

# **A NEGATIVE CULTURAL RESOURCES SURVEY REPORT FOR THE VALLEY CENTER DENTAL AND VET CLINICS PROJECT**

**SAN DIEGO COUNTY, CALIFORNIA**

**PDS2020-STP-20-008;  
Environmental Log No. PDS2020-ER-09-008**

**Lead Agency:**

**County of San Diego  
Planning & Development Services  
Contact: Donna Beddow  
5510 Overland Avenue, Suite 310  
San Diego, California 92123  
(858) 694-3656**

**Preparer:**

**Jillian L.H. Conroy, B.A. and  
Brian F. Smith, M.A., Principal Investigator  
Brian F. Smith and Associates, Inc.  
14010 Poway Road, Suite A  
Poway, California 92064  
(858) 484-0915**



**Signature**

**Project Proponent:**

**VC Professionals, LLC  
14219 Cool Valley Road  
Valley Center, California 92082  
Contact: Dr. Natasha Clarke &  
Dr. Gregory Carlson (760) 749-0560**

**SDC PDS RCVD 2-18-21**

**STP20-008  
September 21, 2020**

## **Archaeological Database Information**

|   |   |
|---|---|
| <b><i>Authors:</i></b>                  | Jillian L.H. Conroy, B.A. and Brian F. Smith, M.A., Principal Investigator  |
| <b><i>Consulting Firm:</i></b>          | Brian F. Smith and Associates, Inc.<br>14010 Poway Road, Suite A<br>Poway, California 92064<br>(858) 484-0915   |
| <b><i>Client/Project Proponent:</i></b> | VC Professionals, LLC<br>14219 Cool Valley Road<br>Valley Center, California 92082<br>Contact: Dr. Natasha Clarke &<br>Dr. Gregory Carlson (760) 749-0560                                   |
| <b><i>Report Date:</i></b>              | September 21, 2020  |
| <b><i>Report Title:</i></b>             | A Negative Cultural Resources Survey Report for the Valley Center Dental and Vet Clinics Project, San Diego County, California PDS2020-STP-20-008; Environmental Log No. PDS2020-ER-09-008) |
| <b><i>Type of Study:</i></b>            | Phase I Intensive Pedestrian Survey   |
| <b><i>New Sites:</i></b>                | No sites identified   |
| <b><i>Updated Sites:</i></b>            | No sites updated  |
| <b><i>USGS Quadrangle:</i></b>          | <i>Valley Center, California</i> (7.5 minute)   |
| <b><i>Acreage:</i></b>                  | 2.52 acres  |
| <b><i>Key Words:</i></b>                | USGS <i>Valley Center</i> Quadrangle (7.5 minute); archaeological survey; negative; no significant effects; monitoring recommended.   |

September 21, 2020

Donna Beddow  
County of San Diego  
Planning & Development Services  
5510 Overland Avenue, Suite 310  
San Diego, California 92123

RE: Cultural Resources Negative Findings for the Valley Center Dental and Vet Clinics Project,  
San Diego County, California (PSD2020-STP-20-008; Environmental Log No. PDS2020-  
ER-09-008)

Please be advised that a survey has been conducted for the above-referenced project. It has been determined that there are no cultural resources present on this property. The project has been plotted on the attached USGS *Valley Center, California* 7.5-minute topographic quadrangle map for your information (see Figure 2 in Attachment A). The pertinent survey data is presented below:

**County:** San Diego

**USGS 7.5' Quadrangle:** *Valley Center*

**Date:** Digital (no date)

**Section:** 24

**Township:** 11 South

**Range:** 3 West

**Other Locational Data:** The project can be found at 27350 Valley Center Road, south of the intersection of Rinehart Lane and Valley Center Road in the community of Valley Center, San Diego County, California

**Assessor's Parcel Number (APN):** 186-280-03

**UTM:** 11S 496764.51 m E / 3674255.28 m N (taken from the center of the project)

**Elevation:** 1,324 to 1,354 feet

**Owner and Address:** VC Professionals LLC, 14219 Cool Valley Road, Valley Center, California 92082

**Survey Type:** Phase I Intensive Pedestrian Survey

**Date of Survey:** September 16, 2020

**Field Crew:** Senior Archaeologist Jennifer R.K. Stropes, M.S., RPA conducted the pedestrian survey. Native American monitor Jonathan Dixon of Native Grounds was present for the cultural resources survey of the project.

## **INTRODUCTION**

Brian F. Smith and Associates, Inc. (BFSA) conducted an archaeological assessment for the Valley Center Dental and Vet Clinics Project to assess the potential for cultural resources within the Area of Potential Effect (APE). VC Professionals, LLC is currently processing a site plan application for APN 186-280-03 in San Diego County, California (see Figures 1 and 2 in Attachment A). The proposed development consists of the construction of a 7,572-square-foot veterinary clinic and a 3,140-square-foot dental clinic (see Figure 3 in Attachment A). The property is currently vacant, with access provided by two driveways. The property has been completely disturbed by previous developmental uses. Additionally, mowed, non-native grasses, oak trees, inland sage scrub, and introduced eucalyptus species were observed.

