

Appendix E

Cultural Resources Study



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July 18, 2019
Project No: 18-06891

Maryanne Cronin
Planner
Planning Bureau
City of Long Beach
333 West Ocean Boulevard, 5th Floor
Long Beach, California 90802
Via email: maryanne.cronin@longbeach.gov

Subject: Cultural Resources Study for the 300 Studebaker Road Industrial Park Project, City of Long Beach, California

Dear Ms. Cronin,

The City of Long Beach retained Rincon Consultants, Inc. (Rincon) to complete a cultural resources study in support of the 300 Studebaker Road Industrial Park Project (project) in the city of Long Beach, Los Angeles County, California. The purpose of this letter report is to document the results of the tasks performed by Rincon; specifically, a cultural resources records search, Native American outreach, and a field survey of the property. This study was completed to support the preparation of an Initial Study Mitigated Negative Declaration (IS/MND) for the project and was completed in accordance with the requirements of the California Environmental Quality Act (CEQA) and is accompanied by two attachment: Attachment A (Figures), Attachment B (Records Search Results).

Project Location and Description

The project site is located at 300 Studebaker Road, Long Beach, California. The project site encompasses 6.69 acres of previously developed (currently vacant) land situated east of North Studebaker Road and 1.81 acres of undeveloped land at the northwest and southwest corners of the intersection of North Studebaker Road and Loynes Drive and includes five parcels, which are identified as Assessor Parcel Numbers (APNs) 7237-017-007, 7237-017-008, 7237-017-009, 7237-018-001, and 7237-019-005. (Figure 1 and 2; Attachment A). The project site is bordered by Los Cerritos Channel to the west, and industrial/manufacturing properties to the north, south, and east.

The proposed project involves the development of two concrete tilt-up industrial buildings, situated 6.69 acres of land east of North Studebaker Road. The two 35-foot proposed industrial buildings will total a square footage (sf) of 139,200 sf, which includes 21,000 sf of office space. The individual building sizes will be 91,700 sf and 47,500 sf, respectively. The project will support potential uses such as light manufacturing, warehousing, assembly and distribution. The remaining 1.81 acres west of North Studebaker Road will be designated as open space. The project proposes implementing an assortment of native grasses and tree species consistent with the Los Cerritos Wetlands Authority recommendations, including low growing grasses along street frontage on these parcels. The construction process will include the removal of earthen berms, which served as detention areas for two



previously-existing above ground tanks. Construction phasing would include site preparation and demolition, grading, building construction, asphalt paving and architectural coating. Graded soil would be utilized on-site for construction of the building pads and foundations.

Cultural Resources Records Search

On April 2, 2019, Rincon conducted a records search of the California Historical Resources Information System (CHRIS) at the South Central Coastal Information Center (SCCIC) located at California State University, Fullerton. The purpose of the records search was to identify previously recorded cultural resources, as well as previously conducted cultural resources studies of the project site and a 0.5-mile radius surrounding it. The search also included a review of the National Register of Historic Places (NRHP), the California Register of Historical Resources (CRHR), the Archaeological Determination of Eligibility (ADOE), the Historic Property Data File (HRI), and available historic maps and aerial photographs. The records search results are included in Attachment B of this document.

The SCCIC records search identified four previously recorded cultural resources within a 0.5-mile radius of the project site. These resources include a historic-era site refuse scatter (P-19-004780), two historic-era structures: the Los Alamitos Channel (P-30-177074) and the Alamitos Generating Station Fuel Oil Tank Farm (P-19-186880), and one historic-era building known as the Bixby Ranch Field Office (P-19-187657). One resource, the Alamitos Generating Station Fuel Oil Tank Farm (P-19-186880), is located partially within the project site. P-19-186880 was constructed in the 1950s and consists of a large capacity petroleum storage yard, or tank farm, with four large capacity petroleum fuel oil tanks with pipelines leading to the tanks. Strudwick’s (2004) investigation of the project site identified these pipelines as asbestos-lined pipes leading to Tank 1 and Tank 2 of P-19-086880 (the tanks no longer exist). Tanks 3, 4, and 6 have also been demolished (not located on the project site). Tank 5 is the only remaining tank and it is located offsite. Strudwick (2004) recorded and evaluated P-19-186880 and described the site as not distinctive in design, not associated with events of significance, and not likely to yield important historic information, and therefore recommended the site as not important under CEQA and not eligible for listing on the CRHR. Table 1 below lists previously recorded cultural resources within the records search radius.

