001365

3. PARCELINFORMATION

Area Planning Commission - South Los Angeles

LADBS Branch Office - LA

Council District - 10

Certified Neighborhood Council - South Robertson Community Plan Area - West Adams - Baldwin Hills - Leimert Census Tract - 2702.00 District Map - 123B169 Energy Zone - 8

Fire District - 2

GPI Plan Route Office - WLA

Earthquake-Induced Liquefaction Area - Yes

Lot Cut Date - PRIOR-06/01/1946 Near Source Zone Distance - 0

Thomas Brothers Map Grid - 632-H7

ZONES(S): [Q]CM-1VL

4. DOCUMENTS

111

1.10

ZI - ZI-2412 Fast Food Establishments

ORD - ORD-172913-SA60 ZI - ZI-2427 FWY Adj Advisory Notice for Se CUB - CUB-1982-79

CPC - CPC-2013-621-ZC-GPA-SP

For Cashier's Use Only

AFF - AFF-63738

ZA - ZA-2010-538-ZV ORD - ORD-165481-SA570 CPC - CPC-1986-821-GPC CPC - CPC-1995-80-CPR-ZC

AFF - AFF-36854 AFF - AFF-41985

AFF - AFF-41986

5. CHECKLIST ITEMS

6. PROPERTY OWNER, TENANT, APPLICANT INFORMATION

PACIFIC INVESTMENT ASSOCIATES

12540 BEATRICE ST # 203, LOS ANGELES CA 90066 --

Applicant: (Relationship:)

7. EXISTING USE

PROPOSED USE

(60) Grading - Non-Hillside

8. DESCRIPTION OF WORK

site grading for parking lots, cut 600 cy, fill 800 cy

9. # Bldgs on Site & Use:

19. APPLICATION PROCESSING INFORMATION

BLDG. PC By: Chon Chio Kuo OK for Cashier: Matthew Campbell DAS PC By: Coord. OK:

Signature:

0/2 <

Date: 03/09/2015

11. PROJECT VALUATION Final Fee Period

Permit Valuation: 800 cu yd PC Valuation:

Sewer Cap ID:

Total Bond(s) Due:

12. ATTACHMENTS

Plot Plan

For inspection requests, call toll-free (888) LA4BUILD (524-2845). Outside LA County, call (213) 482-0000 or request inspections via www.ladbs.org. To speak to a Call Center agent, call 311. Outside LA County, call (213) 473-3231.

LA 0031 103057966 3/9/2015 3:42:21 PM

GRADING PERMIT \$1,105.00 GRADING PLAN CHECK \$0.00 ONE STOP SURCH \$22.10 SYSTEMS DEVT FEE \$66.30 \$66.30

CITY PLANNING SURCH MISCELLANEOUS

\$10.00 \$55.25

PLANNING GEN PLAN MAINT SURCH GRADING PLAN CHECK

\$0.00

Sub Total:

\$1,324.95

Permit #: 150302000001365 Building Card #: 2015LA44759

Receipt #: 0103410986

(P) Cut: (P) Fill: 8	(Note: Numeric measurement data in the format "number / number" implies "change in numeric value / total resulting numeric val 600 Cuyd 800 Cuyd rt: 200 Cuyd	ue")	15030) - 20000 - 01365
	CATION COMMENTS: urance see permit 14016-10000-23583.	possible that additions electronically and cou restrictions. Neverthel	box (i.e. 1-16) is filled al information has been ald not be printed due to eless the information prion 19825 of the Health California.	n captured to space rinted exceeds
15. BUILDI	ING RELOCATED FROM:			
(C) AD	ACTOR.ARCHITECT & ENGINEER NAME DVANCED CONTRACTORS INC 935 W 223RD STREET, VIS, RICHARD HAYS 2015 CANTATA DR, LOS ANGELES, CA 9006	CLASS B	LICENSE # 382163 C48082	PHONE# (310) 665-2800
	PERMIT EXPIRATION/REFUNDS: This permit expires two years after the date of the permit issuance. This permit will also expire if no corperiod of 180 days (Sec. 98.0602 LAMC). Claims for refund of fees paid must be filed within one year from the date of expiration for permits g LAMC). The permittee may be entitled to reimbursement of permit fees if the Department fails to conduct an inspection within 60 days of receivable.	ranted by LADBS (Sec.)	22.12 & 22.13	
	17. LICENSED CONTRACTOR'S DECLARATION I hereby affirm under penalty of perjury that I am licensed under the provisions of Chapter 9 (commencing with Section 7000) of Division 3 of license is in full force and effect. The following applies to B contractors only: I understand the limitations of Section 7057 of the Business and F prime contracts or subcontracts involving specialty trades. License Class: B License No.: 382163 Contractor: ADVANCED CONTRACTORS INC			
·	I hereby affirm, under penalty of perjury, one of the following declarations: () I have and will maintain a certificate of consent to self insure for workers' compensation, as provided for by Section 3700 of the Labor Code this permit is issued. (3) I have and will maintain workers' compensation insurance, as required by Section 3700 of the Labor Code, for the performance of the work to compensation insurance carrier and policy number are: Carrier: BENCHMARK INS. CO. Policy Number: () I certify that in the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to become sul California, and agree that if I should become subject to the workers' compensation provisions of Section 3700 of the Labor Code, I shall fort WARNING: FAILURE TO SECURE WORKERS' COMPENSATION COVERAGE IS UNLAWFUL, AND SHALL SUBJECT AN EMPLOYE CIVIL FINES UP TO ONE HUNDRED THOUSAND DOLLARS (\$100,000), IN ADDITION TO THE COST OF COMPENSATION, DAMAGED THE LABOR CODE, INTEREST, AND ATTORNEY'S FEES.	for which this permit is is CST5005. bject to the workers' com thwith comply with those ER TO CRIMINAL PEN.	issued. My workers' 5515 ppensation laws of e provisions. HALTIES AND	
(909) 396-23	19. ASBESTOS REMOVAL DECLARATION / LEAD HAZARD WARNING notification of asbestos removal is either not applicable or has been submitted to the AQMD or EPA as per section 19827.5 of the Health and Safet 336 and the notification form at www.aqmd.gov . Lead safe construction practices are required when doing repairs that disturb paint in pre-1978 but 17 of the Labor Code. Information is available at Health Services for LA County at (800) 524-5323 or the State of California at (800) 597-5323 or	ildings due to the present	ce of lead per section	
l hereby affir Lender's Nan	20. CONSTRUCTION LENDING AGENCY DECLARATION rm under penalty of perjury that there is a construction lending agency for the performance of the work for which this permit is issued (Sec. 3097, one (If Any): Lender's Address: ,	Civil Code).		
comply with purposes. I r with any app any work de unreasonabl	21. FINAL DECLARATION It I have read this application INCLUDING THE ABOVE DECLARATIONS and state that the above information INCLUDING THE ABOVE h all city and county ordinances and state laws relating to building construction, and hereby authorize representatives of this city to enter upon the a realize that this permit is an application for inspection and that it does not approve or authorize the work specified herein, and it does not authorize plicable law. Furthermore, neither the City of Los Angeles nor any board, department officer, or employee thereof, make any warranty, nor shall be escribed herein, nor the condition of the property nor the soil upon which such work is performed. I further affirm under penalty of perjury, that the ly interfere with any access or utility easement belonging to others and located on my property, but in the event such work does destroy or unreason asement(s) satisfactory to the holder(s) of the easement will be provided (Sec. 91.0106.4.3.4 LAMC).	above-mentioned property or permit any violation o e responsible for the perfo e proposed work will not	ty for inspection or failure to comply formance or results of destroy or	
(1) I acc Lend	ng below, I certify that: cept all the declarations above namely the Licensed Contractor's Declaration, Workers' Compensation Declaration, Asbestos Removal Declaration and Ging Agency Declaration, and Final Declaration; and experimit is being obtained with the consent of the legal owner of the property.	/ Lead Hazard Warning, (Construction	•
Print Name:	ROBERT MALDONANO Sign: Ruen & Wardon - 10 Date: 03/09/	/2015	Contractor X	Authorized Agent

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Grading
Commercial
Plan Check

City of Los Angeles - Department of Building and Safety

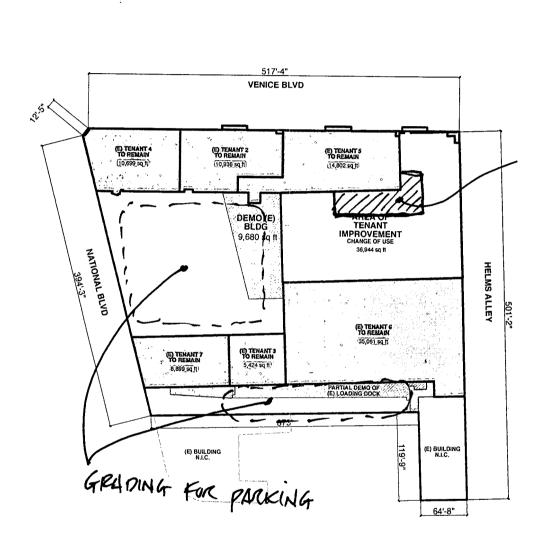
Plan Check #: B15VN02572
Initiating Office: VAN NUYS

PLOT PLAN ATTACHMENT

Printed on: 03/03/15 10:32:20

TO COLE TO COLE CENT.

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



LEGAL DESCRIPTION:

Parcel 1 per T.R. Lots 3-10 & a portion of Lots 1 & 11 Book 22, Page 44 and a portion of Lot B Frank Partenico Place Book 10, Page 186 both of Maps



Plan Check #: B16LA10517

Event Code:

16016 - 10000 - 16288

Printed: 12/05/16 02:06 PM

W/O #: 61616288

	Bldg-Alter/Repair GREEN - MANDATORY	City of Los Angeles - Department of Building and Safety	Issued on: 12/05/2016
	Commercial Regular Plan Check	APPLICATION FOR BUILDING PERMIT	Last Status: Issued
	Plan Check	AND CERTIFICATE OF OCCUPANCY	Status Date: 12/05/2016
i			 ,

1. TRACT	BLOCK	LOT(s)	<u>ARB</u>	COUNTY MAP REF#	PARCEL ID # (PIN #)	2. ASSESSOR PARCEL#
FRANK PARTENICO PLACE		В	1	M B 10-186	123B169 1385	4312 - 015 - 005
TR 1778		1	1	M B 22-44	123B169 1455	4312 - 015 - 005
TR 1778		3		M B 22-44	123B169 1479	4312 - 015 - 005
TR 1778		4		M B 22-44	123B169 1487	4312 - 015 - 005
					j	

3. PARCEL INFORMATION

Area Planning Commission - South Los Angeles

LADBS Branch Office - LA

Council District - 10

Certified Neighborhood Council - South Robertson

Community Plan Area - West Adams - Baldwin Hills - Leimert

Census Tract - 2702.00

Energy Zone - 8 Fire District - 2

Earthquake-Induced Liquefaction Area - Yes

Near Source Zone Distance - .1

ZONES(S): [Q]CM-1VL

Beech

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4. DOCUMENTS

ZI - ZI-2412 Fast Food Establishments ORD - ORD-165481-SA570 ZI - ZI-2427 FWY Adj Advisory Notice for Se ORD - ORD-172913-SA60

ZI - ZI-2452 Transit Priority Area in the Cit CUB - CUB-1982-79 ZA - ZA-2010-538-ZV

CPC - CPC-1986-821-GPC

CPC - CPC-1995-80-CPR-ZC

CPC - CPC-2006-5567-CPU CPC - CPC-2013-621-ZC-GPA-SP AFF - 2016-1370418(MB)

For Cashier's Use Only

AFF - 2016-1370419(MB) AFF - 2016-1370420(MB)

AFF - AFF-36854 AFF - AFF-41985

Thomas Brothers Map Grid - 632-H7

5. CHECKLIST ITEMS

Special Inspect - Epoxy Bolts

Permit Flag - Not a Fire Life Safety Project Std. Work Descr - Seismic Gas Shut Off Valve

6. PROPERTY OWNER, TENANT, APPLICANT INFORMATION

PACIFIC INVESTMENT ASSOCIATES

12540 BEATRICE ST # 203, LOS ANGELES CA 90066 --

Tenant:

- BASSETT FURNITURE

3525 FAIRYSTONE PARK HWY, BASSETT, VA 24055 -- (335) 409-8104

Applicant: (Relationship: Architect)

EDWARD MONTANO -

20521 EARL ST., TORRANCE, CA -- (310) 263-3574

7. EXISTING USE

(13) Office

(16) Furniture Store

(16) Retail

(22) Warehouse

PROPOSED USE

(16) Furniture Store

(16) Retail

(22) Warehouse

(13) Office

8. DESCRIPTION OF WORK

TENANT IMPROVEMENT OF EXISTING FURNITURE STORE (10,865 S.F.) PER ZA 2010-0538/ZV). (SEE COMMENTS IN THE BACK OF THE PERMIT)

3- - FURNITURE STORE, RETAIL, OFFICE, WAREHOUSE 9, # Bldgs on Site & Use:

10, APPLICATION PROCESSING INFORMATION

BLDG. PC By: Rudolf Kinar Melikoff

Michelle Cortez

DAS PC By: Eddie Garin

Date: 12/05/2016

Coord, OK:

11. PROJECT VALUATION \$800,000

PC Valuation:

Total Bond(s) Due: Sewer Cap ID:

12, ATTACHMENTS Metes & Bounds Legal

Permit Valuation:

OK for Cashier:

Misc. (See Comments)

Plot Plan



For inspection requests, call toll-free (888) LA4BUILD (524-2845). Outside LA County, call (213) 482-0000 or request inspections via www.ladbs.org. To speak to a Call Center agent, call

311. Outside LA County, call (213) 473-3231.



VN ZABE 202105466 12/5/2016 2:05:59 PM BUILDING PERMIT COMM \$3,822.00 \$0.00 BUILDING PLAN CHECK BUILDING PLAN CHECK \$0.00 \$76.44 PLAN MAINTENANCE \$224.00 EI COMMERCIAL ONE STOP SURCH \$82.45 SYSTEMS DEVT FEE \$247.35 CITY PLANNING SURCH \$233.91 MISCELLANEOUS \$10.00 PLANNING GEN PLAN MAINT SURCH \$194.92 CA BLDG STD COMMISSION SURCHARGE \$32.00 BUILDING PLAN CHECK \$0.00

> \$4,923.07 Sub Total:

Permit #: 160161000016288 Building Card #: 2016VN31185

Receipt #: 0202372313

13. STRUCT	URE INVENTORY (Note: Nume	eric measurement data in th	e format "number / number" implies "	change in numeric value / total result	ting numeric valu	e")	1601	6 - 10000 - 16288
	13 Fire Sprinklers Thru-out I-B Construction			* * * * * * * * * * * * * * * * * * * *				
			•					
						,		
** Approve WEINTRA THOUGH T SPACES TO	UB HAD DETERMINED THAT TI THERE WERE NO BUILDING PEI D REMAIN AS DEPICTED IN EXI	HE FURNITURE STORI RMITS ISSUED AND I HIBIT A OF ZA -2010-0	APPLICANT THE ZONING ADMI E USE HAD BEEN ESTABLISH O IE HAS ALLOWED THE EXISTI 83(ZV) LETTER OF MODIFICAT 2016-1370418 (SEE ATTACHED	N THIS SITE EVEN NG NUMBER OF PARKING ION DATED JULY 13TH,		In the event that any lipossible that addition electronically and courestrictions. Neverthe that required by sectic Code of the State of Code.	al information has be uld not be printed due less the information p on 19825 of the Healt	en captured to space rinted exceeds
15. BUILDIN	G RELOCATED FROM;							
(A) HAI	CTOR, ARCHITECT & ENGINEER I DAEGH, REZA A 'AMOUNT CONSTRUCTORS	534	RESS 7 BINDEWALD RD., 7 COLE BLVD STE 100,	TORRANCE LAKEWOOI		<u>CLASS</u> B	LICENSE # C25803 760295	PHONE # (310) 263-3532 (954) /60-5776
	period of 180 days (Sec. 98.0602	LAMC). Claims for refu	s two years after the date of the perr nd of fees paid must be filed within of permit fees if the Department fails	one year from the date of expiration	on for permits gr	anted by LADBS (Sec.	22.12 & 22.13	
	license is in full force and effect. prime contracts or subcontracts in	The following applies to avolving specialty trades.	under the provisions of Chapter 9 (B contractors only: I understand the		of Division 3 of t Business and P	rofessional Code related		
j I	License Class: B Lice	ense No.: 760295				<u> </u>		
	this permit is issued. (3) I have and will maintain work compensation insurance carrier Carrier: TBD	ntificate of consent to self kers' compensation insura er and policy number are	ing declarations: insure for workers' compensation, a	the Labor Code, for the performar	the Labor Code	or which this permit is	issued. My workers'	
	California, and agree that if I WARNING: FAILURE TO SECU	should become subject to URE WORKERS' COMP IDRED THOUSAND DO	the workers' compensation provision ENSATION COVERAGE IS UNLA ILLARS (\$100,000), IN ADDITION	ons of Section 3700 of the Labor C	Code, I shall ford	hwith comply with thos	e provisions.	
(909) 396-23	36 and the notification form at www	w.aqmd.gov. Lead safe co	19. ASBESTOS REMOVAL DEC s been submitted to the AQMD or E postruction practices are required whices for LA County at (800) 524-53	nen doing repairs that disturb pain	Health and Safe t in pre-1978 bui	ldings due to the preser	nce of lead per section	1
l hereby affii	rm under penalty of perjury that ther	re is a construction lendin	20. CONSTRUCTION LI g agency for the performance of the	ENDING AGENCY DECLARATION work for which this permit is issu	-	Civil Code).		
Lender's Nar	ne (If Any):		Lender's Addr	ess: ,				
comply wit purposes. I with any ap any work d unreasonab	h all city and county ordinances and realize that this permit is an applica plicable law. Furthermore, neither the escribed herein, nor the condition of ly interfere with any access or utility	I state laws relating to bui tion for inspection and th the City of Los Angeles n f the property nor the soil y easement belonging to	21. FIN/ DECLARATIONS and state that the Iding construction, and hereby author at it does not approve or authorize it or any board, department officer, or upon which such work is performed thers and located on my property, be the provided (Sec. 91.0106.4.3.4 LAN	orize representatives of this city to ne work specified herein, and it do employee thereof, make any warr l. I further affirm under penalty o ut in the event such work does de	enter upon the a ses not authorize anty, nor shall be f perjury, that the	above-mentioned prope or permit any violation e responsible for the per e proposed work will no	rty for inspection or failure to comply formance or results o ot destroy or	f
By signin	ng below, I certify that:							
Len	ding Agency Declaration, and Final	Declaration; and	or's Declaration, Workers' Compensi	ation Declaration, Asbestos Remo	val Declaration	/ Lead Hazard Warning	, Construction	
	Permit is being obtained with the control RAY PONTE	onsent of the legal owner	of the property.	-	Date: 12/05	/2016 <u> </u>	Contractor	Authorized Agent

EXHIBIT A

LEGAL DESCRIPTION

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AND IS DESCRIBED AS FOLLOWS:

A PARCEL OF LAND PARTLY IN THE CITY OF CULVER CITY AND PARTLY IN THE CITY OF LOS ANGELES, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, INCLUDING A PORTION OF TRACT NO 1778, LOTS 3 TO 10 AND PORTIONS OF LOTS 1 AND 11, AS PER MAP RECORDED IN BOOK 22 PAGE 44 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY AND A PORTION OF LOT "B" OF FRANK PARTENICO PLACE, AS PER MAP RECORDED IN BOOK 10 PAGE 186 OF SAID MAP RECORDS, DESCRIBED AS A WHOLE AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE NORTHEAST LINE OF NATIONAL BOULEVARD, 80 FEET WIDE, AS SHOWN ON SAID MAP OF TRACT NO. 1778 WITH A LINE THAT IS PARALLEL WITH AND DISTANT NORTHWESTERLY 170 FEET MEASURED AT RIGHT ANGLES FROM THE LINE SHOWN AS CITY ENGINEER'S CENTER LINE ON THE MAP OF TRACT NO 10234, RECORDED IN BOOK 175 PAGES 1 AND 2 OF SAID MAP RECORDS, THENCE ALONG SAID NORTHEAST LINE NORTH 48° 55' 17" WEST 394.39 FEET TO THE EASTERLY LINE OF THE LAND DESCRIBED IN THE DECREE OF CONDEMNATION ENTERED IN CASE NO 226184, SUPERIOR COURT FOR THE OPENING OF THE SOUTHEASTERLY ROADWAY OF VENICE BOULEVARD, THENCE ALONG THE BOUNDARY LINE OF THE LAND DESCRIBED IN SAID DECREE AS FOLLOWS.

NORTH 3° 23' 52" EAST 12.23 FEET AND NORTH 55° 43' 02" EAST 517.27 FEET TO THE NORTHEAST LINE OF SAID LOT "B", THENCE ALONG SAID NORTHEAST LINE SOUTH 36° 14' 32" EAST 500.72 FEET TO A LINE THAT IS PARALLEL WITH AND DISTANT NORTHWESTERLY 50 FEET, MEASURED AT RIGHT ANGLES FROM THE ABOVE MENTIONED CITY ENGINEER'S CENTER LINE, THENCE ALONG SAID PARALLEL LINE SOUTH 54° 18' 28" WEST 65 FEET, THENCE PARALLEL WITH SAID NORTHEAST LINE OF LOT "B", NORTH 36° 14' 32" WEST 120 FEET, THENCE PARALLEL WITH SAID CITY ENGINEER'S CENTER LINE SOUTH 54° 18' 28" WEST 373.23 FEET TO THE POINT OF BEGINNING.

FOR COVENANT AND AGREEMENT REGARDING MAINTENANCE OF BUILDING

11/03/16

Date

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Signature

Pacific Investment Associates, L.P.

William D. Feldman, General Partner

page tof8

EXHIBIT B

COVENANT AND AGREEMENT REGARDING MAINTENANCE OF BUILDING For the property described in Exhibit A and Plot Plan below

Parking, Exits, and Path-of-Travel Maintenance across City Boundaries:

In consideration of the City of Los Angeles allowing all Buildings on the property to share common Parking Lots that span across city boundaries between City of Los Angeles and Culver City and which meet the parking, exiting and path-of-travel requirements for building components located in each such city,

We do hereby covenants and agrees to and with said City to maintain the 92 parking spaces required by Los Angeles Zoning Variance 2010-0538 (ZV) (comprised of 56 standard spaces, 4 of which shall be ADA accessible, plus 36 compact spaces) to serve the building uses described in said Zoning Variance per LA-DBS Design Standards. Additionally, the Owner shall maintain exits and paths of travel required for buildings in either City that cross city boundaries in compliance with applicable codes.

Owner's Name(s)

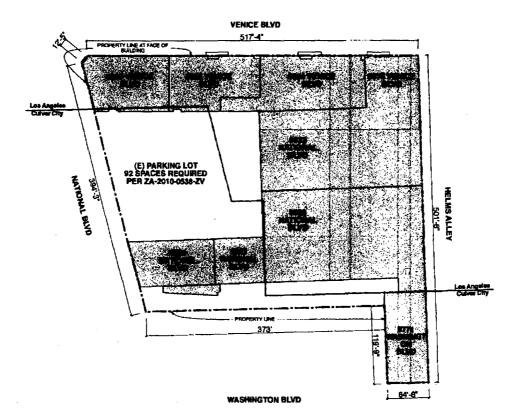
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(u) (u) Pacific Investment Associates, L.P.

(Date)

William D. Feldman, General Partner



page 20 18



CITY OF CULVER CITY

9770 Culver Boulevard, Culver City, California 90232

Sol Blumenfeid Community Development Director

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310 253-5700 310 253-5779 Fax

October 25, 2016

Ifa Kashefi, Ph.D., S.E. Permit and Engineering Bureau, Chief Department of Building and Safety City of Los Angeles

Larry Galstian Inspection Bureau, Chief Department of Building and Safety City of Los Angeles

RE: Addresses 8876, 8884, 8886, 8888 Venice Blvd and 8829, 8831, 8833 National Boulevard.

Dear Dr. Kashefi, and Mr. Galstian,

The existing buildings at 8876, 8884, 8886, 8888 Venice Blvd and 8829, 8831, 8833 National Boulevard (Properties) are unique because while they are located almost entirely in the City of Los Angeles, several exits, paths of travel and a majority of the required parking are located in the City of Culver City (see attached site plan titled "Culver Crossing Parking and Path-of-Travel Across City Boundaries").

In order to ensure City of Los Angeles Department of Building Safety (LADBS) requirements are satisfied, the City of Culver City authorizes LADBS to utilize those portions of the Properties in Culver City (via a lot tie) for exits and paths of travel purposes in order to review the plans in conformance with LADBS requirements.

For those portions of the Properties in Culver City, Culver City will issue a building permit for the improvements and perform required inspections; in accordance with LADBS requirements.

To avoid complications that could occur as a result of permits being issued by two jurisdictions for the same tenant space, Culver City commits to working cooperatively with LADBS during the inspection and occupancy phases of the project to ensure matters are resolved to the satisfaction of each jurisdiction. In order to clarify what the inspection and occupancy process will entail, the project architect has provided a summary of the anticipated process, which is attached for reference.

Culver City Employees take pride in effectively providing the highest levels of service to enrich the quality of life for the community by building on our tradition of more than ninety-five years of public service, by our present commitment, and by our dedication to meet the challenges of the future.

page 3 of 8

Page 2

Lastly, I agree that the parcels in Los Angeles (Assessor Parcel Number: 4312-015-005 comprised of Lots 3, 4, Portion of Lot 1 and Portion of Lot B) can be tied to the parcels in Culver City (Assessor Parcel Number: 4312-015-006 comprised of Lots 5, 6, 7, 8, 9, 10 and 11) for parking purposes. Pursuant to Culver City records, there is sufficient parking onsite to satisfy Los Angeles and Culver City Municipal Code requirements.

Please contact Todd Tipton, Economic Development Manager, at (310) 253-5783 if you have questions or require additional information.

Sincerely,

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Sof Blumenfeld,

Community Development Director

Copy: Craig Johnson, Building Official

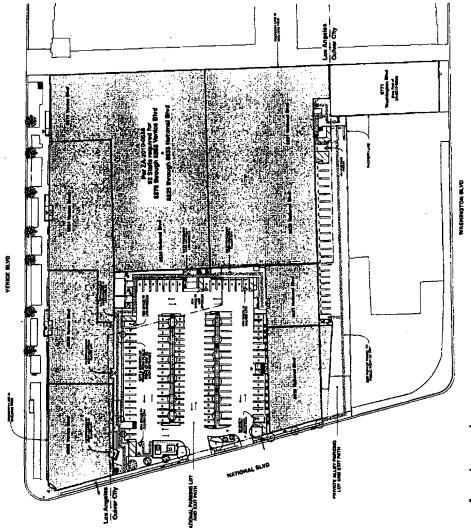
Todd Tipton, Economic Development Manager

Thomas Gorham, Planning Manager

Attachments:

- 1. Site Plan
- 2. Summary of the anticipated process

page 4 - 18



Culver Crossing - City of Los Angeles and City of Culver City
Parking and Path-of-Travel Across City
Boundaries

10/14/16

Below is the sequence for processing building permit applications in the City of Los Angeles and Culver City for the tenant improvements (T.I.) at 8886 Venice Boulevard:

- Aleks Istanbullu Architects (Al Architects) submits T.I. plans to Culver City's Building Department for review by JAS Pacific;
- 2. JAS Pacific to review T.I. plans in accordance with LADBS requirements:
- 3. Culver City issues a building permit for the portions of the T.I.s in Culver City;
- 4. Al Architects provides Culver City building permit to LADBS;
- LADBS treats the approved T.I. plans similar to a "Clearance" from another department and completes their plan check on the elements within Los Angeles.;
- 6. LADBS issues a permit for the elements in Los Angeles;
- 7. Construction begins and concludes;

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- 8. Al Architects assists the contractor in scheduling inspections with Culver City and Los Angeles inspectors with each city signing off on their respective portions of the project;
- Culver City inspectors to final the permit in Culver City;
- 10. Al Architects delivers the finaled permit to LADBS;
- 11. LADBS collates all signoffs and finals/closes out their permit, resulting in a Certificate of Occupancy for the T.I.

page 6-18

3836 W. VENICE BLID

16016-10000-16228

EXHIBIT C

COVENANT AND AGREEMENT REGARDING MAINTENANCE OF OFF-SITE PARKING SPACE

Located in Culver sity)

DESCRIPTION of LOT APN: 4312-015-006 (Parking)

Lot 5,6,7,8,9,10 and portion of Lot 11 of Tract No. 1776, Map Book 22-44; and a portion of Lot B, Frank Partenico Place, Map Book 10-186 within City of Culver City Boundaries.

For a valuable consideration, receipt of which is hereby acknowledged, covenantor hereby covenant with the following undersigned covenantee, and agree to provide 92 parking spaces as required by Los Angeles Zoning Variance 2010-0538 (ZV) (comprised of 56 standard spaces, 4 of which shall be ADA accessible, plus 36 compact spaces) on the covenantor's above described property LOT APN: 4312-015-006; (Parking) for the benefit of and use by the covenantee's building located at Lot LOT APN: 4312-015-005; (Building) described in Exhibit D.

Signature of Covenantor and Parking Site Owner

11 63 2016 Date

Signature of Covenantee

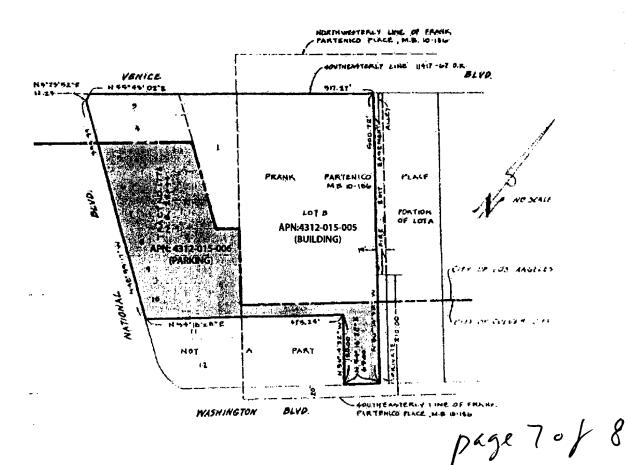
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16016-10000-16228

EXHIBIT D

to

COVENANT AND AGREEMENT REGARDING MAINTENANCE OF OFF-SITE PARKING SPACE

DESCRIPTION of LOT APN: 4312-015-005 (Building)

Por. Lot 1, Por. Lot 3, Lot 4 of Tract No. 1776, Map Book 22-44; and a portion of Lot B, Frank Partenico Place, Map Book 10-186 within City of Los Angeles boundaries.

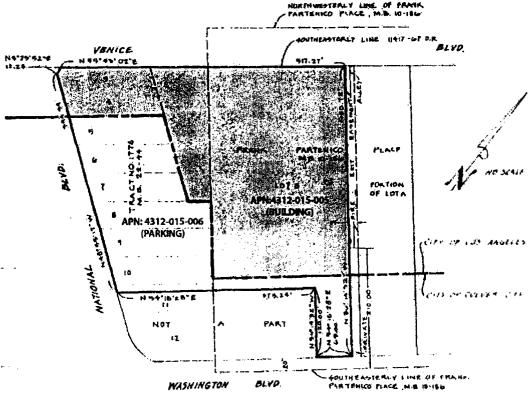
For a valuable consideration, receipt of which is hereby acknowledged, covenantor hereby covenant with the following undersigned covenantee, and agree to provide 92 parking spaces required by Los Angeles Zoning Variance 2010-0538 (ZV) (comprised of 56 standard spaces, 4 of which shall be ADA accessible, plus 36 compact spaces) on the covenantor's property <u>LOT APN: 4312-015-006: (Parking)</u> described in Exhibit C, for the benefit of and use by the covenantee's buildings located at the above described Lot LOT APN: 4312-015-005 (Building)

Signature of Covenantor and Parking Site Owner

Signature of Covenantee

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page 8. 8.

Bldg-Alter/Repair Commercial

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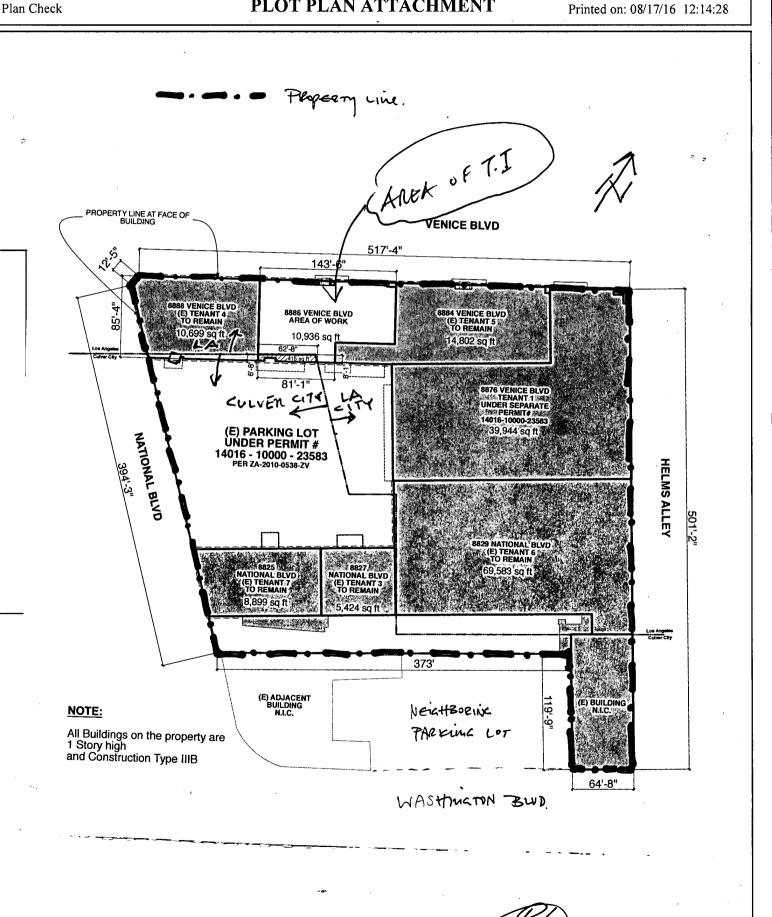
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City of Los Angeles - Department of Building and Safety

PLOT PLAN ATTACHMENT

Plan Check #: B16LA10517FO Initiating Office: METRO Printed on: 08/17/16 12:14:28



COUNCIL DISTRICT: 10

INSPECTION DISTRICT: BIGIWLA3

PLOT PLAN

" James Bis

5- 1 a

.

CITY OF LOS ANGELES CALIFORNIA



CERTIFICATE OF OCCUPANCY

OWNER PACIFIC INVESTMENT ASSOCIATES

No building or structure or portion thereof and no trailer park or portion thereof shall be used or occupied until a Certificate of Occupancy has been issued thereof.

Section 91.109.1 LAMC

CERTIFICATE: Issued-Valid DATE: BY: DAVID TSAU 10/04/2016

12540 BEATRICE ST # 203

LOS ANGELES CA

90066

GREEN - MANDATORY

SITE IDENTIFICATION

ADDRESS: 8876 W VENICE BLVD 90034

LEGAL DESCRIPTION

TRACT

LOT(s)

TOTAL

4 Spaces

4 Spaces

ARB C

1

CO. MAP REF #

PARCEL PIN

<u>APN</u>

FRANK PARTENCIO PLACE

В

M B 10-186

123B169 1385 4312-015-005

This certifies that, so far as ascertained or made known to the undersigned, the vacant land, building or portion of building described below and located at the above address(es) complies with the applicable construction requirements (Chapter 9) and/or the applicable zoning requirements (Chapter 1) of the Los Angeles Municipal Code for the use and occupancy group in which it is classified and is subject to any affidavits or building and zoning code modifications whether listed or not.

COMMENT CHANGE OF USE: RETAIL FURNITURE TO OFFICE. PARTIAL DEMO OF (E) BUILDING. ADD MEZZANINE FLOOR (2,371 sq ft) ,

BLOCK

PARKING LOT RESTRIPING. REFERENCE CASE ZA 2010-0538 (ZV).

<u>USE</u> <u>PRIMARY</u>

Retail

OTHER Office

Warehouse

PERMITS

14016-10000-23583

ITEM DESCRIPTION

14016-20002-23583

- 1

CHANGED

4 Spaces

4 Spaces

STRUCTURAL	INVENTORY
------------	-----------

Short Term Bicycle Parking Provided for Bldg

Short Term Bicycle Parking Req'd for Bldg

3000 Sqft Floor Area (ZC) Height (ZC) 0 Feet Length 0 Feet Mezzanine 1 Levels 1 Levels NFPA-13 Fire Sprinklers Thru-out Stories 0 Stories **Type III-B Construction** Width 0 Feet B Occ. Group 3000 Sqft Long Term Bicycle Parking Provided for Bldg 8 Spaces 8 Spaces Long Term Bicycle Parking Req'd for Bldg 8 Spaces 8 Spaces Parking Req'd for Bldg (Auto+Bicycle) 0 Stalls 92 Stalls **Provided Compact for Bldg** 17 Stalls 54 Stalls Provided Disabled for Bldg 3 Stalls 7 Stalls Provided Standard for Bldg 30 Stalls 81 Stalls



<u>APPROVAL</u>

CERTIFICATE NUMBER: 133416

BRANCH OFFICE: LA
COUNCIL DISTRICT: 10

BUREAU: INSPECTN
DIVISION: BLDGINSP

STATUS: CofO Issued
STATUS BY: DAVID TSAU

STATUS DATE: 10/04/2016

Danai & ham

APPROVED BY: EXPIRATION DATE:

DAVID TSAU

08-B-95A

Page 2 of 2 Certificate No: *133416

PERMIT DETAIL

14016-20002-23583

PERMIT NUMBER PERMIT ADDRESS 14016-10000-23583

8876 W Venice Blvd

PERMIT DESCRIPTION

TENANT IMPROVEMENT. CHANGE OF USE: RETAIL FURNITURE TO

OFFICE. PARTIAL DEMO OF (E) BUILDING. ADD MEZZANINE FLOOR,

PARKING LOT RESTRIPE. PER CASE ZA 2010-0538 (ZV)

wall within (e) office space.

CofO Issued - 10/04/2016 DAVID TSAU

STATUS - DATE - BY

PARCEL INFORMATION

8876 W Venice Blvd

supplement to permit 14016-10000-23583 to add mechanical room & low partition

Permit Finaled - 09/30/2016 JASON MARKOWSKI

Area Planning Commission: South Los Angeles Community Plan Area: West Adams - Baldwin Hills - Leimert

Earthquake-Induced Liquefaction Area: Yes

GPI Plan Route Office: WLA

Near Source Zone Distance: 0

Census Tract: 2702.00 Council District: 10

Energy Zone: 8 LADBS Branch Office: LA

Thomas Brothers Map Grid: 632-H7

Certified Neighborhood Council: South Robertson District Map: 123B169

Fire District: 2

Lot Cut Date: PRIOR-06/01/1946

Zone: [Q|CM-1VL

PARCEL DOCUMENT

Affidavit (AFF) AFF-36854

Affidavit (AFF) AFF-63738 City Planning Cases (CPC) CPC-2013-621-ZC-GPA-SP

Ordinance (ORD) ORD-172913-SA60

Affidavit (AFF) AFF-41985

City Planning Cases (CPC) CPC-1986-821-GPC Conditional Use - Alcoholic Beverage (CUB) CUB-1982-79 Zoning Administrator"s Case (ZA) ZA-2010-538-ZV

City Planning Cases (CPC) CPC-1995-80-CPR-ZC

Affidavit (AFF) AFF-41986

Ordinance (ORD) ORD-165481-SA570 Zoning Information File (ZI) ZI-2412 Fast Food

Establishments

Zoning Information File (ZI) ZI-2427 FWY Adj Advisory

Notice for Sensitive Uses

CHECKLIST ITEMS

Attachment - Plot Plan Fabricator Reqd - Shop Welds Special Inspect - Epoxy Bolts

Fabricator Reqd - Glued-Laminated Timber

Fabricator Reqd - Structural Steel Special Inspect - Structural Observation Fabricator Reqd - Prefabricated Joist

Permit Flag - Not a Fire Life Safety Project Std. Work Descr - Seismic Gas Shut Off Valve

PROPERTY OWNER, TENANT, APPLICANT INFORMATION

OWNER(S)

Pacific Investment Associates

12540 Beatrice St # 203

LOS ANGELES CA 90066

TENANT

APPLICANT

Relationship: Agent for Owner

Bill Tsui-

3411 Caroline Ave

CULVER CITY, CA 90232

(424) 603-4791

PHONE #

BUILDING RELOCATED FROM:

(C)ONTRACTOR, (A)RCHITECT & (E)NGINEER INFORMATION

NAME

(A) Istanbullu, Aleks (C) Advanced Contractors Inc ADDRESS 1659 Eleventh Street #200, 935 W 223rd Street,

709 19th Street,

Santa Monica, CA 90404 Torrance, CA 90502 Santa Monica, CA 90402

LICENSE# CLASS C11519 NA В 382163 NA C28564

(E) Polon, Gordon Leonard SITE IDENTIFICATION-ALL

ADDRESS:

8876 W VENICE BLVD 90034

LEGAL DESCRIPTION-ALL

BLOCK TRACT LOT(s) <u>ARB</u> CO.MAP REF # PARCEL PIN <u>APN</u> 4312-015-005 M B 10-186 FRANK PARTENCIO PLACE В 123B169 1385 1

Pa

(7)



Permit #:

Plan Check #: B16WL01480

Event Code:

16014 - 30000 - 01321

Printed: 05/12/16 12:07 PM

Bldg-Addition GREEN - MANDATORY City of Los Angeles - Department of Building and Safety Issued on: 05/12/2016 Commercial APPLICATION FOR BUILDING PERMIT Last Status: Issued Regular Plan Check AND CERTIFICATE OF OCCUPANCY Plan Check Status Date: 05/12/2016

PARCEL ID # (PIN #) 2. ASSESSOR PARCEL# 1. TRACT BLOCK LOT(s) COUNTY MAP REF# FRANK PARTENICO PLACE 4312 - 015 - 005 R M B 10-186 123B169 1385

3. PARCEL INFORMATION

Area Planning Commission - South Los Angeles

LADBS Branch Office - LA Council District - 10

Certified Neighborhood Council - South Robertson Community Plan Area - West Adams - Baldwin Hills - Leimert

ZI - ZI-2452 Transit Priority Area in the Cit

Census Tract - 2702.00 District Map - 123B169

Energy Zone - 8 Fire District - 2

GPI Plan Route Office - WLA

Earthquake-Induced Liquefaction Area - Yes

Lot Cut Date - PRIOR-06/01/1946 Near Source Zone Distance - 0 Thomas Brothers Map Grid - 632-H7

zones(s): [Q]CM-1VL

4. DOCUMENTS

ZI - ZI-2412 Fast Food Establishments

ORD - ORD-165481-SA570 ZI - ZI-2427 FWY Adj Advisory Notice for Se ORD - ORD-172913-SA60

CUB - CUB-1982-79

CPC - CPC-1986-821-GPC

PROPOSED USE

DAS PC By: Wai Lau

Date: 05/12/2016

Coord. OK:

CPC - CPC-1995-80-CPR-ZC CPC - CPC-2013-621-ZC-GPA-SP

AFF - AFF-41986 AFF - AFF-63738

AFF - AFF-36854 AFF - AFF-41985

ZA - ZA-2010-538-ZV 5. CHECKLIST ITEMS

Special Inspect - Epoxy Bolts Special Inspect - Structural Observation Fabricator Reqd - Shop Welds

Fabricator Reqd - Structural Steel Permit Flag - Not a Fire Life Safety Project Std. Work Descr - Seismic Gas Shut Off Valve

6. PROPERTY OWNER, TENANT, APPLICANT INFORMATION

Owner(s)

PACIFIC INVESTMENT ASSOCIATES

12540 BEATRICE ST # 203, LOS ANGELES CA 90066 --

Applicant: (Relationship: Agent for Owner) BILL TSUI -

, -- (424) 603-4791

7. EXISTING USE (13) Office

(22) Warehouse

(16) Retail

8. DESCRIPTION OF WORK

3- canony, 10' x 52', 10' x 27'6" 10' x 19'4" and facade work at exterior of building

9, # Bldgs on Site & Use:

10. APPLICATION PROCESSING INFORMATION

BLDG. PC By: Chon Chio Kuo OK for Cashier: Matthew Campbell

CERT

Signature

11. PROJECT VALUATION Final Fee Period

Permit Valuation: \$100,000 PC Valuation: Sewer Cap ID: Total Bond(s) Due:

12. ATTACHMENTS Plot Plan

For inspection requests, call toll-free (888) LA4BUILD (524-2845). Outside LA County, call (213) 482-0000 or request inspections via www.ladbs.org. To speak to a Call Center agent, call 311. Outside LA County, call (213) 473-3231.



For Cashier's Use Only

W/O#: 61401321

LA ERIC 103083748 5/12/2016 12:07	:42 PM
BUILDING PERMIT COMM	\$987.13
BUILDING PLAN CHECK	\$0.00
BUILDING PLAN CHECK	\$0.00
PLAN MAINTENANCE	\$19.74
EI COMMERCIAL	\$28.00
ONE STOP SURCH	\$20.70
SYSTEMS DEVT FEE	\$62.09
CITY PLANNING SURCH	\$60.41
MISCELLANEOUS	\$10.00
PLANNING GEN PLAN MAINT SURCH	\$50.34
CA BLDG STD COMMISSION SURCHARGE	\$4.00
BUILDING PLAN CHECK	\$0.00

\$1,242.41 Sub Total:

Permit #: 160143000001321 Building Card #: 2016LA63913 Receipt #: 0103581431

Contractor X Authorized Agent

13. STRUCT	TURE INVENTORY (Note: Numeric measurement data in the format "number / number" implies "change in numeric value / total resulting numeric value / total result	ric value") 16014 - 30000 - 01321				
(P) Floor A	Area (ZC): +995 Sqft / 37432 Sqft (P) Provided Compact for Bldg: 0 Stalls / 54 Stalls					
	t (ZC): 0 Feet / Feet (P) Provided Disabled for Bldg: 0 Stalls / 7 Stalls					
	n: 0 Feet / Feet (P) Provided Standard for Bldg: 0 Stalls / 81 Stalls s: 0 Stories / Stories (P) Type III-B Construction					
	O Feet / Feet					
	-13 Fire Sprinklers Thru-out					
	. Group: 0 Sqft / Sqft z. Group: +995 Sqft / Sqft					
	c. Group: 0 Sqft / Sqft					
(P) Parking	g Req'd for Bldg (Auto+Bicycle): +2 Stalls / 94 St					
14 APRI ICA	ATION COMMENTS:	In the event that any box (i.e. 1-16) is filled to capacity, it is				
	· · · · · · · · · · · · · · · · · · ·	possible that additional information has been captured				
	ed Seismic Gas Shut-Off Valve may be required. ** per ZA-2010-0538, 92 parking stalls required for site. for this permit add a canopy for furniture retail, 2 additional parking required., 92 + 2=94 required. max allowable area for III-B 12500 + 12500 x	electronically and could not be printed due to space restrictions. Nevertheless the information printed exceeds				
	(e) 36437+995=37432 < 37500,ok	that required by section 19825 of the Health and Safety				
		Code of the State of California.				
15, BUILDIN	NG RELOCATED FROM:					
	ACTOR, ARCHITECT & ENGINEER NAME ADDRESS	CLASS LICENSE # PHONE #				
	ANBULLU, ALEKS 1659 ELEVENTH STREET #200, SANTA MONICA, C VANCED CONTRACTORS INC 935 W 223RD STREET, TORRANCE, CA 90					
` '	LON, GORDON LEONARD 709 19TH STREET, SANTA MONICA, C					
	PERMIT EXPIRATION/REFUNDS: This permit expires two years after the date of the permit issuance. This permit will also expire if	•				
j	period of 180 days (Sec. 98.0602 LAMC). Claims for refund of fees paid must be filed within one year from the date of expiration for pen LAMC). The permittee may be entitled to reimbursement of permit fees if the Department fails to conduct an inspection within 60 days of	• • •				
i		. , , ,				
Ī	17. LICENSED CONTRACTOR'S DECLARATION					
İ	l hereby affirm under penalty of perjury that I am licensed under the provisions of Chapter 9 (commencing with Section 7000) of Division	n 3 of the Business and Professions Code, and my				
	license is in full force and effect. The following applies to B contractors only: I understand the limitations of Section 7057 of the Business	s and Professional Code related to my ability to take				
1	prime contracts or subcontracts involving specialty trades.					
L	License Class: B License No.: 382163 Contractor: ADVANCED CONTRACTORS I	INC				
ſ	18. WORKERS' COMPENSATION DECLARATION					
	I hereby affirm, under penalty of perjury, one of the following declarations:					
	() I have and will maintain a certificate of consent to self insure for workers' compensation, as provided for by Section 3700 of the Labor Code, for the performance of the work for which					
	this permit is issued.					
	(X) I have and will maintain workers' compensation insurance, as required by Section 3700 of the Labor Code, for the performance of the compensation insurance carrier and policy number are:	work for which this permit is issued. My workers'				
	Carrier: BENCHMARK INS. CO. Policy Number:	CST5005515				
	() I certify that in the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to beco	ume subject to the workers' compensation laws of				
	California, and agree that if I should become subject to the workers' compensation provisions of Section 3700 of the Labor Code, I sha					
	WARNING: FAILURE TO SECURE WORKERS' COMPENSATION COVERAGE IS UNLAWFUL, AND SHALL SUBJECT AN EMP	PLOYER TO CRIMINAL PENALTIES AND				
	CIVIL FINES UP TO ONE HUNDRED THOUSAND DOLLARS (\$100,000), IN ADDITION TO THE COST OF COMPENSATION, D					
	3706 OF THE LABOR CODE, INTEREST, AND ATTORNEY'S FEES.					
	19. ASBESTOS REMOVAL DECLARATION / LEAD HAZARD WARNING					
	notification of asbestos removal is either not applicable or has been submitted to the AQMD or EPA as per section 19827.5 of the Health an					
	336 and the notification form at <u>www.aqmd.gov.</u> Lead safe construction practices are required when doing repairs that disturb paint in pre-15 17 of the Labor Code. Information is available at Health Services for LA County at (800) 524-5323 or the State of California at (800) 597-53					
0710 2010 071	17 of the basic code. Information is available at fically delivers for the basic of controlling at (1909) 377-32.	223 01 HWW.ads.ed.gov/clindedu.				
	20. CONSTRUCTION LENDING AGENCY DECLARATION	2007 (1.110.1)				
I hereby affir	rm under penalty of perjury that there is a construction lending agency for the performance of the work for which this permit is issued (Sec.	3097, Civil Code).				
Lender's Nan	me (If Any): Lender's Address : ,					
	21. FINAL DECLARATION					
I certify that	at I have read this application INCLUDING THE ABOVE DECLARATIONS and state that the above information INCLUDING THE A	BOVE DECLARATIONS is correct. I agree to				
	h all city and county ordinances and state laws relating to building construction, and hereby authorize representatives of this city to enter upon	The state of the s				
	realize that this permit is an application for inspection and that it does not approve or authorize the work specified herein, and it does not aut splicable law. Furthermore, neither the City of Los Angeles nor any board, department officer, or employee thereof, make any warranty, nor s					
any work de	escribed herein, nor the condition of the property nor the soil upon which such work is performed. I further affirm under penalty of perjury,	that the proposed work will not destroy or				
	ly interfere with any access or utility easement belonging to others and located on my property, but in the event such work does destroy or unasement(s) satisfactory to the holder(s) of the easement will be provided (Sec. 91.0106.4.3.4 LAMC).	nreasonably interfere with such easement, a				
By signin	ng below, I certify that:					
• /	cept all the declarations above namely the Licensed Contractor's Declaration, Workers' Compensation Declaration, Asbestos Removal Declar	ration / Lead Hazard Warning, Construction				
	ding Agency Declaration, and Final Declaration; and					
(2) This	s permit is being obtained with the consent of the legal owner of the property.					
Print Name:	MICHAEL SIETO Sign: Michael Diet Date:	05/12/2016 Contractor X Authorized Agent				

Print Name: MICHAEL SIETO

Bldg-Addition Commercial

Plan Check

U

U

00

(*)

(1)

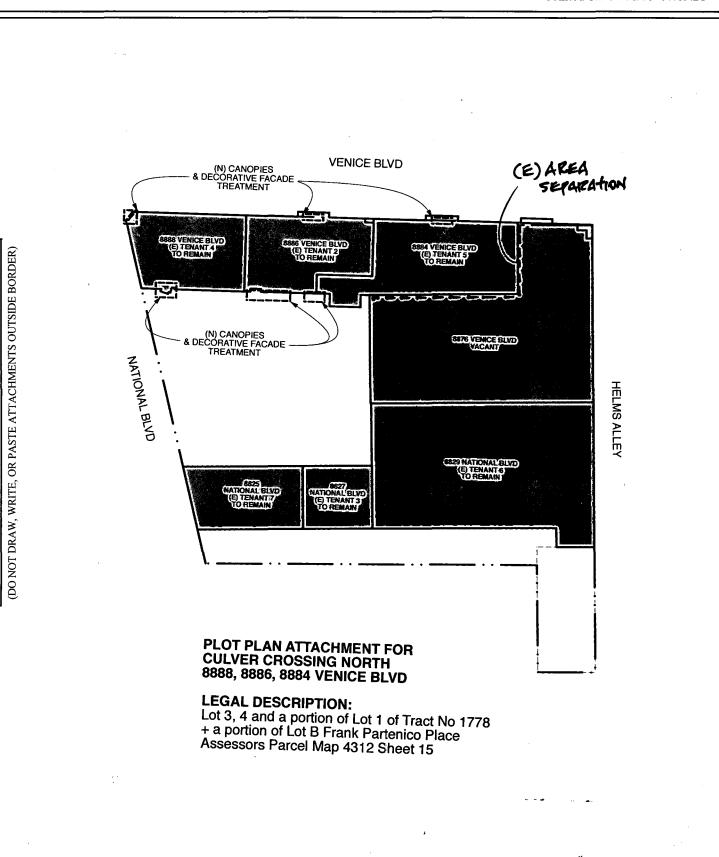
00 4400

City of Los Angeles - Department of Building and Safety

Plan Check #: B16WL01480FO

Initiating Office: WEST LA Printed on: 04/06/16 07:19:21

PLOT PLAN ATTACHMENT



COUNCIL DISTRICT: 10

INSPECTION DISTRICT: BIGIWLA3

PLOT PLAN

CITY OF LOS ANGELES CALIFORNIA



CERTIFICATE OF OCCUPANCY

OWNER PACIFIC INVESTMENT ASSOCIATES

No building or structure or portion thereof and no trailer park or portion thereof shall be used or occupied until a Certificate of Occupancy has been

ed thereof.

CERTIFICATE:

Issued-Valid

12540 BEATRICE ST # 203

LOS ANGELES CA

BY: DAVID TSAU
GREEN - MANDATORY

DATE: **01/11/2017**

SITE IDENTIFICATION

ADDRESS: 8884-8888 W VENICE BLVD 90034

LEGAL DESCRIPTION

TRACT

LOT(s)

90066

ARB CO. MAP REF #

PARCEL PIN

<u>APN</u>

FRANK PARTENICO PLACE

В

M B 10-186

123B169 1385 4312-015-005

This certifies that, so far as ascertained or made known to the undersigned, the vacant land, building or portion of building described below and located at the above address(es) complies with the applicable construction requirements (Chapter 9) and/or the applicable zoning requirements (Chapter 1) of the Los Angeles Municipal Code for the use and occupancy group in which it is classified and is subject to any affidavits or building and zoning code modifications whether listed or not.

BLOCK

COMMENT THREE CANOPIES: 10' x 52', 10' x 27'-6", 10' x 19'-4" AND FACADE WORK AT EXTERIOR OF BUILDING.

0 Stories

0 Stalls

81 Stalls

USE PRIMARY

Office

OTHER Retail

Warehouse

PERMITS

16014-30000-01321

STRUCTURAL INVENTORY

ITEM DESCRIPTIONCHANGEDTOTALFloor Area (ZC)995 Sqft37432 Sqft

 Height (ZC)
 0 Feet

 Length
 0 Feet

NFPA-13 Fire Sprinklers Thru-out

1

Stories
Type III-B Construction

Provided Standard for Bldg

Width 0 Feet B Occ. Group 0 Sqft

B Occ. Group 0 Sqft

M Occ. Group 995 Sqft

S2 Occ. Group 0 Sqft

Parking Req'd for Bldg (Auto+Bicycle)

Provided Compact for Bldg

Provided Disabled for Bldg

O Stalls

Provided Disabled for Bldg

O Stalls

7 Stalls

DEPARTMENT OF BUILDING AND SAFETY

APPROVAL

CERTIFICATE NUMBER 148590

BRANCH OFFICE: LA
COUNCIL DISTRICT: 10

BUREAU: INSPECTN
DIVISION: BLDGINSP

STATUS: CofO Issued
STATUS BY: DAVID TSAU

STATUS DATE: 01/11/2017

Danie B. Man

APPROVED BY: EXPIRATION DATE:

DAVID TSAU

08-B-95A

Page 2 of 2

Certificate No: *148590

PERMIT DETAIL

PERMIT NUMBER 16014-30000-01321

PERMIT ADDRESS

8884-8888 W Venice Blvd

PERMIT DESCRIPTION

3- canony, 10' x 52', 10' x 27'6" 10' x 19'4" and facade work at exterior of building

STATUS - DATE - BY CofO Issued - 01/11/2017

DAVID TSAU

PARCEL INFORMATION

Area Planning Commission: South Los Angeles

Community Plan Area: West Adams - Baldwin Hills - Leimert

Earthquake-Induced Liquefaction Area: Yes

GPI Plan Route Office: WLA Near Source Zone Distance: 0 Census Tract: 2702.00

Council District: 10 Energy Zone: 8

Affidavit (AFF) AFF-41985

LADBS Branch Office: LA

Thomas Brothers Map Grid: 632-H7

City Planning Cases (CPC) CPC-1986-821-GPC

Certified Neighborhood Council: South Robertson

City Planning Cases (CPC) CPC-1995-80-CPR-ZC

Zoning Information File (ZI) ZI-2412 Fast Food

District Map: 123B169

Fire District: 2

Lot Cut Date: PRIOR-06/01/1946

Ordinance (ORD) ORD-165481-SA570

Zone: [Q]CM-1VL

Affidavit (AFF) AFF-41986

PARCEL DOCUMENT

Affidavit (AFF) AFF-36854 Affidavit (AFF) AFF-63738

City Planning Cases (CPC) CPC-2013-621-ZC-GPA-SP

Ordinance (ORD) ORD-172913-SA60

Zoning Information File (ZI) ZI-2427 FWY Adj Advisory

Zoning Information File (ZI) ZI-2452 Transit Priority Area in

Conditional Use - Alcoholic Beverage (CUB) CUB-1982-79

Zoning Administrator"s Case (ZA) ZA-2010-538-ZV

the City of Los A

Establishments

Notice for Sensitive Uses CHECKLIST ITEMS

Attachment - Plot Plan Permit Flag - Not a Fire Life Safety Project Std. Work Descr - Seismic Gas Shut Off Valve Fabricator Reqd - Shop Welds Special Inspect - Epoxy Bolts

Fabricator Reqd - Structural Steel **Special Inspect - Structural Observation**

PROPERTY OWNER, TENANT, APPLICANT INFORMATION

OWNER(S)

Pacific Investment Associates

12540 Beatrice St # 203

LOS ANGELES CA 90066

TENANT

APPLICANT

Relationship: Agent for Owner

Bill Tsui-

(424) 603-4791

BUILDING RELOCATED FROM:

(C)ONTRACTOR, (A)RCHITECT & (E)NGINEER INFORMATION

NAME (A) Istanbullu, Aleks ADDRESS

1659 Eleventh Street #200,

Santa Monica, CA 90404

CLASS NA

LICENSE # PHONE # C11519

(C) Advanced Contractors Inc

935 W 223rd Street,

Torrance, CA 90502

(E) Polon, Gordon Leonard

709 19th Street,

Santa Monica, CA 90402

В 382163 NA C28564

SITE IDENTIFICATION-ALL

ADDRESS:

8884-8888 W VENICE BLVD 90034

LEGAL DESCRIPTION-ALL

TRACT FRANK PARTENICO PLACE **BLOCK** LOT(s) В

<u>ARB</u> 1

CO,MAP REF # M B 10-186

PARCEL PIN 123B169 1385

<u>APN</u> 4312-015-005

Permit Issuing Fee



Permit #:

16044 - 90000 - 05389

Printed: 05/19/16 09:55 AM

Plan Check #:

		***	EVER	t Code:		
HVAC		City of Los Angeles - Depa	artment of Buildin	g and Safety	Issued On:	05/19/2016
Commercial Express Permit		APPLICATION FOR HVAC		Last Status:	Last Status: Issued	
_	an Check	PLAN CHECK A	AND INSPEC	TION	Status Date:	05/19/2016
	TYOWNER					
	IFIC INVESTMENT ASSOCIATES	12540 BEATRICE	ST # 203	LOS ANGEL	ES CA 90066	
	ANT INFORMATION (Relationship: Net Applicant)					
	ZAICHIK	16154 WYANDOT	TE ST	VAN NUYS,	CA 91361	(818) 781-4227
	INFORMATION			, , , , , , , , , , , , , , , , , , , ,		()
	4. CONTRACTOR, ARCHITECT, & ENGINEER NAME	ADDRESS			CLASS LICENSE#	PHONE #
	(C) HEATING & AIR	16154	VAN NUYS, C	°A 01406	C20 758964	(818) 781-4227
	(C) ILATING & AIR	10154	VAINTO 15, C	A 71400	C20 73870 4	(616) 761-4227
	5. APPLICATION COMMENTS		6. DESCRIPTION OF WO	RK		
	Structural plan check is required for new or	replaced equipment weighing	Like for Like Re	eplacements of 5 Pa	ckage Rooftop Units	
	400 lbs. or more when supported by a replacement, the new equipment exceed	s the weight of the old one.				
	LAMC Section 91.1632. E-Permit paid b					
	(818)782-8522.					
	7. CHECKLIST ITEMS:					
	8. COUNCIL DISTRICT: 10			For inspection rec	quests, call toll-free (888) L	A4BUILD (524-2845).
	9. APPLICATION PROCESSING INFORMATION			Outside LA County, call (213) 473-3231 or request inspections via www.		
	Plan Check By:			ladbs.org. To speak to a Call Center agent, call 311 or (866) 4LA (452-2489). Outside LA County, call (213) 473-3231.		
	OK for Cashier:			For Cashier's U		W/O #: 64405389
	Sirmed and	Deter		Tor cusiner s	75C Omy	W/O #: 04405505
e Blvd - 05389	Signature:	Date:		Į		
W Venice Blvd 4 - 90000 - 0538	NOTICE: The work included in this permit shall not be const.	med as establishing the legal number	or of dwelling			
iice 00-	units or guest rooms. That number is established by		=			
Venic 90000	In the event that any box (i.e. 1-10) is filled to its of	· ·				
W - 9	has been captured electronically and could not be p	rinted due to space restrictions. Nev	ertheless, the			
86	information printed exceeds that required by Sect	ion 19825 of the Health and Safety	Code of the			
88 16	State of California.			<u> </u>		
10. FEE INF	FORMATION Inspection Fee Period					
	Permit Fee: 154.44					
	ECTION TOTAL HVAC	154.44				
Permit		154.44				
	t Fee Subtotal HVAC	120.00				
	t One Stop Surcharge t Sys. Development Surcharge	2.86 8.58				
renni	a sys. Development surcharge	0.50				

23.00

Payment Date: 05/19/16 Receipt No: ON129932

Amount: \$154.44

11. FEE ITE	MINFORMATION
COMPR AC <= 25 H	
DEDMIT	EXPIRATION/REFUNDS: This permit expires two years after the date of the permit issuance. This permit will also expire if no construction work is performed for a continuous period of 180 days (Sec. 98.0602 LAMC).
Claims for	refund of fees paid must be filed within one year from the date of expiration for permits granted by LADBS (Sec. 22.12 & 22.13 LAMC). The permittee may be entitled to reimbursement of permit fees if the Department
fails to con-	duct an inpection within 60 days of receiving a request for final inspection (HS 17951).
	12. LICENSED CONTRACTOR'S DECLARATION
	I hereby affirm under penalty of perjury that I am licensed under the provisions of Chapter 9 (commencing with Section 7000) of Division 3 of the Business and Professions Code, and my license is in full force and effect. The following applies to B contractors only: I understand the limitations of Section 7057 of the Business and Professional Code related to my ability to take prime contracts or subcontracts involving specialty trades.
	License Class: C20 License No.: 758964 Contractor: HEATING & AIR CONDITIONING INC
Ì	13. WORKERS' COMPENSATION DECLARATION
	I hereby affirm, under penalty of perjury, one of the following declarations:
	I have and will maintain a certificate of consent to self insure for workers' compensation, as provided for by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued.
	(X) I have and will maintain workers' compensation insurance, as required by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued. My workers' compensation insurance
	carrier and policy number are:
	Carrier: CIGNA INS. CO. Policy Number: RWCC48550381
	[I certify that in the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to become subject to the workers' compensation laws of California, and agree that if I should become subject to the workers' compensation provisions of Section 3700 of the Labor Code, I shall forthwith comply with those provisions.
	WARNING: FAILURE TO SECURE WORKERS' COMPENSATION COVERAGE IS UNLAWFUL, AND SHALL SUBJECT AN EMPLOYER TO CRIMINAL PENALTIES AND CIVIL FINES UP TO ONE HUNDRED THOUSAND DOLLARS (\$100,000), IN ADDITION TO THE COST OF COMPENSATION, DAMAGES AS PROVIDED FOR IN SECTION 3706 OF THE LABOR CODE, INTEREST, AND
	ATTORNEY'S FEES.
	AL LODGETTOC DEMONAL PROTEIN TO MAZARD WARRING
I certify tha	14. ASBESTOS REMOVAL DECLARATION/LEAD HAZARD WARNING at notification of asbestos removal is either not applicable or has been submitted to the AQMD or EPA as per section 19827.5 of the Health and Safety Code. Information is available at Lead safe construction practices are
required wl	nen doing repairs that disturb paint in pre-1978 buildings due to the presence of lead www.aqmd.gov (909) 396-2336 and the notification form at per section 6716 and 6717 of the Labor Code. Information is available at
Health Serv	rices for LA County at (800) 524-5323 or the State of California at (800) 597-5323 or www.dhs.ca.gov/childlead
	15. CONSTRUCTION LENDING AGENCY DECLARATION
I hereby aff	irm under penalty of perjury that there is a construction lending agency for the performance of the work for which this permit is issued (Sec. 3097, Civil Code).
Lender's Na	mme (If Any): Lender's Address:
	ACTIVIL PROLITICAL
I certify tha	16. FINAL DECLARATION It I have read this application INCLUDING THE ABOVE DECLARATIONS and state that the above information INCLUDING THE ABOVE DECLARATIONS is correct. I agree to comply with all city and county
1	and state laws relating to building construction, and hereby authorize representatives of this city to enter upon the above-mentioned property for inspection purposes. I realize that this permit is an application for inspection
1	loes not approve or authorize the work specified herein, and it does not auhorize or permit any violation or failure to comply with any applicable law. Furthermore, neither the City of Los Angeles nor any board, department employee thereof, make any warranty, nor shall be responsible for the performance or results of any work described herein, nor the condition of the property nor the soil upon which such work is performed. I further affirm
I -	Ity of perjury, that the proposed work will not destroy or unreasonably interfere with any access or utility easement belonging to others and located on my property, but in the event such work does destroy or unreasonably
interfere wi	th such easement, a substitute easement(s) satisfactory to the holder(s) of the easement will be provided (Sec. 91.0106.4.3.4 LAMC).
By signi	ng below, I certify that:
	pt all the declarations above namely the Licensed Contractor's Declaration, Workers' Compensation Declaration, Asbestos Removal Declaration / Lead Hazard Warning, Construction Lending
1	by Declaration, and Final Declaration; and ermit is being obtained with the consent of the legal owner of the property.
(4) msp	
Print Name	: LEO ZAICHIK Sign: Internet e-Permit System Declaration Date: 05/19/2016 X Contractor Authorized Agent

EXPRESS PERMIT INSPECTION RECORD



Your feedback is important. Please visit our website to complete a Customer Survey at www.ladbs.org/LADBSWeb/customer-survey.jsf. If you would like to provide additional feedback, need clarification, or have any questions regarding plan check or inspection matters, please call our Customer Hotline at (213) 482-0056.

PERMIT #: 16044 - 90000 - 05389 ADDRESS: 8886 W Venice Blvd

OWNER: PACIFIC INVESTMENT ASSOCIATES 12540 BEATRICE ST # 203

12540 BEATRICE ST # 203 LOS ANGELES CA 90066

JOB DESCRIPTION: Like for Like Replacements of 5 Package Rooftop Units

For use by cashier only

Payment Date: 05/19/16 Receipt No: ON129932 Amount: \$154.44 Method: Credit Card

YES NO

INSPECTION RECORDS AND PLANS MUST BE AVAILABLE DURING INSPECTION

HVAC

Commercial

Express Permit

No Plan Check

GRADING INSPECTIONS			DO NOT COVE	DO NOT COVER UNTIL PREVIOUS IS SIGNED		
TYPE	DATE	INSPECTOR	ТҮРЕ	DATE	INSPECTOR	
Initial Grading			Exterior Lathing			
Toe or Bottom			Interior Lathing			
Soils Report Approved			Drywall			
DO NOT PLACE	FILL UNTIL AB	OVE IS SIGNED	DO NOT CO	VER UNTIL ABO	VE IS SIGNED	
Backfill			WORK	OUTSIDE OF THE E	BUILDING	
Fill			Electrical Underground			
Excavation			Gas			
Drainage Devices			Heating & Refrigeration			
Rough Grading			Sewer			
Approved Compaction Report			Disabled Access			
FOO	OTING INSPECTIO	NS		POOL INSPECTION	IS	
Footing Excavation			Excavation			
Forms	1		Reinforcing Steel			
Reinforcing Steel	İ		Bonding			
OK to Place Concrete			Piping			
GROU	NDWORK INSPEC	TIONS	Pre-Gunite			
Electrical			Deck			
Plumbing			Enclosure/Fence			
Plumbing Methane			Pool/Spa Cover			
Gas Piping			DO NOT FILL I	POOL UNTIL AB	OVE IS SIGNED	
Heating & Refrigeration				FINAL INSPECTION	S	
Fire Sprinklers			Grading			
Disabled Access			Electrical			
Methane			Plumbing			
OK to Place Floor			Gas Test			
DO NOT PLACE F	LOOR UNTIL A	BOVE IS SIGNED	Gas			
RC	DUGH INSPECTION	NS	Heating & Refrigeration			
Green Code	1		Pressure Vessels			
Electrical			Elevator			
Plumbing			Fire Sprinkler			
Fire Sprinkler			Disabled Access			
Heating & Refrigeration	<u> </u>		Green Building			
Roof Sheathing	<u> </u>		LAFD (Title 19 only)			
Disabled Access			LAFD Fire Life Safety			
Framing	<u> </u>		Pool Final			
Insulation	+		AQMD Sign-off Provided			
Suspended Ceiling			Public Works			
OK to Cover			Building			
5.1. to 504ci			╡ <u>├</u>			

Certificate of Occupancy Required

B- 8 Card re v. 042011 RO

888-LA4-BUILD (888)524-2845 or www.ladbs.org

SUPPLEMENTAL NOTES:	
IMPORTANT NOTICE	
* Prior to the start of any construction work adjacent to any public way, pedestrian protection shall be provide	ded (Sec. 91.3303 L.A.M.C.).
* Inspection(s) may be requested anytime via the internet or touch tone phone. To request an inspection via the internet, g "Request an Inspection" under Online Services. To request an inspection via touch tone phone, call toll free (888) LA4B option 1 for Automated Request System. To request an inspection via the Customer Call Center, call 3-1-1 within the City of outside the City of Los Angeles between 7:00 a.m. and 10:00 p.m. When requesting an inspection, the following are require inspection, (3)Use of building, (4)Permit number, (5)Phone number of a contact person should the department need to reach	UILD (888-524-2845) and select of Los Angeles or (213) 473-3231 d: (1)The job address, (2)Type of
* Inspection requests received before 4:00 p.m. Monday through Friday (excluding holidays) will normally be made the next after 4:00 p.m. will be made following the next business day. The Automated Inspection Call Back System (AICBS) will at phone number to confirm the Inspection.	·
* Permit fees provide for a limited number of inspections. A reinspection fee may be assessed when the work for which an inspection, when the inspection record or plans are not available, or when there is failure to provide site access to department	·
* No person shall perform any construction or repair work between the hours of 9:00 p.m.(6:00 p.m. grading) and 7:00 a.m. to loud noises to the disturbance of persons occupying sleeping quarters in any dwelling, hotel, motel, apartment, or other please.	- '
* No person, other than an individual homeowner engaged in the repair or construction of his/her single-family dwelling, sh	nall perform any construction or

- * No person, other than an individual homeowner engaged in the repair or construction of his/her single-family dwelling, shall perform any construction or repair work of any kind upon any building or structure located on land developed with residential buildings or perform work within 500 feet of land so occupied, before 8:00 a.m. or after 6:00 p.m. on any Saturday or at any time on Sunday (Sec. 41.40 L.A.M.C.).
- * Dust control measures to prevent dust from being blown or deposited over or upon any private property in any residential area must be implemented during any excavation or earth-moving phase of construction, sand blasting, or demolition.
- * A separate permit from the State of California Division of Industrial Safety is required prior to starting certain work involving substantial risk to workers such as: construction or demolition exceeding 3 stories or 36 feet in height, or excavations or trenches over 5 feet in depth involving entry by workers.
- * Building permits are valid for two years or expire on the 180th day from the date of issuance if the work permitted has not commenced. The department reserves the right to expire any permit where work has been suspended for a period of 180 days or more.
- * Inspection services will not be provided when there is an unleashed dog on the premises.

