

K-1 Character-Defining Features Memorandum



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memorandum

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to County of Los Angeles Department of Public Works, Rancho Los Amigos Team

cc Hannah Chen, County of Los Angeles CEO

from Margarita Jerabek and Addie Farrell, ESA

subject Character Defining Features Analysis for Rancho Los Amigos South Campus, Downey, Los Angeles County, California – Confidential Internal Draft

Introduction

The following documentation presents a Character-Defining Features analysis for the Rancho Los Amigos Historic District (District) in support of the Environmental Impact Report (EIR) being prepared by the County of Los Angeles Department of Public Works (County) for the Rancho Los Amigos South Campus Project (proposed Project). This analysis is necessary to define the physical characteristics of the District that convey its historic significance so that the potential impacts to historical resources may be properly analyzed in the EIR. It also assists in the development of alternatives to the Project that would reduce impacts to historical resources.

This memo summarizes previous survey findings and provides a brief historic overview and statement of significance for the District. It then presents the methodology used for the character-defining features analysis, provides a summary of ESA's survey findings, and describes the Character-Defining features of the District.

Previous Surveys and Evaluations

The District has been previously evaluated three times: in 1995, 2004, and 2007. The District was determined eligible through the Section 106 process in 1995 and is listed in the California Register. The District was originally recorded in 1995 by HRG and determined eligible for the National Register under Criterion A, for its association with events that have made a significant contribution to the broad patterns of history, through the Section 106 process, by a consensus among the County, the Federal Emergency Management Act (FEMA), the State Office of Historic Preservation (OHP), and the Advisory Council for Historic Preservation (Advisory Council). HRG identified 76 contributors and determined the District eligible for the National Register of Historic Places (National Register) under Criterion A and for the California Register of Historical Resources (California Register) under Criterion 1. With this determination of eligibility, the District was listed in the California Register for its association with events that

have made a significant contribution to the broad patterns of our history, for its importance in the early healthcare of the County's indigent population, and later treatment of patients with chronic illnesses or mental disorders.¹

The District was resurveyed in 2004 by Post/Hazeltine Associates and recommended ineligible due to a lack of integrity.² However, Post/Hazeltine Associates identified 11 buildings and structures as individually eligible as distinctive examples of a type, period, or method of construction under National Register Criterion C and California Register Criterion 3: Los Angeles County Building Numbers (LACO Nos.) 1100, 1101, 1177, 1178, 1238, 1261, 1262, 1263, 1300, 1301, and 1302.

The District was resurveyed again between 2007 and 2011 by Sapphos Environmental, Inc. (Sapphos), who concurred with HRG's original eligibility determination, but recommended that the period of significance be extended to 1952.³ Sapphos also recommended nine buildings and structures individually eligible for listing in the National Register under Criterion C and California Register under Criterion 3 for architectural distinction: LACO Nos. 1100, 1101, 1177, 1238, 1262, 1263, 1300, 1301, and 1302.

Historic Overview

The following discussion is brief summary of the history of the Project Site. Please refer to the *Rancho Los Amigos Historic District Analysis Report* (Jerabek et al., 2018) for a more detailed discussion of the historical development, construction history, and architecture of the Project Site.

The Project Site was once part of Spanish-era 300,000-acre Rancho Los Nietos awarded to José Manuel Nieto in 1784. Nieto died in 1804, leaving the property to his four children. In 1834, Nieto's heirs divided Rancho Los Nietos into six smaller properties, resulting in the formation of Rancho Santa Gertrudes, within which the Project Site is located. Rancho Santa Gertrudes was awarded to the widow of Nieto's son Antonio, Josefa Cota Nieto, who then sold it to an Anglo named Lemuel Carpenter that same year. In 1859, Rancho Santa Gertrudes was auctioned to repay Carpenter's creditors and purchased by John Gately Downey and James McFarland. The purchase of Rancho Santa Gertrudes in 1859 began Downey's foray into the soon-to-be booming real estate market.

In 1887, the Los Angeles County Board of Supervisors purchased approximately 124 acres of land near the community of Downey and established the Los Angeles County Poor Farm, a facility that provided work and medical care for the indigent (known at that time as "inmates"). In 1888, architectural firm Kysor, Morgan, and Walls designed the site plan and most of the original core. The earliest facilities included an Administration Building, North Ward, and South Ward, as well as a water well, windmill, and barn. The North Ward was originally intended for female patients but was soon reassigned to indigent men whose numbers were steadily increasing. The poor farm's agricultural lands included orchards, vineyards, and a poultry yard intended to keep

¹ Christy J. McAvoy, *1994 Northridge Earthquake Project Review*, 1995.

² Post/Hazeltine Associates, *Intensive Historic Structures/Site Survey for the South Campus of Rancho Los Amigos Rehabilitation Center*, prepared for The County Administrator's Office, Los Angeles County, California, 2004.

³ Sapphos Environmental, Inc., *Rancho Los Amigos Historic District: Update Report*, 2011.

the inmates active. In addition to providing activities for the inmates, the agricultural fields allowed for the potential of self-sustainability, which would dramatically reduce the economic burden caused by the indigent upon the county.

By 1900, the Poor Farm's agricultural programs were beginning to turn a significant profit, prompting the County Board of Supervisors to reevaluate the institution's management structure, separating the responsibilities of the superintendent and chief physician into two distinct positions. During the early 20th century, the property struggled with its identity as it experienced changes leading it in the direction of becoming a long-term healthcare facility. Various structures were added to the Poor Farm, as needed, including, a windmill, barn, and aviary. Other improvements included a laundry and water pumping plant, electric lighting, and a blacksmith shop.

