

INTRODUCED BY COUNCIL MEMBER
OFFICE OF THE CITY CLERK
OAKLAND

APPROVED AS TO FORM AND LEGALITY

Mark P. Wapp

City Attorney

2008 NOV 20 PM 1:06

OAKLAND CITY COUNCIL

ORDINANCE No. 12912 C.M.S.

AN ORDINANCE DESIGNATING STUDIO ONE ART CENTER (HISTORIC NAME: LADIES' RELIEF SOCIETY CHILDREN'S HOME) AT 365 45TH STREET AS A LANDMARK PURSUANT TO SECTION 17.136.070 OF THE OAKLAND PLANNING CODE

WHEREAS, the Landmarks Preservation Advisory Board, at its duly noticed meeting of June 9, 2008, recommended designation of Studio One Art Center (historic name: Ladies' Relief Society Children's Home) at 365 45th Street as a Landmark pursuant to Section 17.136.070 of the Oakland Planning Code; and

WHEREAS, the City Planning Commission conducted a duly noticed public hearing on July 16, 2008, and at the close of the hearing voted unanimously to recommend landmark designation of the property; and

WHEREAS, the provisions of the California Environmental Quality Act (CEQA) have been satisfied, and pursuant to Sections 15061(b)(3), 15308, and 15331 of the California Code of Regulations, this ordinance is exempt from CEQA; and

WHEREAS, the City Council's Community and Economic Development Committee, considered this matter at its December 2, 2008 meeting; and

WHEREAS, the City Council, at a duly noticed public hearing on December 9, 2008, determined that the proposed Landmark has historical and architectural significance as described and presented in the Landmarks Preservation Advisory Board Resolution 2006-1, and is a unique asset to the City; and that for these reasons the Landmark is worthy of preservation; and

WHEREAS, the provisions of the California Environmental Quality Act (CEQA) have been satisfied, and pursuant to Sections 15061(b)(3), 15308, and 15331 of the California Code of Regulations, this ordinance is exempt from CEQA; now therefore

THE COUNCIL OF THE CITY OF OAKLAND DOES ORDAIN AS FOLLOWS:

SECTION 1. Studio One Art Center at 365 45th Street is hereby designated as a Landmark pursuant to Section 17.136.070 of the Oakland Planning Code as described and presented in Landmarks Preservation Advisory Board Resolution 2006-1, attached as Exhibit A and incorporated herein by reference.

SECTION 2. Said Landmark shall be preserved in all its particular exterior features as existing on the date hereof, and as described and depicted in the photographs, case reports, Case File

LM06-340, and other material in the Department of City Planning; provided, however, it may be modified to replicate or more closely resemble its original appearance.

SECTION 3. The Development Director is hereby directed to execute and cause to be recorded in the Recorder's Office of the County of Alameda a notice of designation of said Landmark.

SECTION 4. This ordinance complies with CEQA and the Development Director is directed to cause to be filed a Notice of Exemption with appropriate agencies.

IN COUNCIL, OAKLAND, CALIFORNIA, JAN - 6 2009

PASSED BY THE FOLLOWING VOTE:

AYES- **BROOKS, BRUNNER, ⁵³²¹³¹CHANG, KERNIGHAN, NADEL,
REID, QUAN, AND PRESIDENT DE LA FUENTE - 8**

NOES- 0

ABSENT- 0

ABSTENTION- 0

ATTEST: 

LaTonda Simmons
City Clerk and Clerk of the Council
of the City of Oakland, California

DATE OF ATTESTATION: 1-12-09

Introduction Date: **DEC - 9 2008**

RESOLUTION 2006-1
LANDMARKS PRESERVATION ADVISORY BOARD
CITY OF OAKLAND

Ladies' Relief Society of Oakland
Studio One
365 45th Street

WHEREAS, a proposal to designate the following property as an Oakland Landmark pursuant to Section 17.144 of the Oakland Planning Code has been considered by the Landmarks Preservation Advisory Board; and

