
3.5 - Cultural Resources

3.5.1 - Introduction

This section describes the existing cultural resources and potential effects from Project implementation on the Project site and the surrounding area. Section 15125 of the State CEQA Guidelines requires EIRs to include a description of the physical environmental conditions in the area of a project that exist at the time that the Notice of Preparation (NOP) is circulated. These environmental conditions normally constitute the baseline physical conditions relative to which the CEQA lead agency evaluates the change in conditions that would result from project implementation. The NOP for this Draft EIR was issued on February 27, 2009. Therefore, environmental conditions as of February 2009 represent the baseline for CEQA purposes. To evaluate the footprint impacts of the Proposed Action (e.g., effects on cultural and paleontological resources), the conditions in 2009 are considered to be the baseline. Buildout of the Project is then added to existing conditions in order to determine whether Project implementation would substantially remove or impact the resources, thereby resulting in a significant impact on the environment. Data used to determine the baseline for cultural and paleontological resources were derived from a report (the Assessment) that included a Phase I Cultural Resource Survey, a Phase II Cultural Resource Significance Assessment and Paleontological Records Review. The Assessment was prepared by Michael Brandman Associates (MBA) and dated February 26, 2009. The Assessment is included in this EIR as Appendix C. Therefore, data used to derive baseline conditions is based on existing conditions at the time of NOP issuance (February 27, 2009 through March 31, 2009) and are appropriate to use within the following analysis.

3.5.2 - Environmental Setting

Overview

The term “cultural resources” encompasses historic, archaeological, and paleontological resources, and burial sites. These types are defined in the Assessment. Below is a brief summary of each component:

- **Historic Resources:** Historic resources are associated with the recent past. In California, historic resources are typically associated with the Spanish, Mexican, and American periods in the State’s history and are generally less than 200 years old.
- **Archaeological Resources:** Archaeology is the study of prehistoric human activities and cultures. Archaeological resources are generally associated with indigenous cultures.
- **Paleontological Resources:** Paleontology is the study of plant and animal fossils.
- **Burial Sites:** Burial sites are formal or informal locations where human remains, usually associated with indigenous cultures, are interred.

Historical Setting

Regional archaeologists generally follow Wallace's Southern California and Southern California Desert formats (1955, 1962), but the loosely established eras for each period are regularly challenged and revised when new information is obtained, as is the meaning of the individual frames of reference. The ultimate purpose of cultural sequencing is to allow for meaningful comparisons of material culture attributes on an intrasite and intersite basis, and to provide the basis for culture-model building. The most common sequence for southern California is from Wallace (see 1978) and is as follows:

- Early Period - before 6000 B.C;
- Millingstone Period - 6000 to 3000 B.C;
- Intermediate Period - 3000 B.C. to A.D. 500; and
- Late Prehistoric Period (A.D. 500 to A.D. 1769).

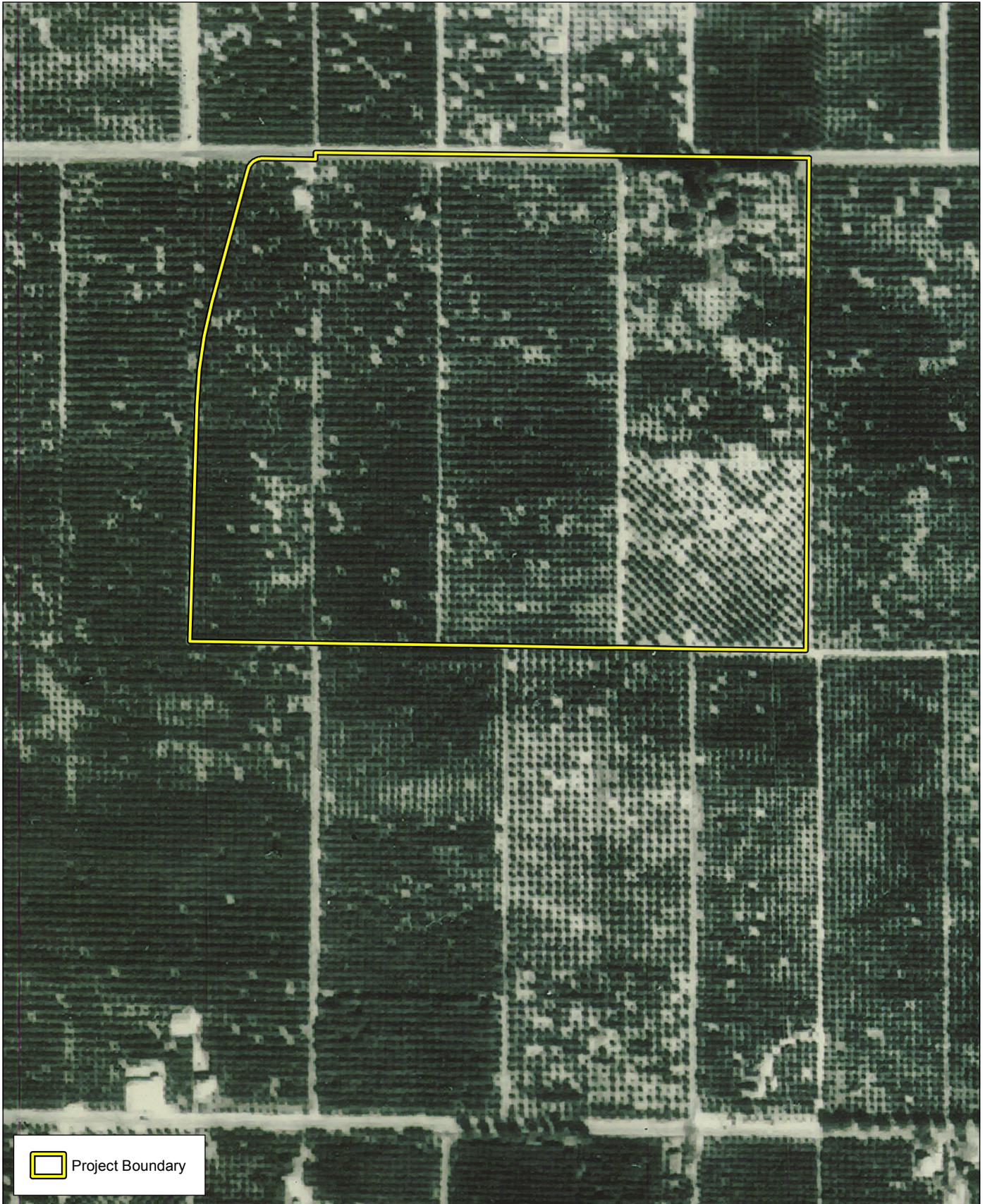
Schaefer has reiterated (1994) that the prehistory of the lower Colorado deserts could be assigned to the following stages:

- San Dieguito (Paleoindian Period: 11000 to 5000 B.C.);
- Early Archaic (5000 to 2000 B.C.);
- Late Archaic (2000 B.C. to 500 A.D.); and
- Late Prehistoric (500 A.D. to 1250 A.D. or Shoshonean contact).

Archaeologists who study southern California prehistoric cultures tend to argue that the archaeological characteristics that define each broad stage were created by prehistoric societies that slowly changed from a primarily hunting-subsistence mode to a plant-gathering and hunting subsistence mode. Although the very early history of native Californians is poorly understood, ethnographic patterns derived from such analyses may in the future allow archaeologists to determine when particular sites were occupied in the absence of good radiometric or thermoluminescence dating.

Project Site – Historical Background

The 1953 aerial image shows that all parcels surrounding the Project site were covered in mature Navel orange trees with orchard house complexes in many parcels (Exhibit 3.5-1 Archival Aerial Photographs). The 1953 aerial shows how the parcels were arranged: they represent a late-1800's subdivision of the homestead lands into narrow orchard parcels. Orchard parcels in this area are generally flat and gradually slope downwardly to the north and northeast towards the Santa Ana River. Original irrigation flumes were located along the borders of each orchard parcel. The aboveground flume systems were probably replaced in the 1920's with a buried concrete pipe and standpipe/weir system, which was much more dependable and required less maintenance. The old cobble flume near the Project site was then used to collect runoff.



Source: Rupp Aerial 1953.



Exhibit 3.5-1 Archival Aerial Photographs

A weir can be observed today at the southeast corner of Parcel 1, which once received runoff water from a cobble flume found along the eastern edge of Parcel 1.

During 1968, orchards in and near the Project site were still producing oranges. However, development was encroaching slowly from the southeast and the central portion of Redlands. These developments included both residential and commercial uses. In addition, in 1986 the completion of Highway 30 west of the Project site occurred. Many of the orchards were still economically viable and the old Sunkist Packing House at the corner of Texas and San Bernardino was still in operation (MBA 2009b).

Previously Identified Cultural Resources In and Near the Project Site

The Project site was surveyed in early 1993 by qualified archaeologists from a contracting company known as the Chambers Group, Inc (Chambers 1993). The Chambers study stated that four historic resources were located in the old Cities Pavilion Project area, and MBA found that three of the four resources were located within the boundary of the Project site. MBA background research, as detailed in our Assessment, also showed that 19 cultural resources were recorded as located on and within one mile of the Project site (Table 3.5-1). See Table 3.5-1, below, for a summary of previously identified resources on or near the Project site. Resources believed to be within the Project site are listed “Yes” while those in the search radius outside the Project area are listed “No.”

Table 3.5-1: Previously Recorded Cultural Resources In and Near the Project Area

Site Name	Location	Type	In The Project Site?
CA-SBR-6084H	Section 15	Historic trash scatter	No
CA-SBR-6847H	Section 18	Historic “Old Kite Route” railroad right-of-way	No
CA-SBR-7052H	Section 15	Arth citrus ranch	No
CA-SBR-7765H	Section 21	Former citrus ranch complex	Yes
CA-SBR-7766H	Section 21	Former citrus ranch complex	Yes
CA-SBR-7767	Section 21	Former citrus ranch complex	Yes
CA-SBR-7768H	Section 21	Sinclair citrus ranch	No
CA-SBR-8135H	Section 21	Masonry irrigation flumes	No
CA-SBR-8136H	Section 21	Citrus ranch remnant	No
CA-SBR-8137H	destroyed	Historic house	No
CA-SBR-9991H	Section 14	Mexican fan palm alignment	No
CA-SBR-12260H	Section 16	Historic citrus irrigation system	No
CA-SBR-12386H	Section 16	Former citrus complex	No
P#1063-21H	Various	Possible historic site shown on 1899 topographic map.	No

Table 3.5-1 (cont.): Previously Recorded Cultural Resources In and Near the Project Area

Site Name	Location	Type	In The Project Site?
P#1063-49H	Various	The Tenney Ditch (1857), unrecorded	No
P#1063-50H	Section 16	Berry-Roberts Ditch, unrecorded	No
P#36-12531	Section 16	1915 house, now destroyed	No
P#36-12532	Section 16	1901 house, now destroyed	No
P#36-13514	Section 16	1901 house, still standing	No

Source: Table 1, MBA 2009b

Cultural Resources Survey Results

The MBA assessment team re-recorded three previously identified cultural resources CA-SBR-7765H, CA-SBR-7766H and CA-SBR-7767H in the Project site. Chambers (1993) had concluded that these cultural resources could be significant cultural resources. Therefore, MBA cultural resource staff undertook Phase II significance testing at these resources. The Phase II testing portion of the Assessment indicated the following:

Site CA-SBR-7765H

CA-SBR-7765H was first identified and described in 1993 (Chamber 1993). The MBA review of the cultural resource showed that it exhibited a remnant standpipe irrigation system and a cobble and concrete flume and that the farmhouse on the property had been demolished. The flume, which lies along the eastern edge of the parcel and the buried standpipes constituted the entirety of the site. These cultural elements were unchanged from 1993. According to the Assessment, Mason and McKenna (Chambers 1993) suggested that buried cultural deposits associated with the old orchard house and citrus complex might be found during grading, then stated that these potential elements should be tested for before the parcel is developed.

