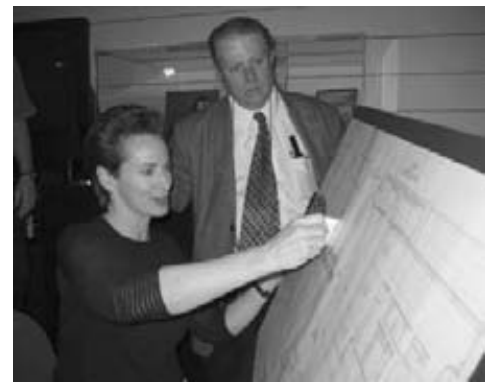


Renowned Restoration Architect To Speak At Installation Dinner

This year Pomona Heritage is very pleased to have as our speaker at the Annual Installation Dinner, historic architect Fran Offenhauser. She will be sharing with us the slides from the restoration projects that she has done with the Academy of Motion Picture Arts and Sciences as well as the restoration of downtown Los Angeles' landmark Union Station.

Fran is one of the founders and immediate past president of Hollywood Heritage. She was the archi-

tect responsible for the renovation of the Spanish-Romanesque building that originally housed the City of Beverly Hills' Water Treatment Plant No. 1 for the Academy to house their Margaret Herrick Library. Built in 1927, the building was abandoned in 1976, when Beverly Hills began to purchase its water from the Los Angeles Metropolitan Water District. In March of 1988, the city of Beverly Hills accepted a proposal by the Academy that the Water-works



Fran Offenhauser, preservation architect and immediate past President of Hollywood Heritage discusses plans of Union Depot with a guest at a Hollywood Heritage program on Union Depot

photo by Alan Simon

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2006 Slate of Candidates to Be Selected at Installation Dinner

Once again it's time to begin a new year for our organization and we will have our annual Installation Dinner on Sunday, January 22, 2006. Each year we invite our members to our annual meeting / elections and installation of the new officers. Once again we'll be meeting at the Pomona Valley Mining Company. No-host cocktails will begin at 5:00 with dinner served at 6:00 pm. Dinner costs \$35/person and you can make reservations by calling the Pomona Heritage toll-free number, 866.833.4086 and leaving a message. Payment can be made at the door. At about 7:00 pm, after dinner, the meeting will begin with the election and our guest

speaker, noted historic architect Fran Offenhauser (see accompanying story), who will discuss the res-

Annual Installation Dinner

Place: Pomona Valley Mining Company

Date: Sunday, January 22

Time: Cocktails 5:00 pm

Dinner 6:00 pm

Meeting 7:00 pm

Price: Dinner \$35.00

Meeting No Charge

toration projects that she's done for the Academy of Motion Picture Arts and Sciences as well as downtown LA's Union Station. The meeting portion of the evening is free and

open to all members of Pomona Heritage.

Our bylaws state that each year we will conduct an election and select directors and officers for Pomona Heritage for the coming year. Each director is elected for a one year term in a specific board position.

This year's nominating committee comprised of Joan McIntire, Margaret Ruecker, and Mike Schowalter has come up with a slate of candidates who bring experience, knowledge, and passion to the board.

Returning, reluctantly, for his third term as president is Mike Schowalter. With promises that he will get a lot of help from the board

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President's Message

It's A New Year and A New Beginning

by Michael Schowalter

Happy New Year to all! As this New Year begins I wish you all health, happiness and success with your many old house projects!

2006 dawns with new leadership for the City of Pomona. Pomona Heritage congratulates our friend Norma Torres on her victory and looks forward to working closely with her to preserve and protect our historic neighborhoods and landmarks.

With the installation of new officers just around the corner the one board position we have not yet filled is that of Chair of the Code Compliance Committee. I would like to thank Hal Voll for his leadership in that position over the last three years, and stress the importance of this position in maintaining the integrity of our Historic Districts.

As we all know our city struggles with it's budgets and during tough budget times it's hard to allocate funds for the prevention of "window change outs" and "illegal tree trimming". Yet without vigilance and tough city enforcement our spectacular historic districts will become nice neighborhoods full of stucco boxes with vinyl windows.