Research suggests that the Los Angeles County Poor Farm's transition to Rancho Los Amigos was not formally planned; rather, development occurred over time in response to specific needs. Under the leadership of Superintendent Charles Manning (1911-1915) the Poor Farm experienced significant growth adding a new dining room and kitchen, hospital wards, water tower, and horse stable, in 1913. By 1915, the population of the Poor Farm included 500 patients and 45 staff. During World War I, the Poor Farm transitioned away from an agricultural facility to more of an infirmary. Overcrowding in the County Hospital, which was established in 1858 by the Sisters of Charity in downtown Los Angeles, was forcefully converting the property into a healthcare facility by relocating patients with minor illnesses to the County Farm. By this time, William Ruddy Harriman had taken over as the Poor Farm's superintendent (1915-1952). Harriman would become the institution's longest tenured superintendent, overseeing nearly 40 years of improvements resulting in its transition from a poor farm into a long-term healthcare facility.

Significance of the Rancho Los Amigos Historic District

Based upon extensive research and fieldwork, the existing District was found by ESA to continue to remain eligible under National Register Criterion A and California Register Criterion 1 at the local level of significance. Furthermore, ESA found that the District meets Criterion 1 of the Los Angeles County Historic Preservation Ordinance established in September of 2015. The Los Angeles County Poor Farm and its evolution into a long-term healthcare facility (Rancho Los Amigos) during the late nineteenth and early twentieth centuries, reflects broader trends in medical history across the United States. The District's development over time illustrates changing approaches to healthcare and the treatment of Los Angeles County's indigent population. The District is also eligible under National Register Criterion C as a distinguishable entity whose components may lack individual distinction (i.e., a district) and meets Los Angeles County Criterion 5 as a listed historical resource on the California Register, eligible for listing on the National Register. Consistent with Sapphos' findings and based upon substantial evidence, the District's period of significance is 1888-1952, beginning with the Los Angeles County Poor Farm's opening and incorporating the full conversion and build-out of the healthcare facilities, ending with the final sale and subdivision of the adjacent agricultural lands originally associated with the Poor Farm, marking the completion of the subject property's transformation into a long-term healthcare facility.

The existing District continues to meet the National Register and California Register integrity requirements, retaining its integrity of location, design, workmanship, materials, setting, feeling, and association. The District remains in its original location since it opened as a poor farm in 1888. Many of the buildings and features constructed during the period of significance (1888-1952) remain intact with few alterations. Of the 109 buildings, structures, and features identified within the District, there are 62 contributors, representing seven different building types and landscape features, that reflect the overall function of the subject property as it evolved into a long-term healthcare facility.

Methodology

The character-defining features analysis was conducted by ESA staff including Margarita Jerabek, Ph.D., Director of Historic Resources and Christian Taylor M.H.P., Senior Architectural Historian, both of whom meet and exceed the Secretary of the Interior's Professional Qualification Standards in history and architectural history.⁴

The following tasks were performed by ESA for the study:

- Undertook an intensive pedestrian survey and digital photography to document the existing conditions of the District. ESA utilized the survey methodology of the State OHP.
- Conducted extensive research on the District and its construction history utilizing Sanborn fire insurance maps, historical photographs and plans, historical topographic maps, and other published sources.
- Conducted an updated Historic Resources Assessment of the District,⁵ based on the current conditions of the property.
- ESA utilized the National Park Service's (NPS) guidance provided in Preservation Brief 17, *Architectural Character: Identifying the Visual Aspects of Historic Buildings as an Aid to Their Preservation*, to identify the visual character of the District.⁶

While the District may be of historic, rather than architectural significance, it is the District's tangible material elements in its buildings, structures and features that embody its significance for association with specific events or persons. As the County considers the potential impacts of the Project on the District, identification of the Character-Defining Features will facilitate identifying a reasonable range of alternatives to the project that could result in a reduced impact to the District.

ESA conducted further research into the history, function and activities of the facility and found that the 61 contributors represent seven different building types associated with the historical development of Rancho Los Amigos. These seven building types embody the function and activities that materially convey the District's significance: (1) Administration and Staff Buildings, (2) Patient Wards, (3) Dining and Social Facilities, (4) Utilities, (5) Agriculture and

⁴ The Professional Qualification Standards are requirements used by the National Park Service and have been published in the Code of Federal Regulations ("CFR"), 36 CFR Part 61.

⁵ *Rancho Los Amigos Historic District Analysis Report* (Jerabek et al., 2018).

