

## **Cultural Resources Study**

## Appendices

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**Phase I Cultural Resources Assessment  
of the Proposed Agua Mansa Commerce Park  
City of Jurupa Valley, County of Riverside, California**

Prepared for:

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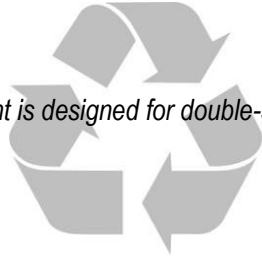
Fontana and South Bernardino, CA United States Geological Survey 7.5" Quadrangle Maps, Section 3 of  
Township 2 South, Range 5 West

Project Acreage: 302.8

Resources Identified: 4-Historic Resources  
(Railroad Spur, Irrigation Canal, White Cement Mill, and Stock House)

November 10, 2016  
Updated Draft December 14, 2017  
Updated Draft November 2019

*- This document is designed for double-sided printing -*



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## EXECUTIVE SUMMARY

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The City of Jurupa Valley (Lead Agency) has an application from Crestmore Redevelopment (Applicant) for the proposed Agua Mansa Commerce Park Project. The proposed project would clean up and redevelop the existing 302.8-acre Riverside Cement Plant site located east of Rubidoux Boulevard, south of El Rivino Road, west of Hall Avenue, and north of Agua Mansa Road in the northeast quadrant of the City of Jurupa Valley, County of Riverside, California (APN's: 175-170-005, a portion of 175-170-006, 027, 028, 030, 036, 040, 042, 043, 045, and 046, 175-180-001, 175-200-001 through 005, and 007 through 009).

The boundary does not include the private canal (APNs 175-170-007 and 175-180-002) that borders the project site to the south along Agua Mansa Road. A portion of the the canal (APN 175-170-042) is included in the project boundary. For the purposes of this report, the 302.8-arce parcel site will be called the "Study Area".

Recommended clean up and remediation for the proposed Project Site have not been finalized. Portions of the Project Site that are located underground are inaccessible and could not be surveyed or evaluated.

MIG conducted a Phase I Cultural Resources Assessment of the Study Area to determine the potential impacts to cultural resources (including archaeological, historical, and paleontological resources) for the purpose of complying with the California Environmental Quality Act (CEQA) and the local cultural resource regulations. The scope of work for this assessment included a cultural resources records search through the California Historical Resources Information System-Eastern Information Center at the California University, Riverside (CHRIS-EIC), a Sacred Lands File (SLF) search through the California Native American Heritage Commission (NAHC) and follow-up Native American consultation, land use history research, a paleontological resources records search through the National History Museum of Los Angeles County<sup>1</sup> Vertebrate Paleontology Section (NHMLAC), library/archival research, a pedestrian survey, eligibility evaluations for resources identified within the Study Area, impact analyses, and the recommendation of additional work and mitigation measures.

### Archaeological Resources

The cultural resources records search results from the Eastern Information Center (CHRIS-EIC) indicate that there are no archaeological resources located within the Study Area. However, there are four (4) previously recorded prehistoric resources located within a one-mile radius of the Study Area. The four resources are identified as P-33-024750 (Rock shelter, with lithic scatter), P-33-024756 (Rock Shelter, with hearth), P-33-024751 (Bedrock milling feature), and P-33-024772 (Isolate; Mano fragment). None of these resources will be impacted by the proposed project.

The existing Agua Mansa Industrial Corridor Specific Plan did not identify archaeological (prehistoric or historic) resources within the Study Area (Agua Mansa Industrial Corridor Specific Plan 1986). No archaeological resources were identified during the pedestrian field survey. Therefore, the proposed project would result in no adverse change in the significance of an archaeological resource as defined in §15064.5.

