

**ATTACHMENT A:  
Resolution & Declaration**

**RESOLUTION NO. \_\_\_\_\_**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PASADENA  
ADOPTING A DECLARATION OF LANDMARK DESIGNATION FOR 1265 E.  
GREEN STREET, PASADENA, CALIFORNIA**

WHEREAS, the Historic Preservation Commission has found that 1265 E. Green Street meets criterion C, as set forth in Section 17.62.040(C) of the Pasadena Municipal Code; and

WHEREAS, the service station complex at 1265 E. Green Street is significant because it embodies the distinctive characteristics of a historic resource property type, the gasoline service station, and retains a high level of integrity;

WHEREAS, the application for Landmark designation is exempt from the California Environmental Quality Act (CEQA) pursuant to State CEQA Guidelines Section 15308;

WHEREAS, Mr. Dale Trader nominated the property for Landmark designation; and

WHEREAS, the City Council may approve a recommendation from the Historic Preservation Commission to designate a Landmark and evidence such approval by adopting a declaration executed by the Mayor pursuant to Subsection 17.62.050 (C) of the Pasadena Municipal Code;

NOW THEREFORE BE IT RESOLVED by the City Council of the City of Pasadena that the attached declaration of Landmark designation for 1265 E. Green Street is hereby adopted.

Adopted at the \_\_\_\_\_ meeting of the City Council on the \_\_\_\_\_  
day of \_\_\_\_\_, 2008 by the following vote:

AYES:

NOES:

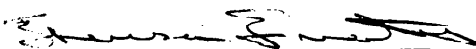
ABSENT:

ABSTAIN:

---

Mark Jomsky, CMC  
City Clerk

Approved as to form:

  
Theresa E. Fuentes  
Assistant City Attorney

**DECLARATION OF LANDMARK DESIGNATION FOR:**

1265 E. GREEN STREET  
PASADENA, CALIFORNIA

Pursuant to the provisions of Section 17.62.070 of the Pasadena Municipal Code, the City Council of the City of Pasadena by this declaration hereby designates as a Landmark certain real property described as:

(See attached Exhibit "A")

Under Pasadena Municipal Code Section 17.62.090, all work affecting designated Landmarks, except ordinary maintenance and repair, such as but not limited to new construction and additions, exterior alterations, relocation, and demolition, is subject to review by the City of Pasadena Historic Preservation Commission.

DATED: \_\_\_\_\_

ATTEST:

CITY OF PASADENA  
A municipal corporation

\_\_\_\_\_  
Mark Jomsky, CMC  
City Clerk

BY: \_\_\_\_\_  
Bill Bogaard, Mayor

EXHIBIT A

LEGAL DESCRIPTION OF REAL PROPERTY  
AT 1265 E. GREEN STREET, PASADENA, CALIFORNIA

LOT 6 IN BLOCK 3 OF THE AMENDED MAP OF THE CHESTER TRACT, AS PER MAP RECORDED IN BOOK 14 PAGE 84 OF MISCELLANEOUS RECORDS OF LOS ANGELES COUNTY, CALIFORNIA, EXCEPT THEREFROM THE EASTERLY 100 FEET; ALSO EXCEPTING THEREFROM THAT PORTION LYING SOUTHERLY OF THE FOLLOWING DESCRIBED LINE: BEGINNING AT A POINT IN THE EAST LINE OF SAID LOT 6, DISTANT 8.15 FEET NORTH FROM THE SOUTHEAST CORNER OF SAID LOT; THENCE WEST PARALLEL WITH THE SOUTH LINE OF SAID LOT, TO A POINT DISTANT EASTERLY 14.96 FEET FROM THE WEST LINE OF SAID LOT, SAID POINT BEING THE BEGINNING OF A TANGENT CURVE CONCAVE TO THE NORTH EAST AND HAVING A RADIUS OF 15 FEET, THENCE NORTH WESTERLY ALONG SAID CURVE TO THE WESTERLY LINE OF SAID LOT.

**ATTACHMENT B:**  
**Detailed Description of Structures**

### Building #1. Prefabricated steel building.

This prefabricated steel “house with canopy” gas station is a common type of service station from the 1910s to 1930s.<sup>1</sup> Historically many early gas stations were designed as small cottage-like structures with attached or detached canopies over the gasoline pumps. Gradually industrial-looking designs became more prevalent. The example at 1265 E. Green Street, executed in prefabricated steel, represents this transition during the late 1920s and early 1930s.