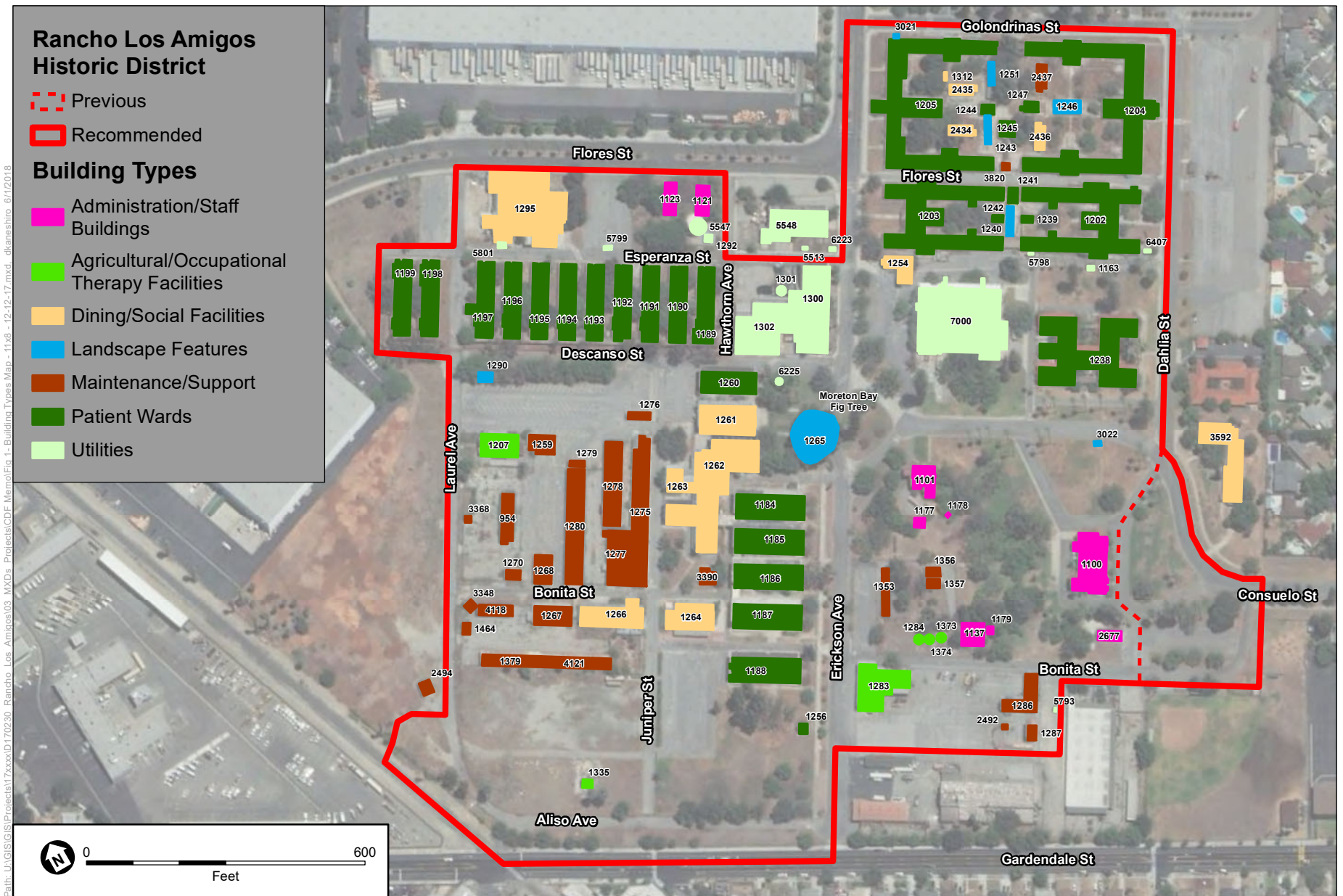
⁶ Lee H. Nelson, *Preservation Brief 17: Architectural Character—Identifying the Visual Aspects of Historic Buildings as an Aid to Preserving their Character*, National Park Service, September 1988 (<http://www.nps.gov/tps/how-to-preserve/briefs/17-architectural-character.htm>, accessed June 4, 2018).

Occupational Therapy Facilities, (6) Maintenance and Support Buildings, and (7) Landscape Features. The building types are illustrated geographically in **Figure 1** below. Photographs of key examples for each building type are provided in the property description beginning on page 64 of the *Rancho Los Amigos Historic District Analysis Report* (Jerabek et al., 2018).

Within each of these seven building types, District contributors were ranked into one of three categories (Primary, Secondary, or Tertiary) based upon their relative ability to materially convey District significance. These rankings were determined based on the four key considerations listed below:

- **Level of Integrity** – Level of integrity refers to a contributor’s ability to convey the District’s significance under National Register Criteria A and C, California Register Criterion 1, and Los Angeles County Criteria 1 and 5 by retaining integrity of location, setting, feeling, and association.
- **Visual Prominence** – Contributors located along prominent circulation paths (Consuelo Street and Erickson Avenue) were ranked higher than similar buildings located on secondary and tertiary pathways.
- **Date of Construction** – Throughout the District’s development, groupings of buildings with similar functions and architectural design were constructed over multiple years. Date of construction was factored in to the ranking of contributors with higher rankings given to earlier examples of a particular function or design.
- **Architectural Merit** – The architectural merit of District contributors plays an important role in unifying the District. Contributors exhibiting high architectural merit will be ranked higher than simple utilitarian structures within the same building type

Primary contributors will have a high level of integrity and visual prominence, reflect early development phases, and may be key architectural examples of their building type. Secondary contributors will have a moderate level of integrity and visual prominence, reflect later development phases, and may not be key architectural examples of their building type. Tertiary contributors will have a lower level of integrity and visual prominence, reflect later development phases or are late examples of a particular architectural style/building type, and generally lack architectural merit.



SOURCE: NAIP, 2016 (Aerial).

Rancho Los Amigos South Campus

Figure 1
Building Types Map

Character-Defining Features Analysis of the Rancho Los Amigos Historic District

The 2017 survey performed by ESA documented changes in condition and confirmed the previous findings made by HRG and Sapphos that the existing District continues to remain eligible under National Register of Historic Places (National Register) Criterion A and California Register of Historical Resources (California Register) Criterion 1 at the local level of significance. Furthermore, ESA found that the District also meets Criterion C of the National Register as a distinguishable entity as well as Criterion 1 of the Los Angeles County Historic Preservation Ordinance established in September of 2015 and Los Angeles County Criterion 5 as a listed historical resource on the California Register, eligible for listing on the National Register.

The District remains in its original location since it opened as a poor farm in 1888. Although the District no longer reflects its original design for the Poor Farm, as constructed in 1888, later changes to the subject property have acquired significance for their association with the development of healthcare in Los Angeles County. Many of the buildings and features constructed during the period of significance (1888-1952) remain intact with few alterations.

