

# **DRAFT CULTURAL RESOURCES INVENTORY AND EVALUATION REPORT**

FOR THE

## **NATIONAL CITY CARMAX PROJECT, NATIONAL CITY, SAN DIEGO COUNTY, CALIFORNIA**

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## Acronyms and Abbreviations

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BP	before present
CCR	California Code of Regulations
CEQA	California Environmental Quality Act
CRHR	California Register of Historical Resources
DPR	Department of Parks and Recreation
GPS	Global Positioning System
MLD	most likely descendants
NAHC	Native American Heritage Commission
PRC	California Public Resources Code
SCIC	South Coastal Information Center

# Cultural Resources Inventory Report for the National City CarMax Project, National City, California

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## Executive Summary

ICF International (ICF) was retained by Centerpoint Integrated Solutions, LLC, to conduct a cultural resources inventory and evaluation study for its National City CarMax Project. This report provides the City of National City, resource agencies, and the public with current cultural resources data to satisfy review of the project under California Environmental Quality Act (CEQA) and other federal, state, and local regulations. This report also includes the results of a cultural resources records search and surveys conducted on-site. The purpose of the study is to identify cultural resources within the project area, evaluate any identified cultural resources that have not been evaluated previously, and provide management recommendations regarding any significant cultural resources within the project area.

ICF archaeologists performed intensive pedestrian archaeological survey of the project area on October 27, 2015. Prior to the current surveys, one cultural resource had previously been recorded in the project area: CA-SDI-5433, a prehistoric shell and lithic scatter. The site consisted of two loci, one of which was outside the project area, and the second which was destroyed during construction of a State Route 54 onramp. ICF did not identify any cultural artifacts associated with CA-SDI-5433 or any additional cultural resources in the project area. ICF has evaluated CA-SDI-5433 and found that it does not meet the criteria for listing on the National Register of Historic Places or the California Register of Historical Resources, and does not appear to be a historical resource for the purposes of CEQA. Evaluation of this resource is provided in the "Results" section of this report. Appropriate California Department of Parks and Recreation (DPR) forms for this resource is provided in Appendix B of this report.

Although this cultural resources study has not resulted in the identification of any significant cultural resources within the project area, management recommendations are provided later in this report for avoiding impacts to any cultural resources that could potentially be encountered during implementation of the proposed project.

## Project Description

The proposed development consists of the construction of a CarMax pre-owned automobile dealership, service building and non-public carwash with associated access drives, parking lots and landscaped areas. The proposed project will include a sales building with an attached presentation area, a service area and a detached non-public carwash.

## Cultural Resources Project Area

The project area is located within National City, San Diego County, California, just east of the Interstate (I) 805 and State Route (SR) 54 intersection ( Figure 1, 2 and 3). The project area is mapped within an un-sectioned portion (Township 17 South, Range 2 West) of the *National City, California*, U.S. Geological Survey (USGS) 7.5-minute topographic map quadrangle (USGS 1996) (Appendix A, Figure 2). The center of the project area is located at the following Universal Transverse Mercator coordinates: 493491 East, 3613481 North (WGS 84).

## Regulatory Setting

Federal and state regulations recognize the public's interest in cultural resources and the public benefit in preserving them. These laws and regulations require analysts to consider how a project might affect cultural resources and to take steps to avoid or reduce potential damage to significant cultural resources. Significant cultural resources can be historical in character or date to the precontact past (i.e., the time prior to contact with European-Americans).

The project may require a federal permit and if so, therefore would be a federal undertaking. As a result, it must be conducted in compliance with Section 106 of the National Historic Preservation Act (NHPA). The NHPA is the primary mandate governing projects under federal jurisdiction that might affect cultural resources. The project is also subject to the rules and regulations that govern the treatment of archaeological sites in the state of California. The following summarizes the cultural resources regulations that apply to the project.

### Federal Regulations

#### Section 106 of the National Historic Preservation Act

The NHPA requires that, before beginning any undertaking, a federal agency must take into account the effects of the undertaking on historic properties and afford the Advisory Council on Historic Preservation an opportunity to comment on these actions (16 United States Code 470f). The Section 106 process is presented in 36 CFR 800 and consists of five steps.

1. Initiate the process by coordinating with other environmental reviews, consulting with the state historic preservation officer, identifying and consulting with interested parties, and identifying points in the process to seek input from the public and to notify the public of proposed actions.
2. Identify cultural resources and evaluate them for NRHP eligibility, resulting in the identification of Historic Properties.
3. Assess effects of the project on Historic Properties.
4. Consult with the state historic preservation officer and interested parties regarding adverse effects on Historic Properties, resulting in a memorandum of agreement.
5. Proceed in accordance with the memorandum of agreement.

#### National Register of Historic Places

First authorized by the Historic Sites Act of 1935, the NRHP was established by the NHPA as “an authoritative guide to be used by federal, state, and local governments; private groups; and citizens to identify the nation’s cultural resources and to indicate what properties should be considered for protection from destruction or impairment.” The NRHP recognizes properties that are significant at the national, state, and local levels. According to NRHP guidelines, the quality of significance in American history, architecture, archaeology, engineering, and culture is present in districts, sites, buildings, structures, and objects that possess integrity of location, design, setting, materials, workmanship, feeling, and association, and that meet any of the following criteria.

- **Criterion A.** A property is associated with events that have made a significant contribution to the broad patterns of our history.
- **Criterion B.** A property is associated with the lives of persons significant in our past.
- **Criterion C.** A property embodies the distinctive characteristics of a type, period, or method of construction, or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components may lack individual distinction.
- **Criterion D.** A property yields, or may be likely to yield, information important in prehistory or history.

The NRHP requires that a resource not only meet one or more of these criteria but also possess integrity. Integrity is the ability of a property to convey historical significance. The evaluation of a resource’s integrity must be grounded in an understanding of that resource’s physical characteristics and how those characteristics relate to its significance. The NRHP recognizes seven aspects or qualities that, in various combinations, define the integrity of a property: location, design, setting, materials, workmanship, feeling, and association.

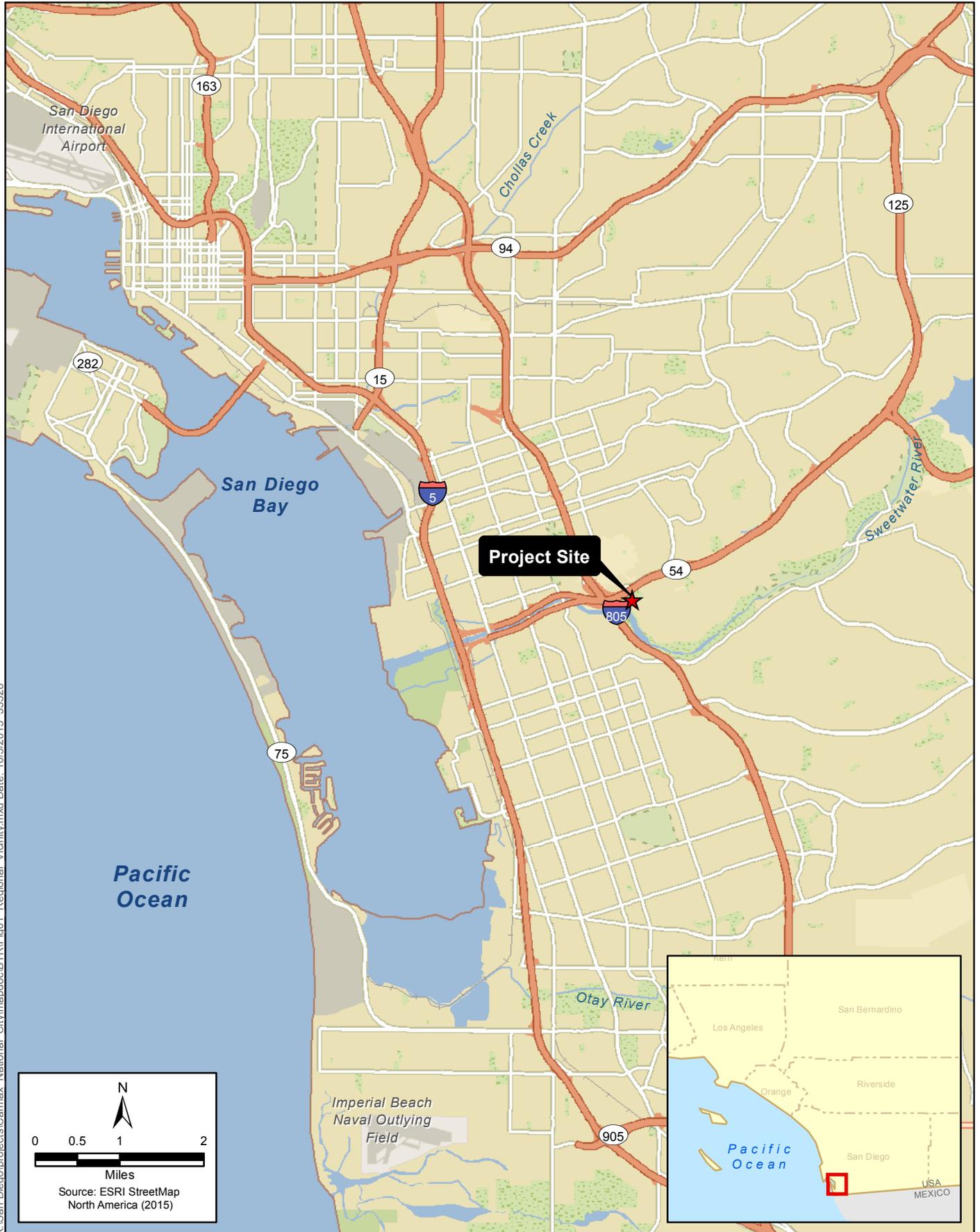
An adverse effect on a historic property is found when an activity may alter, directly or indirectly, any of the characteristics of the historic property that render it eligible for inclusion in the NRHP. The alteration of characteristics is considered an adverse effect if it may diminish the integrity of the historic property’s location, design, setting, materials, workmanship, feeling, or association. The assessment of effects on historic properties is conducted in accordance with the guidelines set forth in 36 CFR 800.5.