Phase II testing indicated that a 365 foot long concrete and cobble flume is located along the eastern margin of parcel -01 (identified as Feature A in the Assessment). Visually unchanged since 1993, the flume is intact and the cement has sagged as a result of topsoil erosion. In addition, the Phase II testing uncovered a buried brick and mortar feature that probably served as a cistern (identified as Feature B in the Assessment) for the farmhouse complex. The feature was filled with demolished concrete debris that had filled the chamber when the complex itself was demolished. The Phase II testing also uncovered a buried brick seepage pit feature that was located about 10 feet west-northwest of the cistern (identified as Feature C in the Assessment). This was an unmortared buried brick tank that had been built to allow pooled water to seep into the surrounding ground.

There is indirect evidence to support the contention that the cistern and seepage tank were built to serve the needs of the homeowner in the early part of the 1900s. According to Chambers (1993), Ms.

Cora English owned the property from 1895-1901, and again between 1908 and 1919. J.B. Moberly owned the property between 1902 and 1907. The County assessor's records did not list "improvements" being made to the property (which are taxed) until 1915, which suggests that this is when the Cora English house was built. Based on tax records, it is possible no orchards were located on the property until the 1901 date.

The 1901 Redlands, CA. topographic map does not show a structure located along the south side of San Bernardino Road; however, it was assumed that the original orchard house was built on or about 1915 and the buried cistern and seep pit were constructed about the same time. Although Chambers (1993) stated that the house was likely abandoned by 1963, the 1968 aerial shows the property clearly and the roof of a house, garage, and a small outbuilding are shown. The same structures appear in the more blurry 1986 image. San Bernardino County on-line assessor records show that the property was in members of the James Porch family (James Porch held the property beginning in 1947) to June of 2004. It is likely that the house complex was demolished between 1986 and 1993, since Chambers (1993) reported that the property was barren during their fieldwork.

CA-SBR-7766H

CA-SBR-7766H was first identified and described in 1993 (Chamber 1993). The recordation is associated with remnants of a grove house. These cultural elements are unchanged from 1993 and no significance statement was made at that time. According to the Assessment, Mason and McKenna (Chambers 1993) suggested that buried cultural deposits associated with the old orchard house and citrus complex might be found during grading, then stated that these potential elements should be tested for before the parcel is developed.

Phase II testing indicated that no subsurface house foundation was located in this area. However, near the end of the most southwest trench, a small brick and mortar seepage pit was detected. There is indirect evidence to support the contention that the seepage pit was built to serve the needs of the homeowner in the early part of the 1900's. According to Chambers (1993), Ms. Marianne Levin owned the property from 1895-1925. John and Emma Geib owned the property beginning 1926 and the Geib family owned the property until January 2004. The County assessor's records listed "improvements" with the initial known assessment in 1895. The assessor's records also list substantive tree values as of that date.

The 1901 Redlands, CA. topographic map shows a structure located along the south side of San Bernardino Road. Therefore, it was assumed that the original orchard house was built before 1895 and that the buried seep pit was constructed about the same time. The modern-looking slab and driveway are likely associated with a later house. Although Chambers (1993) stated that the house was likely abandoned by 1963, the 1968 aerial shows the property clearly and the roof of a house, garage, and a small outbuilding are shown. The same structures appear in the more blurry 1986 image. The County on-line assessor records show that the property was in members of the James Porch family (James Porch held the property beginning in 1947) to June of 2004. It is likely that the

house complex was demolished between 1986 and 1993, since Chambers (1993) reported that the property was barren during their fieldwork.

CA-SBR-7767H Review

CA-SBR-7767H was first identified and described in 1993 (Chamber 1993). The recordation is associated with remnants of a grove house. These cultural elements are unchanged from 1993 and no significance statement was made at that time. According to the Assessment, Mason and McKenna (Chambers 1993) suggested that buried cultural deposits associated with the old orchard house and citrus complex might be found during grading, then stated that these potential elements should be tested for before the parcel is developed.

Phase II testing indicated that there was a buried house foundation on the property and that the house itself that had been completely demolished and concrete slabs pushed into the former crawlspace (identified as Feature 1 in the Assessment) of the home. In addition, numerous glass bottles were discovered within a pit (identified as Feature 2 in the Assessment) near the foundation. Hundreds of historic artifacts were recovered including whole bottles, glass fragments, wood and metal fragments, battery parts, shoes, very old household implements such as toothbrushes and medicine bottles. There is indirect evidence to support the bottle deposits are associated with use of the property by the owners in the early 1900's. In addition, according to Chambers (1993), Mr. Silas and Lucy Williams owned the property from 1896-1939. The Aaron Arth family owned the property until at least 1967. The property stayed in the family until at least 1978, when it was sold. The orchard was probably active until the Arths sold out in that year and the 1986 aerial photograph shows that the house and orchards had been removed. The Arths also owned several other properties in this area, including an orchard property at Pioneer and Texas overlooking the Santa Ana river floodplain, so it is possible that their fruit was all shipped to the Sunkist packinghouse at the corner of Texas and San Antonio.

The 1901 Redlands, CA. topographic map shows a structure located along the south side of the presumable dirt San Bernardino Road. Therefore, it was assumed that the original orchard house was built before Silas Williams bought the property in 1895 because County assessor records show that the "estate of L.F. Smith" paid taxes on land, improvements (house), and trees. Thus, this property was probably the earliest of the three in the Project site to have a house and an orchard. Williams was a well-known character in Redlands and his house is the only one photographed and posted on the "Illustrated Redlands" website.

The excavations showed that the bottle dump features have the potential to hold additional historic artifacts, but the main bottle dump (Feature 2) represents a redeposit of historic artifacts from somewhere else. Just when the deposit took place can be identified by the fact that probable 1960's era artifacts are mixed in with 1900's era artifacts. The house structure was completely demolished after having burned and the poured concrete foundation was torn apart.