## **RESULTS OF THE INSTITUTIONAL RECORDS SEARCHES AND RESEARCH**

BFSA reviewed an archaeological records search for a one-mile radius around the project (Attachment B) that was conducted by the South Coastal Information Center (SCIC) at San Diego State University (SDSU). The SCIC reported that there are no previously recorded archaeological sites located within the project boundaries. Within a one-mile radius of the project, a total of 54 cultural resource locations have been recorded (Table 1). The previously recorded sites are primarily milling features sites (N=21) and milling feature sites with associated artifact scatters (N=8), which account for approximately 54.00 percent of the recorded sites listed in Table 1. Ten sites are historic and three are multicomponent. The remaining sites consist of prehistoric isolates, artifact scatters, and residential camps (N=12). The majority of these sites are related to prehistoric food procurement and processing.

**Table 1**  
Archaeological Sites Located Within  
One Mile of the Valley Center Dental and Vet Clinics Project

| Site(s)     | Site Type           | Site Dimensions       | Report Reference                                |
|-------------|---------------------|-----------------------|---|
| SDI-5530    | Prehistoric isolate | 5 square meters       | Hanna (1977)                                    |
| P-37-015413 |                     | 39x20x9 millimeters   | Bissell et al. (1993), RMW Paleo Associates     |
| P-37-028563 |                     | 5.2x3.1x2 centimeters | de Barros (2007)                                |
| P-37-029061 |                     | N/A                   | Piek and Mojado (2008), Gallegos and Associates |
| P-37-033519 |                     |                       | Giletti et al. (2013), Affinis                  |



| Site(s)     | Site Type                  | Site Dimensions     | Report Reference  |
|-------------|----------------------------|---------------------|---|
| P-37-033520 |                            |                     |   |
| P-37-033521 |                            |                     |   |
| P-37-033522 |                            |                     |   |
| SDI-5531    | Bedrock milling feature(s) | 64 square meters    | Hanna (1977)  |
| SDI-10,448  |                            | 700 square meters   | Bissell et al. (1994), RMW Paleo Associates; Chace and Collins (1985), Paul G. Chace & Associates |
| SDI-10,458  |                            | 4.5 square meters   | Collins and Chace (1986), Paul G. Chace & Associates  |
| SDI-10,464  |                            | 3,800 square meters | Chace (1985), Paul G. Chace & Associates  |
| SDI-10,554  |                            | 0.5x0.5 meter       | Chace and Collins (1985), Paul G. Chace & Associates  |
| SDI-10,564  |                            | 9,420 square meters | Bissell et al. (1993), RMW Paleo Associates; Chace (1986), Paul G. Chace & Associates             |
| SDI-10,624  |                            | 2 square meters     | Chace and Collins (1986), Paul G. Chace & Associates  |
| SDI-12,636  |                            | 500 square meters   | Brown (1993), RMW Paleo Associates; Baker and Kyle (1992), Gallegos and Associates                |
| SDI-13,578  |                            | 1 square meter      | Bissell (1993), RMW Paleo Associates  |
| SDI-13,585  |                            | 628 square meters   | Bissell et al. (1993), RMW Paleo Associates   |
| SDI-13,588  |                            | 7 square meters     |   |
| SDI-13,590  |                            | 590 square meters   |   |
| SDI-13,594  |                            | 980 square meters   |   |
| SDI-13,597  |                            | 67 square meters    |   |
| SDI-13,598  |                            | 5 square meters     |   |
| SDI-13,599  |                            | 13x13 meters        | Walker (2002), Mooney & Associates; Bissell et al. (1993), RMW Paleo Associates                   |
| SDI-16,297  |                            | 20x20 meters        | Walker (2002), Mooney & Associates  |