BUILDING AND SAFETY PERMIT AND PLAN CHECK OFFICE LOCATIONS

Downtown Los Angeles 201 N. Figueroa St., 4th Fl. Los Angeles, CA 90012 Van Nuys 6262 Van Nuys Blvd., 2nd Fl. Van Nuys, CA 91401 West Los Angeles 1828 Sawtelle Blvd., 2nd Fl. Los Angeles, CA 90025

San Pedro 638 S. Beacon St., 2nd Fl. San Pedro, CA 90731 South Los Angeles 8475 S. Vermont Ave., 2nd Fl. Los Angeles, CA 90044



Permit #:

Plan Check #: B16LA14317

Event Code:

16016 - 10000 - 22058

Printed: 09/16/16 04:19 PM

Bldg-Alter/Repair City of Los Angeles - Department of Building and Safety 09/16/2016 Issued on: Commercial APPLICATION FOR BUILDING PERMIT Last Status: Issued Plan Check at Counter AND CERTIFICATE OF OCCUPANCY Plan Check Status Date: 09/16/2016

1. TRACT BLOCK LOT(s) COUNTY MAP REF# PARCELID# (PIN#) 2. ASSESSOR PARCEL# TR 1778 M B 22-44 123B169 1455 4312 - 015 - 005

3. PARCEL INFORMATION

Area Planning Commission - South Los Angeles

LADBS Branch Office - LA

Council District - 10

Certified Neighborhood Council - South Robertson Community Plan Area - West Adams - Baldwin Hills - Leimert Census Tract - 2702.00 District Map - 123B169

Energy Zone - 8 Fire District - 2

GPI Plan Route Office - WLA

Earthquake-Induced Liquefaction Area - Yes Lot Cut Date - PRIOR-07/29/1962

Near Source Zone Distance - 0 Thomas Brothers Map Grid - 632-H7

ZONES(S): [Q]CM-1VL

4. DOCUMENTS

ZI - ZI-2412 Fast Food Establishments

ORD - ORD-165481-SA570 ZI - ZI-2427 FWY Adj Advisory Notice for Se ORD - ORD-172913-SA60

PROPOSED USE

CPC - CPC-1995-80-CPR-ZC CPC - CPC-2006-5567-CPU

AFF - AFF-41985

ZI - ZI-2452 Transit Priority Area in the Cit MODF - 9/16/16 "REQUEST FOR MOD. FO. CPC - CPC-2013-621-ZC-GPA-SP

AFF - AFF-41986 AFF - AFF-63738

AFF - AFF-36854

ZA - ZA-2010-538-ZV

CPC - CPC-1986-821-GPC

Date: 09/16/2016

5. CHECKLIST ITEMS

Permit Flag - Not a Fire Life Safety Project Std. Work Descr - Patch Plaster/Drywall

6. PROPERTY OWNER, TENANT, APPLICANT INFORMATION

Owner(s):

PACIFIC INVESTMENT ASSOCIATES

12540 BEATRICE ST # 203, LOS ANGELES CA 90066 --

Tenant

Applicant: (Relationship: Agent for Owner)

ILILIO SOTO -

695 W LA CANADA DR, RIVERSIDE, CA 92501 -- (909) 772-0066

7. EXISTING USE

00

(0

(16) Retail

For Cashier's Use Only

W/O #: 61622058

8. DESCRIPTION OF WORK

EARLY START PERMIT INTERIOR TI. DEMO TO ONLY CONSIST OF DUCT WORK, BLACK FILM AT UNDERSIDE OF ROOFDECK, WOOD PANEL, AND CHIP OUT (E) CONCRETE 1/2" DEEP FOR NEW WALK OFF MAT. INTERIOR NON-STRUCTURAL DEMOLITION ONLY

9. # Bldgs on Site & Use:

10. APPLICATION PROCESSING INFORMATION

BLDG. PC Bv: Michael Lopez OK for Cashier: Vladimir Arutvunvan DAS PC By: Coord. OK:

Signature:

11. PROJECT VALUATION

Permit Valuation: \$10,000

PC Valuation: Sewer Cap ID: Total Bond(s) Due:

12. ATTACHMENTS

Misc. (See Comments)

Plot Plan

For inspection requests, call toll-free (888) LA4BUILD (524-2845). Outside LA County, call (213) 482-0000 or request inspections via www.ladbs.org. To speak to a Call Center agent, call 311. Outside LA County, call (213) 473-3231.



LA M CA 101087483 9/16/2016 4:19:35 PM BUILDING PERMIT COMM \$185.63 BUILDING PLAN CHECK \$0.00 EI COMMERCIAL \$2.80 ONE STOP SURCH \$3.77 SYSTEMS DEVT FEE \$11.31 CITY PLANNING SURCH \$11.14 MISCELLANEOUS \$10.00

PLANNING GEN PLAN MAINT SURCH CA BLDG STD COMMISSION SURCHARGE BUILDING PLAN CHECK

Sub Total:

\$234.93

\$9.28

\$1.00

\$0.00

Permit #: 160161000022058 Building Card #: 2016LA69780 Receipt #: 0101633844

13. STRUCT	URE INVENTORY (Note: Numeric measurement data in the format "number/ number" implies "change in numeric value/ total resulting numeric val	ue") 16016 - 10000 - 22058					
14. APPLICA	ATION COMMENTS:	In the event that any box (i.e. 1-16) is filled to capacity, it is possible that additional information has been captured					
	NON-STRUCTURAL DEMOLITION ONLY. MISC ATTACHMENT TO CONSIST OF "ASSUMPTION OF RISK INT FOR AN EARLY START PERMIT".	electronically and could not be printed due to space					
AGKEEMI	INI FOR AN EARLI START FERINIT	restrictions. Nevertheless the information printed exceeds that required by section 19825 of the Health and Safety					
		Code of the State of California.					
15. BUILDI	G RELOCATED FROM:						
	CTOR, ARCHITECT & ENGINEER NAME ADDRESS	CLASS LICENSE# PHONE#					
(C) RIV	ERSIDE DEMO P O BOX 6146, MORENO VALLEY, CA	92554 C21 996632					
	PERMIT EXPIRATION/REFUNDS: This permit expires two years after the date of the permit issuance. This permit will also expire if no co	•					
	period of 180 days (Sec. 98.0602 LAMC). Claims for refund of fees paid must be filed within one year from the date of expiration for permits LAMC). The permittee may be entitled to reimbursement of permit fees if the Department fails to conduct an inspection within 60 days of rece						
	17. LICENSED CONTRACTOR'S DECLARATION	Ch. During and Durfornian Code					
•	I hereby affirm under penalty of perjury that I am licensed under the provisions of Chapter 9 (commencing with Section 7000) of Division 3 of license is in full force and effect. The following applies to B contractors only: I understand the limitations of Section 7057 of the Business and						
	prime contracts or subcontracts involving specialty trades.						
	License Class: C21 License No.: 996632 Contractor: RIVERSIDE DEMO						
	18. WORKERS' COMPENSATION DECLARATION						
	I hereby affirm, under penalty of perjury, one of the following declarations: () I have and will maintain a certificate of consent to self insure for workers' compensation, as provided for by Section 3700 of the Labor Code, for the performance of the work for which						
	this permit is issued.						
	(X) I have and will maintain workers' compensation insurance, as required by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued. My workers' compensation insurance carrier and policy number are:						
	Carrier: STATE COMP. INS. FUND Policy Number: 9107494						
	() I certify that in the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to become subject to the workers' compensation laws of						
	California, and agree that if I should become subject to the workers' compensation provisions of Section 3700 of the Labor Code, I shall forthwith comply with those provisions.						
	WARNING: FAILURE TO SECURE WORKERS' COMPENSATION COVERAGE IS UNLAWFUL, AND SHALL SUBJECT AN EMPLOYER TO CRIMINAL PENALTIES AND CIVIL FINES UP TO ONE HUNDRED THOUSAND DOLLARS (\$100,000), IN ADDITION TO THE COST OF COMPENSATION, DAMAGES AS PROVIDED FOR IN SECTION						
	3706 OF THE LABOR CODE, INTEREST, AND ATTORNEY'S FEES.						
	19. ASBESTOS REMOVAL DECLARATION / LEAD HAZARD WARNING						
-	notification of asbestos removal is either not applicable or has been submitted to the AQMD or EPA as per section 19827.5 of the Health and Sa 136 and the notification form at <u>www.aqmd.gov</u> . Lead safe construction practices are required when doing repairs that disturb paint in pre-1978 b	•					
	17 of the Labor Code. Information is available at Health Services for LA County at (800) 524-5323 or the State of California at (800) 597-5323 or						
	20. CONSTRUCTION LENDING AGENCY DECLARATION						
I hereby affi	rm under penalty of perjury that there is a construction lending agency for the performance of the work for which this permit is issued (Sec. 309)	, Civil Code).					
Lender's Na	me (If Any): Lender's Address :						
1	21. FINAL DECLARATION	E DECLADATIONS					
comply wi	at I have read this application INCLUDING THE ABOVE DECLARATIONS and state that the above information INCLUDING THE ABOV the fact of the county ordinances and state laws relating to building construction, and hereby authorize representatives of this city to enter upon the	above-mentioned property for inspection					
	realize that this permit is an application for inspection and that it does not approve or authorize the work specified herein, and it does not authoriz oplicable law. Furthermore, neither the City of Los Angeles nor any board, department officer, or employee thereof, make any warranty, nor shall	• •					
-	escribed herein, nor the condition of the property nor the soil upon which such work is performed. I further affirm under penalty of perjury, that the interfere with any access or utility easement belonging to others and located on my property, but in the event such work does destroy or unreast						
	asement(s) satisfactory to the holder(s) of the easement will be provided (Sec. 91.0106.4.3.4 LAMC).						
By signi	ng below, I certify that:						
. ,	cept all the declarations above namely the Licensed Contractor's Declaration, Workers' Compensation Declaration, Asbestos Removal Declaration	1 / Lead Hazard Warning, Construction					
	ding Agency Declaration, and Final Declaration; and s permit is being obtained with the consent of the legal owner of the property.						
Print Name	JAKE BRYANT Sign: Date: 09/1	6/2016 X Contractor Authorized Agent					

ť

*

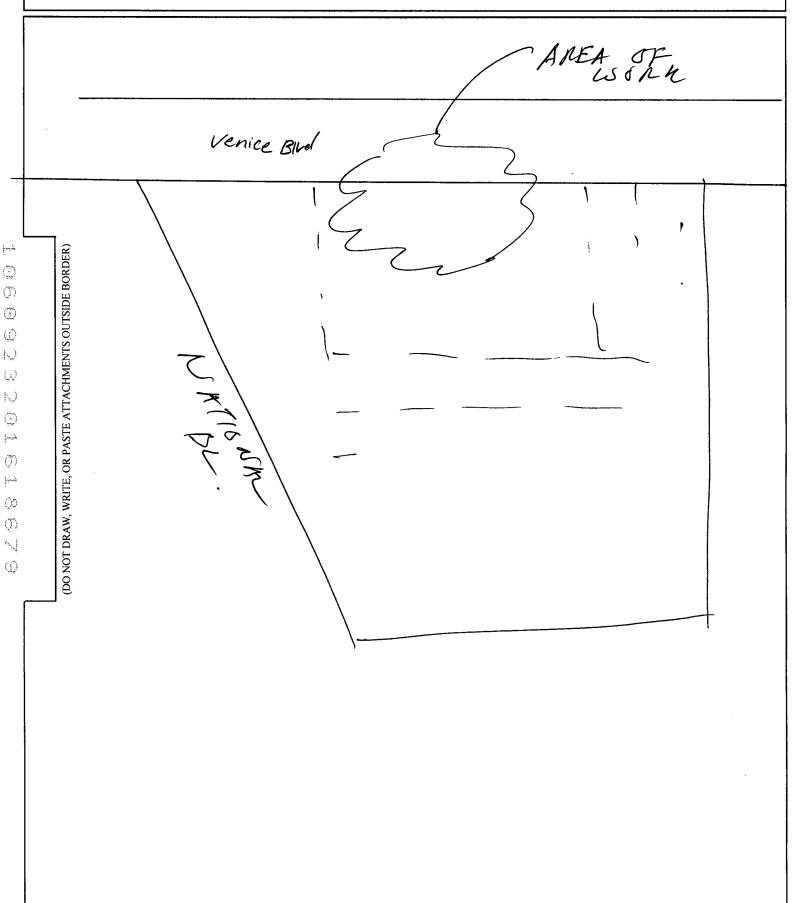
Bldg-Alter/Repair Commercial

Plan Check

City of Los Angeles - Department of Building and Safety

PLOT PLAN ATTACHMENT

Plan Check #: B16LA14317 Initiating Office: METRO Printed on: 09/16/16 13:39:43





ASSUMPTION OF RISK AGREEMENT FOR AN EARLY START PERMIT

JOB ADDRESS 886	W	Venice	Blud.
PERMIT No. 10016 -			

The undersigned owner, architect, and engineer responsible for the structural design, understand that the early start permit is issued based on incomplete plans and understand that the plans are neither checked nor approved for construction of the complete structure.

Further, the undersigned assume all risk and responsibility due to the construction of the work included in the early start permit, and will strictly adhere to all code requirements and make any changes to the construction approved as part of the early start permit that may be needed if conditions are different from those originally assumed. We understand that no vested rights are conveyed by this permit in the event that a conflict with any code or regulation is later identified upon checking the complete plans. Moreover, we indemnify and hold the City harmless from any and all liability, loss or expenditure of any kind or nature which may be sustained as a result of the construction or as to the loads presumed to be carried on the structure. Before a permit is issued for the construction of any structure on the new foundation, the entire structure must be made to conform in every manner with all applicable codes and regulations.

VENICE TACIFIC IN Owner's Name & Title SHEKA MACULLIAN	Signature Signature	9-/2-/ Date
SHEKA MACAILLIA	45 (AGENT)	
rchitect's Name	Signature (with building owner's consent)	Date

All three signatures are required for a Foundation-only permit. Only one of the signatures is required for an interior non-structural demolition permit.

LADBS-Req.Frm.11

www.ladbs.org

 μ Andrew An



Permit #: Plan Check #: 16041 - 90000 - 44502

Printed: 12/19/16 03:14 PM

Event Code: Electrical Issued On: 12/19/2016 City of Los Angeles - Department of Building and Safety Commercial APPLICATION FOR ELECTRICAL Last Status: Issued **Express Permit** PLAN CHECK AND INSPECTION Status Date: 12/19/2016 No Plan Check

1. PROPERTY OWNER

PACIFIC INVESTMENT ASSOCIATES 12540 BEATRICE ST # 203 LOS ANGELES CA 90066

2. APPLICANT INFORMATION (Relationship: Net Applicant)

14758 KESWICK ST VAN NUYS, CA 91405 CRISTIANO DE PAOLIS (626) 372-2048

3. TENANT INFORMATION

4. CONTRACTOR, ARCHITECT, & ENGINEER NAME ADDRESS CLASS LICENSE# PHONE # 14758 KESWICK VAN NUYS, CA 91405 (C) FINANCIAL SYSTEMS C10 641288 (626) 372-2048

5. APPLICATION COMMENTS

E-Permit paid by credit card, fax number-> (818)503-8655.

6. DESCRIPTION OF WORK LOW VOLTAGE - TENANT IMPROVEMENT

7. CHECKLIST ITEMS:

8. COUNCIL DISTRICT: 10

9. APPLICATION PROCESSING INFORMATION

Plan Check By:

OK for Cashier:

Signature: Date:

8886 W Venice Blvd

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

10. FEE INFORMATION	Inspection Fee Period		
	Permit Fee: 59.95		
INSPECTION TOTAL	Electrical	59.95	
Permit Total		59.95	
Permit Fee Subtotal Ele	ectrical	55.00	
Permit D.S.C. Surcharg	e	1.65	
Permit Sys. Developme	nt Surcharge	3.30	
Permit Issuing Fee		0.00	

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

For Cashier's Use Only W/O #: 64144502

> Payment Date: 12/19/16 Receipt No: ON163175

Amount: \$59.95

11. FEE ITEM INFORMATION	
NEW BRANCH CIRCUIT Ltg/Gen Rec, Dwell App, Non-Dwell App (1) 17.00	
PERMIT EXPIRATION/REFUNDS: This permit expires two years after the date of the permit issuance. This permit will also expire if no construction work is performed for a continuous period of 180 days (Sec. 98.0602 I Claims for refund of fees paid must be filed within one year from the date of expiration for permits granted by LADBS (Sec. 22.12 & 22.13 LAMC). The permittee may be entitled to reimbursement of permit fees if the Dep	
fails to conduct an injection within 60 days of receiving a request for final inspection (HS 17951).	jartinent
12. LICENSED CONTRACTOR'S DECLARATION	
I hereby affirm under penalty of perjury that I am licensed under the provisions of Chapter 9 (commencing with Section 7000) of Division 3 of the Business and Professions Code, and my license is in full force and	
The following applies to B contractors only: I understand the limitations of Section 7057 of the Business and Professional Code related to my ability to take prime contracts or subcontracts involving specialty trades	·S.
License Class; C10 License No.: 641288 Contractor: FINANCIAL SYSTEMS SUPPORT INC	
13. WORKERS' COMPENSATION DECLARATION	
I hereby affirm, under penalty of perjury, one of the following declarations:	
I have and will maintain a certificate of consent to self insure for workers' compensation, as provided for by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued.	i.
(X) I have and will maintain workers' compensation insurance, as required by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued. My workers' compensation in carrier and policy number are:	nsurance
Carrier: EMPLOYERS COMP. INS. CO. NAIC Policy Number: ADP0316367	
(_) I certify that in the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to become subject to the workers' compensation laws of California, and agree I should become subject to the workers' compensation provisions of Section 3700 of the Labor Code, I shall forthwith comply with those provisions.	ee that if
WARNING: FAILURE TO SECURE WORKERS' COMPENSATION COVERAGE IS UNLAWFUL, AND SHALL SUBJECT AN EMPLOYER TO CRIMINAL PENALTIES AND CIVIL FINES UP TO	
HUNDRED THOUSAND DOLLARS (\$100,000), IN ADDITION TO THE COST OF COMPENSATION, DAMAGES AS PROVIDED FOR IN SECTION 3706 OF THE LABOR CODE, INTEREST ATTORNEY'S FEES.	r, and
14. ASBESTOS REMOVAL DECLARATION / LEAD HAZARD WARNING I certify that notification of asbestos removal is either not applicable or has been submitted to the AQMD or EPA as per section 19827.5 of the Health and Safety Code. Information is available at Lead safe construction pract	tices are
required when doing repairs that disturb paint in pre-1978 buildings due to the presence of lead www.aqmd.gov (909) 396-2336 and the notification form at per section 6716 and 6717 of the Labor Code. Information is avail Health Services for LA County at (800) 524-5323 or the State of California at (800) 597-5323 or www.dhs.ca.gov/childlead	
15. CONSTRUCTION LENDING AGENCY DECLARATION	
I hereby affirm under penalty of perjury that there is a construction lending agency for the performance of the work for which this permit is issued (Sec. 3097, Civil Code).	
Lender's Name (If Any): Lender's Address:	
16. FINAL DECLARATION	
I certify that I have read this application INCLUDING THE ABOVE DECLARATIONS and state that the above information INCLUDING THE ABOVE DECLARATIONS is correct. I agree to comply with all city and	
ordinances and state laws relating to building construction, and hereby authorize representatives of this city to enter upon the above-mentioned property for inspection purposes. I realize that this permit is an application for ins and that it does not approve or authorize the work specified herein, and it does not auhorize or permit any violation or failure to comply with any applicable law. Furthermore, neither the City of Los Angeles nor any board, dep	
officer, or employee thereof, make any warranty, nor shall be responsible for the performance or results of any work described herein, nor the condition of the property nor the soil upon which such work is performed. I further under penalty of perjury, that the proposed work will not destroy or unreasonably interfere with any access or utility easement belonging to others and located on my property, but in the event such work does destroy or unreasonably interfere with any access or utility easement belonging to others and located on my property, but in the event such work does destroy or unreasonably interfere with any access or utility easement belonging to others and located on my property, but in the event such work does destroy or unreasonably interfere with any access or utility easement belonging to others and located on my property.	
interfere with such easement, a substitute easement(s) satisfactory to the holder(s) of the easement will be provided (Sec. 91.0106.4.3.4 LAMC).	isonaory
By signing below, I certify that: (1) Lacquet all the declaration share a make the Licensed Contractor's Declaration Workers' Companyation Declaration Ashertse Removal Declaration / Lead Hazard Worning Construction Landing	
(1) I accept all the declarations above namely the Licensed Contractor's Declaration, Workers' Compensation Declaration, Asbestos Removal Declaration / Lead Hazard Warning, Construction Lending Agency Declaration, and Final Declaration; and	
(2) This permit is being obtained with the consent of the legal owner of the property.	
Print Name: CRISTIANO DE PAOLIS Sign: Internet e-Permit System Declaration Date: 12/19/2016 X Contractor Authorized	

EXPRESS PERMIT INSPECTION RECORD



Your feedback is important. Please visit our website to complete a Customer Survey at www.ladbs.org/LADBSWeb/customer-survey.jsf. If you would like to provide additional feedback, need clarification, or have any questions regarding plan check or inspection matters, please call our Customer Hotline at (213) 482-0056.

PERMIT #: 16041 - 90000 - 44502
ADDRESS: 8886 W Venice Blvd
OWNER: PACIFIC INVESTMENT ASSOCIATES

12540 BEATRICE ST # 203 LOS ANGELES CA 90066

JOB DESCRIPTION: LOW VOLTAGE - TENANT IMPROVEMENT

Electrical Commercial Express Permit No Plan Check

Eor	uca	hv	cash	nior	۸n	١.,
FOR	use	Dν	casr	ner	on	ıv

Payment Date: 12/19/16 Receipt No: ON163175 Amount: \$59.95 Method: Credit Card

YES NO

INSPECTION RECORDS AND PLANS MUST BE AVAILABLE DURING INSPECTION

GRADING INSPECTIONS			DO NOT COVER UNTIL PREVIOUS IS SIGNED			
TYPE	DATE	INSPECTOR	TYPE	DATE	INSPECTOR	
Initial Grading			Exterior Lathing			
Toe or Bottom			Interior Lathing			
Soils Report Approved			Drywall			
DO NOT PLACE	FILL UNTIL	ABOVE IS SIGNED	DO NOT CO	VER UNTIL	ABOVE IS SIGNED	
Backfill			WORK	OUTSIDE OF	THE BUILDING	
Fill			Electrical Underground			
Excavation			Gas			
Drainage Devices			Heating & Refrigeration			
Rough Grading			Sewer			
Approved Compaction Report			Disabled Access			
FO	OTING INSPECT	TIONS		POOL INSPEC	TIONS	
Footing Excavation			Excavation			
Forms			Reinforcing Steel			
Reinforcing Steel			Bonding			
OK to Place Concrete			Piping			
GROU	INDWORK INSP	ECTIONS	Pre-Gunite			
Electrical			Deck			
Plumbing			Enclosure/Fence			
Plumbing Methane			Pool/Spa Cover			
Gas Piping			DO NOT FILL I	POOL UNTIL	ABOVE IS SIGNED	
Heating & Refrigeration			FINAL INSPECTIONS			
Fire Sprinklers			Grading			
Disabled Access			Electrical			
Methane			Plumbing			
OK to Place Floor			Gas Test			
DO NOT PLACE F	LOOR UNTIL	. ABOVE IS SIGNED	Gas			
RO	DUGH INSPECT	IONS	Heating & Refrigeration			
Green Code			Pressure Vessels			
Electrical			Elevator			
Plumbing			Fire Sprinkler			
Fire Sprinkler			Disabled Access			
Heating & Refrigeration			Green Building			
Roof Sheathing			LAFD (Title 19 only)			
Disabled Access			LAFD Fire Life Safety			
Framing			Pool Final			
Insulation			AQMD Sign-off Provided			
Suspended Ceiling			Public Works			
OK to Cover			Building			
			7			
		STS, PLEASE CALL	PROJECT FINAL			

Certificate of Occupancy Required

B- 8 Card re v. 042011 RO

888-LA4-BUILD (888)524-2845 or www.ladbs.org

SUPPLEMENTAL NOTES:
IMPORTANT NOTICE
* Prior to the start of any construction work adjacent to any public way, pedestrian protection shall be provided (Sec. 91.3303 L.A.M.C.)
* Inspection(s) may be requested anytime via the internet or touch tone phone. To request an inspection via the internet, go to www.ladbs.org and click ("Request an Inspection" under Online Services. To request an inspection via touch tone phone, call toll free (888) LA4BUILD (888-524-2845) and sele option 1 for Automated Request System. To request an inspection via the Customer Call Center, call 3-1-1 within the City of Los Angeles or (213) 473-32. outside the City of Los Angeles between 7:00 a.m. and 10:00 p.m. When requesting an inspection, the following are required: (1)The job address, (2)Type inspection, (3)Use of building, (4)Permit number, (5)Phone number of a contact person should the department need to reach someone.
* Inspection requests received before 4:00 p.m. Monday through Friday (excluding holidays) will normally be made the next business day. Requests receive after 4:00 p.m. will be made following the next business day. The Automated Inspection Call Back System (AICBS) will attempt to telephone the contaphone number to confirm the Inspection.
* Permit fees provide for a limited number of inspections. A reinspection fee may be assessed when the work for which an inspection was requested is not complete, when the inspection record or plans are not available, or when there is failure to provide site access to department staff.
* No person shall perform any construction or repair work between the hours of 9:00 p.m. (6:00 p.m. grading) and 7:00 a.m. the following day which results loud noises to the disturbance of persons occupying sleeping quarters in any dwelling, hotel, motel, apartment, or other place of residence (Sec. 41.40 L. M.C.).
* No person, other than an individual homeowner engaged in the repair or construction of his/her single-family dwelling, shall perform any construction

- * No person, other than an individual homeowner engaged in the repair or construction of his/her single-family dwelling, shall perform any construction or repair work of any kind upon any building or structure located on land developed with residential buildings or perform work within 500 feet of land so occupied, before 8:00 a.m. or after 6:00 p.m. on any Saturday or at any time on Sunday (Sec. 41.40 L.A.M.C.).
- * Dust control measures to prevent dust from being blown or deposited over or upon any private property in any residential area must be implemented during any excavation or earth-moving phase of construction, sand blasting, or demolition.
- * A separate permit from the State of California Division of Industrial Safety is required prior to starting certain work involving substantial risk to workers such as: construction or demolition exceeding 3 stories or 36 feet in height, or excavations or trenches over 5 feet in depth involving entry by workers.
- * Building permits are valid for two years or expire on the 180th day from the date of issuance if the work permitted has not commenced. The department reserves the right to expire any permit where work has been suspended for a period of 180 days or more.
- * Inspection services will not be provided when there is an unleashed dog on the premises.

BUILDING AND SAFETY PERMIT AND PLAN CHECK OFFICE LOCATIONS

Downtown Los Angeles 201 N. Figueroa St., 4th Fl. Los Angeles, CA 90012 Van Nuys 6262 Van Nuys Blvd., 2nd Fl. Van Nuys, CA 91401 West Los Angeles 1828 Sawtelle Blvd., 2nd Fl. Los Angeles, CA 90025

San Pedro 638 S. Beacon St., 2nd Fl. San Pedro, CA 90731 South Los Angeles 8475 S. Vermont Ave., 2nd Fl. Los Angeles, CA 90044



Permit #

Plan Check #: B16LA13725

Event Code:

16048 - 10000 - 02122

Printed: 09/08/16 12:02 PM

Sign City of Los Angeles - Department of Building and Safety Issued on: 09/08/2016 Onsite APPLICATION FOR INSTALLATION Last Status: Issued Plan Check at Counter Plan Check AND INSPECTION OF SIGNS Status Date: 09/08/2016

1. TRACT BLOCK LOT(s) COUNTY MAP REF# PARCEL ID # (PIN #) 2. ASSESSOR PARCEL# TR 1778 M B 22-44 123B169 1455 4312 - 015 - 005 1 1

3. PARCEL INFORMATION

Area Planning Commission - South Los Angeles

LADBS Branch Office - LA

Council District - 10

Certified Neighborhood Council - South Robertson

Community Plan Area - West Adams - Baldwin Hills - Leimert

Census Tract - 2702.00

District Map - 123B169 Energy Zone - 8 Fire District - 2

GPI Plan Route Office - WLA

Earthquake-Induced Liquefaction Area - Yes

AFF - AFF-41986

AFF - AFF-63738

Lot Cut Date - PRIOR-07/29/1962 Near Source Zone Distance - 0 Thomas Brothers Map Grid - 632-H7

ZONES(S): [Q]CM-1VL

4. DOCUMENTS

ZI - ZI-2412 Fast Food Establishments

ORD - ORD-165481-SA570 ZI - ZI-2427 FWY Adj Advisory Notice for Se ORD - ORD-172913-SA60

ZA - ZA-2010-538-ZV

CPC - CPC-1995-80-CPR-ZC

CPC - CPC-2006-5567-CPU CPC - CPC-2013-621-ZC-GPA-SP

AFF - AFF-36854

AFF - AFF-41985

5. CHECKLIST ITEMS

6. PROPERTY OWNER, TENANT, APPLICANT INFORMATION

Owner(s)

PACIFIC INVESTMENT ASSOCIATES

12540 BEATRICE ST # 203, LOS ANGELES CA 90066 --

Tenant:

Applicant: (Relationship: Contractor)

OSCAR BYANKO SANCHEZ-QUINTO -

1018 SANTEE ST, LOS ANGELES, CA 90015 -- (323) 252-1252

7. EXISTING USE

PROPOSED USE

(19) Wall Sign

DAS PC By:

Coord. OK:

PC Valuation:

Date: 09/08/2016

8. DESCRIPTION OF WORK

NON ILLUMINATED WALL SIGN: 24" X 96.125" = 16.02 SQ FT "BASSETT"

9, # Bldgs on Site & Use:

10. APPLICATION PROCESSING INFORMATION

BLDG. PC By: Michael Lopez

OK for Cashier: Dean Lee

Signature:

11. PROJECT VALUATION

Permit Valuation: \$900

Total Bond(s) Due: Sewer Cap ID:

12. ATTACHMENTS

Plot Plan

For inspection requests, call toll-free (888) LA4BUILD (524-2845). Outside LA County, call (213) 482-0000 or request inspections via www.ladbs.org. To speak to a Call Center agent, call 311. Outside LA County, call (213) 473-3231.



For Cashier's Use Only

W/O#: 64802122

LA ERIC 102083980 9/8/2016 12:02:47 PM BUILDING PERMIT COMM \$130.00 BUILDING PLAN CHECK \$0.00 EI COMMERCIAL \$0.50 ONE STOP SURCH \$2.61 SYSTEMS DEVT FEE \$7.83 CITY PLANNING SURCH \$7.80 MISCELLANEOUS \$10.00 PLANNING GEN PLAN MAINT SURCH \$6.50 CA BLDG STD COMMISSION SURCHARGE \$1.00 BUILDING PLAN CHECK \$0.00

Sub Total: Permit #: 160481000002122

\$166.24

Building Card #: 2016LA69384 Receipt #: 0102629860

13. STRUCTURE I	NVENTORY (Note: Numeric measurement data in the format "number" implies "change in numeric value / total resulting numeric value	") 16048 - 10000 - 02122
` '	of Faces: +1 Faces	·
	leight from Grade: +15 Feet / 15 Feet ign Area: +16 Sqft / 16 Sqft	
	ign Length: +8 Feet / 8 Feet	and the second second
1 ' '	ign Width: +2 Feet /2 Feet	
(P) # 420073: St	treet Frontage: 142.92 Feet	
14. APPLICATION	COMMENTS:	In the event that any box (i.e. 1-16) is filled to capacity, it is possible that additional information has been captured
SPI IS NOT REQ	UIRED PER SIGN INSPECTOR JIM BUCHAN	electronically and could not be printed due to space
		restrictions. Nevertheless the information printed exceeds that required by section 19825 of the Health and Safety
	·	Code of the State of California.
		·
15, BUILDING REL	LOCATED FROM:	
	R, ARCHITECT & ENGINEER NAME ADDRESS	CLASS LICENSE# PHONE#
(C) SIGN ZO	NE INC 4873 MELROSE AVENUE, LOS ANGELES, CA 90029	C45 984708
	RMIT EXPIRATION/REFUNDS: This permit expires two years after the date of the permit issuance. This permit will also expire if no cons od of 180 days (Sec. 98.0602 LAMC). Claims for refund of fees paid must be filed within one year from the date of expiration for permits gre	
	MC). The permittee may be entitled to reimbursement of permit fees if the Department fails to conduct an inspection within 60 days of receiving	
<u> </u>		
	17. LICENSED CONTRACTOR'S DECLARATION	
	reby affirm under penalty of perjury that I am licensed under the provisions of Chapter 9 (commencing with Section 7000) of Division 3 of the	• •
	nse is in full force and effect. The following applies to B contractors only: I understand the limitations of Section 7057 of the Business and Pr ne contracts or subcontracts involving specialty trades.	ofessional Code related to my ability to take
Lice	nse Class: C45 License No.: 984708 Contractor: SIGN ZONE INC	
	18. WORKERS' COMPENSATION DECLARATION	
I her	reby affirm, under penalty of perjury, one of the following declarations:	
	I have and will maintain a certificate of consent to self insure for workers' compensation, as provided for by Section 3700 of the Labor Code, this permit is issued.	for the performance of the work for which
		11111
	I have and will maintain workers' compensation insurance, as required by Section 3700 of the Labor Code, for the performance of the work fo compensation insurance carrier and policy number are:	or which this permit is issued. My workers
	Carrier: TBD Policy Number:	72WECLZ4770
	I certify that in the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to become subj California, and agree that if I should become subject to the workers' compensation provisions of Section 3700 of the Labor Code, I shall forth	
	RNING: FAILURE TO SECURE WORKERS' COMPENSATION COVERAGE IS UNLAWFUL, AND SHALL SUBJECT AN EMPLOYEI IL FINES UP TO ONE HUNDRED THOUSAND DOLLARS (\$100,000), IN ADDITION TO THE COST OF COMPENSATION, DAMAG	
3706	6 OF THE LABOR CODE, INTEREST, AND ATTORNEY'S FEES.	
<u></u>	19. ASBESTOS REMOVAL DECLARATION / LEAD HAZARD WARNING	
I certify that notifica	ation of asbestos removal is either not applicable or has been submitted to the AQMD or EPA as per section 19827.5 of the Health and Safety	Code. Information is available at
	l the notification form at www.aqmd.gov . Lead safe construction practices are required when doing repairs that disturb paint in pre-1978 buil the Labor Code. Information is available at Health Services for LA County at (800) 524-5323 or the State of California at (800) 597-5323 or the Code of the Code	
0710 2210 0717 01 11	the Labor Code. Information is available at Treating Services for EA County at (acceptance) 224-3323 of the State of Carlotina at (acceptance) at the County at (acceptance) at the County at (acceptance) at the County at (acceptance) at the County at (acceptance) at the County at (acceptance) at the County at (acceptance) at the County at (acceptance) at the County at (acceptance) at the County at (acceptance) at the County at (acceptance) at the County at (acceptance) at (a	www.uis.ca.gov/cinidicad.
1 b b	20, CONSTRUCTION LENDING AGENCY DECLARATION	(410-4)
	er penalty of perjury that there is a construction lending agency for the performance of the work for which this permit is issued (Sec. 3097, C	ivii Code).
Lender's Name (If A	Any): Lender's Address :	
	21. FINAL DECLARATION	
-	e read this application INCLUDING THE ABOVE DECLARATIONS and state that the above information INCLUDING THE ABOVE	<u> </u>
	ty and county ordinances and state laws relating to building construction, and hereby authorize representatives of this city to enter upon the at-	
with any applicable	le law. Furthermore, neither the City of Los Angeles nor any board, department officer, or employee thereof, make any warranty, nor shall be	responsible for the performance or results of
	d herein, nor the condition of the property nor the soil upon which such work is performed. I further affirm under penalty of perjury, that the fere with any access or utility easement belonging to others and located on my property, but in the event such work does destroy or unreason:	•
	in(s) satisfactory to the holder(s) of the easement will be provided (Sec. 91.0106.4.3.4 LAMC).	,
Ry signing hal	low, I certify that:	
		Load Hayard Warning Construction
` ,	the declarations above namely the Licensed Contractor's Declaration, Workers' Compensation Declaration, Asbestos Removal Declaration / gency Declaration, and Final Declaration; and	Lead riazaid Waming, Constitution
(2) This permit	t is being obtained with the consent of the legal owner of the property.	
Print Name: OS	CAR BYANKO SANCHEZ-QUINTO Sign: Date: 09/08/	2016 Contractor X Authorized Agent

.

8886 W Venice Blvd

Onsite Plan Check

City of Los Angeles - Department of Building and Safety

PLOT PLAN **ATTACHMENT**

> 16048 -10000 - 02122

Printed on: 09/08/16 11:15:26 Initiating Office: Plan Check #: B16LA13725 **METRO**

VENICE BLVD NEW SIGN 83'-8" 127'-1" 142'-11" 161'-5" **TENANT 2 TENANT 4** BASSETT TENANT 5 City of Culver City limit **TENANT 1** 8886 W VENICE BLVD 90034 123B169 1455 17,575.9 (sq ft) PAGE 632 - GRID H7 NATIONALBLVD 4312015005 TR 1778 M B 22-44 None PT 1 133'-9" 123B169 TENANT 6 construction shall not restrict a obstructed access to any water or **TENANT 3 TENANT 7** cilities (power poles, pull-boxes, ts, pumps, valves, meters, or to the location of the hook-up. ESTRUMOS MINE construction shall not be within ten es--whether or not the lines are rty." Otherwise, clearance from (213) 367-0562. Signage Site Plan

DEZZININZEISONOI

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



Permit #: Plan Check #: Event Code:

16043 - 90000 - 04212

Printed: 09/12/16 01:19 PM

Fire Sprinkler Issued On: 09/12/2016 City of Los Angeles - Department of Building and Safety Commercial APPLICATION FOR FIRE SPRINKLER Last Status: Issued **Express Permit** PLAN CHECK AND INSPECTION Status Date: 09/12/2016 No Plan Check

1. PROPERTY OWNER

PACIFIC INVESTMENT ASSOCIATES 12540 BEATRICE ST # 203 LOS ANGELES CA 90066

2. APPLICANT INFORMATION (Relationship: Net Applicant)

1113 N GATES ST **CAL-WEST FIRE PROTECTION** SANTA ANA, CA 92703 (714) 497-7227

3. TENANT INFORMATION

4. CONTRACTOR, ARCHITECT, & ENGINEER NAME ADDRESS CLASS LICENSE# PHONE #

C16 870249 (C) CAL - WEST FIRE 1113 N GATES SANTA ANA, CA 92703 (714) 497-7227

5. APPLICATION COMMENTS

E-Permit paid by credit card, fax number-> (714)622-5509.

6. DESCRIPTION OF WORK

RELOCATE #12 NEW PENDANTS FOR TENANT IMPROVEMANT

7. CHECKLIST ITEMS:

8. COUNCIL DISTRICT: 10

9. APPLICATION PROCESSING INFORMATION

Plan Check By:

OK for Cashier:

Signature: Date:

8886 W Venice Blvd 6043 - 90000 - 0421

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

10. FEE INFORMATION **Inspection Fee Period** Permit Fee: 156.60 INSPECTION TOTAL Fire Sprinkler 156.60 156.60 Permit Total Permit Fee Subtotal Fire Sprinkler 122.00 Permit One Stop Surcharge 2.90 Permit Sys. Development Surcharge 8.70 23.00 Permit Issuing Fee

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

For Cashier's Use Only W/O #: 64304212

> Payment Date: 09/12/16 Receipt No: ON147730 Amount: \$156.60

11. FEE ITEM INFORMATION	
SYSTEM AND DEVICES New Sprinkler Head (12) 122.00	
PERMIT EXPIRATION/REFUNDS: This permit expires two years after the date of the permit issuance. This permit will also expire if no construction work is performed for a continuous period of 180 days (Sec. 98.0602 L/Claims for refund of fees paid must be filed within one year from the date of expiration for permits granted by LADBS (Sec. 22.12 & 22.13 LAMC). The permittee may be entitled to reimbursement of permit fees if the Departial to conduct an inspection within 60 days of receiving a request for final inspection (HS 17951).	
12.LICENSED CONTRACTOR'S DECLARATION I hereby affirm under penalty of perjury that I am licensed under the provisions of Chapter 9 (commencing with Section 7000) of Division 3 of the Business and Professions Code, and my license is in full force and The following applies to B contractors only: I understand the limitations of Section 7057 of the Business and Professional Code related to my ability to take prime contracts or subcontracts involving specialty trades. License Class: C16 License No.: 870249 Contractor: CAL - WEST FIRE PROTECTION SPECIALIST	
Electise Class. CTV Electron of Electron o	
I hereby affirm, under penalty of perjury, one of the following declarations: I have and will maintain a certificate of consent to self insure for workers' compensation, as provided for by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued. (X) I have and will maintain workers' compensation insurance, as required by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued. My workers' compensation insurance arrier and policy number are: Carrier: NTL. LIABILITY & FIRE INS. CO. Policy Number: A9WC700575	surance
(_) I certify that in the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to become subject to the workers' compensation laws of California, and agree I should become subject to the workers' compensation provisions of Section 3700 of the Labor Code, I shall forthwith comply with those provisions.	that if
WARNING: FAILURE TO SECURE WORKERS' COMPENSATION COVERAGE IS UNLAWFUL, AND SHALL SUBJECT AN EMPLOYER TO CRIMINAL PENALTIES AND CIVIL FINES UP TO HUNDRED THOUSAND DOLLARS (\$100,000), IN ADDITION TO THE COST OF COMPENSATION, DAMAGES AS PROVIDED FOR IN SECTION 3706 OF THE LABOR CODE, INTEREST, ATTORNEY'S FEES.	
14. ASBESTOS REMOVAL DECLARATION / LEAD HAZARD WARNING	
I certify that notification of asbestos removal is either not applicable or has been submitted to the AQMD or EPA as per section 19827.5 of the Health and Safety Code. Information is available at Lead safe construction practic required when doing repairs that disturb paint in pre-1978 buildings due to the presence of lead www.aqmd.gov (909) 396-2336 and the notification form at per section 6716 and 6717 of the Labor Code. Information is available Health Services for LA County at (800) 524-5323 or the State of California at (800) 597-5323 or www.dhs.ca.gov/childlead	
15. CONSTRUCTION LENDING AGENCY DECLARATION	
I hereby affirm under penalty of perjury that there is a construction lending agency for the performance of the work for which this permit is issued (Sec. 3097, Civil Code).	
Lender's Name (If Any): Lender's Address:	
16. FINAL DECLARATION	
I certify that I have read this application INCLUDING THE ABOVE DECLARATIONS and state that the above information INCLUDING THE ABOVE DECLARATIONS is correct. I agree to comply with all city and ordinances and state laws relating to building construction, and hereby authorize representatives of this city to enter upon the above-mentioned property for inspection purposes. I realize that this permit is an application for inspand that it does not approve or authorize the work specified herein, and it does not auhorize or permit any violation or failure to comply with any applicable law. Furthermore, neither the City of Los Angeles nor any board, departing of the property or employee thereof, make any warranty, nor shall be responsible for the performance or results of any work described herein, nor the condition of the property nor the soil upon which such work is performed. I further under penalty of perjury, that the proposed work will not destroy or unreasonably interfere with any access or utility easement belonging to others and located on my property, but in the event such work does destroy or unreasonable interfere with such easement, a substitute easement(s) satisfactory to the holder(s) of the easement will be provided (Sec. 91.0106.4.3.4 LAMC).	pection artment affirm
By signing below, I certify that:	
 I accept all the declarations above namely the Licensed Contractor's Declaration, Workers' Compensation Declaration, Asbestos Removal Declaration / Lead Hazard Warning, Construction Lending Agency Declaration, and Final Declaration; and This permit is being obtained with the consent of the legal owner of the property. 	
Print Name: CAL-WEST FIRE PROTECTION Sign: Internet e-Permit System Declaration Date: 09/12/2016 X Contractor Authorized A	\gent

EXPRESS PERMIT INSPECTION RECORD



Your feedback is important. Please visit our website to complete a Customer Survey at www.ladbs.org/LADBSWeb/customer-survey.jsf. If you would like to provide additional feedback, need clarification, or have any questions regarding plan check or inspection matters, please call our Customer Hotline at (213) 482-0056.

PERMIT #: 16043 - 90000 - 04212 ADDRESS: 8886 W Venice Blvd PACIFIC INVESTMENT ASSOCIATES OWNER: 12540 BEATRICE ST # 203

LOS ANGELES CA 90066

JOB DESCRIPTION: RELOCATE #12 NEW PENDANTS FOR TENANT IMPROVEMANT

No Plan Check

Receipt No: ON147730 Amount: \$156.60 Fire Sprinkler Method: Credit Card Commercial **Express Permit**

For use by cashier only

Payment Date: 09/12/16

YES NO

INSPECTION RECORDS AND PLANS MUST BE AVAILABLE DURING INSPECTION

	ADING INSPECTIO	INSPECTOR	TYPE	DATE	INSPECTOR
TYPE	DATE	INSPECTOR	Exterior Lathing	DATE	INSPECTOR
Initial Grading			Interior Lathing		
Toe or Bottom			Drywall		
Soils Report Approved				I <u> </u>	OVE IS SIGNED
DO NOT PLACE	FILL UNTIL AB	OVE IS SIGNED	_	OUTSIDE OF THE	
Backfill			_	OUTSIDE OF THE	BUILDING
Fill			Electrical Underground		
Excavation			Gas		
Drainage Devices			Heating & Refrigeration		
Rough Grading			Sewer		
Approved Compaction Report			Disabled Access		
FO	OTING INSPECTIO	NS	⊣	POOL INSPECTION	NS
Footing Excavation			Excavation		
Forms			Reinforcing Steel		
Reinforcing Steel			Bonding		
OK to Place Concrete			Piping		
GROU	INDWORK INSPEC	TIONS	Pre-Gunite		
Electrical			Deck		
Plumbing			Enclosure/Fence		
Plumbing Methane			Pool/Spa Cover		
Gas Piping			DO NOT FILL F	POOL UNTIL AE	BOVE IS SIGNED
Heating & Refrigeration				FINAL INSPECTION	NS
Fire Sprinklers			Grading		
Disabled Access			Electrical		
Methane			Plumbing		
OK to Place Floor			Gas Test		
DO NOT PLACE F	LOOR UNTIL A	BOVE IS SIGNED	Gas		
RO	OUGH INSPECTION	NS	Heating & Refrigeration		
Green Code			Pressure Vessels		
Electrical			Elevator		
Plumbing			Fire Sprinkler		
Fire Sprinkler			Disabled Access		
Heating & Refrigeration			Green Building		
Roof Sheathing			LAFD (Title 19 only)		
Disabled Access			LAFD Fire Life Safety		
Framing			Pool Final		
Insulation			AQMD Sign-off Provided		
Suspended Ceiling	+		Public Works		
OK to Cover	- 		Building		
OK to cover			_		
FOR INCRECTIO	NI DECLIECT	S, PLEASE CALL	1		

Certificate of Occupancy Required

B- 8 Card re v. 042011 RO

888-LA4-BUILD (888)524-2845 or www.ladbs.org

SUPPLEMENTAL NOTES:
IMPORTANT NOTICE
* Prior to the start of any construction work adjacent to any public way, pedestrian protection shall be provided (Sec. 91.3303 L.A.M.C.).
* Inspection(s) may be requested anytime via the internet or touch tone phone. To request an inspection via the internet, go to www.ladbs.org and click on "Request an Inspection" under Online Services. To request an inspection via touch tone phone, call toll free (888) LA4BUILD (888-524-2845) and select option 1 for Automated Request System. To request an inspection via the Customer Call Center, call 3-1-1 within the City of Los Angeles or (213) 473-3231 outside the City of Los Angeles between 7:00 a.m. and 10:00 p.m. When requesting an inspection, the following are required: (1)The job address, (2)Type of inspection, (3)Use of building, (4)Permit number, (5)Phone number of a contact person should the department need to reach someone.
* Inspection requests received before 4:00 p.m. Monday through Friday (excluding holidays) will normally be made the next business day. Requests received after 4:00 p.m. will be made following the next business day. The Automated Inspection Call Back System (AICBS) will attempt to telephone the contact phone number to confirm the Inspection.
* Permit fees provide for a limited number of inspections. A reinspection fee may be assessed when the work for which an inspection was requested is not complete, when the inspection record or plans are not available, or when there is failure to provide site access to department staff.
* No person shall perform any construction or repair work between the hours of 9:00 p.m. (6:00 p.m. grading) and 7:00 a.m. the following day which results in loud noises to the disturbance of persons occupying sleeping quarters in any dwelling, hotel, motel, apartment, or other place of residence (Sec. 41.40 L.A. M.C.).
* No person, other than an individual homeowner engaged in the repair or construction of his/her single-family dwelling, shall perform any construction or repair work of any kind upon any building or structure located on land developed with residential buildings or perform work within 500 feet of land so

- occupied, before 8:00 a.m. or after 6:00 p.m. on any Saturday or at any time on Sunday (Sec. 41.40 L.A.M.C.).
- Dust control measures to prevent dust from being blown or deposited over or upon any private property in any residential area must be implemented during any excavation or earth-moving phase of construction, sand blasting, or demolition.
- A separate permit from the State of California Division of Industrial Safety is required prior to starting certain work involving substantial risk to workers such as: construction or demolition exceeding 3 stories or 36 feet in height, or excavations or trenches over 5 feet in depth involving entry by workers.
- Building permits are valid for two years or expire on the 180th day from the date of issuance if the work permitted has not commenced. The department reserves the right to expire any permit where work has been suspended for a period of 180 days or more.
- * Inspection services will not be provided when there is an unleashed dog on the premises.

BUILDING AND SAFETY PERMIT AND PLAN CHECK OFFICE LOCATIONS

Downtown Los Angeles 201 N. Figueroa St., 4th Fl. Los Angeles, CA 90012

Van Nuys 6262 Van Nuys Blvd., 2nd Fl. Van Nuys, CA 91401

West Los Angeles 1828 Sawtelle Blvd., 2nd Fl. Los Angeles, CA 90025

San Pedro 638 S. Beacon St., 2nd Fl. San Pedro, CA 90731

South Los Angeles 8475 S. Vermont Ave., 2nd Fl. Los Angeles, CA 90044



Permit #:

Plan Check #: X16LA07837

Event Code:

16016 - 10000 - 10822

Printed: 05/12/16 09:13 AM

Bldg-Alter/Repair GREEN - MANDATORY City of Los Angeles - Department of Building and Safety Issued on: 05/12/2016 Commercial APPLICATION FOR BUILDING PERMIT Last Status: Issued **Express Permit** AND CERTIFICATE OF OCCUPANCY No Plan Check Status Date: 05/12/2016

1. TRACT BLOCK LOT(s) COUNTY MAP REF# PARCEL ID # (PIN #) 2. ASSESSOR PARCEL# TR 1778 1 M B 22-44 123B169 1455 4312 - 015 - 005

3. PARCEL INFORMATION

Area Planning Commission - South Los Angeles

LADBS Branch Office - LA

Council District - 10

Certified Neighborhood Council - South Robertson Community Plan Area - West Adams - Baldwin Hills - Leimert Census Tract - 2702.00 District Map - 123B169

Energy Zone - 8 Fire District - 2

GPI Plan Route Office - WLA

Earthquake-Induced Liquefaction Area - Yes

Lot Cut Date - PRIOR-07/29/1962 Near Source Zone Distance - 0 Thomas Brothers Map Grid - 632-H7

ZONES(S): [Q]CM-1VL

4. DOCUMENTS

(E)

(0)

(1)

ZI - ZI-2412 Fast Food Establishments

ORD - ORD-165481-SA570

ZI - ZI-2427 FWY Adj Advisory Notice for Se ORD - ORD-172913-SA60

AFF - AFF-36854

CPC - CPC-2013-621-ZC-GPA-SP

AFF - AFF-63738

ZI - ZI-2452 Transit Priority Area in the Cit CPC - CPC-1986-821-GPC ZA - ZA-2010-538-ZV

CPC - CPC-1995-80-CPR-ZC

AFF - AFF-41985

AFF - AFF-41986

5. CHECKLIST ITEMS

Std. Work Descr - Seismic Gas Shut Off Valve

6, PROPERTY OWNER, TENANT, APPLICANT INFORMATION

Owner(s):

PACIFIC INVESTMENT ASSOCIATES

12540 BEATRICE ST # 203, LOS ANGELES CA 90066 --

Tenant:

Applicant: (Relationship: Contractor) STEVE KLINGMAN -

-- (323) 750-6694

PROPOSED USE

7. EXISTING USE (16) Retail

8. DESCRIPTION OF WORK

Re-roof with Class A or B material weighing less than 6 pound per sq. ft. For residential roof replacement > 50% of the total roof area, apply Cool Roof Product labeled and certified by Cool Roof Rating Council (CRRC). Cool Roof may be required for non-residential buildings per Title 24, Part 6, Section 149 (b).

9. # Bldgs on Site & Use:

10. APPLICATION PROCESSING INFORMATION

BLDG. PC By:

DAS PC By:

OK for Cashier: Krisandra Torres Coord. OK:

Signature:

Date: 05/12/2016

11. PROJECT VALUATION Final Fee Period

Permit Valuation:

PC Valuation:

Sewer Cap ID:

Total Bond(s) Due:

12, ATTACHMENTS

For inspection requests, call toll-free (888) LA4BUILD (524-2845). Outside LA County, call (213) 482-0000 or request inspections via www.ladbs.org. To speak to a Call Center agent, call 311. Outside LA County, call (213) 473-3231.

For Cashier's Use Only

W/O #: 61610822

LA M CA 101080025 5/12/2016 9:13:00 AM BUILDING PERMIT COMM \$1,243.00 EI COMMERCIAL \$58.80 ONE STOP SURCH \$26.58 SYSTEMS DEVT FEE \$79.73 CITY PLANNING SURCH \$76.20 MISCELLANEOUS \$10.00 PLANNING GEN PLAN MAINT SURCH \$63.50 CA BLDG STD COMMISSION SURCHARGE \$9.00 BUILDING PLAN CHECK \$27.00

> \$1,593.81 Sub Total:

Permit #: 160161000010822 Building Card #: 2016LA63895

Receipt #: 0101581193

13. STRUCT	IRE INVENTORY (Note: Numeric measurement data in the format "num	ber / number" implies "change i	in numeric value / total resulting numeric value	160	16 - 10000 - 10822
			•		
14. APPLICA	TION COMMENTS:			In the event that any box (i.e. 1-16) is fill possible that additional information has b	
** Approve	Seismic Gas Shut-Off Valve may be required. **			electronically and could not be printed du	ie to space
				restrictions. Nevertheless the information that required by section 19825 of the Hea	•
				Code of the State of California.	
14 01111 011	C DEL OCUETO PROM				
	G RELOCATED FROM:			CLASS LICENSE #	BHONE #
	CTOR.ARCHITECT & ENGINEER NAME ADDRESS LT - RITE CONSTRUCTION INC 10301 SO SAN	PEDRO STREET,	LOS ANGELES, CA 90003	CLASS LICENSE # C39 623305	<u>PHONE #</u> (323) 750-6694
	PERMIT EXPIRATION/REFUNDS: This permit expires two years af period of 180 days (Sec. 98.0602 LAMC). Claims for refund of fees paid		The state of the s		us
	LAMC). The permittee may be entitled to reimbursement of permit fees		•		1).
	I hereby affirm under penalty of perjury that I am licensed under the prov		TRACTOR'S DECLARATION	ne Business and Professions Code and my	
	license is in full force and effect. The following applies to B contractors		- ,		
	prime contracts or subcontracts involving specialty trades.				
ļ	License Class: C39 License No.: 623305	Contractor: BUI	ILT - RITE CONSTRUCTION INC		
		18. WORKERS' COM	IPENSATION DECLARATION	•	,
	I hereby affirm, under penalty of perjury, one of the following declaration				
	I have and will maintain a certificate of consent to self insure for worthis permit is issued.	kers' compensation, as provid	ded for by Section 3700 of the Labor Code,	for the performance of the work for which	1
	() I have and will maintain workers' compensation insurance, as require	ed by Section 3700 of the Lab	or Code, for the performance of the work for	or which this permit is issued. My workers	,
	compensation insurance carrier and policy number are:	,	,		
	Carrier: STATE COMP. INS. FUND		Policy Number:	9003176	
	() I certify that in the performance of the work for which this permit is	issued, I shall not employ any	person in any manner so as to become sub	ject to the workers' compensation laws of	
	California, and agree that if I should become subject to the workers'	compensation provisions of S	ection 3700 of the Labor Code, I shall forth	with comply with those provisions.	
Į	WARNING: FAILURE TO SECURE WORKERS' COMPENSATION C CIVIL FINES UP TO ONE HUNDRED THOUSAND DOLLARS (\$100				
	3706 OF THE LABOR CODE, INTEREST, AND ATTORNEY'S FEES.	,000), IN ADDITION TO II	il cost of confidential, british	SES AS TROVIDED FOR IN SECTION	
	10 ACD	SCHOOL DEMONAL DECLARA	TION / LEAD HAZARD WARNING		· ·
I certify that	notification of asbestos removal is either not applicable or has been submit			y Code. Information is available at	
	36 and the notification form at <u>www.aqmd.gov</u> . Lead safe construction pra 7 of the Labor Code. Information is available at Health Services for LA C	-			on
I hereby affii	<u>24</u> m under penalty of perjury that there is a construction lending agency for t	 CONSTRUCTION LENDING he performance of the work for 		Civil Code).	
Lender's Nar	e (If Any)	Lender's Address :			
I certify tha	I have read this application INCLUDING THE ABOVE DECLARATION	21. FINAL DECI		DECLARATIONS is correct. Lauree to	
comply wit	all city and county ordinances and state laws relating to building construc	tion, and hereby authorize rep	presentatives of this city to enter upon the a	bove-mentioned property for inspection	
	ealize that this permit is an application for inspection and that it does not a plicable law. Furthermore, neither the City of Los Angeles nor any board, o	• •	*		
	scribed herein, nor the condition of the property nor the soil upon which s y interfere with any access or utility easement belonging to others and loce	·			
	y interrere with any access or utility easement belonging to others and lock sement(s) satisfactory to the holder(s) of the easement will be provided (S		cerem such work does desdroy of unreason	aory interfere with such easement, a	
Ry ciani	g below, I certify that:				
	g below, I certify that: ept all the declarations above namely the Licensed Contractor's Declaratio	n Warkers' Commensation D	seleration Achaetae Romanal Danlaration	Load Hazard Warning Construction	
· · ·	ept all the declarations above namely the Licensed Contractor's Declaration ling Agency Declaration, and Final Declaration; and	i, workers Compensation De	ermanon, Asoestos Removai Deciaradon /	Ecca Hazara wanning, Construction	
(2) This	permit is being obtained with the consent of the legal owner of the propert	у.			
Print Name	STEVE KLINGMAN Sign:	Mu Kl	Date: 05/12/	2016 X Contractor	Authorized Agent



Permit # Plan Check #: B16LA05608

For Cashier's Use Only

Event Code:

16016 - 10000 - 08706

Printed: 04/25/16 11:32 AM

City of Los Angeles - Department of Building and Safety

Issued on: 04/25/2016

Plan Check at Counter Plan Check

Bldg-Alter/Repair

Commercial

APPLICATION FOR BUILDING PERMIT AND CERTIFICATE OF OCCUPANCY

Last Status: Issued

Status Date: 04/25/2016

1. TRACT FRANK PARTENCIO PLACE BLOCK LOT(s) В

ARB **COUNTY MAP REF#** M B 10-186

PARCEL ID # (PIN #) 123B169 1385

2. ASSESSOR PARCEL# 4312 - 015 - 005

W/O#: 61608706

3. PARCEL INFORMATION

Area Planning Commission - South Los Angeles

LADBS Branch Office - LA Council District - 10 Census Tract - 2702.00 District Map - 123B169

Energy Zone - 8 Fire District - 2 Highway Dedication - YES Lot Size - IRR Lot Type - Corner

Thomas Brothers Map Grid - 632

ZONES(S): M1-1VL

4. DOCUMENTS

5, CHECKLIST ITEMS

Permit Flag - Fire Life Safety by LADBS Std. Work Descr - Interior Non-struct. Remo Std. Work Descr - Seismic Gas Shut Off Valve

6. PROPERTY OWNER, TENANT, APPLICANT INFORMATION

Owner(s):

PACIFIC INVESTMENT ASSOCIATES

12540 BEATRICE ST # 203, LOS ANGELES CA 90066 --

Tenant:

(0)

Applicant: (Relationship: Agent for Contractor)

MICHAEL SIETO -

935 W 223RD, 90502 -- (310) 320-3803

7. EXISTING USE (16) Furniture Store PROPOSED USE

8. DESCRIPTION OF WORK

RELOCATE EXISTING BATHROOMS TO REAR RIGHT CORNER OF BUILDING. DEMO INTERIOR NON LOAD BEARING PARTITIONS.

9. # Bldgs on Site & Use:

10. APPLICATION PROCESSING INFORMATION

BLDG. PC By: Ricardo Ramirez OK for Cashier: Ricardo Ramirez DAS PC By: Coord. OK:

Date: 04/25/2016 Signature:

11. PROJECT VALUATION

Permit Valuation: PC Valuation:

Sewer Cap ID: Total Bond(s) Due:

12. ATTACHMENTS

Plot Plan

For inspection requests, call toll-free (888) LA4BUILD (524-2845). Outside LA County, call (213) 482-0000 or request inspections via www.ladbs.org. To speak to a Call Center agent, call 311. Outside LA County, call (213) 473-3231.



LA SELV 102075343 4/25/2016 11:32:50 AM BUILDING PERMIT COMM \$326.25 BUILDING PLAN CHECK \$0.00 EI COMMERCIAL \$5.60 ONE STOP SURCH \$6.64 SYSTEMS DEVT FEE \$19.91 CITY PLANNING SURCH \$19.58 MISCELLANEOUS \$10.00 PLANNING GEN PLAN MAINT SURCH \$16.31 CA BLDG STD COMMISSION SURCHARGE \$1.00 BUILDING PLAN CHECK \$0.00

Sub Total:

\$405.29

Permit #: 160161000008706 Building Card #: 2016LA63110 Receipt #: 0102573815

13. STRUCTURE INVENTORY (Note: Numeric measurement data in the format "number/ number" implies "change in numeric value / total resulting numeric value.	16016 - 10000 - 08706
14. APPLICATION COMMENTS:	In the event that any box (i.e. 1-16) is filled to capacity, it is possible that additional information has been captured
** Approved Seismic Gas Shut-Off Valve may be required. ** NO CHANGE OF USE NO CHANGE IN OCCUPANCY NO CHANGE IN PARKING	electronically and could not be printed due to space restrictions. Nevertheless the information printed exceeds
	that required by section 19825 of the Health and Safety Code of the State of California.
15. BUILDING RELOCATED FROM:	
16. CONTRACTOR, ARCHITECT & ENGINEER NAME (A) ISTANBULLU, ALEKS 1639 ELEVENTH STREET #200, SANTA MONICA, CA S	
(C) ADVANCED CONTRACTORS INC 935 W 223RD STREET, TORRANCE, CA 90502	B 382163 (310) 320-3803
PERMIT EXPIRATION/REFUNDS: This permit expires two years after the date of the permit issuance. This permit will also expire if no operiod of 180 days (Sec. 98.0602 LAMC). Claims for refund of fees paid must be filed within one year from the date of expiration for permits	
LAMC). The permittee may be entitled to reimbursement of permit fees if the Department fails to conduct an inspection within 60 days of rec	
14 LICENSED CONTRACTORIS DECLARATION	
17. LICENSED CONTRACTOR'S DECLARATION 1 hereby affirm under penalty of perjury that I am licensed under the provisions of Chapter 9 (commencing with Section 7000) of Division 3 (license) is full force and four Tables and the second of the	
license is in full force and effect. The following applies to B contractors only: I understand the limitations of Section 7057 of the Business and prime contracts or subcontracts involving specialty trades.	a Professional Code related to my ability to take
License Class: B License No.: 382163 Contractor: ADVANCED CONTRACTORS INC	
18. WORKERS' COMPENSATION DECLARATION	
1 hereby affirm, under penalty of perjury, one of the following declarations: (v) I have and will maintain a certificate of consent to self insure for workers' compensation, as provided for by Section 3700 of the Labor Co	ode, for the performance of the work for which
this permit is issued.	
(X) I have and will maintain workers' compensation insurance, as required by Section 3700 of the Labor Code, for the performance of the working the Compensation insurance carrier and policy number are:	rk for which this permit is issued. My workers'
Carrier: BENCHMARK INS. CO. Policy Number:	CST5006756
() I certify that in the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to become California, and agree that if I should become subject to the workers' compensation provisions of Section 3700 of the Labor Code, I shall f	
WARNING: FAILURE TO SECURE WORKERS' COMPENSATION COVERAGE IS UNLAWFUL, AND SHALL SUBJECT AN EMPLO	YER TO CRIMINAL PENALTIES AND
CIVIL FINES UP TO ONE HUNDRED THOUSAND DOLLARS (\$100,000), IN ADDITION TO THE COST OF COMPENSATION, DAN 3706 OF THE LABOR CODE, INTEREST, AND ATTORNEY'S FEES.	1AGES AS PROVIDED FOR IN SECTION
19. ASBESTOS REMOVAL DECLARATION / LEAD HAZARD WARNING	
I certify that notification of asbestos removal is either not applicable or has been submitted to the AQMD or EPA as per section 19827.5 of the Health and S. (909) 396-2336 and the notification form at www.aqmd.gov . Lead safe construction practices are required when doing repairs that disturb paint in pre-1978	-
6716 and 6717 of the Labor Code. Information is available at Health Services for LA County at (800) 524-5323 or the State of California at (800) 597-5323	
20. CONSTRUCTION LENDING AGENCY DECLARATION I hereby affirm under penalty of perjury that there is a construction lending agency for the performance of the work for which this permit is issued (Sec. 305)	17. Civil Code)
Lender's Name (If Any): Lender's Address: ,	7, Civil Code).
21. FINAL DECLARATION	
1 certify that I have read this application INCLUDING THE ABOVE DECLARATIONS and state that the above information INCLUDING THE ABO	
comply with all city and county ordinances and state laws relating to building construction, and hereby authorize representatives of this city to enter upon the purposes. I realize that this permit is an application for inspection and that it does not approve or authorize the work specified herein, and it does not authorize the control of the contro	ize or permit any violation or failure to comply
with any applicable law. Furthermore, neither the City of Los Angeles nor any board, department officer, or employee thereof, make any warranty, nor shal any work described herein, nor the condition of the property nor the soil upon which such work is performed. I further affirm under penalty of perjury, that	the proposed work will not destroy or
unreasonably interfere with any access or utility easement belonging to others and located on my property, but in the event such work does destroy or unreasubstitute easement(s) satisfactory to the holder(s) of the easement will be provided (Sec. 91.010.4.3.4 LAMC).	isonaory interfere with such easement, a
By signing below, I certify that:	
(1) I accept all the declarations above namely the Licensed Contractor's Declaration, Workers' Compensation Declaration, Asbestos Removal Declaration Lending Agency Declaration, and Final Declaration; and	on / Lead Hazard Warning, Construction
Lending Agency Deciaration, and Final Deciaration; and (2) This permit is being obtained with the consent of the legal owner of the property.	
Print Name: MICHAEL SIETO Sign: Michael Sied Date: 04.	25/2016 Contractor X Authorized Agent

, t 🙃 🛊

Permit Application #: 16016 - 10000 - 08706

Bldg-Alter/Repair

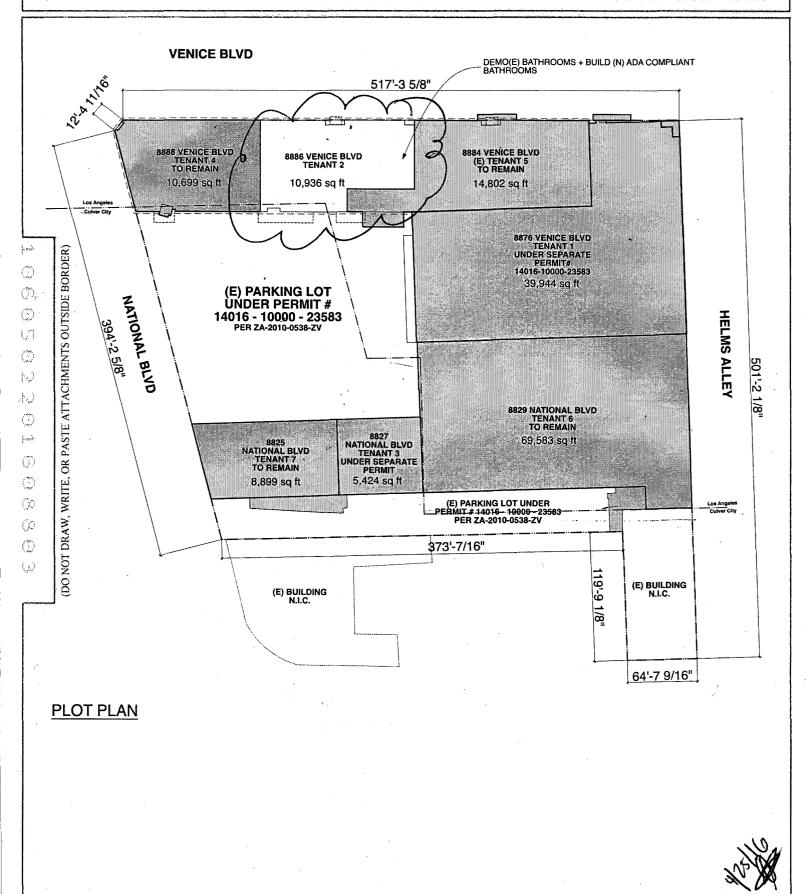
City of Los Angeles - Department of Building and Safety

Plan Check #: B16LA05608

Commercial Plan Check

PLOT PLAN ATTACHMENT

Initiating Office: METRO Printed on: 04/19/16 14:25:28





Permit #:

Plan Check #: B16WL02575

16016 - 30000 - 11277

Printed: 05/26/16 02:10 PM

Bldg-Alter/Repair City of Los Angeles - Department of Building and Safety Issued on: 05/26/2016 Commercial APPLICATION FOR BUILDING PERMIT Last Status: Issued Plan Check at Counter AND CERTIFICATE OF OCCUPANCY Plan Check Status Date: 05/26/2016

1. TRACT BLOCK COUNTY MAP REF# PARCEL ID # (PIN #) 2. ASSESSOR PARCEL# LOT(s) TR 1778 M B 22-44 123B169 1455 4312 - 015 - 005 1

3. PARCEL INFORMATION

Area Planning Commission - South Los Angeles

LADBS Branch Office - LA

Council District - 10

Certified Neighborhood Council - South Robertson

Community Plan Area - West Adams - Baldwin Hills - Leimert

Census Tract - 2702.00

District Map - 123B169 Energy Zone - 8

Fire District - 2 GPI Plan Route Office - WLA Earthquake-Induced Liquefaction Area - Yes Lot Cut Date - PRIOR-07/29/1962

Near Source Zone Distance - 0 Thomas Brothers Map Grid - 632-H7

ZONES(S): [Q]CM-1VL

4. DOCUMENTS

ZI - ZI-2412 Fast Food Establishments

ORD - ORD-165481-SA570 ZI - ZI-2427 FWY Adj Advisory Notice for Se ORD - ORD-172913-SA60

CPC - CPC-2013-621-ZC-GPA-SP AFF - AFF-36854

AFF - AFF-63738

ZI - ZI-2452 Transit Priority Area in the Cit ZA - ZA-2010-538-ZV

CPC - CPC-1986-821-GPC CPC - CPC-1995-80-CPR-ZC AFF - AFF-41985

AFF - AFF-41986

5. CHECKLIST ITEMS

Special Inspect - Epoxy Injection

Permit Flag - Not a Fire Life Safety Project Std. Work Descr - Seismic Gas Shut Off Valve

6. PROPERTY OWNER, TENANT, APPLICANT INFORMATION

Owner(s)

PACIFIC INVESTMENT ASSOCIATES

12540 BEATRICE ST # 203, LOS ANGELES CA 90066 --

Applicant: (Relationship: Architect)

BILL TSUI -, -- (424) 603-4791

7. EXISTING USE (16) Furniture Store PROPOSED USE

8. DESCRIPTION OF WORK

Infill 8' x 12' exterior door in masonry wall of furniture store.

COMMERCIAL 9. # Bldgs on Site & Use:

10. APPLICATION PROCESSING INFORMATION

BLDG. PC By: Sergio Silva

OK for Cashier: Manatosh Das

DAS PC By: Coord, OK:

Date: 05/26/2016

Signature:

Æ.

