Plate 6.4–1 Overview of Site SDI-17,509, facing south.

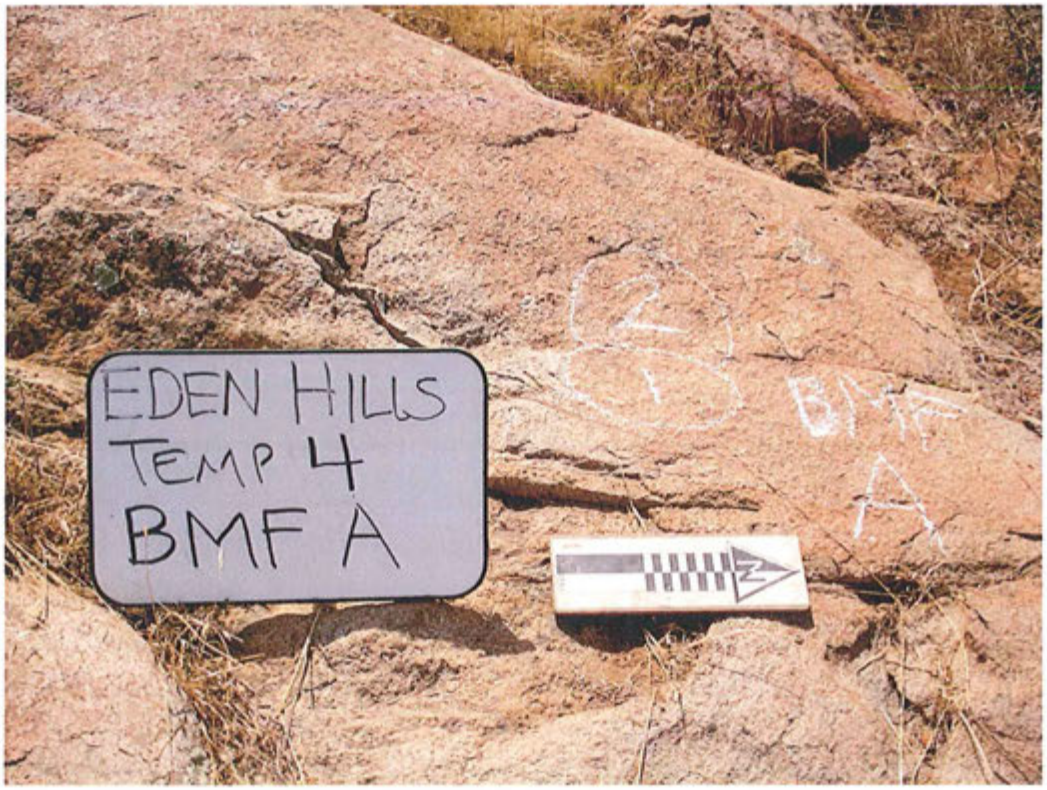


Plate 6.4–2 View of BMF A at Site SDI-17,509, facing west.

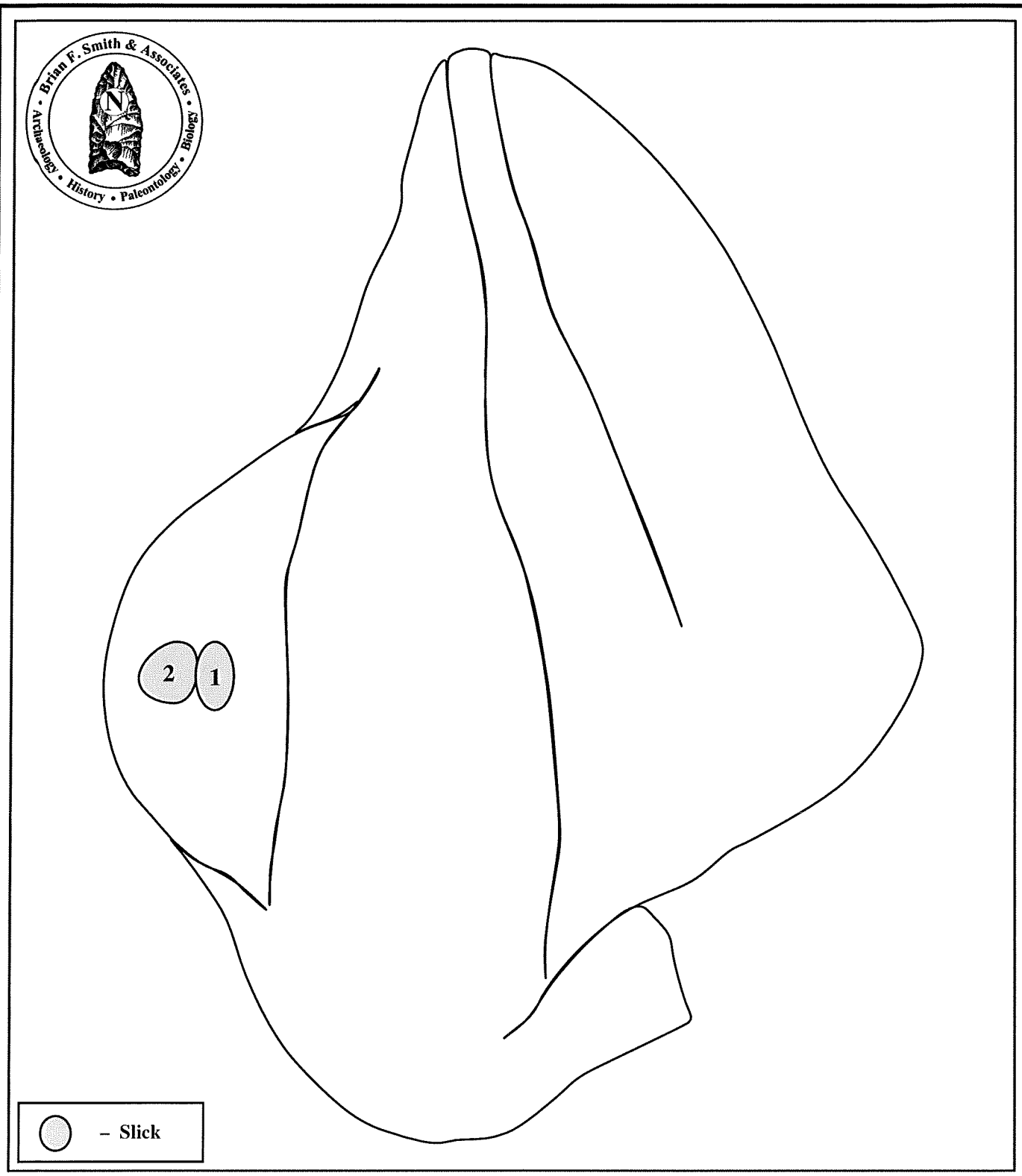


Figure 6.4–2
Bedrock Milling Feature A
Site SDI-17,509
The Eden Hills Project

0 1
Scale in Meters

TABLE 6.4–1
Bedrock Milling Feature Data
Site SDI-17,509

Feature	Surface	Type	Dimensions
A	1	Slick	14.0 x 22.0 x 0.1 cm
	2	Slick	18.0 x 22.0 x 0.1 cm

TABLE 6.4–2
Shovel Test Excavation Data
Site SDI-17,509

Shovel Test	Depth (cm.)	Quantity/ Weight	Recovery	Material	Cat. No.
1	0-10		No Recovery		
	10-20		No Recovery		
	20-30		No Recovery		
2	0-10		No Recovery		
	10-20		No Recovery		
	20-30		No Recovery		
3	0-10		No Recovery		
	10-20		No Recovery		
	20-30		No Recovery		

6.5 Field Investigations — Site SDI-17,510

6.5.1 Site SDI-17,510 Description

Site SDI-17,510 is situated on a small ridge in the central portion of the project, adjacent to the eastern boundary at 740 to 760 feet AMSL. The site measures approximately 15.3 meters (50.2 feet) north to south and 19.7 meters (64.6 feet) west to east, and covers a total of approximately 1,242.3 square meters (13,372.0 square feet). Vegetation at the site consists primarily of avocado trees, citrus trees, live oaks and non-native grasses and weeds. A barbed wire fence runs from east to west bisecting the site. Dense wild grasses and a few scattered avocado and oak trees cover the site on the south side of the fence. A dirt access road has been graded into the hillside along the western side of the ridge. Several other locations on the southern half of the site show evidence of grading by heavy machinery as well. Another access road runs from east to west, on the north side and parallel to the fence that bisects the site. Other modern disturbances observed at the site include buried irrigation lines and small piles of granite boulders most likely associated with the maintenance of the groves.

A map of this resource is shown in Figure 6.5–1, and the setting is shown in photographs provided in Plates 6.5–1 and 6.5–2. The evaluation of the site consisted of the recordation of bedrock milling features and the excavation of eight shovel tests. Site SDI-17,510 consists of three bedrock milling features and a small surface scatter of lithic artifacts. No other artifacts were recovered in subsurface test excavations.

Surface Elements

A total of three bedrock milling features were identified at Site SDI-17,510. Bedrock Milling Feature (BMF) A is located on the southeastern edge of the site, under three oak trees that are adjacent to the eastern boundary of the project. BMF B is located in the extreme northeastern portion of the site on a gently sloping hill within the avocado grove, next to the dirt access road. BMF C is located in the central area of the site, atop the ridge, directly in the access road (Figure 6.5–1). The milling features are between 120 feet (36 meters) and 140 feet (43 meters) apart from one another. Each of the bedrock milling features contains between two and eight milling surfaces. BMF A contains one basin and one slick; BMF B contains five slicks, and BMF C contains one relatively shallow mortar with a collar and seven slicks. The measurements of each individual milling surface are presented in Table 6.5–2. Photographs and drawings of all the BMFs are presented in Plates 6.5–3 to 6.5–5 and Figures 6.5–2 to 6.5–4, respectively.

The ground surface in between and surrounding the bedrock milling features was examined for the presence of surface artifacts. Due to the thick, organic ground cover within the avocado grove, and the dense grasses and disturbance outside the grove, the only surface artifacts observed were scattered along the access road that bisects the site. All observed artifacts were provenienced and collected. The locations of the surface collections are illustrated in Figure 6.5–1. Surface artifacts were clustered in the central portion of the site, scattered along a dirt

access road. A total of 12 artifacts was collected from the surface of the site, including one mano, one multi-use hammer/scraper tool, one flake scraper, one utilized flake, and eight flakes were recovered from eleven surface points (Tables 6.5–2). The lithic material distribution, summarized in Table 6.5–3, is dominated by medium-grained metavolcanic material (N=10), with a smaller quantity of granite (N=2).

Subsurface Excavation

The potential for subsurface archaeological deposits at Site SDI-17,510 was investigated by excavating a series of eight STs. Shovel tests were placed along the top of the ridge and in the areas between the bedrock milling features. Bedrock, boulders, avocado trees, grading and other modern disturbances confined the placements of shovel tests. Several shovel tests were placed within the grove, just north of the access road that bisects the site, as these locations appeared to have the least amount of disturbance. The locations of the STs are shown in Figure 6.5–1. All of these tests were excavated in decimeter levels to a depth of 30 centimeters. No artifacts were recovered from any of the ST excavations; excavation data are presented in Table 6.5–3. Due to the lack of a subsurface deposit, no test units were excavated at Site SDI-17,510.

6.5.2 Laboratory Analysis

Laboratory analysis for SDI-17,510 included the standard procedures described in Section 4.0 of this report. All of the artifacts recovered from field investigations conducted at the site were returned to the laboratory facility of BFSA to be cataloged and analyzed.

Lithic Artifact Analysis

A total of 12 lithic artifacts were recovered from the investigation of SDI-17,510. Lithic production waste accounted for the largest category of lithic artifacts, representing 66.67% (N=8) of the collection. Ground stone tools (8.33%; N=1), multi-use tools (8.33%; N=1), and precision tools (16.67%; N=2) comprised the remainder of the lithic collection. The material distribution of the lithic assemblage is presented in Table 6.5–4. The collection consists entirely of locally available material; medium-grained metavolcanic rock accounts for 83.33% (N=10) of all lithic artifacts and the remaining 16.67% (N=2) is made up of granite. No potentially exotic materials such as chert or chalcedony were recovered. Activities indicated by the artifacts recovered from the site include processing of plant and/or animal resources, and lithic tool production and maintenance.

The granite ground stone tool recovered from SDI-17,510 was a fragmentary mano; approximately 51% to 75% of the tool was present. The single multi-use tool recovered from the site showed evidence of use as both a hammerstone and a scraper. The flake scraper was a fragment and the utilized flake was also a fragment. Details and measurements of these tools are presented in the artifact catalog in Table 6.5–5.

6.5.3 Summary and Interpretations

The presence of bedrock milling and a small lithic scatter indicates that resource processing and lithic production were the primary activities conducted at the site. The testing of Site SDI-17,510 indicates that the site lacks a subsurface cultural deposit. No elements of the site, neither the bedrock milling features nor the lithic artifacts, are particularly unique to the area. Although bedrock milling is commonly believed to be associated with the Late Prehistoric occupation of the area, the lack of temporally diagnostic artifacts indicates that no temporal assignment can be confidently assigned. Furthermore, there is no subsurface deposit associated with the milling features that might help to further research regarding the role of isolated bedrock milling features. All surface artifacts were collected and all bedrock milling features were fully documented through photographs, illustrations, and provenience information, thus exhausting further research potential at the site. Due to the lack of a subsurface deposit or unique elements, the site is recommended as not significant in accordance with the guidelines stated in CEQA, Section 15064.5. Similarly, the site does not meet the requirements for significance set forth in the County of San Diego's RPO guidelines.

Figure 6.5–1
Site Testing Map, Site SDI-17,510

(Deleted for Public Review; Bound Separately)

Plate 6.5–1 Overview of Site SDI-17,510, facing east.

Plate 6.5–2 Overview of Site SDI-17,510, facing southwest.

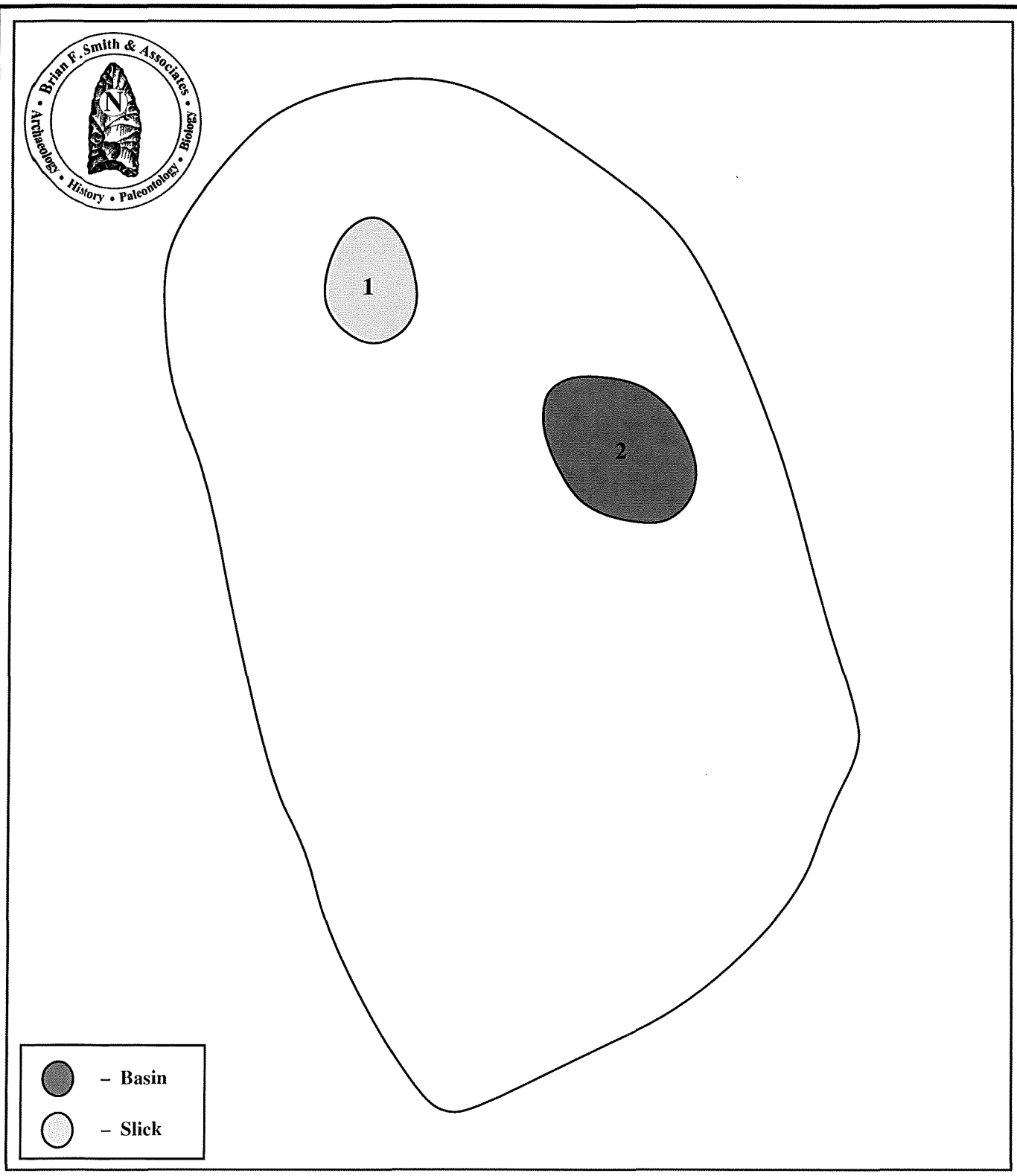


Figure 6.5–2
Bedrock Milling Feature A
Site SDI-17,510
The Eden Hills Project

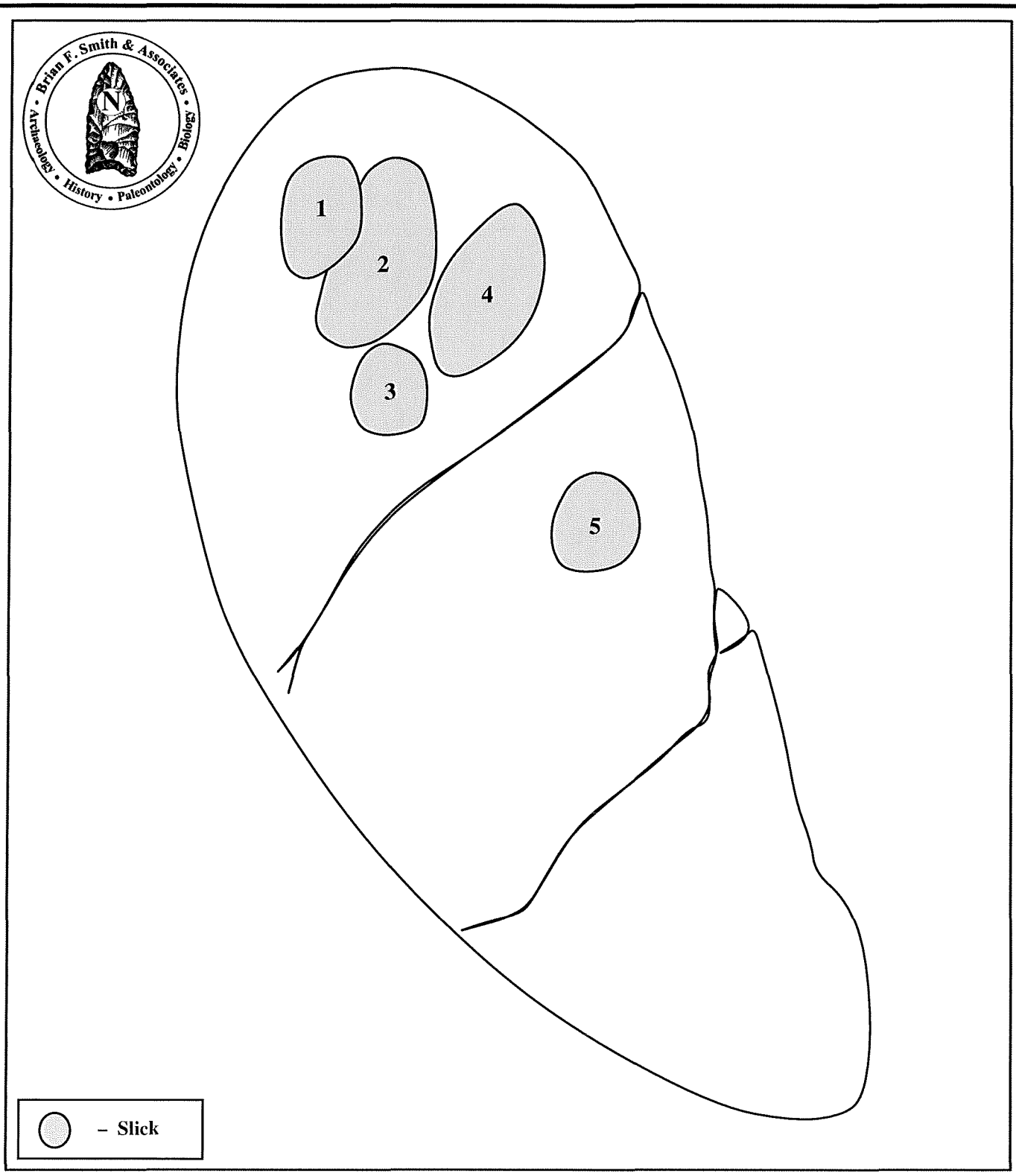
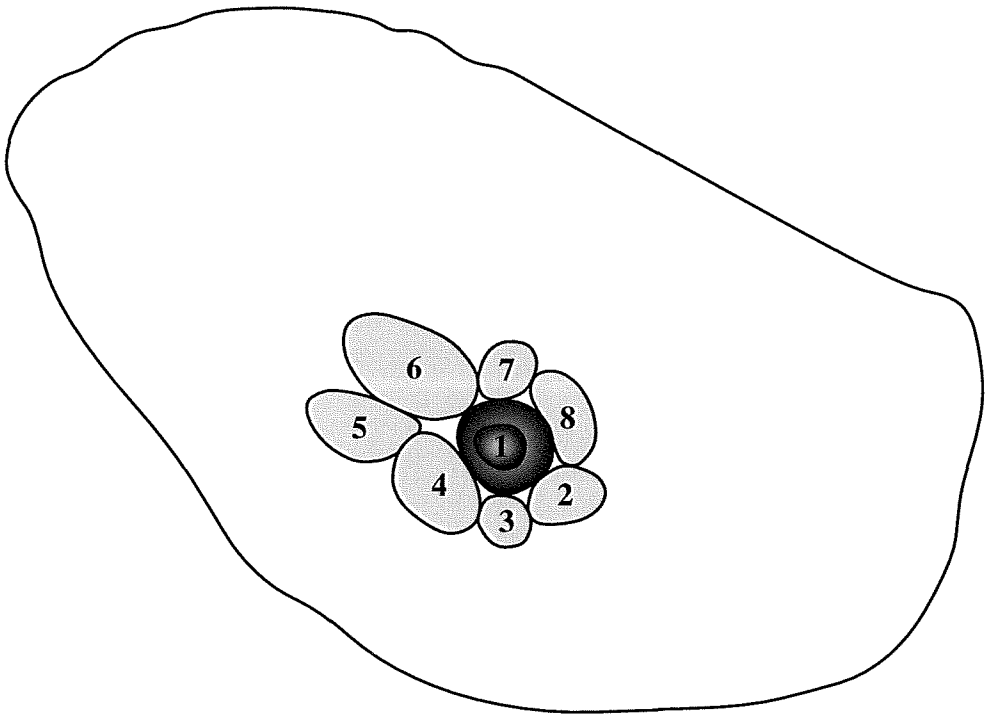


Figure 6.5–3
Bedrock Milling Feature B
Site SDI-17,510
The Eden Hills Project

0 20
Scale in Centimeters



– Mortar with Collar

– Slick

Figure 6.5–4
Bedrock Milling Feature C
Site SDI-17,510
The Eden Hills Project

0 30
Scale in Centimeters

Plate 6.5–3 View of BMF A at Site SDI-17,510, facing northwest.

Plate 6.5–4 View of BMF B at Site SDI-17,510, facing northwest.

Plate 6.5–5 View of BMF C at Site SDI-17,510, facing south.

TABLE 6.5–1
Bedrock Milling Feature Data
Site SDI-17,510

Feature	Surface	Type	Dimensions
A	1	Slick	25.0 x 28.0 x 0.75 cm
	2	Basin	26.0 x 36.0 x 7.0 cm
B	1	Slick	30.0 x 24.0 x 0.1 cm
	2	Slick	37.0 x 22.0 x 0.1 cm
	3	Slick	12.0 x 12.0 x 0.1 cm
	4	Slick	30.0 x 17.0 x 0.1 cm
	5	Slick	19.0 x 21.0 x 0.1 cm
C	1	Mortar with collar	14.0 x 16.0 x 4.0 cm
	2	Slick	12.0 x 8.0 x 0.1 cm
	3	Slick	7.0 x 7.0 x 0.1 cm
	4	Slick	16.0 x 13.0 x 0.1 cm
	5	Slick	17.0 x 10.0 x 0.1 cm
	6	Slick	22.0 x 14.0 x 0.1 cm
	7	Slick	8.0 x 9.0 x 0.1cm
	8	Slick	8.0 x 15.0 x 0.1 cm

TABLE 6.5–2
Surface Recovery Data
Site SDI-17,510

Location	Quantity/ Weight	Recovery	Material	Cat. No.
1	1	Flake Scraper	MGM	1
2	2	Flake(s)	MGM	2
3	1	Flake(s)	MGM	3
4	1	Flake(s)	MGM	4
5	1	Flake(s)	MGM	5
6	1	Flake(s)	MGM	6
7	1	Mano	Granite	7
8	1	Flake(s)	MGM	8
8	1	Hammer/Scraper	MGM	9
8	1	Utilized Flake(s)	MGM	10
9	–	Not an artifact		
10	–	Not an artifact		
11	1	Flake(s)	Granite	11

TABLE 6.5–3
Shovel Test Excavation data
Site SDI-17,510

Shovel Test	Depth (cm.)	Quantity/ Weight	Recovery	Material	Cat. No.
1	0-10		No Recovery		
	10-20		No Recovery		
	20-30		No Recovery		
2	0-10		No Recovery		
	10-20		No Recovery		
	20-30		No Recovery		
3	0-10		No Recovery		
	10-20		No Recovery		
	20-30		No Recovery		
4	0-10		No Recovery		
	10-20		No Recovery		
	20-30		No Recovery		
5	0-10		No Recovery		
	10-20		No Recovery		
	20-30		No Recovery		
6	0-10		No Recovery		
	10-20		No Recovery		
	20-30		No Recovery		
7	0-10		No Recovery		
	10-20		No Recovery		
	20-30		No Recovery		
8	0-10		No Recovery		
	10-20		No Recovery		
	20-30		No Recovery		

TABLE 6.5–4
Lithic Material Distribution
Site SDI-17,510

Recovery Category	Granite	MGM	Total	Percent
Ground Stone Tools:				
Mano	1	–	1	8.33
Lithic Production Waste:				
Flake(s)	1	7	8	66.67
Multi-Use Tools:				
Hammer/Scraper	–	1	1	8.33
Precision Tools:				
Flake Scraper	–	1	1	8.33
Utilized Flake(s)	–	1	1	8.33
Total:	2	10	12	100.00
Percent:	16.67	83.33	100.00	

TABLE 6.5–5
Artifact Catalog
Site SDI-17,510

Cat. No.	Location	Depth (cm.)	Material	Quantity	Weight (grams)	Artifact Type	Description	Dimensions (in centimeters)		
								Length	Width	Height
1	S-1	–	MGM	1	43.6	Flake Scraper	Fragment	5.4	4.7	1.7
2	S-2	–	MGM	2		Flakes				
3	S-3	–	MGM	1		Flake				
4	S-4	–	MGM	1		Flake				
5	S-5	–	MGM	1		Flake				
6	S-6	–	MGM	1		Flake				
7	S-7	–	Granite	1	514.8	Mano	Fragment, 51-75%, biface, polished, pecked, shaped, burned, heavy use-wear	9.4	6.8	5.1
8	S-8	–	MGM	1	324.8	Hammer/Scraper	Whole	7.6	6.7	5.1
9	S-8	–	MGM	1	12.1	Utilized Flake	Fragment, scraping and Cutting use-wear, distal, right, left, lateral edge use-wear	3.3	2.7	1
10	S-8	–	MGM	1		Flake				
11	S-11	–	Granite	1		Flake	S-9, S-10: not artifacts			

6.6 Field Investigations – Structure Evaluation, Site P-37-026762 (Historic Farm)

6.6.1 Site P-37-026762 Description

The structures that make up Site P-37-026762 are situated on relatively level ground in the south central portion of the project, near the eastern boundary (Figure 6.0–3). Elevations in the area of the structures range from 723 to 765 feet AMSL. The portion of the farm on which structural features occur measures approximately 1,650 feet northwest to southeast and 850 feet northeast to southwest, and covers approximately 32 acres (Figure 6.6–1). Vegetation at the site consists primarily of non-native shrubs, Eucalyptus trees, grasses, and weeds. A dirt access road enters the property and connects the major farming elements. Today, the site consists of an earthen dam and impound with an associated agricultural pump house, a farmhouse, and a foreman's house/equipment shed, all in one area of the project.

Summary of Surface Elements

A 1928-1929 aerial photograph clearly shows a group of structures where the farmhouse is presently located, surrounded by cultivated fields (Plate 6.6–1). This photograph does not show the dam/impound and associated irrigation pump house. A 200-foot scale County Contour Map, produced from 1958 and 1960 aerial photographs, shows the dam and impound with the associated irrigation pump house (Figure 6.6–2). Therefore, it can be inferred that the dam and impound with associated pump house were constructed sometime after 1929 and before 1958. The 1958-1960 County Map also shows a farmhouse in the location of the group of buildings shown in the 1928-1929 aerial photograph. However, the old aerial photograph shows all the buildings to be oriented to true north, and the 1958-1960 County Contour Map shows the present farmhouse to be oriented 9° west of north; this difference in orientation implies that the early structures shown on the aerial were either moved or replaced in the same general location. The foreman's house/equipment shed is not shown on the 1928-1929 aerial photograph nor on the 1958-1960 200-foot scale County Map, suggesting that this structure was either moved to its current location or was more recently constructed.

The Assessor's Building Record (Appendix IV) is misleading regarding the construction dates of the farmhouse and the foreman's house/equipment shed. The Building Record refers to the structure in the location of the current foreman's house/equipment shed as a machine shop that was constructed in 1942. The structure that now stands in this location is a single-family dwelling (where the foreman resides) that was constructed on a slab, with modern grooved plywood siding (T1-11). There is a large covered parking area extending to the north from that residence that constitutes the equipment shed (Plates 6.6–2 and 6.6–3). The fact that this structure was not shown on the 1958-1960 County Contour Map, coupled with the modern construction methods and materials, strongly suggests that this particular structure did not exist at the time of the 1958-1960 aerial survey.

