



County of San Diego

MARK WARDLAW
DIRECTOR
PHONE (858) 694-2962
FAX (858) 694-2555

PLANNING & DEVELOPMENT SERVICES
5510 OVERLAND AVENUE, SUITE 310, SAN DIEGO, CA 92123
www.sdcounty.ca.gov/pds

Cultural Resources Survey Report for Ramona Dr. TPM 21233 PDS2016-TPM-21233 APN# 123-310-55-00

Negative Findings

**Margaret M. Diss
March 15, 2017**



Photograph 1. APN 123-310-55-00; 4342 Ramona Dr. Fallbrook, CA 92028;
March 15, 2017 View Facing NW of what will be Parcel 3.

National Archaeological Data Base Information

Authors: Margaret M. Diss

Firm: County of San Diego

Report Date: 3/15/2017

Report Title: Cultural Resources Survey Report for Negative Findings, Ramona Dr. TPM 21233

Type of Study: Intensive Pedestrian

New Sites: None

Updated Sites: None

USGS Quad: BONSALL

Acreage: 6.37 acres

Key Words: Negative Report, Fallbrook, (former) avocado grove



Photograph 2. View facing N. Back of future parcel 3 and 4 (in background). Southeastern most corner of APN 123-310-55-00

March 21, 2017

South Coastal Information Center
College of Arts and Letters
San Diego State University
5500 Campanile Drive
San Diego, CA 92182-5320
Attn: Jaime Lennox

RE: Cultural Resources - Negative Findings

Dear Ms. Lennox:

Please be advised that a survey has been conducted on 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 7.5 minute topographical map for your information.

County: San Diego

USGS 7.5' Quad: Bonsall Date: No Date Section: N/A Township: N/A Range: N/A
Land Grant: Monserate

Address: 4342 Ramona Dr. Fallbrook, CA 92028

Thomas Brothers: Pg. 1048, B5

Other Locational Data: From Old Highway 395, turn left onto CA-76 W. Then turn Right onto Via Monserate. Turn Left onto Ramona Drive. The long concrete driveway is on the left in 417 feet.

Assessor Parcel Number: 123-310-55-00

Elevation: The elevation of the APN ranges from 320-347 feet AMSL.

Owner and Address: Michael L., Deborah L., and Troy Jereme Amos
P.O. Box 624
Fallbrook, CA, 92088

Survey Type: Intensive Pedestrian
Date of Survey: 3/15/2017
Field Crew: Margaret Diss

Description: This project proposes to create three separate lots with the intent of constructing single family dwelling units. The project consists of one existing single family dwelling unit to remain, one existing agricultural storage building to remain, a proposed well, and an existing storage building to be removed. The site is located at 4342 Ramona Drive in the Fallbrook Community Planning area, within unincorporated San Diego County. Access will be provided by a driveway connecting to Ramona Drive. The project will be served by on-site septic systems and imported water from the Rainbow Municipal Water District. No extension of sewer or water utilities will be required by the project. It is currently unknown how much earthwork would occur.

The field survey was conducted using standard archaeological procedures and techniques. Continuous parallel transects at 10 meters apart were walked in a N/S direction. Survey conditions in these areas were good to fair, with some areas partially obscured by ground cover in the form of non-native grass. In areas possessing dense vegetation, the survey methodology was adjusted to accommodate

surface examination of trails and clearings and to facilitate the inspection of intermittent drainages. No artifacts or features were identified during this survey. The barn on NW side of the property is of historic age, but is lacking in character and integrity and does not qualify as a historic resource under CEQA or the County Resource Protection Ordinance.

PRIMARY NUMBER	TRINOMIAL
37-031762	
37-004543	SDI-4543
37-000675	SDI-675
37-001284	SDI-1284
37-031760	SDI-20173
37-027206	SDI-17795
37-000675	SDI-675
37-028134	
37-031761	SDI-20174
37-012948	SDI-12948

Prior Research: Ms. Diss conducted a records search of the surrounding area using the California Historic Resources Inventory System (CHRIS). Fifty-two studies (n=52) have been conducted within a one mile radius and eleven (n=11) sites were identified within 1 mile of the project.

Native American Consultation: No Sacred Lands were identified by the Native American Heritage Commission (NAHC). Staff contacted the Native American groups and individuals provided by the NAHC to further investigate whether they have knowledge of Sacred Lands occurring on the subject parcels. No response was received.

If you have any questions, please contact me at (858) 694-3095.

