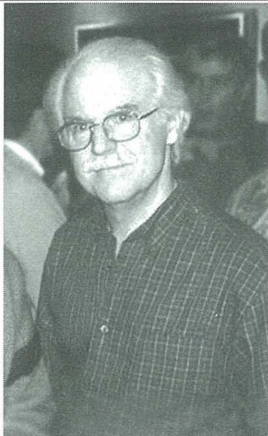
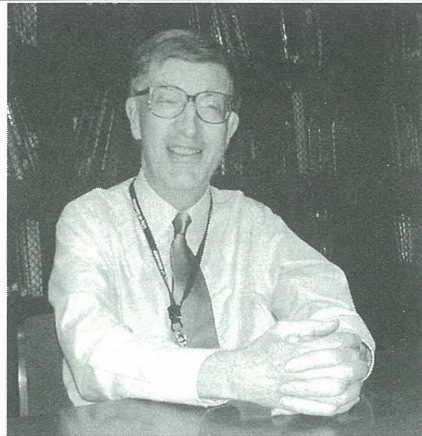

The Glendale Historical Society

Preserving and Celebrating Glendale's History and Architectural Heritage Fall 2005



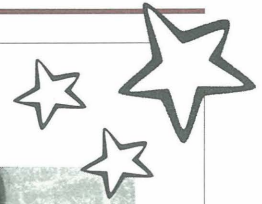
Jeff Blyth



George Ellison



Rosemarie Ibanez Barraza and Noé



2005 TGHS Award Recipients Make History Happen!

AT OUR ANNUAL MEETING, TGHS recognized four outstanding efforts in the cause of history and preservation. The only organization, ADAMS HILL HOMEOWNERS ASSOCIATION, was recognized for pursuing the preservation of the streamline Moderne Richfield gas station in Adams Square. When the 1936 gas station was threatened with demolition to make way for a handful of parking spaces, the association launched an effective campaign to collect over 700 petition signatures and rally more than 40 speakers at a public hearing in support of this local landmark. Board members Dominic Rayner, Bernie Poulin, Shirley Ann Hill, Michael Tehan and Margaret Hammond accepted the award. Association members, Jane Brown and Gary Hart, were singled out for their work in the campaign. The following individuals were also recognized at the annual meeting for their dedication to history and preservation.

JEFF BLYTH

Film maker

Jeff Blyth's film, 125 Years of The Glendale Unified School District chronicled the growth and development of GUSD on its 125th anniversary with remarkable effects, pictures, graphics, and narrative. The film is a compelling story showing how the school district reflects the growth and dynamicism of Glendale itself. Jeff has been producing and directing films for more than 20 years. He has made movies for Walt Disney, including "Cheetah" and "American Journeys." He also made the film "The Wonders of China" which is featured at Epcot Center.

GEORGE ELLISON

*Librarian, Glendale Public Library
Special Collections*

George has been a loyal and dedicated employee at the Glendale Public Library for more than 20 years. He is the heart and soul of the Special Collections archive, knows it inside out and is always very helpful in pinpointing what people are searching for whether its research on Glendale or their historic property. George has been exceptionally gracious about answering e-mails that come to our website inquiring about various historic facts—some quite obscure. Congratulations, George.

ROSEMARIE IBANEZ BARRAZA

Retiring Board Member

Rosemarie has been a board member of TGHS since 2000. She has served as preservation advocate, secretary, membership chair and has been a dedicated participant and vital force in many of our activities. The Board has depended on Rosemarie and she has never failed to act on her promises and commitments. When Rosemarie married in 2004, she and her husband, John, moved to Los Angeles, but her commitment to TGHS continued. When her baby, Noé, was born recently, she indicated her intention to step down, and we regretfully accepted her resignation.