Native American Consultations

As part of the Phase I archaeological survey, the Native American Heritage Commission (NAHC) was contacted in an effort to determine whether any resources in the vicinity of the Project site are listed on their Sacred Lands File. MBA received a letter from the NAHC on August 6, 2007 indicating their search of the Sacred Lands File failed to indicate the presence of Native American cultural resources in the immediate Project site area. MBA subsequently sent information-request letters to each of six tribal entities named by the NAHC on August 8, 2007 and received one response. Since no prehistoric resources are known for this area and because testing was focused on historic orchard houses, Native American participation was not required (MBA 2009b).

Paleontological Resources

The primary purpose of the paleontological research was to determine the potential for impacts to significant paleontological resources on the Project site. Mr. Eric Scott of the San Bernardino County Museum conducted the paleontological records search in August 2007. The records search results indicated that the Project is located upon middle Holocene younger axial-valley alluvium, and that no fossil resources are located within 1 mile of the Project area in any direction (MBA 2009b).

3.5.3 - Regulatory Framework

Federal

The National Register Bulletin Number 15 (Bulletin No.15) serves as the primary National Register of Historic Places (NRHP). The following is an excerpt from this document.

Criteria for Evaluation

The quality of significance in American history, architecture, archeology, 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:

- A. *That are associated with events that have made a significant contribution to the broad patterns of our history; or*
- B. *That are associated with the lives of significant persons in our past; or*
- C. *That embody the distinctive characteristics of a type, period, or method of construction, or that represent the work of a master, or that possess high artistic values, or that represent a significant and distinguishable entity whose components may lack individual distinction; or*
- D. *That have yielded or may be likely to yield, information important in history or prehistory.*

Criteria Considerations

Ordinarily properties that have achieved significance within the past 50 years shall not be considered eligible for the NRHP. However, such properties will qualify if they are integral parts of districts that do meet the criteria or if they fall within the following categories:

- A. *A religious property deriving primary significance from architectural or artistic distinction or historical importance; or*
- B. *A building or structure removed from its original location but which is primarily significant for architectural value, or which is the surviving structure most importantly associated with a historic person or event; or*
- C. *A birthplace or grave of a historical figure of outstanding importance if there is no appropriate site or building associated with his or her productive life; or*
- D. *A cemetery that derives its primary importance from graves of persons of transcendent importance, from age, from distinctive design features, or from association with historic events; or*
- E. *A reconstructed building when accurately executed in a suitable environment and presented in a dignified manner as part of a restoration master plan, and when no other building or structure with the same association has survived; or*
- F. *A property primarily commemorative in intent if design, age, tradition, or symbolic value has invested it with its own exceptional significance; or*
- G. *A property achieving significance within the past 50 years if it is of exceptional importance.*

For a property to qualify for the NRHP, it must meet one of the four National Register Criteria for Evaluation by: 1) being associated with an important historic context or theme and 2) retaining historic integrity necessary to convey its significance. Information about the property based on physical examination and documentary research is necessary to evaluate a property's eligibility for the NRHP. Evaluation of a property is most efficiently made when following this sequence:

1. Categorize the property. A property must be classified as a district, site, building, structure, or object for inclusion in the National Register.
2. Determine which prehistoric or historic context(s) the property represents. A property must possess significance in American history, architecture, archaeology, engineering, or culture when evaluated within the historic context of a relevant geographic area.
3. Determine whether the property is significant under the National Register Criteria. This is done by identifying the links to important events or persons, design or construction features, or potential information that make the property important.
4. Determine if the property represents a type usually excluded from the National Register. If so, determine if it meets any of the Criteria Considerations.
5. Determine whether the property retains integrity. Evaluate the aspects of location, design, setting, workmanship, materials, feeling, and association that the property must retain to convey its historic significance.

State

State Level Evaluation Process

Under California law, a site may be considered a historical resource if it is significant in the architectural, engineering, scientific, economic, agricultural, educational, social, political, military, or cultural annals of California or if it meets the criteria for listing on the California Register of Historical Resources (CR). Each archeological feature on a Project site must be evaluated to determine if the sites are “unique archaeological (historical) resources,” and utilize the criteria associated with the California Environmental Quality Act (CEQA) Guidelines as the basis for making these statements. “Unique archaeological (historical) resource” means an archaeological artifact, object, historic building, 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:

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

As used in this report, “non-unique archaeological (historical) resource” means an archaeological artifact, object, building, or site that does not meet the criteria for the CR. A “non-unique resource” needs be given no further consideration, other than the simple recording of its existence by the lead agency if it so elects. By their very nature, isolated artifacts are considered “non-unique resources.” The Office of Historic Preservation (OHP) recognizes an age threshold of 45 years. Cultural resources built less than 45 years ago may qualify for consideration, but only under the most extraordinary circumstances.

According to the California Code of Regulations (CCR), Title 14, Chapter 3 15064.5, the term “historical resources” includes the following:

- 1. A resource listed in, or determined to be eligible by the State Historical Resources Commission, for listing in the California Register of Historical Resources (Pub. Res. Code Section 5024.1, Title 14 CCR, Section 4850 et seq.).*
- 2. A resource included in a local register of historical resources, as defined in section 5020.1(k) of the Public Resources Code or identified as significant in an historical resource survey meeting the requirements section 5024.1(g) of the Public Resources Code, shall be presumed to be historically or culturally significant. Public agencies must treat any such resource as significant unless the preponderance of evidence demonstrates that it is not historically or culturally significant.*

3. *Any object, building, structure, site, area, place, record, or manuscript which a lead agency determines to be historically significant or significant in the architectural, engineering, scientific, economic, agricultural, educational, social, political, military, or cultural annals of California may be considered to be an historical resource, provided the lead agency's determination is supported by substantial evidence in light of the whole record. Generally, a resource shall be considered by the lead agency to be "historically significant" if the resource meets the criteria for listing on the California Register of Historical Resources (Pub. Res. Code Section 5024.1, Title 14 CCR, Section 4852) including the following:*
 - a. *Is associated with events that have made a significant contribution to the broad patterns of California's history and cultural heritage;*
 - b. *Is associated with the lives of persons important in our past;*
 - c. *Embodies the distinctive characteristics of a type, period, region, or method of construction, or represents the work of an important creative individual, or possesses high artistic values; or*
 - d. *Has yielded, or may be likely to yield, information important in prehistory or history*

Typically, archaeological sites exhibiting buried and intact features qualify for the CR under Criterion D above because such features will hold information important to the prehistory of California. It is important to note that a resource is not listed in, or determined to be eligible for listing in the CR, nor included in a local register of historical resources, pursuant to § 5020.1(k) of the PRC, or identified in an historical resources survey, meeting the criteria in § 5024.1(g) of the PRC, does not preclude a lead agency from determining that the resource may be an historical resource as defined in Public Resources Code (PRC) Sections 5020.1(j) or 5024.1.