The farmhouse is identified as built in 1882 by the Assessor's Building Record. However, the siding and window sizes on the core building suggest a later construction date,

more likely the 1910-1925 period (Plates 6.6–4 and 6.6–5). The original settlers did not appear to build in this area, as no structures can be seen on an early 1876 Township Plat Map (Figure 6.6–3). An 1885 Township Plat Map does not show any structures in the area of the current building complex (Figure 6.6–4), which also argues against the 1882 construction date. The first land patent for this parcel was taken as a cash entry under the 1820 Act by William L. Wolford in 1890 (Appendix IV). A 1901 topographic quadrangle map again does not show any structures on the parcel, although several are shown nearby (Figure 6.6–5). The difference in orientation of the present farmhouse from that shown on the 1928-1929 aerial photograph, as well as the fact that the location of the farmhouse is not exactly the same, supports the interpretation that the farmhouse was moved to its present location. The farmhouse has undergone several modifications and additions (beginning at least by 1944 according to the building record), which further altered the original fabric and appearance.

The earthen dam and impound, along with the associated agricultural pump house, are not unusual in form, function, or materials. As previously mentioned, the irrigation system that includes the dam and impound and pump house does not appear on the 1928-1929 aerial, but can be seen on the 1958-1960 County Map, which suggests that these structures were created between these two time periods. The pump house was constructed on slabs in at least two episodes and incorporated used materials to create a structure that would be considered substandard construction by today's standards (Plates 6.6–6 and 6.6–7). The dam and impound were created by excavation of the impound area and the use of the spoil to construct the earthen dam (Plates 6.6–8 and 6.6–9).

Ownership History

The Chain of Title obtained for this project reports on transactions going all the way back to the first land patent in 1890 (Appendix IV). None of the early owners appear to have occupied either of the parcels researched for this historical study. The parcels that contain the features described here are APN 232-013-02 and 232-013-03. These were originally part of a single land patent that contained 120 acres. The original patentee was William F. Wolford, who purchased the land for cash from the federal government under the provisions of the 1820 Act of Congress. From all appearances, he used the land as a speculative investment. There is no evidence that he ever constructed a residence there or lived on the land. He very well could have leased or otherwise let the land be used for agricultural purposes by a nearby farmer or rancher. The next owner, Mary E. Smith, taught school in Chula Vista but also leased a store from the park service in Agua Caliente Springs. It is likely that the land was a speculative investment or a rental property. Another owner, Lyman Bruce, was a dentist in San Diego and was also apparently an absentee investor. In fact, the absence of a notable residence and the more recent use of the land as an avocado grove tends to support the theory that this land was held as an investment or tax device, or both, by most owners.

Subsurface Potential

The potential for subsurface archaeological deposits at Site P-37-026762 was investigated by reviewing the historical maps and records to identify activity area(s). The only high activity area identified was the area around the present farmhouse location. A large portion of this location was impacted during creation of the modern dam and impound. The undisturbed soils around the existing farmhouse were free of ground cover and showed no evidence of surface or subsurface artifact potential, such as trash scatters. No other areas within the parcel were identified as having any potential for historic artifact deposits.

6.6.2 Structure Characteristics

A field reconnaissance was conducted on June 13, 2005 to document the standing structures by physical description and photographs, and included all the features and structures described above. The farmhouse is presently being used for storage and as a worker residence. The foreman's house is presently occupied, and the shed is being used as a garage. Nearby is a small, modern, portable packing shed. The dam has been breached in the center and the impound is dry. The pumps have been removed from the pump house, but plastic fertilizer mixing containers remain.

- Pump House, Earthen Dam and Impound

  This structure appears to be a pump house used for agricultural irrigation purposes. There are concrete motor mounts and fertilizer tanks inside, and the structure consists of a substandard wood frame that sits on two offset concrete slabs (Plates 6.6–6 and 6.6–7). Siding was only found on the north portion of the east side in the form of a small section of corrugated steel. There are remaining metal casements without panes on both the east and west sides. The casements on the east side contain twelve lights, and the casements on the west side contain ten lights. The roofline consists of a shed roof with additional shed roof extension covered with composition roll roofing. Four motor mounts are pillared from the floor and have bolts embedded in each mount. Because of the tradition of material reuse on rural properties in general, a more detailed description of the original structure is not possible without photographs from the period of use.

  An earthen dam lies just to the west of this structure, and an impound has been excavated upslope to the north (Plates 6.6–8 and 6.6–9). The dam may have had a spillway in the center, but there is no physical evidence of that remaining except for a breach in the center of the earthen dam. The dam and impound are consistent with the large capacity agricultural pump station in this building.

  The Assessor's Building Record describes a booster pump with an estimated 20 horsepower built in 1972, but does not describe or depict the actual location (Appendix IV). The record is clear, however, that the pump was in its own separate building.

Another separate feature, recorded as permanent sprinklers, no longer exists. Two other separate structures (storage sheds) were identified as separate on the building record, but are in fact attached to the single-family dwelling. Based on construction type and materials, it appears that these two structures are not of sufficient age to be considered historic (i.e. 50 years old). Nor does the remainder of the building appear to be historic on closer examination. The concrete slab foundation appears to have been constructed from a modern mix with angular stone, and the nails are machine made round types, although the weathering steel window frames appear to have been salvaged from a 1940s structure. The mismatched window types (at least three different configurations) and the makeshift framing to accommodate the window frames give the appearance of reuse of the window frames.

- Farmhouse

This structure is a one-story single-family dwelling on a concrete stem-wall foundation that consists of five sections. The main mass is square-shaped with narrow horizontal clapboards and an end-gabled roof covered with composition roll roofing. The primary entry is located through the screened-in porch on the north side. A secondary entry is located through the west wing addition, and opens onto the north side of the addition. The main structure has double-hung windows. There are three additions to the main house that are also sided with narrow horizontal clapboards. In addition to the screened porch and west wing mentioned above, is a wing addition on the east side of the original building; only the east wing has a gable roof, the other two additions have shed roofs. On the south side of the original house are two successive shed roof additions, identified on the building record as storage sheds. Both are open to the east, and the one closest to the house has a partial cement floor, which suggests that a cement patio may have once existed on the south side of the house. Views of the farmhouse structure can be seen in Plates 6.6–4 and 6.6–5.

The siding and double-hung sashes tie the main house and the three house additions together in both style and age. The shed-roofed storage additions to the south are constructed of plywood with substandard wood frames. The building record indicates the main house was built in 1882, but gives an effective year as 1920. No evidence was found that would substantiate a construction date of 1882, but the effective year of 1920 is a good estimated age for the primary structure, although not in this location. As previously noted, the 1928-1929 aerial photograph shows the structure with a slightly different orientation than at present, also supporting the interpretation that the structure has been moved (Figure 6.6–1 and Plate 6.6–1). The Building Record identifies an addition to the house in 1944 and storage sheds added in 1978. At present, the

appearance of the house looks like an early twentieth-century one-story frame house with three additions to the living space. The additions probably date to before World War II, based on the siding and wooden double-hung sashes. The house is typical of rural living quarters where additions, and even other small houses, were used to expand the whole.

- Foreman's House/Equipment Shed

This structure is located on a separate parcel than the two previously described features. The structure is rectangular with a medium pitched side gable roof covered with roll roofing. The front of the structure has a wide, extended shed roof forming a large carport area that accommodates cars and also appears to be used as a packing shed (Plates 6.6–2 and 6.6–3). The structure is sided in T1-11 siding and contains aluminum sliding windows on each side. The rear, or south side, of the structure appears to be suitable for an office or living quarters. A satellite antenna was located on the southeast corner of the building. Also noted were a camper and an expandable mobile home on the south side of the structure. The building record gives a construction date of 1942 for this structure, but this is inconsistent with the architectural features found on the rear living quarters. The south side of the building has been expanded, and the exterior of the whole is sided with modern T1-11 plywood siding. The appearance of the siding suggests a professional job. Also, the building was constructed on a concrete slab. The aluminum windows, plywood siding, and slab construction are quite unlike a 1942 structure. These attributes, along with the attic ventilation covers are more consistent with modern construction of the 1960s and 1970s.

On the north side of the structure is a very large (24 foot by 44 foot) shed roof that is identified as a machine shop on the building record. The structure could serve as an equipment shed and vehicle repair facility, but might not be suitable for a machine shop due to the lack of walls and concrete floor. The floor is dirt, the walls are open, and no industrial strength electrical service was noted.

A small (12 foot by 12 foot) wood packing shed with plywood siding on two sides was noted near the main structure. It has a flat roof with roll roofing and the ends are open. At the time of inspection, a large bin of avocados was inside and additional bins full of avocados were sitting on the ground between the two buildings.

6.6.3 Summary and Interpretations

Three historic structures were identified on the property as part of a historic farm complex (Site P-37-026762), including a farmhouse, a foreman's house/equipment shed, and an irrigation system consisting of a dam and impound and a pump house. Each of these structures

was analyzed through field reconnaissance and an archival research effort in order to assess potential historical significance.

The research effort showed that the farmhouse was recorded as built in 1885; however, no evidence has been found to substantiate this date. Based on historic photographs and maps, as well as the style and materials used in the construction of the structure, the building more likely dates to around the 1920s. The style of the building is of a type common in 1920s pre-cut buildings, a style common in the area. The original part of the building has been highly modified by alterations and additions over the ensuing years and, as a result, the original integrity of the house has been lost. This interpretation, coupled with evidence suggesting the house was likely moved from its original location, detracts from any possible historic value of the structure. In addition, the archival research effort failed to reveal any historic association of this house to any significant persons or events. Therefore, the farmhouse structure is interpreted as not significant under the guidelines set by CEQA or the County RPO.

The irrigation system (dam and impound, pump house) is supported as being potentially historic by its presence on the 1958-1960 County Map. However, the remains of the pump house are in poor condition and have been altered with the addition of cast-off building materials. In addition, the style, materials, and technology represented by the irrigation system are in no way unique or out of the ordinary for modern agricultural systems. For these reasons, the dam and impound and pump house that make up the irrigation system are not considered significant.

The investigation of the foreman's house/equipment shed determined that this structure is not of sufficient age to be considered historic. Therefore, this structure cannot be considered a significant historic resource.

The three historic structures within the project boundaries do not exhibit sufficient integrity, historic association, or notable architectural or structural characteristics to warrant further consideration. The foreman's house/equipment shed also does not exhibit sufficient age to qualify as historic. As a result, the historic farm complex (Site P-37-026762) is considered not significant according to guidelines set by CEQA or the County RPO.

Figure 6.6–1
200' Scale Cultural Resource Location Map, Historic Farm (P-37-026762)

(Deleted for Public Review; Bound Separately)

Plate 6.6–1
1928-29 Aerial Photograph
The Eden Hills Project

1:2,400
0 200
Scale in Feet
Scale in Meters
0 61

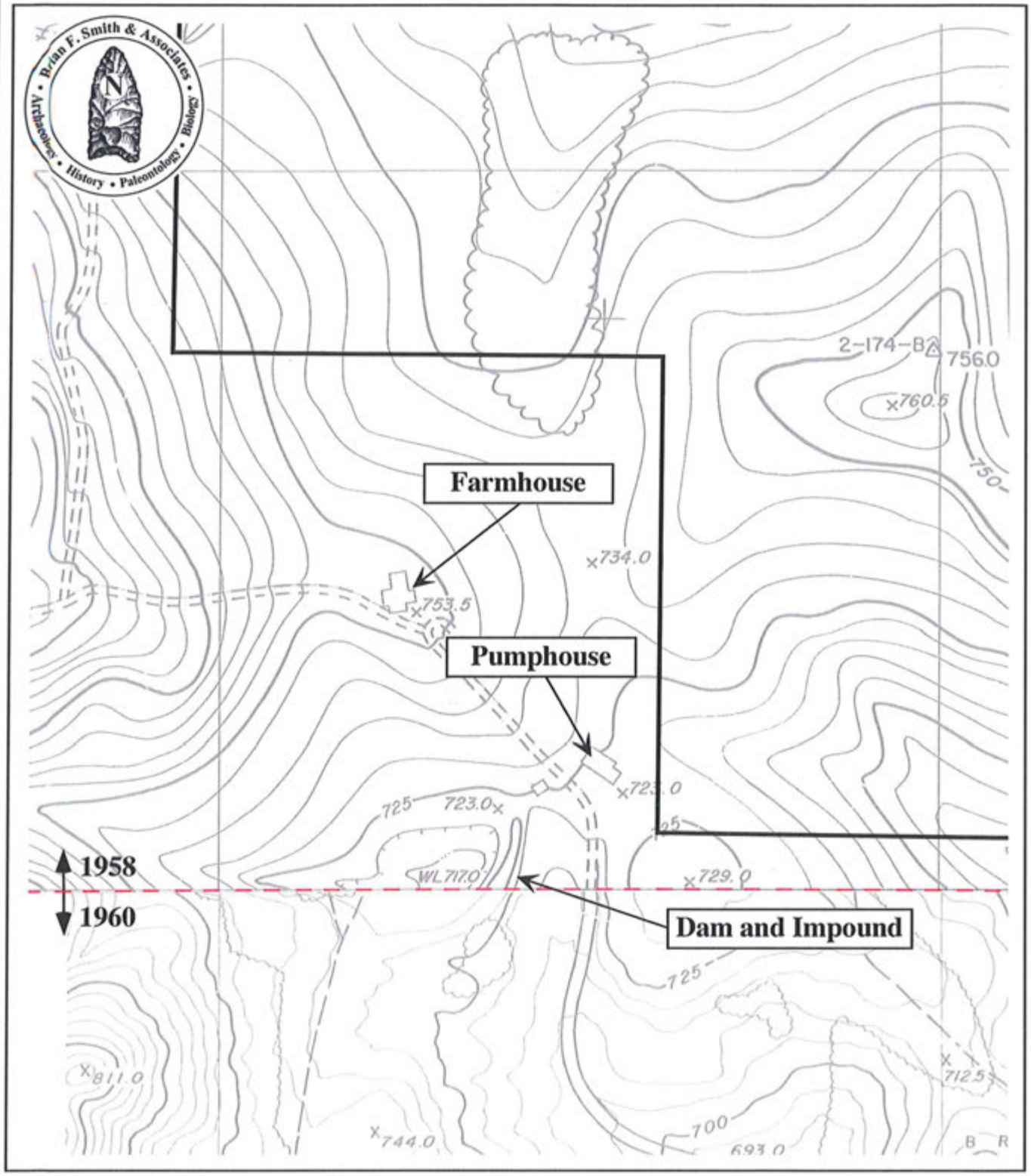


Figure 6.6–2
1958-1960 200' Scale County Contour Map
The Eden Hills Project

1:2,400
0 200
Scale in Feet
Scale in Meters
0 61

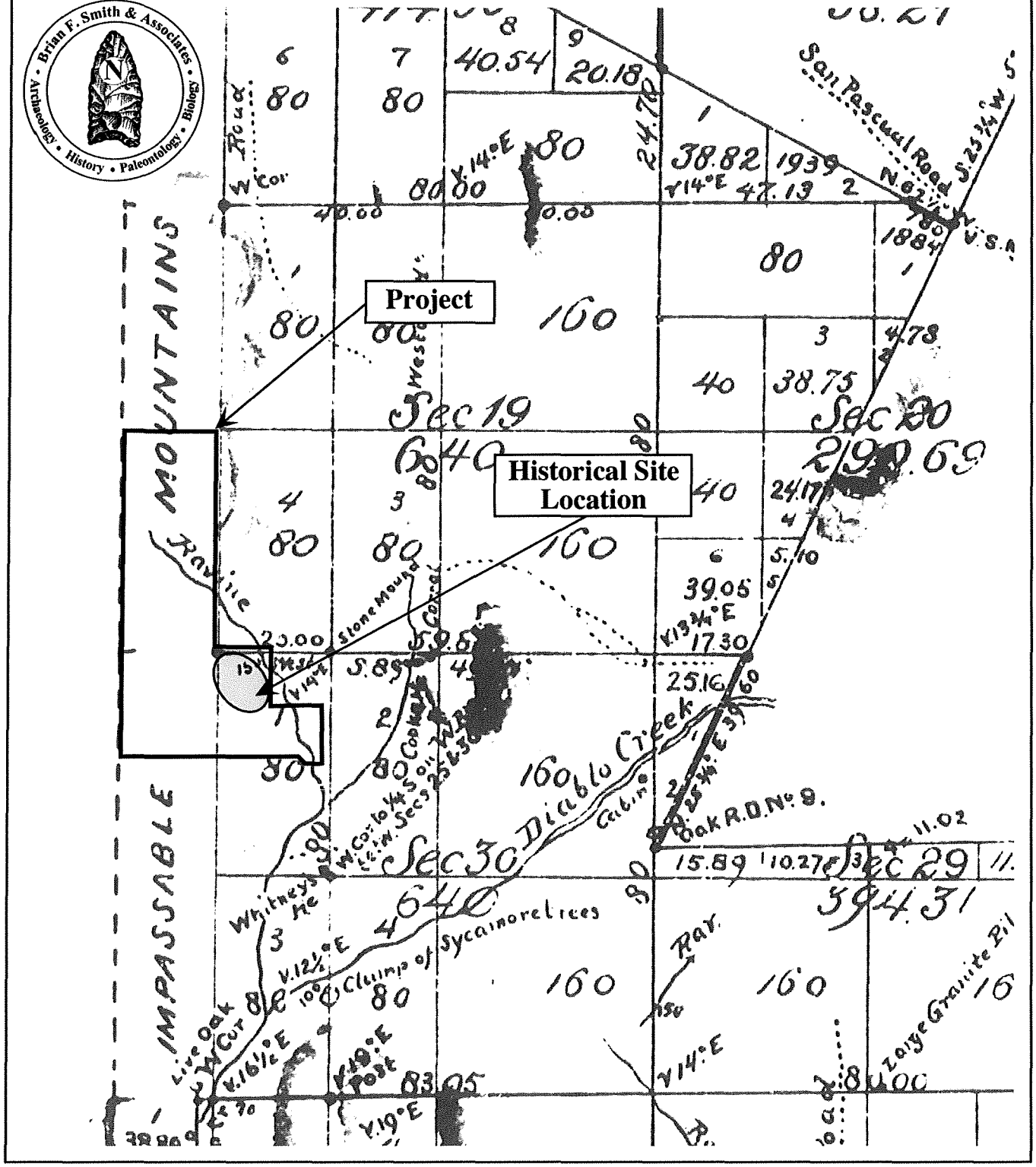


Figure 6.6–3
1876 Map of Township Plat No. 12 South
The Eden Hills Project

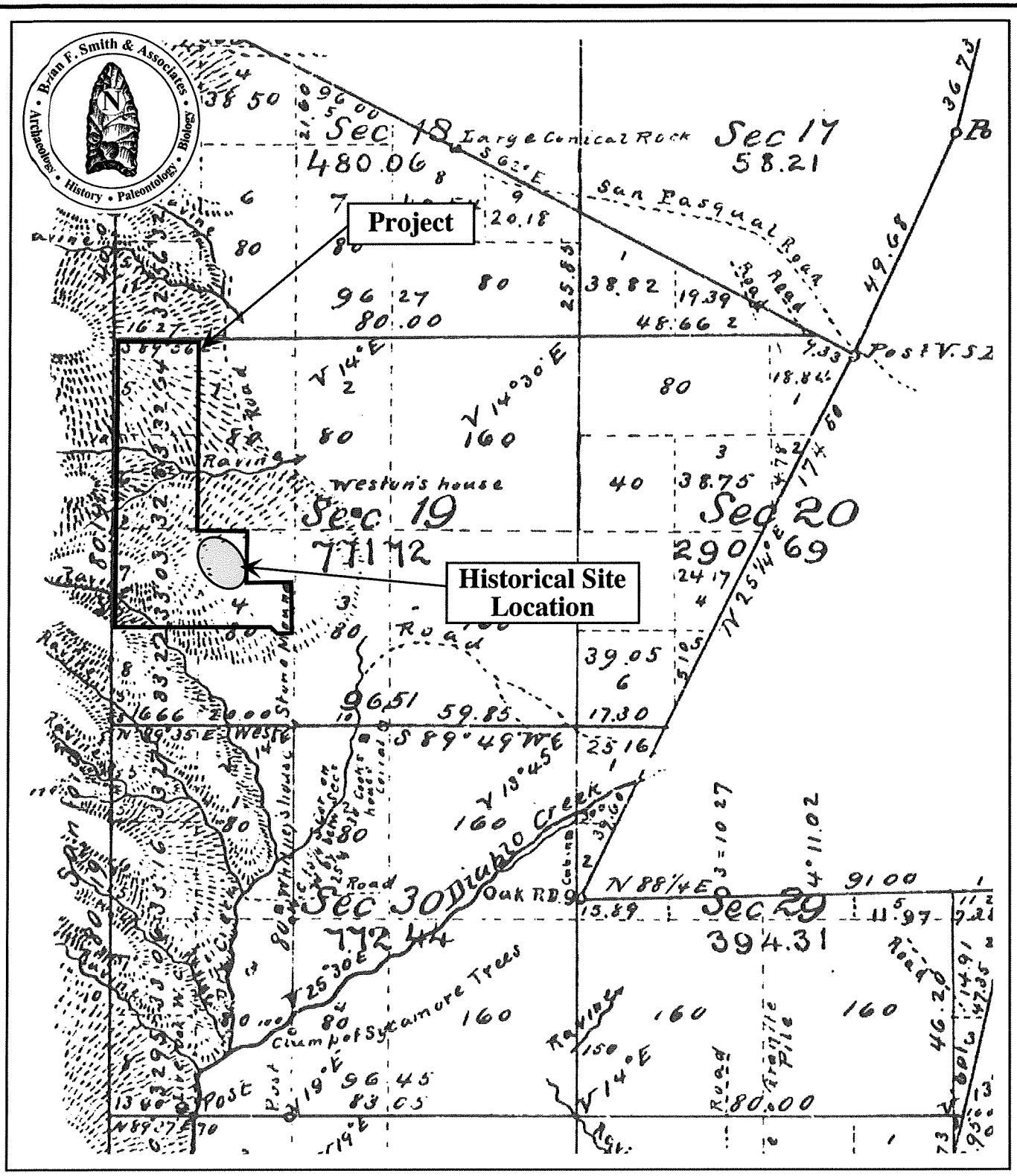


Figure 6.6–4
1885 Map of Township Plat No. 12 South
The Eden Hills Project

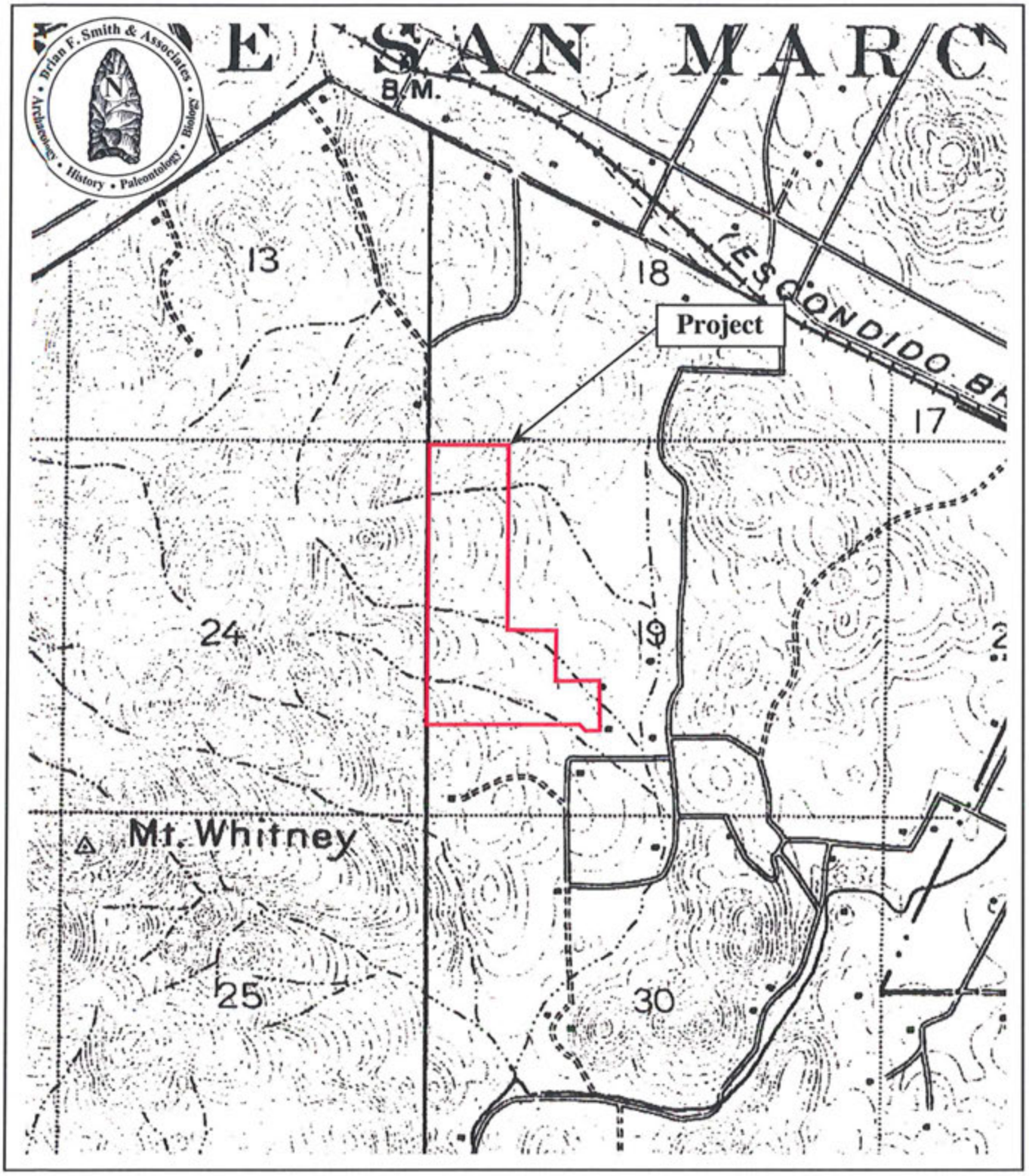


Figure 6.6–5
1901 Topographic Quadrangle Map
The Eden Hills Project
USGS *Escondido* Quadrangle (15 minute series)

1:24,000
0 2000
Scale in Feet
Scale in Meters
0 610

Plate 6.6–2 View of southwest corner of foreman's house/shed, facing northeast.

Plate 6.6–3 View of the north end of the equipment shed, facing south.

Plate 6.6–4 View of the west side of the farmhouse, facing southeast.

Plate 6.6–5 View of the east side of the farmhouse, facing west.

Plate 6.6–6 View of the west side of the pump house, facing east.

Plate 6.6–7 View of the south side of the pump house, facing north.

Plate 6.6–8 View of earthen dam, facing west.

Plate 6.6–9 View of impound and dam, facing south.

7.0 DISCUSSION/INTERPRETATION

The current study resulted in the identification of five prehistoric sites and three historic structures within the Eden Hills project area. None of these resources had been previously recorded. All resources were recorded with SCIC at SDSU and assigned permanent trinomials and/or primary numbers (Appendix I).

7.1 Prehistoric Resources

The five prehistoric sites and three historic structures were subsequently subjected to testing and/or evaluation programs in order to determine significance. At the prehistoric sites, the testing program involved the documentation of all surface elements at the site, including collection of all surface artifacts if any were present, and the excavation of subsurface tests in order to determine the presence and extent of a subsurface deposit. If a subsurface deposit was identified at the site, a test unit was excavated in order to quantitatively and qualitatively determine the content of the deposit. The recovered material was analyzed and cataloged in keeping with local standards and the issues discussed in the research design.

In terms of chronology, none of the prehistoric sites produced temporally diagnostic artifacts. Four of the five sites did, however, contain bedrock milling features; in fact, three of the sites consisted exclusively of bedrock milling features. The bedrock milling sites (or stations, due to their small sizes) are located in the southeast and northern portions of the property; all of the bedrock milling stations are located against the lower slopes of the foothills, which increase in elevation dramatically to the west of the project area.

Although bedrock milling sites are thought to be representative of the Late Prehistoric Luiseño occupation of the area, the lack of associated temporally diagnostic artifacts means that the utilization of these sites cannot be conclusively determined. Site SDI-17,506 is the only site that has the potential to produce diagnostic artifacts based on the existence of a subsurface deposit; all other sites either contained no associated artifacts, or artifacts were limited to the surface scatter and were collected. Site SDI-17,506, on the other hand, contains a subsurface deposit, albeit shallow, and a variety of tools were collected from the testing phase. This site also produced shell fragments, which, if collected in sufficient quantity, could be used to date the site. None of the other sites produced organic material that could be used to date the sites. Due to the lack of diagnostics or datable material at four of the five prehistoric sites, these four sites do not retain additional information sufficient to contribute to prehistoric research in the area. Most of the grinding surfaces identified at the sites are slicks, the most common type of surface observed in San Diego County milling sites. It could be speculated that the bedrock milling stations are Late Prehistoric, but no further conclusive evidence can be gained. The grinding surfaces have been subjected to weathering processes for over 100 years and, therefore, the surfaces themselves are limited in terms of future research. The knowledge that these bedrock

stations are present in the area is important, however, and this information has been documented through site recordation on DPR forms and the testing procedures detailed in this report.

In terms of integrity, all five prehistoric sites have been subjected to impacts. The planting of the avocado grove and the associated irrigation system has impacted the soil surrounding most of these sites. In addition, dirt roads have been graded across at least two of the sites (SDI-17,506 and SDI-17,510). However, the four bedrock milling sites contained no subsurface deposits. Whether the lack of a subsurface deposit is due to disturbance or due to the fact that no subsurface deposit ever existed at these sites is not known. In either case, the lack of a subsurface deposit limits the research potential of these sites.

Site SDI-17,506, on the other hand, retains a subsurface deposit and appears to retain an intact portion of this deposit. Plowing and graded roads have impacted the site, but a small, localized deposit is still present east of the dirt roads. The fact that a portion of this deposit remains intact suggests that the site does have the potential to provide additional research data. Combined with the variety of tools that were recovered from Site SDI-17,506, as well as the presence of marine shell, this site is the only one of the prehistoric sites that appears to have the potential to contribute to research regarding such topics as the chronology and prehistoric subsistence strategy in the area.

7.2 Historic Resources

The historic period structures present on the project were analyzed both in the field and through a concentrated archival research effort. The structures identified consist of a farmhouse, a foreman's house/equipment shed, and an agricultural irrigations system made up of a dam and impound, and a pump house. The investigation determined that the foreman's residence/equipment shed was not old enough to be considered historic, as the structure was absent on a 1958-1960 County Map of the project area. Therefore, the foreman's house/equipment shed is exempt from further consideration as a significant historic resource.