The time has come for Pomona Heritage to begin a campaign to put some teeth into the Historic Ordinance. As long as there are no serious consequences for violating the Ordinance, people will roll the dice to see what they can get away with. But if there are significant fines, which can be collected to help offset the cost of enforcement, the City should be more willing/able to enforce the law. Remember, the Council just voted last year to increase traffic citations to cover the cost of the Youth Anti Gang Task Force Plan.

The key to success will be doing this together. So let your Heritage

Board members know how you feel about this, and when we schedule meetings to discuss it as a group, come on down and lend your support. It was a tough struggle to create the districts in the first place, and now is the time to come together to help protect them.

Clean Pomona

Report Graffiti



Graffiti is a serious crime that impacts all members of the community. You can help reduce graffiti by immediately reporting all graffiti sightings. The faster graffiti is cleaned up, the less it appears. The City of Pomona's Graffiti Removal paint crews are on the job 7 days a week to eradicate graffiti on public and private property free of charge. To report graffiti anywhere within the city limits, call the 24-hour Graffiti Reporting Line at (909) 620-2265, or report a graffiti sighting online at www.ci.pomona.ca.us and click on Access e-Pomona.

Pomona Abandoned Shopping Cart Number



Pomona residents have an Abandoned Shopping Cart Reporting Number. If you've noticed abandoned shopping carts in your area, please call the new 24-hour Shopping Cart Reporting Line at (800) 497-1984.

This is a services of the city of Pomona for its residents. Keeping our neighborhoods clean benefits everyone.



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The Pomona Heritage Board of Directors meets on the first Tuesday of each month. Call or write for location.

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Pomona Heritage Newsletter is published periodically by Pomona Heritage, Inc. for its membership. Membership information can be found on the back cover of this issue. Pomona Heritage is a non-profit 501(c)3 California corporation dedicated to the preservation of Pomona's rich cultural heritage and the education of Pomona's citizenry of that heritage. Donations and membership are tax deductible to the fullest extent of the law, please consult your tax advisor.



Pomona Historic Preservation Ordinance Added to Web Site

The most frequent questions that we get at Pomona Heritage concern what one can and cannot do with their homes in the city's historic districts. In an ever changing attempt to expand the usability of our web site, we've added the entire text of the Pomona City Historic Preservation Ordinance. The ordinance can be accessed from the resources page of the web site by following the city historic documents link. In the future we hope to also include the city's *Guidelines For Alterations To Pomona's Historic Properties* and the ordinance which covers tree trimming in historic districts.

To facilitate research, the ordinance has been broken down into sections, with a table of contents, so you don't have to scroll through the entire text to find the information that you're looking for. The ordinance covers such topics as how to go about nominating a structure for landmark status, how to nominate a district, the types of projects that require a Certificate of Appropriateness (COA), the appeals process, and information on historic preservation

incentives, among others.

While Pomona Heritage is pleased to be able to offer this information to the public, we do warn that the text was typed from a copy and that Pomona Heritage does not warrant that the information is exactly the ordinance. It is possible that material has been updated or that typos have occurred. Please contact the city if you require an official copy.

"We're attempting to make the web site a one-stop resource for the preservation community," stated webmaster John Clifford. "We have a bulletin board set up for communication between those in the preservation community. You can ask for recommendations for tradesmen or where to purchase materials, or just post information about historic properties."

The web site can be accessed via the internet at www.pomonaheritage.org. For information on posting materials, suggestions of things you'd like to see on the web site, or anything relating to it, you can email webmaster John Clifford at: newsletter@pomonaheritage.org.

Norma Torres Elected Mayor

Sixth District councilperson Norma Torres has been elected mayor of the city of Pomona, during a special election January 10, filling the seat left vacant by the death of Mayor Eddie Cortez. Unfortunately, the election did not elicit a very large voter turnout, with only 35% of the registered voters turning out. Mrs. Torres garnered the plurality of the votes with district 1 Councilman George Hunter a distant second.

We are pleased to say that the new mayor has been a friend of Pomona Heritage over the years, supporting our efforts to create the historic districts including Hacienda Park, which spills into her former 6th District (north of the 10 Freeway).

We of Pomona Heritage look forward to working with the new Mayor in the future in making Pomona's historic resources an important part of the revitalization of the city. We also wish her luck as mayor in working with the diverse community that is the city of Pomona, she has some big shoes to fill.