Table 1 Previously Recorded Cultural Resources within 0.5-Mile Radius of Project Site

Primary Number	Trinomial	Resource Type	Description	Recorder(s) and Year(s)	NRHP/CRHR Status	Relationship to Project Site
P-19-004780	CA-LAN-004780H	Historic site	Refuse scatter	Fulton, P., and T. Fulton, 2016	Not evaluated	Outside
P-19-186880	NA	Historic structure	Alamitos Generating Station Fuel Oil Tank Farm	Strudwick, I., 2004	Recommended ineligible for listing on the CRHR	Within



Primary Number	Trinomial	Resource Type	Description	Recorder(s) and Year(s)	NRHP/CRHR Status	Relationship to Project Site
P-19-187657	NA	Historic building	Bixby Ranch Field Office	McLean, D., and I. Strudwick, 1996; Heck, E., 2016	NRHP/CRHR status code 3CS: Appears eligible for California Register as an individual property through survey evaluation; 5S3: Appears to be individually eligible for local listing or designation through survey evaluation	Outside
P-30-177074	NA	Historic structure	Los Alamitos Channel	Fulton, P., and T. Fulton, 2011; Dice, M., 2013	Recommended ineligible for listing on the NRHP, CRHR, or local listing	Outside

Source: SCCIC April 2019

The SCCIC records search identified eight previously conducted cultural resources studies within a 0.5-mile radius of the project site. Of these, four included portions of the project site (LA-05215, LA-05890, LA-08487, and LA-12960). LA-05215 involved a Phase I study of pipeline routes for the City of Long Beach Ocean Desalination Project and yielded no physical evidence of cultural resources (McKenna 2001). Study LA-05890 consisted of a survey of the 204-acre portion of the Bixby Ranch parcel near Alamitos Bay and resulted in the recordation of one historic-era structure (P-19-187657) (Strudwick et al. 1996). Study LA-08487 involved archival research and a survey of the 17.8-acre Alamitos Electrical Generating Station Fuel Oil Tank Farm and resulted in the recordation of one historic-era site (P-19-186880) (Strudwick 2004). LA-12960 consisted of an overview study in support of an EIR prepared for the City of Long Beach Southeast Area Specific Plan (of which the current study is within) concluding that the project area is highly sensitive for the presence of prehistoric archaeological resources and is sensitive for paleontological resources (McKenna et al. 2016). Table 2 lists the previous studies within the records search radius.

Table 2 Previously Conducted Cultural Resources Studies within 0.5-Mile Radius of Project Site

Report Number	Author	Year	Title	Relationship to Project Site
LA-00522	Cooley, T.	1979	<i>Test Level Investigations Conducted on Sites CA-LAN-274 and 275</i>	Outside
LA-02114	McKenna, J.	1990	<i>Archaeological Investigation of the Proposed California Shores Property, Long Beach, California</i>	Outside
LA-05215	McKenna, J.	2001	<i>A Cultural Resources Investigation of the Proposed Long Beach Ocean Desalination Project, Long Beach, Los Angeles County, California</i>	Within



Report Number	Author	Year	Title	Relationship to Project Site
LA-05890	Strudwick, I., W. McCawley, D. McLean, and B. Strum	1996	<i>Cultural Resource Survey of the Bixby Ranch Parcel Near Alamitos Bay, Los Angeles County, California</i>	Within
LA-06909	Billat, S.	2003	<i>Jefferson: CA-8242 Cell Facility, 6801 East Second Street, Long Beach, California Los Angeles County</i>	Outside
LA-08487	Strudwick, I.	2004	<i>Cultural Resource Survey of the Alamitos Electrical Generating Station Fuel Oil Tank Farm, City of Long Beach, Los Angeles County, California</i>	Within
LA-12960	McKenna, J.	2016	<i>Cultural Resources Overview: The City of Long Beach Southeast Area Specific Plan, Los Angeles County, California</i>	Within
OR-01272	Stickel, G.	1991	<i>A Baseline Archaeological Study for the City of Seal Beach California</i>	Outside

