

## **APPENDIX H**

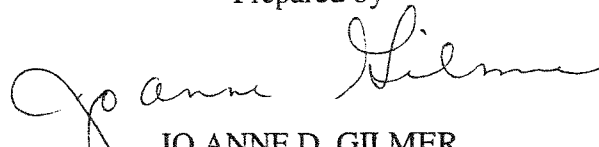
### **Cultural Resources Technical Report**

**CULTURAL RESOURCE SURVEY AND  
REASSESSMENT OF THE  
NORTHEAST GATEWAY  
SPECIFIC PLANNING AREA 5  
ESCONDIDO, CALIFORNIA**

Prepared for

CITY OF ESCONDIDO  
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## NATIONAL ARCHAEOLOGICAL DATA BASE INFORMATION

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### ABSTRACT

This report represents the completion of a cultural resource review of Specific Planning Area (SPA) 5, the Northeast Gateway project, located in the city of Escondido. SPA 5 is a 418-acre parcel located in the northeast part of Escondido.

The current study considers impacts to cultural resources on the five Planning Areas, totaling 418 acres that comprise the SPA. The analysis is divided into an impact assessment of a Tentative Map for Planning Area 1, encompassing 167 acres (Eureka Ranch) and a program discussion of the remaining 251 acres outside of the Tentative Map Area (Planning Areas 2-5). The project also encompasses the alignment for proposed improvements to Bear Valley/East Valley Parkway.

There have been three archaeological and historical surveys on the property. The entire property was evaluated in 1988 by RECON (Hector 1988). RECON Archaeologist's Dr. Judy Berryman and Jo Anne Gilmer surveyed the 167-acre Tentative Map area (PA 1) in 2001, and Affinis Inc. surveyed and evaluated the historic resources for the alignment for Bear Valley/East Valley Parkways in 2001.

The current study includes a review of the record searches from the South Coastal Information Center and the San Diego Museum of Man, review and compilation of the three existing reports and additional regional information, and completion of a field review in select areas of the SPA (Berryman and Gilmer 2002).

In addition to the Specific Plan, the City of Escondido is considering three alternative alignments for the expansion and improvement of East Valley Parkway as a separate project. Common to all three is the expansion of East Valley Parkway from two lanes to six within an ultimate right-of-way of 126 feet. A separate and independent Environmental Impact Report/Environmental Impact Statement (EIR/EIS) document is currently being prepared by the City of Escondido for the East Valley Parkway expansion project. A portion of the Wohlford farmstead or ranch complex is located in the East Valley Parkway corridor; the remaining features of the ranch complex are located elsewhere within Planning Area 1 of the SPA. The Stewart Ranch complex, and the Mace and Socin Ranch houses are located in the Parkway corridor, outside of the SPA.

As a result of the previous surveys, 22 resources (13 prehistoric and nine historic) have been described for the 418-acre property. An attempt was made to locate and assess these resource locations. That effort resulted in the relocation of eight locations (six prehistoric and two historic). The remaining resources have either been destroyed by past construction or where not relocated. No new historic-era or prehistoric sites were located during the fieldwork associated with this reassessment.

The six prehistoric resources located in PA 1 were evaluated for significance under local state or federal guidelines. Significance evaluation procedures included excavation of subsurface shovel test pits and analysis of collected artifacts. Sufficient information was collected during the significance evaluations to index and document the cultural remains at these four prehistoric milling sites and two campsites and to arrive at conclusions regarding significance recommendations. The evaluation program found one site, BDR-4, a prehistoric campsite, to be potentially significant. The remaining five prehistoric sites are not considered significant and as such, not eligible for nomination to the National Register of Historic Places. In general terms, the remaining sites lack discrete deposits and do not contain the quality, quantity, variety, or uniqueness of information for nomination, specifically with regard to their potential to produce data needed to address meaningful research themes or specific questions. Site records have been submitted to the South Coastal Information Center for the previously unrecorded locations. The one remaining prehistoric site, BDR-4, will require monitoring during removal of the

associated historic debris and tennis court. This site has the potential to contain additional subsurface deposits not impacted by agricultural activity, which may be revealed during construction activity.

Mitigation measures will include additional photodocumentation of the Wohlford (Eureka) Ranch Complex, monitoring during demolition, and possible sub-surface testing if buried deposits or features are discovered during demolition.

Although no physical remains were found at the historic map plot locations identified as H-1, H-4, H-5, H-6, and H-7, there is a possibility of buried or masked deposits at these locations. Information from such deposits could be used to answer meaningful scientific research questions on the lifestyle of rural one-room school district farming communities during the late nineteenth and early twentieth centuries. Questions regarding lifestyle differences between urban and rural populations could be potentially addressed with recovered data.

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### **ATTACHMENT**

1: Resumes for Key Personnel	
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### **CONFIDENTIAL ATTACHMENT**

1: Record Search Results	
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# Introduction

This report represents the completion of a cultural resource review of Specific Planning Area (SPA) 5, the Northeast Gateway project, located in the city of Escondido. SPA 5 is a 418-acre parcel located in the northeast part of Escondido (Figures 1, 2 and 3).

The current study considers impacts to cultural resources on the five Planning Areas, totaling 418 acres that comprise the SPA. The analysis is divided into an impact assessment of a Tentative Map for Planning Area 1, encompassing 167 acres (Eureka Ranch) and a program discussion of the remaining 251 acres outside of the Tentative Map Area (Planning Areas 2-5). The project also encompasses the alignment for proposed improvements to Bear Valley/East Valley Parkway.

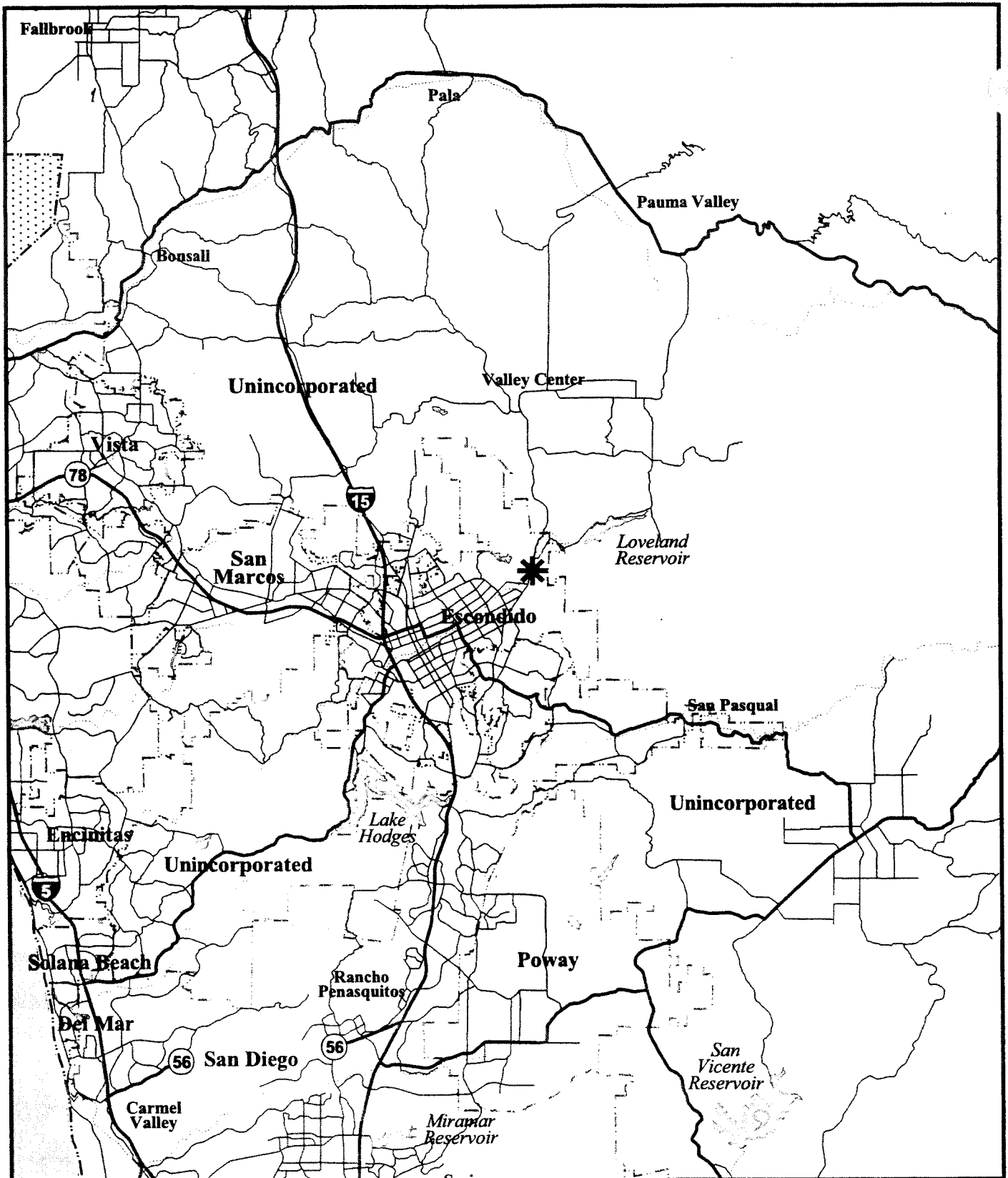
Planning Area 1 includes approximately 167 acres and was surveyed in a previously completed cultural resource report (Berryman and Gilmer 2001). The results of that work are summarized here for comparative information. As part of the current effort, RECON revisited the reported cultural resource sites mapped within the remaining 251 acres. A review of site records from the archival searches completed at South Coastal Information Center (SCIC) and San Diego Museum of Man (SDMM Confidential Attachment 1) was completed. Record searches identified several cultural resource sites within Planning Areas 1, 2, 4, and 5. A survey and field assessment was completed of accessible areas. Site locations identified in the 1988 Hector survey for the prior Gateway Specific Plan boundaries were also examined as an up-date of the previous study.

Planning Area 1 (Wohlford Property) has two previously recorded archaeological site (CA-SDI-11020 and -10973), five newly recorded areas (BDR-1 through 4 and BDR-6) containing bedrock milling features, and a historic ranching complex associated with early ranching and farming (Berryman and Gilmer 2001). With the exception of CA-SDI-11020, BDR-3, and BDR-4, none of the located milling areas appear to have any potential for a subsurface deposit. Prehistoric artifacts were identified at CA-SDI-11020 and BDR-3. Materials recorded for CA-SDI-10973 were not relocated.