11. PROJECT VALUATION Final Fee Period

Permit Valuation: \$10,000

PC Valuation: Total Bond(s) Due:

Sewer Cap ID: 12. ATTACHMENTS

Plot Plan

For inspection requests, call toll-free (888) LA4BUILD (524-2845). Outside LA County, call (213) 482-0000 or request inspections via www.ladbs.org. To speak to a Call Center agent, call

311. Outside LA County, call (213) 473-3231.



For Cashier's Use Only

W/O#: 61611277

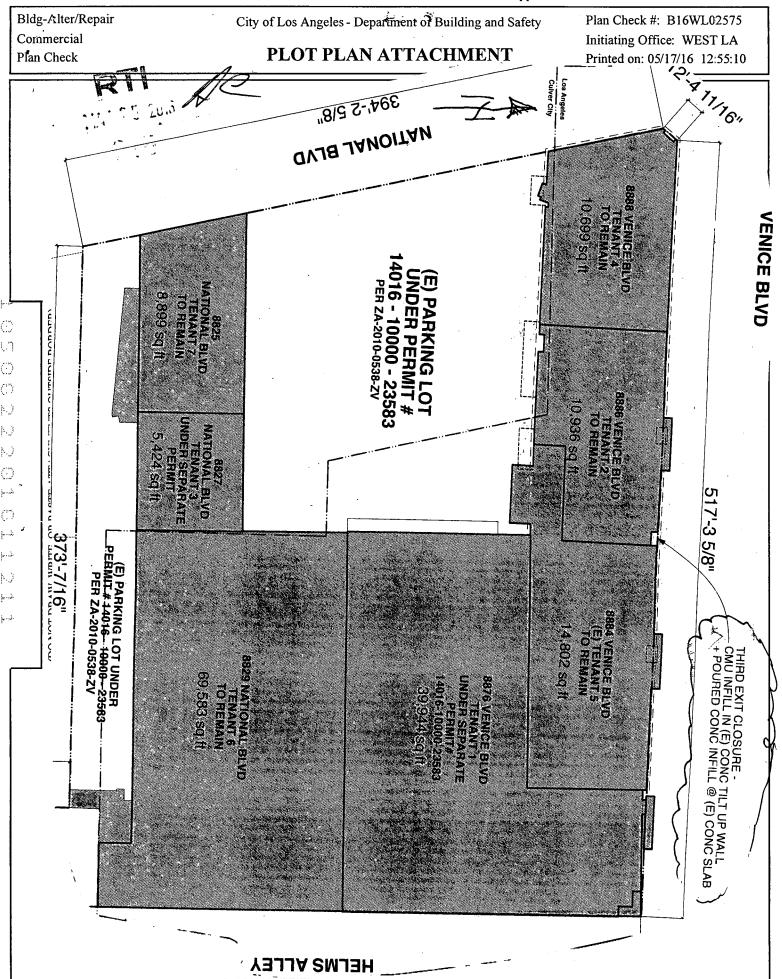
LA ESTE 104085578 5/26/2016 2:10:02 PM BUILDING PERMIT COMM \$185.63 BUILDING PLAN CHECK \$0.00 EI COMMERCIAL \$2.80 \$3.77 ONE STOP SURCH SYSTEMS DEVT FEE \$11.31 CITY PLANNING SURCH \$11.14 MISCELLANEOUS \$10.00 PLANNING GEN PLAN MAINT SURCH \$9.28 CA BLDG STD COMMISSION SURCHARGE \$1.00 BUILDING PLAN CHECK \$0.00

Sub Total:

\$234.93

Permit #: 160163000011277 Building Card #: 2016LA64603

13. STRUCT	URE INVENTORY (Note: Numeric measurement data in the format "number / number'	Laplics "cliğnge Li numeri	c value / total resulting numeric	alue")	1601	6 - 30000 - 11277	
			•	•••			
						İ	
	·						
14 APPLIC	ATION COMMENTS:			In the event that an	y box (i.e. 1-16) is fille	l to capacity, it is	
	mmercial/manufacturing space per certificate of occupancy no. 1951LA10308			18"	onal information has be could not be printed due		
•				restrictions. Nevert	heless the information pation 19825 of the Healt	rinted exceeds	
				Code of the State o		n and Sarety	
	NG RELOCATED FROM:						
(A) IST	ACTOR, ARCHITECT & ENGINEER NAME ANBULLU, ALEKS ANBULLU, ALEKS ANBULLU, ALEKS ANBULLU, ALEKS	Т #200,	SANTA MONICA, CA		<u>LICENSE #</u> C11519	PHONE #	
(-)	VANCED CONTRACTORS INC 935 W 223RD STREET, ON, GORDON LEONARD 709 19TH STREET,		TORRANCE, CA 90502 SANTA MONICA, CA		382163 C28564	(310) 320-3803	
` ' .							
	PERMIT EXPIRATION/REFUNDS: This permit expires two years after the date o	f the normit issuance. This	e narmit will also awaira if no	construction work is ner	formed for a continuous		
	period of 180 days (Sec. 98.0602 LAMC). Claims for refund of fees paid must be file	d within one year from the	e date of expiration for permit	s granted by LADBS (Se	ec. 22.12 & 22.13		
	LAMC). The permittee may be entitled to reimbursement of permit fees if the Depart	nent fails to conduct an ir	ispection within 60 days of re	ceiving a request for fina	I inspection (HS 17951	·	
	. 17.	LICENSED CONTRACTO	R'S DECLARATION				
	I hereby affirm under penalty of perjury that I am licensed under the provisions of Chlicense is in full force and effect. The following applies to B contractors only: I under	•					
	prime contracts or subcontracts involving specialty trades.	stand the miniations of Sc	section 7057 of the Business an	d i foressional code fera	icu to my aomiy to take		
	License Class: B License No.: 382163 Contractor:	ADVANCE	D CONTRACTORS INC	2			
	18, 1	VORKERS' COMPENSATI	ION DECLARATION		······································		
	I hereby affirm, under penalty of perjury, one of the following declarations:						
	 I have and will maintain a certificate of consent to self insure for workers' comper this permit is issued. 	sation, as provided for by	Section 3700 of the Labor Co	ode, for the performance	of the work for which		
	☑ I have and will maintain workers' compensation insurance, as required by Section	3700 of the Labor Code,	for the performance of the wo	rk for which this permit	is issued. My workers'		
	compensation insurance carrier and policy number are:						
	Carrier: BENCHMARK INS. CO.		Policy Number:	CST50	006756		
	() I certify that in the performance of the work for which this permit is issued, I shall California, and agree that if I should become subject to the workers' compensation						
	WARNING: FAILURE TO SECURE WORKERS' COMPENSATION COVERAGE						
	CIVIL FINES UP TO ONE HUNDRED THOUSAND DOLLARS (\$100,000), IN AI 3706 OF THE LABOR CODE, INTEREST, AND ATTORNEY'S FEES.	DITION TO THE COST	OF COMPENSATION, DAN	AGES AS PROVIDED	FOR IN SECTION	ľ	
	STOOL THE BIBOK CODE, INTEREST, AND INTORCES STEED.						
I certify that	19. ASBESTOS REMO notification of asbestos removal is either not applicable or has been submitted to the AQ	VAL DECLARATION / LE		afety Code Information	is available at		
(909) 396-23	36 and the notification form at <u>www.aqmd.gov</u> . Lead safe construction practices are rec 17 of the Labor Code. Information is available at Health Services for LA County at (800	uired when doing repairs	that disturb paint in pre-1978	buildings due to the pres	sence of lead per section	1	
0710 and 07				or www.uns.ca.gov/cm	imeau.		
I hereby affi	20. CONSTRUC m under penalty of perjury that there is a construction lending agency for the performan	ce of the work for which		77, Civil Code).			
Lender's Nai	ne (If Any): Lende	er's Address :	,				
		21, FINAL DECLARATIO	on .				
•	t I have read this application INCLUDING THE ABOVE DECLARATIONS and stat				•	1	
	n all city and county ordinances and state laws relating to building construction, and here realize that this permit is an application for inspection and that it does not approve or aut						
	plicable law. Furthermore, neither the City of Los Angeles nor any board, department of escribed herein, nor the condition of the property nor the soil upon which such work is p					f	
	ly interfere with any access or utility easement belonging to others and located on my pro- asement(s) satisfactory to the holder(s) of the easement will be provided (Sec. 91.0106.4		ch work does destroy or unrea	sonably interfere with s	uch easement, a		
	ng below, I certify that:		Advance	. /* . ***			
(-)	ept all the declarations above namely the Licensed Contractor's Declaration, Workers' C ding Agency Declaration, and Final Declaration; and	ompensation Declaration	, Asbestos Removal Declaration	on / Lead Hazard Warni	ng, Construction		
(2) This	permit is being obtained with the consent of the legal owner of the property.						
Print Name	MICHAEL SIETO Sign: Wice	led die	Date: 05/	26/2016	Contractor	X Authorized Agent	





Permit #:

Plan Check #: B17LA00316

Event Code:

16016 - 10002 - 16288

Printed: 02/10/17 10:17 AM

Bldg-Alter/Repair City of Los Angeles - Department of Building and Safety Issued on: 02/10/2017 Commercial APPLICATION FOR BUILDING PERMIT Last Status: Issued Plan Check at Counter AND CERTIFICATE OF OCCUPANCY Status Date: 02/10/2017 Plan Check

1. TRACT	BLOCK	LOT(s)	ARB	COUNTY MAPREF#	PARCEL ID # (PIN #)	2, ASSESSOR PARCEL#
FRANK PARTENICO PLACE		В	1	M B 10-186	123B169 1385	4312 - 015 - 005
TR 1778		1	1	M B 22-44	123B169 1455	4312 - 015 - 005
TR 1778		3		M B 22-44	123B169 1479	4312 - 015 - 005
TR 1778		4		M B 22-44	123B169 1487	4312 - 015 - 005

3. PARCEL INFORMATION

Area Planning Commission - South Los Angeles

LADBS Branch Office - LA Council District - 10

Certified Neighborhood Council - South Robertson

Community Plan Area - West Adams - Baldwin Hills - Leimert

Census Tract - 2702.00

Energy Zone - 8 Fire District - 2

Earthquake-Induced Liquefaction Area - Yes

Near Source Zone Distance - .1

ZONES(S): [Q]CM-1VL

4. DOCUMENTS

()

(3)

(3)

O

ZI - ZI-2412 Fast Food Establishments

ZI - ZI-2427 FWY Adj Advisory Notice for Se ORD - ORD-172913-SA60

ZI - ZI-2452 Transit Priority Area in the Cit

ZA - ZA-2010-538-ZV

CUB - CUB-1982-79 CPC - CPC-1986-821-GPC

ORD - ORD-165481-SA570

PROPOSED USE

CPC - CPC-1995-80-CPR-ZC

CPC - CPC-2006-5567-CPU CPC - CPC-2013-621-ZC-GPA-SP

AFF - 2016-1370418(MB)

AFF - 2016-1370419(MB) AFF - 2016-1370420(MB)

AFF - AFF-36854 AFF - AFF-41985

Thomas Brothers Map Grid - 632-H7

5. CHECKLIST ITEMS

Special Inspect - Anchor Bolts

Permit Flag - Fire Life Safety by LADBS Std. Work Descr - Seismic Gas Shut Off Valve

6. PROPERTY OWNER, TENANT, APPLICANT INFORMATION

Owner(s):

PACIFIC INVESTMENT ASSOCIATES

12540 BEATRICE ST # 203, LOS ANGELES CA 90066 --

Tenant

Applicant: (Relationship:)

7. EXISTING USE

(16) Retail

For Cashier's Use Only

W/O #: 61616288

8. DESCRIPTION OF WORK

INSTALLATION OF FURNITURE OF EXISTING FURNITURE STORE (10,547 S.F.) PER ZA2010-0538/ZV) INCONJUCTION WITH & SUPPLEMENTAL TO

PERMIT#16016-10000-16288.

3- - FURNITURE STORE, RETAIL, OFFICE, WAREHOUSE 9. # Bldgs on Site & Use:

10. APPLICATION PROCESSING INFORMATION

BLDG. PC By: Cristina Salazar OK for Cashier: Ronald Allen

801100

Coord. OK: Date: 02/10/2017

DAS PC By:

Total Bond(s) Due:

Signature: Final Fee Period

11. PROJECT VALUATION Permit Valuation: \$48,000

PC Valuation:

12. ATTACHMENTS Plot Plan

Sewer Cap ID:

For inspection requests, call toll-free (888) LA4BUILD (524-2845). Outside LA County, call (213) 482-0000 or request inspections via www.ladbs.org. To speak to a Call Center agent, call 311. Outside LA County, call (213) 473-3231.



LA ESTE 104102546 2/10/2017 10:16:46 AM \$515.25 BUILDING PERMIT COMM BUILDING PLAN CHECK \$0.00 EI COMMERCIAL \$13.44 DEV SERV CENTER SURCH \$15.86 SYSTEMS DEVT FEE \$31.72 \$30.92 CITY PLANNING SURCH MISCELLANEOUS \$10.00 PLANNING GEN PLAN MAINT SURCH \$25.76 CA BLDG STD COMMISSION SURCHARGE \$2.00 BUILDING PLAN CHECK \$0.00

Sub Total:

\$644.95

Permit #: 160161000216288 Building Card #: 2017LA77044

13. STRUC	TURE INVENTORY (Note: Numeric measurement	data in the format "number / number" implies "Eharge	e in aumeric value / total resulting numeric valu	e")	16016	- 10002 - 16288
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			4			
						1
14. APPLIC	CATION COMMENTS:			· · · · · · · · · · · · · · · · · · ·	box (i.e. 1-16) is filled	
** Approv	red Seismic Gas Shut-Off Valve may be required. **	,			onal information has beer ould not be printed due t	
					neless the information pr tion 19825 of the Health	
			·	Code of the State of		and Sarcty
15. BUILDI	NG RELOCATED FROM:					
	ACTOR, ARCHITECT & ENGINEER NAME	ADDRESS		CLASS	LICENSE #	PHONE #
` '	ADAEGH, REZA A TAMOUNT CONSTRUCTORS INC	5347 BINDEWALD RD., 1527 COLE BLVD STE 100,	TORRANCE, CA 90505 LAKEWOOD, CO 80401	В	C25803 760295	(310) 263-3532 (303) 679-0087
	AMOTO, KATSUHIKO KENNETH	3186 F AIRWAY AVE,	COSTA MESA, CA 92626	-	S2244	(714) 444-2422
	DEPART EVEID ATION/DEFINING, This	9-4-1	TL:		16.	
	PERMIT EXPIRATION/REFUNDS: This perm. period of 180 days (Sec. 98.0602 LAMC). Claims					ľ
	LAMC). The permittee may be entitled to reimburs	ement of permit fees if the Department fails to con	nduct an inspection within 60 days of receiv	ing a request for final	inspection (HS 17951).	
	I have been experienced and the second state I can be		TRACTOR'S DECLARATION	ha Basiaaaa aa 1 Basia	i Calal	
	I hereby affirm under penalty of perjury that I am I license is in full force and effect. The following ap	The state of the s	= · · · · · · · · · · · · · · · · · · ·			
	prime contracts or subcontracts involving specialty	trades.				
	License Class: B License No.:	760295 Contractor: CA	TAMOUNT CONSTRUCTORS IN	C	·	
		18. WORKERS' CO	MPENSATION DECLARATION			
	I hereby affirm, under penalty of perjury, one of the	' <u>-</u>				
	() I have and will maintain a certificate of consen	t to self insure for workers' compensation, as provi	ded for by Section 3700 of the Labor Code,	for the performance of	of the work for which	
	this permit is issued.			•		
	(X) I have and will maintain workers' compensation		oor Code, for the performance of the work for	or which this permit is	s issued. My workers'	
	compensation insurance carrier and policy num	Der are:				
	Carrier: TBD		Policy Number:	CWG74	409290	
	() I certify that in the performance of the work for California, and agree that if I should become su	r which this permit is issued, I shall not employ an abject to the workers' compensation provisions of S				
	WARNING: FAILURE TO SECURE WORKERS'		•			
	CIVIL FINES UP TO ONE HUNDRED THOUSA 3706 OF THE LABOR CODE, INTEREST, AND	* **	HE COST OF COMPENSATION, DAMAC	GES AS PROVIDED	FOR IN SECTION	
		19. ASBESTOS REMOVAL DECLARA	TION / LEAD HAZARD WARNING		·	
_	t notification of asbestos removal is either not applicab	ele or has been submitted to the AQMD or EPA as	per section 19827.5 of the Health and Safet	•		
	336 and the notification form at www.aqmd.gov . Lead 17 of the Labor Code. Information is available at Hea					
I hereby affi	rm under penalty of perjury that there is a construction	20. CONSTRUCTION LENDING 1 lending agency for the performance of the work is		Civil Code).		
Lender's Na	me (If Any):	Lender's Address :	•			
1:6.46.	at I have read this application INCLUDING THE AB	21. FINAL DEC		DECLADATIONS :	I t-	
	th all city and county ordinances and state laws relating				-	
	realize that this permit is an application for inspection			•		
	pplicable law. Furthermore, neither the City of Los An lescribed herein, nor the condition of the property nor					
	oly interfere with any access or utility easement belong		e event such work does destroy or unreason	ably interfere with su	ch easement, a	
substitute e	asement(s) satisfactory to the holder(s) of the easemen	win be provided (Sec. 91.0106.4.3.4 LAMC).				
By signi	ng below, I certify that:					
` '	cept all the declarations above namely the Licensed C	ontractor's Declaration, Workers' Compensation D	eclaration, Asbestos Removal Declaration /	Lead Hazard Warning	g, Construction	
	ading Agency Declaration, and Final Declaration; and	Lourner of the property.				
	s permit is being obtained with the consent of the lega		= //		_	
Print Name	JIM MCKINNEY	Sign:	Date: 02/10/	2017	Contractor X	Authorized Agent

 \bigcirc

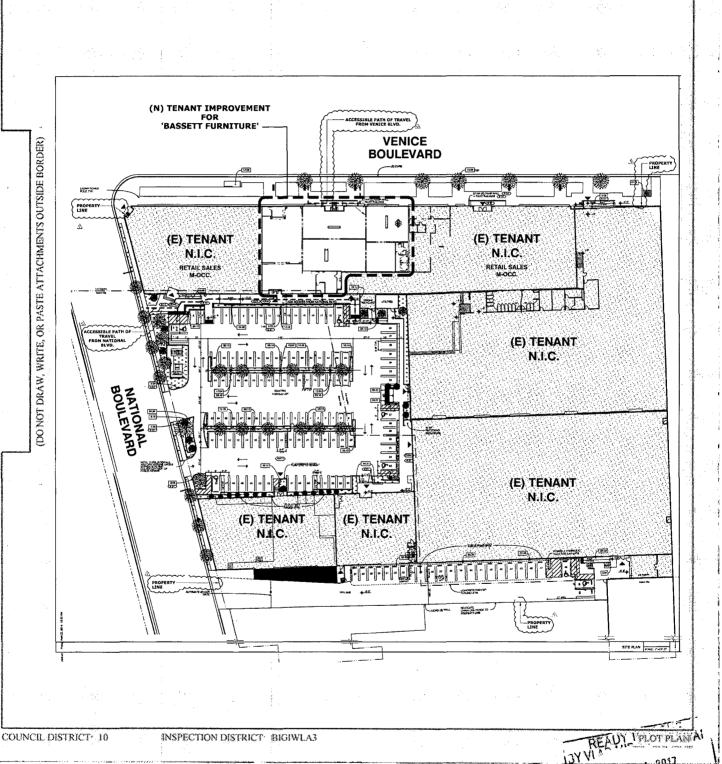
(1)

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City of Los Angeles - Department of Building and Safety

PLOT PLAN ATTACHMENT

Plan Check #: B17LA00316 Initiating Office: METRO Printed on: 01/10/17 12:20:09



Plan Check at Counter



Plan Check #: B17WL07387

Event Code:

17019 - 30000 - 05402

Printed: 12/21/17 10:43 AM

Bldg-Alter/Repair City of Los Angeles - Department of Building and Safety Commercial APPLICATION FOR BUILDING PERMIT

Issued on: 12/21/2017

AND CERTIFICATE OF OCCUPANCY

Last Status: Issued

Status Date: 12/21/2017

1. TRACT TR 1778

Plan Check

BLOCK LOT(s) 3

COUNTY MAP REF# M B 22-44

PARCEL ID # (PIN #) 123B169 1479

2. ASSESSOR PARCEL#

4312 - 015 - 005

3. PARCEL INFORMATION

Area Planning Commission - South Los Angeles

LADBS Branch Office - LA Council District - 10

Certified Neighborhood Council - South Robertson Community Plan Area - West Adams - Baldwin Hills - Leimert Census Tract - 2702.00 District Map - 123B169 Energy Zone - 8 Fire District - 2 GPI Plan Route Office - WLA

Near Source Zone Distance - .1 Thomas Brothers Map Grid - 632-H7

Earthquake-Induced Liquefaction Area - Yes

ZONES(S): C2-2D-CPIO

4. DOCUMENTS

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(1) (ω) ZI - ZI-2427 FWY Adj Advisory Notice for Se ORD - ORD-165481-SA570 ZI - ZI-2452 Transit Priority Area in the Cit ORD - ORD-172913-SA60 ZI - ZI-2468 West Adams Community Plan Im ORD - ORD-184794

ZA - ZA-2010-538-ZV

ORD - ORD-184796-SA620

CPC - CPC-1986-821-GPC CPC - CPC-1995-80-CPR-ZC

CPC - CPC-2006-5567-CPU CPC - CPC-2013-621-ZC-GPA-SP

AFF - AFF-36854 AFF - AFF-41985

AFF - AFF-41986 AFF - AFF-63738

5. CHECKLIST ITEMS

Permit Flag - Not a Fire Life Safety Project Std. Work Descr - Seismic Gas Shut Off Valve

6. PROPERTY OWNER, TENANT, APPLICANT INFORMATION

PACIFIC INVESTMENT ASSOCIATES

8771 WASHINGTON BLVD STE B, CULVER CITY CA 90232 --

Applicant: (Relationship: Agent for Contractor)

JACK ROY - PROWEB BUILDING SERVICES

1055 SEGOVIA CIRCLE, PLACENTIA, CA 92870 -- (714) 632-9900

7. EXISTING USE

(16) Retail

PROPOSED USE

8. DESCRIPTION OF WORK

EARLY START INTERIOR DEMOLITION OF EXISTING RETAIL.

9. # Bldgs on Site & Use:

10. APPLICATION PROCESSING INFORMATION

BLDG. PC By: Diego Bautista OK for Cashier: Diego Bautista DAS PC By Coord. OK:

Date: 12/21/2017

11. PROJECT VALUATION Final Fee Period

Permit Valuation: \$5,000 PC Valuation:

Total Bond(s) Due:

Sewer Cap ID:

12. ATTACHMENTS

Plot Plan

Signature:

For inspection requests, call toll-free (888) LA4BUILD (524-2845). Outside LA County, call (213) 482-0000 or request inspections via www.ladbs.org. To speak to a Call Center agent, call

311. Outside LA County, call (213) 473-3231.



For Cashier's Use Only

W/O #: 71905402

WL MARI 302061403 12/21/2017 10:43:32 AM BUILDING PERMIT COMM \$146.25 BUILDING PLAN CHECK \$11.53 EI COMMERCIAL \$1.40 DEV SERV CENTER SURCH \$4.78 SYSTEMS DEVT FEE \$9.55 CITY PLANNING SURCH \$9.47 MISCELLANEOUS \$10.00 PLANNING GEN PLAN MAINT SURCH \$11.04 CA BLDG STD COMMISSION SURCHARGE \$1.00 BUILDING PLAN CHECK \$0.00

Sub Total:

\$205.02

Permit #: 170193000005402 Building Card #: 2017WL86156

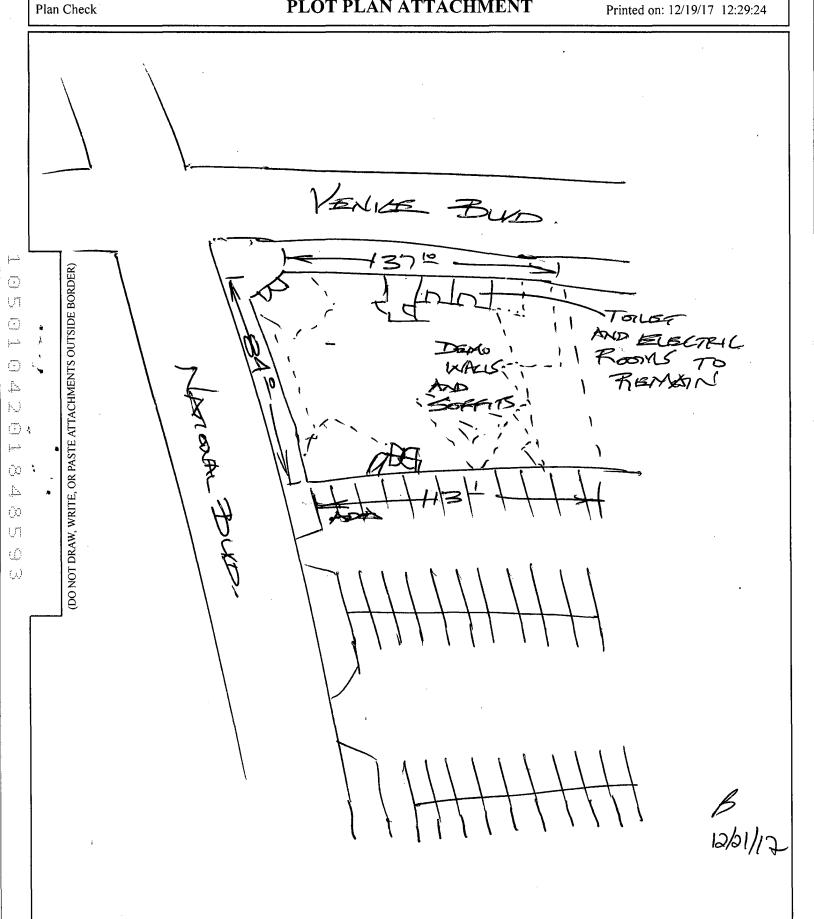
13. STRUCTU	RE INVENTORY (Note: Numeric measuren	sent data in the format "nu	umber / number" implies "chang	e in numeric value / total resulting numeric valu	e")	170	19 - 30000 - 05402
				,			
				•			
14. APPLICA	FION COMMENTS;				is possible that add electronically and restrictions. Never	ny box (i.e. 1-16) is fi ditional information h could not be printed of theless the informatio ction 19825 of the He of California.	as been captured ue to space n printed exceeds
15, BUILDING	G RELOCATED FROM;						
16, CONTRAC	CTOR, ARCHITECT & ENGINEER NAME	ADDRESS			CLASS	LICENSE #	PHONE #
	WEST BUILDING SERVICES INC	1055 SEGOV	IA CIRCLE,	PLACENTIA, CA 92870	В	743450	actor and
<u> </u>			1.0.0			114 d	
	PERMIT EXPIRATION/REFUNDS: This p continuous period of 180 days (Sec. 98.0602 I & 22.13 LAMC). The permittee may be entitle (HS 17951).	AMC). Claims for refun	nd of fees paid must be filed w	ithin one year from the date of expiration fo	r permits granted by	LADBS (Sec. 22.12	
Γ			17. LICENSED CO	NTRACTOR'S DECLARATION	•		
	I hereby affirm under penalty of perjury that I license is in full force and effect. The followin take prime contracts or subcontracts involving	g applies to B contractor					y . •
	License Class: B License No.:	743450	Contractor: PF	ROWEST BUILDING SERVICES II	NC		
Ť			18, WORKERS' CO	MPENSATION DECLARATION			
İ	I hereby affirm, under penalty of perjury, one	of the following declarat					
	() I have and will maintain a certificate of co this permit is issued.	nsent to self insure for w	orkers' compensation, as prov	rided for by Section 3700 of the Labor Code	, for the performance	e of the work for whic	h
	(X) I have and will maintain workers' compen compensation insurance carrier and policy		ired by Section 3700 of the La	abor Code, for the performance of the work i	or which this permit	is issued. My worker	s'
	Carrier: CIGNA INS. CO.			Policy Number:	RWC	C48820104	
	() I certify that in the performance of the wo California, and agree that if I should become			ny person in any manner so as to become sul Section 3700 of the Labor Code, I shall fort			
	WARNING: FAILURE TO SECURE WORK CIVIL FINES UP TO ONE HUNDRED THO	USAND DOLLARS (\$1	00,000), IN ADDITION TO				
L	3706 OF THE LABOR CODE, INTEREST, A	AND ATTORNEY'S FEE	S.				
(909) 396-233	otification of asbestos removal is either not app 6 and the notification form at <u>www.aqmd.gov</u> nd 6717 of the Labor Code. Information is ava	licable or has been subm Lead safe construction p	nitted to the AQMD or EPA as practices are required when do	ing repairs that disturb paint in pre-1978 but	ldings due to the pre	sence of lead per	
		<u> </u>	20. CONSTRUCTION LENDIN	G AGENCY DECLARATION			
I hereby affirm	n under penalty of perjury that there is a constru		•		Civil Code).		
Lender's Name	e (If Any):		Lender's Address : _				
			21. FINAL DE	CLARATION	·····	· · · · · · · · · · · · · · · · · · ·	
comply with purposes. I re comply with or results of destroy or un	I certify that I have read this application INCLUDING THE ABOVE DECLARATIONS and state that the above information INCLUDING THE ABOVE DECLARATIONS is correct. I agree to comply with all city and county ordinances and state laws relating to building construction, and hereby authorize representatives of this city to enter upon the above-mentioned property for inspection purposes. I realize that this permit is an application for inspection and that it does not approve or authorize the work specified herein, and it does not authorize or permit any violation or failure to comply with any applicable law. Furthermore, neither the City of Los Angeles nor any board, department officer, or employee thereof, make any warranty, nor shall be responsible for the performance or results of any work described herein, nor the condition of the property nor the soil upon which such work is performed. I further affirm under penalty of perjury, that the proposed work will not destroy or unreasonably interfere with any access or utility easement belonging to others and located on my property, but in the event such work does destroy or unreasonably interfere with such easement(s) satisfactory to the holder(s) of the easement will be provided (Sec. 91.0106.4.3.4 LAMC).						
By signing	g below, I certify that:						
Const	ept all the declarations above namely the Licens truction Lending Agency Declaration, and Fina	Declaration; and	•	Declaration, Asbestos Removal Declaration	/ Lead Hazard Warn	ing,	
''	permit is being obtained with the consent of the	legal owner of the prope	епу.	·		_	_
Print Name:	JACK ROY	Sign:		Date: 12/21	/2017	Contractor	X Authorized Agent

Bldg-Demolition Commercial

City of Los Angeles - Department of Building and Safety

PLOT PLAN ATTACHMENT Printed on: 12/19/17 12:29:24

Plan Check #: B17WL07387 Initiating Office: WEST LA





Permit #:

Plan Check #: B18WL02417

Event Code:

18016 - 30000 - 11794

Printed: 06/05/18 09:36 AM

Bldg-Alter/Repair GREEN - NONE City of Los Angeles - Department of Building and Safety Issued on: 06/05/2018 Commercial APPLICATION FOR BUILDING PERMIT Last Status: Issued Regular Plan Check AND CERTIFICATE OF OCCUPANCY Plan Check Status Date: 06/05/2018

1. TRACT BLOCK LOT(s) ARB COUNTY MAP REF# PARCEL ID # (PIN #) 2. ASSESSOR PARCEL# FRANK PARTENICO PLACE В M B 10-186 123B169 1385 4312 - 015 - 005

3. PARCEL INFORMATION

Area Planning Commission - South Los Angeles

LADBS Branch Office - LA Council District - 10

Certified Neighborhood Council - South Robertson Community Plan Area - West Adams - Baldwin Hills - Leimert

Census Tract - 2702.00 District Map - 123B169 Energy Zone - 8 Fire District - 2

GPI Plan Route Office - WLA

Earthquake-Induced Liquefaction Area - Yes Lot Cut Date - PRIOR-06/01/1946 Near Source Zone Distance - 0 Thomas Brothers Map Grid - 632-H7

ZONES(S): C2-2D-CPIO

4. DOCUMENTS

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ZI - ZI-2427 FWY Adj Advisory Notice for Se ORD - ORD-165481-SA570 ZI - ZI-2452 Transit Priority Area in the Cit ORD - ORD-172913-SA60

ZI - ZI-2468 West Adams Community Plan Im ORD - ORD-184794 ZA - ZA-2010-538-ZV

ORD - ORD-184796-SA620

CUB - CUB-1982-79

CPC - CPC-1986-821-GPC CPC - CPC-1995-80-CPR-ZC CPC - CPC-2006-5567-CPU

CPC - CPC-2013-621-ZC-GPA-SP AFF - AFF-36854

AFF - AFF-41985 AFF - AFF-41986

5. CHECKLIST ITEMS

Special Inspect - Structural Observation

Std. Work Descr - Excess Flow Shut Off Valve Permit Flag - Fire Life Safety by LADBS

Std. Work Descr - Seismic Gas Shut Off Valve

6. PROPERTY OWNER, TENANT, APPLICANT INFORMATION

Owner(s):

PACIFIC INVESTMENT ASSOCIATES

8771 WASHINGTON BLVD STE B, CULVER CITY CA 90232 --

Tenant

Applicant: (Relationship: Agent for Contractor)

IFFF HALL. , -- (714) 632-8333

7. EXISTING USE (22) Warehouse PROPOSED USE

8. DESCRIPTION OF WORK

REPAIR OF BOTTOM CHORD OF (E) TRUSS

9. # Bldgs on Site & Use:

10. APPLICATION PROCESSING INFORMATION

BLDG. PC By: Lamar Davis OK for Cashier: Lamar Davis

DAS PC By: Choi Yan Coord. OK:

Signature

L

Date: 06/05/2018

11. PROJECT VALUATION Final Fee Period \$27,500 Permit Valuation:

PC Valuation:

Sewer Cap ID:

Total Bond(s) Due:

12, ATTACHMENTS

Plot Plan

For inspection requests, call toll-free (888) LA4BUILD (524-2845). Outside LA County, call (213) 482-0000 or request inspections via www.ladbs.org. To speak to a Call Center agent, call 311. Outside LA County, call (213) 473-3231.

For Cashier's Use Only

W/O#: 81611794

WL ESTE 301030786 6/5/2018 9:36:15 AM BUILDING PERMIT COMM \$380.25 BUILDING PLAN CHECK \$0.00 BUILDING PLAN CHECK \$0.00 PLAN MAINTENANCE \$10.00 EI COMMERCIAL \$7.70 DEV SERV CENTER SURCH \$11.94 SYSTEMS DEVT FEE \$23.88 CITY PLANNING SURCH \$23.42 MISCELLANEOUS \$10.00 PLANNING GEN PLAN MAINT SURCH \$27.32 CA BLDG STD COMMISSION SURCHARGE \$2.00 BUILDING PLAN CHECK \$0.00

Sub Total:

\$496.51

Permit #: 180163000011794 Building Card #: 2018WL90507 Receipt #: 0301127901

13. STRUCTURE INVENTORY (Note: Numeric measurement data in the format "number / number" implies "change in numeric value / total resulting numeric	18016 - 30000 - 11794
14, APPLICATION COMMENTS:	In the event that any box (i.e. 1-16) is filled to capacity, it
** Approved Seismic Gas Shut-Off Valve may be required. **	is possible that additional information has been captured electronically and could not be printed due to space
	restrictions. Nevertheless the information printed exceeds that required by section 19825 of the Health and Safety
	Code of the State of California.
15, BUILDING RELOCATED FROM:	
16. CONTRACTOR, ARCHITECT & ENGINEER NAME ADDRESS 1659 ELEVENTH STREET #200, SANTA MONICA, CA	<u>CLASS LICENSE# PHONE#</u> A 90404 C11519
(C) SPS INC 3000 E MIRALOMA AVE, ANAHEIM, CA 92800	6 B 309472
(E) PANEK, GREGORY MILES 138 W BORROMEO AVE, PLACENTIA, CA 928	770 C79148
PERMIT EXPIRATION/REFUNDS: This permit expires two years after the date of the permit issuance. This permit will also expire if n continuous period of 180 days (Sec. 98.0602 LAMC). Claims for refund of fees paid must be filed within one year from the date of expiration	
& 22.13 LAMC). The permittee may be entitled to reimbursement of permit fees if the Department fails to conduct an inspection within 60	
(HS 17951).	
17. LICENSED CONTRACTOR'S DECLARATION I hereby affirm under penalty of perjury that I am licensed under the provisions of Chapter 9 (commencing with Section 7000) of Division	3 of the Rusiness and Professions Code and my
license is in full force and effect. The following applies to B contractors only: I understand the limitations of Section 7057 of the Business a	
take prime contracts or subcontracts involving specialty trades.	
License Class: B License No.: 309472 Contractor: SPS INC	
18. WORKERS' COMPENSATION DECLARATION	
I hereby affirm, under penalty of perjury, one of the following declarations:	
I have and will maintain a certificate of consent to self insure for workers' compensation, as provided for by Section 3700 of the Labor this permit is issued.	Code, for the performance of the work for which
🗴 I have and will maintain workers' compensation insurance, as required by Section 3700 of the Labor Code, for the performance of the w	vork for which this permit is issued. My workers'
compensation insurance carrier and policy number are:	
Carrier: EVEREST NTL. INS. CO. Policy Number:	7600015129
() I certify that in the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to become California, and agree that if I should become subject to the workers' compensation provisions of Section 3700 of the Labor Code, I shall	
WARNING: FAILURE TO SECURE WORKERS' COMPENSATION COVERAGE IS UNLAWFUL, AND SHALL SUBJECT AN EMPL	•
CIVIL FINES UP TO ONE HUNDRED THOUSAND DOLLARS (\$100,000), IN ADDITION TO THE COST OF COMPENSATION, DA	
3706 OF THE LABOR CODE, INTEREST, AND ATTORNEY'S FEES.	
19. ASBESTOS REMOVAL DECLARATION / LEAD HAZARD WARNING	
I certify that notification of asbestos removal is either not applicable or has been submitted to the AQMD or EPA as per section 19827.5 of the Health and (909) 396-2336 and the notification form at www.aqmd.gov . Lead safe construction practices are required when doing repairs that disturb paint in pre-197	
section 6716 and 6717 of the Labor Code. Information is available at Health Services for LA County at (800) 524-5323 or the State of California at (800)	
20. CONSTRUCTION LENDING AGENCY DECLARATION	
I hereby affirm under penalty of perjury that there is a construction lending agency for the performance of the work for which this permit is issued (Sec. 3)	097, Civil Code).
Lender's Name (If Any):, Lender's Address :,	
21. FINAL DECLARATION	
I certify that I have read this application INCLUDING THE ABOVE DECLARATIONS and state that the above information INCLUDING THE ABO comply with all city and county ordinances and state laws relating to building construction, and hereby authorize representatives of this city to enter upon	· ·
purposes. I realize that this permit is an application for inspection and that it does not approve or authorize the work specified herein, and it does not authorize the work specified herein, and it does not authorize the work specified herein.	orize or permit any violation or failure to
comply with any applicable law. Furthermore, neither the City of Los Angeles nor any board, department officer, or employee thereof, make any warranty or results of any work described herein, nor the condition of the property nor the soil upon which such work is performed. I further affirm under penalty or	•
destroy or unreasonably interfere with any access or utility easement belonging to others and located on my property, but in the event such work does dest easement, a substitute easement(s) satisfactory to the holder(s) of the easement will be provided (Sec. 91.0106.4.3.4 LAMC).	troy or unreasonably interfere with such
By signing below, I certify that:	<u>, </u>
 I accept all the declarations above namely the Licensed Contractor's Declaration, Workers' Compensation Declaration, Asbestos Removal Declarat Construction Lending Agency Declaration, and Final Declaration; and 	tion / Lead Hazard Warning,
(2) This permit is being obtained with the consent of the legal owner of the property.	
Print Name: JEFF HALL Sign: 468 Date: 0	6/05/2018 Contractor X Authorized Agent

Permit Application #: 18016 - 30000 - 11794

Bldg-Alter/Repair Commercial

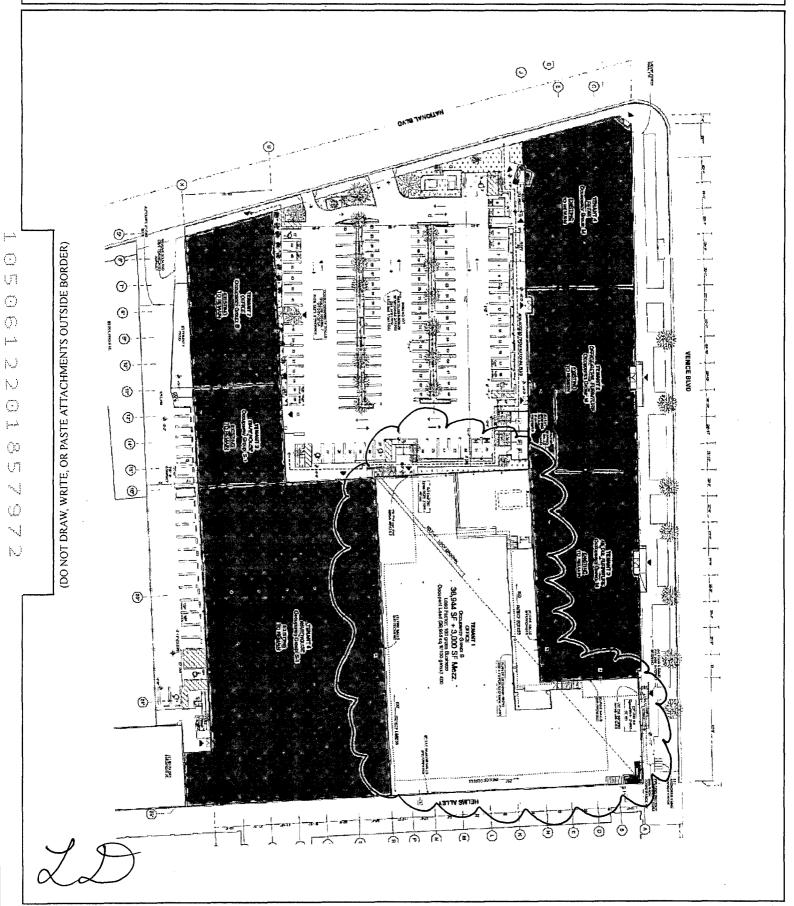
Plan Check

City of Los Angeles - Department of Building and Safety

PLOT PLAN ATTACHMENT

Plan Check #: B18WL02417FO

Initiating Office: WEST LA Printed on: 05/18/18 10:09:37





Plan Check #: B18LA04816

18048 - 10000 - 00669

Printed: 10/18/18 10:36 AM

Event Code:

Sign Onsite

Plan Check at Counter

Plan Check

City of Los Angeles - Department of Building and Safety

APPLICATION FOR INSTALLATION

AND INSPECTION OF SIGNS

Issued on:

10/18/2018

Last Status: Issued Status Date: 10/18/2018

1, TRACT TR 1778 BLOCK LOT(s)

3

COUNTY MAP REF#

M B 22-44

PARCEL ID # (PIN #) 123B169 1479

2. ASSESSOR PARCEL#

4312 - 015 - 005

3. PARCEL INFORMATION

Area Planning Commission - South Los Angeles

LADBS Branch Office - LA Council District - 10

Certified Neighborhood Council - South Robertson Community Plan Area - West Adams - Baldwin Hills - Leimert Census Tract - 2702.00

District Map - 123B169 Energy Zone - 8

Fire District - 2 GPI Plan Route Office - WLA Earthquake-Induced Liquefaction Area - Yes

Near Source Zone Distance - .1

Thomas Brothers Map Grid - 632-H7

zones(s): C2-2D-CPIO

4. DOCUMENTS

ZI - ZI-2427 FWY Adj Advisory Notice for Se ORD - ORD-165481-SA570 ZI - ZI-2452 Transit Priority Area in the Cit ORD - ORD-172913-SA60

ZI - ZI-2468 West Adams Community Plan Im ORD - ORD-184794

ZA - ZA-2010-538-ZV

ORD - ORD-184796-SA620

CPC - CPC-1986-821-GPC

CPC - CPC-1995-80-CPR-ZC CPC - CPC-2006-5567-CPU

CPC - CPC-2013-621-ZC-GPA-SP

AFF - AFF-20180723659

AFF - AFF-36854

AFF - AFF-41985 AFF - AFF-41986

5. CHECKLIST ITEMS

6. PROPERTY OWNER, TENANT, APPLICANT INFORMATION

Owner(s)

PACIFIC INVESTMENT ASSOCIATES

8771 WASHINGTON BLVD STE B, CULVER CITY CA 90232 --

O

Applicant: (Relationship: Agent for Owner)

CHRIS MALBANDIAN -

4873 MELROSE AVE, LA, CA 90029 -- (323) 465-8200

7. EXISTING USE

PROPOSED USE

(19) Wall Sign

8. DESCRIPTION OF WORK

NEW WALL SIGN, LED DISPLAY, 8' H X 15' L, 120 SQ FT, 10 FT FROM GRADE

9. # Bldgs on Site & Use:

10, APPLICATION PROCESSING INFORMATION

BLDG. PC By: Paul Pierre OK for Cashier:

Devin Gordon

DAS PC By: Coord, OK:

Date: 10/18/2018

Signature:

11. PROJECT VALUATION

Permit Valuation: \$60,000

PC Valuation:

Sewer Cap ID:

Total Bond(s) Due:

12. ATTACHMENTS

Plot Plan

For inspection requests, call toll-free (888) LA4BUILD (524-2845). Outside LA County, call (213) 482-0000 or request inspections via www.ladbs.org. To speak to a Call Center agent, call

311. Outside LA County, call (213) 473-3231.

For Cashier's Use Only

W/O#: 84800669

LA DAVI 104143788 10/18/2018 10:36:12 AM BUILDING PERMIT COMM \$2,100.00 BUILDING PLAN CHECK \$962.50 EI COMMERCIAL \$16.80 DEV SERV CENTER SURCH \$94.99 SYSTEMS DEVT FEE \$189.98 CITY PLANNING SURCH \$185.37 MISCELLANEOUS \$10.00 PLANNING GEN PLAN MAINT SURCH \$216.27 CA BLDG STD COMMISSION SURCHARGE \$3.00 BUILDING PLAN CHECK \$27.00

ELECTRICAL PERMIT-COMM \$36.00 \$12.00

Sub Total:

BUILDING PERMIT COMM BUILDING PERMIT COMM

\$3,865.91

\$12.00

Permit #: 180481000000669 Building Card #: 2018LA12605

13. STRUCTURE INVENTORY (Note: N	umeric measurement data in the format "number/	oumber" implies "change in num	eric value / total resulting numeric value	')	18048	- 10000 - 00669
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	•					·
14. APPLICATION COMMENTS:			<u> </u>	In the event that any b	oox (i.e. 1-16) is filled	to capacity, it is
	531 AFF. FOR DIGITAL DISPLAY RECOR	RD #20180723659.		•	al information has beer ald not be printed due to	
	STRUCTURE UNDER SEPERATE PERM			restrictions. Neverthel	less the information pri	inted exceeds
OISHVILLET TOTAL	SE, Z- NO GUN			Code of the State of C	on 19825 of the Health California	and Sarety
15, BUILDING RELOCATED FROM;						
16. CONTRACTOR, ARCHITECT & ENGINE (C) SIGN ZONE INC	<u>ADDRESS</u> 4873 MELROSE AV	/ENUE,	LOS ANGELES, CA 90029	CLASS C45	<u>LICENSE#</u> 984708	<u>PHONE #</u> (323) 465-8200
	•	•				
				•		
DEDMIT EVEN ATION/DE	FUNDS: This permit expires two years after th	- 4	%::-::			
period of 180 days (Sec. 98.06	02 LAMC). Claims for refund of fees paid mus	t be filed within one year from	the date of expiration for permits gra	nted by LADBS (Sec.	22.12 & 22.13	
LAMC). The permittee may be	e entitled to reimbursement of permit fees if the	Department fails to conduct a	n inspection within 60 days of receiving	ng a request for final is	nspection (HS 17951).	
		17, LICENSED CONTRAC	TOR'S DECLARATION			
	of perjury that I am licensed under the provision	ns of Chapter 9 (commencing	vith Section 7000) of Division 3 of th			
prime contracts or subcontract	ect. The following applies to B contractors only: is involving specialty trades.	I understand the limitations of	Section 7057 of the Business and Pr	ofessional Code related	to my ability to take	
License Class: C45	License No.: 984708 Con	tractor: SIGN ZO	ONE INC			
		18. WORKERS' COMPENS	ATION DECLARATION	·		
I hereby affirm, under penalty	of perjury, one of the following declarations:					
() I have and will maintain a this permit is issued.	certificate of consent to self insure for workers'	compensation, as provided for	by Section 3700 of the Labor Code,	for the performance of	the work for which	
_	vorkers' compensation insurance, as required by arrier and policy number are:	Section 3700 of the Labor Co	de, for the performance of the work for	or which this permit is	issued. My workers'	
Carrier: HARTFORD	INS. CO. OF MIDWEST		Policy Number:	72WEC	AA716R_	
1 = · ·	mance of the work for which this permit is issue if I should become subject to the workers' comp				•	
WARNING: FAILURE TO SI	ECURE WORKERS' COMPENSATION COVI	ERAGE IS UNLAWFUL, ANI	SHALL SUBJECT AN EMPLOYE	R TO CRIMINAL PEN	NALTIES AND	
	UNDRED THOUSAND DOLLARS (\$100,000 E, INTEREST, AND ATTORNEY'S FEES.), IN ADDITION TO THE CC	STOF COMPENSATION, DAMAC	JES AS PROVIDED F	OR IN SECTION	
	· · · · · · · · · · · · · · · · · · ·	S REMOVAL DECLARATION /				
(909) 396-2336 and the notification form at y	is either not applicable or has been submitted to www.aqmd.gov. Lead safe construction practice	es are required when doing repa	irs that disturb paint in pre-1978 buil	dings due to the preser	nce of lead per section	
6716 and 6717 of the Labor Code. Information	on is available at Health Services for LA County	y at (800) 524-5323 or the Stat	e of California at (800) 597-5323 or	www.dhs.ca.gov/childl	ead.	
I hereby affirm under penalty of perjury that	20. CO there is a construction lending agency for the pe	NSTRUCTION LENDING AGE erformance of the work for whi		Civil Code).		
Lender's Name (If Any):		Lender's Address :	· · · · · · · · · · · · · · · · · · ·			
		21. FINAL DECLARA	TION			
	CLUDING THE ABOVE DECLARATIONS and state laws relating to building construction,					
purposes. I realize that this permit is an app	lication for inspection and that it does not approper the City of Los Angeles nor any board, depart	we or authorize the work speci	fied herein, and it does not authorize	or permit any violation	or failure to comply	
any work described herein, nor the conditio	n of the property nor the soil upon which such v	vork is performed. I further af	irm under penalty of perjury, that the	proposed work will no	ot destroy or	
•	tility easement belonging to others and located of ilder(s) of the easement will be provided (Sec. 9		t such work does destroy or unreason	ably interfere with suc	h easement, a	
By signing below, I certify that:						
' ' ' '	amely the Licensed Contractor's Declaration, W	orkers' Compensation Declarat	ion, Asbestos Removal Declaration	Lead Hazard Warning	, Construction	
Lending Agency Declaration, and F	inal Declaration; and	-				
1	he consent of the legal owner of the property.			-	-	_
Print Name: KJ MILLER	Sign:	2000	Date: 10/18/	2018	Contractor	Authorized Agent

Sign

Onsite Plan Check

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

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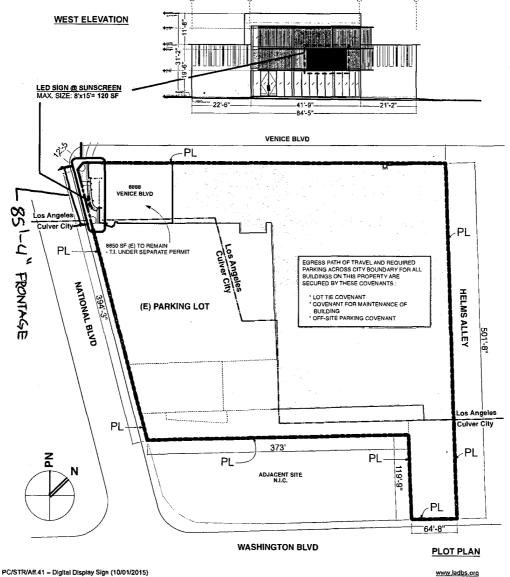
City of Los Angeles - Department of Building and Safety

PLOT PLAN ATTACHMENT

Plan Check #: B18LA04816 Initiating Office: METRO Printed on: 03/13/18 14:15:44



PLOT PLAN (shall show type of sign, size, location, and orientation):



COUNCIL DISTRICT: 10

INSPECTION DISTRICT: SIGNWLA

PLOT PLAN



Permit #

Plan Check #: B17VN16769

Event Code:

ORD - ORD-184796-SA620

CPC - CPC-1986-821-GPC

CPC - CPC-1995-80-CPR-ZC

For Cashier's Use Only

CUB - CUB-1982-79

17016 - 20000 - 32554

Printed: 03/09/18 10:28 AM

W/O #: 71632554

Bldg-Alter/Repair GREEN - MANDATORY	City of Los Angeles - Department of Building and Safety	Issued on: 03/09/2018
Commercial Regular Plan Check	APPLICATION FOR BUILDING PERMIT	Last Status: Issued
Plan Check	AND CERTIFICATE OF OCCUPANCY	Status Date: 03/09/2018

1. TRACT	BLOCK	LOT(s)	ARB	COUNTY MAP REF#	PARCEL ID # (PIN #)	2. ASSESSOR PARCEL#
FRANK PARTENICO PLACE		В	1	M B 10-186	123B169 1385	4312 - 015 - 005
TR 1778		1	1	M B 22-44	123B169 1455	4312 - 015 - 005
TR 1778		3		M B 22-44	123B169 1479	4312 - 015 - 005
TR 1778		4		M B 22-44	123B169 1487	4312 - 015 - 005
		•			1202103 110,	'512 '110 '555
						ľ

3. PARCEI	INFORM	ATION

Area Planning Commission - South Los Angeles

LADBS Branch Office - LA Council District - 10

Certified Neighborhood Council - South Robertson Community Plan Area - West Adams - Baldwin Hills - Leimert Census Tract - 2702.00 District Map - 123B169 Energy Zone - 8

Fire District - 2 GPI Plan Route Office - WLA Highway Dedication - YES

Earthquake-Induced Liquefaction Area - Yes Lot Size - IRR

Lot Type - Corner Near Source Zone Distance - .1

zones(s): C2-2D-CPIO

4. DOCUMENTS

ZI - ZI-2412 Fast Food Establishments ZA - ZA-2010-538-ZV ZI - ZI-2427 FWY Adj Advisory Notice for Se ORD - ORD-165481-SA570 ZI - ZI-2452 Transit Priority Area in the Cit ORD - ORD-172913-SA60

ZI - ZI-2468 West Adams Community Plan Im ORD - ORD-184794

CPC - CPC-2006-5567-CPU CPC - CPC-2013-621-ZC-GPA-SP

AFF - 2016-1370418(MB) AFF - 2016-1370419(MB)

5, CHECKLIST ITEMS

Special Inspect - Concrete>2.5ksi Special Inspect - Epoxy Bolts Special Inspect - Field Welding

Special Inspect - Grade Beam/Caisson Special Inspect - Structural Observation Fabricator Reqd - Shop Welds

Fabricator Reqd - Structural Steel Permit Flag - Not a Fire Life Safety Project Std. Work Descr - Seismic Gas Shut Off Valve

6. PROPERTY OWNER, TENANT, APPLICANT INFORMATION

Owner(s):

PACIFIC INVESTMENT ASSOCIATES

12540 BEATRICE ST # 203, LOS ANGELES CA 90066 --

Tenant

Applicant: (Relationship: Architect) CORINNA GERBERT -

SAME AS ARCH, SANTA MONICA 90404 -- (310) 450-8246

7. EXISTING USE (16) Furniture Store (22) Warehouse

PROPOSED USE (16) Furniture Store (22) Warehouse

(16) Retail (13) Office (16) Retail (13) Office

8. DESCRIPTION OF WORK

REMOVE FRONT POTION OF EXISTING WAREHOUSE (CORE & SHELL ONLY)-& RE-FRAME. T.I. BY TENANT UNDER SEPARATE PERMIT) NEW FRAMED / STOREFRONT FACADE INCLUDING (N) ROOF PROJECTION (Store front under separate plan check & permit) No change to existing Warehouse use.

3- - FURNITURE STORE, RETAIL, OFFICE, WAREHOUSE 9. # Bldgs on Site & Use:

10. APPLICATION PROCESSING INFORMATION BLDG. PC By: Rudolf Kinar Melikoff

OK for Cashier: Cynthia Carrasco DAS PC By: Ollie Carter Coord. OK:

Date: 03/09/2018

11. PROJECT VALUATION Permit Valuation: \$445,500

PC Valuation: Total Bond(s) Due:

Sewer Cap ID:

12, ATTACHMENTS Metes & Bounds Legal

Plot Plan

For inspection requests, call toll-free (888) LA4BUILD (524-2845). Outside LA County, call (213) 482-0000 or request inspections via www.ladbs.org. To speak to a Call Center agent, call 311. Outside LA County, call (213) 473-3231.



VN SELV 202142752 3/9/2018 10:28:13 AM BUILDING PERMIT COMM

BUILDING PLAN CHECK \$1,513.55 BUILDING PLAN CHECK \$756.78 PLAN MAINTENANCE \$47.92 EI COMMERCIAL \$124.74

DEV SERV CENTER SURCH \$145.17 SYSTEMS DEVT FEE \$290.35 CITY PLANNING SURCE \$282.86

MISCELLANEOUS \$10.00 PLANNING GEN PLAN MAINT SURCH \$330.00

CA BLDG STD COMMISSION SURCHARGE \$18.00 \$0.00 BUILDING PLAN CHECK

Sub Total:

\$5,915.47

Permit #: 170162000032554 Building Card #: 2018VN62399

	·						
(P) Floor (P) Heigh (P) Heigh (P) S2 Oc (P) Parkin (P) Provid (P) Provid	Area (ZC): -999 Sqft / Sqft t (BC): 0 Feet / Feet t (ZC): +12.25 Feet / 32.5 Feet c. Group: -999 Sqft / Sqft gReq'd for Site (Auto+Bicycl) ded Compact for Site: 0 Stalls / led Disabled for Site: 0 Stalls / led Standard for Site: 0 Stalls /	t le): 0 Stalls / Stall / Stalls / Stalls	n the format "number / number" implies "change	in numeric value / total resulting numeric value	")	1701	6 - 20000 - 32554
** Approv APPLICA USE HAD ALLOWE	NT THE ZONING ADMINISTRAT BEEN ESTABLISH ON THIS SIT D THE EXISTING NUMBER OF I	TOR DAVID WEINTR TE EVEN THOUGH T PARKING SPACES TO	r previous building permit # 16016-10000-162 AUB HAD DETERMINED THAT THE FURI IERE WERE NO BUILDING PERMITS ISS REMAIN AS DEPICTED IN EXHIBIT A O H, 2016 MAINTENANCE OF BUILDING	NITURE STORE UED AND HE HAS F ZA	In the event that any be is possible that additic electronically and courestrictions. Neverthel that required by section Code of the State of Code.	onal information has t ld not be printed due ess the information p in 19825 of the Healt	een captured to space rinted exceeds
15. BUILDI	NG RELOCATED FROM:						
(A) IST (C) AD	ACTOR, ARCHITECT & ENGINEER ANBULLU, ALEKS VANCED CONTRACTORS II LON, GORDON LEONARD	NC 9	.DDRESS 659 ELEVENTH STREET #200, 35 W 223RD STREET, 09 19TH STREET,	SANTA MONICA, CA 904 TORRANCE, CA 90502 SANTA MONICA, CA 904	В	LICENSE # C11519 382163 C28564	PHONE # (310) 450-8246 (310) 320-3803 (310) 998-5611
	continuous period of 180 days (S	Sec. 98.0602 LAMC).	oires two years after the date of the permit issu Claims for refund of fees paid must be filed wit bursement of permit fees if the Department fa	hin one year from the date of expiration for	permits granted by LA	DBS (Sec. 22.12	
	license is in full force and effect take prime contracts or subcontra	t. The following applies racts involving specialty	ed under the provisions of Chapter 9 (comme to B contractors only: I understand the limitat trades.	ions of Section 7057 of the Business and Pr			
	License Class: B License	icense No.: 3821	63 Contractor: AD	VANCED CONTRACTORS INC			
	this permit is issued.	rkers' compensation ins	owing declarations: elf insure for workers' compensation, as providuance, as required by Section 3700 of the Lab			ssued. My workers'	
:	California, and agree that if I WARNING: FAILURE TO SEC	I should become subject CURE WORKERS' COINDRED THOUSAND	ch this permit is issued, I shall not employ any to the workers' compensation provisions of S MPENSATION COVERAGE IS UNLAWFUL OOLLARS (\$100,000), IN ADDITION TO THORNEY'S FEES.	ection 3700 of the Labor Code, I shall forth , AND SHALL SUBJECT AN EMPLOYEI	with comply with those R TO CRIMINAL PEN	provisions. ALTIES AND	·
(909) 396-23	36 and the notification form at ww	vw.aqmd.gov. Lead saf	19. ASBESTOS REMOVAL DECLARAT has been submitted to the AQMD or EPA as p construction practices are required when doir lealth Services for LA County at (800) 524-53	er section 19827.5 of the Health and Safety g repairs that disturb paint in pre-1978 buil	dings due to the present	ce of lead per	
	rm under penalty of perjury that the	ere is a construction len	20. CONSTRUCTION LENDING ting agency for the performance of the work for		civil Code).		
Lenuer S INA	ne (a ruly).		Lender's Address :				
comply wit purposes. I comply wit or results o destroy or	h all city and county ordinances and realize that this permit is an applica h any applicable law. Furthermore, f any work described herein, nor the unreasonably interfere with any acco	d state laws relating to ation for inspection and neither the City of Los e condition of the prope ess or utility easement	21. FINAL DEC DECLARATIONS and state that the above ouilding construction, and hereby authorize rep that it does not approve or authorize the work Angeles nor any board, department officer, or rty nor the soil upon which such work is perfo belonging to others and located on my property easement will be provided (Sec. 91.0106.4 3.4	information INCLUDING THE ABOVE I resentatives of this city to enter upon the all specified herein, and it does not authorize or employee thereof, make any warrant, or rmed. I further affirm under penalty of per j, but in the event such work does destroy or	pove-mentioned propert or permit any violation of shall be responsible for ury, that the proposed v	y for inspection or failure to the performance work will not	
By signi	ng below, I certify that:						
(1) I ac Con		tion, and Final Declarat	·	claration, Asbestos Removal Declaration /	Lead Hazard Warning,		
Print Name	DAVID CROSS		Sign:	Date: 03/09/	2018	Contractor	. Authorized Agent

Bldg-Alter/Repair

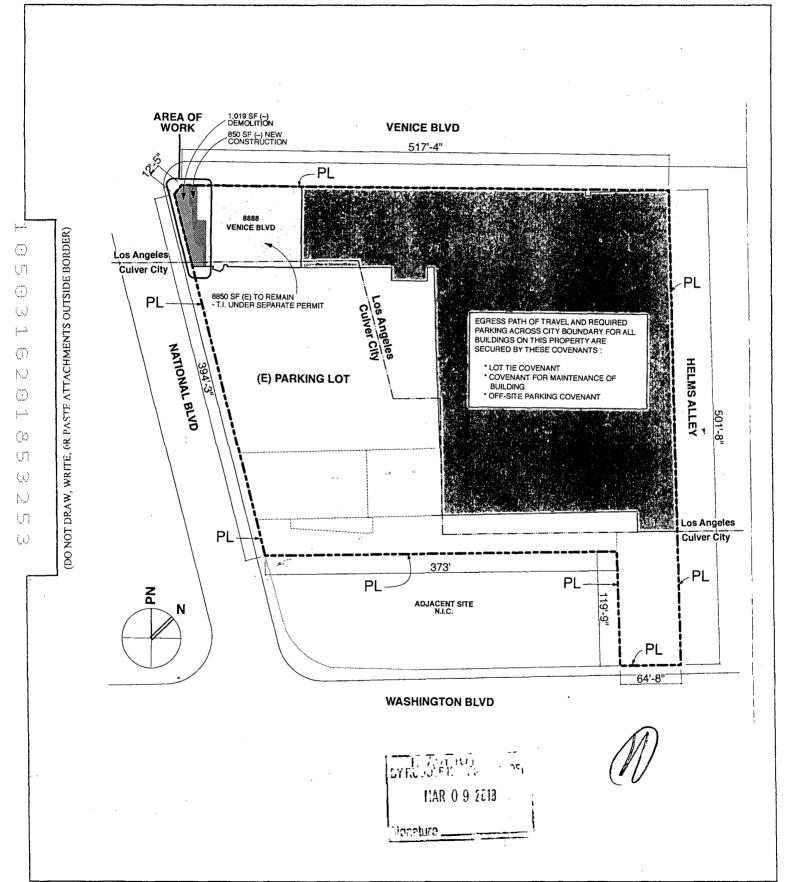
Commercial Plan Check

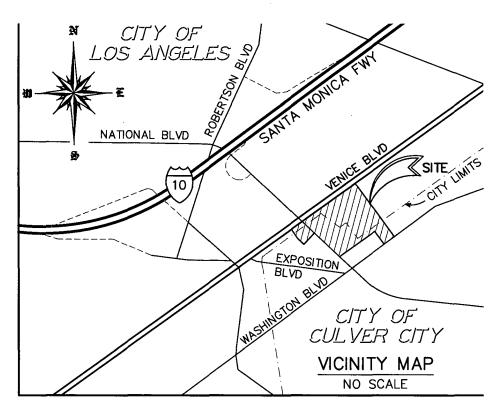
City of Los Angeles - Department of Building and Safety

PLOT PLAN ATTACHMENT

Plan Check #: B17VN16769FO

Initiating Office: VAN NUYS Printed on: 11/14/17 14:28:50





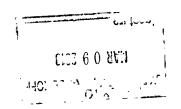
LEGAL DESCRIPTION:

PARCEL 1:

A PARCEL OF LAND PARTLY IN THE CITY OF CULVER CITY AND PARTLY IN THE CITY OF LOS ANGELES, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, INCLUDING A PORTION OF TRACT NO. 1778, LOTS 3 TO 10 AND PORTIONS OF LOTS 1 AND 11, AS PER MAP RECORDED IN BOOK 22 PAGE 44 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY AND A PORTION OF LOT "B" OF FRANK PARTENICO PLACE, AS PER MAP RECORDED IN BOOK 10 PAGE 186 OF SAID MAP RECORDS, DESCRIBED AS A WHOLE AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE NORTHEAST LINE OF NATIONAL BOULEVARD, 80 FEET WIDE, AS SHOWN ON SAID MAP OF TRACT NO. 1778 WITH A LINE THAT IS PARALLEL WITH AND DISTANT NORTHWESTERLY 170 FEET MEASURED AT RIGHT ANGLES FROM THE LINE SHOWN AS CITY ENGINEER'S CENTER LINE ON THE MAP OF TRACT NO. 10234, RECORDED IN BOOK 175 PAGES 1 AND 2 OF SAID MAP RECORDS; THENCE ALONG SAID NORTHEAST LINE NORTH 48' 55' 17" WEST 394.39 FEET TO THE EASTERLY LINE OF THE LAND DESCRIBED IN THE DECREE OF CONDEMNATION ENTERED IN CASE NO. 226184, SUPERIOR COURT FOR THE OPENING OF THE SOUTHEASTERLY ROADWAY OF VENICE BOULEVARD; THENCE ALONG THE BOUNDARY LINE OF THE LAND DESCRIBED IN SAID DECREE AS FOLLOWS:

NORTH 3' 23' 52" EAST 12.23 FEET AND NORTH 55' 43' 02" EAST 517.27 FEET TO THE NORTHEAST LINE OF SAID LOT "B"; THENCE ALONG SAID NORTHEAST LINE SOUTH 36' 14' 32" EAST 500.72 FEET TO A LINE THAT IS PARALLEL WITH AND DISTANT NORTHWESTERLY 50 FEET, MEASURED AT RIGHT ANGLES FROM THE ABOVE MENTIONED CITY ENGINEER'S CENTER LINE; THENCE ALONG SAID PARALLEL LINE SOUTH 54' 18' 28" WEST 65 FEET; THENCE PARALLEL WITH SAID NORTHEAST LINE OF LOT "B", NORTH 36' 14' 32" WEST 120 FEET; THENCE PARALLEL WITH SAID CITY ENGINEER'S CENTER LINE SOUTH 54' 18' 28" WEST 373.23 FEET TO THE POINT OF BEGINNING.







Printed: 01/10/19 09:36 AM

Plan Check #: B18LA06185

Event Code:

Bldg-Alter/Repair City of Los Angeles - Department of Building and Safety Issued on: 01/10/2019 Commercial APPLICATION FOR BUILDING PERMIT Last Status: Issued Regular Plan Check AND CERTIFICATE OF OCCUPANCY Status Date: 01/10/2019 Plan Check

1. TRACT	BLOCK	LOT(s)	 ARB	COUNTY MAP REF#	PARCEL ID # (PIN #)	2. ASSESSOR PARCEL#
FRANK PARTENICO PLACE		В	1	MB 10-186	123B169 1385	4312 - 015 - 005
TR 1778		1	1	M B 22-44	123B169 1455	4312 - 015 - 005
TR 1778		3		M B 22-44	123B169 1479	4312 - 015 - 005
TR 1778		4		M B 22-44	123B169 1487	4312 - 015 - 005

3, PARCEL INFORMATION

Area Planning Commission - South Los Angeles LADBS Branch Office - LA Council District - 10 Certified Neighborhood Council - South Robertson Community Plan Area - West Adams - Baldwin Hills - Leimert Census Tract - 2702.00 District Map - 123B169 Energy Zone - 8 Fire District - 2 GPI Plan Route Office - WLA

Earthquake-Induced Liquefaction Area - Yes Lot Cut Date - PRIOR-06/01/1946 Near Source Zone Distance - 0 Thomas Brothers Map Grid - 632-H7

ZONES(S): C2-2D-CPIO

4. DOCUMENTS

ZI - ZI-2427 FWY Adj Advisory Notice for Se ORD - ORD-165481-SA570 ZI - ZI-2452 Transit Priority Area in the Cit ORD - ORD-172913-SA60 ZI - ZI-2468 West Adams Community Plan In: ORD - ORD-184794 ZA - ZA-2010-538-ZV

ORD - ORD-184796-SA620

CUB - CUB-1982-79 CPC - CPC-2013-621-ZC-GPA-SF AFF - AFF-36854 CPC - CPC-1986-821-GPC

AFF - AFF-41985 AFF - AFF-41986

5. CHECKLIST ITEMS

Permit Flag - Fire Life Safety by LADBS

6. PROPERTY OWNER, TENANT, APPLICANT INFORMATION

PACIFIC INVESTMENT ASSOCIATES

8771 WASHINGTON BLVD STE B, CULVER CITY CA 90232 --

Tenant

Applicant: (Relationship: Other) CORINNA GEBERT -

1659 11TH STREET, SANTA MONICA, CA 90404 -- (310) 985-2254

7. EXISTING USE (13) Office (22) Warehouse PROPOSED USE (22) Warehouse

(13) Office (16) Retail

8. DESCRIPTION OF WORK

CONVERT (3) WAREHOUSE SPACES TO RETAIL AND FURNITURE STORE SPACES PER ZA 2010-538-ZV, NO CONSTRUCTION,

9. # Bldgs on Site & Use:

10. APPLICATION PROCESSING INFORMATION

BLDG, PC By: Lawrence Quirante OK for Cashier: Marvina Anderson

DAS PC By: Shine Lin Coord. OK:

Signature

11. PROJECT VALUATION

Date: 01/10/2019

Permit Valuation: \$501 PC Valuation: Total Bond(s) Due: Sewer Cap ID

12. ATTACHMENTS

Plot Plan

For inspection requests, call toll-free (888) LA4BUILD (524-2845). Outside LA County, call (213) 482-0000 or request inspections via www.ladbs.org. To speak to a Call Center agent, call 311. Outside LA County, call (213) 473-3231.

For Cashier's Use Only

CPC - CPC-1995-80-CPR-ZC

CPC - CPC-2006-5567-CPU

W/O #: 81609715

LA ERIC 102138188 1/10/2019 9:36:32 AM BUILDING PERMIT COMM \$73.13 BUILDING PLAN CHECK \$0.00 BUILDING PLAN CHECK \$0.00 PLAN MAINTENANCE \$10.00 EI COMMERCIAL \$0.50

DEV SERV CENTER SURCH \$2.51 SYSTEMS DEVT FEE \$5.02 CITY PLANNING SURCH \$4.99 MISCELLANEOUS \$10.00

PLANNING GEN PLAN MAINT SURCH CA BLDG STD COMMISSION SURCHARGE \$1.00 BUILDING PLAN CHECK

Sub Total:

\$112.97

\$5.82

\$0.00

Permit #: 180161000009715 Building Card #: 2019LA17080 Receipt #: 0102988337

P (I) U

	(ZC): 0 Sqft / Sqft	e")	1801	- 10000 - 09715 }				
(P) M Occ. Gro (P) S2 Occ. Gro (P) M Occ. Loa (P) Parking Rea (P) Parking Rea	up: 0 Sqft / 48843 Sqft up: +36336 Sqft / 45235 Sqft >up: -36336 Sqft / 75063 Sqft d: +607 Max Occ. / 756 Max Occ. q'd for Bldg (Auto+Bicycle): 0 Stalls / 92 Sta q'd for Site (Auto+Bicycle): 0 Stalls / 142 St							
	ffsite for Site: 0 Stalls / 50 Stalls led Parking for Site: 0 Stalls / 142 Stalls Construction	•						
parking stalls lo egress and exit through Culver	OMMENTS: 1 COMMENTS: ssible that additionally and of restrictions. Nevert	y box (i.e. 1-16) is fille onal information has be could not be printed du- theless the information ction 19825 of the Heal of California.	en captured e to space printed exceeds					
15, BUILDING RE	LOCATED FROM:							
(A) ISTANB	RARCHITECT & ENGINEER NAME ULLU, ALEKS 1659 ELEVENTH STREET #200, SANTA MONICA, CA 90- CED CONTRACTORS INC 935 W 223RD STREET, TORRANCE, CA 90502	CLASS 404 B	LICENSE # . C11519 382163	PHONE#				
per	RMIT EXPIRATION/REFUNDS: This permit expires two years after the date of the permit issuance. This permit will also expire if no corticol of 180 days (Sec. 98.0602 LAMC). Claims for refund of fees paid must be filed within one year from the date of expiration for permits grant MC). The permittee may be entitled to reimbursement of permit fees if the Department fails to conduct an inspection within 60 days of receivable.	anted by LADBS (Se	ec. 22.12 & 22.13					
lice pri	### 17. LICENSED CONTRACTOR'S DECLARATION The perby affirm under penalty of perjury that I am licensed under the provisions of Chapter 9 (commencing with Section 7000) of Division 3 of the set is in full force and effect. The following applies to B contractors only: I understand the limitations of Section 7057 of the Business and Fine contracts or subcontracts involving specialty trades. #### Chapter 1			e				
]	18. WORKERS' COMPENSATION DECLARATION seeby affirm, under penalty of perjury, one of the following declarations: I have and will maintain a certificate of consent to self insure for workers' compensation, as provided for by Section 3700 of the Labor Code this permit is issued.	, for the performance	of the work for which					
. 00	I have and will maintain workers' compensation insurance, as required by Section 3700 of the Labor Code, for the performance of the work compensation insurance carrier and policy number are:	for which this permit	is issued. My workers'					
	Carrier: BENCHMARK INS. CO. Policy Number:		013489					
w, cr	() I certify that in the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to become subject to the workers' compensation laws of California, and agree that if I should become subject to the workers' compensation provisions of Section 3700 of the Labor Code, I shall forthwith comply with those provisions. WARNING: FAILURE TO SECURE WORKERS' COMPENSATION COVERAGE IS UNLAWFUL, AND SHALL SUBJECT AN EMPLOYER TO CRIMINAL PENALTIES AND CIVIL FINES UP TO ONE HUNDRED THOUSAND DOLLARS (\$100,000), IN ADDITION TO THE COST OF COMPENSATION, DAMAGES AS PROVIDED FOR IN SECTION 3706 OF THE LABOR CODE, INTEREST, AND ATTORNEY'S FEES.							
19, ASBESTOS REMOVAL DECLARATION / LEAD HAZARD WARNING I certify that notification of asbestos removal is either not applicable or has been submitted to the AQMD or EPA as per section 19827.5 of the Health and Safety Code. Information is available at (909) 396-2336 and the notification form at www.aqmd.gov . Lead safe construction practices are required when doing repairs that disturb paint in pre-1978 buildings due to the presence of lead per section 6716 and 6717 of the Labor Code. Information is available at Health Services for LA County at (800) 524-5323 or the State of California at (800) 597-5323 or								

Bldg-Alter/Repair

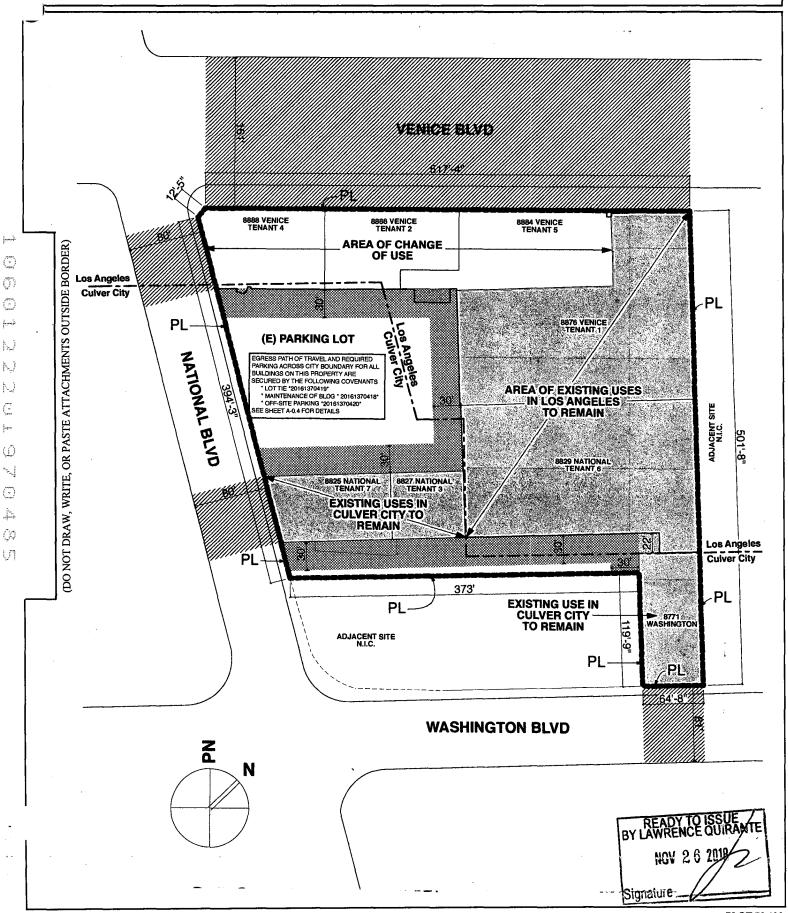
City of Los Angeles - Department of Building and Safety

Plan Check #: B18LA06185FO

Commercial
Plan Check

PLOT PLAN ATTACHMENT

Initiating Office: METRO Printed on: 04/23/18 07:46:49





Permit #: Plan Check #: Event Code:

21042 - 90000 - 34926

Printed: 09/21/21 02:04 PM

Plumbing Issued On: 09/21/2021 City of Los Angeles - Department of Building and Safety Commercial APPLICATION FOR PLUMBING Last Status: Issued **Express Permit** PLAN CHECK AND INSPECTION Status Date: 09/21/2021 No Plan Check

1. PROPERTY OWNER

PACIFIC INVESTMENT ASSOCIATES 8771 WASHINGTON BLVD STE CULVER CITY CA 90232

2. APPLICANT INFORMATION (Relationship: Net Applicant)

19470 ENVOY AVENUE EDUARDO CANTONI CORONA, CA 92881 (951) 279-1041

3. TENANT INFORMATION

4. CONTRACTOR, ARCHITECT, & ENGINEER NAME ADDRESS CLASS LICENSE# PHONE # (C) CANTONI PLUMBING INC 19470 ENVOY CORONA, CA 92881 C36 885524 (951) 279-1041

5.APPLICATION COMMENTS

E-Permit paid by credit card, fax number-> (951)279-1061.