Sapphos previously surveyed 117 buildings, structures, and features of which two have since been demolished and seven are located outside the District boundary.⁷ ESA's survey results found that the District currently consists of 109 buildings, structures, and features, including the property's site plan which was not documented as a contributing feature in the previous surveys. Of the 109 documented buildings, structures, and features, 61 were identified as contributors and 48 were identified as non-contributors.

ESA documented the Site Plan, setting, and landscape as a contributing feature in the District. ESA expanded the District's boundary near the southeast corner to include the portions of Consuelo Street, Bonita Street, and Dalia Avenue and the associated landscape areas east of the Administration Building (LACO No. 1100) that retain integrity and were part of the District during the period of significance (1888-1952). Because of its important role in establishing the early organization and layout of the facility, the Site Plan is considered a primary contributing feature. The Site Plan consists of a network of circulation paths and open landscape spaces found throughout the District that materially contribute to its historic setting. The original entrance to the subject property was along present day Consuelo Street, while the perpendicular Erickson Avenue acted as a secondary pathway. Where the two streets intersect, a landscaped traffic circle adds to the historic character of the District. During the late 1920s and early 1930s, the primary entrance to the subject property shifted from Consuelo Street to the north along Erickson Avenue, due to new construction on what would become the North Campus and the establishment of Imperial Highway as a major east-west transportation corridor in 1931. The District is bounded by Golondrinas Street, Erickson Avenue, and Flores Street to the north, Dahlia Avenue, Consuelo

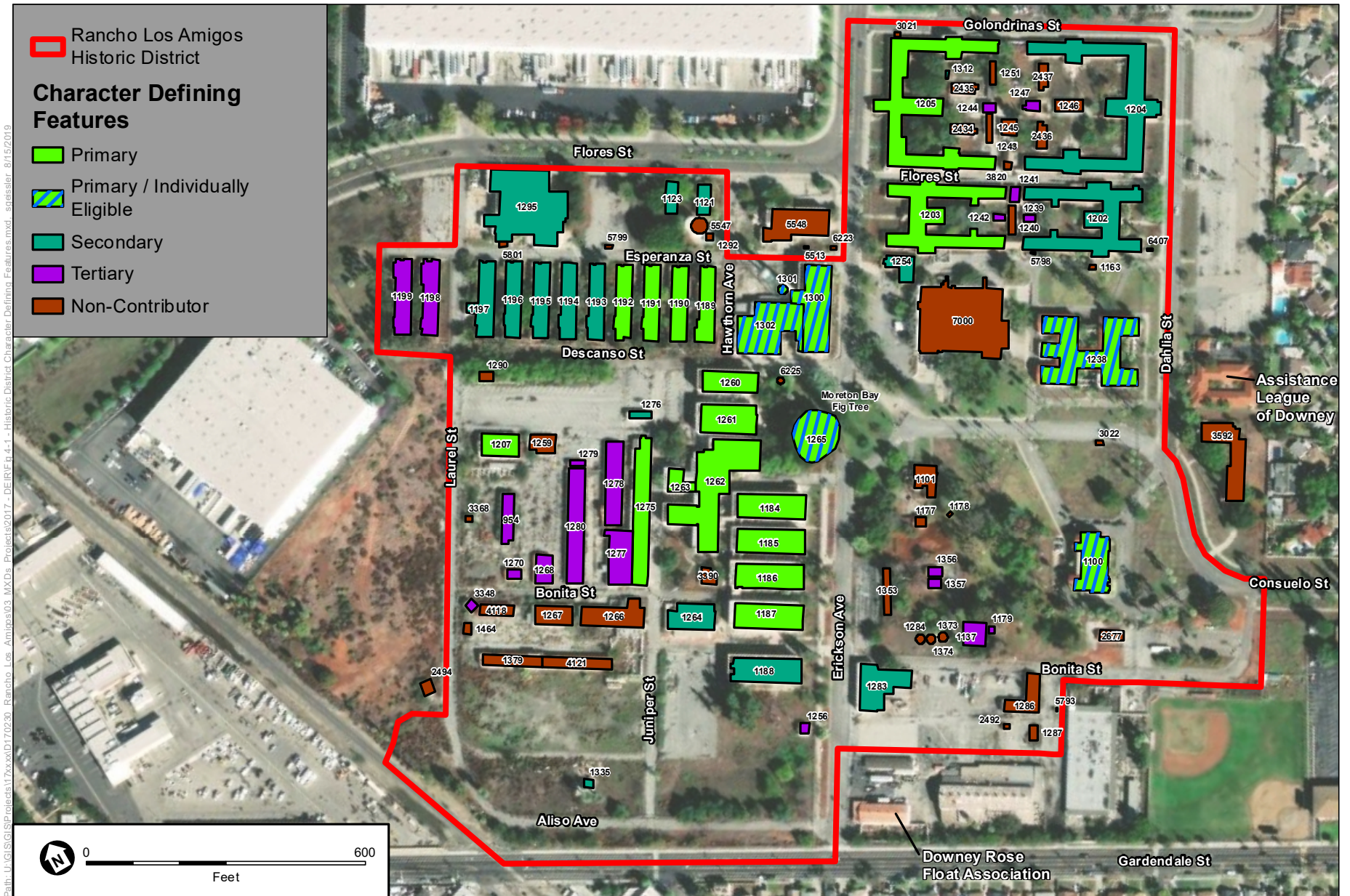
⁷ LACO Nos. 3020 and 5393 have been demolished since Sapphos' survey of the District. Moreover, LACO Nos. 7704, 2637, 1991, 3591, as well two buildings associated with the Family Home, and an unnumbered Shed are located outside the District boundary and were not considered contributors.

Street, and Bonita Street to the east, Bonita Street, Erickson Avenue, and Aliso Street to the south, and Laurel Street to the west.

