

**MARILYN MONROE RESIDENCE**

12305 W. 5th Helena Drive

CHC-2023-6134-HCM

ENV-2023-6135-CE

Agenda packet includes:

1. [Final Determination Staff Recommendation Report](#)
2. [Categorical Exemption](#)
3. [City Council Motion, Council File 23-0953](#)
4. [Historic-Cultural Monument Application](#)

Please click on each document to be directly taken to the corresponding page of the PDF.

# Los Angeles Department of City Planning

## RECOMMENDATION REPORT

### CULTURAL HERITAGE COMMISSION

**CASE NO.:** CHC-2023-6134-HCM  
ENV-2023-6135-CE

**HEARING DATE:** January 18, 2024  
**TIME:** 10:00 AM  
**PLACE:** Edward R. Roybal Board of  
Public Works Session Room  
City Hall, Room 350  
200 North Spring Street  
Los Angeles, CA 90012  
and via Teleconference (see  
agenda for login information)

Location: 12305 W. 5th Helena Drive  
Council District: 11 – Park  
Community Plan Area: Brentwood – Pacific  
Palisades  
Land Use Designation: Low Residential  
Zoning: RS-1  
Area Planning Commission: West Los Angeles  
Legal Description: Tract 5462, Lot 20

**EXPIRATION DATE:** January 21, 2024

**PROJECT:** Historic-Cultural Monument Application for the  
MARILYN MONROE RESIDENCE

**REQUEST:** Declare the property an Historic-Cultural Monument

**OWNERS:** Glory of the Snow 1031 LLC  
60 E. Rio Salado Pkwy, Ste. 1103  
Tempe, AZ 85281

Andrew Sahure  
Glory of the Snow 1031 Trust  
12305 5th Helena Drive  
Los Angeles, CA 90049

**APPLICANT:** City of Los Angeles  
200 North Spring Street  
Los Angeles, CA 90012

**PREPARER:** Heather Goers  
1265 North Sweetzer Avenue #15  
West Hollywood, CA 90069

### **RECOMMENDATION**

**That the Cultural Heritage Commission:**

1. **Declare the subject property** an Historic-Cultural Monument per Los Angeles Administrative Code Chapter 9, Division 22, Article 1, Section 22.171.7.
2. **Adopt** the staff report and findings.



VINCENT P. BERTONI, AICP  
Director of Planning

**[SIGNED ORIGINAL IN FILE]**

Ken Bernstein, AICP, Principal City Planner  
Office of Historic Resources

**[SIGNED ORIGINAL IN FILE]**

Lambert M. Giessinger, Senior Architect  
Office of Historic Resources

**[SIGNED ORIGINAL IN FILE]**

Melissa Jones, City Planner  
Office of Historic Resources

Attachments: City Council Motion, Council File 23-0953  
Historic-Cultural Monument Application

## **FINDINGS**

- The Marilyn Monroe Residence “is associated with the lives of historic personages important to national, state, city, or local history” as the home of internationally known American model and actress Marilyn Monroe.

## **CRITERIA**

The criterion is the Cultural Heritage Ordinance which defines a historical or cultural monument as any site (including significant trees or other plant life located thereon), building or structure of particular historic or cultural significance to the City of Los Angeles if it 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;
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.

## **SUMMARY**

The Marilyn Monroe Residence is a one-story single-family dwelling located on the north side of 5th Helena Drive in Brentwood. Constructed in 1929, it is designed in the Spanish Colonial Revival architectural style. The architect/designer and contractor, as well as the original owner, are unknown; the 1929 building permit was not located. The 1930 Census, the earliest document that records residents at the subject property, note that the residence was owned by Richard Hunter, an actor, and his wife Martha, and occupied by the couple along with their adult sons, Asa Michael Hunter and Harbin Francis Hunter, and their daughter-in-law, Marie (Harbin Hunter's wife); Richard and Martha Hunter resided at the subject property until at least 1948. Actress Marilyn Monroe (1926-1962) purchased the subject property in March 1962. She passed away from acute barbiturate poisoning in this location in August of the same year.

The subject property is composed of a main residence with an attached garage and guest house, a swimming pool, a detached recreation room, and a detached studio. It is concealed from the street by a painted brick boundary wall and is accessed via vehicular and pedestrian entrances with wooden gates. The gates open to a landscaped courtyard with mature trees and in-ground planting beds. The courtyard is paved with brick pavers and is divided by a hedgerow, which conceals the main residence's primary entrance from the driveway. The main residence is situated in the relative center of the parcel; the garage and guest house are situated to the west of the main residence, and the swimming pool, recreation room, and detached studio are situated to the east, toward the rear (eastern end) of the parcel.

Irregular in plan, the main residence is of reinforced concrete construction with smooth cement plaster cladding and has a complex combination roof consisting of side gable, shed, and flat roofs of clay tile and rolled asphalt with skylights. There are two exterior chimneys; one is situated on the primary (west) façade and one is situated on the rear (north) façade. Façades are asymmetrically composed. The main entrance is situated on the primary, west-facing façade; it is

accessed from the courtyard. It has a concrete threshold inlaid with ceramic tile reading "*Cursum Perficio*" (here ends my journey). The entrance has a wide molded surround and consists of a single wood door with metal hardware. Two secondary entrances consisting of paired wood French doors with divided lites and paired metal French doors with divided lites are situated on the rear, north-facing façade. Other fenestration is mixed and includes single and double metal casement windows with divided lites, some with projecting metal security grilles and metal canopies; paired metal French windows; paired wood French windows; and fixed wood windows.

The detached studio, which was added in 1978, is situated at the eastern end of the parcel. It is obscured by foliage and mature trees.

The detached recreation room, constructed in 1980, is situated to the east of the main residence and to the south of the swimming pool. It is a one-story building, utilitarian in style, of wood-frame construction and smooth cement plaster cladding, with a rectangular plan and a shed roof of rolled asphalt with a parapet. Façades are asymmetrically composed. The primary entrance is situated on the north-facing façade and consists of two pairs of French doors with divided lites that are sheltered by a trellis. A secondary entrance consisting of a single slab door is situated immediately adjacent to the French doors. Fenestration is limited and contemporary in material and finish, consisting primarily of double-hung windows.

Marilyn Monroe was born Norma Jeane Mortenson (later baptized Norma Jean Baker) in June 1926 in Los Angeles. Two weeks following her birth, Monroe was placed in foster care and remained in the home of Albert and Ida Bolender for seven years. In 1933, Monroe's mother, Gladys Baker, reclaimed custody of her daughter and they moved to Hollywood. Later that same year, Baker was admitted to a psychiatric hospital, and Monroe went on to reside at the homes of several different individuals over the next nine years. In 1942, she married James Dougherty and they moved to a modest bungalow in Sherman Oaks; the following year they moved to Catalina Island. By 1944, Monroe moved in with her husband's family in North Hollywood. In 1946, Monroe signed a studio contract with 20th Century-Fox, officially launching her film career, and adopted the name Marilyn Monroe for professional use; her film debut occurred in the 1947 movie *Dangerous Years*. During the subsequent years, Monroe appeared in approximately 30 films, which included *How to Marry a Millionaire* (1953), *Gentlemen Prefer Blondes* (1953), *The Seven Year Itch* (1955), *The Prince and the Showgirl* (1957), and *Some Like It Hot* (1959). In addition, she appeared as the cover model and centerfold in *Playboy* magazine in 1953. Throughout her career, Monroe also received multiple awards such as "Hollywood's Fastest Rising Star" by *Photoplay* magazine in 1953; a Golden Globe Award for World Film Favorite (Female) in 1954; Best Foreign Actress Award by the British Academy of Film and Television Arts (BAFTA) for her role in *The Seven Year Itch* in 1956; the David di Donatello Golden Plate Award from the Accademia del Cinema Italiano for her role in *The Prince and the Showgirl* in 1958; a Golden Globe Award for Best Actress in a Musical or Comedy for her role in *Some Like It Hot* in 1960; and a Golden Globe Award for World Film Favorite (Female) in 1962. During this time she also married and divorced two husbands – baseball player Joe DiMaggio (1954, married and divorced) and playwright Arthur Miller (1956, married and 1960, divorced) – and moved frequently between east and west coasts of the United States, and abroad, depending on filming locales.

In January 1962, Monroe purchased the subject property and moved in in March. While residing at the property, she traveled to New York to appear at a birthday gala for then President John F. Kennedy, where she famously sang, "Happy Birthday, Mr. President;" commenced several days of sitting for photographer Bert Stern for an upcoming portfolio in *Vogue* – her first for the magazine; met with photographer George Barris to photograph a portfolio for *Cosmopolitan* magazine; and was photographed at the subject property by reporter Richard Meryman, in

preparation for an interview for LIFE magazine. In August 1962, Monroe unexpectedly passed away at the age of 36.

Based on building permit records and photographs, the subject property has experienced a number of alterations over the years that include: the addition of a swimming pool in 1949; the conversion of the garage to a storage room and construction of a new garage in 1958; a new retaining wall in 1966; the addition of a 238-square foot breakfast room and a kitchen remodel in 1976; the construction of a new 288-square foot studio building in 1978; the addition of a 384-square foot recreation room and trellis in 1980; the construction of a patio cover for the recreation room in 1981; and an interior remodel that included the installation of a few new doors and windows, the addition of a partition in the existing recreation room to create a storage room, the installation of four new doors, and the removal of the 1981-era patio cover between 1997 and 2010. Other alterations include the replacement of some original windows and doors on the rear, north-facing elevation and the addition of skylights, all at unknown dates.

The subject property was identified as potentially eligible for historic designation through SurveyLA as the final home of screen actress Marilyn Monroe. It was noted that an evaluation of eligibility could not be completed as the subject property is not fully visible from the public right-of-way.

## **DISCUSSION**

The Marilyn Monroe Residence meets one of the Historic-Cultural Monument criteria: it “is associated with the lives of historic personages important to national, state, city, or local history” as the home of internationally known American model and actress Marilyn Monroe.

Monroe is widely regarded as one of the most iconic film figures of the 20th century. She began her acting career in 1946, at the age of 20, and over the next sixteen years, she appeared in multiple major motion pictures. A top-billed actress for more than a decade, Monroe transcended the silver screen to become an icon of the post-World War II sexual revolution, redefining perceptions of femininity on film and establishing an archetype that actresses seek to recreate today. Even in the 21st century, decades after death, her influence on the entertainment industry and popular culture at large has been recognized by such organizations as the Smithsonian Institution, who in 2014 named Monroe as one of the “100 Most Significant Americans of All Time,” and the American Film Institute, who named her the sixth female “Greatest American Screen Legend” in 2005. Due to the mercurial nature of the film industry as well as her tumultuous personal life, Monroe lived a largely itinerant lifestyle for the majority of her career, residing primarily in rented accommodations.

SurveyLA, Los Angeles’s citywide historic resources survey, established eligibility standards and integrity considerations for evaluating resources associated with significant persons in Los Angeles as follow:

### ***Eligibility Standards***

- Directly associated with the productive life of a significant person who made important individual contributions to one or more areas of significance as it relates to Los Angeles history
- Individual must be proven to have made an important contribution to Los Angeles History
- Individual must have lived in or used the property during the period in which he or she achieved significance

- Contributions of individuals must be compared to those of others who were active, successful, or influential in the same field
- Each property associated with someone important should be compared with other properties associated with that individual to identify those resources that are good representatives of the person's historic contributions
- For residential property types, the individual must have resided in the property during the period in which he/she achieved significance
- For multi-family residential properties, the apartment or room occupied by the person must be readable from the period of significance
- Properties associated with the lives of living persons may be eligible, if the person's active life in their field of endeavor is over AND sufficient time has elapsed to assess both their field and their contribution in a historic perspective
- May be associated with individuals important in ethnic, cultural, LGBT, and/or women's history
- Retains most of the essential character-defining features from the period of significance
- For the National Register, properties associated with individuals whose significant accomplishments date from the last 50 years must possess exceptional significance

#### *Integrity Considerations*

- Retains sufficient integrity to convey significance
- Should retain integrity of Feeling, Association, Location, and Design from the period of significance
- Some original materials may be altered or removed, particularly in cases where a property is not also evaluated for significance under Criterion C/3/3 (Historic-Cultural Monument Criterion 3).
- Setting may have changed (surrounding buildings and land uses)
- A good test for integrity is whether the significant person associated with the resource would recognize it as it exists today

The subject property is the first and only residence Monroe ever purchased by herself, and represents a portion of her productive period and an embarkation on a new phase of her life. There is no indication that Monroe's productive life had concluded prior to her move to the subject property. During the weeks prior to her sudden death, she was in talks to resume filming that coming autumn and she had already commenced development on two additional films to be filmed the following year for which she was carrying out promotional interviews and photography sessions. Some of her most important and revealing interviews were conducted during the final months of her life at the subject property, including a series of notable conversations with Richard Meryman for LIFE magazine. She also posed for several photography sessions that produced some of the most memorable images of her career, including sittings with Bert Stern for *Vogue* and George Barris for *Cosmopolitan* magazine. As a result, even though it had been a year since she had appeared onscreen, Monroe was clearly "productive" while she was residing at the subject property and her activities during this period were historically significant to the advancement of her career as it was envisioned at the time. Further, her acquisition of the subject property marked a turning point in her life: she had finally achieved some degree of financial stability in her film career and found herself single after her 1960 divorce of her third husband, Arthur Miller. Indeed, the subject property was a particularly poignant purchase for Monroe, whose early life had been characterized by instability – shuttled between foster homes, an orphanage, family friends, and her own mentally ill mother, she often spent no more than a year or two at most at any address at which she resided. The subject property epitomizes Monroe's establishment of independence and stability in her life.

Despite interior and exterior alterations over the years, the subject property retains a sufficient level of integrity of location, design, setting, materials, workmanship, feeling, and association to convey its significance. Most of the alterations were completed prior to Monroe's purchase and therefore have gained significance as related to the period of her occupancy.

### **CALIFORNIA ENVIRONMENTAL QUALITY ACT ("CEQA") FINDINGS**

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

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

The designation of the Marilyn Monroe Residence as an Historic-Cultural Monument in accordance with Chapter 9, Article 1, of The City of Los Angeles Administrative Code ("LAAC") will ensure that future construction activities involving the subject property are regulated in accordance with Section 22.171.14 of the LAAC. The purpose of the designation is to prevent significant impacts to an Historic-Cultural Monument through the application of the standards set forth in the LAAC. Without the regulation imposed by way of the pending designation, the historic significance and integrity of the subject property could be lost through incompatible alterations and new construction and the demolition of an irreplaceable historic site/open space. The Secretary of the Interior's Standards for Rehabilitation are expressly incorporated into the LAAC and provide standards concerning the historically appropriate construction activities which will ensure the continued preservation of the subject property.

The City of Los Angeles has determined based on the whole of the administrative record, that substantial evidence supports that the Project is exempt from CEQA pursuant to CEQA Guidelines Section Article 19, Section 15308, Class 8 and Class 31, and none of the exceptions to a categorical exemption pursuant to CEQA Guidelines Section 15300.2 applies. The project was found to be exempt based on the following:

The use of Categorical Exemption Class 8 in connection with the proposed designation is consistent with the goals of maintaining, restoring, enhancing, and protecting the environment through the imposition of regulations designed to prevent the degradation of Historic-Cultural Monuments.

The use of Categorical Exemption Class 31 in connection with the proposed designation is consistent with the goals relating to the preservation, rehabilitation, restoration and reconstruction of historic buildings and sites in a manner consistent with the Secretary of the Interior's Standards for the Treatment of Historic Properties.

Categorical Exemption ENV-2023-6135-CE was prepared on December 29, 2023.

**BACKGROUND**

On September 8, 2023, the Los Angeles City Council, acting upon a motion introduced by Councilmember Traci Park and seconded by Councilmember Marqueece Harris-Dawson, initiated consideration of the subject property as an Historic-Cultural Monument. In accordance with LAAC Section 22.171.10, on September 22, 2023, the property owner requested up to a 60-day extension to the time for the Commission to act. A Commission site inspection was not conducted prior to the writing of this recommendation report, but Office of Historic Resources staff met with the preparer outside the subject property in the public right-of-way on November 30, 2023 to review the draft nomination materials. In coordination with the current property owners, access is scheduled to be provided to two subcommittees of the Commission, along with Office of Historic Resources staff, on Wednesday, January 10 and Thursday, January 11, 2024.

**NOTICE OF EXEMPTION**

(PRC Section 21152; CEQA Guidelines Section 15062)

Filing of this form is optional. If filed, the form shall be filed with the County Clerk, 12400 E. Imperial Highway, Norwalk, CA 90650, pursuant to Public Resources Code Section 21152(b) and CEQA Guidelines Section 15062. Pursuant to Public Resources Code Section 21167 (d), the posting of this notice starts a 35-day statute of limitations on court challenges to reliance on an exemption for the project. Failure to file this notice as provided above, results in the statute of limitations being extended to 180 days.

PARENT CASE NUMBER(S) / REQUESTED ENTITLEMENTS

CHC-2023-6134-HCM

LEAD CITY AGENCY

**City of Los Angeles (Department of City Planning)**

CASE NUMBER

ENV-2023-6135-CE

PROJECT TITLE

Marilyn Monroe Residence

COUNCIL DISTRICT

11

PROJECT LOCATION (Street Address and Cross Streets and/or Attached Map)

**12305 W. 5th Helena Drive, Los Angeles, CA 90049**☐ Map attached.

PROJECT DESCRIPTION:

Designation of the Marilyn Monroe Residence as an Historic-Cultural Monument.

☐ Additional page(s) attached.

NAME OF APPLICANT / OWNER:

**N/A**

CONTACT PERSON (If different from Applicant/Owner above)

**Melissa Jones**

(AREA CODE) TELEPHONE NUMBER

213-847-3679

EXT.

EXEMPT STATUS: (Check all boxes, and include all exemptions, that apply and provide relevant citations.)

## STATE CEQA STATUTE &amp; GUIDELINES

☐ STATUTORY EXEMPTION(S)

Public Resources Code Section(s) \_\_\_\_\_

☒ CATEGORICAL EXEMPTION(S) (State CEQA Guidelines Sec. 15301-15333 / Class 1-Class 33)CEQA Guideline Section(s) / Class(es) **8 and 31**☐ OTHER BASIS FOR EXEMPTION (E.g., CEQA Guidelines Section 15061(b)(3) or (b)(4) or Section 15378(b) )

JUSTIFICATION FOR PROJECT EXEMPTION:

☐ Additional page(s) attached

Article 19, Section 15308, Class 8 of the State's Guidelines applies to where project's consists of "actions taken by regulatory agencies, as authorized by state or local ordinance, to assure the maintenance, restoration, enhancement, or protection of the environment where the regulatory process involves procedures for protection of the environment." Class 31 applies "to maintenance, repair, stabilization, rehabilitation, restoration, preservation, or reconstruction of historical resources in a manner consistent with the Secretary of Interior's Standards for the Treatment of Historic Buildings." Designation of the **Marilyn Monroe Residence** as an Historic-Cultural Monument will assure the protection of the environment by the enactment of project review regulations based on the Secretary of Interior's Standards to maintain and preserve the historic site.

☒ None of the exceptions in CEQA Guidelines Section 15300.2 to the categorical exemption(s) apply to the Project.☐ The project is identified in one or more of the list of activities in the City of Los Angeles CEQA Guidelines as cited in the justification.

IF FILED BY APPLICANT, ATTACH CERTIFIED DOCUMENT ISSUED BY THE CITY PLANNING DEPARTMENT STATING THAT THE DEPARTMENT HAS FOUND THE PROJECT TO BE EXEMPT.

If different from the applicant, the identity of the person undertaking the project.

**CITY STAFF USE ONLY:**

CITY STAFF NAME AND SIGNATURE

Melissa Jones

[SIGNED COPY IN FILE]

STAFF TITLE

City Planner

ENTITLEMENTS APPROVED

N/A

FEE:

N/A

RECEIPT NO.

N/A

REC'D. BY (DCP DSC STAFF NAME)

N/A

DISTRIBUTION: County Clerk, Agency Record

Rev. 3-27-2019



**SPECIAL 1**

**MOTION**

Section 22.171.10 of the Administrative Code provides that the City Council, the Cultural Heritage Commission, or the Director of Planning may initiate consideration of a proposed site, building or structure as a Historic-Cultural Monument. The Cultural Heritage Commission, after reviewing and investigating any such Council initiated designation, shall approve or disapprove in whole or in part the proposed inclusion and submit a report upon such action to the City Council. **In addition, Section 22.171.12 of the Administrative Code provides that there shall be a temporary stay of demolition, substantial alteration or removal of any such proposed location or structuring pending designation.**

The property located at 12305 5<sup>th</sup> Helena Drive, Los Angeles, CA 90049, built in 1929 is a one-story *Spanish Colonial* architectural style house in the Brentwood neighborhood that has retained architectural features which remain intact today, such as but not limited to, the door arches, ceiling beams, windows, and flooring; and the only residence owned by actress Marilyn Monroe.

**Immediate action is needed to initiate consideration** of the property located at 12305 5<sup>th</sup> Helena Drive, Los Angeles, CA 90049 **as a City Historic-Cultural Monument**, and thereby provide more time for the Council and the Cultural Heritage Commission to consider the merits of this request before a demolition permit is issued by the Building and Safety Department—**information has just been received by the City that the demolition permit was issued on September 7, 2023.**

Adoption of the Motion to initiate consideration of the property as a City Historic-Cultural Monument will allow more time for study and public hearing(s), and does not deprive the property owner of any rights. As such, the historic-cultural merits of this property need to be assessed.

**I THEREFORE MOVE** that the Council determine, as provided in Section 54954.2(b)(2) of the Government Code, and pursuant to **Rule 23** of the Rules of the City Council, that pursuant to state law there is a need to take immediate action on this matter AND that the need for action came to the attention of the City subsequent to the posting of the agenda for today's Council meeting.

**I FURTHER MOVE** that the Council initiate consideration of the property located at 12305 5<sup>th</sup> Helena Drive, Los Angeles, CA 90049, as a City Historic-Cultural Monument under the procedures set forth in Section 22.170.10 of the Administrative Code, and instruct the Planning Department to prepare the Historic Cultural Monument application for review and consideration by the Cultural Heritage Commission.

**I FURTHER MOVE** that after reviewing the application, the Cultural Heritage Commission submit its report and recommendation to the Council regarding the inclusion of the property located at 12305 5<sup>th</sup> Helena Drive, Los Angeles, CA 90049, on the City's list of Historic-Cultural Monuments.

PRESENTED BY:

*Traci Park*  
TRACI PARK  
Councilwoman, 11<sup>th</sup> District

September 8, 2023

rrm

SECONDED BY:

*BB*

ORIGINAL



# HISTORIC-CULTURAL MONUMENT NOMINATION FORM

## 1. PROPERTY IDENTIFICATION

Proposed Monument Name: <b>Marilyn Monroe Residence</b>		Former residence of notable person(s)	
Other Associated Names:			
Street Address: <b>12305 5th Helena Drive</b>		Zip: <b>90049</b>	Council District: <b>11</b>
Range of Addresses on Property:		Community Name: <b>Brentwood-Pacific Pali</b>	
Assessor Parcel Number: <b>4405040005</b>	Tract: <b>Tract No. 5462</b>	Block: <b>None</b>	Lot: <b>20</b>
Identification cont'd:			
Proposed Monument Property Type:	<input checked="" type="radio"/> Building	<input type="radio"/> Structure	<input type="radio"/> Object
	<input type="radio"/> Site/Open Space	<input type="radio"/> Natural Feature	
Describe any additional resources located on the property to be included in the nomination, here: <b>Residence with attached garage and guest house, swimming pool, landscaped courtyard, rear patio</b>			

## 2. CONSTRUCTION HISTORY & CURRENT STATUS

Year built: <b>1929</b>	<input type="radio"/> Factual <input checked="" type="radio"/> Estimated	Threatened? <b>Private Development</b>
Architect/Designer: <b>Unknown</b>	Contractor: <b>Unknown</b>	
Original Use: <b>Single-Family Residence</b>	Present Use: <b>Single-Family Residence</b>	
Is the Proposed Monument on its Original Site?	<input checked="" type="radio"/> Yes	<input type="radio"/> No (explain in section 7) <input type="radio"/> Unknown (explain in section 7)

## 3. STYLE & MATERIALS

Architectural Style: <b>Spanish Colonial Revival</b>		Stories: <b>1</b>	Plan Shape: <b>Irregular</b>
FEATURE	PRIMARY	SECONDARY	
CONSTRUCTION	Type: <b>Concrete poured/precast</b>	Type: <b>Select</b>	
CLADDING	Material: <b>Stucco, smooth</b>	Material: <b>Select</b>	
ROOF	Type: <b>Gable</b>	Type: <b>Shed</b>	
	Material: <b>Clay tile, rounded</b>	Material: <b>Rolled asphalt</b>	
WINDOWS	Type: <b>Casement</b>	Type: <b>Select</b>	
	Material: <b>Steel</b>	Material: <b>Wood</b>	
ENTRY	Style: <b>Off-center</b>	Style: <b>Off-center</b>	
DOOR	Type: <b>Paneled, unglazed</b>	Type: <b>Paneled, glazed</b>	



# HISTORIC-CULTURAL MONUMENT NOMINATION FORM

## 4. ALTERATION HISTORY

List date and write a brief description of any major alterations or additions. This section may also be completed on a separate document. Include copies of permits in the nomination packet. Make sure to list any major alterations for which there are no permits, as well.

	Please see attachments.

## 5. EXISTING HISTORIC RESOURCE IDENTIFICATION (if known)

<input type="checkbox"/>	Listed in the National Register of Historic Places
<input type="checkbox"/>	Listed in the California Register of Historical Resources
<input type="checkbox"/>	Formally determined eligible for the National and/or California Registers
<input type="checkbox"/>	Located in an Historic Preservation Overlay Zone (HPOZ)
<input type="radio"/>	Contributing feature
<input type="radio"/>	Non-contributing feature
<input type="checkbox"/>	Determined eligible for national, state, or local landmark status by an historic resources survey(s)
Survey Name(s): SurveyLA, Brentwood Community Plan Area, 2013	
Other historical or cultural resource designations:	

## 6. APPLICABLE HISTORIC-CULTURAL MONUMENT CRITERIA

The proposed monument exemplifies the following Cultural Heritage Ordinance Criteria (Section 22.171.7):

<input type="checkbox"/>	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.
<input checked="" type="checkbox"/>	2. Is associated with the lives of historic personages important to national, state, city, or local history.
<input type="checkbox"/>	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.



# HISTORIC-CULTURAL MONUMENT NOMINATION FORM

## 7. WRITTEN STATEMENTS

*This section allows you to discuss at length the significance of the proposed monument and why it should be designated an Historic-Cultural Monument. Type your response on separate documents and attach them to this form.*

**A. Proposed Monument Description** - Describe the proposed monument's physical characteristics and relationship to its surrounding environment. Expand on sections 2 and 3 with a more detailed description of the site. Expand on section 4 and discuss the construction/alteration history in detail if that is necessary to explain the proposed monument's current form. Identify and describe any character-defining elements, structures, interior spaces, or landscape features.

**B. Statement of Significance** - Address the proposed monument's historic, cultural, and/or architectural significance by discussing how it satisfies the HCM criteria you selected in Section 6. You must support your argument with substantial evidence and analysis. The Statement of Significance is your main argument for designation so it is important to substantiate any claims you make with supporting documentation and research.

## 8. CONTACT INFORMATION

### Applicant

Name: City of Los Angeles		Company:	
Street Address: 200 North Spring Street		City: Los Angeles	State: CA
Zip: 90012	Phone Number: 213-847-3679	Email: melissa.jones@lacity.org	

### Property Owner

Is the owner in support of the nomination? ☐ Yes ☐ No ☒ Unknown

Name: Glory of the Snow 1031 LLC		Company:	
Street Address: 60 E. Rio Salado Pkwy., Ste. 1103		City: Tempe	State: AZ
Zip: 85281	Phone Number:	Email:	

### Nomination Preparer/Applicant's Representative

Name: Heather Goers		Company:	
Street Address: 1265 North Sweetzer Avenue #15		City: West Hollywood	State: CA
Zip: 90069	Phone Number:	Email: hmgoers@gmail.com	



# HISTORIC-CULTURAL MONUMENT NOMINATION FORM

## 9. SUBMITTAL

When you have completed preparing your nomination, compile all materials in the order specified below. Although the entire packet must not exceed 100 pages, you may send additional material on a CD or flash drive.

### APPLICATION CHECKLIST

- |  |  |
|--|--|
| 1. <input checked="" type="checkbox"/> Nomination Form   | 5. <input checked="" type="checkbox"/> Copies of Primary/Secondary Documentation   |
| 2. <input checked="" type="checkbox"/> Written Statements A and B  | 6. <input checked="" type="checkbox"/> Copies of Building Permits for Major Alterations (include first construction permits) |
| 3. <input checked="" type="checkbox"/> Bibliography  | 7. <input checked="" type="checkbox"/> Additional, Contemporary Photos   |
| 4. <input checked="" type="checkbox"/> Two Primary Photos of Exterior/Main Facade (8x10, the main photo of the proposed monument. Also email a digital copy of the main photo to: <a href="mailto:planning.ohr@lacity.org">planning.ohr@lacity.org</a> ) | 8. <input checked="" type="checkbox"/> Historical Photos   |
|  | 9. <input checked="" type="checkbox"/> Zimas Parcel Report for all Nominated Parcels (including map)                         |

## 10. RELEASE

Please read each statement and check the corresponding boxes to indicate that you agree with the statement, then sign below in the provided space. Either the applicant or preparer may sign.

