

5.3 Cultural Resources

5.3.1 INTRODUCTION

This section addresses potential environmental effects of the Project related to cultural resources, which include historic and archaeological resources. The analysis in this section is based, in part, on the following documents and resources:

- *City of Redlands General Plan 2035*, December 5, 2017;
- *City of Redlands General Plan Update and Climate Action Plan Environmental Impact Report (General Plan EIR)*, Dyett & Bhatia, July 2017;
- *City of Redlands Municipal Code*;
- *Redlands Transit Villages Specific Plan Project Cultural and Paleontological Assessments*, Material Culture Consulting, February 2022 (Appendix C).

In accordance with Public Resources Code Section 15120(d), certain information and communications that disclose the location of archaeological sites and sacred lands are allowed to be exempt from public disclosure.

Cultural Resources Terminology

- **Archaeological resources** include any material remains of human life or activities that are at least 100 years of age, and that are of scientific interest. A unique or significant archaeological resource is an archaeological artifact, object, or site about which it can be clearly demonstrated that, without merely adding to the current body of knowledge, there is a high probability that it (1) contains information needed to answer important scientific research questions and there is a demonstrable public interest in that information; (2) has a special and particular quality, such as being the oldest of its type or the best available example of its type; and (3) is directly associated with a scientifically recognized important prehistoric or historic event or person.
- **Cultural resources** are defined as buildings, sites, structures, or objects, each of which may have historic, architectural, archaeological, cultural, or scientific importance, according to the California Environmental Quality Act (CEQA).
- **Historic building or site** is one that is noteworthy for its significance in local, state, or national history or culture, its architecture or design, or its works of art, memorabilia, or artifacts.
- **Historic context** refers to the broad patterns of historical development in a community or its region that is represented by cultural resources. A historic context statement is organized by themes such as economic, residential, and commercial development.
- **Historic integrity** is defined as “the ability of a property to convey its significance.”
- **Historical resources** are defined as “a resource listed or eligible for listing on the California Register of Historical Resources” (CRHR) (Public Resources Code, Section 5024.1; 14 CCR 15064.5). Under CEQA Guidelines Section 15064.5(a), the term “historical resources” includes the following:
 - (1) A resource listed in or determined to be eligible by the State Historical Resources Commission, for listing in the California Register of Historical Resources (Public Resources Code, Section 5024.1).

- (2) A resource included in a local register of historical resources, as defined in Section 5020.1(k) of the Public Resources Code or identified as significant in a historical resource survey meeting the requirements of Section 5024.1(g) of the Public Resources Code, will be presumed to be historically or culturally significant. Public agencies must treat any such resource as significant unless the preponderance of evidence demonstrates that it is not historically or culturally significant.
- (3) Any object, building, structure, site, area, place, record, or manuscript which a lead agency determines to be historically significant or significant in the architectural, engineering, scientific, economic, agricultural, educational, social, political, military, or cultural annals of California may be considered to be a historical resource, provided the lead agency's determination is supported by substantial evidence in light of the whole record. Generally, a resource shall be considered by the lead agency to be "historically significant" if the resource meets the criteria for listing on the California Register of Historical Resources (Public Resources Code Section 5024.1) including the following:
 - (A) Is associated with events that have made a significant contribution to the broad patterns of California's history and cultural heritage;
 - (B) Is associated with the lives of persons important in California's past;
 - (C) Embodies the distinctive characteristics of a type, period, region, or method of construction, or represents the work of an important creative individual, or possesses high artistic values; or
 - (D) Has yielded, or may be likely to yield, information important in prehistory or history.
- (4) The fact that a resource is not listed in, or determined to be eligible for listing in the California Register of Historical Resources, not included in a local register of historical resources (pursuant to Section 5020.1(k) of the Public Resources Code), or identified in a historical resources survey (meeting the criteria in Section 5024.1(g) of the Public Resources Code) does not preclude a lead agency from determining that the resource may be an historical resource as defined in Public Resources Code Sections 5020.1(j) or 5024.1.

5.3.2 REGULATORY SETTING

5.3.2.1 Federal Regulations

National Historic Preservation Act

The National Historic Preservation Act of 1966 (NHPA) established the National Register of Historic Places (National Register), which is the official register of designated historic places. The National Register is administered by the National Park Service, and includes listings of buildings, structures, sites, objects, and districts that possess historical, architectural, engineering, archaeological, or cultural significance at the national, state, or local level.

To be eligible for the National Register, a property must be significant under one or more of the following criteria per 36 Code of Federal Regulations Part 60:

- a) Properties that are associated with events that have made a significant contribution to the broad patterns of our history;
- b) Properties that are associated with the lives of persons significant in our past;

- c) Properties that embody the distinctive characteristics of a type, period or method of construction, or that represent the work of a master, or that possess high artistic values, or that represent a significant and distinguishable entity whose components may lack individual distinction; or
- d) Properties that have yielded, or may be likely to yield, information important in prehistory or history.

In addition to meeting one or more of the aforementioned criteria, an eligible property must also possess historic “integrity,” which is “the ability of a property to convey its significance.” The National Register criteria recognize seven qualities that define integrity: location, design, setting, materials, workmanship, feeling, and association.

Structures, sites, buildings, districts, and objects over 50 years of age can be listed in the National Register as significant historical resources. Properties under 50 years of age that are of exceptional importance or are contributors to a district can also be included in the National Register.

Properties listed in or eligible for listing in the NRHP are also eligible for listing in the California Register of Historic Resources, and as such, are considered historical resources for CEQA purposes.

National Register of Historic Places

The National Register of Historic Places (NRHP) was established by the NHPA of 1966 as “an authoritative guide to be used by Federal, State, and local governments, private groups and citizens to identify the Nation’s cultural resources and to indicate what properties should be considered for protection from destruction or impairment.” The NRHP recognizes properties that are significant at the national, state, and local levels. To be eligible for listing in the NRHP, a resource must be significant in American history, architecture, archaeology, engineering, or culture. Districts, sites, buildings, structures, and objects of potential significance must also possess integrity of location, design, setting, materials, workmanship, feeling, and association.

A property is eligible for the NRHP if it is significant under one or more of the following criteria:

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

Archaeological Resources Protection Act

The Archaeological Resources Protection Act (ARPA) of 1979 regulates the protection of archaeological resources and sites on federal and Indian lands. The ARPA regulates authorized archaeological investigations on federal lands; increased penalties for looting and vandalism of archaeological resources; required that the locations and natures of archaeological resources be kept confidential in most cases. In 1988, amendments to the ARPA included a requirement for public awareness programs regarding archaeological resources.