Source: SCCIC April 2019

Rincon reviewed available aerial photographs and historic maps of the project site. Aerial photographs and topographic maps as early as 1950 depict the project site as undeveloped land with the Los Cerritos Channel located to the west (NETRonline 2019, USGS 1950). By 1963 aerial photographs depict two circular structures and associated pipelines on the project site east of North Studebaker Road. These circular structures are associated with previously recorded site P-19-186880 and are referred to as Tank 1 and Tank 2 in Strudwick’s (2004) study of the Alamitos Electrical Generating Station Fuel Oil Tank Farm. Tank 1 and Tank 2 remain on the project site until 2011, after which they appear to have been demolished, though pipelines leading to the tanks remain visible (NETRonline 2019, Google Earth Pro 2019). Between 1972 and 1994 a rectangular structure is evident in the northeast corner of the project site (NETRonline 2019). Currently, the project site is a vacant lot with surface remnants of out of service pipelines visible along the eastern boundary and bordered by the Los Cerritos Channel to the west and infrastructure associated with the Alamitos Electrical Generating Station Fuel Oil Tank Farm to the east and south (Google Earth Pro 2019).

Native American Heritage Commission

As part of the background research process of identifying cultural resources for this project, Rincon contacted the Native American Heritage Commission (NAHC) on March 15, 2019, to request a search of the Sacred Lands File (SLF) and a contact list of Native Americans culturally affiliated with the project area. The NAHC responded on March 27, 2019, stating negative results and provided a list of Native American contacts traditionally and culturally affiliated with the geographic area of the project. Rincon prepared and mailed outreach letters to six NAHC-listed Native American contacts to request information on potential cultural resources in the project vicinity that may be impacted by project development. This outreach was conducted independent from consultation under Assembly Bill 52 (AB 52) of 2014 and the Senate Bill 18 (SB 18) process. Any AB 52 or SB 18 consultation will be carried out separately by the lead agency, the City.

In response to Rincon’s outreach letter, Brandy Salas (on behalf of Chairman Andrew Salas) of the Gabrieleno Band of Mission Indians – Kizh Nation reached out to Rincon inquiring if ground disturbance



was planned for the project, and if so, their Tribal government would like to consult with the lead agency. Rincon followed up with Ms. Salas to inquire about the Tribe's knowledge of potential cultural resources that may be impacted by the project. No specific information regarding cultural resources was provided. As of May 30, 2019, Rincon has not received any specific information from Native American contacts regarding cultural resources in the vicinity of the project.

At the time of this report, consultation as part of the AB 52 and SB 18 process is ongoing between groups who have requested consultation and the City.

Pedestrian Field Survey

On April 1, 2019, Rincon conducted a field survey of the 8.5-acre project site. Transect intervals were oriented north-south and spaced approximately 10 meters apart where possible, and all exposed ground surfaces were examined for artifacts (e.g., flaked stone tools, tool-making debris, stone milling tools, ceramics, fire-affected rock [FAR]), ecofacts (marine shell and bone), soil discoloration that might indicate the presence of a cultural midden, soil depressions, and features indicative of the former presence of structures or buildings (e.g., standing exterior walls, postholes, foundations) or historic debris (e.g., metal, glass, ceramics). Ground disturbances such as burrows and drainages were also visually inspected.

Total visibility for the survey was poor (0 to 10 percent visibility) where debris, fencing, vegetation and import gravels obscured visibility, to excellent (95 percent visibility) in areas previously graded. Vegetation observed on the project site included native and non-native grasses and weeds. Soil type consisted of fill material, import gravels, and silty sand with pebbles.

Results of the survey indicate that the project site east of North Studebaker Road has undergone heavy grading and disturbances related to its association with the Alamitos Electrical Generating Station Fuel Oil Tank Farm (P-19-186880) (Figure 3; Attachment A). The project site west of North Studebaker Road was inaccessible due to fencing and dense vegetation (Figure 4; Attachment A). Rincon noted disturbances including steep berms of fill material and heavy machinery tracks throughout accessible portions of the project site (Figure 5; Attachment A). Above ground horizontal metal supply pipelines and valve remnants were observed on the eastern portion of the project site (Figure 6; Attachment A).

No previously unrecorded cultural resources were identified during the pedestrian field survey.