- |                                     |   |
|-------------------------------------|---|
| <input checked="" type="checkbox"/> | I acknowledge that all documents submitted will become public records under the California Public Records Act, and understand that the documents will be made available upon request to members of the public for inspection and copying.                                     |
| <input checked="" type="checkbox"/> | I acknowledge that all photographs and images submitted as part of this application will become the property of the City of Los Angeles, and understand that permission is granted for use of the photographs and images by the City without any expectation of compensation. |
| <input checked="" type="checkbox"/> | I acknowledge that I have the right to submit or have obtained the appropriate permission to submit all information contained in this application.  |

Heather M. Goers

01/03/2024

Name:

Date:

Signature:

Mail your Historic-Cultural Monument Submittal to the Office of Historic Resources.

Office of Historic Resources  
Department of City Planning  
221 N. Figueroa St., Ste. 1350  
Los Angeles, CA 90012

Phone: 213-874-3679  
Website: [preservation.lacity.org](http://preservation.lacity.org)



#### 4. ALTERATION HISTORY

Initial construction at 12305 5<sup>th</sup> Helena Drive likely commenced around 1929 and was completed by 1930;<sup>1</sup> today, the property continues to function as a private residence. A list of available building permits is included below and notes those alterations and additions which appear to have involved work to the exterior and/or interior spaces of the property. Owners' and architects' names and descriptions of work performed are included exactly as they appear in building permit records.

Year	Permit Number	Work Performed	Architect	Owner
1949	1949LA18966	New – Swimming Pool (Private). [20x40]	Willis J. Alborg [engineer]	Mr. & Mrs. B. J. Rutherford
1958	1958WL26838	Convert Garage to Storage Rm & add new garage. [22'6"x24']  <i>*Certificate of Occupancy issued 4/2/1959</i>	None listed	Mr. & Mrs. Pagen
1966	1966WL64845	New – retaining wall. [size illegible]	John Miles [engineer]	Dr. G. M. Nunez
1976	1976WL10132	Addition of breakfast room 14x17 and remodel kitchen.  <i>*Certificate of Occupancy issued 2/8/1977</i>	None listed	Mr. & Mrs. Michael Irving
1978	1978WL21090	New – Studio. [12x24]  <i>*Certificate of Occupancy issued 9/21/1979</i>	Barry I. Bernstein	Mr. & Mrs. Frank Fried
1980	1980WL32907	Add recreation rm (16x24) and trellis.  <i>*Certificate of Occupancy issued 2/8/1982</i>	Barry Bernstein	Mr. & Mrs. Frank Fried
1981	1981WL34279	Add patio cover to rec room [6x24].  <i>*Certificate of Occupancy issued 2/8/1982</i>	P. Bernstein	Mr. & Mrs. Frank Fried
1987	1987WL67370	Garage – Reroof flat with 3/ply builtup roofing over builtup roofing. Reroof tile sect. with 2 layers 30# and existing tile.	None listed	Mr. Sandy Bull
1997	97016-30000-18900	Interior remodel (laundry rm/bathrm/breakfastrm). New doors/windows, including electrical.	None listed	Henry L. & Cynthia N. Rust

<sup>1</sup> Although permits for initial construction could not be located during the preparation of this nomination, aerial photographs indicate that the property remained unimproved through at least the beginning of 1928. Census and voter registration records place residents at the property beginning in 1930, making it likely that initial construction of the main residence and garage was completed in 1929.

Year	Permit Number	Work Performed	Architect	Owner
1997	97016-30000-19019	Add partition in existing rec. rm to create 7x16 storage rm. 4 new doors, remove existing patio cover (5x26), combined electrical work.	None listed	Henry L. & Cynthia N. Rust
1997	97016-30000-19924	Remove (e) tile & paper, apply 1½" felt back urethane insulation, 8" plywood, 2/30# felt & (e) tile (31 sqs), 3/ply on flat sect. (7 sqs)	None listed	Henry Rust
2010	10016-30000-13115	Complete work started under permit #97016-30000-19019 at 90% completed (min 75% completed as determined by inspection).	None listed	Rust, Cynthia N
2010	10016-30000-13117	Complete work started under permit #97016-30000-18900 at 90% completed (min 75% completed as determined by inspection).	None listed	Rust, Cynthia N
2019	19016-30000-10698	Re-roof with Class A or B material weighing less than 6 pounds per sq. ft. over existing solid sheathing (8) squares. Class A roof covering is required within very high fire hazard severity zone (VHFHSZ) for residential roof replacement > 50 % of the total roof.  Application Comments: This is for the garage.	None listed	Glory of the Snow 1031 LLC

## 7. WRITTEN STATEMENTS

### A. Proposed Monument Description

#### Site

The Marilyn Monroe Residence at 12305 5<sup>th</sup> Helena Drive is located to the north of San Vicente Boulevard and to the east of South Carmelina Avenue in the Brentwood Community Plan Area of the City of Los Angeles.<sup>2</sup> The parcel is situated at the northeastern terminus of 5<sup>th</sup> Helena Drive, a cul-de-sac accessed from South Carmelina Avenue to the west. The property occupies an irregularly-shaped, terraced parcel and is surrounded by single-family residential properties. It is bounded by a retaining wall and a metal security fence to the north and a row of mature shrubbery to the south. The property is concealed from the street to the southwest by a painted brick boundary wall. Access to the property is afforded via 5<sup>th</sup> Helena Drive to the southwest; the entrance to the property is situated at the southwestern corner of the parcel and consists of both vehicular and pedestrian entrances with wooden gates.

The entrance gates open to a landscaped courtyard with mature trees and in-ground planting beds. The courtyard is paved with brick pavers and divided by a hedgerow, which conceals the residence's primary entrance from the driveway. The property is composed of a main residence with attached garage and guest house, a swimming pool, a detached recreation room, and a detached studio. The main residence is situated in the relative center of the parcel; the garage and guest house are situated to the west of the main residence, and the swimming pool, recreation room, and detached studio are situated to the east, toward the rear (eastern end) of the property.

#### Main Residence, Garage, and Guest House

The main residence, garage, and guest house occupy the western half of the parcel. They represent component buildings that were originally constructed separately, but have since been joined by subsequent additions between the component buildings. The main residence was originally constructed in 1929. Around that time, a detached garage was erected to the west of the main residence, and these two components were connected by a small walled courtyard. In 1958, prior to Marilyn Monroe's residency, the existing detached garage was converted into a storage room. At that time, a new garage was also erected as an addition to the west of the existing garage. During her occupancy in 1962, Marilyn Monroe renovated the storage room to serve as a guest house. The main residence and guest house/garage buildings were then later combined in 1976, when the courtyard between the main residence and the original garage to the west was enclosed to expand the residence's kitchen. For the purposes of the description below, these buildings will be treated as a single unit referred to as the "main residence."

The main residence is a one-story, Spanish Colonial Revival-style house with an irregular plan, complex massing, and asymmetrical composition. The residence is of reinforced concrete construction finished in smooth cement plaster. It has a complex combination roof consisting of side gable, shed, and flat roofs

<sup>2</sup> Access to the residence was not available during the preparation of this nomination. The following physical description has been derived from visual observation and those elements of the property visible in the following YouTube video: "HELP SAVE: The Final Home of Marilyn Monroe," September 19, 2023, <https://www.youtube.com/watch?v=zyC76FEMbAw> (accessed November 2023).



of clay tile and rolled asphalt with skylights. There are two exterior chimneys; one is situated on the primary (west) façade and one is situated on the rear (north) façade.

Façades are asymmetrically composed. The primary entrance is situated on the primary (west) façade of the main residence; it is set at grade and is accessed from the courtyard. It has a concrete threshold inlaid with ceramic tile reading “Cursum Perficio.” The entrance has a wide molded surround and consists of a single wood door with metal hardware.

Two secondary entrances are situated on the rear (north) façade, affording access to the patio and pool. These entrances are set at grade and vary in composition; one is a single-fully glazed wood door; one is a single fully-glazed wood door with divided lights; one consists of paired wood French doors with divided lights; and one consists of paired metal French doors with divided lights.

Fenestration is mixed and includes single and double metal casement windows with divided lights, some with projecting metal security grilles and metal canopies; paired metal French windows; paired wood French windows, and fixed wood windows.

*Access to the interior of the residence was not available during the preparation of this nomination.*

#### **Swimming Pool, Detached Recreation Room, and Detached Studio**

The eastern portion of the parcel represents the back yard of the property, which slopes downhill to the east. The swimming pool, which was added in 1949 after initial construction was completed but prior to Marilyn Monroe’s residency, is situated to the east of the main residence and to the north of the recreation room. The area between these buildings is paved with brick, creating an outdoor patio, and accented by brick planters. The pool exhibits a cement basin with a biomorphic shape and is bordered by brick pavers. It is surrounded by a contemporary metal security fence.

The detached recreation room, which was constructed in 1980, is situated to the east of the main residence and to the south of the swimming pool. The recreation room is a one-story building, utilitarian in style, with a rectangular plan and a shed roof of rolled asphalt with a parapet. It is of wood frame construction and clad in smooth cement plaster. Façades are asymmetrically composed. The primary entrance is situated on the north façade, fronting the swimming pool to the north. The patio entrance is set at grade and sheltered by a trellis; it consists of two pairs of French doors with divided lights. A secondary entrance consisting of a single slab door is situated immediately adjacent to the French doors. Fenestration is limited and contemporary in material and finish; it consists primarily of double-hung windows.

To the east of the swimming pool, recreation room, and patio, the terraced hillside representing the easternmost portion of the property is improved with lush landscaping and paved concrete paths. The detached studio, which was added in 1978, is situated at the eastern end of the property. It is obscured by foliage and mature trees.

#### **Alterations**

The property at 12305 5<sup>th</sup> Helena Drive has undergone some alterations since its initial construction in 1929, including several additions made prior to Marilyn Monroe’s residency in 1962. These include:

#### **City of Los Angeles Historic-Cultural Monument Nomination**

### **Marilyn Monroe Residence, 12305 5<sup>th</sup> Helena Drive**

- **1949:** A swimming pool is added to the property.
- **1958:** The existing detached garage is converted to a storage room and a new garage is added immediately to the west.

Permitted alterations made following Marilyn Monroe's residency include:

- **1966:** A new retaining wall is added to the property.
- **1976:** The existing kitchen is remodeled and a new breakfast room is added, connecting the existing main residence with the existing guest house and garage to the west.
- **1978:** A new freestanding studio is added to the rear (east end) of property.
- **1980:** A new recreation room and trellis are constructed to the rear (east) of the main residence.
- **1981:** A new patio cover is added to the existing recreation room.
- **1987:** The existing roof on the garage is replaced.
- **1997:** The interior of the main residence is remodeled and new doors and windows are added. The existing roof on the main residence is also replaced. In addition, the interior of the existing recreation room is remodeled and the existing patio cover is removed.
- **2010:** Additional permits are filed to complete the work begun in 1997.
- **2019:** The existing roof on the garage is replaced.

Visual observation and a comparison of archival photographs also indicates that some original windows and doors may have been replaced on the rear (north) façade. Several skylights have also been added.

### Integrity

*Historic integrity* is defined by the National Park Service (NPS) as the “authenticity of a property’s historic identity, evidenced by the survival of physical characteristics that existed during the property’s prehistoric or historic period.”<sup>3</sup> Essentially, historic integrity reflects the ability of a property to convey its historic significance and identity through its existing physical features. The NPS defines seven aspects of integrity for historic resources. These are *location, design, setting, materials, workmanship, feeling, and association*.

In defining the essential physical features that properties must retain in order to convey their historic integrity, the NPS states that “[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).”<sup>4</sup> As such, the integrity of a property significant for its association with an important person are not limited to physical elements introduced and/or altered by the person during their period of residency, but rather encompass all those physical features present during their occupancy.

<sup>3</sup> U.S. Department of the Interior, National Park Service, *National Register Bulletin 16A: How to Complete the National Register Nomination Form* (Washington, DC: 1997), 4.

<sup>4</sup> U.S. Department of the Interior, National Park Service, *National Register Bulletin 15: How to Apply the National Register Criteria for Evaluation*, by the staff of the National Register of Historic Places, finalized by Patrick W. Andrus, and edited by Rebecca H. Shrimpton (Washington, DC: 1990; revised for Internet, 2002), 46.

The historic integrity of the property at 12305 5<sup>th</sup> Helena Drive is evaluated below based on the seven aspects identified by the NPS, as they pertain to the property's appearance and condition during Marilyn Monroe's occupancy in 1962.

- **Location:** The property remains in its original location at 12305 5<sup>th</sup> Helena Drive in Brentwood. Therefore, the property retains integrity of *location*.
- **Design:** The property has been subject to some subsequent alterations since 1962, the year of Marilyn Monroe's residence; namely, these changes include the addition of a new retaining wall, detached studio, and recreation room, as well as the expansion of the main residence's existing kitchen, resulting in the connection of the main residence and garage/guest house. However, the addition of new detached buildings and features has only impacted a portion of the rear (eastern) half of the overall site and has not disrupted established circulation patterns between the main residence, garage/guest house, and swimming pool which were present during the period of significance. Further, the expansion of the existing residence kitchen which resulted in the joining of the original main residence and garage/guest house impacts only a portion of the original building envelopes and enclosed a previously-defined courtyard with a similar footprint. The exterior of the main residence remains largely intact and continues to reflect its character and condition at the time of Marilyn Monroe's occupancy in 1962. Therefore, the property retains integrity of *design*.
- **Setting:** While several adjacent residences reflect more recent construction, on the whole the surrounding neighborhood continues to reflect the character, spatial relationships, shared planning features, and setbacks associated with a single-family residential neighborhood developed in the first half of the 20<sup>th</sup> century. Therefore, the property retains integrity of *setting*.
- **Materials:** Although there has been some replacement of original construction materials over time, these alterations appear to have been limited primarily to the interior of the main residence. Today, the main residence retains a majority of the exterior building materials exhibited during Marilyn Monroe's residency in 1962, including reinforced concrete, smooth cement plaster, clay roof tiles, entrance doors, fenestration, and wrought iron window grilles. Therefore, the property retains integrity of *materials*.
- **Workmanship:** The property retains the construction techniques, finishes, and design elements characteristic of its development up to 1962, when Marilyn Monroe took up residence, including reinforced concrete construction, smooth cement plaster, and fenestration with wrought iron window grilles. Therefore, the property retains integrity of *workmanship*.
- **Feeling:** The property retains integrity of *location, design, setting, materials, and workmanship*, and therefore retains the essential physical features that convey the aesthetic and historic sense of the property during the time of Marilyn Monroe's residency in 1962. Therefore, the property retains integrity of *feeling*.
- **Association:** The property retains integrity of *location, design, setting, materials, workmanship, and feeling*. As a result, it retains the physical features that convey its historic character as the residence of Marilyn Monroe, and the property continues to reflect her period of occupancy. Therefore, the property retains integrity of *association*.

On the whole, the property at 12305 5<sup>th</sup> Helena Drive continues to retain integrity of *location, design, setting, materials, workmanship, feeling, and association*, and as a result continues to convey its historic significance as the residence of Marilyn Monroe.

### **Character-Defining Features**

*Character-defining features* are defined by the NPS as “those aspects that give the building and setting its essential visual qualities and character.”<sup>5</sup>

Character refers to all those visual aspects and physical features that comprise the appearance of every historic building. Character-defining elements include the overall shape of the building, its materials, craftsmanship, decorative details, interior spaces and features, as well as the various aspects of its site and environment.<sup>6</sup>

In guidance pertaining to the identification of character-defining features, the NPS notes that “[e]ven though buildings may be of historic, rather than architectural significance, it is their tangible elements that embody its significance for association with specific events or persons and it is those *tangible elements* both on the exterior and interior that should be preserved.”<sup>7</sup>

As noted above, properties significant for their association with important person(s) must retain the essential physical features that comprised the property’s character and appearance during the period of its association with the important person. Therefore, as with a property’s historic integrity, the character-defining features of a property significant for its association with an important person are not limited to physical elements introduced and/or altered by the person during their period of residency, but rather encompass all those physical features present during their occupancy.

The property at 12305 5<sup>th</sup> Helena Drive has undergone some alterations since its initial construction in 1929. However, despite these changes, the property retains a majority of its character-defining features, and the residence continues to reflect its existing condition at the time of Marilyn Monroe’s residency in 1962.

Character-defining features of the site that convey the historic identity and character of the property during Marilyn Monroe’s residency include:

- Original driveway accessed from 5<sup>th</sup> Helena Drive
- Brick boundary wall fronting 5<sup>th</sup> Helena Drive with automobile and pedestrian gates
- Landscaped entrance courtyard with brick pathways
- Brick patio to rear (east) of main residence with brick planters
- Concrete swimming pool with biomorphic shape

Character-defining features of the main residence include:

<sup>5</sup> U.S. Department of the Interior, National Park Service, *Preservation Brief 17: Architectural Character: Identifying the Visual Aspects of Historic Buildings as an Aid to Preserving Their Character*, by Lee H. Nelson, FAIA (Washington, DC: n.d.), 11.

<sup>6</sup> *Preservation Brief 17: Architectural Character: Identifying the Visual Aspects of Historic Buildings as an Aid to Preserving Their Character*, 1.

<sup>7</sup> *Preservation Brief 17: Architectural Character: Identifying the Visual Aspects of Historic Buildings as an Aid to Preserving Their Character*, 1.

- One-story height with irregular plan and complex massing
- Spanish Colonial Revival architectural style
- Reinforced concrete construction finished in smooth cement plaster
- Combination roof consisting of side gable, shed, and flat roofs of clay tile and rolled asphalt with skylights
- Exterior chimneys
- Primary entrance with molded surround, single wood door, and inlaid tile threshold
- Secondary entrances consisting of fully-glazed single doors, one with divided lights
- Metal casement windows with divided lights
- Paired metal French windows
- Projecting metal window grilles with metal canopies

## B. Statement of Significance

The property at 12305 5<sup>th</sup> Helena Drive was previously identified in June 2013 as part of the SurveyLA survey of the Brentwood Community Plan Area (CPA). At the time, the property was assigned a survey code of QQQ, or “may be eligible; additional research needed.”<sup>8</sup> Field surveyors noted that the property represented the “[f]inal home of screen actress Marilyn Monroe. Monroe purchased this house in March 1962, the only home she ever owned; she named the residence ‘Cursum Perficio.’ She died of an overdose of sleeping pills in this location in August of the same year. The property is not fully visible from the public right-of-way; therefore, the evaluation could not be completed.”<sup>9</sup>

The property at 12305 5<sup>th</sup> Helena Drive meets the following criterion for individual designation as a Los Angeles Historic-Cultural Monument:

- *Criterion 2: Is associated with the lives of historic personages important to national, state, city, or local history*

The property is significant under this criterion as the last permanent residence of actress Marilyn Monroe, who is widely regarded as one of the most iconic film figures of the 20<sup>th</sup> century. Monroe began her acting career in 1946, when she signed a contract with Fox Studios, and appeared in her first motion picture in 1947. Due to the mercurial nature of the film industry as well as her tumultuous personal life, Monroe lived a largely itinerant lifestyle for the majority of her career, residing primarily in rented accommodations. This property, which Monroe purchased in 1962, is the first and only residence she ever purchased by herself, and represents the actress’s embarkation on a new phase of her life and career. The period of significance for the property under this criterion is 1962, the year in which Marilyn Monroe purchased the property and resided there until her untimely death later that same year.

### Criterion 2: Association with Marilyn Monroe

The property at 12305 5<sup>th</sup> Helena Drive is significant for its association with Marilyn Monroe, an American model and actress who is widely regarded as one of the most significant figures ever to emerge in American film and popular culture. A top-billed actress for more than a decade, Marilyn Monroe transcended the silver screen to become an icon of the postwar sexual revolution, redefining perceptions of femininity on film and establishing an archetype that actresses seek to recreate to this day. Even in the 21<sup>st</sup> century, decades after death, her influence on the entertainment industry and pop culture at large has been recognized by such organizations as the Smithsonian Institution, who named Monroe as one of the “100 Most Significant Americans of All Time,” a list that found her in the company of Mark Twain, Michael Jackson, Jimi Hendrix, and others; and the American Film Institute, who named her the sixth female “Greatest American Screen Legend,” (bested only by Katharine Hepburn, Bette Davis, Audrey Hepburn, Ingrid Bergman, and Greta Garbo.)<sup>10</sup>

<sup>8</sup> HistoricPlacesLA, “12305 5<sup>th</sup> Helena Dr,” <http://historicplacesla.org/reports/822cdd57-2302-4523-a3bf-db7087fde92d> (accessed September 2023).

<sup>9</sup> HistoricPlacesLA, “12305 5<sup>th</sup> Helena Dr,” <http://historicplacesla.org/reports/822cdd57-2302-4523-a3bf-db7087fde92d> (accessed September 2023).

<sup>10</sup> “Meet the 100 Most Significant Americans of All Time,” Smithsonian Magazine, November 17, 2014, <https://www.smithsonianmag.com/smithsonianmag/meet-100-most-significant-americans-all-time-180953341/> (accessed October 2023); and

Marilyn Monroe purchased the home at 12305 5<sup>th</sup> Helena Drive in January 1962. Her acquisition of the property marked a turning point in her life: at thirty-five years old, having finally achieved some degree of financial stability in her film career and finding herself single after her 1960 divorce of her third husband, Arthur Miller, Monroe was seeking to purchase a house. The property possesses a singular and distinctive significance as the only residence Marilyn Monroe ever purchased and owned on her own.

“For a woman to buy a home alone in such an era could seem especially difficult,” her former housekeeper, Eunice Murray, would later observe following Monroe’s death. “But it was even more difficult for a person to be without a home in those years. Especially someone like Marilyn, who had always felt deprived of a home.”<sup>11</sup> Indeed, the home was a particularly poignant purchase for the actress, whose early life had been characterized by instability – shuttled between foster homes, an orphanage, family friends, and her own mentally ill mother, Norma Jeane Mortenson (as she was then known) often spent no more than a year or two at most at any address at which she resided. Now, however, she was ready to put down roots. Encouraged by her psychiatrist, Ralph Greenson, who believed – rightly or wrongly – that a having a house of her own might take the place of the husband and family that Monroe had so longed for,<sup>12</sup> and aided by her housekeeper, Eunice Murray, Marilyn Monroe had begun her quest for a home by the close of 1961.<sup>13</sup>

Due to Monroe’s busy schedule, housekeeper Eunice Murray was charged with doing much of the preliminary investigation and visits to various homes for sale, but Monroe nevertheless provided direction on what kind of property Murray should seek out – “just a private place for her and her friends” that resembled the Spanish Colonial Revival-style home in Westwood belonging to Monroe’s psychiatrist, Ralph Greenson.<sup>14</sup> In fact, both Dr. Greenson as well as Monroe’s ex-husband, Joe DiMaggio, visited the property at 12305 5<sup>th</sup> Helena Drive and gave their approval before Monroe submitted an offer for the property in January 1962. Upon signing the escrow papers, Monroe found herself overcome and momentarily excused herself; she explained later that she “felt badly because I was buying a house all alone.”<sup>15</sup> She was, however, proud of her purchase, and took great pleasure in showing off her home to friends, acquaintances, and even reporters in the final months of her life, telling one reporter, “Anybody who likes my house I’m sure to get along with.”<sup>16</sup>

Marilyn Monroe moved into the home at 12305 5<sup>th</sup> Helena Drive in March 1962. At the time, her “new to her” home was over thirty years old and in need of updating; Monroe took the opportunity to refresh the home’s interior to her tastes, which leaned toward the same hacienda style adopted by Dr. Greenson and his wife at their home. In anticipation of renovating the house, Monroe traveled to Mexico in February to shop for items for her new home. There, she purchased furniture, light fixtures,

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“AFI Recognizes the 50 Greatest American Screen Legends,” American Film Institute, June 16, 1999, archived from the original at <https://web.archive.org/web/20130113043532/http://www.afi.com/100years/stars.aspx> (accessed October 2023).

<sup>11</sup> Murray, Eunice, with Rose Shade, *Marilyn: The Last Months* (New York: Pyramid Books, 1975), 44-45.

<sup>12</sup> Murray, 43.

<sup>13</sup> Spoto, Donald, *Marilyn Monroe: The Biography*, 1993 (New York: Cooper Square Press, 2001), 482.

<sup>14</sup> Murray, 36-37.

<sup>15</sup> Spoto, 484. See also Murray, 49.

<sup>16</sup> Gary Vitacco-Robles, *Cursum Perficio: Marilyn Monroe’s Brentwood Hacienda, The Story of Her Final Months* (New York: Writer’s Club Press, 1999), 178.

and decorative items designed by local artists, as well as a variety of painted ceramic tiles for her new kitchen and bathrooms.<sup>17</sup>

Upon her return from Mexico, Monroe's move to the home at 12305 5<sup>th</sup> Helena Drive became a necessity rather than an anticipated fresh start: a national magazine had just published her present address. Monroe, who had anticipated taking several months to remodel the house prior to moving in, suddenly found herself planning a habitable renovation. Despite the inconvenience, she was eager to move. "I won't be afraid to sleep there alone," she had said. "Because those walls are so solid. And the front windows have bars. It's like a fortress where I can feel safe from the world."<sup>18</sup>

Monroe vacated her Doheny Drive apartment – an "impersonal, hotellike" space that had "reflected an interior decorator whose taste she did not share"<sup>19</sup> – and moved into the 5<sup>th</sup> Helena Drive home with only a bed, a few pieces of occasional furniture, and her personal belongings; her new furniture selected in Mexico was scheduled to arrive over time in the coming months. Once on site, she began to take on greater supervision of the work being done at the house, a job that had previously been left to Eunice Murray, and enjoyed the newfound opportunity to live as she wished.

Marilyn was immediately at home on her new estate. This was the environment that would reflect her own wishes and desires, however individualistic they might be. If she wanted to keep all her telephones in one room and cover them at night with pillows to muffle their ring, that was her privilege, and that was exactly what she did.<sup>20</sup>

Over the spring and summer of 1962, Marilyn Monroe settled into life on 5<sup>th</sup> Helena Drive as work continued apace on her house. With no films scheduled for release, she did not appear on the silver screen that year. However, Monroe nevertheless spent her year offscreen working toward furthering her career. In April 1962, she commenced filming on what would prove to be her last project: the production of *Something's Got to Give*. Virtually cursed from the beginning, the film struggled to find its footing during filming as its stars were rendered unavailable for shooting by scheduling issues and illness, and its script was rendered nearly unworkable by constant rewrites. Amidst the troubles on set, Monroe continued to take meetings regarding new projects and participate in a number of publicity tours, photo shoots, and interviews. Indeed, her most notable public appearance of the year took place in May, when she sang a memorable version of "Happy Birthday" to President John F. Kennedy in New York City. As with her trip to New York, Monroe's professional obligations often took her away from home, yet she continued to return to the house on 5<sup>th</sup> Helena Drive, where she found solace in her house and garden amid the stresses of filming and her ensuing legal battles with the studio. Monroe's friend Alan Snyder later recalled that he "often stopped in at her house in the evening for a drink...She was in very good spirits, showing us her newest addition to the house..."<sup>21</sup> Some of Monroe's additions included brightly painted blue and yellow Mexican tiles that she had personally selected and purchased on her trip to Mexico earlier that year, and she hired Mexican artists to paint murals and decorative

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<sup>17</sup> Murray, 52-66.

<sup>18</sup> Murray, 69.

<sup>19</sup> Murray, 70.

<sup>20</sup> Murray, 70.

<sup>21</sup> Spoto, 541.



accents in the property's guest house. In the garden, she planted a variety of flowering plants and citrus trees, and commissioned masons to construct a low brick planter and lay pathways of brick throughout the courtyard.<sup>22</sup>

Monroe's pride in her new home, as well as the effort she took in finishing and furnishing it, reflected her newfound independence and a certain coming-to-terms with her troubled past. "She was really taking control of her life and asserting herself that summer," Monroe's friend Ralph Roberts later recalled.<sup>23</sup> The interviews she conducted that year – many of which were held at the house – reflected a more considered yet optimistic attitude toward her future. "Oh, sure, I'd rather be married and have children and a man to love – but you can't always have everything in life the way you want it. You have to accept what comes your way," she told George Barris.<sup>24</sup> Her attitude during this period was also directly reflected in her plans for her home, whose acquisition now afforded her the opportunity to symbolically soothe some of the slings and arrows of her earlier life. Speaking with Richard Meryman for *LIFE* magazine as she led him on a tour of the house just a few weeks before her death, Monroe noted that she planned to construct a guest suite next to the garage in order to create a refuge, "a place for any friends of mine who are in some kind of trouble. Maybe they'll want to live here where they won't be bothered till things are okay for them."<sup>25</sup>

Although Marilyn Monroe's fondness for her new home signaled a new personal beginning for her at a time when her career similarly demonstrated exceptional promise for the future, her life was cut short by her sudden death at home at 12305 5<sup>th</sup> Helena Drive on August 5, 1962.