5.3.2.2 State Regulations

California Register of Historical Resources

Eligibility for inclusion in the California Register of Historical Resources (CRHR) is determined by applying the following criteria:

- 1) It is associated with events that have made a significant contribution to the broad patterns of California's history and cultural heritage;
- 2) It is associated with the lives of persons important in California's past;
- 3) embodies the distinctive characteristics of a type, period, region, or method of construction, or represents the work of an important creative individual, or possesses high artistic value; or
- 4) It has yielded or is likely to yield information important in prehistory or history. The Register includes properties which are listed or have been formally determined to be eligible for listing in the National Register, State Historical Landmarks, and eligible Points of Historical Interest (PRC §5024.1).

In addition to meeting one or more of the above criteria, the CRHR requires that sufficient time has passed since a resource's period of significance to "obtain a scholarly perspective on the events or individuals associated with the resources." (CCR 4852 [d][2]). The California Register also requires that a resource possess integrity. This is defined as the ability for the resource to convey its significance through seven aspects: location, setting, design, materials, workmanship, feeling, and association.

California Health and Safety Code, Section 7050.5

This code requires that if human remains are discovered on a project site, disturbance of the site shall halt and remain halted until the coroner has conducted an investigation into the circumstances, manner, and cause of any death, and the recommendations concerning the treatment and disposition of the human remains have been made to the person responsible for the excavation, or to his or her authorized representative. If the coroner determines that the remains are not subject to his or her authority and recognizes or has reason to believe the human remains are those of a Native American, he or she shall contact, by telephone within 24 hours, the Native American Heritage Commission.

Public Resources Code Section 5097.98

Public Resources Code Section 5097.98 provides guidance on the appropriate handling of Native American remains. Once the NAHC receives notification from the Coroner of a discovery of Native American human remains, the NAHC is required to notify those persons it believes to be most likely descended from the deceased Native American. The descendants may, with the permission of the owner of the land, or his or her authorized representative, inspect the site of discovery of the Native American human remains and may recommend to the owner or the person responsible for the excavation work means for treatment or disposition, with appropriate dignity, of the human remains and any associated grave goods. The descendants shall complete their inspection and make recommendations or preferences for treatment within 48 hours of being granted access to the site. According to Public Resources Code Section 5097.98(k), the NAHC is authorized to mediate disputes arising between landowners and known descendants relating to the treatment and disposition of Native American human burials, skeletal remains, and items associated with Native American burials.

CEQA Guidelines Section 15064.5

Section 15064.5 provides guidelines for determining the significance of impacts to archaeological and historical resources. The section provides the definition of historical resources, and how to analyze impacts to

resources that are designated or eligible for designation as a historical resource. Section 15064.5 additionally provides provisions for the accidental discovery or recognition of human remains in any location other than a dedicated cemetery.

5.3.2.3 Local Regulations

City of Redlands General Plan 2035

The GP2035 Distinctive City Element contains the following policies and actions related to historical and archaeological resources that are applicable to the proposed Project:

- Principle 2-P.8** Identify, maintain, protect, and enhance Redlands' cultural, historic, social, economic, architectural, agricultural, archaeological, and scenic heritage. In so doing, Redlands will preserve its unique character and beauty, foster community pride, conserve the character and architecture of its neighborhoods and commercial and rural areas, enable citizens and visitors to enjoy and learn about local history, and provide a framework for making appropriate physical changes.
- Principle 2-P.9** Provide incentives to protect, preserve, and maintain the City's heritage
- Principle 2-P.11** Encourage retention of the character of existing historic structures and urban design elements that define the built environment of the City's older neighborhoods.
- Principle 2-P.12** Encourage retention of historic structures in their original use or reconversion to their original use where feasible. Encourage sensitive, adaptive reuse where the original use is no longer feasible.
- Principle 2-P.14** Coordinate preservation of historic resources with policies designed to preserve neighborhoods and support the affordability of housing in historical structures.
- Principle 2-P.15** Balance the preservation of historic resources with the desire of property owners of historic structures to adopt energy efficient strategies.
- Action 2-A.25** Require any application that would alter or demolish an undesignated and unsurveyed resource over 50 years old to be assessed on the merits of the structure, and to be approved by the Historic and Scenic Preservation Commission.
- Action 2-A.26** Provide development standards and guidelines to encourage conversion of historic structures to alternative uses without compromising the quality of the neighborhood if preservation of the original use is an economic hardship.
- Action 2-A.34** Uphold the designation of the following streets within the city as scenic highways, drives, and historic streets. Special development standards have been adopted by Resolution for these streets. The streets are:
- Brookside Avenue, from Lakeside Avenue to Eureka Street;
 - Olive Avenue, from Lakeside Avenue to Cajon Street;
 - Center Street, from Brookside Avenue to Crescent Avenue;
 - Highland Avenue, from Serpentine Drive to Cajon Street;
 - Sunset Drive, from Serpentine Drive to Edgemont Drive;
 - Cajon Street;
 - Mariposa Drive, between Halsey and Sunset Drive; and

- Dwight Street, between Pepper Street and Mariposa Drive.

In addition, consider designating the following roads as scenic drives within the community as neighborhood connectors and recreational routes for drivers and bike riders.

- Riverview Drive along the Santa Ana River Wash;
- Like Oak Canyon Road;
- San Timoteo Canyon Road;
- Sylvan Boulevard;
- Nevada Street, from the Orange Blossom Trail to Barton Road;
- Pioneer Avenue, from River Bend Drive to Judson Street; and
- Rural roads in Crafton.

Action 2-A.37	Maintain and improve City-owned historic buildings and houses in an architecturally and environmentally sensitive manner.
Action 2-A.38	Use exemplary design quality and sensitivity to surrounding historic structures in new City construction, public works, entry ways, and City signs.
Action 2-A.39	Ensure that permanent changes to the exterior or setting of a designated historic resource be done in accordance with the Secretary of the Interior standards for historic properties.
Action 2-A.41	Encourage appropriate adaptive reuse of historic resources in order to prevent disuse, disrepair, and demolition, taking care to protect surrounding neighborhoods from disruptive intrusions.
Action 2-A.42	Should demolition of a designated historic resource occur, endeavor to ensure that a building of equal or greater design quality and/or use of equal or greater benefit to the community be constructed. Require that a report documenting the history of the property and archival-quality drawings and/or photographic records be prepared to document the historic resource.
Action 2-A.43	Institute an architectural salvage program to preserve architectural artifacts from buildings that are demolished.
Action 2-A.48	Establish design review guidelines for historic areas to ensure that new architecture will relate to and respect the historical and environmental context.
Action 2-A.70	Encourage preservation of historic public and private improvements, such as street curbs, street trees, specimen trees, streetlights, hitching posts, masonry walls, unpaved and early paved sidewalks, etc.

City of Redlands Historic and Scenic Preservation Ordinance

The City of Redlands maintains its own local designation program for historic and scenic properties within the city. The Redlands Historic and Scenic Preservation Commission was established in 1986 to make recommendations, decisions, and determinations regarding the designation and protection of the historical, scenic, and cultural resources in Redlands. The Historic and Scenic Preservation Commission also reviews any exterior modifications to a designated historic resource or the demolition of a designated resource or any structure over fifty years old.