The Study Area is comprised of the Riverside Cement Plant that began operations in 1909 and is a County of Riverside Historic Landmark.<sup>1</sup> The Subject Area's eastern end contains undeveloped land and unpaved roads, while the northern end of the Study Area contains undeveloped land and a paved entrance road with a guard shack. The western end of the Study Area contains an entrance road, along with storage silos, warehouse (Pack House), part of the former white cement manufacturing plant, and one to two-story administration buildings (Truck Garage, Transportation Office, Storehouse and Garage). Part of the former white cement manufacturing area, one-story warehouses (clay storage and clinker storage), storage silos, rock crushing plant, stockpiles, undeveloped land, and a beltway to a collapsed underground mine mark the primary features of the southern portion of the property. The center of the Study Area contains the former grey cement manufacturing plant, main electrical substation, two water wells (60-1 and 88-1), crushed rock storage area, storage silos, vehicle parking spaces, hazardous waste storage area, former spray pond storage area, electrical control rooms, and former material storage area (Draft Phase I Environmental Assessment 2016).

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<sup>1</sup> County of Riverside. 2014. Riverside County Historic Landmark 2015. Riv-047: Riverside Cement Company. Available at the Riverside County Archives

Despite the heavy disturbances of the Study Area that may have displaced archaeological resources on the surface, it is possible that intact archaeological resources exist at depth. As a result, recommended mitigation measures to reduce potentially significant impacts to previously undiscovered archaeological resources during project implementation to a less than significant level are provided in Chapter 9.

## Historical Resources

The cultural resources records search results from the CHRIS-EIC indicate that there are two (2) previously recorded historic resources namely P-33-013240 (railroad spur) and P-33-005044 (irrigation/canal system) that are located within the Study Area and two (2) previously recorded historic resources namely P-33-013239 (transmission tower and line) and P-33-016364 (irrigation system) that are located within a one-mile radius of the Project boundaries. The historic transmission tower and line will not be impacted by the proposed project. The Railroad spur (P-33-013240 and Irrigation/canal system (P-33-005044) were evaluated for listing for both the National Register for Historic Places (NRHP) and the California Register for Historic Resources (CRHR) and were determined not eligible under any of the significance criteria. Therefore, the proposed project would result in no adverse change in the significance of these historical resources as defined in §15064.5.

However, archival research indicates that the Riverside Cement Plant began construction in 1907 and is a Riverside County Historic Landmark (RIV-0417),<sup>2</sup> which suggests that the existing buildings, facilities, and equipment are 45 years old or older, thus requiring a historic site evaluation to determine if any of the existing buildings, facilities, and equipment is eligible collectively (District) or individually (historic resource) for listing in the National Register of Historic Places (NRHP) or the California Register of Historic Places (NRHP).

## Historic Site Evaluations

The historic site evaluation of the existing buildings and structures associated with the Riverside Cement Company/Crestmore Plant was conducted by ESA (see Appendix E).<sup>3</sup> ESA's historic site evaluation concluded that a majority of the features on the site are simple utilitarian structures that lack individual distinction and are not eligible for listing on the National Register, California Register, or as Riverside County Landmarks. However, three features on the subject property were found to possess both significance and integrity warranting eligibility for listing on the National Register, California Register, and as a Riverside County Landmark. The eligible buildings include the Stock House, White Cement Mill, and Office and Laboratory (out of the project area), each of which are recommended eligible under National Register Criterion C, California Register Criterion 3, and Riverside County Landmarks Criterion 3.

As a result of the historical operations, the Subject Property is considered a "Brownfield" site and is listed on the Federal Comprehensive Environmental Response, Compensation and Liability Information System, ENVIROSTOR database showing involvement by the State Regional Water Quality Control Board and US EPA for chemicals of concern including PCBs and hexavalent chromium. Due to the historical and well-documented hazardous materials, the California Department of Toxic Substances Control (DTSC) has stated that the Subject Property is a threat to public health and has prohibited unrestricted access. In addition, the DTSC has required a comprehensive Site Assessment and remediation of the Subject Property that will include the demolition of all buildings so the extent of historical contamination can be fully identified and properly remediated.