The District is made up of various different building and structure types and features (site plan and landscape features) that together reflect the physical development of the site and functions of the subject property as it evolved from a Poor Farm into a long-term healthcare facility. The District contains mostly one- and two- story patient wards, surrounded by support and administrative facilities. A majority of the extant contributing buildings and structures were constructed between 1907 and 1932 and were largely designed in the Renaissance Revival style and brick vernacular, although the District also exhibits examples of Craftsman, Neoclassical Revival, Spanish Colonial Revival, and modest utilitarian buildings.

ESA identified five buildings and structures as individually eligible under Criteria C/3 because they are distinctive examples of their type, period, and method of construction. These buildings and structures include: Administration/Safety Police Building (LACO No. 1100), Casa Consuelo (LACO No. 1238), and the grouping of the Power Plant (LACO No. 1300), Water Tower (LACO No. 1301), and Shop, Laundry and Ice Plant (LACO No. 1302). Additionally, the Moreton Bay Fig Tree appears individually eligible under Los Angeles County Criterion 6 as one of the oldest and largest of its species in the county and Criterion 7 as a significant feature of a neighborhood.

The District is characterized by a combination of buildings, structures, and features, representing seven different building types associated with the historical development of the District (Administration and Staff Buildings, Patient Wards, Dining and Social Facilities, Utilities, Agriculture and Occupational Therapy Facilities, Maintenance and Support Buildings, and Landscape Features). Together, the District's contributing Site Plan, buildings, structures, and landscape features embody the history and significance of the site. As a result of this analysis, ESA identified 23 Primary Contributors, 17 Secondary Contributors, 21 Tertiary Contributors and 48 Non-Contributors. A map of the District, illustrating the contributors by their relative importance within the District is included below as **Figure 2**. An inventory of buildings, structures, and features classified as primary, secondary, tertiary, and non-contributing is presented below in **Table 1**.



SOURCE: DigitalGlobe, 2016 (Aerial), ESA, 2018.

Rancho Los Amigos South Campus

Figure 2
Historic District Character Defining Features

TABLE 1
CHARACTER-DEFINING FEATURES OF THE RANCHO LOS AMIGOS HISTORIC DISTRICT

Building Type	LACO No.	Building Name	Date of Construction	Ranking Factors		Eligibility Status (ESA, 2017)
Administration/ Staff Buildings	LACO No. 1100	Administration/Safety Police Building	1926	Integrity	High	Contributor (Primary)
				Visual Prominence	High	
				Date of Construction	High	
				Architectural Merit	High	
	LACO No. 1121	Staff Cottage	1921	Integrity	Moderate	Contributor (Secondary)
				Visual Prominence	Low	
				Date of Construction	High	
				Architectural Merit	Moderate	
	LACO No. 1123	Staff Cottage	1924	Integrity	Moderate	Contributor (Secondary)
				Visual Prominence	Low	
				Date of Construction	High	
				Architectural Merit	Moderate	
	LACO No. 1137	Dairyman's House	1907	Integrity	Moderate	Contributor (Tertiary)
				Visual Prominence	Low	
				Date of Construction	High	
				Architectural Merit	Low	
	LACO No. 1179	Dairyman's Garage	1926	Integrity	Moderate	Contributor (Tertiary)
				Visual Prominence	Low	
				Date of Construction	High	
				Architectural Merit	Low	
	LACO No. 2677	Post Office	1949	Integrity	N/A	Non-Contributor (Lack of Integrity)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
Administration/ Staff Buildings (cont.)	LACO No. 1101	Superintendent's Residence/Harriman House	1915	Integrity	N/A	Non-Contributor (Lack of Integrity)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
	LACO No. 1177	Superintendent's Garage	1917	Integrity	N/A	Non-Contributor (Lack of Integrity)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
	LACO No. 1178	Superintendent's Shed	c.1917-1922	Integrity	N/A	Non-Contributor (Lack of Integrity)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	

Building Type	LACO No.	Building Name	Date of Construction	Ranking Factors		Eligibility Status (ESA, 2017)
Patient Wards	LACO No. 1205	Men's Psychiatric Ward	1907	Integrity	High	Contributor (Primary)
				Visual Prominence	High	
				Date of Construction	High	
				Architectural Merit	High	
	LACO No. 1184	General Ward 30	1913	Integrity	High	Contributor (Primary)
				Visual Prominence	High	
				Date of Construction	High	
				Architectural Merit	High	
	LACO No. 1185	General Ward 40	1913	Integrity	High	Contributor (Primary)
				Visual Prominence	High	
				Date of Construction	High	
				Architectural Merit	High	
	LACO No. 1186	General Ward 50	1916	Integrity	High	Contributor (Primary)
				Visual Prominence	High	
				Date of Construction	High	
				Architectural Merit	High	
	LACO No. 1203	Women's Psychiatric Ward	1919	Integrity	High	Contributor (Primary)
				Visual Prominence	High	
				Date of Construction	High	
				Architectural Merit	High	
	LACO No. 1260	Bathhouse and Ward	1922	Integrity	High	Contributor (Primary)
				Visual Prominence	High	
				Date of Construction	High	
				Architectural Merit	High	
	LACO No. 1189	Patient Ward 201	1923	Integrity	High	Contributor (Primary)
				Visual Prominence	Moderate	
				Date of Construction	High	
				Architectural Merit	High	
Patient Wards (cont.)	LACO No. 1190	Patient Ward 202	1923	Integrity	High	Contributor (Primary)
				Visual Prominence	Moderate	
				Date of Construction	High	
				Architectural Merit	High	
	LACO No. 1191	Patient Ward 203	1923	Integrity	High	Contributor (Primary)
				Visual Prominence	Moderate	
				Date of Construction	High	
				Architectural Merit	High	
	LACO No. 1192	Patient Ward 204	1923	Integrity	High	Contributor (Primary)
				Visual Prominence	Moderate	
				Date of Construction	High	
				Architectural Merit	High	