Oriented to the south (toward Green Street), the main structure at 1265 E. Green is a small, one-story structure, rectangular in plan, with an overhanging hipped roof covered with standing-seam metal. The roof extends as a canopy over the driveway to the pump island, where it rests on a single steel girder. The canopy shelters one car. The building, painted white, now has a large assembly of roof-mounted duct work. The existing gasoline pumps are a later addition and not a contributing feature.

The structure does not appear to be associated with a particular oil company; building permit records show that several oil companies were associated with the site between 1930 and 1945, beginning with Standard Oil.

The structure retains a high level of integrity and is a contributing feature to the property.

### Building #2. Red-brick garage.

L-shape in plan and perpendicular to Green Street, the one-story garage building is a simple brick structure with a flat roof. On its narrow front elevation, facing Green Street, it has a pair of wood-framed windows, a front door, and shed roof. On its west elevation, facing the gas station, it has two large service bays. Portions of the brick walls are painted white and one opening, facing the rear alley, is infilled with concrete block.

Building permits were not found for the building, but County Assessor’s records give a construction date of 1929. City directories document that the building was occupied by auto-related businesses starting with an auto upholstery shop in 1929. Building permit records show that the radiator sign was originally erected in 1955 at 1309 E. Walnut Street, and moved to the property about 1957.

The building retains integrity and is a contributing feature to the property.

### Accessory Structures.

Tire storage rack. This storage container, with streamlined detailing, appears to have been installed prior to 1946. The rack is a contributing feature to the property, although

---

<sup>1</sup> John A. Jakle and Keith A. Sculle, *The Gas Station in America*, (Baltimore, MD: The Johns Hopkins University Press, 1994), 156

the absence of the rack would not necessarily detract from the significance of the property.

**Restrooms.** No clear building permits were found for this structure, but it does appear on the 1951 Sanborn Map update, and it appears to have been constructed prior to 1945. The restroom building is not a contributing feature to the property, because it does not contribute much to the understanding of the property as a gasoline service station, and has been altered with steel doors and a trash enclosure.

**Light pole and sign pole.** Building and electrical permit records show that the light pole and sign pole located near the sidewalk were constructed in 1930 and 1945, respectively. These are contributing features to the property.

There have been some alterations to the site at 1265-1271 E. Green Street. They include the installation of rooftop heating/AC equipment, the possible replacement of the original window in the entry door, and the addition of air vents cut into the metal wall panels of the gasoline station building, the addition of a trash enclosure, and possible addition of stucco cladding, to the original restroom building, and the replacement of one of the folding steel garage doors with a plywood wall.



**ATTACHMENT C:  
Application Materials**



PASADENA PERMIT CENTER  
www.cityofpasadena.net/permitcenter

## Application to Designate a Historic Resource as a HISTORIC MONUMENT OR LANDMARK

§17.62.050 of the Pasadena Municipal Code sets forth a procedure for designating any historic resource in the City as a historic monument or landmark. 1) The process begins with a preliminary evaluation by staff to determine if the nominated property meets the applicable criteria and is eligible for designation. 2) If staff determines that the nominated property is eligible for designation, the nomination is scheduled for a public hearing before the Historic Preservation Commission. 3) The Historic Preservation Commission determines if the historic resource meets the criteria for designation as a historic monument or landmark. If the Commission finds that the nominated resource qualifies for designation, it forwards a recommendation on the designation to the City Council. 4) At a noticed public hearing, the Council then determines whether to approve or deny the request for designation.

### PART I. PROPERTY PROPOSED FOR DESIGNATION

|                                  |                                  |  |
|----------------------------------|----------------------------------|--|
| 1. Name of Property:             | GAS STATION RADIATOR REPAIR SHOP |  |
| 2. Property Address:             | 1271 E GREEN STREET              |  |
| 3. Date of Original Construction |                                  |  |
| 4. Architect / Builder:          |                                  |  |
| 5. Present Owner: (Name)         | JOSEPH ERBE                      |  |
| (Address)                        | 1621 W. NOLANDALE AVE.           |  |
| (State/ZIP)                      | WEST COVINA, CA 91790            |  |
| (Phone/FAX)                      |                                  |  |
| (E-mail)                         |                                  |  |