Based on these findings, it appears that the Project would result in significant direct impacts to two potential historical resources because it would require remediation of the Stock House and White Cement Plant by demolition of these contaminated structures and the ground underneath them. The Office and Laboratory are not located within the Project Site and would not be affected by the Project. The subject property is a listed California Point of Historical Interest. Under the Project, the existing limestone quarry would be retained and the open space and the immediate surrounding areas would be preserved for wildlife habitat. To reduce potentially significant impacts to historical resources, a Preservation Alternative is recommended to be incorporated into the Project, as summarized below. The Preservation Alternative would

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<sup>2</sup> County of Riverside. 2014. Riverside County Historic Landmark 2015. Riv-047: Riverside Cement Company. Available at Riverside County Archives

<sup>3</sup> ESA. November 2019. Riverside Cement Company, Crestmore Plant Historical Resources Assessment Report. Prepared by ESA, Los Angeles, California 90017; prepared for Mr. Mark Ostoich, Gresham Savage Attorneys at Law, San Bernardino, California 92408.

include recordation of the Stock House and White Cement Plant, salvage of selected artifacts, and installation of a permanent, publicly accessible on-site interpretive exhibit. Implementation of the Preservation Alternative would reduce potential impacts to historical resources to a less than significant level because the important historical information about the significance of the site and the activities that occurred there would be retained and would be accessible to the public within the context of the site, near the front entrance. With incorporation of the Preservation Alternative and retention of the limestone quarry as an Open Space and wildlife habitat, the site would retain its current status as California Point of Historical Interest No. 336 after project completion. Although the resource would lose much of its historic character or appearance, one of the most significant features of the site, the limestone quarry, would be retained and would still have sufficient integrity to yield significant scientific or historical information, and the Plant's historical archives would also be retained and important historical or scientific information in the archives would be made available for future study. Therefore, the proposed Project would result in a less than significant impact on historical resources with the Preservation Alternative and retention of the limestone quarry incorporated.

### **Paleontological Resources**

Results of the paleontological resources records search through Natural History Museum of Los Angeles County (NHMLAC) indicate that no vertebrate fossil localities from the NHMLAC records have been previously recorded within the Study Area or within a one-mile radius. The County of Riverside General Plan shows approximately ¼ of the southwest portion of the Study Area mapped as having a High A (Ha) sensitivity for paleontological resources.<sup>4</sup> The remainder of the Study Area is identified in the City's GP as "Low (L)" sensitivity for paleontological resources. No paleontological resources were identified by MIG during the pedestrian survey. Nevertheless, the results of the literature review and the search at the NHMLAC indicate that the western portion of the Study Area is composed of younger Quaternary Alluvium derived as alluvial fan deposits from the elevated terrain adjacent to the west and also contains surface deposits of younger Quaternary drift sands. Both of these younger Quaternary deposits are unlikely to contain significant vertebrate fossils in the uppermost layers, but at relatively shallow depths ranging between 6-8 feet there may be older Quaternary deposits that may well contain significant fossil vertebrate remains. Excavations in these older Quaternary deposits may have a potential to impact paleontological resources (McLeod 2016). As a result, recommended mitigation measures to reduce potentially significant impacts to previously undiscovered paleontological resources or unique geological features that may be accidentally encountered during project implementation to a less than significant level are provided in Chapter 9

### **Tribal Cultural Resources**

CEQA defines a Tribal Cultural Resource (TCR) as either a site, feature, place, or landscape that is geographically defined in terms of the size and scope of the landscape, sacred place, or object with cultural value to a California Native American Tribe. A TCR is listed or eligible for listing on the California Register of Historical Resources or on a local register of historical resources as defined in Public Resources Code section 5020.1(k), or a resource determined by a lead agency, in its discretion and supported by substantial evidence, to be significant according to the historic register criteria in Public Resources Code section 5024.1(c), and considering the significance of the resources to a California Native American tribe.<sup>5</sup>

Results of the records research conducted at the CHRIS-SCCIC, the Sacred Lands File Search commissioned through the NAHC, follow-up Native American Scoping, and the Pedestrian Field Survey failed to indicate known TCR's within the Study Area as specified in Public Resources Code (PRC): 210741, 5020.1(k), or 5024.1. However, there are four (4) previously recorded prehistoric resources located within a one-mile radius of the Study Area. The four resources have been identified as P-33-024750 (Rock shelter, with lithic scatter), P-33-024756 (Rock Shelter, with hearth), and P-33-024751 (Bedrock milling feature), and P-33-024772 (Isolate; Mano fragment). This suggests the possibility of encountering buried archaeological resources associated with TCR's within the Study Area, given the proven prehistoric occupation of the region, the identification of multiple surface archaeological resources, and the favorable natural conditions (e.g., ephemeral drainages, natural spring, and vegetation communities) that could have attracted prehistoric inhabitants to the area. As a result, recommended mitigation measures to reduce potentially significant impacts to previously undiscovered

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<sup>4</sup> City of Jurupa Valley. 2017. Jurupa Valley General Plan.