### **Overview of Marilyn Monroe's Film Career**

Although Marilyn Monroe ultimately enjoyed a degree of fame and success achieved by few actresses in the 20<sup>th</sup> century, her career started out like many others: with a series of studio contracts and a string of bit parts.<sup>26</sup> Monroe first appeared onscreen in 1947 in *Dangerous Years* (Fox), and spent the next several years perfecting her acting while appearing in minor roles in films such as *Scudda-Hoo! Scudda-Hay!* (Fox, 1948) and *Ladies of the Chorus* (Columbia, 1948); the latter represented Monroe's first "starring role" but ultimately was not a success.

After befriending talent agent Johnny Hyde, who worked to secure better roles for Monroe, she landed two pivotal roles in 1950: *The Asphalt Jungle* (MGM) and *All About Eve* (Fox). Although her role in *The Asphalt Jungle* was "brief but crucial," her performance "moved [her] effectively from movie model to serious actress."<sup>27</sup> Although her subsequent roles in films such as *As Young as You Feel* (Fox, 1951), *Love Nest* (Fox, 1951), and *Let's Make It Legal* (Fox, 1951), among others, largely served to highlight Monroe's physical attributes, she did begin to garner attention from critics for her performances.

Monroe certainly garnered attention in 1952, when she found herself at the center of a scandal. Nude photographs for which she had previously posed during a 1949 modeling session were discovered and,

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<sup>22</sup> Vitacco-Robles, 31-37.

<sup>23</sup> Spoto, 546.

<sup>24</sup> Vitacco-Robles, 37.

<sup>25</sup> Spoto, 543.

<sup>26</sup> A biographical chronology (Chronology A) is included in the following supplemental information section.

<sup>27</sup> Spoto, 162.

in an effort to control the narrative, Monroe broke the news herself, hoping to capture public sympathy by claiming she had been broke at the time the photos were taken and needed the money to survive. The studios moved swiftly to capitalize on public interest, and Monroe's next three films were all released within months: *Clash by Night* (RKO), *We're Not Married!* (Fox), and *Don't Bother to Knock* (Fox). That same year, she also appeared in *O. Henry's Full House* (Fox) and *Monkey Business* (Fox). By this time, Monroe was regularly receiving top billing, in addition to positive critical reviews.

The following year brought Monroe increasingly substantial roles, including the Technicolor *Niagara* (Fox, 1953), which cemented her image as a sex symbol. Her next two films, *Gentlemen Prefer Blondes* (Fox, 1953) – her twentieth film to date – and *How to Marry a Millionaire* (Fox, 1953), featured Monroe in her biggest roles yet as well as her biggest box office successes. The close of the year – and the first half of Monroe's career – brought the actress even greater attention with the publication of the inaugural issue of *Playboy* magazine, which featured Monroe's earlier nude photos published without her consent.

By 1954, Marilyn Monroe was now a well-established actress, but her desire to expand her character and roles beyond that of the sexpot or “dumb blonde” led to battles behind the screen that ultimately prompted a transformation in her career after she rededicated herself to learning the craft of acting. Although the second half of Monroe's career reflects the release of fewer films – leading some to argue that her career was on the decline – her comparatively fewer appearances onscreen reflected the evolution of her career toward deeper and more substantive roles that not only required greater preparation and longer periods of filming, but also signaled her maturation as a person and as an actor. From 1954 onward, “Marilyn Monroe worked less frequently in films during the last eight years of her life not because her powers were failing but because they were being refined,” observes Donald Spoto, “because she tried to work more often and more deeply in life – and in this enterprise she succeeded remarkably against appalling odds.”<sup>28</sup> Indeed, it is her films from this period of her career that have been critically recognized. In 1954, Monroe was honored with a Golden Globe Award for World Film Favorite (Female)<sup>29</sup> before going on to appear in *River of No Return* (Fox) and *There's No Business Like Show Business* (Fox). In 1955, she appeared in *The Seven Year Itch* (Fox), which – although best known for the famous scene in which Monroe, clad in a white dress, finds relief from the heat by standing over a subway grate – also garnered her a British Academy of Film and Television Arts (BAFTA) Best Foreign Actress Award for her role in 1956.

The following years brought further recognition. In 1956, Monroe appeared in *Bus Stop* (Fox), for which she was later nominated for a Golden Globe Award for Best Actress in a Comedy or Musical in 1957. That same year, she appeared in *The Prince and the Showgirl* (Warner Bros.), for which she was nominated for a BAFTA Best Foreign Actress Award and also won the David di Donatello Golden Plate Award from the Accademia del Cinema Italiano in 1958.

After an extended break from filming to focus on her private life with then-husband Arthur Miller, Monroe returned to the screen in director Billy Wilder's *Some Like It Hot* (Walter Mirisch/United Artists,

<sup>28</sup> Spoto, 258.

<sup>29</sup> “Marilyn Monroe,” Golden Globes, <https://www.goldenglobes.com/person/marilyn-monroe> (accessed October 2023).

1959). Although production of the film was a struggle for Monroe, she was subsequently honored with a Golden Globe Award for Best Actress in a Musical or Comedy for her role in 1960. Her success was followed by the release of *Let's Make Love* (Fox, 1960), a film which Monroe completed solely to fulfill her contractual obligation to Fox – and it showed. The film debuted to wildly mixed reviews and failed to achieve box office success.

*The Misfits* (Seven Arts/United Artists, 1961), directed by John Huston and written by Monroe's then-husband Arthur Miller, represents Monroe's last completed film. Behind the scenes, production was complicated by Monroe and Miller's failing marriage; Miller vented his frustrations with Monroe into the script, forcing the actress to act out a fictionalized version of her troubled personal life on the big screen. Nevertheless, although the film received mixed reviews, in recent years many critics have praised the depth and authenticity of Monroe's performance.

By 1962, Donald Spoto notes that "Marilyn's career had never seemed brighter."<sup>30</sup> Indeed, she was recognized once again with a Golden Globe for World Film Favorite.<sup>31</sup> Of her performance that year during the troubled filming of *Something's Got to Give*, Spoto observed that "there is preserved forever Marilyn Monroe at the peak not only of her beauty but of the depth of her inner resources."<sup>32</sup> The film – which had suffered from production difficulties from the very beginning and was due to resume filming in the autumn of 1962 – was shelved following Monroe's death on August 5<sup>th</sup>.

### **Summary of Significance and Eligibility Under Criterion 2**

The Marilyn Monroe Residence at 12305 5<sup>th</sup> Helena Drive meets the eligibility standards for designation as a Los Angeles Historic-Cultural Monument under Criterion 2 for its association with the life and work of Marilyn Monroe. As stipulated in the eligibility standards developed as part of SurveyLA, the property is directly associated with Marilyn Monroe's productive life, and it has been proven and widely acknowledged that Marilyn Monroe made an important contribution to the entertainment industry. The period of significance under this criterion is 1962, when Marilyn Monroe purchased and subsequently resided at the property until her death that same year.

In considering whether a particular property is sufficiently associated with an individual's productive life to meet the threshold for historic significance, it can be challenging to assess the bodies of work of those persons associated with the entertainment industry, a notoriously mercurial field where actors' careers are often characterized by multiple periods of success and decline, and a *singular* "productive period" may not be immediately evident when gaps of time exist between the production and subsequent release of each film. To further complicate matters, due to the fluctuating nature of the entertainment business, many actors lived – and continue to live today – a somewhat itinerant lifestyle, largely characterized by production in various locales as well as extensive publicity tours. These requirements of production, which are central to an actor's additional obligations outside of their actual appearance onscreen, often left little time to establish and/or maintain a permanent residence. It was also common for actors to change residences in accordance with their financial circumstances, with

<sup>30</sup> Spoto, 555.

<sup>31</sup> "Marilyn Monroe," Golden Globes, <https://www.goldenglobes.com/person/marilyn-monroe> (accessed October 2023).

<sup>32</sup> Spoto, 510.

many “trading up” to more elaborate homes as their success grew; however, few achieved a degree of success so early in their career that a single residence reflected the entirety – or even the majority – of their productive period.<sup>33</sup>

Marilyn Monroe signed her first contract with a motion picture studio in 1946, at the age of twenty. Over the next sixteen years, she appeared in multiple major motion pictures and completed nearly all of the films that would eventually come to constitute the full body of work achieved before 1962, the year of her residency at 12305 5<sup>th</sup> Helena Drive as well as her untimely death. Given that Monroe did not take up residency at 12305 5<sup>th</sup> Helena Drive until the year of her death, it is understandable that the majority of the period in which she achieved significance as an actress occurred before her occupancy of the property. However, it is important to note that there is no indication that her productive life had *concluded* prior to her move to the property. While some observers point to her legal troubles with Fox earlier in the year as evidence of the decline in her career, biographer Donald Spoto notes that “Marilyn’s career had never seemed brighter.”<sup>34</sup> The dispute with the studio had, in fact, been resolved and the weeks prior to her sudden demise saw Marilyn in talks to resume filming that coming autumn.<sup>35</sup> In addition, she had already commenced development on two additional films to be filmed the following year and was continuing a busy schedule of promotional interviews and photography sessions. Indeed, some of her most important and revealing interviews were conducted during the final months of her life while she resided at 12305 5<sup>th</sup> Helena Drive, including a series of notable conversations with Richard Meryman for *LIFE* magazine. She also posed for several photography sessions that produced some of the most memorable images of her career, including sittings with Bert Stern for *Vogue* and George Barris for *Cosmopolitan* magazine. As a result, even though it had been a year since she had appeared onscreen, Monroe was clearly “productive” while she was residing at 12305 5<sup>th</sup> Helena Drive and her activities during this period were historically significant to the advancement of her career as it was envisioned at the time.

In conclusion, the property at 12305 5<sup>th</sup> Helena Drive is significant for its association with Marilyn Monroe, a leading figure in the entertainment industry who resided in the home during a portion of the productive period of her career. The property continues to retain most of the essential character-defining features dating from the period of significance, when Marilyn Monroe was in residence, and it retains all seven aspects of historic integrity. As a result, the property continues to convey its historic character and identity as her private residence.

For these reasons, the property is eligible for designation as a Los Angeles Historic-Cultural Monument under Criterion 2 for its association with Marilyn Monroe.

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<sup>33</sup> For additional context on the development of residences associated with the entertainment industry, please refer to City of Los Angeles Department of City Planning, “Context: Entertainment Industry, 1908-1980, Theme: Residential Properties Associated with the Entertainment Industry, 1908-1980.”

<sup>34</sup> Spoto, 555.

<sup>35</sup> Monroe’s activities throughout 1962 are detailed in Chronology A.

## C. Supplemental Information

### Overview of Neighborhood Development

#### *Development of Brentwood*

The impetus for the initial development of Brentwood was the establishment of the Pacific Branch of the National Home for Disabled Volunteers.<sup>36</sup> Opening its doors in 1888 on land donated by Arcadia de Baker, Senator John P. Jones, and the owners of the Wolfskill tract, the “Old Soldiers’ Home” was located immediately east of the area that would become Brentwood. The town of Sawtelle grew up on the lands south of the institution.

Brentwood lies within the boundaries of the Rancho San Vicente y Santa Monica, granted in 1828 to Francisco Sepulveda. In 1905, Robert Gillis, who by that time controlled the Rancho lands through his association with the Santa Monica Land and Water Company, began to subdivide “Westgate,” so named because it was located adjacent to the west gate of the Soldiers’ Home. This subdivision was quickly followed by Westgate Acres, Westgate Gardens, and Westgate Heights. Los Angeles and Pacific Railroad Company tracks were installed along San Vicente Boulevard, which had been graded in 1905, to connect the new subdivisions by streetcar with the rest of Los Angeles. Advertisements for the Westgate subdivisions touted their proximity to the Soldiers’ Home and boasted that the trip downtown only required 35 minutes. The tracks remained in place until circa 1942, when the Pacific Electric Railroad, which had absorbed the Los Angeles and Pacific in 1911, discontinued streetcar service and five miles of coral trees were planted in place of the tracks down the center of San Vicente Boulevard.

The name “Brentwood” first appears in 1906, when the Western Pacific Development Company bought 350 acres from the Santa Monica Land and Water Company and announced development of an exclusive tract to be known as Brentwood Park. Said to be located “midway between the National Soldiers’ Home and the Pacific,” the tract extended north from San Vicente Boulevard beyond Sunset (then Beverly) Boulevard, with Bristol Avenue, originally called Grand Avenue, as its central thoroughfare. The distinctive layout of the new subdivision incorporated over three dozen landscaped traffic circles, one at each intersection, and approximately the same number of ovals situated midblock. Streets curved gracefully to follow the contours of the land and at 75 to 180 feet wide were generously scaled. Lots were varied in size and shape and most had a minimum of a 100-foot street frontage. Publicity for the development claimed that John McLaren, famed landscaper of San Francisco’s Golden Gate Park, had supervised the planting, which was said to incorporate some 80,000 trees, including many native sycamores and oaks. Restrictions stipulating minimum setbacks; prohibiting billboards and oil wells, business uses, more than one house per lot, and distillation or sale of alcohol; and dictating race, color, and creed of buyers and residents were imposed. Despite the reputed \$1,000,000 investment by its backers, Brentwood Park got off to a slow start, forcing Western Pacific to sell a substantial interest to Dr. Herman Janss of the Braly-Janss Company. By 1916 only about twenty-five percent of the lots had been sold, but sales and construction picked up markedly in the 1920s, when

<sup>36</sup> The following discussion of the development of Brentwood has been excerpted and adapted from City of Los Angeles Department of City Planning, “SurveyLA Historic Resources Survey Report: Brentwood-Pacific Palisades Community Plan Area,” prepared by Historic Resources Group, November 2013, [https://planning.lacity.org/odocument/e4a918f7-e513-4e69-9ec4-21342262f232/Brentwood\\_Pacific\\_Palisades\\_Report\\_\(2\).pdf](https://planning.lacity.org/odocument/e4a918f7-e513-4e69-9ec4-21342262f232/Brentwood_Pacific_Palisades_Report_(2).pdf) (accessed September 2023).

several of the most prominent architects in the region were called upon to design lavish homes in the then fashionable Period Revival architecture styles.

Subdivision activity also accelerated during the 1920s. San Vicente Park (running along Bundy between Wilshire, then called Nevada, Boulevard and Montana Avenue), Brentwood Canyon Estates (along Carmelina Avenue), and Brentwood Green (north and south of Sunset along Gretna Green and Kenter) were some of the tracts recorded during the decade. In Mandeville Canyon, Alphonzo Bell, Robert C. Gillis, and Henry O'Melveny, among notables, organized the Garden Foundation, acquired some 3,500 acres stretching from Sunset Boulevard to Mulholland Highway, and established the California Botanic Garden. Residential lots on the upper slopes of the canyon were sold to endow the garden, for which 800 acres was reserved on canyon floor and lower slopes. The partially-completed garden opened in 1928, but soon ran into financial difficulties and closed permanently in 1935. A new subdivision, the Botanic Garden Park, opened in its place.

While building activity may have slowed in the early 1930s, it recovered as the decade progressed. Development in the canyon was further impacted by a flood in 1938, but resumed in the early 1940s, much of it oriented around horse properties. Brentwood Glen, although subdivided in the 1920s as the Ratteree Tract, saw its definitive development between 1935 and 1942. More dense in layout than many other Brentwood neighborhoods, this Westwood-adjacent enclave saw its growth stimulated by the opening of the University of California campus in 1929, attracting many members of the UCLA faculty. It was somewhat isolated by the construction of the 405 Freeway between 1954 and 1960.

Brentwood was affected like all communities by the World War II suspension of building activity. As construction of single-family homes accelerated to meet demand in the post-World War II years, builders ventured further up the canyons north of Sunset Boulevard. These years also witnessed a large leap in the scale of single-family development efforts. In 1946, rising housing costs and the post-war housing shortage led four musicians to form a cooperative association for the purpose of combining their housing budgets, reasoning that they would therefore be able to afford communally what was beyond their means individually. Interest in the concept mushroomed, and membership in the Mutual Housing Association eventually reached five hundred. Eight hundred acres off of Kenter Avenue were purchased and leading architects were interviewed. A contract was signed with Whitney R. Smith and A. Quincy Jones as architects and Edgardo Contini as engineer. One hundred and sixty homes were eventually built, utilizing materials such as concrete block and wood, expansive glass walls, and low-pitched roofs. Crestwood Hills, as the development became known, was the only successful housing cooperative in the state of California. Additionally, a neighborhood of multi-family apartment buildings was constructed on the old Westgate tract.

Brentwood was from the outset a “suburb, away from the noise, dust, and inharmonies of the city.” A handful of commercial and institutional developments supported the growth of the community. As the main street of the Brentwood community and site of the interurban railway tracks that linked the area with the rest of Los Angeles, San Vicente Boulevard immediately west of the Old Soldiers’ home developed as the first commercial and institutional enclave. Brentwood Country Mart opened in 1948



on land set aside in the 1920s Brentwood Place subdivision for commercial purposes. Brentwood Village developed around the same time, spurred by the post-war residential explosion in the area.<sup>37</sup>

***Development of Tract No. 5462 and 5<sup>th</sup> Helena Drive***

The property at 12305 5<sup>th</sup> Helena Drive represents Lot 20 of Tract No. 5462 (MB058-71/72), which was recorded in September 1922.

Tract No. 5462 was a resubdivision of an earlier Brentwood Park tract known as Carlos Heights (MB011-12), which had been recorded in October 1906 by the Santa Monica Land & Water Company and the Western Pacific Development Company. Carlos Heights itself was a resubdivision, having been swiftly divided, in part, from Lot 80 of the Westgate Acres tract (recorded December 1905) and Lots 26, 35, and 54 of the Brentwood Park tract (recorded January 1906), in addition to other lands owned by the Santa Monica Land & Water Company.

The Carlos Heights tract extended northward from San Vicente Boulevard past Sunset Boulevard and featured expansive lots with street frontages of one hundred feet or more, and in many cases depths of over four or five hundred feet. However, despite the attractiveness of the lots, the Carlos Heights tract failed to develop to fruition – likely due to generally sluggish sales in the Brentwood area throughout the 1910s and 1920s. In 1922, the southern portion of Carlos Heights was redrawn and subdivided as Tract No. 5462 by the Mortgage Guarantee Company, the Title Insurance and Trust Company, and the California Trust Company.

Tract No. 5462 was bounded generally by what is now Santa Catalina View Street to the north; those parcels fronting South Carmelina Avenue and the numbered Helena Drives to the east; San Vicente Boulevard to the south; and Canyon View Drive to the west. As part of the resubdivision, the original Carlos Heights tract lots were redrawn to create a larger number of smaller lots, and several new streets were introduced, including South Medio Drive and Shady Drive. Most notably, however, was the addition of the numbered Helena Drives – a series of cul-de-sacs situated to the east of South Carmelina Avenue. The numbered Helenas were created by splitting each of the original Carlos Heights lots roughly in half in both length and width, creating four new lots out of each original lot. (The fact that this could be done comfortably speaks to the size of the original Carlos Heights lots.) Cul-de-sacs – the numbered Helenas – were then added to provide access to the new, easternmost lots that comprised the rear portions of the original Carlos Heights lots fronting South Carmelina Avenue.

Although the subdivision of Tract No. 5462 was likely an economical move designed to create greater density and offer a greater return in lot sales, development within the tract remained sparse well into the 1920s. In particular, the numbered Helena lots remained largely unimproved, with only a handful of homes constructed along these cul-de-sacs by 1928. The residence at 12305 5<sup>th</sup> Helena Drive was likely the first to be constructed on the street; a second residence was constructed on the lot immediately to

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<sup>37</sup> City of Los Angeles Department of City Planning, "SurveyLA Historic Resources Survey Report: Brentwood-Pacific Palisades Community Plan Area."

the south at 12304 5<sup>th</sup> Helena Drive in 1930,<sup>38</sup> and the remaining two lots to the west fronting South Carmelina Avenue were developed in the 1940s.<sup>39</sup>

### **Site Development and Ownership History**

The property at 12305 5<sup>th</sup> Helena Drive was first recorded with its present boundaries as Lot 20 of Tract No. 5462 (MB058-71/72), which was recorded in September 1922. Although permits for initial construction could not be located during the preparation of this nomination, aerial photographs indicate that the property remained unimproved through at least the beginning of 1928. Census and voter registration records place residents at the property beginning in 1930, making it likely that initial construction of the property was completed in 1929. Although some historians have hypothesized that the residence at 12305 5<sup>th</sup> Helena Drive may have been designed and built by Asa Hunter and/or Harbin Hunter, working within the framework of their respective careers as a contractor and an architect, no direct evidence was identified during the preparation of this nomination crediting either brother with the design and/or development of the residence. As an association could not be confirmed beyond speculation, the residence at 1305 5<sup>th</sup> Helena Drive was not further evaluated under Criterion 3 as the work of Asa Hunter and/or Harbin Hunter.

The 1930 Census is the earliest document to record residents at 12305 5<sup>th</sup> Helena Drive. Census records note that the residence was owned at the time by Richard Hunter, an actor, and his wife Martha, and occupied by the couple along with their adult sons, Asa Michael Hunter and Harbin Francis Hunter, and their daughter-in-law, Marie (Harbin Hunter's wife). Richard "Dick" Hunter (1875-1962) was born on April 21, 1875, to Asa Hunter (1832-1912) and Petra Ortiz Hunter (1854-1926). Asa Hunter's father, Jesse D. Hunter (1806-1877), was an early settler in Southern California and developed the Hunter Ranch (which appears to have been located to the northeast of downtown Los Angeles and does not reflect land holdings related to the property at 12305 5<sup>th</sup> Helena Drive.)<sup>40</sup>

It is unclear whether the 1930 Census reflects a temporary living arrangement for the Harbin family or simply a family visit, as voter registration records for that year reflect only the registration of Richard Hunter. In addition, the 1929, 1930, and 1931 Los Angeles city directories held at the Los Angeles Public Library list both Harbin Hunter and Asa Hunter as residing at other addresses in Santa Monica and Los Angeles respectively throughout 1929-1931. As a significant association to the property could not be confirmed for either Hunter brother, and Richard Hunter is two generations removed from the pioneering activities associated with his ancestors, the residence at 12305 5<sup>th</sup> Helena Drive was not further evaluated under Criterion 1 for its association with the Hunter family for the purposes of this nomination.

Census and voter registration records place Richard and Martha Hunter at the property until at least 1948. By 1950, the home was occupied by Bruce J. Rutherford, then president of the Microwave

<sup>38</sup> See building permit #1930LA07705

<sup>39</sup> See building permits #1940LA28040 (322 South Carmelina Avenue) and #1948WL01978 (316 South Carmelina Avenue).

<sup>40</sup> For further information on earlier generations of the Hunter family, see "Asa Hunter," Find a Grave, <https://www.findagrave.com/memorial/8489805/asa-hunter> (accessed September 2023); and "Jesse Divined Hunter," Find a Grave, <https://www.findagrave.com/memorial/23656838/jesse-divined-hunter> (accessed September 2023).



Engineering Company,<sup>41</sup> and his wife Marta. The Rutherfords are recorded as residents of the property through 1957.

Beginning in 1958, the house was inhabited by William R. Pagen, then vice president of Pauley Petroleum, Inc.,<sup>42</sup> and his wife Doris. According to notices published in the *Los Angeles Times*, the Pagens apparently listed the property for sale in November 1961,<sup>43</sup> although it remained on the market until early the following year, when it was purchased by Marilyn Monroe. (Monroe's residency is detailed in the previous Section B and the following Chronology A.)

The discovery of Marilyn Monroe's death at home on August 5, 1962, sparked a bidding war over the property at 12305 5<sup>th</sup> Helena Drive.

On August 5, 1962, Betty Nunez went to the realtor's office to register to view the property. By March of 1963, the Nunez's had thought they had ownership, but a half-dozen other realtors had also sold the house and the estate was still in probate.

A judge decided that the price of the house would be 10% over the price of the highest bidder. [Gilbert and Betty Nunez] won but they ended up paying 5 times what the house was worth. They moved in during the month of September in 1963 and were given the opportunity to purchase any of the furniture that was in the house. These pieces have been in their possession since September of 1963 until bought privately by the current owner in 1997.<sup>44</sup>

In May 1963, Judge Clyde C. Triplett approved the bid of \$92,150 submitted by physician Gilbert M. Nunez, and Nunez and his wife Betty became the new owners of 12305 5<sup>th</sup> Helena Drive.<sup>45</sup> The couple's acquisition of the home also included some of its contents, including furniture, carpets and drapes, and a variety of Marilyn Monroe's personal possessions, including her Hoover vacuum cleaner.<sup>46</sup>

Gilbert Nunez died at the home in October 1972.<sup>47</sup> Following his passing, the house through a series of successive owners, and was publicly listed for sale at least three times: in 1985,<sup>48</sup> in 1986,<sup>49</sup> and again in 2010.<sup>50</sup> These more recent owners have made a number of alterations and additions to the property, including the construction of an addition connecting the original detached garage and guest house with the main residence as well as the addition of a freestanding studio at the rear of the property. As detailed by Gary Vitacco-Robles, many of the interior fixtures, finishes, and materials – including wall plaster, flooring, and cabinetry and tile – have likely been removed and subsequently replaced with contemporary materials.<sup>51</sup> In addition, according to Vitacco-Robles, the original scalloped wooden

<sup>41</sup> "Research Unit Here Acquired by Stanford," *Los Angeles Times*, November 15, 1953.

<sup>42</sup> "Huge Mexico Offshore Oil Find Brings Merger," *Los Angeles Mirror*, March 31, 1961.

<sup>43</sup> "12305 5TH HELENA DRIVE," classified advertisement, *Los Angeles Times*, November 17, 1961.

<sup>44</sup> "PRESS RELEASE," Julien's Auctions, <https://www.juliensauctions.com/exhibition-press-release?id=240> (accessed September 2023). See also

"Marilyn's Brentwood Home Sold," *Los Angeles Citizen-News*, May 8, 1963.

<sup>45</sup> "Marilyn's Brentwood Home Sold," *Los Angeles Citizen-News*, May 8, 1963.

<sup>46</sup> "Marilyn's Brentwood Home Sold," *Los Angeles Citizen-News*, May 8, 1963; and Vitacco-Robles, 208.

<sup>47</sup> "Gilbert Nunez; Noted Surgeon," *Los Angeles Times*, October 18, 1972.

<sup>48</sup> "OPEN THURSDAY 1-3," classified advertisement, *Los Angeles Times*, August 1, 1985.

<sup>49</sup> "NEW EXCLUSIVES," classified advertisement, *Los Angeles Times*, April 20, 1986.

<sup>50</sup> "12305 5<sup>th</sup> Helena Drive, Brentwood," display advertisement, *Los Angeles Times*, July 17, 2010.

<sup>51</sup> Vitacco-Robles, 208-210.

fence purchased by Marilyn from Raese Period Furniture is replaced with an electronic steel barrier, and during the 1984 Olympics – which were held in Los Angeles – the owner also removed the original gates to make the house “less recognizable to the many tourists invading the city that year.”<sup>52</sup>

The property was most recently purchased in 2023 and today remains a private residence.

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<sup>52</sup> Vitacco-Robles, 209.

**Chronology A: Life of Marilyn Monroe**

Film appearances are noted by the month of the film's initial American premiere and/or release.

Uncredited and/or unconfirmed roles are not included.

