



## Appendices

# Appendix D Cultural Resources Survey Report



## Appendices

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# **CULTURAL RESOURCE SURVEY REPORT**

**ONE METRO WEST**

**COSTA MESA, ORANGE COUNTY, CALIFORNIA**



May 2019

# CULTURAL RESOURCE SURVEY REPORT

## ONE METRO WEST COSTA MESA, ORANGE COUNTY, CALIFORNIA

Submitted to:

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Project No. RSE1901

### Key Information:

USGS Map: *Newport Beach, California* (USGS 1981)  
Project Acreage: 19.6 acres  
Key Words: CEQA Survey, Gabrielino, Negative Survey



May 2019

## EXECUTIVE SUMMARY

LSA conducted a cultural resource study for the 19.6-acre One Metro West Project (project) near South Coast Drive and the I-405 in Costa Mesa, Orange County, California. LSA's work for the project included a record search, additional background research, and field surveys. All work has been completed per the requirements of the California Environmental Quality Act of 1970 (CEQA). This report presents the results of the cultural resource study.

No cultural resources were identified in the project area as a result of the record search, background research, or field surveys. The existing building in the project area is not 50 years old and, as such, is not old enough to be considered a historical resource. Because of the existing building's age, it does not need to be evaluated per CEQA. Additionally, because the project area lies directly within the prehistoric natural alignment of the Santa Ana River, there is very little likelihood of encountering archaeological resources during ground-disturbing project activities. No further cultural studies are recommended for this project.

LSA recommends that a qualified professional archaeologist be retained on an on-call basis for this project. In the unlikely event that cultural resources are encountered during project activities, contractors should stop work in the immediate area of the find and contact the on-call archaeologist to assess the nature and significance of the find and determine if future monitoring is appropriate. If deemed appropriate, monitoring should continue until grading and excavation is complete, or until the monitoring archaeologist, based on field observations, is satisfied there is no likelihood of encountering intact archaeological deposits. Upon completion of any monitoring activities, the archaeologist should prepare a report to document the methods and results of monitoring activities. This report should be submitted to the South Central Coastal Information Center.

In the unlikely event that human remains are encountered, State Health and Safety Code Section 7050.5 states that no further disturbance shall occur until the County coroner has made a determination of origin and disposition pursuant to State Public Resources Code Section 5097.98. The County coroner must be notified of the find immediately. If the remains are determined to be Native American, the County coroner would notify the Native American Heritage Commission, which would determine and notify a Most Likely Descendent (MLD). With the permission of the landowner or his/her authorized representative, the MLD may inspect the site of the discovery. The MLD shall complete the inspection and make recommendations or preferences for treatment within 48 hours of being granted access to the site. The MLD recommendations may include scientific removal and nondestructive analysis of human remains and items associated with Native American burials, preservation of Native American human remains and associated items in place, relinquishment of Native American human remains and associated items to the descendants for treatment, or any other culturally appropriate treatment.

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## LIST OF ABBREVIATIONS AND ACRONYMS

CEQA	California Environmental Quality Act
HPSR	Historic Property Survey Report
MLD	Most Likely Descendant
project	One Metro West
SCCIC	South Central Coastal Information Center
USGS	United States Geological Survey

## INTRODUCTION

LSA conducted a cultural resource study for the 19.6-acre One Metro West Project (project) in Costa Mesa, Orange County, California. LSA's work for the project included a record search, additional background research, and field surveys. All work has been completed per the requirements of the California Environmental Quality Act of 1970 (CEQA). This report presents the results of the cultural resource study.

## PROJECT DESCRIPTION AND LOCATION

The proposed project includes a mixed-use development that consists of residential, specialty retail, creative office and recreation uses. The vision of the project is to provide housing near jobs in a campus-like setting with on-site amenities, a 1.7-acre open space area, and connection to bike trails. In order to redevelop the project site, all existing buildings, structures, parking areas, drive aisles, and hardscape improvements would be demolished, and a number of mature ornamental trees and other landscape improvements throughout the site would be removed. The site would then be cleared and graded for development of the proposed project.