<sup>5</sup> *California Public Resources Code § 21074*

archaeological resources relating to TCR's that may be accidentally encountered during project implementation to a less than significant level are provided in Chapter 9.

Further, AB 52 (Gatto, 2014) states: it is the responsible of the Public Agency to consult early in the CEQA process to allow tribal governments, lead agencies, and project proponents to discuss the level of environment review, identify and address potential adverse impacts to tribal cultural resources, and reduce the potential for delay and conflict in the environmental review process as outline in PRC Section 2108.3.2.<sup>6</sup> Government to government consultation may provide "Tribal Knowledge" of the Study Area that can be used in determining TCR's that cannot be obtained through other investigative means. Additionally, it is anticipated that during the application process the Lead Agency will notify the tribes of the Agua Mansa Commerce Park (proposed project) and will commence AB 52 Consultations as specified in the regulations.

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<sup>6</sup> *California Public Resources Code § 21080.3.1*

## 1.1 – Proposed Project and Location

The proposed project includes the cleanup and redevelopment of the existing 302.8-acre Riverside Cement Plant site located east of Rubidoux Boulevard, south of El Rivino Road, west of Hall Avenue, and north of Agua Mansa Road in the northeast quadrant of the City of Jurupa Valley, County of Riverside, California (APN's: 175-170-005, a portion of 175-170-006, 027, 028, 030, 036, 040, 042, 043, 045, and 046, 175-180-001, 175-200-001 through 005, and 007 through 009). The boundary does not include the private canal (APNs 175-170-007 and 175-180-002) that borders the project site to the south along Agua Mansa Road. A portion of the the canal (APN 175-170-042) is included in the project boundary. The Study Area is comprised of office buildings, labs, manufacturing facilities, quarries, a lake, and vacant land. For the purposes of this report, the 302.8-acre site will be called the "Study Area".

The Study Area is located in the City of Jurupa Valley, in Riverside County, California (Figure 1, Regional and Vicinity Map). The Study Area is depicted in Section 3 of Township 3 South, Range 5 West of the Fontana and San Bernardino South CA United States Geological Survey (USGS) 7.5' topographic maps (Figure 2, USGS Topographic Map). The Study Area is bounded and Rubidoux Boulevard to the west, El Rivino Road to the north, and Agua Mansa Road to the south, and industrial development and Hall Avenue to the east (Draft Phase I Environmental Assessment 2016).