Building Type	LACO No.	Building Name	Date of Construction	Ranking Factors		Eligibility Status (ESA, 2017)
	LACO No. 1187	General Ward 60	1926	Integrity	High	Contributor (Primary)
				Visual Prominence	High	
				Date of Construction	Moderate	
				Architectural Merit	High	
	LACO No. 1238	Casa Consuelo	1930	Integrity	High	Contributor ** (Primary)
				Visual Prominence	High	
				Date of Construction	High	
				Architectural Merit	High	
	LACO No. 1202	Women's Psychiatric Ward	1924	Integrity	High	Contributor (Secondary)
				Visual Prominence	Moderate	
				Date of Construction	Moderate	
				Architectural Merit	High	
	LACO No. 1204	Men's Psychiatric Ward	1924	Integrity	High	Contributor (Secondary)
				Visual Prominence	Moderate	
				Date of Construction	Moderate	
				Architectural Merit	High	
	LACO No. 1193	Patient Ward 205	1926	Integrity	High	Contributor (Secondary)
				Visual Prominence	Low	
				Date of Construction	Moderate	
				Architectural Merit	High	
	LACO No. 1194	Patient Ward 206	1926	Integrity	High	Contributor (Secondary)
				Visual Prominence	Low	
				Date of Construction	Moderate	
				Architectural Merit	High	
	LACO No. 1195	Patient Ward 207	1926	Integrity	High	Contributor (Secondary)
				Visual Prominence	Low	
				Date of Construction	Moderate	
				Architectural Merit	High	
Patient Wards (cont.)	LACO No. 1188	General Ward 70	1928	Integrity	High	Contributor (Secondary)
				Visual Prominence	Moderate	
				Date of Construction	Low	
				Architectural Merit	High	
	LACO No. 1196	Patient Ward 208	1928	Integrity	High	Contributor (Secondary)
				Visual Prominence	Low	
				Date of Construction	Low	
				Architectural Merit	High	
	LACO No. 1197	Patient Ward 209	1928	Integrity	High	Contributor (Secondary)
				Visual Prominence	Low	
				Date of Construction	Low	
				Architectural Merit	High	

Building Type	LACO No.	Building Name	Date of Construction	Ranking Factors		Eligibility Status (ESA, 2017)
	LACO No. 1244	Toilet Room	1916	Integrity	High	Contributor (Tertiary)
				Visual Prominence	Low	
				Date of Construction	High	
				Architectural Merit	Low	
	LACO No. 1242	Toilet Building	1923	Integrity	High	Contributor (Tertiary)
				Visual Prominence	Low	
				Date of Construction	Moderate	
				Architectural Merit	Low	
	LACO No. 1247	Toilet Building	1925	Integrity	High	Contributor (Tertiary)
				Visual Prominence	Low	
				Date of Construction	Moderate	
				Architectural Merit	Low	
	LACO No. 1256	Toilet Building	1926	Integrity	High	Contributor (Tertiary)
				Visual Prominence	Low	
				Date of Construction	Moderate	
				Architectural Merit	Low	
	LACO No. 1198	Patient Ward 210	1928	Integrity	Low	Contributor (Tertiary)
				Visual Prominence	Low	
				Date of Construction	Low	
				Architectural Merit	Moderate	
	LACO No. 1199	Patient Ward 211	1928	Integrity	Low	Contributor (Tertiary)
				Visual Prominence	Low	
				Date of Construction	Low	
				Architectural Merit	Moderate	
	LACO No. 1239	Toilet Building	1930	Integrity	High	Contributor (Tertiary)
				Visual Prominence	Low	
				Date of Construction	Low	
				Architectural Merit	Low	
Patient Wards (cont.)	LACO No. 1241	Linen Room	1932	Integrity	High	Contributor (Tertiary)
				Visual Prominence	Low	
				Date of Construction	Low	
				Architectural Merit	Low	
	LACO No. 1245	Linen Room/Snack Bar No. 3	1932	Integrity	N/A	Non-Contributor (Lack of Integrity)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
Dining/Social Facilities	LACO No. 1263	Commissary and Receiving Room	1912	Integrity	High	Contributor (Primary)
				Visual Prominence	Moderate	
				Date of Construction	High	
				Architectural Merit	High	

Building Type	LACO No.	Building Name	Date of Construction	Ranking Factors		Eligibility Status (ESA, 2017)
	LACO No. 1262	Dining Room, Kitchen, Staff Room	1913-1926	Integrity	High	Contributor (Primary)
				Visual Prominence	High	
				Date of Construction	High	
				Architectural Merit	High	
	LACO No. 1261	Auditorium	1928	Integrity	Moderate	Contributor (Primary)
				Visual Prominence	High	
				Date of Construction	High	
				Architectural Merit	High	
	LACO No. 1312	Aviary	1888 (Relocated c. 1924)*	Integrity	Moderate	Contributor (Tertiary)
				Visual Prominence	Low	
				Date of Construction	High	
				Architectural Merit	Low	
	LACO No. 1254	Chapel/Computer Center	1908	Integrity	Moderate	Contributor (Secondary)
				Visual Prominence	High	
				Date of Construction	High	
				Architectural Merit	Moderate	
	LACO No. 1295	Kitchen and Dining Building	1927	Integrity	High	Contributor (Secondary)
				Visual Prominence	Low	
				Date of Construction	Moderate	
				Architectural Merit	High	
	LACO No. 1264	Bonita Hall	1932	Integrity	Moderate	Contributor (Secondary)
				Visual Prominence	Moderate	
				Date of Construction	Low	
				Architectural Merit	High	
	LACO No. 1266	Amigos Hall	1928	Integrity	N/A	Non-Contributor (Lack of Integrity)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
Dining/Social Facilities (cont.)	LACO No. 2434	Shed/Men's Gymnasium	1949*	Integrity	N/A	Non-Contributor (Lack of Integrity)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
	LACO No. 2435	Patient Recreation Shed	1949	Integrity	N/A	Non-Contributor (Lack of Integrity)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
	LACO No. 2436	Classroom Hut/Shed	1949	Integrity	N/A	Non-Contributor (Lack of Integrity)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	