Findings and Recommendations

Based on the results of the records search, Native American outreach, and field survey, Rincon recommends a finding of ***no impact to historical resources*** under CEQA. Though no previously unrecorded cultural resources were identified during this study, pipelines leading to the now demolished Tank 1 and Tank 2 of the 1950s Alamitos Electrical Generating Station Fuel Oil Tank Farm (P-19-186880) remain on the project site. Strudwick's (2004) investigation of P-19-186880 recommended the site was not eligible for listing on the CRHR and Rincon concurs with this recommendation. Therefore, Rincon recommends the following measure as a standard best management practice in the event of an unanticipated discovery of cultural resources during project construction. Existing regulations concerning the unanticipated discovery of human remains are also provided.



Unanticipated Discovery of Cultural Resources

If cultural resources are encountered during ground-disturbing activities, work in the immediate area must halt and an archaeologist meeting the Secretary of the Interior's Professional Qualifications Standards for archaeology (NPS 1983) should be contacted immediately to evaluate the find. If the discovery proves to be CRHR eligible, additional work such as data recovery excavation, Native American consultation, and archaeological monitoring may be warranted to mitigate any significant impacts.

Unanticipated Discovery of Human Remains

If human remains are found, existing regulations outlined in the State of California Health and Safety Code Section 7050.5 state that no further disturbance shall occur until the county coroner has made a determination of origin and disposition pursuant to PRC Section 5097.98. In the event of an unanticipated discovery of human remains, the county coroner must be notified immediately. If the human remains are determined to be prehistoric, the coroner will notify the NAHC, which will determine and notify a MLD. The MLD shall complete the inspection of the site within 48 hours of being granted access and provide recommendations as to the treatment of the remains to the landowner.

Sincerely,

Rincon Consultants, Inc.

A handwritten signature in black ink, appearing to read "Breana K. Campbell-King".

Breana K. Campbell-King, MA, RPA
Senior Archaeologist & Project Manager

A handwritten signature in black ink, appearing to read "Lindsay A. Porras".

Lindsay A. Porras, MA, RPA
Associate Archaeologist

A handwritten signature in black ink, appearing to read "Christopher A. Duran".

Christopher A. Duran, MA, RPA
Principal

Attachments

Attachment A. Figure 1 Project Vicinity Map

Figure 2 Project Location Map

Figure 3 Visibility and Disturbances East of North Studebaker Road, View North

Figure 4 Visibility West of North Studebaker Road, View South

Figure 5 Steep Berms and Heavy Equipment Tracks, View East

Figure 6 Metal Pipelines and Valve Remnants of P-19-186880, View Southeast

Attachment B. Records Search Results



References

Google Earth Pro

- 2019 US Department of State Geographer. Search North Studebaker Road and Loynes Drive, Long Beach, California.

McKenna et al.

- 2001 A Cultural Resources Investigation of the Proposed Long Beach Ocean Desalination Project, Long Beach, Los Angeles County, California.

McKenna et al.

- 2013 Cultural Resources Overview: The City of Long Beach Southeast Area Specific Plan, Los Angeles County, California.

National Park Service

- 1983 Archaeological and Historic Preservation: Secretary of the Interior's Standards and Guidelines. Electronic document, online at http://www.nps.gov/history/local-law-Arch_Standards.htm. Accessed December 6, 2011.

NETRonline

- 2019 Historic Aerials. Search North Studebaker Road and Loynes Drive, Long Beach. <https://www.historicaerials.com/viewer>. Accessed online 3/28/2019.

Strudwick, Ivan H, W. McCawley, D. McLean, and B. Sturm.

- 1996 Cultural Resource Survey of the Bixby Ranch Parcel near Alamitos Bay, Los Angeles County, California.

Strudwick, Ivan H.

- 2004 Cultural Resources Survey of the Alamitos Electrical Generating Station Fuel Oil Tank Farm, City of Long Beach, Los Angeles County, California.