<b>1926</b>	<p><b>June:</b> Marilyn Monroe is born as Norma Jeane Mortenson on June 1, 1926, to Gladys Baker at Los Angeles General Hospital in Los Angeles, California.</p> <p>Two weeks later, Norma Jeane is placed in the foster care of Albert and Ida Bolender in Hawthorne, California. She remains in the Bolenders' care for seven years.</p>
<b>1933</b>	<p><b>June:</b> Gladys Baker reclaims custody of her daughter, Norma Jeane, and the pair move to a small apartment in Hollywood.</p> <p><b>August:</b> Gladys Baker purchases a house in Hollywood and relocates there with Norma Jeane. In order to better afford the home's mortgage payments, Gladys rents most of the house to another married couple. During this period, Norma Jeane attends Selma Avenue Elementary School.</p> <p><b>October:</b> Following news of her grandfather's suicide, Gladys Baker falls into a deep depression.</p>
<b>1934</b>	Gladys Baker is admitted to a rest home in Santa Monica and is subsequently transferred to Los Angeles General Hospital for psychiatric care. Norma Jeane remains at home in the care of the pair's housemates and her mother's close friend, Grace McKee.
<b>1935</b>	<b>September:</b> Grace McKee surrenders Norma Jeane to the Los Angeles Orphans Home. During her time at the orphanage, she is educated at the nearby Vine Street Elementary School.
<b>1936</b>	<b>February:</b> Grace McKee files a petition for guardianship of Norma Jeane.
<b>1937</b>	<p><b>June:</b> Grace McKee's petition for guardianship is granted, and Norma Jeane leaves the Los Angeles Orphans Home to reside with Grace McKee and her husband, Ervin "Doc" Goddard.</p> <p><b>November:</b> Following an inappropriate advance by Doc Goddard, Grace McKee Goddard sends Norma Jeane to live with relatives of Gladys Baker in Compton.</p>
<b>1938</b>	<p><b>March:</b> Following an erroneous notification of her former husband's death, a distraught Gladys Baker attempts to escape the asylum in Norwalk and, as a result, is transferred to a more secure facility near San Francisco</p> <p><b>Autumn:</b> Grace McKee Goddard brings Norma Jeane back to Los Angeles to reside with Grace's aunt, Ana Lower. Norma Jeane begins school at Emerson Junior High in West Los Angeles.</p>
<b>1940</b>	Ana Lower begins to experience health issues and, as a result, Norma Jeane returns to live with Doc and Grace Goddard.
<b>1941</b>	<p><b>June:</b> Norma Jeane graduates ninth grade at Emerson Junior High School.</p> <p><b>September:</b> Norma Jeane begins tenth grade at Van Nuys High School.</p> <p>Norma Jeane meets twenty-year-old James Dougherty, whose family lives next door to the Goddards, and the two begin dating.</p>

1942	<p><b>January:</b> Doc Goddard receives a promotion at work and he and Grace McKee Goddard prepare to move to West Virginia. Norma Jeane, who has been residing with the Goddards, moves back in with Ana Lower.</p> <p><b>March:</b> Ana Lower's health deteriorates further, and Norma Jeane is faced with returning to the orphanage. At his mother's encouragement, James Dougherty proposes marriage to Norma Jeane. She accepts and quits high school to prepare for her impending nuptials.</p> <p><b>June:</b> Norma Jeane marries James Dougherty on June 19<sup>th</sup> in Los Angeles, California. Following their wedding, the couple moves to a modest bungalow in Sherman Oaks.</p>
1943	<p>James Dougherty enlists in the Merchant Marines and is stationed at its Maritime Service Training Base on Catalina Island. Norma Jeane relocates to the island to reside there with her husband.</p>
1944	<p><b>Spring:</b> James Dougherty is sent to the Pacific war zone, and Norma Jeane returns to the mainland to live with Dougherty's mother in North Hollywood.</p> <p><b>April:</b> Norma Jeane begins working at the Radioplane Company, varnishing fuselage fabric.</p> <p><b>Autumn:</b> Norma Jeane meets photographer David Conover and poses for her first modeling photographs with the United States Army's First Motion Picture Unit. She continues working with Conover at his studio on Sunset Boulevard.</p>
1945	<p><b>January:</b> Norma Jeane quits Radioplane.</p> <p><b>Summer:</b> Norma Jeane continues to work with Conover, making publicity and glamour photographs in locations throughout California.</p> <p><b>August:</b> Norma Jeane applies to the Blue Book Agency and begins to secure professional modeling work.</p> <p><b>Autumn:</b> Norma Jeane leaves her mother-in-law's home and returns to live in the vacant unit of Ana Lower's duplex.</p> <p><b>December:</b> James Dougherty returns from overseas service.</p> <p>Norma Jeane makes her first photographs with photographer André de Dienes.</p>
1946	<p><b>January:</b> James Dougherty is recalled to duty in the Pacific. In her husband's absence, Norma Jeane continues her modeling work.</p> <p><b>May:</b> Norma Jeane files for divorce from James Dougherty.</p> <p><b>August:</b> Norma Jeane Dougherty signs a studio contract with Fox. She is twenty years old at the time. She also adopts the name Marilyn Monroe for professional use in her new film career.</p> <p><b>September:</b> Norma Jeane is granted a divorce from James Dougherty on September 13<sup>th</sup>.</p>

1947	<p><b>February:</b> Monroe’s contract with Fox is renewed and she is cast in her first two films.</p> <p><b>August:</b> Monroe’s contract with Fox is cancelled. She returns to modeling and continues with acting lessons.</p> <p><b>December:</b> Marilyn Monroe makes her film debut in <i>Dangerous Years</i> (Fox, 1947).</p>
1948	<p><b>March:</b> Monroe signs a contract with Columbia Pictures. Studio executives opt to model Monroe’s “look” after actress Rita Hayworth and her hair is bleached platinum blonde. She also begins working with acting coach Natasha Lytess.</p> <p>Monroe appears in <i>Scudda-Hoo! Scudda-Hay!</i> (Fox, 1948).</p> <p><b>September:</b> Monroe’s contract with Columbia Pictures is not renewed. She again returns to modeling and befriends Johnny Hyde, then vice president of the William Morris Agency, who works to secure roles in films for Monroe.</p> <p><b>December:</b> Monroe appears in <i>Ladies of the Chorus</i> (Columbia, 1948).</p>
1949	<p><b>October:</b> Monroe appears in <i>Love Happy</i> (United Artists, 1949).</p>
1950	<p><b>April:</b> Monroe appears in <i>A Ticket to Tomahawk</i> (Fox, 1950).</p> <p><b>May:</b> Monroe appears in <i>The Asphalt Jungle</i> (MGM, 1950).</p> <p><b>October:</b> Monroe appears in <i>The Fireball</i> (Fox, 1950). She also appears in <i>All About Eve</i> (Fox, 1950).</p> <p><b>December:</b> Johnny Hyde negotiates a seven-year contract for Monroe with 20<sup>th</sup> Century-Fox. Hyde dies days later of a heart attack.</p>
1951	<p><b>May:</b> Monroe appears in <i>Home Town Story</i> (MGM, 1951).</p> <p><b>June:</b> Monroe appears in <i>As Young as You Feel</i> (Fox, 1951).</p> <p><b>October:</b> Monroe appears in <i>Love Nest</i> (Fox, 1951). She also appears in <i>Let’s Make It Legal</i> (Fox, 1951).</p>
1952	<p><b>March:</b> News breaks – in a scoop orchestrated to her advantage by Monroe herself – that Monroe previously posed for nude photographs in 1949. Studio executives move to release her next three films quickly to capitalize on public interest.</p> <p><b>May:</b> Monroe appears in <i>Clash by Night</i> (RKO, 1952).</p> <p><b>July:</b> Monroe appears in <i>We’re Not Married!</i> (Fox, 1952). She also appears in <i>Don’t Bother to Knock</i> (Fox, 1952).</p> <p><b>August:</b> Monroe appears <i>O. Henry’s Full House</i> (Fox, 1952). She also appears in <i>Monkey Business</i> (Fox, 1952).</p>

1953	<p><b>January:</b> Monroe appears in <i>Niagara</i> (Fox, 1953).</p> <p><b>February:</b> <i>Photoplay</i> magazine honors Monroe with a special award as “Hollywood’s Fastest Rising Star.”</p> <p><b>July:</b> Monroe appears in <i>Gentlemen Prefer Blondes</i> (Fox, 1953).</p> <p><b>September:</b> Monroe makes her television debut on the <i>Jack Benny Show</i> in the episode “Honolulu Trip.”</p> <p><b>November:</b> Monroe appears in <i>How to Marry a Millionaire</i> (Fox, 1953).</p> <p><b>December:</b> Monroe’s previous nude photographs are acquired by Hugh Hefner, who publishes them in the inaugural issue of <i>Playboy</i> magazine, which features Monroe as both the cover model and the centerfold.</p>
1954	<p><b>January:</b> Monroe, growing tired of her treatment by 20<sup>th</sup> Century-Fox, begins to battle with studio executives, resulting in her suspension after refusing to film another musical comedy.</p> <p>Monroe marries baseball player Joe DiMaggio on January 14<sup>th</sup> in San Francisco, California.</p> <p>That same month, Monroe wins a Golden Globe Award for World Film Favorite (Female).</p> <p><b>February:</b> <i>Photoplay</i> honors Monroe with an award for “Most Popular Female Film Star.”</p> <p><b>March:</b> Monroe settles her battle with 20<sup>th</sup> Century-Fox and returns to work under a new contract.</p> <p><b>April:</b> Monroe appears in <i>River of No Return</i> (Fox, 1954), the last film she completed prior to her suspension.</p> <p><b>September:</b> Monroe films the famous “subway grate scene” for her upcoming film, <i>The Seven Year Itch</i>, on Lexington Avenue in New York City.</p> <p><b>October:</b> Monroe files for divorce from Joe DiMaggio.</p> <p><b>December:</b> Monroe appears in <i>There’s No Business Like Show Business</i> (Fox, 1954).</p> <p>Monroe partners with photographer Milton Greene to establish their own independent production company, Marilyn Monroe Productions (MMP).</p>
1955	<p>Monroe relocates to Manhattan to study acting and meets acting coach Lee Strasberg and his wife, Paula, who replaces Natasha Lytess as Monroe’s mentor. She also begins psychoanalysis.</p> <p><b>June:</b> Monroe appears in <i>The Seven Year Itch</i> (Fox, 1955). She is later nominated for a British Academy of Film and Television Arts (BAFTA) Best Foreign Actress Award for her role in 1956.</p> <p><b>October:</b> Monroe is granted a divorce from Joe DiMaggio on October 31<sup>st</sup>.</p> <p>Monroe signs a new contract with 20<sup>th</sup> Century-Fox, granting her the right to choose her own projects, directors, and cinematographers.</p>

1956	<p>After several years of using the name professionally, Monroe legally changes her given name from Norma Jeane Mortensen to Marilyn Monroe.</p> <p><b>June:</b> Monroe marries playwright Arthur Miller on June 29<sup>th</sup> in a civil ceremony in White Plains, New York. A religious ceremony is later held on July 1<sup>st</sup>.</p> <p><b>August:</b> Monroe appears in <i>Bus Stop</i> (Fox, 1956), the first film developed under her new contract. She is later nominated for a Golden Globe Award for Best Actress in a Comedy or Musical for her role in 1957.</p> <p>Monroe begins filming <i>The Prince and the Showgirl</i>, her first independent production under the auspices of MMP, in England. Following the completion of filming she returns to the United States and begins a hiatus from filming activity in order to concentrate on family life with Miller on the East Coast.</p>
1957	<p>Monroe and Milton Greene begin to disagree over the direction of MMP, so she buys out his share of the company.</p> <p><b>June:</b> Monroe appears in <i>The Prince and the Showgirl</i> (Warner Bros., 1957). She is later nominated for a BAFTA Best Foreign Actress Award and also wins the David di Donatello Golden Plate Award from the Accademia del Cinema Italiano for her role in 1958.</p>
1958	<p>Monroe returns to Hollywood to begin filming <i>Some Like It Hot</i>. Following the conclusion of filming, Monroe returns to private life.</p>
1959	<p><b>March:</b> Monroe appears in <i>Some Like It Hot</i> (Walter Mirisch/United Artists, 1959). She later wins a Golden Globe Award for Best Actress in a Musical or Comedy for her role in 1960.</p>
1960	<p>Monroe is honored with a star on the Hollywood Walk of Fame.</p> <p><b>September:</b> Monroe appears in <i>Let's Make Love</i> (Fox, 1960).</p> <p><b>November:</b> Monroe announces her separation and impending divorce from Arthur Miller on November 11<sup>th</sup>.</p>
1961	<p><b>January:</b> Monroe travels to Mexico to secure a divorce from Arthur Miller, which is granted on January 24<sup>th</sup>.</p> <p>That same month, Monroe appears in <i>The Misfits</i> (Seven Arts/United Artists, 1961).</p> <p>Throughout the first half of the year, Monroe struggles with both her physical and mental health, resulting in multiple hospitalizations, including an extended stay in a psychiatric ward in New York. Following her recovery, Monroe returns to Los Angeles, intending to make the city her permanent home.</p>

1962	<p><b>January: Monroe purchases the residence at 12305 5<sup>th</sup> Helena Drive.</b></p> <p><b>February:</b> Monroe travels to New York, where she begins discussions regarding seminal magazine interviews that will take place later in the year, and then Florida for a brief visit with her former father-in-law, Isadore Miller.</p> <p>Monroe travels to Mexico for eleven days as part of a planned publicity tour, conceived to showcase Monroe – newly slender and healthy – shopping for items for her new home.</p> <p><b>March:</b> Monroe returns to Los Angeles and moves into her new home on 5<sup>th</sup> Helena Drive.</p> <p>Monroe begins script meetings for her upcoming production, <i>Something's Got to Give</i>.</p> <p>That same month, she wins a Golden Globe Award for World Film Favorite (Female).</p> <p><b>April:</b> Filming commences for <i>Something's Got to Give</i> on April 23<sup>rd</sup>; Monroe is seriously ill with a sinus infection and misses the first week of filming.</p> <p><b>May:</b> Struggling to recover from her illness and now heavily medicated by her various doctors, Monroe continues to miss days of filming while studio executives struggle to rewrite the script and keep production on target.</p> <p>On May 16<sup>th</sup>, 20<sup>th</sup> Century-Fox sends a breach of contract notice to Monroe's representatives, charging her with failure to work.</p> <p>Monroe travels to New York to appear at a birthday gala on May 19<sup>th</sup> for President John F. Kennedy, where she famously sings "Happy Birthday, Mr. President."</p> <p>Monroe returns to Los Angeles on May 20<sup>th</sup> and returns to work on May 21<sup>st</sup>.</p> <p><b>June:</b> Monroe celebrates her thirty-sixth birthday on set on June 1<sup>st</sup> and later appears at a charity baseball game. This outing proves to be the last public appearance before her untimely death.</p> <p>Monroe, fearing she is about to be fired, fails to report to set on June 4<sup>th</sup>. Studio executives warn Monroe's representatives she is about to be sued for breach of contract; according to some accounts, this move is a cover for Fox's desire to shut down production entirely.</p> <p>Monroe has an accidental fall at home, causing bruising to her face and rendering her unable to appear on camera. On June 7<sup>th</sup>, Fox files a lawsuit against MMP for breach of contract, effectively firing Monroe from production.</p> <p>News of Monroe's dismissal sparks increased media attention and requests for interviews and photographs. Monroe commences several days sitting for photographer Bert Stern for an upcoming portfolio in <i>Vogue</i> – her first for the magazine. She also meets with photographer George Barris to photograph a portfolio for <i>Cosmopolitan</i>.</p> <p>Monroe, who is invited to attend a dinner party at the home of Peter and Patricia Lawford on June 27<sup>th</sup>, gives the Lawfords – along with then-United States Attorney General Robert F. Kennedy – a tour of her home.</p>
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<p><b>1962</b> <b>continued</b></p>	<p><b>July:</b> Monroe meets with reporter Richard Meryman, who is conducting an interview for <i>LIFE</i> magazine. She also gives Meryman a tour of her home and allows herself to be photographed at home for publication for the first time.</p> <p>Monroe meets with Sidney Skolsky to discuss producing a biopic of Jean Harlow, and the pair travel to Palm Springs to meet with Harlow's mother.</p> <p>Monroe meets with a Fox studio executive at her home to discuss resuming filming on <i>Something's Got to Give</i>, a move now rendered possible by a front office shakeup at Fox that left room for Monroe to return.</p> <p><b>August:</b> Monroe signs a new contract with Fox on August 1<sup>st</sup> to resume filming on <i>Something's Got to Give</i> in October.</p> <p>Monroe takes meetings and telephone calls throughout the first week of August concerning the development of a potential new film, <i>I Love Louisa</i>.</p> <p>Marilyn Monroe dies at her home at 12305 5<sup>th</sup> Helena Drive on August 5<sup>th</sup>.</p>
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### Chronology B: Residences of Marilyn Monroe

Between location filming, production obligations, and changes in her personal life, Marilyn Monroe rarely occupied a residence for more than a few months at a time, and frequently returned to places in which she had resided previously. In some cases, she maintained a presence at multiple addresses simultaneously, and it is unclear at which location she resided.

Addresses and location information are derived from primary source records, census records, voter registration records, city directories, and additional records furnished or referenced in secondary sources. Substantial information has been derived from Donald Spoto's *Marilyn Monroe: The Biography* as well as the Cursum Perficio website. Every effort has been made to provide as much detail as possible, with the understanding that information is limited to available – and sometimes conflicting – records and may not entirely reflect the accuracy of Marilyn Monroe's day-to-day living situation.

Addresses of residences dating from Monroe's childhood or those homes in which she resided prior to the commencement of her productive life are not included.

Year	Month(s)	Address / Location	Current Alteration Status
1946	August – December	Location unknown	Unknown
1947	January – August	Location unknown	Unknown
	September - December	8499 Fountain Avenue West Hollywood	Extant Outside Los Angeles
1948	January – June	8499 Fountain Avenue West Hollywood	Extant Outside Los Angeles
	June - December	Hollywood Studio Club 1215 North Lodi Street	Extant – HCM No. 175
1949	January – Spring	Hollywood Studio Club 1215 North Lodi Street	Extant – HCM No. 175
	Spring – December	718 North Palm Drive Beverly Hills	Extant Outside Los Angeles
1950	January - Spring	718 North Palm Drive Beverly Hills	Extant Outside Los Angeles
	Spring - Autumn	Beverly Carlton Hotel 9400 Olympic Boulevard	Extant – Altered
	Autumn – December	1301 North Harper Avenue West Hollywood	Extant Outside Los Angeles
1951		Beverly Carlton Hotel 9400 Olympic Boulevard	Extant – Altered
1952	Dates/Months Unknown	Hotel Bel-Air 701 Stone Canyon Road Los Angeles	Extant
	Dates/Months Unknown	Hilldale Avenue West Hollywood	Unknown
	May	882 North Doheny Drive West Hollywood	Extant – Altered Outside Los Angeles
	June – July	Location Filming ( <i>Niagara</i> )	N/A
	August – September	Location unknown	Unknown

Year	Month(s)	Address / Location	Current Alteration Status
	October – November	2393 Castilian Drive Los Angeles	Extant
	December	Beverly Hills Hotel 9461 Sunset Boulevard Beverly Hills	Extant Outside Los Angeles
1953	January – March	Beverly Hills Hotel 9461 Sunset Boulevard Beverly Hills	Extant Outside Los Angeles
	April - May	Location unknown	Unknown
	June – August	Location Filming ( <i>River of No Return</i> )	N/A
	September - December	Location unknown	Unknown
1954	January - February	Location unknown	Unknown
	March	Beverly Hills Hotel 9461 Sunset Boulevard Beverly Hills	Extant Outside Los Angeles
	April – May	San Francisco, location unknown	N/A
	June – October	508 North Palm Drive Beverly Hills	Extant Outside Los Angeles
	November – December	8336 De Longpre Avenue West Hollywood	Extant Outside Los Angeles
1955	January – April	Gladstone Hotel 114 East 52 <sup>nd</sup> Street New York City	Extant – Altered Outside Los Angeles
	April – Autumn	Waldorf Astoria 301 Park Avenue New York City	Extant Outside Los Angeles
	Autumn -December	2 Sutton Place New York City	Extant Outside Los Angeles
1956	January - February	2 Sutton Place New York City	Extant Outside Los Angeles
	March – May	595 North Beverly Glen Boulevard Los Angeles	Extant
	June – July	2 Sutton Place New York City	Extant Outside Los Angeles
	July – November	Location Filming ( <i>The Prince and the Showgirl</i> )	N/A
	November - December	2 Sutton Place New York City	Extant Outside Los Angeles
1957	Dates/Months Unknown (concurrent)	444 East 57 <sup>th</sup> Street, 13 <sup>th</sup> floor New York City	Altered Outside Los Angeles
		64 Deep Lane Amagansett, New York	Status Unknown Outside Los Angeles
		232 Tophet Road Roxbury, CT	Extant - Altered Outside Los Angeles

Year	Month(s)	Address / Location	Current Alteration Status
1958	January - June	444 East 57 <sup>th</sup> Street, 13 <sup>th</sup> floor New York City	Altered Outside Los Angeles
	July - August	Beverly Hills Hotel 9461 Sunset Boulevard Beverly Hills	Extant Outside Los Angeles
	September – November	Location Filming ( <i>Some Like It Hot</i> )	N/A
	November – December	444 East 57 <sup>th</sup> Street New York City	Altered Outside Los Angeles
1959		444 East 57 <sup>th</sup> Street New York City	Altered Outside Los Angeles
1960	January – June	Beverly Hills Hotel 9461 Sunset Boulevard Beverly Hills	Extant Outside Los Angeles
	July – October	Location Filming ( <i>The Misfits</i> )	N/A
	November – December	444 East 57 <sup>th</sup> Street New York City	Altered Outside Los Angeles
1961	January - March	444 East 57 <sup>th</sup> Street New York City	Altered Outside Los Angeles
	April - July	Location unknown; possibly home of Frank Sinatra	Unknown
	August – December	882 North Doheny Drive West Hollywood	Extant – Altered Outside Los Angeles
1962	January – March	882 North Doheny Drive West Hollywood	Extant – Altered Outside Los Angeles
	March – August	12305 5 <sup>th</sup> Helena Drive Los Angeles	Subject Property

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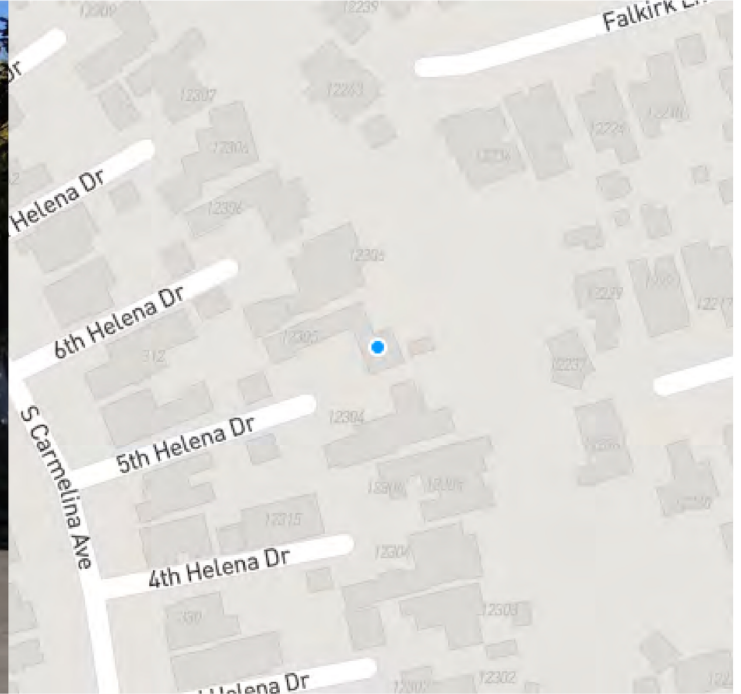
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## Historic Resource - 12305 W 5TH HELENA DR

Report Date: January 3, 2024



### Names

12305 W 5TH HELENA DR (Primary)  
Marilyn Monroe Residence (Alternative)  
"Cursum Perficio" (Alternative)

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### Location Information

#### Address/es

12305 W 5TH HELENA DR (Primary)

#### Administrative Areas

Brentwood - Pacific Palisades Community Plan Area (Community Plan Area)  
Los Angeles City Council District 11 (Council District)  
BRENTWOOD NEIGHBORHOOD (Neighborhood)

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## Important Dates

*Start Date*

1929

*Type*

Built Date

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## Evaluation Details

### Date

*Evaluated*

2013-06-26

### Context, Theme, Property Type

Entertainment Industry - 1908-1980; ; Residential Properties Associated with the Entertainment Industry - 1908-1980; Residential Properties Associated with Significant Persons in the Entertainment Industry - 1908-1980; Residential; Single-Family Residence

### Eligibility Standards

Individual must be proven to have made an important contribution to the entertainment industry

More research needed

### Integrity Aspects

No Integrity Aspects checked

### California Historical Resource Status Codes

QQQ - May be eligible; additional research needed.

### Significance Statement

Final home of screen actress Marilyn Monroe. Monroe purchased this house in March 1962, the only home she ever owned; she named the residence "Cursum Perficio." She died of an overdose of sleeping pills in this location in August of the same year. The property is not fully visible from the public right-of-way; therefore, the evaluation could not be completed.

### Period of Significance

*From Date*

1962

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## Classification

*Resource Type Classification*  
Building

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## Property Descriptors

*Heritage Resource Type*  
California OHP Resource Attribute - HP02. Single family property  
*Style*  
Spanish Colonial Revival

*Heritage Resource Type*  
Residential-Single Family - House  
*Use Type*  
Historic

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## Alterations

*Type*  
Unknown/not visible  
Not fully visible from the public right-of-way

## Related Resources and Records

## Person or Group

Historic Resources Group  
( was surveyed by / surveyed )

Marilyn Monroe  
( was made significant by / contributed to the significance of )

## Historic Resources Survey

SurveyLA - Brentwood - Pacific Palisades Survey  
( was assessed in / assessed )

## Administrative Area

BRENTWOOD NEIGHBORHOOD

Brentwood - Pacific Palisades Community Plan Area

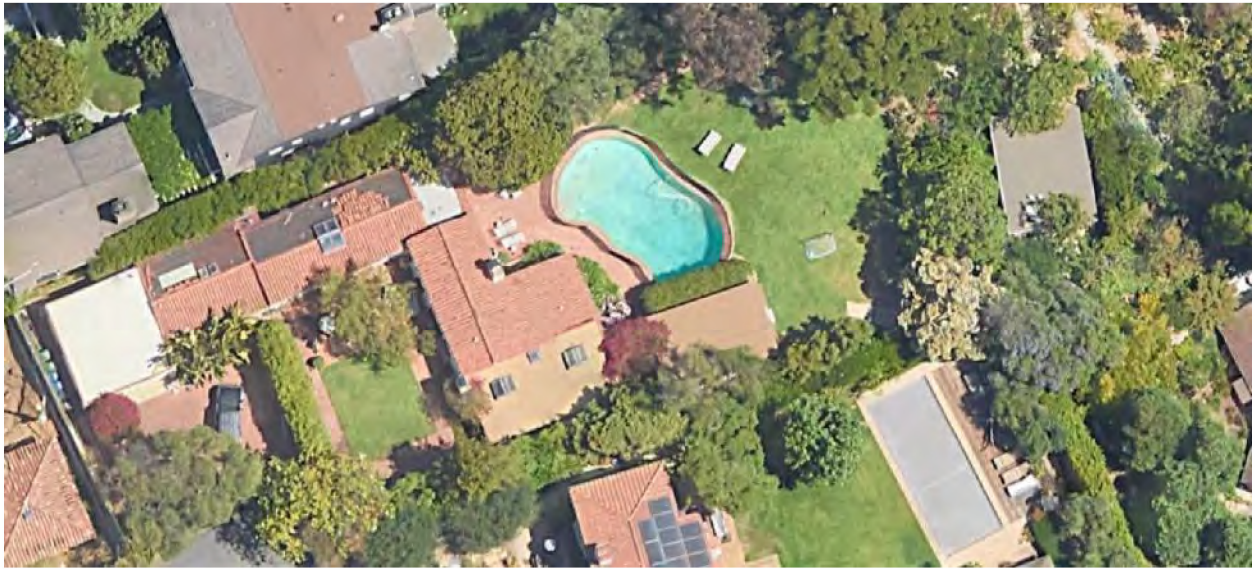
Los Angeles City Council District 11

## **Information Record**

SurveyLA: Brentwood-Pacific Palisades Historic Resources Survey Report  
( is referred to in / refers to )

12305 W 5TH HELENA DR - PHOTO  
( is represented by / represents )

## APPENDICES: EXISTING CONDITIONS PHOTOGRAPHS<sup>1</sup>



12305 5<sup>th</sup> Helena Drive, aerial view. The terminus of 5<sup>th</sup> Helena Drive is visible in the bottom left corner. Google Maps.



12305 5<sup>th</sup> Helena Drive, view looking east toward the rear of the property.

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<sup>1</sup> Access to the residence was not available during the preparation of this nomination. Except where otherwise noted, the following existing conditions photographs been captured from the following YouTube video: "HELP SAVE: The Final Home of Marilyn Monroe," September 19, 2023, <https://www.youtube.com/watch?v=zyC76FEMbAw> (accessed November 2023).





View looking east toward the entrance courtyard and primary (west) façade and primary entrance.



View looking east toward the rear of the property. The recreation room is visible to the right.