President's Message

An Adaptive Reuse Ordinance

The time is now

Glendale is a development and business oriented town—that's a good thing. Some people mistakenly think preservationists are against development and commercialization. Let's dispel that myth. Development injects vitality into "dead zones" and revitalizes areas in decline. The key is to do this with respect for our architectural diversity and the city's physical attributes and heritage. Development and re-use of historic or older buildings don't preclude one another; they go hand in hand. There is proof all over Southern California that restoration and reuse of older buildings actually encourages growth, foot traffic and business success.

The only way to ensure that ADAPTIVE REUSE is incorporated into our city's strategic urban planning process is to codify it in the form of an ORDINANCE. Often, older buildings are outside of current codes and such an ordinance helps the developer to work with the building while still respecting some of its limitations in the context of current building codes. Let's be clear: safety is never compromised in an adaptive reuse situation. For example, you can't excuse an old building from fire and earthquake safety. However, if the older building does not meet code for square footage, height, frontage, parking spaces, etc., the ordinance

provides relief (like a grandfather clause) from many of the contemporary restrictions and incentivizes the owner/developer to maintain and restore—instead of demolish—without having to obtain dozens of variances from existing codes.

Have you noticed that a lot of the new developments and shopping malls look alike—boring theme park-like complexes that try to mimic old style architecture in a way that makes them look more like movie sets than real

life? An adaptive reuse ordinance would help us avoid more of that and facilitate re-use of old buildings.

I wonder if any of our elected officials or Commission members have thought about this and might consider adapting an ordinance like Los Angeles' to Glendale's needs? Every time we sweat out the possible demolition or defacement of a beautiful old building in Glendale, community and developer end up butting heads and wasting time and money arguing about something

that could instead be a winning scenario for all of us. If we had an adaptive re-use ordinance, these processes would be a lot easier.

Sincerely,



Arlene Vidor
November 2005

DEVELOPMENT
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our architectural
DIVERSITY and the
city's physical at-
tributes and
HERITAGE.

The Glendale Historical Society Officers and Board of Directors

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Write us at:

TGHS

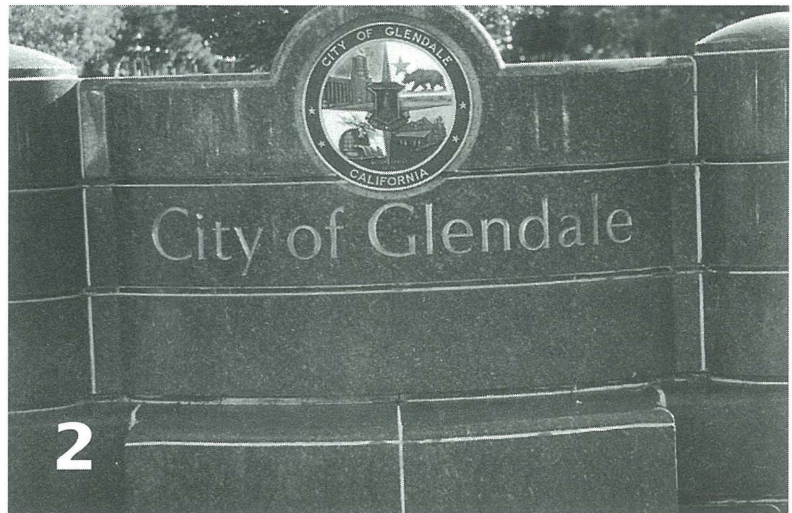
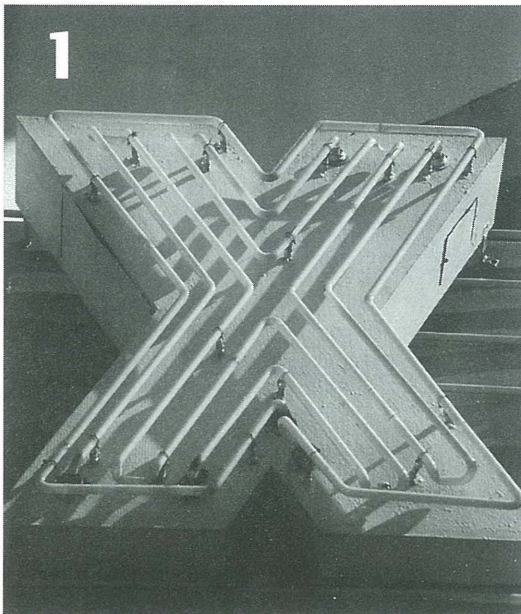
Post Office Box 4173
Glendale, CA 91202

