

REFERENCE

EL SERENO BRANCH LIBRARY
4990 HUNTINGTON DRIVE SOUTH
LOS ANGELES, CALIFORNIA 90032

HISTORY OF EL SERENO



1994

ON MONDAY, APRIL 18

AT 5:30 p.m.

EL SERENO REC. & PARKS AUDITORIUM
4721 KLAMATH ST., AT EASTERN AVENUE

*Presented by: George Casen,
Assoc. Environmental Planner
& Architectural Historian.*

Sponsored by El Sereno Coordinating Council

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EL SERENO HISTORIC OVERVIEW

Spanish Exploration and Mission Period (1769 to 1830)

In 1769, when the Portola Expedition passed the area just south of present day El Sereno, the Native American village of Otsungna was located on the banks of a local stream. Later called Arroyo Rosa de Castilla, the stream runs east of present-day Guardia and Farnsworth avenues, as depicted in Figure 4. The trail that passed from the village of Yangna (near where the Pueblo of Los Angeles was founded in 1781) to Otsungna, then to the village of Sibagna (near the second and final site of the Mission San Gabriel) later became Mission Road.

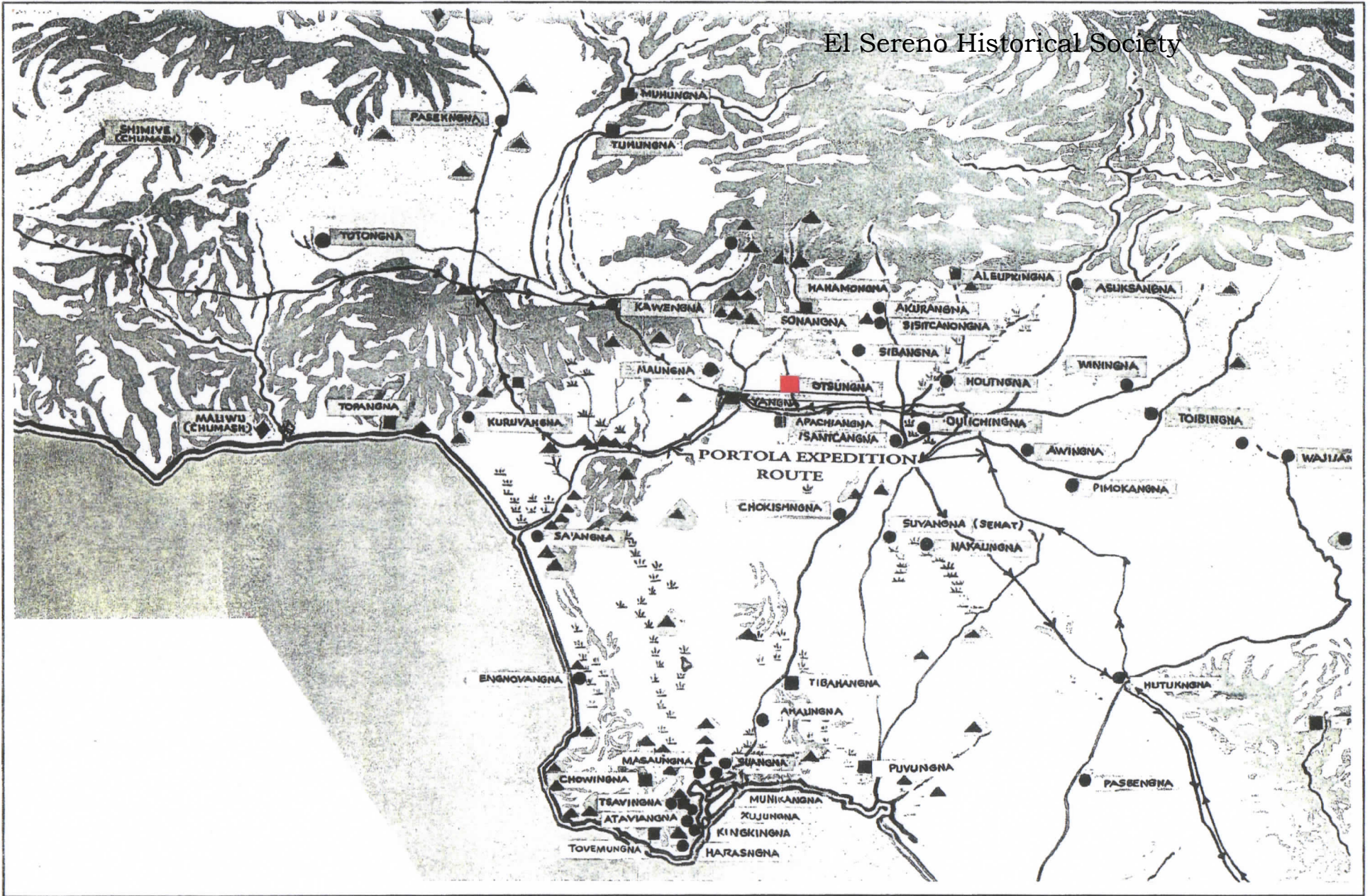
The El Sereno area, then known as Mission Hills and as depicted in Figure 5, was part of the lands owned by the Mission San Gabriel Arcangel, founded in 1771. Used for cattle grazing, an adobe was constructed there in 1776 by vaqueros from the Mission. Around 1810, a Spanish Government adobe toll house was built next to the road from the Mission to the Pueblo (now Valley Boulevard/Alhambra Avenue), near what is now Warwick Avenue and Martin Street (just north of Alhambra Avenue).

Mexican Rancho Period (1831 to 1847)

After Mexican independence from Spain (1821), the Rancho Rosa de Castilla (Rose of Castile Ranch) was granted to Juan Ballesteros in 1831, as depicted in Figure 6. He was the *Regidor* of the Pueblo of Los Angeles from 1823 to 1824. The rancho was named after the stream running through the area. This stream was called the Arroyo Rosa de Castilla because of the roses growing on its banks. It included what is now Lincoln Heights, El Sereno, City Terrace, and parts of South Pasadena, Alhambra, and Monterey Park. After the secularization of the missions in 1833, the ranch passed to Francisco (Chico) Lopez. He had a home in Paredon Blanco (now Boyle Heights), but kept his cattle on the ranch. In 1840, he expanded the adobe on the ranch, which had been built by workers from the Mission in 1776. This adobe was located in what is now the City of Alhambra, near Westmont Drive and Jurich Place, as depicted in Figure 7. In the later 1840s, he obtained title to a ranch near Lake Elizabeth in northern Los Angeles County and moved his cattle from Rancho Rosa de Castilla to this ranch.

American Ranch Period (1848 to 1901)

The Rancho Rosa de Castilla was acquired around 1850 by Anaclet Lestrade, priest of Our Lady of the Angels Church on the Plaza. In 1852, Jean-Baptiste (Juan Bautista) Batz and his wife Catalina Hegui Batz, who had arrived in California from Argentina in 1850, acquired the adobe ranch house from Lestrade, as depicted in Figure 8. Jean-Baptiste engaged in farming and sheep ranching until his death on December 6, 1859. Under the Homestead Act, Catalina Batz received official title to the 160 acres upon which the adobe stood in 1876. She proceeded to purchase land from the surrounding owners. The ranch eventually encompassed a total of 3,283 acres of land. It included the later communities of



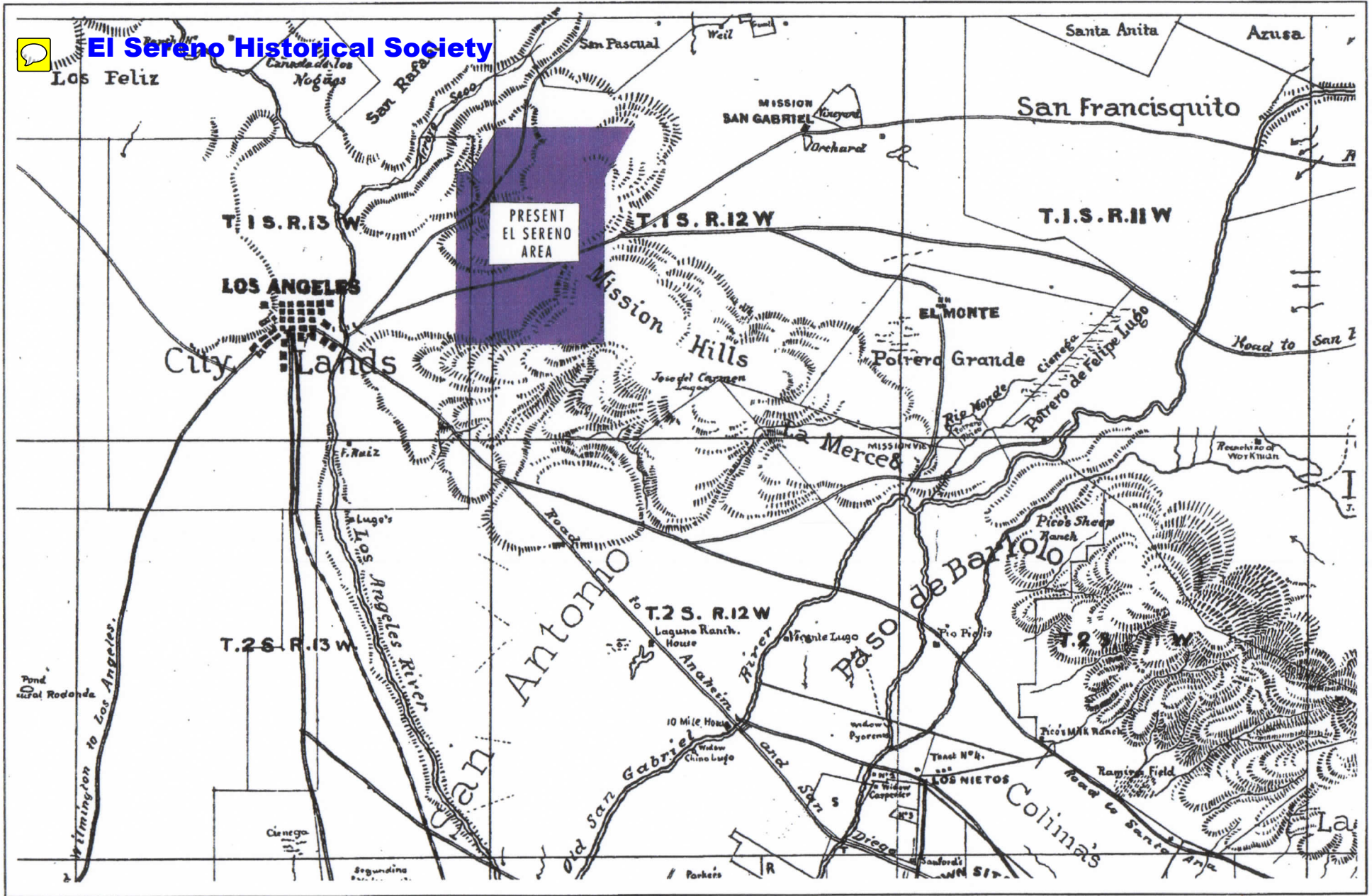
Native American Villages at the Time of the Portola Expedition in 1769