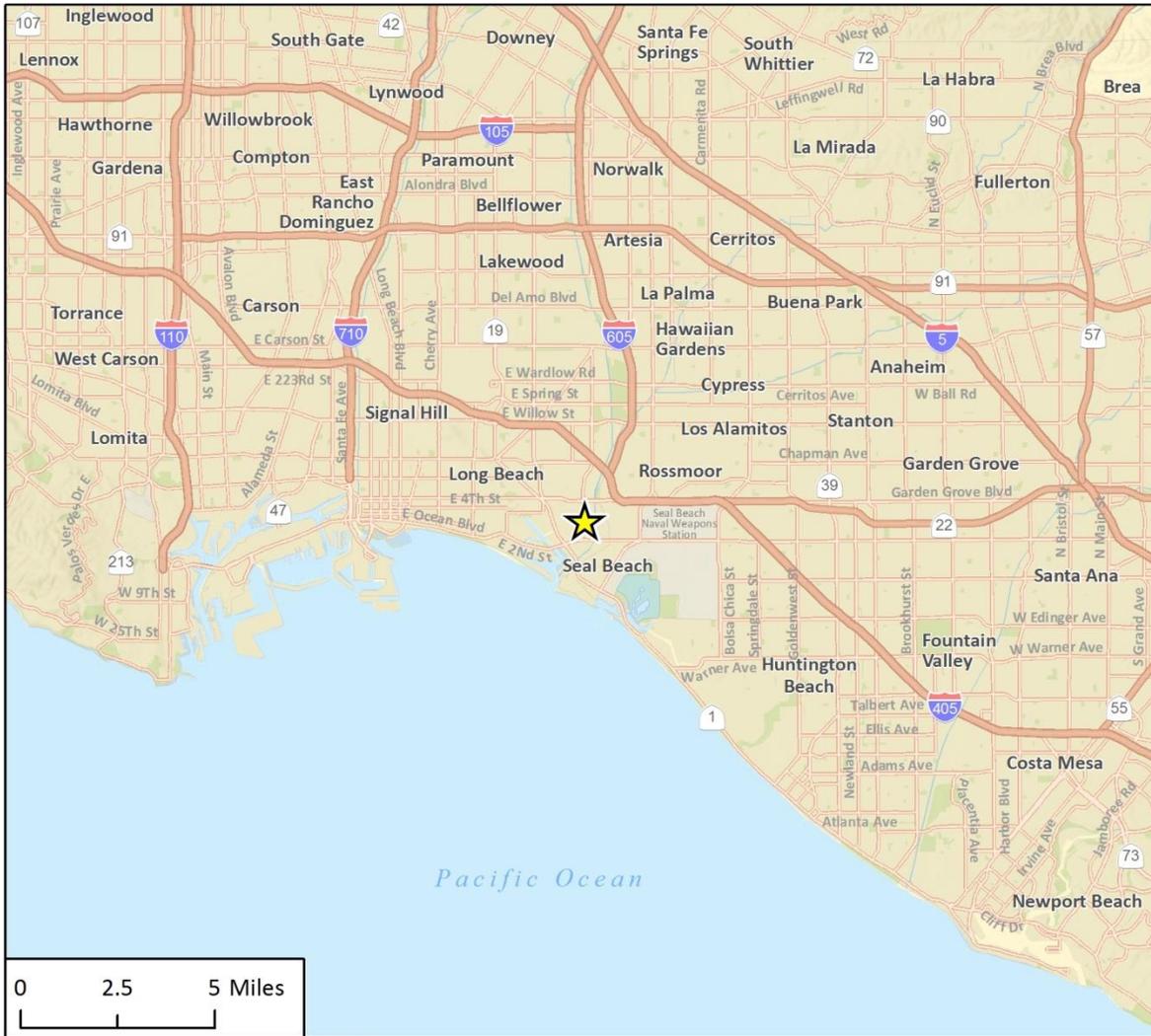
U.S. Geologic Survey (USGS) Historical Topographic Map Explorer

- 1950 Los Alamitos 1:24000, Topographic Quadrangle Map. Reston, Virginia, 1950. Search Studebaker Road and Loynes Drive, Long Beach. Accessed online 3/28/2019. <http://historicalmaps.arcgis.com/usgs/>.
- 1964 Los Alamitos 1:24000, Topographic Quadrangle Map. Reston, Virginia, 1964. Search North Studebaker Road and Loynes Drive, Long Beach. Accessed online 3/28/2019. <http://historicalmaps.arcgis.com/usgs/>.