WHEREAS, the Board has reviewed and examined the material pertaining to this property in Case File **LM06-340** and the Oakland Landmark Application form, a copy of which is attached; and

WHEREAS, the Board has determined that the property meets the landmark designation criteria found at Section 17.07.030P of the Planning Code and the Board's Guidelines for Determination of Landmark Eligibility in that the property:

- was purchased by the Ladies' Relief Society of Oakland as part of a 10-acre site in 1873, and a children's home was built on this site in 1894, which was devastated by fire in 1906 and rebuilt in 1906-07 using the same u-shaped footprint, foundation, and first-story brick walls, and continued to operate as a children's home until about 1940; and
- is significant because it is closely associated with the Ladies' Relief Society of Oakland, which had been formed in the early 1870's and for many decades operated important charitable facilities, and whose long presence has left a major footprint in the neighborhood fabric and has directly or indirectly played a key role in establishing community infrastructure; and
- became a Recreation Department arts center after World War II, that for more than half a century, as Studio One, has opened the door to the arts for thousands of Oaklanders; and
- is significant in terms of architecture because its main shingle style building appears to be Oakland's oldest surviving sizable building from the historically important theme of large children's homes of the congregate type; and
- will be rehabilitated through funding from a multipurpose bond issue that voters approved in 2002 (Oakland's Clean Water, Safe Waterfront Parks and Recreation Trust Fund Ballot Measure DD) including seismic upgrading; and
- will be rehabilitated to the Secretary of the Interior's Standards for Rehabilitation per plans for the project which have been reviewed and

approved by the City's Landmarks Preservation Advisory Board; and

- was nominated by the Friends of Studio One to the National Register of Historic Places, and was approved unanimously on May 5, 2006 by the State Historical Resources Commission; and

WHEREAS, an Evaluation Sheet for Landmark Eligibility has been prepared for the property in accordance with the Board's Guidelines for Determination of Landmark Eligibility; and

WHEREAS, the Evaluation Sheet shows that the property meets the Guidelines; and

WHEREAS, the Board has reviewed and accepted the Evaluation Sheet, a copy of which is attached; and

WHEREAS, the Board has determined that this property merits Landmark designation, protective regulations, and preservation for the enjoyment of future generations;

Now therefore be it

RESOLVED: That the Landmarks Preservation Advisory Board hereby initiates, under Section 17.144.030C of the Oakland Planning Code, action to establish as a Landmark the following:

HISTORICAL NAME:	Ladies Relief Society Children's Home (Orphanage)
COMMON NAME:	Studio One Art Center
ADDRESS:	365 45th Street
DATE BUILT:	1894
ARCHITECT:	1894, Howard Burns; 1906 reconstruction, A. H. Broad
ORIGINAL USE:	Institutional (Orphanage)
PRESENT USE:	Education, Recreation, Culture (Arts Center)
PARCEL NUMBER:	013 1106 002 00

And be it

FURTHER RESOLVED: That this property shall be preserved generally in all its exterior features illustrated in the rehabilitation drawings as approved, with conditions, by the Landmarks Preservation Advisory Board on October 18, 2004, with revisions approved on November 8, 2004 (Building Permit #B0501996), or may be modified to restore, replicate, or more closely resemble its original or other historical appearance; and be it

FURTHER RESOLVED: That this action be forwarded to the City Planning Commission
for public hearing and consideration;

Approved by the Landmarks Preservation Board,
Oakland, California: June 9, 2008

ATTEST: Joanne Parline, Secretary

Ref: Resolutions.2006-1StudioOne

MPW

NOTICE & DIGEST

AN ORDINANCE DESIGNATING STUDIO ONE ART CENTER (HISTORIC NAME: LADIES RELIEF SOCIETY CHILDREN'S HOME) AT 365 45TH STREET AS A LANDMARK PURSUANT TO SECTION 17.136.070 OF THE OAKLAND PLANNING CODE.

This Ordinance designates Studio One Art Center as a City of Oakland Landmark.