The irrigation system at one time consisted of a complex of sprinklers, a dam and impound, and a pump house where nutrients were mixed with the irrigation water then distributed to the sprinklers. Today, a dry impound and breached dam and the pump house remain. The sprinklers are now gone, as are the pumps from the pump house. The pump house remains consist of two slabs and rudimentary wood framework supporting a shed roof, and little architectural or structural significance is present. In fact, much of the siding for this building consists of cast-off building materials. These changes have resulted in a significant loss of integrity for each of the elements, and the system as a whole. The elements of this irrigation system were present on the 1958-1960 map and, therefore, may be old enough to be considered historic. Nevertheless, the style, materials, and technology employed for the irrigation system are generally common and do not offer any significant insight into the history of agriculture in the region.

The farmhouse is located on the knoll between the foreman's house and the pump house, and appears to have been highly modified through alterations and additions. Moreover, this structure was very likely relocated to the present site. Evidence is found in an early aerial photograph that documents a building very near this location that is oriented to true north; the present farmhouse is rotated 9° counterclockwise from true north. In addition, the building record states that the farmhouse was built in the late nineteenth century. In fact, there is no physical evidence for that age found in the present structure. The building is of a size, age, and type that were common in 1920s pre-cut buildings, a building style common in the area. Because the original part of the building is a simple square that has been highly modified by alterations and additions, the original integrity of the house has been lost. When coupled with the interpretation that the house was likely moved onto this property to replace an earlier structure further detracts from any historic values. A concerted archival research effort failed to reveal any historic association of this house with a significant person or event.

8.0 MANAGEMENT CONSIDERATIONS

The archaeological survey conducted by BFSA for the Eden Hills Project resulted in the identification of five prehistoric sites, one small, disturbed scatter of artifacts, and three historic structures within the property. The entire property was surveyed for cultural resources; therefore, the likelihood of additional undiscovered resources remaining on the property is low. Section 6.0 summarized the evaluation procedures conducted at each of these eight resources. The following section discusses the management recommendations that are based on the results of the evaluation procedures.

8.1 CEQA and County of San Diego RPO Significance Guidelines

The cultural resources tested within the project were evaluated according to the guidelines presented in Section 15064.5 of the California Environmental Quality Act of 1970 (CEQA), and the County of San Diego guidelines (Resource Protection Ordinance). The testing program was designed to determine the potential of the subsurface deposits to produce additional information that would be applicable to regionally important research topics. None of the prehistoric sites that were tested contained the wide spectrum of feature types, ceremonial areas, cultural deposits, or elements of the material culture that would represent a focused occupation by sizeable populations for many centuries. However, one site (SDI-017,506) did exhibit enough of an intact subsurface deposit and a variety of lithic tools to warrant a recommendation of significant based on CEQA criteria.

The evaluation criteria utilized for the project from Section 15064.5 is summarized below:

Determining the Significance of Impacts to Archaeological and Historical Resources

As part of the evaluation of resources at the Eden Hills project, the term "historical resources" as described in CEQA shall include the following:

(1) A resource listed in, or determined to be eligible by the State Historical Resources Commission, for listing in the California Register of Historical Resources (pub. Res. Code SS5024.1, Title 14 CCR, Section 4850 et seq.).

(2) A resource included in the local register of historical resources, as defined in section 5020.1(k) of the Public Resources Code or identified as significant in an historical resource survey meeting the requirements section 5024.1(g) of the Public Resources Code, shall be presumed to be historically or culturally significant. Public agencies must treat any such resource as significant unless the preponderance of evidence demonstrates that it is not historically or culturally significant.

(3) Any object, building, structure, site, area, place, record, or manuscript which a lead agency determines to be historically significant or significant in the architectural,

engineering, scientific, economic, agricultural, educational, social, political, military, or cultural annals of California may be considered to be an historical resource, provided the lead agency's determination is supported by substantial evidence in light of the whole record. Generally, a resource shall be considered by the lead agency to be "historically significant" if the resource meets the criteria for listing on the California Register of Historical Resources (Pub. Res. Code SS5024.1, Title 14 CCR, Section 4852) including the following:

(A) Is associated with the events that have made a significant contribution to the broad patterns of California's history and cultural heritage;

(B) Is associated with the lives of persons important in our past;

(C) Embodies the distinctive characteristics of a type, period, region, or method of construction, or represents the work of an important creative individual, or possesses high artistic values; or

(D) Has yielded, or may be likely to yield, information important in prehistory or history.

(4) The fact that a resource is not listed in, or determined to be eligible for listing in the California Register of Historical Resources, not included in a local register of historical resources (pursuant to section 5020.1(k) of the Public Resources Code), or identified in an historical resources survey (meeting the criteria in section 5024.1(g) of the Public Resources Code) does not preclude a lead agency from determining that the resource may be an historical resource as defined in Public Resources Code sections 5020.1(i) or 5024.1.

In addition, CEQA also states that impacts to a local community, ethnic, or social group must also be considered. If a resource is determined to be not important under these criteria, it is assumed that the resource cannot be significantly impacted and, therefore, mitigating measures are not warranted. However, any resources found to be important according to these criteria must be assessed for project-related actions that could directly or indirectly impact such resources. Impacts that adversely affect important resources are considered to be significant impacts for which mitigating measures are warranted.

Resources within the project were also evaluated against the listing information included in the County of San Diego's Resource Protection Ordinance (RPO). Sites that are considered to be regionally important may be eligible for RPO status. The criteria for RPO-eligible sites is as follows:

Significant prehistoric or historic sites: Location of past intense human occupation where buried deposits can provide information regarding important scientific research questions about prehistoric or historic activities that have scientific, religious, other ethnic value of local, regional, state, or federal importance. Such locations shall include, but not be

limited to: any prehistoric or historic district, site, interrelated collection of features or artifacts, building, structure, or object included in or eligible for inclusion in the National Register of Historic Places or the State Landmark Register; or included or eligible for inclusion, but not previously rejected, for the San Diego County Historical Site Board List; any area of past human occupation located on public or private land where important prehistoric or historic activities and/or events occurred; and any location of past or current sacred religious or ceremonial observances protected under Public Law 95-341, the American Indian Religious Freedom Act or Public Resources Code Section 5097.9, such as burial(s), pictographs, petroglyphs, solstice observatory sites, sacred shrines, religious ground figures, and natural rocks or places which are of ritual, ceremonial, or sacred value to any prehistoric or historic ethnic group.

8.2 Recommendations of Significance

The cultural resource study of this property identified and evaluated five prehistoric archaeological sites (Site SDI-17,506, SDI-17,507, SDI-17,508, SDI-17,509, and SDI-17,510), one disturbed group of isolated artifacts (P-37-026709), and a historic farm complex consisting of three structures (P-37-026762). BFSA personnel, in accordance with the County of San Diego RPO guidelines and CEQA, Section 15064.5 criteria, subjected each resource to an evaluation program and examined the effects of the proposed project on each resource.

The five prehistoric sites consisted of three small, bedrock milling stations with no associated artifacts (SDI-17,507, SDI-17,508, and SDI-17,509), one bedrock milling feature site with a small surface scatter of artifacts (SDI-17,510), and one site with a surface scatter and associated subsurface deposit (SDI-17,506). The analysis of the archaeological information recovered during the testing program of these five sites indicates that, with the exception of Site SDI-17,506, the sites do not have the potential to further answer questions related to understanding the prehistory of the region, state, or nation. Sites SDI-17,507, SDI-17,508, SDI-17,509, and SDI-17,510, exhibit no evidence of a subsurface deposit, nor do they contain elements that are in any way unique to this area. The bedrock milling features have been thoroughly documented and any surface artifacts that were present have been collected; the research potential of these four sites has been exhausted. Sites SDI-17,507, SDI-17,508, SDI-17,509, and SDI-17,510 are therefore recommended as not significant resources as defined by CEQA and the County of San Diego RPO guidelines. Since these sites are not considered significant cultural resources, any impacts to the sites resulting from the proposed project will not be significant. The disturbed scatter of isolated artifacts is also considered not significant.

The testing program demonstrated that SDI-17,506 consists of a surface and subsurface expression of artifacts and ecofacts. Site SDI-17,506 was interpreted as a seasonal camp where activities included floral and faunal food resource extraction and processing, as well as lithic tool manufacture and maintenance. The range of lithic tools, including ground stone tools, percussion, multi-use, and precision tools, as well as the presence of marine shell, suggest that

site retains some further research potential. No features were identified during the investigation; however, the range of activities represented by the tools recovered suggests the potential for buried features. Although areas of the site have been disturbed by the grading of a road and plowing, the portion of the site on the east side of the dirt road appears to retain integrity. Due to the research potential of Site SDI-17,506, the site is recommended as significant based on the criteria listed in CEQA, Section 15064.5. Specifically, Site SDI-17,506 is recommended as significant based on Criterion D, "may be likely to yield, information important in prehistory or history." The site, however, does not meet the requirements for significance set forth in the County of San Diego's RPO guidelines and is therefore recommended as not significant based on the County's RPO guidelines.

The historic structures consist of a farmhouse, a foreman's house/equipment shed, and an agricultural irrigations system made up of a dam and impound and a pump house. The foreman's house/equipment shed was found to not be of sufficient age to qualify as historic, as the structures were constructed sometime after 1960. The irrigation system was found to be not significant due to a lack of integrity and because the system was not in any way unique or out of the ordinary for modern agricultural irrigation systems. The farmhouse was determined to be not significant under CEQA or the County RPO due to a lack of integrity, a lack of historic association, and a lack of notable architectural or structural characteristics. This group of features was recorded with SCIC using a Primary and three Building Structure Object DPR forms and assigned the permanent designation P-37-026762.

8.3 Statement of Effects

The proposed Eden Hills Project is planned for residential uses, although the specific development plan has not yet been finalized. Since the development plan has not been finalized, for the purposes of this investigation it is assumed that all cultural resources will be impacted by the project.

The evaluation program conducted during this study demonstrated that four of the five prehistoric sites identified within the proposed Eden Hills project area (Sites SDI-17,507, SDI-17,508, SDI-17,509, and SDI-17,510) are recommended as not significant as defined by CEQA (Section 15064.5) and the County of San Diego RPO guidelines. Provided the recommendations of not significant are accepted by the County, any impacts incurred through the proposed project will not be significant. No further archaeological studies are recommended for these four sites. In addition, the disturbed group of isolated artifacts (P-37-026709) is considered not significant, and requires no further archaeological considerations.

A concerted effort was made to investigate the historic land use on this property and to evaluate any remaining evidence thereof. No historical significance could be attached to any of the historic structures identified. All of the structures were found to be not significant under CEQA and the County's RPO and no further cultural concerns are recommended on their behalf. Both the individual and cumulative effects of the loss of these features will be the change of the

landscape to urban from agricultural. Because the features have been documented and found to be not historically significant, their loss and the loss of others like them cannot be considered a significant adverse cumulative effect.

Site SDI-17,506 has been recommended as significant based on the research potential of the existing subsurface deposit. The site is considered to hold particular potential to expand our understanding of the prehistoric subsistence patterns in the Escondido and San Marcos areas. Unfortunately, the site did not yield temporally diagnostic artifacts, but further investigation of the site might reveal such data. Since the site is recommended as significant, any impacts to the site are considered significant.

8.4 Management Recommendations

As stated above, provided the recommendations of not significant are accepted by the County for Sites SDI-17,507, SDI-17,508, SDI-17,509, and SDI-17,510, any impacts incurred to these sites through the proposed project will not be significant. No further archaeological studies are recommended for these four sites. In addition, the disturbed group of isolated artifacts (P-37-026709) is considered not significant, and no further archaeological considerations are recommended.

The historic structures studied for this project are not significant and warrant no further considerations under CEQA or the County RPO. Any impacts to the farming features will not be considered significant because the resources were found to be not significant. If County staff agrees with these findings, no further studies would be necessary for the farming features.

Any impacts to Site SDI-17,506 as a result of the development project are considered significant. The preferred means of mitigating impacts to important cultural resources is avoidance. This is the recommended means of mitigation in this case, given that the development plans have not been finalized. Should it be determined that preservation of the resource is impractical, mitigation of impacts can also be achieved by exhausting research potential of the sites through implementing a program to recover artifacts and data representative of the occupation of the sites. The intact portion of the site is localized and the deposit is relatively shallow; therefore, a data recovery program could certainly be designed that would collect a sufficient amount of data to fulfill the research potential of the site. If data recovery is chosen as the favored method of mitigation, a data recovery program should be completed for Site SDI-17,506 that is in compliance with CEQA and the County of San Diego guidelines. Data recovery provides for a sample of the site to be excavated based on an established research design, and includes artifact and ecofact analysis, special studies, and completion of a report of finding which addresses the research questions.

The scope of work for the data recovery program should be determined once the project design has been finalized, and the impact upon the site is confirmed. The mitigation of impacts must be a part of project approval and must be completed prior to grading. The data recovery program will be guided by a research design to be presented to, and reviewed by the County of

San Diego. The research design shall include the research objectives of the data recovery program and the sample size of the excavations for each site.

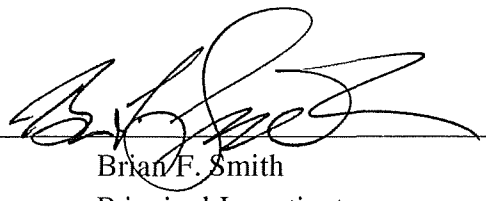
Mitigation monitoring of the grading of the project will be required in areas where archaeological sites were identified, regardless of their significance. Archaeologists shall be present when any of the recorded sites are graded to ensure that any buried deposits or feature can be studied and recorded.

9.0 PERSONNEL

The Eden Hills Project archaeological survey and site evaluation program was directed by Brian F. Smith, Principal Investigator and conducted by Field Supervisor, Seth Rosenberg, and Field Technicians, Ryan Carpenter, Scott Mattingly, Ryan Robinson, and James Shrieve. Larry Pierson completed the historic structure inventory, research, evaluations, and historic site forms. Scott Mattingly, Larry Pierson, and Johnna L. Buysse drafted the text of the report. The historic archival research was conducted by Larry Pierson with assistance from Michelle Cyrus. Kent Smolik identified the prehistoric artifacts, Sara Moreno produced the artifact and bedrock milling tables, and Cheryle Hunt completed the site forms. Clint Callahan and Damien Tietjen produced the report graphics and Doneen Phillips and Dylan Amerine completed the report editing and production.

10.0 CERTIFICATION

I hereby certify that the statements furnished above and in the attached exhibits present the data and information required for this archaeological report, and that the facts, statements, and information presented are true and correct to the best of my knowledge and belief, and have been compiled in accordance with the California Environmental Quality Act (CEQA) criteria as defined in Section 15064.5 and County of San Diego cultural resource criteria.



November 14, 2011

Brian F. Smith
Principal Investigator

Date

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1868 February 6: 2 (col. 1).
1870 November 10: 2 (col. 1).
1972 January 2

Public Records

San Diego County Map Records

San Diego County Assessor Records

San Diego County Recorder Records

APPENDIX I

Archaeological Site Record Forms

(deleted for public review; bound separately)

APPENDIX II

Archaeological Records Search Results
(SCIC, NAHC)

(deleted for public review; bound separately)

APPENDIX III

Confidential Site Maps

(deleted for public review; bound separately)

APPENDIX IV

Chain of Title and
Assessor's Building Records

2055 East Rio Salado Parkway, Suite 201
Tempe, Arizona 85281
Phone: (480) 967-6752
Fax Number: (480) 966-9422
Web Site: www.netronline.com

HISTORICAL CHAIN OF TITLE REPORT

EDEN HILLS PROJECT
SAN DIEGO, CALIFORNIA

Submitted to:

BRIAN F. SMITH AND ASSOCIATES
14678 Ibex Court
San Diego, California 92129
(858) 484-0915

Attention: Larry Pierson

Project No. N05-0782

Tuesday, June 07, 2005

NETR- Real Estate Research & Information hereby submits the following ASTM historical chain-of-title to the land described below, subject to the leases/miscellaneous shown in Section 2. Title to the estate or interest covered by this report appears to be vested in:

MIKE FAHR, LLC

The following is the current property legal description:

All those certain pieces or parcels of land being Parcels 1 and 2 of Parcel Map 3795, according to the Map filed 05-14-1975, lying and situate in the City of San Diego, County of San Diego, and State of California.

Assessor's Parcel Numbers: 232-013-02 and 232-013-03

1. HISTORICAL CHAIN OF TITLE

1. PATENT:
   - DATED: 05-13-1890
   - GRANTOR: United States of America
   - GRANTEE: William F. Wolford
   - INSTRUMENT: Bk 14, Pg 64
   - COMMENTS: Patent recorded 10-22-1922

2. GRANT DEED:
   - RECORDED: 11-01-1897
   - GRANTOR: William F. Wolford
   - GRANTEE: Mary E. Smith
   - INSTRUMENT: Bk 261, Pg 161

3. GRANT DEED:
   - RECORDED: 11-09-1906
   - GRANTOR: Mary E. Smith
   - GRANTEE: John W. Jones, et ux
   - INSTRUMENT: Bk 399, Pg 117

4. GRANT DEED:
   - RECORDED: 03-17-1931
   - GRANTOR: John W. Jones, et ux
   - GRANTEE: Ida Jones
   - INSTRUMENT: 17569

5. GRANT DEED:
   - RECORDED: 03-18-1947
   - GRANTOR: Ida Jones
   - GRANTEE: John W. Jones, et ux
   - INSTRUMENT: 29581

6. GRANT DEED:
   - RECORDED: 04-03-1952
   - GRANTOR: John W. Jones, et ux
   - GRANTEE: L. K. McKracken, et ux
   - INSTRUMENT: 41263

7. GRANT DEED:
   - RECORDED: 01-20-1956
   - GRANTOR: L. K. McKracken, et ux
   - GRANTEE: Henry Holtzinger, et ux
   - INSTRUMENT: 18698

8. GRANT DEED:
   RECORDED: 06-04-1959
   GRANTOR: Henry Holtzinger, et ux
   GRANTEE: Lyman W. Bruce, et al
   INSTRUMENT: 112515

9. QUITCLAIM DEED:
   RECORDED: 08-07-1963
   GRANTOR: Lyman W. Bruce
   GRANTEE: Dan H. Johnston, et ux
   INSTRUMENT: 138780

10. QUITCLAIM DEED:
   RECORDED: 12-05-1963
   GRANTOR: Lyman W. Bruce
   GRANTEE: Dan H. Johnston, et ux
   INSTRUMENT: 216672

11. GRANT DEED:
   RECORDED: 12-16-1963
   GRANTOR: Dan H. Johnston, et ux
   GRANTEE: Frederick Price, et ux
   INSTRUMENT: 223147

12. GRANT DEED:
   RECORDED: 12-16-1963
   GRANTOR: Dan H. Johnston, et ux
   GRANTEE: William M. Lovitz, et ux
   INSTRUMENT: 223148

13. GRANT DEED:
   RECORDED: 12-16-1963
   GRANTOR: Dan H. Johnston, et ux
   GRANTEE: James O. Hewitt, et us
   INSTRUMENT: 223149

14. GRANT DEED:
   RECORDED: 12-16-1963
   GRANTOR: Dan H. Johnston, et ux
   GRANTEE: Frank Powell, et ux
   INSTRUMENT: 223150

15. GRANT DEED:

RECORDED:	12-16-1963
GRANTOR:	Dan H. Johnston, et ux
GRANTEE:	Lloyd L. Cottingham
INSTRUMENT:	223151

16. GRANT DEED:

RECORDED:	12-30-1987
GRANTOR:	Lloyd L. Cottingham, et al
GRANTEE:	Don L. Hanson, et al
INSTRUMENT:	87-714638

17. GRANT DEED:

RECORDED:	01-21-1988
GRANTOR:	Rosemary Hanson
GRANTEE:	Ken L. Hanson
INSTRUMENT:	88-027905

18. QUITCLAIM DEED:

RECORDED:	05-26-1988
GRANTOR:	Julie Hanson
GRANTEE:	Don L. Hanson
INSTRUMENT:	88-249151

19. GRANT DEED:

RECORDED:	06-27-1988
GRANTOR:	James O. Hewitt
GRANTEE:	Don L. Hanson, et al
INSTRUMENT:	88-307084

20. QUITCLAIM DEED:

RECORDED:	06-27-1988
GRANTOR:	Rosemary Hanson
GRANTEE:	Ken L. Hanson
INSTRUMENT:	88-307086

21. GRANT DEED:

RECORDED:	12-26-1990
GRANTOR:	James O. Hewitt
GRANTEE:	Hewitt and Associates
INSTRUMENT:	1990-685712

22. GRANT DEED:

RECORDED:	12-26-1990
GRANTOR:	Ken L. Hanson
GRANTEE:	Hewitt and Associates
INSTRUMENT:	1990-685713

23. GRANT DEED:

RECORDED:	12-26-1990
GRANTOR:	Don L. Hanson
GRANTEE:	Hewitt and Associates
INSTRUMENT:	1990-685714

24. GRANT DEED:

RECORDED:	10-20-2000
GRANTOR:	Hewitt and Associates
GRANTEE:	Mike Fahr, LLC
INSTRUMENT:	2000-0568247

2. LEASES AND MISCELLANEOUS

1. No leases or environmental liens were found of record.

3. LIMITATION

This report was prepared for the use of Brian F. Smith and Associates, exclusively. This report is neither a guarantee of title, a commitment to insure, or a policy of title insurance. NETR- Real Estate Research & Information does not guarantee nor include any warranty of any kind whether expressed or implied, about the validity of all information included in this report since this information is retrieved as it is recorded from the various agencies that make it available. The total liability is limited to the fee paid for this report.

SAN DIEGO CO: CALIFORNIA

MISCELLANEOUS BUILDING RECORD

ADDRESS

PARCEL [illegible]

SHEET 12 OF 12

404317 69C#333

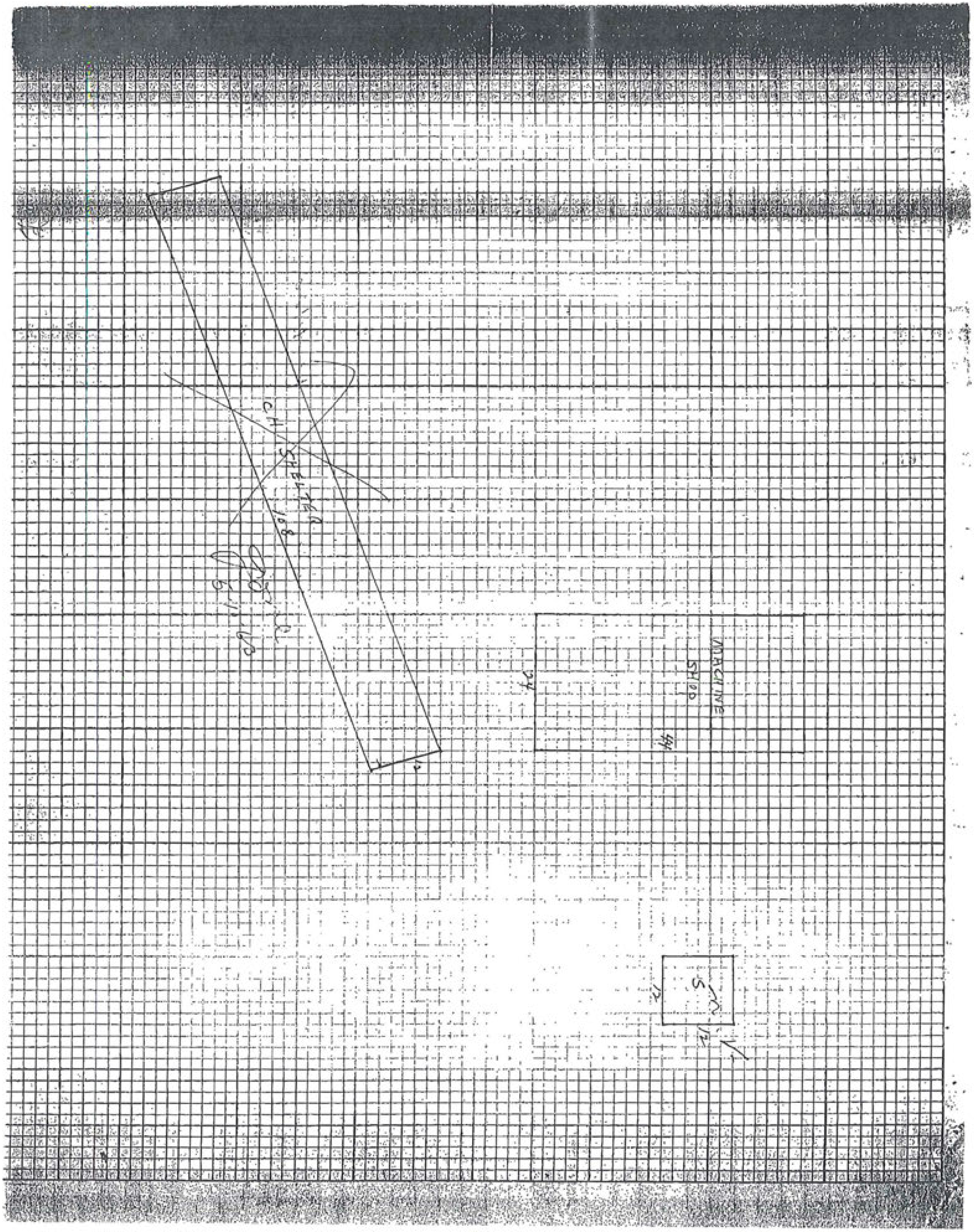
DESCRIPTION OF BUILDINGS

Bldg. No.	Structure	Size	Found.	Wall & Exterior	Roof Type	Roof Cover	Floor & Interior Detail	2nd Story or Loft	Year Built
1)	Machine Shop	24 X 44	conc	Fr. + Corr Steel	5	Cor Irn	conc		42

COMPUTATION

Appraiser-Date	[illegible]				[illegible] 1-22-68				[illegible] 1-17-74				[illegible] 11-12-75		
Bldg. No.	**Area**	**Unit Cost**	**Cost**	**% Good**	**R.C.N. L.N.D.**	**Unit Cost**	**Cost**	**% Good**	**R.C.N. L.N.D.**	**Unit Cost**	**Cost**	**% Good**	**R.C.N. L.N.D.**	**Unit Cost**	**Cost**	**% Good**
1	1056	250	2640	54	1426		2640	50	1320	3.00	3168	45	1426			
Total		RK	2640		1426		2640		1320				1426			N.V.

Appraiser-Date	[illegible] 12-14-77															
Bldg. No.	**Area**	**Unit Cost**	**Cost**	**% Good**	**R.C.N. L.N.D.**	**Unit Cost**	**Cost**	**% Good**	**R.C.N. L.N.D.**	**Unit Cost**	**Cost**	**% Good**	**R.C.N. L.N.D.**	**Unit Cost**	**Cost**	**% Good**
1	1056				NVIP											
Total																


CH SHELTER
168
MACHINE SHOP
24
44

SAN DIEGO CO. CALIFORNIA

MISCELLANEOUS BUILDING RECORD

ADDRESS ____

PARCEL [illegible]
SHEET 24 OF 32

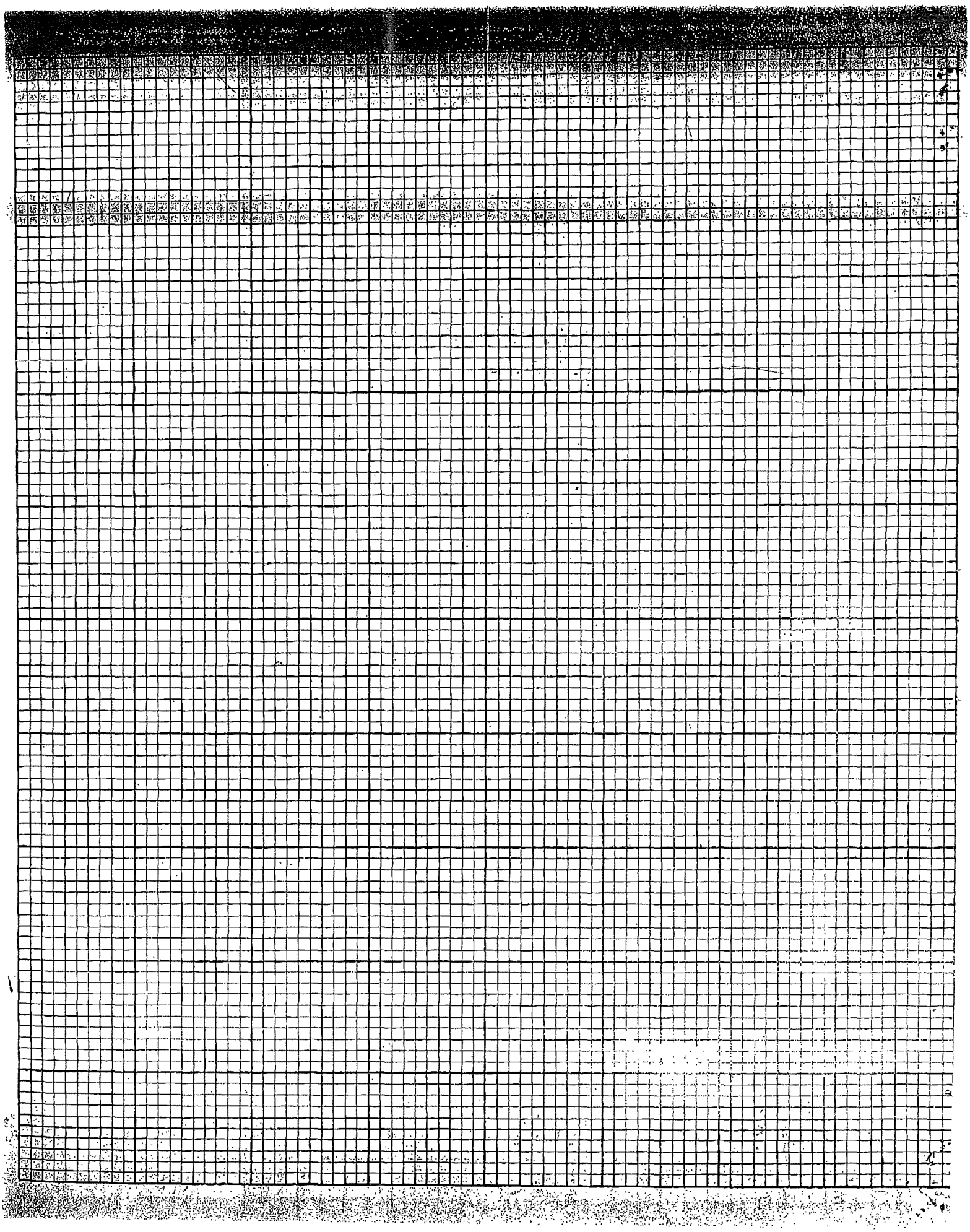
DESCRIPTION OF BUILDINGS

Bldg. No.	Structure	Size	Found.	Wall & Exterior	Roof Type	Roof Cover	Floor & Interior Detail	2nd Story or Loft	Year Built
1	PERM SPRKS								1972
2	BOOSTER PUMP	e 20	HP						e1972
3	STOR BLDG	48x40		OPEN SHED		tin	DIRT FLOOR		
4	STOR BLDG	24x48		½ open SHED, ½ plywood sides		tin	½ DIRT FLOOR, ½ cement		

COMPUTATION

Appraiser-Date		[signature] 1-17-74				[signature] 5-2-74				[signature] 1-21-75				[signature] 2-25			
Bldg. No.	Area	Unit Cost	Cost	% Good	R.C.N. L.N.D.	Unit Cost	Cost	% Good	R.C.N. L.N.D.	Unit Cost	Cost	% Good	R.C.N. L.N.D.	Unit Cost	Cost	% Good	R.C.N. L.N.D.
1	70.0 5800 4500	600	27000	.90	24300	500	29000	100	29000	350	20,300	100	20,300	500	35000	69	[illegible]
2			1250	.90	1125		1000	100	1000		1,000	100	1,000				
Total					25425		30,000		30,000				21,300		35000		[illegible]

Appraiser-Date		[signature] 75				Moulton R 3-8-79 C										
Bldg. No.	Area	Unit Cost	Cost	% Good	R.C.N. L.N.D.	Unit Cost	Cost	% Good	R.C.N. L.N.D.	Unit Cost	Cost	% Good	R.C.N. L.N.D.	Unit Cost	Cost	% Good
3	1920					2.25	4320	100	4320							
4	1152					3.50	4032	100	4032							
Total							8352		+ 8352							



RESIDENTIAL BUILDING RECORD

CALIFORNIA

ADDRESS: 3340 Mt. Whitney Rd

Parcel: ~~232-0~~ 232-013-07

69C4333

DESCRIPTION OF BUILDING

CLASS & SHAPE	CONSTRUCTION	STRUCTURAL	EXTERIOR	ROOF	LIGHTING	AIR CONDITION	ROOMS	FLOORS B / 1 / 2
D5.5 D	Light	X Frame	Stucco on	Flat / Pitch	Wiring	Heating / Cooling		
ARCHITECTURE	Sub-Standard	" x "		X Gable	K.T. / Conduit	Forced / Clean'g		
	X Standard	Sheathing	X Siding	Hip	B.X. / Cable	Gravity / Humid.	All	1
	Above-Standard	Concrete Block		Shed	Fixtures	Wall Unit		
1 Stories	Special	B.&B. / T.&G.		Cut Up	Few / Cheap		Ent. Hall	
TYPE		Brick	Shingle	Dormers	Avg. / Med.	Floor Unit	Living	
Use / Design	FOUNDATION	Adobe	Shake	Raft. " x "	Many / Special	Zone Unit	Dining	
Single K	X Concrete	X Floor Joists	B.&B. / T.&G.	Gutters		Central		
Double	Reinforced	1st " x "			PLUMBING		Bed	2
Duplex	Brick	2nd " x "	Brick	Shingle	Poor / Std. / Spec.		Bed	
Apartment	Wood	Sub-Floor	Stone	Shake		Oil Burner		
Flat-Court	Piers	Concrete Floor	WINDOWS	Tile	Sink			
Motel			D.H. / Casement	Tile Trim	Laundry	M-B.T.U.		
		Insulated Ceilings	Metal Sash	Compo.	Water Htr.-Auto.	Fireplace	Kitchen	1
1 Units	Light / Heavy	Insulated Walls	Screens	X Compo. Shingle	Water-Softner		Drain Bd.	