The 19.6-acre project area is bounded by Sunflower Avenue to the north, Hyland Avenue to the east, the Cambridge Park Business Center to the west, and Interstate 405 to the south. It is depicted on the United States Geological Survey (USGS) *Newport Beach, California* 7.5-minute topographic quadrangle map in Township 5 South, Range 10 West, Section 33, San Bernardino Baseline and Meridian (USGS 1981; Appendix A, Figure 1).



## BACKGROUND

### NATURAL SETTING

The elevation of the project area is approximately 20 to 25 feet above mean sea level. Natural sediments of the project area consist of Pleistocene to Holocene marine and non-marine sedimentary rocks that are unconsolidated and semi-consolidated (CGS 2015). Current land cover in the project area is urban (DataBasin 2011). The project area is approximately 750 feet southeast of the current channelized alignment of the Santa Ana River. Based on historic topographic quadrangles (NETR 2019), the project area lies directly within what was the prehistoric natural alignment of the Santa Ana River.

### CULTURAL SETTING

#### Prehistory

Of the many chronological sequences proposed for Southern California, two primary regional syntheses are commonly used in archaeological literature. The first, advanced by Wallace in 1955 and updated in 1978, is a typological approach that defines four cultural horizons, each with characteristic local variations: Early Horizon (9000–6500 BC), Milling Stone Horizon (6500–2000 BC), Intermediate Horizon (2000 BC–AD 200), and Late Prehistoric Horizon (AD 500–historic).

Employing an ecological approach, Warren (1984) also defined four periods in Southern California prehistory: Pinto (4000–3000 BC), Gypsum (1000 BC–AD 1), Saratoga Springs (AD 500–1000), and Protohistoric (AD 1500–historic). Warren viewed cultural patterns in terms of various significant environmental shifts, defining the ecological approach for archaeological research of the California deserts and coast. Many changes in settlement pattern and subsistence focus are viewed as cultural adaptations to a changing environment, beginning with the gradual environmental warming in the late Pleistocene and followed by the desiccation of the desert lakes during the early Holocene, a short return to pluvial conditions during the middle Holocene, and finally a general warming and drying trend, with periodic reversals, that continues to this day.

#### Ethnohistory

The Late Prehistoric Period ended in 1769, when Franciscan friars and Spanish soldiers began establishing mission outposts along the California coast. At that time, the project area was occupied by the Gabrielino Indians. The word “Gabrielino” refers to the Shoshonean (Takic) speaking Native Americans who lived throughout Los Angeles, western San Bernardino and Riverside, and Orange Counties, and who were historically affiliated with Mission San Gabriel Archangel. Some of these Shoshonean people also called themselves Tong-va (Johnson 1962; McCawley 1996).

The Gabrielino were hunters and gatherers who used both inland and coastal food resources. They caught and collected seasonally occurring food resources and evolved a semi-sedentary lifestyle, living in permanent and semi-permanent villages along inland watercourses and coastal estuaries. These villages took advantage of the varied resources available at such locales. Seasonally, as foods became available, the Gabrielino moved to temporary gathering camps and collected plant foods

such as acorns, buckwheat, chia, berries, or fruits. They also periodically established camps along the coast or at estuaries to gather shellfish or to hunt waterfowl (Hudson 1971; McCawley 1996).

The Gabrielino lived in small, semi-permanent villages that were the focus of family life. Patrilineally linked extended families lived within each village (Kroeber 1976; Johnson 1962; Bean and Smith 1978). These kin groups were affiliated in several village clans. Both the clans and the villages were apparently exogamous and patrilocal, as Mission records suggest that after her marriage, a woman resided at her husband's village.

Gabrielino villages were politically independent even when marriage ties existed. The village was administered by a headman who inherited his position from his father. Shamans guided religious and medical activities, and group hunting or fishing was supervised by individual male specialists.

An active and elaborate Gabrielino ritual system was present when the Spanish padres arrived to establish Mission San Gabriel. Rituals included individual rites of passage, village rites, and participation in the widespread Chinigchinich cult. The cult of the culture hero, Chinigchinich, was observed and recorded by Franciscan Friar Geronimo Boscana while he resided at Missions San Juan Capistrano and San Luis Rey (Harrington 1933, 1934; Boscana 1933; Hanna 1933).