El Sereno Historical Society

FIGURE 4



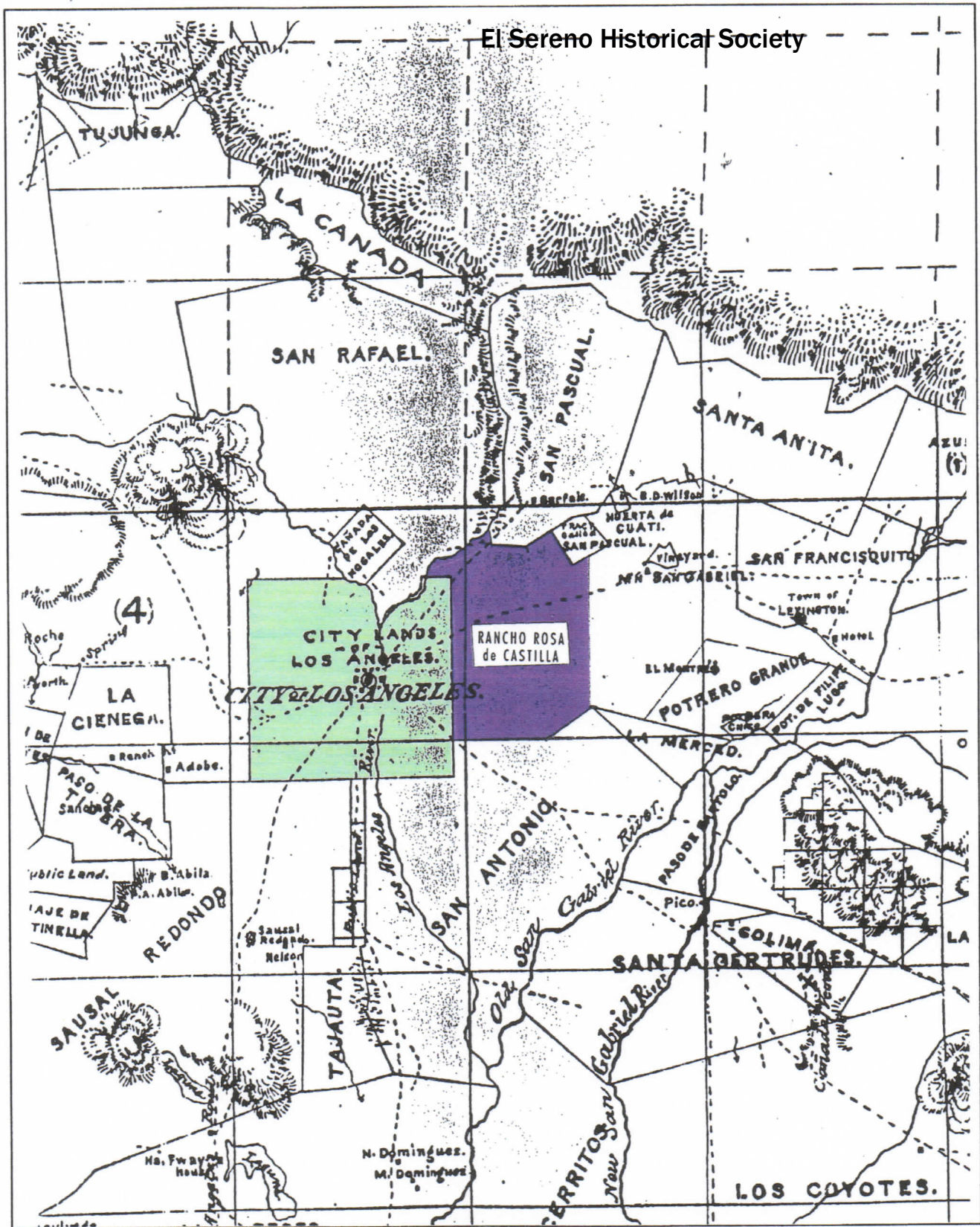
El Sereno Historical Society



SOURCE: HUNTINGTON LIBRARY

Area East of the City of Los Angeles, 1869 El Sereno Historical Society

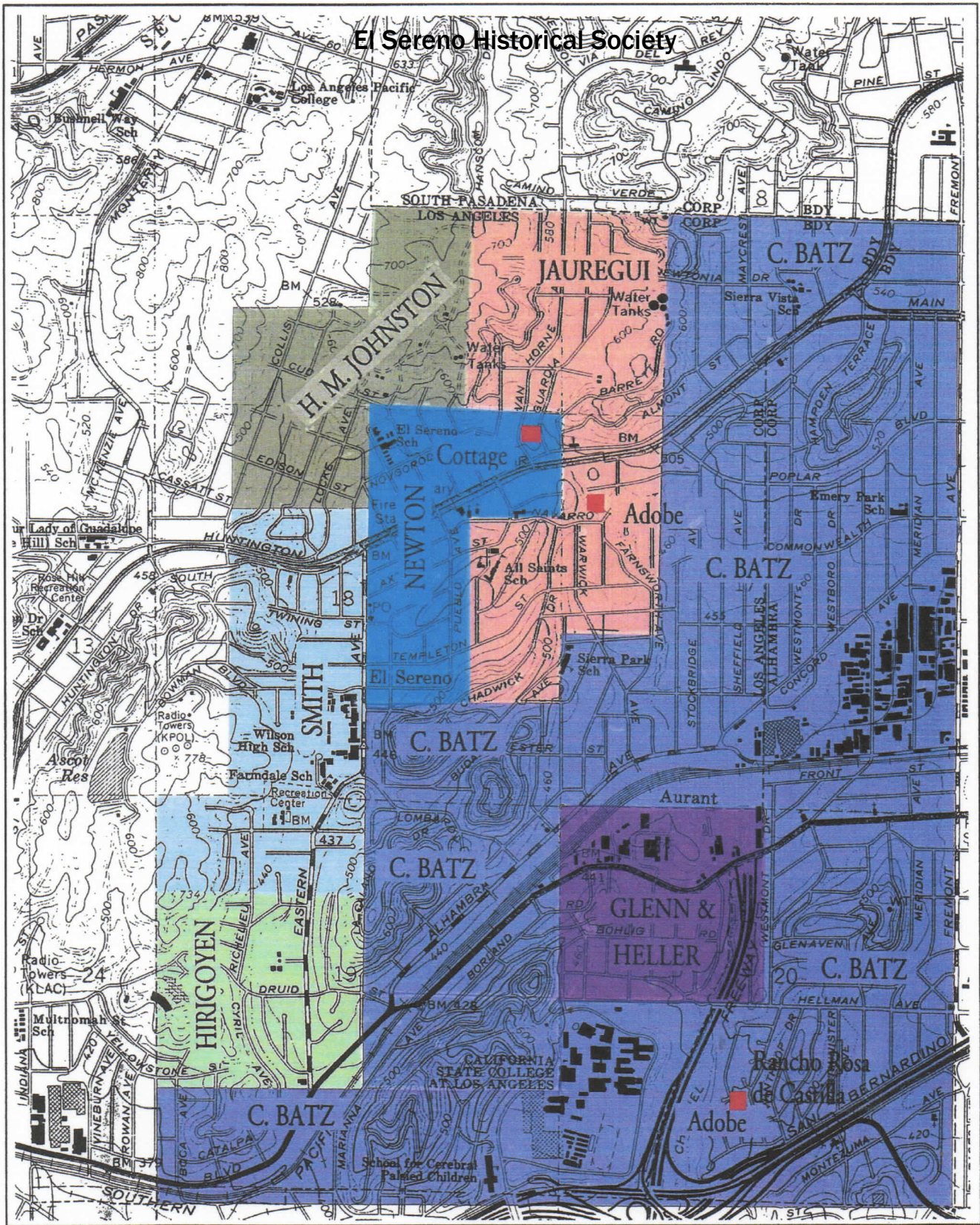
FIGURE 5



Map of Rancho Rosa de Castilla (Approximate Boundaries)

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FIGURE 6



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1877 Property Boundaries on 1966 U.S.G.S. Map

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FIGURE 7

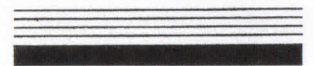
THIRD SUPPLEMENTAL HASR 710 FREEWAY GAP CLOSURE
CALTRANS DISTRICT 7

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Rancho Rosa de Castilla, ca. 1880 El Sereno Historical Society



Ramona Acres (City of Alhambra), Sierra Vista (El Sereno), Sierra Park (El Sereno), West Alhambra (Alhambra and El Sereno), and Bairdstown (El Sereno) west to El Sereno Avenue (now Eastern Avenue). She survived him until February 22, 1882. The land portion of the estate was then divided between six of her eight children. The southernmost 700 acres passed to the third oldest son, Jose Domingo Batz.

In 1894, Martin Lifur, brother of Josefa Lifur Batz (wife of Jose Domingo Batz), purchased 310 acres of the Batz ranch in the area of Sierra Park from Domingo Batz, eldest son of Juan and Catalina Batz. This included another old adobe near the present Navarro Street and Lifur Avenue (just south of Huntington Drive), which had been built by Antonio Jauregui, another Basque sheep rancher, prior to being purchased by Catalina Batz about 1880, as depicted in Figures 7 and 9.