| Site(s)    | Site Type   | Site Dimensions      | Report Reference  |
|------------|---|----------------------|---|
| SDI-21,073 |   | 5x5 meters           | Giletti et al. (2013), Affinis  |
| SDI-21,308 |   | 130x78 meters        | Whitaker (2014), HDR  |
| SDI-21,309 |   | 20x20 meters         |   |
| SDI-21,446 |   | 246x20 meters        | BFSA (2014)   |
| SDI-289    | Bedrock milling feature(s) with an associated scatter | 18,130 square meters | Bissell et al. (1996), RMW Paleo Associates; True (1955)  |
| SDI-5529   |   | 25 square meters     | Craft (2002), Mooney & Associates; Hanna (1977)   |
| SDI-5579   |   | 2,400 square meters  | Fulmer (1977)   |
| SDI-10,453 |   | 5,650 square meters  | Bissell et al. (1993), RMW Paleo Associates; Collins and Chace (1985, 1986), Paul G. Chace & Associates                                       |
| SDI-10,556 |   | 220 square meters    | Bissell et al. (1993), RMW Paleo Associates; Chace (1986), Paul G. Chace & Associates   |
| SDI-13,601 |   | 255 square meters    | Bissell et al. (1993), RMW Paleo Associates   |
| SDI-13,727 |   | 950 square meters    | Noah et al. (1991), County of San Diego, Department of Public Works   |
| SDI-21,074 |   | 30x20 meters         | Giletti et al. (2013), Affinis  |
| SDI-290    | Prehistoric artifact scatter                          | 785 square meters    | Craft (2002), Mooney & Associates; Bissell et al. (1993), RMW Paleo Associates; Hanna (1977); True (1955)                                     |
| SDI-295    | Prehistoric residential camp                          | 314x195 feet         | Walker et al. (2002), Mooney & Associates; Hanna (1977); True (1955)  |
| SDI-5811   |   | 71x41.6 meters       | Robbins-Wade and Van Wormer (2006); Walker (2002), Mooney & Associates; Sutton (1978)   |
| SDI-5812   |   | 7,000 square meters  | Robbins-Wade and Van Wormer (2006); Bissell et al. (1993), RMW Paleo Associates; Chace and Collins (1986), Paul G. Chace & Associates Collins |

| Site(s)     | Site Type   | Site Dimensions   | Report Reference   |
|-------------|---|-------------------|--|
|             |   |                   | and Chace (1985), Paul G. Chace & Associates; Sutton (1978)  |
| SDI-5532/H  | Prehistoric bedrock Milling feature(s) with an associated scatter and a historic rock wall with barbed wire | 100 square meters | Craft (2002), Mooney & Associates; Hanna (1977)  |
| SDI-5525/H  | Prehistoric bedrock milling features and a historic rock wall   | 50x50 meters      | Walker (2002), Mooney & Associates; Hanna (1977)   |
| SDI-21,114  | Prehistoric bedrock milling features and a historic refuse scatter  | 30x30 meters      | Giletti et al. (2014), Affinis   |
| P-37-028085 | Historic barn   | 500 square meters | Robbins-Wade and Van Wormer (2006), Affinis  |
| SDI-13,595H | Historic refuse deposit   | 21 square meters  | Bissell et al. (1993), RMW Paleo Associates  |
| SDI-21,075  |   | 10x20 meters      | Giletti et al. (2013), Affinis   |
| SDI-5526H   | Historic barbed wire fence  | 134x113 feet      | Jordan (2001), Mooney & Associates; Wade and Bowden (1989); Hanna (1977)                                   |
| SDI-12,651H | Historic residence  | 1,225 square feet | Noah and Beck (1992), County of San Diego, Department of Public Works; Robbins-Wade et al. (1992), Affinis |
| P-37-028083 |   | 260 square meters | Robbins-Wade and Van Wormer (2006), Affinis  |
| P-37-280084 |   |                   |  |
| SDI-11,268H | Historic foundation   | 13x11 feet        | Jordan (2003), Mooney & Associates; Wade and Bowden (1989), RECON  |
| SDI-11,269H | Historic foundation and trash deposit   | 600x200 feet      | Walker (2002), Mooney & Associates; Wade and Bowden (1989), RECON  |
| SDI-13,729  | Historic Corral Liquor and Valley Center Post Office and Store  | 4,500 square feet | Noah et al. (1991), County of San Diego, Department of Public Works  |

In total, 36 cultural resource studies have been conducted within a one-mile radius of the project area, three of which included the project APE (Table 2).

**Table 2**  
Archaeological Studies Conducted Within Portions of  
the Valley Center Dental and Vet Clinics Project APE

Chace, Paul G.

- 1984 A Cultural Resources Survey for the Central Valley Center Sewer SWCB Project No. C-06-1567. Unpublished report on file at the South Coastal Information Center at San Diego State University, San Diego, California.

Chace, Paul G. and Donna Collins

- 1987 1987 Addendum: A Cultural Resources Survey for the Central Valley Center Sewer. Paul G. Chace & Associates. Unpublished report on file at the South Coastal Information Center at San Diego State University, San Diego, California.

Guerrero, Monica and Dennis R. Gallegos

- 2008 Cultural Resources Survey for the VCMWD South Village Water Reclamation Project, Valley Center, California. Gallegos and Associates. Unpublished report on file at the South Coastal Information Center at San Diego State University, San Diego, California.