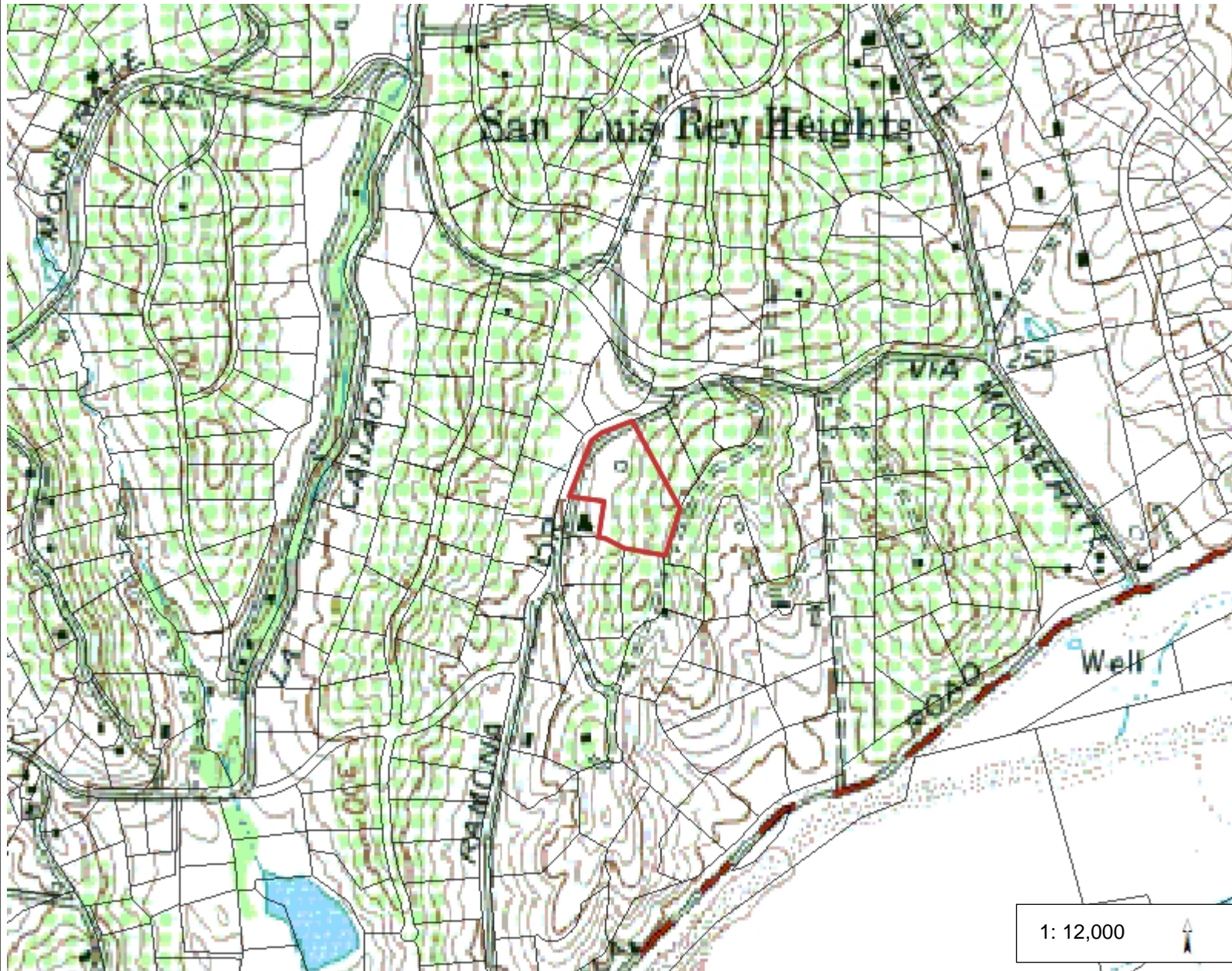
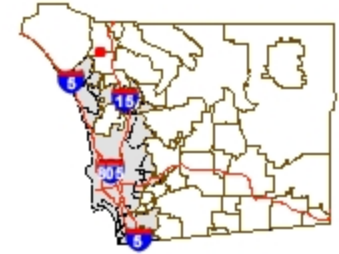
Sincerely,



Margaret M. Diss, LUEP II/ Staff Archaeologist
County of San Diego
Planning & Development Services