Building Type	LACO No.	Building Name	Date of Construction	Ranking Factors		Eligibility Status (ESA, 2017)
	LACO No. 3592	Chapel	1953	Integrity	N/A	Non-Contributor (Outside Period of Significance)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
Utilities	LACO No. 1302	Shop, Laundry, Ice Plant	1909-1911	Integrity	High	Contributor ** (Primary)
				Visual Prominence	Moderate	
				Date of Construction	High	
				Architectural Merit	High	
	LACO No. 1301	Water Tower	1913	Integrity	High	Contributor ** (Primary)
				Visual Prominence	High	
				Date of Construction	High	
				Architectural Merit	High	
	LACO No. 1300	Power Plant	1925	Integrity	High	Contributor ** (Primary)
				Visual Prominence	High	
				Date of Construction	High	
				Architectural Merit	High	
	LACO No. 1292	Pump House	1932	Integrity	N/A	Non-Contributor (Lack of Integrity)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
	LACO No. 1163	Generator House	Unknown (Post 1952)	Integrity	N/A	Non-Contributor (Outside Period of Significance)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
	LACO No. 5513	Electrical Station 18	Unknown (Post 1952)	Integrity	N/A	Non-Contributor (Outside Period of Significance)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
Utilities (cont.)	LACO No. 5793	Electrical Distribution Panel	Unknown (Post 1952)	Integrity	N/A	Non-Contributor (Outside Period of Significance)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
	LACO No. 5798	Electrical Station 16	Unknown (Post 1952)	Integrity	N/A	Non-Contributor (Outside Period of Significance)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
	LACO No. 5799	Electrical Station 4C	Unknown (Post 1952)	Integrity	N/A	Non-Contributor (Outside Period of Significance)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	

Building Type	LACO No.	Building Name	Date of Construction	Ranking Factors		Eligibility Status (ESA, 2017)
	LACO No. 5801	Generator House	Unknown (Post 1952)	Integrity	N/A	Non-Contributor (Outside Period of Significance)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
	LACO No. 6223	Electrical Station	Unknown (Post 1952)	Integrity	N/A	Non-Contributor (Outside Period of Significance)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
	LACO No. 6225	Electrical Station	Unknown (Post 1952)	Integrity	N/A	Non-Contributor (Outside Period of Significance)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
	LACO No. 6407	Electrical Station	Unknown (Post 1952)	Integrity	N/A	Non-Contributor (Outside Period of Significance)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
	LACO No. 5547	200,000 Gallon Tank	1966	Integrity	N/A	Non-Contributor (Outside Period of Significance)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
	LACO No. 5548	Steam Plant	1966	Integrity	N/A	Non-Contributor (Outside Period of Significance)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
Agricultural/Operational Therapy Facilities	LACO No. 1207	Work Preparation Center	1925*	Integrity	High	Contributor (Primary)
				Visual Prominence	Low	
				Date of Construction	High	
				Architectural Merit	High	
Agricultural/Operational Therapy Facilities (cont.)	LACO No. 1283	Trunk Storage	1915	Integrity	Moderate	Contributor (Secondary)
				Visual Prominence	Moderate	
				Date of Construction	High	
				Architectural Merit	High	
	LACO No. 1335	Brooder House/Vivarium Annex	1929	Integrity	Moderate	Contributor (Secondary)
				Visual Prominence	Moderate	
				Date of Construction	Moderate	
				Architectural Merit	Moderate	
	LACO No. 1284	Grain Tank	Unknown	Integrity	N/A	Non-Contributor (Lack of Integrity)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	

Building Type	LACO No.	Building Name	Date of Construction	Ranking Factors		Eligibility Status (ESA, 2017)
	LACO No. 1373	Grain Tank	Unknown	Integrity	N/A	Non-Contributor (Lack of Integrity)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
	LACO No. 1374	Grain Tank	Unknown	Integrity	N/A	Non-Contributor (Lack of Integrity)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
Maintenance/Support	LACO No. 1275	Workshop	1917	Integrity	High	Contributor (Primary)
				Visual Prominence	Moderate	
				Date of Construction	High	
				Architectural Merit	High	
	LACO No. 1276	Lock Shop	1913	Integrity	Moderate	Contributor (Secondary)
				Visual Prominence	Moderate	
				Date of Construction	High	
				Architectural Merit	Moderate	
	LACO No. 1278	Garage and Storage	1924	Integrity	High	Contributor (Tertiary)
				Visual Prominence	Low	
				Date of Construction	Moderate	
				Architectural Merit	Low	
	LACO No. 1277	Garage	1925*	Integrity	Moderate	Contributor (Tertiary)
				Visual Prominence	Low	
				Date of Construction	Moderate	
				Architectural Merit	Low	
	LACO No. 1279	Garage	1925*	Integrity	High	Contributor (Tertiary)
				Visual Prominence	Low	
				Date of Construction	Moderate	
				Architectural Merit	Low	
Maintenance/Support (cont.)	LACO No. 1356	Tool House	1926	Integrity	High	Contributor (Tertiary)
				Visual Prominence	Low	
				Date of Construction	Moderate	
				Architectural Merit	Low	
	LACO No. 1280	Garage/Storage	1928	Integrity	High	Contributor (Tertiary)
				Visual Prominence	Low	
				Date of Construction	Moderate	
				Architectural Merit	Low	
	LACO No. 1268	Storage	1932	Integrity	High	Contributor (Tertiary)
				Visual Prominence	Low	
				Date of Construction	Low	
				Architectural Merit	Low	