BFSA also reviewed the following historic sources, which did not indicate the presence of any additional resources within the APE:

- The National Register of Historic Places Index
- The Office of Historic Preservation, Archaeological Determinations of Eligibility
- The Office of Historic Preservation, Built Environment Resources Directory
- The USGS 7.5-minute *Valley Center* Quadrangle (1948)

BFSA also requested a records search of the Sacred Lands File (SLF) by the Native American Heritage Commission (NAHC) (Attachment C). The purpose of the SLF search was to determine whether or not Traditional Cultural Properties had been recorded within or nearby the current APE. As of the date of this report, a response has not been received from the NAHC. All correspondence is provided in Attachment C.

## **RESULTS OF THE FIELD SURVEY**

The archaeological survey of the subject property took place on September 16, 2020. The intensive pedestrian survey was directed by Principal Investigator Brian F. Smith, M.A. and conducted by Senior Archaeologist Jennifer R.K. Stropes, M.S., RPA. Native American monitor Jonathan Dixon of Native Grounds was present for the cultural resources survey of the project.

The entire project was accessible for the survey. A series of parallel survey transects were employed to conduct the reconnaissance, spaced at approximately five-meter intervals and oriented from north to south across the property. The ground surface visibility was poor due to the presence of driveways, non-native grasses throughout the property, and weeds, leaves, and poison oak. In general, the property has been nearly completely disturbed to some extent by previous disking, grading, and improvements. The property can be characterized as generally level terrain and is currently surrounded by agricultural and developmental uses, large-lot residences, and vacant land.

The pedestrian survey encountered a vacant parcel with two driveways, which according to aerial photographs, were part of a storage lot for the neighboring structure to the south that was constructed between 1989 and 1994. Aerial photographs from 1946 to 1980 indicate that the project was primarily used for cultivation during that time. Oak trees were identified in the western quarter of the project, with eucalyptus trees lining the western border behind the oak trees. This characterization of the property as having been disturbed by development, clearing, and cultivation is relevant to the consideration of cultural resources on the property. However, for the current APE, if surface deposits or cultural resources were present, they would not have been readily observable. Photographs were taken to document project conditions at the time of the survey (Plates 1 and 2). The survey did not result in the identification of any cultural resources within the project APE. No artifacts or bedrock milling features were observed on the property.





**Plate 1: Overview of the project, facing southwest.**



**Plate 2: Overview of the project, facing northeast.**

The Phase I archaeological assessment for the Valley Center Dental and Vet Clinics Project was negative for the presence of cultural resources. Despite the presence of previously recorded cultural resources in the area, the pedestrian survey returned no findings. Based upon the results of the survey and the lack of any potential for cultural resources on this property, no site-specific mitigation measures will be required. However, because of the number of recorded sites in close proximity to the project APE, monitoring will be recommended as a condition of approval. Monitoring would be conditioned to include both an archaeologist and a Native American representative during the grading. In the event that any archaeological features or deposits are encountered, the discovery will be secured from further disturbance until the discovery can be reported to the County of San Diego and subsequently evaluated for significance. Any significant discoveries would require mitigation measures to reduce the effect of direct impacts prior to releasing the discovery location to the grading operation.

Sincerely,



Brian F. Smith  
Principal Investigator  
Brian F. Smith and Associates, Inc.  
14010 Poway Road, Suite A  
Poway, California 92064  
(858) 484-0915