Attachment A

Figures

Figure 1 Project Vicinity Map



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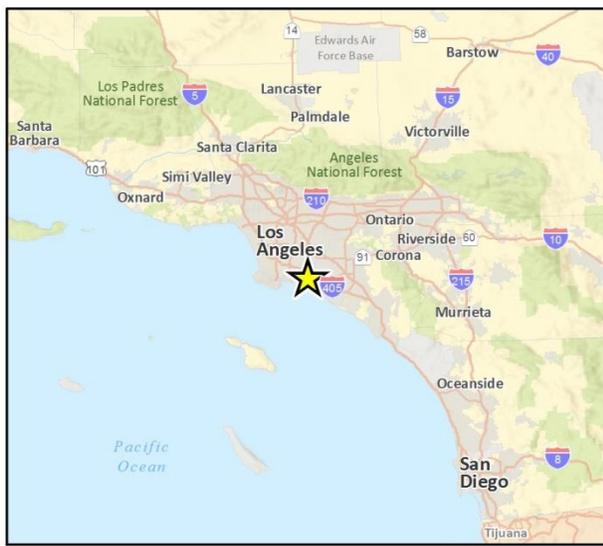
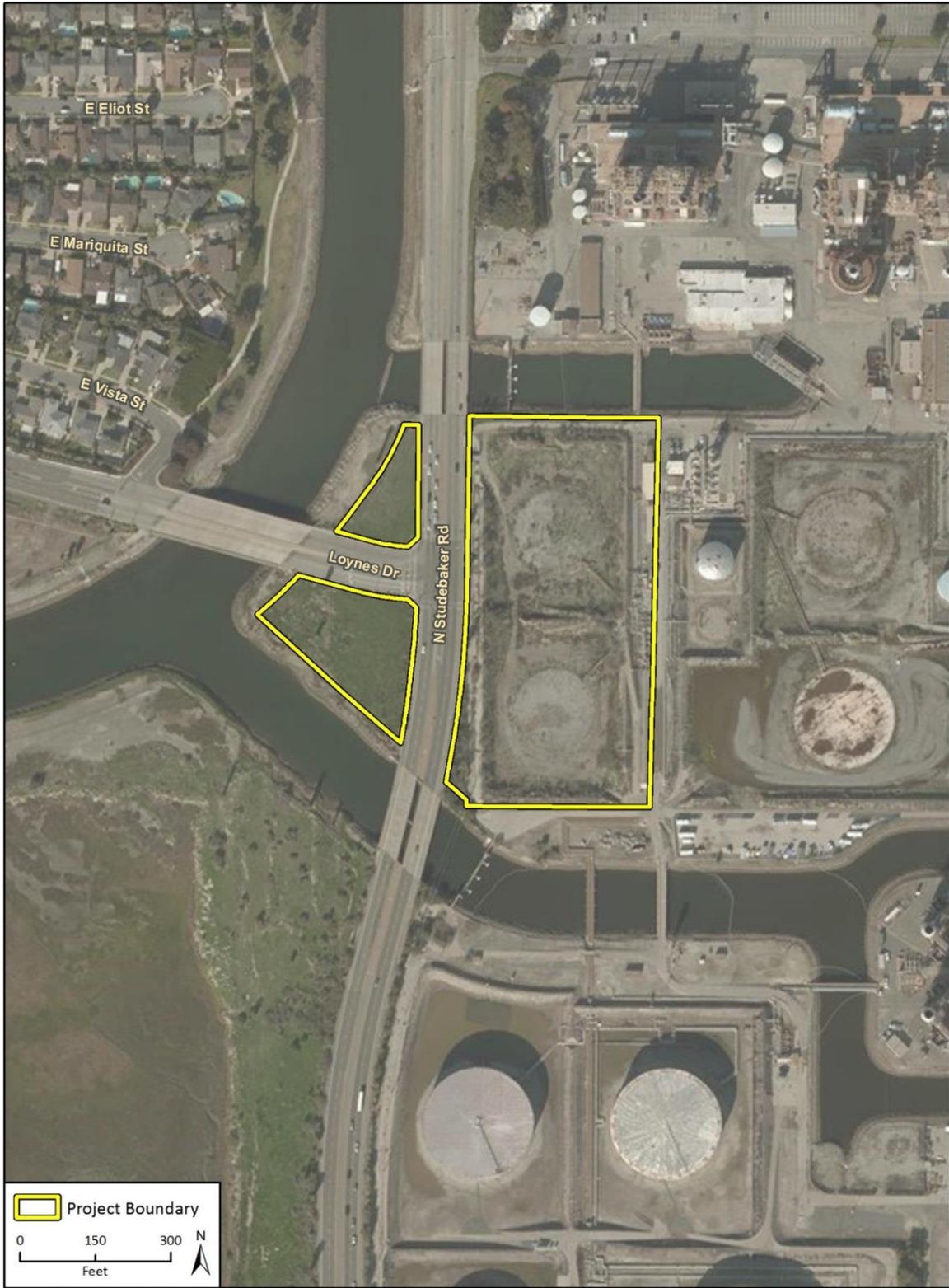