Pomona's new mayor, Norma Torres

Special Collections Perfect For Research on Historic Homes

Under a grant from Pomona Heritage, the Pomona Public Library has a wide selection of books on home remodeling, restoration, preservation, and related subjects. These books are located in the Special Collections area, downstairs, in the library.

The books purchased as part of the Pomona Heritage Library grant include: Ageless Adobe: History And Preservation In Southwestern Architecture; American-Victorian Cottage Homes; "America's Favorite



Homes: Mail Order Catalogues As A Guide To Popular Early 20th-Century Houses"; Art Deco Decorative Ironwork; Art Deco Interiors: Decoration And Design Classics Of The 1920's And 1930's; Bauer: Classic American Pottery ; California Colonial: The Spanish And Rancho Revival Styles; California Potteries: The Complete Book; California's Kit Homes; Caring For Your Historic House; Case Study Houses; Classic Houses Of The Twenties; Collecting Art Deco Ceramics; Collector's Encyclopedia Of California Pottery; Collector's Encyclopedia Of Fiesta; Creating Period Gardens; Decorative Ironwork Designs; Early L And J.F. Stickley Furniture; Feat Of Clay: Five Decades Of Jerry Rothman; "Fiesta: The Homer Laughlin China Company's Colorful ; Dinnerware"; "Franciscan, Catalina And Other Gladding Mcbean Wares"; Hints On Household Taste: The Classic Handbook Of Victorian Interior Decoration; Houses By Mail: A Guide To Houses From Sears; Houses That Sears Built; Innovative Tools For Historic Preservation; L. A. Deco; Landscape For Living; Living Col-

ors: The Definitive Guide To Color Palettes Through The Ages; "Mediterranean Domestic Architecture For The United ; States"; Modernism Reborn; Monterey: Furnishings Of California's Spanish Revival; Period Details; "Pictorial Encyclopedia Of Historic Architectural Plans, ; Details And Elements"; Red Tile Style: America's Spanish Revival Architecture; Repairing Old And Historic Windows; Residential Architecture In Southern California; Same Ax Twice: Restoration And Renewal In The Throwaway Age; Santa Barbara Style; "Secretary Of The Interior's Standards For The Treatment; Of Historic Properties"; Structural Analysis Of Historic Buildings; Sunset Western Ranch Houses; Turn Of The Century House Designs; "Victorian Interior Decoration: American Interiors, 1830-1900"; "Victorian Splendor: Recreating America's 19th Century Interiors"; Victorian Style; Western Ranch Houses.

Progressive Dinner Highlighted Winter

This year's Progressive Holiday Dinner saw its usual high turnout of revelers enjoying dining in historic settings. The Lincoln Park home of Joan and Dan McIntire was festively decorated with an outdoor winter wonderland where guest enjoyed a large variety of Appetizers. The crowd then moved to the Ebell Club where they were treated to a sit-down dinner of Turkey, Ham, Mashed Potatoes and all the fixin's. The evening culminated at the home of Gina Giuliucci and Art Baker in the beautiful setting of Ganesha Hills for dessert and coffee.

Everyone seemed to have had a good time and we look forward to next year's holidays and another chance to dine with history.

Thanks To Our Special Sponsors

Pomona Heritage wishes to extend a special thank you to those who made our 2005 Sponsorship program such a success. We have grouped donors under a variety of headings based on their contribution levels.

Wish to become a Pomona Heritage Special Sponsor? Sponsorship by companies or individuals at all levels are greatly appreciated.

Benefits at the sponsorship levels include invitations to all Pomona Heritage events, tickets to the home tour, special discounts, listing in all Pomona Heritage publications—including the newsletter, and other special consideration for upcoming events. For more information on Sponsorship, please write to membership@pomonaheritage.org or president@pomonaheritage.org.

Historic District Level: \$2500 +
Fairplex
Fedex-Kinko's West Covina

Citrus Grove Level: \$1000 +
Display Tech Exhibits

Ranchero Level: \$500 +
Laura and Greg Estel/
Greg's Refrigeration

Pioneer Level: \$250 +
Jeved Management

Welcome New Members

The following are new members to Pomona Heritage who have joined since the last newsletter. We are pleased to welcome them to the Pomona Heritage family.