In California, the EIR is a document lead agencies use to delineate substantial evidence that may exist before a developmental project is approved. For the purpose of the cultural resource analysis in the EIR, Section 15126.4(b) of the CEQA guidelines addresses mitigation measures related to impacts to historical resources. Cultural resources that are not historical resources (i.e., determined not significant) but are still unique are subject to less stringent requirements regarding mitigation of impacts (i.e., Section 21083.2 of the California Public Resource Code).

For historical resources that are known to the lead agency, a project-level EIR should address the constellation of possible mitigative processes because "preservation in place" is the preferred manner (but not the only manner) of mitigating for impacts to archaeological sites (CEQA guidelines Section 15126.4(b)(3)). However, unknown buried historical resources that could be encountered during project-related earthmoving are those resources that were not known to the lead agency while the EIR was being considered. In addition, such resources cannot be assessed as to their historic or unique natures before project construction begins. Discovery of cultural resources during project-related earthmoving (whether they are historical resources or not) can be mitigated for by developing performance standards that the lead agency believes is "roughly proportional" (CEQA guidelines

Section 15126.4(a)(4)(B) to the impacts of the project. There is no legal requirement to avoid such resources unless the discovery is a burial in an undedicated cemetery (see California Health and Safety Code 7050.5 and PRC 5097.98) or are burial-related grave goods. If currently unknown cultural resources are discovered during the earth-moving phase of this development, it is unlikely that such artifacts can be feasibly preserved in place given the grading and construction for storm water management, utilities and the buildings themselves that are intended to occur as part of this development.

City of Redlands - General Plan

The following policies within the Redlands General Plan are applicable for the Project in regards to archaeological and paleontologic resources.

Guiding Policy: Archaeological and Paleontologic Resources

Policy 7.30a Protect archaeological and paleontologic resources for their aesthetics, scientific, educational, and cultural values.

Implementing Policies: Archaeological and Paleontological Resources

Policy 7.30b Using the Archaeological Resources Sensitivity Map, review proposed development Projects to determine whether the site contains known prehistoric or historic cultural resources and/or to determine the potential for discovery of additional cultural resources; refer all applications affecting sensitive areas to the Archaeological Information center for further study.

Policy 7.30d Require that areas found during construction to contain significant historic or prehistoric archaeological artifacts be examined by a qualified consulting archaeologist or historian for appropriate protection and preservation.

Policy 7.30f Work with the San Bernardino County Museum to identify and protect Redlands' significant nonrenewable paleontologic resources.

Policy 8.20o Design Projects to minimize the possibility of wind or water erosion and, where necessary, require preparation and implementation of a soil erosion plan, including soil erosion mitigation during construction.

NOP Comment Letters

A Notice of Preparation (NOP) comment letter was provided by the Native American Heritage Commission (NAHC) on August 22, 2007 and March 12, 2009. The NAHC stated that the lead agency is required to assess whether the Project will have an adverse impact on these resources within the area of potential effect (APE), and if so, to mitigate that effect. To assess the Project-related impacts on historical resources, the Commission provided specific actions located within the comment letter.

3.5.4 - Thresholds of Significance

According to the CEQA Guidelines' Appendix G Environmental Checklist, to determine whether impacts to cultural resources are significant environmental effects, the following questions are analyzed and evaluated:

- a) Cause a substantial adverse change in the significance of a historical resource as defined in § 15064.5?
- b) Cause a substantial adverse change in the significance of an archaeological resource pursuant to § 15064.5?
- c) Directly or indirectly destroy a unique paleontological resource or site or unique geologic feature?
- d) Disturb any human remains, including those interred outside of formal cemeteries?

3.5.5 - Project Impacts and Mitigation Measures

This section discusses potential impacts associated with the development of the Project and provides mitigation measures where appropriate.

Historical Resource

Impact CR-1	Cause a substantial adverse change in the significance of a historical resource as defined in CEQA §15064.5?
	[CEQA Cultural Resources Threshold 5(a)]

Impact Analysis

The Assessment indicated that three known historical cultural resources are located within the Project site and 15 additional cultural resources are located within one mile of the Project site. Phase II significance testing was carried out for each of the individual cultural resources that are located in the Project site. To be significant, an historical resource would have to demonstrate one or more of the following criteria under the Public Resources Code (PRC) §5024.1, Title 14 CCR, Chapter 11.5, Section 4852:

1. It is associated with the events that have made a significant contribution to the broad pattern of California history and cultural heritage;
2. It is associated with the lives of persons important in our past;
3. It embodies the distinctive characteristics of a type, period, region, or method of construction, or represents the work of an important creative individual, or possesses high artistic value; or
4. It has yielded, or may be likely to yield, information important in prehistory or history.

The three historic cultural resources that are located within the Project site (CA-SBR-7765H, CA-SBR-7766H and CA-SBR-7767H) are described and evaluated within the Phase II test chapter of the Assessment document (MBA 2009b).

CA-SBR-7765H

The historical resource CA-SBR-7765H was evaluated under the four criteria of the CR, which are outlined in Public Resources Code (PRC) §5024.1, Title 14 CCR, Chapter 11.5, Section 4852. MBA (2009) determined that the resource does not meet the criteria for listing in the CR under the context of Redlands citrus history primarily because the data set is considered exhausted. The resource does not exhibit orchards, structures or complete historical irrigation systems that might tie the resource directly into the locally significant and fast disappearing historical citrus industry.