## 1.2 – Scope of Study and Personnel

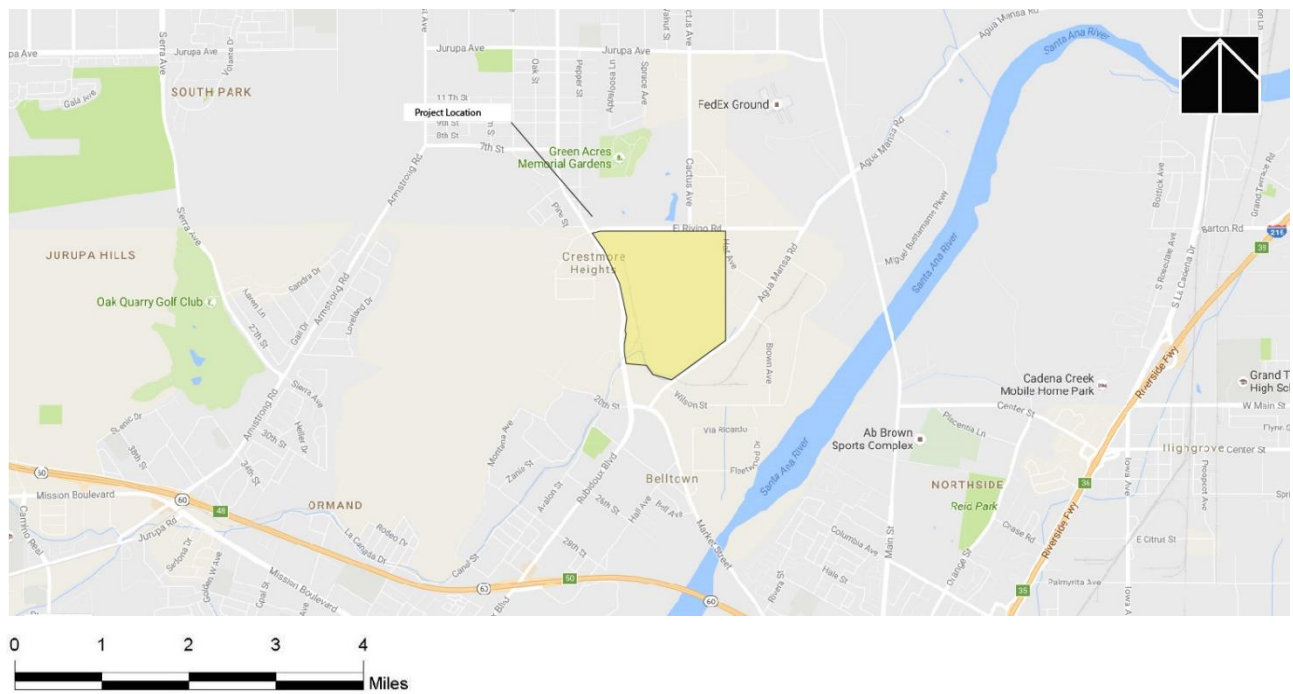
MIG conducted a phase I cultural resources assessment of the Study Area from August 2016 through October 2016 to identify potential impacts to cultural resources (including archaeological and paleontological resources) and to develop mitigation measures to avoid, reduce, or mitigate potential impacts to resources for the purpose of complying with CEQA and local cultural resource guidelines. The scope of work for this assessment included a cultural resources records search through the CHRIS-EIC, a Sacred Lands File (SLF) search through the NAHC and follow-up Native American consultation, a paleontological resources records search through the NHMLAC, a pedestrian survey, impact analyses, and the recommendations of additional work and mitigation measures, if necessary.

The assessment was managed and this report compiled by Mr. Christopher Purtell, M.A., RPA, the pedestrian field survey and record searches were conducted by Mr. Purtell. Mr. Purtell's qualifications are provided in Appendix A.

ESA conducted the historic site evaluation on the existing buildings and structures associated with the Riverside Cement Company/Crestmore Plant. Their report was prepared to assess the existing buildings and structures for eligibility as cultural resources, and to identify historical resources to support compliance with the California Environmental Quality Act (CEQA). ESA Cultural Resources Assessment Report and qualifications of key personnel are provided in Appendix E.

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Figure 1 Regional and Vicinity Map







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Figure 2 USGS Topographic Map



**Legend**

-  Project Site
-  0.5 Mile Buffer
-  1 Mile Buffer
- 

**Crestmore Redevelopment Project**

Fontanta USGS 7.5 Quadrangle (1967) &  
San Bernadino South USGS 7.5 Quadrangle (1967)  
Section: 3  
Township 2 South  
Range: 5 West  
Scale: 1: 24,000

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### Regulatory Framework

Cultural resources are indirectly protected under the provisions of the Federal Antiquities Act of 1906 (16 U.S.C §§ 431 et seq.) and subsequent related legislation, regulations, policies, and guidance documents. The following is a summary of the applicable (federal, state, and local) regulatory framework related to the protection of cultural resources in California.