Janet Townsend

Jeffrey & Sonia Johnson

be restored to house the Library and the Academy Film Archive. Work was completed over the next two years and the Center for Motion Picture Study opened in 1991. In May of 2002 the Center was named the Fairbanks Center for Motion Picture Study in honor of the first president of the Academy, Douglas Fairbanks, Sr.

Fran brought a unique background of hands-on construction experience combined with large-scale project management experience to this difficult project. Construction was competitively bid and built with only 1% change orders. She adapted the derelict water treatment plant's aerators, clarifiers, and filtration pits to the Academy's need for heavy library loads, and the result won numerous local, state, and national design awards

In 2002, Fran began work on the renovation of the 120,000 sq. ft. Don Lee-Mutual Broadcasting building on Vine Street in Hollywood as the Academy's Pickford Center. The



The restored Academy of Motion Picture Arts and Sciences' Pickford Center for Motion Picture Study on Vine St. in Hollywood.

sworth, the inventor of television. The building was the original home of Los Angeles Channel 2, which is now KCBS-TV, through the 1950s. It was the studio for Johnny Carson's earliest mid-'50s television appearances before *The Tonight Show*, including *Carson's Cellar* and *The New Johnny Carson Show*. It was the original home, from 1964 through 1971, of California Community Television, which grew into PBS station KCET.

The Pickford Center now includes the 300 seat Linwood Dunn Theater as well as the offices of the Academy Players Directory and the Academy Film Library. Fran faced many challenges in maintaining the historic integrity of the structure, while converting it to a very specialized use as climate controlled film vaults, theater, and offices.

Another of her major projects was the restoration of downtown Los Angeles's Landmark Union Station, located at the northern edge of downtown Los Angeles. Union Station (1939) is an artful blend of the Spanish Colonial Revival style, and Streamline Moderne, which represented and emphasized the Machine-Age aesthetic. The station was designed by the father and son team of John Parkinson and Donald B. Parkinson, who also designed Los Angeles City Hall, and whose

firm designed many landmark Los Angeles buildings from the late 19th century onward. Enclosed garden patios are on either side of the waiting room. Attached to the main building to the south is a small masterpiece, the remarkable station restaurant designed by southwestern architect Mary Colter (the last of the "Harvey House" restaurants to be constructed as a part of a passenger terminal). Although now used for special events and wedding receptions, the topology of its rounded central counter dynamically thrust forward, its streamlined booths, and the inlaid floor patterns still constitute a busy and evocative sense of place. As with many Los Angeles locations, it has only survived by serving as an occasional filming location.

A true preservationist, Fran put her money where her mouth is, literally, and saved the home of 2-time early Los Angeles mayor J. R. Toberman from certain demolition. In September 2004, Fran closed escrow on the 1907 Queen Anne/Classical revival home at 1749 North Harvard Boulevard, along with the 8 unit unhistoric apartment house on the same lot.

Upon learning of the impending sale of this landmark to apartment developers, who planned to demolish it, Hollywood Heritage had quickly prepared a winning Cultural Heritage

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Studio 4 at the Pickford Center for Motion Picture Study, July 7, 1948, during a taping of "Queen for a Day," the Don Lee Broadcasting Company's most popular show.

building was constructed in 1947-48 as a radio and television studio facility at a cost of \$3 million. It was designed by Claude Beelman and Herman Spackler. Cadillac dealer Don Lee got into broadcasting to stay competitive with his friend Earle C. Anthony, a Packard dealer, who bought radio station KFI as a method of appealing to his customers. Lee began dabbling in television in 1930 by hiring Harry Lubcke, a laid-off assistant to Philo Farn-

Speaker

from page 5

nomination. Kay Tornborg, past president of Hollywood Heritage, made a point of keeping in close touch with Susan Bernard, the real estate broker. She combed the non-profit world of Los Angeles for a potential buyer,



The former Beverly Hills Water Treatment Plant No. 1, restored as the Fairbanks Center for Film Study of the Academy of Motion Picture Arts & Sciences.

and asked Hollywood Heritage president Fran Offenhauser to help organize a possible rescue for the building. Fran commissioned an appraisal at her own expense from an appraiser specializing in both historic properties and in vacant land. They needed to ensure that a valid price could be offered if an appropriate non-profit buyer could be found. Fran also advised the broker on how to keep the substandard structure from being grabbed by the City under a pending "REAP" action, which would have scared off buyers and lenders and hurried the home's demolition. Hollywood Heritage had shown such good faith – our goal in every preservationist vs. landmark demolition situation – that the broker returned the good faith and worked closely with Hollywood Heritage. When the home came on the market, Kay immediately called Fran, and in the absence of a committed non-profit to make the purchase, Fran wrote up an offer and became the building's new owner.