Attachment USGS Topographical Map – Bonsall
Tentative Parcel Map (TPM) 21233

Ramona TPM; PDS2016-TPM-21233



Legend

- Parcels
- County Boundary

1: 12,000

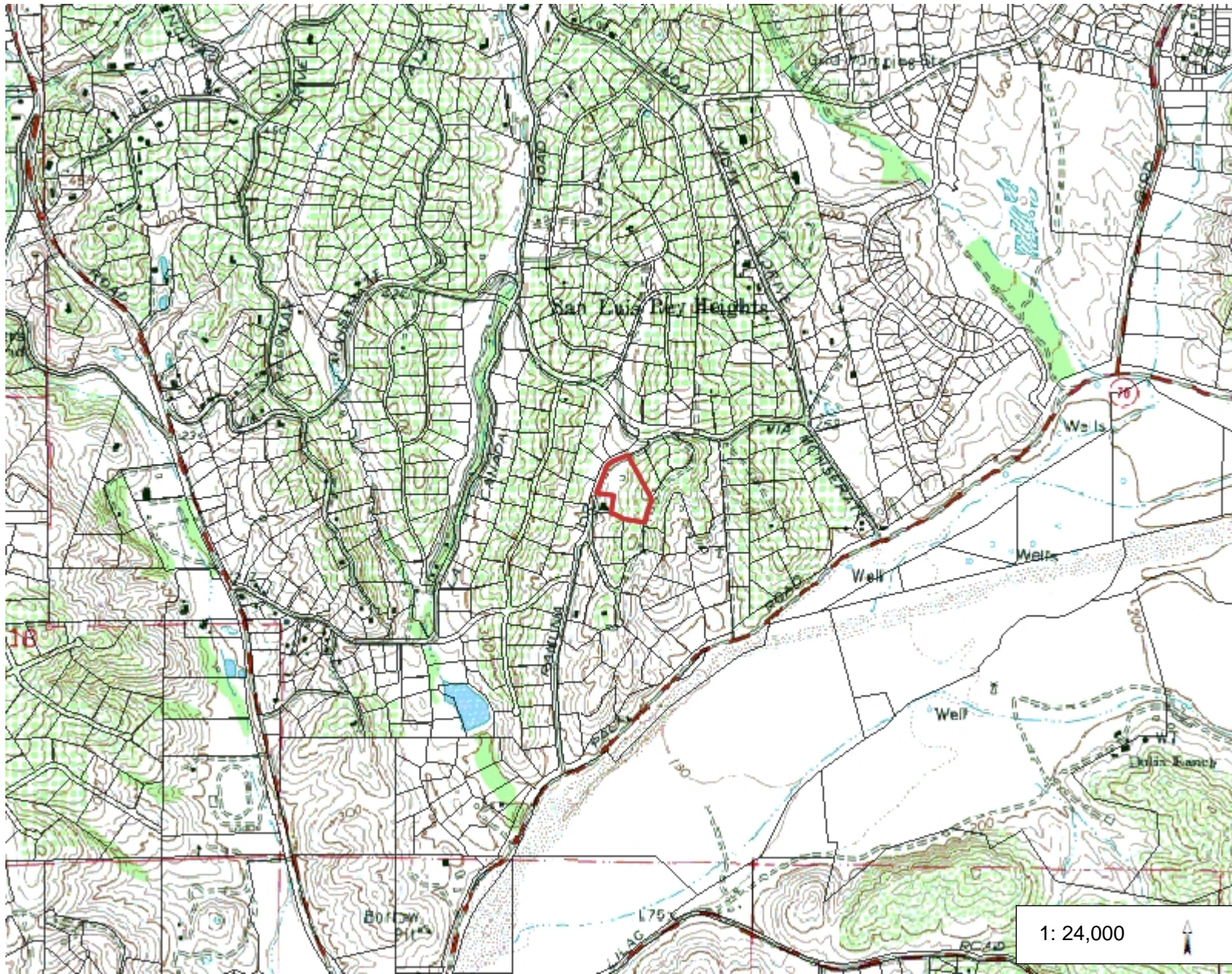
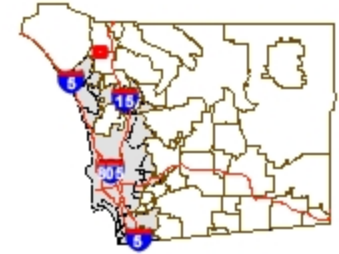


0.4 0 0.19 0.4 Miles

WGS_1984_Web_Mercator_Auxiliary_Sphere
Planning and Development Services

This map is a user generated static output from an Internet mapping site and is for reference only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable.
THIS MAP IS NOT TO BE USED FOR NAVIGATION

Notes



Legend

- Parcels
- County Boundary

Notes

0.8 0 0.38 0.8 Miles

WGS_1984_Web_Mercator_Auxiliary_Sphere
Planning and Development Services

This map is a user generated static output from an Internet mapping site and is for reference only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable.