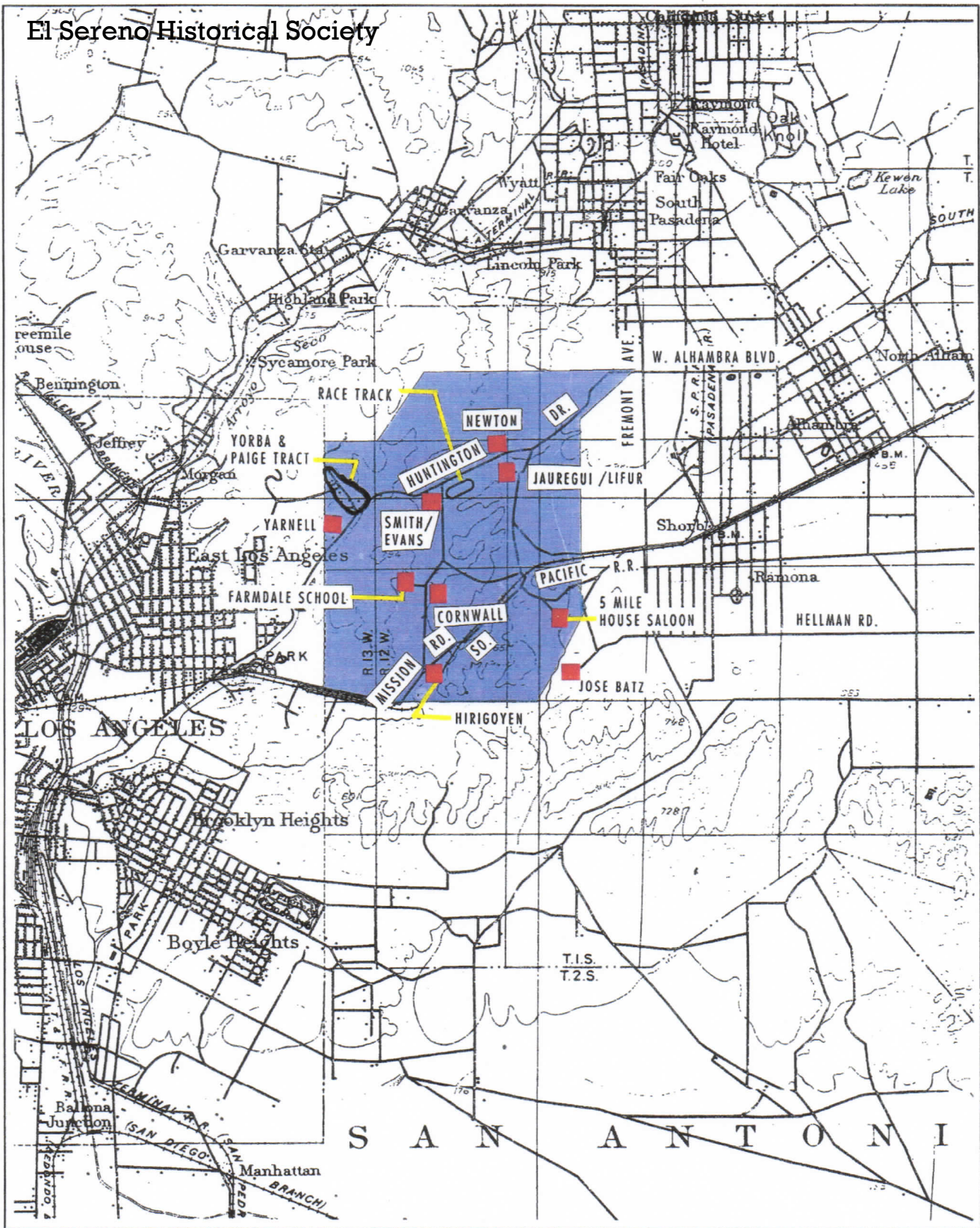
About 1870, Captain Jacob Colvin Newton purchased a 160-acre L-shaped ranch stretching from the present Eastern and El Sereno avenues on the west to Guardia Avenue on the east (Figure 7). In the late 1880s, he purchased the northern portion of the Batz Ranch from Francisca Batz Echeverria^{ste}, a daughter of Catalina Batz. On the ranch was a modest cottage on the north side of what is now Huntington Drive at Van Horne Avenue. Captain Newton grew hay and raised horses that would race at his race track, just south of Roses Road (now Huntington Drive) and east of Farmdale Road (now Eastern Avenue). Captain Newton and his family lived near Mission San Gabriel from 1870 to 1882, when they returned to their native Erie County, New York. After Newton served one term as County Supervisor, he returned to Los Angeles with his family about 1884. Later they moved their primary residence from the West Adams area of Los Angeles to South Pasadena.

A ranch west of what is now Eastern Avenue was owned by the Smith family. Their home and well existed about 1885, just south of what is now Huntington Drive at Paola Avenue (Figure 7). The Smith Estate was partitioned in 1885. George Hugh Smith, who retained a parcel of the family estate after partition, was a prominent attorney in Los Angeles, a State Senator, and a Judge of the Second Appellate District. The Cornwall family built a house about 1885 on part of the former Smith property, near present-day Eastern Avenue and Harmony Lane. Most of this ranch was later bought by Evan Evans. He was a trustee of the Farmdale School, the first school in the area. The northeastern corner of this ranch became the Los Angeles Military Academy in 1910.

Around 1870, the residence of Jesse Yarnell sat on a hill in what is now Rose Hill, at the western boundary of present El Sereno. Mr. Yarnell was one of the earliest newspaper editors and publishers in California. He was co-founder in 1873 of the Los Angeles Mirror Company, which later merged with the Los Angeles Times.

A ranch house on the south side of Valley Boulevard, near the junction of present day Eastern Avenue, was owned by the Hirigoyen family, who had a saloon and boarding house on Ducommun Street in Los Angeles. They raised chickens, ducks, and pigs.

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Present El Sereno Area in 1894 El Sereno Historical Society

FIGURE 9

THIRD SUPPLEMENTAL HASR 710 FREEWAY GAP CLOSURE
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A large acreage in the vicinity of present Monterey Road and Collis Avenue was owned by Hancock M. Johnston, one of the owners of the Los Angeles Herald and co-founder of East Los Angeles (now Lincoln Heights). This land later passed to Marcos A. Forster of San Juan Capistrano, a nephew of Pio Pico, who subsequently subdivided the parcel.

Sheep and cattle ranching was gradually replaced by agriculture and stock raising. The farmers grew hay and barley, raised pigs and chickens, and ran dairies.

After 1858, the Butterfield stages ran east of Los Angeles along Valley Boulevard. A stop was at The Five Mile House Saloon and watering trough located just south of Valley Boulevard, adjacent to the present Long Beach Freeway. The saloon was owned by Glenn and Heller, and later by Simon Maier, President of Pacific Coast Beef and Provision Company.

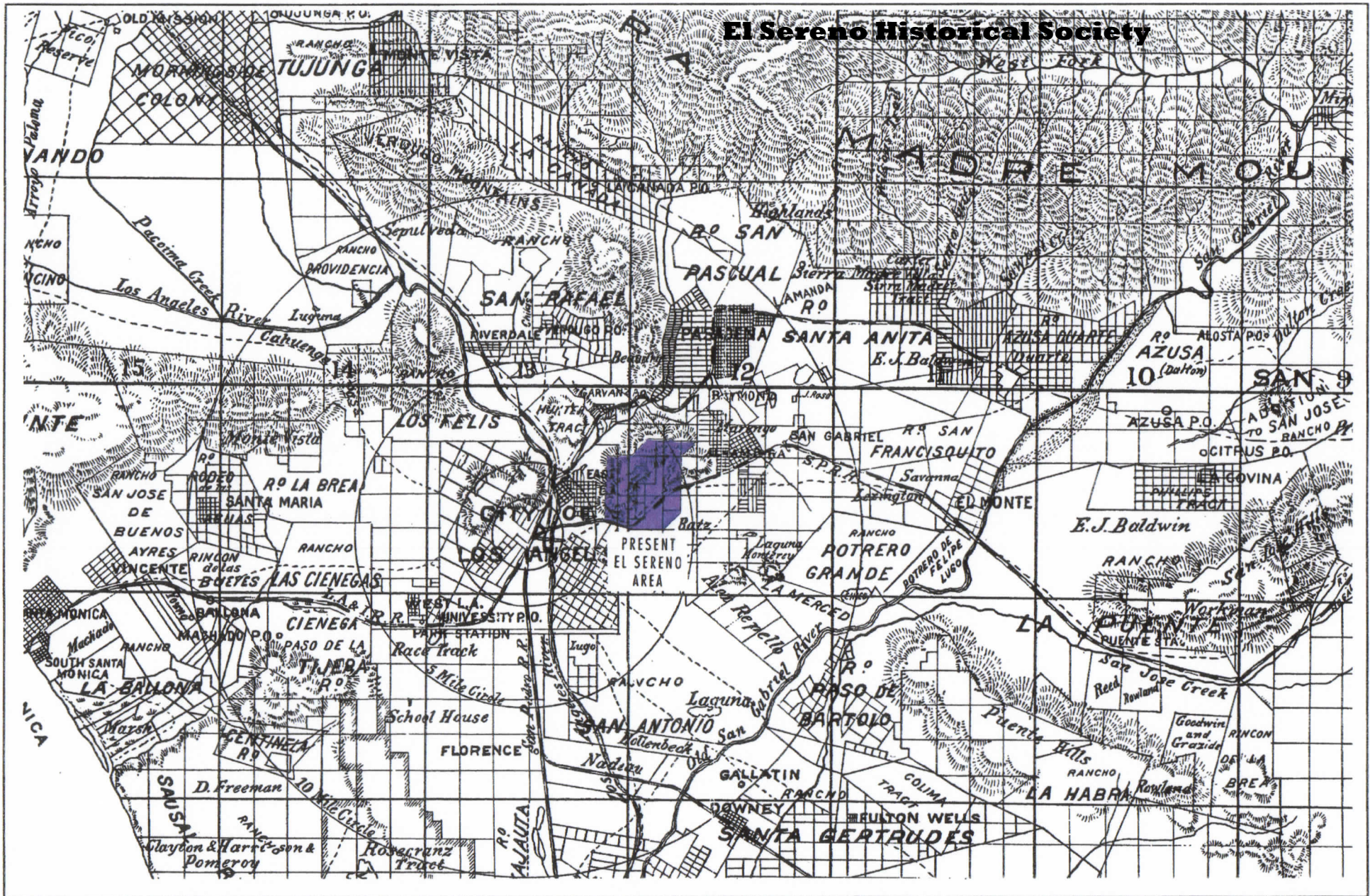
By 1869, what is now Mission Road/Collis Avenue proceeded from the western end of the present El Sereno through a pass in the hills to the Rancho San Pasqual, as depicted in Figure 5. Roses Road was established by 1873, beginning at the present intersection of Huntington Drive and Collis Avenue and proceeding east. Later known as Los Angeles-Pasadena Road and East Los Angeles Road, it passed approximately where Huntington Drive is today.

The Southern Pacific Railroad was built through the El Sereno area in 1876, as depicted in Figure 10. Catalina Batz purchased the majority of the excess lands adjacent to the tracks after the railroad was completed. Because of Southern Pacific's high rates, development of this area did not follow.

Competition soon followed with the advent of the Santa Fe Railroad, which built trackage to Los Angeles in 1887. A fare war between the two railroads lowered rates, bringing many immigrants from the East and Midwest to Los Angeles. During the subsequent real estate boom, the Yorba and Paige Tract, at the western edge of El Sereno, was recorded in October 1887. A few years after the bust of 1888, the adjacent Omaha Heights Tract was recorded in 1892.

The area of present-day El Sereno, south to Twining Street, was included as part of the City of South Pasadena during incorporation on February 29, 1888, as depicted in Figure 11. A vote taken on September 28, 1889, however, excluded from the city limits all land south of West Alhambra Road (effective October 2, 1889). A majority of the voters within the revised city limits wanted to prohibit alcoholic drinking establishments within the borders of the city. All the voters in the excluded territory were in favor of exclusion as they did not want to be in a "dry" town.