6. DESCRIPTION OF WORK

Tenant Improvement of breakroom and restrooms

7. CHECKLIST ITEMS:

8. COUNCIL DISTRICT: 10

9. APPLICATION PROCESSING INFORMATION

Plan Check By:

OK for Cashier:

Signature: Date:

- 90000 - 34926 8876 W Venice Blvd

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

10. FEE INFORMATION **Inspection Fee Period** Permit Fee: 794.61 INSPECTION TOTAL Plumbing 794.61 Permit Total 794.61 Permit Fee Subtotal Plumbing 705.00 Permit D.S.C. Surcharge 21.87 Permit Sys. Development Surcharge 43.74 Permit Issuing Fee 24.00

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

For Cashier's Use Only W/O #: 14234926

> Payment Date: 09/21/21 Receipt No: ON752522

Amount: \$794.61

							21042 - 90	<u>000 - 3492</u>
11. FEE ITEM INFORMATION INSTALL ORIGINAL FIXTURE	.s							
Original All Other Fixtures Original Garbage Disposal	(15) (1)	345.00 23.00	Original Dish Washers Original Kitchen Sinks	(2) (3)	46.00 69.00	Original Floor Drains/Floor Sinks Original Other Sinks/Lavatories	(4) (2)	92.00 46.00
Original Showers WATER HEATERS AND GAS S	(1) VSTEMS	23.00	Original Toilets	(2)	46.00			
Thermo Expansion Tank	(1)	15.00						
						ction work is performed for a continuous point. The permittee may be entitled to reimbe		
ails to conduct an inpection within 60 day	s of receiving a req	uest for final	inspection (HS 17951).					
			12. LICE	ENSED CONTRACTOR'S DECLA	RATION			
1 '				·		on 3 of the Business and Professions Code o my ability to take prime contracts or sub-	· -	
The tonowing applies to B o	omacions omy. I a	indonsiana are	minutions of Section 7057 of the	o Business and Protestional Co.	ac related t	only doney to take prime conducts or date.	omuco mvorving sp	celuity dudes.
License Class: C36	-	License No.:	885524	Contractor: <u>CANTONI</u>	PLUM	BING INC		
			13. WOR	KERS' COMPENSATION DECLA	RATION			
I hereby affirm, under penalt		•						
I have and will main	ntain a certificate o	f consent to se	If insure for workers' compensat	tion, as provided for by Section	3700 of the	Labor Code, for the performance of the w	ork for which this per	mit is issued.
$(\underline{\mathbf{X}})$ I have and will mai	ntain workers' com	pensation ins	arance, as required by Section 3	700 of the Labor Code, for the	performan	ce of the work for which this permit is iss	ucd. My workers' con	npensation insurance
carrier and policy n								
Carrier: INS. C	O. OF THE V	WEST				Policy Number: WSD505923100		
	-		ch this permit is issued, I shall no on provisions of Section 3700 of			to become subject to the workers' compen with those provisions	sation laws of Californ	nia, and agree that if
						.N EMPLOYER TO CRIMINAL PENAI	TIES AND CIVIL E	INES UP TO ONE
						OVIDED FOR IN SECTION 3706 OF T		
ATTORNEY'S FEES.								
			14. ASBESTOS REMOVAI	L DECLARATION / LEAD HAZAF	RD WARNIN	(G		
I certify that notification of asbestos remo								
required when doing repairs that disturb p Health Services for LA County at (800) 52	-	_			notificatio	n form at per section 6716 and 6717 of th	e Labor Code. Inform	nation is available at
				ON LENDING AGENCY DECLAR				
hereby affirm under penalty of perjury th	at there is a constru	ection lending	agency for the performance of th	ne work for which this permit is	issued (Sec	c. 3097, Civil Code).		
Lender's Name (If Any):				Lender's Addres	s:			
			16.	. FINAL DECLARATION				
						ABOVE DECLARATIONS is correct.		
_	_					erty for inspection purposes. I realize that the licable law. Furthermore, neither the City of		
	-	-	-	•		ion of the property nor the soil upon which	-	
interfere with such easement, a substitute ϵ						nd located on my property, but in the even	t such work does dest	ioy of unreasonably
By signing below, I certify tha								
 I accept all the declarations above nat Agency Declaration, and Final Decla 		Contractor's D	eclaration, Workers' Compensati	ion Declaration, Asbestos Remo	oval Declar	ation / Lead Hazard Warning, Construction	Lending	
(2) This permit is being obtained with the		al owner of the	e property.					
						Two	,	
Print Name: EDUARDO CANTO	ONI		Sign: Internet	e-Permit System Decla	aration	Date: 09/21/2021	Contractor	Authorized Agent

EXPRESS PERMIT INSPECTION RECORD



Your feedback is important. Please visit our website to complete a Customer Survey at www.ladbs.org/LADBSWeb/customer-survey.jsf. If you would like to provide additional feedback, need clarification, or have any questions regarding plan check or inspection matters, please call our Customer Hotline at (213) 482-0056.

PERMIT #: 21042 - 90000 - 34926 ADDRESS: 8876 W Venice Blvd

OWNER: PACIFIC INVESTMENT ASSOCIATES 8771 WASHINGTON BLVD STE B

CULVER CITY CA 90232

JOB DESCRIPTION: Tenant Improvement of breakroom and restrooms

For	use	by	cashier	only

Payment Date: 09/21/21 Receipt No: ON752522 Amount: \$794.61

☐ YES ☐ NO

Method:

CTION RECORDS AND PLANS MUST BE AVAILABLE DURING INSPECT
RECORDS AND PLANS MUST BE AVAILABLE DURING INSPECT
NS AND PLANS MIIST RE AVAILARLE DURING INSPECT
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T RE AVAILARLE DURING INSPECT
ARI F DURING INSPECT
IRING INSPECT
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Plumbing

Commercial

Express Permit

No Plan Check

GRADING INSPECTIONS			DO NOT COVE	DO NOT COVER UNTIL PREVIOUS IS SIGNED			
TYPE	DATE	INSPECTOR	ТҮРЕ	DATE	INSPECTOR		
Initial Grading			Exterior Lathing				
Toe or Bottom			Interior Lathing				
Soils Report Approved			Drywall				
DO NOT PLACE	FILL UNTIL AB	OVE IS SIGNED	DO NOT CO	VER UNTIL ABO	VE IS SIGNED		
Backfill			WORK	OUTSIDE OF THE E	BUILDING		
Fill			Electrical Underground				
Excavation			Gas				
Drainage Devices			Heating & Refrigeration				
Rough Grading			Sewer				
Approved Compaction Report			Disabled Access				
FOO	OTING INSPECTIO	NS		POOL INSPECTION	IS		
Footing Excavation			Excavation				
Forms			Reinforcing Steel				
Reinforcing Steel	İ		Bonding				
OK to Place Concrete			Piping				
GROU	NDWORK INSPEC	TIONS	Pre-Gunite				
Electrical			Deck				
Plumbing			Enclosure/Fence				
Plumbing Methane			Pool/Spa Cover				
Gas Piping			DO NOT FILL I	POOL UNTIL AB	OVE IS SIGNED		
Heating & Refrigeration				FINAL INSPECTIONS			
Fire Sprinklers			Grading				
Disabled Access			Electrical				
Methane			Plumbing				
OK to Place Floor			Gas Test				
DO NOT PLACE F	LOOR UNTIL A	BOVE IS SIGNED	Gas				
RC	OUGH INSPECTION	IS	Heating & Refrigeration				
Green Code	1		Pressure Vessels				
Electrical			Elevator				
Plumbing			Fire Sprinkler				
Fire Sprinkler			Disabled Access				
Heating & Refrigeration			Green Building				
Roof Sheathing			LAFD (Title 19 only)				
Disabled Access			LAFD Fire Life Safety				
Framing			Pool Final				
Insulation			AQMD Sign-off Provided				
Suspended Ceiling	+		Public Works				
OK to Cover	+		Building				
OK to cover			\exists				

Certificate of Occupancy Required

B- 8 Card re v. 042011 RO

888-LA4-BUILD (888)524-2845 or www.ladbs.org

SUPPLEMENTAL NOTES:
IMPORTANT NOTICE
* Prior to the start of any construction work adjacent to any public way, pedestrian protection shall be provided (Sec. 91.3303 L.A.M.C.).
* Inspection(s) may be requested anytime via the internet or touch tone phone. To request an inspection via the internet, go to www.ladbs.org and click on "Request an Inspection" under Online Services. To request an inspection via touch tone phone, call toll free (888) LA4BUILD (888-524-2845) and select option 1 for Automated Request System. To request an inspection via the Customer Call Center, call 3-1-1 within the City of Los Angeles or (213) 473-3231 outside the City of Los Angeles between 7:00 a.m. and 10:00 p.m. When requesting an inspection, the following are required: (1)The job address, (2)Type of inspection, (3)Use of building, (4)Permit number, (5)Phone number of a contact person should the department need to reach someone.
* Inspection requests received before 4:00 p.m. Monday through Friday (excluding holidays) will normally be made the next business day. Requests received after 4:00 p.m. will be made following the next business day. The Automated Inspection Call Back System (AICBS) will attempt to telephone the contact phone number to confirm the Inspection.
* Permit fees provide for a limited number of inspections. A reinspection fee may be assessed when the work for which an inspection was requested is not complete, when the inspection record or plans are not available, or when there is failure to provide site access to department staff.
* No person shall perform any construction or repair work between the hours of 9:00 p.m. (6:00 p.m. grading) and 7:00 a.m. the following day which results in loud noises to the disturbance of persons occupying sleeping quarters in any dwelling, hotel, motel, apartment, or other place of residence (Sec. 41.40 L.A. M.C.).
* No person, other than an individual homeowner engaged in the repair or construction of his/her single-family dwelling, shall perform any construction or repair work of any kind upon any building or structure located on land developed with residential buildings or perform work within 500 feet of land so

- occupied, before 8:00 a.m. or after 6:00 p.m. on any Saturday or at any time on Sunday (Sec. 41.40 L.A.M.C.).
- Dust control measures to prevent dust from being blown or deposited over or upon any private property in any residential area must be implemented during any excavation or earth-moving phase of construction, sand blasting, or demolition.
- A separate permit from the State of California Division of Industrial Safety is required prior to starting certain work involving substantial risk to workers such as: construction or demolition exceeding 3 stories or 36 feet in height, or excavations or trenches over 5 feet in depth involving entry by workers.
- Building permits are valid for two years or expire on the 180th day from the date of issuance if the work permitted has not commenced. The department reserves the right to expire any permit where work has been suspended for a period of 180 days or more.
- * Inspection services will not be provided when there is an unleashed dog on the premises.

BUILDING AND SAFETY PERMIT AND PLAN CHECK OFFICE LOCATIONS

Downtown Los Angeles 201 N. Figueroa St., 4th Fl. Los Angeles, CA 90012

Van Nuys 6262 Van Nuys Blvd., 2nd Fl. Van Nuys, CA 91401

West Los Angeles 1828 Sawtelle Blvd., 2nd Fl. Los Angeles, CA 90025

San Pedro 638 S. Beacon St., 2nd Fl. San Pedro, CA 90731

South Los Angeles 8475 S. Vermont Ave., 2nd Fl. Los Angeles, CA 90044



Permit #:
Plan Check #:
Event Code:

21044 - 90000 - 17992

Printed: 10/14/21 03:44 PM

HVAC
Commercial
Express Permit
No Plan Check
City of Los Angeles - Department of Building and Safety
APPLICATION FOR HVAC
Last Status: Issued
PLAN CHECK AND INSPECTION
Status Date: 10/14/2021

1. PROPERTY OWNER

PACIFIC INVESTMENT ASSOCIATES 8771 WASHINGT

8771 WASHINGTON BLVD STE CULVER CITY CA 90232

2. APPLICANT INFORMATION (Relationship: Net Applicant)

JOCELYN PINEDA 888 E WALNUT PASADENA, CA 91101 (818) 915-1006

3. TENANT INFORMATION

4. CONTRACTOR, ARCHITECT, & ENGINEER NAME ADDRESS CLASS LICENSE # PHONE #

(C) ACCO ENGINEERED 888 EAST PASADENA, CA 91101 C20 120696 (818) 915-1006

5.APPLICATION COMMENTS

Structural plan check is required for new or replaced equipment weighing 400 lbs. or more when supported by a building and in case of a replacement, the new equipment exceeds the weight of the old one. LAMC Section 91.1632. E-Permit paid by credit card, fax number-> (818)244-1959.

6. DESCRIPTION OF WORK

Tenant improvement

7. CHECKLIST ITEMS:

8. COUNCIL DISTRICT: 10

9. APPLICATION PROCESSING INFORMATION

Plan Check By:

OK for Cashier:

Signature:_____ Date:____

NOTICE:

8876 W Venice Blvd

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

Inspection Fee Period
Permit Fee: 2,754.43

INSPECTION TOTAL HVAC 2,754.43

Permit Total 2,754.43

Permit Fee Subtotal HVAC 2,503.00

Permit D.S.C. Surcharge 75.81

Permit Sys. Development Surcharge 151.62

Permit Issuing Fee 24.00

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

For Cashier's Use Only W/O #: 14417992

Payment Date: 10/14/21 Receipt No: ON789135 Amount: \$2,754.43

								21044 -	<u>90000 - 1799</u>
	EMINFORMATION RESSOR								
AC <= 25 H	HP	(22) 528.00							
	ONMENTAL VENT SYSTEM ntal Vent System - Misc	(4) 48.00							
MISCEI Add/Alter/R	LLANEOUS Repair	(1) 24.00							
	M COMPONENTS		let/Outlet		(275) 1,3	75.00			
Claims for	EXPIRATION/REFUNDS: This perm refund of fees paid must be filed within duct an inpection within 60 days of recei	one year from the date of ex	oiration for permits g		•				
			12.	LICENSED CONTRAC	TOR'S DECLARATIO	<u>N</u>			
	I hereby affirm under penalty of perju The following applies to B contractors		-	· -					
	License Class: <u>C20</u>	License No.: <u>1206</u>	96	Contractor: A	ACCO ENGIN	EERED SYSTEM	S INC		
			13.	WORKERS' COMPENS	ATION DECLARATION	ON .			
	I hereby affirm, under penalty of perju	ury, one of the following declarificate of consent to self insu		ensation, as provided	for by Section 3700	of the Labor Code, for the	performance of the	work for which thi	s permit is issued.
	(X) I have and will maintain work carrier and policy number are	rkers' compensation insurance	, as required by Secti	ion 3700 of the Labor	Code, for the perfo	mance of the work for w	hich this permit is is	ssued. My workers	compensation insurance
	Carrier: LM INS. CO	RP.				Policy Number:	/A566D067353	3011	
	(_) I certify that in the performate I should become subject to the	nce of the work for which this he workers' compensation pro-	•		-			ensation laws of Ca	llifornia, and agree that it
	WARNING: FAILURE TO SECUR HUNDRED THOUSAND DOLLAI ATTORNEY'S FEES.								
			14. ASBESTOS REM	OVAL DECLARATION	/ LEAD HAZARD WA	RNING			
required w	at notification of asbestos removal is eithen doing repairs that disturb paint in privices for LA County at (800) 524-5323 o	re-1978 buildings due to the p	resence of lead www	v.aqmd.gov (909) 396					
				UCTION LENDING AG					
	ffirm under penalty of perjury that there is	s a construction lending agenc	y for the performance			l (Sec. 3097, Civil Code).			
Lender's N	lame (If Any):			L	ender's Address: _				
ordinances and that it officer, or under pena	at I have read this application INCLUDI s and state laws relating to building const does not approve or authorize the work s employee thereof, make any warranty, n alty of perjury, that the proposed work w rith such easement, a substitute easement	ruction, and hereby authorize specified herein, and it does no or shall be responsible for the ill not destroy or unreasonabl	representatives of thi at auhorize or permit a performance or resul y interfere with any a	is city to enter upon the any violation or failur Its of any work describ access or utility easem	ation INCLUDING the above-mentioned to comply with any toed herein, nor the countries to other	property for inspection pur applicable law. Furtherm condition of the property n	rposes. I realize that nore, neither the City or the soil upon whi	t this permit is an a y of Los Angeles n ich such work is pe	application for inspection or any board, department erformed. I further affirm
By signi	ing below, I certify that:								
Agen	ept all the declarations above namely the bey Declaration, and Final Declaration; an permit is being obtained with the consent	nd		ensation Declaration, A	Asbestos Removal D	eclaration / Lead Hazard V	Warning, Construction	on Lending	
, /	e: JOCELYN PINEDA	and the prop		net e-Permit Sy	stem Declarati	on_ Date: 10/14/2	021	X Contractor	Authorized Agent

EXPRESS PERMIT INSPECTION RECORD



Your feedback is important. Please visit our website to complete a Customer Survey at www.ladbs.org/LADBSWeb/customer-survey.jsf. If you would like to provide additional feedback, need clarification, or have any questions regarding plan check or inspection matters, please call our Customer Hotline at (213) 482-0056.

PERMIT #: 21044 - 90000 - 17992 ADDRESS: 8876 W Venice Blvd

PACIFIC INVESTMENT ASSOCIATES OWNER: 8771 WASHINGTON BLVD STE B

CULVER CITY CA 90232

JOB DESCRIPTION: Tenant improvement

HVAC Commercial **Express Permit** No Plan Check

_						
For	use	hν	casi	ner	only	

Payment Date: 10/14/21 Receipt No: ON789135 Amount: \$2,754.43

Method:

INSPECTION RECORDS AND PLANS MUST BE AVAILABLE DURING INSPECTION

TYPE	DATE	INSPECTOR	TYPE	DATE	INSPECTOR	
Initial Grading	27.1.2		Exterior Lathing	<u> </u>		
Toe or Bottom			Interior Lathing			
Soils Report Approved			Drywall			
DO NOT PLACE	FILL LINTIL AF	OVE IS SIGNED	_	VER UNTIL ABO	OVE IS SIGNED	
Backfill	TILL ONTIL AL	OVE IS SIGNED		OUTSIDE OF THE		
Fill			Electrical Underground			
Excavation			Gas			
Drainage Devices			Heating & Refrigeration			
Rough Grading			Sewer			
Approved Compaction Report			Disabled Access			
	OTING INSPECTIO	NS		POOL INSPECTIO	NS	
Footing Excavation	1	·· ·	Excavation			
Forms	+		Reinforcing Steel			
Reinforcing Steel	+		Bonding			
OK to Place Concrete			Piping			
	INDWORK INSPEC	TIONS	Pre-Gunite			
Electrical	NO VOICE INSTEE	110113	Deck			
Plumbing			Enclosure/Fence			
Plumbing Methane			Pool/Spa Cover			
Gas Piping			DO NOT FILL I	POOL UNTIL AE	BOVE IS SIGNED	
Heating & Refrigeration			FINAL INSPECTIONS			
Fire Sprinklers			Grading			
Disabled Access			Electrical			
Methane			Plumbing			
OK to Place Floor			Gas Test			
DO NOT PLACE F	LOOR UNTIL A	BOVE IS SIGNED	Gas			
	OUGH INSPECTION		Heating & Refrigeration			
Green Code			Pressure Vessels			
Electrical			Elevator			
Plumbing			Fire Sprinkler			
Fire Sprinkler			Disabled Access			
Heating & Refrigeration			Green Building	İ		
Roof Sheathing			LAFD (Title 19 only)	İ		
Disabled Access			LAFD Fire Life Safety			
Framing			Pool Final			
Insulation			AQMD Sign-off Provided			
Suspended Ceiling	+		Public Works			
OK to Cover			Building			
5.K to 504Cl			╡┠			
		S, PLEASE CALL	·			

888-LA4-BUILD (888)524-2845 or www.ladbs.org

Certificate of Occupancy Required	Certificate	f Occupan	cy Required
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YES		NO
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SUPPLEMENTAL NOTES:					
IMPORTANT NOTICE					
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* Permit fees provide for a limited number of inspections. A reinspection fee may be assessed when the work for which an inspection was requested is not complete, when the inspection record or plans are not available, or when there is failure to provide site access to department staff.					
* No person shall perform any construction or repair work between the hours of 9:00 p.m. (6:00 p.m. grading) and 7:00 a.m. the following day which results loud noises to the disturbance of persons occupying sleeping quarters in any dwelling, hotel, motel, apartment, or other place of residence (Sec. 41.40 L. M.C.).					
* No person, other than an individual homeowner engaged in the repair or construction of his/her single-family dwelling, shall perform any construction					

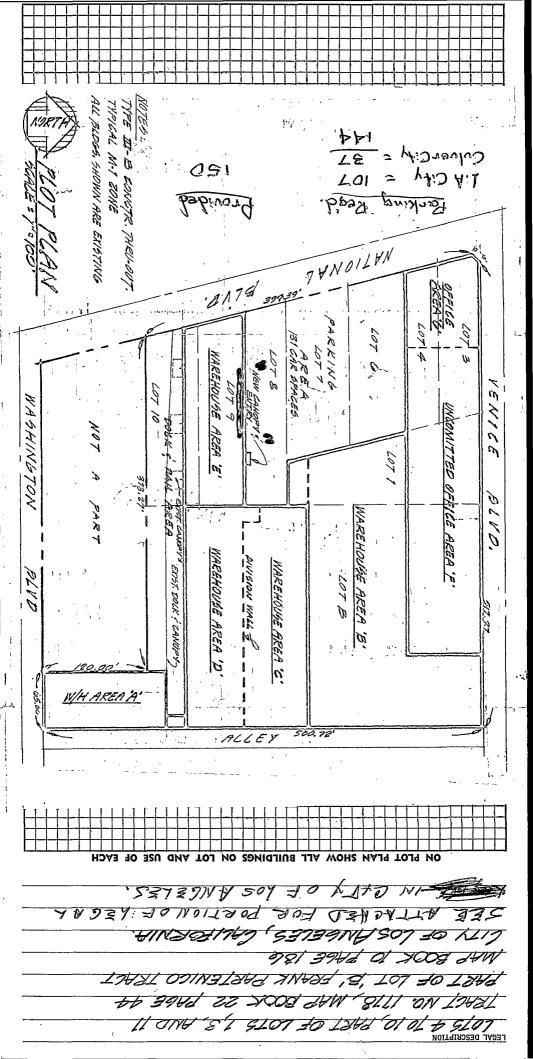
- * No person, other than an individual homeowner engaged in the repair or construction of his/her single-family dwelling, shall perform any construction or repair work of any kind upon any building or structure located on land developed with residential buildings or perform work within 500 feet of land so occupied, before 8:00 a.m. or after 6:00 p.m. on any Saturday or at any time on Sunday (Sec. 41.40 L.A.M.C.).
- * Dust control measures to prevent dust from being blown or deposited over or upon any private property in any residential area must be implemented during any excavation or earth-moving phase of construction, sand blasting, or demolition.
- * A separate permit from the State of California Division of Industrial Safety is required prior to starting certain work involving substantial risk to workers such as: construction or demolition exceeding 3 stories or 36 feet in height, or excavations or trenches over 5 feet in depth involving entry by workers.
- * Building permits are valid for two years or expire on the 180th day from the date of issuance if the work permitted has not commenced. The department reserves the right to expire any permit where work has been suspended for a period of 180 days or more.
- * Inspection services will not be provided when there is an unleashed dog on the premises.

BUILDING AND SAFETY PERMIT AND PLAN CHECK OFFICE LOCATIONS

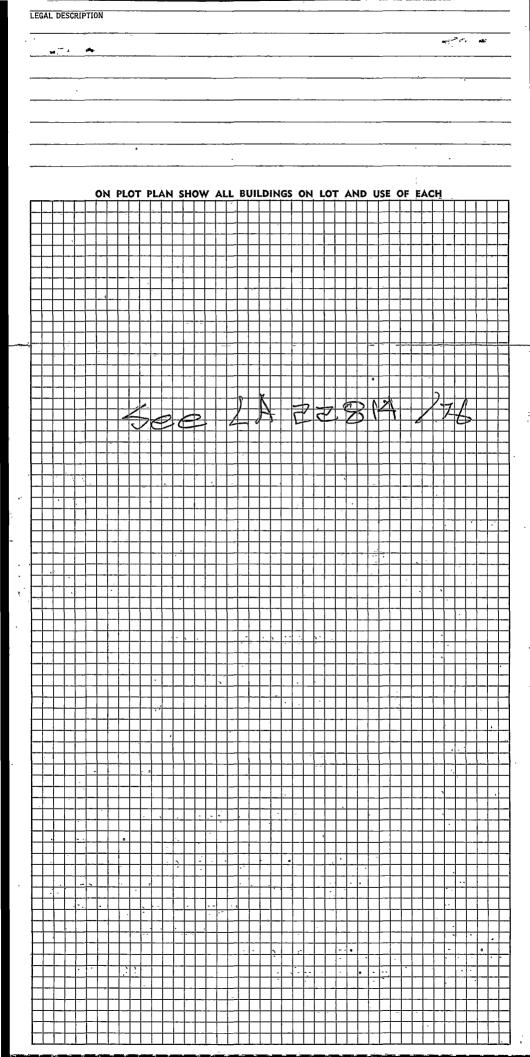
Downtown Los Angeles 201 N. Figueroa St., 4th Fl. Los Angeles, CA 90012 Van Nuys 6262 Van Nuys Blvd., 2nd Fl. Van Nuys, CA 91401 West Los Angeles 1828 Sawtelle Blvd., 2nd Fl. Los Angeles, CA 90025

San Pedro 638 S. Beacon St., 2nd Fl. San Pedro, CA 90731 South Los Angeles 8475 S. Vermont Ave., 2nd Fl. Los Angeles, CA 90044

3 APPLICATION TO ADD-ALTER-REPAIR-DEMOLISH B&S B-3—R8.74 CITY OF LOS ANGELES AND FOR CERTIFICATE OF OCCUPANCY DEPT. OF BUILDING AND SAFETY					
INSTRUCTIONS: Applicant to Complete Numbered Items Only.					
1. LOT	BLK	TRACT Parcel	B Tr Frank	DIŞT. MAP	
LEGAL DESCR.	र्व्ह		_	4995 CENSUS TR.	
<u>le</u>	ean Eathache	<u> </u>	o P1. 1778	2702.00	
2. PRESENT USE OF B	warehouse	NEW USE OF BUILDIN		ZONE M1-1	
3. JOB ADDRESS	i 1 ·	- 1		FIRE DIST.	
4. BETWEEN CROSS S		AND		LOT (TYPE)	
Venice 5. OWNER'S NAME	Blvd.	Washin	gton Blvd. PHONE	. COP LOT SIZE	
New Eng	land Mutual Li	ife Ins.	277-2100	in legal	
6. OWNER'S ADDRESS 1801 AV	THE				
7. ENGINEER		I.A 91 ACTIVE STATE LICENSE	No. PHONE	ALLEY	
8. ARCHITECT OR DES	<u>Kayastha & Ass</u> GNER	SOC 1543 ACTIVE STATE LICENSE	990-2238 No. PHONE	BLDG. LINE	
9. CONTRACTOR		ACTIVE STATE LICENSE.	No. PHONE	AFFIDAVITS	
Randall	Eng.	165293	85346-5330	aff 36854	
10. BRANCH LENDER	ADDRESS		CITY		
11. SIZE OF EXISTING	Priortob-1-46				
WIDTH LENGTH	1-7-29-62				
OF EXISTING BLDG.	1 (00110	wd/comp	conc	DIST. OFFICE	
		nal Blvd.		T,A	
14. VALUATION EQUIPMENT	8825-29 Nation TO INCLUDE ACL FIXED REQUIRED TO OPERATE \$	35,000.	1	CRIT. SOIL	
15. NEW WORK:	KOPOSED BUILDING	35,000.	-	GRADING	
(Describe) j	nt remodeling		•	HIGHWAY DED.	
NEW HEE OF DIVIDING		CITE OF ADDITION	STORIES HEIGHT	Ves S	
NEW USE OF BUILDING	a & Werehouse	SIZE OF ADDITION	1 8	/	
TYPE G	ROUP CC. C.	1.6	CHECKED WES taled	cons.	
BLDG. N	AX CC.		APPROVED:	ZONED' BY	
DWELL, G	UEST PARKING REQ'D	PROVIDED APPLICA	TTION APPROVED	Myers FILEWITH	
	OOMS 4415	501=31 V V	INSPECTION ACTIVITY	INSPECTOR ,	
REOTO YES	ONT. Cincludes Revise.	COMB	GEN MAJ. S. CONS	INSPECTOR	
P. 1/25 (20) S.P	.C. BEA 50 I.F.	G.P.I.	0.S. C/0	PM TYPIST	
P.C. No. 772 PLAN CHECK EXPIRES SIX MONTHS AFTER FEE IS PAID. PERMIT EXPIRES ONE YEAR AFTER FEE IS PAID OF CONSTRUCTION IS NOT COMMENCED.					
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STATEMENT OF RESPONSIBILITY I certify that in doing the work specified herein I will not employ any person in violation of the Labor					
Code of the State of California relating to workmen's compensation insurance. "This permit is an application for inspection, the issuance of which is not an approval or an author-					
ization of the wor	k specified herein. This p	ermit does not aut	horize or permit, nor shall	it be construed	
as authorizing or	permitting the violation of	r failure to comply	y with any applicable law. yee thereof make any war	Neither the City	
responsible for th	e performance or results o	of any work describ	ped herein, or the condition 91.0202 L.A.M.C.)	of the property	
	h such work is performed	16 W,			
Signed	(Owner or Agent)	UHIE	Signature/Date		
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,	SFC DL		SFC NOT APPLICABLE	2-9-76	
	DRIVEWAY		^		
	HIGHWAY DEDICATION	REQUIRED '			
,	FLOOD CLEARANCE	COMPLETED			
Conservation	APPROVED FOR ISSUE	NO FILE	****		
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Plumbing	PRIVATE SEWAGE SYSTEM AP	PROVED	way o ourself	<u></u>	
Planning	APPROVED UNDER CASE #				
Traffic	APPROVED FOR				
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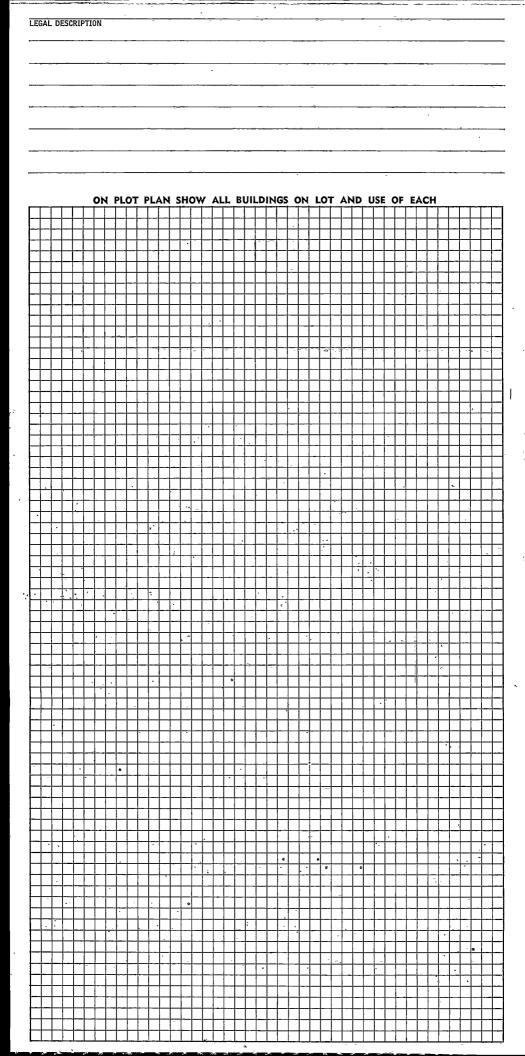


A plarcel of land partly in the City of Culver City, and partly in the City of Los Angeles, in the county of Los Angeles, State of California, including a portion of Tract No. 1778, as per map recorded in book 22 page 44 of maps, in the office of the County Recorder of said county and a portion of Lot "B" of Frank Partenico Place, as per map recorded in book 10 page 186 of said map records, described as a whole as follows:

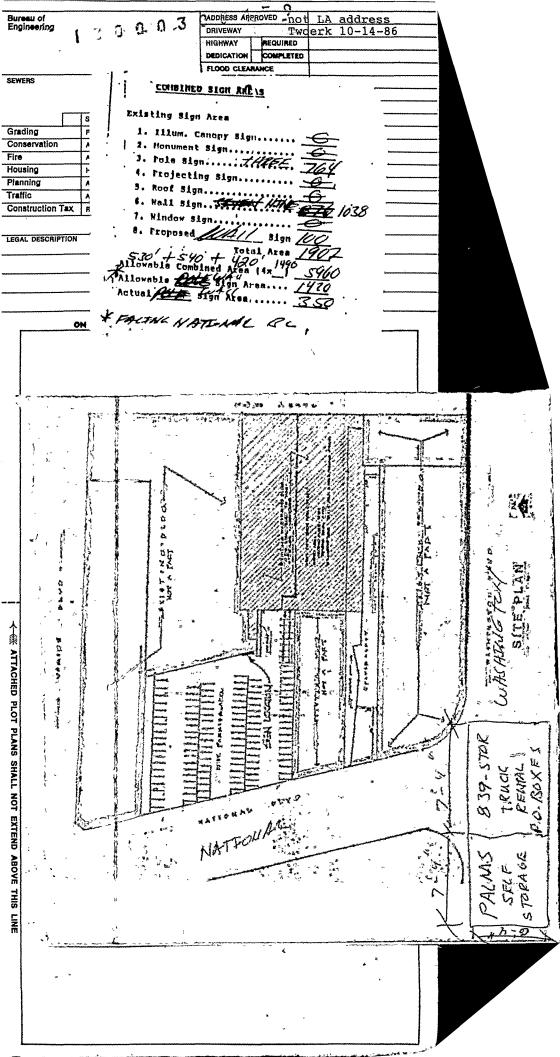
Beginning at the intersection of the Northeast line of National Boulevard, 80 feet wide, as shown on said map of Tract No. 1778 with a line that is parallel with and distant northwesterly 170 feet measured at right angles from the line shown as city engineer's center line on the map of tract No. 10234, recorded in book 175 pages 1 and 2 of said map records; thence along said Northeast line North 48°55' 17" West 394.39 feet to the Easterly line of the land described in the decree of condemnation entered in case No. 226184, Superior Court for the opening of the Southeasterly roadway of Venice Boulevard; thence along the boundary line of the land described in said decree as follows:

North 3° 23° 52" East 12.23 feet and north 55° 43° 02" East 517.27feet to the Northeast line of said Lot "B" thence along said Northeast line South 36° 14° 32" East 500.72 feet to a line that is parallel with and distant Northwesterly 50 feet, measured at right angles from the above mentioned city engineer's center line; thence along said parallel line South 54° 18° 20" West 65 feet; thence parallel with said Northeast line of Lot "B", North 36° 14° 32" West 120 feet; thence parallel with said city engineer's center line South 54° 18° 28" West 373.23 feet to the point of beginning.

3	APPLICATION FOR INSPECTION — TO ADD-ALTER-REPAIR-DEMOLISH CITY OF LOS ANGELES AND FOR CERTIFICATE OF OCCUPANCY DEPT. OF BUILDING AND SAFETY															
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TWO YEARS AFTER (<u>, — , — — — — — — — — — — — — — — — — —</u>	WORK IS NOT BEGUN.			``
		LARATIONS AND ENSED CONTRACT			† !
19. I hereby affirm that	I am licensed ur		hapter 9 (commencing		000) of Division 3 of the
Date 13 - 21 :36 1	Lic. Class 54	Lig. No. 4143		ignature	11.00
Contractor's Mailing A	ddress	2 / A-(1)	Fr. T. Contractor, a s		- Carellania
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9. ARCHITECT OF	D CHICINICEDIC A	NNDECC	CITY				71D _		AFFIDAVITS	······································
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10. CONTRACTOR	•	B	US LIC. NO	·	IVE STATE		D. PHONE	77 7	~ ~ ~ 1	حي.
Pantish 11. Size of EX	Constr	STORI			2464° EXISTING		NGS ON LOT	ND USE		
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12. CONST. MATE OF EXISTING		EXT. WALLS		ROOF	Боол		FLOOR			
	DDRESS	conc		<u></u>	Mood		STREET GUIDI		DISTRICT O	FFICE
	33 Nati		· " -						WLA	HOW TONE
EQUIP	ATION TO INCLUING MENT REQUIRED) TO OPERA	TE		\$ 7,0	000			SEISMIC ST	ODY ZONE
TEC NEW WARK	USE PROPOSED E				·-·				GRADING	FLOOD
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BP4000	E.I.	Claims for	refund of fees pa	id on	<u></u>		41.65	B⊲₽C		
	055. 57	one year f	rom date of payme	ent of L	g Ç		49.00	Bp-R		
<u> </u>	1.00	date of e	Within one year extension of exte	nsion	USE.	036L	CARPO	-DD31	~~` ~	en en rate
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PLAN CHECK EXPIRES YEARS AFTER FEE IS PA										
NOT COMMENCED		. <u> </u>								
		DECLA	ARATIONS	S AN	D CER	TIFIC	CATIONS			
16. I hereby affire	n that I em lic	LICE	NSED CON	TRAC	TORS DE	ECLAF	RATION	ation 7000	n) of Divinior	s 2 of the
Business and Pr	olessions Gode,	, and my III	censo is in tuli	i torce	and effect	• •		1 / /	/ //	
Date 12_MA	Lic. Clas	X	Lic. Num	po)	2469	1.0Cont	tractor	(Signa	ACCA (ACC	Maria
			OWNER-BU				- +	•		
17. I horoby affirm Professions Cod	e: Any city or	county whic	ch requires a p	oermit :	to construc	et, altor	, împrove, de	molish, oi	r repair any	structure,
prior to its issue provisions of the	e Contractor's l	license Lav	v (Chapter 9 (d	comme	noing with	Section	1 7000) of Divi	sion 3 of	the Business	and Pro-
fessions Code) any applicant fo	r a permit subje	ects the ap	plicant to a ci	Aij beu	alty of not	more t	han five hund	tred dollar	rs (\$500).):	•
is not intended		iale (Sec. 7	044, Businoss	and P	rofessions	Codo:	The Contracto	r's Licens	e Law does	not apply
to an owner of provided that su	ich improvemen	its are not	intended or of	llered	for sale II,	howev	or, the buildir	ig or impro	ovement is s	old within
one year of con of sale.).	nplation, the ow	/ner-builder	will have the	burde	n of provin	ig that	he did not be	ulld or im	prove for the	e purpose
[] I, as owne Business and Pr	r of the proper ofessions Code	•		_		_	_		_ 74	
thereon, and wh	no contracts for pt under Sec	•			• •	•		Contractor	r's License L	.aw.).
Date	•		•							
18. I hereby affire	n that I have s		KERS' COM					er's Compe	ensation insu	trance or
a certified copy Policy No.	Sec.	3800, Lab.	C.).	J 3011-	- C 100		care or works	n s Compe		nance, or
_	py is hereby fu		surance Compa	ny/	_1_/	r).a.i	<u> </u>	"±' = ±-, = ±- = ±- = = = = = -,-		
Certified co			igeles City Dep	ot. of B	ldg. & Sale	y. 1:	کھے ارج			
Applicant's Maili	na Addros J	<u> </u>	pplicant's Signa WESTid	iture A	BL.	WI	- lauk	ma	<u> </u>	·
CE	RTIFICÁTE (OF EXEM	PTION FRO	M W	ORKERS'	COM				··············
19.1 certify that i	n the performal e subject to th	nce of the e Workers'	work for which Compensation	i this i Laws	permit is is of Califor	sued, l nia.	shall not em	ploy any p	person in any	y manner
Date		_	-							
pensation provis	ions of the La	bor Code,	you must forth	hwith	comply will	, you a h such	provisions o	r this per	mit shall be	deemed
revoked.	m 4k-4 4k		ONSTRUCTI					for out to	4h	in lease of
20. I hereby affirm that there is a construction lending agency for the performance of the work for which this permit is issued (Sec. 3097, Civ. C.).										
Lender's Name _		,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,			Lender's A	Address	·			
21. I certify that I	have read this									
and county ordin	rances and stat	e laws rela	iting to buildin	g con:	struction, a					
i realize that that it does not	this permit is a authorize or pe	n application	on for inspecti iolation or fail	on, the	at it does recomply will	th any	applicable la	w, that no	ofther the cit	ly of Les
Angeles nor any ance or results of	board, departr of any work des	nent, office	r or employee	there	of make an	y warra	inly or shall I	be respons	sible for the	perform-
(See Sec 91,020)							·		·	
Signed	Juria	Mil	ma	- h & k	AUTH.	AGO	SNT	1.12	1141	5 5
	ier or agent hav	ring propert	y owner's cons	sent)		rositio	n 🗸	- 1	Date	

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Position

Colver CHy Culver 309 0'2 Tours on There 8/18/18 BUTCHER 9/3/86 A person of land partly in the City of Culver City, and partly in the City of Los Angeles, County of Los Angeles, State of California, including a portion of Treet No. 1778, as per may recorded in book 22 fees 44 of Heps, in the office of the County Reserveder of said sounty and a portion of Lot "3" of fronk Portunies Place, as per may recorded in Book 10 Page 186 of maid way reserves, described as a whole as fellows: beginning at the intersection of the northeest line of Metional Doubeverd. 88 feet wide, so shown on said may of Treet No. 1778 with a line that is perallal with and distant merthuseteely 170 foot measured at right angles from the line shown as City Busineer's center line on the map of freet No. 10254, recorded in Book 175 Pages 1 and 2 of said may records; thence along seld morthenet line morth 46° 55' 17" west 354.39 feet to the easterly line of the land described in the Decree of Condensation entered in Case No. 236134, Superior Court for the opening of the southeesterly rosday of Venice Bouleverd; thence sleag the boundary line of the land described in said degree as fellows: Morth 3" 23' 52" east 12.23 feet and north 55" 43' 02" east 517.27 feet to the northeest line of said Let "B"; thence along seld northeest line south 36" 14" 32" east 500.72 feet to a lime that is permilal with and distant northwesterly 50 feet. measured at right angles from the above mentioned City Engineer's conter line; thence eleng sold perallel line south 54° 18' 28" went 64 fort; thance pertilel with said northeast line of Lat "F". morth 36" 14' 32" west 120. Seet: thence perallal with said City' Zamisman's center line south 54° 18' 28" west 373.23 feet to the point of beginning. MARCEL 2: Lots 16, 17 and 18 in the City of Los Angeles, and Lots 19 and 20-pertiy-in the Cities of Les Angeles and Culver-City, in the County of Los Angeles. State of California, all of Tract No. 5461 recorded in Book 57 Page 76, of Hope, in the office numerior of said (-HATTONSMI-CUUSIAN OF THE

3 FOR INSPECTION		U 4 123	267, 27 BOX 2006 -169		AM	O ADD- PAM-DI D FOR CE OF OCCU	HIP
J. ILLI	MS: 1. Applicant	to Compl			y. Oscalet a	DIST. M	
rece Pt. of B		Frank	Partenic	o PL.	io io i	SEIGLS	TRACT
2. PRESENT USE OF BUTEOU	NG	NEW C	1778 SE OF BUILDING			2102 ZDNE	<u> ئىرىدادى ئەسالاشى مىنىپ</u>
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7. ENGINEER	BUS. LIC.		TIVE STATE LIC.		ONE	ALLEY	<u></u>
e. ARCHITECT OR DESISMER Jerrola M. Ca	_		TIVE STATE LIC.		ONE 25	BLOG. LD	Æ
9. ARCHITECT OR ENGINEERS		CEFY		ZIP		AFFIDAVII	\$
10. CONTRACTOR DAJ	venous sis lic.	4	99463 21	3-552-14	444	-See_m	ab.
11. SIZE OF EXISTING. BLDG WIOTH 12 LENGTH	36 STORIES HEIS	MO. OI	EXISTING BUIL	DINGS ON LOT	SZU CHA	P.C. MEQD	
12. CONST. MATERIAL OF EXISTING BLDG. **->	-Wood/957M	NOOF	Some-	وبالمركي ليفرك ويونو اينوا المراث	6	-Xoo-	
	ational blvd	- •	د میں میں میں میں میں اور اور اور اور اور اور اور اور اور اور	STREET GUT	Œ	DISTRICT O	
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remove	jiwo non-bea	ring w	alls & or	e Wina	1	HWY. DED. Yes	COMS.
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1 5 5 F. F. F. F. F. F. F. F. F. F. F. F. F.	permits must be filed: 1. one year from date of pays fee: or 2. Within one yea	Within 2	Ç	50 1231	E 1-C		£,
SE 055.131	este el expiration el ex	tension S	し 14マツ(150)				reli er
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7C, NO.	ENERGY NO 12 A	3					<u>.</u>
Unless 2 sources period of time has been established according to paid on the fee is paid on the fee is paid of the fee is paid	I this permit expires two years	check after					
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	CLARATIONS LICENSED CONTR	ACTORS	DECLARATIC	N	~~~	* *	<u> </u>
Essiness and Professions Code, and Date X/2/2/2/ Lic. Class X,	my license is in full to	ce and em	Ct. Zonicarine	Section C	1000) OT D	A CONTRACTOR OF THE	
	A MACE A POST	En DEVL					
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promisions of the Contractor's License lessions Code) or that he is exempt a any applicant for a permit subjects the	Law (Chapter 9 (come beceling and the basi e applicant to a civil p	reacing with a for the al easily of ac	Section 7000) (Seged examption t more than fire	of Division 3: L. Any violati L. besided doi	of the Bue ca of Sect cars (\$500)	ness and Pro ics 7331.5 by Lt:	-
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provided that such improvements are rone year of completion, the owner-build of sale.).	not intended or offered der will have the burd	i for sale, li len of provi	, however, the ting that he did a	uilding or imp not build or i	provendest mprove to	is scicl within	K ,
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Certified copy is hereby furnished. Certified copy is filled with the Los						_ ~	:
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as to become subject to the Workers	P Compensation Laws	of Californ	2. 	+_		· · · · · · · · · · · · · · · · · · ·	;
TICE TO APPLICANTS II, after making that ion provisions of the Labor Code, oked.	you must forthwith c	omply with	such provisions	or this pen	a the Worl nit shall t	ers" Com-	
	CONSTRUCTION LI	ENDING A	GENCY mance of the wo	ork for which	this permi	i je jeoveć	
sers wome		Lender's Ad	frees	L-		3F 4	
county that I have send this application country trainsmoss and state laws rela	eing 30 bendang consc	rection and	tica is correct. hereby authoris	i agree to c	comply wit tives of th	h all city	
ration the acces-mentioned property to ratios that this pennit is an application it does not authorize or beant any wi	n inspection perposes. In ior inspection, Sixt Disting of island to c	it does oot	approve or set	the wo	rk specifie	d herein,	
ses acr are bosed, department, citical or results of any work described herein Sec. St.0202 Exacts	24 C 24 C 24 C 24 C 24 C 24 C 24 C 24 C					The state of the s	
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17. 1 he	reby affirm that I	am exemj	nt from 1	OWNER	nctor's Li	conse La	w for the	tollowing re	ason (Sec.	7031.5, Busin	ness and
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one ye	owner of property ed that such improperty ear of completion, e.).	the owne	r-builder	. Will usve	e tue out	gen or b	tovilly tha	if the aid not	Dulla Ol III	ipioro ioi tiio	, barbaca
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Date _	anha aftirm that 1	houa o c	WOR	(ERS' C	OMPEN	ISATIO	or a cert	ARATION ificate of Wor	ker's Comp	ensation Insu	rance, or
a certi	fied copy thereof	(Sec. 380	D. Lab.	sulance Co	ompany	LA	CHA	1)/1656	PAALCE		<u></u>
C	ertified copy is her ertified copy is felt	eby furnis	shed. () e Los An	rgeles City	y Dept. of	Blag. &	Salely.		2		7
	ant's Mailing Addre				Din 1-3		~		Och	CITY	10232
	CERTIFICA	ATE OF	EXEM	PTION	FROM	WORKE	RS' CO	MPENSATI	ON INSU	JKANCE	
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NOTIC pensat revoke	E TO APPLICANTS of d.	i if, afte the Labo							or this pe	rmit shall be	deemed
20. / he	reby affirm that the		C	ONSTRI	ICTION	LENDI	NG AGE	ENCY			
(Sec. 3	3097, Cív. C.). 's Name						er's Addre			·	
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and co enter u	unty ordinances ar pon the above-men	tioned pr	operty fo	iting to bi or inspecti on for ins	nection.	nestructio 5 65 , that it do	es not at	porove or aut	horize the	work specilies	d herein.
that it	does not authorized any wo	or perm	ni any v	totation o	j jajiul o Inven the	teof mak	y willi en	ranty or shall	l be respon	sible for the	perform-
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I have read the Hazardou's Material Information Guide and under requirements under Section 25505, 25533 and 25534 of the Health and and Section 5708 of the LAMC regarding hazardous materials.

I have also read the Information Guide regarding Air Pollution understand my requirements under Section 42303 of the Health and Safe.

Will the applicant or future building occupant handle a hazardous or an acutal hazardous material or a mixture containing a hazardous or acutely hazardous material equal to or greater than the threshold quantities specified on the Hazardous Materials Information Guide?

yes

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mer or Agent, Ecsitic

Is the proposed work within 1000 feet from the outer boundary of a school? (Fire Department clearance is required prior to issuance of the permit if marked yes).

yes

no

Haz Mat Unit, Fire Depo

Will the intended use of the building by the applicant or future building occurant require a permit for construction or modification from the Air Quality Management Districts?

yes

no

ner or Agent, cosition

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	APPL	ICATION	<u>-</u>	CITY (F LOS ANG	ELES (EPT. OF	BUILDING AN	D SAFE	TY		ADD-AL	
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Permit #:

Plan Check #: B18LA14236

Event Code:

18016 - 10000 - 22302

Printed: 11/09/18 08:06 AM

Bldg-Alter/Repair GREEN - MANDATORY

City of Los Angeles - Department of Building and Safety

Issued on:

11/09/2018

Regular Plan Check Plan Check

Commercial

APPLICATION FOR BUILDING PERMIT AND CERTIFICATE OF OCCUPANCY

Last Status: Issued Status Date: 11/09/2018

1. TRACT

BLOCK LOT(s)

COUNTY MAP REF# ARB

PARCEL ID # (PIN #)

2. ASSESSOR PARCEL#

W/O #: 81622302

FRANK PARTENICO PLACE

В

MB 10-186

123B169 1385

4312 - 015 - 005

3. PARCEL INFORMATION

Area Planning Commission - South Los Angeles

LADBS Branch Office - LA Council District - 10

District Map - 123B169 Energy Zone - 8 Fire District - 2

Certified Neighborhood Council - South Robertson Community Plan Area - West Adams - Baldwin Hills - Leimert

GPI Plan Route Office - WLA

Census Tract - 2702.00

Earthquake-Induced Liquefaction Area - Yes Lot Cut Date - PRIOR-06/01/1946

Near Source Zone Distance - 0 Thomas Brothers Map Grid - 632-H7

ZONES(S): C2-2D-CPIO

4. DOCUMENTS

ZI - ZI-2427 FWY Adj Advisory Notice for Se ORD - ORD-165481-SA570

ZI - ZI-2452 Transit Priority Area in the Cit ORD - ORD-172913-SA60

CPC - CPC-1986-821-GPC CPC - CPC-1995-80-CPR-ZC

CUB - CUB-1982-79

CPC - CPC-2013-621-ZC-GPA-SP AFF - AFF-36854

ZI - ZI-2468 West Adams Community Plan Im ORD - ORD-184794 ZA - ZA-2010-538-ZV

ORD - ORD-184796-SA620

For Cashier's Use Only

AFF - AFF-41985

CPC - CPC-2006-5567-CPU

AFF - AFF-41986

5. CHECKLIST ITEMS

Special Inspect - Anchor Bolts

Special Inspect - Epoxy Injection Special Inspect - Field Welding

Fabricator Read - Structural Steel

Permit Flag - Not a Fire Life Safety Project

Std. Work Descr - Seismic Gas Shut Off Valve

6. PROPERTY OWNER, TENANT, APPLICANT INFORMATION

PACIFIC INVESTMENT ASSOCIATES

8771 WASHINGTON BLVD STE B, CULVER CITY CA 90232 -

Tenant:

Applicant: (Relationship: Other)

CORINNA GEBERT -

1659 11TH STREET, SANTA MONICA, CA -- (310) 985-2254

7. EXISTING USE (13) Office

PROPOSED USE

8. DESCRIPTION OF WORK

FIRST TENANT IMPROVEMENT IN EXISTING OFFICE [18014-10000-01702, CORE AND SHELL]. NEW FULLGIEGHT PARTITIONS, MILLWORK AND FINISHES.

9. # Bldgs on Site & Use:

10, APPLICATION PROCESSING INFORMATION

BLDG. PC By: John Francia OK for Cashier: Somkiat Supanyachotskul DAS PC By: Elizabeth Toms

Coord. OK:

Signature:

Date: 11/09/2018

11. PROJECT VALUATION Final Fee Period

Permit Valuation: \$615,000 PC Valuation:

Sewer Cap ID:

Total Bond(s) Due:

12, ATTACHMENTS

Misc. (See Comments)

Plot Plan

For inspection requests, call toll-free (888) LA4BUILD (524-2845). Outside LA County, call (213) 482-0000 or request inspections via www.ladbs.org. To speak to a Call Center agent, call 311. Outside LA County, call (213) 473-3231.

WL NELI 301034811 11/9/2018 8:05:47 AM

BUILDING PERMIT COMM \$3,085.46 \$0.00 BUILDING PLAN CHECK \$0.00 BUILDING PLAN CHECK

\$61.71 PLAN MAINTENANCE \$172.20 EI COMMERCIAL

DEV SERV CENTER SURCH \$99.58 \$199.16 SYSTEMS DEVT FEE

CITY PLANNING SURCH \$188.83 MISCELLANEOUS \$10.00

\$220.30 PLANNING GEN PLAN MAINT SURCH

CA BLDG STD COMMISSION SURCHARGE '\$25.00 BUILDING PLAN CHECK \$0.00

Sub Total:

\$4,062.24

\$0.00

Permit #: 180161000022302 Building Card #: 2018WL94667

Receipt #: 0301140791

LINKAGE FEE

13. STRUCT	URE INVENTORY (Note: Numeric measurement data in the format "number / number" implies "change in numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulting numeric value / total resulti	lue")	1801	6 - 10000 - 22302						
	Area (ZC): 0 Sqft / Sqft									
	13 Fire Sprinklers Thru-out Group: 0 Sqft / 11600 Sqft									
	Load: +114 Max Occ. / 114 Max Occ.									
	II-B Construction									
				1						
		Tr	1 ( 110 : #1							
14. APPLICA	ATION COMMENTS:	11	y box (i.e. 1-16) is fille onal information has be							
** Approve	ed Seismic Gas Shut-Off Valve may be required. ** [1] Miscellaneous attachment for Letter	1117	could not be printed due	· ·						
	ust 23, 2018 from Culver City relinquishing Building, Electrical and Plumbing plan/check and	11	heless the information							
	. [2] Recorded affidavits - AFF 20161370419 for lot-tie spanning City of LA and Culver City lots. 370418 for means of egress and access, parking and path of travel between lots of City of LA	that required by sec Code of the State of	tion 19825 of the Heal	th and Safety						
	r City. Aff 20161370420 for offsite-parking for lots located in Culver City. [3] Permit No.:	Code of the State of	Camonna.							
			-							
15. BUILDIN	IG RELOCATED FROM:									
	CTOR, ARCHITECT & ENGINEER NAME ADDRESS	CLASS	LICENSE #	PHONE #						
	ANBULLU, ALEKS 1659 ELEVENTH STREET #200, SANTA MONICA, CA 9 CONSTRUCTION GROUP INC 15705 LONDON AVE UNIT D-1, LAWNDALE, CA 90260		C11519 937854	(714) 272 8800						
	ON,, GORDON LEONARD 709 19TH STREET, SANTA MONICA, CA 9		C28564	(714) 272-8809						
(	· · · · · · · · · · · · · · · · · · ·									
[	PERMIT EXPIRATION/REFUNDS: This permit expires two years after the date of the permit issuance. This permit will also expire if no c	onstruction work is perf	formed for a continuou	3						
	period of 180 days (Sec. 98.0602 LAMC). Claims for refund of fees paid must be filed within one year from the date of expiration for permits									
	LAMC). The permittee may be entitled to reimbursement of permit fees if the Department fails to conduct an inspection within 60 days of reco	iving a request for fina	l inspection (HS 17951	). [						
ļ										
	17, LICENSED CONTRACTOR'S DECLARATION									
	I hereby affirm under penalty of perjury that I am licensed under the provisions of Chapter 9 (commencing with Section 7000) of Division 3 of									
·	license is in full force and effect. The following applies to B contractors only: I understand the limitations of Section 7057 of the Business and prime contracts or subcontracts involving specialty trades.	Professional Code rela	ted to my ability to tak	•						
	prime contracts of subcontracts involving specially trades.									
ł	License Class: B License No.: 937854 Contractor: 360 CONSTRUCTION GROUP INC		<del></del>							
Ī	18. WORKERS' COMPENSATION DECLARATION									
	I hereby affirm, under penalty of perjury, one of the following declarations:									
		I- 64b6	-Cab							
	<ul> <li>I have and will maintain a certificate of consent to self insure for workers' compensation, as provided for by Section 3700 of the Labor Cothis permit is issued.</li> </ul>	ie, for the performance	of the work for which							
		. C								
	(X) I have and will maintain workers' compensation insurance, as required by Section 3700 of the Labor Code, for the performance of the work compensation insurance carrier and policy number are:	t for which this permit	is issued. Iviy workers							
		903812	.4							
	Carrier: STATE COMP. INS. FUND Policy Number:	703812	<del>.4</del>							
	() I certify that in the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to become s	•	•							
	California, and agree that if I should become subject to the workers' compensation provisions of Section 3700 of the Labor Code, I shall for	rthwith comply with th	ose provisions.							
J	WARNING: FAILURE TO SECURE WORKERS' COMPENSATION COVERAGE IS UNLAWFUL, AND SHALL SUBJECT AN EMPLO	ER TO CRIMINAL P	ENALTIES AND							
	CIVIL FINES UP TO ONE HUNDRED THOUSAND DOLLARS (\$100,000), IN ADDITION TO THE COST OF COMPENSATION, DAM	AGES AS PROVIDED	FOR IN SECTION	·						
	3706 OF THE LABOR CODE, INTEREST, AND ATTORNEY'S FEES.									
	AA ACRECTOR REMOVAL REGISTRAN (A FRANCISCO PARTIES OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROVINCE OF THE PROV									
I certify that	19. ASBESTOS REMOVAL DECLARATION / LEAD HAZARD WARNING notification of asbestos removal is either not applicable or has been submitted to the AQMD or EPA as per section 19827.5 of the Health and Sa	ety Code Information	is available at							
	36 and the notification form at www.aqmd.gov. Lead safe construction practices are required when doing repairs that disturb paint in pre-1978 b	-		n						
6716 and 671	17 of the Labor Code. Information is available at Health Services for LA County at (800) 524-5323 or the State of California at (800) 597-5323 or	r www.dhs.ca.gov/chil	dlead.							
	20. CONSTRUCTION LENDING AGENCY DECLARATION	····								
I hereby affir	m under penalty of perjury that there is a construction lending agency for the performance of the work for which this permit is issued (Sec. 309)	, Civil Code).								
	704			İ						
Lender's Nan	ne (If Any): Lender's Address :,									
	21. KINAL DECLARATION									
I certify that	t I have read this application INCLUDING THE ABOVE DECLARATIONS and state that the above information INCLUDING THE ABOV	E DECLARATIONS	is correct. I agree to							
	all city and county ordinances and state laws relating to building construction, and hereby authorize representatives of this city to enter upon the			1						
	realize that this permit is an application for inspection and that it does not approve or authorize the work specified herein, and it does not authorize plicable law. Furthermore, neither the City of Los Angeles nor any board, department officer, or employee thereof, make any warranty, nor shall		• •	_f						
	escribed herein, nor the condition of the property nor the soil upon which such work is performed. I further affirm under penalty of perjury, that t									
	y interfere with any access or utility easement belonging to others and located on my property, but in the event such work does destroy or unreas	onably interfere with su	ich easement, a							
,substitute ea	sement(s) satisfactory to the holder(s) of the easement will be provided (Sec. 91.0106.4.3.4 LAMC).									
By signir	ig below, I certify that:									
		/I and II (III /	on Compt							
٠,,	ept all the declarations above namely the Licensed Contractor's Declaration, Workers' Compensation Declaration, Asbestos Removal Declaration fing Agency Declaration, and Final Declaration; and	, Leau Hazard Warnii	ig, Construction							
	permit is being obtained with the consent of the legal owner of the property.									
		0/2010	<b>-</b> .							
Print Name:	BRIAN ASTRAN Sign: Date: 11/0	9/ <b>2</b> 018	X Contractor	Authorized Agent						

.



August 23rd, 2018

Mr. John Francia
Plan Check Engineer
Los Angeles Department of Building Safety
City of Los Angeles
201 North Figueroa
Los Angeles, CA, 90012

r.e.; relinquishment of jurisdiction for building, plumbing, mechanical, and electrical plan check and field inspection for a commercial construction project at 8829 National Blvd.

Dear Mr. Francia; I hope you are well.

Please consider this letter a relinquishment of jurisdiction for building, plumbing, mechanical, and electrical plan check and field inspection for a commercial construction project at 8829 National Blvd., for the small portion of the project within the City of Culver City, with the majority of the project within the City of Los Angeles.

The LADBS permit number is 18016-10000-22302.

Of course please feel free to contact me with any questions or comments, best wishes, sincerely,

Craig Johnson, Building Official, Culver City Building Safety Division

cc: national 8829 file

BY JOHN FRANCIA
SEP 18 2018
Signature

•

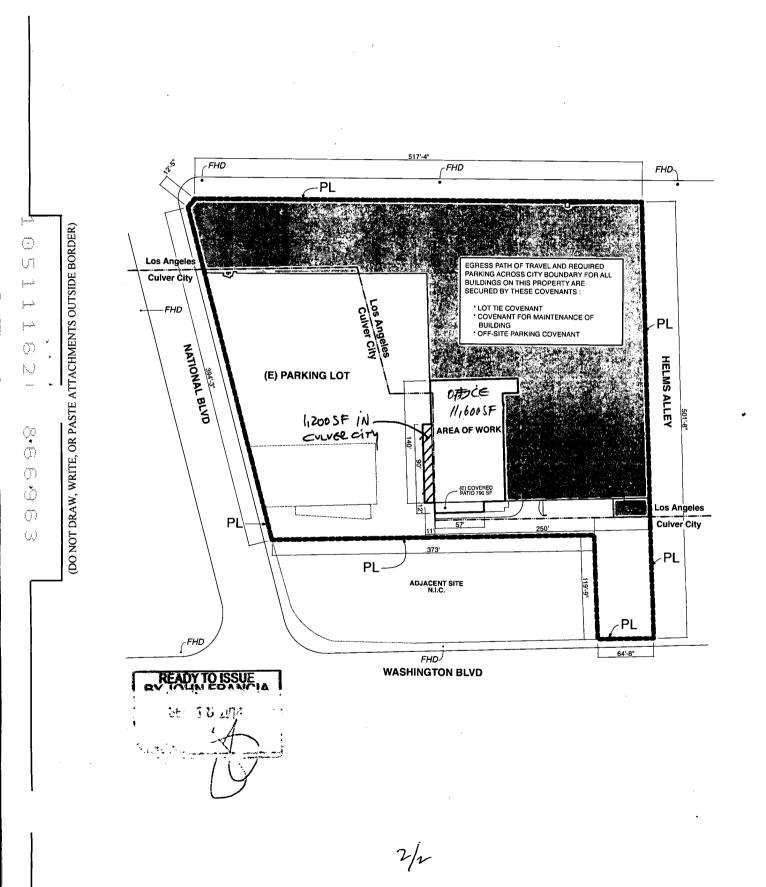
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Bldg-Alter/Repair Commercial Plan Check

City of Los Angeles - Department of Building and Safety

Plan Check #: B18LA14236FO Initiating Office: METRO

PLOT PLAN ATTACHMENT Printed on: 08/08/18 09:47:18





Permit #:

Plan Check #: B18LA06179

Event Code:

18014 - 10000 - 01702

Printed: 07/24/18 12:21 PM

W/O #: 81401702

Bldg-Addition GREEN - MANDATORY City of Los Angeles - Department of Building and Safety 07/24/2018 Issued on: Commercial APPLICATION FOR BUILDING PERMIT Last Status: Issued

Regular Plan Check AND CERTIFICATE OF OCCUPANCY Status Date: 07/24/2018 Plan Check

PARCEL ID # (PIN #) 2, ASSESSOR PARCEL# 1. TRACT BLOCK LOT(s) COUNTY MAP REF# ARB FRANK PARTENICO PLACE R MB 10-186 123B169 1385 4312 - 015 - 005

3. PARCEL INFORMATION

Area Planning Commission - South Los Angeles

LADBS Branch Office - LA

Council District - 10 Certified Neighborhood Council - South Robertson

Community Plan Area - West Adams - Baldwin Hills - Leimert

District Map - 123B169 Energy Zone - 8 Fire District - 2

GPI Plan Route Office - WLA

Census Tract - 2702.00

Earthquake-Induced Liquefaction Area - Yes

Lot Cut Date - PRIOR-06/01/1946 Near Source Zone Distance - 0 Thomas Brothers Map Grid - 632-H7

ZONES(S): C2-2D-CPIO

4. DOCUMENTS

ZI - ZI-2427 FWY Adj Advisory Notice for Se ORD - ORD-165481-SA570 ZI - ZI-2452 Transit Priority Area in the Cit ORD - ORD-172913-SA60

ZI - ZI-2468 West Adams Community Plan In: ORD - ORD-184794

ZA - ZA-2010-538-ZV

ORD - ORD-184796-SA620

CUB - CUB-1982-79

CPC - CPC-1986-821-GPC CPC - CPC-1995-80-CPR-ZC

CPC - CPC-2006-5567-CPU

For Cashier's Use Only

CPC - CPC-2013-621-ZC-GPA-SP AFF - AFF. 20180708476 PA

AFF - AFF-36854 AFF - AFF-41985

5. CHECKLIST ITEMS

Special Inspect - Field Welding

Special Inspect - Structural Observation Permit Flag - Not a Fire Life Safety Project Std. Work Descr - Seismic Gas Shut Off Valve

6. PROPERTY OWNER, TENANT, APPLICANT INFORMATION

PACIFIC INVESTMENT ASSOCIATES

8771 WASHINGTON BLVD STE B, CULVER CITY CA 90232 --

Tenant

Applicant: (Relationship: Other)

CORINNA GEBERT -

1659 11TH STREET #200, SANTA MONICA, CA 90404 -- (310) 450-8246

7. EXISTING USE

(16) Furniture Store

(22) Warehouse

PROPOSED USE (16) Furniture Store

(16) Retail

(16) Retail

(13) Office

(07) Parking Garage

8. DESCRIPTION OF WORK

SHELL & CORE RENOVATION TO INCLUDE: CHANGE OF USE FROM WAREHOUSE TO OFFICE & PARKING GARAGE, NEW DEMISING WALLS, AND

NEW ATTACHED PATIO.

9. # Bldgs on Site & Use:

10. APPLICATION PROCESSING INFORMATION

BLDG, PC By: Sam Chang OK for Cashier: Adimika Thomas

DAS PC By: Shine Lin Coord, OK:

Date: 07/24/2018

Signature:

11. PROJECT VALUATION Final Fee Period

Permit Valuation; \$935,000

PC Valuation:

Total Bond(s) Due:

Sewer Cap ID 12. ATTACHMENTS

Plot Plan

For inspection requests, call toll-free (888) LA4BUILD (524-2845). Outside LA County, call (213) 482-0000 or request inspections via www.ladbs.org. To speak to a Call Center agent, call 311. Outside LA County, call (213) 473-3231.