Her other projects have included: Pomona Depot; Los Angeles Swim Stadium (1934 Olympics); UCLA Men's Gymnasium; Frank Lloyd Wright "La Miniatura" House Restoration, Pasadena; California Museum of Science & Industry; UCLA Chancellor's Residence; Clark Memorial

Library; State Armory Building; Broadway Building, Los Angeles; Pan Pacific Auditorium; Yamashiro Restaurant, Hollywood; El Pueblo State Historic Park; Olvera Street General Plan; Design Guidelines Westwood Specific Plan; and she currently is serving as the consulting architect for the Pomona Fox Theater Corporation.

Fran has also received many awards including: State of California, Governor's Preservation Award 1991; Building Design and Construction Magazine, 1992 National Reconstruction Award; National AIA Historic Resources Committee, Selection for Publication 1996; California Preservation Foundation, Annual Design Award 1991, 1996, 1997; Los Angeles Conservancy Design Awards, Recipient 1984, 1991, 1995; West Hollywood Cultural Heritage Commission, Design Award 1999; Beverly Hills Historical Society, Annual Honoree 1991; AIA Design Awards (S.F. Valley), Award of Honor, Restoration/Interiors 1991; Los Angeles Beautiful, Design Award 1991; Hollywood Heritage, Golden Palm Award 1991, 1993. She has also served as the television commentator for the AMC program, "Legendary Hollywood Homes", and "Homes that Made Hollywood."

Nominations for 2006 Tour Homes

Deborah Clifford, chair of the 2006 Pomona Heritage Home Tour has announced that she will be accepting nominations for homes to be included in this year's tour. "We're looking for homes of differing architectural styles, periods of significance, and from different areas of the city," stated Clifford.

The home tour is scheduled for Sunday, October 16, 2006, with a preview gala on Saturday October 15. To nominate a home, contact Deborah Clifford via email at mrsc@uclabruins.com or leave a message at the Pomona Heritage number (866) 833-4086.

Dinner

from page 1

and committees, Mike has agreed to do it "one more time." Mike's experience with the organization as well as his business acumen makes him a natural leader to move us through the year ahead. Joining Mike in the position of Vice President is Roxanne Miller. Roxanne has not served on the board in the past, but has been involved with other organizations and brings a wealth of experience is project planning to the table.

Also returning for another year are Secretary Melissa Chavez, Treasurer Laura Estel, Grants Chairman Jim Gallivan, Newsletter Editor John Clifford, and Susanna Deakynne. We're very pleased to be welcoming the tag-team of Scott and Debby Thomas sharing the position of Membership Chair. They have promised to help get the word out about the work of Pomona Heritage and increase our membership in the process. They were formerly heavily involved with Monrovia Heritage and bring a lot of good ideas from our neighbors to the west.

Leaving office this year are Vice President Wendy Perez who will be spending more time with newborn son Dylan Andrew and husband Vince. Also not returning is longtime member Hal Voll who was heading up our Code Compliance Committee. We wish both Wendy and Hal the best of luck and remind them that just because they're not on the board any longer doesn't mean we won't be calling on them to help out.

In addition, Deborah Clifford has agreed to, once again, head up the annual Home Tour Committee and Dan McIntire has agreed to continue to chair the Historic Ordinance Review Committee. At press time, we were still looking for a candidate to head up our Code Compliance and Restoration Workshop Committees. These *can* be board positions, but it is not mandatory. If you know of anyone interested, please have them contact any board member or email president@pomonaheritage.org.