This same year saw the establishment of a new Farmdale School District and the building of the Farmdale School. The school is depicted in Figure 12. This area, as well as South Pasadena, had been part of the Pasadena School District. The Prohibitionist



SOURCE: HUNTINGTON LIBRARY

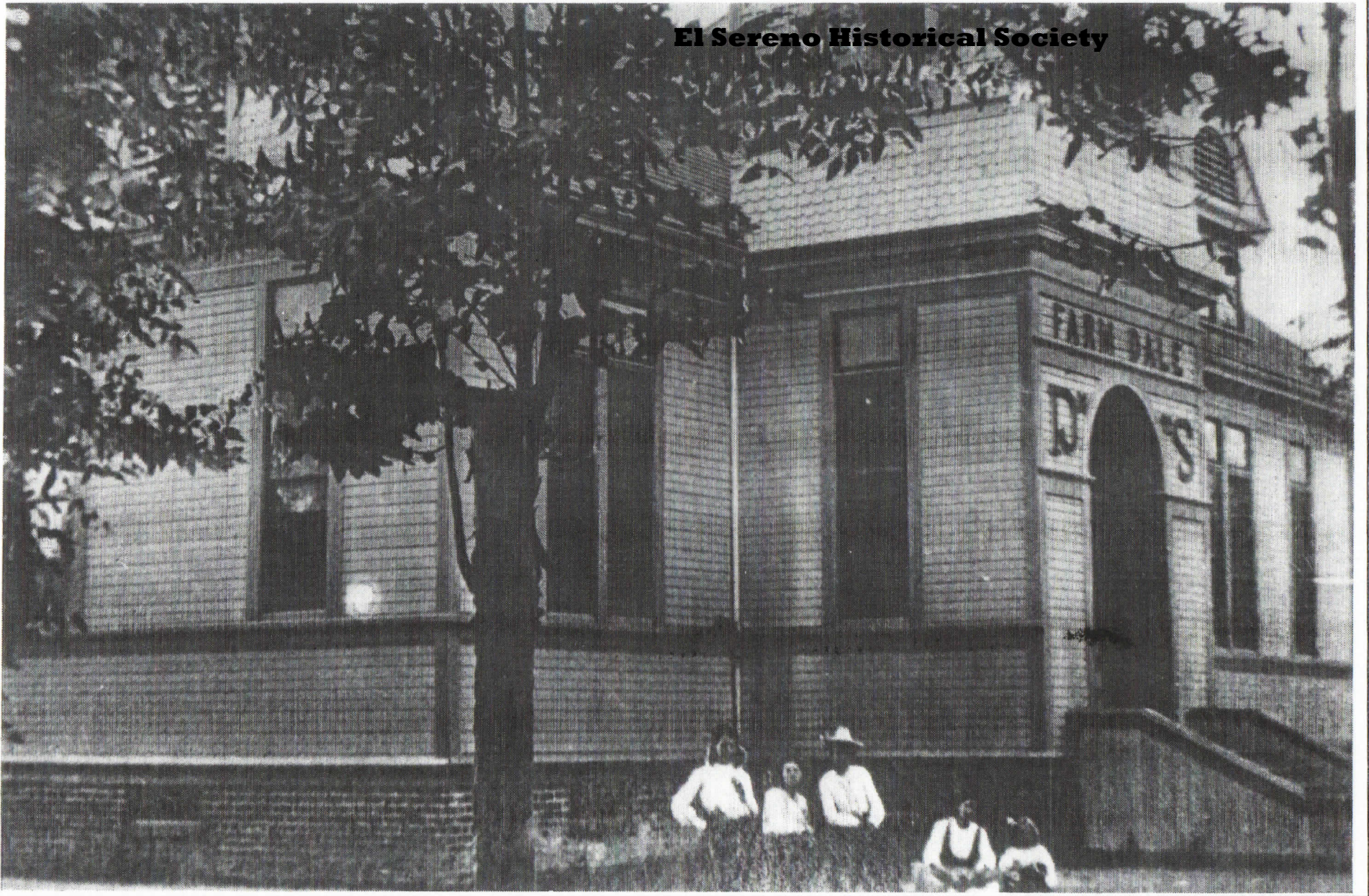
Greater Los Angeles, 1886 El Sereno Historical Society

FIGURE 10

THIRD SUPPLEMENTAL HASR 710 FREEWAY GAP CLOSURE
CALTRANS DISTRICT 7

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El Sereno Historical Society

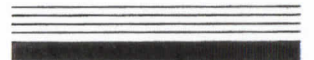


1889 Farmdale School, 1904



El Sereno Historical Society

FIGURE 12



sentiments of Pasadena and South Pasadena may have been the impetus for the creation of the new school district.

Water sources for the area were the Arroyo Rosa de Castilla and another arroyo that ran north to south just west of present-day Eastern Avenue. The small Ascot Reservoir, being used by 1894 to store water, did not have the capacity to meet the needs of the many subdivisions that were soon to bring new residents to the area.

The reasons the present El Sereno area did not develop between the 1870s and 1900 were not limited to a lack of local transportation and adequate water sources. Magnets for residential, commercial, and industrial growth developed by powerful men of the era encircled the area. To the west was the community of East Los Angeles (later Lincoln Heights), subdivided in 1873 by Dr. John S. Griffin and his nephew Hancock M. Johnston. To the southwest was Boyle Heights, subdivided in 1876 by W. H. Workman. To the east was the town of Alhambra, subdivided in 1874 by Benjamin D. Wilson, and Ramona/Shorb founded by James de Barth Shorb. To the north were the community of Pasadena subdivided in 1874 and the first subdivisions, platted 1885, in the future South Pasadena (Figure 10).

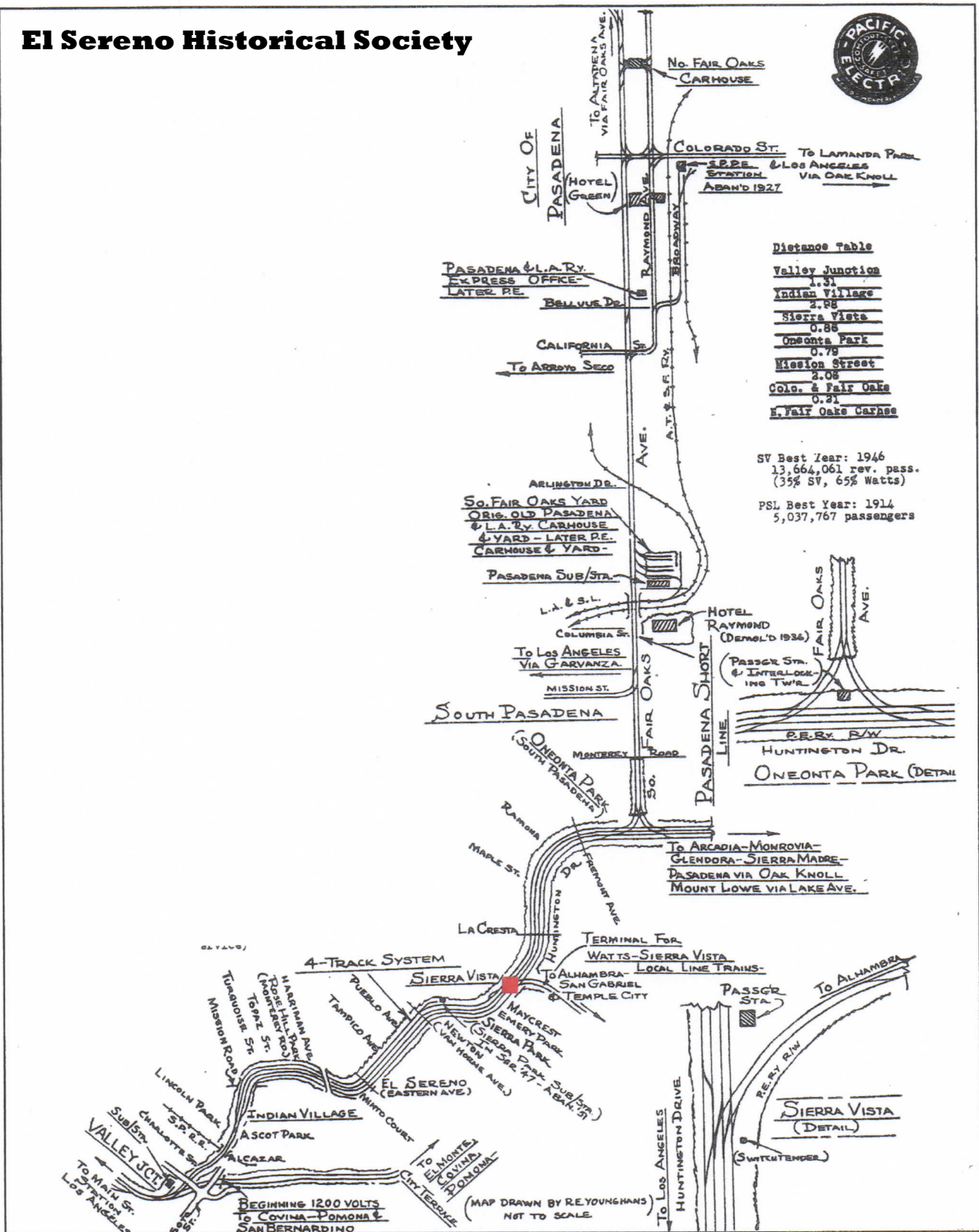
The sheepherding and farming business of Catalina Batz and her surviving children was successful and afforded them an affluent lifestyle. Other landowners were involved in agriculture or stock raising and thus depended on the land for their livelihood. There were also landowners who lived in the city and kept horses at their country ranches in this area. Unlike the real estate promoters of the surrounding territory, none of these affluent and comfortable owners had an incentive to develop their land.

Pacific Electric Railway and Real Estate Subdivision (1902 to 1911)

The pastoral setting of this area changed with the development of rail transportation lines through this area. On May 1, 1895, the first inter-urban rail route in Southern California opened from Los Angeles to Pasadena along the Arroyo Seco, spurring subdivisions along that route. In 1902, the Pasadena Short Line was opened along Los Angeles-Pasadena Boulevard, now Huntington Drive, as depicted in Figures 13 and 14. Los Angeles was recovering from the slump that had followed the boom of the late 1890s. The new economic climate and the rail line were the impetus for the subdivision of tracts, as depicted in Figures 15, 16, and 17 and shown on Table 1.