ROOM AND FINISH DETAIL: Floor Finish (Material, Grade) — Trim — Interior Walls. Drain Bd. Material: — Lgth. — Ft. Splash:

CONSTRUCTION RECORD / NORMAL % GOOD / RATING (E, G, A, F, P)

Permit No.	For	Amount	Date	EFFEC. YEAR	APPR. YEAR	Age	Remaining Life	Table	%	Cond.	Arch. Attr.	Func. Plan	Conform	Storage Space Cup'bd	Closet	Workm'nship
	D		1883	1920	64	44	17	R55	46	A-	F					*
	Add Permit		47		68	48	15	R55	43	F	F	—	A	—		
21274	Stor Bldg	11374	3-16-78		1974					FA	A					A
					78					F	F	—	F	—	—	A

BATH DETAIL

Fl.	No.	Finish Floors	Finish Walls	Fixtures Wc. / Lo. / Tub	Type	Grade	Shower St. / Over
1	1			1 / 1 / 1			

SPECIAL FEATURES

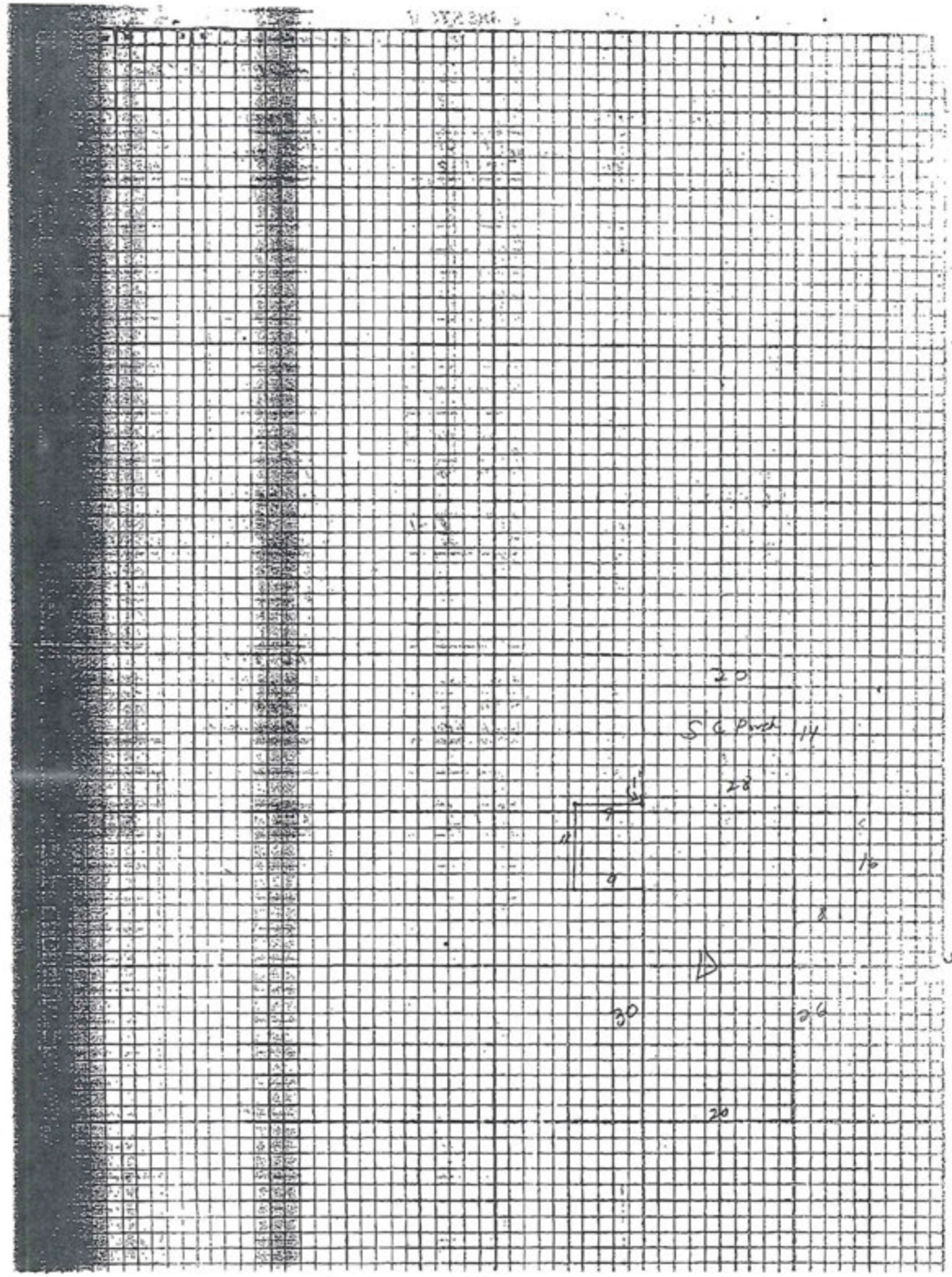
Book Cases	Built-in Refrig.
Shutters	" " Oven & Plate
Vent Fan	" " Dishwasher

COMPUTATION

Appraiser & Date		JHB 61063		DD 1-22-68		JC 1-17-74	
Unit	Area	Unit Cost	Cost	Unit Cost	Cost	Unit Cost	Cost
D	1067	5.70	6082	630	6722		
S-C Porch	280	1.80	504		504	2.00	
TOTAL			6586		7226		
NORMAL % GOOD			46		43		
R.C.L.N.D			3030		3107		

232-013-37

291,001



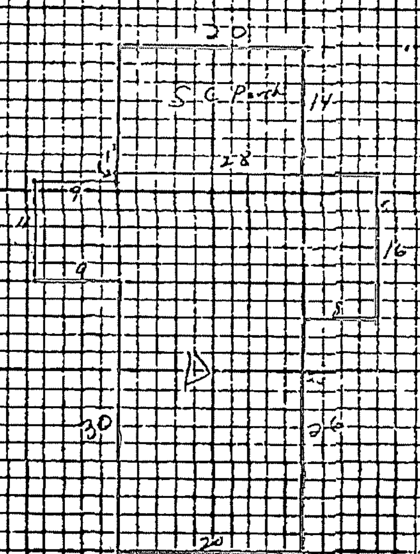
Structure	Found	Cons.	Ext.	* Roof	Floor	Int.	Size, etc.

D3.5f2

COMPUTATIONS

20 x 26	=	520.	B7
28 x 4	=	112.	f2 coe @ 0% =
37 x 11	=	407.	
28 x 1	=	28.	
		1067	

Remarks: 1) Recd STOR. BLDG. specs FROM RANCH FOREMAN, Woody SANDERSON 745-13
JM 3-30-79



MISCELLANEOUS STRUCTURES

Structure	Found	Cons	Ext.	Roof	Floor	Int.	Size, etc.

D3,572 **COMPUTATIONS** V=158

20 x 26	=	520	B7	= 5.7
28 x 4	.	112	720 @ .01 =	.0
37 x 11	.	407		5.7
28 x 1		28		
		1067		

Remarks: 1) Rec'd STOR BLDG. SPEC'S FROM RANCH FOREMAN, WOODY SANDERSON (745-135
Jm 3-30-79

APPENDIX B

BEDROCK MILLING DOCUMENTATION

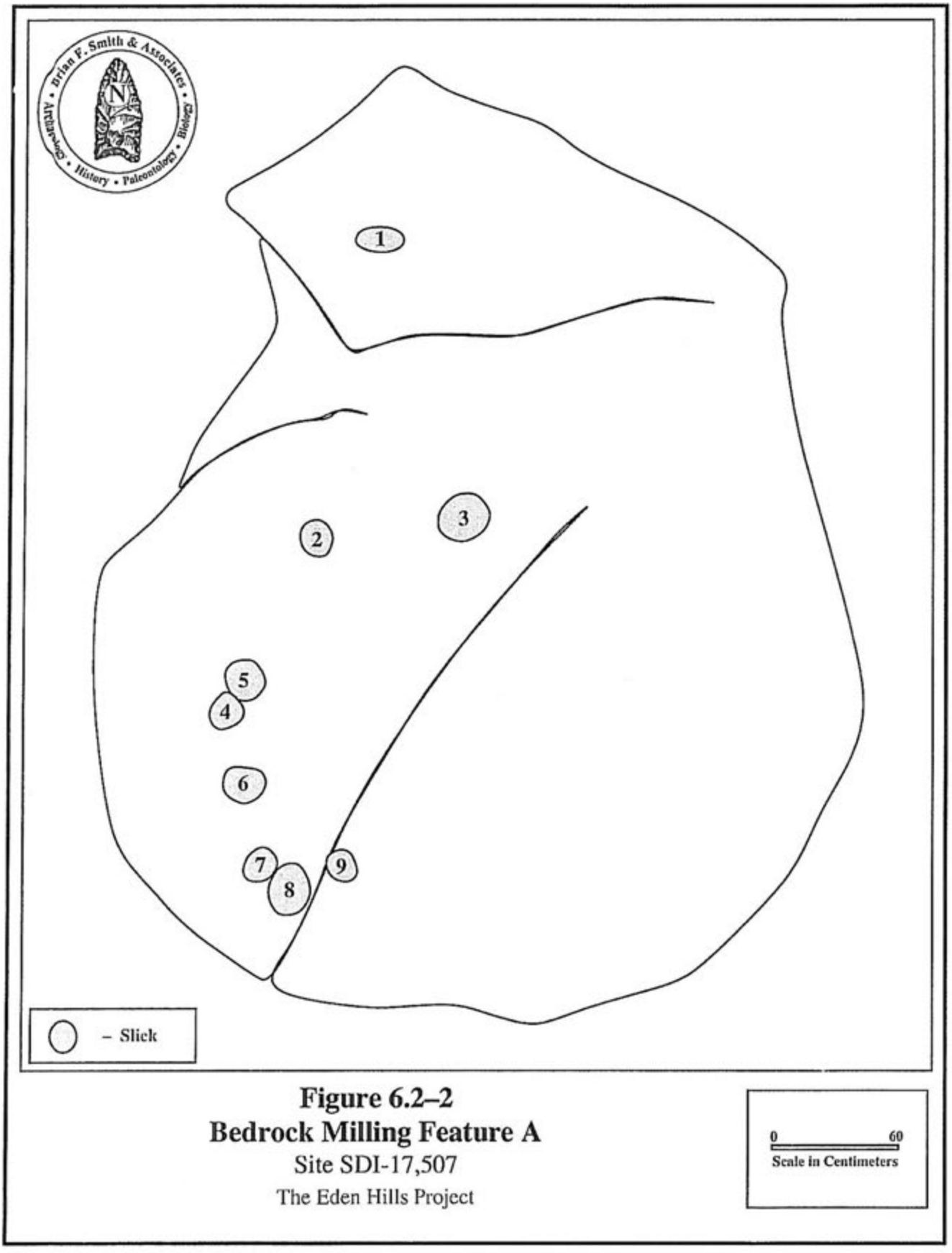


Figure 6.2–2
Bedrock Milling Feature A
Site SDI-17,507
The Eden Hills Project

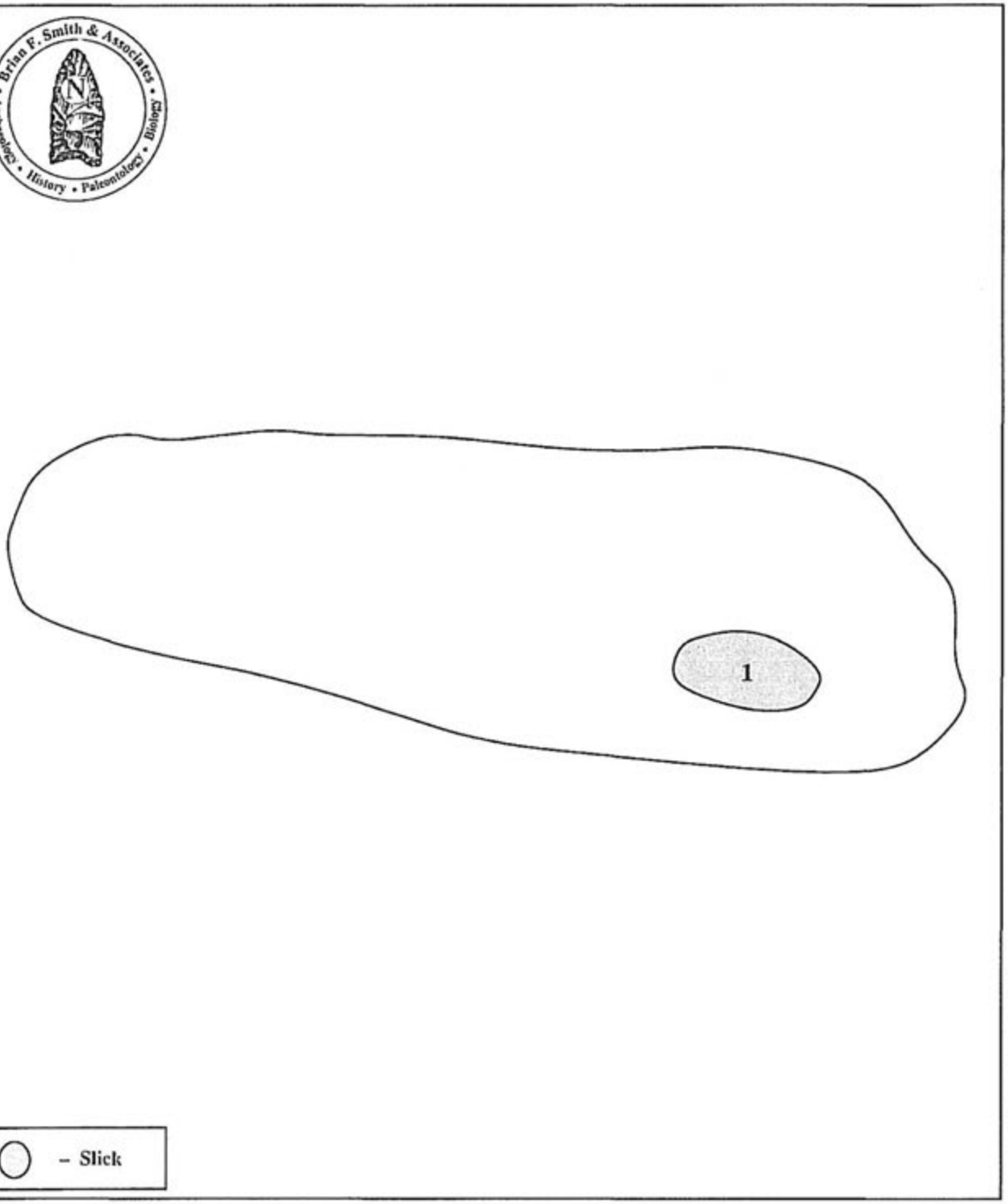


Figure 6.2–3
Bedrock Milling Feature B
Site SDI-17,507
The Eden Hills Project

TABLE 6.2–1
Bedrock Milling Feature Data
Site SDI-17,507

Feature	Surface	Type	Dimensions
A	1	Slick	36.0 x 23.0 x 0.1 cm.
	2	Slick	20.0 x 20.0 x 0.1 cm.
	3	Slick	30.0 x 30.0 x 0.1 cm.
	4	Slick	20.0 x 20.0 x 0.1 cm.
	5	Slick	24.0 x 25.0 x 0.1 cm.
	6	Slick	29.0 x 23.0 x 0.1 cm.
	7	Slick	19.0 x 21.0 x 0.1 cm.
	8	Slick	30.0 x 28.0 x 0.1 cm.
	9	Slick	17.0 x 20.0 x 0.1 cm.
B	1	Slick	40.0 x 25.0 x 0.1 cm.

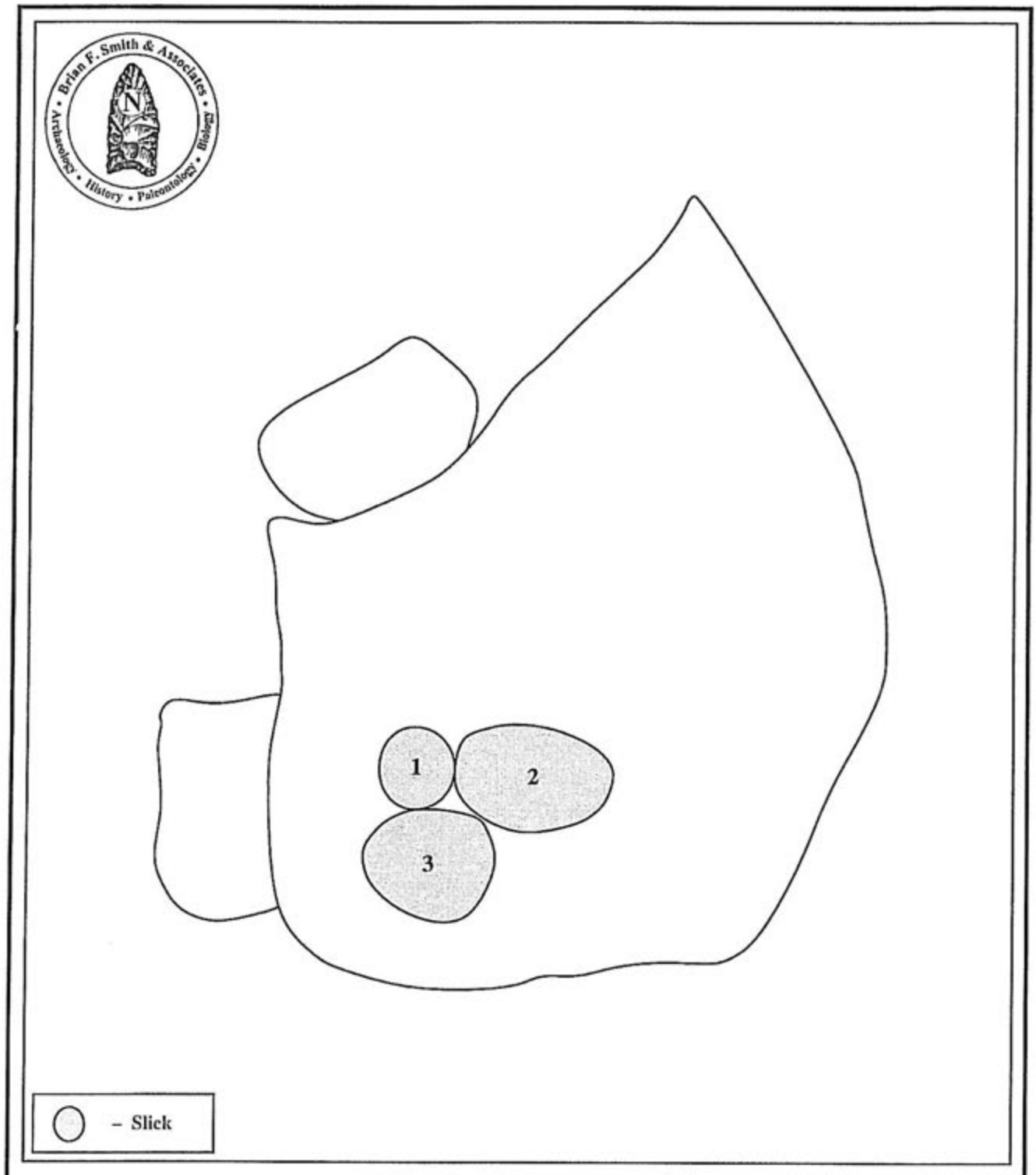


Figure 6.3–2
Bedrock Milling Feature A
Site SDI-17,508
The Eden Hills Project

TABLE 6.3–1
Bedrock Milling Feature Data
Site SDI-17,508

Feature	Surface	Type	Dimensions
A	1	Slick	15.0 x 15.0 x 0.1 cm
	2	Slick	23.0 x 24.0 x 0.1 cm
	3	Slick	21.0 x 31.0 x 0.1 cm

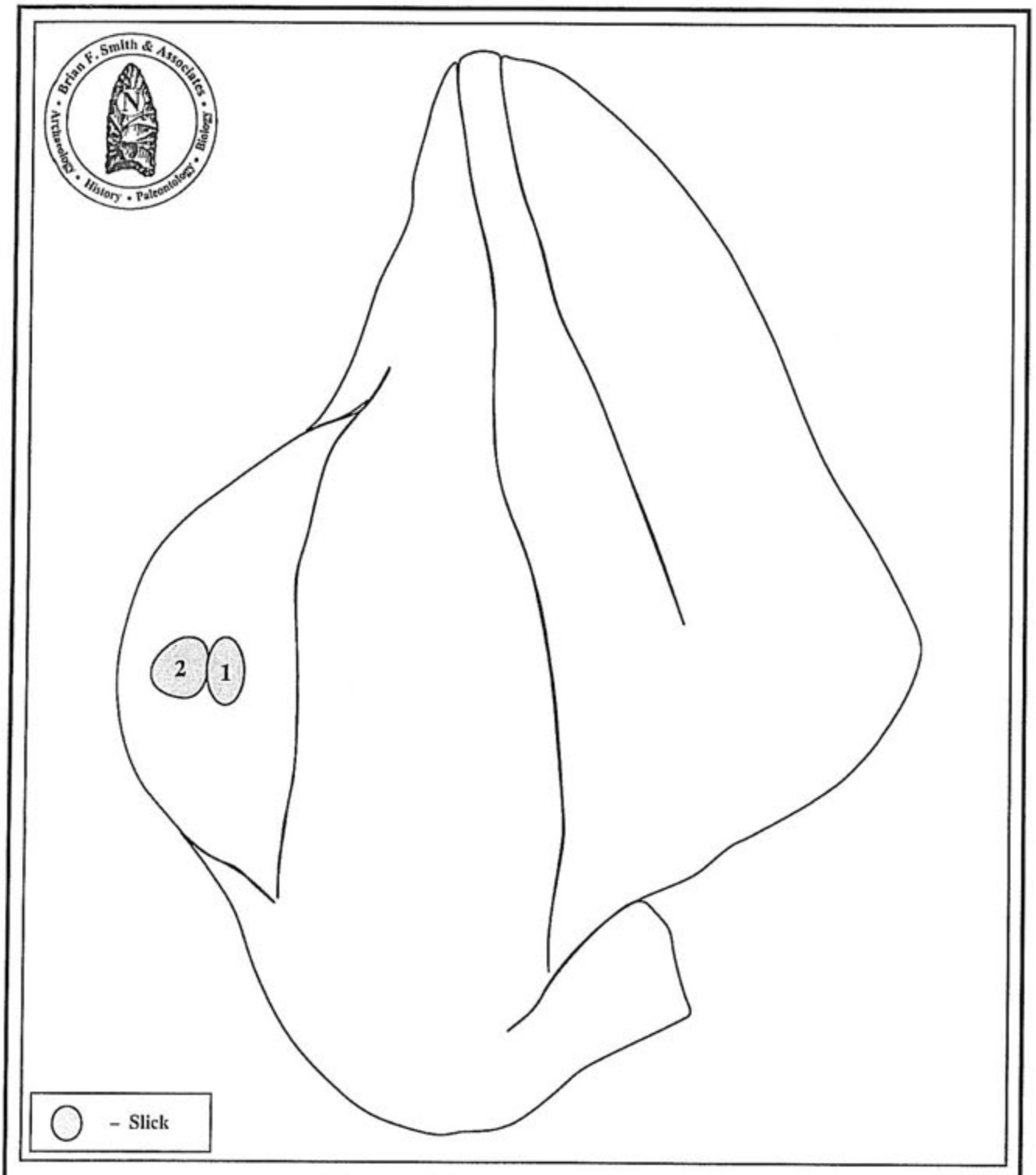


Figure 6.4–2
Bedrock Milling Feature A
Site SDI-17,509
The Eden Hills Project

TABLE 6.4–1
Bedrock Milling Feature Data
Site SDI-17,509

Feature	Surface	Type	Dimensions
A	1	Slick	14.0 x 22.0 x 0.1 cm
	2	Slick	18.0 x 22.0 x 0.1 cm

