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Historic Electric Building Converted into Lofts Wins Preservation Award

MAY 15, 2006 -- Los Angeles -- The Pacific Electric Building, which once housed the city's famous red cars and has been transformed into 314 lofts here, won a 2006 Los Angeles Conservancy Preservation Award for its adherence to historic factors and design excellence.

The conservancy lauded the structure, which was built in 1905, as an outstanding example of downtown adaptive reuse. Developed by ICO Investment Group and designed by Killefer Flammang Architects, the building also received a Restoration Award from the National Trust for Preservation earlier this year.

"This is a terrific project that took considerable risk, vision and skill to complete," said Linda Dishman, executive director of the conservancy, before an audience of more than 500 at the Millennium Biltmore Hotel.

Killefer Flammang Architects has been in the forefront of downtown's adaptive reuse movement, having designed about one-fourth of the 20,000 units built, under construction or in the entitlement phase, starting with the Old Bank District in 1999.

"The biggest challenge was integrating the historic elements, such as mahogany doors and marble wainscots, with contemporary building materials," said architect Barbara Flammang. "Our drawings had months of review by the National Park Service, the State Office of Historic Preservation and the City of Los Angeles."

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