Numerous laws and regulations require federal, state, and local agencies to consider the effects of a proposed project on cultural resources. These laws and regulations establish a process for compliance, define the responsibilities of the various agencies proposing the action, and prescribe the relationship among other involved agencies (e.g., State Historic Preservation Office and the Advisory Council on Historic Preservation). The National Historic Preservation Act (NHPA) of 1966, as amended, CEQA, and Public Resources Code (PRC) 5024, are the primary federal and state laws governing and affecting preservation of cultural resources of national, state, regional, and local significance. Other relevant regulations and guidelines at the local level include the City's General Plan and Municipal Code. A description of the applicable laws, regulations, and guidelines are provided in the following paragraphs.

### 2.1 – State Regulations

#### 2.1.1 – CALIFORNIA ENVIRONMENTAL QUALITY ACT

Pursuant to CEQA, a historical resource is a resource listed in, or eligible for listing in, the California Register of Historical Resources (CRHR). In addition, resources included in a local register of historic resources or identified as significant in a local survey conducted in accordance with state guidelines are also considered historic resources under CEQA, unless a preponderance of the facts demonstrates otherwise. According to CEQA, the fact that a resource is not listed in or determined eligible for listing in the CRHR or is not included in a local register or survey shall not preclude a Lead Agency, as defined by CEQA, from determining that the resource may be a historic resource as defined in California Public Resources Code (PRC) Section 5024.1.<sup>7</sup>

CEQA applies to archaeological resources when (1) the archaeological resource satisfies the definition of a historical resource or (2) the archaeological resource satisfies the definition of a “unique archaeological resource.” A unique archaeological resource is an archaeological artifact, object, or site that has a high probability of meeting any of the following criteria:

1. The archaeological resource contains information needed to answer important scientific research questions and there is a demonstrable public interest in that information.
2. The archaeological resource has a special and particular quality such as being the oldest of its type or the best available example of its type.
3. The archaeological resource is directly associated with a scientifically recognized important prehistoric or historic event or person.

Appendix G of the State CEQA Guidelines provides a set of sample questions that guide the evaluation of potential impacts with regard to cultural resources:

Would the project:

- a) Cause a substantial adverse change in the significance of an historical resource as defined in §15064.5?
- b) Cause a substantial adverse change in the significance of an archaeological resource as defined in §15064.5?
- c) Directly or indirectly destroy a unique paleontological resource or site or unique geologic feature?

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<sup>7</sup> ESA. November 2019. Riverside Cement Company, Crestmore Plant Historical Resources Assessment Report. Prepared by ESA, Los Angeles, California 90017; prepared for Mr. Mark Ostoich, Gresham Savage Attorneys at Law, San Bernardino, California 92408

- d) Disturb any human remains, including those interred outside of formal cemeteries?

### **2.1.2 – ASSEMBLY BILL 52**

Assembly Bill (AB) 52 specifies that a project with an effect that may cause a substantial adverse change in the significance of a tribal cultural resource, as defined, is a project that may have a significant effect on the environment. AB 52 requires a lead agency to begin consultation with a California Native American Tribe that is traditionally and culturally affiliated with the geographic area of the proposed project, if the tribe requested to the lead agency, in writing, to be informed by the lead agency of proposed projects in that geographic area and the tribe requests consultation, prior to determining whether a negative declaration, mitigated negative declaration, or environmental impact report is required for a project. AB 52 specifies examples of mitigation measures that may be considered to avoid or minimize impacts on tribal cultural resources. The bill makes the above provisions applicable to projects that have a notice of preparation or a notice of negative declaration filed or mitigated negative declaration on or after July 1, 2015. AB 52 amends Sections 5097.94 and adds Sections 21073, 21074, 2108.3.1., 21080.3.2, 21082.3, 21083.09, 21084.2, and 21084.3 to the California Public Resources Code (PRC), relating to Native Americans.

Appendix G of the State CEQA Guidelines provides a set of sample questions that guide the evaluation of potential impacts with regard to tribal cultural resources:

- a) 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), or
- b) A resource determined by the lead agency, in its discretion and supported by substantial evidence, to be significant pursuant to criteria set forth in subdivision (c) of Public Resources Code Section 5024.1. In applying the criteria set forth in subdivision (c) of Public Resource Code Section 5024.1, the lead agency shall consider the significance of the resource to a California Native American tribe.