Redlands has eight locally-designated historic districts:

- Eureka Street Historic District
- West Highland Avenue Historic and Scenic District
- Early Redlands Historic and Scenic District
- Normandie Court Historic District
- East Fern Avenue Historic and Scenic District
- Garden Hill Historic and Scenic District
- La Verne Street Historic and Scenic District
- Smiley Park Historic and Scenic District

Redlands Historic Architectural Design Guidelines

The City of Redlands has drafted an update to the City of Redlands Historic Architectural Design Guidelines (currently under review since January 2021). The Redlands Historic Architectural Design Guidelines provide historic preservation standards and resources for property owners, design professionals, the City of Redlands Planning Department, and the Historic and Scenic Preservation Committee. The Design Guidelines provide standards for best preservation practices and contextual design when undertaking an exterior alteration or addition, changes to site or accessory features, restoration or rehabilitation of a historic building, or new construction on or adjacent to a historic site, historic and/or scenic district, or Character Category. The Design Guidelines also inform the reviews of demolition permit applications for structures that may be eligible or potentially eligible for local designation or preservation.

5.3.3 ENVIRONMENTAL SETTING

Archaeological Resources

A total of 53 cultural studies have been performed within a 0.5-mile radius of the TVSP area. Of these, 33 have been conducted within the TVSP area, with only one of the reports having been conducted within the last five years. The records search conducted for the Project identified one (1) previously recorded prehistoric archaeological resource, one (1) historic archaeological resource with a prehistoric component, and twenty-four (24) historic archaeological resources within TVSP area. The prehistoric archaeological resources are shown in Table 5.3-1, *Recorded Prehistoric Archaeological Resources*.

Table 5.3-1: Recorded Prehistoric Archaeological Resources

Primary No.	Description	Location
P-36-012014/CA-SBR-012014H	One mano, a refuse dump, and a septic tank. The site was removed by construction activities in 2004.	Within TVSP area
P-36-032951	Prehistoric isolate.	Within TVSP area

Source: MCC, 2022, Appendix C.

Historic Setting

An asistencia was established in Redlands in 1819 to help facilitate the Mission San Gabriel Arcángel's control and colonization of the surrounding rancheria. Missionaries instructed Serrano, Gabrielino, and Cahuilla workers to build the Mill Creek Zanja, a 12-mile long irrigation ditch routing water from Mill Creek to Guachama Rancheria, which served as the area's first stable water resource. In 1842, the Lugo family, including José del Carmen Lugo, José María Lugo, Vicente Lugo, and Diego Sepulveda, received a land grant, Rancho San Bernardino, which encompassed the San Bernardino and Yucaipa valleys, including present day City of Redlands.

In 1881, E.G. Judson and Frank E. Brown formed the Redlands Water Company and began construction of a water canal to supply future citrus groves. During the development, the pair noticed the red-colored adobe soil and gave the new town its name, Redlands. Three years later, Brown built the Bear Valley Dam and reservoir, securing a steady supply of water for the town and associated citrus groves. With a stable water source and booming railways, the City of Redlands experienced a development boom with the creation of paved streets, sidewalks, sewage, and electricity systems. The City was officially incorporated in 1888. For 75 years, citrus growing was the main economic source for the City. The citrus industry eventually declined and agricultural areas were replaced with subdivisions. The former 15,000 acres of citrus groves, spanning the entirety of the city, have been reduced to only one grove left today, the Redlands Foothill Grove (CUL, 2022).

Historic Resources

There are 182 historic properties located within the TVSP area, with most of the eligible historic properties located in Downtown Redlands. The California Office of Historic Preservation's (OHP) Built Environment Resources Directory (BERD) for San Bernardino County, the City of Redlands' General Plan EIR (2017a), the City of Redlands' Downtown Specific Plan (2017b), the City of Redlands' List of Historic Resources (2019), the National Register (NR), the California Register of Historic Places (CR), California Historic Landmarks, and California Point of Historical Interest identify 114 historic properties within the TVSP area. Of these historic resources, 25 historic properties are listed in the National Register (NR) and/or the California Register (CR), three properties appear eligible for NR or CR, and 63 properties are designated as local historic resources. Eleven properties have been determined ineligible for listing or designation and 13 properties have not been evaluated for NR or CR or need evaluation. In addition, there are two historic districts located within the TVSP area, the Smiley Park Historic District and Santa Fe Depot Historic District, as outlined on Table 5.3-2.

Table 5.3-2: List of Historical Properties within TVSP Area

Name	Address	NR/CR Eligibility
Smiley Park Historic District	Michigan, Buena Vista, Parkwood, Alvarado, Grant, Eureka, Fourth, and Cajon Streets between Palm, Cypress, Home Place, Fern, Clark, Olive, Vine, and Brookside Streets	1S
n/a	251 S Fourth St	SPHD, HD8
n/a	255 S Fourth St	SPHD, HD8
n/a	201 Brookside Ave	5S2
n/a	122 Cajon St	5S2
n/a	123 Cajon St	5S2
Charles G. Rohrer House	131 Cajon St	5S2
n/a	215 Cajon St	1D, 5S2
n/a	243 Cajon St	1D, 5S2
n/a	248 Cajon St	6X
n/a	256 Cajon St	1D
n/a	261 Cajon St	1D, 5S2
A Harvey Collins House, Trolley Car Barn	746 E Citrus Ave	7N, NR, HL27

Name	Address	NR/CR Eligibility
Gold Banner Packing, Packing House Antiques	1 E Olive Ave	7N
Star Grocery	1 E Redlands Blvd	5S2
Redlands Photographers	109 E State St	5S2
n/a	112 E State St	5S2
Frame N Lens	101 E Olive Ave	5S2
Underpinings	219 E Olive Ave	5S2
n/a	255 E Olive Ave	5S2
McMahan's	37 E Olive Ave	5S2
Rose of Sharon Salon	21 E Redlands Blvd	5S2
Goodie Shop	214 E Redlands Blvd	5S2
Children's Carousel	215 E Redlands Blvd	7N
n/a	1 E State St	5S2
Citrograph house	10 E State St	5S2
J.C. Penney	104 E Olive Ave	5S2
Sligers Music	108 E Olive Ave	5S2
n/a	124 E Olive Ave	5S2
L And T Hobby	204 E Olive Ave	5S2
Pizza Chalet	208 E Olive Ave	5S2
Greg Wolfin Co. Grocery	213 E Olive Ave	5S2
Branch-Cooch Real Estate, Wilmouth House	214 E Olive Ave	5S2, SPHD, HR26
Patio Shop	215 E Olive Ave	5S2, SPHD, HD8
Norris House	110 E State St	5S2
Medical Arts Building, Courtyard	113 E State St	5S2
Redlands Motorcycle Club, Redlands Copies And Card	114 E State St	5S2
J.W. Hollett House	122 E State St	7N
Frank Meyer House	27 E State St	7N
Mission Gables Apartments	117 E State St	1D, 7N
E.D. Donham	120 E State St	7R
W.P. Griffiths House	14 E State St	7N
Walter Lynn House	15 E State St	7N
Daniel Cotcher House	17 E State St	7N
Dr. M. M. Horton House	18 E State St	7N
n/a	2 E State St	5S2
n/a	204 E State St	5S2
n/a	22 E State St	5S2
Buster Building	24 E State St	5S2, HR33
n/a	25 E State St	5S2
n/a	28 E State St	5S2
Cousin House	430 E State St	5S2