LA ERIC 102127573 7/24/2018 12:20:51 PM BUILDING PERMIT COMM \$4,715.34 BUILDING PLAN CHECK \$0.00 BUILDING PLAN CHECK \$0.00 PLAN MAINTENANCE \$94.31 EI COMMERCIAL \$261.80 DEV SERV CENTER SURCH \$152.14 SYSTEMS DEVT FEE \$304.29 CITY PLANNING SURCH \$288.58 MISCELLANEOUS \$10.00

PLANNING GEN PLAN MAINT SURCH \$336.68 SCHOOL DEV COMM

CA BLDG STD COMMISSION SURCHARGE \$38.00

BUILDING PLAN CHECK

\$6,201.14 Sub Total:

\$0.00

\$0.00

Permit #: 180141000001702 Building Card #: 2018LA07106 Receipt #: 0102920008

13. STRUCTUR	RE INVENTORY (Note: Numeric measurement data in the f	ormat "number / number" implies "change in numeric value / total resulting numeric	18014 - 10000 - 01702
(P) Height (2 (P) Length: - (P) Stories: 0 (P) Width: 0 (P) B Occ. 0 (P) S1 Occ. 0 (P) S2 Occ. 0 (P) Long Ter	ea (ZC): +22260 Sqft / Sqft ZC): 0 Feet / Feet +12 Feet / Feet 0 Stories / 1 Stories Feet / Feet broup: +11600 Sqft / 11600 Sqft Group: +34650 Sqft / Sqft Group: +23050 Sqft / 23050 Sqft m Bicycle Parking Provided for Bldg: +6 Spaces / Smr Bicycle Parking Req'd for Bldg: +2 Spaces / S	( ) 3 14 1 2 ( ) 3 /	(P) Provided Disabled for Site: 6 Stalls (P) Provided Standard for Site: 119 Stalls (P) Short Term Bicycle Parking Provided for Site: 4 Spaces (P) Short Term Bicycle Parking Req'd for Site: 4 Spaces (P) Total Provided Parking for Site: +102 Stalls / 194 Stall (P) Type III-B Construction
** Approved use to office 23050 sf. ( p	ION COMMENTS:  Seismic Gas Shut-Off Valve may be required. ** (e) wa area = 11600 sf. ( additional 3 req'd parking stalls). rovided additional 70 stalls) (n) cover patio = 740 sf. 4 stalls (n) cover parking = 70 stalls. aff. 20180708476	change of use to parking area = (additional 1 parking stalls) (e) open	In the event that any box (i.e. 1-16) is filled to capacity, it is possible that additional information has been captured electronically and could not be printed due to space restrictions. Nevertheless the information printed exceeds that required by section 19825 of the Health and Safety Code of the State of California.
15. BUILDING	RELOCATED FROM:		
(A) ISTAR (C) ADVA	ANCED CONTRACTORS INC 935 W	ESS ELEVENTH STREET #200, SANTA MONICA, CA 7 223RD STREET, TORRANCE, CA 905 9TH STREET, SANTA MONICA, CA	02 B 382163
1	period of 180 days (Sec. 98.0602 LAMC). Claims for refund	wo years after the date of the permit issuance. This permit will also expire if n of fees paid must be filed within one year from the date of expiration for perm permit fees if the Department fails to conduct an inspection within 60 days of i	its granted by LADBS (Sec. 22.12 & 22.13
		17. LICENSED CONTRACTOR'S DECLARATION  der the provisions of Chapter 9 (commencing with Section 7000) of Division contractors only: I understand the limitations of Section 7057 of the Business of Contractor:  ADVANCED CONTRACTORS IN	and Professional Code related to my ability to take
<u> </u>	Election (Id.)	Ovinació.	
,	this permit is issued.	18. WORKERS' COMPENSATION DECLARATION g declarations: sure for workers' compensation, as provided for by Section 3700 of the Labor e, as required by Section 3700 of the Labor Code, for the performance of the v	
	Carrier: BENCHMARK INS. CO.	Policy Number:	CST501785
	California, and agree that if I should become subject to the WARNING: FAILURE TO SECURE WORKERS' COMPEN	is permit is issued, I shall not employ any person in any manner so as to becon ne workers' compensation provisions of Section 3700 of the Labor Code, I shall NSATION COVERAGE IS UNLAWFUL, AND SHALL SUBJECT AN EMPI LARS (\$100,000), IN ADDITION TO THE COST OF COMPENSATION, DA	Il forthwith comply with those provisions.  LOYER TO CRIMINAL PENALTIES AND
(909) 396-2336	5 and the notification form at www.aqmd.gov. Lead safe con-	19. ASBESTOS REMOVAL DECLARATION / LEAD HAZARD WARNING been submitted to the AQMD or EPA as per section 19827.5 of the Health and struction practices are required when doing repairs that disturb paint in pre-19 ses for LA County at (800) 524-5323 or the State of California at (800) 597-53.	78 buildings due to the presence of lead per section
	. , , , , ,	20. CONSTRUCTION LENDING AGENCY DECLARATION agency for the performance of the work for which this permit is issued (Sec. 3)	1097, Civil Code).
Lender's Name	e (If Any):	Lender's Address :	
comply with a purposes. I re with any appl any work des- unreasonably	all city and county ordinances and state laws relating to buildi alize that this permit is an application for inspection and that icable law. Furthermore, neither the City of Los Angeles nor cribed herein, nor the condition of the property nor the soil up	21. FINAL DECLARATION  CLARATIONS and state that the above information INCLUDING THE AB ing construction, and hereby authorize representatives of this city to enter upor it does not approve or authorize the work specified herein, and it does not auth any board, department officer, or employee thereof, make any warranty, nor sh bon which such work is performed. I further affirm under penalty of perjury, there and located on my property, but in the event such work does destroy or un provided (Sec. 91.0106.4.3.4 LAMC).	n the above-mentioned property for inspection corize or permit any violation or failure to comply nall be responsible for the performance or results of nat the proposed work will not destroy or
By signing	g below, I certify that:		
(1) 1 acce Lendi	•	s Declaration, Workers' Compensation Declaration, Asbestos Removal Declaration of the property.	ation / Lead Hazard Warning, Construction
Print Name:	DAVID CROSS	Sign: Date:	07/24/2018 Contractor X Authorized Agent

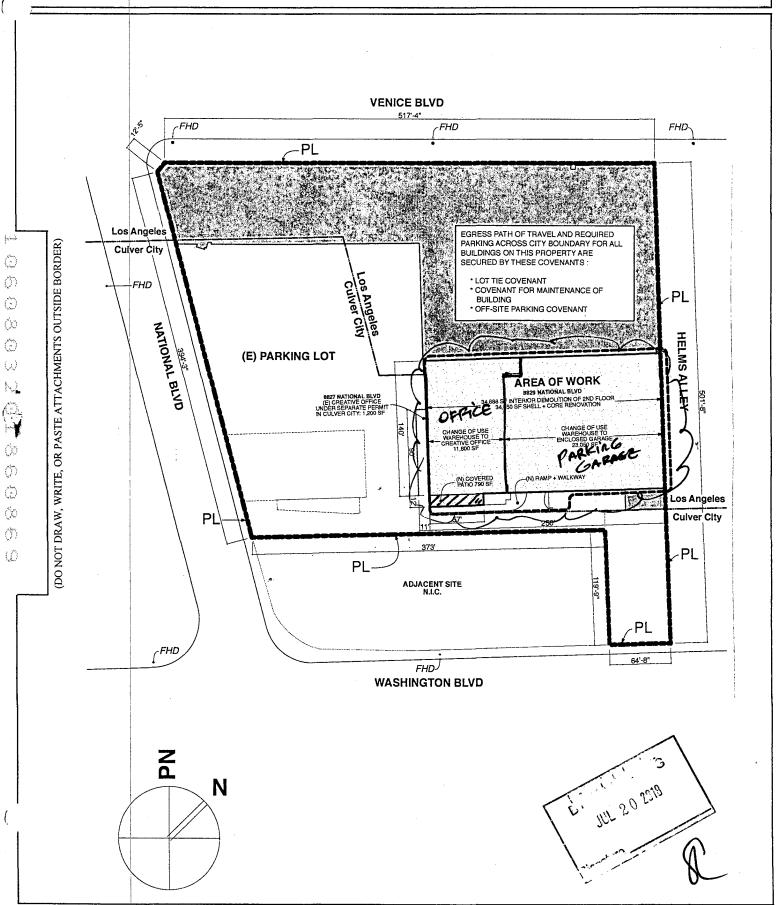
Permit Application #: 18014 - 10000 - 01702

Bldg-Addition Commercial Plan Check

City of Los Angeles - Department of Building and Safety

# PLOT PLAN ATTACHMENT

Plan Check #: B18LA06179FO Initiating Office: METRO Printed on: 04/24/18 10:51:55





Permit #

Plan Check #: B18LA20589

Event Code:

18014 - 10001 - 01702

Printed: 09/25/18 04:22 PM

Bldg-Alter/Repair GREEN - NONE

City of Los Angeles - Department of Building and Safety

Issued on: 09/25/2018

Commercial

Plan Check at Counter

APPLICATION FOR BUILDING PERMIT

Last Status: Issued

Status Date: 09/25/2018

Plan Check

AND CERTIFICATE OF OCCUPANCY

1. TRACT

BLOCK

COUNTY MAPREF#

PARCEL ID # (PIN #)

2. ASSESSOR PARCEL#

FRANK PARTENICO PLACE

В

M B 10-186 1

123B169 1385

4312 - 015 - 005

3. PARCEL INFORMATION

Area Planning Commission - South Los Angeles

LADBS Branch Office - LA

Council District - 10

Certified Neighborhood Council - South Robertson Community Plan Area - West Adams - Baldwin Hills - Leimert

Census Tract - 2702.00 District Map - 123B169

Energy Zone - 8

Fire District - 2

GPI Plan Route Office - WLA

Earthquake-Induced Liquefaction Area - Yes Lot Cut Date - PRIOR-06/01/1946 Near Source Zone Distance - 0 Thomas Brothers Map Grid - 632-H7

ZONES(S): C2-2D-CPIO

4. DOCUMENTS

ZI - ZI-2427 FWY Adj Advisory Notice for Se ORD - ORD-165481-SA570

ZI - ZI-2452 Transit Priority Area in the Cit ORD - ORD-172913-SA60

ZI - ZI-2468 West Adams Community Plan In: ORD - ORD-184794

ORD - ORD-184796-SA620

PROPOSED USE

CUB - CUB-1982-79

CPC - CPC-1986-821-GPC

CPC - CPC-1995-80-CPR-ZC CPC - CPC-2006-5567-CPU

AFF - AFF. 20180708476 PA AFF - AFF-36854

CPC - CPC-2013-621-ZC-GPA-SP

AFF - AFF-41985

ZA - ZA-2010-538-ZV 5. CHECKLIST ITEMS

Permit Flag - Not a Fire Life Safety Project Std. Work Descr - Seismic Gas Shut Off Valve

6. PROPERTY OWNER, TENANT, APPLICANT INFORMATION

Owner(s):

PACIFIC INVESTMENT ASSOCIATES

8771 WASHINGTON BLVD STE B, CULVER CITY CA 90232 --

Tenant:

Applicant: (Relationship: Other)

CORINNA GEBERT -

1659 11TH STREET #200, SANTA MONICA, CA 90404 -- (310) 450-8246

7. EXISTING USE

(13) Office

(16) Retail (16) Furniture Store

(07) Parking Garage

8. DESCRIPTION OF WORK

supplemental permit # 18014-10k-01702 to include add framing for 5 AC units weight 1090 # each and 2 ac units weight 496# each

9. # Bldgs on Site & Use:

10. APPLICATION PROCESSING INFORMATION

BLDG. PC By: Sam Chang OK for Cashier: Sam Chang DAS PC By: Coord, OK:

Date: 09/25/2018

Signature:

3016

11. PROJECT VALUATION

Permit Valuation: \$12,000 Sewer Cap ID:

PC Valuation:

Total Bond(s) Due:

12. ATTACHMENTS

Plot Plan

For inspection requests, call toll-free (888) LA4BUILD (524-2845). Outside LA County, call (213) 482-0000 or request inspections via www.ladbs.org. To speak to a Call Center agent, call 311. Outside LA County, call (213) 473-3231.



For Cashier's Use Only

W/O #: 81401702

LA DAVI 102131762 9/25/2018 4:21:55 PM BUILDING PERMIT COMM \$213.75

BUILDING PLAN CHECK \$0.00 \$3.36 EI COMMERCIAL

DEV SERV CENTER SURCH \$6.51 SYSTEMS DEVT FEE \$13.03

CITY PLANNING SURCH \$12.83 MISCELLANEOUS \$10.00

PLANNING GEN PLAN MAINT SURCH \$14.96 CA BLDG STD COMMISSION SURCHARGE \$1.00

BUILDING PLAN CHECK \$0.00 LINKAGE FEE \$0.00

Sub Total:

\$275.44

Permit #: 180141000101702 Building Card #: 2018LA11046 Receipt #: 0102947441

13. STRUCT	JRE INVENTORY (Note: Numeric measurement data in the format "number / number" implies "change in numeric value / total resulting numeric value.	ue")	1801	4 - 10001 - 0170	02
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	TION COMMENTS:		nal information has be		-
	d Seismic Gas Shut-Off Valve may be required. ** e Exempt: Non-residential developments less than 15,000 square feet	11	ould not be printed du	•	
Liikayei	e Exempt. Normasidential developments less than 15,000 square leet	II	eless the information ion 19825 of the Heal		1
		Code of the State of			1
		]			
15, BUILDIN	G RELOCATED FROM:				
16, CONTRA	CTOR, ARCHITECT & ENGINEER NAME ADDRESS	CLASS	LICENSE#	PHONE #	亏
	ANBULLU, ALEKS 1659 ELEVENTH STREET #200, SANTA MONICA, CA 9		C11519	<u> </u>	
	/ANCED CONTRACTORS INC 935 W 223RD STREET, TORRANCE, CA 90502	В	382163		1
(E) POI	ON, GORDON LEONARD 709 19TH STREET, SANTA MONICA, CA 9	0402	C28564		
	PERMIT EXPIRATION/REFUNDS: This permit expires two years after the date of the permit issuance. This permit will also expire if no c	nstruction work is perf	ormed for a continuou	·	一
	period of 180 days (Sec. 98.0602 LAMC). Claims for refund of fees paid must be filed within one year from the date of expiration for permits			•	
	LAMC). The permittee may be entitled to reimbursement of permit fees if the Department fails to conduct an inspection within 60 days of reco	iving a request for final	inspection (HS 1795)	).	
· · ·					
	17. LICENSED CONTRACTOR'S DECLARATION				
	I hereby affirm under penalty of perjury that I am licensed under the provisions of Chapter 9 (commencing with Section 7000) of Division 3 of		•	4	- 1
•	license is in full force and effect. The following applies to B contractors only: I understand the limitations of Section 7057 of the Business and prime contracts or subcontracts involving specialty trades.	Professional Code relat	ed to my ability to tak	e ·	
	_ • •				
	License Class: B License No.: 382163 Contractor: ADVANCED CONTRACTORS INC				_
	18. WORKERS' COMPENSATION DECLARATION				
	I hereby affirm, under penalty of perjury, one of the following declarations:		•		
	() I have and will maintain a certificate of consent to self insure for workers' compensation, as provided for by Section 3700 of the Labor Co	le, for the performance	of the work for which		
	this permit is issued.				
	(X) I have and will maintain workers' compensation insurance, as required by Section 3700 of the Labor Code, for the performance of the workers'	for which this permit i	s issued. My workers'		
	compensation insurance carrier and policy number are:				- 1
!	Carrier: BENCHMARK INS. CO. Policy Number:	CST50	1785		
	(_) I certify that in the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to become	ubject to the workers' c	ompensation laws of		
	California, and agree that if I should become subject to the workers' compensation provisions of Section 3700 of the Labor Code, I shall for				- 1
	WARNING: FAILURE TO SECURE WORKERS' COMPENSATION COVERAGE IS UNLAWFUL, AND SHALL SUBJECT AN EMPLO'	TER TO CRIMINAL PI	ENALTIES AND		
	CIVIL FINES UP TO ONE HUNDRED THOUSAND DOLLARS (\$100,000), IN ADDITION TO THE COST OF COMPENSATION, DAM				
	3706 OF THE LABOR CODE, INTEREST, AND ATTORNEY'S FEES.	•			
		·			=
I cartify that	19. ASBESTOS REMOVAL DECLARATION / LEAD HAZARD WARNING notification of asbestos removal is either not applicable or has been submitted to the AOMD or EPA as per section 19827.5 of the Health and Sa	faty Code Information	is musikable at		
•	36 and the notification form at <a href="https://www.aqmd.gov">www.aqmd.gov</a> . Lead safe construction practices are required when doing repairs that disturb paint in pre-1978.			n .,	
6716 and 67	17 of the Labor Code. Information is available at Health Services for LA County at (800) 524-5323 or the State of California at (800) 597-5323	or www.dhs.ca.gov/chil	<u>dlead</u> .	•	
	20, CONSTRUCTION LENDING AGENCY DECLARATION			:	一
I hereby affi	m under penalty of perjury that there is a construction lending agency for the performance of the work for which this permit is issued (Sec. 309	7, Civil Code).		,	
Lender's Na	ne (If Any):				H
Delider 5 14a	Length 5 Address . ,				<u> </u>
	21. FINAL DECLARATION				
	t I have read this application INCLUDING THE ABOVE DECLARATIONS and state that the above information INCLUDING THE ABOV				- 1
	h all city and county ordinances and state laws relating to building construction, and hereby authorize representatives of this city to enter upon the realize that this permit is an application for inspection and that it does not approve or authorize the work specified herein, and it does not authori			,	- 1
	plicable law. Furthermore, neither the City of Los Angeles nor any board, department officer, or employee thereof, make any warranty, nor shall				l
	escribed herein, nor the condition of the property nor the soil upon which such work is performed. I further affirm under penalty of perjury, that		•		- 1
	ly interfere with any access or utility easement belonging to others and located on my property, but in the event such work does destroy or unrea asement(s) satisfactory to the holder(s) of the easement will be provided (Sec. 91.0106.4.3.4 LAMC).	onably interfere with st	ich easement, a		
By signi	ng below, I certify that:				
(1) I ac	cept all the declarations above namely the Licensed Contractor's Declaration, Workers' Compensation Declaration, Asbestos Removal Declaration	n / Lead Hazard Warni	ng, Construction		
Les	ding Agency Declaration, and Final Declaration, and				
(2) Thi	s permit is being obtained with the consent of the legal owner of the property.				
Print Name	DAVID CROSS Sign: Date: 09/	25/2018	Contractor	X Authorized Ager	nt
			-		_

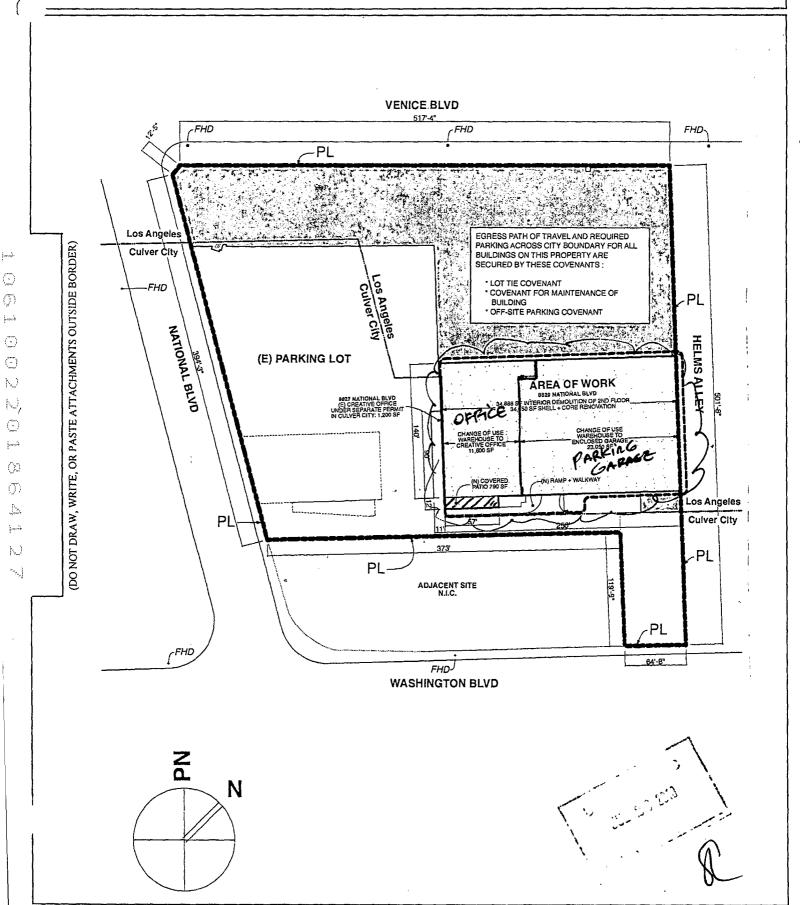
Bldg-Addition Commercial

Plan Check

City of Los Angeles - Department of Building and Safety

Plan Check #: B18LA06179FO Initiating Office: METRO Printed on: 04/24/18 10:51:55

# PLOT PLAN ATTACHMENT



COUNCIL DISTRICT: 10

INSPECTION DISTRICT: BIGIWLA3

PLOT PLAN



Permit #:

Plan Check #: B18LA16140

Event Code:

18030 - 10000 - 05321

Printed: 08/03/18 02:25 PM

Grading GREEN - MANDATORY City of Los Angeles - Department of Building and Safety Issued on: 08/03/2018 Commercial

APPLICATION FOR GRADING PERMIT Plan Check at Counter

Last Status: Issued

Plan Check AND GRADING CERTIFICATE Status Date: 08/03/2018

I. TRACT BLOCK LOT(s) COUNTY MAPREF# PARCEL ID # (PIN #) 2. ASSESSOR PARCEL# FRANK PARTENICO PLACE В M B 10-186 123B169 1385 4312 - 015 - 005

3. PARCEL INFORMATION

Area Planning Commission - South Los Angeles

LADBS Branch Office - LA

Council District - 10 Certified Neighborhood Council - South Robertson

Community Plan Area - West Adams - Baldwin Hills - Leimert

Census Tract - 2702.00 District Map - 123B169

Energy Zone - 8 Fire District - 2

GPI Plan Route Office - WLA

Earthquake-Induced Liquefaction Area - Yes Lot Cut Date - PRIOR-06/01/1946

Near Source Zone Distance - 0 Thomas Brothers Map Grid - 632-H7

ZONES(S): C2-2D-CPIO

4. DOCUMENTS

ZI - ZI-2427 FWY Adj Advisory Notice for Se ORD - ORD-165481-SA570

ZI - ZI-2452 Transit Priority Area in the Cit ORD - ORD-172913-SA60 ZI - ZI-2468 West Adams Community Plan In: ORD - ORD-184794

ZA - ZA-2010-538-ZV

ORD - ORD-184796-\$A620

CUB - CUB-1982-79

CPC - CPC-1986-821-GPC

CPC - CPC-1995-80-CPR-ZC CPC - CPC-2006-5567-CPU

CPC - CPC-2013-621-ZC-GPA-SP AFF - AFF. 20180708476 PA

AFF - AFF-36854

AFF - AFF-41985

5. CHECKLIST ITEMS

6. PROPERTY OWNER, TENANT, APPLICANT INFORMATION

PACIFIC INVESTMENT ASSOCIATES

8771 WASHINGTON BLVD STE B, CULVER CITY CA 90232 --

Tenant

Applicant: (Relationship: Other)

CORINNA GEBERT -

1659 11TH STREET #200, SANTA MONICA, CA 90404 -- (310) 450-8246

7. EXISTING USE

PROPOSED USE

(60) Grading - Non-Hillside

8. DESCRIPTION OF WORK

grading - site prep. and fill grade at new patio and driveway ramp to the parking garage

9, # Bldgs on Site & Use:

Sewer Cap ID

10. APPLICATION PROCESSING INFORMATION

BLDG. PC By: Sam Chang OK for Cashier: Michael Irigoyen

Coord. OK:

DAS PC By:

Signature

Date: 08/03/2018

II. PROJECT VALUATION Permit Valuation:

PC Valuation: Total Bond(s) Due:

12. ATTACHMENTS Plot Plan

For inspection requests, call toll-free (888) LA4BUILD (524-2845). Outside LA County, call (213) 482-0000 or request inspections via www.ladbs.org. To speak to a Call Center agent, call

311. Outside LA County, call (213) 473-3231.

For Cashier's Use Only

W/O #: 83005321

LA NELI 101129176 8/3/2018 2:25:21 PM \$473.00 GRADING PERMIT GRADING PLAN CHECK \$0.00

DEV SERV CENTER SURCH \$15.00 \$30.00 SYSTEMS DEVT FEE \$30.00 CITY PLANNING SURCH MISCELLANEOUS \$10.00 PLANNING GEN PLAN MAINT SURCH \$35.00

Sub Total:

GRADING PLAN CHECK

\$27.00 \$620.00

Permit #: 180301000005321 Building Card #: 2018LA07837 Receipt #: 0101925247

13. STRUCTURE INVENTOR	(Note: Numeric measureme	nt data in the format "number / number" implies "chang	e in numeric value / total resulting numeric value	e")	18030 - 10000 - 05321
(P) Fill: 260 Cuyd (P) Import: 260 Cuyd			ä ⁿ <b>β</b> . ³ :		
	,				
	,				
14. APPLICATION COMMEN	S:			In the event that any box (i.e. 1-16)	is filled to capacity, it is
(e) warehouse area = 346	50 sf. change of use to office	area = 11600 sf. (additional 3 req'd parking		possible that additional information electronically and could not be prin	· · · · · · · · · · · · · · · · · · ·
	talls) (e) open parking =124	ovided additional 70 stalls) (n) cover patio = 7 stalls (n) cover parking = 70 stalls. aff.	740	restrictions. Nevertheless the inforn that required by section 19825 of th Code of the State of California.	
15, BUILDING RELOCATED	ROM;				
16. CONTRACTOR, ARCHITI		ADDRESS		CLASS LICENSE	
(A) ISTANBULLU, AI (C) ADVANCED CON (E) POLON, GORDON	TRACTORS INC	1659 ELEVENTH STREET #200, 935 W 223RD STREET, 709 19TH STREET,	SANTA MONICA, CA 904 TORRANCE, CA 90502 SANTA MONICA, CA 904	B 382163	
period of 180 c	nys (Sec. 98.0602 LAMC). Clair	rmit expires two years after the date of the permit iss ns for refund of fees paid must be filed within one your ursement of permit fees if the Department fails to co	ear from the date of expiration for permits gr	anted by LADBS (Sec. 22.12 & 22.1	3
		17. LICENSED CO	NTRACTOR'S DECLARATION		
license is in fu		n licensed under the provisions of Chapter 9 (comm applies to B contractors only: I understand the limit lty trades.			
License Class:	B License No.:	382163 Contractor: Al	DVANCED CONTRACTORS INC		
	under penalty of perjury, one or		OMPENSATION DECLARATION  vided for by Section 3700 of the Labor Code	s, for the performance of the work for	which
_	will maintain workers' compensa	tion insurance, as required by Section 3700 of the La	abor Code, for the performance of the work	for which this permit is issued. My w	orkers'
	on insurance carrier and policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second policy in the second polic	number are:	Policy Number:	CST501785	
(_) I certify th	t in the performance of the work	for which this permit is issued, I shall not employ a e subject to the workers' compensation provisions of	ny person in any manner so as to become su	bject to the workers' compensation la	ws of
WARNING: F CIVIL FINES	LILURE TO SECURE WORKE	RS' COMPENSATION COVERAGE IS UNLAWFU SAND DOLLARS (\$100,000), IN ADDITION TO	JL, AND SHALL SUBJECT AN EMPLOYE	ER TO CRIMINAL PENALTIES AN	
<u> </u>		19. ASBESTOS REMOVAL DECLAR	ATION / LEAD HAZARD WARNING		
(909) 396-2336 and the notifi	ation form at www.aqmd.gov. 1	cable or has been submitted to the AQMD or EPA as ead safe construction practices are required when do Health Services for LA County at (800) 524-5323 or	oing repairs that disturb paint in pre-1978 bu	ildings due to the presence of lead pe	r section
I hereby affirm under penalty	of perjury that there is a constru-	20, CONSTRUCTION LENDING agency for the performance of the work	NG AGENCY DECLARATION c for which this permit is issued (Sec. 3097,	Civil Code).	
Lender's Name (If Any):		Lender's Address :			
comply with all city and coupurposes. I realize that this p with any applicable law. Fu any work described herein, a unreasonably interfere with	ty ordinances and state laws rel ermit is an application for inspec hermore, neither the City of Los or the condition of the property ny access or utility easement be	ABOVE DECLARATIONS and state that the abovating to building construction, and hereby authorize tion and that it does not approve or authorize the wo Angeles nor any board, department officer, or emplore the soil upon which such work is performed. I further soil upon which such work property, but in ment will be provided (Sec. 91.0106.4.3.4 LAMC).	we information INCLUDING THE ABOVE representatives of this city to enter upon the rk specified herein, and it does not authorize byee thereof, make any warranty, nor shall burther affirm under penalty of perjury, that the	above-mentioned property for inspect or permit any violation or failure to e responsible for the performance or t e proposed work will not destroy or	tion comply results of
By signing below, I c	rtify that:				
(1) I accept all the decla Lending Agency Dec	ations above namely the License laration, and Final Declaration;		Declaration, Asbestos Removal Declaration	/ Lead Hazard Warning, Construction	n
., .	btained with the consent of the			1/0.19	<b></b>
Print Name: DAVID CI	O22	Sign:	Date: 08/03	Contracto	or X Authorized Agent

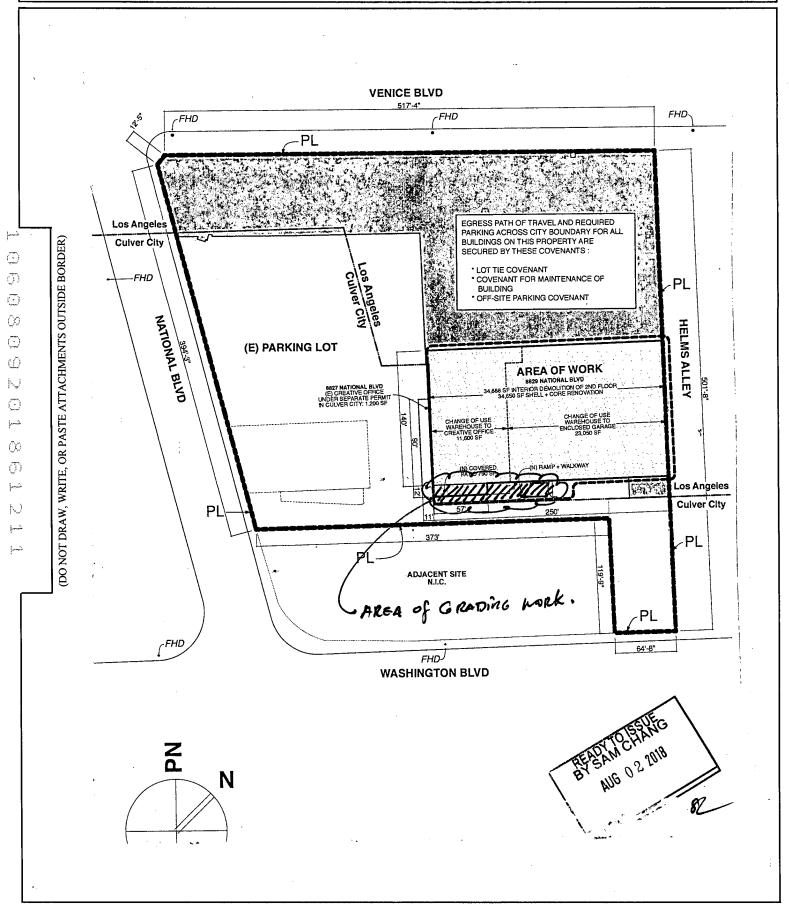
Permit Application #: 18030 - 10000 - 05321

Grading
Commercial
Plan Check

City of Los Angeles - Department of Building and Safety

Plan Check #: B18LA16140 Initiating Office: METRO Printed on: 08/03/18 08:28:10

## PLOT PŁAN ATTACHMENT





Permit #: Plan Check #: Event Code:

18044 - 90000 - 14814

Status Date: 12/05/2018

Printed: 12/05/18 03:20 PM

HVAC City of Los Angeles - Department of Building and Safety Issued On: 12/05/2018 Commercial APPLICATION FOR HVAC Last Status: Issued **Express Permit** 

No Plan Check 1. PROPERTY OWNER

PACIFIC INVESTMENT ASSOCIATES 8771 WASHINGTON BLVD STE CULVER CITY CA 90232

2. APPLICANT INFORMATION (Relationship: Net Applicant)

650 COCHRAN ST SUITE 2 MICHELLE JIMINEZ SIMI VALLEY, CA 93065 (805) 582-9188

PLAN CHECK AND INSPECTION

3. TENANT INFORMATION

4. CONTRACTOR, ARCHITECT, & ENGINEER NAME

ADDRESS

CLASS LICENSE#

PHONE #

(C) DAHME HEATING AND AIR

650 COCHRAN

SIMI VALLEY, CA 93065

C20 590084

For inspection requests, call toll-free (888) LA4BUILD (524-2845). Outside LA County, call (213) 473-3231 or request inspections via www.

ladbs.org. To speak to a Call Center agent, call 311 or (866) 4LACITY

(452-2489). Outside LA County, call (213) 473-3231.

(805) 582-9188

Structural plan check is required for new or replaced equipment weighing 400 lbs. or more when supported by a building and in case of a replacement, the new equipment exceeds the weight of the old one. LAMC Section 91.1632. E-Permit paid by credit card, fax number-> (805)582-2947.

6. DESCRIPTION OF WORK

install new units, Exhaust fans, and new ductwork

7. CHECKLIST ITEMS:

8. COUNCIL DISTRICT: 10

9. APPLICATION PROCESSING INFORMATION

Plan Check By:

OK for Cashier:

Signature: Date:

For Cashier's Use Only

W/O #: 84414814

8829 W National Blvd 8044 - 90000 - 14814

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

10. FEE INFORMATION Inspection Fee Period Permit Fee: 651.82 INSPECTION TOTAL HVAC 651.82 Permit Total 651.82 Permit Fee Subtotal HVAC 574.00 Permit D.S.C. Surcharge 17.94 Permit Sys. Development Surcharge 35.88 Permit Issuing Fee 24.00

> Payment Date: 12/05/18 Receipt No: ON364037

Amount: \$651.82

	18044 - 90000 - 1481
	EM INFORMATION
ENVIRO Bathroom	ONMENTAL VENT SYSTEM (3) 36.00
MISCEI Add/Alter/F	LLANEOUS Repair (9) 216.00
SYSTEM	M COMPONENTS
Air Handlin	g Unit (3) 72.00 Air Inlet/Outlet (50) 250.00
PERMIT	EXPIRATION/REFUNDS: This permit expires two years after the date of the permit issuance. This permit will also expire if no construction work is performed for a continuous period of 180 days (Sec. 98.0602 LAMC
Claims for	r refund of fees paid must be filed within one year from the date of expiration for permits granted by LADBS (Sec. 22.12 & 22.13 LAMC). The permittee may be entitled to reimbursement of permit fees if the Department and impection within 60 days of receiving a request for final inspection (HS 17951).
	12. LICENSED CONTRACTOR'S DECLARATION  I hereby affirm under penalty of perjury that I am licensed under the provisions of Chapter 9 (commencing with Section 7000) of Division 3 of the Business and Professions Code, and my license is in full force and effection 7000.
	The following applies to B contractors only: I understand the limitations of Section 7057 of the Business and Professional Code related to my ability to take prime contracts or subcontracts involving specialty trades.
	License Class: C20 License No.: 590084 Contractor: DAHME HEATING AND AIR CONDITIONING
	13. WORKERS' COMPENSATION DECLARATION  I hereby affirm, under penalty of perjury, one of the following declarations:
	I have and will maintain a certificate of consent to self insure for workers' compensation, as provided for by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued.
	(X) I have and will maintain workers' compensation insurance, as required by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued. My workers' compensation insurance
	carrier and policy number are:
	Carrier: INS. CO. OF THE WEST Policy Number: WPL5033334
	(_) I certify that in the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to become subject to the workers' compensation laws of California, and agree that I should become subject to the workers' compensation provisions of Section 3700 of the Labor Code, I shall forthwith comply with those provisions.
	WARNING: FAILURE TO SECURE WORKERS' COMPENSATION COVERAGE IS UNLAWFUL, AND SHALL SUBJECT AN EMPLOYER TO CRIMINAL PENALTIES AND CIVIL FINES UP TO ON
	HUNDRED THOUSAND DOLLARS (\$100,000), IN ADDITION TO THE COST OF COMPENSATION, DAMAGES AS PROVIDED FOR IN SECTION 3706 OF THE LABOR CODE, INTEREST, AND
	ATTORNEY'S FEES.
	14. ASBESTOS REMOVAL DECLARATION / LEAD HAZARD WARNING
	aat notification of asbestos removal is either not applicable or has been submitted to the AQMD or EPA as per section 19827.5 of the Health and Safety Code. Information is available at Lead safe construction practices any when doing repairs that disturb paint in pre-1978 buildings due to the presence of lead <a href="www.aqmd.gov">www.aqmd.gov</a> (909) 396-2336 and the notification form at per section 6716 and 6717 of the Labor Code. Information is available and the section of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the contraction of the c
	vices for LA County at (800) 524-5323 or the State of California at (800) 597-5323 or www.dhs.ca.gov/childlead
	15. CONSTRUCTION LENDING AGENCY DECLARATION
I hereby at	ffirm under penalty of perjury that there is a construction lending agency for the performance of the work for which this permit is issued (Sec. 3097, Civil Code).
Lender's N	Name (If Any):Lender's Address:
I certify th	16. FINAL DECLARATION  at I have read this application INCLUDING THE ABOVE DECLARATIONS and state that the above information INCLUDING THE ABOVE DECLARATIONS is correct. I agree to comply with all city and count
	s and state laws relating to building construction, and hereby authorize representatives of this city to enter upon the above-mentioned property for inspection purposes. I realize that this permit is an application for inspectio does not approve or authorize the work specified herein, and it does not auhorize or permit any violation or failure to comply with any applicable law. Furthermore, neither the City of Los Angeles nor any board, department
	employee thereof, make any warranty, nor shall be responsible for the performance or results of any work described herein, nor the condition of the property nor the soil upon which such work is performed. I further affirm
-	alty of perjury, that the proposed work will not destroy or unreasonably interfere with any access or utility easement belonging to others and located on my property, but in the event such work does destroy or unreasonably ith such easement, a substitute easement(s) satisfactory to the holder(s) of the easement will be provided (Sec. 91.0106.4.3.4 LAMC).
interiore w	The state cascinetic cascinetic (s) satisfactory to the notation of the cascinetic will be provided (see, 71.0100, 1.5.1.12, lifter).
By sign	ing below, I certify that:
	ept all the declarations above namely the Licensed Contractor's Declaration, Workers' Compensation Declaration, Asbestos Removal Declaration / Lead Hazard Warning, Construction Lending to Declaration, and Final Declaration; and
-	permit is being obtained with the consent of the legal owner of the property.
	e: MICHELLE JIMINEZ. Sign: Internet e-Permit System Declaration Date: 12/05/2018 X Contractor Authorized Agent
Print Name	e: MICHELLE JIMINEZ Sign: Internet e-Permit System Declaration Date: 12/05/2018 Authorized Agent

### **EXPRESS PERMIT INSPECTION RECORD**



Your feedback is important. Please visit our website to complete a Customer Survey at <a href="https://www.ladbs.org/LADBSWeb/customer-survey.jsf">www.ladbs.org/LADBSWeb/customer-survey.jsf</a>. If you would like to provide additional feedback, need clarification, or have any questions regarding plan check or inspection matters, please call our Customer Hotline at (213) 482-0056.

PERMIT #: 18044 - 90000 - 14814 ADDRESS: 8829 W National Blvd

OWNER: PACIFIC INVESTMENT ASSOCIATES 8771 WASHINGTON BLVD STE B

**CULVER CITY CA 90232** 

JOB DESCRIPTION: install new units, Exhaust fans, and new ductwork

For	use	by	cashier	only

Payment Date: 12/05/18 Receipt No: ON364037 Amount: \$651.82

YES NO

Method:

INSPECTION	DECODDS	AND DLANC	MIICT DE	AVAILADI	E DUDING	MODECTIC
INSPECTION	RECORDS	AND PLANS	S MILIS I RE	ΔνΔΙΙΔΚΙ	H DURING	INSPECTIO

**HVAC** 

Commercial

**Express Permit** 

No Plan Check

	ADING INSPECTIO	INSPECTOR	TYPE	DATE	INSPECTOR
TYPE	DATE	INSPECTOR	Exterior Lathing	DATE	INSPECTOR
Initial Grading			Interior Lathing		
Toe or Bottom			Drywall		
Soils Report Approved				I <u> </u>	OVE IS SIGNED
DO NOT PLACE	FILL UNTIL AB	OVE IS SIGNED	_	OUTSIDE OF THE	
Backfill			_	OUTSIDE OF THE	BUILDING
Fill			Electrical Underground		
Excavation			Gas		
Drainage Devices			Heating & Refrigeration		
Rough Grading			Sewer		
Approved Compaction Report			Disabled Access		
FO	OTING INSPECTIO	NS	<b>⊣</b>	POOL INSPECTION	NS
Footing Excavation			Excavation		
Forms			Reinforcing Steel		
Reinforcing Steel			Bonding		
OK to Place Concrete			Piping		
GROU	INDWORK INSPEC	TIONS	Pre-Gunite		
Electrical			Deck		
Plumbing			Enclosure/Fence		
Plumbing Methane			Pool/Spa Cover		
Gas Piping			DO NOT FILL F	POOL UNTIL AE	BOVE IS SIGNED
Heating & Refrigeration				FINAL INSPECTION	NS
Fire Sprinklers			Grading		
Disabled Access			Electrical		
Methane			Plumbing		
OK to Place Floor			Gas Test		
DO NOT PLACE F	LOOR UNTIL A	BOVE IS SIGNED	Gas		
RO	OUGH INSPECTION	NS	Heating & Refrigeration		
Green Code			Pressure Vessels		
Electrical			Elevator		
Plumbing			Fire Sprinkler		
Fire Sprinkler			Disabled Access		
Heating & Refrigeration			Green Building		
Roof Sheathing			LAFD (Title 19 only)		
Disabled Access			LAFD Fire Life Safety		
Framing			Pool Final		
Insulation			AQMD Sign-off Provided		
Suspended Ceiling	+		Public Works		
OK to Cover	<del>-  </del>		Building		
OK to cover			_		
FOR INCRECTIO	NI DECLIECT	S, PLEASE CALL	1		

**Certificate of Occupancy Required** 

B- 8 Card re v. 042011 RO

888-LA4-BUILD (888)524-2845 or www.ladbs.org

SUPPLEMENTAL NOTES:
IMPORTANT NOTICE
* Prior to the start of any construction work adjacent to any public way, pedestrian protection shall be provided (Sec. 91.3303 L.A.M.C.).
* Inspection(s) may be requested anytime via the internet or touch tone phone. To request an inspection via the internet, go to www.ladbs.org and click on "Request an Inspection" under Online Services. To request an inspection via touch tone phone, call toll free (888) LA4BUILD (888-524-2845) and select option 1 for Automated Request System. To request an inspection via the Customer Call Center, call 3-1-1 within the City of Los Angeles or (213) 473-3231 outside the City of Los Angeles between 7:00 a.m. and 10:00 p.m. When requesting an inspection, the following are required: (1)The job address, (2)Type of inspection, (3)Use of building, (4)Permit number, (5)Phone number of a contact person should the department need to reach someone.
* Inspection requests received before 4:00 p.m. Monday through Friday (excluding holidays) will normally be made the next business day. Requests received after 4:00 p.m. will be made following the next business day. The Automated Inspection Call Back System (AICBS) will attempt to telephone the contact phone number to confirm the Inspection.
* Permit fees provide for a limited number of inspections. A reinspection fee may be assessed when the work for which an inspection was requested is not complete, when the inspection record or plans are not available, or when there is failure to provide site access to department staff.
* No person shall perform any construction or repair work between the hours of 9:00 p.m. (6:00 p.m. grading) and 7:00 a.m. the following day which results in loud noises to the disturbance of persons occupying sleeping quarters in any dwelling, hotel, motel, apartment, or other place of residence (Sec. 41.40 L.A. M.C.).
* No person, other than an individual homeowner engaged in the repair or construction of his/her single-family dwelling, shall perform any construction or repair work of any kind upon any building or structure located on land developed with residential buildings or perform work within 500 feet of land so

- occupied, before 8:00 a.m. or after 6:00 p.m. on any Saturday or at any time on Sunday (Sec. 41.40 L.A.M.C.).
- Dust control measures to prevent dust from being blown or deposited over or upon any private property in any residential area must be implemented during any excavation or earth-moving phase of construction, sand blasting, or demolition.
- A separate permit from the State of California Division of Industrial Safety is required prior to starting certain work involving substantial risk to workers such as: construction or demolition exceeding 3 stories or 36 feet in height, or excavations or trenches over 5 feet in depth involving entry by workers.
- Building permits are valid for two years or expire on the 180th day from the date of issuance if the work permitted has not commenced. The department reserves the right to expire any permit where work has been suspended for a period of 180 days or more.
- * Inspection services will not be provided when there is an unleashed dog on the premises.

### **BUILDING AND SAFETY PERMIT AND PLAN CHECK OFFICE LOCATIONS**

**Downtown Los Angeles** 201 N. Figueroa St., 4th Fl. Los Angeles, CA 90012

Van Nuys 6262 Van Nuys Blvd., 2nd Fl. Van Nuys, CA 91401

West Los Angeles 1828 Sawtelle Blvd., 2nd Fl. Los Angeles, CA 90025

San Pedro 638 S. Beacon St., 2nd Fl. San Pedro, CA 90731

**South Los Angeles** 8475 S. Vermont Ave., 2nd Fl. Los Angeles, CA 90044



Permit #: Plan Check #: Event Code:

18016 - 90000 - 32510

Printed: 10/08/18 02:45 PM

Bldg-Alter/Repair City of Los Angeles - Department of Building and Safety Issued On: 10/08/2018 Commercial APPLICATION FOR BUILDING PERMIT Last Status: Issued **Express Permit** 

AND CERTIFICATE OF OCCUPANCY Status Date: 10/08/2018 No Plan Check

PARCEL ID # (PIN #) COUNTY MAP REF# 2. ASSESSOR PARCEL # 1. TRACT BLOCK LOT(s) FRANK PARTENICO PLACE M B 10-186 123B169 1385 4312 - 015 - 005

3. PARCEL INFORMATION

Area Planning Commission - South Los Angeles Census Tract - 2702.00 Earthquake-Induced Liquefaction Area - Yes LADBS Branch Office - LA District Map - 123B169 Lot Cut Date - PRIOR-06/01/1946 Council District - 10 Energy Zone - 8 Near Source Zone Distance - 0 Certified Neighborhood Council - South Robertson Fire District - 2 Thomas Brothers Map Grid - 632-H7

GPI Plan Route Office - WLA

ZONE(S): C2-2D-CPIO

Community Plan Area - West Adams - Baldwin Hills - Leimert

ZI - ZI-2427 FWY Adj Advisory Notice for ORD - ORD-165481-SA570 CUB - CUB-1982-79 CPC - CPC-2013-621-ZC-GPA-SP

ZI - ZI-2452 Transit Priority Area in the City ORD - ORD-172913-SA60 CPC - CPC-1986-821-GPC AFF - AFF-36854 ZI - ZI-2468 West Adams Community Plan ORD - ORD-184794 CPC - CPC-1995-80-CPR-ZC AFF - AFF-41985 ZA - ZA-2010-538-ZV ORD - ORD-184796-SA620 CPC - CPC-2006-5567-CPU AFF - AFF-41986

5. CHECKLIST ITEMS

6. PROPERTY OWNER, TENANT, APPLICANT INFORMATION

8771 WASHINGTON BLVD STE B CULVER CITY CA 90232 PACIFIC INVESTMENT ASSOCIATES

Applicant: (Relationship: Net Applicant)

STEVE KLINGMAN 10301 S SAN PEDRO ST LOS ANGELES, CA 90003 (323) 750-6694

7. EXISTING USE PROPOSED USE 8. DESCRIPTION OF WORK

(22) Warehouse Reroof with 120 sqrs BUILT UP roofing. Existing solid sheathing.

Re-roof with Class A or B material weighing less than 6 pounds per sq. ft. For residential roof replacement > 50% of the total roof area, apply Cool Roof Product labeled and certified by Cool Roof Rating Council (CRRC). Cool Roof may be required for non-residential

buildings per Title 24, Part 6, Section 149(b).

9. # Bldgs on Site & Use:

10. APPLICATION PROCESSING INFORMATION

BLDG. PC By: DAS PC By: OK for Cashier: Coord. OK: Signature: Date:

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

For Cashier's Use Only W/O #: 81632510

11. PROJECT VALUATION & FEE INFORMATION Final Fee Period Permit Valuation: \$24,000.00 PC Valuation: FINAL TOTAL Bldg-Alter/Repair 434.34 Permit Fee Subtotal Bldg-Alter/Repair 314.00 E.Q. Instrumentation 6.72 D.S.C. Surcharge 10.43 Sys. Surcharge 20.86 Planning Surcharge 20.46 Planning Surcharge Misc Fee 10.00 Planning Gen Plan Maint Surcharge 23.87 CA Bldg Std Commission Surcharge 1.00 Permit Issuing Fee 27.00

Payment Date: 10/08/18 Receipt No: ON347292 Amount: \$434.34

2018OL24921

Sewer Cap ID: Total Bond(s) Due:

12. ATTACHMENTS

13. STRUCT	URE INVENTORY	(Note: Numeric measurement data in the format "number / number" implies "change in numeric value / total resulting numeric val	18016 - 90000 - 32510	
	ation comments: it paid by credit ca	ard, fax number-> (323)750-6697. Approved Seismic Gas Shut-Off Valve May Be	In the event that any box (i.e. 1-16) is filled to capacity, it is possible that additional information has been captured electronically and could not be	
Require	ed.	•	printed due to space restrictions. Nevertheless the information printed exceeds that required by section 19825 of the Health and Safety Code of	
			the State of California.	
15. BUILDIN	NG RELOCATED FROM:			
16. CONTRA	ACTOR, ARCHITECT, & E	NGINEER NAME ADDRESS	CLASS LICENSE# PHONE#	
(C)	BUILT - RITE CO	ONSTRUCTION INC 10301 SO SAN PEDRO LOS ANGELES, CA 90003	C39 623305 (323) 750-6694	
		ON/REFUNDS: This permit expires two years after the date of the permit issuance. This permit will also expire if ms for refund of fees paid must be filed within one year from the date of expiration for permits granted by LADBS (See		
	permit fees if the Depa	rtment fails to conduct an inpection within 60 days of receiving a request for final inspection (HS 17951).		
		17. LICENSED CONTRACTOR'S DECLARATION		
		penalty of perjury that I am licensed under the provisions of Chapter 9 (commencing with Section 7000) of Division 3 o to B contractors only: I understand the limitations of Section 7057 of the Business and Professional Code related to my a		
	License Class: C39	License No.: 623305 Contractor: BUILT - RITE CONST	RUCTION INC	
		18. WORKERS' COMPENSATION DECLARATION		
		penalty of perjury, one of the following declarations:  I maintain a certificate of consent to self insure for workers' compensation, as provided for by Section 3700 of the Labor	Code, for the performance of the work for which this permit is issued.	
	$(\underline{\mathbf{X}})$ I have and wil	I maintain workers' compensation insurance, as required by Section 3700 of the Labor Code, for the performance of the	he work for which this permit is issued. My workers' compensation insurance	
		icy number are:  ATE COMP. INS. FUND Police		
	1	n the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to become	y Number: 9003176  ome subject to the workers' compensation laws of California, and agree that if I	
		e subject to the workers' compensation provisions of Section 3700 of the Labor Code, I shall forthwith comply with the		
		E TO SECURE WORKERS' COMPENSATION COVERAGE IS UNLAWFUL, AND SHALL SUBJECT AN EM AND DOLLARS (\$100,000), IN ADDITION TO THE COST OF COMPENSATION, DAMAGES AS PROVID		
	ATTORNEY'S FEES.			
Legrify the	at notification of ashestos	19. ASBESTOS REMOVAL DECLARATION / LEAD HAZARD WARNING removal is either not applicable or has been submitted to the AQMD or EPA as per section 19827.5 of the Health and	d Safety Code. Information is available at Lead safe construction practices are	
required w	hen doing repairs that dis	sturb paint in pre-1978 buildings due to the presence of lead <a href="https://www.aqmd.gov">www.aqmd.gov</a> (909) 396-2336 and the notification form 00) 524-5323 or the State of California at (800) 597-5323 or <a href="https://www.dhs.ca.gov/childlead">www.dhs.ca.gov/childlead</a>	-	
		20. CONSTRUCTION LENDING AGENCY DECLARATION		
I hereby afi	firm under penalty of perj	ury that there is a construction lending agency for the performance of the work for which this permit is issued (Sec. 309)	7, Civil Code).	
Lender's Na	ame (If Any):	Lender's Address:		
		21. FINAL DECLARATION		
1	• • •	tion INCLUDING THE ABOVE DECLARATIONS and state that the above information INCLUDING THE ABC building construction, and hereby authorize representatives of this city to enter upon the above-mentioned property for		
and that it does not approve or authorize the work specified herein, and it does not authorize or permit any violation or failure to comply with any applicable law. Furthermore, neither the City of Los Angeles nor any board, department				
officer, or employee thereof, make any warranty, nor shall be responsible for the performance or results of any work described herein, nor the condition of the property nor the soil upon which such work is performed. I further affirm under penalty of perjury, that the proposed work will not destroy or unreasonably interfere with any access or utility easement belonging to others and located on my property, but in the event such work does destroy or unreasonably interfere with such easement, a substitute easement(s) satisfactory to the holder(s) of the easement will be provided (Sec. 91.0106.4.3.4 LAMC).				
	11 *			
, ,	ng below, I certify	v that: ove namely the Licensed Contractor's Declaration, Workers' Compensation Declaration, Asbestos Removal Declaration	/ Lead Hazard Warning, Construction Lending Agency Declaration, and Final	
Decla	aration; and	with the consent of the legal owner of the property.	section section general permanent, and I mai	
			10/08/2018 X	
Print Name	E STEVE KLING	Sign: Internet e-Permit System Deciaration Date:	10/08/2018 X Contractor Authorized Agent	

#### **EXPRESS PERMIT INSPECTION RECORD**



Your feedback is important. Please visit our website to complete a Customer Survey at <a href="https://www.ladbs.org/LADBSWeb/customer-survey.jsf">www.ladbs.org/LADBSWeb/customer-survey.jsf</a>. If you would like to provide additional feedback, need clarification, or have any questions regarding plan check or inspection matters, please call our Customer Hotline at (213) 482-0056.

PERMIT #: 18016 - 90000 - 32510 Bldg-Alter/Repair ADDRESS: 8829 W National Blvd Commercial PACIFIC INVESTMENT ASSOCIATES OWNER:

**Express Permit** 8771 WASHINGTON BLVD STE B No Plan Check **CULVER CITY CA 90232** JOB DESCRIPTION: Reroof with 120 sqrs BUILT UP roofing. Existing solid sheathing.

For use by cashier only

Payment Date: 10/08/18 Receipt No: ON347292 Amount: \$434.34 Method:

Re-roof with Class A or B material weighing less than 6 pounds per sq. ft. For residential roof replacement > 50% of the total roof area, apply Cool Roof Product labeled and certified by Cool Roof Rating Council (CRRC). Cool Roof may be required for non-

TYPE DATE INSPECTION OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PR	DR TYPE DATE INSPECTOR  Exterior Lathing
Toe or Bottom Soils Report Approved	Exterior Lathing
Soils Report Approved	
	Interior Lathing
DO NOT DI ACE EILI LINTIL ADOVE IS SICA	Drywall
DO NOT PLACE FILL UNTIL ABOVE IS SIGN	DO NOT COVER UNTIL ABOVE IS SIGNED
Backfill	WORK OUTSIDE OF THE BUILDING
Fill	Electrical Underground
Excavation	Gas
Drainage Devices	Heating & Refrigeration
Rough Grading	Sewer
pproved Compaction Report	Disabled Access
FOOTING INSPECTIONS	POOL INSPECTIONS
Footing Excavation	Excavation
Forms	Reinforcing Steel
Reinforcing Steel	Bonding
OK to Place Concrete	Piping
GROUNDWORK INSPECTIONS	Pre-Gunite Pre-Gunite
Electrical	Deck
Plumbing	Enclosure/Fence
Plumbing Methane	Pool/Spa Cover
Gas Piping	DO NOT FILL POOL UNTIL ABOVE IS SIGNE
Heating & Refrigeration	FINAL INSPECTIONS
Fire Sprinklers	Grading
Disabled Access	Electrical
Methane	Plumbing
OK to Place Floor	Gas Test
DO NOT PLACE FLOOR UNTIL ABOVE IS SIG	ED Gas
ROUGH INSPECTIONS	Heating & Refrigeration
Green Code	Pressure Vessels
Electrical	Elevator
Plumbing	Fire Sprinkler
Fire Sprinkler	Disabled Access
Heating & Refrigeration	Green Building
Roof Sheathing	LAFD (Title 19 only)
Disabled Access	LAFD Fire Life Safety
Framing	Pool Final
Insulation	AQMD Sign-off Provided
Suspended Ceiling	Public Works
OK to Cover	Building
OK LO COVEI	
FOR INSPECTION REQUESTS, PLEASE CA 3-1-1 OR OUTSIDE CITY OF LOS ANGE	II INOSECTIONAL I

888-LA4-BUILD (888)524-2845 or www.ladbs.org

SUPPLEMENTAL NOTES:
IMPORTANT NOTICE
* Prior to the start of any construction work adjacent to any public way, pedestrian protection shall be provided (Sec. 91.3303 L.A.M.C.
* Inspection(s) may be requested anytime via the internet or touch tone phone. To request an inspection via the internet, go to www.ladbs.org and click of "Request an Inspection" under Online Services. To request an inspection via touch tone phone, call toll free (888) LA4BUILD (888-524-2845) and sele option 1 for Automated Request System. To request an inspection via the Customer Call Center, call 3-1-1 within the City of Los Angeles or (213) 473-323 outside the City of Los Angeles between 7:00 a.m. and 10:00 p.m. When requesting an inspection, the following are required: (1)The job address, (2)Type inspection, (3)Use of building, (4)Permit number, (5)Phone number of a contact person should the department need to reach someone.
* Inspection requests received before 4:00 p.m. Monday through Friday (excluding holidays) will normally be made the next business day. Requests received

- after 4:00 p.m. will be made following the next business day. The Automated Inspection Call Back System (AICBS) will attempt to telephone the contact
- * Permit fees provide for a limited number of inspections. A reinspection fee may be assessed when the work for which an inspection was requested is not complete, when the inspection record or plans are not available, or when there is failure to provide site access to department staff.
- No person shall perform any construction or repair work between the hours of 9:00 p.m. (6:00 p.m. grading) and 7:00 a.m. the following day which results in loud noises to the disturbance of persons occupying sleeping quarters in any dwelling, hotel, motel, apartment, or other place of residence (Sec. 41.40 L.A. M.C.).
- * No person, other than an individual homeowner engaged in the repair or construction of his/her single-family dwelling, shall perform any construction or repair work of any kind upon any building or structure located on land developed with residential buildings or perform work within 500 feet of land so occupied, before 8:00 a.m. or after 6:00 p.m. on any Saturday or at any time on Sunday (Sec. 41.40 L.A.M.C.).
- * Dust control measures to prevent dust from being blown or deposited over or upon any private property in any residential area must be implemented during any excavation or earth-moving phase of construction, sand blasting, or demolition.
- * A separate permit from the State of California Division of Industrial Safety is required prior to starting certain work involving substantial risk to workers such as: construction or demolition exceeding 3 stories or 36 feet in height, or excavations or trenches over 5 feet in depth involving entry by workers.
- Building permits are valid for two years or expire on the 180th day from the date of issuance if the work permitted has not commenced. The department reserves the right to expire any permit where work has been suspended for a period of 180 days or more.
- Inspection services will not be provided when there is an unleashed dog on the premises.

#### **BUILDING AND SAFETY PERMIT AND PLAN CHECK OFFICE LOCATIONS**

**Downtown Los Angeles** 201 N. Figueroa St., 4th Fl. Los Angeles, CA 90012

phone number to confirm the Inspection.

Van Nuys 6262 Van Nuys Blvd., 2nd Fl. Van Nuys, CA 91401

West Los Angeles 1828 Sawtelle Blvd., 2nd Fl. Los Angeles, CA 90025

San Pedro 638 S. Beacon St., 2nd Fl. San Pedro, CA 90731

**South Los Angeles** 8475 S. Vermont Ave., 2nd Fl. Los Angeles, CA 90044



**Building Safety Division** 

#### **Building Permit**

9770 CULVER BOULEVARD, CULVER CITY, CA 90232 (310) 253-5800 (O) | (310) 253-5824 (F)

SEPARATE PERMITS ARE REQUIRED FOR ELECTRICAL, PLUMBING, AND MECHANICAL WORK. PERMIT EXPIRES 1 YEAR FROM DATE ISSUED OR 6 MONTHS FROM LAST INSPECTION THEREAFTER.

**PERMIT NO: B19-0203** 

PERMIT TYPE: BUILD

PHONE:

ADDRESS: 8827 NATIONAL BLVD

**APPLIED:** 03/12/2019

**APPROVED: 02/11/2020** 

ISSUED: 03/12/2019

FINALED:

**OWNER** 

**APPLICANT** 

**PROFESSIONALS** 

NAME: PACIFIC INVESTMENT

NAME: PACIFIC INVESTMENT

NAME: ADIMPACT CORPORATE SIGNAGE

**ASSOCIATES** 

**ASSOCIATES** 

ADDRESS: 15445 REDHILL AVE #A

**ADDRESS: 12540 BEATRICE ST UNIT** 203

ADDRESS: 12540 BEATRICE ST UNIT

**TUSTIN, CA 92780** 

PHONE: (714) 247-0011

**STATE LIC:** 490124

PHONE:

PROJECT DESCRIPTION: Illuminated wall sign.

Valuation: \$500

Commercial SQ FT

**EXISTING** 

NEW

Commercial:

Garage:

Permit Category: Commercial

Permit Type: Commercial

TCO Status: n/a

**TOTAL FEES:** 

\$84.05

**TOTAL PAYMENTS:** 

\$84.05

CONSTRUCTION & DEMOLITION (C&D)/WASTE RECYCLING AND DISPOSAL SERVICES (Culver City Municipal Code 5.01.010 MUNICIPAL SERVICE EXCLUSIVE)

A. Solid waste handling and recyclable waste material handling shall be performed exclusively by the City or its authorized agents. The City Council may regulate, by ordinance or resolution, all aspects of solid waste handling and recyclable material handling, including, but not limited to, frequency of collection, means of collection and transportation, level of serves, charges, fees, and nature, location and extent of providing solid waste handling services.

The City of Culver City provides waste disposal and recycling services for all construction & demolition projects within city limits in accordance with CCMC 5.01.010. As part of The City of Culver Citys's Permitting process, the information provided will assist in establishing your waste disposal and recycling services account and initiate waste collection, processing and disposal services for materials generated at the project address. For further information, contact the Sanitation Division at (310) 253-6400.

Parkway Standards (CCMC § 9.08.210): Proposed changes to the parkway must comply with CCMC §9.08.210 and the Parkway Standards approved by Council Resolution. Tree removals/plantings require a separate application and must be approved by the Maintenance Operations Division, (310) 253-6420. For all other questions, please contact the Engineering Division at (310) 253-5600.

Culver City Construction Hours (CCMC § 9.07.035): All construction activity shall be prohibited, except between the hours of: 8:00 a.m. and 8:00 p.m. Monday through Friday, 9:00 a.m. and 7:00 p.m. Saturdyy, 10:00 a.m. and 7:00 p.m. Sunday. It is prohibited for any person to operate a device, which amplifies music or sound, at a construction site in a manner that the construction site property line. results in noise levels that

Signature:

**Print Name:** 

Small

Printed On: 2/11/2020 3:16:05 PM

Received By:

Issued By: L Bravo



**Building Safety Division** 

#### **Flectrical Permit**

9770 CULVER BOULEVARD, CULVER CITY, CA 90232 (310) 253-5800 (O) | (310) 253-5824 (F)

SEPARATE PERMITS ARE REQUIRED FOR ELECTRICAL, PLUMBING, AND MECHANICAL WORK. PERMIT EXPIRES 1 YEAR FROM DATE ISSUED OR 6 MONTHS FROM LAST INSPECTION THEREAFTER.

**PERMIT NO: E20-0100** 

APPLIED: 02/11/2020

PERMIT TYPE: ELECTRICAL

APPROVED:

ISSUED: 02/11/2020

**ADDRESS: 8827 NATIONAL BLVD** 

**FINALED:** 

**OWNER** 

**APPLICANT** 

**PROFESSIONALS** 

NAME: PACIFIC INVESTMENT

NAME: PACIFIC INVESTMENT

NAME: ADIMPACT CORPORATE SIGNAGE

**ASSOCIATES** 

ASSOCIATES

15445 REDHILL AVE #A

ADDRESS:

12540 BEATRICE ST UNIT

**ADDRESS: 12540 BEATRICE ST UNIT** 

**TUSTIN, CA 92780** 

203

203

PHONE: (714) 247-0011

PHONE:

PHONE:

**STATE LIC:** 490124

PROJECT DESCRIPTION: Illuminated wall sign.

Permit Category: Commercial

Illuminated Sign: 1 **TOTAL FEES:** 

\$117.97

**TOTAL PAYMENTS:** 

\$117.97

CONSTRUCTION & DEMOLITION (C&D)/WASTE RECYCLING AND DISPOSAL SERVICES (Culver City Municipal Code 5.01.010 MUNICIPAL SERVICE EXCLUSIVE)

A. Solid waste handling and recyclable waste material handling shall be performed exclusively by the City or its authorized agents. The City Council may regulate, by ordinance or resolution, all aspects of solid waste handling and recyclable material handling, including, but not limited to, frequency of collection, means of collection and transportation, level of serves, charges, fees, and nature, location and extent of providing solid waste handling services.

The City of Culver City provides waste disposal and recycling services for all construction & demolition projects within city limits in accordance with CCMC 5.01.010. As part of The City of Culver Citys's Permitting process, the information provided will assist in establishing your waste disposal and recycling services account and initiate waste collection, processing and disposal services for materials generated at the project address. For further information, contact the Sanitation Division at (310) 253-6400.

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Signature:

**Print Name:** 

3-4-20



**Building Safety Division** 

#### **Electrical Permit**

9770 CULVER BOULEVARD, CULVER CITY, CA 90232 (310) 253-5800 (O) | (310) 253-5824 (F)

SEPARATE PERMITS ARE REQUIRED FOR ELECTRICAL, PLUMBING, AND MECHANICAL WORK, PERMIT EXPIRES 6 MONTHS FROM DATE ISSUED OR 6 MONTHS FROM LAST INSPECTION

PERMIT NO.: E19-0168

APPLIED: 03/12/2019

PERMIT TYPE: ELECTRICAL

APPROVED:

ISSUED: 03/12/2019

**ADDRESS: 8827 NATIONAL BLVD** 

FINALED:

OWNER

**APPLICANT** 

**PROFESSIONALS** 

NAME: PACIFIC INVESTMENT

NAME: PACIFIC INVESTMENT

NAME: ADIMPACT CORPORATE SIGNAGE

**ASSOCIATES** 

**ASSOCIATES** 

ADDRESS: 15445 REDHILL AVE #A

**ADDRESS: 12540 BEATRICE ST UNIT** 

PHONE:

**ADDRESS: 12540 BEATRICE ST UNIT 203** 

**TUSTIN, CA 92780** 

203

PHONE: (714) 247-0011

PHONE:

**STATE LIC: 490124** 

PROJECT DESCRIPTION:

Illuminated wall sign, 1 electrical device

Permit Category: Commercial

Electrical Device Qty: 1

Illuminated Sign: 1

**TOTAL FEES:** 

\$120.80

**TOTAL PAYMENTS:** 

\$120.80

CONSTRUCTION & DEMOLITION (C&D)/WASTE RECYCLING AND DISPOSAL SERVICES (Culver City Municipal Code 5.01.010 MUNICIPAL SERVICE EXCLUSIVE)

A. Solid waste handling and recyclable waste material handling shall be performed exclusively by the City or its authorized agents. The City Council may regulate, by ordinance or resolution, all aspects of solid waste handling and recyclable material handling, including, but not limited to, frequency of collection, means of collection and transportation, level of serves, charges, fees, and nature, location and extent of providing solid waste handling services.

The City of Culver City provides waste disposal and recycling services for all construction & demolition projects within city limits in accordance with CCMC 5.01.010. As part of The City of Culver Citys's Permitting process, the information provided will assist in establishing your waste disposal and recycling services account and initiate waste collection, processing and disposal services for materials generated at the project address. For further information, contact the Sanitation Division at (310) 253-6400.

Signature:

Azad golshani

**Print Name:** 

Azad Golshani

Printed On: 3/27/2019 11:59:04 AM

Received By: L Bravo

Issued By: L Bravo

# 8827 NATIONAL BLVD



9770 Culver Blvd Culver City, CA 90232

CITY OF CULVER CITY **Building Safety Division** ****** Building Permit ****** Phone: (310) 253-5800

PALMS SELF STORAGE (TENANT)

Fax: (310) 253-5824

#### SEPARATE PERMITS ARE REQUIRED FOR ELECTRICAL, PLUMBING, AND MECHANICAL

Address: 8829 NATIONAL BL CULV

Permit #: 65606

Permit Type: Building Permit

- COMALT

cation:

Occupancy Type:

Applied:

09/15/2005

Approved: 09/26/2005 09/27/2005

**Construction Type: TBA** 

Issued: Finaled:

Permit Expires 6 months from Date Issued

**Legal Description:** 

Owner: VENICE PACIFIC INVESTMENTS - WILLIAM D. FELDMAN Applicant:

8829 NATIONAL BLVD. **CULVER CITY CA** 

Phone:

310 305 8554

LOS ANGELES CA

Address: 12540 BEATRICE AVE.

Phone:

Address:

310 837 8654

Signature:

Contractor: OWNER/BUILDER

O/B

**Engineer:** 

**Architect:** 

Description: Installing wheel chair lift

Valuation: \$11,000.00

Existing

35000

New

1st Floor Area Square Footage

0 0

2nd Floor Area Square Footage Garage Area Square Footage

35000 0

**TOTAL PERMIT FEES:** 

\$465.93

**TOTAL PAYMENTS:** 

\$465.93

Received by: Im Issued by: cs





9770 Culver Blvd Culver City, CA 90232 CITY OF CULVER CITY
Building Safety Division
****** Electrical Permit ******

Phone: (310) 253-5800 Fax: (310) 253-5824

Address: 8829 NATIONAL BL CULV

Permit #: 65944

**Permit Type: Electrical Permit** 

Applied: 10/27/2005 Approved: 10/27/2005 Issued: 10/27/2005

Finaled:

PERMIT EXPIRES 6 MONTHS FROM DATE ISSUED OR

6 MONTHS FROM DATE OF LAST INSPECTION

Owner: VENICE PACIFIC INVESTMENTS - WILLIAM D. FELDMAN Applicant:

PALMS SELF STORAGE

O/B

(TENANT)

Address: 12540 BEATRICE AVE.

Contractor: OWNER/BUILDER

LOS ANGELES CA

Phone: 310 305 8554

Address: 8829 NA

8829 NATIONAL BLVD.

State License Number:

**CULVER CITY CA** 

Pho:

Phone: 310 837 8654

0

Print Name:_

Engineer:

Architect:

Description: 1 circuit

**TOTAL FEES: \$41.80** 

TOTAL PAYMENTS:

\$41.80

Received by: Im Issued by: Im

8825

NATTONAL

OWNER	Ins. 8825 National Blvd.
Randal Engineering Co.	
TO OF CONTRACTOR	Transier meradel
À 20566	Interior remodel
	(offices & warehouse)
P-21	
FOUNDATION INSPECTOR DATE	STEEL INSPR. DATE
STEEL	BOND BEAM
2/ 2/ 2/	1 11 1
FOOTINGS pada 4-16-76 SB	WAL Masony great 6-14-76
COLUMNS Some 6 23-76 B	mi Meson a a low 71
WALLEN HALL 4-29-1010	The state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the s
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FIREPLACE	FRAMING 6-17-76 18
FORMS	RAT PROOFING
LATH	
EXTERIOR	INTERIORS
L. 4 & A. 100	@12535 4-14.
Dant Reguest alle	C12479 3-23-76
PLUMBING CONTRACTOR	PERMIT DATE
INSPR. DATE	INSPR. DATE
Galwar 3-25-76 CB	2012
KOUGH 4-19-96 CB	NO. FIXTURES 2/
FINAL 7-21-76 FINAL GAS	NO. GAS OUTLETS
WATER	NO WATER HEATERS
SYSTEM	A VENT
SEWER D	2 22 7
paul Cornard plug	@ 12479 3-23-7) PERMIT DATE
CONT	PERMIT DATE
PROP. LINE	EASEMENT
CESSPOOL	
CONTR.	PERMIT DATE
HOLE	BRICK
NOTE OF THE REAL PROPERTY.	1
SEPTIC TANK	PERMIT DATE
CONTR.	
SEEPAGE PIT	LEACH LINE
HEATING, REFRIGORANGEM THE CON	0. 6/2548 4-19-76
CONTR.	PERMIT DATE
FLOOR 2 70 WALL	ROUGH FINAL 4-21-76

anoun		10	10	1 40
GROUPTYPE	APPLICATION	FOR PERMI	ת. מדווא חיד יו	\$ AMOUNT OF PERMIT
FIRE ZONEUSE ZONE	Two sets of Pl including Deta Must be filed Approved by Bu	ans and S ils and C with Appl	pecifications ross Sections ication and	Value of Construction, Including Labor & Materials
		021		
Permit No. A - 20	0566		Culver City,	Calif. 3/9/1976
Job Address_ 00	:25 NATIONAL	- Bu	10.	
Lot #9 \$10	, BJ	Lock	, Tract	1778
Owner's Name LIFE	ENGLOS MUTUAL INSURDUCE CO, I	Address 16	HARTERHOUDI AVE OF ST	1778 USE INVESTMENT CO. APS Phone No. 2772100
Contractor 2398	O CRAFTSMACI RD	Address <u>C</u>	MABASAS, O	11307 hone No. 3465332
	The state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the s			Policy No
City License No				2.
ONE SET OF APPROVE	D PLANS TO REMAIN ON	JOB UNTIL	WORK IS COMPL	ETED.
INSPECTOR MUST APP	PROVE EACH BRACKET ON	JOB CARD I	SEFORE PROCEED	ING TO NEXT WORK.
Purpose building i	s to be used for OF	FICES	\$ WONE	HOUSE
Description of Bui	llding			
Size of New Buildi or Addition	30 × 68 Ist Floor 2n	d Floor	Total floor a	rea2067 No. of Rooms
Size of Garage	x Size of Lot	x	Size of G	Girdersx
	x Size of fl			x 2nd Floor
Size of exterior a	etude v —Si	ho de int	erior studs	` *
Size of Ceiling J	(2)/10		f Rafters	
Material of Found				Depth in Ground
Material of Exten	ior Walls	Interior	Walls	Floor
	act warrs		WOLLS	11001
Roof			REMARKS	THE THE
COMMERCIAL	GARAGE APTS		1	RECEIVED
INDUSTRIAL	RESIDENCE	-	-	MAR 12 1976  Dity of Culver City  Building Dept
APARTMENTS	FIREPLACE		1	Building Dept.
UNITS	FURNACE			21119
DUPLEX	TILE WORK		_	
correct and herek	by certify and agree to Lding Ordinances and to I laws of the State of	hat if a phe Uniform	permit is issum Building Codia will be com	know the same is true and led that all of the provi- le of the City of Culver plied with, whether here-
		Appl	icant VAND	OU FNGRG, CO,
		Ву	J.D. U	HIE

OFFICE OF ACCESSOR
BOOK PAGE PARCEL

•	DATE 7-15-76
New England Mutual Life	8825-43 National Blyd.
OWNERS NAME	ADDRESS OF JOB
Jack Randell Inc.	A20829
CONTRACTOR	PERMIT #
Water Heater	Disposal
Water Softener	PlbgElec
Type of Fence	Water Service
BLOCK WALL	rinkling System Heads
JOB COMPLETED 12-8-75 DATE	Blackwork

	( 1)	1125	
xe = 2	To	1/1/59	2250
GROUPTYPE	APPLICATION FOR	PERMIT TO BIILD	AMOUNT OF PERMIT
FIRE ZONE	Two sets of Plans	and Specifications	\$ 1500.00
USE ZONE	including Details Must be filed with	and Cross Sections Application and	Value of Construc- tion, Including
	Approved by Buildi		Labor & Materials
Permit No. <u>4.20829</u>	THIS PROPERTY LO	OCATED ON-CULVER City, Cal	if. JULY 9,1976
Job Address 825-	-43 NATIONAL	- BLUD, CUCYEN	- Cox
Lot	, Block	, Tract	
Lot  Owner's Name Cochect	PRAWSE CO, Addr	upe ws, eu, ess 1801 ave of stan	S Phone No. 2772100
Contractor ACK L. Ro			
State License No.29	Workmen's Com	p	Policy No
City License No			6
ONE SET OF APPROVED PLA	NS TO REMAIN ON JOB	UNTIL WORK IS COMPLETE	<u>D.</u>
INSPECTOR MUST APPROVE	EACH BRACKET ON JOB	CARD BEFORE PROCEEDING	TO NEXT WORK.
Purpose building is to	be used for WONE	HOUSE \$ OFF	RUES
Description of Building	Ţ.		
Size of New Building or Addition	xx	Total floor area	No. of Rooms
	lst Floor 2nd Fl		Sq.Ft.
Size of Garagex_			
Size of Mudsillx	Size of floor	joists x lst Floor	2nd Floor
Size of exterior studs	x, Size	of interior studs	X
Size of Ceiling Joists	x, Size	of Roof Rafters x	
Material of Foundation	, Width	of FootingsDe	epth in Ground
Material of Exterior W	allsIn	terior Walls	Floor
Roof			
COMMERCIAL	GARAGE APTS	REMARKS	WALL OS
INDUSTRIAL	RESIDENCE		
APARTMENTS	FIREPLACE	1110 100	TTERVER
UNITS	FURNACE	107004	
DUPLEX	TILE WORK	TON-CULVER	THE WASHING PROPERTY L
			W the same is true and
correct and hereby cer sions of the Building	rtify and agree that Ordinances and the l	if a permit is issued Uniform Building Code o	that all of the provi-
-1 -E		Applicant DAZIE	- Proposo lor
		8 By O. M	
	1816 JUL -9 PH 12: 35	No	• • •
		OFFICE	
	BECEINED	OFFICE OF A	SSESSOR
		PA	GE PARCEI

PARCEL

	DATE_12-8-78
Ben Har, Co.	8825 National Blvd.
OWNERS NAME	ADDRESS OF JOB
Burkett Fence CONTRACTOR	A 22661 PERMIT #
Water Heater	Disposal Plbg
Water Softener	Elec.
Type of Fence	Water Service
CHAIN LINK FENCE Sp	rinkling System Heads
JOB COMPLETED 3-18-80 DATE	INSPECTOR

.