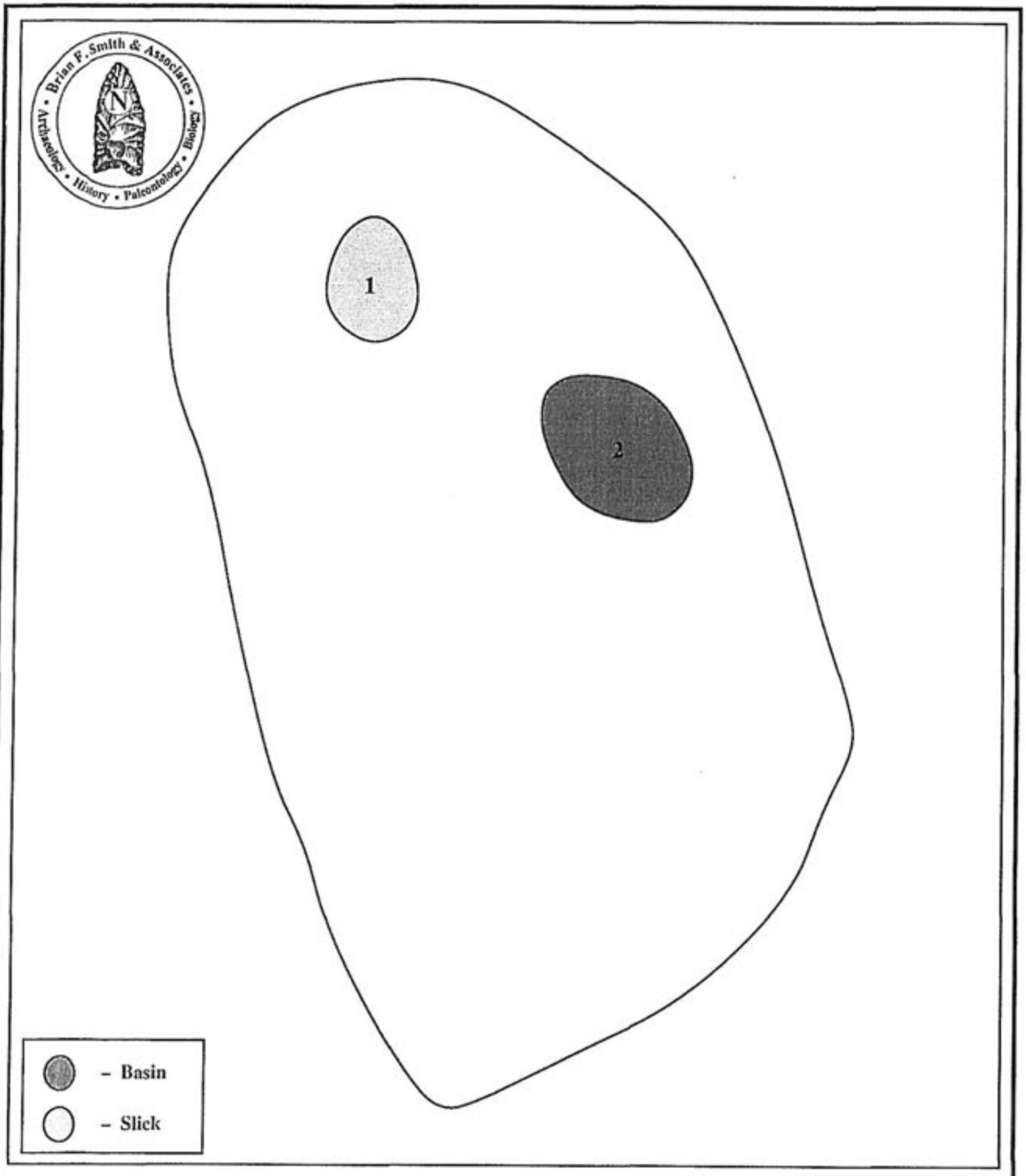


Figure 6.5–2
Bedrock Milling Feature A
Site SDI-17,510
The Eden Hills Project

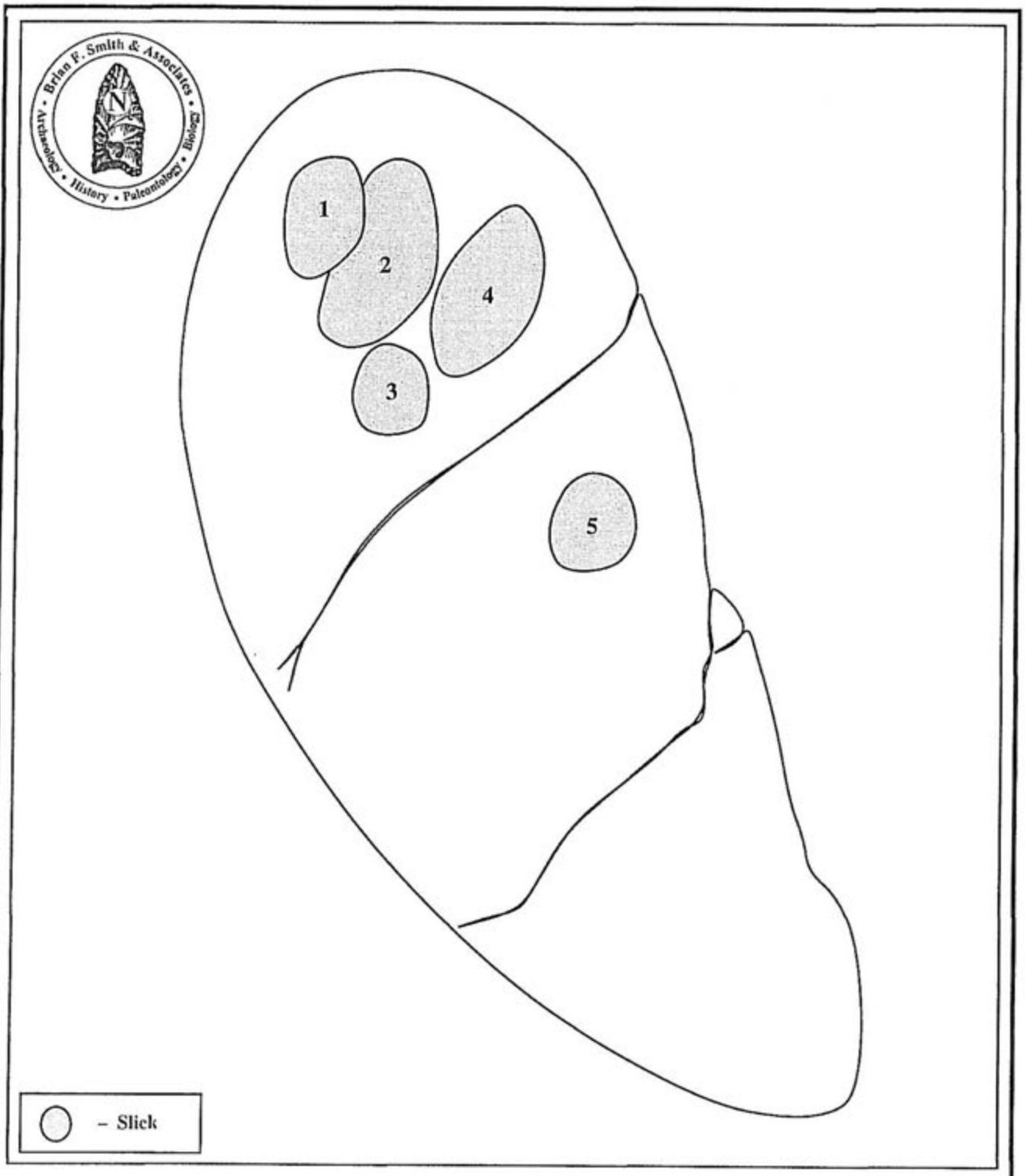
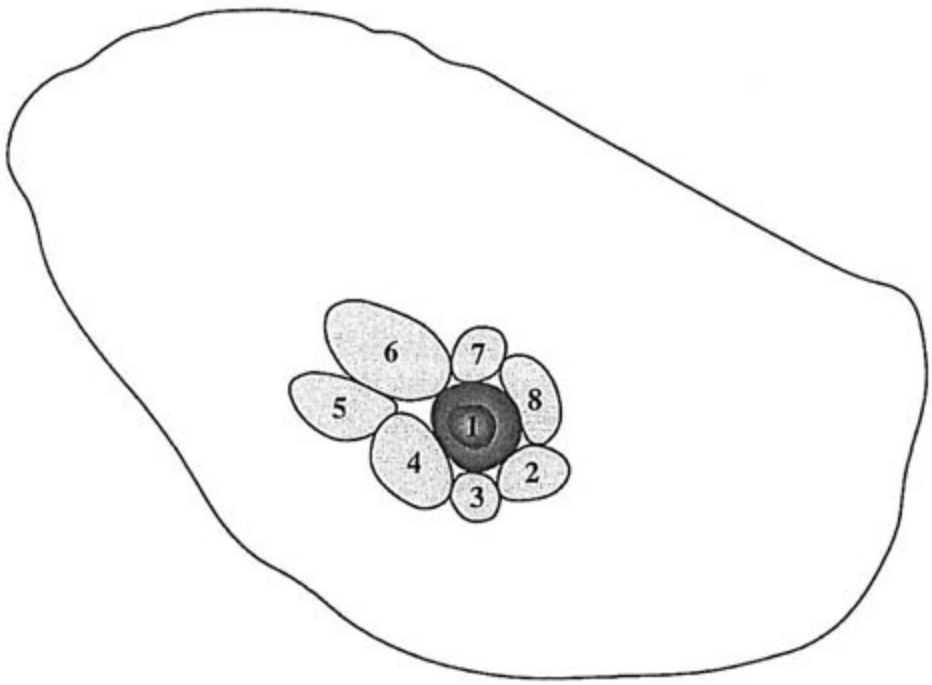


Figure 6.5–3
Bedrock Milling Feature B
Site SDI-17,510
The Eden Hills Project



– Mortar with Collar

– Slick

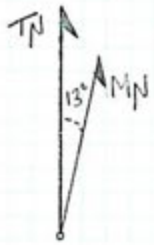
Figure 6.5–4
Bedrock Milling Feature C
Site SDI-17,510
The Eden Hills Project

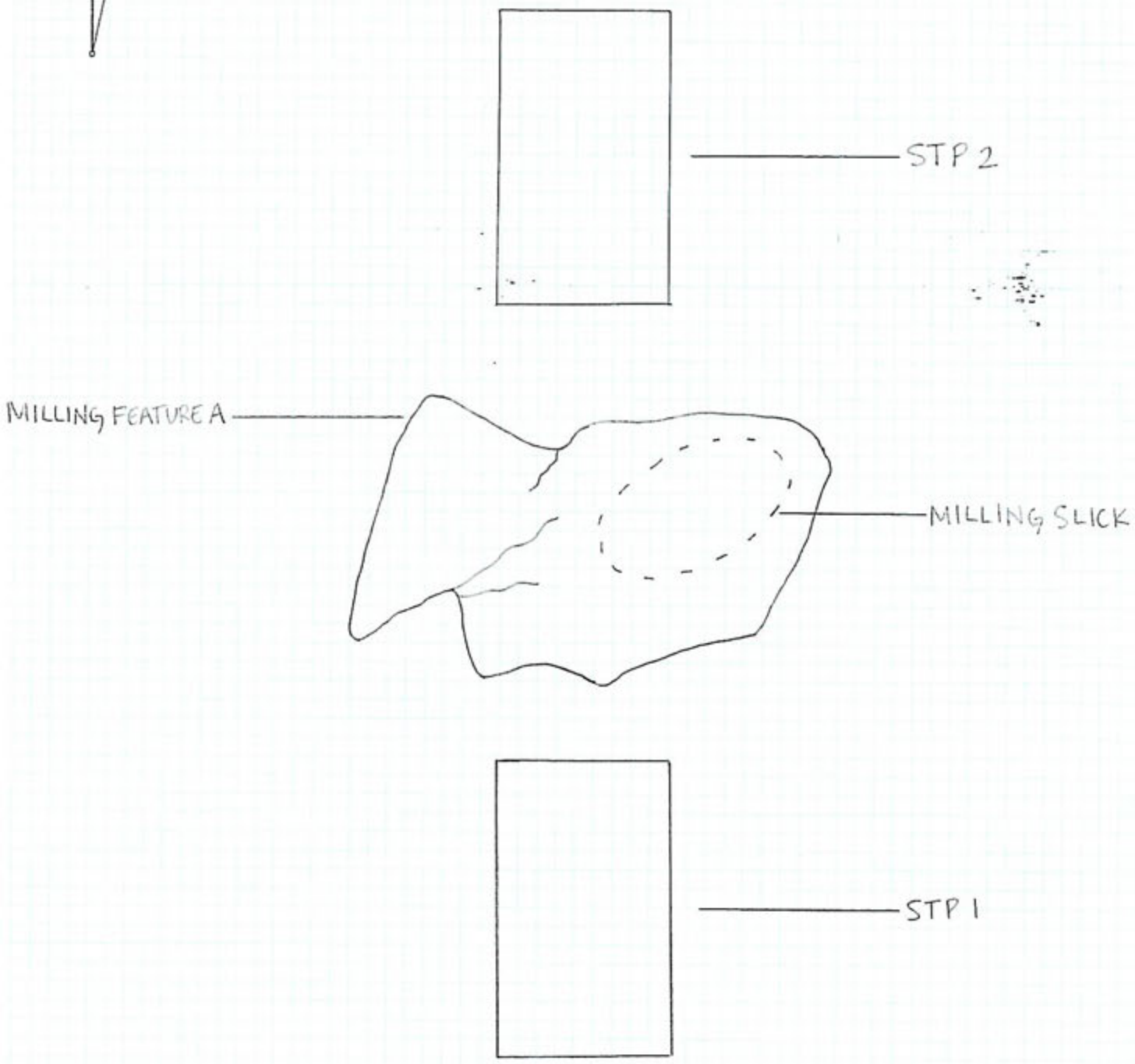
0 30
Scale in Centimeters

TABLE 6.5–1
Bedrock Milling Feature Data
Site SDI-17,510

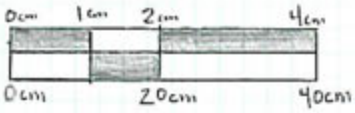
Feature	Surface	Type	Dimensions
A	1	Slick	25.0 x 28.0 x 0.75 cm
	2	Basin	26.0 x 36.0 x 7.0 cm
B	1	Slick	30.0 x 24.0 x 0.1 cm
	2	Slick	37.0 x 22.0 x 0.1 cm
	3	Slick	12.0 x 12.0 x 0.1 cm
	4	Slick	30.0 x 17.0 x 0.1 cm
	5	Slick	19.0 x 21.0 x 0.1 cm
C	1	Mortar with collar	14.0 x 16.0 x 4.0 cm
	2	Slick	12.0 x 8.0 x 0.1 cm
	3	Slick	7.0 x 7.0 x 0.1 cm
	4	Slick	16.0 x 13.0 x 0.1 cm
	5	Slick	17.0 x 10.0 x 0.1 cm
	6	Slick	22.0 x 14.0 x 0.1 cm
	7	Slick	8.0 x 9.0 x 0.1cm
	8	Slick	8.0 x 15.0 x 0.1 cm

CA-SDI-20,762
MILLING FEATURE A





SCALE



AFFINIS JN 2527
KD 2/1/13

State of California — The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
MILLING STATION RECORD

Primary # P-37-032848
Trinomial CA-SDI-20,762 **UPDATE**

Page of **Resource Name or #** (Assigned by Recorder):

Form Prepared by: Andrew Giletti **Date:** 1-30-13

Feature	**Outcrop Dimensions (m) and Orientation**			**Bedrock Type and Condition**
A	.47 N/S	**x .**75 E/W	**x Height**	Metavolcanic – Poor (has been marred by machines)
		x	**x Height**	
		x	**x Height**	
		x	**x Height**	
		x	**x Height**	

Feature #	Milling Surface #	Type	Length (cm)	Width (cm)	Depth (cm)	Contents	Remarks
A	1	MS	30	15	0	None	The surface of the milling feature has signs of disturbance from probable fire abatement.

Type Key:

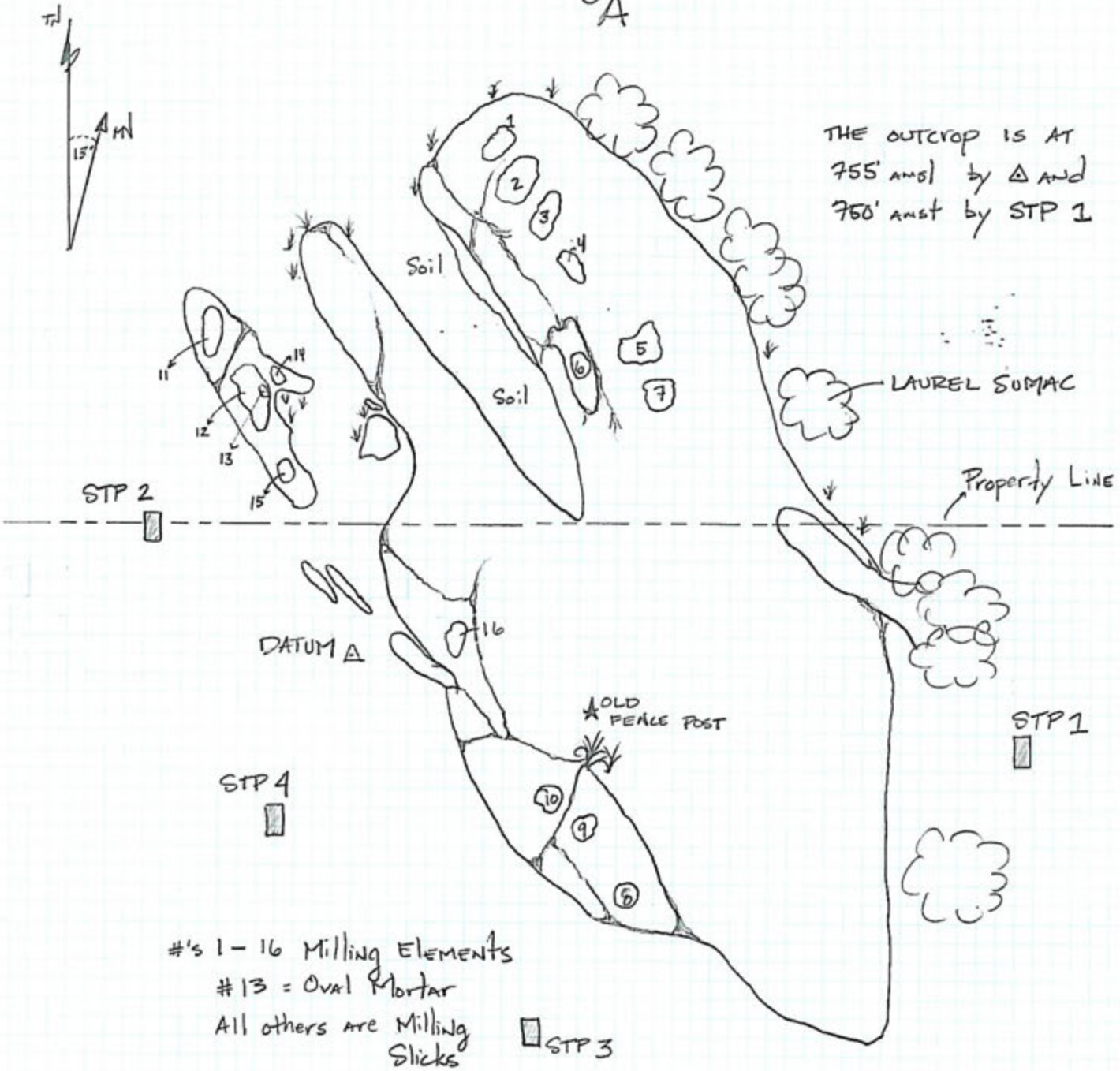
CO Conical mortar
OM Oval mortar
SM Saucer mortar
PM Possible mortar
MS Milling slick
BM Basin milling feature
Other:

Contents Key:

S Filled with soil
L Filled with leaves
U Unexcavated
R Contains rock
P Contains pestle
M Contains mano
Other:

NOTE: Attach plan(s) of milling stations.

CA·SDI·20,763
Milling Feature A



Affinis JN 2527
Andrew Giletti
January 31, 2013

State of California — The Resources Agency **Primary #**
DEPARTMENT OF PARKS AND RECREATION **Trinomial** CA-SDI-20,763

MILLING STATION RECORD

Page of **Resource Name or #** (Assigned by Recorder):

Form Prepared by: Andrew Giletti **Date:** 1-31-13

Feature	Outcrop	Dimensions (m) and Orientation		Bedrock Type and Condition
A	17 N/S	**x** 14 E/W	**x Height**	Granitic – Fair/Good
		x	**x Height**	
		x	**x Height**	
		x	**x Height**	
		x	**x Height**	

Feature #	Milling Surface #	Type	Length (cm)	Width (cm)	Depth (cm)	Contents	Remarks
A	1	MS	36	50			
	2	MS	60	60			
	3	MS	40	50			
	4	MS	31	23			
	5	MS	53	50			
	6	MS	35	33			
	7	MS	37	36			
	8	MS	31	30			
	9	MS	41	40			
	10	MS	28	32			
	11	MS	70	39			
	12	MS	100	66		Soil	Topsoil was removed to expose the extent of milling slicks which were covered upon initial inspection.
	13	OM	17	13	4	Soil	
	14	MS	29	27		Soil	
	15	MS	35	26		Soil	
	16	MS	56	47			

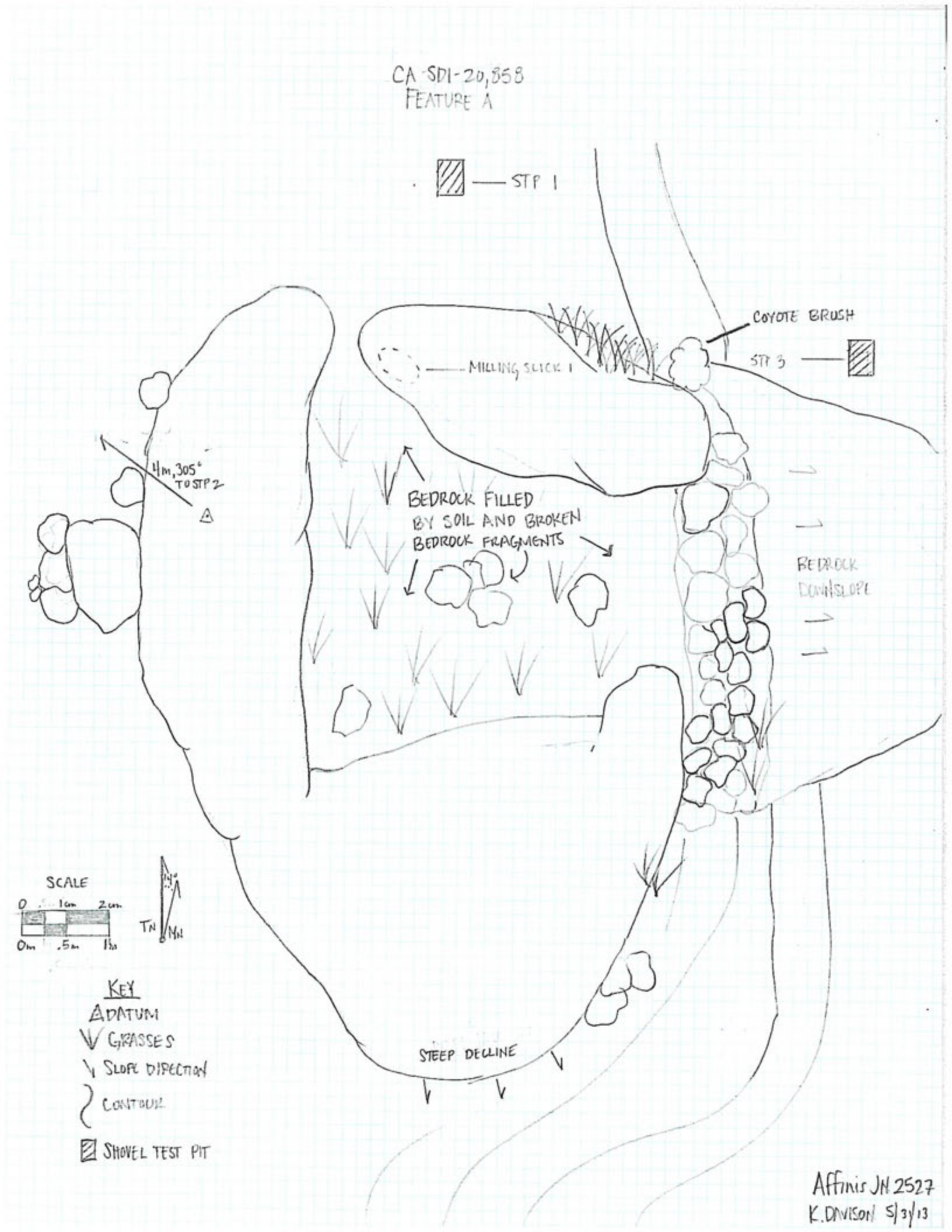
Type Key:

CO Conical mortar
OM Oval mortar
SM Saucer mortar
Other:
PM Possible mortar
MS Milling slick
BM Basin milling feature

Contents Key:

S Filled with soil
L Filled with leaves
U Unexcavated
Other:
R Contains rock
P Contains pestle
M Contains mano

CA-SDI-20,858
FEATURE A



Affinis JN 2527
K. Davison 5/3/13

State of California — The Resources Agency **Primary #**
DEPARTMENT OF PARKS AND RECREATION **Trinomial** CA-SDI-20,858 **UPDATE**

MILLING STATION RECORD

Page of **Resource Name or #** (Assigned by Recorder):

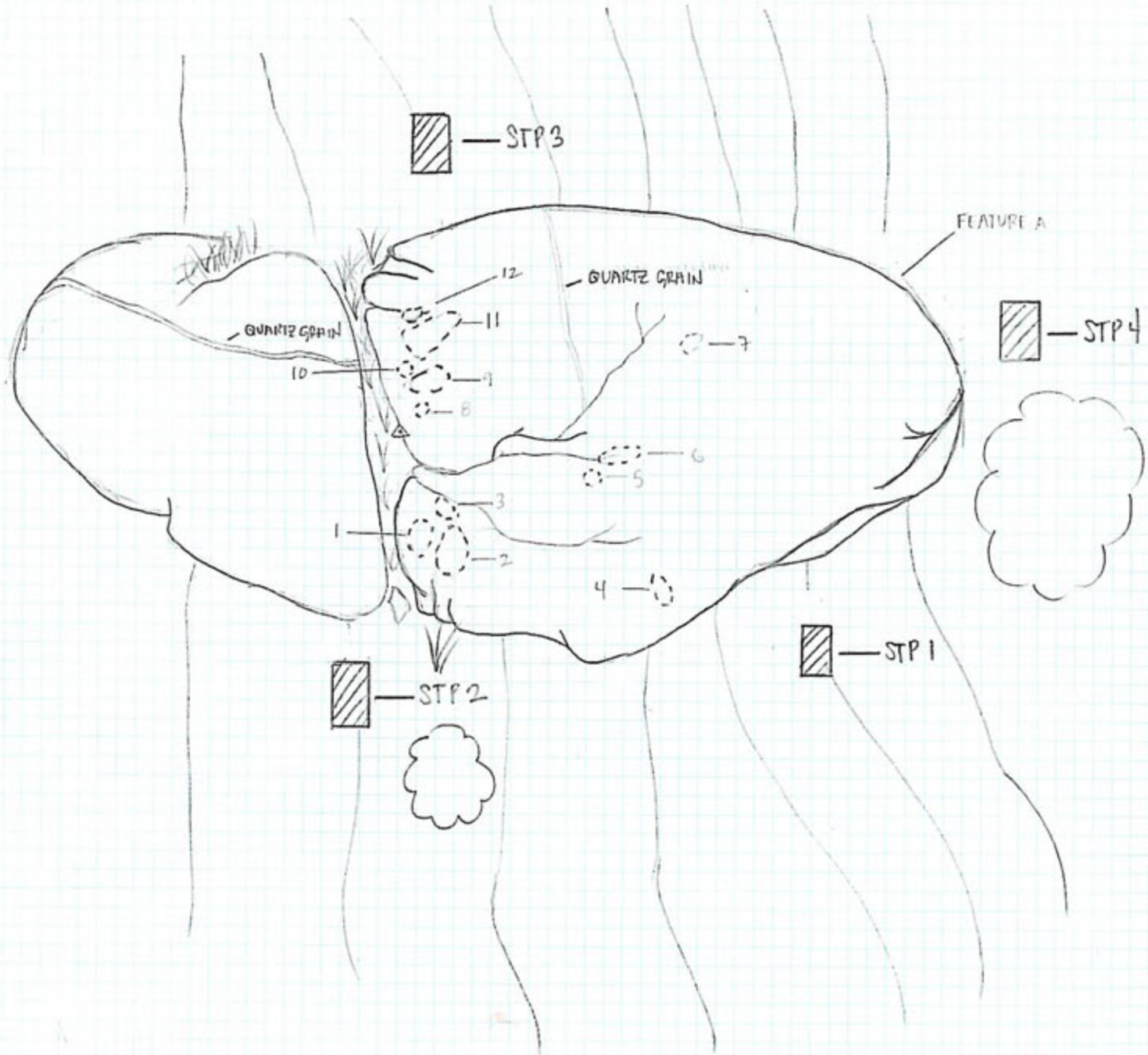
Form Prepared by: Kristina Davison **Date:** 5/31/13

Feature	Outcrop Dimensions (m) and Orientation				Bedrock Type and Condition
A	4.2 m N/S	**x** 1.8 m E/W	**x Height**	.5 m	Granitic - Fair condition. Large area in center of bedrock is obscured by soil.
		x	**x Height**		
		x	**x Height**		
		x	**x Height**		
		x	**x Height**		

Feature #	Milling Surface #	Type	Length (cm)	Width (cm)	Depth (cm)	Contents	Remarks
A	1	MS	20	40			MS 1 is a medium wear slick on the edge of a granitic outcrop situated on a relatively steep decline.

Type Key:		**Contents Key:**	
CO Conical mortar	PM Possible mortar	S Filled with soil	R Contains rock
OM Oval mortar	MS Milling slick	L Filled with leaves	P Contains pestle
SM Saucer mortar	BM Basin milling feature	U Unexcavated	M Contains mano
Other:		Other:	

CA-SDI-20,859
FEATURE A



KEY

MILLING SLICK

GRASSES

SHRUB/TREE

DATUM

SHOVEL TEST PIT

SCALE

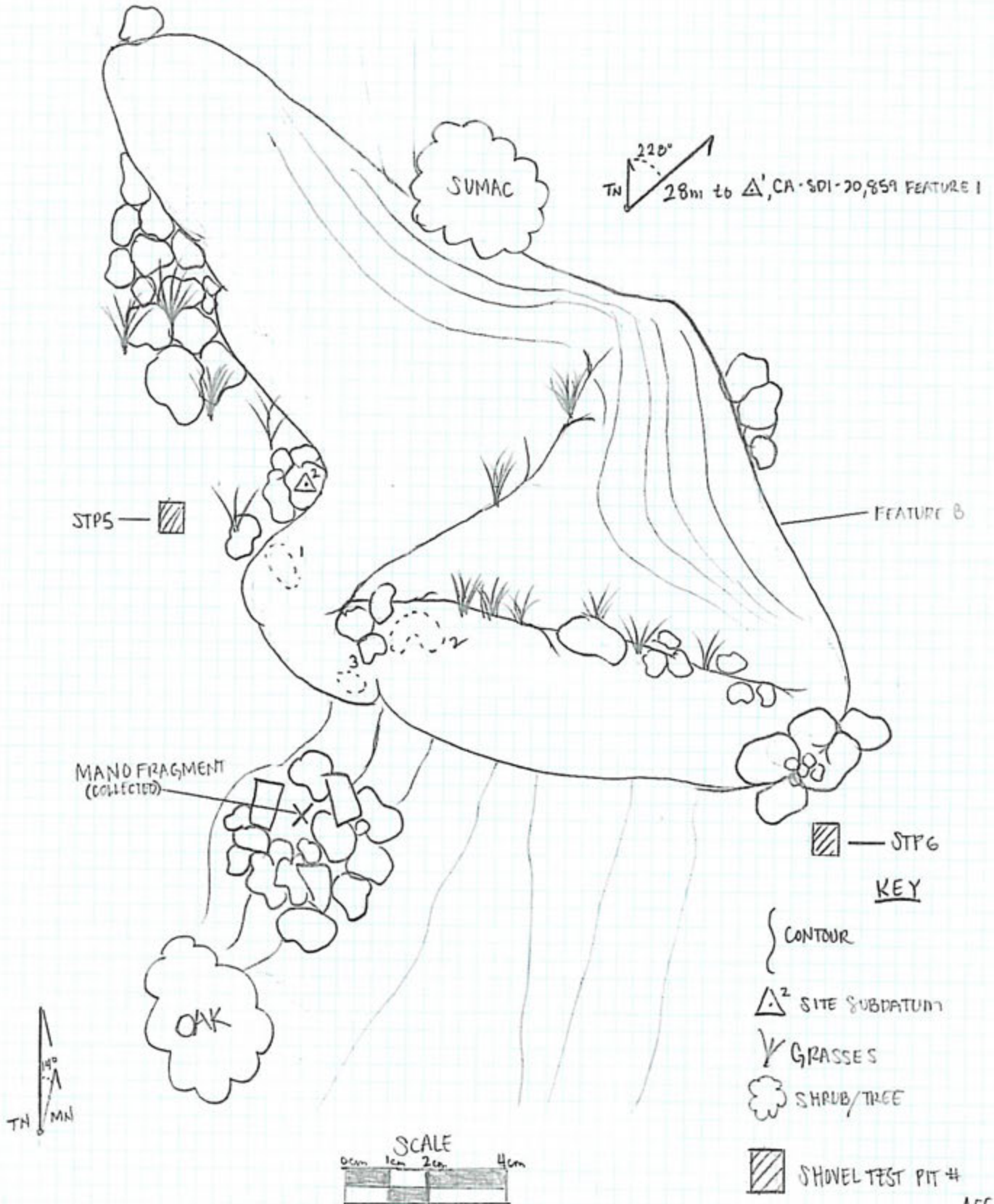
0m 2m 4m

0m 2m 4m

MN TN MN

Affinis JN 2527
K. DAVISON 5/30/13

CA-SDI-20,859
FEATURE B



Affinis JN 2527

State of California — The Resources Agency **Primary #**
DEPARTMENT OF PARKS AND RECREATION **Trinomial** CA-SDI-20,859 **UPDATE**

MILLING STATION RECORD

Page of **Resource Name or #** (Assigned by Recorder):
Form Prepared by: Kristina Davison **Date:** 6/4/13

Feature	Outcrop Dimensions (m) and Orientation				Bedrock Type and Condition
A	16 m N/S	**x** 7.6 m E/W	**x Height**	2 m	Granitic with quartz grains throughout. Several areas exhibit water polishing and some parts of the bedrock are obscured by vegetation and displaced bedrock fragments.
B	15 m E/W	**x** 13 m N/S	**x Height**	5 m	Granitic with several deep fissures and vegetation throughout; eastern slope of bedrock is very steep.