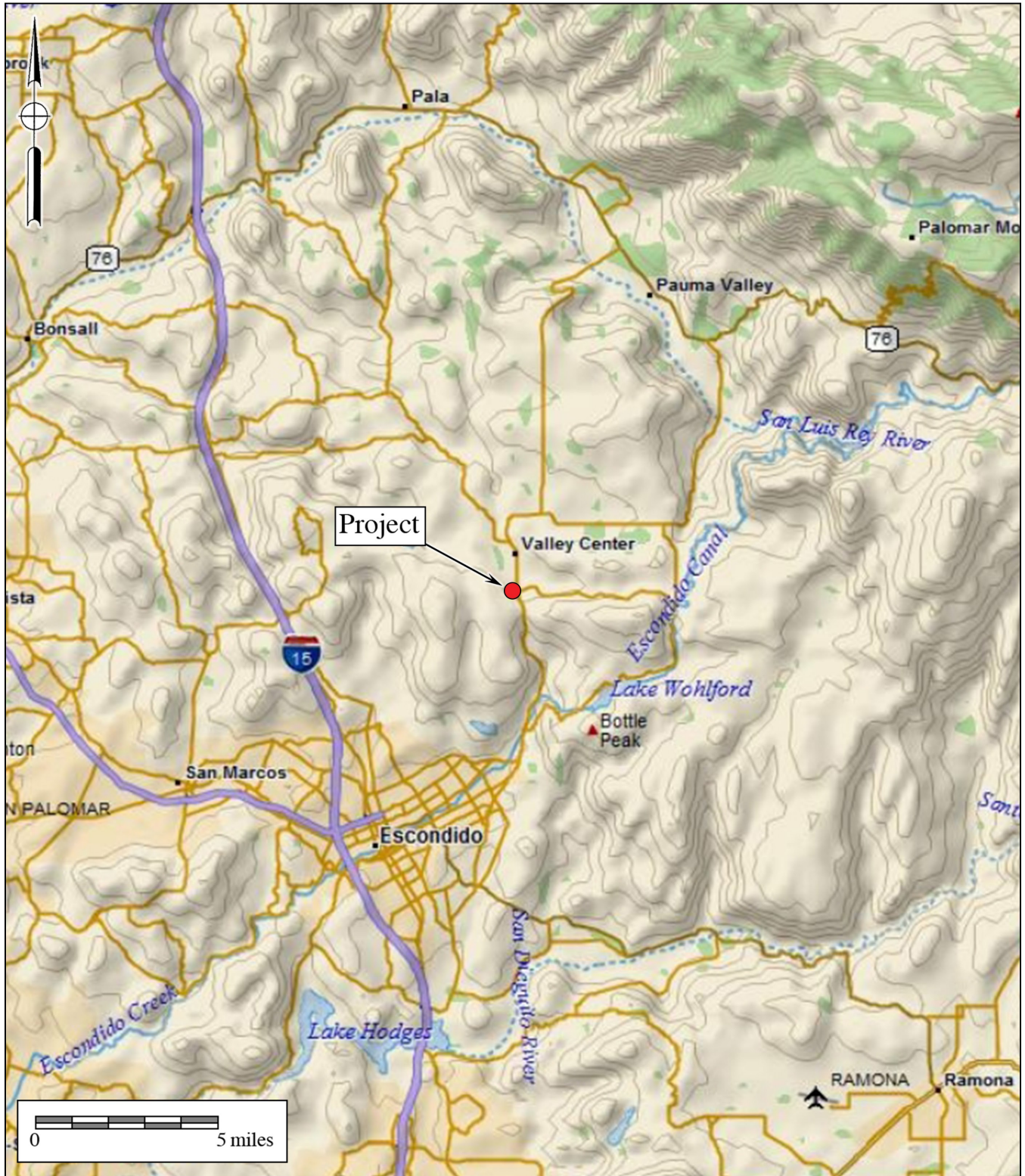
Attachments:

Attachment A – Figures  
Attachment B – Archaeological Records Search Results  
Attachment C – NAHC Sacred Lands File Search Results