## History

*The history of Costa Mesa is based on information from the City of Costa Mesa's website (City of Costa Mesa 2019).*

The first Europeans to visit Costa Mesa (literally translated to "coastal tableland" or "coastal plateau") were the padres from Mission San Juan Capistrano, which was founded in 1776. During the early 1800s, Capistrano cattle grazed in the Costa Mesa area, and in 1810 the area was part of the Spanish land grant of Santiago Del Santa Ana made to Jose Antonio Yorba. After Yorba passed away, settlers began buying portions of the rancho from his heirs and established the town of Fairview by 1880. In early 1889, a storm washed out the railroad and brought financial disaster to the community, which reverted to farming soon after.

By the same time, the town of Harper had been founded and its first post office was established in 1909. On May 11, 1920, Harper officially changed its name to Costa Mesa and continued to function and grow as an agricultural community. Building and oil drilling industries were beginning to bring continued growth to the city when the Great Depression hit Southern California. As a result, industries collapsed and the local bank closed. The Long Beach earthquake hit the town in 1933, damaging businesses and a school.

World War II brought thousands of people to the area for training at the Santa Ana Army Air Base. After the war ended, men and women returned to the area with their families and began a population boom that continues to this day. On June 29, 1953, the City of Costa Mesa incorporated with an area of 3.5 square miles and a population of 16,840. By 1988, the city had grown to 17 square miles and the population had risen to 90,000, and the 2005 Census noted the city's population at more than 113,000.

## METHODS AND RESULTS

### RECORD SEARCH

On March 27, 2019, GIS Technician and Staff Researcher Isabela Kott conducted a record search at the South Central Coastal Information Center (SCCIC) of the California Historical Resources Information System, located at California State University, Fullerton. The record search included a review of all recorded historic and prehistoric archaeological sites within a 0.5-mile radius of the project area, as well as a review of known cultural resource survey and excavation reports (see Appendix B, Record Search Results). In addition, the following inventories were examined:

- National Register of Historic Places
- California Register of Historical Resources
- California Historical Landmarks
- California Points of Historical Interest
- California Historic Resources Inventory

### Record Search Results

The record search identified 2 previously conducted cultural resources studies that included portions of the project area and an additional 15 studies that have been conducted within 0.5 mile of the project area. The studies within the project area consist of a data compilation report and a Historic Property Survey Report (HPSR). Studies within 0.5 mile of the project area include a cultural resource evaluation (1), archaeological surveys (5), a Phase II excavation (1), an environmental impact evaluation (1), record search reviews (2), HPSR (2), an environmental impact report (1), a Finding of No Adverse Effect (1), and archaeological monitoring (1). Previous cultural resource work in the project vicinity has resulted in the recording of one cultural resource within 0.5 mile of the project area. No previously recorded cultural resources exist within the project area. The one resource within 0.5 mile of the project area is a historic industrial building district.

### ADDITIONAL BACKGROUND RESEARCH

Online aerial photographs and historic maps were also reviewed for this project (NETR 2019).

### Additional Background Research Results

The earliest aerial photograph for the project area dates to 1953, at which time the project area and surrounding land were undeveloped. Interstate 405 was developed between 1963 and 1972, and the currently-existing building on the project site was constructed between 1972 and 1995. According to the aerial photographs, no changes have occurred within the project area since the building was constructed (NETR 2019).

The earliest historic map of the project area dates to 1896 and shows the project area as being within the natural alignment of the Santa Ana River. The river was channelized prior to 1932, and development in the project area took place between 1974 and 1981 (NETR 2019).

Based on data from historic aerial photographs and historic maps, the existing building on the project site was constructed between 1972 and 1995 (NETR 2019). This is a wide range of dates for the building's construction; however, the Phase I Environmental Site Assessment conducted for the project area states that the project site was developed in 1975 for the construction of the existing building (ENVIRON 2013:1). The build date provided in the Phase I Environmental Site Assessment Based falls within the built date range determined by examining aerial photographs and historic maps (1972 to 1995). As such, the existing building in the project area is not 50 years old and is not old enough to be considered a historical resource. Because of the existing building's age, it does not need to be evaluated per CEQA.