Feature #	Milling Surface #	Type	Length (cm)	Width (cm)	Depth (cm)	Contents	Remarks
A	1	MS	34	20			Medium wear
	2	MS	57	30			Low wear
	3	MS	22	18			Medium wear
	4	MS	20	12			Low wear
	5	MS	15	12			May be continuation of MS 6; deteriorated
	6	MS	31	12			Situated on a crack in bedrock; medium wear
	7	MS	16	12			
	8	MS	10	8			
	9	MS	48	27			
	10	MS	12	7			
	11	MS	70	52			Water polished area directly east of slick
	12	OM	13	8	2	Soil	In a 2 cm. deep crack in the bedrock; north and south faces of crack exhibit medium wear
B	1	MS	40	10			Medium wear
	2	MS	60	45			Medium wear
	3	MS	20	18			On same face as Feature B, MS 1
	4	MS	30	20			Light use

Type Key:

CO Conical mortar
OM Oval mortar
SM Saucer mortar
PM Possible mortar
MS Milling slick
BM Basin milling feature
Other:

Contents Key:

S Filled with soil
L Filled with leaves
U Unexcavated
R Contains rock
P Contains pestle
M Contains mano
Other:

APPENDIX C

ARTIFACT CATALOGS

Art. Num.	Unit type	Unit number	Upper depth	Lower depth	Class	Item	Material	Count	Wt. (g)
1	Shovel test pit	2	0	10	Flaked stone	Debitage	Quartz	1	0.9
2	Shovel test pit	2	10	20	Flaked stone	Debitage	Medium to coarse grained metavolcanic	1	0.3
3	Shovel test pit	2	20	30	Flaked stone	Debitage	Medium to coarse grained metavolcanic	2	4.1
4	Shovel test pit	3	20	30	Shell	Bulk unmo	Unidentifiable	1	0.2
5	Shovel test pit	4	0	10	Flaked stone	Debitage	Medium to coarse grained metavolcanic	1	
6	Shovel test pit	4	10	20	Flaked stone	Debitage	Medium to coarse grained metavolcanic	1	5.1

Art. Num.	Unit type	Unit number	Upper depth	Lower depth	Class	Item	Material	Count	Wt. (g)
1	Shovel test pit	5	10	20	Flaked stone	Debitage	Fine grained metavolcanic	1	2.6
2	Mapped point	0	0	0	Groundstone	Mano	Granitic	1	507.8

APPENDIX D

HISTORICAL ASSESSMENT OF BUILDINGS AND FEATURES AT THE HARMONY GROVE EQUESTRIAN CENTER AT 1805 COUNTRY CLUB DRIVE, HARMONY GROVE, CALIFORNIA, 92029

BY STEPHEN VAN WORMER AND SUSAN D. WALTER

HISTORICAL ASSESSMENT

OF

BUILDINGS AND FEATURES

AT THE

HARMONY GROVE EQUESTRIAN CENTER

AT 1805 COUNTRY CLUB DRIVE, HARMONY GROVE, CALIFORNIA, 92029

By

Stephen Van Wormer and Susan D. Walter
Walter Enterprises
238 Second Avenue
Chula Vista, CA 91910

June 2013

INTRODUCTION

The purpose of this report is to asses historical period buildings and features located at the Harmony Grove Equestrian Center at 1805 Country Club Drive, Harmony Grove, California, 92029 (Figure 1). Buildings and features over 50 years old included a house (Building A) constructed in 1941, a building currently used as an office (Building B) that was in existence by 1947, a barn (Building C) that was constructed in 1947, and feature D, which consisted of terraced concrete foundations at a location where a building is shown on a 1953 aerial photograph of the property.

The property was first homesteaded in the early 1870s and was used as a family farm through the mid 1930s. After 1940, the property seems to have been held by owners who did not permanently reside there and whose primary occupations were activities other than those associated with the acreage.

The three historic buildings and one foundation feature on the property all date after 1941, when the parcel was owned by absentee land holders. None of these owners were found to be persons of significance in regional or local history, and the buildings do not represent the pioneering phase of San Diego County farming from circa 1870 to 1940, when families resided on their farms and were organized in small communities. For these reasons the buildings do not qualify for listing on either the California Register of Historic Resources, or San Diego County Local Register of Historical Resources. In addition they do not qualify as significant under the County of San Diego Resource Protection Ordinance.

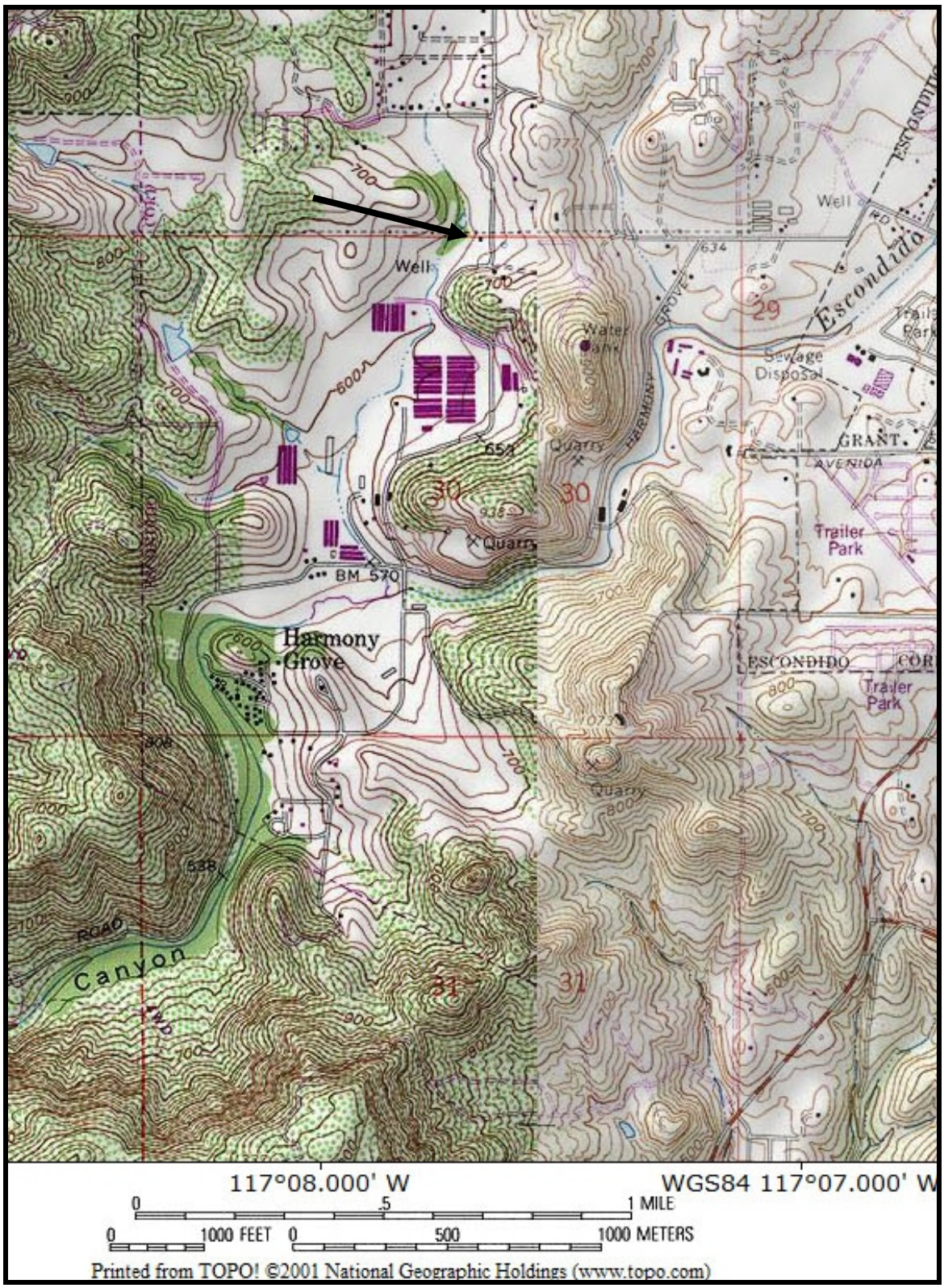


Figure 1: Project location on the USGS Rancho Santa Fe Quadrangle.

HISTORICAL BACKGROUND

The property was first occupied by the Benjamin and Caroline Cook family who homesteaded there around 1871. Born on September 27, 1827 in Dublin, Ireland, Benjamin's parents immigrated to the United States of America with their infant son. As an adult Benjamin became a wheelwright. In 1860 he came to California and settled at Marysville. He then moved to Virginia City, Nevada where he lived for 8 years. In 1869 he arrived in San Diego and lived in the city for 2 years and then moved to the present-day Escondido area where he and Caroline homesteaded 160 acres in Section 30 Township 12 South, Range 2 West, which included the study area (*Escondido Times* 11-3-1887:3*; Escondido Progress* 4-19-1922; Patents 3:314).

When Benjamin and Caroline Cook homesteaded their 160-acre tract the land was for all practical purposes an undeveloped frontier wilderness. It had been used only as grazing land for horses and cattle and was sparsely settled (Sikes 1922; Olds 1922).

The Cooks and their neighbors became founders of a community of pioneer farmers that settled on former Rancho San Bernardo and the surrounding countryside in the 1870s and developed the region into productive agricultural lands that supported a rural society. Development of the area during the mid 19th century was typical of most non-urbanized portions of San Diego County west of the peninsular range. The area became the location of a farming community known as Bernardo that consisted of about 400 individuals, living on separate farmsteads, tied together through geographical boundaries, social institutions, and a village with a store, post office, and blacksmith (Directory 1886).

There was a time in San Diego County - and throughout the western United States - when a substantial portion of the population lived on farms. Following the Civil War, acquisition of 160 acres of farmland became the goal of thousands

of young men and women in the United States and numerous European immigrants. They wanted to establish a home and earn a living, or benefit from rising land values that could be anticipated with increased settlement. Pioneer farmers intended to establish agricultural communities patterned after those they had left in the east. These consisted of small towns and villages that provided basic services for surrounding farmsteads, which averaged from five to eight per square mile (Kiefer 1972).

Rural communities constituted the major type of social network developed by farm families during the 19th century. They were made up of people who lived within well-defined geographic boundaries, shared common bonds, and cooperated to solve common problems. They did not live in small towns or villages, but on farmsteads tied together through a common school district, post office, and country store (Fuller 1981; Van Wormer 1986a, 1986b). This was the most common type of community in San Diego County from 1870 through the mid-1930s. At their peak between 1900 and 1910 approximately 112 rural farmstead communities existed within the county's present-day boundaries (Superintendent of Schools 1905, 1909; Hubbon 1908; Van Wormer 1986a, 1986b). These were stable settlements where ". . . men and women put down their roots, invested their money, and their lives . . ." (Fuller 1981).

Benjamin Cook is listed in the 1876 Great Register of Voters for San Diego County as a 46-year-old farmer, living in Bernardo. He has the same listing in the 1880 Great Register with an age of 53 (Great Register 1876, 1880). On the 1880 U.S. Census the Cook family is recorded at Bernardo with Benjamin, age 53, employed as a farmer, along with his 54-year-old wife Caroline, their sons Benjamin and Albert, aged 12 and 5 years old respectively, and 12-year-old Frank Heuck a "servant - hog herder" (Census 1880). In 1883 Benjamin Cook became a citizen of the United States (*San Diego Sun* 11-17-1883 3:3). In 1885 he received a patent from the United States Government for his 160 acre homestead in the East 1/2 of the Northwest Quarter of Section 30 Township 12

South, Range 2 West, which included the study area (Patents 3:314). The same year he filed a declaration of homestead on land to the north of his holdings in the East Half of the South Half of the Northwest Quarter of Section 19 (*San Diego Union* 8-13-1885, 3:1).

The Cook house is shown on 1876 and 1885 government plat maps of Township 12 South, 2 West, near the east bank of the west fork of Diablo Creek (later renamed Escondido Creek (Government Land Office 1876, 1885). The house was also recorded on the 1901 USGS Escondido Quadrangle (USGS 1901) (Figures 2-4).

Benjamin Cook died on October 29th, 1887. His obituary in the *Escondido Times* stated:

> . . . (The) Deceased was born in Dublin Ireland, Sept 1827, was brought to America by his parents when an infant. Came to California in 1860 from Iowa crossing the plains in a wagon. Settled at Marysville, but soon removed to Virginia City, living there and at Washoe 8 years. In 1869 he went to San Diego and remained there 2 years, and from there he came to his ranch home, where he lived with his family to the time of his death. Mr. Cook was a wheelwright by trade, and being industrious and economical, was able to make a competency not withstanding the many removals he made. . . . He was buried at the Methodist church in Escondido at 2 pm October 31 (*Escondido Times* 11-3-1887:3).

In April 1900 Caroline Cook sold the property she and her deceased husband had homesteaded in Sections 19 and 30 to Phoebe R. Jones for $800. The same month she paid $500 for 4 blocks in the city of Escondido (*San Diego Union* 4-12-1900:6; 4-19-1900:5; Deeds 795:91). She continued living in the

Escondido area until her death in 1922 at the age of ninety. Her obituary noted that she had "homesteaded here in 1872" (*Escondido Progress* 4-19-1922).

Phoebe and her husband James T. Jones had been farmers in the Escondido area for at least 10 years before buying the Cook homesteads. James T. Jones is listed as a farmer living in Escondido in the 1890 Great Register of Voters for San Diego County (Great Register 1890). In 1890 the *San Diego Union* noted that a daughter had been born to the wife of James T. Jones living near Escondido (*San Diego Union* 1-4-1894). James T. Jones is listed in the San Diego County as a farmer/rancher living in the Escondido area from 1895 to 1913 (Directories 1895-1920).

The 1900 Federal Census listed the family as farmers living in Bernardo. They included 38-year-old James, 32-year-old Phoebe, and their children: Alice, age 16, six-year-old Ruth, four-year-old Louise, two-year-old Marguerite, and Harold, who was an infant (Census 1900). In 1910 the Census listed the household living near Escondido. The family had continued to grow and now included 5-year-old Arthur and 2-year-old Edwin (Census 1910).

On September 3, 1919 James and Phoebe Jones sold 30 acres that include the study area to Mary E. Mullally. The area was now known as Eden Valley (Deeds 793:376; *Escondido Times Advocate* 6-9-1919:1). Mary and her husband Edward Mullally were also farmers in the Escondido area. From 1922 to 1923 Edward served as a clerk for a bond election for the Aliso voting precinct (*San Diego Union* 12-24-1922, 1-2-1923). The 1930 Census listed 53-year-old Edward and 58-year-old Mary as living on and running a "general farm" on "Spooks Canyon Road" in the Escondido area (Census 1930). A 1928 aerial photograph of the property shows a building framed on the south and east sides with rows of trees and surrounded by plowed fields. Some of the fields appear to have vines or small trees. The west fork of Escondido Creek runs to the west of the house (Figure 5) (Aerial Photograph 1928). Mary Mullally died on January

24, 1933 (Oak Hill Cemetery Records). On August 3, 1934 Joseph L. Ryan inherited the property from her estate (Official Records 308:436). A 1942 USGS map, based on 1937 to 1938 aerial photographs, shows a house located on the property in the same location as the buildings in the 1901 USGS and 1928 aerial photograph (USGS 1942).

With the acquisition of the parcel by Ryan, and certainly after 1940, the property seems to be held by owners who did not permanently reside there, and whose primary occupations were activities other than those associated with the acreage. None of the owners after the Mullallys is listed as residing in the Escondido area. No information could be found on Joseph Ryan at local libraries and historical societies, on line, in local directories, or census records (Directories 1941-1945, Census 1940). He died sometime before 1941, for in August of that year John Bruecker inherited the parcel from Ryan's estate (Official Records 1940:274). As with Ryan, no information could be found on John Bruecker (Directories 1941-45, Census 1940).

On May 11, 1946, Harold T. and Min M. Halbert acquired the property from Edgar H. and Zelma N. Barlow (Official Records 2160:141). In both 1930 and 1940, the Barlows are listed on the Federal Census as living in Compton, California (Census 1930, 1940). The Halberts lived in Whittier, Corona, and San Marcos, California (Public Records Index, ancestry.com). At this point the property seems to be split into shared ownerships among several individuals. On September 1, 1949 Harold T. and Min Halbert conveyed the property to Harold H. and Edith I. Rhodes as joint tenants (Official Records 3350:100). The Rhodes lived in La Mesa (Public Records Index, ancestry.com). By 1959 Harry L. and Ruth M. McNeal were also involved in the property. On December 30 of that year the McNeals and Halberts sold the property to Richard L. and Marjorie Jean Pascoe for $150,000 (Official Records 8072:227; *San Diego Union* 1-17-1960).

Richard L. Pascoe was a general surgeon who practiced medicine in East San Diego from 1948 until his retirement in 1982. He served on the staffs of Hillside Hospital in San Diego and the now-defunct Heartland Hospital in El Cajon. His medical office was in the Fairmont Medical-Dental Center in San Diego.
He was a member of the board of directors of San Miguel Hospital Association and was active in the San Diego County Medical Society and both the county and state osteopathic societies (*San Diego Union-Tribune* 2-20-1992; San Diego Directory 1975).

By 1966 John and Elsie Casale and Rupert and Ileta Graves had also become involved with the property (Official Records 1966-180073). John Casale was a real estate broker who lived in La Mesa (*San Diego Union* 4-23-1987). Rupert Graves was a physician living in San Diego (Directories 1959, 1975). The ownership was further divided in 1975 when a quitclaim from Richard L. Pascoe granted 2/5ths share in the property to himself, another 2/5ths share to Richard and Ileta Graves, and a 1/5th share to Hans L. and Elizabeth Obertreis (Official Records 1975-170940). The Obertreises lived at 92014 Del Mar, in San Diego (ancestry.com public records).

These individuals or their family members retained title to the parcel until July 2002 when ownership was conveyed to Rancho Pacific Group LLC (Official Records 2002-1045168). On September 16, 2002 Rancho Pacific Group granted the land to Gordon Michael Fines and Larane K. Moats (Official Records 2002-1045169). As of November 26, 2007 Fines was the owner of the property (Official Records 2007-0579610).

Beginning in the 1940s the property under went various developmental changes. According to San Diego County Assessor's Office Real Property Records, the current house on the property (Building A) was built in 1941 and added to on the south side in 1955. The barn (Building C) was constructed in 1947. Lean-to additions on the north and south sides of it were added in 1949. Another lean-to

was attached to the west end in 1951. The south and west side additions have been removed (Tax Assessor 1941-2013). A third building (B), currently used as an office, is not listed in the Assessor's records but does appear on a 1947 aerial photograph of the property, along with the house and barn (Figure 6) (Aerial Photograph 1947). A number of additional outbuildings are located to the south and west of the barn in this photograph and the creek has been dammed to form the pond currently located on the property. A 1953 aerial photograph shows the house, office building, and barn at their current locations. The pond has been enlarged to its current configuration, and a large barn like structure is located to the south of the current barn (Figure 7) (Aerial Photograph 1953). In a 1964 aerial photograph the complex has grown to include a large number of out buildings (Figure 8) (Aerial Photograph 1964). By 1980 the out buildings have been removed and the only structures are the house (A), current office (B), and barn (C). An oval shaped equestrian track is located to the northwest of the house where a similar feature is currently located (Figure 9) (Aerial Photograph 1980). By 2005 a number of out buildings had again been built and the property closely resembled its current configuration (Figure 10) (Aerial Photograph 2005).

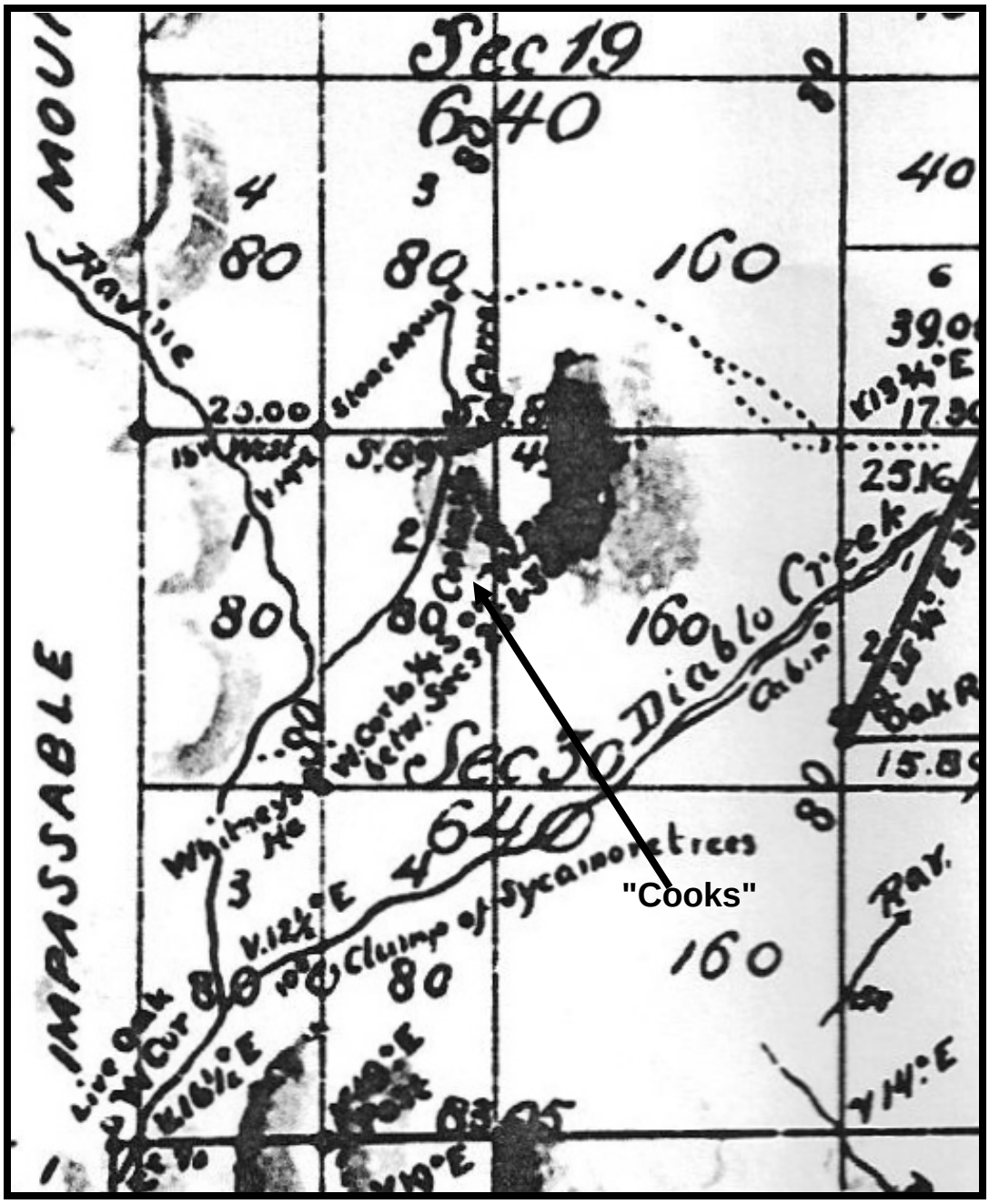


Figure 2: 1876 Plat Map of Township 12 South, Range 2 West, showing the Cook house (Government Land Office 1876).

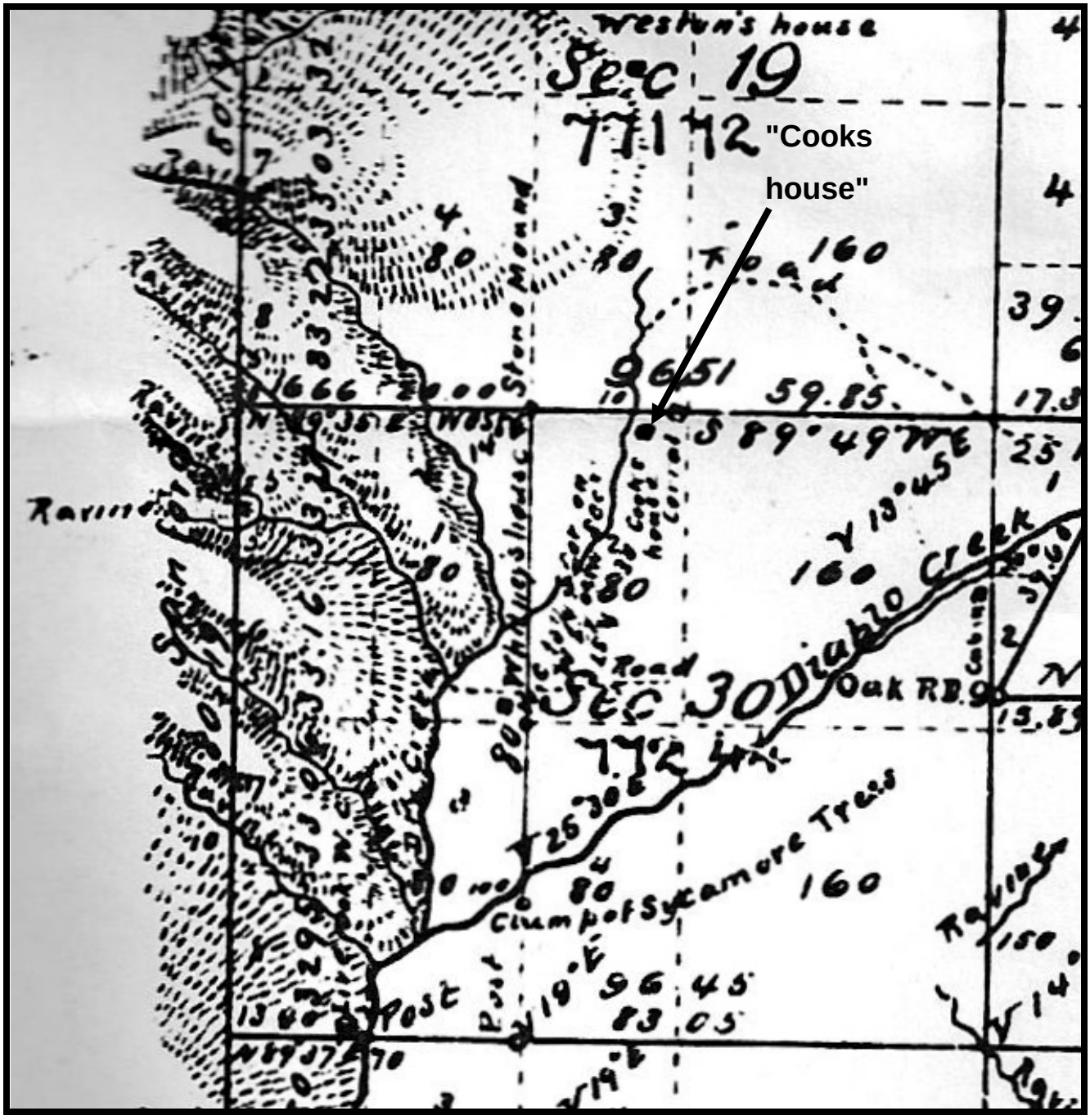


Figure 3: 1885 Plat Map of Township 12 South, Range 2 West, showing the Cook house (Government Land Office 1876).

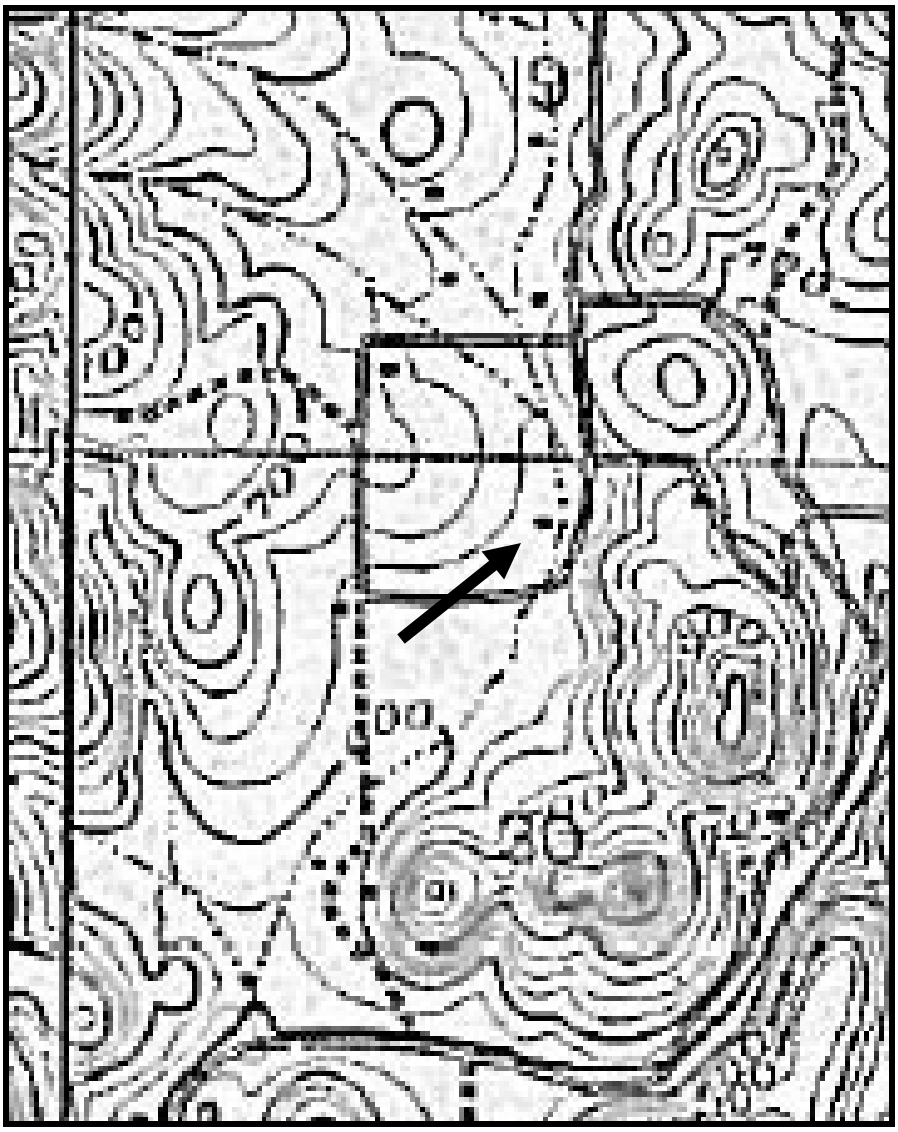


Figure 4: Cook / Jones House on the 1901 USGS Escondido Quadrangle.