Planning Area 2 has three previously recorded sites within the area boundaries (none have been recorded with the Regional Information Center). These include a milling site with possible buried artifact deposits (ERW-1), a possible historic location shown on the 1901 USGS Escondido quadrangle (H-5), and an existing historic house referred to as the Ryan residence (H-11). The locations for the recorded milling site and possible historic location were rechecked during the current survey. No evidence for either resource was found. The Ryan residence is intact currently occupied.

Planning Area 3 contains 11 acres and has no recorded sites. A field check of this area indicates no potential for cultural resources, either historic or prehistoric.

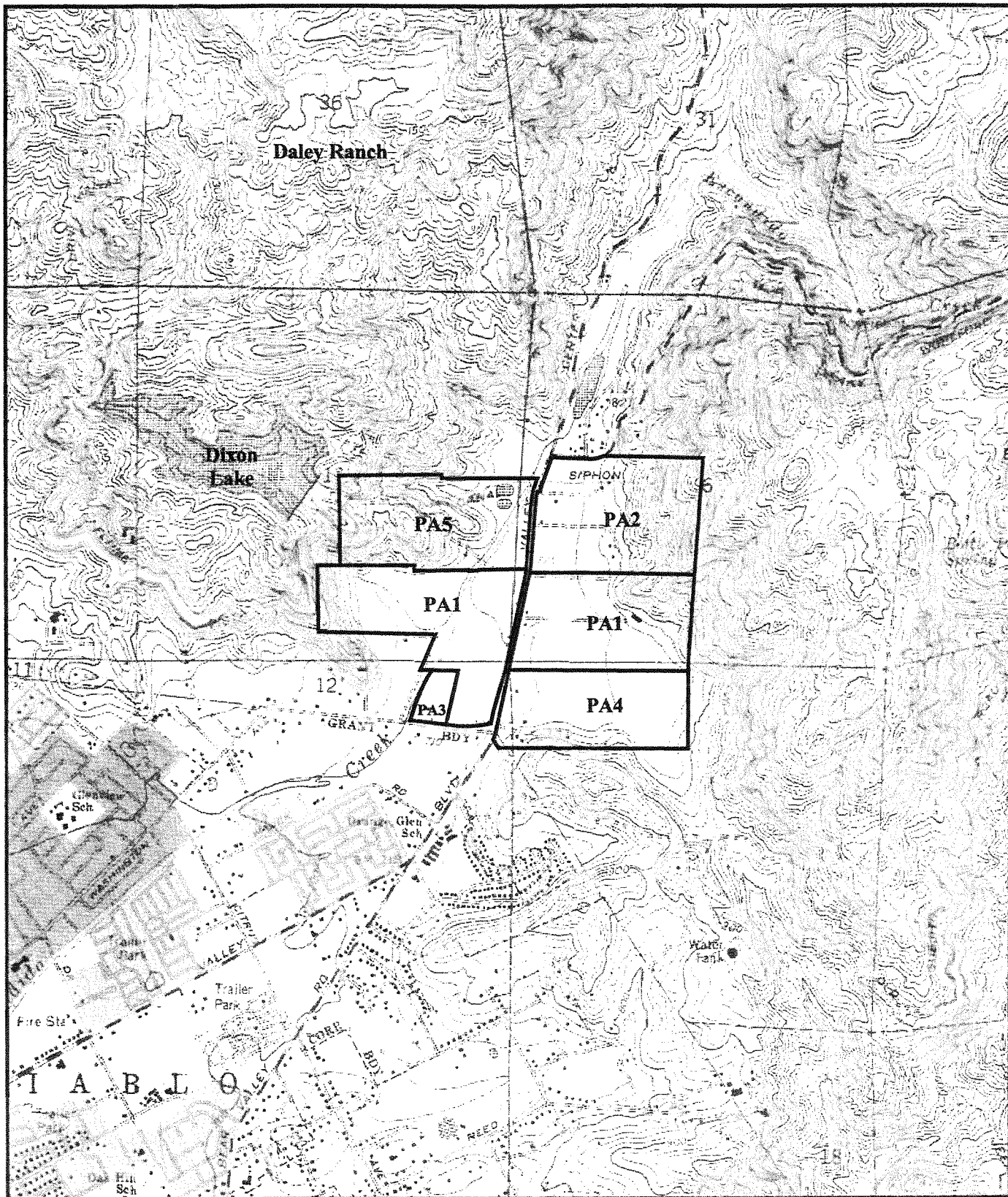




\* Project location



**FIGURE 1**  
**Regional Location**



Map Source: USGS 7.5 minute topographic map series, Valley Center quadrangle

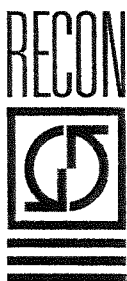
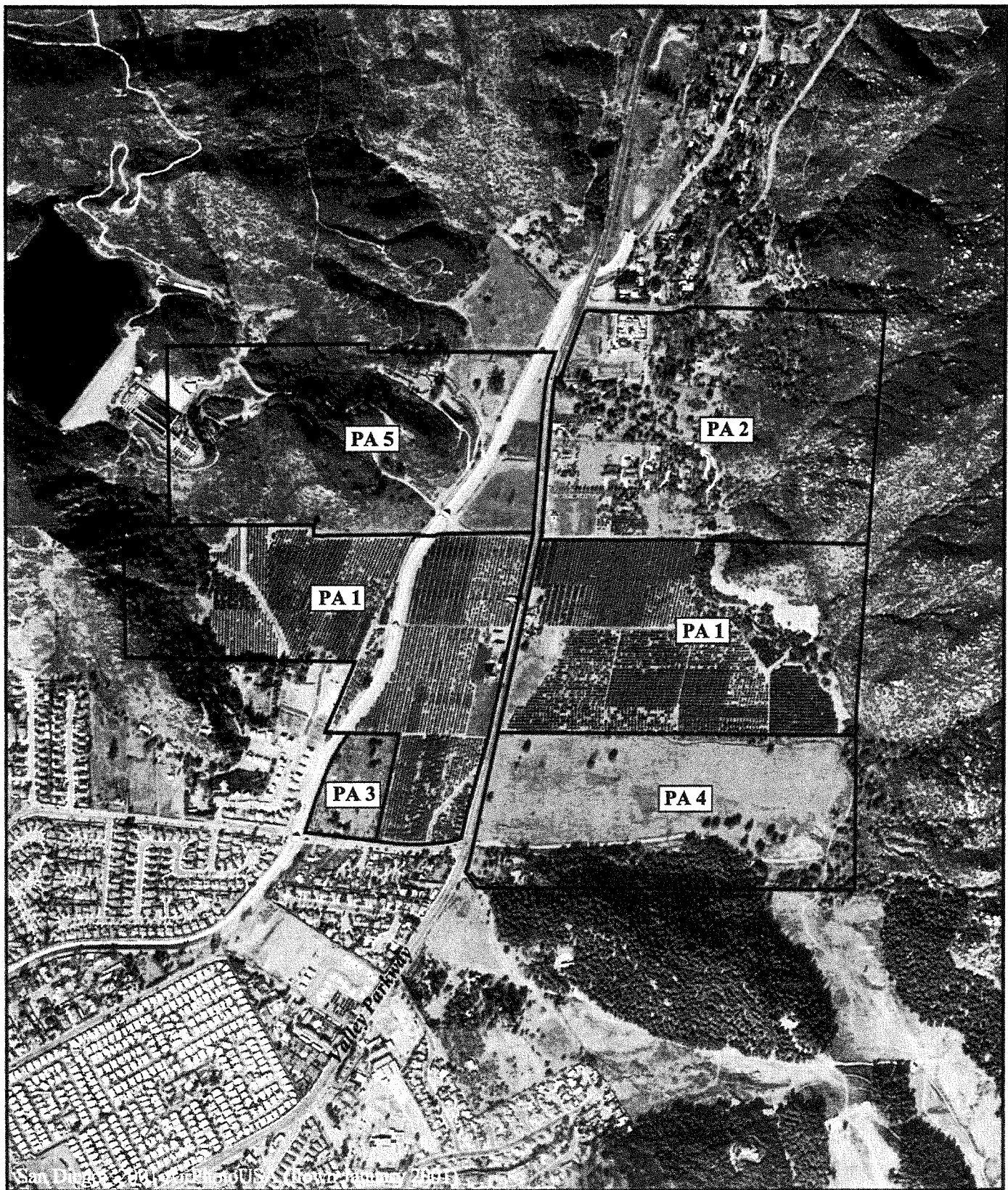


1:24,000  
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Project location

**FIGURE 2**  
**Project Location**  
**on USGS Map**



Project location



0 Feet 1000

## FIGURE 3

**Aerial Photograph of the Project  
Showing the Boundaries of the  
Five Planning Areas**

Planning Area 4 contains approximately 70 acres and is located on the south end of SPA 5 in an area that is flat except for slopes located in the southern and easternmost portions. The greatest change occurs along the southern boundary, where an abrupt hillside rises more than 200 feet in elevation. Seven cultural resources were previously noted for Planning Area 4, three prehistoric and four historic. The prehistoric resources include CA-SDI-4975 (stone and shell scatter), -4973 (milling features) and -4974 (milling features). None of the previously recorded prehistoric sites were relocated. The recorded locations have been cleared and graded for ongoing projects. The four historic resources represent historic locations found on either the 1901 USGS map or noted on the 1928 County aerial (referred to as H1, H4, H8, and H9). None of these potential resource locations were found by Hector in 1988 and none were identified during the current resurvey of the area.

Planning Area 5 is located in the northwestern portion of the SPA and is 81 acres. The largest portion of this planning area rises steeply to over 200 feet on the west. One prehistoric site and two potential historic resources were recorded for this area. The one prehistoric site, CA-SDI-1044, was a stone and shell scatter that was destroyed when Dixon Reservoir and associated buildings were constructed. The two potential historic resources were structures (H6 and H7) noted on the 1901 USGS quad. Standing structures were not found during the 1988 Hector survey or during the current re-check.