### **2.1.3 – CALIFORNIA REGISTER OF HISTORICAL RESOURCES**

The Office of Historic Preservation (OHP), as an office of the California Department of Parks and Recreation (DPR), implements the policies of the NHPA on a statewide level. The OHP also carries out the duties as set forth in the PRC and maintains the Historic Resources Inventory (HRI) and the California Register. The State Historic Preservation Officer (SHPO) is an appointed official who implements historic preservation programs within the state's jurisdictions. Also implemented at the state level, CEQA requires projects to identify any substantial adverse impacts which may affect the significance of identified historical resources.

The California Register was created by Assembly Bill 2881 which was signed into law on September 27, 1992. The California Register is "an authoritative listing and guide to be used by state and local agencies, private groups, and citizens in identifying the existing historical resources of the state and to indicate which resources deserve to be protected, to the extent prudent and feasible, from substantial adverse change". The criteria for eligibility for the California Register are based upon National Register criteria.

The California Register consists of resources that are listed automatically and those that must be nominated through an application and public hearing process. The California Register automatically includes the following:

1. California properties listed on the National Register and those formally Determined Eligible for the National Register;
2. California Registered Historical Landmarks from No. 770 onward;
3. Those California Points of Historical Interest ("PHI") that have been evaluated by the OHP and have been recommended to the State Historical Commission for inclusion on the California Register.

Other resources which may be nominated to the California Register include:

1. Individual historical resources;
2. Historical resources contributing to historic Districts;

3. Historical resources identified as significant in historical resources surveys with significance ratings of Category 1 through 5;
4. Historical resources designated or listed as local landmarks, or designated under any local ordinance, such as an HPOZ.

### **Evaluation Criteria**

To be eligible for the California Register, a historical resource must be significant at the local, state, or national level, under one or more of the following four criteria:

1. Is associated with events that have made a significant contribution to the broad patterns of California's history and cultural heritage;
2. Is associated with the lives of persons important in our 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 values; or
4. Has yielded, or may be likely to yield, information important in prehistory or history.

## **2.2 – Other State Statutes and Regulations**

### **2.2.1 – CALIFORNIA POINTS OF HISTORIC INTEREST**

California Points of Historical Interest are sites, buildings, features, or events that are of local (city or county) significance and have anthropological, cultural, military, political, architectural, economic, scientific or technical, religious, experimental, or other value. Points of Historical Interest designated after December 1997 and recommended by the State Historical Resources Commission are also listed in the California Register. No historical resource may be designated as both a Landmark and a Point. If a Point is subsequently granted status as a Landmark, the Point designation will be retired.<sup>8</sup>

### **Evaluation Criteria**

To be eligible for designation as a Point of Historical Interest, a resource must meet at least one of the following criteria:

1. The first, last, only, or most significant of its type within the local geographic region (City or County).
2. Associated with an individual or group having a profound influence on the history of the local area.
3. A prototype of, or an outstanding example of, a period, style, architectural movement or construction or is one of the more notable works or the best surviving work in the local region of a pioneer architect, designer or master builder.

### **Integrity**

Additionally, a historic resource eligible for listing in the California Register must meet one or more of the criteria of significance described above and retain enough of its historic character or appearance to be recognizable as a historic resource and to convey the reasons for its significance. Historic resources that have been rehabilitated or restored may be evaluated for listing. Integrity is evaluated with regard to the retention of seven aspects of integrity similar to the National Register (location, design, setting, materials, workmanship, feeling, and association). Also like the National Register, it must also be judged with reference to the particular criteria under which a resource is proposed for eligibility. Alterations over time to a resource or historic changes in its use may themselves have historical, cultural, or architectural significance. It is possible that historic resources may not retain sufficient integrity to meet the criteria for listing in the National Register,

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<sup>8</sup> ESA. November 2019. Riverside Cement Company, Crestmore Plant Historical Resources Assessment Report. Prepared by ESA, Los Angeles, California 90017; prepared for Mr. Mark Ostoich, Gresham Savage Attorneys at Law, San Bernardino, California 92408

but they may still be eligible for listing in the California Register. A resource that has lost its historic character or appearance may still have sufficient integrity for the California Register if it maintains the potential to yield significant scientific or historical information or specific data.<sup>9</sup>