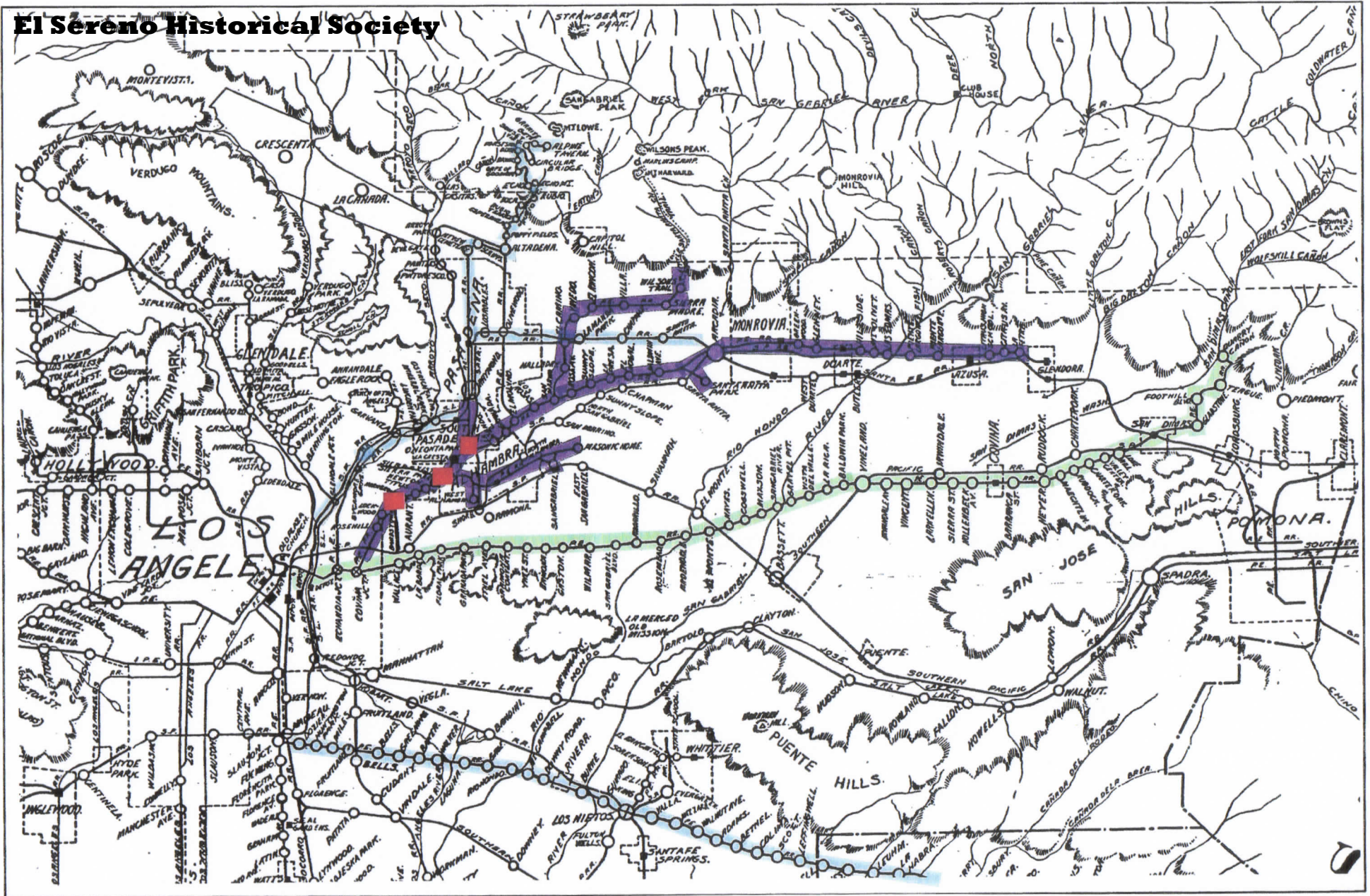
By 1915, 11 tracts had been subdivided in the Bairdstown area centered at Farmdale Avenue (now Eastern Avenue) and Huntington Drive, as depicted in Figure 18. The easternmost central tract was the Navarro Tract owned by the Janss Company. Recorded in March 1909, it was later known as Sierra Park. At the southern end of Bairdstown, between El Monte Road (now Valley Boulevard) and the Covina Line of the Pacific Electric, was Grider and Hamilton's Floral Park, a subdivision of large lots recorded April 1906. This subdivision remained vacant, however, until the 1940s.

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Pasadena Short Line **El Sereno Historical Society**

FIGURE 13



SOURCE: HUNTINGTON LIBRARY

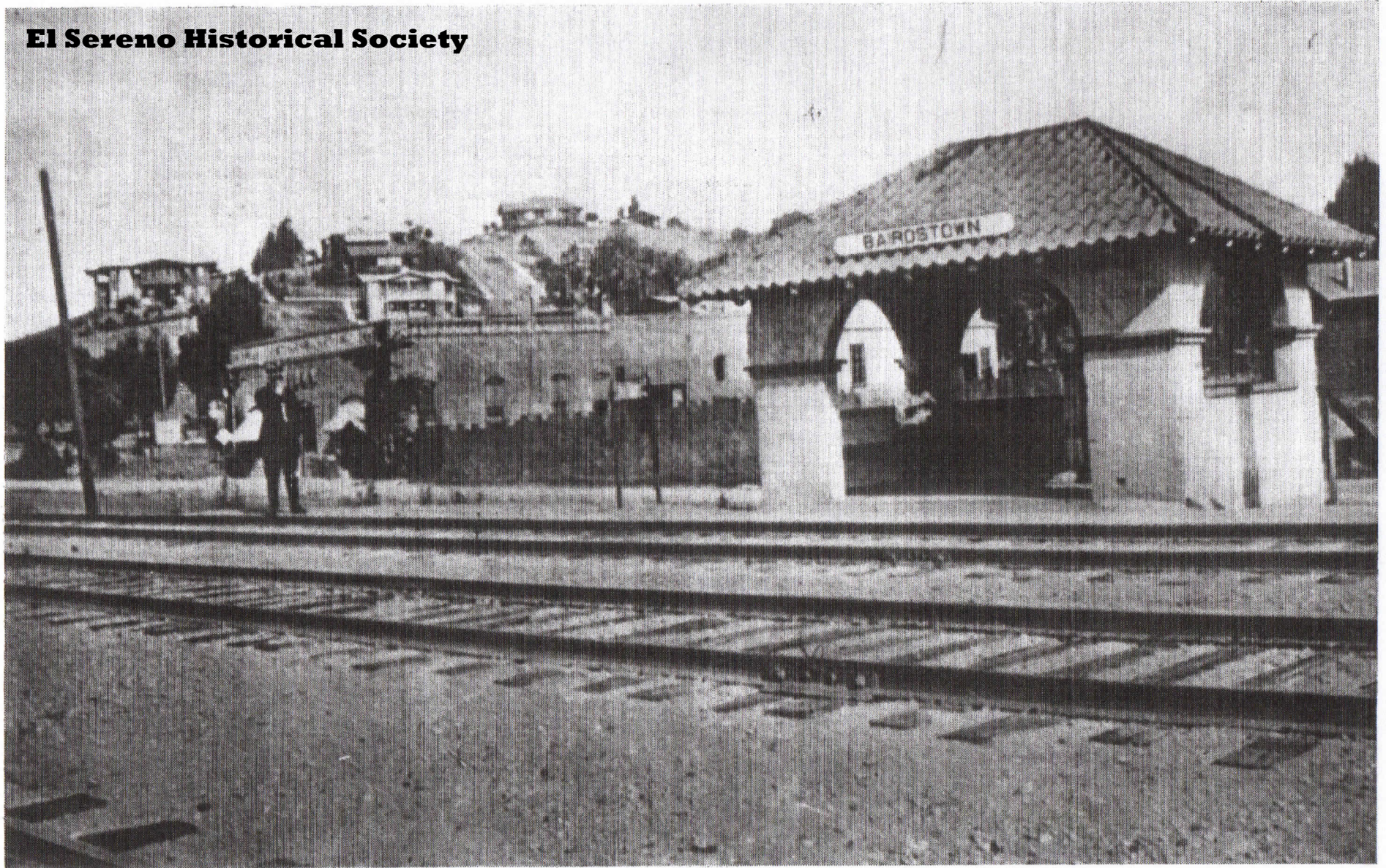
Pacific Electric Railway East of Los Angeles, 1912 **El Sereno Historical Society**

FIGURE 14

THIRD SUPPLEMENTAL HASR 710 FREEWAY GAP CLOSURE
CALTRANS DISTRICT 7

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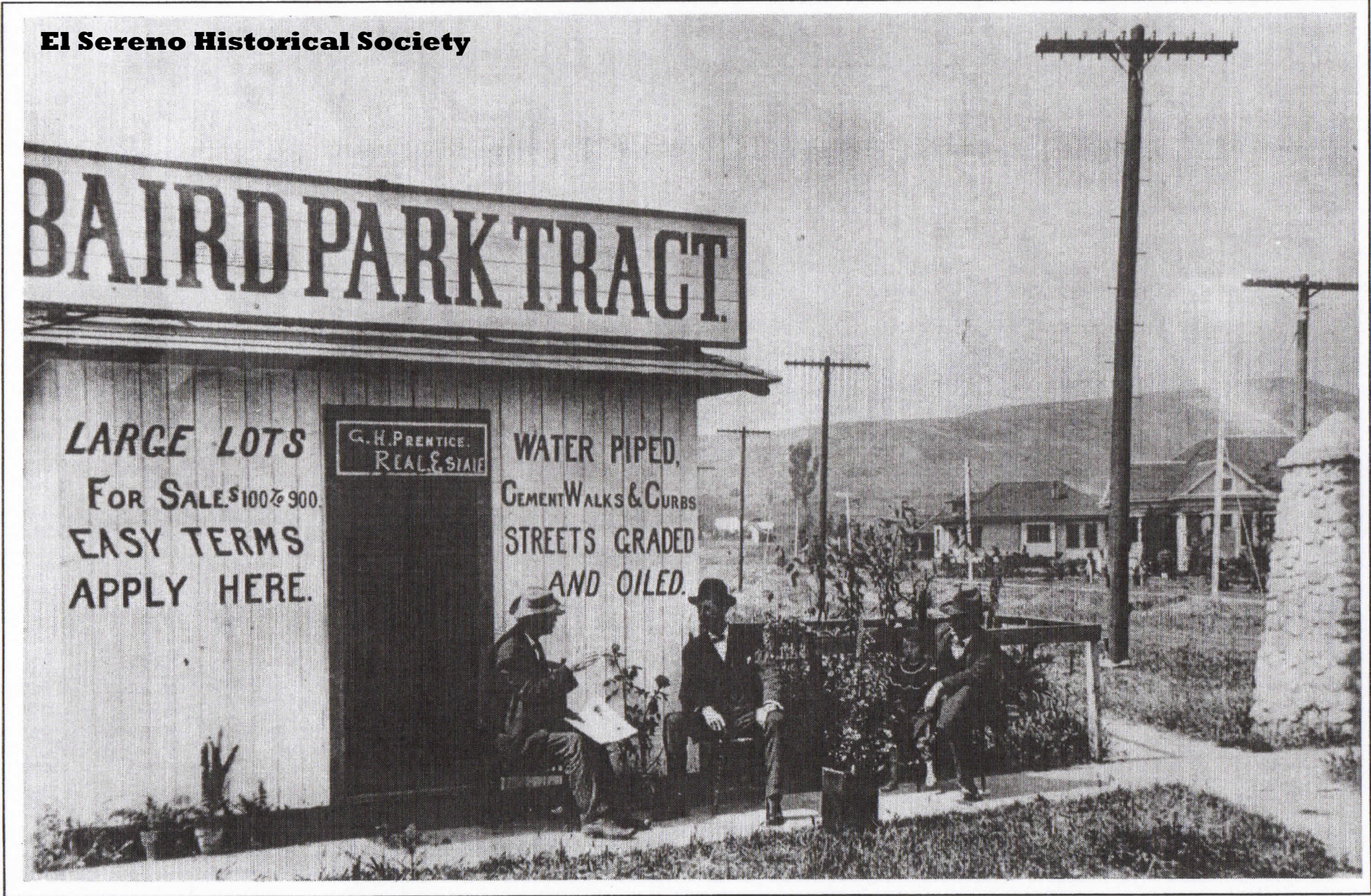
Bairdstown Pacific Electric Railway Station, ca. 1907