Name	Address	NR/CR Eligibility
n/a	6 E State St	5S2
n/a	609 E State St	5S2
n/a	150 E Vine St	5S2
I.N. Hoag House	816 E High Ave	HR13
Charles Midgley House	612 Lawton St	7N
Ferdinand Montiegel House	214 Myrtle St	7N
C.J. Crafts House	14 N 5th St	7N
Charles A. Nicholas House	345 N 5th St	7N
n/a	220 Nordina St	7N
Redlands Santa Fe Depot Historic District	Orange St	1S
Pioneer Transfer	348 (1001) Orange St	1D, 3D, SFDD
Atchison, Topeka, and Santa Fe Railway Redlands Station	108 Orange St	1D,3B,7P
C.C. McCarty House	1101 Orange St	1D, 3D, HR82
Packard Motor Company Sales Office, Coast Federal	415 (1157) Orange St	1D, SFDD
Home Oil Company	118 Orange St	5S2
E F Edwards Photography Shop	120 Orange St	5S
Lombard Building, Hamilton Block	206 Orange St	5S2, SFDD
Levine's	208 Orange St	SFDD, 6Y
Gregg Block	216 Orange St	SFDD, 5S2
Phinney Block	220 Orange St	SFDD, HL34, 5S
E.J. Martin Home and Nursery	328 Orange St	SFDD, 6X1
Gregory Packing House, Hamilton Block	330 Orange St	SFDD, 3D, 6X
203 Oriental Ave, Beacon Printery	336 Orange St	SFDD, 6X
Redland Fruit Association Warehouse, Worley Bldg	338 Orange St	SFDD, 1D
Poundstone & Hamilton Building, Oriental Street	342 Orange St	SFDD, HL37, 7R
Palace Livery Stable	346 Orange St	SFDD, 5S2
Santa Fe Railroad Station	351 Orange St	SFDD, 5S2
Pioneer Transfer, Nordoff Home	348 Orange St	SFDD, 3S, 7P
Redlands City Transfer, Lite House, Wade House	360 Orange St	SFDD, 1D, 7N
Kohlman House, Packard Motor Co. Sales Office	415 Orange St	SFDD. 6X
n/a	418 Orange St	1D, 7N
Willard And Alice Cannady House	501 Orange St	1D
Kimberly Crest	921 Orange St	1C, 1D, 3S
Pergola, Major David Shaw House	928 Orange St	HR75, 6X
Semi-Circular Pergola	930 Orange St	1CL, 1D
La Casada, Edward C Sterling Mansion	812 Stillman Ave	3S
n/a	107 W Colton Ave	1D

Name	Address	NR/CR Eligibility
J.H. Logie House	206 W Colton Ave	1D, 5S2, SPHD, HD8
n/a	208 W Colton Ave	1D, 5S2
W.F. Holt House	2 W Olive Ave	1D, 3S
C.C. Ames House	24 W Olive Ave	1D, 5S2
n/a	329 W State St	5S2
Cope Commercial Co. Warehouse	21 W Stuart Ave	1D, SFDD
Rettig Machine Shop	205 W Stuart Ave	2B
Property Acquisition And Rehabilitation	816 Clay St	6Y
n/a	411 N University St	HR124
Second Baptist Church	420 E Stuart Ave	Significant Historic Properties (City of Redlands 2017b)
First Presbyterian Church	100 Cajon St	2S2
n/a	816 Clay St	5S2
n/a	1131 Columbia St	6Y
n/a	812 Stillman Ave	6Y
Old Chamber of Commerce	347 Orange St	HL 40
Deming Building	526-528 Orange St	Local Listing
Joseph E. Brown House	124 Eleventh St	HR63
n/a	314 W Colton Ave	HR110
Reasoner Residence	620 W Colton Ave	HR83
Boettger House	809 E High Ave	HR92
William Risch House	47 First St	HR129
n/a	30 Cajon St	HR109
YWCA Building	201 Cajon St	HD8
n/a	237 S Fourth St	HD8
n/a	254 S Fourth St	HD8

Source: MCC, 2022, Appendix C.

5.3.4 THRESHOLDS OF SIGNIFICANCE

Appendix G of State CEQA Guidelines indicates that a project could have a significant effect if it were to:

- CUL-1 Cause a substantial adverse change in the significance of a historical resource pursuant to Section 15064.5;
- CUL-2: Cause a substantial adverse change in the significance of an archaeological resource pursuant to Section 15064.5;
- CUL-3: Disturb any human remains, including those interred outside of formal cemeteries.

The initial study established that the proposed Project would result in less than significant impacts related to Threshold CUL-3; and no further assessment of these impacts is required in this Draft EIR.

Historic Resources Thresholds

Historic resources are usually 50 years old or older and must meet at least one of the criteria for listing in the California Register (such as association with historical events, important people, or architectural significance), in addition to maintaining a sufficient level of physical integrity (CEQA Guidelines Section 15064.5[a][3]). Additionally, CEQA Guidelines Section 15064.5(b), states that a project with an effect that may cause a substantial adverse change in the significance of a historical resource is a project that would have a significant effect on the environment. A substantial adverse change in the significance of a historical resource means physical demolition, destruction, relocation, or alteration of the resource or its immediate surroundings such that the significance of a historical resource would be materially impaired. The significance of a historical resource is materially impaired when a project:

- a) Demolishes or materially alters in an adverse manner those physical characteristics of an historical resource that convey its historical significance and that justify its inclusion in, or eligibility for, inclusion in the California Register of Historical Resources; or
- b) Demolishes or materially alters in an adverse manner those physical characteristics that account for its inclusion in a local register of historical resources pursuant to Section 5020.1(k) of the Public Resources Code or its identification in an historical resources survey meeting the requirements of Section 5024.1(g) of the Public Resources Code, unless the public agency reviewing the effects of the project establishes by a preponderance of evidence that the resource is not historically or culturally significant; or
- c) Demolishes or materially alters in an adverse manner those physical characteristics of a historical resource that convey its historical significance and that justify its eligibility for inclusion in the California Register of Historical Resources as determined by a lead agency for purposes of CEQA.