## California Environmental Quality Act and Cultural Resources

The California Environmental Quality Act (CEQA) requires public agencies to evaluate the implications of their project(s) on the environment and includes significant historic resources as part of the environment. Public agencies must treat any cultural resource as significant unless the preponderance of evidence demonstrates that it is not historically or culturally significant (California Code of Regulations [CCR] Title 14 §15064.5). A historic resource is considered significant if it meets the definition of *historical resource* or *unique archaeological resource*, as defined below.

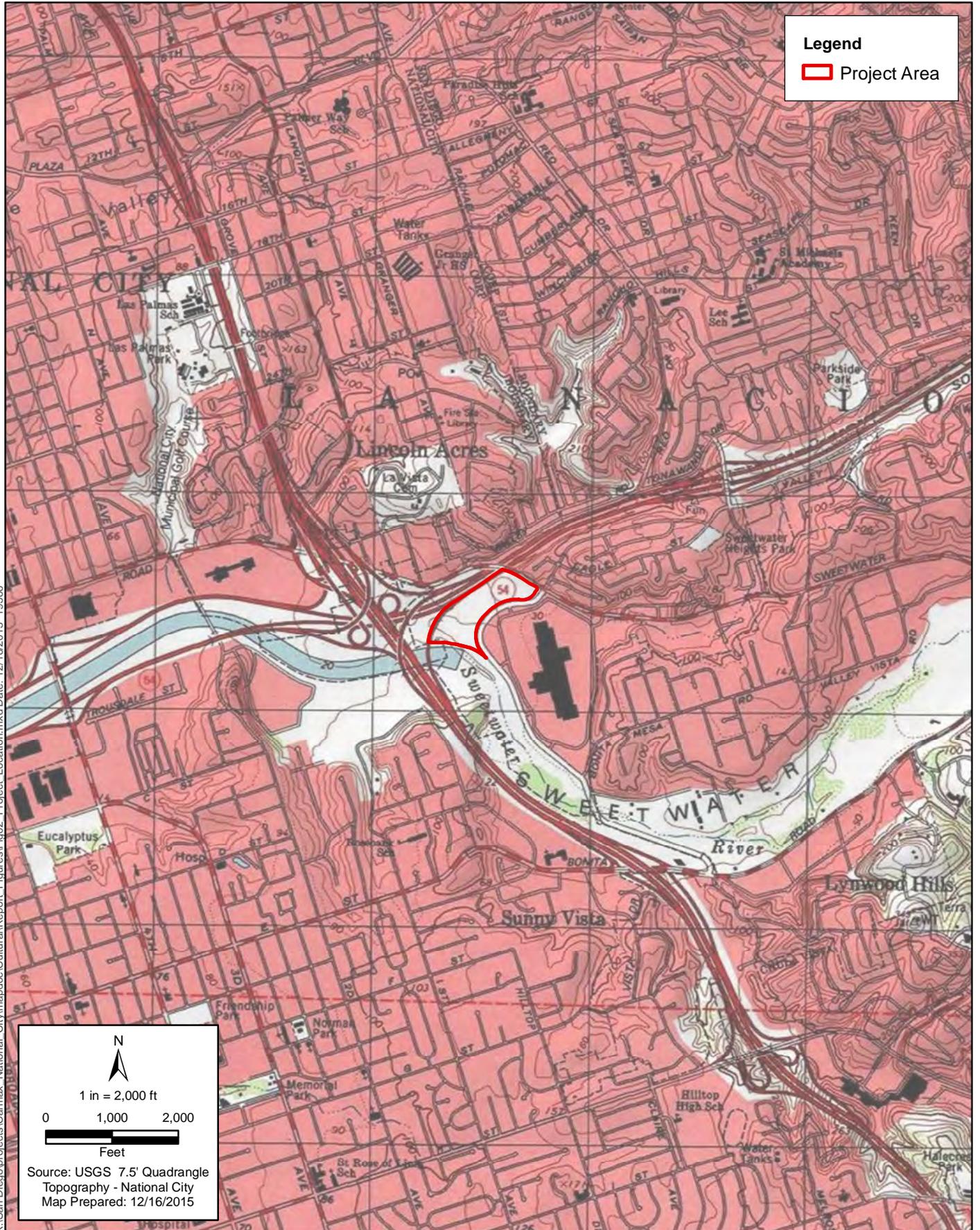
### Historical Resources

The term *historical resource* includes, but is not limited to any object, building, structure, site, area, place, record, or manuscript which is historically or archaeologically significant, or is significant in



**Figure 1**  
**Regional Vicinity Map**  
**Carmax National City Project**





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Figure 2  
Project Location  
Carmax National City Project



**Figure 3**  
**Project Detail**  
**Carmax National City Project**



the architectural, engineering, scientific, economic, agricultural, educational, social, political, military, or cultural annals of California Public Resources Code (PRC) (PRC §5020.1(j)). Historical resources may be designated as such through three different processes:

1. Official designation or recognition by a local government pursuant to local ordinance or resolution (PRC §5020.1(k))
2. A local survey conducted pursuant to PRC §5024.1(g)
3. The property is listed in or eligible for listing in the National Register of Historic Places (NRHP) (PRC §5024.1(d)(1))

The process for identifying historical resources is typically accomplished by applying the criteria for listing in the California Register of Historical Resources (CRHR) (CCR Title 14 §4852), which states that a historical resource must be significant at the local, state, or national level under one or more of the following four criteria:

- a) It is associated with events that have made a significant contribution to the broad patterns of California's history and cultural heritage.
- b) It is associated with the lives of persons important in our past.
- c) It embodies the distinctive characteristics of a type, period, region, or method of construction, or represents the work of a master or possesses high artistic values.
- d) It has yielded, or may be likely to yield, information important in prehistory or history.

To be considered a *historical resource* for the purpose of CEQA, the resource must also have integrity, which is the authenticity of a resource's physical identity evidenced by the survival of characteristics that existed during the resource's period of significance.

Resources, therefore, must retain enough of their historic character or appearance to be recognizable as historical resources and to convey the reasons for their significance. Integrity is evaluated with regard to the retention of location, design, setting, materials, workmanship, feeling and association. It must also be judged with reference to the particular criteria under which a resource is eligible for listing in the CRHR (CCR Title 14 §4852(c)).

## **Unique Archaeological Resources**

A *unique archaeological resource* is defined in section 21083.2 of the California Public Resources Code as an archaeological artifact, object, or site about which it can be clearly demonstrated that, without merely adding to the current body of knowledge, there is a high probability that it meets any of the following criteria:

- Contains information needed to answer important scientific research questions and for which there is a demonstrable public interest
- Has a special and particular quality such as being the oldest of its type or the best available example of its type
- Is directly associated with a scientifically recognized important prehistoric or historic event or person

In most situations, resources that meet the definition of a unique archaeological resource also meet the definition of *historical resource*. As a result, it is current professional practice to evaluate cultural resources for significance based on their eligibility for listing in the CRHR. For the purposes of this CEQA cultural resources study, a resource is considered significant if it meets the CRHR eligibility (significance and integrity) criteria. Individual resource assessments of eligibility are provided in this report.