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FIGURE 15



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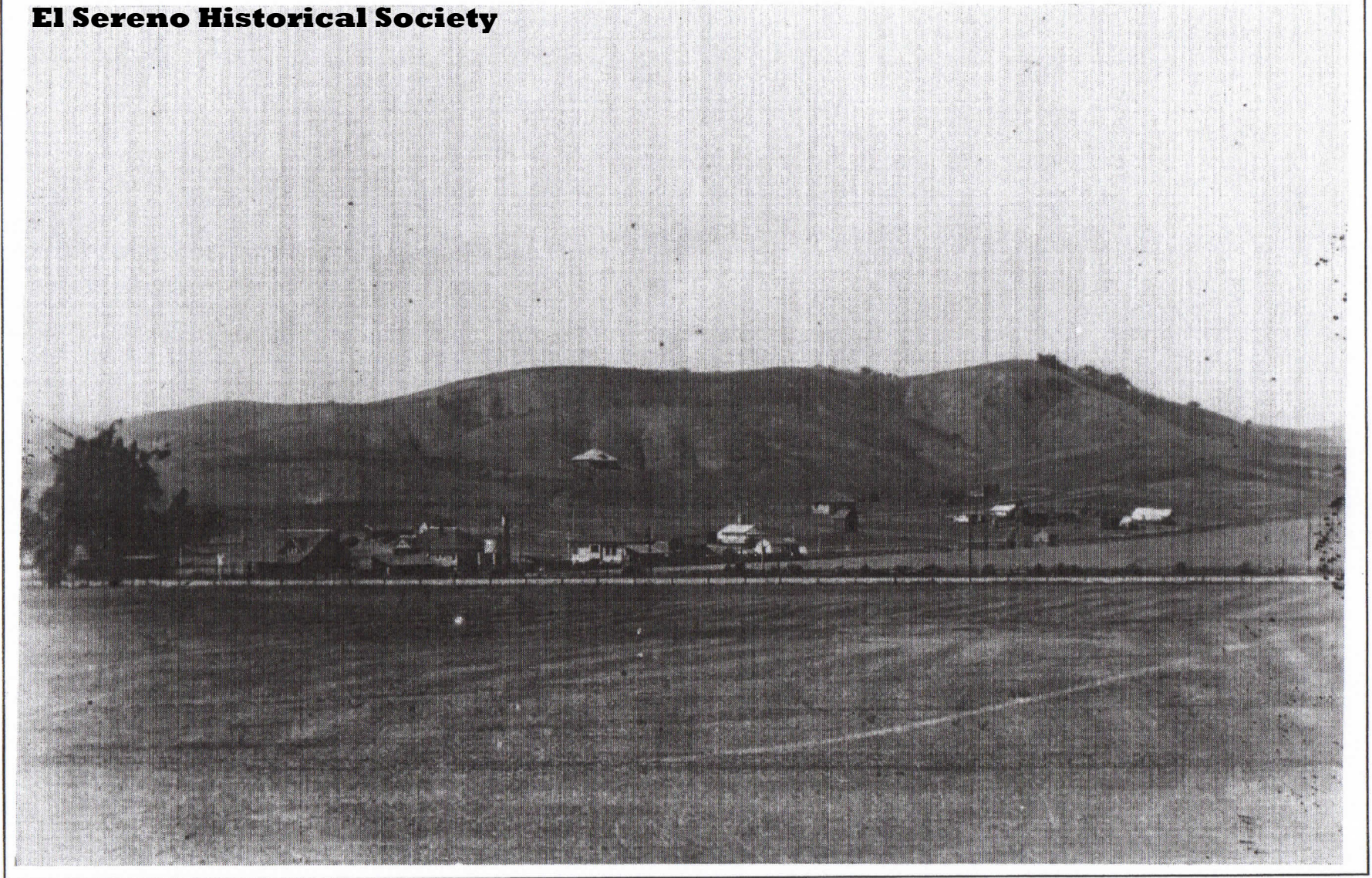


Baird Park Tract Real Estate Office, 1905 **El Sereno Historical Society**

FIGURE 16



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View of Bairdstown, September 11, 1904

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

FIGURE 17

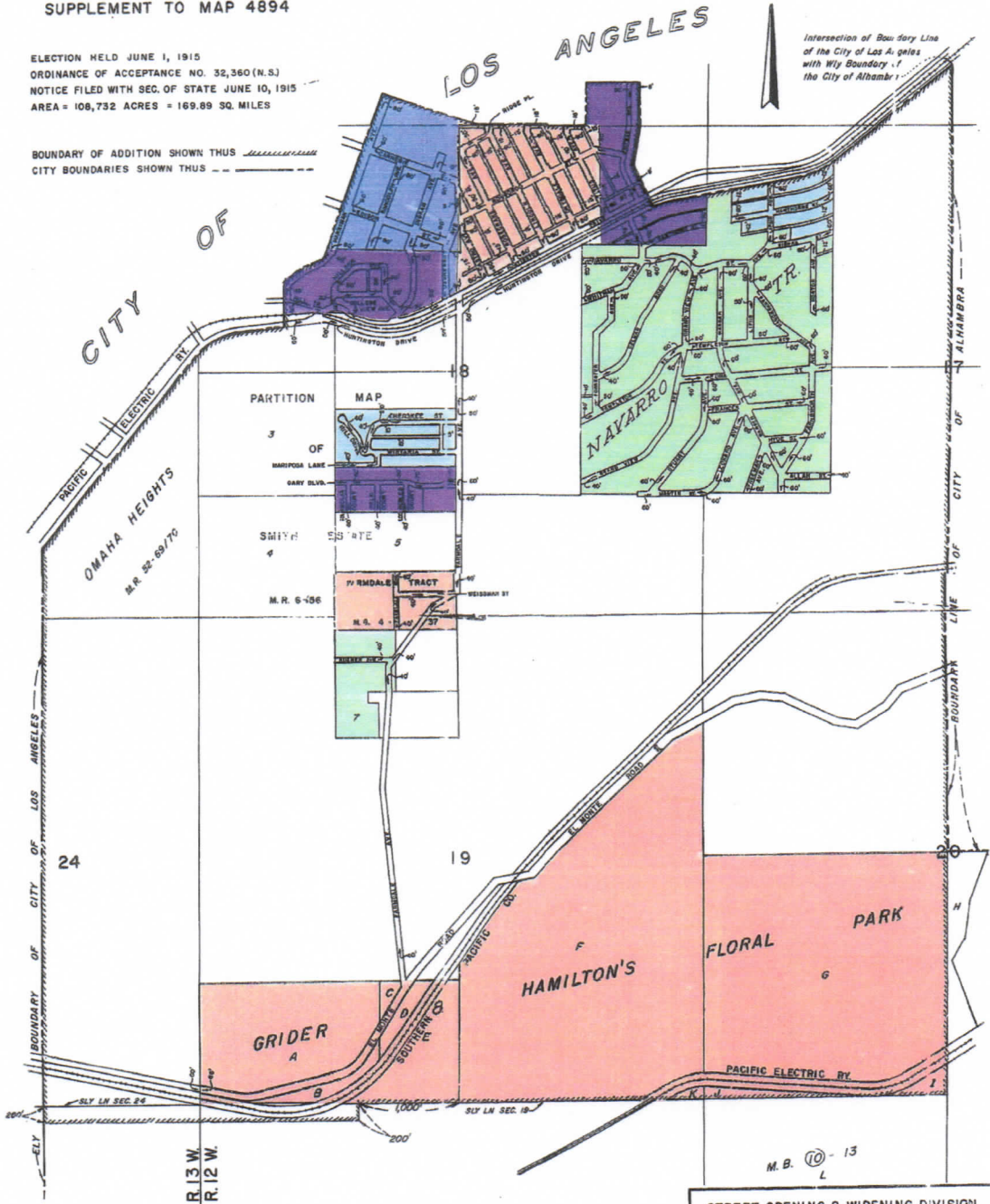


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MAP OF BAIRDSTOWN ADDITION SUPPLEMENT TO MAP 4894

ELECTION HELD JUNE 1, 1915
ORDINANCE OF ACCEPTANCE NO. 32,360 (N.S.)
NOTICE FILED WITH SEC. OF STATE JUNE 10, 1915
AREA = 108,732 ACRES = 169.89 SQ. MILES

BOUNDARY OF ADDITION SHOWN THUS 
CITY BOUNDARIES SHOWN THUS 



STREET OPENING & WIDENING DIVISION
BUREAU OF ENGINEERING
Amos R. Kimball DIVISION ENGINEER
BAIRDSTOWN ADDITION
SUPPLEMENT TO MAP 4894
Drawn by B. Kimball | Checked by _____
Date Approved: August 29, 1968 | Approved by *M. J. [unclear]*

4894-S

Tracts in Bairdstown Addition to Los Angeles City, 1915 **El Sereno Historical Society** FIGURE 18

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TABLE 1

EARLY SUBDIVISION HISTORY OF GREATER BAIRDSTOWN AREA
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DATE	NAME OF TRACT	SUBDIVIDER/OWNER
Dec. 1902	Pasadena Villa Tract	Marcos A. Forster
June 1903	Baird's Pasadena Short Line Tract	Huntington Land & Improvement Company and Arthur A. Baird, George W. Baird, and Joel G. Baird
Dec. 1903	Farmdale Tract	Henry Weissman
Sept. 1904	Grider & Hamilton's Rose Hill	Kalarama Land Company and Edward D. Silent Company
Jan. 1905	Baird Park Tract	Title Insurance & Trust Company
Nov. 1905	Newton Park	The Realty Trust Company of Los Angeles
Dec. 1905	Farmdale Place	Mary E. Hunter
Apr. 1906	Grider & Hamilton's Floral Park	Grider & Hamilton, Jose D. Batz, and The Dollar Savings Bank & Trust Company
Aug. 1906	Short Line Villa Tract	Short Line Villa Company, Charles G. Emery, and Paul H. Blades
Jan. 1907	Huntington Boulevard Tract	Sierra Park Company for Janss Company and Martin & Babila Lifur
Feb. 1907	Los Angeles-Pasadena Boulevard Tract	Union Trust & Realty Company
Mar. 1909	Navarro Tract	Sierra Park Company for Janss Company and Martin & Babila Lifur
July 1909	Tract No.#508	Pacific Electric Railway Company, The Los Angeles Land Company, and The Los Angeles Inter-Urban Railway Company
June 1911	Mariposa Tract	Philip J. Hummel and J.J. Hummel
Dec. 1911	Tract No.#1467	Los Angeles Abstract & Trust Company

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The only subdivision lots designed to draw affluent buyers were those on a hilltop in the Baird Park Tract and in Baird's Pasadena Short Line Tract. With the exception of a few scattered houses, these subdivisions did not generate the building of upscale homes.