5.3.5 METHODOLOGY

To determine whether a historic related impact would result from the proposed Project, the analysis includes consideration of the history of use and development of the TVSP area, and whether any of the existing structures are older than 50 years of age. The analysis combines these factors to identify the potential of implementing projects to impact any historic resources in the TVSP area.

In determining whether an archaeological related impact would result from the proposed Project, the analysis includes consideration of the archaeological sensitivity of the TVSP area and the past disturbance within the TVSP area. The analysis combines these factors to identify the potential of construction from implementing projects to impact any unknown archaeological resources.

As part of preparation of the Cultural Assessment for the proposed Project a records search was completed on September 22, 2020 at the South Central Coast Information Center (SCCIC), California State University at Fullerton. Other sources consulted include the National Register of Historic Places, California Register of Historical Resources, California Inventory of Historic Resources, Bureau of Land Management General Land Office Records, California Historical Landmarks, California Points of Historical Interest, and Redlands Historical Preservation Program.

5.3.6 ENVIRONMENTAL IMPACTS

IMPACT CUL-1: THE PROJECT WOULD NOT CAUSE A SUBSTANTIAL ADVERSE CHANGE IN THE SIGNIFICANCE OF A HISTORICAL RESOURCE PURSUANT TO CEQA GUIDELINES SECTION 15064.5.

Less than Significant with Mitigation Incorporated. The TVSP area has a rich history, and as listed above, contains 25 historic properties are listed in the California Register of Historical Resources and the National Register of Historic Places. In addition, other structures are eligible or potentially eligible for a historic designation (however, application for local designation would require the property owner's authorization). Also, the Specific Plan would be built out through 2040, and over that time additional buildings and/or structures in the city could become 50 years of age or more, and therefore potentially historic resources if certain criteria are met.

Recognizing the important role of historic resources in Redlands, the proposed TVSP intends to preserve the City's historic resources and enhance their role in future development styles by implementing historic architectural styles and reestablishing the historic downtown street layout of Redlands. As described in the proposed TVSP, development within the TVSP area shall be based on the historic architectural styles found throughout the proposed villages. Furthermore, buildings adjacent to historic structures shall be designed in a manner that safeguards the prominence and integrity of the historic structure, as detailed in the Secretary of the Interior's Standards and the City's design guidelines for historic resources. Additionally, the proposed TVSP sets forth restrictions for historic residential structures, as listed below to support the preservation of historic resources.

Historic residential structures are subject to the following provisions:

1. All rehabilitations and additions to historic buildings shall conform to the applicable recommendations of the Secretary of the Interior's *Standards for the Treatment of Historic Properties with Guidelines for Preserving, Rehabilitating, Restoring & Reconstructing Historic Buildings* and/or the *Redlands Historic Architectural Design Guidelines*.
2. Buildings on project sites located immediately adjacent to lots (i.e., that share side or rear property lines) that have designated or eligible historic structures on them shall be designed per the requirements of this Specific Plan and per the recommendations of the Secretary of the Interior's *Standards for the Treatment of Historic Properties with Guidelines for Preserving, Rehabilitating, Restoring & Reconstructing Historic Buildings* and/or the *Redlands Historic Architectural Design Guidelines*.

In addition, all implementing projects within the TVSP area are subject to the Redlands Historic Architectural Design Guidelines and any project altering a historic resource would be subject to a Certificate of Appropriateness application reviewed by the Historic and Scenic Preservation Commission, and a demolition permit application for a structure over 50 years of age is subject to review by the Redlands Historic and Scenic Preservation Commission, as described previously. Although no historically significant buildings are planned for alteration or demolition, and the proposed TVSP aims to ensure preservation of historic resources, implementation of site-specific development projects pursuant to the proposed TVSP could cause a substantial adverse change in the significance of a historical resource by altering a historical resource's physical characteristics, which convey its historical significance. Adherence to Redlands Municipal Code Section 2.62.200 and Certificate of Appropriateness procedures, would address unidentified, potential historical resources (buildings, structures, and features aged 50 years and older) and would ensure preservation of known historic resources as new development within the TVSP area occurs. A project that follows the Secretary of the Interior's *Standards for the Treatment of Historic Properties with Guidelines for Preserving, Rehabilitating, Restoring, and Reconstructing Historic Buildings* or the Secretary of the Interior's *Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings* is considered to have a less than significant impact. Furthermore, Mitigation Measure CUL-1 is included to require evaluation of potential historic resources for implementing projects that could potentially impact a building or structure in excess of 50 years of age. Therefore, with implementation of the historic design standards that would be implemented

as part of the proposed TVSP, Mitigation Measure CUL-1, and Redlands Municipal Code Section 2.62.200 (provided as PPP CUL-1), impacts related to a substantial adverse change in the significance of a historic resource would be less than significant.

IMPACT CUL-2: THE PROJECT WOULD NOT CAUSE A SUBSTANTIAL ADVERSE CHANGE IN THE SIGNIFICANCE OF AN ARCHAEOLOGICAL RESOURCE PURSUANT TO CEQA GUIDELINES SECTION 15064.5.

Less than Significant with Mitigation Incorporated. The records search conducted for the Project identified that 53 cultural resources investigations have been previously completed within a 0.5-mile radius of the TVSP area. Of these, 33 of the previously conducted investigations are directly within the TVSP area (MCC 2022). The records search conducted for the Project identified one previously recorded prehistoric archaeological resource, one historic archaeological resource with a prehistoric component, and twenty-four historic archeological resources within TVSP area (MCC 2022).

The Specific Plan is located in an urbanized area, with a limited number of vacant parcels that have been previously disturbed by past development activities. While the TVSP area has been previously disturbed and developed, future site-specific development projects pursuant to the TVSP could involve grading and excavation to greater depths than previously undertaken. In addition, infill development would occur on vacant parcels, some of which may not have been previously exposed to ground disturbing activities, and therefore could result in the disturbance of unknown archaeological resources.

Because future site-specific development pursuant to the proposed TVSP could involve grading and excavation to greater depths than was previously undertaken, such future development could disturb buried archaeological resources. Thus, Mitigation Measures CUL-2 through CUL-9 are included to reduce the potential for archaeological resources to be impacted during earthmoving activities and provides for preservation of any identified resources. With implementation of these mitigation measures, impacts related to a substantial adverse change in the significance of an archaeological resource would be less than significant.

5.3.7 CUMULATIVE IMPACTS

Cumulative effects involving cultural resources occur as the result of multiple projects affecting cultural resources involving a resource type or theme, such as historic ethnic sites or an industry (e.g., Santa Fe Depot), that occur within a larger geographic context than a site-specific development project site. Thus, this analysis considers cumulative development projects that are located immediately adjacent to the TVSP area.