**ATTACHMENT A**

**Figures**





**Figure 1**

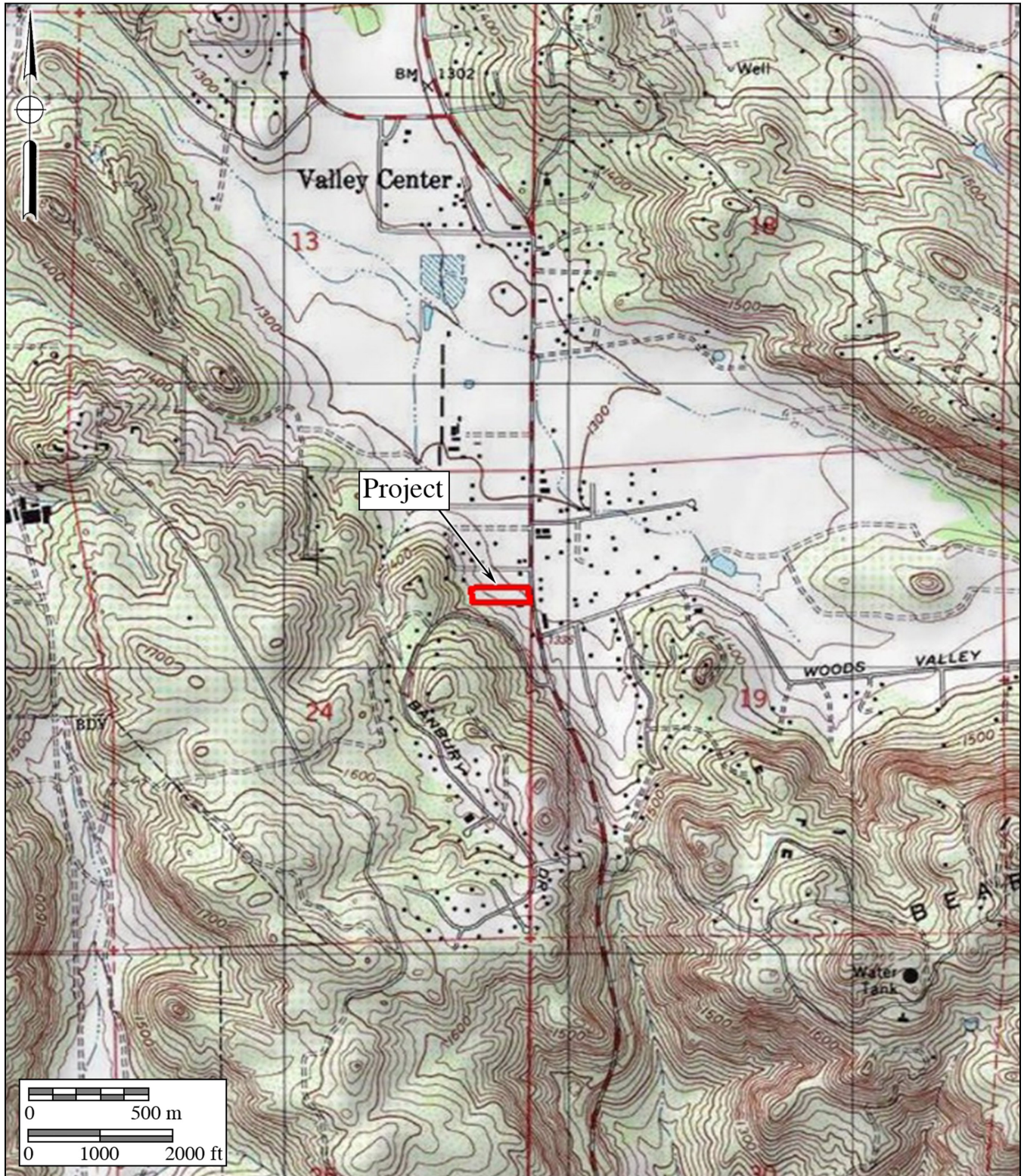
**General Location Map**

The Valley Center Dental and Vet Clinics Project

DeLorme (1:250,000)