## **Bear Valley and East Valley Parkways Corridor**

In addition to the Specific Plan, the City of Escondido is considering three alternative alignments for the expansion and improvement of East Valley Parkway. Common to all three is the expansion of East Valley Parkway from two lanes to six within an ultimate right-of-way of 126 feet. A separate and independent Environmental Impact Report/Environmental Impact Statement (EIR/EIS) document is currently being prepared by the City of Escondido for the East Valley Parkway expansion project.

An historic architectural survey of the area examined 48 resources along the entire corridor length; four appear to meet National Register eligibility criteria. These include the Mace House, the Stewart Ranch, the Wohlford Ranch, and the Socin House. The Stewart Ranch and Wohlford Ranch farmsteads are complexes of multiple buildings, structures, and landscape elements. A portion of the Wohlford farmstead is located in the East Valley Parkway corridor; the remaining portion is located in Planning Area 1 of SPA 5. The Stewart Ranch complex, and the Mace and Socin Ranch houses, are located in the Parkway corridor outside of the SPA.

No prehistoric archaeological resources were found along the corridor. The Stewart Ranch and the Socin House are listed on the City of Escondido's Register of Significant Historic Resources. The Wohlford Ranch qualifies for inclusion on the City's Register,

but has not been listed. An additional resource, the Mayflower Oak, is on the City's list of historic resources.

Eligibility status of the properties identified within the East Valley Parkway expansion project has not been determined by the appropriate agencies. The proposed Eureka Ranch Tentative Map and Specific Plan for SPA 5 provides landscaping and enhanced set backs for the road widening project, but is not responsible for impacts to resources or determining National Register and California Register eligibility within the defined road widening corridor or "area of potential effect". The cultural resources study prepared for the road widening project determined that anticipated impacts from the preferred or alternative alignments would result in significant impacts to two structures within PA 1 (Affinis 2001).

## Undertaking Information

In accordance with the California Environmental Quality Act (CEQA) regarding the appraisal and protection of cultural resource properties, the following survey and site review of the SPA 5 was completed. The goal of this examination was to relocate prehistoric or sensitive historic-era archaeological sites and, if appropriate, to make recommendations as to their significance or importance.

A record and literature review show previously completed studies including Affinis (2001), Chace (1977a, 1977b), S. Hector (1988a, 1988b), Berryman and Gilmer (2001), Whitney-Desautels (1981), and Smith (1991). Affinis, a local environmental firm, was contacted for information on a historic properties survey report and historical architectural survey report of structures within the proposed road improvement corridor on Valley Parkway. The studies completed by Hector (1988), Affinis (2001), and Berryman and Gilmer (2001) are pertinent in that all three are located within the existing SPA boundaries.

The goal of this survey and review of reports was to relocate previously identified prehistoric or sensitive historic locations, to identify the possibility of hidden features or deposits, and to make recommendations for additional work as appropriate. A survey, archival research, and review of previously recorded site record information confirmed that there are a number of archaeological sites and historic buildings and features mapped within the project boundary. With the exception of the resources on the Wohlford property (Planning Area 1) and the historic structures documented by Affinis along Bear Valley and East Valley Parkways, none of the previously recorded prehistoric sites were relocated.



## Project Setting

SPA 5 is characterized by relatively flat land in the central portion with slopes of more than 25 percent, in the western and eastern portions. These slopes rise steeply to the east and west with elevations ranging from approximately 800 feet above mean sea level (AMSL) to over 1,000 AMSL. The flat areas have been primarily used for agriculture.

The climate of the region is described as Mediterranean, with cool, wet winters and hot, dry summers. Low annual rainfall limits vegetation growth, but vegetation is particularly adapted to the climate of the area and flourishes on north-facing slopes.

The soil on the project is decomposed granite based on alluvium and colluvium. Descriptively, this is a fine yellow-brown sandy soil. Rodent activity is notable from numerous piles of burrow dirt and tunnels across the project.

The slopes and upper elevations display relatively undisturbed native vegetation. Common bird species observed in the non-native habitat include white-crowned sparrow (*Zonotrichia leucophrys*) and the western scrub-jay (*Aphelocoma californica*). Rodent burrows were commonly observed and probably represent ground squirrel and gopher presence.

## Cultural Setting

The traditional culture history for San Diego County consists of three periods: San Dieguito, La Jolla, and Diegueño. Research by Malcolm Rogers from the Museum of Man in San Diego (1929, 1938, 1945, 1966) was conducted in a time when classification and chronology were the primary goals of archaeology. Most archaeological investigations completed subsequent to Rogers' proposed chronology have assessed archaeological sites as to where they fit within the framework established by Rogers.

One currently accepted general model of San Diego County prehistory, the product of many small revisions with a few broad extensions, is still quite recognizably based on the original Malcolm Rogers' chronology. This presentation differentiates three principal cultural patterns (the Archaic, Late Prehistoric, and Protohistoric periods—the San Dieguito, La Jolla, and Diegueño, defined earlier by Rogers), each marked by its own material culture inventories, site types, spatial distributions, and relative or absolute date ranges.

## A. Archaic Period

Early occupants of the San Diego area are archaeologically represented by a culture pattern that Malcolm J. Rogers first described as the "Scraper-Makers" and later as the "San Dieguito" (Rogers 1929, 1938). The material culture inventory was initially defined on the basis of several sites and then formalized with material from the C. W. Harris site (CA-SDI-149/SDM-W-198), first excavated by Rogers in 1938 and since considered the San Dieguito "Type Site" (Warren 1966). The so-called San Dieguito artifact assemblage is typified by large, unifacially worked core-based tools, unidirectional flake cores, and bifacial, flake-based tools classified as "projectile points" and "knives." These stone tools often exhibit both a high degree of workmanship and careful raw material selectivity. The projectile tradition appears to be one of spears and darts rather than arrows.

Rogers' original compilation of San Dieguito tool kit traits did not include ground stone artifacts, a technology that was attributed to the later "La Jolla" culture complex. However, the presence of ground stone, and the suggestion on the part of some researchers that the San Dieguito were not solely hunters of game animals, has created an area of some controversy. Whereas ground stone artifacts were not previously thought to be associated with these earlier complexes, manos have been found within lower sections of the C. W. Harris site (Carrico, Cooley, and Clevenger 1990). Other sites, such as SDM-W-131, SDM-W-40, and SDM-W-1584, have revealed milling technology in association with dates of greater than 8,000 years B.P. (Gallegos 1984; Norwood 1980). There appears to be a progressive narrowing of definitional differences between the San Dieguito and assumedly later complexes.

Many archaeological sites attributed to the San Dieguito time frame are described as surface or very shallow deposits, typically located on inland knolltops and ridge-fingers overlooking watercourses. The usually tenuous nature of these deposits, coupled with a limited range of tool types, has led many researchers to interpret San Dieguito sites as either temporary camps or loci of specialized activities, such as hunting or food processing. If these views are correct, then a San Dieguito economy based primarily on hunting activities and secondarily on the use of plant resources was probably expressed as a nomadic lifestyle that may have entailed seasonal patterns of movement dictated by the availability of local resources. Excavations in and around San Diego County in the 40 years following Rogers' pioneering work have revealed the existence of the San Dieguito complex within San Diego County by as early as 9,000 years ago (Gallegos 1985).

Within traditional nomenclature, the San Dieguito complex is followed in the archaeological record by a pattern that Malcolm Rogers first termed the "Shell-Midden People" and later renamed the "La Jolla Complex" (Rogers 1938, 1945; Rogers et al.

1966). The definition and chronological position of the La Jolla complex, particularly in relation to the San Dieguito complex, have been subject to continuous local debate (Bull 1987; Gallegos 1987; Hayden 1978).

Archaeological sites attributed to the La Jolla complex have been assigned dates ranging from about 8,000 B.P. to 3,000 B.P., overlapping late San Dieguito phases in many areas (Moratto 1984:147). Besides the presence of ground stone tools, La Jolla sites are typically associated with flexed burials and shell middens and occasionally with cogstones or discoidals. The flaked stone tool assemblages from these sites generally contain higher percentages of battering and crushing implements. There appears to be less emphasis on tools with a finely worked cutting edge. The assemblages have significantly lower percentages of large bifacially worked knives and unifacially worked "scraper/cores" than is thought to be typical of the San Dieguito complex. Tools from coastal sites of the La Jolla complex appear to express less selectivity of raw material and to show less detail and care in workmanship than tools found within San Dieguito assemblages. Perhaps the most commonly referenced alternative explanation is that the La Jolla complex is simply a different, environmentally based manifestation of the original San Dieguito complex.

Accumulating radiocarbon dates over the past three decades indicate significant temporal overlaps between La Jolla and San Dieguito assemblages. It now appears that the 12,000-7,500 B.P. range for San Dieguito sites (Wallace 1955, 1978; True 1958; Warren, True, and Eudey 1961; Warren 1966, 1967, 1968; Rogers et al. 1966; Moriarty 1967; Davis, Brott, and Weide 1969) is too conservative on the upper end, while the 11,000-1,500 B.P. range for La Jolla sites (Wallace 1955; Moriarty 1966; Rogers et al. 1966; True 1966; Warren 1968) is too conservative on the lower end.

Such observations have led some researchers to propose that artifacts that have been presented as culturally diagnostic may in reality be alternate tool kits of one culture that were adapted for use in different resource areas. The La Jolla assemblages may in fact be specialized tool kits associated with seasonally utilized coastal processing sites. Where these La Jolla processing sites also functioned as temporary camps, briefly but regularly used over long time spans, substantial deposits of food refuse and specialized tools could accumulate. Given a small and biased sample of sites, such deposits might easily be misinterpreted to define a technologically simple, almost retrograde La Jolla culture pattern in distinction to a separate, technologically complex San Dieguito hunting culture elsewhere. The apparent proliferation of La Jolla sites and the apparent length of this cultural horizon may represent a gradual accumulation of similar site occupation episodes, a progressively increased reliance upon locally available coastal resources, or both. Similarly, the duration and size of coastal site occupations may have changed through time, in response to environmental conditions among other factors, creating an interpretive misunderstanding of the cultural continuity. Resolution of this debate is archaeologically feasible and will partly depend on obtaining detailed information,



including absolute dates, from a significantly expanded sample of the still poorly represented inland sites.