Fig. 1 Regional Location

Figure 2 Project Location Map



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Fig. 2 Project Location

Figure 3 Visibility and Disturbances East of North Studebaker Road, View North



Figure 4 Visibility West of North Studebaker Road, View South



Figure 5 Steep Berms and Heavy Equipment Tracks, View East



Figure 6 Metal Pipelines and Valve Remnants of P-19-186880, View Southeast



Attachment B

Records Search Results

Report List

300 Studebaker Road CEQA, 18-06891

Report No.	Other IDs	Year	Author(s)	Title	Affiliation	Resources
LA-00522		1979	Cooley, Theodore G.	Test Level Investigations Conducted on Sites CA-LAN-274 and 275.		19-000274, 19-000275
LA-02114		1990	McKenna, Jeanette A.	Archaeological Investigations of the Proposed California Shores Property, Long Beach, California.	McKenna et al.	19-001821
LA-05215		2001	McKenna, Jeanette A.	A Cultural Resources Investigation of the Proposed Long Beach Ocean Desalination Project, Long Beach, Los Angeles County, California	McKenna et al.	19-000234, 19-000235, 19-000306
LA-05890		1996	Strudwick, Ivan H., W. McCawley, D.K.B. McLean, and B.L. Strum	Cultural Resource Survey of the Bixby Ranch Parcel Near Alamitos Bay, Los Angeles County, California	LSA Associates, Inc.	
LA-06909		2003	Billat, Scott	Jefferson: CA-8242 Cell Facility, 6801 East Second St., Long Beach, Ca Los Angeles County	EarhTouch, Inc.	
LA-08487		2004	Strudwick, Ivan H.	Cultural Resource Survey of the Alamitos Electrical Generating Station Fuel Oil Tank Farm, City of Long Beach, Los Angeles County, California	LSA Associates, Inc.	19-186880
LA-12960	Paleo -	2016	McKenna, Jeanette A.	CULTURAL RESOURCES OVERVIEW: THE CITY OF LONG BEACH SOUTHEAST AREA SPECIFIC PLAN, LOS ANGELES COUNTY, CALIFORNIA	McKENNA et al.	19-000102, 19-000231, 19-000273, 19-000274, 19-000275, 19-000702, 19-186115, 19-186880, 19-187657
OR-01272		1991	Stickel, Gary E.	A Baseline Archaeological Study for the City of Seal Beach California	Consulting Archaeologist	30-000143, 30-000256, 30-000257, 30-000258, 30-000259, 30-000261, 30-000262, 30-000263, 30-000264, 30-000298, 30-000322, 30-000850, 30-000851, 30-000852, 30-001118

Resource List

300 Studebaker Road CEQA, 18-06891

Primary No.	Trinomial	Other IDs	Type	Age	Attribute codes	Recorded by	Reports
P-19-004780	CA-LAN-004780H	Resource Name - LSA-LYC1501-S-1	Site	Historic	AH04 (Privies/dumps/trash scatters)	2016 (Phil Fulton, LSA)	
P-19-186880		Resource Name - Alamitos Generating Station Fuel Oil Tank Farm	Structure	Historic	AP02 (Lithic scatter); AP15 (Habitation debris); HP11 (Engineering structure)	2004 (I. Strudwick, LSA)	LA-08487, LA-09210, LA-12224, LA-12960, OR-03598, OR-03819, OR-03821, OR-03870, OR-03871
P-19-187657		Resource Name - Bixby Ranch Field Office/LSA-Bix-1	Building	Historic	HP04 (Ancillary building); HP06 (1-3 story commercial building)	1996 (D. McLean & I. Strudwick, LSA); 2016 (Eugene J. Heck, LSA)	LA-12960, OR-03819, OR-03821
P-30-177074		Resource Name - Los Alamitos Channel; Other - LSA-OCY1101A-1	Structure	Historic	AH06 (Water conveyance system)	2011 (Phil and Terri Fulton, LSA Associates, Inc); 2013 (M. Dice, FirstCarbon Solutions)	