Even without a formal determination of significance and nomination for listing in the CRHR, the lead agency can determine that a resource is potentially eligible for such listing, to aid in determining whether a significant impact would occur. The fact that a resource is not listed in the CRHR, or has not been determined eligible for such listing, and is not included in a local register of historic resources, does not preclude an agency from determining that a resource may be a historical resource for the purposes of CEQA.

## Discovery of Human Remains

With respect to the potential discovery of human remains, Section 7050.5 of the California Health and Human Safety Code (CHHSC) states the following:

- a. Every person who knowingly mutilates or disinters, wantonly disturbs, or wilfully removes any human remains in or from any location other than a dedicated cemetery without authority of law is guilty of a misdemeanor, except as provided in Section 5097.99 of the Public Resources Code. The provisions of this subdivision shall not apply to any person carrying out an agreement developed pursuant to subdivision (l) of Section 5097.94 of the Public Resources Code or to any person authorized to implement Section 5097.98 of the Public Resources Code.
- b. In the event of discovery or recognition of any human remains in any location other than a dedicated cemetery, there shall be no further excavation or disturbance of the site or any nearby area reasonably suspected to overlie adjacent remains until the coroner of the county in which the human remains are discovered has determined, in accordance with Chapter 10 (commencing with Section 27460) of Part 3 of Division 2 of Title 3 of the Government Code, that the remains are not subject to the provisions of Section 27491 of the Government Code or any other related provisions of law concerning investigation of the circumstances, manner and cause of any death, and the recommendations concerning the treatment and disposition of the human remains have been made to the person responsible for the excavation, or to his or her authorized representative, in the manner provided in Section 5097.98 of the Public Resources Code. The coroner shall make his or her determination within two working days from the time the person responsible for the excavation, or his or her authorized representative, notifies the coroner of the discovery or recognition of the human remains.
- c. If the coroner determines that the remains are not subject to his or her authority and if the coroner recognizes the human remains to be those of a Native American, or has reason to believe that they are those of a Native American, he or she shall contact, by telephone within 24 hours, the Native American Heritage Commission. (CHHSC §7050.5)

Of particular note to cultural resources is subsection (c), requiring the coroner to contact the Native American Heritage Commission (NAHC) within 24 hours if discovered human remains are thought to potentially be those of Native American origin. After notification, NAHC will follow the

procedures outlined in PRC Section 5097.98, which include notification of most likely descendants (MLDs), if possible, and recommendations for treatment of the remains. Also, knowing or wilful possession of Native American human remains or artifacts taken from a grave or cairn is a felony under State law (PRC §5097.99).

## Thresholds of Significance

According to CEQA, a project that causes a *substantial adverse change* in the significance of a *historical resource* or a *unique archaeological resource* has a significant effect on the environment (CCR Title 14 §15064.5; PRC §21083.2). CEQA defines a *substantial adverse change* as (CCR Title 14 §15064.5(b)):

- Physical demolition, destruction, relocation, or alteration of the resource or its immediate surroundings such that the significance of a historical resource would be materially impaired; or
- Demolishes or materially alters in an adverse manner those physical characteristics of an historical resource that convey its historical significance and that justify its inclusion in, or eligibility for, inclusion in the California Register of Historical Resources; or
- Demolishes or materially alters in an adverse manner those physical characteristics that account for its inclusion in a local register of historical resources pursuant to section 5020.1(k) of the Public Resources Code or its identification in an historical resource survey meeting the requirements of section 5024.1(g) of the Public Resources Code, unless the public agency reviewing the effects of the project establishes by a preponderance of evidence that the resource is not historically or culturally significant; or
- Demolishes or materially alters in an adverse manner those physical characteristics of an historical resource that convey its historical significance and that justify its eligibility for inclusion in the California Register of Historical Resources as determined by the lead agency.

## Environmental Setting

The project area is situated along the Sweetwater River channel, within unsectioned portions of Township 17 South, Range 2 West, National City Quadrangle. The project is bordered to the West by the 805 freeway, to the north by highway 54 and Sweetwater Road, to the east by Plaza Bonita Road and Westfield Plaza Bonita Mall, and to the south by the Sweetwater River Channel. The San Diego Bay lies 2.6 miles west of the project area

The landscape consists of a vegetation-covered floodplain, maintained hiking trails, a small active drainage, and a sizeable transient encampment with associated unmaintained trails, campsites, and refuse. Disturbances to the landscape and soils are extensive and include freeway construction, maintenance of the Sweetwater River channel, erosion control/retaining rocks, grading for a previous project which was never completed, rodent activity, and vegetation clearing. Transient related grading and clearing of campsites and hand dug latrines were observed throughout the area.

Paved surfaces are limited to the southern portion of the project area where a concrete hiking trail extends from Plaza Bonita Road across a well-manicured lawn, and along the Sweetwater River.

Much of the project area is occupied by areas of vegetation historically subjected to disturbances such as flooding and periodic human use. Currently, the vegetation appears to be largely non-native, consisting of dry grasses, Russian thistle, ice plant, and riparian reeds and grasses. Groves of eucalyptus, palm, and pepper trees are also present in the project area. Soils in the area are generally sandy, silty, alluvial and lagoon deposits. The alluvium is underlain at substantial depth by Quaternary and Tertiary sedimentary bedrock. The project area varies slightly in elevation, from approximately 20-30 feet above mean sea level.

## Cultural Setting

### Prehistoric Context

The project area is within the south coastal cultural region of California. Several cultural chronologies have been developed for the region (including, but not limited to, Moratto 1984; Bull 1987; Gallegos 1992; Warren 1987), and this document uses a modified version of the cultural chronology developed by Gallegos (1992, et al. 1998) to help describe patterns in precontact cultural developments in the region. This chronology is an analytical construct and does not necessarily reflect Native American views. The following divides the precontact cultural sequence into three periods and summarizes the diagnostic attributes of archaeological components from each period.

#### **Paleoindian Period (prior to 10,000 BP)**

Traditionally, it was thought that the earliest human inhabitants of North America were highly mobile terrestrial hunters. Commonly referred to as the Clovis, these people used intricate bone and stone technology. On the west coast of North America, Clovis assemblages are characterized by a wide but sparse distribution of isolated tools and caches dated to between 12,800 and 12,500 years before present (BP) (Meltzer 2004). However, over the last few decades along the western coasts of North and South America, several archaeological sites and sets of human remains have been documented in island and mainland coastal contexts that date to the same period as the Clovis (e.g., Erlandson et al. 2007). These discoveries have forced researchers to reconsider how early humans migrated to the Americas and their land-use strategies—with a greater emphasis placed on coastal environments.

In the south coastal region of California, the earliest evidence of human occupation has been found on the Channel Islands (Rick et al. 2005). For example, in addition to a set of human remains dated to approximately 13,000 BP on Santa Rosa Island, an archaeological site dating to approximately 11,600 BP has been documented on San Miguel Island. The site contains numerous fish and shellfish remains, indicating an emphasis on marine resources (Rick et al. 2001). At least two archaeological sites along the mainland coast have been dated to prior to 10,000 BP as well (e.g., Glassow et al. 2007). Although no coastal assemblages dated to earlier than 10,000 BP have been documented along the San Diego shoreline, it is inferred that the absence of sites is largely a function of a long-term trend in sea level rise, shoreline erosion, and lagoon infilling in the region. These trends are likely to have obscured and/or destroyed early coastal sites.

### **Archaic Period (10,000 to 1300 BP)**

Evidence of human occupation of the San Diego region begins to appear at around 10,000 BP in the form of lithic assemblages composed of scrapers, scraper planes, cobble choppers, large blades, large projectile points, and crescentic stones of unknown function (Davis et al. 1969; Warren 1967). These items are attributed to a cultural complex locally referred to as the San Dieguito. Based on the range of artifact types, artifact frequency, and distribution of archaeological sites, the San Dieguito are thought to have used a generalized terrestrial hunting and gathering land-use strategy (Davis et al. 1969). However, at least one archaeological site dated to this period contains both ocean mammal bone and shellfish, indicating that coastal resources were also used (Gallegos 1991). Interestingly, because the archaeological contents of San Dieguito sites tend to differ from coastal sites located farther north and include items typically associated with early Great Basin cultures (i.e., crescentic stones; Moratto 1984), researchers have argued that the San Dieguito are descendants of groups that migrated out of the Great Basin region after the great Pleistocene lakes receded (e.g., Gallegos 1991).