## **B. Late Prehistoric Period**

Milling technology in southern California and adjacent areas appears to have had a relatively long and complex history. As noted, suggestions that milling artifacts were present in at least some portion of the San Dieguito pattern's spatial-temporal distribution have fueled enduring controversy over the validity of supposed cultural-chronological units and the nature of relationships between them.

The slow development of Early Millingstone horizon cultures seems to have progressed fairly uniformly until approximately 1,200 B.P., when fairly strong evidence appears for population influxes into San Diego County from desert regions to the east. According to Rogers (1945), the "Yuman invasion" of Hokan speakers was episodic and protracted and, in the final phase (Yuman III), can be equated with the appearance of direct Kumeyaay ancestors. Similarly, Meighan's (1954) San Luis Rey II phase is thought to reflect a direct intrusion of Shoshonean Takic speakers from desert areas north of the Yumans, while Moratto (1984) believes that the circa 1,200 B.P. appearance of the Irvine complex and San Luis Rey complex signifies establishment of the ancestral Luiseño populations.

The Protohistoric period is associated with local populations that were directly ancestral to ethnohistorically known cultures, which in archaeological terms equates with Yuman III and San Luis Rey II. Through roughly 1,300 B.P., the Late Prehistoric period archaeological record shows increasing contacts with groups outside the San Diego area. Groups settled in the lower Colorado River valley were partly agricultural, for the most part spoke a Hokan-family language, and maintained contacts with the Pima-Papago and various Pueblo peoples farther east. Most non-river-oriented desert groups belonged to a widespread set of social groups, including nomads and a few semi-agriculturists that spoke languages of the Shoshonean family and had connections throughout the Great Basin and into Mexico. There also appear to have been contacts between groups in the San Diego area and with groups along the California coast, including the Santa Barbara Channel area.

Through trade, assimilation, or population movements, or some combination of all three, a number of distinctive cultural attributes were overlaid onto the local Millingstone horizon traditions. Among these attributes are certain projectile point types indicating bow and arrow technology, other finely worked lithic tools, steatite artifacts, different mortuary goods, and the use of cremation. At some point between about 1,350 and 1,200 B.P., the local material culture inventory became virtually identical with that of the ethnohistorically known groups. This is particularly true with the local appearance of

imported lower Colorado River valley ceramics and the later onset of local ceramic production, probably by about 750 B.P. (A.D. 1200), if not somewhat earlier.

Protohistoric period economies are characterized by a heavy reliance on acorns and other plant materials that required extensive processing before use. The gradual elaboration of this economy, which probably began earlier in the Late Prehistoric period, resulted in the creation of distinctive milling features found on bedrock outcrops throughout the area. These features include conical depressions (mortars) of various depths and more shallow oval depressed areas (basins and slicks) on the surfaces of boulders (usually granite). Mortars were created through the use of a pounding tool (pestle) for grinding and pummeling acorns into a paste that was leached with fresh water and dried to make acorn meal, which was a dietary staple. Irregularly shaped slicks and oval basins are thought to have been created through the use of hand-stones (manos) while processing seeds and other vegetable foodstuffs. Although grinding features cannot be directly dated, many have been found in association with site deposits of Late Prehistoric or even early historic-period age. Slick and basin milling features appear to have begun during the Archaic period, with mortars appearing as the Late Prehistoric modification of this milling tradition.

One difficulty with defining the Protohistoric period is that influences from encroaching Spanish colonial forces undoubtedly reached northern groups, in advance of the founding of the Mission San Diego de Alcalá and the Presidio of San Diego in 1769. For the project region the pace of cultural change accelerated after 1769, and ultimately, the coming of Spanish colonial occupants precipitated large-scale native depopulation, relocation, and ultimately the social collapse of local aboriginal groups. This era also resulted in confusion regarding the identification of native people because Fray Junípero Serra, following standard practice, called the San Diego mission neophytes "Diegueños" and the Mission San Luis Rey de Francia neophytes "Luisseños." These terms were extended to incorporate all natives within the holdings of each combined mission and Presidio administrative district, generally in complete ignorance of traditional sociopolitical divisions.

## **C. Historic Period**

The occupation of San Diego County by non-indigenous populations began in 1769 with the establishment of a Spanish royal presidio and the Franciscan Mission San Diego de Alcalá near the mouth of the San Diego River. European contact substantially and pervasively stressed the social, political, and economic fabric of Indian culture. Continuing European encroachment eventually made traditional band-level life ways progressively impossible to maintain. A few impoverished bands were able to retain traditional patterns in remote mountain areas until the early twentieth century, but the broader and more complex social systems were effectively dismantled by the

mid-nineteenth century. The general collapse was so rapid and complete that most Native American village locations and band, clan, or lineage names were never recorded.

The Mexican Period began in 1821, when Mexico declared independence from Spain. After the secularization of the missions in 1834 large land grants were deeded to loyal Mexican individuals. The area encompassed by the SPA 5 was part of a larger land grant deeded to Juan Bautista Alvarado in 1843 and called Rincon del Diablo. The rancho consisted of 12,633 acres.

In 1846 San Diego was occupied by American troops and in 1848 officially became part of the United States when the Treaty of Guadalupe Hidalgo was enacted. Judge O. S. Witherby of San Diego acquired the title to Rancho Rincon del Diablo between 1855 and 1864. The Rancho passed through several hands until it was purchased by the Escondido Land and Town Company, who began to subdivide the ranch.

The Escondido valley was a rural farming community that was relatively undeveloped and somewhat removed from the town of Escondido, which was established in the late 1880s. The rural farming community was known by several names including Oak Glen and Orange Glen. Early farming pioneers in the Escondido valley included A. W. Wohlford, A. Bevin, B. F. Dixon, and R. A. Thomas. Mr. Benjamin Dixon established the first citrus farm on 50 acres in 1888, while R. A. Thomas and Albert Bevin established the Thomas Show Ranch at approximately the same time. A. W. Wohlford was president of and held controlling interest in the Bank of Escondido. He established his ranch as a means of relaxation and the source of "good income." These early pioneers laid the groundwork for the citrus industry in Escondido and made it the area's largest citrus district between circa 1920 and the 1950's (Affinis 2001; Walter Enterprises 2001).

## **Previous Work in the Region**

Most of the cultural resource investigations that have taken place in the vicinity of the current project have occurred since the late 1970s, as a result of the enactment of the California Environmental Quality Act and the National Historic Preservation Act. In the project area, several cultural resource studies have been completed as a result of the ongoing development in the city of Escondido (Chace 1977a, 1977b; Berryman and Gilmer 2001; Hector 1988a, 1988b; Whitney-Desautels 1981; Smith 1991, and Affinis 2001).

The Hector (1988a) study included the environmental impact plan for the 443 acres planned for the Specific Plan, a Vesting Tentative Subdivision Map, a Conceptual Development Plan, and a Precise Plan for private development of 280 single-family residences on part of the area covered by the Specific Plan. Also included in the original proposal were illustrative plans for the development of a municipal golf course. The

footprint for the 1988 EIR is slightly larger than for the current Northeast Gateway Specific Planning Area 5. A complete survey of the project area was conducted on June 10, 1988 by RECON. As a result of this study, eight prehistoric resources were found within or near the 1988 boundaries.

The survey up-date of Planning Area 1 was conducted by Berryman and Gilmer in 2001. Planning Area 1 (Wohlford Property) has two previously recorded archaeological sites (CA-SDI-11020 and -10973), five newly recorded areas (BDR-1 through 4 and BDR-6) containing bedrock milling features, and a historic ranching complex associated with early ranching and farming (Berryman and Gilmer 2001). With the exception of CA-SDI-11020, BDR-3, and BDR-4, none of the located milling areas appear to have potential for subsurface deposits. Prehistoric artifacts were identified on the surface at CA-SDI-11020 and BDR-3. Cultural materials at CA-SDI-10973 were not relocated.

An historic architectural survey conducted along Bear Valley and East Valley Parkway for the City of Escondido examined a 200-foot plus corridor on each side of the existing roadway, from south of the SPA to north of Lake Wohlford Road (Affinis 2001). A total of 48 historic structures or complexes were identified and evaluated for potential eligibility to the National Register of Historic Places (NRHP) Four of the resources documented by Affinis appear to meet eligibility standards and include the Mace House, the Socin House, the Steward Ranch, and Wohlford Ranch. An additional resource, the Mayflower Oak, is on the City's list of historic resources.

## Methods

Archaeological record searches were requested from the SCIC and SDMM for a one-mile search radius. These documents were reviewed for this survey. Compiled archival information includes known sites and isolates within the SPA search area as well as historic maps and landmark lists. In addition to the site recorded at the SCIC and SDMM, location of the unrecorded resources noted in the 1988 Hector report (ERW-1 and possible historic location) were also revisited and examined for integrity.

The survey of SPA 5 (Planning Areas 2, 3, 4, and 5) was completed in March 2002 by RECON archaeologist Judy Berryman, Ph.D. and Jo Anne Gilmer, M.A. Both are members of the Register of Professional Archaeologists (RPA). Resumes for the project team are provided in Attachment 1.

The goal of the survey was to survey all accessible areas in Planning Areas 2, 3, 4, and 5 and to reassess site information for the known archaeological sites, features, and historic-era features known for the study.

The six prehistoric sites located in PA 1 were subjected to a limited subsurface examination to determine if buried or masked archaeological deposits are present at these bedrock milling and camping locations. Evaluation procedures included excavation of shovel test pits (STPs) and analysis of collected artifacts. Sufficient information was collected during the evaluations to index and document the cultural remains at the four prehistoric milling sites and two campsites and to arrive at conclusions regarding site significance.

## Results

SPA 5 is within an area of the county that has attracted both prehistoric and recent human activity. Ground surface visibility varied from excellent to poor. In some areas, excavated soil from rodent burrowing allowed exploration of subsurface conditions.

Twenty-two cultural sites (13 prehistoric and nine historic) have been described for the 418-acre property. However, major portions of the property have been graded and altered with the development of approved projects since initial surveys were conducted in 1988. Consequently, the recheck completed in 2002 relocated eight resources (six prehistoric and two historic) in SPA 5. With the exception of resources on the Wohlford holding (Planning Area 1), none of the previously recorded prehistoric sites remain. All other previously identified resources were either destroyed by past construction or were not relocated. No new historic-era or prehistoric sites were located during the fieldwork associated with this reassessment.