Visit us on the web at:
www.glendalehistorical.org

The Glendale Historical
Society Quarterly Newsletter
is the official publication of
the Society

It's All in the Details . . .

HERE IS THE FOURTH IN A SERIES testing your awareness of architectural elements scattered around Glendale. The series and photographs are the brain child of Doctors' House curator Isabelle Meyer. Do you know where these signs are, what buildings they are attached to? Try to match the sign with the possible answers listed below. Turn to page 6 for the correct answers.



Look for the correct answers on page 6

Glendale's SIGNS

- | | |
|------------------------|-------------------------------------|
| A. New Police Station | E. Grand Central Airport |
| B. Main Post Office | F. Southern Pacific Railway Station |
| C. Brand/Glenoaks Blvd | G. AlexTheater |
| D. Glendale College | H. YMCA |

Jensen's Palace Grand Shops

and the

Egyptian Village Café



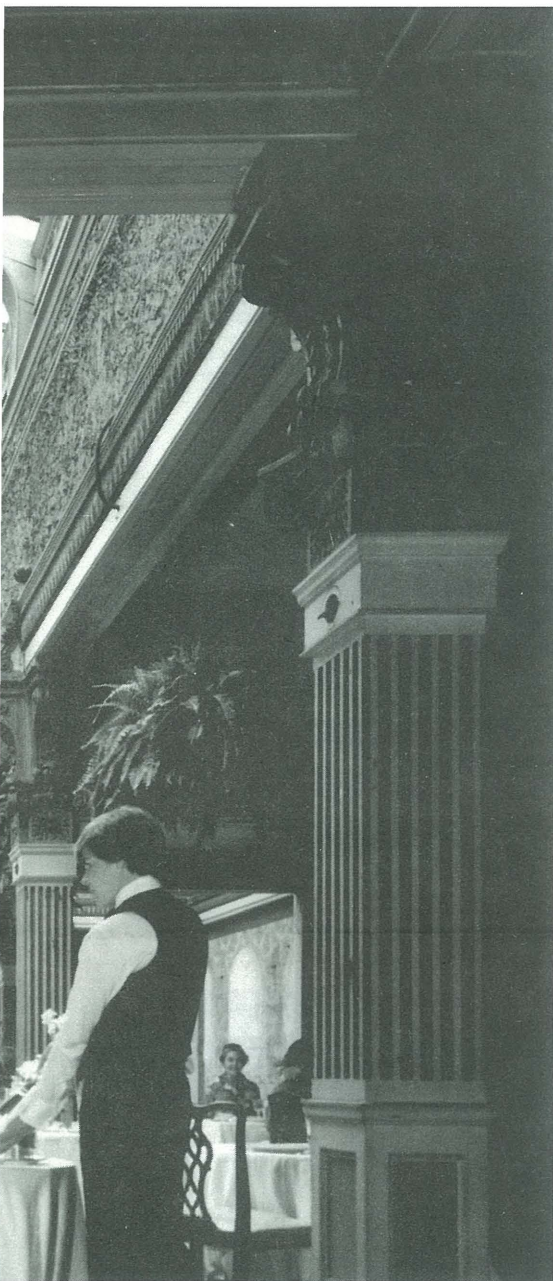
This photo taken in 1982 by professional photographer, Bruce Bohner, was staged by photo ran on the cover of the now-defunct *Glendale* magazine. Jilson tried to show city destination once again with little effort. The effort was unsuccessful and the site is now

