

1200 LA JOLLA AVE.

1200-02 S. La Jolla Avenue APN: 5087010011 Contributor 1935

Architect: Horatio W. Bishop Builder: W.H. Gilliam Original owner: W.H. Gilliam

A two-story duplex in the Spanish Colonial Revival style, with Art Deco elements. It has an irregular plan and its cladding is smooth stucco and cut stone. Details include applied decoration, arch(es), balcony(ies), exterior stairs, and a tower volume. The roof is side gable, hipped, and flat with clay tile coping, decorative vents, a flat parapet, molded eaves, and a tower, surfaced with clay tile and a material not visible. Related features include a detached garage. Alterations: appears to be unaltered.

1206-08 S. La Jolla Avenue APN: 5087010012 Contributor 1935

Original owner: J.A. Fredricks

A two-story duplex in the Spanish Colonial Revival style. It has an irregular plan and its cladding is smooth stucco. Details include applied decoration, balcony(ies), decorative wood elements, and exterior stairs. The roof is crossed gable and shed with bargeboards, clay tile coping, exposed rafter tails, a flat parapet, and vents, surfaced with clay tile and a material not visible. Related features include a detached garage, a porte cochere, and a walled entry courtyard. Alterations: garage door replaced, gate added/replaced, some windows replaced, and window openings altered at the secondary facade.

1210-12 S. La Jolla Avenue APN: 5087010013 Contributor 1935

Original owner: J.A. Fredricks

A two-story duplex in the Chateausque style. It has an irregular plan and its cladding is smooth stucco. Details include applied decoration, balcony(ies), corbeled jetty(ies), corbels, and grilles. The roof is hipped and conical with finials, a turret, vent roof dormers, wall dormers, and a weathervane, surfaced with composition shingle. Related features include a detached garage and a porte cochere. Alterations: roof material replaced (compatible), security window bars added, and some windows replaced.

1216-18 S. La Jolla Avenue APN: 5087010014 Contributor 1935

Original owner: J.A. Fredricks

A two-story duplex in the Spanish Colonial Revival style, with Art Deco elements. It has an irregular plan and its cladding is smooth stucco. Details include applied decoration, arch(es), balcony(ies), and exterior stairs. The roof is crossed gable and flat with bargeboards, clay tile coping, exposed rafter tails, a flat parapet, and a turret, surfaced with clay tile and a material not visible. Related features include a detached garage, a porte cochere, and a walled entry courtyard. Alterations: no major alterations, garage door replaced, gate added/replaced, and security window bars added.

1220-22 1/2 S. La Jolla Avenue APN: 5087010015 Contributor 1937

Architect: Charles R. Spink Builder: Oscar Kalish Original owner: Oscar Kalish

A two-story fourplex in the Chateausque style. It has an irregular plan and its cladding is smooth stucco and cut stone. Details include applied decoration, balconettes, corbels, dentil molding, quoins, and a string course. The roof is hipped and conical with a cornice, finials, flared eaves, molded eaves, a turret, vent roof dormers, and wall dormers, surfaced with composition shingle. Related features include a detached garage.

Alterations: no major alterations, garage door replaced, roof material replaced (compatible), and security window bars added. The property shares a courtyard with the matching building at 1226-28 1/2 S. La Jolla Avenue.

1226-28 1/2 S. La Jolla Avenue APN: 5087010016 Contributor 1937

Architect: Charles R. Spink Builder: Oscar Kalish Original owner: Oscar Kalish

A two-story fourplex in the Chateausque style. It has an irregular plan and its cladding is smooth stucco and cut stone. Details include applied decoration, balconettes, corbels, dentil molding, quoins, and a string course. The roof is hipped and conical with a cornice, finials, molded eaves, a turret, vent roof dormers, and wall dormers, surfaced with composition shingle. Related features include a detached garage. Alterations: no major

alterations, garage door replaced, roof material replaced (compatible), and security window bars added. The property shares a courtyard with the matching building at 1220-22 1/2 S. La Jolla Avenue.

1232-36 S. La Jolla Avenue APN: 5087010017 Contributor 1937

Architect: Louis Selden Builder: A. Mankowitz & Sons Original owner: A.

Mankowitz & Sons Photo 18

A two-story fiveplex in the Streamlined Moderne style. It has an irregular plan and its cladding is smooth stucco and wood shiplap. Details include applied decoration, balcony(ies), grilles, and rounded corners, rounded canopies, rounded railings, speedlines. The roof is hipped with closed eaves and vent roof dormers, surfaced with composition shingle. Related features include a detached garage. Alterations: garage door replaced, security door added, security window bars added, and some windows replaced.

The property shares a courtyard with the matching building at 1238-42 S. La Jolla Avenue.

1238-42 S. La Jolla Avenue APN: 5087010018 Contributor 1937

Architect: Louis Selden Builder: A. Mankowitz & Sons Original owner: A.

Mankowitz & Sons

A two-story fiveplex in the Streamlined Moderne style. It has an irregular plan and its cladding is smooth stucco and wood shiplap. Details include applied decoration, balcony(ies), grilles, and rounded corners, rounded canopies, rounded railings, speedlines. The roof is hipped with closed eaves and vent roof dormers, surfaced with composition shingle. Related features include a detached garage. Alterations: no major alterations, garage door replaced, and security door added. The property shares a courtyard with the matching building at 1232-36 S. La Jolla Avenue.

1244-46 1/2 S. La Jolla Avenue APN: 5087010019 Contributor 1937

Builder: A.H. Lewis Original owner: Grace Ceiner

A two-story fourplex in the French Renaissance Revival style. It has an irregular plan and its cladding is smooth stucco and brick. Details include applied decoration, corbeled jetty(ies), dentil molding, grilles, quoins, and a string course. The roof is hipped with a cornice, dentil molding, flared eaves, molded eaves, and vent roof dormers, surfaced with composition shingle. Related features include a detached garage. Alterations: no major alterations, grilles added/replaced, roof material replaced (compatible), and security window bars added. The property shares a courtyard with the matching building at 1248-50 1/2 S. La Jolla Avenue.

1248-50 1/2 S. La Jolla Avenue APN: 5087010020 Contributor 1937

Builder: A.H. Lewis Original owner: Grace Ceiner

A two-story fourplex in the French Renaissance Revival style. It has an irregular plan and its cladding is smooth stucco and brick. Details include applied decoration, corbeled jetty(ies), dentil molding, grilles, quoins, and a string course. The roof is hipped with closed eaves, a cornice, dentil molding, flared eaves, molded eaves, and vent roof dormers, surfaced with composition shingle. Related features include a detached garage. Alterations: no major alterations, roof material replaced (compatible), and security window bars added. The property shares a courtyard with the matching building at 1244-46 1/2 S. La Jolla Avenue.

1252 S. La Jolla Avenue APN: 5087010021 Non-contributor 1950

Builder: Samuel Eidre & Sons Inc. Original owner: Mr. & Mrs. Samuel Stone

A two-story apartment house in the Minimal Traditional style. It has an irregular plan and its cladding is smooth stucco. Details include exterior stairs and balcony(ies). The roof is hipped with closed eaves, surfaced with composition shingle. Related features include an attached garage. Alterations: all windows replaced, restuccoed (compatible), security door added, window openings altered at the primary facade, and window openings altered at the secondary façade.