Under Criterion 1, the Assessment analyzed the resource's potential for significance as a part of an historic trend that may have made a significant contribution to the broad patterns of our history. According to the Assessment, the resource does not contain enough evidence that substantive subsurface historic deposits are located within or near the resource, the original orchard complex has been compromised through abandonment and demolition, and it is unlikely additional information shall be obtained from other historic sources. Therefore, CA-SBR-7765H does not appear to qualify for the CR under Criterion 1.

Under Criterion 2, the Assessment analyzed the resource's potential for its association with the lives of persons significant in our past. According to the Assessment, the remnants of the resource do not appear to be associated with individuals who were locally, regionally or nationally important. Therefore, the CA-SBR-7765H does not appear to qualify for the CR under Criterion 2.

Under Criterion 3, the Assessment analyzed the resource's potential for embodying the distinctive characteristics of a type, period, or method of construction, or representing the work of a master, possessing high artistic values, or representing a significant and distinguishable entity whose components lack individual distinction. According to the Assessment, the resource does not exhibit any of these qualities. Therefore, CA-SBR-7765H does not appear to qualify for the CR under Criterion 3.

Under Criterion 4, the Assessment analyzed the resource's potential to yield information to prehistory or history. According to the Assessment, research has shown that it is very unlikely that additional intact historic data associated with this resource will be found during future earthmoving on the Project property. Therefore, CA-SBR-7765H does not appear to qualify for the CR under Criterion 4.

Given the current design of the Project, CA-SBR-7765H will be directly impacted by construction. Since the site has been deemed not significant through a Phase II assessment and all information available about the resource has been exhausted, all Project-related impacts to this resource are considered less than significant.

CA-SBR-7766H

The historical site CA-SBR-7766H was evaluated under the four criteria of the CR, which is outlined in PRC §5024.1, Title 14 CCR, Chapter 11.5, Section 4852. The Cultural Resource Assessment determined that the site does not meet the criteria for the CR under the context of Redlands citrus history primarily because the data set is considered exhausted. The site does not exhibit orchards, structures or complete historical irrigation systems that might tie into the locally significant and fast disappearing historical citrus industry.

Under Criterion 1, the Assessment analyzed the resource's potential for significance as a part of an historic trend that may have made a significant contribution to the broad patterns of our history. According to the Assessment, the resource does not contain enough evidence that substantive subsurface historic deposits are located within or near the resource, the original orchard complex has been compromised through abandonment and demolition, and it is unlikely additional information shall be obtained from other historic sources. Therefore, CA-SBR-7766H does not appear to qualify for the CR under Criterion 1.

Under Criterion 2, the Assessment analyzed the resource's potential for its association with the lives of persons significant in our past. According to the Assessment, the remnants of the resource do not appear to be associated with individuals who were locally, regionally or nationally important. Therefore, the CA-SBR-7766H does not appear to qualify for the CR under Criterion 2.

Under Criterion 3, the Assessment analyzed the resource's potential for embodying the distinctive characteristics of a type, period, or method of construction, or representing the work of a master, possessing high artistic values, or representing a significant and distinguishable entity whose components lack individual distinction. According to the Assessment, the resource does not exhibit any of these qualities. Therefore, CA-SBR-7766H does not appear to qualify for the CR under Criterion 3.

Under Criterion 4, the Assessment analyzed the resource's potential to yield information to prehistory or history. According to the Assessment, research has shown that it is very unlikely that additional intact historic data associated with this resource will be found during future earthmoving on the Project property. Therefore, CA-SBR-7766H does not appear to qualify for the CR under Criterion 4.

Given the current design of the Project, CA-SBR-7766H will be directly impacted by construction. Since the site has been deemed not significant through a Phase II assessment and all information available about the resource has been exhausted, all Project-related impacts to this resource are considered less than significant.

CA-SBR-7767H

The historical site CA-SBR-7767H was evaluated under the four criteria of the CR, which is outlined in PRC §5024.1, Title 14 CCR, Chapter 11.5, Section 4852. The Cultural Resource Assessment determined that the site does not meet the criteria for the CR under the context of Redlands citrus

history primarily because the data set is considered exhausted. The site does not exhibit orchards, structures or complete historical irrigation systems that might tie into the locally significant and fast disappearing historical citrus industry.

Under Criterion 1, the Assessment analyzed the resource's potential for significance as a part of an historic trend that may have made a significant contribution to the broad patterns of our history. According to the Assessment, the resource does not contain enough evidence that substantive subsurface historic deposits are located within or near the resource, the original orchard complex has been compromised through abandonment and demolition, and it is unlikely additional information shall be obtained from other historic sources. Therefore, CA-SBR-7767H does not appear to qualify for the CR under Criterion 1.

Under Criterion 2, the Assessment analyzed the resource's potential for its association with the lives of persons significant in our past. According to the Assessment, the remnants of the resource do not appear to be associated with individuals who were locally, regionally or nationally important. Therefore, the CA-SBR-7767H does not appear to qualify for the CR under Criterion 2.

Under Criterion 3, the Assessment analyzed the resource's potential for embodying the distinctive characteristics of a type, period, or method of construction, or representing the work of a master, possessing high artistic values, or representing a significant and distinguishable entity whose components lack individual distinction. According to the Assessment, the resource does not exhibit any of these qualities. Therefore, CA-SBR-7767H does not appear to qualify for the CR under Criterion 3.

Under Criterion 4, the Assessment analyzed the resource's potential to yield information to prehistory or history. According to the Assessment, research has shown that it is very unlikely that additional intact historic data associated with this resource will be found during future earthmoving on the Project property. Therefore, CA-SBR-7767H does not appear to qualify for the CR under Criterion 4.

Given the current design of the Project, CA-SBR-7767H will be directly impacted by construction. Since the site has been deemed not significant through a Phase II assessment and all information available about the resource has been exhausted, all Project-related impacts to this resource are considered less than significant.