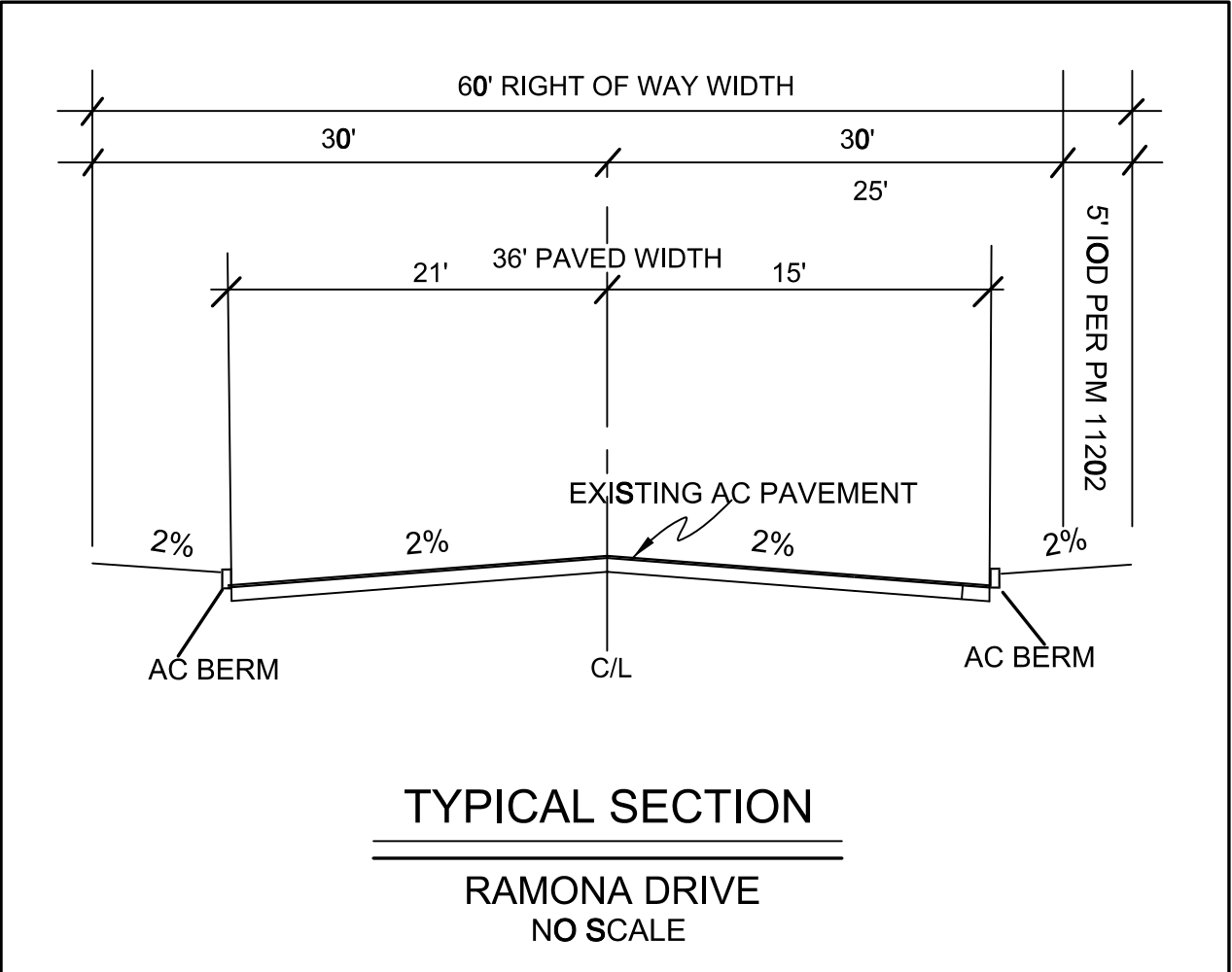
THIS MAP IS NOT TO BE USED FOR NAVIGATION

PRELIMINARY GRADING PLAN
TPM 21233

NOTE:
THIS MAP SHOWS THE EXISTING GRADING DONE UNDER PERMITS (PDS2015-RESGRD-000078) FOR PARCEL 1 AND PARCEL 3 (PDS2015-RESGRD-000089).