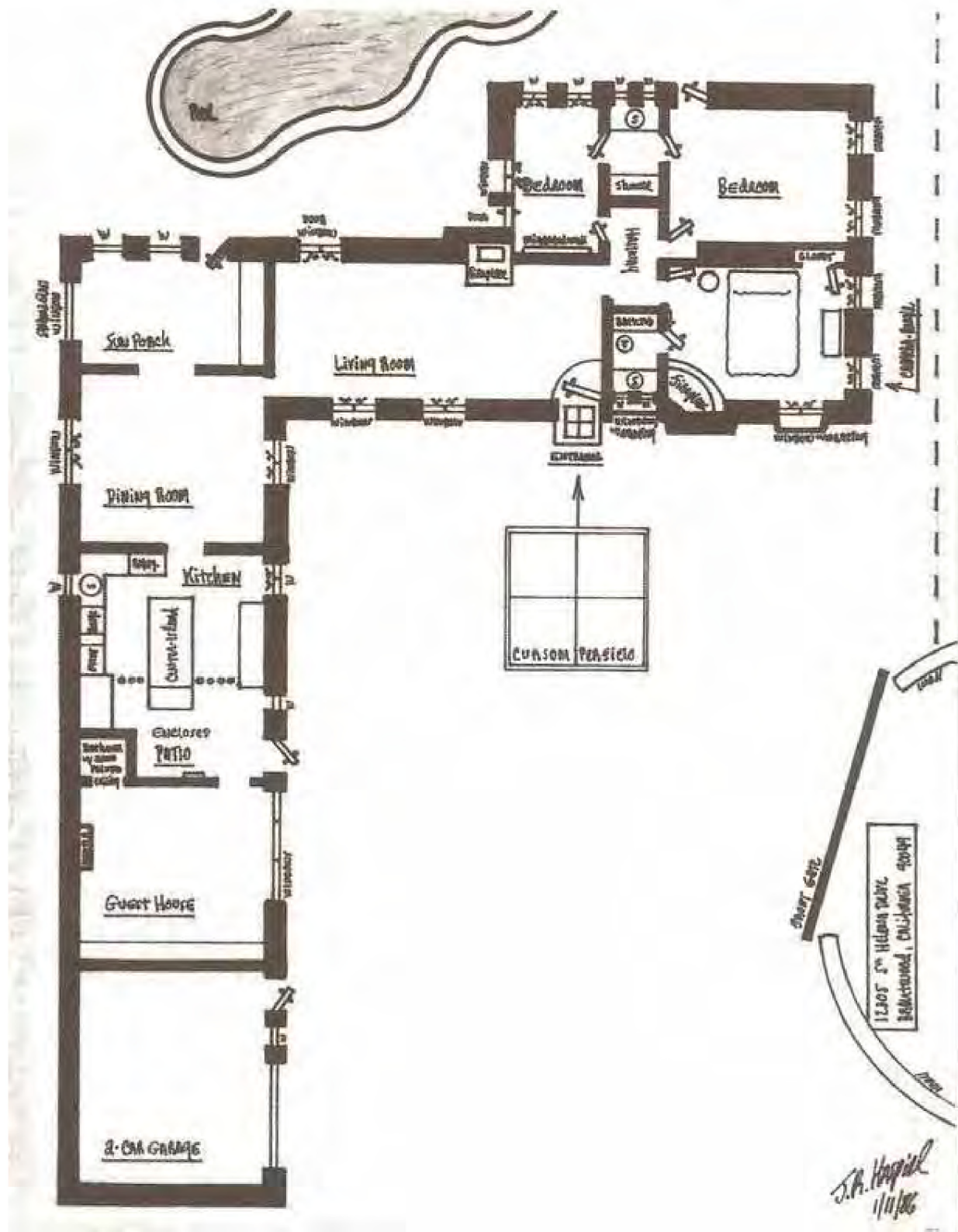




View looking west toward South Carmelina Avenue.

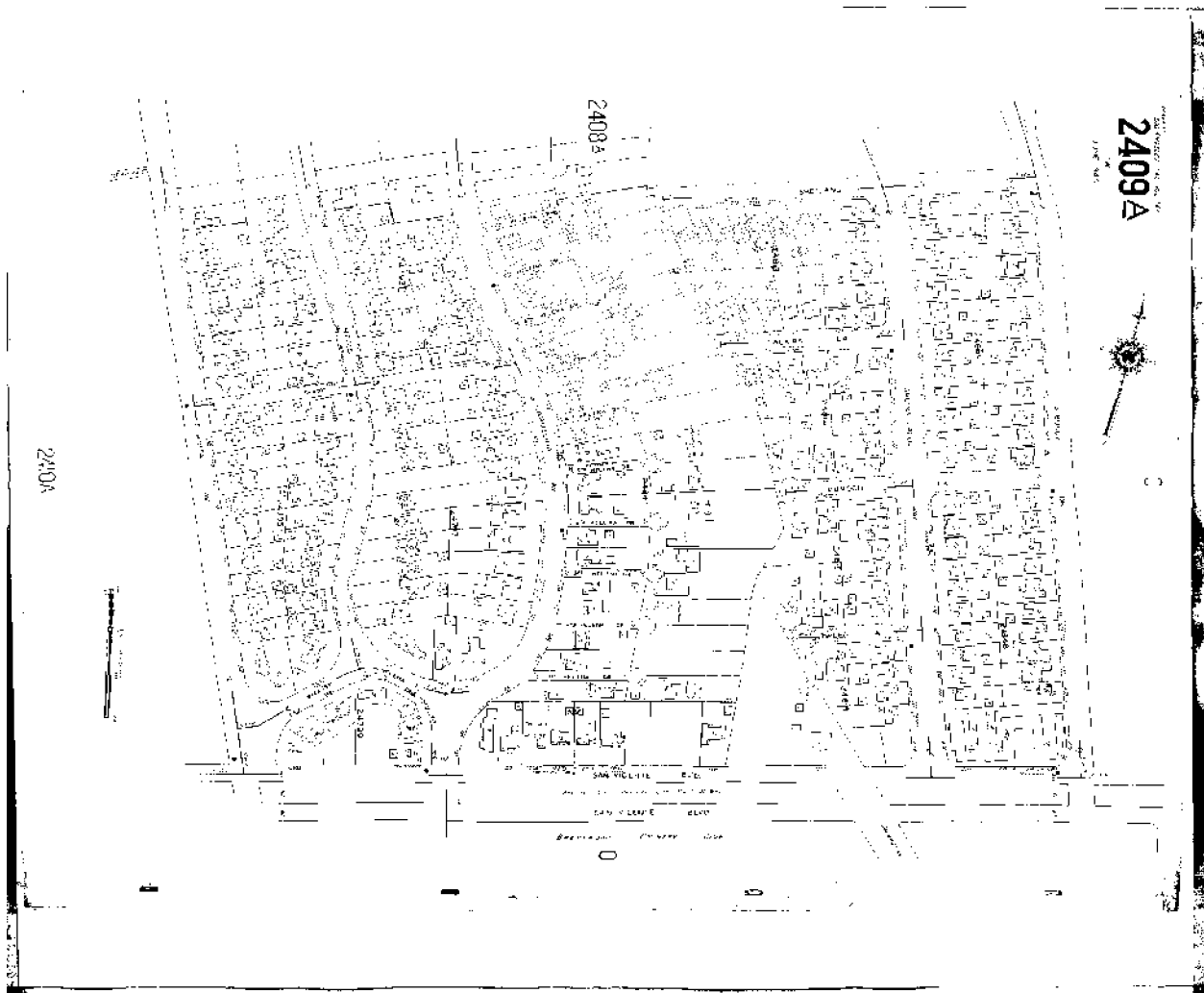


View looking west toward recreation room (left) and rear façade of main residence (center).



A contemporary floor plan depicting the organization of the main residence, garage, and guest house. The dotted line denotes the original boundary between the kitchen and the walled courtyard. Courtesy of CursumPerficio.net.

## APPENDICES: HISTORICAL MAPS



Digital Sanborn Maps, 1867-1970. Los Angeles, 1906-January 1951. Volume 24, 1926 – October 1950. Sheet 2409. ProQuest.



## APPENDICES: HISTORICAL AERIAL PHOTOGRAPHS



Flight C-30, Frame C-3, March 1, 1927. Courtesy of UCSB Library Geospatial Collection.

City of Los Angeles Historic-Cultural Monument Nomination  
**Marilyn Monroe Residence, 12305 5<sup>th</sup> Helena Drive**



Flight C-300, Frame J-255, January 1, 1928. Courtesy of UCSB Library Geospatial Collection.

**City of Los Angeles Historic-Cultural Monument Nomination**  
**Marilyn Monroe Residence, 12305 5<sup>th</sup> Helena Drive**



Flight AXJ-1938, Frame 16A, January 1, 1938. Courtesy of UCSB Library Geospatial Collection.

City of Los Angeles Historic-Cultural Monument Nomination  
**Marilyn Monroe Residence, 12305 5<sup>th</sup> Helena Drive**



Flight IMC-T-LA-1, Frame 1-123, July 3, 1959. Courtesy of UCSB Library Geospatial Collection.

**City of Los Angeles Historic-Cultural Monument Nomination**  
**Marilyn Monroe Residence, 12305 5<sup>th</sup> Helena Drive**





Flight TG-2755, Frame 18-11, March 1, 1971. Courtesy of UCSB Library Geospatial Collection.

**City of Los Angeles Historic-Cultural Monument Nomination**  
**Marilyn Monroe Residence, 12305 5<sup>th</sup> Helena Drive**

## **APPENDICES: HISTORICAL PHOTOGRAPHS**

All of the photos below depict the property as it appeared in 1962 at the time of Marilyn Monroe's residency. Her housekeeper, Mrs. Murray, frequently photographed the property to document the progress of renovations, and the site was also extensively photographed at the time of Monroe's death.

### **Exterior Photographs**



View looking east across the entrance courtyard to the main residence. The original walled courtyard and guest house are visible to the left. Courtesy of CursumPerficio.net.





View looking northeast toward the primary entrance. Courtesy of CursumPerficio.net.



View looking east across the courtyard. The walled courtyard and guest house are visible to the left. Courtesy of CursumPerficio.net.





View looking northeast toward the main residence (right) and original walled courtyard (left). Courtesy of Gary Vitacco-Robles.



View looking north from the entrance gate toward the original walled courtyard (right) and the guest house (left). Courtesy of Gary Vitacco-Robles.



View looking northwest toward the garage. Courtesy of CursumPerficio.net.



View looking west across the back yard toward the main residence. Courtesy of Gary Vitacco-Robles.





Rear (west) façade, view looking east. Courtesy of CursumPerficio.net.



Rear (west) façade detail, view looking east. Courtesy of CursumPerficio.net.

City of Los Angeles Historic-Cultural Monument Nomination  
**Marilyn Monroe Residence, 12305 5<sup>th</sup> Helena Drive**





Rear (west) façade detail, view looking east. Courtesy of CursumPerficio.net.



View looking southeast across pool toward rear (west) façade. Courtesy of CursumPerficio.net.





View looking east across patio and pool to the eastern end of the property. Courtesy of Gary Vitacco-Robles.

## Interior Photographs



Living room, view looking toward the bedroom wing. Courtesy of CursumPerficio.net.



Living room, view looking toward the dining room. The wall paneling has since been removed. Courtesy of CursumPerficio.net.





Sunroom, view looking out toward pool and patio. Courtesy of Gary Vitacco-Robles.

City of Los Angeles Historic-Cultural Monument Nomination  
**Marilyn Monroe Residence, 12305 5<sup>th</sup> Helena Drive**



Sunroom, with dining room to right. Courtesy of CursumPerficio.net.



Sunroom, floor detail. Courtesy of CursumPerficio.net.



Sunroom, view looking through to dining room, with kitchen visible at the rear. Courtesy of CursumPerficio.net.





Dining room, view looking in from living room. Courtesy of CursumPerficio.net.

**City of Los Angeles Historic-Cultural Monument Nomination**  
**Marilyn Monroe Residence, 12305 5<sup>th</sup> Helena Drive**





Dining room, view looking in from sunroom. The kitchen is visible to the left. Courtesy of CursumPerficio.net.



Kitchen, view looking in from dining room. Courtesy of CursumPerficio.net.



Kitchen, breakfast nook and tile detail. Courtesy of CursumPerficio.net.

City of Los Angeles Historic-Cultural Monument Nomination  
**Marilyn Monroe Residence, 12305 5<sup>th</sup> Helena Drive**



Kitchen, view looking toward breakfast nook and service entrance (to right). Courtesy of CursumPerficio.net.





Master bathroom, tile vanity detail. This photo dates from the 1990s, and while the tile shown is original to Marilyn Monroe's residency, the vanity was subsequently repainted. Courtesy of CursumPerficio.net.

**City of Los Angeles Historic-Cultural Monument Nomination**  
**Marilyn Monroe Residence, 12305 5<sup>th</sup> Helena Drive**



Master bathroom, wall and floor tile detail. This photo dates from the 1990s, and while the tile shown is original to Marilyn Monroe's residency, the vanity was subsequently repainted. Courtesy of CursumPerficio.net.

**City of Los Angeles Historic-Cultural Monument Nomination**  
**Marilyn Monroe Residence, 12305 5<sup>th</sup> Helena Drive**





Master bathroom, tile detail. This photo dates from the 1990s, and while the tile shown is original to Marilyn Monroe's residency, the vanity was subsequently repainted. Courtesy of CursumPerficio.net.

City of Los Angeles Historic-Cultural Monument Nomination  
**Marilyn Monroe Residence, 12305 5<sup>th</sup> Helena Drive**

# APPLICATION TO ERECT A NEW BUILDING AND FOR A CERTIFICATE OF OCCUPANCY

Form B-1-2-2-3-45  
**CITY OF LOS ANGELES**  
DEPARTMENT  
OF  
BUILDING AND SAFETY  
BUILDING DIVISION

Lot No. 20

Tract 5462

Location of Building 12305 FIFTH HELENA DRIVE  
(House Number and Street)

Approved by  
City Engineer

Between what cross streets 4TH & 5TH HELENA DRIVE

Deputy

USE INK OR INDELIBLE PENCIL

1. Purpose of building SWIMMING POOL (PRIVATE) Families \_\_\_\_\_ Rooms \_\_\_\_\_  
(Store, Dwelling, Apartment House, Hotel or other purpose)
2. Owner Mr. James B. J. RUTHERFORD Phone \_\_\_\_\_  
(Print Name) Bldg
3. Owner's address 10567 SANTA MONICA P. O. LOS ANGELES
4. Certificated Architect NONE State License No. \_\_\_\_\_ Phone \_\_\_\_\_
5. Licensed Engineer WILLIS T. BINDER State License No. 6336 Phone ST-5119
6. Contractor LONDON, INC. State License No. 87872 Phone SE-2181
7. Contractor's address 5920 SEPULVEDA BLVD. VAN NIS 71110
8. VALUATION OF PROPOSED WORK (Including all labor and material and all permanent lighting, heating, ventilating, water supply, plumbing, fire sprinkler, electrical wiring and elevator equipment therein or thereon.) \$ 3000.00

9. State how many buildings NOW on lot and give use of each. HOUSE & GARAGE  
(Store, Dwelling, Apartment House, Hotel or other purpose)
10. Size of new building 20' x 40' No. Stories \_\_\_\_\_ Height to highest point \_\_\_\_\_ Size lot 30' x 162'
11. Material Exterior Walls REINFORCED CONCRETE Type of Roofing \_\_\_\_\_
12. For Accessory Buildings and similar structures:
  - (a) Footing: Width \_\_\_\_\_ Depth in Ground 8'-6" Width of Wall \_\_\_\_\_
  - (b) Size of Studs \_\_\_\_\_ Material of Floor \_\_\_\_\_
  - (c) Size of Floor Joists \_\_\_\_\_ Size of Rafters \_\_\_\_\_

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 Compensation Insurance.

DISTRICT OFFICE **WEST L.A.**

Sign here \_\_\_\_\_  
(Owner or authorized agent)  
By \_\_\_\_\_

## FOR DEPARTMENT USE ONLY

PLAN CHECKING				REINFORCED CONCRETE				F E E S	
Date <u>AUG-8 1952</u>				Bbls. Cement _____					
Receipt No. <u>3937</u>				Tons of Reinforcing Steel _____					
Valuation \$ <u>3000.00</u>				Bldg. Per _____				Cert. of Occupancy _____	
Fee Paid \$ <u>5.00</u>				Total <u>12</u>					
TYPE	GROUP	Maximum No. Occupants	Inside Lot	Corner Lot	Key Lot	Lot Size	Ft. front alley		CLERK
<u>POOL</u>							<u>20' x 40'</u>		
PERMIT No. <u>A18966</u>			Plans and Specifications checked <u>Aslohan</u>		Zone <u>R-1</u>		Fire District No. <u>7238</u>		DISTRIBUTER
			Corrections verified <u>Aslohan</u>		Blkg. Line _____		Street Widening _____		
PLANS			Plans, Specifications and Application checked and approved <u>Aslohan</u>		Application checked and approved <u>Domino</u>		Stamp here when Permit is issued		INSPECTOR
Specs. _____			For Plans See _____		Filed with _____		Continuous Inspection _____		
					SPRINKLER Specified - Required _____		Valuation Included _____		

F1183

Plot - 11A

SO. NETHER HILLS

HOUSE

POOL

11A-11B



3

APPLICATION TO ALTER - REPAIR - DEMOLISH  
AND FOR CERTIFICATE OF OCCUPANCY

Form B-3

CITY OF LOS ANGELES

DEPT. OF BUILDING AND SAFETY

INSTRUCTIONS: 1. Applicant to Complete Numbered Items Only.  
2. Plot Plan Required on Back of Original.

1. LEGAL LOT	20	BLK.	TRACT	5462	DIST. MAP	7238
2. BUILDING ADDRESS	12305 5th Helena				APPROVED	ZONE
						A-1
3. BETWEEN CROSS STREETS	Carmelina AND dead end					FIRE DIST
4. PRESENT USE OF BUILDING	Garage				NEW USE OF BUILDING	INSIDE KEY
					City Planning Workshop	
5. OWNER	Mr. & Mrs. Pagon				PHONE	COR LOT
					OR 28389	REV. COR.
6. OWNER'S ADDRESS	12305 5th Helena Dr. L.A.				P.O.	LOT SIZE
					ZONE	
7. CERT ARCH	None				STATE LICENSE	PHONE
						Irreg.
8. LIC. ENGR	None				STATE LICENSE	PHONE
						REAR ALLEY
9. CONTRACTOR	Owner				STATE LICENSE	PHONE
						SIDE ALLEY
10. CONTRACTOR'S ADDRESS	None				P.O.	ZONE
						Bldg. Line
						Affidavits
11. SIZE OF EXISTING BLDG.	STORIES	HEIGHT	NO. OF EXISTING BUILDINGS ON LOT AND USE			
26 x 20	1	10'	1 Dwell. & 1 Gar.			

3	12305 5th Helena				DISTRICT OFFICE	
				FLA		
12. MATERIAL	<input type="checkbox"/> WOOD <input checked="" type="checkbox"/> METAL <input type="checkbox"/> CONC. BLOCK		ROOF	<input type="checkbox"/> WOOD <input type="checkbox"/> STEEL		
EXT. WALLS:	<input type="checkbox"/> STUCCO <input type="checkbox"/> BRICK <input type="checkbox"/> CONCRETE		CONST.	<input type="checkbox"/> CONC. <input type="checkbox"/> OTHER		
				ROOFING	SPRINKLERS	
					REQ'D.	
					SPECIFIED	
13. VALUATION: TO INCLUDE ALL FIXED EQUIPMENT REQUIRED TO OPERATE AND USE PROPOSED BUILDING.			\$ 1,200.		BLDG. AREA	
14. SIZE OF ADDITION		STORIES	HEIGHT	VALUATION APPROVED		
22'6" x 24'		1	10'	[Signature]		
15. NEW WORK:		EXT. WALLS	ROOFING	APPLICATION CHECKED		
(DESCRIBE)		wood	Tar, gravel	Kuozeck		
Convert Garage to Playroom & add new garage.		Storage Rm.		PLANS CHECKED		
				[Signature]		
				CORRECTIONS VERIFIED		
				[Signature]		
				PLANS APPROVED		
				[Signature]		
				APPLICATION APPROVED		
				[Signature]		
				CONT. INSP		
				Grading		
				INSPECTOR		
				[Signature]		

I certify that in doing the work authorized hereby I will not employ any person in violation of the Labor Code of the State of California relating to workmen's compensation insurance.

SIGNED

TYPE	GROUP	MAX. OCC.	P.C.	S.P.C.	B.P.	I.F.	O.S.	C/O
V	A		3.00		1.00			

VALIDATION

CASHIER'S USE ONLY

WA-B.O.A. 2/4/5-73.00-10-29-V8  
WA-B.O.A. #26838-46.60-11-24-V8

This Form When Properly Validated is a Permit to Do the Work Described.

CITY OF LOS ANGELES

**Certificate of Occupancy**

**NOTE:** Any change of use or occupancy must be approved  
by the Department of Building and Safety.

Issued:

**April 2, 1959**

Address of  
Building

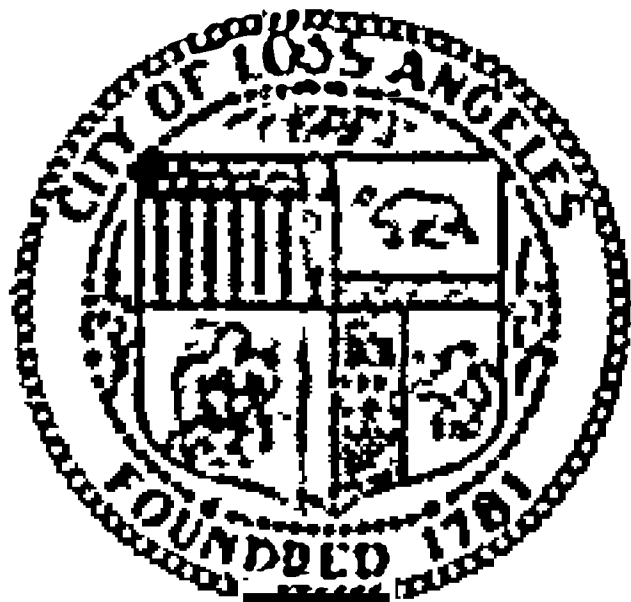
**12305 5th Helena**

Permit No.  
and Year

**WLA 26838 - 1958**

This certifies that, so far as ascertained by or made known to the undersigned, the building at above address complies with the applicable requirements of the Municipal Code, as follows: Ch. 1, as to permitted uses; Ch. 9, Arts. 1, 3, 4, and 5; and with applicable requirements of State Housing Act,—for following occupancies:

**1 Story - Type V - 22'6" x 24' - Convert Garage to  
Storage Room and Add New Garage accessory to R Occupancy**



**G. E. MORRIS,**  
Superintendent of Buildings

By K. W. Hull:ljc

1

APPLICATION FOR INSPECTION OF NEW BUILDING  
AND FOR CERTIFICATE OF OCCUPANCY

BAS 8-1-Rev. 3-64

CITY OF LOS ANGELES

RW-1  
DEPT. OF BUILDING AND SAFETYINSTRUCTIONS: 1. Applicant to Complete Numbered Items Only.  
2. Plot Plan Required on Back of Original.

CENSUS TRACT

1. LEGAL DESCR.	LOT	BLK.	TRACT	DIST. MAP
	20		5462	7238
2. PURPOSE OF BUILDING (23) retaining wall & piers				ZONE R-S-1
3. JOB ADDRESS 12305 5th Helena Drive Brentwood 90049				FIRE DIST. 20
4. BETWEEN CROSS STREETS Carmelina AND Terminus				(INSIDE) COR. LOT KEY REV. COR.
5. OWNER'S NAME Dr. G.M. Nunez				LOT SIZE Irreg.
6. OWNER'S ADDRESS 12305 5th Helena Drive Brentwood				
7. ARCHITECT OR DESIGNER				REAR ALLEY SIDE ALLEY BLDG. LINE
8. ENGINEER John Miles 10377 Di 67110				
9. CONTRACTOR John C olby Jr. 125975 766-3523				AFFIDAVITS Yard Res. by Board ord 129992
10. SIZE OF NEW BLDG.	STORIES	HEIGHT	NO. OF EXISTING BUILDINGS ON LOT AND USE	
16x3366 "5/4-1"	1	108	1- res. & att. garage	
11. MATERIAL OF CONSTRUCTION	EXT. WALLS	ROOF	FLOOR	
conc.	conc.	none	concrete	
12. JOB ADDRESS 12305 5th Helena Drive				DISTRICT OFFICE WLA
13. VALUATION: TO INCLUDE ALL FIXED EQUIPMENT REQUIRED TO OPERATE AND USE PROPOSED BUILDING. \$ 1500.00				GRADING Yes
				CRIT. SOIL

1. PURPOSE OF BUILDING (23) retaining wall				VALUATION APPROVED Magnuson		HIGHWAY DED.	
TYPE	GROUP	STORIES	PLANS CHECKED Magnuson		FLOOD		
BLDG. AREA	MAX. OCC.	TOTAL	PLANS APPROVED Magnuson		CONS.		
DWELL. UNITS	GUEST ROOMS	SPACES PARKING	REQ'D	PROVIDED	ZONED BY Magnuson		
SPRINKLERS REQ'D	CONT. INSP.	APPLICATION APPROVED Magnuson				FILE WITH	
P.C. No.	D4663				INSPECTOR		
P.C. 520	S.P.C.	G.P.I.	B.P.	I.E.	O.S.	C/O	TYPIST apm

CASHIER'S USE ONLY	AUG-8-66	19642	B - 3 CK	5.20
	AUG-17-66	20399	C - 6 CK	5.00
	AUG-17-66	20400	C - 1 CK	8.00

## STATEMENT OF RESPONSIBILITY

I certify that in doing the work authorized hereby 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 on authorization of the work specified herein. This permit does not authorize or permit, nor shall it be construed as authorizing or permitting the violation or failure to comply with any applicable law. 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." (See Sec. 91.0202 L.A.M.C.)

Signed	Name	Date
(Owner or Agent)		
Bureau of Engineering	ADDRESS APPROVED	DAN
	SEWERS AVAILABLE	DAN
	NOT AVAILABLE	
	DRIVEWAY APPROVED	DAN 8-8-66
	HIGHWAY DEDICATION REQUIRED	
	COMPLETED	
	FLOOD CLEARANCE APPROVED	
Conservation	APPROVED FOR ISSUE	
	FILE #	
Plumbing	PRIVATE SEWAGE DISPOSAL	
	SYSTEM APPROVED	
Planning	APPROVED UNDER	
	CASE #	
Fire	APPROVED (TITLE 19)	
	(L.A.M.C.-S700)	
Traffic	APPROVED FDR	



ON PLOT PLAN SHOW ALL BUILDINGS ON LOT AND USE OF EACH

3

APPLICATION FOR INSPECTION — TO ADD-ALTER-REPAIR-DEMOLISH

CITY OF LOS ANGELES

AND FOR CERTIFICATE OF OCCUPANCY

DEPT. OF BUILDING AND SAFETY

INSTRUCTIONS: Applicant to Complete Numbered Items Only.

KA-1

1. LEGAL DESCR.	LOT	BLK	TRACT	DIST. MAP
	20		5462	7238
2. PRESENT USE OF BUILDING	att. gar NEW USE OF BUILDING			CENSUS TRACT
(01) Sgle. Fam. Dwlg. &	same			2642.00
3. JOB ADDRESS	12305 5th Helena Drive			ZONE
				R-S-1
4. BETWEEN CROSS STREETS	AND			FIRE DIST.
Carmelina				FRZ
5. OWNER'S NAME	PHONE			LOT (TYPE)
Mr. & Mrs. Michael Irving				inside
6. OWNER'S ADDRESS	CITY			LOT SIZE
12305 5th Helena Dr., WLA				Irreg.
7. ENGINEER	BUS. LIC. NO.	ACTIVE STATE LIC. NO.	PHONE	ALLEY
8. ARCHITECT OR DESIGNER	BUS. LIC. NO.	ACTIVE STATE LIC. NO.	PHONE	BLDG. LINE
9. CONTRACTOR	BUS. LIC. NO.	ACTIVE STATE LIC. NO.	PHONE	AFFIDAVITS
Cox Const. Co.	290120	882-3399		ZI 521
10. BRANCH LENDER	ADDRESS CITY			
11. SIZE OF EXISTING BLDG.	STORIES	HEIGHT	NO. OF EXISTING BUILDINGS ON LOT AND USE	
WIDTH LENGTH	1	11'		
12. CONST. MATERIAL OF EXISTING BLDG.	EXT. WALLS	ROOF	FLOOR	SEISMIC STUDY ZONE
	conc.	tile	slab	
13. JOB ADDRESS	DIST. OFFICE			
12305 5th Helena Drive	WLA			
14. VALUATION TO INCLUDE ALL FIXED EQUIPMENT REQUIRED TO OPERATE AND USE PROPOSED BUILDING	CRIT. SOIL			
\$ 15,000				
15. NEW WORK: (Describe)	GRADING			
Addition of breakfast room 14' x 17' and remodel kitchen	yes			
NEW USE OF BUILDING	SIZE OF ADDITION	STORIES	HEIGHT	FLOOD
1-family dwlg	14x17	1	11'	
TYPE	GROUP OCC.	BLDG. AREA	PLANS CHECKED	CONS.
	K-1	1238		
DWELL. UNITS	MAX OCC.	TOTAL	PLANS APPROVED	ZONED BY
				Stuart
GUEST ROOMS	PARKING REQ'D	PARKING PROVIDED	APPLICATION APPROVED	FILE WITH
		SFC COMP.		
SPRINKLERS REQ'D SPECIFIED	CONT. INSP.	INSPECTION ACTIVITY		INSPECTOR
		COMB	GEN	MAJ. S.
			CONS	B
P.C. No.	S.P.C.	S.P.	P.M.	I.F.
				G.P.I.
				C/O
				O.S.
P.C. No.	PLAN CHECK EXPIRES ONE YEAR AFTER FEE IS PAID. PERMIT EXPIRES TWO YEARS AFTER FEE IS PAID OR 180 DAYS AFTER FEE IS PAID IF CONSTRUCTION IS NOT COMMENCED.			TYPIST
				ci

CASHIERS USE ONLY

OCT-14-76  
OCT-14-76

08111 W  
08112 W

10132 : K = 6 CK  
10132 : K = 2 CK

82.45  
97.00

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 authorization of the work specified herein. This permit does not authorize or permit, nor shall it be construed as authorizing or permitting the violation or failure to comply with any applicable law. 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." (see Sec. 91.0202 L.A.M.C.)