Historic Resources

Because all historical resources are unique and nonrenewable members of finite classes, all adverse effects or negative impacts erode a dwindling resource base. Federal and state laws and regulations protect historical resources when feasible. However, it is not always feasible to protect historical resources, particularly when an historic building has deteriorated beyond repair. For this reason, the cumulative effects of development on historical resources from cumulative projects in the region are considered significant.

However, the proposed TVSP requirements and special use restrictions include provisions related to preservation of historic resources, as described above. In addition, projects within the TVSP area are required to adhere to the City of Redlands Historic Architectural Design Guidelines, described previously. Furthermore, implementation of PPP CUL-1 would avoid demolition of historically significant structures and would ensure that adaptive reuse of historically significant structures comply with Secretary of the Interior Standards and thereby protect the historic integrity of the structure's façade. Furthermore, Mitigation

Measure CUL-1 requires preparation of historical resource analyses for future developments that have the potential of impacting a building over 50 years in age. Thus, with the application of PPP CUL-1 and Mitigation Measure CUL-1, and the applicable Specific Plan design criteria, the proposed Project's contribution to the cumulative effect to historic resources in the region would be less than cumulatively considerable.

Archaeological Resources

As described above, there is a possibility that ground-disturbing activities during future construction may uncover or disturb unknown archaeological resources. However, the Project has included Mitigation Measures CUL-2 through CUL-9 that would reduce the potential impact to unknown resources. The likelihood of uncovering multiple currently unknown resources within the previously developed area that is sufficient to create a significant cumulative impact is low given the built nature of the TVSP area and few archaeological resources that have been found in the area to date. Thus, the cumulative effects of development on archaeological resources from implementation of the proposed Project in combination with other projects would be less than significant.

5.3.8 EXISTING REGULATIONS, STANDARD CONDITIONS, AND PLANS, PROGRAMS, OR POLICIES

Existing Regulations

- City of Redlands Municipal Code Chapter 2.62

Standard Conditions

None.

Plans, Programs, or Policies

PPP CUL-1: The City of Redlands Historic Architectural Design Guidelines shall apply to all projects within the TVSP area. The Secretary of the Interior's *Standards for the Treatment of Historic Properties with Guidelines for Preserving, Rehabilitating, Restoring & Reconstructing Historic Buildings* may also be applicable to properties or projects that may affect historic buildings and resources.

5.3.9 LEVEL OF SIGNIFICANCE BEFORE MITIGATION

Without mitigation, Impacts CUL-1 and CUL-2 would be **potentially significant**.

5.3.10 MITIGATION MEASURES

Mitigation Measure CUL-1: Historical Properties. Prior to issuance of a permit for a development project within the TVSP area that could directly or indirectly impact a building/structure in excess of 50 years of age, the City shall determine whether the affected building/structure is historically significant. The evaluation of historic architectural resources shall be based on criteria such as age, location, context, association with an important person or event, uniqueness, or structural integrity. Preferred mitigation for historic buildings or structures shall be to avoid significant impacts to the resource through project redesign. If the resource cannot be entirely avoided, all prudent and feasible measures to minimize harm to the resource shall be taken. An historical resource assessment report shall be prepared by a qualified architectural historian meeting the U.S. Secretary of the Interior standards for each project to document the methods used to determine the

presence or absence of historical resources, to identify potential impacts from a project, and to evaluate the significance of any historical resources identified. If potentially significant impacts to a historical resource are identified, the report will also recommend appropriate mitigation to reduce the impacts to below a significant degree, where possible. If mitigation is required, mitigation programs can also be included in the report. Depending upon project impacts, measures shall include, but are not limited to:

- Preparing a historic resource management plan;
- Adding new construction that is compatible in size, scale, materials, color, and workmanship to the historical resource (such additions, whether portions of existing buildings or additions to historic districts, shall be clearly distinguishable from historic fabric);
- Repairing damage according to the Secretary of the Interior's Standards for Rehabilitation;
- Screening incompatible new construction from view through the use of berms, walls, and landscaping in keeping with the historic period and character of the resource; and
- Shielding historic properties from noise generators through the use of sound walls, double glazing, and air conditioning.

Mitigation Measure CUL-2: Desktop Review. During environmental review for future projects located within the TVSP area, a qualified archaeologist will prepare a brief letter report to determine the likelihood for the project site to contain archaeological resources. This letter report will contain the results of background research and will tie off the research conducted in the Redlands Transit Villages Specific Plan Project Cultural and Paleontological Assessments prepared by Material Culture Consulting, Inc. Additional reference material will be reviewed, including project area specific historic photographs, topographic maps and existing historic information. The background information provided in the Redlands Transit Villages Specific Plan Project Cultural and Paleontological Assessments will be valid for five (5) years, after which time an updated search of the CHRIS will be required and submitted as an addendum to the original document. If there is any evidence that the project site has an increased sensitivity for archaeological or tribal cultural resources, based on existing onsite historic-age buildings or structures, or if previously identified resources are present within the project area or vicinity, then Mitigation Measure CUL-4 through Mitigation Measure CUL-6 shall be implemented.

Mitigation Measure CUL-3: Native American Coordination. Where a recorded Native American archaeological site is identified, the City shall initiate coordination with identified California Indian tribes. It should be noted that during the coordination process, tribal representative(s) will be directly involved in making recommendations regarding the significance of a prehistoric archaeological site, which could be considered a historic tribal cultural resource listed or eligible for listing in the California Register of Historical Resources, or in a local register of historical resources as defined in Public Resources Code section 5020.1(k).

Mitigation Measure CUL-4: Phase 2 Archaeological Site Testing. If previously identified archaeological resources are present within the project area, a Phase 2 Archaeological Site Testing program shall be recommended, which would include evaluating the horizontal and vertical dimensions of a site, the chronological placement, site function, artifact/ecofact density and variability, presence/absence of subsurface features, and research potential. Results of the testing program, in tandem with the Native American coordination process required by Mitigation Measure CUL-3 will determine the historic significance of the resource.

When appropriate, the final testing report must be submitted to the City for eligibility determination and possible designation. An agreement on the appropriate form of mitigation is required prior to distribution of a draft environmental document, should one be required. If no significant resources are found, and site

conditions are such that there is no potential for further discoveries, then no further action is required. Resources found to be non-significant as a result of a survey and/or assessment will require no further work beyond documentation of the resources on the appropriate Department of Parks and Recreation site forms and inclusion of results in the survey and/or assessment report. If no significant resources are found but results of the initial evaluation and testing phase indicate there is still a potential for resources to be present in portions of the property that could not be tested, then development of a mitigation and monitoring program is required.