## FIELD SURVEY

On April 11, 2019, an intensive cultural resource field survey was conducted within unpaved and open areas of the project by LSA archaeologist Aaron McCann. The survey focused on open, undeveloped portions of the project area. On May 30, 2019, Mr. McCann conducted a supplemental survey of additional project areas consisting of off-site improvements.

## Field Survey Results

At least 90 percent of the project area is either paved street, paved parking lot, or built environment containing a commercial warehouse. As such, the field surveys were restricted to open areas, which were mostly along the fenced periphery of the property and in ornamental vegetation areas along roads and walkways. The surveyed area consisted of grassy landscaping with less than 5 percent visibility. No archaeological resources were observed during the field survey.

## SUMMARY AND RECOMMENDATIONS

Work for this project included a cultural resource record search, field surveys, and this report. No cultural resources were identified in the project area as a result of the record search, background research, or field surveys. The existing building in the project area is not 50 years old and, as such, is not old enough to be considered a historical resource. Because of the existing building's age, it does not need to be evaluated per CEQA. Additionally, because the project area lies directly within the prehistoric natural alignment of the Santa Ana River, there is very little likelihood of encountering archaeological resources during ground-disturbing project activities. No further cultural studies are recommended for this project.

LSA recommends that a qualified professional archaeologist be retained on an on-call basis for this project. In the unlikely event that cultural resources are encountered during project activities, contractors should stop work in the immediate area of the find and contact the on-call archaeologist to assess the nature and significance of the find and determine if future monitoring is appropriate. If deemed appropriate, monitoring should continue until grading and excavation is complete, or until the monitoring archaeologist, based on field observations, is satisfied there is no likelihood of encountering intact archaeological deposits. Upon completion of any monitoring activities, the archaeologist should prepare a report to document the methods and results of monitoring activities. This report should be submitted to the SCCIC.

In the unlikely event that human remains are encountered, State Health and Safety Code Section 7050.5 states that no further disturbance shall occur until the County coroner has made a determination of origin and disposition pursuant to State Public Resources Code Section 5097.98. The County coroner must be notified of the find immediately. If the remains are determined to be Native American, the County coroner would notify the Native American Heritage Commission, which would determine and notify a Most Likely Descendent (MLD). With the permission of the landowner or his/her authorized representative, the MLD may inspect the site of the discovery. The MLD shall complete the inspection and make recommendations or preferences for treatment within 48 hours of being granted access to the site. The MLD recommendations may include scientific removal and nondestructive analysis of human remains and items associated with Native American burials, preservation of Native American human remains and associated items in place, relinquishment of Native American human remains and associated items to the descendants for treatment, or any other culturally appropriate treatment.

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City of Costa Mesa

- 2019   History: Costa Mesa: from small Native American village to world-class city. Website: <https://www.costamesaca.gov/about/history> (accessed March 28, 2019).

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- 2011   California Augmented Multisource Landcover Map (CAML 2010). Issued 2011. Uploaded by Conversation Biology Institute on May 14, 2015; last modified February 28, 2017. Website: <https://databasin.org/datasets/debf0f2164544091a35e401ca6452d61> (accessed March 2019).