PLEASE	0		PC	_
PRINT		4.5499	1075	
GROUP TYPE FIRE ZONE USE ZONE	APPLICATION FOR Two sets of Plans including Details Must be filed wit Approved by Build	PH 1: 44 PERMIT TO 1 PandSSpacificand Cross Seconds of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control	ications Sections on and	\$ AMOUNT OF PERMIT \$ 330
Permit No. A - 2266/		Culve	er City, Ca	olif. 11-7- 1978
Job Address 882	5 NATIO	NAL	BLV	D d
Lot	, Block	<u>(</u>	, Tract	
Owner's Name BEN				
Contractor BURKETT State License No. 973.	FENCE Addr	ress 9405 W	). TEFFERS	Phone No. 870-2959
State License No. 973	20 Workmen's Com	MESTE D. EMPLO	YERS	Policy No. 16081
City License No. 2744	2			
ONE SET OF APPROVED PLAN	S TO REMAIN ON JOB	UNTIL WORK	IS COMPLETE	ED.
INSPECTOR MUST APPROVE E	ACH BRACKET ON JOB	CARD BEFORE	PROCEEDING	G TO NEXT WORK.
Purpose building is to b	e used for man	wfalte	venez	
Description of Building	_	LINK P		WITH 3 STRAWRS
Size of New Building or Addition			floor are	aNo. of Rooms
Size of Garage x	Size of Lot	x S	ize of Gir	dersx
Size of Mudsill x				
Size of exterior studs	x, Size	of interior	studs	_x&&
Size of Ceiling Joists_	x, Size	of Roof Raft	ersx	- Tan
Material of Foundation_	, Width	of Footings_	D	epth in Ground
Material of Exterior Wal				
Roof		A STATE OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PAR	DEMARKS /	Proposed ( instal
COMMERCIAL	GARAGE APTS		EPARKS /	3' chair high fence
INDUSTRIAL	RESIDENCE	14	nd seme	Profosed to instal 8' chain bish fene ne voelocate
APARTMENTS	FIREPLACE	3	posts.	slide gate
UNITS	FURNACE	10	18	3 bertetwere str
DUPLEX	TILE WORK	lin	6 Lence	- 10'x8' chain + 10'x8' slight gate
I have carefully examine correct and hereby certifications of the Building Or City and building laws of the specified or not.	ify and agree that rdinances and the U of the State of Cal	ve applicati if a permit hiform Build ifornia will	ion and kno is issued ding Code of l be compli	by the same is true and that all of the proviot the City of Culver led with, whether here-
appear to the	myrese	Applicant_	DUFKE	A FENCE CO
appear to be a plant of PLEASE		Ву	South	Panis R.WILKINS
DDINT			V 10 500	F ( . FV // \//

Title CO-ORPINATOR

4-77-20M

LEO WOLF	ADDRESS
OWNER	2-11-82
A25926	INTERIOR PARTITIONS
1 1-3 PERMIT NO.	1 1
FOUNDATION INSPECTOR DATE	STEEL INSPR. DATE
STEEL	SOND BEAM
FOOTINGS	COLUMNS
WALLS	WALL
COLUMNS	
FIREPLACE	FRAMING
FORMS	RAT PROOFING
LATH	
EXTERIOR	INTERIORS
while the spile of the said of the	
PLUMBING CONTRACTOR	PERMIT DATE
INSPR. DATE	INSPR. DATE
ROUGH	NO. FIXTURES
Halfings was a compared to the	
FINAL GAS	NO. GAS OUTLETS
WATER SYSTEM	NO. WATER HEATERS
SEWER	
CONTR	PERMIT DATE
PROP. LINE	EASEMENT
CESSPOOL	PERMIT DATE
CONTR.	rendii Dala
HOLE	BRICK
SEPTIC TANK CONTR.	PERMIT
SEEPAGE PIT	LEACH LINE
HEATING, REFRIG. Sach Size.	C-19978 2-19-82 2-23-82-18

E	P.C. 13
	13,00
GROUP	APPLICATION FOR PERMIT
TYPE	Two sets of Plans and Specifica
FIRE ZONE	Details and Cross Sections Mus-
USE ZONE	Application and Approved by

tions including t be filed with Building Inspector.

26

P.C. 7811

Ψ'	A100
\$_	ac.
Α	MOUNT OF PERMIT
	3000°
\$_	7
\	alue of Construction,
1	ncluding Labor &
V	Naterials.

下3 /3% Permit No. A- 25926 Feb. 9,1982 City Of Culver City, CA _ 8825 National Blvd., __, Block ______, Tract _____, Assessor's Map Book No. _____, Page _____, Parcel __ Owner's Name Leo Wolf 8825 National Blvd., 870-1128 _ Address _ _____ Phone No. Owner Contractor Address Phone No.. **Designer** Arch./Engineer. 3303 Cardiff Ave., LA CA 90034 Bill Ding _ Address . Phone No.. State License No. _ __Workmen's Comp.__ _ Policy No. _ City License No. __ Exp. Date ___ ONE SET OF APPROVED PLANS TO REMAIN ON JOB UNTIL WORK IS COMPLETED. INSPECTOR MUST APPROVE EACH BRACKET ON JOB CARD BEFORE PROCEEDING TO NEXT WORK. Purpose building is to be used for Offices and Mfg. Description of Building Size of New Building or Addition _ Total floor area _ 1st Floor 2nd Floor Size of Garage ____ _ x _____ Size of Lot _____ x ____ Size of Girders ____ __ x _____ Size of floor joists ___ . X . 1st Floor 2nd Floor __ x ______, Size of interior studs _____ Size of exterior studs_____ Size of Ceiling Joists ___ _____, Size of Roof Rafters _____ x _ cone Material of Foundation # __ , Width of Footings __ _____ Depth in Ground _ Tilt Up _ Interior Walls ___ Frame & stucco __ Floor _ Material of Exterior Walls_ Compo Roof_ REMARKS COMMERCIAL GARAGE APTS. Add office and conference room. INDUSTRIAL RESIDENCE Culver City Building Dept. **APARTMENTS** FIREPLACE UNITS **FURNACE** FEB 1 1 1982 **DUPLEX TILE WORK** I have carefully examined and read the above application and know the same is true and correct and hereby certify and

agree that if a permit is issued that all of the provisions of the Building Ordinances and the Uniform Building Code of the City of Culver City and building laws of the State of California with be complied with, whether hereby specified on not.

"OWNER-BUILDER DECLARATION"

Applicant &

I hereby affirm that I am exempt from the Contractor's License law because: (check one)

П	I, as the owner of the property or my employees with wages as their sole compensation will do the work, and	d the
	structure is not intended or offered for sale.	

I, as the owner of this property, am exclusively contracting with licensed contractors to construct the project.

Owner Applicant

...

441

# 9770 CULVER BOULEVARD CULVER CITY, CALIFORNIA 90232

FOR INSPECTION CALL (213) 202-5806

	(213) 202-3000		
Account Number	Account Title	Amount	
01-457-3211	Building Permits	5778	
01-457-3489	Plan Check Fees		
01-22005	Deposits		
	01-457-3211	Account Number Account Title  01-457-3211 Building Permits  01-457-3489 Plan Check Fees	



Permit 280

DEC -5 A9:43

APPLICATION FOR	BUILDING PERMIT	5 JF F VF
(PLEASE PRINT, YOU ARE MAKING FOUR COPIES)		Existing New
Job Address 8825 NATIONAL BLVE	Garage Area Square Footage:	
Legal: Map BookPageParcel	Square Feet Above Grade:	
Zone	Square Feet Below Grade:	
Occupancy Type Ware kor Sonstruction Type	Valuation \$ 400 00 Z G	,4600
Owner Les Surfas	Description of Work: 🔲 Alter 🔲 R	epair Demolish
Mailing Address 10441 Jefferson	□ New ⋈ M	isc.
Mailing Address Culver City (A	☐ Commercia	☐ Residential
Phone Number 559-4770 9023 2	Offin Remodel	
Non-Residential owner/applicant, hereby certifies that the applicant or		
future building occupant  will  will not need to comply with the applicable requirements of Section 25505,25533, and 25534 at the	FOR OFFICIAL US	E ONI V
future building occupant  will will not need to comply with the applicable requirements of Section 25505,25533, and 25534 at the Health and Safety Code and the requirements for a permit for construction or modification from the Air Guality Management District.	Permit Fees 16,60	57 78
Signature 2	Plan Check # 14927 Plan Che	ck Fees 3780
Print Name Les Sun FAS	Plan Check Depost 10.50	<b>—</b>
Contractor O WNER	Plan Check Depost 10.50  Nuc. # 149 75  Balance of Plan Check Fees 2	730
Address	Bedroom Tax	
Phone Number	Sewer Facility Fees	
Signature	Street Use Fee	
State License Number	OCCSD/OLASD Dev. Fee	
Туре	DEV. Impact Fee	
City Business License No.	Investigation	
Engineer 070 HORVER		pector Date
Address MOTOR AVE	Foundation	
	Concrete Slab	
Phone Number	Wall Steel & Grout	
State Registration Number C - 2511	Floor Joist	
Architect	Roof Nail	
Address	Shear Panel	11 1 126 hm
Addiess	Framing Exterior Lath	MAC 12/89
	Insulation	
Phone Number	☐ Wall ☐ Ceiling	
State Registration Number	Interior Lath	
Existing New	Dry Wall Nail	
	Scratch Coat	
1st Floor Area Suare Footage:	Brown Coat	
Number of Stories:	Haz. Mat. CCR	A//
Total Floor Area Square Footage:	Final Inspection	MAC 9-6-90
Number of Parking Spaces:	Application Received By:	Date 1/13/8
Distribution: White-Office Green-Assessors Office	Application Appoved By:	Date 11/27/3
Canary-Inspector Pink-Applicant Gold-Cashier	Permit Issued By:	Date/ 3/5/89

#### CULVER CITY BUILDING AND SAFETY Validated:

**4095 OVERLAND AVENUE** 

**CULVER CITY, CALIFORNIA 90232-0507** 

FOR INSPECTION CALL (213) 202-5806

Treasurer	Account Number	Account Title	Amount
118	01-457-3211	Building Permits	36.40
128	<del>01-457-3489</del> 01-151-319-0	Plan Check Fees	15.00
132	01-22005	Deposits	

#004455

INCIDENTA

CITY OF CULVER CITY ACCT/DEPT. 118 DATE: 01/08/92 TIM CITY OF CULVER CITY 36.40 TIME: 14:40:49 #004456

25.00 TIME: 14:41:04 ACCT/DEPT. 137 DATE: 01/08/92

27134 Permit # B

JAN -8 P2:38

APPLICATION FOR I	- de ar-
(PLEASE PRINT, YOU ARE MAKING FOUR COPIES)	Existing New
Job Address 8825 NATIONAL BLUD.	Garage Area Square Footage:
Legal: Map BookPageParcel	\$quare Feet Above Grade:
ZoneLotTract	Square Feet Below Grade:
Occupancy TypeConstruction Type	Valuation \$ 750000
Owner Synfas WC	Description of Work: Alter Repair Demolish
	New ☐ Misc. ☐ Addition
Mailing Address SAME	Commercial Residential
Phone Number 2 310 SS9-4770	- PARTITION WALL
Non-Residential owner/applicant hereby certifies that the applicant or	
future building occupant  will  will not need to comply with the applicable requirements of Section 25505.25533, and 25534 at the	FOR OFFICIAL USE ONLY
Non-Residential owner/applicant hereby certifies that the applicant or future building occupant   will   will not need to comply with the applicable requirements of Section 25505,25533, and 25534 at the Health and Safety Code and the requirements for a permit for construction or modification from the Air Quality Management District.	Permit Fees36.40
Signature	Plan Check # 1681 Plan Check Fees >4.50
Print Name Les Sun FAS	Plan Check Depost 24.50
Contractor owner builder	Balance of Plan Check Fees
Address	Bedroom Tax
Phone Number	Sewer Facility Fees
Signature	Street Use Fee
State License Number	OCCSD/OLASD Dev. Fee
Туре	DEV. Impact Fee
City Business License No.	
Engineer	Investigation
Address	Approvals Inspector Date
Address	Foundation
	Concrete Slab
Phone Number	Wall Steel & Grout
State Registration Number	Floor Joist Roof Nail
Architect	Shear Panel
Address	Framing MS No 192
A	Exterior Lath
Phone Number	Insulation
State Registration Number	☐ Wall ☐ Ceiling
otato negistration rumbei	Interior Lath
Existing New	Dry Wall Nail 723 1/2/9 2
1st Floor Area Suare Footage:	Scratch Coat  Brown Coat
Number of Stories:	Haz, Mat, CCR
Total Floor Area Square Footage:	Final Inspection 7/15 1/10/97
	11-19-
Number of Parking Spaces:	Application Received By:DateDate
Distribution: White-Office Green-Assessors Office	Application Appoved By: Date 12/19/9
Canary-Inspector Pink-Applicant	Permit Issued By:Date
Gold-Cashler	

#### **CULVER CITY BUILDING SAFETY, 9770 CULVER BOULEVARD CULVER CITY, CALIFORNIA 90232-0507**

FOR INSPECTION CALL (310) 253-5800

Treasurer	Account Number	Account Title	Amount
118	01-457-3211	Building Permits	434.61
137	01-151-3190	Tax	
132	01-22005	Deposits	
128	01-457-3489	Plan Check	



#### **APPLICATION FOR BUILDING PERMIT**

(D. D. C. D. D. VOLLADE MAKING FOUR CORES)	043229 opp
Job Address 8825 - 27 132 NATIONAL BUD	Garage Area Square Footage:
Legal: Map Book Page Parcel	Square Feet Above Grade:
ZoneLot Tract	Square Feet Below Grade:
Occupancy Type Construction Type _3 N	Valuation \$ \$49000
	Description of Work: Alter Repair
Owner VENICE PACIFIC INVESTMENT	□ New □ Misc.
Mailing Address 3130 WILSHIRE BLVD *300	☐ Commercial
SANTA MONICA CA 90403	SEISMIC UPGRADE PER
Phone Number (315) 8225770	OF UCBC
Non-Residential owner/applicant hereby certifies that the applicant or future building occupant  will will not need to comply with the	
applicable requirements of Section 25505, 25533, and 25534 of the Health and Safety Code and the requirements for a permit for construction or modification from the Air Quality Management District.	FOR OFFICIAL USE ONI Permit Fees 424.3
Signature	Plan Check #19555 Plan Check Fed
Print Name	Plan Check Deposit 285 23
	Balance of Plan Check Fees
Contractor SPS INC.	Bedroom Tax
Address 3000 E. Miraloma	Sewer Facility Fees
City/Zip Anahering (A. 92806	Street Use Fee
Phone Number (714) 632 - 8333	Seismic Fee 10.29
Signature	OCCSD/OLASD Dev. Fee
State License Number 309473	DEV. Impact Fee
Type B I	Investigation
Culver City Business License No. 17936	Approvals Inspector
Engineer DAVID TAUBMAN	
Address 2930 WESTWOOD BWD	Foundation Concrete Slab
	Wall Steel & Grout
LA QA. 30064	Floor Joist
Phone Number (310) 441 0541	Roof Nail 5)22) 97
State Registration Number SE1445	Shear Panel
Architect	Framing
Address	Exterior Lath
	Insulation
	☐ Wall ☐ Ceiling
Phone Number	Interior Lath
State Registration Number	Dry Wall Nail
1:	Scratch Coat
Existing New	Brown Coat
1st Floor Area Square Footage: 49000	Haz. Mat. CCR
Number of Stories:	Final Inspection 6 24478
Total Floor Area Square Footage:	
Number of Parking Spaces:	Application Received By:
	Application Approved By.

Distribution: White-Office Canary-Inspector Pink-Applicant Gold-Cashier

O	43229 APR 24 '97	New		
Garage Area Square Footag	je:7	1		
Square Feet Above Grade:				
Square Feet Below Grade:		8		
Valuation \$ \$4900	0			
Description of Work: Alto				
	w ☐ Misc. ☐ A			
		adition esidential		
SEISMIC UPGRA				
OF USE	UCBC			
FOR OFFICE Permit Fees	CIAL USE ONLY			
Plan Check # 19555 P		25.6		
Plan Check Deposit				
Balance of Plan Check Fee	s			
Bedroom Tax				
Sewer Facility Fees				
Street Use Fee				
Seismic Fee	Seismic Fee 10.29			
OCCSD/OLASD Dev. Fee				
DEV. Impact Fee				
Investigation				
Approvals	Inspector	Date		
Foundation				
Concrete Slab				
Wall Steel & Grout				
Floor Joist				
Roof Nail	5/22/97/2			
Shear Panel				
Framing				
Exterior Lath				
Insulation				
☐ Wall ☐ Ceiling				
Interior Lath				
Dry Wall Nail				
Scratch Coat				
Brown Coat				
Haz. Mat. CCR	l dada a			
Final Inspection	6299782			
Application Received By:	MeDate	3/20/4		

Permit Issued By: __

#### CULVER CITY BUILDING AND SAFETY, 4095 OVERLAND AVENUE CULVER CITY, CALIFORNIA 90232-0507

FOR INSPECTION CALL (310) 202-5806

Treasurer	Account Number	Account Title	Amount
118	01-457-3211	Building Permits	205.68
137	01-151-3190	Tax	25.00
132	01-22005	Deposits	
128	01-457-3489	Plan Check	

J30.6	Validated:ITY OF CULVER CITY ACCT/DEPT. 118 DATE: 01/27/95 TIME: Permit # 5 3 JAN 27 P2:04	
	CITY OF CULVER CITY	#000318

APPLICATION FOR BUILDING PERMPT 27.795 TIME: 14:25:27

AKING FOUR COPIES)

A 6 5 3 JAN 27 P2:04

DITY OF CULVER CITY #000318
ACCT/DEPT. 137 25.08

Existing New

APPLICATION FOR	BUILDING PERMIT		.4:20:27
CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR OF THE CONTRACTOR O		Existing	g New
Job Address 8825 France BVd. *	Garage Area Square Footag	e:	
Legal: Map Book Page Parcel	Square Feet Above Grade:		
ZoneLot Tract	Square Feet Below Grade:		
Occupancy Type Construction Type	Valuation \$ 10,000		
Owner William O. FELOMAN	Description of Work: Alte	Repair	Demolish
	/ Nev	✓ Misc.	Addition
Mailing Address 12540 Beatrice St.	↓ √ , □ Cor	nmercial	Residential
LA CA 90066.	Dema Existil	ug office	
Phone Number (3/0) 8225770.	for warr House	USB AN	D NEW
Non-Residential owner/applicant hereby certifies that the applicant or future building occupant will will will not need to comply with the	HANDICAP CHAIRLIF	Τ,	
applicable requirements of Section 25505, 25533, and 25534 of the Health and Safety Code and the requirements for a permit for construction or	FOR OFFIC	IAL USE ONLY	
modification from the Air Quality Management District.	Permit Fees	>1.68	
Signature / //// am D. teloma,	Plan Check # Pl	an Check Fees 💈	31.90
Signature William O felolman	Plan Check Depost	9	
	Balance of Plan Check Fees	81.90	>
Contractor M.s. Elite Gent. Coust. NO	Bedroom Tax		
Address 28 42 Panalama terr	Sewer Facility Fees		
City/Zip LA CA 90039	Street Use Fee		
Phone Number (2/3) 9/3 7047	Seismic Fee 2		
Signature Shiman Makow	OCCSD/OLASD Dev. Fee		
State License Number # 8 660 454. [2/31 9.	DEV. Impact Fee		
Туре	Investigation		
City Business License No. 39581	Approvals		Date
Engineer	Foundation		
Address	Concrete Slab		
	Wall Steel & Grout		-
	Flore leiet		
Phone Number	Roof Nail		
State Registration Number	Shear Panel		
Architect	Framing (DVEP)	RM	2-14-95
Address		1	7.1.13
, addiodo	Insulation		_
4	□ Wall □ Ceiling		
Phone Number	Interior Lath		
State Registration Number		Rm	11-13-95
	Scratch Coat		
Existing New	Brown Coat		-3 111
1st Floor Area Square Footage:			
Number of Stories:	Final Inspection	RM	12-11-95
Total Floor Area Square Footage:	JPA SAV		1/27/0
	Application Received By	Da	ite 1/2
Number of Parking Spaces:	Application Approved By:	Da	te
	Permit Issued By:	D:	ate

Distribution: White-Office Green-Assessors Office Canary-Inspector Pink-Applicant Gold-Cashier

#### **CULVER CITY BUILDING AND SAFETY** 9770 CULVER BLVD. **CULVER CITY, CALIFORNIA 90232-0507**

FOR INSPECTION CALL (310) 253-5800

Treasurer	Account Number	Account Title	Amount
118	01-515-3211	Building Permits	2167
137	01-151-3190	Тах	<del></del>
132	01-22005	Deposits	
128	01-515-3489	Plan Check	

Number of Parking Spaces:

Distribution: White-Office Canary-Inspector Pink-Applicant Gold-Cashler

Permit #

CITY	OF CUL	.VER	CITY		#000	218
	DEPT.		TTh	1 <b>5</b> 3	216	
T.U.	85/01 043	273	MAY 1	97	10.00	3 44

Date

APPLICATION FOR BUILDING PERMIT Existing | New (PLEASE PRINT, YOU ARE MAKING FOUR COPIES) Garage Area Square Footage: Job Address 8825 NATIONAL BLVD Square Feet Above Grade: Map Book_ ParceL _ Page. Legal: Square Feet Below Grade: _ Tract _ Lot_ Valuation \$_ Construction Type Оссиралсу Туре -Description of Work: Alter Repair ☐ Demolish MULTA Owner_ 72 59 □ New □ Misc. Addition CA57 Mailing Address # 28 16 BASE, Non-Residential owner/applicant hereby certifies that the applicant or future building occupant will will not need to comply with the applicable requirements of Section 25505,25533, and 25534 at the Health and Safety Code and the requirements for a permit for 00 will will not need to comply with Section 25505,25533, and 25534 at d the requirements for a permit for any 1954 Quality Management FOR OFFICIAL USE ONL' Code and the recation from NDA 2 Plan Check #_ Plan Check Fees Signature Plan Check Deposit **Print Name** Balance of Plan Check Fees Contractor Sewer Facility Fees Seismic Instrum. Fee City/Zip _____ CCSD Dev. Fee Phone Number DEV. Impact Fee Signature_ Investigation State License Number Type _ Approvals Inspector City Business License No. Foundation Engineer Concrete Slab Address Wall Steel & Grout Floor Joist 5/22/970) Roof Nail Phone Number_ Shear Panel State Registration Number Framing Architect Exterior Lath Insulation Address _ ☐ Wall ☐ Ceiling Interior Lath Phone Number Dry Wall Nail State Registration Number Scratch Coat **Brown Coat** Existing New Haz. Mat. CCR 1st Floor Area Square Footage:_ Final Inspection Date 5 Number of Stories: Application Received By: Total Floor Area Square Footage: Application Approved By:

Permit Issued By:

TYPTADE APPLICATION: 5 Day

**PLAN REVIEW DUE DATE:** 

9770 Culver Blvd Culver City, CA 90232

**Building Safety Division** ***** Building Permit ***** Phone: (310) 253-5800

Fax: (310) 253-5824

#### SEPARATE PERMITS ARE REQUIRED FOR ELECTRICAL, PLUMBING, AND MECHANICAL

Address: 8825 NATIONAL BL CULV

Permit #: 67699

**Permit Type: Building Permit** 

- COMALT

Applied: 07/11/2006 Approved: 12/05/2006 Issued: 06/06/2007

Finaled:

PERMIT EXPIRES 6 MONTHS FROM DATE ISSUED OR 6 MONTHS FROM DATE OF LAST INSPECTION

**Owner: VENICE PACIFIC INVESTMENTS** 

Address: 3130 WILSHIRE BLVD. #360

**SANTA MONICA CA** 

Phone: 310 822 5770 Applicant: VENICE PACIFIC INVESTMENTS **3130 WILSHIRE BLVD. #360** Address:

**SANTA MONICA CA** 

310 822 5770 Phone:

Contractor: CANNON CONSTRUCTORS, INC. 17000 VENTURA BL. #301 ENCINO CA **State License Number:** 

Print Name: MATTBEERE

361568

818 906 6200

**DAVID TAUBMAN & ASSOCIATES** Engineer:

> 2990 SEPULVEDA #208 **LOS ANGELES CA**

310 268 9433

**Architect:** 

Signature:

**PMA ARCHITECT** 

3008 LINCOLN BLVD.

**SANTA MONICA CA** 

310 396 8282

Description: CC6 - Remodeling facade, adding new roof top platform and screening for mechanical equipment, adding stair and handicap ramp, removing one parking space

Valuation:

\$40,000.00

	Existing	New
1st Floor Area Square Footage	0	0
2nd Floor Area Square Footage	o	0
Garage Area Square Footage	0	0

**TOTAL FEES:** 

\$2,200.19

**TOTAL PAYMENTS:** 

\$2,200.19

Received by: tm Issued by: cs

TYPE OF APPLICATION: 5 Business Days

**PLAN REVIEW DUE DATE:** 

9770 Culver Blvd Culver City, CA 90232

CITY OF CULVER CITY **Building Safety Division** ***** Building Permit ***** Phone: (310) 253-5800 Fax: (310) 253-5824

SEPARATE PERMITS ARE REQUIRED FOR ELECTRICAL, PLUMBING, AND MECHANICAL

Address: 8825 NATIONAL BL CULV

Permit #: 71097

Permit Type: Building Permit

- COMMISC

Applied: 11/12/2007 Approved: 11/30/2007 Issued: 12/28/2007

Finaled:

PERMIT EXPIRES 6 MONTHS FROM DATE ISSUED OR 6 MONTHS FROM DATE OF LAST INSPECTION

**Owner: VENICE PACIFIC PROPERTIES** 

Address: 12540 BEATRICE ST. # 202

LOS ANGELES CA

310 822 5770 Phone:

Applicant: PITCH MARKETING

6330 SAN VICENTE BL. Address:

LOS ANGELES CA

Phone: 323 932 4415

Contractor: CANNON CONSTRUCTORS, INC.

17000 VENTURA BL. #301 ENCINO CA

361568

State License Number: 818 906 6200

Engineer:

Signature

**PABLO MAIDA ARCHITECT** Architect:

3008 LINCOLN BLVD. **SANTA MONICA CA**  310 396 8282

Description: Tenant Improvement (interior/non-structural) - 8,688 sq. ft.

Valuation: \$75,000.00

**Existing** New 1st Floor Area Square Footage 8688 0 0 2nd Floor Area Square Footage 0 0 0 Garage Area Square Footage

TOTAL FEES: \$2,096.94 TOTAL PAYMENTS: \$2,096.94

Received by: cs Issued by: ak

Printed on: 12-28-2007



#### **Building Safety Division Building Permit**

9770 CULVER BOULEVARD, CULVER CITY, CA 90232 310-253-5800 (O) | 310-253-5824 (F)

#### SEPARATE PERMITS ARE REQUIRED FOR ELECTRICAL, PLUMBING, AND MECHANICAL WORK.

**PERMIT NO.:** B16-0825

PERMIT TYPE: BUILD

**ADDRESS: 8825 NATIONAL BLVD** 

**APPLIED:** 09/26/2016

APPROVED:

ISSUED: 09/26/2016

FINALED:

**OWNER** 

**APPLICANT** 

**PROFESSIONALS** 

NAME: PACIFIC INVESTMENT ASSOCIATES

NAME: BASSETT FURNITURE

NAME: SIGN ZONE INC

ADDRESS: 12540 BEATRICE ST UNIT 203

ADDRESS: 8825 NATIONAL BLVD. CULVER CITY, CA 90232 **ADDRESS: 4873 MELROSE AVENUE** 

PHONE: (310) 378-4001

PHONE: (323) 465-8200

State Lic: 984708

PHONE:

PROJECT DESCRIPTION: fabrication and installation of 2 illuminated signs

Amil

VALUATION: \$3,800

**EXISTING SQUARE FOOTAGE** 

**NEW SQUARE FOOTAGE** 

1st Floor Area Sq. Ft.:

2nd Floor Area Sq. Ft.:

Other Habitable Sq. Ft.:

Garage Area Sq. Ft.:

**ESTIMATED TOTAL FEES:** \$266.18 **TOTAL PAYMENTS: \$266.18** 

11-29-17

Printed On: 9/26/2016 11:51:11 AM

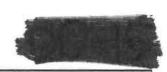
Received By: L Bravo

Issued By: L Bravo



#### **Building Safety Division Building Permit**

9770 CULVER BOULEVARD, CULVER CITY, CA 90232 310-253-5800 (O) | 310-253-5824 (F)



#### SEPARATE PERMITS ARE REQUIRED FOR ELECTRICAL, PLUMBING, AND MECHANICAL WORK.

**PERMIT NO.:** B16-0210

PERMIT TYPE: BUILD

**ADDRESS: 8825 NATIONAL BLVD** 

APPLIED: 03/11/2016

**APPROVED:** 05/16/2016

ISSUED: 06/17/2016

FINALED:

**OWNER** 

NAME: VENICE PACIFIC INVESTMENTS

ADDRESS: 8829 NATIONAL BLVD.

**CULVER CITY, CA 90232** 

PHONE:

**APPLICANT** 

NAME: VENICE PACIFIC INVESTMENTS

ADDRESS: 8825 NATIONAL BLVD

**CULVER CITY, CA 90232** 

PHONE: (310) 882-1556

**PROFESSIONALS** 

NAME: ADVANCED CONTRACTORS INC

ADDRESS: 935 W 223RD STREET

PHONE: (310) 320-3803

State Lic: 382163

PROJECT DESCRIPTION: Light /art pole installation.

**VALUATION:** \$100,000

**EXISTING SQUARE FOOTAGE** 

**NEW SQUARE FOOTAGE** 

1st Floor Area Sq. Ft.:

2nd Floor Area Sq. Ft.:

Other Habitable Sq. Ft.:

Garage Area Sq. Ft.:

**ESTIMATED TOTAL FEES:** \$2,974.12 **TOTAL PAYMENTS:** \$2,974.12

Signature:

Printed On: 6/17/2016 11:56:45 AM

Print Name: Michael Sieto

Received By:

Issued By: A Castaneda

Lohygan Afte	1 8825 Mational
1000	3/18/18
CONTRACTOR	DATE
PERMIT NO.	
FOUNDATION INSPECTOR DATE	STEEL INSPR. DATE
FOOTINGS	COLUMNS
WALLS	WALL
COLUMNS	
FIREPLACE	FRAMING
FORMS	RAT PROOFING
LATH EXTERIOR A	INTERIORS
FO Schilling	B-7723 3/1/10
PLUMBING CONTRACTOR	PERMIT SATE
INSPR. DATE	INSPR.
ROUGH	NO. FIXTURES
FINAL 7-18-58 M FINAL GAS	NO. GAS OUTLETS 5
WATER SYSTEM . O A A A	NO. WATER HEATERS Waste & Vent 6/37
F Schilling	B-7773 3/18 /5
PROP. LINE 7/14/58 Magne	PENMIT SATE
CESSPOOL	PERMIT DATE
CONTR.	
HOLE	BRICK
SEPTIC TANK	*
CONTR.	PERMIT MALLE DATE
- Pra-VEHP	1,649(C) B+CV
HEATING, REFRIG.	

. .

# DEPARTMENT OF BUILDING COLVER CITY, CALIFORNIA

## Application For Permit PLUMBING

837-5	MAP 22	Α .					
Name Paul Bayro  Address 7 250 700  City License No.	Crata	LIFORNIA	872543	PERMIT NO.  C 12479  RECEIVED BY  TA	3	ATE ISSUE	76
APPLIC	ANT FIL	L IN H	EAVILY O	JTLINED PORTION ON	ILY		
PERMIT FEES			FEE	Job Address 8 8 25 7/	atio.	nal	
Issuing permit	No.	Each	\$ 6.00	Name New Englan	olim I	tint by	2
Building Sewer	1	7.00	700	Name / Mail Mail Address / 80 / Our			
Sewer cap		6.00			/		
Sump		5.00		City Kos augel	4	Tel. No.	
Gas system including 5		3.00		I am the Legal Possesso Certificate o			City
Gas system over 5		.60			lBon		2
Industrial waste interceptor		3.00	., .	i am the Legal Owner of the	ne property		
Water closet	8	3.00	2400				
Bidet		3.00		<b>3</b>		Owner	
Bathtub		3.00		i .			
Lavatory	7	3.00	21.00				
Shower and/ or pan		3.00					
Sink-kitchen	K	3.00	300	1	- 12 120		
Sink-bar		3,00		FIRE SPRINKLE	R AND	STANDPI	PES
Sink-floor		3.00					
Laundry tub		3.00		PERMIT FEES	No.	Each	FEE
Washer standpipe		3.00		1			
Garbage disposal		3.00		Issuing permit			\$6.0
Dishwasher		3.00					
Floor drain	12	3.00	6,00	Repair, alter,			
Urinal	12	.3.00	600	add to fire		1	

Lavatory	7	3.00	21.00				
Shower and/ or pan		3.00					
Sink-kitchen	11	3.00	300				
Sink-bar		3,00		FIRE SPRINKLER	AND S	STANDPI	PES
Sink-floor		3.00					
Laundry tub		3.00		PERMIT FEES	No.	Each	FEE
Washer standpipe		3.00					
Garbage disposal		3.00		Issuing permit			\$6.00
Dishwasher		3.00					
Floor drain	2	3.00	6.00	Repair, alter,			
Urinal	3	.3.00	600	add to fire ,			
Drinking fountain	1	3.00	300	sprinkler system,			
Dental unit		3.00		underground fire			1
Slop sink		3.00		sprinkler piping			)
Roof drains		3.00		system (when permit			1
Repair of waste and/				for complete			1
or vent piping		3.00		system has not			
Water service		.3.0D		been obtained)		25.00	
Water piping				Standpipes wet or			
inside building		3.00		dry (outlets)		5.00	
Lawn sprinkler system		3.00		1 to 10 heads		10.00	
Backflow device				11 to 25 "		17.00	
including 5		3.00		26 to 50 "		30.00	
Over 5		.60		51 to 100 "		50.00	
Water softener		3.00		101 to 200 "		75.00	
Water pressure regulator		3.00		201 to 300 "		105.00	
Water heater	2	2.00	The second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second na	301 to 500 "		175.00	
Water heater vent	Z	2.00	400	501 to 1000 "		300.00	
Swimming pool private	,	14.00		1001 to 2000 "		400.00	
Swimming pool public		24.00		2001 to 3000 "		5.00.00	
				3001 to 4000 "		600.00	
Supplement		6.00		4001 to 5000 "		700.0	
Miscellaneous		.3.00		Over 5000 "		800.0	
Extra inspection		7.50			1		
Investigation		20.00		I	1		
					1		
TOTAL PERC		1	in all	TOTAL FFFS	1	1	
THE VIEW LAND		1		TOTAL FEES			

# CULVER CITY, CALIFORNIA 14 1 06 PH 76

## Application For Permit ELECTRIC

CITY OF CULVER CITY PERMIT NO.

DATE ISSUED

CALIFORNIA

BILOS

Address 18710 SO NORMANDIE AVE

City GARDENA

Tel No. 342-6619

City GARDENA

Tel No. 342-6619

AMANDIE AVE

RECEIVED BY

READY FOR FIRST
INSPECTION

AMANDIE AVE

AMANDIE AVE

AMANDIE AVE

AMANDIE AVE

AMANDIE AVE

CITY OF CULVER CITY

PERMIT NO.

DATE ISSUED

AMANDIE AVE

RECEIVED BY

READY FOR FIRST
INSPECTION

AMANDIE AVE

AMANDIE AVE

AMANDIE AVE

CITY OF CULVER CITY

PERMIT NO.

DATE ISSUED

City GARDEN A		Tel. No.	342-	6619		RECEIVED BY	READY FOI INSPECT	FIRST FION of Ready
License No.	cense I	10. 2964		· 0	ENUIS	NED PORTION ON	THE RESERVED	
APPLICANI	FIL	L IN HE	AVIL	YUL	IL	INED PORTION ONI	1	
PERMIT FEES	No.	Each	Fe	ee	Joh	Address 8825 N	14. WOITE	
Issuing permit			\$6	00				
	20	.35		00	~	Name		
Switch outlets	16	.35		60	OWNER	Mail Address		
Receptacle outlets Light fixtures	43	35 35		80	6			
Disposal	20	2.00		30		City	Tel. No	).
Food center		2.00			8	1 am the Legal Possessor	of the above Cu	lver City
Vent fan		2.00			1	Certificate of	of the above Cul Qualification.	0
Range		2.50	274.24		3	J.1	es. Jug.	Qt_
Cook top		2.50					Electri	gian
Dishwasher		2.50				I am the Legal Owner of the	property descri	bed above.
Heater Heat zones	-	2.50			Ž.			
F.A.U.		2.50					Own	er
Signs		5.00	-		100	HARLING WASHINGTON	TOUR PLANT	
Trans. over 4		1.00				CORREC	TIONS	
No. of sign lamps		.10						
Flood lite poles		5.00			_			
Temp. work lights		6.00	- Andrews		1 _			
Comm. & Ind. panel		6.00		-	-			
Busways		p.ft.			-			almi e de
		p.ft.			1			
Power Duct		.10			_			
		p.ft.			1-			
Under floor duct	-	.07			-	DIT O	ODDO	
Manage Land	1	3 00				KEC	ORDS	
Motor hp.	12	2.00. 3.00	7	0-0	1 -	plan my		
5 hp. to 15 hp.	~	5.00		1000	17	The state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the s		
15 hp. to 50 hp.	1	10.00		-	1 -			
50 hp. to 200 hp.	1	20,00			1			
200 hp. and over		30.00						
Transformers		KVA			1 -			
Welders		KVA		-	1 -			
Generators	-	KVA		-		ADDI	ROVALS	
Timers	+	2.00	-	-	1	APPI	COVALS	
Supplement permit	-	6.00	-		-	Temp.	Date	Inspect
Miscellaneous	1	6.00			-	Underground		
Extra inspection		7.50		- Contract No.		Rough wiring	4-1476	572
Investigation		20.00				Fixtures		
Temporary service		6.00			] -	Power		
Power service		6.00			-	Meters called		0.3
	-		-		-	FINAL	7-1676	30
TOTAL FEES			49	45	-			

8825 reterial

#### DEPARTMENT OF BUILDING & SAFETY CULVER CITY, CALIFORNIA 837 5211

# Application For Permit HEATING AND AIR CONDITIONING

Name Darrow Heating	Com	poratio	n	PERMIT NO.	DATE ISSUED
Name Darrow Heating Address 11944 Valerio City No. Hollywood City			THE WALL	C12548 RECEIVED BY	4-19-76
City No. Hollywood	9160	5 Tel No	083-066		READY FOR FIRST INSPECTION
City License No. 14933	tate	No 114	301	to	
				JTLINED PORTION ON	IV
APPLICAN	I FI	LL IN FI	AVILY O		-
PERMIT FEES	1		FEE	Job Address 8825 Nat	NAME OF TAXABLE PARTY.
Issuing permit	No.	Each	\$6.00	Culver C	Sity
FAU or ground type				Name Randall En Mail Address 23987 Craf	
furnace including duct & vent up to 100,000 BTU	2	6.00	12.00	Address 23987 Craf	Etsman Rd.
FAU or ground type		0.00		city Calabasas	Tel. No.346-533
furnace, including duct &		10.00		I am the Legal Possessor	
vent over 100,000 BTU Floor furnace		6.00		Certificate of	
Heater-suspended		6.00		1 AV	Contractor
Heater-recessed		6.00			e property described above.
Heater-floor mounted Appliance vent only	-	6.00 4.00			
Gas system(including 5)		3.00			Owner
Gas system(over 5)		.60		Sanda Conscionation and Designation	AND DESCRIPTION OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF
Repair, alter/add to					
heat ventilation or A/C	-	6.00		CORR	ECTIONS
Boiler, Compressor or Absortion system					
Up to 3 hp.	2	6.00	12.00		
Up to 100,000 BTU  3 hp. to 15 hp.	-	0.00	12.00		
100,001 to 500,000 BTU		10.00			
15 hp. to 30 hp.					
500,001 to 1,000,000 BTU		12.00	,		
30 hp. to 50 hp.		12.00			
1,000,001 to 1,750,000	1	20.00			
Over 50 hp.	+-	20.00			RECORDS
Over 1,750,000 BTU		30.00			
Air Handling Unit Including duct				-	
Under 10,000 CFM		5.00			
Over 10,000 CFM		8.00			
Evaporative Cooler					
(non portable)	3	5.00			
Vent fan / single duct	3	4.00	A		
Mechanical exhaust hood		5.00		AP	PROVALS
Ventilation (not a part of heat or A/C system)		5.00	SE WES		
Commercial/Industrial					date  inspector
Incinerators		25.00		Underground	
Any equipment regulated	- H	5.00		Rough Ducts	
but not listed above		3.00		Fire dampers	
Supplement		6.00		Vent	
Extra inspection		7.50	-	Gas test	
Investigation	1	20.00		FINAL	
TOTAL FEES			30.00		
	AT I S	3-1-1-1			

#### DEPARTMENT OF BUILDING & SAFETY CULVER CITY, CALIFORNIA 837-5211

## Application For Permit PLUMBING

Canta & C	CASO N		A.	PERMIT NO.	D	ATE ISSUE	D
Name SCOTT E. CA  Address 7673 MELRO  City LOS ANGELES	mp	BELL (	20.	C-12535	41	14-7	6
Address 7673 MELR	DSE	AVE		RECEIVED BY		DY FOR F	
city LOS ANGELES		Tel No	651-404		NO.	NSPECTIO	N.O.
8 City S	tate	No. 160-		CleD.			
					Andrew Street, Street, Street,		R. S. Line
APPLICAN	T FIL	L IN H	EAVILY O	UTLINED PORTION ON	.Υ		
			DDD	Job Address 8P25-	112	Jana	Plia
PERMIT FEES			FEE		12 /	MALONA	- BIVE
			<u> </u>	# 1957			
Issuing permit	No.	Each	\$ 6.00	Name RANDALL -	DON	IRMAN.	
Building Sewer		7.00		Name KANDALL - Mail Address 8P25 - 43			
Sewer cap		6.00		4			
Sump Gas system		5.00				Tel. No.	
including 5		3.00		i am the Legal Possessor Certificate of			City
Gas system							
over 5		.60				Contractor	
Industrial waste interceptor		3.00	, 2 = j	I am the Legal Owner of the	property	described	above.
Water closet		3.00					
Bidet		3.00				Owner	
Bathtub		3.00					
Lavatory Shower and/ or pan		3.00	-		-		
Sink-kitchen		3.00					1
Sink-bar		3.00		FIRE SPRINKLER	AND S	TANDPI	PES
Sink-floor		3.00					
Laundry tub		3.00		PERMIT FEES	No.	Each	FEE
Washer standpipe		3.00					¢c 00
Garbage disposal Dishwasher	1	3.00	-	Issuing permit	+		\$6.00
Floor drain		3.00	-	Repair, alter,			
Urinal		.3.00		add to fire	1		
Drinking fountain		3.00		sprinkler system,			
Dental unit	_	3.00	-	underground fire			
Slop sink Roof drains	-	3.00		sprinkler piping system (when permi	+		
Repair of waste and/	-	1.3.00	1	for complete	٦		
or vent piping		3.00		system has not			
Water service		.3.00		been obtained)		25.00	
Water piping inside building		3.00		Standpipes wet or dry (outlets)		5.00	
Lawn sprinkler system	-	3.00	1	1 to 10 heads	+-	10.00	
Backflow device	1	1		11 to 25 "		17.00	
including 5		3.00		26 to 50 "	27		30.00
Over 5 Water softener	-	,60	THE RESERVE OF THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NAMED IN COLUMN TWO IS NAMED IN COLUMN TWO IS NAMED IN COLUMN TWO IS NAMED IN COLUMN TWO IS NAMED IN COLUMN TWO IS NAMED IN COLUMN TWO IS NAMED IN COLUMN TWO IS NAMED IN COLUMN TWO IS NAMED IN COLUMN TWO IS NAMED IN COLUMN TWO IS NAMED IN COLUMN TWO IS NAMED IN COLUMN TWO IS NAMED IN COLUMN TWO IS NAMED IN COLUMN TWO IS NAMED IN COLUMN TWO IS NAMED IN COLUMN TW	51 to 100 " 101 to 200 "	-	50.00	
Water pressure regulator	1	3.00		201 to 300 "	+	75.00 105.00	
Water heater	1	2.00		301 to 500 "		175.00	
Water heater vent		2.00		501 to 1000 "		300.00	
Swimming pool private	1	14.00		1001 to 2000 "		400.00	
Swimming pool public	-	24.00	1-	2001 to 3000 " 3001 to 4000 "	-	5.00.00	
Supplement		6.00		4001 to 5000 "	+-	700.00	
Miscellaneous		3.00		Over 5000 "		800.00	
Extra inspection		7.50					
Investigation	-	20.00	-	- 1			1
				1			
	+	+			+	†	36.00
TOTAL FEES				TOTAL FEES		1	30.00

#### DEPARTMENT OF BUILDING & SAFETY CULVER CITY, CALIFORNIA 837-5211

EXPIRE.

# Application For Permit HEATING AND AIR CONDITIONING

EXPIRATION DATE JAN 1983

Name DACH INC.			METER	PERMIT NO.	DATE ISSUED
Address 11223 OLD RIV	JER	SCHOOL	RD.	C 18918	2-19-82
CITY DOWNEY		Tel No	3	RECEIVED BY	READY FOR FIRST INSPECTION
City DOWNEY City License No. 1 2 4 75 S	tate	No 279	I ILI	to	
				UTLINED PORTION ON	V
APPLICAN	I FI	LL IN HE	EAVILY	OILINED PORTION ON	-1
PERMIT FEES			FEE	Job Address 8825 N	
ssuing permit	No.	Each	\$6.00	CULVER CITY	
AU or ground type urnace including duct &				Name BENHAR I Mail Address S AM E	
ent up to 100,000 BTU AU or ground type		6.00			Tel. No. 870-1128
urnace including duct &				I am the Legal Possessor	
ent over 100,000 BTU		10.00		Certificate of	
loor furnace leater-suspended		6.00	-		DACH INC
leater-suspended		6.00			Contractor
leater-floor mounted		6.00		I am the Legal Owner of the	e property described above
appliance vent only		4.00			Owner
Gas system (including 5)		3.00			Owner
Sas system(over 5) Repair, alter/add to	-	.60			
neat ventilation or A/C		6.00		CORR	ECTIONS
Boiler, Compressor or Absortion system					
Up to 3 hp. Up to 100,000 BTU	1	6.00	6.00		
3 hp. to 15 hp. 100,001 to 500,000 BTU		10.00			
15 hp. to 30 hp.		10.00			(ii)
500,001 to 1,000,000		12 00			The state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the s
BTU 30 hp. to 50 hp.	-	12.00			
1,000,001 to 1,750,000 BTU		20.00	10	The state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the s	RECORDS _
Over 50 hp.					0
Over 1,750,000 BTU	-	30.00			
Air Handling Unit					- o 141
Including duct	1				e on the
Under 10,000 CFM Over 10,000 CFM	1	5.00	5.00		0 0
	+	8.00			
Evaporative Cooler		5.00			
(non portable) Vent fan / single duct	+	4.00	Carried and a service and a service and		
Mechanical exhaust hood	,	5.00		AP	PROVALS
Ventilation (not a part					
of heat or A/C system)		5.00			
Commercial/Industrial Incinerators		25.00		Underground	date inspect
Any equipment regulated		L.J.00		Rough	
but not listed above		5.00		Ducts	
				Fire dampers	
Supplement		6.00		Vent	
Extra inspection Investigation		7.50		Gas test FINAL	
		1 20.00	17.00	TINAL	
TOTAL FEES			11.00		NSATION INFORMATIO
				THEILDED TASM	RANCE CO. OF THE W

#### DEPARTMENT OF BUILDING & SAFETY CULVER CITY, CALIFORNIA 837-5211

### Application For Permit ELECTRIC

	Name VANDENKORP Address 900 9 Dr	10	1	/	P	PERMIT NO. DATE ISSUED
CONTRACTOR	Name VANDENCE REP	- GC	67/4	<u></u>	en	B14942 2-19-82
SAC						DECEIVED BY DEADY END FIRST
NTE	City Course A PORK	4	Tel. No.	49-	860	RECEIVED BY READY FOR FIRST INSPECTION
18	City CANOGA PARK City License No. 12479 L	tate	500	-	000	teles Now rones
	APPLICAN	T FIL	L IN HE	AVIL	y ou	JTLINED PORTION ONLY
	PERMIT FEES	No.	Each	Fe	99	Job Address 8825 MATIONAL BLOW
	I Ditti I Comb				- 8	JOB Address 8823 104/1020ALC DCD1
	Issuing permit			6.	00	
	Tinks and ata	17	.35	2	110	0 . //-
	Light outlets Switch outlets	2	.35	3	45	Name DEN MAYC
	Receptacle outlets	16	.35	5	60	Name BEN HAR Mail Address 8825 NATONAL
	Light fixtures	7	.35	2	45	City C. C Tel. No. 870 1/24
	Disposal		2.00			
	Food center Vent fan		2.00			I am the Legal Possesson of the above Culver City Certificate of Qualification.
	Range		2.50			(Mrs // Mudrone)
	Cook top		2.50			Electrician
	Dishwasher		2.50			I am the Legal Owner of the property described above.
	Heater Heat zones		2.50			
	F.A.U.	-	2.50		-	Owner
	Signs		5.00			THE SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECON
	Trans. over 4		1.00	TOTAL WAYNE CASE		CORRECTIONS
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	Flood lite poles Temp. work lights	ļ	5 00		-	
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	5 hp. to 15 hp.		5.00			
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	Transformers	-	KVA			
	Welders		KVA			
	Generators		KVA			ADDROVALO
	Timers	-	2.00	-		APPROVALS
	Supplement permit		6.00		1	Date Inspecto
				1		Temp.
	Miscellaneous		6.00	-		Underground
	Extra inspection Investigation		7.50	-		Rough wiring 2-22-82 Fixtures
	Temporary service	-	6.00	-	-	Power
	Power service		6.00			Meters called
				Tool or		FINAL 7-8-92 gu
		-	-	-	-	
	Millional ( ) Signal Abalian ( ) Signal Abalian		-		-	
	TOTAL FEES	1	1 11951	22	30	
		****	N STANSON STEEL CHES	12	1	
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8825 Retional Bl

WORKERS COMPENSATION INFORMATION OF THE POLICY # AA - 81152-855

EXPIRATION DATE 4/1/82

#### CULVER CITY BUILDING AND SAFETY Validated: **4095 OVERLAND AVENUE CULVER CITY, CALIFORNIA 90232-0507**

FOR INSPECTION CALL (213) 202-5806

treasurer	account number	account title	amount
120	01-457-3223	Plumbing & Heating Permits	24/
117	01-457-3489	Plan Check Fees	
132	01-22005	Deposits	

CITY OF CULVER CITY #006866 24.00 TIME: 14:35:13 ACCT/DEPT. 120 DATE: 06/30/94

3 4 7 2 8 JUN 30 P2:34

#### APPLICATION FOR PLUMBING PERMIT

(PLEASE PRINT, YOU ARE	WARING FOOR	COFIES
	Nadional	B/
Owner es Scen	1	
Mailing Address 8826		1B/.
702	32 - 2:	317
Phone Number 30-	559-47	26
Contractor Can E	IntelD	BA)
Wall Ho	hell bikin	kc p169)
Address R. G. Bo	X 23 63A	WE.
Signature OM	of June	be_
Phone Number 310	399-3	233
State License Number	253305	
City Business License Num	nber	
Engineer/Architect		
Phone Number		
Description of Work:	Alter [	Repair
we are in	New p///	Misc.
a mop SI	new sp/lin	Misc.
we are in a mop Si	n 8/1/11	Misc.
Valuation \$ 30.0	n 8/1/11	
Valuation \$	n 8/1/11/11/11/11/11/11/11/11/11/11/11/11/	Square Feet
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Valuation \$ 700.00 Size of Building Application Approved By:	n sp//in	Square Feet e: <u>30 94</u>
Valuation \$	Date Date	Square Feet e: <u>30 94</u>
Valuation \$	Date Date	Square Feet e: e:
Valuation \$	Date Date	Square Feet e: e:
Valuation \$ 750.6  Size of Building  Application Approved By:  Application Aproved By:  Permit Issued By:  Approvals  Groundwork	Date Date	Square Feet e: e:
Valuation \$	Date Date	Square Feet e: e:
Valuation \$	Date Date	Square Feet e: e:
Valuation \$ 760.6  Size of Building  Application Approved By:  Application Aproved By:  Permit Issued By:  Approvals  Groundwork  Rough Plumbing  Top Out Water Piping  Building Sewer  Water Heater  Fixtures	Date Date	Square Feet e: e:
Valuation \$ 700.00  Size of Building  Application Approved By:  Application Aproved By:  Permit Issued By:  Approvals  Groundwork  Rough Plumbing  Top Out Water Piping  Building Sewer  Water Heater  Fixtures  Gas Test	Date Date	Square Feet e: e:
Valuation \$ 700.00  Valuation \$ 700.00  Size of Building  Application Approved By:  Application Aproved By:  Approvals  Groundwork  Rough Plumbing  Top Out Water Piping  Building Sewer  Water Heater  Fixtures  Gas Test  Final Gas	Date Date	Square Feet e: e:
Valuation \$ 700.00  Size of Building  Application Approved By:  Application Aproved By:  Permit Issued By:  Approvals  Groundwork  Rough Plumbing  Top Out Water Piping  Building Sewer  Water Heater  Fixtures  Gas Test	Date Date	Square Feet e: e:

Permit Fee Schedule	No.	Each	Fee
ssuance Fee	/		15
Vater Closets			
avatories			
Bathtubs			
Shower and/or Pan			
3idet			
<b>Urinals</b>			
Floor Drain			
Sinks: Kitchen/Bar	1		8
Floor/Service	/		0
Dishwashers			
Food Waste Disposal			
Sump			
Clothes Washer Standpipe			
Laundry Trays			
Drinking Fountains			
Water Softeners			
Water Heaters	1	+	+
Vents			
Water Service or			
Dist. Systems		1	
Water Pressure Regulator			
Repair/Alter Drain/Vent Piping			
Building Sewer			
Sewer Cap			
Gas System 1-5 Outlets	1		$\top$
Added Outlets	1		
Lawn Sprinkler Systems	1		1
Backflow Devices, 1-5			
Over 5 Heads			$\top$
Rain Water Systems	_	_	$\neg$
/Per Head			
Swimming Pools/Spas			
(Residential)			
Swimming Pools/Spas			
(Public)			
Surcharge		@ 4	% /
Miscellaneous Cost		@1	
Extra Inspection		1	
Investigation	-	+	+
Subtotal	-	+	-
Plan Check	-	70	W/
Total Fees		10	/0

Distributions: White-Office

Green-Assessor **Gold-Cashier** 

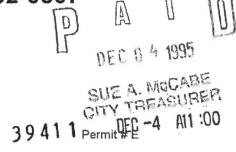
Canary-Inspector Pink-Applicant

### CULVER CITY BUILDING AND SAFETY Validated: 9770 CULVE BLVD.

**CULVER CITY, CALIFORNIA 90232-0507** 

FOR INSPECTION CALL (310) 253-5800

Treasurer	Account Number	Account Title	Amount
119	01-515-3212	Electrical Permits	23.00
128	01-515-3489	Plan Check Fees	
132	01-22005	Deposits	



APPLICATION FOR ELECTRICAL PERMIT

			DEDMIT SEE SOUFDUILS	NO	EAGU	EEES
ob Address 8825	- NATIONAL	B2	PERMIT FEE SCHEDULE  Issuance Fee	NO.	EACH	FEES /S
Owner LEO WOLF		0 to 120 Branch Circuits	,	7	73.	
			227V Branch Circuits		-/-	
Mailing AddressS	AME		Residential Appliances			
	CC 90.		(0 to 3 H.P.)			
Phone Number	310/839-0	0308	Motor/Heater/Transformer HP/KW/KVA(3 or Less)			
Contractor Swe	ER BUILDE	<u> </u>	Over 3 - Including 5			
Contractor S82	5 NATIONA	L BL	Over 5 - Including 15			
city WLVER	City C	A 90232	Over 15- Including 50			
Phone Number 3/6	0/839-03	08	Over 50- Including 200			
Signature			Over 200			
City Business License No	/)		Service/Switchboard/Panel Amps Under 200			
State License Number			200 Including 600			
Engineer/Architect						
		)	Over 600 - Including 1200			
Phone Number			Over 1200	1	1	
Use of Building:	Alter	Repair	Over 600V			
	New	Misc.	Temporary Service			
	Corrections		Extra Inspection			
			Signs	_	1	
			Busways Per Foot	+		
			Power Duct Per Foot	+		
			Underfloor Duct Per Foot			
			Swimming Pool/Hot Tub/Spa (Residential)			
Application Received By	Date	9:	Swimming Pool/Hot Tub/Spa (Public)			
Application Approved By	/Date	12/4/00	Temporary Lighting			
Permit Issued By	Date		Time Clock			
APPROVALS	INSPECTOR	DATA	Smoke Detectors			
Plans		11	Add to Existing Circuit 1-10 11+			
Temporary Power	-		Flood Light Pole			
Underground			Miscellaneous			
Rough			Sub Total	+		22.00
Fixtures			Investigation			
Meter	700		Plan Check		70%	
Final	ALS	12-595	Surcharge	-	4%	1.00
NOTE: New commercial		els over 1,000 square		1		

TYPE OF APPLICATION: 5 Business Days

#### **PLAN REVIEW DUE DATE:**





9770 Culver Blvd Culver City, CA 90232

CITY OF CULVER CITY **Building Safety Division** ***** Electrical Permit ***** Phone: (310) 253-5800

Fax: (310) 253-5824

Address: 8825 NATIONAL BL CULV

Permit #: 70800

Permit Type: Electrical Permit

Applied: 09/20/2007 Approved: 10/08/2007 Issued: 10/09/2007

Finaled:

PERMIT EXPIRES 6 MONTHS FROM DATE ISSUED OR 6 MONTHS FROM DATE OF LAST INSPECTION

Owner: VENICE PACIFIC INVESTMENTS Address: 3130 WILSHIRE BLVD. #360

SANTA MONICA CA

Signature: WILL SWICK

Phone:

310 822 5770

Phone:

AGOURA HILLS CA

Applicant: VENICE PACIFIC INVESTMENTS

**3130 WILSHIRE BLVD. #360** Address:

SANTA MONICA CA

310 822 5770

**Print Name:** 

Contractor: MONTGOMERY ELECTRICAL CONTRACTORS, INC.

5310R DERRY AVE.

State License Number:

Will > 818 -279 -3303

800 311 2111

750389

Engineer:

**Architect:** 

Description: 8 circuits, 45 electrical devices, 2 motors, 5 service/sub panels, 1 time clock

TOTAL FEES: \$1,055.20

**TOTAL PAYMENTS: \$1,055.20** 

Received by: tm Issued by: cs

TYPE OF APPLICATION: 5 Day

**PLAN REVIEW DUE DATE:** 

9770 Culver Blvd Culver City, CA 90232

CITY OF CULVER CITY **Building Safety Division** ***** Mechanical Permit ***** Phone: (310) 253-5800

Fax: (310) 253-5824

Address: 8825 NATIONAL BL CULV

Permit #: 70473

Permit Type: Mechanical Permit

Applied: 08/09/2007 Approved: 09/11/2007 Issued: 09/18/2007

Finaled:

PERMIT EXPIRES 6 MONTHS FROM DATE ISSUED OR 6 MONTHS FROM DATE OF LAST INSPECTION

**Owner: PACIFIC INVESTMENT ASSOCIATES** 

**ASSOCIATES** 

Address: 12540 BEATRICE ST # 203

**LOS ANGELES CA** 

Phone:

Applicant:

PACIFIC INVESTMENT

Address: 12540 BEATRICE ST # 203

LOS ANGELES CA

Phone:

Signature:

Print Name: Tin Daha

Contractor: DAHME HEATING & A.C., INC.

650 COCHRAN ST. #2

SIMI VALLEY CA

State License Number: 805 582 9188

590084

Engineer:

**SPEC ENGINEERING** 

16830 VENTURA BLVD.

**ENCINO CA** 

818 783 6965

Architect:

**PABLO MAIDA** 

1551 16TH ST

SANTA MONICA CA

Description: 27 registers, 4 boilers/compressors, 4 air handling units, 4 duct or area smoke detectors, 2 bathroom exhaust fans, 1 test witness fee

**TOTAL FEES: \$2,971.38** 

TOTAL PAYMENTS: \$2,971.38

Received by: Im Issued by: tm

TYPE OF APPLICATION: 5 Day

**PLAN REVIEW DUE DATE:** 



9770 Culver Blvd Culver City, CA 90232

CITY OF CULVER CITY **Building Safety Division** ***** Plumbing Permit ***** Phone: (310) 253-5800 FAX: (310) 253-5824

Address: 8825 NATIONAL BL CULV

Permit #: 70280

**Permit Type: Plumbing Permit** 

Applied: 07/18/2007 Approved: 07/20/2007 Issued: 07/25/2007

Finaled:

Phone:

PERMIT EXPIRES 6 MONTHS FROM DATE ISSUED OR 6 MONTHS FROM DATE OF LAST INSPECTION

**VENICE PACIFIC INVESTMENTS** Owner:

Applicant:

**VENICE PACIFIC INVESTMENTS** 

Address: 1299 OCEAN AVE. #400

SANTA MONICA CA

Address:

1299 OCEAN AVE. #400

**SANTA MONICA CA** 

310 451 8001

Phone:

310 451 8001

**Signature** 

Print Name: ALBIND MENDOZA

Contractor: NEPTUNE PLUMBING COMPANY

8933 LANKERSHIM BL.

**SUN VALLEY CA** 

456590 818 768 7048

Engineer:

**Architect:** 

Description: 4 water closets, 2 lavatories, 1 kitchen sink, 1 trap primer, 2 floor or area drains, 1 water heater

**TOTAL FEES: \$380.99** 

TOTAL PAYMENTS: \$380.99

Received by: tm Issued by: cs

TYPE OF APPLICATION: 5 Business Days

**PLAN REVIEW DUE DATE:** 

Culvercity

9770 Culver Blvd Culver City, CA 90232 CITY OF CULVER CITY
Building Safety Division
******* Electrical Permit *******

Phone: (310) 253-5800

Fax: (310) 253-5824

Address: 8825 NATIONAL BL CULV

Permit #: 71289

**Permit Type: Electrical Permit** 

Applied: 12/13/2007 Approved: 12/17/2007 Issued: 12/19/2007

Finaled:

PERMIT EXPIRES 6 MONTHS FROM DATE ISSUED OR 6 MONTHS FROM DATE OF LAST INSPECTION

**Owner: VENICE PACIFIC PROPERTIES** 

Address: 12540 BEATRICE ST. #203

LOS ANGELES CA

Phone:

Signature:

310 822 5770

Applicant: PITCH

Address: 8825 NATIONAL BLVD.

**CULVER CITY CA** 

Phone:

**Print Name:** 

,

Contractor: MONTGOMERY ELECTRICAL 21525 STRATHON ST. CA

CANOGA PARK CA

State License Number:

750389

Engineer:

ATLANTIS ENGINEERING INC.

6442 COLDWATER CYN. #103

NORTH HOLLYWOOD CA

818 623 4954

Architect:

**PABLO MAIDA** 

3008 LINCOLN BLVD.

SANTA MONICA CA

310 396 8282

818 598 0101

Description: 52 circuits, 196 electrical devices, 1 service panel, 1 time clock

TOTAL FEES: \$2,688.31

**TOTAL PAYMENTS: \$2,688.31** 

Received by: tm Issued by: tm

2/20/08

Printed: 12-19-2007



9770 Culver Blvd Culver City, CA 90232

CITY OF CULVER CITY **Building Safety Division** ***** Work Permit *****

For Inspections Call (310) 253-5800

Address: 8825 NATIONAL BL CULV

Permit #: 71290

**Permit Type: Work Permit** 

- ELEC

Location:

Occupancy Type:

**Construction Type:** 

Applied: 12/13/2007

Approved: 12/13/2007

Issued: 12/13/2007

Finaled:

Legal Description: *LAND DESC IN DOC 0052479, 77-1-17 PAR 1 *TR=1778*LOTS 5

THRU 10 AND POR OF LOT 11*TR=FRANK PARTENICO PL*THAT POR IN

**CULVER CITY*POR OF LOT B** 

Permit Expires 6 months from Date Issued

Owner: PACIFIC INVESTMENT ASSOCIATES

Address: 12540 BEATRICE ST. #203

LOS ANGELES CA

Phone: 310 822 5770

**PITCH** 

Applicant: Address: 8825 NATIONAL BLVD.

**CULVER CITY CA** 

Phone:

Contractor: MONTGOMERY ELECTRICAL

21525 STRATHON ST.

**CANOGA PARK CA** 

750389 818 598 0101

Signature:

Engineer:

Architect:

State Registration Number:

State Registration Number:

Valuation:

\$0.00

Description: PERMIT TO BEGIN ELECTRICAL WORK WHILE IN PLAN CHECK #71289

TOTAL PERMIT FEES: \$112.94

TOTAL PAYMENTS: \$112.94

Tot Fee

Paid Prv. Pmts Cur. Pmts

Item# Description

Account Code

2004 Electrical Fees 10151500.322 2010 Technology Surc 41251500.321

108.58 4.36

108.58 4.36

108.58 4.36

.00

Application Received by: CSAEZ

Permit Issued by: tm

Printed: 12-13-2007

TYPE OF APPLICATION: Over the Counter

**PLAN REVIEW DUE DATE:** 

9770 Culver Blvd Culver City, CA 90232

CITY OF CULVER CITY **Building Safety Division** ***** Plumbing Permit ***** Phone: (310) 253-5800 FAX: (310) 253-5824

Address: 8825 NATIONAL BL CULV

Permit #: 71383

Permit Type: Plumbing Permit

Applied: 12/27/2007 Approved: 12/27/2007 Issued: 12/27/2007

Finaled:

PERMIT EXPIRES 6 MONTHS FROM DATE ISSUED OR 6 MONTHS FROM DATE OF LAST INSPECTION

Owner: VENICE PACIFIC INVESTMENTS

Applicant:

**VENICE PACIFIC INVESTMENTS** 

Address: 1299 OCEAN AVE. #400

SANTA MONICA CA

Address:

1299 OCEAN AVE. #400

**SANTA MONICA CA** 

Phone: 310 451 8001 Phone:

310 451 8001

Signature:

Print Name: ALEINO MENDOZA

Contractor: NEPTUNE PLUMBING CO.

8933 LANKERSHIM BL.

**SUN VALLEY CA** 

456590 818 768 7048

Engineer:

Architect:

Description: 1 sink, 1 food waste disposal, 1 water heater

TOTAL FEES: \$160.93

TOTAL PAYMENTS: \$160.93

Received by: tm Issued by: tm

2-27-08 (-mal

TYPE OF APPLICATION: Over the Counter

**PLAN REVIEW DUE DATE:** 



9770 Culver Blvd Culver City, CA 90232 CITY OF CULVER CITY
Building Safety Division
******* Plumbing Permit *******

Phone: (310) 253-5800 FAX: (310) 253-5824

Address: 8825 NATIONAL BL CULV

Permit #: 73023

-

**Permit Type: Plumbing Permit** 

Applied: 07/22/2008 Approved: 07/22/2008 Issued: 07/22/2008

Finaled:

PERMIT EXPIRES 6 MONTHS FROM DATE ISSUED <u>OR</u> 6 MONTHS FROM DATE OF LAST INSPECTION

Owner: PACIFIC INVESTMENT ASSOCIATES

**ASSOCIATES** 

Address: 1299 OCEAN AV. #400

SANTA MONICA CA

Phone: 310 451 8001

Applicant:

PACIFIC INVESTMENT

Address:

1299 OCEAN AV. #400

SANTA MONICA CA

Phone:

Print Name:_

310 451 8001

JOEL

Y

Contractor: GOMEZ J LANDSCAPING

P O BOX 662

**CULVER CITY CA** 

840541

Engineer:

Signature:

Architect:

Description: 2 backflow devices, 1 repair/alteration to existing piping

TOTAL FEES: \$122.52

TOTAL PAYMENTS: \$0.00

Received by: CES Issued by: CES

8-26-08 Final PS



#### CITY OF CULVER CITY

#### **Building Safety Division Electrical Permit**

9770 CULVER BOULEVARD, CULVER CITY, CA 90232 310-253-5800 (O) | 310-253-5824 (F)

SEPARATE PERMITS ARE REQUIRED FOR ELECTRICAL, PLUMBING, AND MECHANICAL WORK. PERMIT EXPIRES 6 MONTHS FROM DATE ISSUED OR 6 MONTHS FROM LAST INSPECTION

**PERMIT NO.:** 

E16-0754

**APPLIED:** 09/26/2016

PERMIT TYPE:

**ELECTRICAL** 

APPROVED:

**ISSUED:** 09/26/2016

ADDRESS:

8825 NATIONAL BLVD

FINALED:

**OWNER** 

**APPLICANT** 

**PROFESSIONALS** 

NAME: PACIFIC INVESTMENT

**ASSOCIATES** 

NAME: BASSETT FURNITURE

NAME: SIGN ZONE INC

ADDRESS: 12540 BEATRICE ST

ADDRESS: 8825 NATIONAL BLVD.

**ADDRESS: 4873 MELROSE AVENUE** 

**UNIT 203** 

**CULVER CITY, CA 90232** PHONE: (310) 378-4001

PHONE: 3234658200

PHONE:

State Lic: 984708

PROJECT DESCRIPTION: 2 illuminated signs

Permit Category: Commercial

Plan Check Timeframe: Over the Counter

Plan Check Due Date:

**Electrical Device Qty:** 

Flood Light Pole:

Illuminated Signs: 2

Low Voltage/Data Cabling:

Solar Photovoltaic System:

**Temp Lighting Circuit:** 

Temp Service/Power Pole:

Time Clock:

Miscellaneous:

208, 240, 277, 480:

MOTOR/HEATER TRANSFORMER/GENERATOR:

Up to 3 HP: Over 15 to 50 HP:

Over 3 to 5 HP: Over 50 to 200 HP: Over 5 to 15 HP:

POOL/SPA/HOTTUB:

Private/Residential:

Public/Commercial:

Over 200 HP:

SERVICE PANEL/SUB-PANEL Up to 200 AMP:

Over 200 to 600 AMP:

Over 600 to 1200 AMP:

FEES:

Over 1200 AMP:

Investigation Fee: After-Hours Inspection:

**Appeal Fee: Re-Inspection Fee:** 

Additional Plan Check: **Outside Review Fee:** 

COCKR

**TOTAL FEES: \$170.66** 

TOTAL PAYMENTS: \$170.66

**Print Name:** 

ved By: L Bravo

Issued By: L Bravo

Printed On: 9/26/2016 11:51:40 A

TYPE OF APPLICATION: Over the Counter

#### **PLAN REVIEW DUE DATE:**



9770 Culver Blvd Culver City, CA 90232 CITY OF CULVER CITY Building Safety Division ******* Electrical Permit ******* Phone: (310) 253-5800

Fax: (310) 253-5824

Address: 8825 NATIONAL BL CULV

Permit #: 73022

Permit Type: Electrical Permit

Applied: 07/22/2008 Approved: 07/22/2008 Issued: 07/22/2008

Finaled:

PERMIT EXPIRES 6 MONTHS FROM DATE ISSUED <u>OR</u>

6 MONTHS FROM DATE OF LAST INSPECTION

**Owner: PACIFIC INVESTMENT ASSOCIATES** 

**ASSOCIATES** 

Address: 1299 OCEAN AV. #400

SANTA MONICA CA

Phone: 310 451 8001

Applicant:

PACIFIC INVESTMENT

Address:

Print Name:

1299 OCEAN AV. #400

SANTA MONICA CA

Phone:

310 451 8001

Signature:

Contractor: GOMEZ J LANDSCAPING

P O BOX 662

**CULVER CITY CA** 

State License Number:

(DOMEZ

840541

323 363 3150

Engineer:

Architect:

Description: 1 electrical device, low voltage/ data cabling

TOTAL FEES: \$58.29

TOTAL PAYMENTS: \$58.29

Received by: CES Issued by: CES

Printed: 07-22-2008

12-13-17

Id

Int



#### CITY OF CULVER CITY

**Building & Safety Division** 

#### **Plumbing Permit**

9770 CULVER BOULEVARD; CULVER CITY, CA 90232 310-253-5800 (O) | 310-253-5824 (F)

SEPARATE PERMITS ARE REQUIRED FOR ELECTRICAL, PLUMBING, AND MECHANICAL WORK. PERMIT EXPIRES 6 MONTHS FROM DATE ISSUED OR 6 MONTHS FROM LAST INSPECTION

PERMIT NO.: P18-0137

**APPLIED: 03/08/2018** 

**PERMIT TYPE: PLUMBING** 

**APPROVED:** 

**ADDRESS: 8825 NATIONAL** 

ISSUED: 03/08/2018

FINALED:

**OWNER** 

**APPLICANT** 

**PROFESSIONALS** 

NAME: PACIFIC INVESTMENT

NAME: PACIFIC INVESTMENT ASSOCIATES

NAME: ADVANCED CONTRACTORS INC

**ASSOCIATES** 

**ADDRESS: 12540 BEATRICE ST UNIT** 

ADDRESS: 935 W 223RD STREET

ADDRESS: 12540 BEATRICE ST UNIT

203

PHONE: ((310) 320-3803

203

PHONE:

PHONE:

PROJECT DESCRIPTION: 1 hose bib, 1 repair/alteration to existing piping

State Lic: 382163

Permit Category: Commercial

Hose Bib: 1

Repair Alteration to Existing 1

Piping:

**TOTAL FEES:** 

\$127.44

**TOTAL PAYMENTS:** 

\$127.44

CONSTRUCTION & DEMOLITION (C&D)/WASTE RECYCLING AND DISPOSAL SERVICES (Culver City Municipal Code 5.01.010 MUNICIPAL SERVICE EXCLUSIVE)

A. Solid waste handling and recyclable waste material handling shall be performed exclusively by the City or its authorized agents. The City Council may regulate, by ordinance or resolution, all aspects of solid waste handling and recyclable material handling, including, but not limited to, frequency of collection, means of collection and transportation, level of serves, charges, fees, and nature, location and extent of providing solid waste handling services.

The City of Culver City provides waste disposal and recycling services for all construction & demolition projects within city limits in accordance with CCMC 5.01.010. As part of the Building & Safety Division's Permitting process, the information provided will assist in establishing your waste disposal and recycling services account and initiate waste collection, processing and disposal services for materials generated at the project address.

Signature:

3/20/18 FINAL/

Received By: L Bravo





#### **CITY OF CULVER CITY Building & Safety Division**

#### **Building Permit**

9770 CULVER BOULEVARD; CULVER CITY, CA 90232 310-253-5800 (O) | 310-253-5824 (F)

SEPARATE PERMITS ARE REQUIRED FOR ELECTRICAL, PLUMBING, AND MECHANICAL WORK. PERMIT EXPIRES 6 MONTHS FROM DATE ISSUED OR 6 MONTHS FROM LAST INSPECTION

PERMIT NO.: B17-0806

PERMIT TYPE: BUILD

**ADDRESS: 8825 NATIONAL BLVD** 

**APPLIED:** 09/13/2017

APPROVED: 10/03/2017

ISSUED: 12/21/2017

FINALED:

**OWNER APPLICANT PROFESSIONALS** 

203

NAME: PACIFIC INVESTMENT

**ASSOCIATES** 

12540 BEATRICE ST UNIT 203

ADDRESS:

PHONE:

NAME: PACIFIC INVESTMENT

ASSOCIATES

ADDRESS: 12540 BEATRICE ST UNIT

NAME: ADVANCED CONTRACTORS INC

ADDRESS: 935 W 223RD STREET

PHONE: ((310) 320-3803

State Lic: 382163 PHONE:

PROJECT DESCRIPTION: (8827 National Blvd.) - Demo 4564 sf. of existing 5424 sf. and re-build 1000 sf. to be part of 8827 National

Blvd., new driveway, pedestrian walkway, parking and landscape.