Starting at around 8000 BP, shell middens with millstone assemblages began to appear along sloughs and lagoons. Although this complex was originally considered to be a separate cultural tradition—the La Jolla—several researchers have subsequently argued that the San Dieguito, La Jolla, and Pauma (an inland lithic tradition indicative of inland resource collection and processing) complexes were created by the same group. The differences between the various complexes are thought to be a function of localized differences in the types of resources that were being collected and processed, rather than a difference in cultural affiliation (Vaughan 1982; Gallegos 1987).

It appears that after approximately 4000 BP the frequency of coastal archaeological sites in the San Diego region began to decline. Several mechanisms for this apparent decline have been postulated including, but not limited to, the infilling of shallow lagoons during this period (Gallegos 1985, 1992; Masters and Gallegos 1997) and poor visibility/preservation of archaeological sites from this period related to local geomorphic factors (Waters et al. 1999).

### **Late Prehistoric Period (1300 to around 450 BP)**

Starting at approximately 1300 BP, the archaeological record reflects the emergence of two cultural traditions in the San Diego region. The range and spatial distribution of site types, as well as site constituents for both traditions, are thought to reflect the ethnographically observed lifeways of the Kumeyaay and Luiseño peoples (Moratto 1984). Although these two groups have clear linguistic and cultural distinctions, both appear to have designed their land uses around the intensive exploitation of a range of local resources and established permanent to semi-permanent villages from the coast to the mountains and foothills. Both groups also adopted the use of small projectile points, pottery, and intensified use of acorns (True 1970).

Based on ethnographic data, the boundary between the lands of the Kumeyaay (to the south) and Luiseño (to the north) peoples occurred in the vicinity of Agua Hedionda and Batiquitos Lagoon (Kroeber 1925). It is unknown, however, whether this boundary reflects a persistent spatial division between the two groups or the most recently recorded position of a boundary that fluctuated over time. Regardless, the project area is within an area inhabited by the Kumeyaay. Archaeological sites attributed to the Kumeyaay are characterized by a range of artifact types referred to as the Cuyamaca complex. The complex includes small triangular pressure-flaked projectile points, mortars and pestles, drilled stone ornaments, *Olivella biplicata* beads, a steatite industry, ceramics,

and urn cremations. Archaeological sites attributed to the Luiseño (termed the San Luis Rey complex) contain a similar range of artifact types, but tend to have lower frequencies of side-notched projectile points, ceramics and ceramic forms, and milling stones, and cremations tended to be ungathered (True 1970).

## Ethnographic Setting

The project area was traditionally inhabited by the Kumeyaay people (previously referred to as the Diegueño), who spoke the Tipai dialect of the Yuman language. The Kumeyaay inhabited a region that contains present-day southern San Diego County, west and central Imperial County, and the Northern Baja peninsula (Spier 1923; Almstedt 1982). Speakers of the Tipai dialect traditionally lived south of the San Diego River, while speakers of the Ipai dialect traditionally lived north of the San Diego River (Langdon 1975; Hedges 1975).

The Kumeyaay used a wide range of environments for habitation and resource collection, including the coast, foothills, mountains, and desert (Almstedt 1982). In response to the wide-ranging conditions of these environments, the Kumeyaay used a range of settlement strategies. For example, residential mobility was commonly practiced in desert environments where resources were sparse and widely distributed (Hicks 1963), whereas large seasonal residential bases were established in the mountains and foothills (Almstedt 1982). In keeping with the wide range of environments that they inhabited, the Kumeyaay exploited a range of resources, including (but not limited to) terrestrial mammals, birds, fish, marine invertebrates, grasses, manzanita, sage, sunflowers, lemonade berry, chia, mesquite, agave, and acorns. The latter was particularly important because they could be processed and stored for long periods (Hicks 1963; Shackley 1984).

The documentary record for ethnographically named places attributed to the Kumeyaay is sparse, consisting of fewer than 60 named places (Luomala 1978). Review of the publicly available literature reveals no documented ethnographically named places within the project area. However, consultation with the affected tribes may result in the identification of previously undocumented ethnographically named places.

## Historic Period

### Spanish Period

The historic period in California began with the early explorations of Juan Cabrillo in 1542. Cabrillo came ashore on what is now Point Loma to claim the land for Spain and gave it the name San Miguel. Sixty years passed before another European, Sebastián Vizcaíno, entered the bay on November 10, 1602 and gave it the name San Diego (Pourade 1960:49, 66). The original Spanish settlement in San Diego began in 1769 on Presidio Hill and consisted of a presidio (fort) and a chapel that also served as Alta California's first mission. In that same year, an expedition headed by Gaspar de Portolá traveled north from the Presidio de San Diego to extend the Spanish Empire from Baja California into Alta California by seeking out locations for a chain of presidios and missions in the area. The Spanish period extended to 1821 and encompassed early exploration and subsequent establishment of the San Diego presidio and the Mission San Luis Rey. From its original outpost on what is now Presidio Hill, Mission San Diego de Alcalá was moved to roughly its current site in Mission Valley in 1774. In November 1774, the mission was attacked by Tipai warriors from south of the San Diego River who razed the mission and killed Father Luis Jayme and two others. The San Diego mission was rebuilt in 1775, and while one of the least successful missions in the chain of California

missions, it firmly established Spain's presence in the region. During this period, Spanish colonists introduced horses, cattle, sheep, pigs, corn, wheat, olives and other agricultural goods and implements, as well as new architecture and methods of building construction (Englehardt 1920:60-64).

Known as La Purísima ("the most pure"), the project vicinity served as a grazing area for San Diego Mission cattle herds. In 1795, Presidio of San Diego soldiers laid claim to the area and began to graze horses and cattle there. Presidio officials dispensed with the name, La Purísima, and renamed the area El Rancho Del Rey ("the King's Ranch") (Moyer 1969:90). Spanish colonists maintained an ultimately tenuous grip on the region. While some missions flourished economically, threats from within and without increasingly undermined political stability. Indigenous populations declined dramatically due to disease, overwork, and the missions' campaigns to end native ways of life. Instances of native resistance to Spanish authority multiplied across Alta California. Mariners with allegiances to competing colonial powers and trapper-explorers from the east and north increasingly challenged the authority of officials and priests whose problems were of little interest to officials in Spain, which was embroiled in European conflict and declining as a major power (Pourade 1961:176-177; Bean and Rawls 2003:48-52, 54-56).

## **Mexican Period**

Following Mexico's independence from Spain in 1821, the Mexican period began in San Diego County and lasted until 1848, ending with the conclusion of the Mexican-American War. During this period most Spanish laws and practices continued until shortly before secularization of the missions. Former Presidio soldiers become civilian residents and populated the Pueblo of San Diego, which was established during this period. Transportation routes were expanded. Economic activity centered upon agriculture and livestock-raising for subsistence and localized markets, and hide and tallow production for the international market (Pourade 1961:182-183; Sherman 2001:23).

After years of political instability and several failed efforts to secularize the missions, in 1834 Governor José Figueroa issued a proclamation that initiated thorough secularization. Some large grants of land were made prior to the secularization, but those following secularization redistributed the missions' large grazing holdings and ushered in the Rancho Era. Provisions for assuring that Indians would receive mission land proved of little or no practical benefit to the region's Native Americans. Mission lands were distributed mainly to officials and retired soldiers. Approximately 500 private rancho land grants were made under Mexican rule. Many Native Americans were forced to work on Mexican ranchos, while those living farther inland were able to maintain their way of life longer. Some former mission neophytes organized pueblos and attempted to live within Mexican law and society. The most successful of these was the Pueblo of San Pasqual, founded by Kumeyaay who were no longer able to live at the Mission San Diego de Alcalá (Farris 1997; Bean and Rawls 2003:58-63).

In 1845 Governor Pío Pico granted El Rancho del Rey to Don Juan (John) Forster. The name of the 26,631-acre grant was changed to Rancho de la Nación ("National Ranch") when the land was transferred to Forster. Born in Liverpool, England, Forster came to San Diego from Mexico in 1833 to sell a large stock of imported Chinese goods and later returned, settled, and married Pío Pico's sister, Doña Ysidora. As a prominent and politically connected immigrant, Forster would amass landholdings that included San Felipe Rancho and Ranch Santa Margarita y las Flores (Moyer 1969:90-91).