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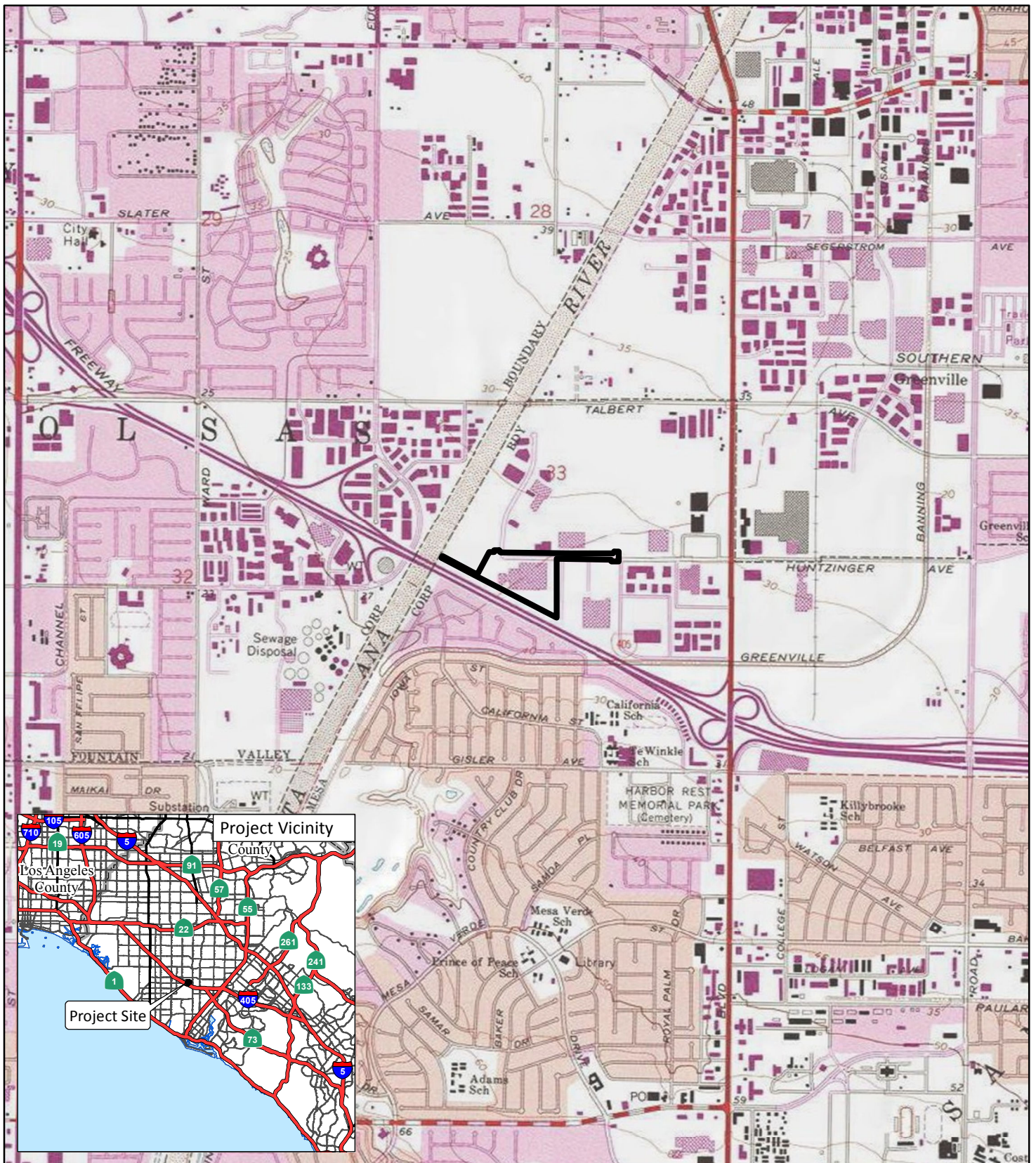
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## APPENDIX A

### PROJECT FIGURES





LSA

LEGEND

 Project Site



0 1000 2000  
FEET

SOURCE: USGS 7.5' Quad - Newport Beach (1981), CA

I:\RSE1901\GIS\MXD\ProjLoc.mxd (4/22/2019)

