

**GREATER COMMUNITY MISSIONARY BAPTIST CHURCH**

11064 – 11084 North Norris Avenue

**CHC-2025-4007-HCM**

**ENV-2025-4008-CE**

**FINDINGS**

- The Greater Community Missionary Baptist Church, “exemplifies significant contributions to the broad cultural, economic or social history of the nation, state, city or community” as an important site associated with the post-World War II development of the African American community in Pacoima.
- The Greater Community Missionary Baptist Church, “is associated with the lives of historic personages important to national, state, city, or local history,” owing to its association with Reverend T.G. Pledger who contributed significantly to the post-World War II development of the African American community in Pacoima through his housing advocacy and community work.

**DISCUSSION OF FINDINGS**

The Greater Community Missionary Baptist Church meets two of the Historic-Cultural Monument criteria for designation.

The subject property “exemplifies significant contributions to the broad cultural, economic or social history of the nation, state, city, or community” as an important site associated with the post-World War II development of the African American community in Pacoima.

Pacoima was one of the few areas in Los Angeles where African American veterans returning from World War II and middle-class African American families were able to purchase suburban homes and establish businesses and institutions, such as churches, that met local needs. Churches such as the subject property serve as crucial anchors of African American communities. They represent springboards for community leadership and centers of social life, business networks, and civil rights activism.

Throughout its over 80 year history in Pacoima, the Greater Community Missionary Baptist Church’s engagement with the life of the African American community extended beyond collective worship by providing social services such as youth programs and young men’s workshops, weekly food giveaways, along with holiday fairs and fashion shows. These services reinforced the significance of the subject property as a space of African American spiritual, social, and political autonomy.

The subject property is also “associated with the lives of historic personages important to national, state, city, or local history,” owing to its association with Reverend T.G. Pledger who contributed significantly to the post-World War II development of the Black community in Pacoima through his housing advocacy and community work. Following the post-World War II population boom, Pledger began to advocate for fair housing for the growing African American community in Pacoima which culminated in the opening of the Pledgerville Senior Citizens Villas directly east

of the subject property in 1984. Pledger was also a prominent leader in the social and religious life of the Black community in Pacoima. He mentored and ordained numerous pastors that went on to form other Black churches in the San Fernando Valley and other parts of Los Angeles. In addition, he rented several properties to local business owners on Van Nuys Boulevard and he was known to regularly walk along Van Nuys to connect with members of the community.

Despite interior and exterior alterations, the subject property retains sufficient integrity of location, design, setting, materials, workmanship, feeling, and association to convey its significance.

### **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 Greater Community Missionary Baptist Church 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. 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.

Furthermore, none of the exceptions to the Categorical Exemption Under CEQA Guidelines Section 15300.2 apply to the proposed Project. The proposed Project will not result in significant cumulative impacts from successive projects of the same type in the same place. The Project does not involve unusual circumstances as it is in a similar location, topography, and streetscape as other Historic-Cultural Monuments in the Arleta - Pacoima Community Plan Area. The Project will not damage scenic resources in a state scenic highway. The Project site is not on a list compiled pursuant to Government Code Section 65962.5 related to hazardous waste sites. The Project will also not cause a substantial adverse change in the significance of an historical resource.

Categorical Exemption ENV-2025-4008-CE was prepared on September 22, 2025