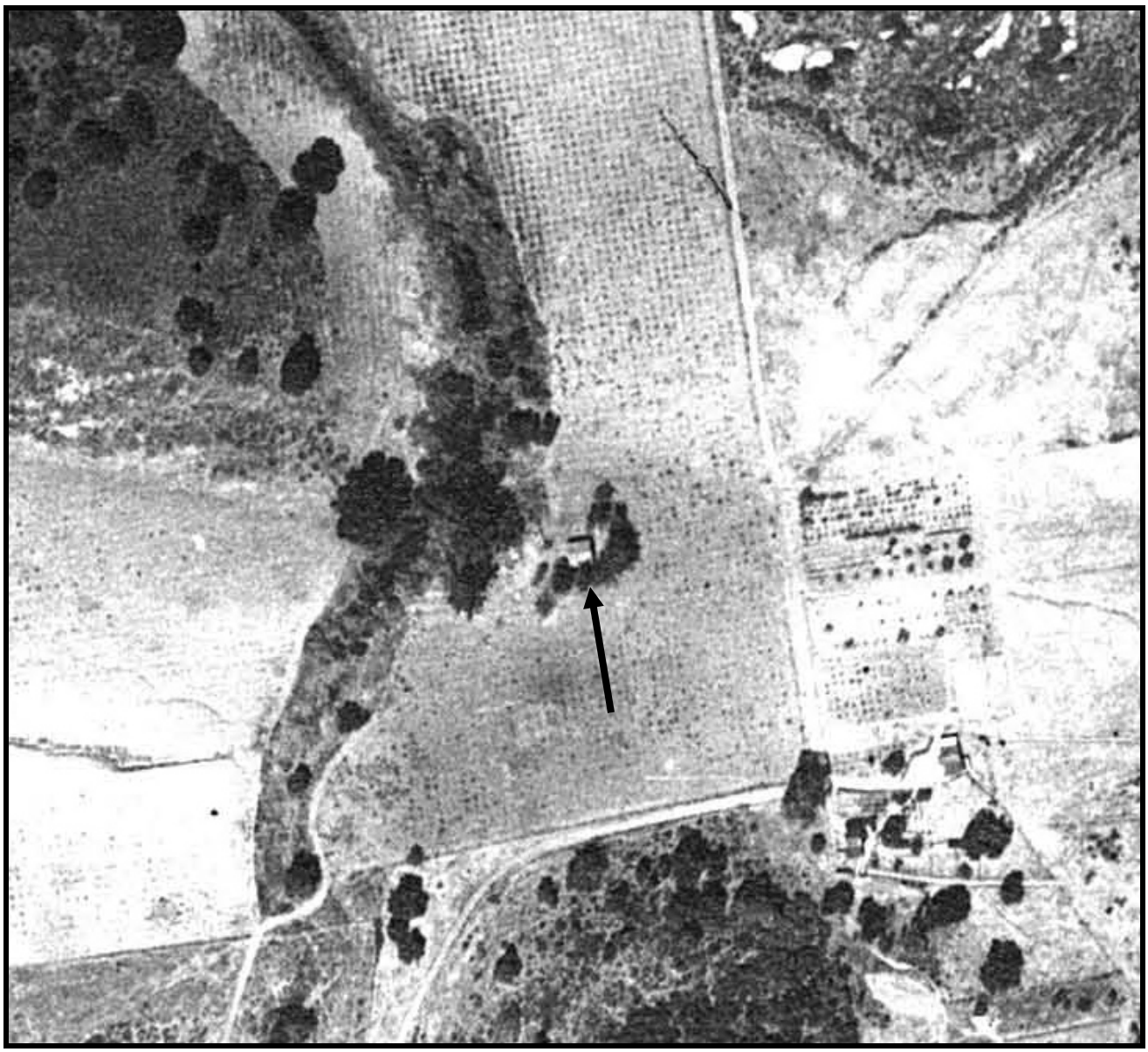


Figure 5: 1928 aerial photograph showing a building on the property (Aerial Photograph 1928).

Figure 6: 1947 aerial photograph.

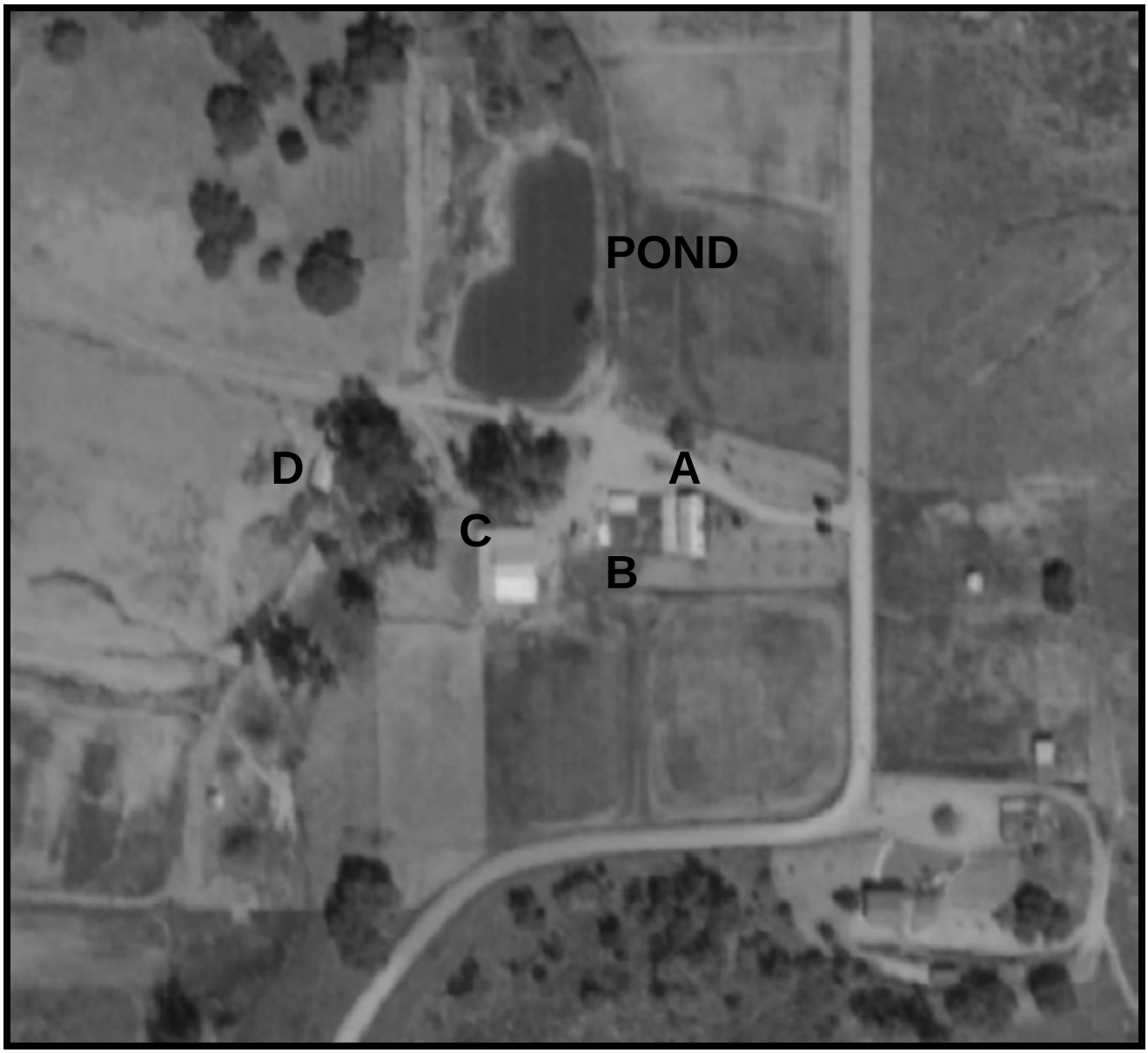


Figure 7: 1953 Aerial Photograph.

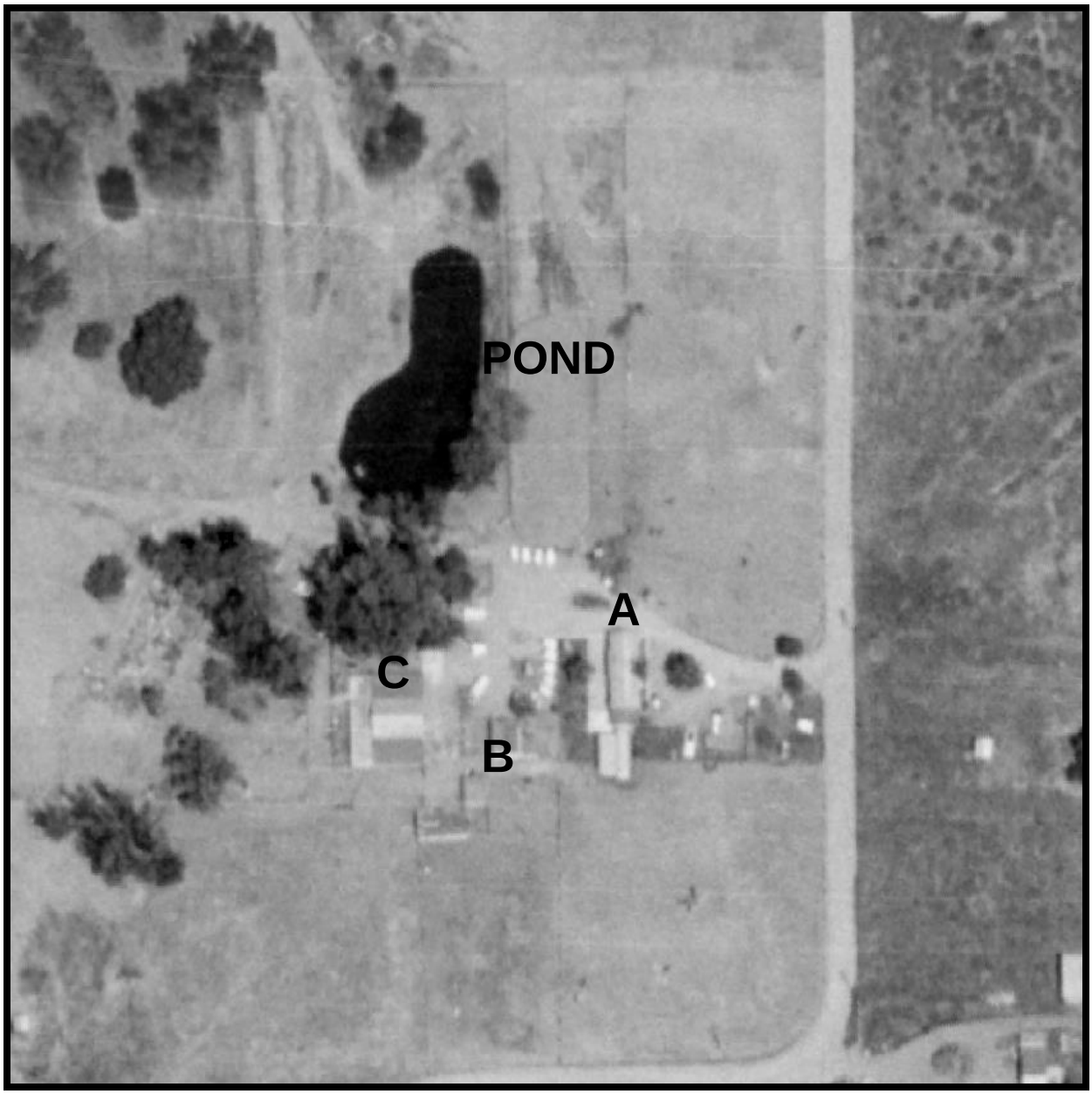


Figure 8: 1964 Aerial Photograph.

Figure 9: 1980 Aerial Photograph.

Figure 10: 2005 Aerial Photograph.

Structure and Feature Descriptions

Structure A

This is a rectangular, single story wood framed, stucco covered house, supported by a concrete perimeter or slab foundation (Figures 11-13). It has a moderately pitched end gabled roof covered with sheet metal roofing. The single front entry door is centered on the east side. A single rear door is located on the south side of an inset on the rear (west) facade. Double hung sash and fixed pane windows are irregularly placed around the building. According to County Tax Assessors Records this building was built in 1941 and added on to the south end in 1955 (Tax Assessor 1941-2013).

Structure B

This is a small single story, rectangular shaped, wood framed, stucco covered building currently used as an office (Figures 14-16). The end gabled moderately pitched roof is covered with sheet metal roofing. It is supported by a concrete perimeter or slab foundation. The single entry front door is centered on the north end. Two pane metal framed sliding windows are irregularly placed around the building. A concrete porch on the front is covered with a wooden overhang. A concrete water trough fishpond near the front of the building has the following names and dates inscribed in the concrete: "JAN 15, 1947 HALBERT - ALLEN - DOC" (Figures 17-19).

This building is not listed on the County Tax Assessors Records (Tax Assessor 1941-2013). It does appear in the 1947 aerial photograph of the property shown in Figure 6. The inscription on the water trough fishpond also dates it to 1947 and associates it with the Harold and Min Halbert ownership. The names "Allen" and "Doc" remain unidentified.

Structure C

This rectangular shaped, wood framed, barn is approximately 2 stories in height (Figures 20-23). It is supported by 4 by 4 inch posts with 4 by 6 inch top plates and roof framing. The exterior is covered with vertically placed 1 by 6 inch boards. The steeply pitched roof is covered with sheet metal. A "lean to" addition on the north side is constructed in the same manner and covered with a shallow pitched shed roof. The entire structure is supported by a concrete slab foundation.

The barn (Building C) was constructed in 1947. Lean-to additions on the north and south sides were added in 1949. Another lean-to was attached to the west end in 1951. The south and west side additions have been removed (Tax Assessor 1941-2013).

Feature D

Feature D is a series of poured concrete foundations terraced into a hillside on the west side of the creek (Figure 24). They cover an area of around 40 feet north-south by 30 feet east-west. A rectangular building is shown here in the 1953 aerial photograph in Figure 6. Its purpose is undetermined.

Figure 11: Building A, front (east) side.

Figure 12: Building A, back (west) side.

Figure 13: Building A, west end.

Figure 14: Building B front (north) side.

Figure 15: Building B, back (south) side.

Figure 16: Building B, north side.

Figure 17: Concrete water trough fishpond in front of Building B.

Figure 18: Date inscribed in concrete at southwest corner of fishpond.

Figure 19: Names inscribed in concrete at southeast corner of fishpond.

Figure 20: Barn Structure C, front (east) side.

Figure 21: Barn, north side.

Figure 22: Barn south side.

Figure 23: Barn, back (east) side.

Figure 24: Feature D terraced foundations, looking west.

SIGNIFICANCE

Historic resources were evaluated for significance using standards for listing on the California Register of Historic Resources and San Diego County Local Register of Historical Resources. To qualify for these listings a property must meet at least one of the following four criteria:

1. That are associated with events that make a significant contribution to the broad patterns of our history; or

2. That are associated with the lives of persons significant in our past; or

3. That embody the distinctive characteristics of a type, period, or method of construction or represent the work of a master, or that possess high artistic values, or that represent a significant and distinguishable entity whose components may lack individual distinction; or

4. That have yielded, or may be likely to yield, information important in prehistory or history (National Park Service 1991; County of San Diego 2007).

The resources were also evaluated for significance under the County of San Diego Resource Protection Ordinance (RPO). Under the RPO:

> o). “Significant Prehistoric or Historic Sites”: Sites that provide information regarding important scientific research questions about prehistoric or historic activities that have scientific, religious, or other ethnic value of local, regional, state, or federal importance. Such locations shall include, but not be limited to:

(1) Any prehistoric or historic district, site, interrelated collection of features or artifacts, building, structure, or object either:
(aa) Formally determined eligible or listed in the National Register of Historic Places by the Keeper of the National Register; or
(bb) To which the Historic Resource (“H” Designator) Special Area Regulations have been applied; or

(2) One-of-a-kind, locally unique, or regionally unique cultural resources which contain a significant volume and range of data and materials; and

(3) Any location of past or current sacred religious or ceremonial observances (RPO 2009).

Significance Statement

Research has determined that the property was homesteaded around 1871 by the pioneer farming family of Benjamin and Caroline Cook. It was later owned by James and Phoebe Jones, another family of pioneer farmers in the Bernardo area. In the 1930s Edward and Mary Mullally owned and farmed the property. Beginning in the 1940s the parcel was owned by a series of individuals who had primary residences and occupations elsewhere.

The buildings on the property all date after 1941, when the parcel was owned by absentee land holders whose primary occupations were activities other than those associated with the property. None of these owners were found to be persons of significance in regional or local history, and the buildings do not represent the pioneering phase of San Diego County farming from circa 1870 to 1940, when families likes the Cooks, Jones, and Mullallys resided on their farms and were

organized in small communities like Bernardo. For these reasons the buildings do not qualify for listing on either the California Register of Historic Resources, or San Diego County Local Register of Historical Resources. In addition they do not qualify as significant under the County of San Diego Resource Protection Ordinance.

The area around Buildings A, B, and C, however, covers the general location of the Cook, Jones, and Mullally houses and could potentially have important archaeological deposits associated with this significant period in the property's history. For this reason any ground disturbance in these areas should be monitored by an archaeologist.

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APPENDIX E

RESEARCH DESIGN AND DATA RECOVERY PLAN

RESEARCH DESIGN AND DATA RECOVERY PLAN: VALIANO SAN DIEGO COUNTY, CALIFORNIA

CASE NUMBER PDS2013-SP-13-001, PDS2013-GPA-13-001, PDS2013-STP-13-003, PDS2013-TM-5575, PDS2013-REZ-13-001, PDS2013-ER-13-08-002

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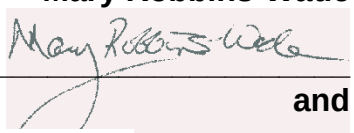

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April 2014
Affinis Job No. 2527

TABLE OF CONTENTS

INTRODUCTION

CA-SDI-17,506 is a significant archaeological resource under the California Environmental Quality Act (CEQA) and the guidelines of the County of San Diego. The site meets the criteria for listing on the California Register of Historical Resources, due to its scientific research potential, as well as its cultural value to the Native American (Luiseño and Kumeyaay) community. The proposed Valiano project would have significant impacts to CA-SDI-17,506, which must be avoided or mitigated. Under the proposed project design, avoidance of the site is not feasible. Therefore, a data recovery program is proposed, in order to mitigate impacts to below a level of significant.

CA-SDI-17,506 is located on a small knoll, between two intermittent drainages. The site was recorded as 23.8 m (78.1 ft.) northeast to southwest by 9.3 m (30.5 ft.) northwest to southeast, covering 1,330.2 square meters (14,318.2 square feet) (Smith 2011). Artifacts were noted within and on the sides of an access road that has been graded through the site. The entire site has been plowed for agricultural uses. Testing included surface collection, as well as excavation of 11 shovel tests and one test unit.

> Site SDI-17,506 was represented by lithic production waste, several precision, percussion, and milling tools, as well as marine shell fragments. A total of 122 artifacts, including one whole mano, one mano fragment, one metate fragment, four core tools, five pieces of debitage, 95 flakes, three retouched flakes, three scrapers, and two utilized flakes. In addition, 6.9 grams of ecofactual material were recovered from the surface and subsurface investigations [Smith 2011:6.1-1].

"The range of lithic tools, including ground stone tools and precision tools as well as marine shell, suggest that resource processing was a common activity at the site" (Smith 2011:6.1-4). Due to the range of artifacts at the site, the presence of subsurface cultural deposits, and the potential for buried features, the site was recommended as a significant resource under CEQA, but the site does not meet the significance criteria of the County's RPO (Smith 2011).

During the February 2013 site visit by Affinis and the Native American monitors, this site was found essentially as previously recorded but covering a somewhat larger area than previously recorded. Numerous surface artifacts were observed, particularly in graded dirt roads, where ground visibility was excellent. Many of the artifacts exhibited a great deal of patination. One very high quality crystal quartz flake was noted.

This document presents a discussion of the research topics that may be addressed with data from investigations at CA-SDI-17,506. Important topics that could be addressed at the site include chronology, subsistence/settlement, and intersite patterning. The data needed to address each of these topics is considered and a program adequate for obtaining those data is outlined.

RESEARCH DESIGN

The research design for the Valiano data recovery program includes three basic topics: chronology, subsistence/settlement pattern, and intersite patterning. In addition, Traditional Cultural Properties and Native American Heritage Values will be addressed.

Chronology

Chronological control is critical to answering most of the kinds of questions that archaeologists ask. It is necessary to control for time in analysis of both intrasite and intersite patterning, for if the archaeological entities being compared are of different ages, they cannot be part of the pattern that results from the operation of a particular prehistoric cultural system. Several lines of evidence can be brought to bear on this question, including radiocarbon dating, obsidian sourcing and hydration analysis, and the occurrence of time-sensitive artifacts.

No temporally diagnostic cultural material was found during the testing program conducted at CA-SDI-17,506 by Brian F. Smith and Associates (BFSA) in 2005 (see Robbins-Wade and Giletti 2013; Smith 2011). Flaked stone tools and debitage were found, as well as ground stone implements. The lack of ceramics at the site could indicate preceramic use of site or that activities carried out at the site were not ones for which ceramic vessels would be used. Food processing appears to have been done at the site, for which ceramic vessels might have been used, suggesting use of the site prior to the introduction of ceramics, however, this is conjectural. The presence of bedrock milling features at other sites in proximity to this one suggests Late Prehistoric use of the area.

Radiocarbon analysis would be conducted to obtain dates on samples from the site, such as charcoal or faunal material. Submitting individual large shells or large pieces of charcoal for analysis is preferable to submitting bulk samples, to minimize the chance for error by grouping shell or charcoal that may be of different ages. It is important to take into consideration past disturbance at the site and remember that the occurrence of items in proximity to one another does not guarantee that they are associated. A radiocarbon date for a large piece of *Chione* is not necessarily totally applicable to the lithic tool found next to it, but the date obtained for a single specimen is less likely to introduce errors than a date for a bulk sample. Unfortunately, no large pieces of shell were recovered during the testing program, but some may be found during the data recovery program. In addition, animal bone or charcoal might be found and collected as part of the data recovery program. Accelerator mass spectrometry (AMS) analysis requires substantially less material than conventional radiocarbon dating; this is one option for samples from the site.

Obsidian source and hydration analysis is a form of relative dating that is often quite useful. No obsidian was recovered during the testing program by BFSA, but if

appropriate obsidian specimens are recovered, obsidian analysis would be conducted as part of the data recovery program.

Although the research design includes questions relating to changes over time, CA-SDI-17,506 is relatively small and the cultural deposit is not deep (approximately 30 cm), suggesting that the site was not used over a long period of time or by different cultural groups. It might not be possible to address diachronic changes.

Question: What is the occupational history of CA-SDI-17,506? What is the range of dates of the occupation of the site?

Data requirements: Collection of suitable sample sizes of datable material, such as shell, charcoal, and/or obsidian, would be required. Radiocarbon samples from features, such as hearths, are desirable as they would date the cultural features directly. A series of samples from the same unit would be useful, as would samples from several units across the site. Information from this data recovery project would be compared with data from previous work at sites in the general vicinity to refine the occupational history of the area.

Question: Is CA-SDI-17,506 contemporaneous with other nearby sites, including sites in the Harmony Grove Village area and along Escondido Creek?

Data requirements: Datable material at CA-SDI-17,506 and information on chronology from other sites that have been studied would be necessary. It is assumed that many of the sites in the area are contemporaneous and were all part of the same settlement system; additional radiocarbon analysis would help to refine these relationships.

Subsistence/Settlement Pattern

Subsistence strategies and settlement systems are interrelated to such a degree that it is difficult to address one without the other. The study of settlement patterning is dependent upon data from a number of sources, as settlement systems are the result of many interrelated factors. Variables involved include chronology, topographic setting, environmental conditions, essential food and nonfood resources, desirable (but nonessential) resources, and demographic arrangements. Understanding (or simply discerning) settlement patterning is dependent upon the archaeological visibility of elements of the settlement system. Archaeological visibility is a function not only of site type and history of use, but of natural and cultural site formation processes, both depositional and post-depositional.

Analysis of the variety of tools found at the site, as well as shellfish, and other food remains that might be recovered, would be used to address subsistence and the types of activities that were undertaken at the site. Pollen, starch, and macrobotanical analyses would be useful in addressing plant resources used. Blood protein residue analysis would complement faunal studies to address animal resources used by inhabitants of the site. Past disturbances must be considered, as they affect what is

visible archaeologically. Comparison of the assemblage and location of the site with other sites in the vicinity that have been studied previously will add to our understanding of the settlement system at work. Good chronological data is essential for fully addressing these research issues.

No animal bone was collected during the testing program, and the amount of marine shell recovered was small. So, analyses of flaked stone and ground stone tools will be important. Blood protein residue analysis may be productive, as well as analyses on the ground stone, as addressed below.

Question: What activities were conducted at the site?

Data requirements: An adequate sample of debitage and tools would be required to address the types of activities undertaken at the site. Analysis of debitage in terms of stages of manufacture and other attributes, ratios of debitage to cores and debitage to tools, and analysis of ground stone and flaked stone tool attributes would be used to address this research question.

Debitage analysis would identify stages of manufacture, mean flake size and mean flake weight, degree and types of platform preparation, and other variables. These attributes are indicative of the types of tools manufactured at the site, the degree of care (or expediency) with which tools were made, the amount of tool finishing (shaping into formal designs, as opposed to more expedient tools), and the degree to which tools were resharpened and reused. These factors reflect site type and the nature of activities undertaken. For example, at a habitation site, we would expect to find more tool finishing and a greater degree of reuse of tools, as people are staying at the site for longer periods of time and working on a variety of tasks. If a site was simply a resource gathering and processing area, we would expect to find more expediently made tools that could be discarded when the task group left the site. If the group was not spending a great deal of time at a specific site or locus, there would not be the need for resharpening or reworking implements; we would expect that at a longer term occupation area. In addition, certain tasks may require more finely made tools and thus result in a different collection of debitage. Comparison of the debitage assemblage with other sites could reflect activities conducted at the site and help discern its place in the settlement system of the area.

Question: What were the subsistence practices at CA-SDI-17,506?

Data requirements: Faunal remains (shell and bone) and subsistence-related artifacts, such as milling equipment, various flaked stone tools, or projectile points, would be required to address this issue. Pollen, starch, and macrobotanical samples from ground stone could be used to address what plant resources were used at the site. Such samples from hearths or other in situ features would also be of value. Protein residue samples gathered from ground stone surfaces, projectile points, and the edges of various flaked stone tools could be used to address animal resources used by inhabitants of the site.

Question: Did subsistence practices change over time?

Data requirements: Faunal remains; pollen, starch, and macrobotanical samples; protein residue samples; and subsistence-related artifacts would be required for analysis. Again, good chronological control would be necessary to address the diachronic changes in the assemblage. As previously noted, CA-SDI-17,506 probably was not used for a great length of time, so it may not be possible to address changes over time with data from this site.

Intersite Patterning

As previously discussed, comparison with other contemporaneous sites in the area is the key to addressing settlement and subsistence strategies and how such strategies may have changed through time. A number of sites in relative proximity to CA-SDI-17,506 have been addressed to some degree in conjunction with proposed development projects. Comparison of CA-SDI-17,506 with these sites will be important in addressing settlement patterning.

Traditional Cultural Properties and Native American Heritage Values

Federal and state laws mandate that consideration be given to the concerns of contemporary Native Americans with regard to potentially ancestral human remains, associated funerary objects, and items of cultural patrimony. Consequently, an important element in assessing the significance of the sites in the study area has been to evaluate the likelihood that these classes of items are present in areas that would be affected by the proposed project.

Also potentially relevant to prehistoric and ethnohistoric archaeological sites is the category termed traditional cultural properties. According to Patricia L. Parker and Thomas F. King (1998), “Traditional” in this context refers to those beliefs, customs, and practices of a living community of people that have been passed down through the generations, usually orally or through practice. The traditional cultural significance of a historic property, then, is significance derived from the role the property plays in a community's historically rooted beliefs, customs, and practices. Examples of properties possessing such significance include:

1. A location associated with the traditional beliefs of a Native American group about its origins, its cultural history, or the nature of the world;
2. A rural community whose organization, buildings and structures, or patterns of land use reflect the cultural traditions valued by its long-term residents;
3. An urban neighborhood that is the traditional home of a particular cultural group, and that reflects its beliefs and practices;
4. A location where Native American religious practitioners have historically gone, and are known or thought to go today, to perform ceremonial activities in accordance with traditional cultural rules of practice; and

5. A location where a community has traditionally carried out economic, artistic, or other cultural practices important in maintaining its historic identity.

A traditional cultural property, then, can be defined generally as one that is eligible for inclusion in the National Register or California Register (that is, a significant resource under CEQA and RPO) because of its association with cultural practices or beliefs of a living community that (a) are rooted in that community's history, and (b) are important in maintaining the continuing cultural identity of the community.

Although CA-SDI-17,506 has not been identified as a traditional cultural property as such, members of both the Luiseño and Kumeyaay communities have expressed interest and concern regarding this site and other cultural resources in the project area. Input from the Native American community will be incorporated into the data recovery study.

DATA RECOVERY PLAN

Fieldwork

Phase 1

Prior to the beginning of Phase 1, the site boundaries of CA-SDI-17,506 shall be adequately defined to determine whether the site can be avoided and eliminate the requirement for data recovery. If determined that the site can be avoided, a letter report shall be submitted to the Director of Planning & Development Services which will serve as condition satisfaction for Data Recovery.

Phase 1 will include hand excavation of a 2-3 percent sample of the site. Placement of units will be guided by the results of the testing program conducted by BFSA in 2005 (see Robbins-Wade and Giletti 2013; Smith 2011) as well as the surface extent of the site as noted at the time of the implementation of the data recovery program. The standard unit size will be 1-m-by-1-m, but if features are encountered blocks of unit may be excavated in order to better expose and recover the features. Soil will be screened using standard methods (1/8-in. mesh). Sidewall profiles for at least one wall of each excavation unit will be drawn and photographed. Material for special studies will be collected as appropriate and as described below.

If intact subsurface features, such as hearths, roasting pits, storage pits, etc., are encountered, flotation would be undertaken, as these features are discrete units, which are better candidates for this type of analysis than bulk unit samples.

Native American monitors representing both the Luiseño and Kumeyaay communities will be on-site during field work, and concerns of the local Native American community will be addressed in field work and laboratory analysis.

Phase 2

At the completion of Phase 1 of the fieldwork program, a letter report will be submitted to the Director of Planning and Development Services evaluating the issues of site integrity, data redundancy, spatial and temporal patterning, features, and other relevant topics, in order to assess the adequacy of the initial sample. Based on this assessment, the letter report shall recommend the need for and scope of a second phase of field investigations, not to exceed a total hand-excavated sample of 15 percent of the site deposits.