The following information summarizes the information of Planning Areas 1-5 (Table 1).

### Planning Area 1

This planning area is reported in Berryman and Gilmer (2001) and represents the Wohlford property. Three recorded sites (CA-SDI-11020, -1038, and -10973) are recorded for this property. The 2001 survey relocated CA-SDI-11020 and five previously undescribed milling stations.

#### **CA-SDI-11020 (SDM-W-3966; BDR-5)**

CA-SDI-11020 was relocated during the current study. Twenty-three milling elements were identified, measured, and photographed on a single large granite outcrop. The site is located at the northwestern edge of a citrus orchard, immediately adjacent to a dirt access road. With the exception of two pieces of fine-grained metavolcanic debitage, a close inspection of the surface of the surrounding area produced no evidence of marine shell, pottery, stone artifacts, or other evidence of prehistoric occupation. Eight STPs were excavated around the bedrock outcrop. Fragments of prehistoric pottery (Tizon Brown

**TABLE 1**  
**SUMMARY OF NORTHEAST GATEWAY PLANNING AREAS 1-5**

SPA Planning Area	Resource	Definition	Status	Mitigation
1	CA-SDI-11020	Late Prehistoric milling site with associated artifacts	E	Subsurface testing, analysis of collected artifacts
1	CA-SDI-10973	Late Prehistoric milling site with marine shell and associated artifacts	G	
1	CA-SDI-1038	Late Prehistoric milling site with associated stone artifacts	G	
1	Wohlford (Eureka) Ranch Complex	1900s Orchard and Farm Complex consisting of a ranch house, packing plant, employee housing, and orchard. (Additional two employee houses are located in the East Valley Parkway ROW)	E	Potential eligibility for National Register nomination under Criterion A and C. Photodocumentation and monitoring during removal of buildings; subsurface testing if buried deposits found
1	BDR-1	Late Prehistoric milling feature	E	Recorded at SCIC
1	BDR-2	Late Prehistoric milling feature	E	Recorded at SCIC
1	BDR-3	Late Prehistoric milling feature with associated artifacts	E	Recorded at SCIC; subsurface testing to determine the potential for buried deposits
1	BDR-4	Late Prehistoric milling feature	E	Recorded at SCIC; subsurface testing to determine the potential for buried deposits
1	BDR-6	Late Prehistoric milling feature	E	Recorded at SCIC
2	ERW-1	Late Prehistoric milling site	G	
2	H-5	Historic location shown on the 1901 USGS Escondido quad	NP	Monitor location during project implementation for buried deposits; possible subsurface testing
2	H-11 (Ryan House)	1920s farmhouse	E	Potential National Register eligibility under Criteria A; photodocumentation during building demolition; subsurface testing if buried deposits found

**TABLE 1**  
**SUMMARY OF NORTHEAST GATEWAY PLANNING AREAS 1-5**  
**(continued)**

SPA Planning Area	Resource	Definition	Status	Mitigation
3	None recorded			
4	CA-SDI-4975	Late Prehistoric site containing marine shell and stone tools	G	
4	CA-SDI-4973	Isolated Prehistoric milling feature	G	
4	CA-SDI-4974	Isolated Prehistoric milling feature	G	
4	H-1	Historic location (not recorded)	NP	Monitor location during implementation for buried deposits; possible subsurface testing
4	H-4	Historic location (not recorded)	NP	Monitor location during project implementation for buried deposits; possible subsurface testing
4	H-8	Historic location (not recorded)	NP	Monitor location during project implementation for buried deposits; possible subsurface testing
4	H-9	Historic location (not recorded)	NP	Monitor location during project implementation for buried deposits; possible subsurface testing
5	CA-SDI-1044	Late Prehistoric site with associated marine shell and stone tools	G	
5	H-6	Historic location (not recorded)	NP	Monitor location during project implementation for buried deposits; possible subsurface testing
5	H-7	Historic location (not recorded)	NP	Monitor location during project implementation for buried deposits; possible subsurface testing

\* E- existing/relocated, G- gone/not relocated, NP- not present

ware) were recovered in two of the eight probes. Individual STPs were terminated with the presence of granite rock in the bottom of the probe. Maximum depth for the probes was 25.0 cm. The examined soil is poorly sorted; subrounded fine- and medium-grained sand intermixed with grayish brown silty loam. A cluster of fire-affected rock (FAR) is present on the south side of the outcrop; however, charcoal, burned bone, or other evidence of a hearth was not found. Artifacts collected from the surface include three pieces of Tizon Brown ware ceramic and two quartz flakes. Except for the bedrock outcrop, the site has been severely impacted by past and on-going activities associated with the orchard. A limited pocket of artifact bearing soil is present to the north of the bedrock; however, this area has no substantial depth or artifacts. Although several artifacts were recovered from the STPs, based on the limited research potential and the lack of an intact subsurface deposit, CA-SDI-11020 is not considered significant under CEQA or National Register guidelines.

### **Bedrock Outcrop 1 (BDR-1)**

BDR-1 is a large, isolated granite outcrop in the far southeastern section of the Wohlford property. The outcrop is west of a small drainage. A small patch of oak woodland habitat is directly to the north and northeast of this milling feature. The outcrop is south and southwest of the existing citrus orchard and is situated among a group of boulders that appear to have been moved or pushed into their existing configuration. BDR-1, however, does appear to be in the original place. The outcrop measures 4.3 by 1.66 meters and is immediately adjacent to a small dirt road. Three milling surfaces were identified for this feature.

Surface artifacts, such as ground stone (e.g., manos and pestles), stone artifacts, or prehistoric pottery, were not found at this location. This resource appears to represent short-term use of a suitable rock surface for milling purposes.

Six shovel test units were excavated around the bedrock outcrop. The probes were excavated to a maximum depth of 30 cm and none contained evidence of a subsurface deposit. Examination of the surrounding ground surface and rodent holes also produced no evidence of a subsurface deposit. The small dirt road that runs along the base of the outcrop may have displaced associated artifacts, although there were none observed in the road bed or along the edge of the road. BDR-1 is an isolate with no potential for subsurface deposits and is not considered significant.

### **Bedrock Outcrop 2 (BDR-2)**

BDR-2 is a small cluster of three granite boulders north/northeast of BDR-1 and approximately 20 meters west of the oak woodland. Modern debris including assorted pieces of metal, dismantled beehives, smudge pots, and pieces of cement irrigation pipes are scattered in and around the bedrock outcropping. A single slick measuring 46 by 49



cm was identified at BDR-2. This milling area is considered to be an isolate with little to no potential for subsurface deposits.

Four shovel test units were excavated around the outcrop. There was no archaeological debris found in any of these probes. The absence of archaeological materials limits the research potential for this location. This site is not significant and additional study would not provide information useful in addressing important research questions or theme areas of research interest.

### **Bedrock Outcrop 3 (BDR-3)**

BDR-3 is a small, isolated granite boulder east of a seasonal drainage, within an oak woodland and sage scrub habitat. A single milling feature (slick) was identified on a boulder measuring 1.38 meters north/south by 1.6 meters east/west. The milling slick, measuring 30 cm north/south by 33 cm east/west exhibits minimal wear and is in a natural concavity of the rock. Ten pieces of Tizon Brown ware (apparently from the same vessel) and two pieces of debitage (quartz and fine-grained metavolcanic) were found east of the outcrop in an area measuring approximately 5 by 7 meters. BDR-3 is in a designated open space easement. Testing for significance was not conducted.

### **Bedrock Outcrop 4 (BDR-4)**

BDR-4 is a large granite boulder associated with the remnants of a cement slab tennis court, situated south/southeast of the existing ranch house. The site is north/northeast of a citrus orchard and immediately adjacent to a small dirt farm road. A small, stacked cobble wall forms the boundary for the tennis court and forms part of the northwestern boundary of the outcrop. Fifteen milling surfaces were identified on the 5.8 by 3.4-meter granite boulder. Several mature oak trees are adjacent and to the north of the boulder outcrop and the tennis court. Historic debris, including metal pipe, irrigation pipe, lumber, and assorted farm equipment are currently stored on the tennis court. Oak leaf litter was cleared from the outcrop in order to identify any buried milling features. Remnants of the site are present around the base of the milling outcrop and extend into the existing dirt road. Ten shovel test units were excavated in the road and to the south of the outcrop; four of the units produced artifacts to a depth of 25.0 cm.

Although the site was impacted with the construction of a tennis court and activities associated with orchard maintenance, pockets of artifact bearing soil remain in and around the outcrop. The presence of charred prehistoric pottery suggests that this location functioned as a small campsite as well as a milling station. Additional resources may be present under the tennis court.

## **Bedrock Outcrop 6 (BDR-6)**

This is an isolated granite boulder north/northeast of BDR-5, at the head of a small seasonal drainage. The granite boulder measures 96 cm north/south by 27 cm east/west and has a shallow basin. The basin is elliptical in shape and measures 12.0 cm north/south by 14.0 cm east/west with a depth of 1.5 cm. A generalized slick area, measuring 47.0 cm north/south by 27.0 cm east/west, surrounds the basin.

Close inspection of the ground surface around the boulder did not produce any evidence of a subsurface deposit. Four STPs were excavated around the outcrop. There were no artifacts found in the soil around the milling feature.

The absence of surface or subsurface artifacts and the limited amount of milling that is expressed on this boulder indicate that this is a special use area that was visited on a limited basis to process some food products with no other indications of human activity. This site is not an important resource area.

In addition to the prehistoric sites, the ranch house on this parcel, referred to as the "Ranch Office" and associated buildings and orchard are associated with early 1920s farming and ranching. The age of these structures and features coupled with what they represent about early farming development in this area and a prominent local family indicate that this complex is potentially historically important. The Wohlford (Eureka Ranch) complex consists of the original houses, packing and equipment shed, and orchards. Two smaller employee houses are located within the proposed Bear Valley/East Valley Parkway realignment; the remaining structures and features are located in Planning Area 1.

## **Planning Area 2**

This 89-acre area is in the north and northeastern part of the SPA. The planning area is comprised of a number of parcels and is east of Valley Parkway and north of Planning Area 1 (see Figure 3). The elevation ranges from 730 feet AMSL along the valley bottom boundary to about 1,250 feet AMSL on the relatively steep slopes to the east. A portion of this planning area has slopes in excess of 25 percent, which will remain in open space. The cultural resources recorded within Planning Area 2 include:

- ERW-1 is a milling site with possible buried midden. As plotted, this resource is within Planning Area 2 but was not relocated. The area has been graded for construction. It appears that the boulders described at this location have been moved to the east side of the church property. (This resource was not recorded with SCIC or SDMM; the number ERW-1 represents a temporary field number).