At the farthest eastern end of what is now El Sereno was the Short Line Villa Tract, subdivided in August 1906 and depicted in Figure 19. It was adjacent to two previously subdivided tracts in the City of South Pasadena: (1) Oneonta Park Addition No. 1, owned by Huntington Land and Improvement Co., recorded February 1904 and (2) Valley View Heights, owned by Valley View Heights Co., recorded March 1906. The expense that Henry Huntington incurred to build the Oneonta Park Pacific Electric Railway Station indicates that these adjacent subdivisions were designed to attract an upper-middle-class resident. The station is depicted in Figure 20.

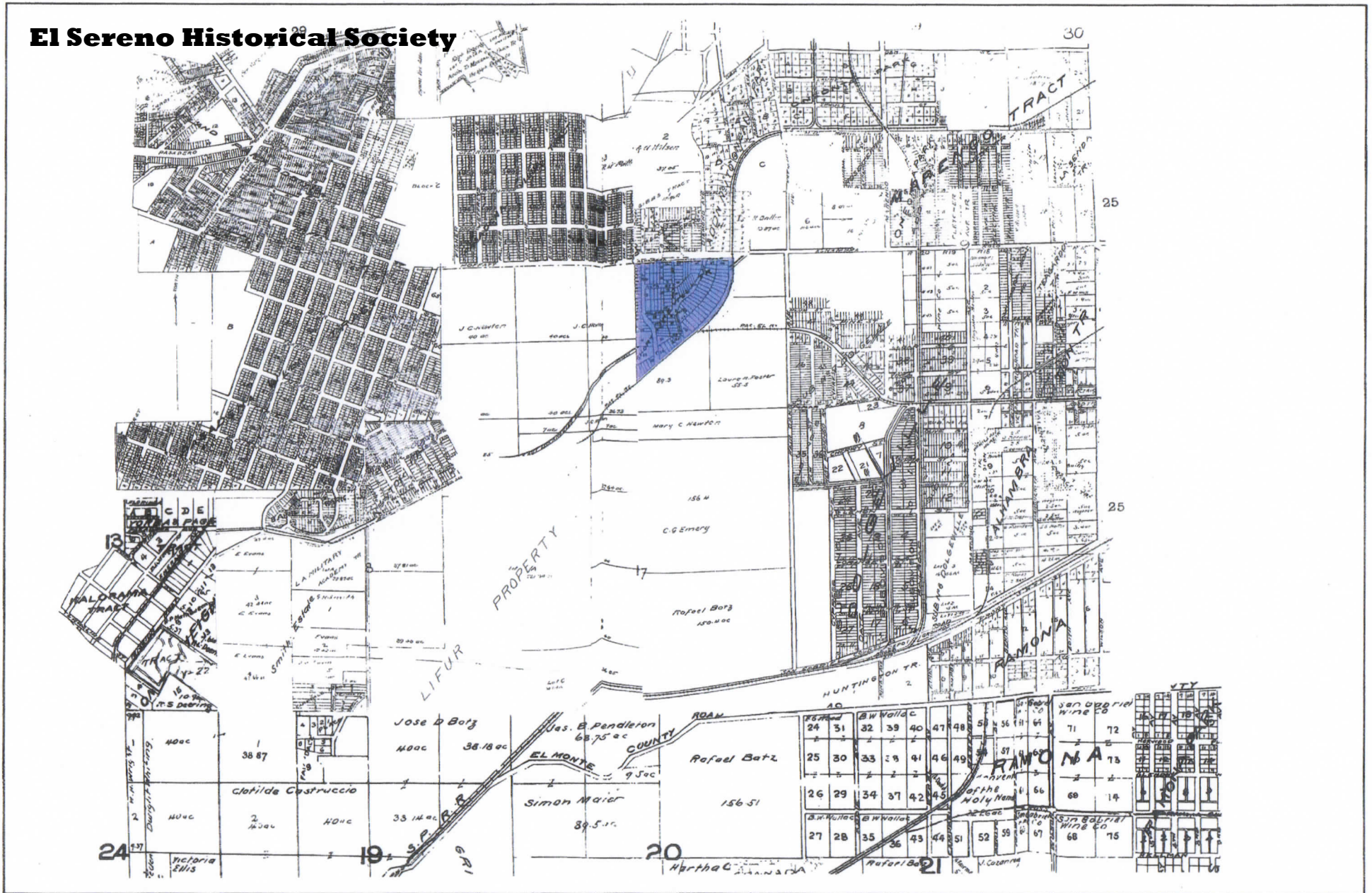
The influx of new residents created a need for community facilities, such as churches, schools, and a social center. A small Presbyterian church was erected in 1908 on a lot donated by the Baird Park Trust Company. Episcopal services were held at the Bairdstown Hall after 1911. The second school in the area, Rose Hill School (now Huntington Drive School), was built in 1909 at the western end of what is now El Sereno. The third schoolhouse to be built in this area was the Lincoln School. Architect Frederick Noonan designed the eight-room Mission-style building. Built in 1911, it was located in Newton Park and later known as the Bairdstown School and the El Sereno School. In 1910, the Los Angeles Military Academy was established by Ida B. McKinnon at the southwestern corner of Farmdale Avenue (Eastern) and Huntington Drive. The architect for the dormitory was A. B. Benton.

A social center, which met at the Lincoln School Auditorium, was established in 1911. This social center was named the Bairdstown Social Center, Farmdale Social Center, and Lincoln Social Center, respectively, within the first 5 years of its existence, indicating that the community was in search of an identity. The Bairdstown Improvement Association, formed that year, also met at the Lincoln School Auditorium. A community library was established in 1915, but a permanent library building would not be erected until 1959.

Llewellyn Baird, a brother of early subdividers, was a booster for this area. He was able to attract commercial and industrial concerns to the community. The Blomquist and Lindquist Nursery opened to supply the local residents with trees, shrubs, vines, and flowers. The California Metal Enameling Company and the Dillingham Printing Company built large brick factories in Bairdstown, providing modest local employment opportunities. The main commercial block with a grocery, meat market, and general store/post office was established within a few years of the first central subdivision in 1903.

From 1900 to 1915, the area that later became El Sereno did not have a unified identity. There was no coordinated plan for the community as a whole. Subdivisions were platted haphazardly by each property owner, resulting in four distinct neighborhoods, each with its own school as a focal point. Known as Rose Hill, Bairdstown, Farmdale, and Sierra Vista, they were grouped together under the name "Bairdstown" for lack of a better name.

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SOURCE: HUNTINGTON LIBRARY

Short Line Villa Tract and Vicinity, 1906 **El Sereno Historical Society**

FIGURE 19

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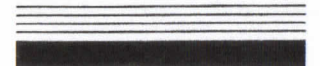


SOURCE: HUNTINGTON LIBRARY

Oneonta Park Pacific Electric Railway Station, ca. 1902
View of South Pasadena Looking North on Fair Oaks Avenue

El Sereno Historical Society

FIGURE 20



Since there were only a few commercial amenities, residents would travel to Los Angeles, Lincoln Heights, Alhambra, or South Pasadena for many of their basic needs. A true sense of community did not develop in the area until after the annexation to Los Angeles in 1915.

Los Angeles Annexation and Community Establishment Period (1912 to 1929)

The Short Line Villa Tract was annexed to the City of Los Angeles as part of the Arroyo Seco Annexation on February 9, 1912. The tracts are depicted in Figures 21 and 22. This annexation also included the Yorba and Paige Tract, Grider and Hamilton's Rose Hill Tract adjacent to Monterey Road, and Pasadena Villa Tract, a local subdivision that extended south from the Arroyo Seco. Designed in the Craftsman style, the Sierra Vista School was built in the Short Line Villa Tract in 1913, shortly after annexation. The school is depicted in Figure 23. The funds for construction came from the Los Angeles City school system.

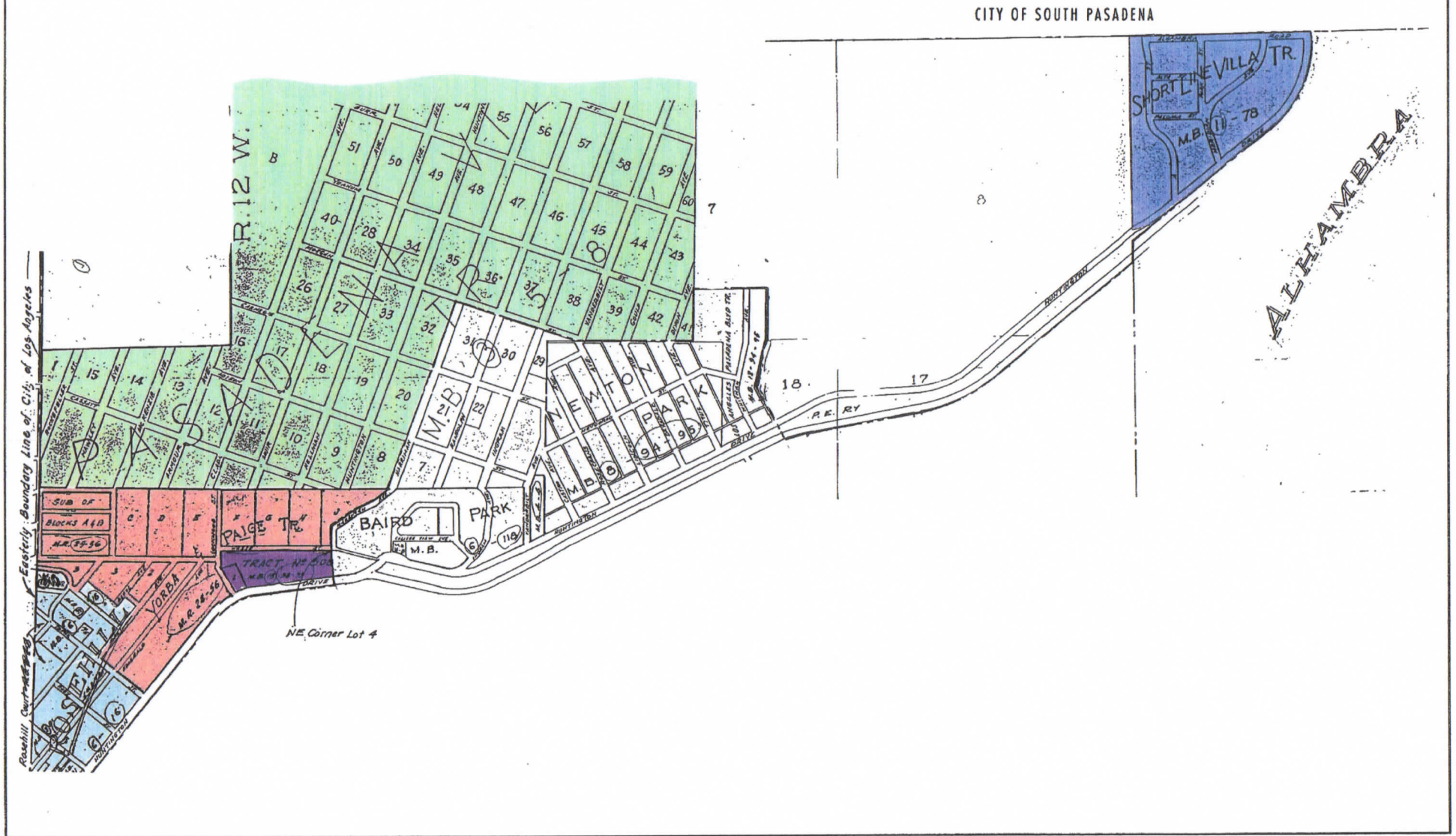
Soon after Bairdstown was annexed to the City of Los Angeles on June 10, 1915, the Bairdstown Improvement Association changed its name to the Northeast Los Angeles Improvement Association (1916). One year later, the name of Bairdstown was changed to "El Sereno" meaning serene, quiet, unruffled place. With annexation to Los Angeles, El Sereno's population began to grow, resulting in the establishment of many community facilities. During the 1920s, churches, theaters, and banks were built. Schools were expanded. Many new middle-class subdivisions were built in Period Revival styles.