Valuation: \$300,000

Commercial SQ FT

**EXISTING** 

NEW

Commercial:

Garage:

Permit Category: Commercial

Permit Type: Commercia

TCO Status: n/a

**TOTAL FEES:** 

\$13,269.85

**TOTAL PAYMENTS:** 

\$13,269.85

CONSTRUCTION & DEMOLITION (C&D)/WASTE RECYCLING AND DISPOSAL SERVICES (Culver City Municipal Code 5.01.010 MUNICIPAL SERVICE EXCLUSIVE)

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FINALED

3-13-19

Received By: A Castaneda

Issued By: A Castanèda

Building Permit#B17-0806

Printed On: 12/21/2017 3:02:00 PM



#### CITY OF CULVER CITY

**Building & Safety Division** 

#### **Electrical Permit**

9770 CULVER BOULEVARD; CULVER CITY, CA 90232 310-253-5800 (O) | 310-253-5824 (F)

SEPARATE PERMITS ARE REQUIRED FOR ELECTRICAL, PLUMBING, AND MECHANICAL WORK. PERMIT EXPIRES 6 MONTHS FROM DATE ISSUED OR 6 MONTHS FROM LAST INSPECTION

PERMIT NO.: E18-0183

**PERMIT TYPE: ELECTRICAL** 

**ADDRESS: 8825 NATIONAL** 

**APPLIED: 03/08/2018** 

APPROVED:

ISSUED: 03/08/2018

FINALED:

**OWNER APPLICANT PROFESSIONALS** 

NAME: PACIFIC INVESTMENT

ASSOCIATES

12540 BEATRICE ST UNIT

ADDRESS:

PHONE:

NAME: PACIFIC INVESTMENT

**ASSOCIATES** 

ADDRESS: 12540 BEATRICE ST UNIT

PHONE:

NAME: ADVANCED CONTRACTORS INC

ADDRESS: 935 W 223RD STREET

PHONE: ((310) 320-3803 State Lic: 382163

PROJECT DESCRIPTION: 2 circuits

Permit Category: Commercial

**TOTAL FEES:** 

120 Volt Branch Circuit: 2

\$120.49

**TOTAL PAYMENTS:** 

\$120.49

CONSTRUCTION & DEMOLITION (C&D)/WASTE RECYCLING AND DISPOSAL SERVICES (Culver City Municipal Code 5.01.010 MUNICIPAL SERVICE EXCLUSIVE)

A. Solid waste handling and recyclable waste material handling shall be performed exclusively by the City or its authorized agents. The City Council may regulate, by ordinance or resolution, all aspects of solid waste handling and recyclable material handling, including, but not limited to, frequency of collection, means of collection and transportation, level of serves, charges, fees, and nature, location and extent of providing solid waste handling services.

The City of Culver City provides waste disposal and recycling services for all construction & demolition projects within city limits in accordance with CCMC 5.01.010. As part of the Building & Safety Division's Permitting process, the information provided will assist in establishing your waste disposal and recycling services account and initiate waste collection, processing and disposal services for materials generated at the project address.

Signature:

MADONNE **Print Name:** 

FIMALES 2-20-2019,

Electrical Permit#E18-0183

Printed On: 3/8/2018 12:32:54 PM

Received By: L Bravo

Issued By: L Bravo

8825

NATTONAL

OWNER	Ins. 8825 National Blvd.
Randal Engineering Co.	
CONTRACTOR"	Transier meradel
À 20566	Interior remodel
	(offices & warehouse)
P-21	
FOUNDATION INSPECTOR DATE	STEEL INSPR. DATE
STEEL	BOND BEAM
2/ 2/ 2/	1 11 1
FOOTINGS PARSO 4-16-76 SB	WAL Masony great 6-14-76
COLUMNS Some 6 23-76 B	mi Meson a a low 71
WALLEN HALL 4-29-1010	The state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the s
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FIREPLACE	FRAMING 6-17-76 18
FORMS	RAT PROOFING
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L. 4 & A. 100	@12535 4-14.
Dant Reguest alle	C12479 3-23-76
PLUMBING CONTRACTOR	PERMIT DATE
INSPR. DATE	INSPR. DATE
Galwa 3-25-76 CB	2012
KOUGH 4-19-96 CB	NO. FIXTURES 2/
FINAL 7-21-76 FINAL GAS	NO. GAS OUTLETS
WATER	NO WATER HEATERS
SYSTEM	A VENT
SEWER D	2 22 7
paul Cornard plug	@ 12479 3-23-7) PERMIT DATE
CONT	PERMIT DATE
PROP. LINE	EASEMENT
CESSPOOL	
CONTR.	PERMIT DATE
HOLE	BRICK
NOTE OF THE REAL PROPERTY.	1
SEPTIC TANK	PERMIT DATE
CONTR.	
SEEPAGE PIT	LEACH LINE
HEATING, REFRIGORAGEM THE CON	0. 6/2548 4-19-76
CONTR.	PERMIT DATE
FLOOR 2 70 WALL	ROUGH FINAL 4-21-76

anoun		10	10	1 40
GROUPTYPE	APPLICATION	FOR PERMI	ת. ודווא חיד יו	\$ AMOUNT OF PERMIT
FIRE ZONEUSE ZONE	Two sets of Pl including Deta Must be filed Approved by Bu	ans and S ils and C with Appl	pecifications ross Sections ication and	Value of Construction, Including Labor & Materials
		021		
Permit No. A - 20	0566		Culver City,	Calif. 3/9/1976
Job Address_ 00	25 NATIONAL	- Bu	10.	
Lot #9 \$10	, BJ	Lock	, Tract	1778
Owner's Name LIFE	ENGLOS MUTUAL INSURDUCE CO, I	Address 16	HARTERHOUDI AVE OF ST	1778 USE INVESTMENT CO. APS Phone No. 2772100
Contractor 2398	O CRAFTSMACI RD	Address <u>C</u>	MABASAS, O	11307 hone No. 3465332
	The state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the s			Policy No
City License No				2.
ONE SET OF APPROVE	D PLANS TO REMAIN ON	JOB UNTIL	WORK IS COMPL	ETED.
INSPECTOR MUST APP	PROVE EACH BRACKET ON	JOB CARD I	SEFORE PROCEED	ING TO NEXT WORK.
Purpose building i	s to be used for OF	FICES	\$ WONE	HOUSE
Description of Bui	llding			
Size of New Buildi or Addition	30 × 68 Ist Floor 2n	d Floor	Total floor a	rea2067 No. of Rooms
Size of Garage	x Size of Lot	x	Size of G	Girdersx
	x Size of fl			x 2nd Floor
Size of exterior a	etude v —Si	ho de int	erior studs	` *
Size of Ceiling J	(2)/10		f Rafters	
Material of Found				Depth in Ground
Material of Exten	ior Walls	Interior	Walls	Floor
	act warrs		WOLLS	11001
Roof			REMARKS	THE THE
COMMERCIAL	GARAGE APTS		1	RECEIVED
INDUSTRIAL	RESIDENCE	-	-	MAR 12 1976  Dity of Culver City  Building Dept
APARTMENTS	FIREPLACE		1	Building Dept.
UNITS	FURNACE			21119
DUPLEX	TILE WORK		_	
correct and herek	by certify and agree to Lding Ordinances and to I laws of the State of	hat if a phe Uniform	permit is issum Building Codia will be com	know the same is true and led that all of the provi- le of the City of Culver plied with, whether here-
		Appl	icant VAND	OU FNGRG, CO,
		Ву	J.D. U	HIE

OFFICE OF ACCESSOR
BOOK PAGE PARCEL

•	DATE 7-15-76
New England Mutual Life	8825-43 National Blyd.
OWNERS NAME	ADDRESS OF JOB
Jack Randell Inc.	A20829
CONTRACTOR	PERMIT #
Water Heater	Disposal
Water Softener	PlbgElec
Type of Fence	Water Service
BLOCK WALL	rinkling System Heads
JOB COMPLETED 12-8-75 DATE	Blackwork

	( 1)	1125	
xe = 2	To	1/1/59	2250
GROUPTYPE	APPLICATION FOR	PERMIT TO BIILD	AMOUNT OF PERMIT
FIRE ZONE	Two sets of Plans	and Specifications	\$ 1500.00
USE ZONE	including Details Must be filed with	and Cross Sections Application and	Value of Construc- tion, Including
	Approved by Buildi		Labor & Materials
Permit No. <u>4.20829</u>	THIS PROPERTY LO	OCATED ON-CULVER City, Cal	if. JULY 9,1976
Job Address 825-	-43 NATIONAL	- BLUD, CUCYEN	- Cox
Lot	, Block	, Tract	
Lot  Owner's Name Cochect	PRAWSE CO, Addr	upe ws, eu, ess 1801 ave of stan	S Phone No. 2772100
Contractor ACK L. RA			
State License No.29	Workmen's Com	p	Policy No
City License No			6
ONE SET OF APPROVED PLA	NS TO REMAIN ON JOB	UNTIL WORK IS COMPLETE	<u>D.</u>
INSPECTOR MUST APPROVE	EACH BRACKET ON JOB	CARD BEFORE PROCEEDING	TO NEXT WORK.
Purpose building is to	be used for WONE	HOUSE \$ OFF	RUES
Description of Building	Ţ.		
Size of New Building or Addition	xx	Total floor area	No. of Rooms
	lst Floor 2nd Fl		Sq.Ft.
Size of Garagex_			
Size of Mudsillx	Size of floor	joists x lst Floor	2nd Floor
Size of exterior studs	x, Size	of interior studs	X
Size of Ceiling Joists	x, Size	of Roof Rafters x	
Material of Foundation	, Width	of FootingsDe	epth in Ground
Material of Exterior W	allsIn	terior Walls	Floor
Roof			
COMMERCIAL	GARAGE APTS	REMARKS	WALL OS
INDUSTRIAL	RESIDENCE		
APARTMENTS	FIREPLACE	1110 100	TTERVER
UNITS	FURNACE	107004	
DUPLEX	TILE WORK	TON-CULVER	THE WASHING PROPERTY L
			W the same is true and
correct and hereby cer sions of the Building	rtify and agree that Ordinances and the l	if a permit is issued Uniform Building Code o	that all of the provi-
-1 -E		Applicant DAZIE	- Proposo lor
		8 By O. M	
	1816 JUL -9 PH 12: 35	No	• • •
		OFFICE	
	BECEINED	OFFICE OF A	SSESSOR
		PA	GE PARCEI

PARCEL

	DATE_12-8-78
Ben Har, Co.	8825 National Blvd.
OWNERS NAME	ADDRESS OF JOB
Burkett Fence CONTRACTOR	A 22661 PERMIT #
Water Heater	Disposal Plbg
Water Softener	Elec.
Type of Fence	Water Service
CHAIN LINK FENCE Sp	rinkling System Heads
JOB COMPLETED 3-18-80 DATE	INSPECTOR

.

PLEASE	0		PC	_
PRINT		4.5499	1075	
GROUP TYPE FIRE ZONE USE ZONE	APPLICATION FOR Two sets of Plans including Details Must be filed wit Approved by Build	PH 1: 44 PERMIT TO 1 PandS <b>Spac</b> ificand Cross Seconds	ications Sections on and	\$ AMOUNT OF PERMIT \$ 330
Permit No. A - 2266/		Culve	er City, Ca	olif. 11-7- 1978
Job Address 882	5 NATIO	NAL	BLV	D d
Lot	, Block	<u>(</u>	, Tract	
Owner's Name BEN				
Contractor BURKETT State License No. 973.	FENCE Addr	ress 9405 W	). TEFFERS	Phone No. 870-2959
State License No. 973	20 Workmen's Com	MESTE D. EMPLO	YERS	Policy No. 16081
City License No. 2744	2			
ONE SET OF APPROVED PLAN	S TO REMAIN ON JOB	UNTIL WORK	IS COMPLETE	ED.
INSPECTOR MUST APPROVE E	ACH BRACKET ON JOB	CARD BEFORE	PROCEEDING	G TO NEXT WORK.
Purpose building is to b	e used for man	wfalte	venez	
Description of Building	_	LINK P		WITH 3 STRAWRS
Size of New Building or Addition			floor are	aNo. of Rooms
Size of Garage x	Size of Lot	x S	ize of Gir	dersx
Size of Mudsill x				
Size of exterior studs	x, Size	of interior	studs	_x&&
Size of Ceiling Joists_	x, Size	of Roof Raft	ersx	- Tan
Material of Foundation_	, Width	of Footings_	D	epth in Ground
Material of Exterior Wal				
Roof		A STATE OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PAR	DEMARKS /	Proposed ( instal
COMMERCIAL	GARAGE APTS		EPARKS /	3' chair high fence
INDUSTRIAL	RESIDENCE	14	nd seme	Profosed to instal 8' chain bish fene ne voelocate
APARTMENTS	FIREPLACE	3	posts.	slide gate
UNITS	FURNACE	10	18	3 bertetwere str
DUPLEX	TILE WORK	lin	6 Lence	- 10'x8' chain + 10'x8' slight gate
I have carefully examine correct and hereby certifications of the Building Or City and building laws of the specified or not.	ify and agree that rdinances and the U of the State of Cal	ve applicati if a permit hiform Build ifornia will	ion and kno is issued ding Code of l be compli	by the same is true and that all of the proviot the City of Culver led with, whether here-
appear to the	myrese	Applicant_	DUFKE	A FENCE CO
appear to be a plant of PLEASE		Ву	South	Panis R.WILKINS
DDINT			V 10 500	F ( . FV // \//

Title CO-ORPINATOR

4-77-20M

LEO WOLF	ADDRESS
OWNER	2-11-82
A25926	INTERIOR PARTITIONS
1 1-3 PERMIT NO.	1 1
FOUNDATION INSPECTOR DATE	STEEL INSPR. DATE
STEEL	SOND BEAM
FOOTINGS	COLUMNS
WALLS	WALL
COLUMNS	
FIREPLACE	FRAMING
FORMS	RAT PROOFING
LATH	
EXTERIOR	INTERIORS
while the spile of the said of the	
PLUMBING CONTRACTOR	PERMIT DATE
INSPR. DATE	INSPR. DATE
ROUGH	NO. FIXTURES
Halfings was a compared to the	
FINAL GAS	NO. GAS OUTLETS
WATER SYSTEM	NO. WATER HEATERS
SEWER	
CONTR	PERMIT DATE
PROP. LINE	EASEMENT
CESSPOOL	PERMIT DATE
CONTR.	rendii Dala
HOLE	BRICK
SEPTIC TANK CONTR.	PERMIT
SEEPAGE PIT	LEACH LINE
HEATING, REFRIG. Sach Size.	C-19978 2-19-82 2-23-82-18

E	P.C. 13
	13,00
GROUP	APPLICATION FOR PERMIT
TYPE	Two sets of Plans and Specifica
FIRE ZONE	Details and Cross Sections Mus-
USE ZONE	Application and Approved by

tions including t be filed with Building Inspector.

26

P.C. 7811

Ψ'	A100
\$_	ac.
Α	MOUNT OF PERMIT
	3000°
\$_	7
\	alue of Construction,
1	ncluding Labor &
V	Naterials.

下3 /3% Permit No. A- 25926 Feb. 9,1982 City Of Culver City, CA _ 8825 National Blvd., __, Block ______, Tract _____, Assessor's Map Book No. _____, Page _____, Parcel __ Owner's Name Leo Wolf 8825 National Blvd., 870-1128 _ Address _ _____ Phone No. Owner Contractor Address Phone No.. **Designer** Arch./Engineer. 3303 Cardiff Ave., LA CA 90034 Bill Ding _ Address . Phone No.. State License No. _ __Workmen's Comp.__ _ Policy No. _ City License No. __ Exp. Date ___ ONE SET OF APPROVED PLANS TO REMAIN ON JOB UNTIL WORK IS COMPLETED. INSPECTOR MUST APPROVE EACH BRACKET ON JOB CARD BEFORE PROCEEDING TO NEXT WORK. Purpose building is to be used for Offices and Mfg. Description of Building Size of New Building or Addition _ Total floor area _ 1st Floor 2nd Floor Size of Garage ____ _ x _____ Size of Lot _____ x ____ Size of Girders ____ __ x _____ Size of floor joists ___ . X . 1st Floor 2nd Floor __ x ______, Size of interior studs _____ Size of exterior studs_____ Size of Ceiling Joists ___ _____, Size of Roof Rafters _____ x _ cone Material of Foundation # __ , Width of Footings __ _____ Depth in Ground _ Tilt Up _ Interior Walls ___ Frame & stucco __ Floor _ Material of Exterior Walls_ Compo Roof_ REMARKS COMMERCIAL GARAGE APTS. Add office and conference room. INDUSTRIAL RESIDENCE Culver City Building Dept. **APARTMENTS** FIREPLACE UNITS **FURNACE** FEB 1 1 1982 **DUPLEX TILE WORK** I have carefully examined and read the above application and know the same is true and correct and hereby certify and

agree that if a permit is issued that all of the provisions of the Building Ordinances and the Uniform Building Code of the City of Culver City and building laws of the State of California with be complied with, whether hereby specified on not.

"OWNER-BUILDER DECLARATION"

Applicant &

I hereby affirm that I am exempt from the Contractor's License law because: (check one)

П	I, as the owner of the property or my employees with wages as their sole compensation will do the work, and	d the
	structure is not intended or offered for sale.	

I, as the owner of this property, am exclusively contracting with licensed contractors to construct the project.

Owner Applicant

...

441

# 9770 CULVER BOULEVARD CULVER CITY, CALIFORNIA 90232

FOR INSPECTION CALL (213) 202-5806

	(213) 202-3000	
Account Number	Account Title	Amount
01-457-3211	Building Permits	5778
01-457-3489	Plan Check Fees	
01-22005	Deposits	
	01-457-3211	01-457-3211 Building Permits 01-457-3489 Plan Check Fees



Permit 280

DEC -5 A9:43

APPLICATION FOR	BUILDING PERMIT	5 JF F VF	
(PLEASE PRINT, YOU ARE MAKING FOUR COPIES)		Existing New	
Job Address 8825 NATIONAL BLVE	Garage Area Square Footage:		
Legal: Map BookPageParcel	Square Feet Above Grade:		
Zone	Square Feet Below Grade:		
Occupancy Type Ware kor Sonstruction Type	Valuation \$ 400 00 Z G	,4600	
Owner Les Surfas	Description of Work: 🔲 Alter 🔲 R	epair Demolish	
Mailing Address 10441 Jefferson	□ New ⋈ M	isc.	
Mailing Address Culver City (A	☐ Commercia	☐ Residential	
Phone Number 559-4770 9023 2	Offin Remodel		
Non-Residential owner/applicant, hereby certifies that the applicant or			
future building occupant  will  will not need to comply with the applicable requirements of Section 25505,25533, and 25534 at the	FOR OFFICIAL US	E ONI V	
future building occupant  will will not need to comply with the applicable requirements of Section 25505,25533, and 25534 at the Health and Safety Code and the requirements for a permit for construction or modification from the Air Guality Management District.	Permit Fees 16,60	57 78	
Signature 2	Plan Check # 14927 Plan Che	ck Fees 3780	
Print Name Les Sun FAS	Plan Check Depost 10.50	<b>—</b>	
Contractor O WNER	Plan Check Depost 10.50  Nuc. # 149 75  Balance of Plan Check Fees 2	730	
Address	Bedroom Tax		
Phone Number	Sewer Facility Fees		
Signature	Street Use Fee		
State License Number	OCCSD/OLASD Dev. Fee_		
Туре	DEV. Impact Fee		
City Business License No.	Investigation		
Engineer 070 HORVER		pector Date	
Address MOTOR AVE	Foundation		
	Concrete Slab		
Phone Number	Wall Steel & Grout		
State Registration Number C - 2511	Floor Joist		
Architect	Roof Nail		
Address	Shear Panel	11 1 126 hm	
Addiess	Framing Exterior Lath	MAC 12/89	
	Insulation		
Phone Number	☐ Wall ☐ Ceiling		
State Registration Number	Interior Lath		
Existing New	Dry Wall Nail		
	Scratch Coat		
1st Floor Area Suare Footage:	Brown Coat		
Number of Stories:	Haz. Mat. CCR	A//	
Total Floor Area Square Footage:	Final Inspection	MAC 9-6-90	
Number of Parking Spaces:	Application Received By:	Date 1/13/8	
Distribution: White-Office Green-Assessors Office	Application Appoved By:	Date 11/27/3	
Canary-Inspector Pink-Applicant Gold-Cashier	Permit Issued By:	Date/ 3/5/89	

#### CULVER CITY BUILDING AND SAFETY Validated:

**4095 OVERLAND AVENUE** 

**CULVER CITY, CALIFORNIA 90232-0507** 

FOR INSPECTION CALL (213) 202-5806

Treasurer	Account Number	Account Title	Amount
118	01-457-3211	Building Permits	36.40
128	<del>01-457-3489</del> 01-151-319-0	Plan Check Fees	15.00
132	01-22005	Deposits	

#004455

INCIDENTA

CITY OF CULVER CITY ACCT/DEPT. 118 DATE: 01/08/92 TIM CITY OF CULVER CITY 36.40 TIME: 14:40:49 #004456

25.00 TIME: 14:41:04 ACCT/DEPT. 137 DATE: 01/08/92

27134 Permit # B

JAN -8 P2:38

APPLICATION FOR I	- de ar-			
(PLEASE PRINT, YOU ARE MAKING FOUR COPIES)	Existing New			
Job Address 8825 NATIONAL BLUD.	Garage Area Square Footage:			
Legal: Map BookPageParcel	\$quare Feet Above Grade:			
ZoneLotTract	Square Feet Below Grade:			
Occupancy TypeConstruction Type	Valuation \$ 750000			
Owner Synfas WC	Description of Work: Alter Repair Demolish			
	New ☐ Misc. ☐ Addition			
Mailing Address SAME	Commercial Residential			
Phone Number 2 310 SS9-4770	- PARTITION WALL			
Non-Residential owner/applicant hereby certifies that the applicant or				
future building occupant  will  will not need to comply with the applicable requirements of Section 25505.25533, and 25534 at the	FOR OFFICIAL USE ONLY			
Non-Residential owner/applicant hereby certifies that the applicant or future building occupant   will   will not need to comply with the applicable requirements of Section 25505,25533, and 25534 at the Health and Safety Code and the requirements for a permit for construction or modification from the Air Quality Management District.	Permit Fees36.40			
Signature	Plan Check # 1681 Plan Check Fees >4.50			
Print Name Les Sun FAS	Plan Check Depost 24.50			
Contractor owner builder	Balance of Plan Check Fees			
Address	Bedroom Tax			
Phone Number	Sewer Facility Fees			
Signature	Street Use Fee			
State License Number	OCCSD/OLASD Dev. Fee			
Туре	DEV. Impact Fee			
City Business License No.				
Engineer	Investigation			
Address	Approvals Inspector Date			
Address	Foundation			
	Concrete Slab			
Phone Number	Wall Steel & Grout			
State Registration Number	Floor Joist Roof Nail			
Architect	Shear Panel			
Address	Framing MS No 192			
A	Exterior Lath			
Phone Number	Insulation			
State Registration Number	☐ Wall ☐ Ceiling			
otato negistration rumbei	Interior Lath			
Existing New	Dry Wall Nail 723 1/2/9 2			
1st Floor Area Suare Footage:	Scratch Coat  Brown Coat			
Number of Stories:	Haz, Mat, CCR			
Total Floor Area Square Footage:	Final Inspection 7/15 1/10/97			
	11-19-			
Number of Parking Spaces:	Application Received By:DateDate			
Distribution: White-Office Green-Assessors Office	Application Appoved By: Date 12/19/9			
Canary-Inspector Pink-Applicant	Permit Issued By:Date			
Gold-Cashler				

#### **CULVER CITY BUILDING SAFETY, 9770 CULVER BOULEVARD CULVER CITY, CALIFORNIA 90232-0507**

FOR INSPECTION CALL (310) 253-5800

Treasurer	Account Number	Account Title	Amount
118	01-457-3211	Building Permits	434.61
137	01-151-3190	Tax	
132	01-22005	Deposits	
128	01-457-3489	Plan Check	



#### **APPLICATION FOR BUILDING PERMIT**

(D. D. C. D. D. VOLLADE MAKING FOUR CORES)	043229 opp
Job Address 8825 - 27 132 NATIONAL BUD	Garage Area Square Footage:
Legal: Map Book Page Parcel	Square Feet Above Grade:
ZoneLot Tract	Square Feet Below Grade:
Occupancy Type Construction Type _3 N	Valuation \$ \$49000
	Description of Work: Alter Repair
Owner VENICE PACIFIC INVESTMENT	□ New □ Misc.
Mailing Address 3130 WILSHIRE BLVD *300	☐ Commercial
SANTA MONICA CA 90403	SEISMIC UPGRADE PER
Phone Number (315) 8225770	OF UCBC
Non-Residential owner/applicant hereby certifies that the applicant or future building occupant  will will not need to comply with the	
applicable requirements of Section 25505, 25533, and 25534 of the Health and Safety Code and the requirements for a permit for construction or modification from the Air Quality Management District.	FOR OFFICIAL USE ONI Permit Fees 424.3
Signature	Plan Check #19555 Plan Check Fed
Print Name	Plan Check Deposit 285 23
	Balance of Plan Check Fees
Contractor SPS INC.	Bedroom Tax
Address 3000 E. Miraloma	Sewer Facility Fees
City/Zip Anahering (A. 92806	Street Use Fee
Phone Number (714) 632 - 8333	Seismic Fee 10.29
Signature 7	OCCSD/OLASD Dev. Fee
State License Number 309473	DEV. Impact Fee
Type B I	Investigation
Culver City Business License No. 17936	Approvals Inspector
Engineer DAVID TAUBMAN	
Address 2930 WESTWOOD BWD	Foundation Concrete Slab
	Wall Steel & Grout
LA QA. 30064	Floor Joist
Phone Number (310) 441 0541	Roof Nail 5)22) 97
State Registration Number SE1445	Shear Panel
Architect	Framing
Address	Exterior Lath
	Insulation
	☐ Wall ☐ Ceiling
Phone Number	Interior Lath
State Registration Number	Dry Wall Nail
1:	Scratch Coat
Existing New	Brown Coat
1st Floor Area Square Footage: 49000	Haz. Mat. CCR
Number of Stories:	Final Inspection 6 24478
Total Floor Area Square Footage:	
Number of Parking Spaces:	Application Received By:
	Application Approved By.

Distribution: White-Office Canary-Inspector Pink-Applicant Gold-Cashier

O	43229 APR 24 '97	New
Garage Area Square Footag	je:7	1
Square Feet Above Grade:		
Square Feet Below Grade:		8
Valuation \$ \$4900	0	
Description of Work: Alto		
	w ☐ Misc. ☐ A	
		adition esidential
SEISMIC UPGRA		
OF USE	UCBC	
FOR OFFICE Permit Fees	CIAL USE ONLY	
Plan Check # 19555 P		25.6
Plan Check Deposit		
Balance of Plan Check Fee	s	
Bedroom Tax		
Sewer Facility Fees		
Street Use Fee		
Seismic Fee	10.00	
OCCSD/OLASD Dev. Fee		
DEV. Impact Fee		
Investigation		
Approvals	Inspector	Date
Foundation		
Concrete Slab		
Wall Steel & Grout		
Floor Joist		
Roof Nail	5/22/97/2	
Shear Panel		
Framing		
Exterior Lath		
Insulation		
☐ Wall ☐ Ceiling		
Interior Lath		
Dry Wall Nail		
Scratch Coat		
Brown Coat		
Haz. Mat. CCR	l dada a	
Final Inspection	6299782	
Application Received By:	MeDate	3/20/4

Permit Issued By: __

### CULVER CITY BUILDING AND SAFETY, 4095 OVERLAND AVENUE CULVER CITY, CALIFORNIA 90232-0507

FOR INSPECTION CALL (310) 202-5806

Treasurer	Account Number	Account Title	Amount
118	01-457-3211	Building Permits	205.68
137	01-151-3190	Tax	25.00
132	01-22005	Deposits	
128	01-457-3489	Plan Check	

J30.6	Validated:ITY OF CULVER CITY ACCT/DEPT. 118 DATE: 01/27/95 TIME: Permit # 5 3 JAN 27 P2:04	
	CITY OF CULVER CITY	#000318

APPLICATION FOR BUILDING PERMPT 27.795 TIME: 14:25:27

AKING FOUR COPIES)

A 6 5 3 JAN 27 P2:04

DITY OF CULVER CITY #000318
ACCT/DEPT. 137 25.08

Existing New

APPLICATION FOR	BUILDING PERMIT		.4:20:27
		Existing	g New
Job Address 8825 France BVd. *	Garage Area Square Footag	e:	
Legal: Map Book Page Parcel	Square Feet Above Grade:		
ZoneLot Tract	Square Feet Below Grade:		
Occupancy Type Construction Type	Valuation \$ 10,000		
Owner William O. FELOMAN	Description of Work: Alte	Repair	Demolish
	/ Nev	✓ Misc.	Addition
Mailing Address 12540 Beatrice St.	↓ √ , □ Cor	nmercial	Residential
LA CA 90066.	Dema Existil	ug office	
Phone Number (3/0) 8225770.	for warr House	USB AN	D NEW
Non-Residential owner/applicant hereby certifies that the applicant or future building occupant will will will not need to comply with the	HANDICAP CHAIRLIF	Τ,	
applicable requirements of Section 25505, 25533, and 25534 of the Health and Safety Code and the requirements for a permit for construction or	FOR OFFIC	IAL USE ONLY	
modification from the Air Quality Management District.	Permit Fees	>1.68	
Signature / //// am D. teloma,	Plan Check # Pl	an Check Fees 💈	31.90
Signature William O felolman	Plan Check Depost	9	
	Balance of Plan Check Fees	81.90	>
Contractor M.s. Elite Gent. Coust. NO	Bedroom Tax		
Address 28 42 Panalama terr	Sewer Facility Fees		
City/Zip LA CA 90039	Street Use Fee		
Phone Number (2/3) 9/3 7047	Seismic Fee 2		
Signature Shiman Makow	OCCSD/OLASD Dev. Fee		
State License Number # 8 660 454. [2/31 9.	DEV. Impact Fee		
Туре	Investigation		
City Business License No. 39581	Approvals		Date
Engineer	Foundation		
Address	Concrete Slab		
	Wall Steel & Grout		-
	Flore leiet		
Phone Number	Roof Nail		
State Registration Number	Shear Panel		
Architect	Framing (DVEP)	RM	2-14-95
Address		1	7.1.13
, additional and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second a second and a second and a second and a second and a second and a second and a second and a second and a second and a second a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second and a second a second a second a second a second and a second and a second a second a second a second a	Insulation		_
4	П Wall П Ceiling		
Phone Number	Interior Lath	-	
State Registration Number		Rm	11-13-95
	Scratch Coat		
Existing New	Brown Coat		-3 11
1st Floor Area Square Footage:			
Number of Stories:	Final Inspection	RM	12-11-95
Total Floor Area Square Footage:	JPA SAV		1/27/0
	Application Received By	Da	ite 1/2
Number of Parking Spaces:	Application Approved By:	Da	te
	Permit Issued By:	D:	ate

Distribution: White-Office Green-Assessors Office Canary-Inspector Pink-Applicant Gold-Cashier

#### **CULVER CITY BUILDING AND SAFETY** 9770 CULVER BLVD. **CULVER CITY, CALIFORNIA 90232-0507**

FOR INSPECTION CALL (310) 253-5800

Treasurer	Account Number	Account Title	Amount
118	01-515-3211	Building Permits	2167
137	01-151-3190	Тах	<del></del>
132	01-22005	Deposits	
128	01-515-3489	Plan Check	

Number of Parking Spaces:

Distribution: White-Office Canary-Inspector Pink-Applicant Gold-Cashler

Permit #

CITY	OF CUL	.VER	CITY		#000	218
	DEPT.		TTh	1 <b>5</b> 3	216	
T.U.	85/01 043	273	MAY 1	97	10.00	3 44

Date

APPLICATION FOR BUILDING PERMIT Existing | New (PLEASE PRINT, YOU ARE MAKING FOUR COPIES) Garage Area Square Footage: Job Address 8825 NATIONAL BLVD Square Feet Above Grade: Map Book_ ParceL _ Page. Legal: Square Feet Below Grade: _ Tract _ Lot_ Valuation \$_ Construction Type Оссиралсу Туре -Description of Work: Alter Repair ☐ Demolish MULTA Owner_ 72 59 □ New □ Misc. Addition CA57 Mailing Address #28 16 BASE, Non-Residential owner/applicant hereby certifies that the applicant or future building occupant will will not need to comply with the applicable requirements of Section 25505,25533, and 25534 at the Health and Safety Code and the requirements for a permit for 00 will will not need to comply with Section 25505,25533, and 25534 at d the requirements for a permit for any 1954 Quality Management FOR OFFICIAL USE ONL' Code and the recation from NDA 2 Plan Check #_ Plan Check Fees Signature Plan Check Deposit **Print Name** Balance of Plan Check Fees Contractor Sewer Facility Fees Seismic Instrum. Fee City/Zip _____ CCSD Dev. Fee Phone Number DEV. Impact Fee Signature_ Investigation State License Number Type _ Approvals Inspector City Business License No. Foundation Engineer Concrete Slab Address Wall Steel & Grout Floor Joist 5/22/970) Roof Nail Phone Number_ Shear Panel State Registration Number Framing Architect Exterior Lath Insulation Address _ ☐ Wall ☐ Ceiling Interior Lath Phone Number Dry Wall Nail State Registration Number Scratch Coat **Brown Coat** Existing New Haz. Mat. CCR 1st Floor Area Square Footage:_ Final Inspection Date 5 Number of Stories: Application Received By: Total Floor Area Square Footage: Application Approved By:

Permit Issued By:

TYPTADE APPLICATION: 5 Day

**PLAN REVIEW DUE DATE:** 

9770 Culver Blvd Culver City, CA 90232

**Building Safety Division** ***** Building Permit ***** Phone: (310) 253-5800

Fax: (310) 253-5824

#### SEPARATE PERMITS ARE REQUIRED FOR ELECTRICAL, PLUMBING, AND MECHANICAL

Address: 8825 NATIONAL BL CULV

Permit #: 67699

**Permit Type: Building Permit** 

- COMALT

Applied: 07/11/2006 Approved: 12/05/2006 Issued: 06/06/2007

Finaled:

PERMIT EXPIRES 6 MONTHS FROM DATE ISSUED OR 6 MONTHS FROM DATE OF LAST INSPECTION

**Owner: VENICE PACIFIC INVESTMENTS** 

Address: 3130 WILSHIRE BLVD. #360

**SANTA MONICA CA** 

Phone: 310 822 5770 Applicant: VENICE PACIFIC INVESTMENTS **3130 WILSHIRE BLVD. #360** Address:

**SANTA MONICA CA** 

310 822 5770 Phone:

Contractor: CANNON CONSTRUCTORS, INC.

17000 VENTURA BL. #301 ENCINO CA

**State License Number:** 

Print Name: MATTBEERE

361568

818 906 6200

**DAVID TAUBMAN & ASSOCIATES** Engineer:

> 2990 SEPULVEDA #208 **LOS ANGELES CA**

310 268 9433

**Architect:** 

Signature:

**PMA ARCHITECT** 

3008 LINCOLN BLVD.

**SANTA MONICA CA** 

310 396 8282

Description: CC6 - Remodeling facade, adding new roof top platform and screening for mechanical equipment, adding stair and handicap ramp, removing one parking space

Valuation:

\$40,000.00

	Existing	New
1st Floor Area Square Footage	0	0
2nd Floor Area Square Footage	0	0
Garage Area Square Footage	0	0

**TOTAL FEES:** 

\$2,200.19

**TOTAL PAYMENTS:** 

\$2,200.19

Received by: tm Issued by: cs

TYPE OF APPLICATION: 5 Business Days

**PLAN REVIEW DUE DATE:** 

Culvercity

9770 Culver Blvd Culver City, CA 90232 CITY OF CULVER CITY
Building Safety Division
****** Building Permit ******

Phone: (310) 253-5800 Fax: (310) 253-5824

SEPARATE PERMITS ARE REQUIRED FOR ELECTRICAL, PLUMBING, AND MECHANICAL

Address: 8825 NATIONAL BL CULV

Permit #: 71097

**Permit Type: Building Permit** 

- COMMISC

Applied: 11/12/2007 Approved: 11/30/2007 Issued: 12/28/2007

Finaled:

PERMIT EXPIRES 6 MONTHS FROM DATE ISSUED <u>OR</u> 6 MONTHS FROM DATE OF LAST INSPECTION

Owner: VENICE PACIFIC PROPERTIES

Address: 12540 BEATRICE ST. # 202

LOS ANGELES CA

Phone: 310 822 5770

Applicant: PITCH MARKETING Address: 6330 SAN VICENTE BL.

LOS ANGELES CA

Phone: 323 932 4415

Contractor: CANNON CONSTRUCTORS, INC.

17000 VENTURA BL. #301 ENCINO CA

361568

State License Number: 818 906 6200

Engineer:

Signature

Architect: PABLO MAIDA ARCHITECT

3008 LINCOLN BLVD. SANTA MONICA CA

310 396 8282

Description: Tenant Improvement (interior/non-structural) - 8,688 sq. ft.

Valuation: \$75,000.00

ExistingNew1st Floor Area Square Footage868802nd Floor Area Square Footage00Garage Area Square Footage00

TOTAL FEES: \$2,096.94 TOTAL PAYMENTS: \$2,096.94

Received by: cs Issued by: ak

200

Printed on: 12-28-2007



#### **CITY OF CULVER CITY**

#### **Building Safety Division Building Permit**

9770 CULVER BOULEVARD, CULVER CITY, CA 90232 310-253-5800 (O) | 310-253-5824 (F)

#### SEPARATE PERMITS ARE REQUIRED FOR ELECTRICAL, PLUMBING, AND MECHANICAL WORK.

**PERMIT NO.:** B16-0825

PERMIT TYPE: BUILD

**ADDRESS: 8825 NATIONAL BLVD** 

**APPLIED:** 09/26/2016

APPROVED:

ISSUED: 09/26/2016

FINALED:

**OWNER** 

**APPLICANT** 

**PROFESSIONALS** 

NAME: PACIFIC INVESTMENT ASSOCIATES

NAME: BASSETT FURNITURE

ADDRESS: 12540 BEATRICE ST UNIT 203

ADDRESS: 8825 NATIONAL BLVD. CULVER CITY, CA 90232

**ADDRESS: 4873 MELROSE AVENUE** 

PHONE:

PHONE: (310) 378-4001

PHONE: (323) 465-8200

NAME: SIGN ZONE INC

State Lic: 984708

PROJECT DESCRIPTION: fabrication and installation of 2 illuminated signs

Amil

VALUATION: \$3,800

**EXISTING SQUARE FOOTAGE** 

**NEW SQUARE FOOTAGE** 

1st Floor Area Sq. Ft.:

2nd Floor Area Sq. Ft.:

Other Habitable Sq. Ft.:

Garage Area Sq. Ft.:

**ESTIMATED TOTAL FEES:** \$266.18 **TOTAL PAYMENTS: \$266.18** 

11-29-17

Printed On: 9/26/2016 11:51:11 AM

Received By: L Bravo

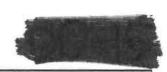
Issued By: L Bravo



#### CITY OF CULVER CITY

#### **Building Safety Division Building Permit**

9770 CULVER BOULEVARD, CULVER CITY, CA 90232 310-253-5800 (O) | 310-253-5824 (F)



#### SEPARATE PERMITS ARE REQUIRED FOR ELECTRICAL, PLUMBING, AND MECHANICAL WORK.

**PERMIT NO.:** B16-0210

PERMIT TYPE: BUILD

**ADDRESS: 8825 NATIONAL BLVD** 

APPLIED: 03/11/2016

**APPROVED:** 05/16/2016

ISSUED: 06/17/2016

FINALED:

**OWNER** 

NAME: VENICE PACIFIC INVESTMENTS

ADDRESS: 8829 NATIONAL BLVD.

**CULVER CITY, CA 90232** 

PHONE:

**APPLICANT** 

NAME: VENICE PACIFIC INVESTMENTS

ADDRESS: 8825 NATIONAL BLVD

**CULVER CITY, CA 90232** 

PHONE: (310) 882-1556

**PROFESSIONALS** 

NAME: ADVANCED CONTRACTORS INC

ADDRESS: 935 W 223RD STREET

PHONE: (310) 320-3803

State Lic: 382163

PROJECT DESCRIPTION: Light /art pole installation.

**VALUATION:** \$100,000

**EXISTING SQUARE FOOTAGE** 

**NEW SQUARE FOOTAGE** 

1st Floor Area Sq. Ft.:

2nd Floor Area Sq. Ft.:

Other Habitable Sq. Ft.:

Garage Area Sq. Ft.:

**ESTIMATED TOTAL FEES:** 

Printed On: 6/17/2016 11:56:45 AM

\$2,974.12

**TOTAL PAYMENTS:** \$2,974.12

Signature:

Print Name: Michael Sieto

Received By:

Issued By: A Castaneda

Lohygan Afte	1 8825 Mational
1000	3/18/18
CONTRACTOR	DATE
PERMIT NO.	
FOUNDATION INSPECTOR DATE	STEEL INSPR. DATE
FOOTINGS	COLUMNS
WALLS	WALL
COLUMNS	
FIREPLACE	FRAMING
FORMS	RAT PROOFING
LATH EXTERIOR A	INTERIORS
FO Schiller	6-7723 3/5/10
PLUMBING CONTRACTOR	PERMIT SATE
INSPR. DATE	INSPR. DATE
ROUGH	NO. FIXTURES
FINAL 7-18-58 MI GAB	NO. GAS OUTLETS 5
WATER SYSTEM	NO. WATER HEATERS Waste & Vent 6/57
F Schilling	B-7773 3/18 /5
PROP. LINE 7/14/58 Magne	PENMIT SATE
CESSPOOL	PERMIT DATE
CONTR.	
HOLE	BRICK USAY DELC
SEPTIC TANK	
CONTR.	PERMIT MALLE DATE
Daview.	3,689/G B+LV
HEATING, REFRIG.	

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### DEPARTMENT OF BUILDING COLVER CITY, CALIFORNIA

### Application For Permit PLUMBING

837-5	211 Map 22	Α .	2				
Name Paul Bayne  Address 7 250 7000  City Republished  City License No.	CA CA	CULVER LIFORNIA Tel. No.	872543	PERMIT NO.  C 12479  RECEIVED BY  Tw	3	ATE ISSUE	76
APPLIC	ANT FIL	L IN H	EAVILY OU	ITLINED PORTION ON	ILY		
PERMIT FEES			FEE	Job Address 8825	atio.	nal	
Issuing permit	No.	Each	\$ 6.00	Name New Englan	olim 7	tint C	2
Building Sewer	1	7.00	7.00	Name / Mail Mail Address / 80 / Our			
Sewer cap		6.00			/		
Sump		5.00		City Kos augel	4	Tel. No.	
Gas system including 5		3.00		I am the Legal Possesso Certificate o			City
Gas system over 5		.60			lBon		2
Industrial waste interceptor		3.00	,, ,	i am the Legal Owner of th	ne property		
Water closet	8	3.00	2400				
Bidet		3.00		<b>2</b>		Owner	
Bathtub		3.00		ă.			
Lavatory	7	3.00	21.00				
Shower and/ or pan		3.00					
Sink-kitchen	K	3.00	300	DINE CONTINUE	D 3.200		nnc
Sink-bar		3,00		FIRE SPRINKLE	K AND	STANDPI	PES
Sink-floor	-	3.00		DEDUCT PRO	.,,		
Laundry tub		3.00		PERMIT FEES	No.	Each	FEE
Washer standpipe		3.00	-				0.0
Garbage disposal		3.00	-	Issuing permit	-		\$6.0
Dishwasher		3.00	1 00	Damada -14			
Floor drain	2	3.00	6,00	Repair, alter,		1	1
Urinal	12	.3.00	600	add to fire ,		1	1

Lavatory	7	3.00	21.00				
Shower and/ or pan	-	3.00					
Sink-kitchen	11	3.00	300				
Sink-bar		3,00		FIRE SPRINKLER	AND S	STANDPI	PES
Sink-floor		3.00					
Laundry tub		3.00		PERMIT FEES	No.	Each	FEE
Washer standpipe		3.00					
Garbage disposal		3.00		Issuing permit			\$6.00
Dishwasher		3.00					
Floor drain	2	3.00	6.00	Repair, alter,			
Urinal	3	.3.00	600	add to fire ,			
Drinking fountain	1	3.00	300	sprinkler system,			1
Dental unit		3.00		underground fire			1
Slop sink		3.00		sprinkler piping			)
Roof drains		3.00		system (when permit			1
Repair of waste and/				for complete			1
or vent piping		3.00		system has not			
Water service		.3.0D		been obtained)		25.00	1
Water piping				Standpipes wet or			
inside building		3.00		dry (outlets)		5.00	
Lawn sprinkler system		3.00		1 to 10 heads		10.00	
Backflow device				11 to 25 "		17.00	
including 5		3.00		26 to 50 "		30.00	
Over 5		.60		51 to 100 "		50.00	
Water softener		3.00		101 to 200 "		75.00	
Water pressure regulator		3.00		201 to 300 "		105.00	
Water heater	2	2.00	The second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second name of the second na	301 to 500 "		175.00	
Water heater vent	Z	2.00	400	501 to 1000 "		300.00	
Swimming pool private	,	14.00		1001 to 2000 "		400.00	
Swimming pool public		24.00		2001 to 3000 "		5.00.00	
				3001 to 4000 "		600.00	
Supplement		6.00		4001 to 5000 "		700.0	
Miscellaneous		.3.00		Over 5000 "		800.0	O)
Extra inspection		7.50					
Investigation		20.00					
	-		241		-	-	-
TOTAL FEES			177	TOTAL FEES			

### CULVER CITY, CALIFORNIA 14 1 06 PH 76

### Application For Permit ELECTRIC

CITY OF CULVER CITY PERMIT NO.

DATE ISSUED

CALIFORNIA

BILOS

Address 18710 SO NORMANDIE AVE

City GARDENA

Tel No. 342-6619

City GARDENA

Tel No. 342-6619

AMANDIE AVE

RECEIVED BY

READY FOR FIRST
INSPECTION

AMANDIE AVE

AMANDIE AVE

AMANDIE AVE

AMANDIE AVE

AMANDIE AVE

CITY OF CULVER CITY

PERMIT NO.

DATE ISSUED

AMANDIE AVE

RECEIVED BY

READY FOR FIRST
INSPECTION

AMANDIE AVE

AMANDIE AVE

AMANDIE AVE

CITY OF CULVER CITY

PERMIT NO.

DATE ISSUED

CITY GARDENA		Tel. No.	342-	-		RECEIVED BY	READY FOR	R FIRST FION of Ready
License No.	icense l	No. 2964			Sour	INTO PORTION ON	THE RESERVE	
APPLICAN	I FIL	L IN HE	AVIL	YUL	JIL	INED PORTION ONI	Y	
PERMIT FEES	No.	Each	Fe	ee	Jo	b Address 8825 N	14. WOITE	
Issuing permit			\$6	00				
Light outlets	20	.35		00	2	Name		
Switch outlets	16	35		60	OWNER	Mail Address		
Receptacle outlets	43	35 35		80	б			
Light fixtures Disposal	28	2.00	-7	80		City	Tel. No	).
Food center		2.00	-			I am the Legal Possessor	of the above Cul	lver City
Vent fan		2.00				Certificate of	of the above Cul Qualification.	-0
Range		2.50			3	1.1	es. Jug.	Qt_
Cook top		2.50					Electri	gian
Dishwasher		2.50				I am the Legal Owner of the	property descri	bed above.
Heater		2.50			No.			
Heat zones F.A.U.		2.50	7.				Own	er
Signs		5.00	-		S CH	THE PARTY NAMED IN		THE RESERVE
Trans. over 4		1.00				CORREC	TIONS	
No. of sign lamps		-10		100				
Flood lite poles		5.00						
Temp. work lights		6.00	- Add Tall		1 -			
Comm. & Ind. panel		6.00			-			
Busways		p.ft.			-			
		p.ft.						
Power Duct		.10						
		p.ft.			-			
Under floor duct		.07						
Motor 5 hp.	1	2 00				REC	CORDS	
hp. to 5 hp.	12	2.00. 3.00	6	0-0	1 -	plan my	1	
5 hp. to 15 hp.	1	5.00			1	The state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the s		
15 hp. to 50 hp.		10.00			1 ]			
50 hp. to 200 hp.		20.00			]_			
200 hp. and over		30,00			-			
Transformers	1	KVA	-	-	-			
Welders	-	KVA		-	4 -			
Generators Timers	-	KVA		-	-	Appr	ROVALS	
TIMELS	+	2.00		-	1	ALLI	TOVALIS	
Supplement permit	-	6.00	-		-	Temp.	Date	Inspecto
Miscellaneous	1	6.00		1	-	Underground		
Extra inspection		7.50		- Francisco		Rough wiring	4-1476	Sh
Investigation		20,00				Fixtures		0
Temporary service		6.00			].	Power		
Fower service	-	6.00		-	-	Meters called	-	0.0
	1		_	-	1	FINAL	7-1676	30
	+		SANT. WHEN					
TOTAL FEES		13.89	49	45	+			

8825 reterial

#### DEPARTMENT OF BUILDING & SAFETY CULVER CITY, CALIFORNIA 837 5211

## Application For Permit HEATING AND AIR CONDITIONING

Name Darrow Heating	Com	poratio	n	PERMIT NO.	DATE ISSUED
Name Darrow Heating Address 11944 Valerio City No. Hollywood City			THE PARTY	C12548 RECEIVED BY	4-19-76
City No. Hollywood	9160	5 Tel No	983-066		READY FOR FIRST INSPECTION
City License No. 14933	tate	No 114	301	to	
				JTLINED PORTION ON	IV
APPLICAN	I FI	LL IN FI	EAVILY O		-
PERMIT FEES	1		FEE	Job Address 8825 Nat	NAME OF TAXABLE PARTY.
Issuing permit	No.	Each	\$6.00	Culver C	Sity
FAU or ground type				Name Randall En Mail Address 23987 Craf	
furnace including duct & vent up to 100,000 BTU	2	6.00	12.00	Address 23987 Craf	Etsman Rd.
FAU or ground type		0.00		city Calabasas	Tel. No.346-533
furnace, including duct &		10.00		I am the Legal Possessor	
vent over 100,000 BTU Floor furnace		6.00		Certificate of	
Heater-suspended		6.00		1 AV	Contractor
Heater-recessed		6.00			e property described above.
Heater-floor mounted Appliance vent only	-	6.00 4.00			
Gas system(including 5)		3.00			Owner
Gas system(over 5)		.60		Sanda Conscionation and Designation	
Repair, alter/add to					
heat ventilation or A/C	-	6.00		CORR	ECTIONS
Boiler, Compressor or Absortion system					
Up to 3 hp.	1	C 00	70.00		
Up to 100,000 BTU  3 hp. to 15 hp.	2	6.00	12.00		
100,001 to 500,000 BTU		10.00			
15 hp. to 30 hp.					
500,001 to 1,000,000 BTU		12.00			
30 hp. to 50 hp.		12.00			
1,000,001 to 1,750,000	1	20.00			
Over 50 hp.	-	20.00			RECORDS
Over 1,750,000 BTU		30.00	a la la		
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Air Handling Unit Including duct					
Under 10,000 CFM		5.00			
Over 10,000 CFM		8.00			
Paramanation Carlon					
Evaporative Cooler (non portable)		5.00			
Vent fan / single duct	足	4.00			
Mechanical exhaust hood		5.00		AP:	PROVALS
Ventilation (not a part of heat or A/C system)		5.00	The Wife		
Commercial/Industrial		3.00			date  inspector
Incinerators		25.00		Underground	
Any equipment regulated		5.00		Rough Ducts	
but not listed above		5.00		Fire dampers	
Supplement		6.00		Vent	
Extra inspection		7.50		Gas test	
Investigation		20.00		FINAL	
TOTAL FEES			30.00		
	A L	3			

#### DEPARTMENT OF BUILDING & SAFETY CULVER CITY, CALIFORNIA 837-5211

### Application For Permit PLUMBING

Name   SCOH   E.   Camprell   Co.   C-125-35   Address   1673   Melrose   Ave   City   Los   Angeles   Tel. No.   1651-400   City   License   No.   Each   1602-06   Co.   25-35   Al-14-14-16   City   License   No.   Each   1602-06   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.   Co.	FIRST
APPLICANT FILL IN HEAVILY OUTLINED PORTION ONLY  PERMIT FEES  FEE  Job Address \$P.25 - 43 NAHO  # 1957  Issuing permit  No. Each \$ 6.00  Building Sewer  5.00  Sewer cap  Sump  5.00  Gas system including 5  Gas system over 5  Industrial waste interceptor  Water closet  Bidet  3.00  Bathtub  1 am the Legal Owner of the property described interceptor  Water closet  Bidet  3.00  Bathtub  3.00  Lavatory  Shower and/ or pan  Sink-kitchen  Sink-bar  Sink-bar  Sink-bar  Sink-floor  Job Address \$P.25 - 43 NAHO  # 1957  Address \$P.25 - 43 NATIONAL INTERPRETATION ONLY  # 1957  In am the Legal Possessor of the above Cube Cube Certificate of Qualification.  Contract  I am the Legal Owner of the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the property described on the pro	FIRST
APPLICANT FILL IN HEAVILY OUTLINED PORTION ONLY  PERMIT FEES  FEE  Job Address \$P.25 - 43 NAHO  # 1957  Issuing permit  No. Each \$ 6.00  Building Sewer  7.00  Sewer cap  Sump  5.00  Gas system including 5  Gas system over 5  Industrial waste interceptor  Water closet  Bidet  3.00  Bathtub  Lavatory  Shower and/ or pan Sink-kitchen Sink-bar Sink-bar Sink-bar Sink-floor  Laundry tub  Job Address \$P.25 - 43 NAHO  # 1957  Address \$P.25 - 43 NATIONAL II  Mail Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43	ION
APPLICANT FILL IN HEAVILY OUTLINED PORTION ONLY  PERMIT FEES  FEE  Job Address \$P.25 - 43 NAHO  # 1957  Issuing permit  No. Each \$ 6.00  Building Sewer  7.00  Sewer cap  Sump  5.00  Gas system including 5  Gas system over 5  Industrial waste interceptor  Water closet  Bidet  3.00  Bathtub  Lavatory  Shower and/ or pan Sink-kitchen Sink-bar Sink-bar Sink-bar Sink-floor  Laundry tub  Job Address \$P.25 - 43 NAHO  # 1957  Address \$P.25 - 43 NATIONAL II  Mail Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43 NATIONAL II  Address \$P.25 - 43	IAL Blue
APPLICANT FILL IN HEAVILY OUTLINED PORTION ONLY	IAL Blue
PERMIT FEES	IAL Blue
Tesuing permit   No.   Each   \$6.00	IAL Blue
Issuing permit  No. Each \$6.00  Building Sewer  Sewer cap  Sump  Gas system including 5  Gas system over 5  Industrial waste interceptor  Water closet  Bathtub  Lavatory  Shower and/ or pan  Sink-bar  Sink-bar  Sink-floor  Laundry tub  No. Each \$6.00  7.00  Amme RANDALL - DOHRMA  Mail Address \$P25 - 43 NATIONAL is City CULVER CITY Tel. No.  City CULVER CITY Tel. No.  Contract  Lam the Legal Possessor of the above Culty Certificate of Qualification.  Contract  I am the Legal Owner of the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described to the property described t	100
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over 5         .60           Industrial waste interceptor         3.00           Water closet         3.00           Bidet         3.00           Bathtub         3.00           Lavatory         3.00           Shower and/or pan         3.00           Sink-kitchen         3.00           Sink-bar         3.00           FIRE SPRINKLER AND STAND           Sink-floor         3.00           Laundry tub         3.00	
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Interceptor       3.00         Water closet       3.00         Bidet       3.00         Bathtub       3.00         Lavatory       3.00         Shower and/ or pan       3.00         Sink-kitchen       3.00         Sink-bar       3.00         Sink-floor       3.00         Laundry tub       3.00         PERMIT FEES       No. Eac	
Bidet         3.00         Owner           Bathtub         3.00         Image: Control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control	-
Bathtub         3.00           Lavatory         3.00           Shower and/ or pan         3.00           Sink-kitchen         3.00           Sink-bar         3.00           Sink-floor         3.00           Laundry tub         3.00           PERMIT FEES         No. Eac	
Lavatory       3.00         Shower and/or pan       3.00         Sink-kitchen       3.00         Sink-bar       3.00         Sink-floor       3.00         Laundry tub       3.00         PERMIT FEES       No. Eac	. 1
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Sink-kitchen3.00FIRE SPRINKLER AND STANDSink-bar3.00FIRE SPRINKLER AND STANDSink-floor3.00PERMIT FEESNo. Each	
Sink-floor 3.00 PERMIT FEES No. Each	
Laundry tub 3.00 PERMIT FEES No. Eac	IPES
	1.
	FEE
Washer standpipe 3.00	45.00
Garbage disposal 3.00 Issuing permit	\$6.00
Dishwasher 3.00 Repair, alter,	1 1
Floor drain 3.00 Repair, alter, urinal 3.00 add to fire	1 1
Drinking fountain 3.00 sprinkler system,	1 1
Dental unit 3.00 underground fire	1 1
Slop sink 3.00 sprinkler piping	1
Roof drains 3.00 system (when permit	1 1
Repair of waste and/ for complete	-
or vent piping 3.00 system has not	
Water service 3.00 been obtained 25. Water piping Standpipes wet or	.04
inside building 3.00 dry (outlets) 5.	n
Lawn sprinkler system 3.00 1 to 10 heads 10.	
Backflow device 11 to 25 " 17.	
	0, 30.00
Over 5         .60         51 to 100         "         50,           Water softener         3.00         101 to 200         "         75	
water sortener   13.00   101 to 200   1/3.	0
Water pressure regulator       3.00       201 to 300 "       105.         Water heater       2.00       301 to 500 "       175.	
Water heater vent 2.00 501 to 1000 " 300.	
Swimming pool private 14.00 1001 to 2000 " 400.	
Swimming pool public 24.00 2001 to 3000 " 5.00.	
3001 to 4000 " 600.	
Supplement 6.00 4001 to 5000 " 700.	
Miscellaneous 3.00 Over 5000 " 800.	00,
Extra inspection 7.50	00,
Investigation 20.00	00,
TOTAL FEES TOTAL FEES	00,

# DEPARTMENT OF BUILDING & SAFETY CULVER CITY, CALIFORNIA 837-5211

EXPIRE.

# Application For Permit HEATING AND AIR CONDITIONING

EXPIRATION DATE JAN 1983

Name DACH INC.			METER	PERMIT NO.	DATE ISSUED
Address 11223 OLD RIV	JER	SCHOOL	RD.	C 18918	2-19-82
CITY DOWNEY		Tel No	3	RECEIVED BY	READY FOR FIRST INSPECTION
City DOWNEY City License No. 1 2 4 75 S	tate	No 279	I ILI	to	
				UTLINED PORTION ON	V
APPLICAN	I FI	LL IN HE	EAVILY	OILINED PORTION ON	-1
PERMIT FEES			FEE	Job Address 8825 N	
ssuing permit	No.	Each	\$6.00	CULVER CITY	
AU or ground type urnace including duct &				Name BENHAR I Mail Address S AM E	
ent up to 100,000 BTU AU or ground type		6.00			Tel. No. 870-1128
urnace including duct &				I am the Legal Possessor	
ent over 100,000 BTU		10.00		Certificate of	
loor furnace leater-suspended		6.00	-		DACH INC
leater-suspended		6.00			Contractor
leater-floor mounted		6.00		I am the Legal Owner of the	e property described above
appliance vent only		4.00			Owner
Gas system (including 5)		3.00			Owner
Sas system(over 5) Repair, alter/add to	-	.60			
neat ventilation or A/C		6.00		CORR	ECTIONS
Boiler, Compressor or Absortion system					
Up to 3 hp. Up to 100,000 BTU	1	6.00	6.00		
3 hp. to 15 hp. 100,001 to 500,000 BTU		10.00			
15 hp. to 30 hp.		10.00			(ii)
500,001 to 1,000,000		12 00			The state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the s
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Over 50 hp.					0
Over 1,750,000 BTU	-	30.00			
Air Handling Unit					- o 141
Including duct	1				e on the
Under 10,000 CFM Over 10,000 CFM	1	5.00	5.00		0 0
	+	8.00			
Evaporative Cooler		5.00			
(non portable) Vent fan / single duct	+	4.00	Carried and a service and a service and		
Mechanical exhaust hood	,	5.00		AP	PROVALS
Ventilation (not a part					
of heat or A/C system)		5.00			
Commercial/Industrial Incinerators		25.00		Underground	date inspect
Any equipment regulated		L.J.00		Rough	
but not listed above		5.00		Ducts	
				Fire dampers	
Supplement		6.00		Vent	
Extra inspection Investigation		7.50		Gas test FINAL	
		1 20.00	17.00	TINAL	
TOTAL FEES			11.00		NSATION INFORMATIO
				THEILDED TASM	RANCE CO. OF THE W

# DEPARTMENT OF BUILDING & SAFETY CULVER CITY, CALIFORNIA 837-5211

# Application For Permit ELECTRIC

	Name VANDENKORP Address 900 9 Dr	10	1	/	P	PERMIT NO. DATE ISSUED
CONTRACTOR	Name VANDENCE REP	- GC	67/4	<u></u>	en	B14942 2-19-82
SAC						DECEIVED BY DEADY END FIRST
NTE	City Course A PORK	4	Tel. No.	49-	860	RECEIVED BY READY FOR FIRST INSPECTION
18	City CANOGA PARK City License No. 12479 L	tate	500	-	000	teles Now rones
	APPLICAN	T FIL	L IN HE	AVIL	y ou	JTLINED PORTION ONLY
	PERMIT FEES	No.	Each	Fe	99	Job Address 8825 MATIONAL BLOW
	I Ditti I Comb				- 8	JOB Address 8823 104/1020ALC DCD1
	Issuing permit			6.	00	
	Tinks and ata	7	.35	2	110	0 . //-
	Light outlets Switch outlets	2	.35	3	45	Name DEN MAYC
	Receptacle outlets	16	.35	5	60	Name BON HAR Mail Address 8825 NATONAL
	Light fixtures	7	.35	2	45	City C. C Tel. No. 870 1/24
	Disposal		2.00			
	Food center Vent fan		2.00			I am the Legal Possesson of the above Culver City Certificate of Qualification.
	Range		2.50			(Mrs // Mudrone)
	Cook top		2.50			Electrician
	Dishwasher		2.50			I am the Legal Owner of the property described above.
	Heater Heat zones		2.50			
	F.A.U.	-	2.50		-	Owner
	Signs		5.00			THE SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECOND SECON
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	Comm. & Ind. panel		6.00			The second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second secon
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	Power Duct		.10			
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	5 hp. to 15 hp.		5.00			
	15 hp. to 50 hp.	-	10.00			
	50 hp. to 200 hp. 200 hp. and over		130.00	-		
	Transformers	-	KVA			
	Welders		KVA			
	Generators		KVA			ADDROVALO
	Timers	-	2.00	-		APPROVALS
	Supplement permit		6.00		1	Date Inspecto
				1		Temp.
	Miscellaneous		6.00	-		Underground
	Extra inspection Investigation		7.50	-		Rough wiring 2-22-82 Fixtures
	Temporary service	-	6.00	-	-	Power
	Power service		6.00			Meters called
				Tool or		FINAL 7-8-92 gu
		-	-	-	-	
	Millional ( ) Square Abrillian ( ) Square demokratich		-		-	
	TOTAL FEES	1	1 11951	22	30	
		****	N STANSON STEEL CHES	12	1	
				N THE		* WODING A

8825 Retional Bl

WORKERS COMPENSATION INFORMATION OF THE POLICY # AA -81152-855

EXPIRATION DATE 4/1/82

# CULVER CITY BUILDING AND SAFETY Validated: **4095 OVERLAND AVENUE CULVER CITY, CALIFORNIA 90232-0507**

FOR INSPECTION CALL (213) 202-5806

treasurer	account number	account title	amount
120	01-457-3223	Plumbing & Heating Permits	24/
117	01-457-3489	Plan Check Fees	
132	01-22005	Deposits	

CITY OF CULVER CITY #006866 24.00 TIME: 14:35:13 ACCT/DEPT. 120 DATE: 06/30/94

3 4 7 2 8 JUN 30 P2:34

# APPLICATION FOR PLUMBING PERMIT

(PLEASE PRINT, YOU ARE	WARING FOOR	COFIES					
	Job Address 8825 National Bl.						
Owner Les Scentes							
Mailing Address 8826		1B/.					
702	32 - 2:	317					
Phone Number 30-	559-47	26					
Contractor Can E	IntelD	BA)					
Wall Ho	hell bikin	kc p169)					
Address R. G. Bo	X 23 63A	WE.					
Signature OM	of June	be_					
Phone Number 310	399-3	233					
State License Number	253305						
City Business License Num	nber						
Engineer/Architect							
Phone Number							
Description of Work:	Alter [	Repair					
we are in spiling							
we are in	New p///	Misc.					
a mop SI	new sp/lin	Misc.					
we are in a mop Si	n 8/1/11	Misc.					
Valuation \$ 30.0	n 8/1/11						
Valuation \$	n 8/1/11/11/11/11/11/11/11/11/11/11/11/11/	Square Feet					
Valuation \$ 30.0	n 8/1/11/11/11/11/11/11/11/11/11/11/11/11/	Square Feet					
Valuation \$	n 8/1/11/11/11/11/11/11/11/11/11/11/11/11/	Square Feet					
Valuation \$ 700.00 Size of Building Application Approved By:	n sp//in	Square Feet e: <u>30 94</u>					
Valuation \$	Date Date	Square Feet e: <u>30 94</u>					
Valuation \$	Date Date	Square Feet e: e:					
Valuation \$	Date Date	Square Feet e: e:					
Valuation \$ 750.6  Size of Building  Application Approved By:  Application Aproved By:  Permit Issued By:  Approvals  Groundwork	Date Date	Square Feet e: e:					
Valuation \$	Date Date	Square Feet e: e:					
Valuation \$	Date Date	Square Feet e: e:					
Valuation \$ 760.6  Size of Building  Application Approved By:  Application Aproved By:  Permit Issued By:  Approvals  Groundwork  Rough Plumbing  Top Out Water Piping  Building Sewer  Water Heater  Fixtures	Date Date	Square Feet e: e:					
Valuation \$ 700.00  Size of Building  Application Approved By:  Application Aproved By:  Permit Issued By:  Approvals  Groundwork  Rough Plumbing  Top Out Water Piping  Building Sewer  Water Heater  Fixtures  Gas Test	Date Date	Square Feet e: e:					
Valuation \$ 700.00  Valuation \$ 700.00  Size of Building  Application Approved By:  Application Aproved By:  Approvals  Groundwork  Rough Plumbing  Top Out Water Piping  Building Sewer  Water Heater  Fixtures  Gas Test  Final Gas	Date Date	Square Feet e: e:					
Valuation \$ 700.00  Size of Building  Application Approved By:  Application Aproved By:  Permit Issued By:  Approvals  Groundwork  Rough Plumbing  Top Out Water Piping  Building Sewer  Water Heater  Fixtures  Gas Test	Date Date	Square Feet e: e:					

Permit Fee Schedule	No.	Each	Fee
ssuance Fee	1		1/5
Vater Closets			
avatories			
3athtubs			
Shower and/or Pan			
Bidet			1
Urinals			
Floor Drain			
Sinks: Kitchen/Bar	1		8
Floor/Service	/		10
Dishwashers		T	
Food Waste Disposal			
Sump			
Clothes Washer Standpipe			1
Laundry Trays			$\top$
Drinking Fountains			
Water Softeners			
Water Heaters	1	+	+
Vents			
Water Service or			
Dist. Systems	1		
Water Pressure Regulator			
Repair/Alter Drain/Vent Piping	_	+	+-
Building Sewer		1	
Sewer Cap	+		$\top$
Gas System 1-5 Outlets	+	+	+
Added Outlets	+-	-	+
Lawn Sprinkler Systems	+-	-	+
Backflow Devices, 1-5	+	$\dashv$	+
Over 5 Heads	+		+
Rain Water Systems	+-		+
/Per Head			
Swimming Pools/Spas	_	_	
(Residential)			
Swimming Pools/Spas	+		_
(Public)	+	-	0/
Surcharge Cost	-	@ 4	-+
Miscellaneous Cost	+	@1	70
Extra Inspection		$\perp$	
Investigation			
Subtotal			2
Plan Check		70	%
Total Fees			29

Distributions: White-Office

Green-Assessor **Gold-Cashier** 

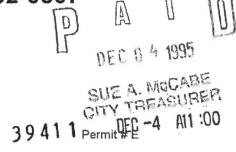
Canary-Inspector Pink-Applicant

# CULVER CITY BUILDING AND SAFETY Validated: 9770 CULVE BLVD.

**CULVER CITY, CALIFORNIA 90232-0507** 

FOR INSPECTION CALL (310) 253-5800

Treasurer	Account Number	Account Title	Amount
119	01-515-3212	Electrical Permits	23.00
128	01-515-3489	Plan Check Fees	
132	01-22005	Deposits	



APPLICATION FOR ELECTRICAL PERMIT

			DEDMIT SEE SOUFDUILS	NO	EAGU	EEES
ob Address 8825	- NATIONAL	B2	PERMIT FEE SCHEDULE  Issuance Fee	NO.	EACH	FEES /S
Owner LEO	11)01 E		0 to 120 Branch Circuits	,	7	73.
			227V Branch Circuits		-/-	
Mailing AddressS	AME		Residential Appliances			
	CC 90.		(0 to 3 H.P.)			
Phone Number	310/839-0	0308	Motor/Heater/Transformer HP/KW/KVA(3 or Less)			
Contractor Owe	ER BUILDE	<u> </u>	Over 3 - Including 5			
Contractor S82	5 NATIONA	L BL	Over 5 - Including 15			
city WLVER	City C	A 90232	Over 15- Including 50			
Phone Number 3/6	0/839-03	08	Over 50- Including 200			
Signature			Over 200			
City Business License No	/)		Service/Switchboard/Panel Amps Under 200			
State License Number			200 Including 600			
Engineer/Architect						
		)	Over 600 - Including 1200			
Phone Number			Over 1200	1	1	
Use of Building:	Alter	Repair	Over 600V			
	New	Misc.	Temporary Service			
	Corrections		Extra Inspection			
			Signs	_	1	
			Busways Per Foot	+		
			Power Duct Per Foot	+		
			Underfloor Duct Per Foot			
			Swimming Pool/Hot Tub/Spa (Residential)			
Application Received By	Date	9:	Swimming Pool/Hot Tub/Spa (Public)			
Application Approved By	/Date	12/4/00	Temporary Lighting			
Permit Issued By	Date		Time Clock			
APPROVALS	INSPECTOR	DATA	Smoke Detectors			
Plans		11	Add to Existing Circuit 1-10 11+			
Temporary Power	-		Flood Light Pole			
Underground			Miscellaneous			
Rough			Sub Total	+		22.00
Fixtures			Investigation			
Meter	700		Plan Check		70%	
Final	ALS	12-595	Surcharge	-	4%	1.00
NOTE: New commercial		els over 1,000 square		1		

TYPE OF APPLICATION: 5 Business Days

### **PLAN REVIEW DUE DATE:**





9770 Culver Blvd Culver City, CA 90232

CITY OF CULVER CITY **Building Safety Division** ***** Electrical Permit ***** Phone: (310) 253-5800

Fax: (310) 253-5824

Address: 8825 NATIONAL BL CULV

Permit #: 70800

Permit Type: Electrical Permit

Applied: 09/20/2007 Approved: 10/08/2007 Issued: 10/09/2007

Finaled:

PERMIT EXPIRES 6 MONTHS FROM DATE ISSUED OR 6 MONTHS FROM DATE OF LAST INSPECTION

Owner: VENICE PACIFIC INVESTMENTS Address: 3130 WILSHIRE BLVD. #360

SANTA MONICA CA

Signature: WILL SWICK

Phone:

310 822 5770

Phone:

AGOURA HILLS CA

Applicant: VENICE PACIFIC INVESTMENTS

**3130 WILSHIRE BLVD. #360** Address:

SANTA MONICA CA

310 822 5770

**Print Name:** 

Contractor: MONTGOMERY ELECTRICAL CONTRACTORS, INC.

5310R DERRY AVE.

State License Number:

Will > 818 -279 -3303

800 311 2111

750389

Engineer:

**Architect:** 

Description: 8 circuits, 45 electrical devices, 2 motors, 5 service/sub panels, 1 time clock

TOTAL FEES: \$1,055.20

**TOTAL PAYMENTS: \$1,055.20** 

Received by: tm Issued by: cs

TYPE OF APPLICATION: 5 Day

**PLAN REVIEW DUE DATE:** 

9770 Culver Blvd Culver City, CA 90232

CITY OF CULVER CITY **Building Safety Division** ***** Mechanical Permit ***** Phone: (310) 253-5800

Fax: (310) 253-5824

Address: 8825 NATIONAL BL CULV

Permit #: 70473

Permit Type: Mechanical Permit

Applied: 08/09/2007 Approved: 09/11/2007 Issued: 09/18/2007

Finaled:

PERMIT EXPIRES 6 MONTHS FROM DATE ISSUED OR 6 MONTHS FROM DATE OF LAST INSPECTION

**Owner: PACIFIC INVESTMENT ASSOCIATES** 

**ASSOCIATES** 

Address: 12540 BEATRICE ST # 203

**LOS ANGELES CA** 

Phone:

Applicant:

PACIFIC INVESTMENT

Address: 12540 BEATRICE ST # 203

LOS ANGELES CA

Phone:

Signature:

Print Name: Tin Daha

Contractor: DAHME HEATING & A.C., INC.