Part two of a
two-part
article

by John LoCascio

In the summer issue of this newsletter, author John LoCascio described the Palace Grand 1922 in the 100 block of North Brand Boulevard. The building featured the exotic Egyptian Logistical difficulties—the kitchen was in the basement—and the Depression caused while the first floor served many tenants over the years—Dottie Lee Dress Shops and first floor was extensively remodeled, the second floor remained pretty much in its original rediscovered by planning division staff during research on Glendale's historic resource Preservation Element of the Glendale General Plan. The story continues:

BY THE TIME THE GLENDALE HISTORICAL SOCIETY ENTERED THE PICTURE, the Glendale Historical Society had purchased the entire block for a \$100 million, twin-towered corporate office/retail complex, hoping to tie the new value in a sixty-year-old café, and had no clue as to how to fit such a relic into their redevelopment project. The Glendale Historical Society was interested in the project if the Café were part of the deal. The Glendale Historical Society requested that the Café be incorporated into the proposed development, but received a negative response.



Historical Society member Bob Jilson. The photograph shows the Café could become a dining room on a vacant lot on Brand Boulevard.

and Shops building built by Henry Jensen in the Egyptian Village Café on the second floor. After its closure. The second floor was sealed off by Evans Jewelers, among the last. Although the building was in its original state but hidden until 1977 when it was used for the production of the Historic

Glendale Redevelopment Agency had already slated the building for the Galleria to Brand Boulevard. The GRA saw little value in the building; they feared that developers would not be interested. The GRA stipulate that Jensen's Arcade be

OVER THE NEXT SEVERAL YEARS the City successively entered into exclusive negotiating agreements with three different developers for the site; each time TGHS, along with the Los Angeles Conservancy, the Pasadena Cultural Heritage Commission and many others including architects and historic preservationists, lobbied for the preservation and rehabilitation of the famed Café. Historian Robert W. Winter, co-author of *A Guide to Architecture in Los Angeles and Southern California*, said that he had "never seen anything like it. When restored, it will be a pilgrimage point for all students of California architecture." John Dreyfuss, Los Angeles *Times* architecture and design critic, called the Café "a gloriously skylighted, elaborately columned room full of light...It is an indescribably elaborate architectural jewel...a grandiose, ornate space the likes of which is not apt to be seen again in Glendale if the building is destroyed."

THE CITY WAS UNMOVED. Though the Council, acting as the Redevelopment Agency, had the unquestionable discretion to require preservation of the Café as a condition of the redevelopment project—and the City's own Historic Preservation Element recommended it—the GRA, fearful of offending a potential developer, refused to commit to preserving the Egyptian Village Café.

At the time, securing long-term financing for commercial development was very difficult; the first two developers negotiating for the project were sidetracked by economic factors. Nevertheless, the GRA voted to allow the third potential developer, American Trading Real Estate Co. Inc. of Baltimore, to level the site as soon as they purchased the block of land, although American Trading had no final plans, no confirmed financing and no committed tenants for the proposed development. In attempting to defend GRA's action, then-Mayor Ginger Bremberg later said, "American Trading wanted to start right away...At the time, it wasn't popular to restore old buildings." The GRA did at least order the developer to cooperate with TGHS in salvaging as much of the Café's architectural and decorative features as possible.

IN THE LATE SUMMER OF 1984, DEMOLITION WAS UNDERWAY on Jensen's Palace Grand Arcade and the Egyptian Village Café. The 72-year-old building proved to be a tough customer. "That stuff was put up as if the intent was to never take it down," said John Hintz, the demolition expert hired to dismantle the Café. Under the supervision and active participation of The Glendale Historical Society, much of the building's architectural artifacts, including ornate railings and light fixtures, were salvaged and stored. The following year, TGHS donated most of these to WED Enterprises of Glendale, a Disney subsidiary that planned to use the pieces as molds in the detailing of a new structure at one of the Disney theme parks. The pieces were catalogued and stored in WED's warehouse in North Hollywood. TGHS kept about ten pieces of the Café; one is now displayed in the Doctors' House.