A small Catholic Chapel was established in El Sereno in 1921. By 1926, the parish had grown large enough to establish a small frame church at 3728 Rosemead Avenue. A new Presbyterian church was built in 1923 at Portola Avenue and Navarro Street. One of the two lots upon which the church was built was donated by the Janss Company; the other was purchased. The architect for this Mission Revival-style church was Henry Pierce. In 1928, the El Sereno Evangelical Lutheran Church, designed by architect Walter Hagedohm, was dedicated. Services, previously held at the Cameo Theatre, now moved to the new building at the corner of Eastern Avenue and Twining Street.

Two new theaters provided local entertainment. A one-story theatre and brick store building, erected on Huntington Drive in 1922, was designed by architect A. Godfrey Bailey. The Cameo Theatre, along with stores and offices, was built in 1924, with J. T. Payne as the architect. Young families with growing children required more classroom space. The El Sereno School was enlarged in 1924 by the architectural firm of Monaco & Bordeaux. An addition to the Farmdale School also was built that same year. A final statement of civic cohesion and local pride was the fire station and municipal building. Built in 1927, it was located on the northwestern corner of Rosemead Avenue and Huntington Drive.

A branch of the Bank of Alhambra, designed by architect Lester Squire, was built at 4900 Huntington Drive in 1924 to serve the needs of depositors in the area of primary residential development. This development was centered along Huntington Drive, between Collis and Farnsworth avenues, from the hills on the north to Gambier/Allan Street on the

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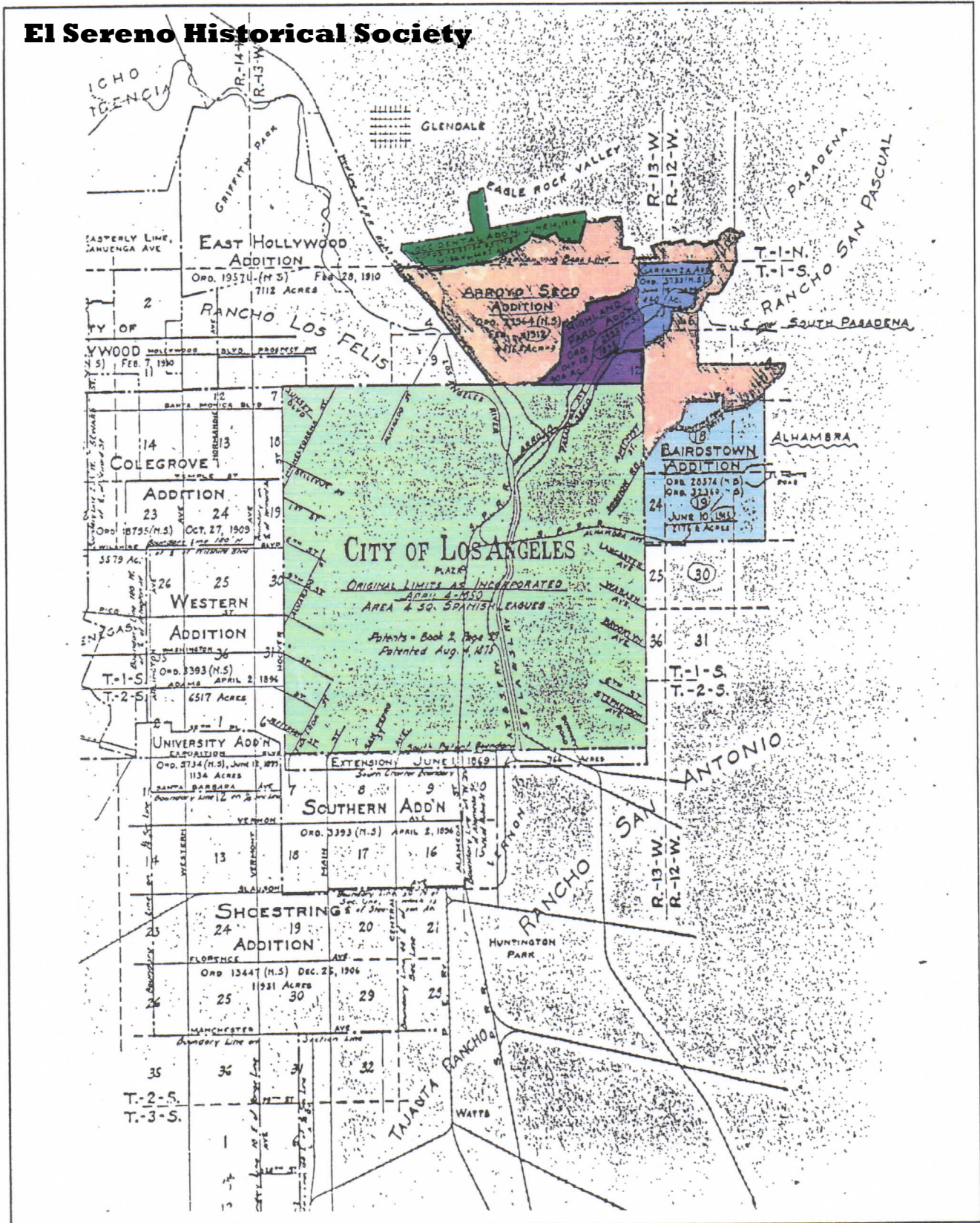


El Sereno Tracts in Arroyo Seco Addition to Los Angeles City, 1912

El Sereno Historical Society

FIGURE 21

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Northeast Annexations to the City of Los Angeles **El Sereno Historical Society** FIGURE 22

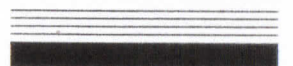
El Sereno Historical Society



Sierra Vista School **El Sereno Historical Society**

THIRD SUPPLEMENTAL HASR 710 FREEWAY GAP CLOSURE
CALTRANS DISTRICT 7

FIGURE 23



south, as depicted in Figure 24. Other areas of concentrated development were the Rose Hill/Omaha Heights and Pasadena Villa areas adjacent to Lincoln Heights and the Sierra Vista area. A one-block-deep development strip on the north side of Huntington Drive tied Sierra Vista to central El Sereno.

Clubs and organizations also developed in El Sereno. By the mid-1920s, the Masons, Eastern Star, Knights of Columbus, El Sereno Athletic Club, Odd Fellows, and Garfield Study Club (founded 1924) were providing opportunities for social interaction and philanthropy. The Van Horne Improvement Association was holding meetings at the El Sereno School, while the El Sereno-Farmdale Improvement Association held its meetings at the Farmdale School.

Depression Years (1930 to 1938)

The economic downturn was felt in El Sereno, where no subdivisions were recorded from 1930 to 1939. A new All Saints Catholic Church, completed in 1931, was a major undertaking for El Sereno's Catholic residents. This large Mission-style church required large donations from its parishioners, as Catholics were a very small minority in the community. The majority of El Sereno's residents were Protestants from Northern European backgrounds.

This decade also saw the building of the first high school in El Sereno. El Sereno High School was built in 1936 on Eastern Avenue, on the site of the old Farmdale School. The old schoolhouse, minus its tower, was moved to the back of the lot, to be used as classroom space for woodworking. In 1937, the name of the high school was changed to Wilson High School.

Physically separated from the rest of town, the Sierra Vista neighborhood considered itself a separate community until the late 1930s. Evidence of this sense of community was the Sierra Vista Community Church on Maycrest Avenue, the only local church not located in central El Sereno. The neighborhood, anchored by the Sierra Vista School, expanded westward from the Short Line Villa Tract. The separate community identity also was engendered by the Sierra Vista Pacific Electric Railway Station, which served the community.

Wartime Boom and Growth (1939 to 1945)

El Sereno's population rose markedly as the country prepared for the war. Due to the rationing of gas and rubber, communities along the Pacific Electric routes received the majority of new residents who came to work at the aircraft and munitions factories in Los Angeles. El Sereno experienced major industrial growth during these years. Many of the families who moved here during these years were Italian-American.

El Sereno Historical Society



Areas of Residential Development, 1926 **El Sereno Historical Society**

FIGURE 24

THIRD SUPPLEMENTAL HASR 710 FREEWAY GAP CLOSURE
CALTRANS DISTRICT 7

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The rise in population led to the construction of the El Sereno Theatre, the third such establishment in the community. Built in 1940 at 3333 Eastern Avenue, the structural engineer was William Bostock.

Post-War Period (1946 to Present)

Restrictive covenants had prevented Mexican-American families who lived in the adjacent communities of Lincoln Heights and Boyle Heights from purchasing homes in El Sereno. After restrictions were lifted by a 1948 Supreme Court decision (*Shelley v. Kraemer*), many Mexican-American families moved to El Sereno. The demand for housing after World War II was satisfied by the construction of new neighborhoods in the southern end of El Sereno.