THE FOLLOWING BUILDING PERMITS ARE ALSO ASSOCIATED WITH PARCEL 1 - PDS2015-RESPRI-000220 (PRIMARY RESIDENCE) & PARCEL 3 - PDS2015-RESACC-000663 (AG STORAGE BLDG.)

DESCRIPTION	SYMBOL
PROPOSED BROW DITCH PER SDRSD D-75	
PROPOSED RIP RAP PER D-40	
PROPOSED DIRECTION OF PAD DRAINAGE	
PROPOSED BERM AT TOP OF FILL SLOPES	
EXISTING CONTOUR	
PROPOSED 1.5:1 CUT SLOPE	
PROPOSED 2:1 FILL SLOPE	
EXISTING EDGE OF PAVEMENT	
PROPOSED 15' TREE CANOPY W/ 6'X9' TREE WELL	



PRELIMINARY GRADING PLAN NOTE:
THIS PLAN IS PROVIDED TO ALLOW FOR FULL AND ADEQUATE DISCRETIONARY REVIEW OF A PROPOSED DEVELOPMENT PROJECT. THE PROPERTY OWNER ACKNOWLEDGES THAT ACCEPTANCE OR APPROVAL OF THIS PLAN DOES NOT CONSTITUTE AN APPROVAL TO PERFORM ANY GRADING SHOWN HEREON, AND AGREES TO OBTAIN A VALID GRADING PERMIT BEFORE COMMENCING SUCH ACTIVITY.

SLOPE ANALYSIS
PARCEL 1: 21.9%
PARCEL 2: 18.4%
PARCEL 3: 20.9%
TOTAL: 20.4%

GRADING NOTES
ALL GRADING DETAILS WILL BE IN ACCORDANCE WITH THE SAN DIEGO COUNTY STANDARD DRAWINGS DS-8, DS-10, DS-11 AND D-75.

- GENERAL NOTES
- PERMITTEE'S NAME:
MICHAEL L. DEBORAH L. AND TROY JEROME. AMOS
P. O. BOX 624
FALLBROOK, CA 92088
(760) 801-1603
 - OWNER'S NAME:
MICHAEL L. DEBORAH L. AND TROY JEROME. AMOS
P. O. BOX 624
FALLBROOK, CA 92088
(760) 801-1603
 - CIVIL ENGINEER:
KRISTIN GREENE, PE 57860
P.O. BOX 143
BONSALL, CA 92003
(760) 310-9408
 - LEGAL DESCRIPTION: PARCEL 4 OF P.M. 11202
 - SITE ADDRESS: 4342 RAMONA DRIVE
FALLBROOK, CA 92028
 - BENCHMARK: "SLR 04", BRASS DISC IN HEADWALL ON RAMONA DRIVE PER RECORD OF SURVEY 21563, ELEV=199.675 (NAVD 88)
 - CALIF COORD INDEX: 414-1701