FIGURE 1

One Metro West  
Regional and Project Site Map



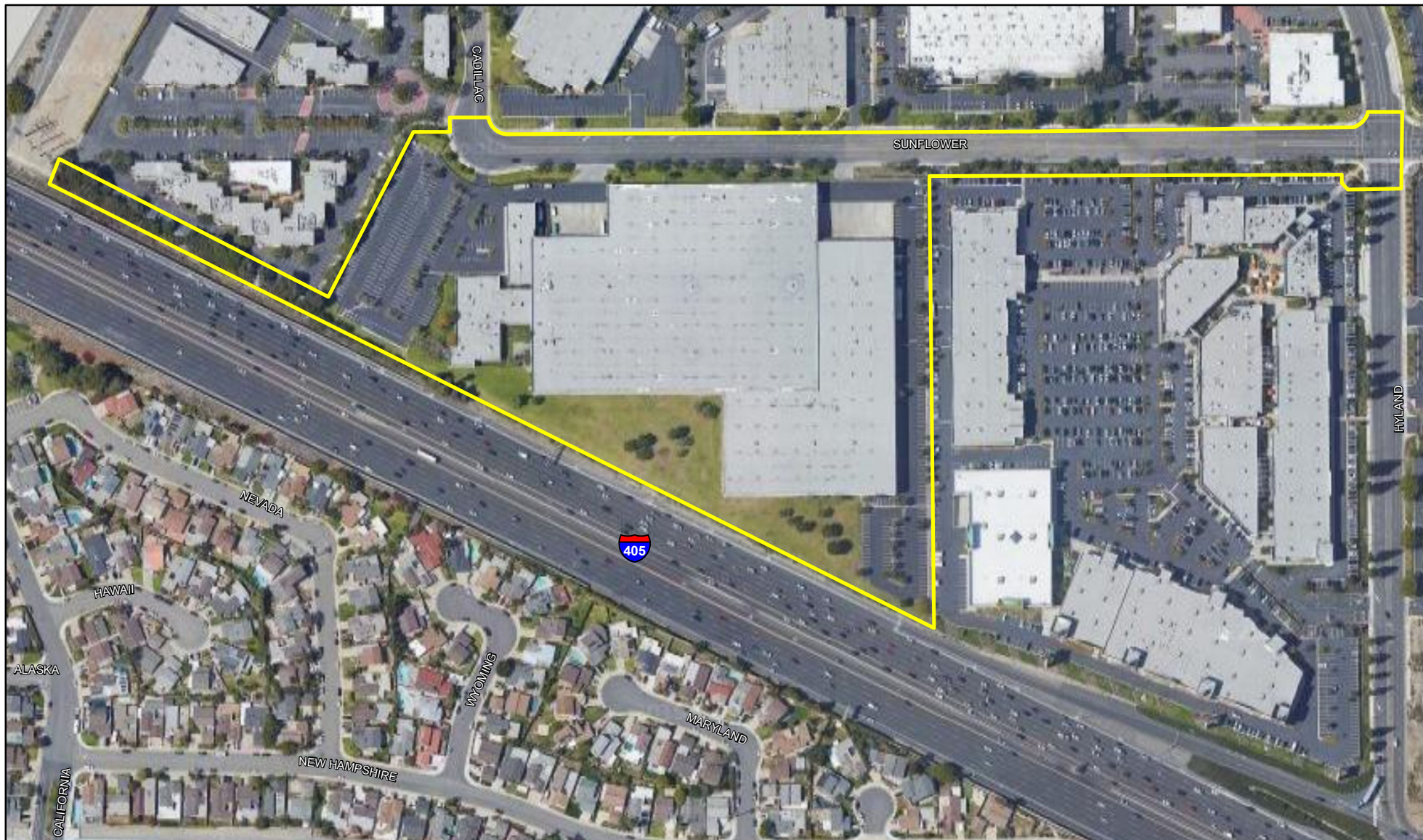


FIGURE 2

LSA

LEGEND

Project Site



0 162.5 325  
FEET

SOURCE: Google Maps (1/2017)

I:\RSE1901\GIS\MXD\ProjSite\_Aerial.mxd (5/23/2019)

One Metro West  
Project Site

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## APPENDIX B

### RECORD SEARCH RESULTS

## South Central Coastal Information Center

California State University, Fullerton  
Department of Anthropology MH-426  
800 North State College Boulevard  
Fullerton, CA 92834-6846  
657.278.5395 / FAX 657.278.5542

[sccic@fullerton.edu](mailto:sccic@fullerton.edu)

*California Historical Resources Information System*  
*Orange, Los Angeles, and Ventura Counties*

3/27/2019

Records Search File No.: 20042.6055

Kerrie Collison

LSA

285 South Street, Suite P

San Luis Obispo, CA 93401

Re: Record Search Results for One Metro West (RSE1901)