Building Type	LACO No.	Building Name	Date of Construction	Ranking Factors		Eligibility Status (ESA, 2017)
	LACO No. 1270	Garage	1932	Integrity	High	Contributor (Tertiary)
				Visual Prominence	Low	
				Date of Construction	Low	
				Architectural Merit	Low	
	LACO No. 1357	Landscape Office	1938	Integrity	High	Contributor (Tertiary)
				Visual Prominence	Low	
				Date of Construction	Low	
				Architectural Merit	Low	
	LACO No. 954	Lumber Shed	1942	Integrity	High	Contributor (Tertiary)
				Visual Prominence	Low	
				Date of Construction	Low	
				Architectural Merit	Low	
	LACO No. 3348	Garbage Can Room	1951	Integrity	High	Contributor (Tertiary)
				Visual Prominence	Low	
				Date of Construction	Low	
				Architectural Merit	Low	
	LACO No. 1287	Oil and Storage	1909	Integrity	N/A	Non-Contributor (Lack of Integrity)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
	LACO No. 1286	Garage/Storage	1920	Integrity	N/A	Non-Contributor (Lack of Integrity)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
	LACO No. 1267	Transportation Office	1930	Integrity	N/A	Non-Contributor (Lack of Integrity)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
Maintenance/Support (cont.)	LACO No. 1259	Wheel Chair Repair	1932	Integrity	N/A	Non-Contributor (Lack of Integrity)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
	LACO No. 1464	Shed	1945*	Integrity	N/A	Non-Contributor (Lack of Integrity)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
	LACO No. 2492	Toilet Room	1948	Integrity	N/A	Non-Contributor (Lack of Integrity)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	

Building Type	LACO No.	Building Name	Date of Construction	Ranking Factors		Eligibility Status (ESA, 2017)
	LACO No. 2437	Metal Shed	1949	Integrity	N/A	Non-Contributor (Lack of Integrity)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
	LACO No. 3368	Shed	Unknown (Pre-1952)	Integrity	N/A	Non-Contributor (Lack of Integrity)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
	LACO No. 2494	Shed	Unknown (Pre-1952)	Integrity	N/A	Non-Contributor (Lack of Integrity)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
	LACO No. 1353	Greenhouse	Unknown (Post-1952)*	Integrity	N/A	Non-Contributor (Outside Period of Significance)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
	LACO No. 3390	Prosthetic Shop	1953	Integrity	N/A	Non-Contributor (Outside Period of Significance)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
	LACO No. 3820	Loading Dock	1954	Integrity	N/A	Non-Contributor (Outside Period of Significance)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
	LACO No. 4121	Garage	Unknown (Post-1954)	Integrity	N/A	Non-Contributor (Outside Period of Significance)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
Maintenance/Support (cont.)	LACO No. 1379	Garage	Unknown (Post-1954)	Integrity	N/A	Non-Contributor (Outside Period of Significance)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
	LACO No. 4118	Garage	Post-1965	Integrity	N/A	Non-Contributor (Outside Period of Significance)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
Landscape Features	N/A	RLA Site Plan	1888+	Integrity	High	Contributor (Primary)
				Visual Prominence	High	
				Date of Construction	High	
				Architectural Merit	N/A	

Building Type	LACO No.	Building Name	Date of Construction	Ranking Factors		Eligibility Status (ESA, 2017)
	N/A	Moreton Bay Fig Tree	1900	Integrity	High	Contributor (Primary)
				Visual Prominence	High	
				Date of Construction	High	
				Architectural Merit	N/A	
	LACO No. 1265	Shelter	c. 1933*	Integrity	High	Contributor (Secondary)
				Visual Prominence	High	
				Date of Construction	Low	
				Architectural Merit	Moderate	
	LACO No. 1290	Shelter	Unknown (1926-1930)	Integrity	N/A	Non-Contributor (Lack of Integrity)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
	LACO No. 1240	Shelter	Unknown (Post-1952)	Integrity	N/A	Non-Contributor (Outside Period of Significance)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
	LACO No. 1243	Open Shelter	Unknown (Post-1952)	Integrity	N/A	Non-Contributor (Outside Period of Significance)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
	LACO No. 1246	Canopy	Unknown (Post-1952)	Integrity	N/A	Non-Contributor (Outside Period of Significance)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
	LACO No. 1251	Open Shelter	Unknown (Post-1952)	Integrity	N/A	Non-Contributor (Outside Period of Significance)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
Landscape Features (cont.)	LACO No. 3020	Bus Stop	Unknown	Integrity	N/A	Non-Contributor (Not Extant)
				Visual Prominence	N/A	
				Date of Construction	N/A	
				Architectural Merit	N/A	
	LACO No. 3021	Bus Stop	Unknown	Integrity	Yes	Non-Contributor (Does not contribute to District's significance)
				Visual Prominence	Yes	
				Date of Construction	Yes	
				Architectural Merit	Yes	
	LACO No. 3022	Bus Stop	Unknown	Integrity	Yes	Non-Contributor (Does not contribute to District's significance)
				Visual Prominence	Yes	
				Date of Construction	Yes	
				Architectural Merit	Yes	