650 COCHRAN ST. #2

SIMI VALLEY CA

State License Number: 805 582 9188

590084

Engineer:

**SPEC ENGINEERING** 

16830 VENTURA BLVD.

**ENCINO CA** 

818 783 6965

Architect:

**PABLO MAIDA** 

1551 16TH ST

SANTA MONICA CA

Description: 27 registers, 4 boilers/compressors, 4 air handling units, 4 duct or area smoke detectors, 2 bathroom exhaust fans, 1 test witness fee

TOTAL FEES: \$2,971.38

TOTAL PAYMENTS: \$2,971.38

Received by: Im Issued by: tm

TYPE OF APPLICATION: 5 Day

**PLAN REVIEW DUE DATE:** 



9770 Culver Blvd Culver City, CA 90232

CITY OF CULVER CITY **Building Safety Division** ***** Plumbing Permit ***** Phone: (310) 253-5800 FAX: (310) 253-5824

Address: 8825 NATIONAL BL CULV

Permit #: 70280

**Permit Type: Plumbing Permit** 

Applied: 07/18/2007 Approved: 07/20/2007 Issued: 07/25/2007

Finaled:

Phone:

PERMIT EXPIRES 6 MONTHS FROM DATE ISSUED OR 6 MONTHS FROM DATE OF LAST INSPECTION

**VENICE PACIFIC INVESTMENTS** Owner:

Applicant:

**VENICE PACIFIC INVESTMENTS** 

Address: 1299 OCEAN AVE. #400

SANTA MONICA CA

Address:

1299 OCEAN AVE. #400

**SANTA MONICA CA** 

310 451 8001

Phone:

310 451 8001

**Signature** 

Print Name: ALBIND MENDOZA

Contractor: NEPTUNE PLUMBING COMPANY

8933 LANKERSHIM BL.

**SUN VALLEY CA** 

456590 818 768 7048

Engineer:

**Architect:** 

Description: 4 water closets, 2 lavatories, 1 kitchen sink, 1 trap primer, 2 floor or area drains, 1 water heater

**TOTAL FEES: \$380.99** 

TOTAL PAYMENTS: \$380.99

Received by: tm Issued by: cs

TYPE OF APPLICATION: 5 Business Days

**PLAN REVIEW DUE DATE:** 

Culvercity

9770 Culver Blvd Culver City, CA 90232 CITY OF CULVER CITY
Building Safety Division
******* Electrical Permit *******

Phone: (310) 253-5800

Fax: (310) 253-5824

Address: 8825 NATIONAL BL CULV

Permit #: 71289

**Permit Type: Electrical Permit** 

Applied: 12/13/2007 Approved: 12/17/2007 Issued: 12/19/2007

Finaled:

PERMIT EXPIRES 6 MONTHS FROM DATE ISSUED OR 6 MONTHS FROM DATE OF LAST INSPECTION

**Owner: VENICE PACIFIC PROPERTIES** 

Address: 12540 BEATRICE ST. #203

LOS ANGELES CA

Phone:

Signature:

310 822 5770

Applicant: PITCH

Address: 8825 NATIONAL BLVD.

**CULVER CITY CA** 

Phone:

**Print Name:** 

,

Contractor: MONTGOMERY ELECTRICAL 21525 STRATHON ST. CA

CANOGA PARK CA

State License Number:

750389

Engineer:

ATLANTIS ENGINEERING INC.

6442 COLDWATER CYN. #103

NORTH HOLLYWOOD CA

818 623 4954

Architect:

**PABLO MAIDA** 

3008 LINCOLN BLVD.

SANTA MONICA CA

310 396 8282

818 598 0101

Description: 52 circuits, 196 electrical devices, 1 service panel, 1 time clock

TOTAL FEES: \$2,688.31

**TOTAL PAYMENTS: \$2,688.31** 

Received by: tm Issued by: tm

2/20/08

Printed: 12-19-2007



9770 Culver Blvd Culver City, CA 90232

CITY OF CULVER CITY **Building Safety Division** ***** Work Permit *****

For Inspections Call (310) 253-5800

Address: 8825 NATIONAL BL CULV

Permit #: 71290

**Permit Type: Work Permit** 

- ELEC

Location:

Occupancy Type:

**Construction Type:** 

Applied: 12/13/2007

Approved: 12/13/2007

Issued: 12/13/2007

Finaled:

Legal Description: *LAND DESC IN DOC 0052479, 77-1-17 PAR 1 *TR=1778*LOTS 5

THRU 10 AND POR OF LOT 11*TR=FRANK PARTENICO PL*THAT POR IN

**CULVER CITY*POR OF LOT B** 

Permit Expires 6 months from Date Issued

Owner: PACIFIC INVESTMENT ASSOCIATES

Address: 12540 BEATRICE ST. #203

LOS ANGELES CA

Phone: 310 822 5770

**PITCH** 

Applicant: Address: 8825 NATIONAL BLVD.

**CULVER CITY CA** 

Phone:

Contractor: MONTGOMERY ELECTRICAL

21525 STRATHON ST.

**CANOGA PARK CA** 

750389 818 598 0101

Signature:

Engineer:

Architect:

State Registration Number:

State Registration Number:

Valuation:

\$0.00

Description: PERMIT TO BEGIN ELECTRICAL WORK WHILE IN PLAN CHECK #71289

TOTAL PERMIT FEES: \$112.94

TOTAL PAYMENTS: \$112.94

Tot Fee

Paid Prv. Pmts Cur. Pmts

Item# Description

Account Code

2004 Electrical Fees 10151500.322 2010 Technology Surc 41251500.321

108.58 4.36

108.58 4.36

108.58 4.36

.00

Application Received by: CSAEZ

Permit Issued by: tm

Printed: 12-13-2007

TYPE OF APPLICATION: Over the Counter

**PLAN REVIEW DUE DATE:** 

9770 Culver Blvd Culver City, CA 90232

CITY OF CULVER CITY **Building Safety Division** ***** Plumbing Permit ***** Phone: (310) 253-5800 FAX: (310) 253-5824

Address: 8825 NATIONAL BL CULV

Permit #: 71383

Permit Type: Plumbing Permit

Applied: 12/27/2007 Approved: 12/27/2007 Issued: 12/27/2007

Finaled:

PERMIT EXPIRES 6 MONTHS FROM DATE ISSUED OR 6 MONTHS FROM DATE OF LAST INSPECTION

Owner: VENICE PACIFIC INVESTMENTS

Applicant:

**VENICE PACIFIC INVESTMENTS** 

Address: 1299 OCEAN AVE. #400

SANTA MONICA CA

Address:

1299 OCEAN AVE. #400

**SANTA MONICA CA** 

Phone: 310 451 8001 Phone:

310 451 8001

Signature:

Print Name: ALEINO MENDOZA

Contractor: NEPTUNE PLUMBING CO.

8933 LANKERSHIM BL.

**SUN VALLEY CA** 

456590 818 768 7048

Engineer:

Architect:

Description: 1 sink, 1 food waste disposal, 1 water heater

TOTAL FEES: \$160.93

TOTAL PAYMENTS: \$160.93

Received by: tm Issued by: tm

2-27-08 (-mal

TYPE OF APPLICATION: Over the Counter

**PLAN REVIEW DUE DATE:** 



9770 Culver Blvd Culver City, CA 90232 CITY OF CULVER CITY
Building Safety Division
******* Plumbing Permit *******

Phone: (310) 253-5800 FAX: (310) 253-5824

Address: 8825 NATIONAL BL CULV

Permit #: 73023

-

**Permit Type: Plumbing Permit** 

Applied: 07/22/2008 Approved: 07/22/2008 Issued: 07/22/2008

Finaled:

PERMIT EXPIRES 6 MONTHS FROM DATE ISSUED <u>OR</u> 6 MONTHS FROM DATE OF LAST INSPECTION

Owner: PACIFIC INVESTMENT ASSOCIATES

**ASSOCIATES** 

Address: 1299 OCEAN AV. #400

SANTA MONICA CA

Phone: 310 451 8001

Applicant:

PACIFIC INVESTMENT

Address:

1299 OCEAN AV. #400

SANTA MONICA CA

Phone:

Print Name:_

310 451 8001

JOEL

Y

Contractor: GOMEZ J LANDSCAPING

P O BOX 662

**CULVER CITY CA** 

840541

Engineer:

Signature:

Architect:

Description: 2 backflow devices, 1 repair/alteration to existing piping

TOTAL FEES: \$122.52

TOTAL PAYMENTS: \$0.00

Received by: CES Issued by: CES

8-26-08 Final PS



### CITY OF CULVER CITY

# **Building Safety Division Electrical Permit**

9770 CULVER BOULEVARD, CULVER CITY, CA 90232 310-253-5800 (O) | 310-253-5824 (F)

SEPARATE PERMITS ARE REQUIRED FOR ELECTRICAL, PLUMBING, AND MECHANICAL WORK. PERMIT EXPIRES 6 MONTHS FROM DATE ISSUED OR 6 MONTHS FROM LAST INSPECTION

**PERMIT NO.:** 

E16-0754

**APPLIED:** 09/26/2016

PERMIT TYPE:

**ELECTRICAL** 

APPROVED:

**ISSUED:** 09/26/2016

ADDRESS:

8825 NATIONAL BLVD

FINALED:

**OWNER** 

**APPLICANT** 

**PROFESSIONALS** 

NAME: PACIFIC INVESTMENT

**ASSOCIATES** 

NAME: BASSETT FURNITURE

NAME: SIGN ZONE INC

ADDRESS: 12540 BEATRICE ST

ADDRESS: 8825 NATIONAL BLVD.

**ADDRESS: 4873 MELROSE AVENUE** 

**UNIT 203** 

**CULVER CITY, CA 90232** PHONE: (310) 378-4001

PHONE: 3234658200

PHONE:

State Lic: 984708

PROJECT DESCRIPTION: 2 illuminated signs

Permit Category: Commercial

Plan Check Timeframe: Over the Counter

Plan Check Due Date:

**Electrical Device Qty:** 

Flood Light Pole:

Illuminated Signs: 2

Low Voltage/Data Cabling:

Solar Photovoltaic System:

**Temp Lighting Circuit:** 

Temp Service/Power Pole:

**Time Clock:** 

Miscellaneous:

208, 240, 277, 480:

MOTOR/HEATER TRANSFORMER/GENERATOR:

Up to 3 HP: Over 15 to 50 HP:

Over 3 to 5 HP: Over 50 to 200 HP: Over 5 to 15 HP:

POOL/SPA/HOTTUB:

Private/Residential:

Public/Commercial:

Over 200 HP:

SERVICE PANEL/SUB-PANEL Up to 200 AMP:

Over 200 to 600 AMP:

Over 600 to 1200 AMP:

FEES:

Over 1200 AMP:

Investigation Fee: After-Hours Inspection:

**Appeal Fee: Re-Inspection Fee:** 

Additional Plan Check: **Outside Review Fee:** 

COCKR

**TOTAL FEES: \$170.66** 

TOTAL PAYMENTS: \$170.66

**Print Name:** 

ved By: L Bravo

Issued By: L Bravo

Printed On: 9/26/2016 11:51:40 A

TYPE OF APPLICATION: Over the Counter

### **PLAN REVIEW DUE DATE:**



9770 Culver Blvd Culver City, CA 90232 CITY OF CULVER CITY Building Safety Division ******* Electrical Permit ******* Phone: (310) 253-5800

Fax: (310) 253-5824

Address: 8825 NATIONAL BL CULV

Permit #: 73022

Permit Type: Electrical Permit

Applied: 07/22/2008 Approved: 07/22/2008 Issued: 07/22/2008

Finaled:

PERMIT EXPIRES 6 MONTHS FROM DATE ISSUED <u>OR</u>

6 MONTHS FROM DATE OF LAST INSPECTION

**Owner: PACIFIC INVESTMENT ASSOCIATES** 

**ASSOCIATES** 

Address: 1299 OCEAN AV. #400

SANTA MONICA CA

Phone: 310 451 8001

Applicant:

PACIFIC INVESTMENT

Address:

Print Name:

1299 OCEAN AV. #400

SANTA MONICA CA

Phone:

310 451 8001

Signature:

Contractor: GOMEZ J LANDSCAPING

P O BOX 662

**CULVER CITY CA** 

State License Number:

(DOMEZ

840541

323 363 3150

Engineer:

Architect:

Description: 1 electrical device, low voltage/ data cabling

TOTAL FEES: \$58.29

TOTAL PAYMENTS: \$58.29

Received by: CES Issued by: CES

Printed: 07-22-2008

12-13-17

Id

Int



# CITY OF CULVER CITY

**Building & Safety Division** 

# **Plumbing Permit**

9770 CULVER BOULEVARD; CULVER CITY, CA 90232 310-253-5800 (O) | 310-253-5824 (F)

SEPARATE PERMITS ARE REQUIRED FOR ELECTRICAL, PLUMBING, AND MECHANICAL WORK. PERMIT EXPIRES 6 MONTHS FROM DATE ISSUED OR 6 MONTHS FROM LAST INSPECTION

PERMIT NO.: P18-0137

**APPLIED: 03/08/2018** 

**PERMIT TYPE: PLUMBING** 

**APPROVED:** 

**ADDRESS: 8825 NATIONAL** 

ISSUED: 03/08/2018

FINALED:

**OWNER** 

**APPLICANT** 

**PROFESSIONALS** 

NAME: PACIFIC INVESTMENT

NAME: PACIFIC INVESTMENT ASSOCIATES

NAME: ADVANCED CONTRACTORS INC

**ASSOCIATES** 

**ADDRESS: 12540 BEATRICE ST UNIT** 

ADDRESS: 935 W 223RD STREET

ADDRESS: 12540 BEATRICE ST UNIT

203

PHONE: ((310) 320-3803

203

PHONE:

State Lic: 382163

PHONE:

PROJECT DESCRIPTION: 1 hose bib, 1 repair/alteration to existing piping

Permit Category: Commercial

Hose Bib: 1

Repair Alteration to Existing 1 Piping:

**TOTAL FEES:** 

\$127.44

Printed On: 3/8/2018 12:31:55 PM

**TOTAL PAYMENTS:** 

\$127.44

CONSTRUCTION & DEMOLITION (C&D)/WASTE RECYCLING AND DISPOSAL SERVICES (Culver City Municipal Code 5.01.010 MUNICIPAL SERVICE EXCLUSIVE)

A. Solid waste handling and recyclable waste material handling shall be performed exclusively by the City or its authorized agents. The City Council may regulate, by ordinance or resolution, all aspects of solid waste handling and recyclable material handling, including, but not limited to, frequency of collection, means of collection and transportation, level of serves, charges, fees, and nature, location and extent of providing solid waste handling services.

The City of Culver City provides waste disposal and recycling services for all construction & demolition projects within city limits in accordance with CCMC 5.01.010. As part of the Building & Safety Division's Permitting process, the information provided will assist in establishing your waste disposal and recycling services account and initiate waste collection, processing and disposal services for materials generated at the project address.

Signature:

3/20/18 FINAL/

Received By: L Bravo





# **CITY OF CULVER CITY Building & Safety Division**

# **Building Permit**

9770 CULVER BOULEVARD; CULVER CITY, CA 90232 310-253-5800 (O) | 310-253-5824 (F)

SEPARATE PERMITS ARE REQUIRED FOR ELECTRICAL, PLUMBING, AND MECHANICAL WORK. PERMIT EXPIRES 6 MONTHS FROM DATE ISSUED OR 6 MONTHS FROM LAST INSPECTION

PERMIT NO.: B17-0806

PERMIT TYPE: BUILD

**ADDRESS: 8825 NATIONAL BLVD** 

**APPLIED:** 09/13/2017

APPROVED: 10/03/2017

ISSUED: 12/21/2017

FINALED:

**OWNER APPLICANT PROFESSIONALS** 

203

NAME: PACIFIC INVESTMENT

**ASSOCIATES** 

12540 BEATRICE ST UNIT 203

ADDRESS:

PHONE:

NAME: PACIFIC INVESTMENT

ASSOCIATES

ADDRESS: 12540 BEATRICE ST UNIT

NAME: ADVANCED CONTRACTORS INC

ADDRESS: 935 W 223RD STREET

PHONE: ((310) 320-3803

State Lic: 382163 PHONE:

PROJECT DESCRIPTION: (8827 National Blvd.) - Demo 4564 sf. of existing 5424 sf. and re-build 1000 sf. to be part of 8827 National

Blvd., new driveway, pedestrian walkway, parking and landscape.

Valuation: \$300,000

Commercial SQ FT

**EXISTING** 

NEW

Commercial:

Garage:

Permit Category: Commercial

Permit Type: Commercia

TCO Status: n/a

**TOTAL FEES:** 

\$13,269.85

**TOTAL PAYMENTS:** 

\$13,269.85

CONSTRUCTION & DEMOLITION (C&D)/WASTE RECYCLING AND DISPOSAL SERVICES (Culver City Municipal Code 5.01.010 MUNICIPAL SERVICE EXCLUSIVE)

A. Solid waste handling and recyclable waste material handling shall be performed exclusively by the City or its authorized agents. The City Council may regulate, by ordinance or resolution, all aspects of solid waste handling and recyclable material handling, including, but not limited to, frequency of collection, means of collection and transportation, level of serves, charges, fees, and nature, location and extent of providing solid waste handling services.

The City of Culver City provides waste disposal and recycling services for all construction & demolition projects within city limits in accordance with CCMC 5.01.010. As part of the Building & Safety Division's Permitting process, the information provided will assist in establishing your waste disposal and recycling services account and initiate waste collection, processing and disposal services for materials generated at the project address.

FINALED

3-13-19

Received By: A Castaneda

Issued By: A Castanèda

Building Permit#B17-0806

Printed On: 12/21/2017 3:02:00 PM



# CITY OF CULVER CITY

**Building & Safety Division** 

# **Electrical Permit**

9770 CULVER BOULEVARD; CULVER CITY, CA 90232 310-253-5800 (O) | 310-253-5824 (F)

SEPARATE PERMITS ARE REQUIRED FOR ELECTRICAL, PLUMBING, AND MECHANICAL WORK. PERMIT EXPIRES 6 MONTHS FROM DATE ISSUED OR 6 MONTHS FROM LAST INSPECTION

PERMIT NO.: E18-0183

**PERMIT TYPE: ELECTRICAL** 

**ADDRESS: 8825 NATIONAL** 

**APPLIED: 03/08/2018** 

APPROVED:

ISSUED: 03/08/2018

FINALED:

**OWNER APPLICANT PROFESSIONALS** 

NAME: PACIFIC INVESTMENT

ASSOCIATES

12540 BEATRICE ST UNIT

ADDRESS:

PHONE:

NAME: PACIFIC INVESTMENT

**ASSOCIATES** 

ADDRESS: 12540 BEATRICE ST UNIT

PHONE:

NAME: ADVANCED CONTRACTORS INC

ADDRESS: 935 W 223RD STREET

PHONE: ((310) 320-3803 State Lic: 382163

PROJECT DESCRIPTION: 2 circuits

Permit Category: Commercial

**TOTAL FEES:** 

120 Volt Branch Circuit: 2

\$120.49

**TOTAL PAYMENTS:** 

\$120.49

CONSTRUCTION & DEMOLITION (C&D)/WASTE RECYCLING AND DISPOSAL SERVICES (Culver City Municipal Code 5.01.010 MUNICIPAL SERVICE EXCLUSIVE)

A. Solid waste handling and recyclable waste material handling shall be performed exclusively by the City or its authorized agents. The City Council may regulate, by ordinance or resolution, all aspects of solid waste handling and recyclable material handling, including, but not limited to, frequency of collection, means of collection and transportation, level of serves, charges, fees, and nature, location and extent of providing solid waste handling services.

The City of Culver City provides waste disposal and recycling services for all construction & demolition projects within city limits in accordance with CCMC 5.01.010. As part of the Building & Safety Division's Permitting process, the information provided will assist in establishing your waste disposal and recycling services account and initiate waste collection, processing and disposal services for materials generated at the project address.

Signature:

MADONNE **Print Name:** 

FIMALES 2-20-2019,

Electrical Permit#E18-0183

Printed On: 3/8/2018 12:32:54 PM

Received By: L Bravo

Issued By: L Bravo



9770 Culver Blvd Culver City, CA 90232

# CITY OF CULVER CITY **Building Safety Division** ***** Mechanical Permit *****

Phone: (310) 253-5800

Fax: (310) 253-5824

Address: 8771 WASHINGTON BL CULV

Permit #: 71181

Permit Type: Mechanical Permit

- COM

Applied: 11/26/2007 Approved: 11/26/2007 Issued: 11/26/2007

Finaled:

PERMIT EXPIRES 6 MONTHS FROM DATE ISSUED OR

6 MONTHS FROM DATE OF LAST INSPECTION

Owner: PATCO PROPERTIES

Address: 8771 W. WASHINGTON BLVD.

**CULVER CITY CA** 

Phone: 310 305 8554 Applicant: PATCO PROPERTIES

Address: 8771 W. WASHINGTON BLVD.

**CULVER CITY CA** 

Phone: 310 305 8554

Signature:

Contractor: BRODY HEATING & AIR CONDITIONING, INC.

2718 S. ROBERTSON BLVD.

State License Number:

256821

LOS ANGELES CA 310 836 0606

Engineer:

**Architect:** 

Description: 2 heater units

**TOTAL FEES: \$151.26** 

TOTAL PAYMENTS: \$151.26

Received by: tm Issued by: tm

01-04-10 Final



9770 Culver Blvd Culver City, CA 90232

CITY OF CULVER CITY **Building Safety Division** ***** Building Permit ***** Phone: (310) 253-5800

Fax: (310) 253-5824

# SEPARATE PERMITS ARE REQUIRED FOR ELECTRICAL, PLUMBING, AND MECHANICAL

Address: 8771 WASHINGTON BL CULV

Permit #: 85112

**Permit Type: Building Permit** 

- COMALT

Applied: 09/04/2013 Approved: 10/10/2013 Issued: 11/06/2013

Finaled:

PERMIT EXPIRES 6 MONTHS FROM DATE ISSUED OR

6 MONTHS FROM DATE OF LAST INSPECTION

Owner: VENICE PACIFIC INDUSTRIES

**PACIFIC INDUSTRIES** 

Address: 12540 BEATRICE ST # 203

LOS ANGELES CA

310 305 8554 Phone:

Applicant:

VENICE

Address: 12540 BEATRICE ST # 203

LOS ANGELES CA

Phone: 310 305 8554

Signature:

Contractor: ADVANCED CONTRACTORS, INC.

State License Number: 382163

935 W. 223RD ST.

**TORRANCE CA** 

310 320 3803

Engineer:

Architect:

**ALEKS ISTANBULLU ARCHITECTS** 

1659 11TH ST. #200

SANTA MONICA CA

310 450 8246

Description: Facade, install new glass pedestrian door, roll up door, new handrails, skylights, lighting. Foam

address numbers

Valuation:

\$50,500.00

	Existing	New
1st Floor Area Square Footage	9100	0
2nd Floor Area Square Footage	0	0
Garage Area Square Footage	0	0

**TOTAL FEES:** 

\$2,688.17

**TOTAL PAYMENTS:** 

\$2,688.17

Received by: ac Issued by: tm

UPDATED

Printed on: 12-31-2013 B-Permit06

# Appendix E **DPR Forms**



State of California — The Resour DEPARTMENT OF PARKS AND F		Primary HRI #			
PRIMARY RECORD		Trinomial NRHP Sta	tus Code		
	Other Listings Review Code	Reviewer		Date	
Page 1 of 7 P1. Other Identifier:	*Resource Name	or #: 8825 Nation	al Boulevard	ı	
*P1. Other Identifier:  *P2. Location: □ Not for Publica  *a. County Los Angeles  *b. USGS 7.5' Quad Beverly  c. Address: 8825 National Bo  d. UTM: Zone 11S, 371948 m  e. Other Locational Data:	Hills <b>Date</b> 2012 <b>T</b> 29 ulevard	6; <b>R</b> 14W ; ½ <b>of</b>	¼ <b>of Sec</b> ulver City	N/A; <b>B.M.</b> San Bernardino Zip 90232	
*P3a. Description: The Project Site located at 8825 National Boulevard in Culver City, California, 90232 is currently developed with a warehouse building of 9,739-sf building. For purposes of this report, it will be referred to as CC-1.CC-1 was constructed in 1954 as a retail and office space addition to LA-1. At the time of its construction, CC-1 was attached to LA-1's western elevation. The connection was demolished in 2015 and CC-1 became a free-standing structure. CC-1 was also constructed during a period of industrial and manufacturing development in the area. It has undergone extensive alterations, including the separation from LA-1. (See Continuation Sheet)					
*P3b. Resource Attributes: *P4. Resources Present: ⊠ Buildin	ng □ Structure □ Obj	ect □ Site □ Dis	trict □ Elem	nent of District  Other (Isolates, etc.)	
			façade (fa	cription of Photo: View of the primary west acing National Boulevard) of CC-1 (8825 Boulevard). View to the east	
				te Constructed/Age and Source:  c	
	The state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the state of the s	en la companya de la companya de la companya de la companya de la companya de la companya de la companya de la companya de la companya de la companya de la companya de la companya de la companya de la companya de la companya de la companya de la companya de la companya de la companya de la companya de la companya de la companya de la companya de la companya de la companya de la companya de la companya de la companya de la companya de la companya de la companya de la companya de la companya de la companya de la companya de la companya de la companya de la companya de la companya de la companya de la companya della companya della companya de la companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della companya della	*P7. Own	er and Address:	
				rded by: Shannon Papin, ESA nire Blvd., Suite 1100, Los Angeles, CA90017	
		1	*P9. Date	Recorded: October 28, 2021	
	-			vey Type: e Pedestrian	
*P11. Report Citation: ESA, Cros Historic	ssings Campus, Culv Resources Assessn	•	Angeles, C	CA	
*Attachments: ☐ NONE ☐ Loc ☐ Archaeological Record ☐ Distri ☐ Artifact Record ☐ Photograph I	ct Record 🛭 Linear F	eature Record		<ul><li>☑ Building, Structure, and Object Record ation Record</li><li>☐ Rock Art Record</li></ul>	

DPR 523A (9/2013) *Required information

#### PRIMARY RECORD

Primary HRI #

Trinomial

**NRHP Status Code** 

Other Listings

Review Code

Reviewer Date

Page 1 of 7 *Resource Name or #: 8771 Washington Boulevard

P1. Other Identifier:

*P2. Location: ☐ Not for Publication ☒ Unrestricted

*a. County Los Angeles

*b. USGS 7.5' Quad Beverly Hills Date 2012 T 2S; R 14W; N/A Sec ; B.M. San Bernardino

c. Address 8771 Washington Boulevard City Culver City Zip 90232

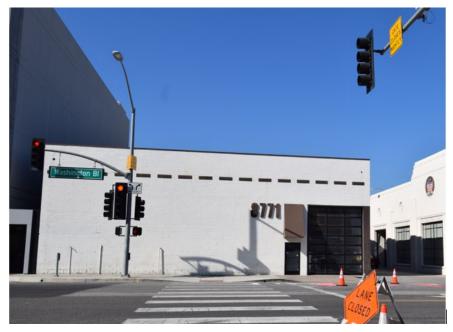
d. UTM: Zone 11S, 32080 mE/ 3766237 mN

e. Other Locational Data:

*P3a. Description: The Project Site located at 8771 Washington Boulevard in Culver City, California, 90232 and Culver City Parcel is currently developed with a 9,082-sf building and will be referred to as CC-2 for the purposes of this report. CC-2 was constructed in 1954 as a garage and service building for a car lot that was located to its immediate west that is no longer extant. CC-2's immediate setting has changed dramatically since its original construction due to the demolition of its historically associated car lot, as well as changes on Washington Boulevard that have affected the number of extant historic automotive buildings that previously lined the street. CC-2 has further undergone alterations over time, including two new doors and a facade replacement.

*P3b. Resource Attributes:

*P4. Resources Present: ⊠ Building □ Structure □ Object □ Site □ District □ Element of District □ Other (Isolates, etc.)



P5b. Description of Photo: View of CC-2's (8771 Washington Boulevard) primary south façade, view to the north

*P6. Date Constructed/Age and Source:

 $\square$  Both

*P7. Owner and Address:

**P8. Recorded by:** Shannon Papin, ESA 626 Wilshire Blvd., Suite 1100, Los Angeles, CA90017

*P9. Date Recorded: October 28, 2021

*P10. Survey Type: Intensive Pedestrian

*P11. Report Citation: ESA,Crossings Campus, Culver City and Los Angeles, California Historic Resources Assessment, July 2022

*Attachments:	☐ NONE	☐ Location Map	☐ Sketch Map	⊠ Contin	uation Sheet	$\boxtimes$ Building,	Structure,	and Object F	Record
☐ Archaeologic	al Record	☐ District Record	☐ Linear Featu	re Record	☐ Milling Sta	ation Record	☐ Rock /	Art Record	
☐ Artifact Reco	rd 🗆 Phot	ograph Record 🗆	Other (List):						

DPR 523A (9/2013) *Required information

#### PRIMARY RECORD

Primary HRI #

Trinomial

**NRHP Status Code** 

Other Listings Review Code

Reviewer

Date

Page 1 of 7 *Resource Name or #: 8876-8888 Venice Boulevard, 8827 - 8829 National Boulevard P1. Other Identifier:

*P2. Location: ☐ Not for Publication ☒ Unrestricted

*a. County Los Angeles

*b. USGS 7.5' Quad Beverly Hills Date 2012 T 2S; R 14W; ¼ of ¼ of Sec N/A; B.M. San Bernardino

c. Address 8876-8888 Venice Boulevard, 8827 and 8829 National Boulevard City Los Angeles Zip 90232

d. UTM: Zone 11S, 371965 mE/ 3766325 mN

e. Other Locational Data:

*P3a. Description: The Project Site is located at 8876, 8884, 8886, and 8888 Venice Boulevard and 8827 and 8829 National Boulevard in Los Angeles, California, 90232 (Los Angeles Parcel), and is currently improved with a warehouse building partitioned into six separate spaces that total 86,226 sf of floor area: 51,500 sf of office space and 34,726 sf of retail space. For the purposes of this Report, the Los Angeles building will be referred to as LA-1.

LA-1 was designed by architectural firm Meyer & Evers and constructed for the Dohrmann Hotel Supply Company in 1951. LA-1 has undergone extensive alterations which have detracted from its integrity, including the removal and replacement of its north façade (2017–2018). LA-1, comprised of 8876, 8883 and 8984–8888 Venice Boulevard, has an L-shape footprint. The original building permit describes the structure as being a one-story building measuring 517' x 338' with precast concrete walls. The building faces Venice Boulevard to its north, National Boulevard to the west and the Helms Bakery Complex to the east. The portion along Venice Boulevard (LA-1a) has a flat roof spanning from west to east; the rest of the building has a series of three semicircular vault roofs that span from west to east. The lot on which LA-1 sits has a central interior parking lot on its west side and concrete walkways, grass, trees, and plantings.

*P3b.	Resource	Attributes:
-------	----------	-------------

*P4. Resources Present:	$\boxtimes$	Building		Structure		Obiect	☐ Site		)istrict	$\Box$ E	lement	of D	istrict		Other	(Isolates.	etc.
-------------------------	-------------	----------	--	-----------	--	--------	--------	--	----------	----------	--------	------	---------	--	-------	------------	------



P5b. Description of Photo:

View of the north elevation of LA-1 facing Venice Boulevard, view to the east

#### *P6. Date Constructed/Age and Source:

 $oxed{oxed}$  Historic  $oxed{\Box}$  Prehistoric

☐ Both

*P7. Owner and Address:

P8. Recorded by: Shannon Papin, ESA

626 Wilshire Blvd., Suite 1100, Los Angeles, CA90017

*P9. Date Recorded: October 28, 2021

*P10. Survey Type: Intensive Pedestrian

*P11. Report Citation: ESA, Crossings Campus, Culver City and Los Angeles, California Historic Resources Assessment, July 2022

*Attachments:	$\square$ NONE	☐ Location Map	☐ Sketch Map		uation Sheet	⊠ Building,	Structure, a	and Object I	Record
☐ Archaeologic	al Record	$\ \square$ District Record	☐ Linear Featu	re Record	☐ Milling Sta	ation Record	☐ Rock A	Art Record	
☐ Artifact Reco	rd 🗆 Phot	tograph Record 🛚	Other (List):						

DPR 523A (9/2013) *Required information

Primary # HRI#

# **BUILDING, STRUCTURE, AND OBJECT RECORD**

*Resource Name or # 8825 National Boulevard (CC-1) NRHP Status Code Page 2 of 7

B1. Historic Name: 8825 National BoulevardB2. Common Name: 8825 National Boulevard

B3. Original Use: Warehouse B4. Present Use: Commercial

*B5. Architectural Style: Utilitarian

*B6. Construction History: (Construction date, alterations, and date of alterations)

According to the Assessor data CC-1 was constructed in 1954. From 1976 to 1977, there were various additions to the structure in form of offices and a warehouse and block walls, along with electrical, plumbing, and HVAC additions. The structure underwent additions in the form of offices, conference rooms, and a new roof in 1982, along with a new electrical and heating system. In 1989 and 1991, the building underwent interior remodel and substantial changes occurred to the property. In 1995, when part of the existing office was demolished for warehouse space, and a new handicap chairlift was installed. Additional electrical work, involving the installation of branch circuits, also occurred the same year. In 1997, the building underwent a seismic upgrade and the roof of the building was also replaced the same year. From 2007 to 2008, the building underwent electrical, heating, and plumbing upgrades. In 2017, 4,564 square feet of existing 5,424 square feet and re-build 1,000 square feet to be part of LA-1c. This demolished the connection between 8829 National Boulevard and 8827–8829 National Boulevard at its rear. A new driveway, pedestrian walkway, and parking spots were constructed, and the area was also landscaped. A plumbing permit was issued the next year, 2018, for repairs and alterations to pipes in the building.

*B7.	Moved?	⊠ No	Yes	☐ Unknown	Date:	Original Location:

*B8. Related Features: See Continuation Sheets

B9a. Architect: b. Builder: Randall Engineering
*B10. Significance: Theme Industrial Development (1850-1980) Area Los Angeles

Period of Significance 1954 Property Type Warehouse Applicable Criteria NR, CR and CC

CC-1 and CC-2 were both evaluated under the same three SurveyLA contexts as LA-1. CC-2 was also evaluated under the SurveyLA context Commercial Development, 1850–1980, Commercial Development and the Automobile, 1910–1970. In addition, CC-1 and CC-2 were evaluated within the contexts of Development and Incorporation of Culver City (1917–1960), Tract 1778 (1913–1960) and Culver City Commercial and Industrial Development (1922–1986). Both CC-1 and CC-2 are over 50 years of age and consequently meet Culver City's Threshold Criteria A-1, meaning that they will also be evaluated under Culver City's Assessment Criteria B-1 and B-2. (See Continuation Sheets)

B11. Additional Resource Attributes: (List attributes and codes)

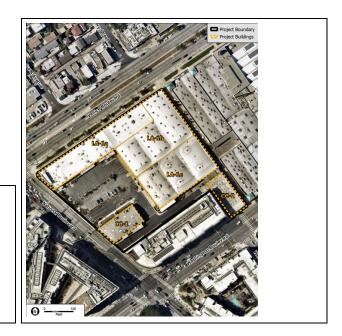
*B12. References:

(See Continuation Sheets)

B13. Remarks:

*B14. Evaluator: Shannon Papin
*Date of Evaluation: July 2022

(This space reserved for official comments.)



DPR 523B (9/2013) *Required information

Primary # HRI#

# **BUILDING, STRUCTURE, AND OBJECT RECORD**

*Resource Name or # 8771 Washington Boulevard NRHP Status Code Page 2 of 3

B1. Historic Name: 8771 Washington BoulevardB2. Common Name: 8771 Washington Boulevard

B3. Original Use: Warehouse B4. Present Use: Commercial

*B5. Architectural Style: Utilitarian Contemporary

**B6.** Construction History: (Construction date, alterations, and date of alterations)

According to the Los Angeles County Assessor's Office, the structure was constructed in 1954. There are only two permits on record for CC-2 with the Culver City Building Safety Division. The first was issued in November 2013 for the installation of a new glass pedestrian door and roll up door on the building's primary south façade (currently extant) and the installation of new handrails, skylights (extant), and lighting. The next permit on file was issued in November 2017 for the installation of two heating units in the building. Aerial photographs from 1964 to 2012 show that the footprint of the structure has remained consistent. It underwent changes in 2015 when the canopy and loading dock at the rear of 8827–8829 National Boulevard/on the north side of 8771 Washington was demolished. Otherwise, the building footprint has remained the same. Façade renovation in 2013 included the addition of metal letters reading "8771" to the south façade, along with an awning above the pedestrian door. The building has also been painted on its south and east elevations.

*B8.	Moved? ⊠ No Related Feature ontinuation Sheet	s:	□ Unknown	Date:		Original Lo	ocation:
	Architect: Me Significance: Period of Signi	<b>Theme</b> Inde	ustrial Developme	,	b. Builder: 80) Warehouse	Area	Los Angeles Applicable Criteria NR, CR, CC and

CC-1 and CC-2 were both evaluated under the same three SurveyLA contexts as LA-1. CC-2 was also evaluated under the SurveyLA context Commercial Development, 1850–1980, Commercial Development and the Automobile, 1910–1970. In addition, CC-1 and CC-2 were evaluated within the contexts of Development and Incorporation of Culver City (1917–1960), Tract 1778 (1913–1960) and Culver City Commercial and Industrial Development (1922–1986). Both CC-1 and CC-2 are over 50 years of age and consequently meet Culver City's Threshold Criteria A-1, meaning that they will also be evaluated under Culver City's Assessment Criteria B-1 and B-2. (See Continuation Sheets)

B11. Additional Resource Attributes: (List attributes and codes)

*B12. References:

(See Continuation Sheets)

B13. Remarks:

*B14. Evaluator: Shannon Papin
*Date of Evaluation: July 2022

(This space reserved for official comments.)



*Required information

Primary # HRI#

# **BUILDING, STRUCTURE, AND OBJECT RECORD**

*Resource Name or # 8876- 8888 Venice Boulevard, 8827- 8829 National Boulevard NRHP Status Code Page 2 of 3

B1. Historic Name: Dohrmann Hotel Supply Co.

B2. Common Name: 8876 - 8888 Venice Boulevard, 8827-8829 National Boulevard

B3. Original Use: Warehouse B4. Present Use: Commercial

*B5. Architectural Style: Utilitarian Contemporary

*B6. Construction History: (Construction date, alterations, and date of alterations)

LA-1 (all three addresses) was constructed as a one-story utilitarian style warehouse building in 1951. From 1951-52 new roof, precast concrete walls and new partitions were added and the roof truss was altered. The building underwent many iterations of interior alterations (1976, 1992, 2013, and other years), the exterior walls were remodeled in 1982, window and door openings were closed in 1959 and 1969, windows and doors were added in 1992, and entrances on Venice Boulevard were modified in 1992. The loading dock and canopy present at the southern rear of LA-1c was demolished in 2015. The same year, the western portion of LA-1b was demolished. In 2018, the front of LA1-a facing Venice Boulevard was removed and new storefront façades were constructed, which are present today. These storefronts have no original material. The exterior façade that fronts onto Venice Boulevard is constructed almost entirely of new materials.

*B7. *B8.	Moved? $\boxtimes$ No $\square$ Yes $\square$ Unknown Related Features:	Date:	Original Location:	
В9а. <b>*В10.</b>	Architect: Meyer & Evers Significance: Theme Industrial Developm Period of Significance 1951 Pro LA	b. Builder: nent (1850-1980) perty Type Warehouse	Area Los Angeles Applicable Crite	eria NR, CR, CC, and

LA-1 was evaluated in this Report under the following historical and architectural contexts from SurveyLA: Industrial Development, 1850–1980, Industrial Identity, 1850–1980; Industrial Development, 1850–1980, Industrial Architecture, 1850–1980; and Commercial Development, 1850–1980, Commercial Identity, 1920–1980. LA-1 was also analyzed in the context of Frank Partenico Place (1913–1960) and as part of the West Adams–Baldwin Hills–Leimert Community Plan Area. Due to its proximity to Culver City and because it was connected to CC-1 for part of its history and it is currently connected to CC-2, LA-1 is also evaluated under Culver City's Assessment Criteria B-1 and B-2. (See Continuation Sheets)

B11. Additional Resource Attributes: (List attributes and codes)

*B12. References:

(See Continuation Sheets)

B13. Remarks:

*B14. Evaluator: Shannon Papin
*Date of Evaluation: July 2022

(This space reserved for official comments.)



DPR 523B (9/2013) *Required information

State of California — The Resources Agency DEPARTMENT OF PARKS AND RECREATION CONTINUATION SHEET

Primary # 19- 189941 HRI#

**Trinomial** 

Page 3 of 7 *Resource Name or # (Assigned by recorder) 8825 National Boulevard

*Recorded by: Shannon Papin ESA, 626 Wilshire Boulevard, Los Angeles, CA 90017 *Date: October 29, 2021 ⊠ Continuation □ Update

#### *P3a. (Continued)

CC-1 is a rectangular building situated on the west side of the Project Site. The building sits directly east of National Boulevard, although its primary entry façade faces north onto the parking lot. The structure is simple and utilitarian with limited ornamentation. The building has a rectangular footprint and flat roof that houses the building's HVAC and other mechanical equipment. It is constructed of concrete that has been painted on the north and south façade s. CC-1's west façade is symmetrical and is three bays wide with three decorative (non-original) windows (**Figure 3**). The windows have three rectangular lites in the center and are flanked by seven smaller lites on either side. The northernmost window features a glass door in an aluminum frame that is built into the window. There is a shadow of a previous sign reading "P" that was installed on the northern end of the façade, which likely was from when the property was occupied by advertising agency Phase. Otherwise, the façade is unornamented.

CC-1's north elevation (**Figure 4**) has been remodeled extensively. The asymmetrical façade is concrete that has been painted a dark grey. The main entry to the building is located at the approximate center of the elevation and is accessible via a flight of concrete stairs with a metal handrail that lead to a small concrete porch with metal balustrade. The front entrance is a double door of glass with aluminum surround. There is a rectangular glass transom above the front door; it is flanked by a column of six rectangular windows on either side. There is a horizontal rectangular window composed of three six-lite windows to the east and west of the front entrance. There is another identical window on the west end of the elevation. None of these windows are original. A non-original green awning extends from above the roofline to the transom window. There is landscaping that includes grass and low shrubs in front of the elevation.

CC-1's east elevation (**Figure 5**) has minimal original material. CC-2 used to extend further east to connect to the warehouses at 8827–8829 National Boulevard. This connection was demolished in 2017 and 8825 National Boulevard was separated from the other buildings. This elevation was re-built after the demolition; it originally would have been part of the building's interior. The east elevation is curved and supported with large metal beams in a zig-zag pattern. At the time of the site visit, the entrance of this portion was covered, so additional views of the elevation could not be ascertained. Non-original lights are installed on the north and south sides of the elevation. There are parking spaces and trees directly to the east of this elevation.

CC-1's south elevation (**Figure 6**) is uninterrupted concrete with no fenestration or decorative detailing. Most of the elevation is dominated by a large loading dock, covered with a metal awning supported by metal columns. The loading dock is currently fenced off with non-original wooden fencing. The loading dock is accessible via a concrete ramp on its east side. On the west side, it is accessible via a flight of concrete stairs with a metal railing that lead to the dock itself as well as to a single-leaf metal door.



SOURCE: ESA 2021

Figure 3
View of the primary west façade (facing National Boulevard) of CC-1 (8825 National Boulevard). View to the east.



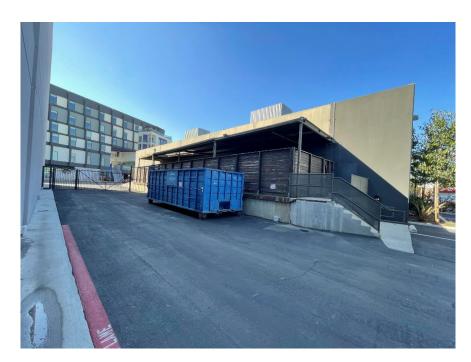
SOURCE: ESA 2021

Figure 4
View of the north elevation of CC-1 (8825 National Boulevard). View to the south.



SOURCE: ESA 2021

Figure 5
View of the east elevation of CC-1 (8825 National Boulevard). There are no original materials on this elevation. View to the west.



SOURCE: ESA 2021

Figure 6
View of the south elevation of CC-1 (8825 National Boulevard). View to the northwest.

#### *B10. Significance (continued):

#### **Broad Patterns of History**

When examining the subject property in the context of broad patterns of history, the following are the relevant criteria:

**National Register Criterion A:** Is associated with events that have made a significant contribution to the broad patterns of our history.

**California Register Criterion 1:** Is associated with events that have made a significant contribution to the broad patterns of California's history and cultural heritage.

Los Angeles Historic Cultural Monument Criterion 1: Is identified with important events of national, state, or local history, or exemplifies significant contributions to the broad cultural, economic, or social history of the nation, state, city, or community.

Culver City Assessment Criterion B-2: Is the structure(s) of "historical or cultural significance"?

#### CC-1

CC-1 was constructed in 1954 as a supplemental space for LA-1. CC-1 was originally connected to LA-1 through its eastern elevation; this connection was demolished in 2017. The structure was built during a period of intensive industrial and automotive development in Culver City, notably the Hayden Tract and Washington Boulevard, intended to promote economic growth in the post-World War II period (see the evaluation of LA-1 above for more details on this historical background, as well as Section 4.0 "Environmental Setting" and Section 7.0 "Historic Contexts" of this report). While the building is a part of this broad pattern of development during a period of industrial and automotive development in post-World War II Culver City, it does not retain the integrity necessary to convey this significance. CC-1 lacks integrity of setting, feeling, and association due to alterations to the surrounding lot and the demolition of its connection to LA-1c. As a result of this demolition, the building's entire east elevation was re-built with new materials and a new design, detrimentally affecting the building's integrity of design, materials, and workmanship. As a result, the building does not appear as it did when it was first constructed and does not retain the integrity necessary to convey its historical associations with this broad pattern of history. CC-1 further does not have strong associations with a particular company or business that played a prominent role in the history of Culver City, Los Angeles, California, or the country.

Therefore, CC-1 does not appear to meet the thresholds of significance for individual eligibility under National Register Criterion A, California Register Criterion 1, Los Angeles HCM Criterion 1, or Culver City Assessment Criterion B-2.

#### Significant Persons

Regarding associations with important persons, the following are the relevant criteria:

National Register Criterion B: Is associated with the lives of persons significant in our past.

California Register Criterion 2: Is associated with the lives of persons important in our past.

Los Angeles Historic Cultural Monument Criterion 2: Is associated with the lives of historic personages important to national, state, city, or local history.

Culver City Assessment Criterion B-2: Is the structure(s) of "historical or cultural significance"?

#### CC-1

CC-1 is not identified with historic personages or events in the main currents of national, state, or local history and is not associated with significant individual owners or occupants. CC-1 was constructed in 1954 and originally served as a garage and service building for the adjacent car lot that was located to its immediate west (current location of contemporary building located at 8777 Washington Boulevard). It is unclear how many years this building served this function, although it seems likely that it was used as a garage and service building for several decades. Research did not indicate that the building was associated with any significant individual through its early years as a garage and service station. Research did not locate any individuals associated with the car dealership that played a significant role in history. Subsequent occupants, including Stone Candles, a company that occupied the property from at least 2009 until approximately 2014 and has re-located to a new location in Santa Monica, also do not have significant individuals associated with the company and, therefore, the property.

Therefore, CC-1 does not appear to meet the thresholds of significance for individual eligibility under National Register Criterion A, California Register Criterion 1, Los Angeles HCM Criterion 2, or Culver City Assessment Criterion B-2.

#### **Architecture**

Regarding the subject property's architecture, design, or construction, the following are the relevant criteria:

**National Register Criterion C:** Embodies the distinctive characteristics of a type, period, or method of construction or that represent the work of a master, or that possess high artistic values, or that represent a significant and distinguishable entity whose components may lack individual distinction.

**California Register Criterion 3:** Embodies the distinctive characteristics of a type, period, region, or method of construction, or represents the work of an important creative individual, or possesses high artistic values.

Los Angeles Historic Cultural Monument Criterion 3: Embodies the distinctive characteristics of a style, type, period, or method of construction; or represents a notable work of a master designer, builder, or architect whose individual genius influenced his or her age.

Culver City Assessment Criterion B-2: Is the structure(s) of "architectural significance"?

Therefore, LA-1 does not appear to meet eligibility requirements for individual eligibility under National Register Criterion C, California Register Criterion 3, Los Angeles HCM Criterion 3, or Culver City Assessment Criterion B-1.

#### CC-1

The original architect, firm, or individual responsible for the design and construction of CC-1 is unknown although it does not appear to have been designed by a master architect or firm. The building is a simple, vernacular rectangular garage and service building constructed for practical purposes in support of an adjacent car lot. The building's architecture is not exceptional, nor is it a unique typology for the city, region, or state. There are many similar garage and service station buildings constructed around the same time as CC-1 in Culver City, Los Angeles, Southern California, and the nation. The structure was designed for utilitarian purposes and has no notable design features. In addition to its unexceptional original design, CC-1 has experienced substantial alterations and does not retain its integrity of materials, design, workmanship, setting, feeling, or association. The building's windows and door on the west façade have between altered and replaced, and the north elevation entrance is non-original. The connection between the east portion of the building and LA-1c to its rear was demolished in 2017 and the east elevation of CC-1 has been re-built with new materials and a new design. The setting surroundings the building has also been altered, due to new landscaping, walkways, and driveways added in 2015. These alterations have also affected the building's integrity of feeling and association as the appearance differs substantially from its original construction and does not visually read as a historic building.

Therefore, CC-1 does not appear to meet the thresholds of significance for individual eligibility under National Register Criterion A, California Register Criterion 1, Los Angeles HCM Criterion 3, or Culver City Assessment Criterion B-1.

#### Data

**National Register Criterion D:** It yields, or may be likely to yield, information important in prehistory or history. **California Register Criterion 4:** Has yielded, or may be likely to yield, information important in prehistory or history.

While most often applied to archaeological districts and sites, Criterion D/4 can also apply to buildings, structures, and objects that contain important information. For these types of properties to be eligible under Criterion D/4, they themselves must be, or must have been, the principal source of the important information. LA-1, CC-1, and CC-2 do not appear to yield significant information that would expand our current knowledge or theories of design, methods of construction, operation, or other information that is not already known about the period in which they were constructed, their method of construction, or their design. The sites reflect common building practices and materials of the early twentieth century, which have already been well documented.

Therefore, CC-1 does not meet the eligibility requirements under National Register Criterion D or California Register Criterion 4.

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State of California — The Resources Agency DEPARTMENT OF PARKS AND RECREATION CONTINUATION SHEET

Primary # 19- 189941 HRI#

**Trinomial** 

Page 3 of 7 *Resource Name or # (Assigned by recorder) 8771 Washington Boulevard

*Recorded by: Shannon Papin ESA, 626 Wilshire Boulevard, Los Angeles, CA 90017 *Date: October 28, 2022 ⊠ Continuation □ Update

#### *P3a. Description:

SOURCE: ESA, 2021

CC-2 is simple and utilitarian with no ornament or decorative detailing. The one-story, wood-frame building has a rectangular footprint, a flat roof and is constructed of painted concrete brick. It is oriented with its primary (south) façade facing Washington Boulevard (**Figure 3**). The south façade has a non-original single-leaf glass door in an aluminum frame, with a non-original awning. This entry is located on the east side of the main façade. To the west is a non-original metal sign reading "8771," the building's address. To the east of the main entrance is a large rectangular 21-lite window in an aluminum frame, designed to mimic a paneled garage door. The brick on the front façade is painted white and features a line of stretcher bricks near the roofline that have been painted a contrasting grey. This is the only decorative detail on the south façade.

The line of painted stretcher bricks on the south façade rounds the corner to the east elevation (**Figure 4**), which inverses the paint colors of the south façade: the east elevation is painted grey while the line of stretcher bricks is painted white. The east elevation, which faces an alleyway and the neighboring Helms Bakery Complex, has no fenestration or additional detail; it is uninterrupted coated brick.

The building's west elevation abuts the adjacent contemporary building at 8777 Washington Boulevard and is largely obscured from the public right-of-way. The elevation is uncoated brick. Part of the northern end of the elevation is exposed (**Figure 5**) and features a single-leaf grey metal door at its northern end. A non-original, one-story addition connects CC-2 to LA-1c to its direct north. The north elevation of CC-2 is unornamented brick and is obscured from view. It is now dominated by the one-story non-original connector between CC-2 and LA-1 (8827–8829 National Boulevard).

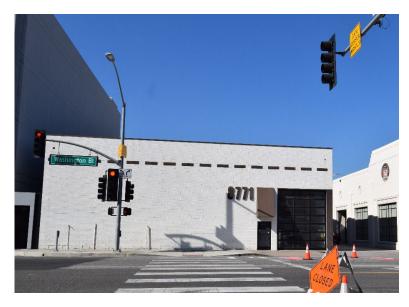


Figure 3
View of CC-2's (8771 Washington Boulevard) primary south façade, view to the north.



SOURCE: ESA, 2021

Figure 4
View of CC-2's (8771 Washington Boulevard) east
elevation, facing the Helm's Bakery Complex (on the
right of the image). View to the north.



SOURCE: ESA, 2021

Figure 5
View of CC-2's (8771 Washington Boulevard)
exposed west elevation. The remainder of the west
elevation is obscured by the adjacent contemporary
building at 8777 Washington Boulevard. View to the
east.

### B10. Significance (continued):

### **Broad Patterns of History**

When examining the subject property in the context of broad patterns of history, the following are the relevant criteria:

**National Register Criterion A:** Is associated with events that have made a significant contribution to the broad patterns of our history.

**California Register Criterion 1:** Is associated with events that have made a significant contribution to the broad patterns of California's history and cultural heritage.

Los Angeles Historic Cultural Monument Criterion 1: Is identified with important events of national, state, or local history, or exemplifies significant contributions to the broad cultural, economic, or social history of the nation, state, city, or community.

Culver City Assessment Criterion B-2: Is the structure(s) of "historical or cultural significance"?

#### CC-2

CC-2 was constructed in 1954 as a garage and service station for a car lot that was formerly extant to the building's west (current location of the contemporary building at 8777 National Boulevard). The building was constructed during a boom of development related to the automotive industry on Washington Boulevard in the 1950s and 1960s. During this period, development of car lots proliferated rapidly in the neighborhood, although the structure does not have a strong association with a particularly notable car company or dealership that would rise to the level of significance required for eligibility. The property demonstrates convenient automobile access from the street, although it does not have distinctive features other than its roll-up door, which is a replacement that dates to 2013. While CC-2 was a part of this pattern of mid-century automotive development in Culver City, the structure does not retain sufficient integrity to convey this history. The building's setting has been substantially altered over the years; the car lot with which it was affiliated was demolished. Many similar buildings on Washington Boulevard constructed at the same time have either been demolished or adaptively reused for different purposes. The building itself has undergone alterations to its primary south façade, including a new glass entrance door and non-original roll-up door, and has been converted to commercial retail use, affecting the structure's integrity of association and feeling. The structure thus does not retain its integrity of materials or design. As a result of these changes to its setting and to the building itself, CC-2 does not appear to retain sufficient integrity to convey its history as part of midcentury automotive development on Washington Boulevard.

Therefore, CC-2 does not appear to meet the thresholds of significance for individual eligibility under National Register Criterion A, California Register Criterion 1, Los Angeles HCM Criterion 1, or Culver City Assessment Criterion B-2.

## **Significant Persons**

Regarding associations with important persons, the following are the relevant criteria:

National Register Criterion B: Is associated with the lives of persons significant in our past.

California Register Criterion 2: Is associated with the lives of persons important in our past.

Los Angeles Historic Cultural Monument Criterion 2: Is associated with the lives of historic personages important to national, state, city, or local history.

Culver City Assessment Criterion B-2: Is the structure(s) of "historical or cultural significance"?

### CC-2

CC-2 is not identified with historic personages. The building was constructed to provide additional space to existing warehouse and manufacturing businesses. The property was occupied by a series of different manufacturing and commercial companies. No information was found connecting persons involved with these companies to important events in history.

Therefore, CC-2 does not appear to meet the thresholds of significance for individual eligibility under National Register Criterion A, California Register Criterion 1, Los Angeles HCM Criterion 2, or Culver City Assessment Criterion B-2.

¹ "Culver City Timeline: A Work in Progress," Culver City Historical Society, N.D, https://www.culvercityhistoricalsociety.org/about/culver-city-timeline/.

### **Architecture**

Regarding the subject property's architecture, design, or construction, the following are the relevant criteria:

- **National Register Criterion C:** Embodies the distinctive characteristics of a type, period, or method of construction or that represent the work of a master, or that possess high artistic values, or that represent a significant and distinguishable entity whose components may lack individual distinction.
- **California Register Criterion 3:** Embodies the distinctive characteristics of a type, period, region, or method of construction, or represents the work of an important creative individual, or possesses high artistic values.
- Los Angeles Historic Cultural Monument Criterion 3: Embodies the distinctive characteristics of a style, type, period, or method of construction; or represents a notable work of a master designer, builder, or architect whose individual genius influenced his or her age.

Culver City Assessment Criterion B-2: Is the structure(s) of "architectural significance"?

### CC-2

CC-2 was also constructed by an unknown architect or firm. It was built as a supplemental structure to a no longer extant car lot located to its immediate west. The structure is rectilinear with no ornament or other decorative elements. There are many similar examples of this building typology in Culver City, Los Angeles, Southern California, and the nation. The architecture of the structure is not exceptional nor is it unique. In addition to not being an exceptional work of architecture, the building has undergone alterations on its primary south façade, including the addition of a new glass and metal door and roll up door, affecting its integrity of materials, design, and workmanship. The demolition of the adjacent lot has also harmed its integrity of association, feeling, and setting.

Therefore, CC-2 does not appear to meet the thresholds of significance for individual eligibility under National Register Criterion A, California Register Criterion 1, Los Angeles HCM Criterion 3, or Culver City Assessment Criterion B-1.

### Data

**National Register Criterion D:** It yields, or may be likely to yield, information important in prehistory or history. **California Register Criterion 4:** Has yielded, or may be likely to yield, information important in prehistory or history.

While most often applied to archaeological districts and sites, Criterion D/4 can also apply to buildings, structures, and objects that contain important information. For these types of properties to be eligible under Criterion D/4, they themselves must be, or must have been, the principal source of the important information. LA-1, CC-1, and CC-2 do not appear to yield significant information that would expand our current knowledge or theories of design, methods of construction, operation, or other information that is not already known about the period in which they were constructed, their method of construction, or their design. The sites reflect common building practices and materials of the early twentieth century, which have already been well documented.

Therefore, LA-1, CC-1, and CC-2 do not meet the eligibility requirements under National Register Criterion D or California Register Criterion 4.

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State of California — The Resources Agency DEPARTMENT OF PARKS AND RECREATION CONTINUATION SHEET

Primary # 19- 189941 HRI#

**Trinomial** 

Page 3 of 7 *Resource Name or # (Assigned by recorder) 8876-8888 Venice Boulevard, 8827 - 8829 National Boulevard *Recorded by: Shannon Papin ESA, 626 Wilshire Boulevard, Los Angeles, CA 90017 *Date: October 28, 2021 ☑ Continuation ☐ Update

### *P3a. Description:

LA-1, comprised of 8876, 8883 and 8984–8888 Venice Boulevard, has an L-shape footprint. The original building permit describes the structure as being a one-story building measuring 517' x 338' with precast concrete walls. The building faces Venice Boulevard to its north, National Boulevard to the west and the Helms Bakery Complex to the east. The portion along Venice Boulevard (LA-1a) has a flat roof spanning from west to east; the rest of the building has a series of three semicircular vault roofs that span from west to east. The lot on which LA-1 sits has a central interior parking lot on its west side and concrete walkways, grass, trees, and plantings (**Figure 3** and **4**). The lot's current landscaping and configuration dates to 2017 according to building permits.

# 1: North Elevation (LA-1a, facing Venice Boulevard)

The north elevation consists of LA-1a spans the entire width of the northern lot boundary (**Figure 5**). The northeast portion of the elevation (**Figure 6**) is divided into three bays, with a central bay with a vaulted ceiling and a façade constructed of nine divided-lite windows. The eastern bay is devoid of any fenestration, while the western bay has a glazed door with four lites, a side lite and a wood veneer transom. A low height concrete planter, a concrete ADA ramp, and steps with a metal guard rail were added in 2017 along the central and western bay (also visible in Figure 50).

This elevation is entirely new material and design; the original warehouse front was removed in 2017–2018 and the current façade was added in its place. The elevation features vertical white and black lines that run down from the roofline approximately one-third of the way down the wall. These lines are of differing widths and placed at irregular intervals to form a decorative pattern. Non-original lights have been installed across the elevation and a low hedge extends across most of the elevation's width. To the west of the 8876 Venice Boulevard entrance are four large plateglass windows (**Figure 7**), followed by a recessed entrance with a non-original aluminum frame double door flanked by plate-glass windows on either side (**Figure 8**). The entrance has concrete stairs with metal railings and balustrade and another plate glass window sits to the entrance's immediate west.

There are four small rectangular windows to the west of this entrance, followed by two bays of tripartite plate-glass windows with a two-lite plate glass window in the center and three-lite windows on either side. There is another recessed entrance accessible via a flight of concrete stairs with metal railings (**Figure 9**). The entrance has a glass double door in an aluminum frame, flanked by three-lite windows on either side with an overhang covering the door. All these details are non-original. Immediately abutting the entrance to the west is another plate glass window divided into three sections. The remainder of the elevation west of the entrance has the same decorative vertical white and black lines as the rest of the elevation. This portion of the elevation has no fenestration.

# 2: West Elevation (LA-1a, facing National Boulevard)

The western elevation facing National Boulevard has a rounded corner (**Figure 10**). Most of the western elevation is single story, but the middle section is a faux façade that is three stories high. This portion of the façade has 14-lites on the ground floor, with alternating plate glass and solid wall on the second and third levels, covered by a screen of vertical louvers. The one-story portion on either side of this faux façade has the same appearance as the north elevation.

# 3: South Elevation (LA-1a; facing parking lot)

The south elevation (**Figure 11**) continues the same design as the north elevation, with minimal fenestration and decorative white lines of applied moldings descending from the roofline. On the west end of the elevation, sits a recessed corner entrance with non-original wood around the door and a sign reading "Jaxon". The entrance is a glass double door in an aluminum frame. There is a recessed non-original entrance on the east side of the elevation covered by a metal overhang (**Figure 12**). There are three nine-lite aluminum frame windows to the east of this door and one to the west. The westernmost side of this elevation projects out of the wall and has a gate and concrete planters.

# 4: Primary Western Elevation (LA-1b and LA-1c, facing National Boulevard)

The primary western elevation of LA-1 has the main entrance to LA-1b at the north end (**Figure 13**). This section has a row of eight fixed-pane, two-lite windows with aluminum frames and eight smaller four-lite rectangular windows in aluminum frames above. To the south of this row of windows is a recessed entrance to LA-1b, which is clad in wood and features a wood door (**Figure 14**). To the south of the entrance are two additional fixed-pane, plate-glass windows divided into two lites, with four-lite rectangular windows above. A low concrete planter and a canopy added in 2017 project from the wall.

To the south is an entrance for LA-1c (**Figure 15**). A projecting entry bay contains a recessed single-leaf door painted red. There is a plate-glass window on the south side of this elevation and a red logo at the top north corner. The remainder of the elevation (**Figure 16**) is two-stories tall and has three plate-glass windows on the first and second floors. The second-floor windows are covered with a louvered exterior sunshade of decorative bars. There is a taller rectangular volume at the southwest corner of the elevation. This portion of the building used to be attached to CC-1, but the connection was demolished in 2017.

# 5: South Elevation (LA-1c)

The south elevation (**Figure 17**) is constructed almost entirely of new materials and has been significantly altered, including the demolition of the connection between this building and CC-1 in 2017. There is a rectangular concrete volume with a two-lite vertical rectangular window at the southwest corner of the elevation. A flight of concrete stairs leads to an outdoor patio covered with a metal overhang supported by four thin columns. A wood fence surrounds the patio area. A concrete planter with trees in it and an ADA ramp stretch across the south elevation. This patio area was added in 2018 after the demolition of the building's original loading docks. On the east side of the elevation (**Figure 18**) is an aluminum frame entrance door surrounded by three windows with a sign reading "8829" above. There is also a large opening for loading and unloading. The remainder of the elevation is unornamented and connects to a one-story volume painted orange, accessible via a flight of concrete stairs that attaches LA--1c with CC-2. There is a single-leaf entry door to this wing, as well as a larger opening for loading and unloading.

## 6: East Elevation (facing the Helms Bakery Complex)

The east elevation (**Figure 19**) of the building (consisting of LA-1b and LA-1c) is unornamented concrete with two door openings, both located approximately midway across the elevation. There are no fenestration openings or any decorative detailing. The elevation faces the Helms Bakery Complex to the east and overlooks an alleyway between the two structures.



Figure 3
Entrance, parking lot, and landscaping of the Project Site.
View to the east.



Figure 4
Parking lot and landscaping of the Project Site. View to the southeast.



Figure 5
Overall view of LA-1's north elevation, across Venice
Boulevard. View to the southeast.



Figure 6
LA-1b's north elevation, facing Venice Boulevard. View to the southeast.



Figure 7
Four windows on LA-1a's and LA-1b's north elevation, view to the south.



Figure 8

LA-1b's entry, located at the approximate center of the north elevation. View to the south.



Figure 9

Western portion of LA-1b's northern elevation with no fenestration. View to the east.

SOURCE: ESA 2021



Figure 10
LA-1b's west elevation at the corner of Venice Boulevard and National Boulevard. View to the east.



SOURCE: ESA 2021 Figure 11
Overall view of LA-1a's south elevation. View to the north.

SOURCE: ESA 2021



Figure 12
Entrance on the south elevation for LA-1b. View to the north.



Figure 13
Northern portion of the west elevation, LA-1b. View to the east.



Figure 14
Entrance to LA-1b on the west elevation of LA-1. View to the east.



Figure 15
Entrance to 8827 National Boulevard on the west elevation of LA1c. View to the east.



Figure 16
Southern portion of the west elevation of LA-1c. This portion of the building used to be connected to CC-1; the connection was demolished in 2017. View to the east.



SOURCE: ESA 2021

Figure 17
Overall view of LA-1c's south elevation. The outdoor patio is non-original. This portion of the building used to be connected to CC-1. View to the northeast.



Figure 18
View of LA-1c's south elevation showing a loading and unloading area and the connection between LA-1c and CC
2. View to the east.



Figure 19
LA-1's east elevation (consisting of LA-1b and LA-1c) facing an alleyway and the Helms Bakery Complex. View to the south

### B10. Significance (continued):

### **Broad Patterns of History**

When examining the subject property in the context of broad patterns of history, the following are the relevant criteria:

**National Register Criterion A:** Is associated with events that have made a significant contribution to the broad patterns of our history.

**California Register Criterion 1:** Is associated with events that have made a significant contribution to the broad patterns of California's history and cultural heritage.

Los Angeles Historic Cultural Monument Criterion 1: Is identified with important events of national, state, or local history, or exemplifies significant contributions to the broad cultural, economic, or social history of the nation, state, city, or community.

Culver City Assessment Criterion B-2: Is the structure(s) of "historical or cultural significance"?

## LA-1

LA-1 was constructed on the border of Los Angeles and Culver City in 1951 to serve as a warehouse, manufacturing facility, and store for the Dohrmann Hotel Supply Company. The Dohrmann Hotel Supply Company was founded in San Francisco and evolved into one of the country's largest wholesale hotel goods supply firms by the 1960s. ¹ The company had facilities and stores throughout the country, including Reno, Honolulu, Seattle, and Phoenix. In addition to LA-1, the company also had a store in downtown Los Angeles located at 444 South Broadway Street in the 1930s. While the company was prominent in the first half of the twentieth century, it was not specifically attached to Los Angeles; it was founded in San Francisco and conducted business throughout the country. LA-1 was one of many manufacturing facilities associated with the company and the subject property was not the founding location of the company. The company also appears to have vacated the property around 1970, occupying LA-1 for only approximately 20 years, a relatively short period of time in its history. The building does not have any notable design

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elements that directly connect it with the Dohrmann Hotel Supply Company. As a result, its association with this company does not meet the eligibility thresholds for broad patterns of history under Criterion A/1/1.

LA-1 was constructed during a period of neighborhood transition. While the building is technically in Los Angeles, it is impossible to separate its development history from what was occurring a block south in Culver City. Prior to World War II, Washington Boulevard was home to several restaurants and bars, which defied prohibition and helped bolster Culver City's economy, as neighboring Los Angeles had banned alcohol. After World War II, however, economic priorities and interests had shifted, and much of Washington Boulevard was built up with garages, auto sales lots, as well as warehouses and other associated buildings.

Similarly, large warehouses and industrial buildings were also being built along Venice Boulevard in Los Angeles. LA-1 was a part of this pattern of development and was constructed during this period of evolution.

LA-1, however, has undergone extensive alterations since its original construction and consequently no longer visually conveys this historic pattern of development. The building's entire northern front façade was removed and replaced with a contemporary front for retail stores in 2017–2018. Additional alterations, including the demolition of the building's original dock and canopy at its southern rear in 2015, the demolition of the western portion of LA-1b (2015), and the addition of a new façade to LA-1c, as well as re-roofing, alterations to individual doorways, the closing of windows and doors, and the addition of skylights have all detrimentally affected the building's integrity of design, materials, and workmanship. Almost none of the building's original layout, style, or materials remain, and the structure does not read as a midcentury building due to these alterations. The integrity of the building's setting has further been affected by the re-landscaping and re-configuration of the lot's parking lot on its western side in 2015. The usage and configuration of the building also changed when it was converted from a warehouse into individual retail stores which have affected its feeling and association. As a result, the building does not appear to retain sufficient integrity to convey the historical pattern of industrial development.

Research also did not identify any important local, state, or national historical events that occurred at LA-1. **Therefore, LA-1 does** not appear to meet the thresholds of significance for individual eligibility under National Register Criterion A, California Register Criterion 1, Los Angeles HCM Criterion 1, or Culver City Assessment Criterion B-2.

### **Significant Persons**

Regarding associations with important persons, the following are the relevant criteria:

National Register Criterion B: Is associated with the lives of persons significant in our past.

California Register Criterion 2: Is associated with the lives of persons important in our past.

Los Angeles Historic Cultural Monument Criterion 2: Is associated with the lives of historic personages important to national, state, city, or local history.

Culver City Assessment Criterion B-2: Is the structure(s) of "historical or cultural significance"?

LA-1 was originally constructed as a manufacturing facility, warehouses, and storage for Dohrmann Hotel Supply Company in 1951. Dohrmann Hotel Supply Company had headquarters in San Francisco and facilities in several towns in California. Research did not indicate that any significant individuals associated with the company were affiliated with LA-1. The property has served various functions throughout its history, including manufacturing, warehouse storage, and retail space. Subsequent occupants of the building include Lakeshore Learning Materials (LA-1a; ca. 1976 to ca. 2014); Palms Self Storage and Mail (8829 National Boulevard; 1981–2014); and various furniture retail stores and companies, including Plummer Furniture (LA-1b;1987) and Jaxon Home Furnishes (LA-1c; 2014). Research did not identify any significant individuals associated with these companies that were affiliated with LA-1. No information was found connecting persons involved with these companies to important events in history.

Therefore, LA-1 does not appear to meet the eligibility requirements under National Register Criterion B, California Register Criterion 2, Los Angeles HCM Criterion 2, or Culver City Assessment Criterion B-2.

### **Architecture**

Regarding the subject property's architecture, design, or construction, the following are the relevant criteria:

- **National Register Criterion C:** Embodies the distinctive characteristics of a type, period, or method of construction or that represent the work of a master, or that possess high artistic values, or that represent a significant and distinguishable entity whose components may lack individual distinction.
- **California Register Criterion 3:** Embodies the distinctive characteristics of a type, period, region, or method of construction, or represents the work of an important creative individual, or possesses high artistic values.
- **Los Angeles Historic Cultural Monument Criterion 3:** Embodies the distinctive characteristics of a style, type, period, or method of construction; or represents a notable work of a master designer, builder, or architect whose individual genius influenced his or her age.

Culver City Assessment Criterion B-2: Is the structure(s) of "architectural significance"?

### LA-1

LA-1 is a utilitarian warehouse and manufacturing structure originally constructed in 1951. The architectural firm responsible for the design of the building is Meyer & Evers, a San Francisco-based partnership of Frederick H. Meyer (1876–1961) and Albert John Evers (1888–1977) that appeared to have operated most prolifically in the 1950s. The partnership designed many manufacturing and warehouse facilities in California, including Lucky Lager Brewing Company located at 5001 24th Street Road, Sacramento, California in 1954 (extant). There are many examples of this firm's work throughout the state. Both architects had prolific careers, both as solo architects and through additional design partnerships and have designed more significant and notable buildings than LA-1. For example, Meyer designed the Humboldt Bank Building in San Francisco (1908; extant) and Evers designed the Floral Depot building in Oakland, California (1931; extant). Although both Meyer and Evers were significant architects who designed several notable buildings as individuals, the subject property is not an exceptional work of either man's work. There are better, more intact examples of both men's individual work, as discussed above.

As partners, their work appears to have resulted primarily in functional and utilitarian warehouse and manufacturing facilities. A-1 is not an exceptional example of their work and there are more intact examples of the work spawned by their partnership throughout California, including the "play pavilion" at the Marin Art and Garden Center in Ross, California (1953; extant) and the Lucky Lager Brewing Company Warehouse in Sacramento (1952; extant). LA-1 is not a significant nor is it an intact example in their body of work. LA-1's architecture is further austere and utilitarian; it was designed for functional rather than aesthetic purposes. Warehouse and manufacturing facilities of this type are common throughout Los Angeles and Southern California. LA-1's architecture is not unique for buildings of its typology and there are similar mid-century warehouses that are more intact throughout Southern California. Further, the architecture of the building itself is reflective of the production needs of the plant rather than any particular aesthetic. The building is a simple facility with no decorative ornament or detailing. It is neither an exceptional nor a rare example of its type.

While the building retains integrity of location, it does not retain integrity of setting due to the alterations to the Project Site over time, most notably in 2015 when the current landscaping, walking paths, and parking configuration were put into place.

Additionally, the demolition of the connection between CC-1 and LA-1c has also affected integrity of setting due to the changes in the configuration of the Project Site as a result of this demolition. This has also affected the integrity of design, materials, and workmanship. These alterations further affected the building's integrity of association; the uses of the buildings have changed to primarily retail over time and extensive alterations have been done to fit this use. The building does not visually read as a mid-century warehouse due to these changes. LA-1 has undergone myriad changes over the years to best adapt to its occupants at a given time. The building underwent many iterations of interior alterations (1976, 1992, 2013, and other years), the exterior walls were remodeled in 1982, window and door openings were closed in 1959 and 1969, windows and doors were added in 1992, and entrances on Venice Boulevard were modified in 1992. The loading dock and canopy present at the southern rear of LA-1c was demolished in 2015. The same year, the western portion of LA-1b was demolished. In 2018, the front of LA1-a facing Venice Boulevard was removed and new storefront façades were constructed, which are present today. These storefronts have no original material. The exterior façade that fronts onto Venice Boulevard is constructed almost entirely of new materials. These alterations, among others, detrimentally affect the building's integrity of association, workmanship, design, and materials. As a result, the building retains minimal original material and lacks integrity.

Therefore, LA-1 does not appear to meet eligibility requirements for individual eligibility under National Register Criterion C, California Register Criterion 3, Los Angeles HCM Criterion 3, or Culver City Assessment Criterion B-1.

### Data

National Register Criterion D: It yields, or may be likely to yield, information important in prehistory or history.

California Register Criterion 4: Has yielded, or may be likely to yield, information important in prehistory or history.

While most often applied to archaeological districts and sites, Criterion D/4 can also apply to buildings, structures, and objects that contain important information. For these types of properties to be eligible under Criterion D/4, they themselves must be, or must have been, the principal source of the important information. LA-1, CC-1, and CC-2 do not appear to yield significant information that would expand our current knowledge or theories of design, methods of construction, operation, or other information that is not already known about the period in which they were constructed, their method of construction, or their design. The sites reflect common building practices and materials of the early twentieth century, which have already been well documented.

Therefore, LA-1, CC-1, and CC-2 do not meet the eligibility requirements under National Register Criterion D or California Register Criterion 4.

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