### PART II. APPLICANT

|                                    | 1                             | 2                      | 3                      | 4                  | 5     |
|------------------------------------|-------------------------------|------------------------|------------------------|--------------------|-------|
| Applicant: (if not property owner) | BAC TRADER                    | MICHAEL O'BRIEN        | MIKE @ CORBU. US       | Henry Sheppard     | RQuan |
| (Address)                          | 548 R/O GRANDE PASADENA 91104 | 1070 N. MARCO PASADENA | 1508 6th with PASADENA | Pasadena           | Pas   |
| (State/ZIP)                        | PASADENA 91104                | CA 91103               | 91104                  | 91108              |       |
| (Phone/FAX)                        | 626 797-0259                  | 626 798-7087           | (6) 398-3586           | (6) 79-5000        |       |
| (E-mail)                           | trader_91104@yahoo.com        | MIKE @ CORBU. US       | hshp@herald.com        | nanquan@rescue.com |       |
| Date                               | 6/4/08                        |                        |                        |                    |       |
| Signature                          |                               |                        |                        |                    |       |

Date received: 6/4/08  
Planner: DL



Application to Designate a Historic Resource as a  
**HISTORIC MONUMENT OR LANDMARK**

**PART III: TYPE OF DESIGNATION**

**PROPERTY TO BE DESIGNATED AS A:**

|  |   |
|--|---|
| <b>HISTORIC MONUMENT</b> <input type="checkbox"/>  | <b>LANDMARK</b> <input checked="" type="checkbox"/>   |
| <i>A historic monument means any historic resource that is significant at a regional, state or national level, and is an exemplary representation of a particular type of historic resource.</i> | <i>A landmark means any historic resource that is significant at a local level, and is an exemplary representation of a particular type of historic resource.</i> |

**PART IV: BRIEF DESCRIPTION OF PROPERTY**

Briefly describe the property proposed for designation, indicating whether the entire site or a portion of the site is the subject of the nomination (e.g., how many buildings on the site). A map may be used for the description. Please also submit recent photographs. Use continuation sheet if necessary.

Refer to continuation sheet, site plan and recent photographs.

ENTIRE SITE, NE CORNER OF EAST GREEN  
ST AND CHESTER AVE. OUTSTANDING EXAMPLE  
OF 1920s SERVICE STATION AND ROSSIDE  
SERVICE ARCHITECTURE.

**PART V: SUPPLEMENTAL INFORMATION ON SIGNIFICANCE OF PROPERTY.** With this application, please attach information that will assist staff with the preparation of a designation report. Books, photographs, articles, and other archival information will all be useful to document the significance of the historic resource.

Refer to bibliography, historical photographs, chronology, and other supporting information.

**PART VI: LEGAL DESCRIPTION.**

Attach a copy of the most recent recorded legal description for the property. This can usually be found in the deed for the property or other documents received when the property was purchased. This can also be obtained by the Title Company.



*Application to Designate a Historic Resource as a*  
**HISTORIC MONUMENT OR LANDMARK**

**CRITERIA FOR DESIGNATION**

**CRITERIA FOR DESIGNATING A HISTORIC MONUMENT**

|                          |   |
|--------------------------|---|
| <input type="checkbox"/> | 1. It is associated with events that have made a significant contribution to the broad patterns of the history of the region, state or nation.  |
| <input type="checkbox"/> | 2. It is associated with the lives of persons who are significant in the history of the region, state or nation.  |
| <input type="checkbox"/> | 3. It is exceptional in the embodiment of the distinctive characteristics of a historic resource property type, period, architectural style or method of construction, or that is an exceptional representation of the work of an architect, designer, engineer, or builder whose work is significant to the region, state or nation, or that possesses high artistic values that are of regional, state-wide or national significance. |
| <input type="checkbox"/> | 4. It has yielded, or may be likely to yield, information important in prehistory or history of the region, state or nation.  |

A historic monument designation may include significant public or semi-public interior spaces and features.

**CRITERIA FOR DESIGNATING A HISTORIC LANDMARK**

|                                     |   |
|-------------------------------------|---|
| <input type="checkbox"/>            | 1. It is associated with events that have made a significant contribution to the broad patterns of the history of the city.   |
| <input type="checkbox"/>            | 2. It is associated with the lives of persons who are significant in the history of the city.   |
| <input checked="" type="checkbox"/> | 3. It embodies the distinctive characteristics of a locally significant historic resource property type, architectural style, period, or method of construction, or that represents the work of an architect, designer, engineer, or builder who is locally significant, or that possesses high artistic values that are locally significant. |
| <input type="checkbox"/>            | 4. It has yielded, or may be likely to yield, information important locally in prehistory or history.   |