Signed *Charles J. Cohen*  
(Owner or Agent having Property Owner's Consent)

Signature/Date

Bureau of Engineering

ADDRESS APPROVED

Cohen 10/14/76

DRIVEWAY

Cohen 10/14/76

HIGHWAY DEDICATION

REQUIRED

COMPLETED

FLOOD CLEARANCE

SEWERS

X

SEWERS AVAILABLE

Cohen 10/14/76

NOT AVAILABLE

NO SEWER/PLUMBING REQ'D

SFC PAID

X SFC NOT APPLICABLE Cohen 10/14/76

Conservation

APPROVED FOR ISSUE ☐ NO FILE ☐

Fire

APPROVED (TITLE 19) (L.A.M.C. S700)

Housing

HOUSING AUTHORITY APPROVAL

Planning

APPROVED UNDER CASE #

Traffic

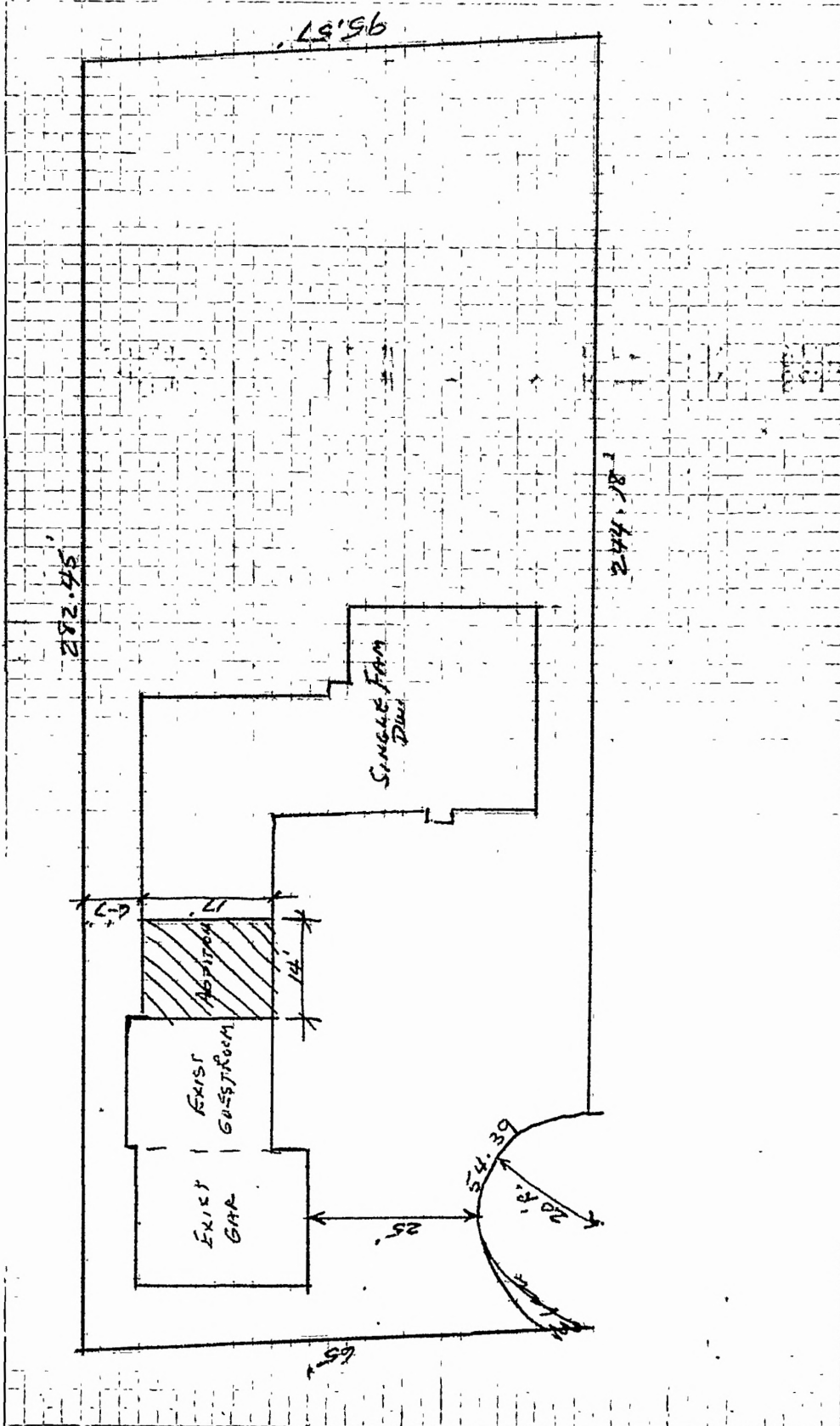
APPROVED FOR

Construction Tax

RECEIPT NO.

DWELLING UNITS

ON LOT 1, LYN FROM THE SOUTHWEST CORNER OF LOT AND 1/2 OF EACH



Address of Building 12305 5th Helena Drive



CITY OF LOS ANGELES  
CERTIFICATE OF OCCUPANCY

**NOTE:** Any change of use or occupancy must be approved by the Department of Building and Safety. This certifies that, so far as ascertained by or made known to the undersigned, the building at the above address complies with the applicable requirements of the Municipal Code, as follows: Ch. 1, (Zoning Code), Ch. 9, Arts. 1, (Building Code)—for following occupancies:

Issued: 2/18/77 Permit No. and Year WLA 10132/76

14' x 17' room addition to an existing  
one story, Type V, one family dwelling,  
R-1 occupancy.  
ZI 521

Owner Mr & Mrs Michael Irving  
Owner's Address 12305 5th Helena Drive  
Los Angeles, CA 90049

1

# APPLICATION FOR INSPECTION OF NEW BUILDING AND FOR CERTIFICATE OF OCCUPANCY

B&amp;S B-1 - R8.77

CITY OF LOS ANGELES

DEPT. OF BUILDING AND SAFETY

INSTRUCTIONS: 1. Applicant to Complete Numbered Items Only. 2. Plot Plan Required on Back of Original.

1. LEGAL DESCR.	LOT	BLK	TRACT	DIST. MAP
	20		5462	7238
2. PURPOSE OF BUILDING				CENSUS TRACT
(23) Studio				2642.00
3. JOB ADDRESS				ZONE
12305 - 5th Helena Dr.				R-S-1
4. BETWEEN CROSS STREETS	AND			FIRE DIST.
Carmelina	Cul de Sac			FBZ
5. OWNER'S NAME	PHONE			LOT (TYPE)
Mr. & Mrs Frank Fried				int
6. OWNER'S ADDRESS	CITY	ZIP	LOT SIZE	
Same	L.A.		irreg	
7. ENGINEER	BUS LIC. NO.	ACTIVE STATE LIC. NO.	PHONE	ALLEY
				/
8. ARCHITECT OR DESIGNER	BUS LIC. NO.	ACTIVE STATE LIC. NO.	PHONE	BLDG. LINE
Barry I. Bernstein	C7576	476-8591		/
9. CONTRACTOR	BUS LIC. NO.	ACTIVE STATE LIC. NO.	PHONE	AFFIDAVITS
Owner				ZI 511
10. BRANCH LENDER	ADDRESS			CITY
11. SIZE OF NEW BLDG.	STORIES	HEIGHT	NO. OF EXISTING BUILDINGS ON LOT AND USE	
WIDTH 12 LENGTH 24	1	12'	1 dwelling	
12. MATERIAL OF CONSTRUCTION	EXT. WALLS	ROOF	FLOOR	SEISMIC STUDY ZONE
	frame	asphalt	conc	/
13. JOB ADDRESS				DIST. OFFICE
12305 - 5th Helena Dr.				WLA
14. VALUATION TO INCLUDE ALL FIXED EQUIPMENT REQUIRED TO OPERATE AND USE PROPOSED BUILDING				CRIT. SOIL
				/
				GRADING
				VOS
				HIGHWAY DED.

PURPOSE OF BUILDING		STORIES	HEIGHT	FLOOD
STUDIO		12	12'	/
TYPE	GROUP OCC.	BLDG. AREA	PLANS CHECKED	CONS.
IV	RAV	288	PLANS APPROVED	ZONED BY
DWELL. UNITS	MAX. OCC.	TOTAL	APPLICATION APPROVED	FILE WITH
GUEST ROOMS	PARKING REQ'D	PARKING PROVIDED STD. COMP.	INSPECTION ACTIVITY	INSPECTOR
SPRINKLERS REQ'D SPECIFIED	CONT. INSP.		COMB GEN MAJ. S. CONS	13
P.C.	S.P.C.	B.B.	T.I.	P.M.
2767	32.55			
P.C. NO.	WORKER'S COMPENSATION INSURANCE CERTIFICATE			TYPIST
6173	ON FILE			ENV. 57

PERMIT EXPIRES TWO YEARS AFTER FEE IS PAID OR 180 DAYS AFTER FEE IS PAID IF CONSTRUCTION IS NOT COMMENCED.

CASHIER'S USE ONLY

OCT-27-78 89787 W • L = 6 CK 27.67

OCT-27-78 89788 W 21090 : L = 2 CK 32.55

## LIMIT OF PERMIT

"This permit is an application for inspection, the issuance of which is not an approval or an authorization of the work specified herein. This permit does not authorize or permit, nor shall it be construed as authorizing or permitting the violation or failure to comply with any applicable law. Neither the City of Los Angeles, nor any 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." (See Sec. 91.0202 L.A.M.C.)

Signed

(Owner or Agent having Property Owner's Consent)  
ALSO, sign statement on reverse side, if applicable.

Signature/Date

Bureau of Engineering	ADDRESS APPROVED		Silverberg 10-27-78
	DRIVEWAY		
	HIGHWAY DEDICATION	REQUIRED	
		COMPLETED	
FLOOD CLEARANCE			
SEWERS		SEWERS AVAILABLE	
		NOT AVAILABLE	
		SFC PAID	
SFC NOT APPLICABLE		SFC DUE	
Conservation	APPROVED FOR ISSUE <input type="checkbox"/> NO FILE <input type="checkbox"/> FILE CLOSED <input type="checkbox"/>		
Fire	APPROVED (TITLE 19) (L.A.M.C.-S700)		
Housing	HOUSING AUTHORITY APPROVAL		
Planning	APPROVED UNDER CASE #		
Traffic	APPROVED FOR		
Construction Tax	RECEIPT NO.	DWELLING UNITS	



Barry R E  
Barry Bernstein

anctest

10 | 27 | 78

Barry Bernstein

08.1007 1.10.10 1.10.10 08.10.10 0.10.10

Address of Building 12305 5th Helena Dr.



## CITY OF LOS ANGELES CERTIFICATE OF OCCUPANCY

**Note: Any change of use or occupancy must be approved by the Department of Building and Safety.**

This certifies that, so far as ascertained or made known to the undersigned, the vacant land, building or portion of a building described below and located at the above address 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, or occupancy group in which it is classified

Issued 9/21/79 Permit No. and Year WLA 21090/78

One story, Type V, 12' x 24' studio,  
accessory to R-1 occupancy.  
ZI 511.

Owner Mr. & Mrs. Frank Fried  
Owner's Address 12305 5th Helena Drive  
Los Angeles, CA 90049

5000413200500002139.0 0 0 8 4



## APPLICATION FOR INSPECTION—TO ADD-ALTER-REPAIR-DEMOLISH

CITY OF LOS ANGELES

AND FOR CERTIFICATE OF OCCUPANCY

B & S 8-3 (R 7:80)  
DEPT OF BUILDING AND SAFETY

INSTRUCTIONS: 1. Applicant to Complete Numbered Items Only.

1. LEGAL DESCR.	LOT 20	BLOCK	TRACT 5462	COUNCIL DISTRICT NO. 11	DIST. MAP 7238 CENSUS TRACT 2642.00
2. PRESENT USE OF BUILDING ( ) 1 Fam. Dwlg. & att. gar.	NEW USE OF BUILDING ( ) same				ZONE RS-k
3. JOB ADDRESS 12305 5th Helena Dr.					FIRE DIST. /
4. BETWEEN CROSS STREETS 11th Helena AND 6th Helena					LOT TYPE int.
5. OWNER'S NAME Mr/ MRS. Frank Fried	PHONE				LOT SIZE irreg
6. OWNER'S ADDRESS same	CITY ZIP				
7. ENGINEER /	BUS. LIC. NO.	ACTIVE STATE LIC. NO.	PHONE	ALLEY /	
8. ARCHITECT OR DESIGNER Barry Bernstein	BUS. LIC. NO.	ACTIVE STATE LIC. NO. C7576	PHONE 476 8591	BLDG. LINE /	
9. ARCHITECT OR ENGINEER'S ADDRESS 520 S. Sepulveda Blvd. LA 90049	CITY	ZIP	AFFIDAVITS ZI 511		
10. CONTRACTOR n/s	BUS. LIC. NO.	ACTIVE STATE LIC. NO.	PHONE		
11. SIZE OF EXISTING BLDG. WIDTH 24 LENGTH 26 1/2	STORIES 1	HEIGHT	NO. OF EXISTING BUILDINGS ON LOT AND USE (2) Dwelling & studio		
12. CONST. MATERIAL OF EXISTING BLDG. → stucco	EXT. WALLS asph shge	ROOF conc			
13. JOB ADDRESS 12305 5th Helena Dr.	STREET GUIDE			DISTRICT OFFICE WLA	
14. VALUATION TO INCLUDE ALL FIXED EQUIPMENT REQUIRED TO OPERATE AND USE PROPOSED BUILDING \$ 12,000.				SEISMIC STUDY ZONE /	
15. NEW WORK (Describe) Add recreation rm and trellis				GRADING yes	FLOOD /
(16'x24')			HWY. DED.   CONS. /		
NEW USE OF BUILDING dwlg.	SIZE OF ADDITION Above	STORIES	HEIGHT	ZONED BY Riley	
TYPE V	GROUP R-1	BLDG. AREA	PLANS CHECKED /		FILE WITH
DWELL UNITS n/c	MAX OCC	TOTAL	APPLICATION APPROVED /		TYPIST WS
GUEST ROOMS	PARKING REQ'D n/c	PARKING PROVIDED STD. COMP.	INSPECTION ACTIVITY COMB GEN. MAJ. S. CONS.		INSPECTOR
SPRINKLERS REQ'D SPEC.	CONT. INSP.	CASHIER'S USE ONLY C 67.15 B=PC C 79.00 B=CI W 263 1 10/29/80 146.16 CHTD			
P.C. 67.15	P.M.				
S.P.C.	I.F.				
B.P.	O.S.				
G.P.F.	C/O				
DIST. OFFICE WLA	ENERGY: none				
P.C. NO.					

PLAN CHECK EXPIRES ONE YEAR AFTER FEE IS PAID. PERMIT EXPIRES TWO YEARS AFTER FEE IS PAID OR 180 DAYS AFTER FEE IS PAID IF CONSTRUCTION IS NOT COMMENCED.

## DECLARATIONS AND CERTIFICATIONS

## LICENSED CONTRACTORS DECLARATION

13. I hereby affirm 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.

Date \_\_\_\_\_ Lic. Class \_\_\_\_\_ Lic. No. \_\_\_\_\_ Contractor \_\_\_\_\_  
Contractor's Mailing Address \_\_\_\_\_

## OWNER-BUILDER DECLARATION

14. 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 \_\_\_\_\_

Date 10/28/80 Owner Frank Fried

## WORKERS' COMPENSATION DECLARATION

17. I hereby affirm that I have a certificate of consent to self-insure, or a certificate of Worker's Compensation Insurance, or a certified copy thereof (Sec. 3800, Lab. C.).

Policy No. \_\_\_\_\_ Company \_\_\_\_\_

☐ Certified copy is hereby furnished.

☐ Certified copy is filed with the Los Angeles City Dept. of Bldg. & Safety.

Date \_\_\_\_\_ Applicant \_\_\_\_\_

Applicant's Mailing Address \_\_\_\_\_

## CERTIFICATE OF EXEMPTION FROM WORKERS' COMPENSATION INSURANCE

18. 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 Insurance Law of California.

Date 10/28/80 Applicant Frank Fried

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

19. I hereby affirm that there is a construction lending agency for the performance of the work for which this permit is issued (Sec. 3957, Civ. C.).

Lender's Name \_\_\_\_\_

Lender's Address \_\_\_\_\_

20. I 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 enter 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 any 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.

Signed Frank Fried Owner 28-Oct-80

(Owner or agent having property owner's consent)

Position

Date



05 JUL 1975 0000Z UL 60842Z 01 101 150 10 04 000

1. ... EXPOSED IS
2. ... DOING DONE.
3. ... CALLED



STATE OF CALIFORNIA  
COUNTY OF LOS ANGELES } SS.

On OCT. 28, 1980 before me, the undersigned, a Notary Public in and for said State,  
personally appeared FRANK FRIED

\_\_\_\_\_, known to me  
to be the person \_\_\_\_\_ whose name IS subscribed to the within instrument and acknowledged  
that HE executed the same.

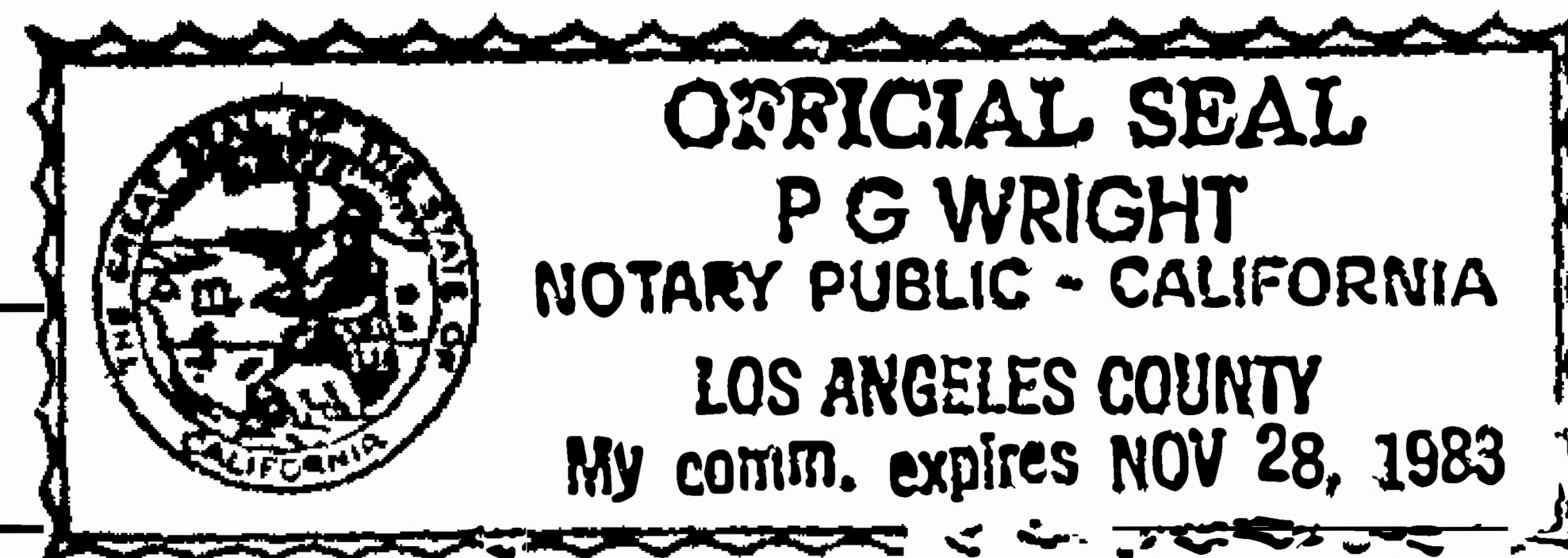
WITNESS my hand and official seal.

Signature

*P. G. Wright*

P. G. WRIGHT

Name (Typed or Printed)





Address of Building 12305 5th Helena Dr.



# CITY OF LOS ANGELES CERTIFICATE OF OCCUPANCY

**Note: Any change of use or occupancy must be approved by the Department of Building and Safety.**

This certifies that, so far as ascertained or made known to the undersigned, the vacant land, building or portion of a building described below and located at the above address 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, or occupancy group in which it is classified

Issued 2-8-82 Permit No. and Year WLA 32907/80

One story, type V, 16' x 8' and 16' x 24' additions to an existing one story, type V, single family dwelling, R-1 occupancy.

Owner Mr. & Mrs. Frank Fried

Owner's Address 12305 5th Helena Dr.

Los Angeles, CA 90049  
58841369883142 0 0 0 8 3

3

## PUBLIC RECORD

## APPLICATION FOR INSPECTION—TO ADD-ALTER-REPAIR-DEMOLISH

CITY OF LOS ANGELES

AND FOR CERTIFICATE OF OCCUPANCY

B & S B-3 (R7.80)  
DEPT. OF BUILDING AND SAFETY

## INSTRUCTIONS: 1. Applicant to Complete Numbered Items Only.

1. LOT	20	BLOCK		TRACT	5462	COUNCIL DISTRICT NO.	11	DIST. MAP	7238	
LEGAL DESCR.								CENSUS TRACT	2642.00	
2. PRESENT USE OF BUILDING	( ) sing fam dwlg			NEW USE OF BUILDING			( ) same			
3. JOB ADDRESS	12305 5th Helena Dr								FIRE DIST.	
4. BETWEEN CROSS STREETS	4th Helena			AND			6th Helena			
5. OWNER'S NAME	Mr. & Mrs. Frank Fried								LOT TYPE	int
6. OWNER'S ADDRESS	same			CITY			ZIP			
7. ENGINEER	BUS. LIC. NO.			ACTIVE STATE LIC. NO.			PHONE			
8. ARCHITECT OR DESIGNER	E. Bernstein			X7576			476-8591			
9. ARCHITECT OR ENGINEER'S ADDRESS	520 So Sepulveda Blvd			CITY			90049			
10. CONTRACTOR	BUS. LIC. NO.			ACTIVE STATE LIC. NO.			PHONE			
11. SIZE OF EXISTING BLDG	WIDTH 24		LENGTH 16		STORIES 1		HEIGHT (2) dwlg & studio		NO OF EXISTING BUILDINGS ON LOT AND USE	
12. CONST. MATERIAL	EXT. WALLS		ROOF		FLOOR					
13. JOB ADDRESS	12305 5th Helena Dr								DISTRICT OFFICE	WLA
14. VALUATION TO INCLUDE ALL FIXED EQUIPMENT REQUIRED TO OPERATE AND USE PROPOSED BUILDING	\$ 600.00								SEISMIC STUDY ZONE	
15. NEW WORK (Describe)	add patio cover to rec room								GRADING	yes
									FLOOD	yes
									HWY. DED.	CONS.
NEW USE OF BUILDING	Dwell H			SIZE OF ADDITION			6 x 12			
TYPE	GROUP OCC R-1			BLDG. AREA			1130			
DWELL UNITS	MAX OCC			TOTAL			PLANS CHECKED			
GUEST ROOMS	PARKING REQ'D			PARKING PROVIDED			APPLICATION APPROVED			
	STD			COMP			COMB GEN MAJ. S. CONS.			
SPRINKLERS REQ'D SPEC	CONT. INSP.			CASHIERS USE ONLY						
P.C. 832	P.M.			Claims for refund of fees paid on permits must be filed: 1. Within one year from date of payment of fee; or 2. Within one year from date of expiration of extension for building or grading permits granted by the Dept. of B. & S. SECTIONS 22.12 & 22.13 LAMC.						
S.P.C. 950	I.F.									
B.P. 950	O.S.									
G.P.I.	C/O									
DIST. OFFICE	ENERGY									
P.C. NO.										
PLAN CHECK EXPIRES ONE YEAR AFTER FEE IS PAID. PERMIT EXPIRES TWO YEARS AFTER FEE IS PAID OR 180 DAYS AFTER FEE IS PAID IF CONSTRUCTION IS NOT COMMENCED										

## DECLARATIONS AND CERTIFICATIONS

## LICENSED CONTRACTORS DECLARATION

16. I hereby affirm 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.

Date \_\_\_\_\_ Lic Class \_\_\_\_\_ Lic No \_\_\_\_\_ Contractor \_\_\_\_\_

Contractor's Mailing Address \_\_\_\_\_

## 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 \_\_\_\_\_

Date \_\_\_\_\_

Owner \_\_\_\_\_

## 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 a certified copy thereof (Sec. 3800, Lab. C.).

Policy No \_\_\_\_\_ Company \_\_\_\_\_

☐ Certified copy is hereby furnished.

☐ Certified copy is filed with the Los Angeles City Dept. of Bldg. & Safety.

Date \_\_\_\_\_ Applicant \_\_\_\_\_

Applicant's Mailing Address \_\_\_\_\_

## 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 \_\_\_\_\_

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 \_\_\_\_\_

I 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 enter upon the above-mentioned property for inspection purposes.

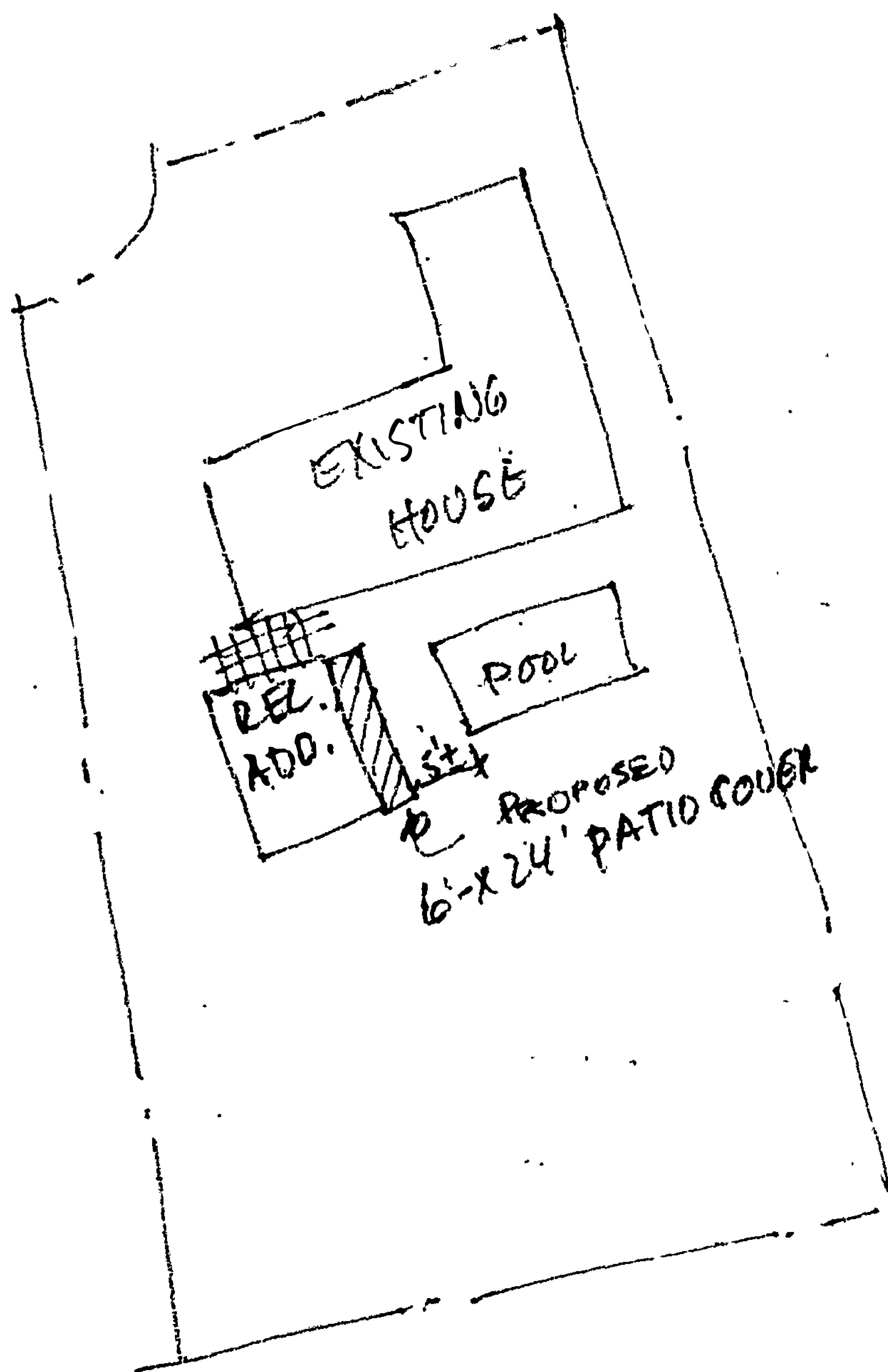
21. I realize that this permit is an application for inspection, that it does not approve or authorize the work specified herein, that it does not authorize or permit any violation or failure to comply with any applicable law, that neither the city of Los Angeles nor any board, department, officer or 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. (See Sec. 91.0202 LAMC)

Signed \_\_\_\_\_

(Owner or agent having property owner's consent)

Position \_\_\_\_\_

Date \_\_\_\_\_



Address of Building 12305 5th Helena Dr.