Development Of The New, Must It Mean Demolition Of The Old?

by John Clifford

The past two months have seen a veritable rash of demolitions of pre-1945 homes before the Pomona Historic Preservation Commission. In December we saw homes approved for demolition in the 1000 block of south Reservoir street, 1300 block of east San Bernardino Road, 900 block of east Mission Boulevard, 1300 block of west Holt Avenue, and the 1400 block of south White Avenue. This month's two items considered by the commission were demolition of five more pre-1945 homes on south Reservoir Street and an 1885 home in the 1300 block of south Towne Avenue. That's eleven pre-1945 homes approved for demolition in two months. And what are we getting in exchange for the destruction of this much history? A condominium project on Reservoir Street (11 structures total are to be demolished, 5 of them built in the 1950s), and an apartment building on South Towne.

While not every old building can or should be saved, we appear to be in a moment of heavy development in Pomona. The bulk of this development appears to be housing. In addition to these projects, there are a number of other housing projects in the works including a 160 unit condominium development on Indian Hill and other projects for the downtown area.

Housing prices are high, but does Pomona have the jobs to support a larger population? Do we have the infrastructure, police, fire, etc., to support a larger population? Will apartments and condominiums bring enough additional revenue to the city to cover the costs to the city? But then, these are just old houses that they're tearing down.

It is particularly distressing that we could not have found a way to

save the 1885 small farm house (identified by the Planning Department as Italianate Victorian) on south Towne Avenue. This is a structure that was in fairly decent condition that predated the incorporation of Pomona as a city (1888) by three years. While it had been refaced with flagstone sometime in the 1950s, the clapboard siding was still intact on both sides and at the rear of the structure. The small house sits on a very large lot. This is its undoing. A developer purchased the property with the intention of building a small apartment building, maximizing the density on the property.

This property sits in the middle of the block between Grand Avenue and Phillips Road. All of the other lots, equally large, on both sides of the street on the block are older, single-family dwellings. And right in the middle of this we're going to see a small apartment complex. While this block is not in a historic district, it seems that an apartment building, while allowed by zoning, would be inappropriate to the neighborhood.

Pomona Heritage will be watching this property as it goes through the Planning processes to ensure that this quaint, older neighborhood is not adversely impacted by an apartment building that is out of character. We hope that the city will recognize that infill (development of properties adjacent to older structures and neighborhoods) must maintain the character of the neighborhood. This is especially true on such a major arterial highway as Towne. Do we want to see Towne become like Holt, with a hodge-podge of development of differing densities?

The other major demolition is the condominium project on south Reservoir Street. Again, the eleven structures to be torn down are situated on a large piece of property. Unlike the

situation on Towne, the property has a private driveway with the houses built behind, along the property's length. The pre-1945 structures were moved to this site from Elm Street downtown, and from Claremont. Other structures were built on the site in the 1950s. This is a rather unique site with a mixture of homes from different periods, in different architectural styles. At the commission meeting, I asked the question, "Why were these houses moved to this spot? Was there significance here that we were unaware of?" Of course, the city had no answer to these questions, and there was no way to do the kind of research that would have been necessary during the holiday period. Again, these were not structures that one would "go to the mat" for, but wouldn't it have been nice if, instead of demolishing, we could think like they did in 1954 and perhaps find a home for them?

The commission did recognize that while they could not save the structures from the wrecking ball that at least they could require that the site be cataloged, photographically, for historic purposes. Pomona Heritage asked that such a survey be done on both demolitions before the commission in January and that the materials be deposited with Pomona Heritage, or the Ebell Museum of Pomona History (Historical Society of the Pomona Valley) or Pomona Library Special Collections. The developers on both projects agreed to do so at their expense. In addition, Pomona Heritage asked the commission for, and got, an agreement from the developers that the historic community have the ability to salvage any historic materials from the properties. These stipulations will be included as part of the Certificate of Appropriateness that will allow for the demolition.



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**Special Note
Upcoming Events**

Jan. 22: Installation Dinner, 5:00 pm at Pomona Valley Mining Company. Guest speaker will be Fran Offenhauser on the renovation of downtown LA's Union Depot.

Feb 4: Historical Society of Pomona Valley will hold its annual meeting at the Ebell Museum of Pomona History.

Please note: The anniversary date of your membership is located on the mailing label. This is the date when your membership renewal is due.

JOIN POMONA HERITAGE MEMBERSHIP APPLICATION

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