Mitigation Measure CUL-5: Data Recovery Program. If significant cultural resources are present within a given Project Area, preferred mitigation for significant cultural resources is avoidance through project redesign. If the resource cannot be entirely avoided, all prudent and feasible measures to minimize harm shall be taken. For archaeological resources where preservation is not an option, a Data Recovery Program is required, which includes a Collections Management Plan. The program and plan will be subject to City review and approval prior to implementation. The data recovery program shall be based on a written research design and is subject to the provisions as outlined in CEQA Section 21083.2. The data recovery program must be reviewed and approved by the City Development Services Department.

Mitigation Measure CUL-6: Archaeological Resources Management Plan (ARMP). If resources are discovered within a given TVSP area, or if there is a high potential for encountering resources, an Archaeological Resources Management Plan (ARMP) will be required. In this case, the ARMP should include the following, at a minimum:

At least 90 days prior to issuance of grading permits, the project permittee/owner shall retain a qualified archaeological monitor to prepare the ARMP and to monitor all ground-disturbing activities in an effort to identify any unknown archaeological resources. Qualified archaeological monitor(s) will have a minimum of a bachelor's degree, verifiable training and one year of monitoring experience in Southern California on similar projects. Prior to grading, the project permittee/owner shall provide to the City Development Services Department verification that a qualified monitor has been retained. Monitors will report to the Project Archaeologist for the Project and may work in collaboration with Native American monitors for tribal cultural resources that may be a historical resource as defined in Public Resources Code section 5020.1(k).

- The Project Archaeologist shall meet the U.S. Secretary of the Interior Standards.
- Any newly discovered archaeological resource deposits shall be subject to a formal significance evaluation.
- The Project Archaeologist will work in coordination with consulting tribes, the permittee/owner, and the City on the ARMP to address the details, timing, and responsibility of all archaeological activities that will occur on the project site. Details in the plan shall include, at a minimum:
 - a. Project grading and development scheduling;
 - b. The development of a schedule in coordination with the permittee/owner/consulting Native American tribes and the Project Archaeologist during grading, excavation and ground-disturbing activities on the site: including the scheduling, safety requirements, duties, scope of work, and Native American tribal monitors' authority to stop and redirect grading activities in coordination with all project archaeologists; and,
 - c. The protocols and stipulations that the permittee/owner, City, tribes, and Project Archaeologist will follow in the event of inadvertent archaeological resource discoveries, including any newly discovered archaeological resource deposits that shall be subject to a archaeological resources evaluation.
- A final report documenting the monitoring activity and disposition of any recovered archaeological resources shall be submitted to the City of Redlands, South Central Coast Information Center (SCCIC), and consulting tribes within 60 days of completion of monitoring.

A. Pregrading Conference

The Project Archaeologist and/or designee shall participate in a pre-grading conference with development staff and construction operations, to ensure an understanding of the monitoring requirements and implementation procedures to be utilized during construction. This meeting shall take place before the initiation of major ground-disturbing activities. Training at this meeting shall inform all construction personnel of the procedures to be followed upon the discovery of archaeological resources, general archaeological items, including the archaeology and culture history of the area, as well as pictures of typical artifacts, sites, and resources that can be found during construction. This training should stress applicable state, federal, and local laws, and include information on what to do in case an unanticipated discovery is made by a worker. All construction personnel should be instructed to stop work within a 50-foot radius of the find and immediately inform their field supervisor upon any discovery in the TVSP area. The Project Archaeologist and Native American monitors shall be called to assess the find to determine if additional monitors should be mobilized to the TVSP area to examine and evaluate the resources.

B. Archaeological Monitoring

An adequate number of qualified archaeological monitors shall be present to ensure that all earth moving activities are observed and shall be on-site during all grading activities for areas to be monitored, including off-site improvements. Inspections will vary based on the rate of excavation, the materials excavated, and the presence and abundance of artifacts and features. The frequency and location of inspections will be determined by the Project Archaeologist.

Archaeological monitoring will include inspection of exposed cut surfaces and spoils piles. Monitors maintain close communication with the on-site construction personnel to maintain a safe working environment and to be fully apprised of the upcoming Project activity areas and any schedule changes. All monitors shall complete daily documentation of all construction activities requiring monitoring, including the location of monitoring activities throughout the day, observations of sediment type and distribution, observations regarding resources, collection of resources and other information. This documentation will be prepared by each monitor on each shift, in a Daily Field Monitoring Summary and Daily Artifact Collection log, as relevant to the discoveries each day. The monitor shall photograph ground disturbing activities, sediment, and resources for documentation purposes and will fill out a Photograph Log each day. The Daily Field Monitoring Summary, Daily Artifact Collection Log and/or Photograph Log comprise the field notes. These notes shall be filed weekly with the Project Archaeologist and be made available to the Proponent and City upon request.

C. Monitor's Authority to Temporarily Halt Project Activities

Archaeological monitors have the authority to initiate a temporary work stoppage of construction activities to assess and/or recover a potentially significant discovery. It is important that all earthmoving contractor personnel recognize the authority of the monitor(s) to redirect Project construction activities. The monitor(s) will attempt to minimize schedule impacts, however, in cases of significant discovery, this process can be quite lengthy, and recent discoveries in the region have shown the area to be highly sensitive for cultural materials. The monitor(s) will stay with the discovery and notify the construction foreman and the Project Archaeologist. If phone communication is problematic, the monitor will demarcate a 50-ft buffer zone around the specimen using flagging pins until the find is assessed and potential impacts to archaeological resources are avoided, minimized, or mitigated.

D. Unanticipated Discovery Protocol

If inadvertent discoveries of subsurface archaeological resources are discovered during grading, the Project Archaeologist shall assess the significance of such resources and shall meet and confer with the City

Development Services Department and designated Native American monitors from consulting tribes regarding the mitigation for such resources.

E. Data Recovery Plan for Archaeological Resources

The following plan identifies protocol for assessing newly discovered resources. This section follows state guidelines for management of archaeological resources, as well as current best practices and industry standards for cultural resource management professional. Please note that when inadvertent discoveries of Native American archaeological resources occur, coordination with consulting Native American tribes/affiliations should be completed prior to removal or treatment of these resources, to ensure proper treatment and disposition, as outlined in Mitigation Measures TCR-3. The Project Archaeologist shall be contacted to flag the area in the field and determine if the archaeological deposits meet the CEQA definition of historical (State CEQA Guidelines 15064.5(a)) and/or unique archaeological resource (Public Resources Code 21083.2(g)). If the find is considered a "resource" the archaeologist shall pursue either protection in place or recovery, salvage and treatment of the deposits.

F. Isolates

Less than three artifacts in one location are defined as isolates. These may consist of, for example, a single projectile point, a culturally modified animal bone, or a glass bottle. When isolates are discovered, the monitor carefully examines the surrounding area to ensure that other artifacts are not present. Subsequently, the monitor photographs the isolate with a scale bar, obtains GPS coordinates of the location and records the isolate using standard California Department of Parks and Recreation (DPR) series 523 forms.