Phase 3

It is anticipated that the site will be destroyed by eventual development of the project; therefore, mechanical stripping will be used following hand excavation to identify, map, and sample buried cultural features. This phase of work (Phase 3) will be conducted regardless of whether Phase 2 excavation is required. If subsurface features are found, they would contribute greatly to the research avenues regarding activities conducted at the site and differences between this site and others in the vicinity. Cultural features encountered may have cultural heritage significance beyond their archaeological value.

If cultural features are identified during Phase 3, flotation analysis would be undertaken. In addition, organic material, such as charcoal, shell, or animal bone, from discrete features would provide more reliable samples for radiocarbon analysis than specimens from a less specific context. Any exotic or potential trade items, such as obsidian, found in association with discrete features would also be good candidates for analysis, as their context is more reliable than those from a general level sample. Features would be drawn and photographed as well.

Human Remains

If human remains or features having cultural heritage significance are encountered, excavation in the area will be halted while the archaeological consultant confers with the Most Likely Descendant (MLD) and representatives of the Native American (Luiseño and Kumeyaay) community to determine the disposition of the cultural material. Native American monitors representing the Luiseño and Kumeyaay communities will be on-site during all field work, and any concerns expressed by the monitors will be addressed immediately.

1. If evidence of human remains and/or grave goods is discovered during project implementation, all work in the area of the discovery shall be stopped, and the Native American monitors shall be informed immediately, along with all other parties as required by State law.
2. If human remains are discovered, the County Medical Examiner's Office shall be informed by the Property Owner or their representative. The Medical Examiner's Office will notify the Native American Heritage Commission, who will notify the Most Likely Descendant (MLD).

3. The disposition of human remains and grave goods will be determined by the MLD.
4. Human remains constitute all cremated remains, inhumations, partial and complete, including non-articulated bone fragments, that have been determined by way of non-destructive analysis to be human, or are deemed likely to be human.

Collection Methods for Special Studies

The Paleo Research Institute website (www.paleoresearch.com) provides instructions for the collection and handling of samples for pollen, phytolith, starch, macrofloral, and protein residue analysis. The following field methods are a summary of the collection methods, which are presented in greater detail on the website.

1. Surface samples: a surface sample should be collected at the site prior to clearing or excavation. The surface sample will provide data for comparison of the modern environment with the past environment. Surface soils samples should use the pinch technique, i.e., a spoonful of sediment from various places within a diameter of approximately 30 m (100 ft.) around the site. Surface samples collected in conjunction with a stratigraphic column should be collected in the same manner as the rest of the samples in the column.
2. All ceramic vessels and sherds considered for archaeobotanic analysis and all subsurface ground stone artifacts should be bagged immediately in the field and sent to the lab for removal of extraneous sediment and for pollen, starch, and/or phytolith washing.
3. Projectile points should be bagged and sent to the lab prior to removal of dirt by rubbing or other means.
4. Scrape trowel free of dirt, scrape area to be sampled to remove accumulation of modern pollen.
5. Clean trowel of dirt. Spray trowel with distilled water and wipe with paper towel.
6. Quickly remove pollen sample (150 cc, which is about ¾ cup) or pollen and phytolith sample (300 cc, which is about 1 ½ cup) and place into Whirl-pak or Zip-lok bag and secure. Sand does not contain as much pollen as silty or clay sediments, so the sample sizes given here are larger than those recommended for silty or clay soils.
7. Stratigraphic columns should be sampled so that the shape of the area sampled is rectangular, 2 cm (1 in.) in height. Extend the sample as far to the side as necessary to get an adequate volume of sediment. In general, collect stratigraphic samples every 10 cm. Sample by natural levels, never collecting a sample that crosses level boundaries.
8. Place plastic sample bag into a second plastic bag or a paper bag. Record sample data in pencil on an inventory card placed between the two bags or write on the paper bag using a Sharpie marker. Double bagging will help to protect the bag from puncture and provide a convenient place for recording sample information.

9. All whole vessels, sherds to be sampled, and ground stone artifacts should be bagged in the field prior to the removal of dirt and sent to the lab.
10. Hearths and roasting pits: sample fill from the feature; if the fill is stratified, collect samples from each stratum. Collect samples from the living surface adjacent to the hearth, if it can be defined.
11. Storage cists and pits: the lower portion of the fill of these features should be sampled for macrofloral remains. Collect a scrape from the wall and the bottom of the feature.
12. Metates: When ground stone is found in situ, a suite of samples is desirable. In addition to bagging the metate, pollen/starch and macrofloral samples should be collected in front of, behind, and to each side of the metate from the living surface. If metates are recovered grinding side down, a sample should be collected from sediment in contact with the grinding surface. For protein residue analysis, all flaked lithic specimens should be placed directly in plastic bags with minimal handling. Do not spit, lick, or rub the items, as this may result in positive results for human proteins. Label the outside of the bag, and a second label may be placed inside the bag as well.
13. For protein residue analysis, a soil control sample must be submitted as well. Collect approximately 1 g samples from the soil surrounding each artifact to be analyzed and place in suitable containers, such as film canisters. Other control samples may be collected: 1 g samples from all cultural levels of stratified sites and one to three samples from off-site areas.
14. Handling cigarettes or chewing tobacco contaminates the hands, which then contaminate the work area and any samples collected. The use of tobacco should be avoided on-site; if tobacco products are handled, hands must be washed before collecting samples for analysis.
15. Dogs contaminate the pollen record and make it difficult to analyze animal fibers in the record. If dogs are present on-site for any reason, a sample of dog hair should be saved and sent with the samples to be analyzed.

Laboratory Analysis and Special Studies

The laboratory analysis will start with cleaning, sorting, and cataloging of all cultural material recovered during the data recovery program. Tool and debitage analysis will investigate manufacturing techniques, tool function, style, and breakage patterns, identifying attributes that are diagnostic of specific temporal or cultural patterns, as well as stages of manufacture. The tool and debitage assemblage could be compared with material from other sites in the area to investigate whether differences in manufacturing techniques that may reflect differing time periods or culture groups are evident between site assemblages. Debitage analysis would identify stages of manufacture, mean flake size and mean flake weight, degree and types of platform preparation, and other variables.

Neutron activation analysis of metavolcanic artifacts has been used to trace sources of lithic material. Chemical composition (trace element) signatures have been identified

for sources throughout San Diego County (see Gross et al. 1998). Analysis of 5 to 10 artifacts from the site is recommended, if appropriate specimens are recovered.

Residue analysis would be conducted if appropriate samples are recovered, as discussed above. Some researchers have found that blood residue on tools can be analyzed to indicate what types of animals were processed (butchered, skinned, ground, etc.). However, erroneous results are possible if the analyst does not control for contamination by modern residues, or if the lab is unfamiliar with the native fauna and uses inappropriate controls and comparisons.

Obsidian source and hydration analysis would also be productive if obsidian is recovered (none was found during the testing conducted by BFSA). Hydration analysis provides relative dating of samples. Although there are problems with many of the hydration rates for converting hydration measurements to calendar dates, comparison of raw hydration measurements from sites that are accurately dated from other sources allows relative dating of material. Five to 10 obsidian specimens would be recommended for analysis; however, it is doubtful that that many pieces will be collected.

Other chronometric analysis, such as radiocarbon dating, would be pursued if appropriate material is recovered. Due to rodent activity and other post-occupational disturbance anticipated to have occurred at the site, large, individual pieces of shell or charcoal would be appropriate samples for radiocarbon analysis, but generalized level samples would not be appropriate at this site. The only faunal material collected during the testing program by BFSA was a small amount of marine shell, but there is a potential that suitable material would be recovered during the data recovery program. At least five radiocarbon samples are recommended for analysis, if large enough samples can be recovered to allow such analysis. The accelerator mass spectrometry technique (AMS) allows use of smaller specimens than traditional radiocarbon analysis.

As discussed above, pollen and macrobotanical analyses are often suggested for addressing subsistence and have been included in the data recovery plan. However, due to the generally disturbed nature of the site soils, caution must be used in these analyses. The mixing of the soil matrix would serve to distribute modern pollen throughout the soil profile, potentially causing confusion or invalidating the conclusions of such analysis.

Report

A comprehensive report will be completed addressing the methods and results of the data recovery program and including the results of the 2005 testing program.

The data recovery report will follow the general Archaeological Resources Management Report (ARMR) format. In order to allow the data recovery report to work as a stand-alone document, a project description will be included, describing the proposed development and the role of the data recovery program in mitigating impacts to below a

level of significance. The report will present the research design and a discussion of how the goals of the data recovery program were met (or not met). Field and laboratory methods will be detailed, and technical analyses will be included as appendices to the body of the report. Detailed site maps will be presented, illustrating the locations of shovel test pits and excavation units from the testing program and their spatial relationships to the units excavated for the data recovery program. Illustrations and photographs of representative tools and diagnostic artifacts will be used, including illustrations of diagnostic projectile points and other formal tools, and any unusual items. Photographic overviews of the site will also be included. Graphs or charts of statistical analyses will be included as appropriate.

Curation

Cultural material collected during and in conjunction with the data recovery program will be permanently curated at an appropriate facility within San Diego County, such as the San Diego Archaeological Center or a Tribal curation facility of appropriate affiliation. Alternatively, cultural material may be repatriated to the appropriate Native American group(s), as determined by agreement among the Tribes, the Principal Investigator, and County staff.

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ADDENDUM TO
CULTURAL RESOURCES INVENTORY AND ASSESSMENT: VALIANO
SAN DIEGO COUNTY, CALIFORNIA
CASE NUMBER PDS2013-SP-13-001, PDS2013-GPA-13-001, PDS2013-STP-13-003, PDS2013-TM-5575, PDS2013-REZ-13-001, PDS2013-ER-13-08-002

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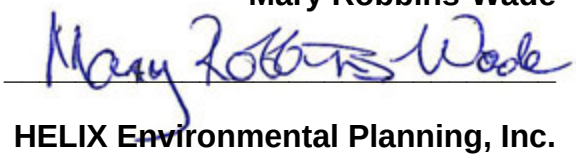

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April 2015

HELIX Project No. IPQ-19

Valiano -- Off-Site Road Alternatives

Several potential access alternatives for the Valiano Project are located outside the Proposed Project boundaries. These roadways were surveyed for cultural resources on April 9, 2015. The roadways or portions of road rights-of-way that are within the Project boundaries were surveyed as part of the original Project fieldwork for cultural resources. This addendum addresses the off-site roadway alignments that may be used/improved in conjunction with the Project.

Roadway Descriptions

Project access is proposed via Eden Valley Lane, Mt. Whitney Road, and two future access driveways south of Mt. Whitney Road, all connecting to Country Club Drive, the majority of which is located within the County's jurisdiction. Emergency access is proposed via Hill Valley Drive and Mt. Whitney Road.

The Project may or may not include the "Additional Access Option," where an additional Project access would be provided via Hill Valley Drive in addition to Eden Valley Lane, Mt. Whitney Road, and the two future access driveways south or Mt. Whitney Road (all connecting to Country Club Drive). As discussed previously, this portion of Hill Valley Drive is an existing dirt road that is proposed to be improved to a paved road approximately 24 feet wide, for a majority of the road length as part of the Proposed Project. As currently designed, one section of this road (approximately 185 - 195 feet) can only be improved to 20 feet wide due to easement access issues. In order for the Additional Access Option to be executed, the roadway would have to meet County private road standards. The road would require improvement to a paved width of 24 feet with a corresponding design speed of 30 miles per hour and a 40-foot right of way (unless granted a design modification).

Eden Valley Lane is a private roadway providing access to adjacent residences for its entire length extending west from Country Club Drive. It is paved for a curb-to-curb width of less than the private road standard of 24 feet. With the construction of Neighborhoods 1, 2, 3 and 4, this roadway would be expected to carry 1,760 average daily trips (ADT). In order for this roadway to meet private road standards set by the County, Eden Valley Lane would need to be improved to a graded width of 28 feet and an improved (paved) width of 24 feet with a corresponding design speed of 30 mph (Figure 1a, *Off-site Roadway Improvements*). These improvements would allow Eden Valley Lane to meet the private road standards for roadways carrying between 751 to 2,500 ADT.

Mt. Whitney Road is a private roadway for its entire length extending west from Country Club Drive. It is paved for a curb-to-curb width of less than the private road standard of 24 feet. With the construction of Neighborhoods 1, 2 and 3, this roadway would be expected to carry 1,785 ADT. In order for this roadway to meet private road standards set by the County, Mt. Whitney Road would need to be improved to a graded width of 28 feet and an improved (paved) width of 24 feet with a corresponding design speed of 30 mph (Figures 1a and 1b, *Off-site Roadway Improvements*). These improvements would allow Mt. Whitney Road to meet the private road standards for roadways carrying between 751 to 2,500 ADT.

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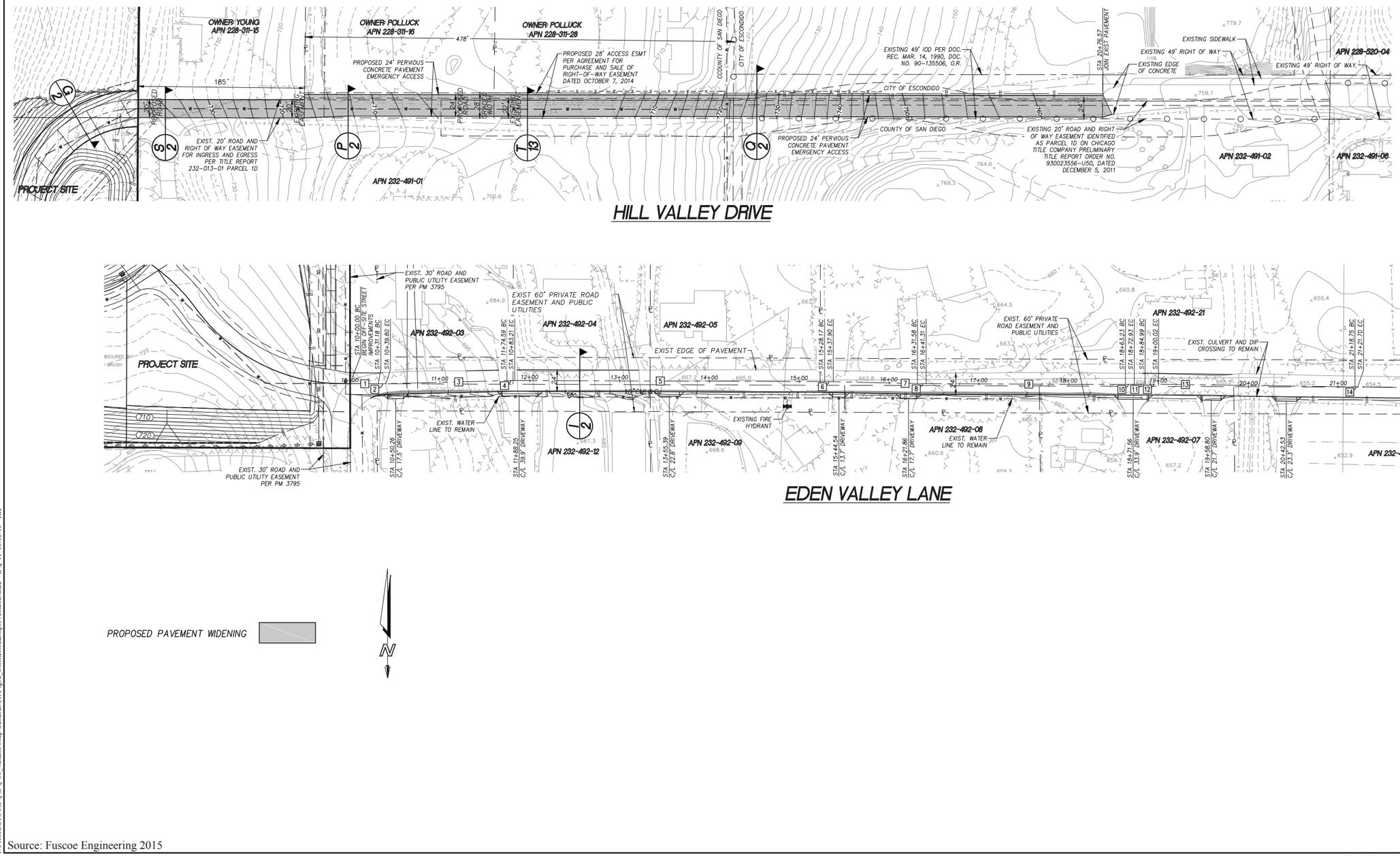


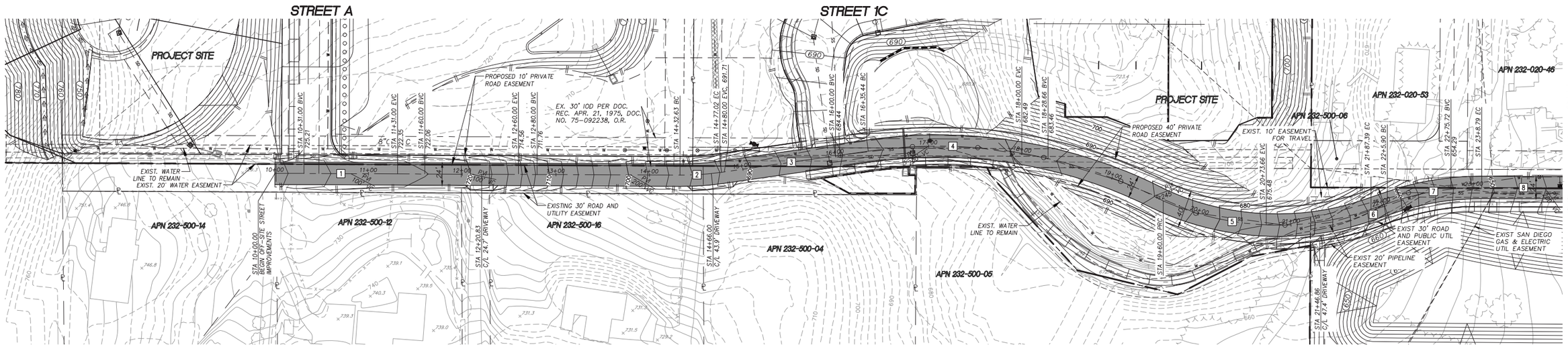
Source: Fuscoe Engineering 2015

Off-site Road Improvements

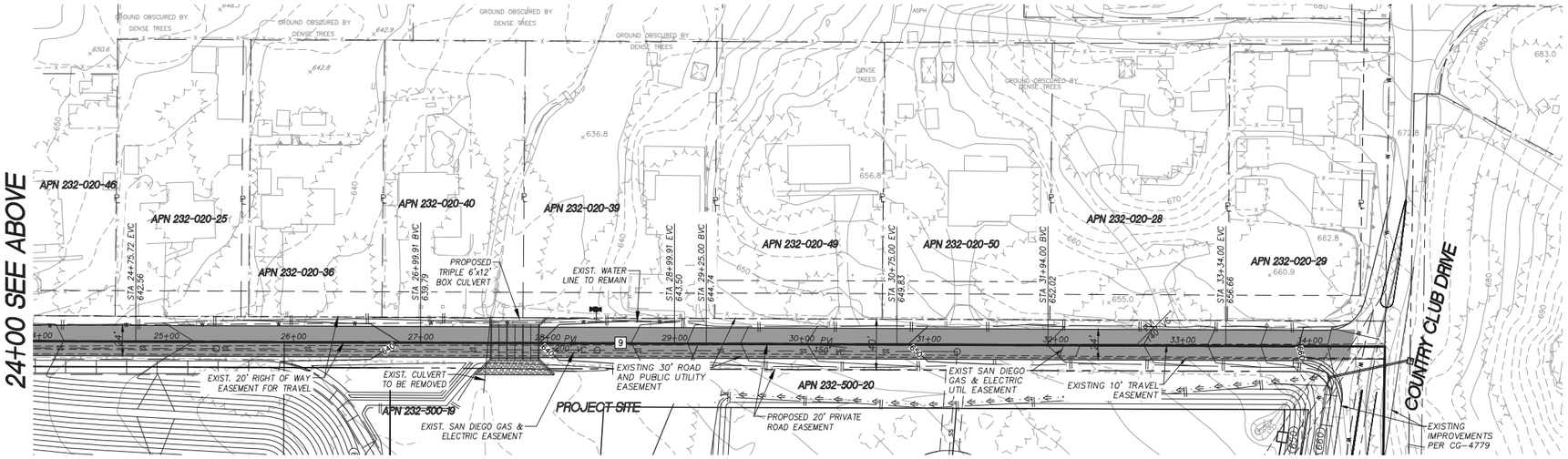
VALIANO

Figure 1a

HELIX Environmental Planning



MT WHITNEY ROAD



MT WHITNEY ROAD

PROPOSED PAVEMENT WIDENING

N

Source: Fuscoe Engineering 2015

Off-site Road Improvements

VALIANO

Figure 1b

HELIX Environmental Planning

Future Street 5A currently does not exist. With the construction of Neighborhood 5, this roadway would be expected to carry 600 ADT between the north and south access points. In order for this roadway to meet private road standards set by the County, Future Street 5A would need to be improved to a graded width of 28 feet and an improved (paved) width of 24 feet with a corresponding design speed of 20 mph. These improvements would allow Future Street 5A to meet the private road standards for roadways carrying between 101 to 750 ADT. This roadway is entirely within the Project boundary; it was covered as part of the Project survey.

Hill Valley Drive is an existing dirt road that is proposed to be improved to a paved road approximately 24 feet wide for a majority of the road length (Figure 1a, *Off-site Roadway Improvements*). One section of this road (approximately 185 - 195 feet) can only be improved to 20 feet wide due to easement access issues. The San Marcos Fire Department accepted this reduced roadway section in a letter dated September 24, 2014. A design exception for this portion of roadway was granted by the County Planning & Development Services (PDS) in a letter dated October 28, 2014.

As part of Proposed Project design, a stop sign would be installed on Mt. Whitney Road where one does not exist today, when warrants are met. The Project would ensure that sight distance meeting County standards is provided at each of the four access locations along Country Club Drive. In addition, the Project proposes to construct northbound left-turn pockets at each of the four access locations. Finally, the Proposed Project also would include the construction of numerous internal intersections, with the traffic controls installed, as appropriate, at each intersection (dependent upon signal warrants). Figures 1a and 1b show the off-site improvements to roadways associated with the Proposed Project. All improvements south of Mt. Whitney Road would be the responsibility of the Harmony Grove project currently under construction.

All on-site roadways and off-site fronting roadways are planned to be built to County private road standards. As discussed previously, not all of Hill Valley Road would be constructed to County standards, and a design exception has been granted by the County PDS for one section of this road (approximately 185 – 195 feet) that would only be improved to 20 feet wide due to easement access issues.

Survey Methods

The off-site roadway alternatives were surveyed for cultural resources on April 9, 2015 by Mary Robbins-Wade, Director of Cultural Resources for HELIX, and Native American monitors P.J. Stoneburner of Saving Sacred Sites (Luiseño) and Tuchon Phoenix of Red Tail Monitoring and Research (Kumeyaay). The proposed alignments were surveyed using parallel transects spaced less than 10 m apart. In areas where the edge of the road alignment crossed fenced properties, the surveyors examined the ground surface through the fences. Ground visibility adjacent to the existing roadways was generally good, although vegetation, including landscaping, obscured the view in some areas.

Results

No cultural resources were previously recorded along the off-site road alignments, based on records searches conducted at the South Coastal Information Center (SCIC) for the Project, including a records search obtained in March 2015 in conjunction with the Section 404 permit

SENSITIVE MATERIAL – IN CONFIDENTIAL APPENDIX B

HELIX Environmental Planning 7578 El Cajon Boulevard La Mesa, CA 91942	Location of Isolated Artifact	Figure 2

process. One isolated artifact was identified along Mt. Whitney Road during the April 2015 survey. This metavolcanic flake was recorded at SCIC; the isolate record is included as Confidential Attachment A. The location of the isolate is shown in Figure 2 (in Confidential Attachment B). The isolate was not collected; it was moved out of the road right-of-way. No other cultural resources were identified within the off-site road alignments.

Resource Importance

The isolate is not considered an important resource under the County's Guidelines for Determining Significance and is not a significant resource under CEQA, nor it is RPO-significant; the research potential of the isolate has been fulfilled through its documentation.

Impact Identification

No impacts to the isolated resource are anticipated; it was moved outside the road right-of-way. If impacts to the isolate do occur, they would not constitute significant effects, as the isolate is not an important resource under County Guidelines and is not a significant resource under CEQA. No other cultural resources have been identified within or adjacent to the road alignments; therefore, there would be no impacts to cultural resources.

Mitigation Measures and Design Considerations

No impacts to cultural resources have been identified from the off-site road alignments. However, the Valiano Project is in an area with a great deal of archaeological and cultural sensitivity. Therefore, a monitoring program must be implemented for any grading or other ground-disturbing activity in conjunction with the off-site roads as well as the Project itself. The requirements of the monitoring program are detailed in the cultural resources technical report for the Project.

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ADDENDUM 2 TO
CULTURAL RESOURCES INVENTORY AND ASSESSMENT: VALIANO SAN DIEGO COUNTY, CALIFORNIA

CASE NUMBER PDS2013-SP-13-001, PDS2013-GPA-13-001, PDS2013-STP-13-003, PDS2013-TM-5575, PDS2013-REZ-13-001, PDS2013-ER-13-08-002

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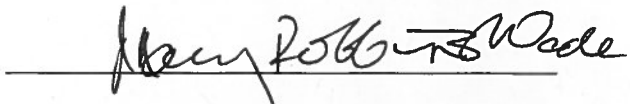
Preparer:

Mary Robbins-Wade



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April 2015

HELIX Project No. IPQ-19

Rincon del Diablo Municipal Water District Easement and Reservoir
Cultural Resources Addendum for the Valiano Project

Rincon del Diablo Municipal Water District (Rincon MWD) owns a future reservoir site within the ID 1 South service area, within (but not a part of) the northern portion of the Proposed Project. Rincon MWD recently prepared a Water Master Plan Update in 2014 to identify facilities, supplies, and capital funding needed to continue providing reliable water and recycled water service to its customers through 2035. The 2014 Water Master Plan recommended a 3.0 MG Reservoir, referred to as the "R7 Reservoir" as part of the District's proposed 5-year capital improvement program to improve regional water capacity. This tank would be approximately 32 feet high and 138 feet in diameter and would be located on a 3.2-acre site surrounded on all sides by the Proposed Project. There is an existing 20-foot wide easement for the access road to the tank. The Project site is located to the west of Rincon MWD's current service area and would be served by the 959 Pressure Zone in this area. Potable water service for the Plan area would be primarily provided by connections to existing 8-inch and 10-inch water mains in Eden Valley Lane, Mt. Whitney Road, and south of Hill Valley Drive. This addendum summarizes cultural resources survey addressing the 3.2-acre reservoir site and 20-foot wide access road easement.

Survey Methods

The reservoir site is completely surrounded by a 30-acre parcel that was added to the Project in 2014. This parcel and the easement for access were surveyed for cultural resources on March 12, 2014 by Affinis archaeologists with Native American monitors from Saving Sacred Sites (Luiseño) and Red Tail Monitoring and Research (Kumeyaay). The parcel was walked in parallel transects spaced approximately 10-15 m apart. The parcel was an avocado grove, which afforded poor ground visibility.

Results

No cultural resources were previously recorded within the reservoir site or the associated easement, based on records searches conducted at the South Coastal Information Center (SCIC) for the Project, including a records search obtained in March 2015 in conjunction with the Section 404 permit process.

Impact Identification

No cultural resources have been identified within or adjacent to the reservoir site or the associated easement; therefore, there would be no impacts to cultural resources.

Mitigation Measures and Design Considerations

No impacts to cultural resources have been identified from the proposed reservoir. However, the Valiano Project is in an area with a great deal of archaeological and cultural sensitivity. Therefore, a monitoring program must be implemented for any grading or other ground-disturbing activity in conjunction with the reservoir as well as the Project itself. The requirements of the monitoring program are detailed in the cultural resources technical report for the Project.

Project Boundary
3.5 MG Reservoir
6-ft Retaining Wall
Easement to Rincon MWD for Road and Pipeline

Map Extent

Not a Part

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Rincon MWD Easement and Reservoir

VALIANO

HELIX Environmental Planning

N 0 100 Feet

Figure 1

ADDENDUM 3 TO
CULTURAL RESOURCES INVENTORY AND ASSESSMENT:
VALIANO
SAN DIEGO COUNTY, CALIFORNIA

CASE NUMBER PDS2013-SP-13-001, PDS2013-GPA-13-001, PDS2013-STP-13-003, PDS2013-TM-5575, PDS2013-REZ-13-001, PDS2013-ER-13-08-002

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October 2015

HELIX Project No. IPQ-19

Country Club Drive Improvements
Cultural Resources Addendum for the Valiano Project

Country Club Drive is the site of potential improvements in conjunction with the Valiano Project and is located outside the Project boundaries. This addendum addresses the off-site roadway alignments along Country Club Drive that may be used/improved in conjunction with the Project.

Country Club Drive is a County road providing access to the Valiano Project site, other residential and commercial streets, and to adjacent residences and businesses for its entire length from Auto Park Way south to Harmony Grove Road. Only small portions of the road right-of-way have been proposed for improvements in conjunction with the Valiano Project: areas north and south of the street between 320 Country Club Drive and 565 Country Club Drive, just west of the intersection with Auto Park Way (Figure 1).

Survey Methods

The Country Club Drive improvements area is bordered by a fence on the north and surrounded by residential private property on the south. This project area was surveyed for cultural resources on October 6, 2015 by HELIX archaeologists with Native American monitors from Saving Sacred Sites (Luiseño) and Red Tail Monitoring and Research (Kumeyaay). The proposed improvements areas were walked in parallel transects spaced less than 10 m apart. Vegetation covered most of the area, resulting in poor ground visibility.

Results

No cultural resources were previously recorded within the Country Club Drive improvements area, based on records searches conducted at the South Coastal Information Center (SCIC) for the Project, including a records search obtained in March 2015 in conjunction with the Section 404 permit process. No cultural resources were identified during the October 2015 survey as well.

Impact Identification

No cultural resources have been identified within the Country Club Drive improvements area; therefore, no impacts to cultural resources are anticipated.

Mitigation Measures and Design Considerations

No impacts to cultural resources have been identified from the Country Club Drive improvements. However, the Valiano Project is in an area with a great deal of archaeological and cultural sensitivity and ground visibility was poor during the survey. Therefore, a monitoring program must be implemented for any grading or other ground-disturbing activity in conjunction with the off-site improvements as well as the Project itself. The requirements of the monitoring program are detailed in the cultural resources technical report for the Project.

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Country Club Drive Project Footprint

VALIANO

HELIX Environmental Planning

N 0 100 Feet

Figure 1