## American Period through Twentieth Century

At the close of the Mexican-American War in 1848, Mexico ceded California to the United States under the Treaty of Guadalupe Hidalgo, which marked the beginning of the American Period. In 1856 Forster sold Rancho de la Nación to San Francisco bankers Francois Luis Pioche and J. B. Bayerque. The Kimball brothers, Frank, Warren, and Levi, purchased the rancho from Pioche for \$30,000 in 1868. Led by Frank, the brothers built a wharf on the bay, cleared and surveyed the land, and began selling home sites. They renamed the area National Ranch and subsequently changed it again to National City. National City was incorporated in 1887 (Moyer 1969:91, 94).

In addition to leading the creation and development of National City, Frank Kimball played a leading role in San Diego-area railroad development. Kimball traveled to Boston to meet with officials of the recently merged Pacific & Atlantic Railroad and the Atchison, Topeka & Santa Fe Railroad (Santa Fe). The Santa Fe committed to forming a new company, the California Southern, to construct a transcontinental connection from San Diego to Barstow. Kimball signed over 10,000 acres and agreed to sell the railroad interests another \$100,000 worth of land in exchange for a commitment to develop the California Southern shops at National City. Shops were developed there during the line's construction, which was completed in the early 1880s. The California Southern was initially marred by washouts in Temecula Canyon until the Santa Fe replaced the inland portion of the route with a new coastal line between Fullerton and Oceanside. Unfortunately for Kimball and National City, when the Santa Fe absorbed the California Southern in 1885 it located its Southern California shops in San Bernardino (Moyer 1969:91; Pourade 1964:155-161, 212, 223-24).

During the Southern California land boom of the 1880s, the Santa Fe-controlled San Diego Land and Town Company hired town-planner Col. William G. Dickinson to develop lands acquired from Kimball. Seeking a reliable water supply, Dickinson hired engineer James D. Schuyler to raise an existing dam on the Sweetwater River to create a substantial reservoir and develop a new water conveyance system. When completed in 1888, Schuyler's arch-masonry Sweetwater Dam was one of the largest dams in the United States. Incorporated in 1886, the National City & Otay Railroad (NCO) built a new railroad to haul materials to the dam site, provide transportation to the town site planned by Dickinson, and promote the area to prospective buyers. The completed railroad extended from San Diego to National City. At Sweetwater Junction, which was located approximately a half mile west-southwest of the project area, the NCO crossed the river and split into two lines. One extended east to the dam site and the La Presa resort, and the other passed the San Diego Land and Town Company town-site that would become Chula Vista, and continued on to the Otay Valley and today's San Ysidro. The easterly NCO line appears to have been aligned south of the project area on the south side of the Sweetwater River. The easterly line was washed away in 1916, when torrential rains caused reservoir waters to top Sweetwater Dam. The structure's south dyke failed along with its northern natural-rock abutment, which released flood waters that killed 21 people and wiped out every bridge in the valley to the west (City of Chula Vista et al.:6-7, 59; Moyer 1969:93; USGS 1904).

Agriculture flourished in the project vicinity during the late nineteenth and early twentieth centuries. In 1889, University of Wisconsin professor of botany and agriculture, William Aaron Henry, planted 16 acres of Eureka lemons. The crop thrived in the cool coastal environment and soon outperformed oranges. Cultivation of lemon orchards became the area's leading agricultural enterprise. Locals also produced grapefruit, oranges, olives, guavas, strawberries, figs, apricots, peaches, pears, and ornamental trees. Local fruit production soon supported a thriving packing industry (City of Chula Vista et al. 1986:13, 20-21, 27, 42, 45, 49; Carnes and Nye 2008:11-116).

In 1911, a majority of voters among a population of 550 voted to incorporate Chula Vista. Over the next several decades, Chula Vista's population grew modestly from 1,718 in 1920 to 3,869 in 1930 and reached 5,138 in 1940. National City grew from 3,116 in 1920 to 7,301 in 1930 and reached 10,344 in 1940. Both cities experienced rapid growth during World War II, which drew a massive influx of military personnel and defense workers to the San Diego area. This growth continued after World War II as the area's military installations, its expanding aerospace and defense industries, and the baby boom increased local housing demand. Chula Vista's population tripled to 15,927 during the 1940s and reached 42,034 by 1960. National City's population nearly doubled to 21,199 during the 1940s and reached 32,771 by 1960 (California Department of Finance 2013; City of Chula Vista et al. 1986:49).

Chula Vista's and National City's development during the decades prior to World War II remained concentrated northwest and southeast of the project area, which remained undeveloped. A historic topographic map based on 1902 surveys shows that a road approximating today's Sweetwater Road had been developed immediately north and east of the project area by 1902. A 1944 topographic map based on surveys conducted in 1930 shows that an additional road approximating today's Valley Road had been developed north of the project area by 1930. These maps do not show any buildings within the project area. A subsequent topographic map reflecting surveys conducted in 1938-39 shows that by that time, Sweetwater Road had been improved, and a building had been constructed immediately south of the road and north of the project area, at a location within today's State Rout (SR) 54 alignment (USGS 1904; 1930; 1944).

The project area remained undeveloped into the early 1950s, though its eastern portion was subsequently incorporated into a golf course. A 1953 topographic map based on 1950 surveys indicates that the building present immediately north of the project area by the late 1930s remained standing in 1950. The Bonita Golf Course was created within the eastern project area and south of the project area in 1956. A topographic map based on 1967 surveys shows no golf course buildings within the project area. Developed after 1967, SR 54 eliminated the building that had previously stood immediately north of the project area. In 1981 the Bonita Golf Course was relocated to make way for construction of Plaza Bonita immediately south and southwest of the project area (USGS 1967, Photo-revised 1975; Crockett & Company Inc., 2015). Since the development of Plaza Bonita and Plaza Bonita Road, the project area has consisted of open space. The historic research conducted for this report indicates that the project area has low sensitivity for historic archaeological resources. As explained below, no intact historic-period built environment resources were identified during the survey conducted for this study.

## Methods

Background research and field studies were conducted in compliance with Section 106 of the NHPA, with the California Environmental Quality Act as amended (PRC §21000 et seq.), pursuant to the *Guidelines for Implementation of the California Environmental Quality Act* (CCR Title 14 §15000 et seq.), and in accordance with industry standards for similar projects in San Diego County. The effort to identify cultural resources in the project study area included records searches of previous cultural resource investigations and recorded sites; background research and a review of literature relevant to the prehistory, ethnography, and history of the project vicinity; consultation with the NAHC and Native Americans, and site visits and pedestrian surveys of the project area.

## Research

### Records Search

A cultural resources records search was conducted in September 2015 at the South Coastal Information Center (SCIC), which is located at San Diego State University. The SCIC is part of the California Historical Resources Information System. The records search and literature review provides data on the identification of previously documented archaeological, historic, and architectural resources within and near the project area, and is useful for developing a context to frame assessments of resource significance. The following is a summary of the records search results for the project area and a half-mile buffer.

The records search results indicate that a total of 26 cultural resources studies have been conducted within a half-mile of the project area. Seven of these studies cover some portion of the project area (Table 1). Four cultural resources were previously recorded within a half-mile buffer of the project area, one of which (CA-SDI-5344) is located within the project area (Table 2).

CA-SDI-5344 was originally recorded in 1977 as small knolls with shell and lithic scatters and mapped by the SCIC as two loci, 30 meters apart. The resource was updated and tested in 2009 by ASM Affiliates (ASM). ASM observed that the eastern locus was destroyed and is now located underneath a highway ramp and was not tested. Shell and three flakes were observed on the surface, but not *in situ*. The western location was tested but no subsurface cultural materials were found. Only the eastern locus falls within the project area.