# CITY OF LOS ANGELES CERTIFICATE OF OCCUPANCY

**Note:** Any change of use or occupancy must be approved by the Department of Building and Safety.

This certifies that, so far as ascertained or made known to the undersigned, the vacant land, building or portion of a building described below and located at the above address 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, or occupancy group in which it is classified.

Issued 2-8-82 Permit No. and Year WLA 34279/81

One story, type V, 6' x 24' patio roof  
addition to an existing one story, type  
V, single family dwelling, R-1 occupancy.

Owner Mr. & Mrs. Frank Fried

Owner's Address 12305 5th Helena Dr.

Los Angeles, CA 90049



INSTRUCTIONS: 1. Applicant to Complete Numbered Items Only.

1. LEGAL DESCR.	LOT	BLOCK	TRACT	COUNCIL DISTRICT NO.	DIST. MAP
	20		5462	11	129B141
2. PRESENT USE OF BUILDING	NEW USE OF BUILDING			ZONE	
Garage	Same.			RS-1	
3. JOB ADDRESS	12305 5th Helena Drive				FIRE DIST.
					FBZ
4. BETWEEN CROSS STREETS	AND			LOT TYPE	
Gretna Green Way	Medio Drive			Cul de Sac	
5. OWNER'S NAME	PHONE			LOT SIZE	
Mr. Sandy Bull	476-7931				
6. OWNER'S ADDRESS	CITY	ZIP			
12305 5th Helena Dr.	Los Angeles	90049	Irreg.		
7. ENGINEER	BUS. LIC. NO.	ACTIVE STATE LIC. NO.	PHONE	ALLEY	
none					
8. ARCHITECT OR DESIGNER	BUS. LIC. NO.	ACTIVE STATE LIC. NO.	PHONE	BLOG. LINE	
none					
9. ARCHITECT OR ENGINEER'S ADDRESS	CITY	ZIP	AFFIDAVITS		
none			ZI 511		
10. CONTRACTOR	BUS. LIC. NO.	ACTIVE STATE LIC. NO.	PHONE		
A.L. Ayala Roofing	881345-14	366638	821-6833		
11. SIZE OF EXISTING BLDG.	STORIES	HEIGHT	NO. OF EXISTING BUILDINGS ON LOT AND USE		
WIDTH LENGTH					
12. CONST. MATERIAL OF EXISTING BLDG.	EXT. WALLS	ROOF	FLOOR	P.C. REQ'D	
				No B	
13. JOB ADDRESS	STREET GUIDE			DISTRICT OFFICE	
12305 5th Helena Drive				WLA	
14. VALUATION TO INCLUDE ALL FIXED EQUIPMENT REQUIRED TO OPERATE AND USE PROPOSED BUILDING	8 sqs.Flat: \$1,420.00 3 sqs.Tile:				
15. NEW WORK (Describe)	Reroof flat with 3/ply builtup roofing over builtup roofing.				GRADING
	Reroof tile sect. with 2 lavers 30# and existing tile.				FLOOD
					Yes
					HWY. DED. CONS.
NEW USE OF BUILDING	SIZE OF ADDITION			STORIES	HEIGHT
Garage					
TYPE	GROUP OCC.	FLOOR AREA	PLANS CHECKED	ZONED BY	
				Dreher	
DWELL UNITS	MAX OCC.	TOTAL	APPLICATION APPROVED	FILE WITH	
				TYPIST	
GUEST ROOMS	PARKING REQ'D	PARKING PROVIDED	INSPECTION ACTIVITY		
			COMB. GEN. MAJ.S. CONS. E.Q.		
P.C.	G.P.I.	CONT INSP	23.00 B-CI		
S.P.C.	P.M.		.50 E.I.		
B.P.	E.O.		1.00 OSS		
IF	F.H.		67370.0031		
OS	T.S.		V 66 3 03/18/87		
DIST OFFICE	SOSS	SPRINKLERS REQ'D SPEC	24.50 CHTD		
P.C. NO	C.O	ENERGY			

DECLARATIONS AND CERTIFICATIONS

LICENSED CONTRACTORS DECLARATION

16. I hereby affirm 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.  
Date 2-3-87 Lic. Class C-39 Lic. Number 366638 Contractor August L. Ayala Jr.  
(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  
Date 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 a certified copy thereof (Sec. 3800, Lab. C.).  
Policy No. 285 - 87 - #3 Insurance Company State Compensation Ins. Fund  
☐ Certified copy is hereby furnished.  
☒ Certified copy is filed with the Los Angeles City Dept. of Bldg. & Safety.  
Date 2-3-87 Applicant's Signature August L. Ayala Jr.  
Applicant's Mailing Address 4126 Glencoe Ave. Marina Del Rey 90291

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. I 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 enter 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 any 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. (See Sec. 91.0202 LAMC)

Signed August L. Ayala Jr. Position Date 3-10-87  
(Owner or agent having property owner's consent)





12305 W 5th Helena Dr



Permit #:

97016 - 30000 - 18900

Plan Check #:

Reference #:

Event Code:

41

Bldg--Alter/Repair  
1 or 2 Family Dwelling  
Over the Counter Permit

City of Los Angeles - Department of Building and Safety  
**APPLICATION FOR BUILDING PERMIT  
AND CERTIFICATE OF OCCUPANCY**

Status: Ready to Issue  
Status Date: 08/22/97  
Printed on: 08/22/97 16:09:53

1. TRACT	BLOCK	LOT(s)	ARB	MAP REF #	PARCEL ID # (PIN)	2. BOOK/PAGE/PARCEL
TR 5462		20		M B 58-71/72	129B141 38	4405 - 040 - 005

**3. PARCEL INFORMATION**

BAS Branch Office - WLA  
Council District - 11  
Census Tract - 2640.000  
Energy Zone - 6

Fire District - FBZ  
Hillside Grading Area - Y  
Thomas Brothers Map Grid - 631

ZONE: RS-1 /

**4. DOCUMENTS**

ZI - 511,1448,1802

**5. CHECKLIST ITEMS**

Combine Elec - Elec:Panel&lt;400Amp/Area&lt;

**6. PROPERTY OWNER, TENANT, APPLICANT INFORMATION**

Owner(s):

Henry L. &amp; Cynthia N. Rust

12305 005 Helena Dr

LOS ANGELES CA 90049

Tenant

Applicant (Relationship Owner-Bldr)

- Owner-Builder

**7. EXISTING USE**

1 Dwelling - Single Family  
7 Garage - Private

**PROPOSED USE****8. DESCRIPTION OF WORK**

interior remodel ( laundry rm /bathrm/breakfastrm). new doors/windows,  
including electrical.

9. # Bldgs on Site &amp; Use: SFD/GAR

For Cashier's Use Only

W/O #: 71618900

**10. APPLICATION PROCESSING INFORMATION**

BLDG. PC By: Helen Zhou

DAS PC By:

OK for Cashier: Helen Zhou

Coord. OK:

Signature: *Helen Zhou*

Date: 8/21/97

**11. PROJECT VALUATION & FEE INFORMATION** Final Fee Period

Permit Valuation: \$17,000

PC Valuation:

FINAL TOTAL Bldg--Alter/Repair	610.26
Permit Fee Subtotal Bldg--Alter/Re	252.50
Electrical	65.65
Plan Check Subtotal Bldg--Alter/Re	227.25
Fire Hydrant Refuse-To-Pay	
E.Q. Instrumentation	1.70
O.S. Surcharge	10.94
Sys. Surcharge	32.83
Planning Surcharge	14.39
Planning Surcharge Misc Fee	5.00

Sewer Cap ID:

Bond Payment Amt:

**12. ATTACHMENTS**

08/22/97 04:32:50PM WLO1 T-6013 C 26  
BLDG PERMITS R 252.50  
INVOICE # 0000000 PP  
ELEC PERMIT RE 65.65  
BLDG PLAN CHEC 227.25  
EI RESIDENTIAL 1.70  
ONE STOP 10.94  
SYS DEV 32.83  
CITY PLAN SURC 14.39  
MISCELLANEOUS 5.00  
CARRY 610.26  
TO TRAN 6014

97WL 46495

## 13. STRUCTURE INVENTORY

## 14. APPLICATION COMMENTS

## 15. Building Relocated From:

## 16. CONTRACTOR, ARCHITECT, &amp; ENGINEER NAME ADDRESS

(O) Owner-Builder

(E) Booth

Drummond P O Box 69532,

Los Angeles, CA 90069

CLASS LICENSE#

0

PHONE#

C41805

Unless a shorter period of time has been established by an official action, plan check approval expires one and a half years after the plan check fee has been paid. This permit expires two years after the building permit fee has been paid or 180 days after the fee has been paid and construction has not commenced or if work is suspended, discontinued or abandoned 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 the Dept of Building & Safety (Sec. 22.12 & 22.13 LAMC).

## 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 Business and Professions Code, and my license is in full force and effect. (For 1 or 2 family dwellings, use the declaration attachment if separate general, electrical, plumbing, and/or HVAC contractor's & workers' comp. declarations are desired.)

License Class. \_\_\_\_\_ Lic No. \_\_\_\_\_ Print \_\_\_\_\_ Sign \_\_\_\_\_

## 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.

☐ 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: \_\_\_\_\_

☒ 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.

Sign \_\_\_\_\_

Date: 8.22.97

☐ Contractor ☐ Authorized Agent ☒ Owner

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 3700 OF THE LABOR CODE, INTEREST, AND ATTORNEY'S FEES.

## 19. CONSTRUCTION LENDING AGENCY

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: \_\_\_\_\_ Lender's address: \_\_\_\_\_

## 20. ASBESTOS REMOVAL

Notification of asbestos removal. ☒ Not applicable ☐ Letter was sent to the AQMD or EPA Sign \_\_\_\_\_ Date: 8.22.97

## 21. OWNER-BUILDER DECLARATION

I hereby affirm under penalty of perjury that I am exempt from the Contractors License Law for the following reason (Section 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 or she is licensed pursuant to the provisions of the Contractors License Law (Chapter 9 commencing with Sec 7000 of Division 3 of the Business and Professions Code) or that he or she 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 the 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 & Professions Code). The Contractors License Law does not apply to an owner of property who builds or improves thereon, and who does such work himself or herself or through his or her own employees, provided that such improvements are not intended or offered for sale. If, however, the building or improvement is sold within one year from completion, the owner-builder will have the burden of proving that he or she did not build or improve for the purpose of sale.

☐ I, as the owner of the property, am exclusively contracting with licensed contractors to construct the project (Sec 7044, Business & 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) licensed pursuant to the Contractors License Law.)

☐ I am exempt under Sec. \_\_\_\_\_ Bus & Prof Code for the following reason: \_\_\_\_\_

Print: HENRY L. RUSK Sign: \_\_\_\_\_ Date: 8.22.97 ☒ Owner ☐ Authorized Agent

## 22. FINAL DECLARATION

I 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 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. Also that it does not authorize or permit any violation or failure to comply with any applicable law. Furthermore, that 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).

Print: HENRY L. RUSK Sign: \_\_\_\_\_ Date: 8.22.97 ☒ Owner ☐ Contractor ☐ Author Agent

12305 W 5th Helena Dr



Permit #:

Plan Check #:

Event Code:

97016 - 30000 - 19019

Reference #:

Bldg--Alter/Repair  
1 or 2 Family Dwelling  
Over the Counter Permit

City of Los Angeles - Department of Building and Safety  
**APPLICATION FOR BUILDING PERMIT  
AND CERTIFICATE OF OCCUPANCY**

Status: Ready to Issue  
Status Date: 08/22/97  
Printed on: 08/22/97 16:07:19

1. TRACT	BLOCK	LOT(s)	AR#	MAP REF #	PARCEL ID # (PIN)	2. BOOK/PAGE/PARCEL
TR 5462		20		M B 58-71/72	129B141 38	4405 - 040 - 005

**3. PARCEL INFORMATION**

BAS Branch Office - WLA  
Council District - 11  
Census Tract - 2640.000  
Energy Zone - 6  
Fire District - FBZ  
Hillside Grading Area - Y  
Thomas Brothers Map Grid - 631  
ZONE: RS-1 /

**4. DOCUMENTS**

ZI - 511,1448,1802

**5. CHECKLIST ITEMS**

Combine Elec - Elec:Panel&lt;400Amp/Area&lt;

**6. PROPERTY OWNER, TENANT, APPLICANT INFORMATION**

Owner(s)  
Henry L. & Cynthia N. Rust 12305 005 Helena Dr LOS ANGELES CA 90049  
Tenant  
Applicant (Relationship: Owner-Bldr)  
- Owner-Builder

**7. EXISTING USE**

23 Recreation Room

**PROPOSED USE****8. DESCRIPTION OF WORK**

add partition in existing rec. rm to creat 7'x16' storage rm. 4 new doors, remove existing patio cover (5'x26'), combined electrical work.

9. # Bldgs on Site &amp; Use: SFD/GAR

**10. APPLICATION PROCESSING INFORMATION**

BLDG. PC By: Helen Zhou DAS PC By:  
OK for Cashier: Helen Zhou Coord. OK:  
Signature: *Helen Zhou* Date: 8/21/97

**11. PROJECT VALUATION & FEE INFORMATION** Final Fee Period

Permit Valuation: \$4,500 PC Valuation:

FINAL TOTAL Bldg--Alter/Repair	316.22
Permit Fee Subtotal Bldg--Alter/Re	130.00
Electrical	33.80
Plan Check Subtotal Bldg--Alter/Re	117.00
Fire Hydrant Refuse-To-Pay	
E.Q. Instrumentation	0.50
O.S. Surcharge	5.63
Sys. Surcharge	16.88
Planning Surcharge	7.41
Planning Surcharge Misc Fee	5.00

Sewer Cap ID:

Bond Payment Amt:

**12. ATTACHMENTS**

Plot Plan

For Cashier's Use Only

W/O #: 71619019

08/22/97 04:34:15PM WLO1 T-8014 C. 22  
BLDG PERMITS R 130.00  
INVOICE # 0000000 PF  
ELEC PERMIT RE 33.80  
BLDG PLAN CHEC 117.00  
EI RESIDENTIAL 0.50  
ONE STOP 5.63  
SYS DEV 16.88  
CITY PLAN SURC 7.41  
MISCELLANEOUS 5.00  
FROM TRAN 6013 TO 6014  
TOTAL 926.48  
CHECK 926.48

97WL 46476



**13. STRUCTURE INVENTORY**

(C) R3 Occupancy - 112 Sqft Max Occ.  
(P) U1 Occupancy 112 Sqft Max Occ.  
(NC) Type V-N Construction

**14. APPLICATION COMMENTS****15. Building Relocated From:****16. CONTRACTOR, ARCHITECT, & ENGINEER NAME ADDRESS**

(O) Owner-Builder

CLASS LICENSE# PHONE#

0

Unless a shorter period of time has been established by an official action, plan check approval expires one and a half years after the plan check fee has been paid. This permit expires two years after the building permit fee has been paid or 180 days after the fee has been paid and construction has not commenced or if work is suspended, discontinued or abandoned 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 the Dept. of Building & Safety (Sec. 22.12 & 22.13 LAMC).

**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 Business and Professions Code, and my license is in full force and effect. (For 1 or 2 family dwellings, use the declaration attachment if separate general, electrical, plumbing, and/or HVAC contractor's & workers' comp. declarations are desired.)

License Class. \_\_\_\_\_ Lic No. \_\_\_\_\_ Print: \_\_\_\_\_ Sign: \_\_\_\_\_

**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.
- ☐ 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: \_\_\_\_\_
- ☐ 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.

Sign: [Signature] Date: 8/22/97 ☐ Contractor ☐ Authorized Agent ☒ Owner

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. CONSTRUCTION LENDING AGENCY**

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 (See 3097, Civil Code)

Lender's name: \_\_\_\_\_ Lender's address: \_\_\_\_\_

**20. ASBESTOS REMOVAL**

Notification of asbestos removal ☒ Is not applicable ☐ Letter was sent to the AQMD or EPA Sign: [Signature] Date: 8/22/97

**21. OWNER-BUILDER DECLARATION**

I hereby affirm under penalty of perjury that I am exempt from the Contractors License Law for the following reason (Section 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 or she is licensed pursuant to the provisions of the Contractors License Law (Chapter 9 commencing with Sec. 7000 of Division 3 of the Business and Professions Code) or that he or she 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 the 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 & Professions Code: The Contractors License Law does not apply to an owner of property who builds or improves thereon, and who does such work himself or herself or through his or her own employees, provided that such improvements are not intended or offered for sale. If, however, the building or improvement is sold within one year from completion, the owner-builder will have the burden of proving that he or she did not build or improve for the purpose of sale)
- ☐ I, as the owner of the property, am exclusively contracting with licensed contractors to construct the project (Sec. 7044, Business & 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) licensed pursuant to the Contractors License Law.)
- ☐ I am exempt under Sec. \_\_\_\_\_ Bus. & Prof. Code for the following reason: \_\_\_\_\_

Print: HENRY L. RUSC Sign: [Signature] Date: 8/22/97 ☒ Owner ☐ Authorized Agent

**22. FINAL DECLARATION**

I 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 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. Also that it does not authorize or permit any violation or failure to comply with any applicable law. Furthermore, that 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).

Print: HENRY L. RUSC Sign: [Signature] Date: 8/22/97 ☒ Owner ☐ Contractor ☐ Author. Agent

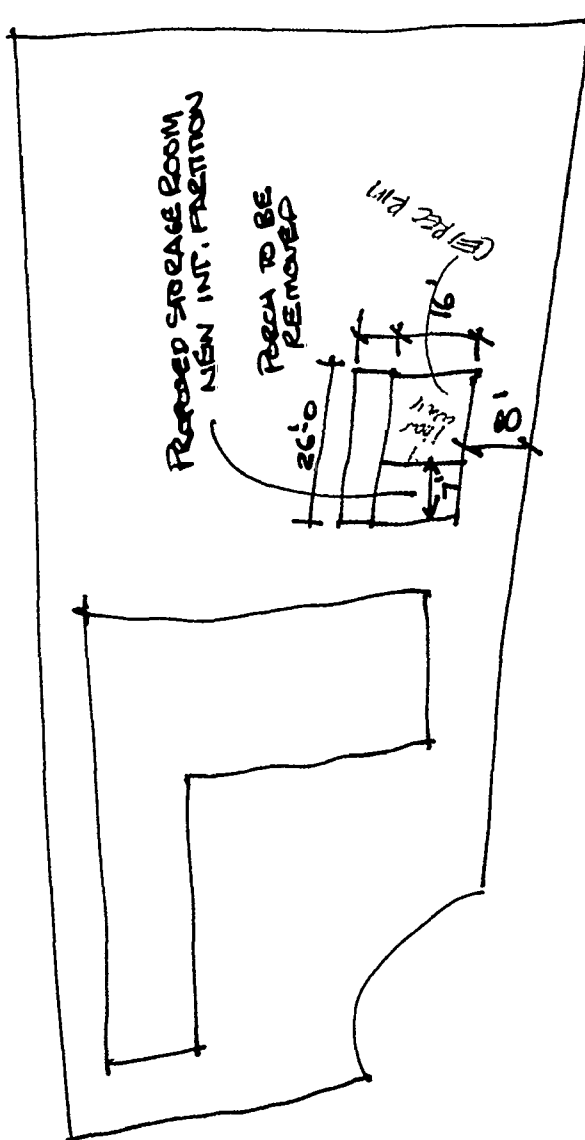
Bldg--Alter/Repair  
1 or 2 Family Dwelling  
Over the Counter Permit

City of Los Angeles - Department of Building and Safety

Plan Check #:  
Initiating Office: WEST LA  
Printed on: 08/22/97 16:04:38

PLOT PLAN ATTACHMENT

33374777  
(DO NOT DRAW, WRITE, OR PASTE ATTACHMENTS OUTSIDE BORDER)





Reference #:

Bldg--Alter/Repair	City of Los Angeles - Department of Building and Safety	Status:	Ready to Issue
1 or 2 Family Dwelling	<b>APPLICATION FOR BUILDING PERMIT</b>	Status Date:	09/04/97
Over the Counter Permit	<b>AND CERTIFICATE OF OCCUPANCY</b>	Printed on:	09/04/97 08:40:07

<u>1. TRACT</u>	<u>BLOCK</u>	<u>LOT(s)</u>	<u>ARB</u>	<u>MAP REF #</u>	<u>PARCEL ID # (PIN)</u>	<u>2. BOOK/PAGE/PARCEL</u>
TR 5462		20		M B 58-71/72	129B141 38	4405 - 040 - 005

<b>3. PARCEL INFORMATION</b>	
No-Zone Permit -	Energy Zone - 6
BAS Branch Office - WLA	Fire District - FBZ
Council District - 11	Hillside Grading Area - Y
Census Tract - 2640.000	Thomas Brothers Map Grid - 631
<b>ZONE:</b>	

#### 4. DOCUMENTS

## 5. CHECKLIST ITEMS

6. PROPERTY OWNER, TENANT, APPLICANT INFORMATION				
Owner(s)	Henry Rust	12305 5th Helena Dr.	LA, CA 90049	(310) 457-4473
Tenant:				
Applicant (Relationship: Agent for Contractor)	Rose - Ayala Enterprises	4088 Glencoe Ave	MDR, CA 90292	(310) 821-6833

7. EXISTING USE	PROPOSED USE	8. DESCRIPTION OF WORK
1 Dwelling - Single Family		REMOVE (E) TILE & PAPER, APPLY 1 1/2" FELT BACK URETHANE INSULATION, 8" PLYWOOD, 2/30# FELT & (E) TILE (31 SQS), 3/PLY ON FLAT SECT. (7 SQS)

9. # Bldgs on Site & Use: SFD W/ATT. GARAGE	For Cashier's Use Only	W/O #: 71619924
---	------------------------	-----------------

**10. APPLICATION PROCESSING INFORMATION**

BLDG. PC By:	DAS PC By:
OK for Cashier: Jeannett Pagan	Coord. OK: _____
Signature: <i>Jeannett Pagan</i>	Date: <i>7/4/97</i>

11. PROJECT VALUATION & FEE INFORMATION Final Fee Period	
<u>Permit Valuation:</u> \$9,028	<u>PC Valuation:</u>
FINAL TOTAL Bldg--Alter/Repair	198.83
Permit Fee Subtotal Bldg--Alter/Re	153.75
Plan Check Subtotal Bldg--Alter/Re	
Fire Hydrant Refuse-To-Pay	
E.Q. Instrumentation	0.90
O.S. Surcharge	3.49
Sys. Surcharge	10.48
Planning Surcharge	5.21
Planning Surcharge Misc Fee	5.00
Permit Issuing Fee	20.00
Permit Fee-Single Inspection Flag	
Sewer Cap ID:	Bond Payment Amt:

**12. ATTACHMENTS**

**W/O #: 71619924**

09/04/97 09:20:30AM WLUI 1-6334 ( 29	
BLDG PERMITS R	193.75
INVOICE # 0000000 PP	
EI RESIDENTIAL	0.90
ONE STOP SURCH	3.49
SYS DEV FEE	10.48
MISCELLANEOUS	5.00
CITY PLAN SURC	5.21
BLDG PLAN CHEC	20.00
FROM TRAN 6536 TO 6539	
TOTAL	498.50
CHECK	498.50

97WL 46751

## 14. APPLICATION COMMENTS

## 15. Building Relocated From:

16. CONTRACTOR, ARCHITECT, & ENGINEER NAME	ADDRESS	CLASS	LICENSE#	PHONE#
(C) Ayala Enterprises Incorporated	4088 Glencoe Avenue,	Marina Del Rey, CA 90292	C39 366638	(310)821-6833

Unless a shorter period of time has been established by an official action, plan check approval expires one and a half years after the plan check fee has been paid. This permit expires two years after the building permit fee has been paid or 180 days after the fee has been paid and construction has not commenced or if work is suspended, discontinued or abandoned 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 the Dept. of Building & Safety (Sec. 22.12 & 22.13 LAMC).

## 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 Business and Professions Code, and my license is in full force and effect. (For 1 or 2 family dwellings, use the declaration attachment if separate general, electrical, plumbing, and/or HVAC contractor's & workers' comp. declarations are desired.)

License Class: C-39 Lic. No.: 366638 Print: R.M. HERNANDEZ Sign: R.M. Hernandez

## 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.

☒ 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 FUND Policy Number: 285-000003-97

☐ 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.

Sign: R.M. Hernandez Date: 9.4.97 ☐ Contractor ☒ Authorized Agent ☐ Owner

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. CONSTRUCTION LENDING AGENCY

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: \_\_\_\_\_ Lender's address: \_\_\_\_\_

## 20. ASBESTOS REMOVAL

Notification of asbestos removal: ☒ Is not applicable ☐ Letter was sent to the AQMD or EPA Sign: R.M. Hernandez Date: 9.4.97

## 21. OWNER-BUILDER DECLARATION

I hereby affirm under penalty of perjury that I am exempt from the Contractors License Law for the following reason (Section 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 or she is licensed pursuant to the provisions of the Contractors License Law (Chapter 9 commencing with Sec. 7000 of Division 3 of the Business and Professions Code) or that he or she 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 the 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 & Professions Code: The Contractors License Law does not apply to an owner of property who builds or improves thereon, and who does such work himself or herself or through his or her own employees, provided that such improvements are not intended or offered for sale. If, however, the building or improvement is sold within one year from completion, the owner-builder will have the burden of proving that he or she did not build or improve for the purpose of sale)

☐ I, as the owner of the property, am exclusively contracting with licensed contractors to construct the project (Sec. 7044, Business & 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) licensed pursuant to the Contractors License Law.)

☐ I am exempt under Sec. \_\_\_\_\_ Bus. & Prof. Code for the following reason: \_\_\_\_\_

Print: \_\_\_\_\_ Sign: \_\_\_\_\_ Date: \_\_\_\_\_ ☐ Owner ☐ Authorized Agent

## 22. FINAL DECLARATION

I 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 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. Also that it does not authorize or permit any violation or failure to comply with any applicable law. Furthermore, that 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).

Print: R.M. HERNANDEZ Sign: R.M. Hernandez Date: 9.4.97 ☐ Owner ☐ Contractor ☒ Author. Agent

1506170351



Bldg-Alter/Repair  
1 or 2 Family Dwelling  
Express Permit  
No Plan Check

City of Los Angeles - Department of Building and Safety  
**APPLICATION FOR BUILDING PERMIT  
AND CERTIFICATE OF OCCUPANCY**

Last Status: Ready to Issue

Status Date: 07/22/2010

1. TRACT	BLOCK	LOT(s)	ARB	COUNTY MAP REF #	PARCEL ID # (PIN #)	2. ASSESSOR PARCEL #
TR 5462		20		M B 58-71/72	129B141 38	4405 - 040 - 005

**3. PARCEL INFORMATION**

Area Planning Commission - West Los Angeles District Map - 129B141  
LADBS Branch Office - WLA Energy Zone - 6  
Council District - 11 Hillside Grading Area - YES  
Community Plan Area - Brentwood - Pacific Palisades Near Source Zone Distance - 0  
Census Tract - 2640.00 Thomas Brothers Map Grid - 631-G4

ZONE(S): RS-1 /

**4. DOCUMENTS**

ZI - ZI-2391 Baseline Mansionization CPC - CPC-16829-A  
ZI - ZI-511 CPC - CPC-2005-8252-CA  
SPA - West LA Transportation Improver  
ORD - ORD-129992

**5. CHECKLIST ITEMS**

Std. Work Descr - Seismic Gas Shut Off Valve Combine HVAC - Wrk. per 91.107.2.1.1.1  
Combine Plumbg - Wrk. per 91.107.2.1.1.1  
Combine Elec - Wrk. per 91.107.2.1.1.1

**6. PROPERTY OWNER, TENANT, APPLICANT INFORMATION**

Owner(s)  
Rust, Cynthia N 12305 5th Helena Dr LOS ANGELES CA 90049  
  
Tenant  
Applicant: (Relationship: Owner-Bldr)  
- Owner-Builder (310) 472-6727

**7. EXISTING USE**

(01) Dwelling - Single Family

**PROPOSED USE****8. DESCRIPTION OF WORK**

COMPLETE WORK STARTED UNDER PERMIT #92016-30000-19019 AT 90%  
COMPLETED (MIN 75% COMPLETED AS DETERMINED BY INSPECTION).