I. Archaeological Sites

Archaeological sites consist of more than three artifacts in one location. In addition, sites may have features such as rock ovens, burials, and other human-created alterations of the natural environment - with or without the presence of artifacts. Sites and features require evaluation to determine if they meet significance criteria as per CEQA. An archaeological site is considered significant if it is eligible or potentially eligible for listing in the CRHR. When an archaeological site is discovered during any Project activity, the archaeological monitor will divert construction away from the area at a minimum distance of 50 ft from the find and establish an exclusionary zone (flagging pins/tape) around the resource. The archaeological monitor(s) will then notify the Project Archaeologist for direction on how to proceed. Regardless of the outcome of the significance and CRHR eligibility assessment, every feature and site require a standard set of data collection for analysis and recordation on standard DPR forms. Features or sites older than 50 years must be delineated and photographed, GPS coordinates must be taken, and features and site records are completed including production of field maps and sketch map drawings. Thorough mapping is required for all features or sites, and include an accurate elevation measurement, the depth the deposit extends below surface and true north reading.

Recovery, salvage and treatment protocols shall be developed in accordance with applicable provisions of Public Resource Code Section 21083.2 and State CEQA Guidelines 15064.5 and 15126.4. If unique archaeological resources cannot be preserved in place or left in an undisturbed state, recovery, salvage and treatment shall be required at the applicant's expense. All recovered and salvaged resources shall be prepared to the point of identification and permanent preservation by the archaeologist. Resources shall be identified and curated into an established accredited professional repository, at the Western Science Center in Hemet. Excavation as a treatment option will be restricted to those parts of the unique archaeological resource that would be damaged or destroyed by the project. All items found in association with Native American human remains shall be considered grave goods and sacred in origin and subject to special handling pursuant to Mitigation Measure TCR-4.

Mitigation Measure CUL-7: Human Remains. Procedures taken upon discovery of human remains will be consistent with State Law (California Health and Safety Code Section 7050.5; California PRC Section 5907.98) and CR-3. If human remains are encountered during project grading, no further disturbance shall occur until the San Bernardino County Coroner has made the necessary findings as to origin. Further, pursuant to California Public Resources Code Section 5097.98(b) remains shall be left in place and free from disturbance until a final decision as to the treatment and disposition has been made. The monitor(s) will immediately divert work a minimum of 100 feet and place an exclusion zone (flagging pins) around the burial. In-place preservation and protection from further disturbance shall always be the preferred approach. If the San Bernardino County Coroner determines the remains to be Native American, the NAHC shall be contacted within a twenty-four (24) hour timeframe. Subsequently, the NAHC shall identify the “most likely descendant.” The most likely descendant (MLD) shall then make recommendations and engage in consultations concerning the treatment of the remains as provided in Public Resources Code 5097.98. According to the California Health and Safety Code, six or more human burials at one location constitute a cemetery (Section 8100), and willful disturbance of human remains is a felony (Section 7052).

If the coroner determines the remains represent a historic-era, non-Native American burial, standard non-invasive analysis of the skeletal remains and any artifacts will be performed on any burials removed. Reburial in place is preferred, but if burials are removed, they will be reinterred in an appropriate setting. If the coroner determines the remains to be modern, the coroner will take custody of the remains. Reburial locations will be formally recorded on standard DPR forms as an Archaeological Redeposit. The site record will include maps of the original and reburial locations. The record will include dates of excavation and interment and a list of individuals (with affiliation) present during reburial. A burial treatment report will be prepared separately from any other reports and will be a confidential document. Copies will be filed with the Eastern Information Center, the MLD and the NAHC (latter two for Native American burials only). Any skeletal analysis or artifact analysis will be included in the final monitoring compliance report for the Project.

Mitigation Measure CUL-8: Monitoring Compliance Report. The Project Archaeologist shall prepare a final archaeological report prior to issuance of final building inspection, or other City milestone, to verify compliance with project conditions and mitigation measures. The report shall follow industry standard guidelines and City of Redlands requirements and shall include at a minimum: a discussion of monitoring methods and techniques used, the results of the monitoring program including any artifacts recovered, an inventory of any resources recovered, updated DPR forms, if any, and any other site(s) identified, final disposition of the resources, and any additional recommendations. A final copy shall be submitted to the City of Redlands Development Services Department and the South Central Coast Information Center (SCCIC).

Mitigation Measure CUL-9: Curation of Archaeological Resources. All archaeological materials, including original maps, field notes, non-burial related artifacts, catalog information, and final reports recovered during public and/or private development projects must be permanently curated with an appropriate institution, one that has the proper facilities and staffing for ensuring research access to the collections consistent with state and federal standards. In the event that a prehistoric and/or historic deposit is encountered during construction monitoring, a collections management plan would be required in accordance with the project Mitigation and Monitoring Program.

The disposition of human remains and burial-related artifacts that cannot be avoided or are inadvertently discovered is governed by state (i.e., Assembly Bill 2641 [Coto] and California Native American Graves Protection and Repatriation Act of 2001 [Health and Safety Code 8010-8011]) and federal (i.e., Native American Graves Protection and Repatriation Act [U.S. Code 3001-3013]) law, and must be treated in a dignified and culturally appropriate manner with respect for the deceased individual(s) and their descendants. Any human bones and associated grave goods of Native American origin shall be turned over

to the appropriate Native American group for repatriation, as further stipulated in Mitigation Measures TCR-3 and TCR-4.

Arrangements for long-term curation of all recovered artifacts, with the exception of tribal cultural resources, must be established between the applicant/property owner and the consultant prior to the initiation of the Phase 2 Archaeological Site Testing Program. This information must then be included in the archaeological survey, testing, and/or data recovery report submitted to the City for review and approval. Curation must be accomplished in accordance with the California State Historic Resources Commission's Guidelines for the Curation of Archaeological Collection (dated May 7, 1993) and, if federal funding is involved, Title 36 of the Code of Federal Regulations, Part 79.

5.3.11 LEVEL OF SIGNIFICANCE AFTER MITIGATION

Impacts CUL-1 and CUL-2 would be less than significant after mitigation.

REFERENCES

City of Redlands General Plan 2035. Accessed: <https://www.cityofredlands.org/post/planning-division-general-plan>

City of Redlands Historic Architectural Design Guidelines. Accessed: https://www.cityofredlands.org/sites/main/files/file-attachments/attachment_b-exhibit_to_resolution_historic_design_guidelines.pdf?1612492494

City of Redlands Municipal Code. Accessed: https://codelibrary.amlegal.com/codes/redlandsca/latest/redlands_ca/0-0-0-1

Material Cultural Consulting. Redlands Transit Villages Specific Plan Project Cultural and Paleontological Assessments (MCC 2022). January 2022. Appendix C.

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