**Table 1. Previous Studies in the Project Vicinity**

Report #	Year	Author	Title	Within Project Area
SD-00599	1989	Corum, Joyce	Extended Phase I Investigation at Sites CA-SDI-10,986, 10,987, 10,988, 10,989, and 10,990, 11-SD-54 P.M. 1.8/5.7, 11208-010130.	Yes
SD-00800	1988	Kelsay, Richalene	An Archaeological Survey Report for Proposed Interchanges and Widening on State Route 54, San Diego County, California 11-SD-54 P.M. 1.8/5.7 11221-010130	No
SD-00820	1973	Germeshausen, Edward Jr.	Cultural Survey Reports for: 11-SD-805, 11-SD-15	No
SD-00838	1978	Fink, Gary	Sweetwater Regional Park Bonita, California A Cultural Resource Assessment Project No. UJ0234	No
SD-00991	1974	Gross, Tim	A Report of Cultural Impact Survey Phase II Project: P.M. 1.9-16.3 11-SD-54 Rte. 805 to Rte. 8	Yes
SD-01088	1979	Franklin, Randy L. and Richard L. Carrico	Archaeological Investigation at The Plaza Bonita Site W-1583.	Yes

**ATTACHMENT B, EXHIBIT D - 23**

SD-02078	1989	County of San Diego	Draft Environmental Impact Report for Sweetwater Regional Park Revised Schematic Master Plan and Major Use Permit	No
SD-02132	1979	County of San Diego	Draft Environmental Impact Report for Sweetwater Regional Park	No
SD-02183	1978	Multi Systems Associates	Draft Environmental Impact Report KOA Campground Expansion Sweetwater Valley	No
SD-03746	1994	Crafts, Karen	Extended Phase I Investigation at Site CA-SDI-5512/H in Chula Vista, CA	No
SD-03907	1996	Cook, John R.	Archaeological Survey of the Proposed Sweetwater River Demineralization Project, San Diego County, CA	Yes
SD-04272	1984	Lauter, Gloria	Cultural Resources Survey for Proposed Disposal near the Mouth of the Sweetwater River in Connection with Sweetwater Flood Control Project	No
SD-05053	1997	Smith, Brian	The Results of a National Register Evaluation for the San Diego County Insectary Chula Vista, CA	Yes
SD-06078	2002	Duke, Curt	Cultural Resources Assessment AT&T Wireless Services Facility No. 10083A-05, San Diego County, CA	No
SD-06425	1990	Carrico, Richard	Historic Resources Inventory Sweetwater Valley	Yes
SD-09008	2004	Wesson, Alex and Jason Andrew Miller	Cultural Resources Survey of the Property at 2107 Swan Street, San Diego, CA	No
SD-09516	2005	Caterino, David	The Cemeteries and Gravestones of San Diego County: An Archaeological Study	
SD-09750	2005	Hunt, Kevin, Jason Miller, Alex Wesson, and Joan Brown	Cultural Resources Survey for the National City Retail Project: Plaza Bonita Road, National City, San Diego County, California	Yes
SD-09929	2004	Aislin-Kay, Marnie and Christeen Taniguchi	Records Search Results and Site Visit for Cingular Communications Facility Candidate SD-673-02 (Sweet Water Heights Park), Cagle Street, San Diego County, California	No
SD-10247	2006	Bonner, Wayne H. and Marnie Aislin-Kay	Cultural Resource Records Search and Site Visit Results for Cricket Telecommunications Facility Candidate SAN-704-A (Spectrasite), 2909 Shelby Drive, National City, CA	No
SD-11846	2008	Garcia-Herbst, Arleen	Archaeological Study for the Proposed Riverview Gateway and Cornerstone Church Projects, National City, CA	No
SD-12304	2008	Stiefel, Barry	Historic Resources Assessment of 2711, 2725 and 2729 Granger Avenue, National City, San Diego County, CA	No

SD-12321	2008	Thielicke, Ralph	Final Mitigated Negative Declaration for the Lincoln Acres Library and Community Center	No
SD-13378	2011	Bonner, Wayne	Cultural Resource Record Search and Site Visit Results for Cricket Communications Candidate SAN_769-B (LA Vista Cemetery), 3191 Orange Street, National City, CA	No
SD-13379	2012	Bonner, Wayne	Direct APE Historic Architectural Assessment for Cricket Communications Candidate SAN_769-B (LA Vista Cemetery), 3191 Orange Street, National City, CA	No
SD-14106	2012	Davis, Shannon, Sarah Stinger-Bowsher, Jennifer Krintz and Sinead Ni Ghabhlain	Final Historic Resources Survey, Chula Vista , CA	No

**Table 2. Previously Recorded Resources in the Project Vicinity**

Site #	Recorded By	Year	Description	Within Project Area
CA-SDI-5212	Barryman S.	No Date	Sparse Lithic Scatter	No
CA-SDI-5344	Akyuz, L.; Drover, C.E.	2009; 1977	Two loci of shell and lithic scatters	Yes
CA-SDI-6026	Perez	1978	Artifact scatter containing ceramics, tools and lithics	No
CA-SDI-6027	Perez	1978	Lithic scatter and a mano fragment	No

## Historical Research

Historical Research for this study was conducted at the Main Branch of the San Diego Public library and using ICF's in-house library of San Diego-area history sources. On-line searches were conducted to determine the period during which the Bonita Golf Course was present within a portion of the project area. Historic topographic maps were gathered at the US Geological Survey's historical topographic map website using the "geonames" search page (<http://geonames.usgs.gov/apex/f?p=262:1:0>). Because no historic archaeological resources or intact buildings or other built-environment features dating to the historic period were identified within the project area, no

attempt was made to conduct research on land ownership within the project area at the San Diego County Assessor-Recorder Office at the County Administration Center.

## Outreach to Interested Parties

On November 11, 2015, ICF Archaeologist Karolina Chmiel contacted the Native American Heritage Commission (NAHC) requesting a review of its Sacred Lands Files. The NAHC responded on November 30, 2015, stating that the sacred lands file failed to indicate the presence of Native American cultural resources in the immediate project area. The NAHC also provided a list of 15 Native American individuals and organizations that may have knowledge of cultural resources in the project area. On December 16, 2015, ICF sent project letters to all 15 individuals identified by the NAHC. No responses have been received to date. Copies of all outreach correspondence are included in Appendix A of this report.

## Archeological Inventory

On October 27th, 2015, ICF archaeologists Nara Cox and Mary Villalobos surveyed the project area for archaeological resources. The field survey methods consisted of systematic intensive pedestrian survey or reconnaissance survey. Intensive pedestrian survey methods consisted of a team of two people walking in 15-meter transects in areas where terrain allowed transects to be maintained. Intensive survey methods utilizing transects were not suitable for most portions of the project area. Instead, reconnaissance survey methods were used in those areas where transect coverage was precluded by the presence of dense vegetation, transient population, or where the land narrowed due to the presence of freeway support slopes and river channel banks.

A Trimble Geo XH Global Positioning System (GPS) unit with sub-meter accuracy was used to record cultural resources identified within the project area. Notes on resource details were collected to meet or exceed site recordation guidelines based on the California Office of Historic Preservation's Instructions for Recording Historical Resources (California Office of Historic Preservation 1995) and SCIC recommendations.

One previously recorded resource (CA-SDI-5344) was located within the project area. Ms. Cox and Ms. Villalobos identified and intensely surveyed the resource location. No other cultural resources were identified during the course of the survey. The survey results are addressed in more detail below. California Department of Parks and Recreation (DPR) Form update for CA-SDI-5344 is included in Appendix B of this report.

## Results

### Archaeological Resources

#### CA-SDI-5344

CA-SDI-5344 was originally recorded in 1977 as small knolls with shell and lithic scatters and mapped by the SCIC as two loci, 30 meters apart. The resource was updated and tested in 2009 by ASM. ASM observed that the eastern locus is now located underneath a highway ramp and was not tested but shell and three possible flakes were observed on the surface, but not *in situ*. The western

location was tested but no subsurface cultural materials were found. Only the eastern locus falls within the project area, but is located beneath an SR-54 onramp.

ICF revisited the eastern locus of CA-SDI-5344 on October 27, 2015 and verified its condition as being completely overlain by Highway 54. No cultural components were observed within the documented site boundary; however two weathered shell fragments (*chione californiensis*) were identified in a deflated pushpile 71 meters southeast of the eastern locus. Extensive disturbances were observed in the area. These include evidence of freeway construction, maintenance of the Sweetwater River channel, erosion control/retaining rocks, grading for a previous project which was never completed, rodent activity, and vegetation clearing. Transient-related grading of campsites, refuse piles, and hand dug latrines were observed throughout the area.

Due to the essential destruction of CA-SDI-5344 and the disturbed nature of the area, no changes will be made to the documented site boundaries to include the isolated shell fragments.

### **Evaluation**

The western locus of the site was tested in 2009 and no cultural resources were found. The eastern locus of the site was completely obscured and destroyed by the SR-54 on-ramp. ICF did not find any additional cultural resources in the vicinity of the eastern locus during the course of the current study. As such, CA-SDI-5344 is not eligible for the National Register of Historic Places under Criteria A, B, C or D, and is not eligible for the CRHR under Criteria 1, 2, 3 or 4.

## **Conclusions**

### **Archaeological Resources**

The records search and fieldwork identified no archaeological resources within the project area that have been determined or recommended eligible for the NRHP or the CRHR. ICF research and evaluation of CA-SDI-5433 finds that it does not meet the criteria for listing on the CRHR or the NRHP. Therefore, no archaeological resources within the project area of the proposed project appear to be a historic property under the NRHP or a historical resource for the purposes of CEQA.