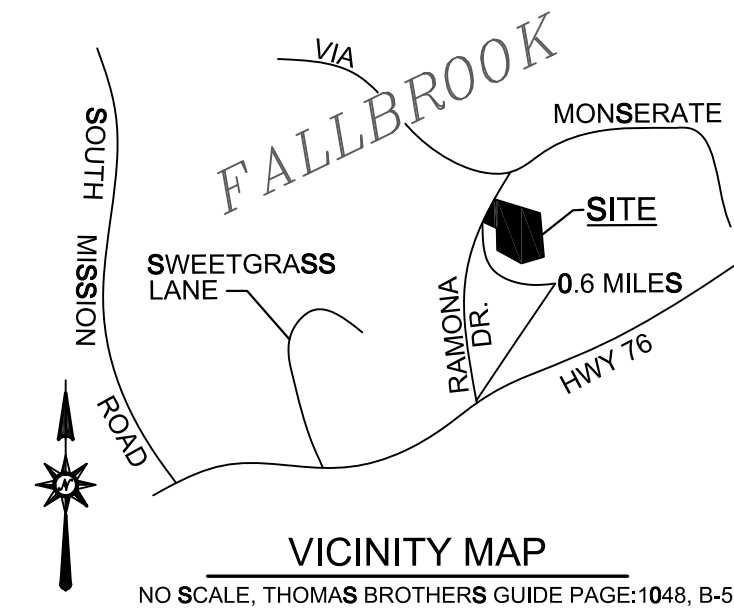
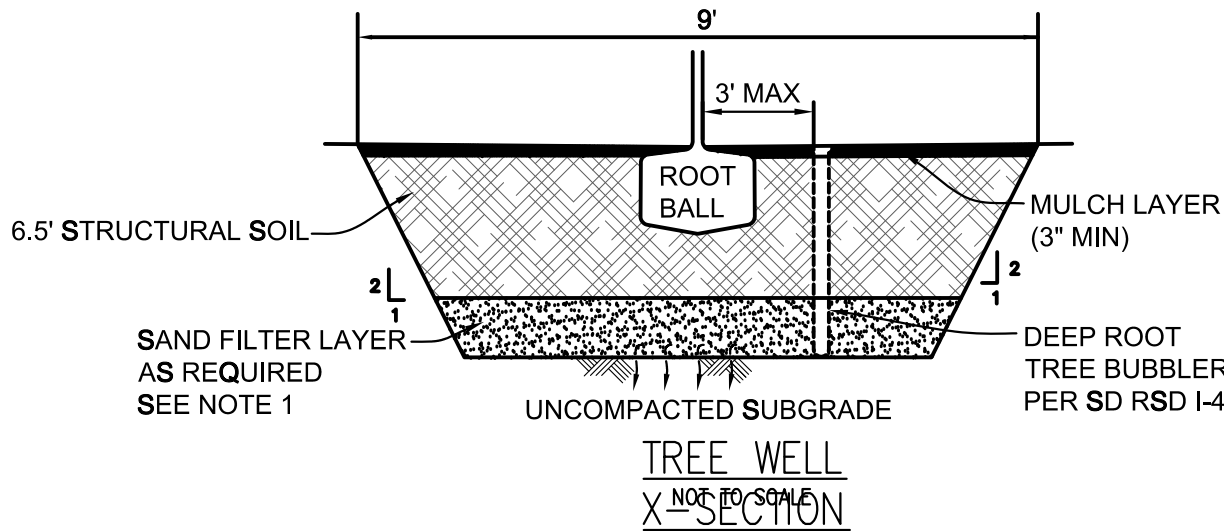
EXISTING TOPOGRAPHY PROVIDED BY SAN-LO AERIAL JUNE 2015. RECENT GRADING OF DEC. 2015 SURVEYED BY DALE A. GREENE, L.S. 5755 IN DEC. 2015.

GRADING QUANTITIES
PARCEL 1: EXISTING PAD AND DRIVEWAY-NO PROPOSED GRADING
PARCEL 2: PROPOSED 2,000 CUBIC YARDS CUT/FILL-PAD AND DRIVEWAY FOR PROPOSED SFR
PARCEL 3: EXISTING AGRI. STORAGE BLDG-PAD AND DRIVEWAY
PARCEL 3: PROPOSED 1,800 CUBIC YARDS CUT/FILL-PAD AND DRIVEWAY FOR PROPOSED SFR

NOTES:
EXACT TREE WELL LOCATIONS TO BE ESTABLISHED DURING FINAL ENGINEERING (CONSTRUCTION) PHASE. ALL SETBACKS TO UTILITIES AND SEPTIC SYSTEMS MUST BE ADHERED TO.

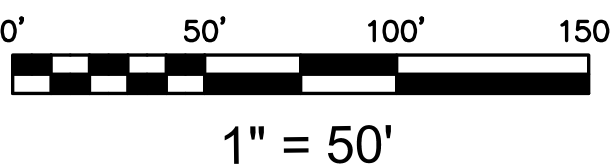
NOTE:
THE PROPOSED 25' PROPOSED PRIVATE ROAD EASEMENT SHOWN ON P.M. 11202 HAS BEEN QUITCLAIMED PER DOC. REC'D JULY 10, 2002 AS INST. NO. 2002-057864.

REFER TO DMA MAP FOR MORE DETAILS AND X SECTIONS OF TREE WELLS



Prepared by:
KRISTIN L. GREENE
DATE: FEBRUARY 21, 2017

dk Greene Consulting, Inc.
P.O. BOX 143
BONSALL, CA 92003
(760) 310-9408



SDC PDS RCVD 02-23-17
TPM21233