In summary, the Phase II testing indicated that none of the above sites meets any of the following criteria established by CEQA Guidelines Section 15064.5 to be considered "unique historic properties" (MBA 2009b). One new cultural resource site (P#36-013622) was identified during Phase II Survey. However, recordation of the feature exhausted the data set associated with this historic cultural resources, thereby mitigating for impacts if the site is altered or destroyed by construction. Therefore, impacts to any historic resources on the Project site will be less than significant.

Cultural Resources

Level of Significance Before Mitigation

Less than significant.

Mitigation Measures

No mitigation required

Level of Significance After Mitigation

Less than significant.

Archaeological Resource

Impact CR-2 **Cause a substantial adverse change in the significance of an archaeological resource pursuant to CEQA §15064.5?**
[CEQA Cultural Resources Threshold 5(b)]

Impact Analysis

MBA archaeological staff conducted a cultural resource records search at the Archaeological Information Center (AIC) on August 1, 2007. The search shows that three known historic cultural resources are located within the Project site, and that 15 additional cultural resources are located within one mile of the Project area boundary. Cultural resources CA-SBR-7765H, CA-SBR-7766H and CA-SBR-7767H are located within the Project site and these resources could be significant archaeological resources. Thus, MBA conducted Phase II testing within the site footprints. As described in Impact CR-1, the Assessment showed that these cultural resources are not significant and do not meet any of the following criteria established by CEQA Guidelines Section 15064.5 to be considered “significant archaeological resources” (MBA 2009b).

It is known that the whole of the Project site was plowed and utilized for citrus, which destroys the integrity of the topsoil to a point roughly three (3) feet below modern grade. Certain places on the property once exhibited structures and buried utilities, which can disrupt soils at an even greater depth, but most of the property was in citrus. Despite this damage, and based upon the prehistoric sensitivity of the Project area, there is potential for impacts to potentially significant archaeological resources at depth. MBA’s testing work showed that the upper three feet of soil has “low” potential for impacts to archaeological resources because of farming related disturbances, but depths below the three foot level have a “moderate” potential for impacts to archaeological resources. Therefore, mitigation measures MM CR-2a through MM CR-2c shall be implemented to reduce potentially significant archaeological impacts to a less than significant level in those portions of the Project site with moderate potential (i.e. three feet below modern grade).

Level of Significance Before Mitigation

Potentially significant.

Mitigation Measures

The following mitigation measures were developed to address potentially significant impacts to buried archaeological resources that may occur as a result of Project-related earthmoving.

MM CR-2a Cultural resource monitoring by a qualified Project Archaeologist and/or his representative in the field, an Archaeological Inspector, is required during construction-related earthmoving. The Inspector shall comply with the cultural mitigation-monitoring plan (CMMP) written and signed by the Project Archaeologist. The CMMP shall be based on excavation parameters associated with a rough grading plan the City will approve as part of the construction-permitting process and should, in addition to the qualities noted below, include certain archaeological performance standards specific to the required earthmoving methods. A pre-grade meeting shall occur between the Project Archaeologist, the grading contractor, and a City representative to discuss the details of the CMMP.

The CMMP shall contain the following attributes, and if needed, additional attributes may be added at the request of the City:

- i) Archaeological monitoring is defined to include monitoring of all excavation activities of virgin earth encountered within the Project site once Project-related excavations occur at least three (3) feet below the modern ground surface.
- ii) On-site archaeological monitoring must be undertaken by the Project Archaeologist and/or a qualified archaeological inspector whose credentials shall be provided to the City of Redlands.
- iii) The archaeological inspector shall perform monitoring duties safely and must avoid slowing the rough grading work if possible. The inspector shall keep a daily log of all activities and observations. Copies of the log shall be delivered at the end of each workweek to the Applicant or his/her designated on-site representative.
- iv) It is not necessary for the archaeological inspector to observe cuts of earth than were turned during previous Project-related excavations, but the inspector must make certain that no virgin earth will be turned by the contractors before the end of a work day before discontinuing his/her work for the day.
- v) If cultural deposits are observed by the inspector, earthmoving shall be diverted temporarily around the find until the deposits have been thoroughly examined. The inspector will create a buffer zone of at least 20 feet around the furthest margins of the find with lathe and yellow tape. Earthmoving shall be allowed to proceed through the area of the find only after the Project Archaeologist determines and reports to the City that all potential isolated artifacts are recovered and/or the site has been mitigated to the extent necessary.

- vi) Any observed cultural resources made on or before about 1965 shall be identified and plotted following standard professional archaeological practice. Examination by an archaeological specialist shall be included where necessary, dependent upon the artifacts, features, or sites that are encountered. Resources that are isolated and/or considered not significant by the inspector will be plotted but need not be further analyzed or curated in a local museum.
- vii) If it is determined that the observed resources are part of previously recorded resource CA-SBR-7765H, CA-SBR-7766H or CA-SBR-7767H, work on the find can be discontinued.
- viii) If the find is not a previously recorded resource, it is understood that the archaeological team will undertake significance determinations with the concurrence of the City. If it is found that a significance determination is required for an inadvertent find, the site shall be evaluated and recorded in accordance with requirements of California Code of Regulations §15064.5(f) thusly:
 - a) If the resource is determined Not Significant, no additional mitigation measures, save for recordation of the site onto DPR523 site forms, will be required. Construction-related earthmoving can resume in the area of the find.
 - b) If the resource is determined to be Significant, it is assumed that the site cannot be avoided by construction and Phase III data recovery must be undertaken before construction-related earthmoving at the resource can continue.
- ix) Any resources removed from the Project site for curation in an appropriate facility shall be those resources considered Significant under CR-2a (viii) above. Resources recovered and examined, but not considered significant, shall be catalogued and reburied on the Project site where later Project-related disturbance is not anticipated.
- x) A final report of findings will be prepared by the Project Archaeologist for submission to the Proponent and the City. Reports associated with cultural resource finds shall be submitted to the EIC at the University of California-Riverside. The report will describe the history of the Project area, summarize field and laboratory methods used, if applicable, and include any testing or special analysis information conducted to support the resultant findings.
- xi) In the event that any potentially significant cultural remains are encountered by earthmoving when the monitor is not present, the earthmoving contractor will divert excavations around the find location and the Project Archaeologist shall be called to the location immediately to recover the remains.