BY 1988, AMERICAN TRADING WAS IN DEFAULT of its development agreement with the City, and the block where once had stood the Egyptian Village Café remained empty. Eventually the project was partially completed by yet another developer, but the second tower never materialized and the northern half of the block remains empty. It is stark and silent testimony to the dangers of overzealous redevelopment, to Glendale's distressing tendency to make decisions based on short-term economics rather than sound, long-term urban planning principles, to the pursuit of "progress" at the expense of the city's character and historical identity.

TODAY THAT EMPTY LOT IS THE ONLY REMINDER OF THE BUILDING. TGHS president at the time, Carole Dougherty, called "one of the saddest losses to redevelopment in Glendale... a beautiful oddity that is unique in the experience and history" of our city; a hidden treasure that was rediscovered, only to be carelessly destroyed: the Egyptian Village Café.

PHOTO: Bruce Boehner

Welcome New* and Renewing Members

Please note that this list
of new* and renewing
memberships continues
from the summer
newsletter
+ indicates an upgrade in
membership level



TROPICO PATRON (\$100)

Maria Janossy, Law Offices
David Smith

CORPORATE (\$100)

Bonnye LaPenotiere Sirk,
Rossmoyne Properties

SUSTAINING (\$50)

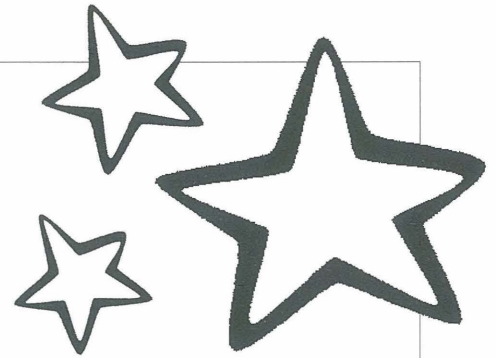
Howard Anderson
Bill & Sydney Bennett
Jane Brown & Gary Hart

FAMILY/DUAL (\$30)

Betsy & Steve Astor
Norm & Evelyn Cecere
Sylvia & Michael Dickerson
Craig & Leyla Lighthizer
Dr Ingrid Margolin

INDIVIDUAL (\$20)

Syd Gordon
Victoria Gorjian+
Bruce Hale
Marcia Hanford*
William Housos
Victor King*
Kevin Kuzma
Joan Morris+
Daniel Munoz
Saron Paquet*
Charles Perry
Marilyn (Mimi) Plutae
Terry Richman
Serina Rockwell
Hynda Rudd*
Anna Rundle
Robert E Seiden
Vincent Takas
Richard Threldeld
Gladys E Titman+
Mary Underwood
Elaine M Williams



Helen & Bob Wrede
Katherine Yamada
Lucy Taliaferro Yarick
Stephan Zupias*

SENIOR/STUDENT (\$10)

Mr & Mrs John Albu
Alice Akins
Patricia L Bates+
Margaret Bickmore
Doris J Biggs
Noel H Browning*
Shirley Darling
Sally Dumax
Carol Jean Felkel
Merry Franzen
Virginia Scott French
Dr Ray Galloway
Mary Rose Grim
Margaret Hammond+
Barbara Hanft
Elizabeth Hickman
Dorothy Knisley+
Beth Knox+
Anne Leichfried
Don McDonald
Shannon McShane
Mary Miller
Marilyn Oliver
George Rutter
Ella Mae Schmitt
Marian Simpson
Bonnie Tortorelli
George & Virginia Young

ANSWERS to SIGNS
on page 3:

1. Alex Theater (G)
2. Brand Boulevard at
Glenoaks (C)
3. Glendale College (D)
4. Southern Pacific
Railway Station (F)

To place an ad,
call: 818 246-0508
email: czdougherty@sbcglobal.net



Gene Dudley
REALTOR®



Prudential

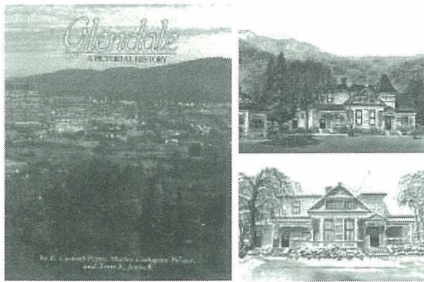
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The
Glendale Historical Society
 announces a republication offer

In celebration of the 100th anniversary of the City of Glendale, The Glendale Historical Society is proud to announce the issue of a limited Centennial edition of the **Glendale: A Pictorial History** in time for holiday giving. An update written by historian and **Glendale News-Press** columnist **Katherine Yamada**. Includes numerous photographs of Glendale residents and sites.

By pre-paying, you will help finance the reprinting of this sought-after book.

We also offer blank greeting cards and Christmas cards with a water-color image of the Doctors' House created by local artist **Joan Doyle**.



Above: The cover of the original *Glendale: A Pictorial History*. The limited centennial edition will feature a new, redesigned cover. Right: Two of artist Joan Doyle's watercolor portraits of the Doctors' House are available as greeting cards. Top: A blank greeting card and bottom, a holiday card ("Seasons Greetings" inside).

YES! I WANT TO HELP GET GLENDALE'S CENTENNIAL HISTORY PUBLISHED.

- _____ copy(s) *Glendale: A Pictorial History* at the \$28.00 members only price **if I pick up** my copy(s) at the Doctors' House
 - _____ copy(s) *Glendale: A Pictorial History* at the \$33.00 members only price which includes postage and handling
 - _____ set(s) of **6 holiday cards** at \$8.00 per set **if I pick up** the cards at the Doctors' House
 - _____ set(s) of **6 holiday cards** at \$9.50 per set which includes postage and handling
 - _____ set(s) of **6 blank cards** at \$8.00 per set **if I pick up** the cards at the Doctors' House
 - _____ set(s) of **6 blank cards** at \$9.50 per set which includes postage and handling.
- \$ _____ TOTAL enclosed. Make check payable to The Glendale Historical Society. Mail to Post Office Box 4173, Glendale CA 91202. More information: 818-242-4290

Name: _____
 Address: _____
 City, State, Zip: _____
 Phone: _____

**Join The Glendale Historical Society and Support
 Historic Preservation in Our Community**

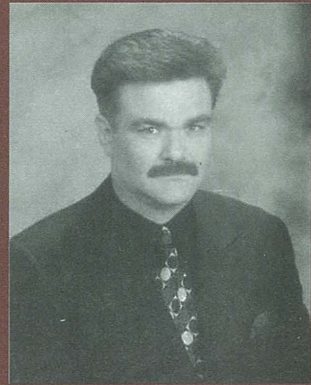
THE SOCIETY IS A NON-PROFIT, tax exempt organization and we encourage you to join and volunteer. Please complete this form and mail it with a check payable to The Glendale Historical Society, PO Box 4173, Glendale CA 91202

- | | |
|-------------------------------------|----------------------------------|
| Jewel City Patron (\$500) | <i>Organizational Membership</i> |
| Verdugo Patron \$(250) | (No voting rights) |
| Tropico Patron (\$100) | |
| Sustaining (\$50) | Non-Profit (\$25) |
| Family/Dual (\$30) | Small Business (\$35) |
| Individual (\$20) | Corporate (\$100) |
| Individual Senior or Student (\$10) | |