- H-5 is a location shown on the 1901 USGS Escondido quadrangle but does not appear on the 1928 county aerial photograph. There is currently no building at this plotted location, but features may be buried below the ground surface. The area plotted as H-5 represents a potential historic location rather than an actual resource.
- H-11 is the home of Mrs. Frances Ryan. Mrs. Ryan has resided in the home for more than 70 years. The home is a wooden farmhouse with a pitched roof and was occupied at the time of the most recent survey. The 2001 Affinis report does not discuss the potential historic significance of this structure. Additional documentation will be required to determine significance and the potential for associated buried features. Based on the age of the house and the association with early settlement and development of this portion of Escondido, the house is probably significant.

### **Planning Area 3**

This 11 acres and a relatively flat area are adjacent to Escondido Creek and Washington Avenue. This parcel is located south of Planning Area 1, on the west side of Valley Parkway and north of East Washington Avenue. There were no cultural resources recorded within this planning area during the most recent survey and none were noted in the 1988 Hector report.

### **Planning Area 4**

Planning Area 4 is on the south end of the Specific Plan in an area that is flat except for the hillside at elevation 925 AMSL. It consists of approximately 70 acres with Valley Parkway to the west and Planning Area 1 to the north. This planning area has seven recorded sites within its boundaries:

- CA-SDI-4975 is recorded as a Late Prehistoric site containing marine shell and stone tools. The original record for this site dates to 1977. The resource was not relocated during the 1988 Hector study. The plotted location is in an area that has been cleared and graded; evidence of associated prehistoric artifacts was not found during the current investigation.
- CA-SDI-4973 is recorded as an isolated bedrock milling feature originally documented in 1977. The associated milling features were not relocated by Hector in 1988. The plotted location is in an area that has been cleared and graded. Evidence of any associated artifacts or features were not relocated during the current investigation.
- CA-SDI-4974 is an isolated bedrock milling feature originally recorded in 1977. Hector relocated the site and noted the presence of marine shell and stone tools. As plotted, the site is not on the Wohlford property. The plotted location has been cleared

and graded and evidence of associated features or artifacts was not relocated during the current investigation.

- H-1 is a historic building location shown on the 1901 Escondido quadrangle and on the 1928 County of San Diego aerial photograph. Structures did not appear on the 1942 quadrangle, suggesting removal prior to 1942. Hector (1988a) did not find any associated building debris or possible historic features and none was found during the current investigation.
- H-4 is a historic building location shown on the 1901 USGS Escondido quadrangle and the County of San Diego 1928 aerial photograph. This location does not appear on the 1942 War Department map of the Escondido quadrangle. The 1988 Hector survey noted that the area plotted as H-4 was demolished. The current investigation reconfirmed the status of this resource.
- H-8 is a historic location/structure that appears on the 1928 County aerial. The 1988 Hector survey noted that this resource was demolished. The current investigation reconfirmed the status of this location with no associated historic artifacts or features found at this location.
- H-9 is a historic location/structure that appears on the 1928 County aerial photograph. The 1988 Hector survey reported that this resource was demolished and the current investigation reconfirmed the status of this resource.

## **Planning Area 5**

Planning Area 5 is approximately 81 acres and is in the northwestern portion of the SPA with only a small relatively flat area on the eastern edge along Escondido Creek. The largest portion of this planning area rises steeply to over 200 feet in the west. There is one recorded site and two possible historic locations (buildings) plotted within its boundaries:

- CA-SDI-1044 was a prehistoric stone artifact scatter that was destroyed when the Dixon Reservoir and accompanying buildings were constructed.
- H-6 is a historic structure/location shown on the 1901 USGS topographic quadrangle, but is not shown on the 1928 aerial photograph (County of San Diego). There are no standing structures at this location or indication of associated deposits or features.
- H-7 is a historic structure/location shown on the 1901 USGS topographic quadrangle, on the 1928 county of San Diego aerial photograph, on the 1942 War Department map, and on the 1948 USGS Valley Center quadrangle. There are no standing

structures at this location. Buried features such as dumps, or privy pits, may still exist at this location.

## **Bear Valley/East Valley Parkway Corridor (Affinis 2001)**

The Bear Valley/East Valley Parkway Corridor is a linear area covering approximately 40 acres along East Valley and Bear Valley Parkways. A historic architectural survey of the area examined 48 resources; four appear to meet National Register eligibility criteria. These include the Mace House, the Stewart Ranch, the Wohlford Ranch, and the Socin House. No archaeological resources were found along the corridor. The Stewart Ranch and the Socin House are listed on the City of Escondido's Register of Significant Historic Resources. The Wohlford Ranch qualifies for inclusion on the City's register; however, the current owners do not want it listed. An additional resource, the Mayflower Oak, is on the City's list of historic resources.

## **Recommendations**

Based on the results of the current survey and reassessment, there is no remaining evidence of prehistoric cultural activity present within Planning Areas 2, 3, 4, and 5 of SPA 5.

Four prehistoric milling locations, two prehistoric campsites, and one historic complex were identified on the Eureka Ranch Tentative Map/Wohlford property that comprises Planning Area 1. All of the identified prehistoric sites are representative of the milling pattern defined for Late Prehistoric land use within the Escondido Creek and the surrounding vicinity. This pattern has granite boulders, along exposed drainages used for milling plant food. The pattern follows one that is seen in many areas of the county with low lying granite boulders provided the surfaces upon which seasonally available plant foods were milled and processed. The granite boulders co-occur with oak groves and fresh water.

Although all of the prehistoric resources in the study area have been impacted by agricultural activity, the evaluation program conducted at BDR-4 suggests that remnants of a buried midden deposit may exist. Because of this, BDR-4 appears to be a potentially significant resource area under the criteria of CEQA. The remaining cultural resources do not have associated buried deposits and are not considered significant.

Recording the individual milling features at BDR-1, -2, and -6, and SDI-11020 (BDR-5) has exhausted the research potential of these resources. Site forms have been completed and submitted to the SCIC and the SDMM (Confidential Attachment 2). Subsurface

testing at these locations produced no evidence of an associated buried deposit. No additional work is recommended at these locations as they appear to be isolated instances of milling and their settings are not conducive to the presence of archaeological resources. BDR-3 is currently in an open space easement and was not tested for significance. The evaluation program at BDR-4 suggests that remaining portions of the site may contain intact subsurface deposits. Additional testing or monitoring will be required during removal of the tennis court.

The Wohlford Ranch Complex, including orchards, is considered significant at a local level and on an associative level with the complex of houses and other buildings along Valley Parkway. The complex meets the eligibility standards for the NRHP under Criterion A in that it represents an original farmstead of the East End community in the Escondido Valley during the period from 1890 to 1950, when Escondido was a major area of citrus and orchard crop production. The buildings and structures exemplify the historic East End community and the efforts of pioneer agriculturists who established the citrus industry in Escondido. In addition, the Wohlford Complex collectively and main house (individually) at 3355 East Valley Parkway qualify under Criterion C of the NRHP in that the “vernacular architectural style embodies the distinctive characteristics of the buildings many farmers during the period built, lived in and utilized” during the period from “circa 1920 through 1950”. It was during this period that the Escondido region was the largest producing citrus district in San Diego County. Furthermore, the Historic Property Survey Report prepared for Bear Valley/East Valley Parkways indicates that architect Lillian Rice, one of the first two women to graduate from the School of Architecture at the University of California at Berkeley and designer of the community of Rancho Santa Fe in San Diego County during the early 1920s, designed the ranch house that was built in 1928 (Affinis 2001).

Implementation of the proposed tentative map and development of 340 residential units, internal roads, landscaping and other site improvements within PA 1 would require removal of five to seven structures and orchards associated with the historic Wohlford Ranch Complex. Structures not affected by the proposed residential development would be affected by the proposed widening of East Valley Parkway through the SPA. Direct or indirect impacts to any portion of the ranch complex, including removal of the associated groves, would be significant and mitigation would be required (Affinis 2001, Berryman and Gilmer 2001, 2002).

The following mitigation is required prior to approval of any development plan resulting in the alteration, removal or demolition of a resource that appears to meet eligibility standards for the NRHP under Criteria A and C.

## Eureka Ranch Tentative Map (Planning Area 1)

1. As a condition for approval of the Final Map and prior to the issuance of grading permits, the project proponent shall provide documentation to the City of Escondido that impacts to historic resources are reduced to below a level of significance. At a minimum, mitigation shall include photodocumentation, additional historic documentation of on-site resources, including floor plans or drawings of individual structures, and monitoring during demolition for all resources associated with the Wohlford Ranch Complex.
2. There is a potential for additional artifacts or for intact midden deposits at BDR-4. Significance testing at CA SDI 11020 (BDR-5), BDR-1, -2, and -6 has exhausted their research potential. A monitoring program is recommended during construction at BDR-4. If discrete deposits are identified, additional subsurface testing or development of a mitigation plan will be required.
3. Although no physical remains were found at the historic map plot location identified as site H-7, there is a possibility of buried or masked deposits at this location. Information from such deposits could be used to answer valid scientific research questions on the lifestyle of rural one-room school district farming communities during the late nineteenth and early twentieth centuries. Questions regarding lifestyle differences between urban and rural populations also could be addressed. Therefore, prior to approval of the final map and grading for the proposed road and bridge crossing the Escondido Creek Flood Control Channel, the project proponent shall conduct subsurface testing of historic resource site H-7 located in the southern portion of PA 5 to determine site significance. The testing program shall include completion of subsurface testing and artifact collection, if resources are present.