- MM CR-2b** Once a depth of three (3) feet is reached by construction-related earthmoving, the potential for impacts to significant archaeological resources rises to a “moderate” level. Earthmoving of all “moderate” potential soils shall be inspected on a full-time basis, but the Project Archaeologist may, at his or her discretion, terminate monitoring if and only if no buried cultural resources have been detected after 50 percent of the qualifying ground has been moved during the grading process. If any buried cultural resources are detected by the Inspector, monitoring shall continue until 100 percent of the virgin earth on the Project site has been inspected.
- MM CR-2c** Following CEQA Guidelines §15064.5 and the objectives, criteria and procedures required by PRC 21082, should any previously unidentified prehistoric or historic-era resources be found during monitoring, they shall be Phase II tested and evaluated for significance following performance standards found in the MMP (see MM CR-2a[i through x]) prior to allowing a continuance of grading in the area of the find. Should the Project Archaeologist determine that the finds are significant, and with the concurrence of the City, the finds shall be Phase III excavated before earthmoving is allowed to continue in the area.

Level of Significance After Mitigation

Less than significant.

Paleontological Resource or Geologic Feature

Impact CR-3	Directly or indirectly destroy a unique paleontological resource or site or unique geologic feature?
	[CEQA Cultural Resources Threshold 5(c)]

Impact Analysis

A paleontological records check was prepared in August 13, 2007 from Eric Scott of the San Bernardino County Museum. The paleontological records review showed that the entire Project site is located upon middle Holocene younger axial-valley alluvium, and that no known fossil resources are located within 1 mile of the Project area in any direction. The Holocene sediments have low potential to contain fossil resources; however, the Holocene units may overlie older Pleistocene alluvium sediments. The Pleistocene alluvial deposits can carry significant fossil deposits and therefore have “high” potential for significant impacts (MBA 2009b). In this area, such deposits are typically encountered at a point about 15 feet below modern grade and lower. Therefore, the Project has potential to result in impacts to unique paleontological resources without mitigation measures once Project-related excavations reach 15 feet below modern grade.

Level of Significance Before Mitigation

Potentially significant.

Mitigation Measures

MM CR-3a Limited paleontological resource monitoring by a qualified Project Paleontologist and/or his representative in the field, a Paleontological Inspector, is required during construction-related earthmoving. The Paleontological Inspector shall comply with a paleontological resource impact mitigation plan (PRIMP) written and signed by the Project Paleontologist. The PRIMP shall be based on excavation parameters associated with a rough grading plan the City will approve as part of the construction-permitting process and should, in addition to the qualities noted below, include certain paleontological performance standards specific to the required earthmoving methods. A pre-grade meeting shall occur between the Project Paleontologist, the grading contractor, and a City representative to discuss the details of the PRIMP.

The PRIMP shall contain the following attributes, and if needed, additional attributes may be added at the request of the City:

- i) Paleontological monitoring is defined to include monitoring of all excavation activities of virgin earth encountered within the Project site once Project-related excavations occur at least fifteen (15) feet below the modern ground surface.
- ii) If fossil remains are found, the Project Paleontologist must develop a storage agreement with a museum repository acceptable to the City to allow for the permanent storage and maintenance of any fossil remains recovered in the Project area as a result of the mitigation program, and for the archiving of associated specimen data and corresponding geologic and geographic site data.
- iii) Any recovered fossil remains will be prepared to the point of identification and identified to the lowest taxonomic level possible by knowledgeable paleontologists. The remains then will be curated (assigned and labeled with museum repository fossil specimen numbers and corresponding fossil site numbers, as appropriate; placed in specimen trays and, if necessary, vials with completed specimen data cards) and catalogued. Associated specimen data and corresponding geologic and geographic site data will be archived (specimen and site numbers and corresponding data entered into appropriate museum repository catalogs and computerized databases) at the museum repository by a laboratory technician. The remains then will be accessioned into the museum repository fossil collection, where they will be permanently stored and maintained. The associated specimen and site data will be made available for future study by qualified investigators.

- iv) A final report of findings will be prepared by the Project Paleontologist for submission to the Proponent and the City. The report shall be submitted to the museum in which the fossil collection has been curated. The report will describe the finds, summarize field and laboratory methods used, if applicable, and include any testing or special analysis information conducted to support the resultant findings.
- v) In the event that any fossil remains are encountered by earthmoving when the monitor is not present, the earthmoving contractor will divert excavations around the fossil site and the Project Paleontologist shall be called to the location immediately to recover the remains.

Level of Significance After Mitigation

Less than significant.

Human Remains

**Impact CR-4 Disturb any human remains, including those interred outside of formal cemeteries?
[CEQA Cultural Resources Threshold 5(d)]**

Impact Analysis

Based on the records search and field survey, no human remains are located in or near the Project site and none are expected (MBA 2009b). However, there is always the potential that unknown human remains will be uncovered. Consequently, impacts in this regard are potentially significant. Therefore, mitigation will be imposed to reduce impacts to human remains to a level of less than significant. In addition, State law (California Health and Safety Code 7050.5) requires that, if human remains are recovered, the County Coroner shall be immediately notified and the excavation shall be halted until the situation is resolved. With implementation of mitigation, impacts associated with human remains will be less than significant for the Project.

Level of Significance Before Mitigation

Potentially significant.

Mitigation Measures

MM CR-4a If human remains are uncovered under any circumstances, the County Coroner shall be notified. If the Coroner determines that the remains are of Native American origin, pursuant to Public Resource Code Section 5097.98, the Applicant shall halt work, and shall ensure that the immediate vicinity of the find is not further disturbed, and that notification of, and conferral with, likely decedents occurs immediately. Through coordination between the Coroner, Native American Heritage Commission, local Native American representatives, the archaeological consultants, and Applicant, the disposition of the remains will be determined. The cost of the recovery and disposition of the remains shall be the responsibility of the Applicant.

Level of Significance After Mitigation

Less than significant.