The South Central Coastal Information Center received your records search request for the project area referenced above, located on the Newport Beach, CA USGS 7.5' quadrangle. The following reflects the results of the records search for the project area and a ½-mile radius:

As indicated on the data request form, the locations of resources and reports are provided in the following format: ☒ custom GIS maps ☐ shape files ☐ hand-drawn maps

Resources within project area: 0	None
Resources within ½-mile radius: 1	P-30-177661
Resources listed in the OHP Historic Properties Directory within project area: 0	None
Resources listed in the OHP Historic Properties Directory within ½-mile radius: 0	None
Reports within project area: 2	OR-00299, OR-04172
Reports within ½-mile radius: 15	SEE ATTACHED MAP or LIST

**Resource Database Printout (list):**

☒ enclosed ☐ not requested ☐ nothing listed

**Resource Database Printout (details):**

☐ enclosed ☒ not requested ☐ nothing listed

**Resource Digital Database (spreadsheet):**

☐ enclosed ☒ not requested ☐ nothing listed

**Report Database Printout (list):**

☒ enclosed ☐ not requested ☐ nothing listed

**Report Database Printout (details):**

☐ enclosed ☒ not requested ☐ nothing listed

**Report Digital Database (spreadsheet):**

☐ enclosed ☒ not requested ☐ nothing listed

**Resource Record Copies:**

☐ enclosed ☒ not requested ☐ nothing listed

**Report Copies:**

☐ enclosed ☒ not requested ☐ nothing listed

**OHP Historic Properties Directory:**

☐ enclosed ☐ not requested ☒ nothing listed

**Archaeological Determinations of Eligibility:**

☐ enclosed ☐ not requested ☒ nothing listed

**Los Angeles Historic-Cultural Monuments**

**Historical Maps:**

**Ethnographic Information:**

**Historical Literature:**

**GLO and/or Rancho Plat Maps:**

**Caltrans Bridge Survey:**

<http://www.dot.ca.gov/hq/structur/strmaint/historic.htm>

**Shipwreck Inventory:**

[http://shipwrecks.slc.ca.gov/ShipwrecksDatabase/Shipwrecks\\_Database.asp](http://shipwrecks.slc.ca.gov/ShipwrecksDatabase/Shipwrecks_Database.asp)

**Soil Survey Maps: (see below)**

<http://websoilsurvey.nrcs.usda.gov/app/WebSoilSurvey.aspx>

☐ enclosed ☐ not requested ☒ nothing listed

☒ enclosed ☐ not requested ☐ nothing listed

☒ not available at SCCIC

☒ not available at SCCIC

☒ not available at SCCIC

☒ not available at SCCIC; please go to

☒ not available at SCCIC; please go to

☒ not available at SCCIC; please go to

Please forward a copy of any resulting reports from this project to the office as soon as possible. Due to the sensitive nature of archaeological site location data, we ask that you do not include resource location maps and resource location descriptions in your report if the report is for public distribution. If you have any questions regarding the results presented herein, please contact the office at the phone number listed above.

The provision of CHRIS Data via this records search response does not in any way constitute public disclosure of records otherwise exempt from disclosure under the California Public Records Act or any other law, including, but not limited to, records related to archeological site information maintained by or on behalf of, or in the possession of, the State of California, Department of Parks and Recreation, State Historic Preservation Officer, Office of Historic Preservation, or the State Historical Resources Commission.

Due to processing delays and other factors, not all of the historical resource reports and resource records that have been submitted to the Office of Historic Preservation are available via this records search. Additional information may be available through the federal, state, and local agencies that produced or paid for historical resource management work in the search area. Additionally, Native American tribes have historical resource information not in the CHRIS Inventory, and you should contact the California Native American Heritage Commission for information on local/regional tribal contacts.

Should you require any additional information for the above referenced project, reference the record search number listed above when making inquiries. Requests made after initial invoicing will result in the preparation of a separate invoice.

Thank you for using the California Historical Resources Information System,

Isabela Kott  
GIS Technician/Staff Researcher

Enclosures:

(X) Custom Maps – 2 pages

(X) Resource Database Printout (list) – 1 page

(X) Report Database Printout (list) – 5 pages

(X) Historical Maps – 4 pages