## **Recommendations**

### **Recommendation 1. Stop work if potentially significant cultural materials are encountered.**

No significant archaeological resources were identified during the course of survey. However, if buried cultural resources are discovered inadvertently during ground disturbing activities, work should be temporarily halted in the area and within 100 feet of the find until a qualified archaeologist can assess the significance of the find, and if necessary, develop appropriate treatment measures in consultation with the City of National City and appropriate federal or state agencies.

## **Recommendation 2. Contact authorities if human remains are encountered.**

No human remains are known to be located in the project area. However, in the event that unmarked burials may be unearthed during construction, Section 7050.5 of the California Health and Safety Code requires that construction or excavation be stopped in the vicinity of discovered human remains until the San Diego County coroner can determine whether the remains are those of a prehistoric Native American. If the remains are determined to be Native American, the coroner must contact the NAHC. In addition, according to the California Health and Safety Code, six or more human burials at one location constitute a cemetery (Section 8100), and disturbance of Native American cemeteries is a felony (Section 7052). Given the highly unlikely chance that human remains would be encountered, and the presence of regulations that would avoid any significant impacts to human remains, the project would result in no impact related to the disturbance of human remains.

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## Appendix A: Correspondence

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**Sacred Lands File & Native American Contacts List Request**

**Native American Heritage Commission**

1550 Harbor Blvd, Suite 100

West Sacramento, CA 95691

916-373-3710

916-373-5471 – Fax

[nahc@nahc.ca.gov](mailto:nahc@nahc.ca.gov)

*Information Below is Required for a Sacred Lands File Search*

**Project:**     Carmax National City    

**County:**   San Diego  

**USGS Quadrangle Name:**           National City          

**Township:**   17S   **Range:**   2W   **Section(s):**   Projected 28 (unsectioned)  

**Company/Firm/Agency:**           ICF International          

**Street Address:**   525 B St. Suite 1700  

**City:**   San Diego   **Zip:**           92101          

**Phone:**           858-444-3936          

**Fax:**           844-545-2301          

**Email:**           karolina.chmiel@icfi.com          

**Project Description:** ICF is providing baseline environmental studies for the 15- acre Carmax National City Project. The project site is located at the intersection of I-805 and SR-54 in National City, San Diego County. The project is expected to entail the construction of a CarMax auto dealership.

**NATIVE AMERICAN HERITAGE COMMISSION**

1550 Harbor Blvd., Suite 100  
West Sacramento, CA 95691  
(916) 373-3710  
(916) 373-5471 FAX



November 30, 2015

Karolina Chmiel  
ICF International

Sent by Email: Karolina.chmiel@icfi.com  
Number of Pages: 4

RE: Carmax National City Project, National City USGS Quadrangle, San Diego County

Dear Ms. Chmiel:

Attached is a consultation list of tribes with traditional lands or cultural places located within the boundaries of the above referenced project. Government Code §65352.3 requires local governments to consult with California Native American tribes identified by the Native American Heritage Commission (NAHC) for the purpose of protecting, and/or mitigating impacts to tribal cultural resources in creating or amending general plans, including specific plans. As of July 1, 2015, Public Resources Code Sections 21080.1, 21080.3.1 and 21080.3.2 require public agencies to consult with California Native American tribes identified by the NAHC for the purpose mitigating impacts to tribal cultural resources under the California Environmental Quality Act (CEQA). In accordance with Public Resources Code Section 21080.1(d):

Within 14 days of determining that an application for a project is complete or a decision by a public agency to undertake a project, the lead agency shall provide formal notification to the designated contact of, or a tribal representative of, traditionally and culturally affiliated California Native American tribes that have requested notice, which shall be accomplished by means of at least one written notification that includes a brief description of the proposed project and its location, the lead agency contact information, and a notification that the California Native American tribe has 30 days to request consultation pursuant to this section.

The law does not preclude agencies from initiating consultation with the tribes that are culturally and traditionally affiliated with their jurisdictions. The NAHC believes that in fact that this is the best practice to ensure that tribes are consulted commensurate with the intent of the law.

In accordance with Public Resources Code Section 21080.1(d), formal notification must include a brief description of the proposed project and its location, the lead agency contact information, and a notification that the California Native American tribe has 30 days to request consultation. The NAHC believes that agencies should also include with their notification letters information regarding any cultural resources assessment that has been completed on the APE, such as:

1. The results of any record search that may have been conducted at an Information Center of the California Historical Resources Information System (CHRIS), including, but not limited to:
  - A listing of any and all known cultural resources have already been recorded on or adjacent to the APE;
  - Copies of any and all cultural resource records and study reports that may have been provided by the Information Center as part of the records search response;
  - If the probability is low, moderate, or high that cultural resources are located in the APE.
  - Whether the records search indicates a low, moderate or high probability that unrecorded cultural resources are located in the potential APE; and

**ATTACHMENT B, EXHIBIT D - 35**

- If a survey is recommended by the Information Center to determine whether previously unrecorded cultural resources are present.
2. The results of any archaeological inventory survey that was conducted, including:
    - Any report that may contain site forms, site significance, and suggested mitigation measures.

All information regarding site locations, Native American human remains, and associated funerary objects should be in a separate confidential addendum, and not be made available for public disclosure in accordance with Government Code Section 6254.10.
  3. The results of any Sacred Lands File (SLF) check conducted through Native American Heritage Commission. A SLF search was completed with negative results.
  4. Any ethnographic studies conducted for any area including all or part of the potential APE; and
  5. Any geotechnical reports regarding all or part of the potential APE.

Lead agencies should be aware that records maintained by the NAHC and CHRIS is not exhaustive, and a negative response to these searches does not preclude the existence of a cultural place. A tribe may be the only source of information regarding the existence of a tribal cultural resource.

This information will aid tribes in determining whether to request formal consultation. In the case that they do, having the information beforehand will help to facilitate the consultation process.

If you receive notification of change of addresses and phone numbers from tribes, please notify me. With your assistance we are able to assure that our consultation list contains current information.

If you have any questions, please contact me at my email address: [rw\\_nahc@pacbell.net](mailto:rw_nahc@pacbell.net).

Sincerely,



Rob Wood  
Associate Environmental Planner

**ATTACHMENT B, EXHIBIT D - 36**  
**Native American Heritage Commission**  
**Tribal Consultation List**  
**San Diego County**  
**November 30, 2015**

Barona Group of the Capitan Grande  
Clifford LaChappa, Chairperson  
1095 Barona Road Diegueno  
Lakeside , CA 92040  
cloyd@barona-nsn.gov  
(619) 443-6612  
(619) 443-0681

Sycuan Band of the Kumeyaay Nation  
Cody J. Martinez, Chairperson  
1 Kwaaypaay Court Diegueno/Kumeyaay  
El Cajon , CA 92019  
ssilva@sycuan-nsn.gov  
(619) 445-2613

Ewiiapaay Tribal Office  
Robert Pinto Sr., Chairperson  
4054 Willows Road Diegueno/Kumeyaay  
Alpine , CA 91901  
(619) 445-6315

Viejas Band of Kumeyaay Indians  
Anthony R. Pico, Chairperson  
P.O. Box 908 Diegueno/Kumeyaay  
Alpine , CA 91903  
jhagen@viejas-nsn.gov  
(619) 445-3810

La Posta Band of Mission Indians  
Gwendolyn Parada, Chairperson  
8 Crestwood Road Diegueno/Kumeyaay  
Boulevard , CA 91905  
LPboots13@aol.com  
(619) 478-2113  
(619) 478-2125 Fax

Campo Band of Mission Indians  
Ralph Goff, Chairperson  
36190 Church Road, Suite 1 Diegueno/Kumeyaay  
Campo , CA 91906  
rgoff@campo-nsn.gov  
(619) 478-9046

Manzanita Band of Kumeyaay Nation  
Angela Elliott Santos, Chairperson  
P.O. Box 1302 Diegueno/Kumeyaay  
Boulevard , CA 91905  
aelliottsantos7@aol.com  
(619) 766-4930

Jamul Indian Village  
Raymond Hunter, Chairperson  
P.O. Box 612 Diegueno/Kumeyaay  
Jamul , CA 91935  
Rhunter1948@yahoo.com  
(619) 669-4785

San Pasqual Band of Mission Indians  
Allen E. Lawson, Chairperson  
P.O. Box 365 Diegueno  
Valley Center , CA 92082  
allenl@sanpasqualtribe.org  
(760) 749-3200

Mesa Grande Band of Mission Indians  
Mark Romero, Chairperson  
P.O. Box 270 Diegueno  
Santa Ysabel , CA 92070  
mesagrandeband@msn.com  
(760) 782-3818

This list is current only as of the date of this document.