## Northeast Gateway SPA 5

1. **Planning Area 2:** Prior to the approval of any future development with the potential to affect the historic Ryan house (H-11) in PA 2, field surveys shall be conducted that show, either through avoidance or implementation of mitigation, that impacts would be reduced to below a level of significance. At a minimum, mitigation would be expected to include, photodocumentation, additional historic documentation, floor plans or drawings of the structure, and monitoring during demolition.
2. **Planning Areas 2, 4, and 5:** Although no physical remains were found at the historic map plot locations identified as sites H-1 and H-4 in PA 4, H-5 in PA 2, and H-6 and H-7 in PA 5, there is a possibility of buried or masked deposits at

these locations. Information from such deposits could be used to answer valid scientific research questions on the lifestyle of rural one-room school district farming communities during the late nineteenth and early twentieth centuries. Questions regarding lifestyle differences between urban and rural populations also could be addressed. Therefore, prior to approval of the final maps or grading for future projects within Planning Areas 2, 4, or 5, the project proponent shall conduct subsurface testing of the above historic resource sites to determine site significance. The testing program shall include completion of subsurface testing and artifact collection, if resources are present.

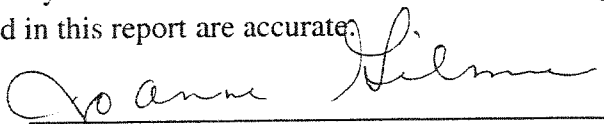
Although no physical remains were found for H-1, H-4, H-5, H-6, and H-7, there is the possibility of buried or masked remains of these resource areas. Such features could contain data that could be analyzed to answer valid scientific research questions on the lifestyle of rural one-room school district farming communities during the late nineteenth and early twentieth centuries. Questions regarding lifestyle differences between urban and rural populations also have the potential to be addressed here.

The historic property survey conducted for the Bear Valley and East Valley Parkway corridor identified four properties that appear to meet the eligibility criteria of the National Register of Historic Places and the California Register of Historical Resources. These include the Stewart Ranch, the Socin House, the Mace House, and the Wohlford Ranch.

Based on the potential for subsurface historic features, it is recommended that an archaeological monitor with experience in historic archaeology be on-site during grading and trenching in areas identified as sensitive along the proposed widening of Bear Valley and East Valley Parkway. The prehistoric resources recorded on the Wohlford complex (Planning Area 1) have been evaluated for significance. Monitoring during construction is recommended for BDR-4. The location known as the Ryan House (Resource H-11) should be documented and evaluated for potential eligibility to the National Register.

## Certification and Project Staff

This report was prepared in compliance with the California Environmental Quality Act and with policies and procedures of the City of Escondido. To the best of our knowledge, the statements and information contained in this report are accurate.

  
Jo Anne D. Gilmer  
Project Archaeologist  
Register of Professional Archaeologists (RPA)



The following individuals participated in the field tasks or preparation of this report. Resumes for key personnel are included as Attachment 1.

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GIS Group

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Stacey Higgins

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- 1961 Early Gathering Complexes of Western San Diego County, California: Results and Interpretations of an Archaeological Survey. *Archaeological Survey Annual Report* (1960-1961), pp. 1-81. Department of Anthropology, University of California, Los Angeles.

Whitney-Desautels, N.

- 1981 Archaeological/Historical Report on East Valley Annexation, City of Escondido.

## **ATTACHMENTS**

## **ATTACHMENT 1**

### **Resumes of Key Personnel**

# **JUDY BERRYMAN, Ph.D.**

## **Associate Archaeologist**

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**Education/** Ph.D., Anthro-Archaeology, University of California, Riverside, 1995  
**Certifications** Master of Arts, Anthropology, San Diego State University, 1983  
Bachelor of Arts, Anthropology, San Diego State University, 1973  
Certified by the Register of Professional Archaeologists (RPA) in field research since 1983  
Certified by the City and County of San Diego in Archaeology and Historic Research

**Experience** 25 years of experience

### **RECON**

1999-present, Historic Archaeologist/Project Director

As a staff archaeologist in RECON's Cultural Resources Group, has directed and participated in all aspects of cultural resource identification and evaluation programs, including archival research, field preparation, development of research design, surveying, mapping, impact assessment, significance testing, data recovery, mitigation recommendations (including preservation planning and implementation), and technical report preparation. Has completed cultural resource projects involving compliance with Section 106 of the State Historic Preservation Act and the California Environmental Quality Act. Tasks are directed towards fulfilling standards set in CEQA and NEPA, as well as numerous municipal policies, for the evaluation of cultural resources through documentation and analysis.

Has devised and managed archaeological mitigation monitoring requirements for numerous construction projects, for both federal and state clients. Has worked in the coastal, mountain, and desert areas of southern California, western Arizona, northern California, Oregon, Washington, Idaho, Nevada, Wyoming, Colorado, and Kansas, with particular expertise in the management of cultural and historic resources of southern California and San Diego County.

Has worked on projects that involve the study of historic period sites that include Spanish, Mexican, and American adobes; excavation and identification of early-American rural farmsteads; evaluation of existing structures; and evaluation of historic mines.

Has experience working with professional archaeological groups, government agencies, and Native Americans. Makes formal and informal presentation to various professional organizations, governmental entities, and private interest groups. Is thoroughly familiar with research techniques, local and national archival sources, and current developments in the field of historic research. Prepared documents have been reviewed by both state and federal agencies.

**Selected Projects    Pipelines (Section 106, NAGPRA)**

Research Design for the Evaluation and Treatment of Archaeological Sites along the Tuscarora Gas Transmission Pipeline between Malin, Oregon and Tracy, Nevada for the Tuscarora Gas Transmission Company

Cultural Resource Study for Selected Portions of the Tuscarora Gas Transmission Pipeline between Mali, Oregon and Tracy, Nevada for the Tuscarora Gas Transmission Company and State Powers Commission

Cultural Resource Study for Selected Portions of the U.S. 395 Right-of-Way between Stead, Nevada and Hallelujah Junction, California for PG&E Company

Archaeology along the Pacific Pipeline: Six Upland Roasting Pit Sites in the Liebre Mountains, Angeles National Forest, California for Pacific Pipeline and L.W. Reed Consulting

Cultural Resources Investigation for the Pacific Pipeline Emidio Route (including West Liebre Gulch Ridge Alignment and Mojave Alignments), Los Angeles and Kern Counties, CA

Cultural Resources Management (Treatment) Plan for the Pacific Pipeline, Kern and Los Angeles Counties, CA

Native American Monitoring Information Packet: Pacific Pipeline System, Emidio-Los Angeles Counties, CA

Cultural Resources Survey of a Fiber Optic Line from Sacramento, California to Quincy, California for TelCom

Cultural Resource Assessment of Native American, Ethnohisotric, and Historic Resources found along the Alameda Corridor, with Assessment of Los Angeles Cultural Monuments 89 and 101 for Pacific Pipeline

**Federal Projects (Section 106, NAGPRA, HABS/HAER)**

Work Plan for the Painted Hills Subdivision and Mitigation Program for CA-RIV-2992 and -6152 for the U.S. Army Corps of Engineers

Cultural Resource Inventory and Survey of a Portion of Range 2510, Area 101, Naval Air Facility El Centro, California for Southwest Division NAVFACENGCOM

National Register Eligibility Determinations for 12 Sites Located on Marine Corps Air Station Miramar, Southwest Division NAVACENGCOM

George Patriot - Excavation and Removal of the Burial of a Late 19th Century Miner in Copper Canyon, Lander County, Nevada for the Bureau of Land Management, Battle Mountain District

Cultural Resource Study for Idaho Forest Highway 76 and Wyoming Forest Highway 76-Grand Targhee Road in the Targhee National Forest for the Federal Highway Administration, Central Lands Division

Cultural Resource Survey for Blue Lakes Road (California Forest Highway 134) from KP 0.0 (MP 0.0) to KP 11.4 (MP 11.6), Federal Highway Administration, Central Lands Division

Cultural Resource Study for a Bridge and Approach Replacement (Bridge #324 and #326) on California Forest Highway 129 in Los Padres National Forest, Federal Highways Administration, Central Lands Division

Cultural Resource Study for Tower Replacement at Brown Field Airport, Federal Aviation Administration

Cultural Resource Survey for the Palomar Airport Runway and Tower Improvement Project, Federal Aviation Administration



Cultural Resource Assessment for Runway Replacement at Brown Field Airport,  
Federal Aviation Administration  
Cultural Resource Survey of 120 Acres at Edwards Air Force Base for Planned  
Military Housing  
National Register Evaluation of Building 7, Fleet Combat Training Center Pacific,  
U.S. Navy, Southwest Division, NAVFACENGCOM  
HABS/HAER Documentation of 200+ Buildings Located in the Rocky Flats  
Environmental Technology Site, Boulder, CO  
Cultural Resource Survey at REAM Field, Naval Air Station, San Diego, CA  
Archaeological Survey and Assessment of North Island Runway and Selected  
Areas at North Island Naval Air Station, San Diego, CA  
Identification and Significance Evaluations of Selected Sites on San Clemente  
Island, U.S. Department of the Navy

**Phase I – Cultural Resource Surveys**

Archaeological Investigations for the San Dieguito Wetlands Restoration Project:  
Surveys, Monitoring, and Evaluation of the U.S. Naval Auxiliary Air Facility  
at Del Mar (Del Mar Airport) for the Joint Powers Authority, San Dieguito  
River Valley Regional Open Space Park, Del Mar, CA  
Class III Inventory of a Proposed 40-Acre Mining Exploration Site at Hilltop for  
Placer Dome U.S., Inc. and the Bureau of Land Management, Lander County,  
NV  
Cultural Resources Survey for the City of Carlsbad, CA  
Cultural Resources Survey for the San Ysidro Home of the Little Landers Colony  
San Ysidro, CA  
Cultural Resource Survey for the Proposed Rancho San Diego Project, Phase I,  
Monte Vista Village, San Diego, CA  
Cultural Resource Survey for the Rancho San Diego Project, Phase III, San Diego,  
CA  
Cultural Resource Survey for the Rancho San Diego Project, Phase II, San Diego,  
CA  
Proposed Work Scope for Rancho San Diego Development, San Diego, CA

**Phase II - Determination of Significance**

Evaluation of the Archie Moore Training Camp, Ramona, CA  
Encinitas Main Street Program, Evaluation of a 12-Block Area for CDBG Monies,  
San Diego County Public Works, CA  
Ramona Main Street Program, Evaluation of a 10-Block Area for CDBG Monies,  
San Diego County Public Works, CA  
Vista Main Street Program, Evaluation of a 12-Block Area, San Diego County  
Public Works, CA  
Fallbrook Main Street Program, Evaluation of a 16-Block Area, San Diego County  
Public Works, CA  
Ramona Main Street - Ramona Library: Documentation and Determination of its  
Historic Significance, San Diego County Public Works, CA  
Evaluation of CCC and WPA Water Control Features: Mitigation Report and  
Development of Memorandum of Agreement with SHPO and the County of  
San Diego, San Diego County Public Works, CA  
Results of a Historical Evaluation of a Single-Family Residence and Associated  
Complex at 1933 Granite Hills Drive, El Cajon, CA