**Figure 2**

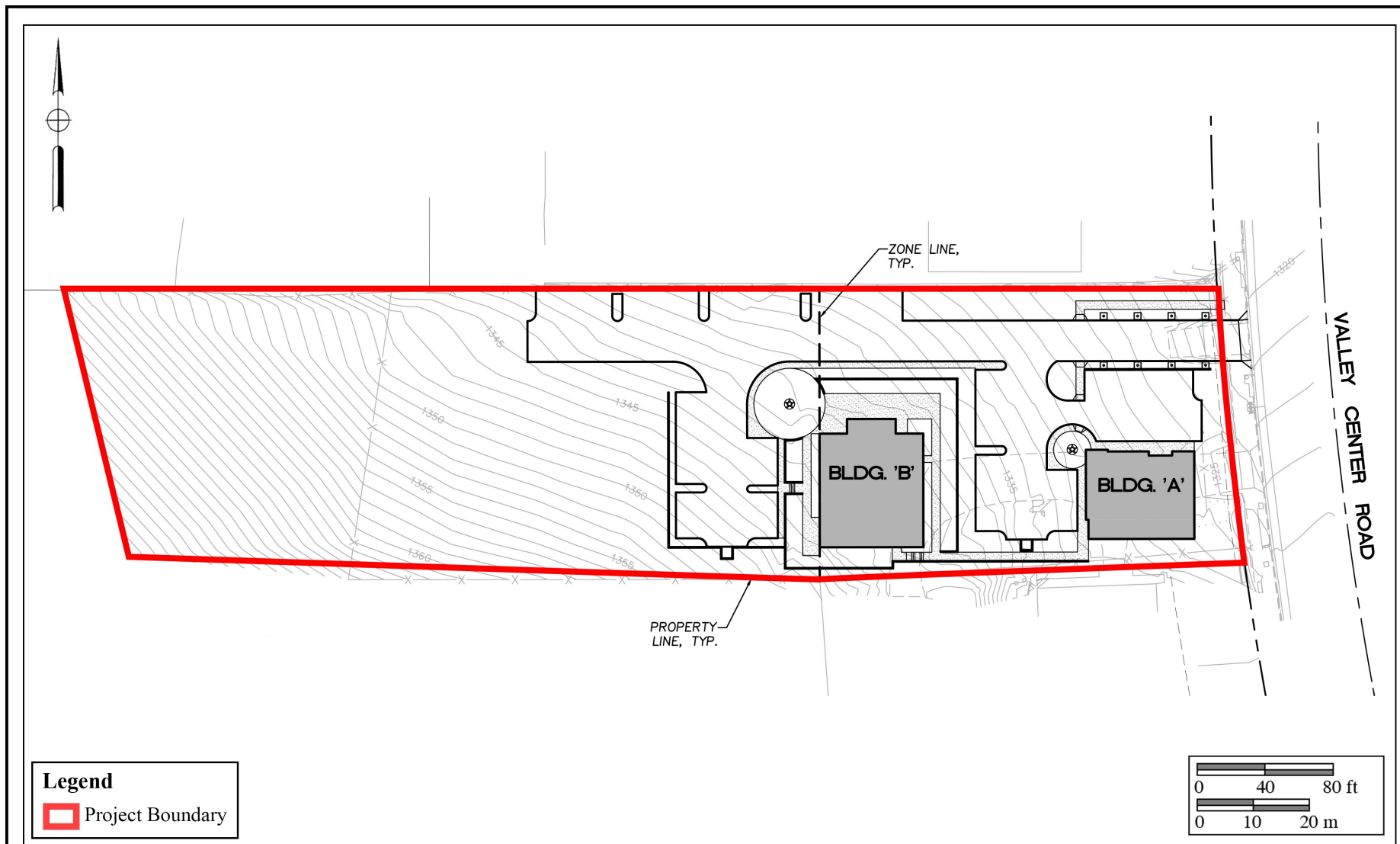
**Project Location Map**

The Valley Center Dental and Vet Clinics Project

USGS *Valley Center* Quadrangle (7.5-minute series)







**Figure 3**  
**Project Development Map**

The Valley Center Dental and Vet Clinics Project



**ATTACHMENT B**

**Archaeological Records Search Results**

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## **BRIAN F. SMITH and ASSOCIATES**

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### **CALIFORNIA HISTORICAL RESOURCES INFORMATION SYSTEMS RECORDS SEARCH**

**Company:** Brian F. Smith and Associates  
**Processed By:** Andrew Garrison  
**Date Processed:** 9-16-2020  
**Project Identification:** Valley Center Dental Vet Clinics (20-153)  
**Information Center:** South Coastal Information Center  
**Search Radius:** One Mile

#### **Historical Resources:**

Trinomial and Primary site maps have been reviewed. All sites within the project boundaries and the specified radius of the project area have been plotted. Copies of the site record forms have been reviewed for all recorded sites.

There are 54 resources located within one mile of the current project area, none of which are located within the subject property.

#### **Previous Survey Report Boundaries:**

Project boundary maps have been reviewed. National Archaeological Database (NADB) citations for reports within the project boundaries and within the specified radius of the project area have been reviewed.

There are 36 reports within one mile of the current project, three of which (SD-593, SD-765, and SD-12041) overlap the subject property.

**ATTACHMENT C**

**NAHC Sacred Lands File Search Results**



## **Brian F. Smith & Associates**

**Archaeological/Biological/Historical/Paleontological/Air/Traffic/Noise Consulting**

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September 16, 2020

For: Native American Heritage Commission  
915 Capitol Mall, Room 364  
Sacramento, California 95814

From: Andrew Garrison M.A., RPA  
Brian F. Smith and Associates Inc.  
14010 Poway Rd. Suite A  
Poway, CA 92064

Re: Request for Sacred Lands File and Native American Contact Valley Center Dental Vet Clinic Project (PDS2020-ER-09-008), San Diego County, California.

I would like to request a record search of the Sacred Lands File and a list of appropriate Native American contacts for the following project Valley Center Dental Vet Clinic Project (20-153) (PDS2020-ER-09-008). The project is a Phase I study the development of two commercial buildings. The project consists of a 7,572 square foot veterinary clinic and a 3,140 square foot dental clinic with an approximately 2.5 acre parcel (APN 186-280-03). The project is situated on Valley Center Road, south of Rinehart Lane, in Valley Center, San Diego County, CA. Specifically, the project is located within Sections 24 Township 11S Range 2W SBBM as shown on the USGS *Valley Center* Quadrangle. A copy of the project map showing the project area to be searched is included for the processing of this request.

Thank you for your time.

Sincerely,

Andrew Garrison M.A., RPA  
Project Archaeologist  
Billing: 14678 Ibex Court, San Diego, CA 92129  
Phone: 858-484-0915  
Email: Agarrison@bfsa-ca.com

Attachments:

USGS 7.5 *Valley Center*, California, topographic maps with project area delineated.  
Sacred Lands File request form

**Sacred Lands File & Native American Contacts List Request**  
**NATIVE AMERICAN HERITAGE COMMISSION**  
915 Capitol Mall, RM 364 \* Sacramento, CA 95814 \* (916) 653-4082  
(916) 657-5390 – Fax \* nahc@pacbell.net

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

Project: Valley Center Dental Vet Clinic Project (20-153) (PDS2020-ER-09-008)

County: San Diego

USGS Quadrangle Name: *Valley Center*

Township: 11S      Range: 02W

Company/Firm/Agency: Brian F. Smith & Associates Inc.