**9. # Bldgs on Site & Use:****10. APPLICATION PROCESSING INFORMATION**

BLDG. PC By: DAS PC By:  
OK for Cashier: Jennifer Montana Coord. OK:  
Signature: Date: 7/22/10

**11. PROJECT VALUATION & FEE INFORMATION** Final Fee Period

Permit Valuation:	\$501	PC Valuation:	
FINAL TOTAL Bldg-Alter/Repair	240.87	Permit Issuing Fee	27.00
Permit Fee Subtotal Bldg-Alter/Rep:	130.00		
Electrical	16.90		
HVAC	8.45		
Plumbing	16.90		
Fire Hydrant Refuse-To-Pay			
E.O. Instrumentation	0.50		
O.S. Surcharge	4.00		
Sys. Surcharge	11.99		
Planning Surcharge	9.42		
Planning Surcharge Misc Fee	10.00		
Planning Gen Plan Maint Surcharge	4.71		
Green Building Fee	1.00		

Sewer Cap ID:

Total Bond(s) Due:

**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](http://www.ladbs.org) or 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 #: 01613115

P100163000013115FN

Subtotal: 9240.87

Carry Over FROM Trans 120413 9240.87

Total Due: 9481.74

Credit Card: 9481.74

85015

P100163000013115FN



\* P 1 0 0 1 6 3 0 0 0 0 1 3 1 1 5 F N \*



## 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, &amp; ENGINEER NAME ADDRESS

(O) . Owner-Builder

## CLASS LICENSE# PHONE#

0

3104726727

**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).

## 17. OWNER-BUILDER DECLARATION

I hereby affirm under penalty of perjury that I am exempt from the Contractors' State License Law for the following reason (Section 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 or she is licensed pursuant to the provisions of the Contractors License Law (Chapter 9 (commencing with Section 7000) of Division 3 of the Business and Professions Code) or that he or she 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 the 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 & Professions Code: The Contractors License Law does not apply to an owner of property who builds or improves thereon, and who does such work himself or herself or through his or her own employees, provided that such improvements are not intended or offered for sale. If, however, the building or improvement is sold within one year from completion, the owner-builder will have the burden of proving that he or she did not build or improve for the purpose of sale).

OR

☐ I, as the owner of the property, am exclusively contracting with licensed contractors to construct the project (Sec. 7044, Business & 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) licensed pursuant to the Contractors License Law.)

## 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.

☐ 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: \_\_\_\_\_

☒ 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](http://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 [www.dhs.ca.gov/childlead](http://www.dhs.ca.gov/childlead).

## 20. 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:

(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.

Print Name: Cynthia N. RustSign: [Signature]Date: 7-22-10

Owner

Authorized Agent



OWNER'S ACKNOWLEDGMENT AND VERIFICATION OF  
INFORMATION

(OWNER-BUILDER DECLARATION)

Application Number: 10016-30K-13117  
10016-30K-13115

X Project Address: 12305 5th Helena, Los Angeles 90049

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

CNR1 I understand a frequent practice of unlicensed persons is to have the property owner obtain an "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.

CNR2 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.

CNR3 I understand as an "Owner-Builder" I am the responsible party of record on 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.

CNR4 I understand Contractors are required by law to be licensed and bonded in California and to list their license numbers on permits and contracts.

CNR5 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.

CNR6 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.

CNR7 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.

CNR8 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.

CNR9 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](http://www.cslb.ca.gov) for more information about licensed contractors.

OWNER'S ACKNOWLEDGMENT AND VERIFICATION  
OF INFORMATION

(OWNER-BUILDER DECLARATION, cont.)

Application Number: 10016-30K-13117  
10016-30K-13115

X Project Address: 12305 5<sup>th</sup> Helena, Los Angeles 90049

CUR 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: X 12305 5<sup>th</sup> Helena Los Angeles 90049

CUR 11. I agree that, as the party legally and financially responsible for this proposed construction activity, I will abide by all applicable laws and requirements that govern Owner-Builders as well as employers.

CUR 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 properly 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: Cynthia N. Rust

Signature of property owner:  Date: 7/22/2010

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.



Bldg-Alter/Repair  
1 or 2 Family Dwelling  
Express Permit  
No Plan Check

City of Los Angeles - Department of Building and Safety  
**APPLICATION FOR BUILDING PERMIT  
AND CERTIFICATE OF OCCUPANCY**

Last Status: Ready to Issue

Status Date: 07/22/2010

1. TRACT	BLOCK	LOT(s)	ARB	COUNTY MAP REF #	PARCEL ID # (PIN #)	2. ASSESSOR PARCEL #
TR 5462		20		M B 58-71/72	129B141 38	4405 - 040 - 005

**3. PARCEL INFORMATION**

Area Planning Commission - West Los Angeles  
LADBS Branch Office - WLA  
Council District - 11  
Community Plan Area - Brentwood - Pacific Palisades  
Census Tract - 2640.00

District Map - 129B141  
Energy Zone - 6  
Hillside Grading Area - YES  
Near Source Zone Distance - 0  
Thomas Brothers Map Grid - 631-G4

ZONE(S): RS-1 /

**4. DOCUMENTS**

ZI - ZI-2391 Baseline Mansionization CPC - CPC-16829-A  
ZI - ZI-511 CPC - CPC-2005-8252-CA  
SPA - West LA Transportation Improver  
ORD - ORD-129992

**5. CHECKLIST ITEMS**

Combine Elec - Wrk. per 91.107.2.1.1.1  
Combine Plumbg - Wrk. per 91.107.2.1.1.1  
Combine HVAC - Wrk. per 91.107.2.1.1.1

**6. PROPERTY OWNER, TENANT, APPLICANT INFORMATION**

Owner(s): Rust, Cynthia N 12305 5th Helena Dr LOS ANGELES CA 90049

Tenant:  
Applicant: (Relationship: Owner-Bldr)  
- Owner-Builder

(310) 472-6727

**7. EXISTING USE**

(01) Dwelling - Single Family

**PROPOSED USE****8. DESCRIPTION OF WORK**

LA Department of Building and Safety  
COMPLETE WORK STARTED UNDER PERMIT # 97016-30000-13117 AT 07/22/10  
COMPLETED (MIN 75% COMPLETED AS DETERMINED BY INSPECTION).

BUILDING PERMIT-RES 0130.00

ELECTRICAL PERMIT RES 0134.00

HVAC PERMIT RES 0136.00

**9. # Bldgs on Site & Use:****10. APPLICATION PROCESSING INFORMATION**

BLDG. PC By: DAS PC By:  
OK for Cashier: Jennifer Montana Coord. OK:

Signature: Date: 7/22/10

For inspection requests call (866) 4LACITY or (866) 4LACITY (524-2845).  
Outside LA County, call (213) 473-3231 or request Inspections via  
[www.ladbs.org](http://www.ladbs.org). To speak to a Call Center agent, call 311 or  
(866) 4LACITY (452-2845). Outside LA County, call (213) 473-3231.

For Cashier's Use Only  
CITY PLANNING SURCH W/O #: 01613117 016.99

MISCELLANEOUS 010.00

PLANNING GEN PLAN MAINT 01.71

GREEN BUILDING FEE 01.00

BUILDING PLAN CHECK 027.00

P100163000013117FN

**11. PROJECT VALUATION & FEE INFORMATION, Final Fee Period**

Permit Valuation: \$1,700 PC Valuation:

FINAL TOTAL Bldg-Alter/Repair	240.87	Permit Issuing Fee	27.00
Permit Fee Subtotal Bldg-Alter/Rep:	130.00		
Electrical	16.90		
HVAC	8.45		
Plumbing	16.90		
Fire Hydrant Refuse-To-Pay			
E.O. Instrumentation	0.50		
O.S. Surcharge	4.00		
Sys. Surcharge	11.99		
Planning Surcharge	9.42		
Planning Surcharge Misc Fee	10.00		
Planning Gen Plan Maint Surcharge	4.71		
Green Building Fee	1.00		

Sewer Cap ID: Total Bond(s) Due:

**12. ATTACHMENTS**

Owner-Builder Declaration



\* P 1 0 0 1 6 3 0 0 0 0 1 3 1 1 7 F N \*

## 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, &amp; ENGINEER NAME ADDRESS

(O) . Owner-Builder

## CLASS LICENSE#

0

## PHONE#

3104726727

**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).

## 17. OWNER-BUILDER DECLARATION

I hereby affirm under penalty of perjury that I am exempt from the Contractors' State License Law for the following reason (Section 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 or she is licensed pursuant to the provisions of the Contractors License Law (Chapter 9 (commencing with Section 7000) of Division 3 of the Business and Professions Code) or that he or she 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).):

(X) 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 intended or offered for sale (Sec. 7044, Business & Professions Code: The Contractors License Law does not apply to an owner of property who builds or improves thereon, and who does such work himself or herself or through his or her own employees, provided that such improvements are not intended or offered for sale. If, however, the building or improvement is sold within one year from completion, the owner-builder will have the burden of proving that he or she did not build or improve for the purpose of sale).

OR

( ) I, as the owner of the property, am exclusively contracting with licensed contractors to construct the project (Sec. 7044, Business & 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) licensed pursuant to the Contractors License Law.)

## 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.

( ) 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 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](http://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 [www.dhs.ca.gov/childlead](http://www.dhs.ca.gov/childlead).

## 20. 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:

- (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(s) of the property.

Print Name:

Cynthia N. Rusi

Sign:

Date:

7-22-2014

Owner

Authorized Agent





DEPARTMENT OF BUILDING AND SAFETY

OWNER'S ACKNOWLEDGMENT AND VERIFICATION OF  
INFORMATION

(OWNER-BUILDER DECLARATION)

Application Number: 10016-30K-13117  
10016-30K-13115

X Project Address: 12305 5th Helena, Los Angeles 90049

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

CNR1. I understand a frequent practice of unlicensed persons is to have the property owner obtain an "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.

CNR2. 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.

CNR3. I understand as an "Owner-Builder" I am the responsible party of record on 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.

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CNR6. 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.

CNR7. 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.

CNR8. 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.

CNR9. 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](http://www.cslb.ca.gov) for more information about licensed contractors.



OWNER'S ACKNOWLEDGMENT AND VERIFICATION  
OF INFORMATION

(OWNER-BUILDER DECLARATION, cont.)

Application Number: 10016-30K-13117  
10016-30K-13115

X Project Address: 12305 5th Helena, Los Angeles 90049

CUR 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: X 12305 5th Helena Los Angeles 90049

CUR 11. I agree that, as the party legally and financially responsible for this proposed construction activity, I will abide by all applicable laws and requirements that govern Owner-Builders as well as employers.

CUR 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 properly 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: Cynthia N. Rust

Signature of property owner [Signature] Date: 7/22/2010

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.

12305 W 5th helena Dr GARAGE

Permit #:  
Plan Check #: X19WL02192  
Event Code:

19016 - 30000 - 10698

Printed: 04/12/19 12:25 PM

Bldg-Alter/Repair GREEN - NONE  
1 or 2 Family Dwelling  
Express Permit  
No Plan CheckCity of Los Angeles - Department of Building and Safety  
**APPLICATION FOR BUILDING PERMIT  
AND CERTIFICATE OF OCCUPANCY**Issued on: 04/12/2019  
Last Status: Issued  
Status Date: 04/12/2019

1. TRACT	BLOCK	LOT(s)	ARB	COUNTY MAP REF #	PARCEL ID # (PIN #)	2. ASSESSOR PARCEL #
TR 5462		20		M B 58-71/72	129B141 38	4405 - 040 - 005

**3. PARCEL INFORMATION**Area Planning Commission - West Los Angeles  
LADBS Branch Office - WLA  
Baseline Mansionization Ordinance - Yes  
Council District - 11  
Community Plan Area - Brentwood - Pacific PalisadesCensus Tract - 2640.00  
District Map - 129B141  
Energy Zone - 6  
Hillside Grading Area - YES  
Near Source Zone Distance - 0

Thomas Brothers Map Grid - 631-G4

ZONES(S): RS-1

**4. DOCUMENTS**ZI - ZI-2462 Modifications to SF Zones and S ORD - ORD-163205  
ZI - ZI-511 ORD - ORD-171227  
ORD - ORD-129279 ORD - ORD-171492  
ORD - ORD-129992 CPC - CPC-16829-ACPC - CPC-2005-8252-CA  
CPC - CPC-2014-1457-SP  
BMO - Yes**5. CHECKLIST ITEMS****6. PROPERTY OWNER, TENANT, APPLICANT INFORMATION**Owner(s):  
GLORY OF THE SNOW 1031 LLC  
60 RIO SALADO PKWY STE 1103, TEMPE AZ 85281 --  
Tenant:Applicant: (Relationship: Contractor)  
RICHARD BRUCE RADENBAUGH -  
-- (323) 254-2888

For Cashier's Use Only

W/O #: 91610698

**7. EXISTING USE**

(01) Dwelling - Single Family

**PROPOSED USE****8. DESCRIPTION OF WORK**RE-ROOF WITH CLASS A OR B MATERIAL WEIGHING LESS THAN 6 POUNDS PER  
SQ. FT. OVER EXISTING SOLID SHEATHING (8) SQUARES. CLASS A ROOF  
COVERING IS REQUIRED WITHIN VERY HIGH FIRE HAZARD SEVERITY ZONE  
(VHFHSZ). FOR RESIDENTIAL ROOF REPLACEMENT > 50% OF THE TOTAL ROOF**9. # Bids on Site & Use:****10. APPLICATION PROCESSING INFORMATION**BLDG. PC By: DAS PC By:  
OK for Cashier: Marshawno Gauff Coord. OK:  
Signature:  Date: 04/12/2019**11. PROJECT VALUATION**

Final Fee Period

Permit Valuation: \$6,000 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](http://www.ladbs.org). To speak to a Call Center agent, call  
311. Outside LA County, call (213) 473-3231.

WL MARI 302076674 4/12/2019 12:25:40 PM  
BUILDING PERMIT-RES \$130.00  
EI RESIDENTIAL \$0.78  
DEV SERV CENTER SURCH \$4.73  
SYSTEMS DEVT FEE \$9.47  
CITY PLANNING SURCH \$9.42  
MISCELLANEOUS \$10.00  
PLANNING GEN PLAN MAINT SURCH \$10.99  
CA BLDG STD COMMISSION SURCHARGE \$1.00  
BUILDING PLAN CHECK \$27.00

Sub Total: \$203.39

Permit #: 190163000010698  
Building Card #: 2019WL98143  
Receipt #: 0302152069

\* P 1 9 0 1 6 3 0 0 0 1 0 6 9 8 F N \*

**13. STRUCTURE INVENTORY**

(Note: Numeric measurement data in the format "number / number" implies "change in numeric value / total resulting numeric value")

19016 - 30000 - 10698

**14. APPLICATION COMMENTS:**

THIS IS FOR THE GARAGE

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**

(C) BILT-WELL ROOF AND MATERIAL CO

**ADDRESS**

3310 VERDUGO ROAD,

LOS ANGELES, CA 90065

**CLASS**

C39

**LICENSE #**

458005

**PHONE #**

(323) 254-2888

**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).

**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 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: C39 License No.: 458005 Contractor: BILT-WELL ROOF AND MATERIAL CO

**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.

☒ 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: AMERICAN ZURICH INS. CO.

Policy Number: WC01897200

☐ 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](http://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 [www.dhs.ca.gov/childlead](http://www.dhs.ca.gov/childlead).

**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. 3097, Civil Code).

Lender's Name (If Any): \_\_\_\_\_ Lender's Address: \_\_\_\_\_

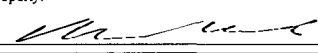
**21. FINAL DECLARATION**

I certify that I have read this application **INCLUDING THE ABOVE DECLARATIONS** and state that the above information **INCLUDING THE 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:**

- (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: RICH RADENBAUGH

Sign: 

Date: 04/12/2019



Contractor



Authorized Agent



# City of Los Angeles Department of City Planning

## 1/3/2024 PARCEL PROFILE REPORT

### PROPERTY ADDRESSES

12305 W 5TH HELENA DR

### ZIP CODES

90049

### RECENT ACTIVITY

None

### CASE NUMBERS

CPC-2014-1457-SP

CPC-2005-8252-CA

CPC-19XX-16829-A

ORD-186108

ORD-171492

ORD-171227

ORD-163205

ORD-129992

ORD-129279

CHC-2023-6134-HCM

ENV-2023-6135-CE

ENV-2014-1458-EIR-SE-CE

ENV-2005-8253-ND

### Address/Legal Information

PIN Number	129B141 38
Lot/Parcel Area (Calculated)	23,139.4 (sq ft)
Thomas Brothers Grid	PAGE 631 - GRID G4
Assessor Parcel No. (APN)	4405040005
Tract	TR 5462
Map Reference	M B 58-71/72
Block	None
Lot	20
Arb (Lot Cut Reference)	None
Map Sheet	129B141

### Jurisdictional Information

Community Plan Area	Brentwood - Pacific Palisades
Area Planning Commission	West Los Angeles
Neighborhood Council	None
Council District	CD 11 - Traci Park
Census Tract #	2640.00
LADBS District Office	West Los Angeles

### Permitting and Zoning Compliance Information

Administrative Review	None
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### Planning and Zoning Information

Special Notes	HISTORIC MONUMENT UNDER CONSIDERATION
Zoning	RS-1
Zoning Information (ZI)	ZI-2462 Modifications to SF Zones and SF Zone Hillside Area Regulations ZI-2192 Specific Plan: West Los Angeles Transportation Improvement and Mitigation
General Plan Land Use	Low Residential
General Plan Note(s)	Yes
Hillside Area (Zoning Code)	No
Specific Plan Area	WEST LOS ANGELES TRANSPORTATION IMPROVEMENT AND MITIGATION
Subarea	None
Special Land Use / Zoning	None
Historic Preservation Review	Yes
Historic Preservation Overlay Zone	None
Other Historic Designations	Yes
Mills Act Contract	None
CDO: Community Design Overlay	None
CPIO: Community Plan Imp. Overlay	None
Subarea	None
CUGU: Clean Up-Green Up	None
HCR: Hillside Construction Regulation	No
NSO: Neighborhood Stabilization Overlay	No
POD: Pedestrian Oriented Districts	None
RBP: Restaurant Beverage Program Eligible Area	None
RFA: Residential Floor Area District	None
RIO: River Implementation Overlay	No

This report is subject to the terms and conditions as set forth on the website. For more details, please refer to the terms and conditions at [zimas.lacity.org](https://zimas.lacity.org)  
(\*) - APN Area is provided "as is" from the Los Angeles County's Public Works, Flood Control, Benefit Assessment.



SN: Sign District	No
AB 2334: Very Low VMT	Yes
AB 2097: Reduced Parking Areas	No
Streetscape	No
Adaptive Reuse Incentive Area	None
Affordable Housing Linkage Fee	
Residential Market Area	High
Non-Residential Market Area	High
Transit Oriented Communities (TOC)	Not Eligible
ED 1 Eligibility	Not Eligible
RPA: Redevelopment Project Area	None
Central City Parking	No
Downtown Parking	No
Building Line	None
500 Ft School Zone	No
500 Ft Park Zone	No
<b>Assessor Information</b>	
Assessor Parcel No. (APN)	4405040005
Ownership (Assessor)	
Owner1	GLORY OF THE SNOW 1031 LLC
Address	60 E RIO SALADO PKWY STE 1103 TEMPE AZ 85281
Ownership (Bureau of Engineering, Land Records)	
Owner	SAHURE, ANDREW GLORY OF THE SNOW 1031 TRUST
Address	12305 5TH HELENA DR LOS ANGELES CA 90049
APN Area (Co. Public Works)*	0.537 (ac)
Use Code	0101 - Residential - Single Family Residence - Pool
Assessed Land Val.	\$7,640,697
Assessed Improvement Val.	\$1,585,785
Last Owner Change	11/24/2017
Last Sale Amount	\$9
Tax Rate Area	67
Deed Ref No. (City Clerk)	654556
	599888
	586101
	437093
	3-427
	275895
	1681780
	1584763
	1380409
	1267100
	1261342
	1045799
	0551599
Building 1	
Year Built	1929
Building Class	C8D
Number of Units	1
Number of Bedrooms	2
Number of Bathrooms	2
Building Square Footage	2,097.0 (sq ft)
Building 2	No data for building 2
Building 3	No data for building 3

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 (\*) - APN Area is provided "as is" from the Los Angeles County's Public Works, Flood Control, Benefit Assessment.

Building 4	No data for building 4
Building 5	No data for building 5
Rent Stabilization Ordinance (RSO)	No [APN: 4405040005]

#### Additional Information

Airport Hazard	None
Coastal Zone	None
Santa Monica Mountains Zone	No
Farmland	Area Not Mapped
Urban Agriculture Incentive Zone	YES
Very High Fire Hazard Severity Zone	No
Fire District No. 1	No
Flood Zone	Outside Flood Zone
Watercourse	No
Hazardous Waste / Border Zone Properties	No
Methane Hazard Site	None
High Wind Velocity Areas	No
Special Grading Area (BOE Basic Grid Map A-13372)	Yes
Wells	None

#### Seismic Hazards

Active Fault Near-Source Zone	
Nearest Fault (Distance in km)	Within Fault Zone
Nearest Fault (Name)	Santa Monica Fault
Region	Transverse Ranges and Los Angeles Basin
Fault Type	B
Slip Rate (mm/year)	1.00000000
Slip Geometry	Left Lateral - Reverse - Oblique
Slip Type	Moderately / Poorly Constrained
Down Dip Width (km)	13.00000000
Rupture Top	0.00000000
Rupture Bottom	13.00000000
Dip Angle (degrees)	-75.00000000
Maximum Magnitude	6.60000000
Alquist-Priolo Fault Zone	No
Landslide	No
Liquefaction	No
Preliminary Fault Rupture Study Area	No
Tsunami Inundation Zone	No

#### Economic Development Areas

Business Improvement District	None
Hubzone	Not Qualified
Jobs and Economic Development Incentive Zone (JEDI)	None
Opportunity Zone	No
Promise Zone	None
State Enterprise Zone	None

#### Housing

Direct all Inquiries to	Los Angeles Housing Department
Telephone	(866) 557-7368
Website	<a href="https://housing.lacity.org">https://housing.lacity.org</a>
Rent Stabilization Ordinance (RSO)	No [APN: 4405040005]
Ellis Act Property	No
AB 1482: Tenant Protection Act	See Notes
Assessor Parcel No. (APN)	4405040005
Address	12305 5TH HELENA DR

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 (\*) - APN Area is provided "as is" from the Los Angeles County's Public Works, Flood Control, Benefit Assessment.

Year Built	1929
Use Code	0101 - Residential - Single Family Residence - Pool
Notes	The property is subject to AB 1482 if the owner is a corporation, limited liability company with a corporate member, or real estate trust. Does not apply to owner-occupied duplexes & government-subsidized housing.
Housing Crisis Act Replacement Review	Yes
Housing Element Sites	
HE Replacement Required	N/A
SB 166 Units	0.09 Units, Moderate
Housing Use within Prior 5 Years	Yes
<b>Public Safety</b>	
Police Information	
Bureau	West
Division / Station	West Los Angeles
Reporting District	825
Fire Information	
Bureau	West
Battalion	9
District / Fire Station	19
Red Flag Restricted Parking	No

CASE SUMMARIES

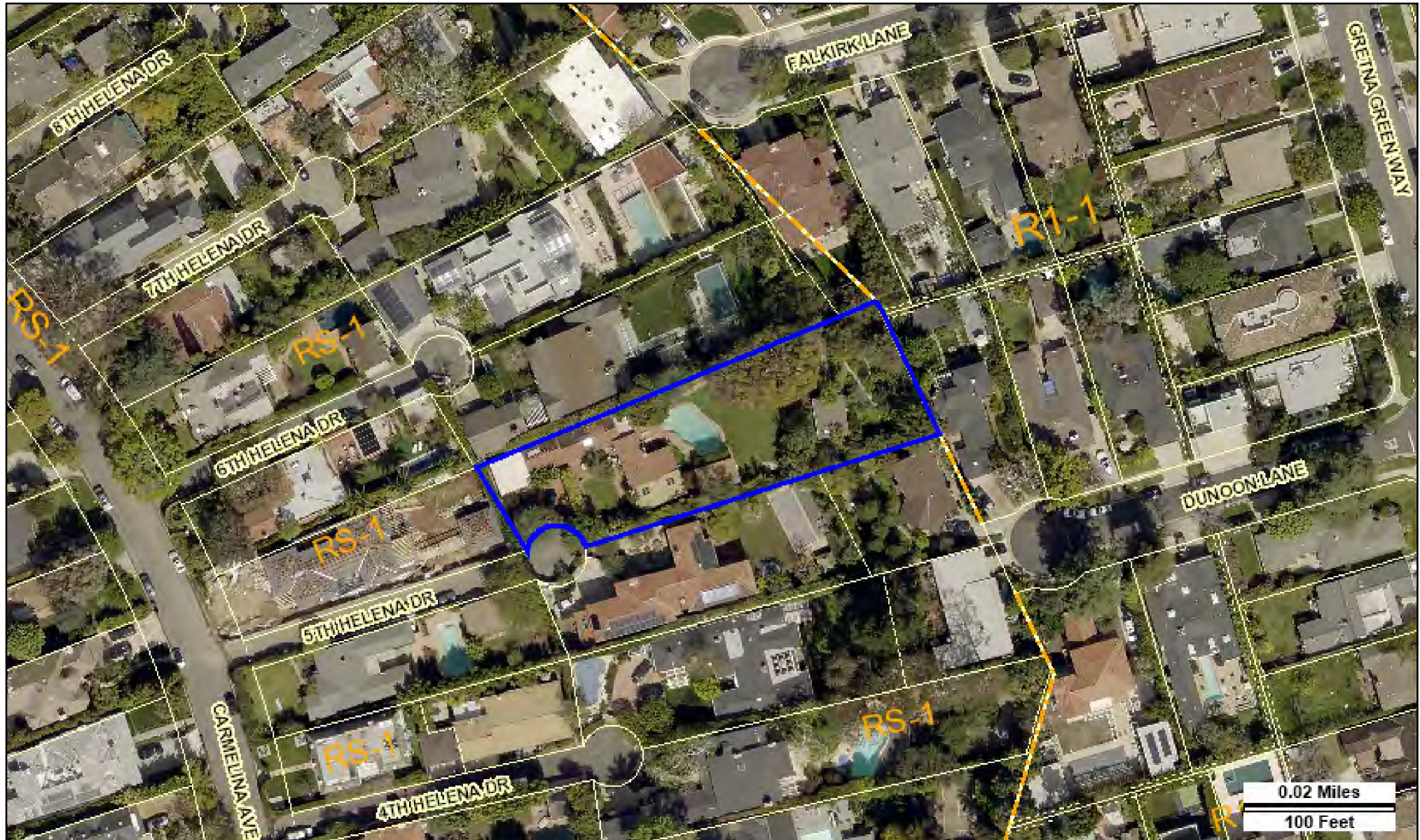
Note: Information for case summaries is retrieved from the Planning Department's Plan Case Tracking System (PCTS) database.

Case Number:	CPC-2014-1457-SP
Required Action(s):	SP-SPECIFIC PLAN (INCLUDING AMENDMENTS)
Project Descriptions(s):	SPECIFIC PLAN AMENDMENT
Case Number:	CPC-2005-8252-CA
Required Action(s):	CA-CODE AMENDMENT
Project Descriptions(s):	AN ORDINANCE ESTABLISHING PERMANENT REGULATIONS IMPLEMENTING THE MELLO ACT IN THE COASTAL ZONE.
Case Number:	CPC-19XX-16829-A
Required Action(s):	A-PRIVATE STREET MODIFICATIONS (1ST REQUEST)
Project Descriptions(s):	
Case Number:	CHC-2023-6134-HCM
Required Action(s):	HCM-HISTORIC CULTURAL MONUMENT
Project Descriptions(s):	Historic-Cultural Monument nomination.
Case Number:	ENV-2023-6135-CE
Required Action(s):	CE-CATEGORICAL EXEMPTION
Project Descriptions(s):	Historic-Cultural Monument nomination.
Case Number:	ENV-2014-1458-EIR-SE-CE
Required Action(s):	EIR-ENVIRONMENTAL IMPACT REPORT SE-STATUTORY EXEMPTIONS CE-CATEGORICAL EXEMPTION
Project Descriptions(s):	ENVIRONMENTAL IMPACT REPORT
Case Number:	ENV-2005-8253-ND
Required Action(s):	ND-NEGATIVE DECLARATION
Project Descriptions(s):	AN ORDINANCE ESTABLISHING PERMANENT REGULATIONS IMPLEMENTING THE MELLO ACT IN THE COASTAL ZONE.

DATA NOT AVAILABLE

- ORD-186108
- ORD-171492
- ORD-171227
- ORD-163205
- ORD-129992
- ORD-129279





Address: 12305 W 5TH HELENA DR

APN: 4405040005

PIN #: 129B141 38

Tract: TR 5462

Block: None

Lot: 20

Arb: None

Zoning: RS-1

General Plan: Low Residential