Evaluation of the Kelly Mine, Class III Inventory, Battle Mountain Bureau of Land Management

Evaluation of Historic and Prehistoric Resources on the Chino Mines, New Mexico for the Bureau of Land Management

Cultural Resource Documentation of the San Diego Court House, the Franklin House, and the Colorado Hotel for the Department of Parks and Recreation, Old Town State Park, San Diego, CA

Cultural Resource Inventory of Seven Historic Privies Located in Old Town San Diego for the Department of Parks and Recreation, San Diego, CA

Archaeological Investigations at CA-SDI-5130, Oceanside, CA

### **Phase III – Data Recovery/Mitigation**

Survey, Significance Testing, and Mitigation on a Portion of SDMM-W-1 (SDI-39) and Historic Evaluation of Parcel #346-461-6, City of San Diego (DEP No. 92-0719), CA

Mitigation Report for a Portion of SDMM-W-12 (SDI-4669), The Eberlin Property, 9650 La Jolla Farms Road, San Diego, CA

Excavation and Mitigation of a Late Archaic Village along the San Diego River, SDI-5699, El Cajon, CA

Excavation and Significance Evaluations of an Early Archaic Site, W-240, Escondido, CA

Archaeological Mitigation for SDI-4937, an Early Archaic Site in Jamul, CA

Data Recovery Results for the Northern Portion of CA-SDI-8303, Faraday Avenue Extension Project, Carlsbad, CA

### **Special Projects**

Historic Catalog Procedures: Identifying and Documenting Historic Artifacts, Catalog System Developed for Archaeological Consultants and Technology

Manual for Identifying Historic Tin Cans: Field Guide for Archaeologists in Identifying Cans in an Archaeological Site

Architectural Elements: Update to the Carlsbad Historic Guidelines

City of Indio: Cultural Resource Guidelines

Teaching Archaeology to Grade Schools: Training Session to 3rd and 4th Grade Teachers, City of San Diego, CA

Virginia City Excavations: Saloon Archaeology and the Identification of Ethnic Markers in the Historic Archaeological Record

Chinese Abalone Industry: Documentation of the 19th Century Abalone Trade for the Channel Islands

# **JO ANNE D. GILMER**

## **Project Archaeologist**

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**Education/** M.A. Anthropology, San Diego State University, 1999  
**Certifications** B.A. Anthropology, Archaeology and Geography, San Diego State University, 1990  
Certified by the Register of Professional Archaeologists (RPA)

**Experience** 14 years of experience

### **RECON**

1988 - present, Project Archaeologist

Worked extensively in Central America on a number of Classic Maya period sites and has been working in southern California in cultural resource management since 1988. Responsible for survey and archival projects as well as significance assessments and data recovery programs. Has extensive experience as a field construction monitor and recently completed a two-month sewer trench monitoring project in the city of San Diego.

**KEA Environmental**, Inmate Reception Center  
1994, Archaeologist

**Paul Chase**  
1990, Archaeologist

**San Diego State University**  
1991-1993, Archaeological Laboratory Supervisor

**San Diego State University**, Mopan-Macal Archaeological Project, Belize,  
Central America  
1988-1991, Archaeologist

**Maya Osteology**  
1987

**Royal Presidio Project**  
1987, Team member/student

**Selected Projects** **Phase I – Cultural Resource Surveys**  
SRWB Property Survey and Reporting, Carlsbad, CA  
Villages of La Costa Research and Survey, San Diego, CA  
Sunwest Village Survey, Carlsbad, CA  
Dumka Property Survey and Reporting, San Diego, CA  
Tierra Alta Survey and Reporting, San Diego, CA  
Cantarini Property, Carlsbad, CA  
Naval Air Facility El Centro 5,000-acre Survey, El Centro, CA  
Rancho Judith Research, San Diego, CA  
Ginsberg Property, San Diego, CA  
Perl Property Site CA-SDI-9677, San Diego, CA  
Sycamore Canyon Archaeological Survey, CA  
Carmel View Development, San Diego, CA

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**RECON**

Beckman Property, Carlsbad, CA  
South Carlsbad Village Storm Drain Alignment, Carlsbad, CA  
Buckel Minor Subdivision, Portrero, CA  
Medina-Donaldson Survey, San Diego, CA  
Carmel Oaks VTM Survey, San Diego, CA  
Carmel Valley Towne Center Property, San Diego, CA  
Newland Property, North City West Neighborhood 8A, San Diego, CA  
80-Acre Parkview Project Site, San Diego, CA  
San Marcos Corporate Center, San Marcos, CA  
Proposed Sycamore Canyon Power Plant, San Diego, CA  
Black Mountain Road Bridge Expansion, San Diego, CA  
Black Mountain Ranch Survey, San Diego, CA  
Otay Ranch Survey, Chula Vista, CA  
Rancho San Miguel Survey, Bonita, CA  
San Diego Gas & Electric Company Los Coches to Barrett Tap Pole Replacement  
Survey, San Diego County, CA  
Otay Mesa Reservoir Survey, San Diego, CA  
Vista Del Mar Survey, San Diego County, CA  
Goldrush Property Survey, El Cajon, CA  
Melrose and Hacienda Commercial Center Survey, Vista, CA

#### **Phase II – Determination of Significance**

Torrey Santa Fe, San Diego, CA  
Mandana Property, Carlsbad, CA  
Faraday Avenue, Carlsbad, CA  
Loveland Reservoir Significance Testing and Data Recovery, San Diego, CA  
CA-SDI-11,944 Archival of a Suspected Historic Era Swine Farm within the South  
Palm Precise Plan, San Diego, CA  
CA-SDI-6699A within South Palm Precise Plan, San Diego, CA  
CA-SDI-4628 Carmel View Development, San Diego, CA  
HN-1 (temp) Hecht-Nielsen Property, San Diego, CA  
CA-SDI-8195 Dove Lane/Lohf Property, Carlsbad, CA  
B-S-1 (temp) Beckman Property, Carlsbad, CA  
CA-SDI-9677 Perl Property, San Diego, CA  
CA-SDI-4690 Carrillo Ranch, Carlsbad, CA  
SDI-12,122H: Sorrento Hills Phase 1, San Diego, CA  
Rancho San Miguel, Bonita, CA  
CA-SDI-4760 Willow Glen Drive, El Cajon, CA  
CA-SDI-4763 Jamacha Boulevard, El Cajon, CA  
CA-SDI-6714 Thelan Property, Alpine, CA  
CA-SDI-4690 Pacific Bell Property, Dulzura, CA  
Black Mountain Ranch Archaeological Testing, San Diego, CA  
Fanita Ranch Archaeological Testing, Santee, CA

#### **Phase III – Data Recovery/Mitigation**

Carrillo Ranch, Site CA-SDI-4687 Data Recovery Excavation, Carlsbad, CA  
North City West Neighborhood 10, Site CA-SDI-12,123, San Diego, CA  
Inmate Reception Center, San Diego, CA  
Clean Water Program Survey, Excavation and Data Recovery, San Diego, CA

Stallions Crossing Data Recovery, San Diego, CA  
 Black Mountain Ranch Data Recovery, San Diego, CA  
 American Girl Mine Data Recovery, Imperial County, CA  
 Pacific Rim Mitigation Monitoring and Burial Feature Removal, Carlsbad, CA  
 Otay Mesa Data Recovery, San Diego County, CA  
 National Register Eligibility Assessment of Three Sites in the Guatay Grazing  
 Allotment Area, Cleveland National Forest, San Diego, CA  
 San Diego Avenue Data Recovery, San Diego, CA  
 North City West Neighborhood 10, San Diego, CA  
 North City West Neighborhood 8A, San Diego, CA  
 Black Mountain Ranch, Site CA-SDI-4832 Complex and Site CA-SDI-11,982 Data  
 Recovery Excavations Lab, San Diego, CA  
 Oceanside Entertainment Center, Oceanside, CA

#### **Construction Monitoring**

SDG&E (Sempra Energy) Pipeline 2000 Monitoring and Reporting, San Diego,  
 CA  
 Stardust Golf Course Monitoring and Reporting, San Diego, CA  
 SDG&E (Sempra Energy) Encina Power Plant, Carlsbad, CA  
 Saltman Residence, San Diego, CA  
 San Diego Convention Center Expansion, San Diego, CA  
 North Mission Valley Interceptor Sewer Pipeline, San Diego, CA  
 La Jolla Farms Road Property, La Jolla, CA  
 North Mission Valley Interceptor Sewer and Light Rail Transit Construction, San  
 Diego, CA  
 Carlsbad by the Sea Archaeological, Carlsbad, CA  
 Stardust Golf Course Archaeological, San Diego, CA  
 Pipeline 2000 Archaeological, San Diego, CA  
 Otay Ranch Villages 1 and 5, Chula Vista, CA  
 Savage/Spreckels Tire Factory and Aztec Brewing, San Diego, CA

#### **Section 106/NAGPRA/Other Federal Projects**

Cultural Resource Inventory on Naval Air Facility El Centro, El Centro, CA  
 Cultural Resource Services on Camp Pendleton, Oceanside, CA  
 U.S. Naval Subbase Artifact Inventory, NAGPRA Compliance, and GIS Site  
 Information, San Diego, CA  
 National Register Documentation for White's Point Reservation, Base End  
 Stations, San Pedro, CA, National Park Service, San Francisco Field Office  
 National Register Eligibility Assessment for Three Sites in the Guatay Grazing  
 Allotment Area, Cleveland National Forest, San Diego, CA  
 Demolition Monitoring for the Spreckels/Savage Tire Company and Aztec  
 Brewery, San Diego, CA

#### **Special Projects**

Contribution to the revised RECON Archaeological Laboratory System for the  
 Treatment and Processing of Artifacts and Data

**CONFIDENTIAL ATTACHMENTS**

**Are not for public review**