Contact Person: Andrew Garrison

Street Address: 14010 Poway Road, Suite A

City: Poway                      Zip: 92064

Phone: 858-484-0915

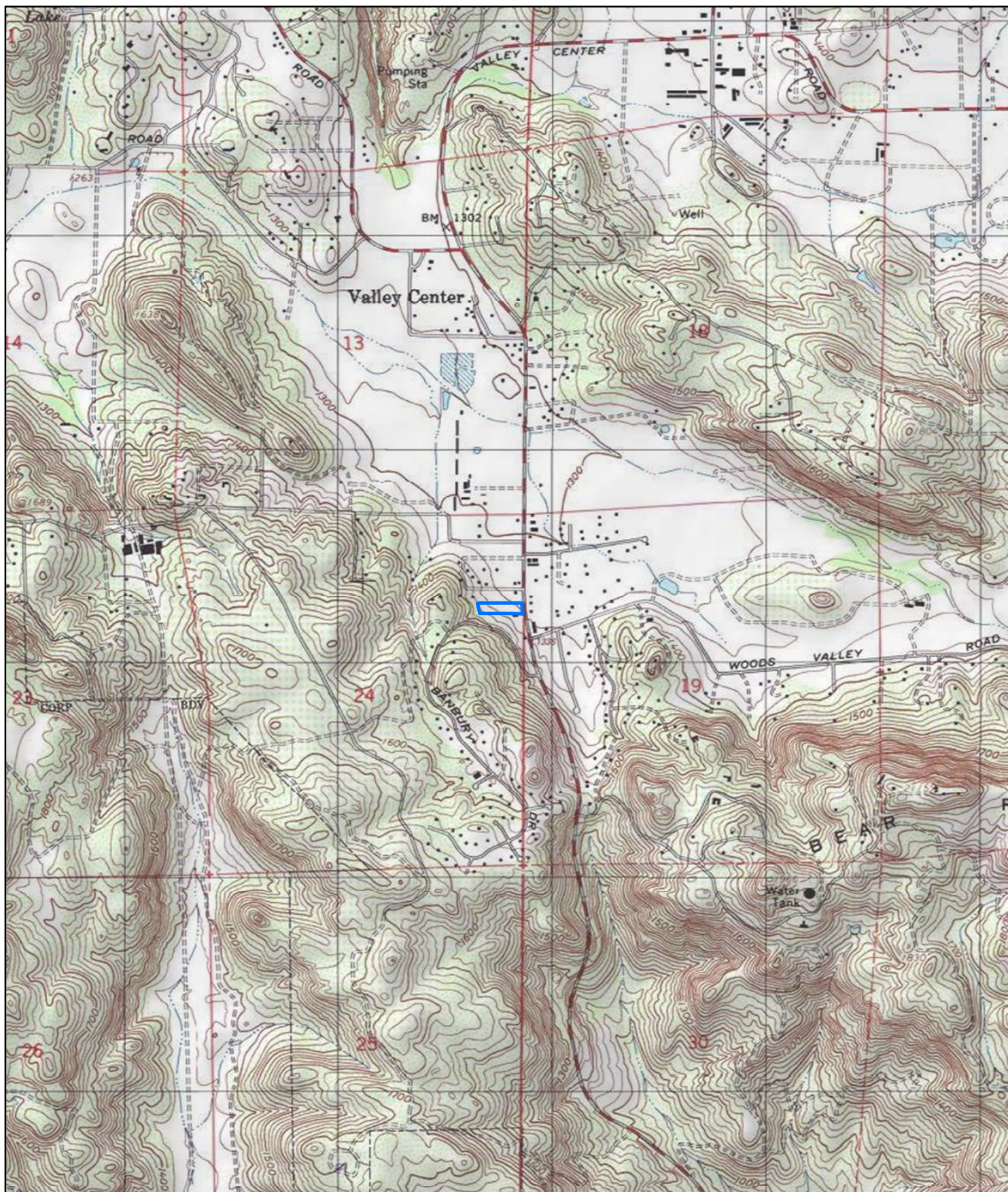
Fax: 858-679-9896

Email: Agarrison@bfsa-ca.com

**Project Description:**

I would like to request a record search of the Sacred Lands File and a list of appropriate Native American contacts for the following project Valley Center Dental Vet Clinic Project (20-153) (PDS2020-ER-09-008). The project is a Phase I study the development of two commercial buildings. The project consists of a 7,572 square foot veterinary clinic and a 3,140 square foot dental clinic with an approximately 2.5 acre parcel (APN 186-280-03). The project is situated on Valley Center Road, south of Rinehart Lane, in Valley Center, San Diego County, CA. Specifically, the project is located within Sections 24 Township 11S Range 2W SBBM as shown on the USGS *Valley Center* Quadrangle. A copy of the project map showing the project area to be searched is included for the processing of this request.





Project

Valley Center Dental Vet Clinics (20-153)  
USGS Valley Center Quadrangle  
(7.5-minute series)



1:24,000  
AJG BFSA: 9/16/2020