Name _____ Phone _____
 Street Address _____
 City/Zip _____ Email Address _____

- CHECK AREAS OF INTEREST:
- | | | |
|----------------------|--------------------|---------------------------|
| Preservation | Historic Districts | Event Planning |
| Fundraising | Outreach | Newsletter |
| Doctors House docent | | Research Glendale history |

**Meet New Vice
 President
 Bruce B Herman**



BRUCE is a native of Glendale. After leaving in 1991 he moved back in the spring of 2004. He has always had a passion for Glendale's Spanish Colonial homes. In April 2004 he bought a 1926 Spanish built by a prominent local dentist and has been busy restoring it back to it original glory ever since. Bruce is a full-time antiques dealer and has participated as an appraiser on the PBS television show "The Antiques Roadshow" since 2000.

"My favorite landmark was the original Bob's Big Boy at 900 East Colorado which was unfortunately lost to the wrecking ball. I spent many a happy night there while in high school. Besides my Mom was a car hop at Bob's back in the 50s which made it special to me"

Centennial Home Tour Planned

In 2006, Glendale will celebrate its 100th birthday, and The Glendale Historical Society has something very special planned. Having received such positive feedback from participants of last year's Vintage Home Tour, we decided to throw our efforts into a larger tour scheduled for the fall of 2006.

We hope you will join us as we celebrate the architectural evolution of our beautiful city. We plan to showcase one home representative of each decade of Glendale history (circa 1906-2006) featuring architectural styles ranging from Victorian and Craftsman, through European period revivals to ranch houses, and mid-twentieth century Modernism to contemporary turn-of-the-millennium works.

Wouldn't you like to help us by suggesting your home or your neighbors? Again, like our Vintage Home Tour, we are looking for homes with either original interiors preserved or homes where the homeowner attempted to update in keeping with the integrity of the period. All those who are willing to share their home, or wish to suggest a neighbor's home as a candidate for this exciting adventure through time may submit their recommendations to Patricia Messina at events4TGHS@aol.com

by Patricia Messina

The Glendale Historical Society
PO Box 4173
Glendale CA 91202
www.glendalehistorical.org

Save June 3, 2006

Antiques Appraisal Fair

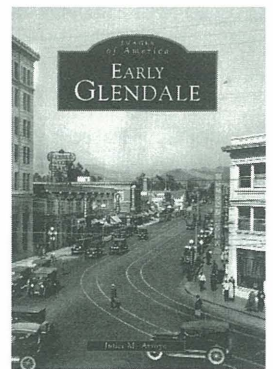
a fundraiser for the Glendale Historical Society

Juliet Arroyo's *Images of America: Early Glendale*



IMAGES OF AMERICA: *EARLY GLENDALE* is an ideal companion piece to our upcoming Centennial Edition of "Glendale: A Pictorial History." The book also has a very special connection to TGHS: its author, Juliet Arroyo, is the former historic preservation planner for the City of Glendale, and has been a central figure in our preservation efforts for the past several years.

JULIET USES ALMOST 200 VINTAGE photographs, maps and paintings to illustrate *Early Glendale*, from the grant of Rancho San Rafael in 1784, through the development of the towns of Glendale and Tropic in the 1800s, to the city's evolution in the years up to World War II. The superb photographs were culled from numerous sources, including the Glendale Public Library Special Collections, the Glendale Historical Society, city archives and private collections. The images capture a nostalgic slice of a vanished, small-town America and feature many of Glendale's lost treasures, including Henry's Drive-In and Jensen's Palace Grand Shops.



JULIET ALSO PRODUCED AN ONGOING DOCUMENTARY SERIES about Glendale's history for Channel 6 and is a member of the Highland Park Heritage Trust. She left her position in the Planning Department earlier this fall to focus on her writing.

Arcadia Publishing's "Images of America" series celebrates the heritage of neighborhoods and cities across the United States, using archival photographs to tell the unique histories that shape the character of today's communities. *Images of America: Early Glendale* is available at Barnes & Noble.