Distribution of this list does not relieve any person of statutory responsibility as defined in Section 7050.5 of the Health and Safety Code, Section 5097.94 of the Public Resources Code and Section 5097.98 of the Public Resources Code.

This list applicable only for consultation with Native American tribes under Public Resources Code Sections 21080.3.1 for the proposed Carmax National City Project, National City USGS Quadrangle, San Diego County.

**Native American Heritage Act of 1996 ATTACHMENT B, EXHIBIT D - 37**  
**Tribal Consultation List**  
**San Diego County**  
**November 30, 2015**

Kwaaymii Laguna Band of Mission Indians  
Carmen Lucas  
P.O. Box 775 Diegueno-Kwaaymii  
Pine Valley , CA 91962 Kumeyaay  
(619) 709-4207

Inaja Band of Mission Indians  
Rebecca Osuna, Chairman  
2005 S. Escondido Blvd. Diegueno  
Escondido , CA 92025  
(760) 737-7628

Iipay Nation of Santa Ysabel  
Clint Linton, Director of Cultural Resources  
P.O. Box 507 Diegueno/Kumeyaay  
Santa Ysabel , CA 92070  
cjlinton73@aol.com  
(760) 803-5694

Iipay Nation of Santa Ysabel  
Virgil Perez, Chairperson  
P.O. Box 130 Diegueno/Kumeyaay  
Santa Ysabel , CA 92070  
(760) 765-0845

Ewiiapaayp Tribal Office  
Michael Garcia, Vice Chairperson  
4054 Willows Road Diegueno/Kumeyaay  
Alpine , CA 91901  
michaelg@leaningrock.net  
(619) 445-6315

This list is current only as of the date of this document.

Distribution of this list does not relieve any person of statutory responsibility as defined in Section 7050.5 of the Health and Safety Code, Section 5097.94 of the Public Resources Code and Section 5097.98 of the Public Resources Code.

This list applicable only for consultation with Native American tribes under Public Resources Code Sections 21080.3.1 for the proposed Carmax National City Project, National City USGS Quadrangle, San Diego County.

December 16, 2015

[NAME]  
[ADDRESS]  
[ADDRESS]  
[ADDRESS]

**Subject: National City CarMax Project, National City, San Diego County**

Dear [NAME]:

I'm writing to inform you that Centerpoint Integrated Solutions, LLC is proposing the construction of a CarMax pre-owned automobile dealership, service building and non-public carwash with associated access drives, parking lots and landscaped areas. The proposed project will include a sales building with an attached presentation area, a service area and a detached non-public carwash.

The study area encompasses 18 acres and is located within National City, San Diego County, California, just east of the Interstate (I) 805 and State Route (SR) 54 intersection (Figure 1) The study area is mapped within an un-sectioned portion (Township 17 South, Range 2 West) of the *National City, California*, U.S. Geological Survey (USGS) 7.5-minute topographic map quadrangle.

ICF International has been retained to conduct a cultural resources survey and inventory to determine the presence or absence of cultural resources on the project property. The technical study includes both archival research and an intensive pedestrian survey. Archival research refers to both written and oral history including record searches at the South Coastal Information Center (SCIC), the Native American Heritage Commission (NAHC), local historical societies and libraries, as well as Native American consultation. This consultation is part of ICF's due diligence and not part of AB52 consultation process.

A records search completed by the SCCIC indicated the presence of one previously recorded resource within the study area. CA-SDI-5344 was originally recorded in 1977 as small knolls with shell and lithic scatters and mapped by the SCIC as two loci, 30 meters apart. The resource was updated and tested in 2009 by ASM. ASM observed that the eastern locus is now located underneath a highway ramp and was not tested but shell and three flakes were observed on the surface, but not in situ. The western location was tested but no subsurface cultural materials were found. ICF conducted a survey of the study area and found two weathered shell fragments in a deflated push pile in the vicinity of the site CA-SDI-5344.

The NAHC completed a search of the Sacred Lands File which failed to indicate the presence of Native American cultural resources in the area. The NAHC also identify you as a person who may have concerns or knowledge of cultural resources in the project area. Any information you might be

able to share about the Project Area would greatly enhance the study and would be most appreciated.

If you have any recommendations regarding the Project, please address them to me so that I can incorporate them into our draft report. As required by State law, all site data and other culturally sensitive information will not be released to the general public and will be kept strictly confidential.

Sincerely,

A handwritten signature in blue ink, appearing to read 'K. Chmiel'.

Karolina Chmiel, MA  
Archaeologist

**Encl. Figure 1**

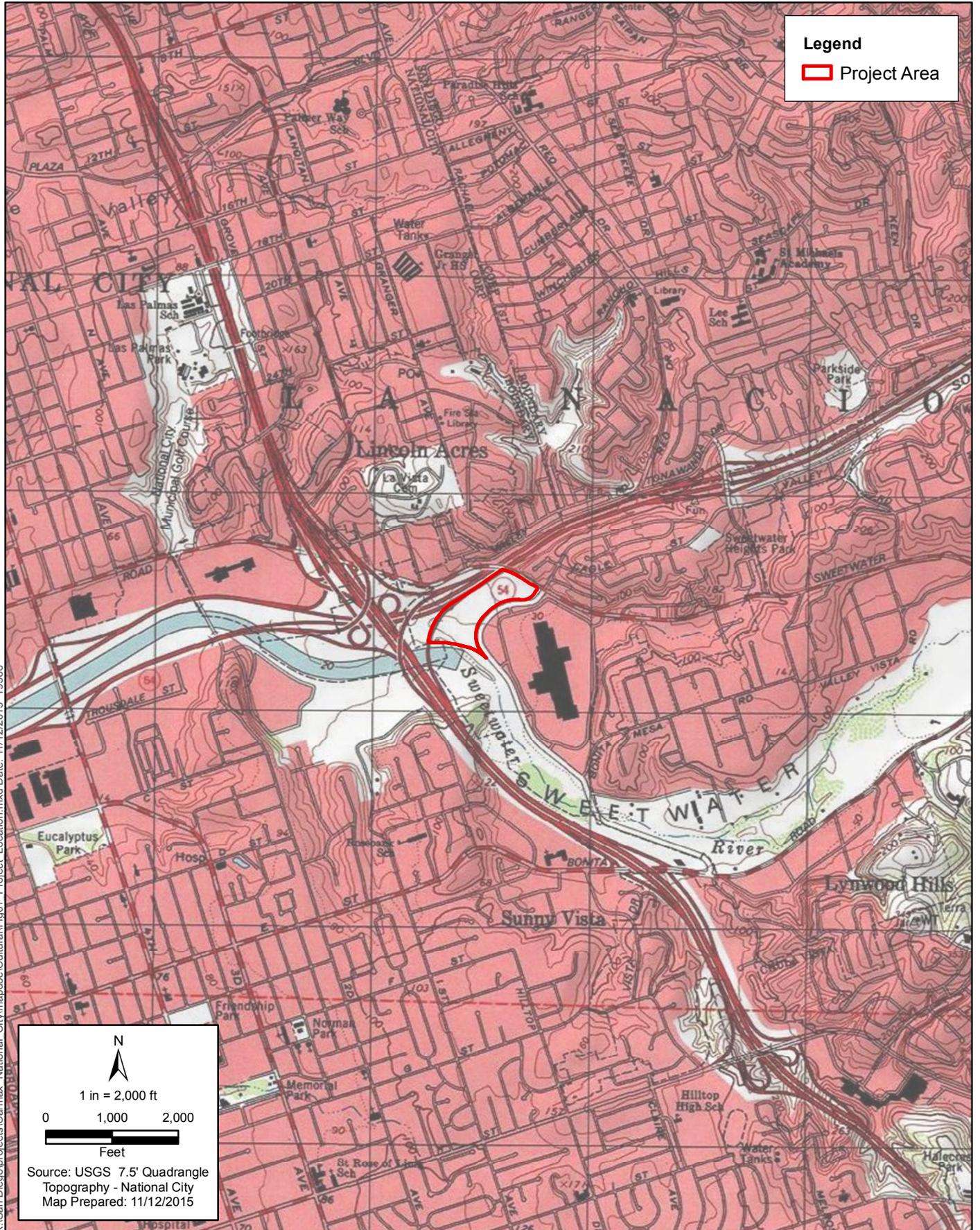


Figure 1  
Project Location  
Carmax National City Project



## Appendix B: CA DPR 523 Forms

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Confidential - Not for Public Review