### **2.2.2 – California Historical Resources Status Codes**

The California State OHP developed National Register Status Codes in 1975 as a standardized system for classifying historical resources in the state's Historic Resources Inventory. In 2003 these codes were revised to reflect the application of California Register and local criteria and the name was changed to California Historical Resource (CHR) Status Codes. CHR Status codes consist of three digits and are assigned to properties or historic Districts through a survey process and as a result of varying regulatory processes. The first digit ranges from 1-7. Code categories 1-5 reflect properties determined eligible for designation according to the criteria established for the National Register, California Register and local government criteria for significance. Code categories 6-7 generally identify properties that do not meet established criteria for significance, have not been evaluated, or need to be reevaluated.<sup>10</sup> The code categories are as follows:

1. Properties listed in the National Register or the California Register;
2. Properties determined eligible for listing in the National Register or the California Register;
3. Appears eligible for National Register or the California Register through survey evaluation;
4. Appears eligible for the National Register or the California Register through other evaluation;
5. Properties recognized as historically significant by local government;
6. Not eligible for listing or designation as specified; and
7. Not evaluated for the National Register or California Register or needs re-evaluation.

The second digit of the CHR Status Code is a letter code indicating whether the resource is separately eligible (S), eligible as part of a District (D), or both (B). The third digit is a number that is used to further specify significance and refine the relationship of the property to the National Register and/or California Register. Under this evaluation system, categories 1 through 4 pertain to various levels of National Register and California Register eligibility. Locally eligible resources are given a rating code level 5. Properties found ineligible for listing in the National Register, California Register, or for designation under a local ordinance are given an evaluation Status Code of 6. Properties given an evaluation Status Code of 6Z are "found ineligible for the National Register, California Register, or Local designation through survey evaluation."

### **2.2.3 – NATIVE AMERICAN HERITAGE COMMISSION, PUBLIC RESOURCES CODE SECTIONS 5097.9–5097.991**

Section 5097.91 of the Public Resources Code (PRC) established the Native American Heritage Commission (NAHC), whose duties include the inventory of places of religious or social significance to Native Americans and the identification of known graves and cemeteries of Native Americans on private lands. Under Section 5097.9 of the PRC, a state policy of noninterference with the free expression or exercise of Native American religion was articulated along with a prohibition of severe or irreparable damage to Native American sanctified cemeteries, places of worship, religious or ceremonial sites or sacred shrines located on public property. Section 5097.98 of the PRC specifies a protocol to be followed when the NAHC receives notification of a discovery of Native American human remains from a county coroner. Section 5097.5 defines as a misdemeanor the unauthorized disturbance or removal of archaeological, historic, or paleontological resources located on public lands.

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<sup>9</sup> Codified in California Code of Regulations, Title 14, Chapter 11.5, Section 4852(c) which can be accessed on the internet at <http://ohp.parks.ca.gov>

<sup>10</sup> ESA. November 2019. Riverside Cement Company, Crestmore Plant Cultural Resources Assessment Report. Prepared by ESA, Los Angeles, California 90017; prepared for Mr. Mark Ostoich, Gresham Savage Attorneys at Law, San Bernardino, California 92408

### **2.2.4 – CALIFORNIA NATIVE AMERICAN GRAVES PROTECTION AND REPATRIATION ACT OF 2001**

Codified in the California Health and Safety Code Sections 8010–8030, the California Native American Graves Protection Act (NAGPRA) is consistent with the federal NAGPRA. Intended to “provide a seamless and consistent state policy to ensure that all California Indian human remains and cultural items be treated with dignity and respect,” the California NAGPRA also encourages and provides a mechanism for the return of remains and cultural items to lineal descendants. Section 8025 established a Repatriation Oversight Commission to oversee this process. The act also provides a process for non–federally recognized tribes to file claims with agencies and museums for repatriation of human remains and cultural items.

### **2.2.5 – SENATE BILL 18**

Senate Bill (SB) 18 (California Government Code, Section 65352.3) incorporates the protection of California traditional tribal cultural places into land use planning for cities, counties, and agencies by establishing responsibilities for local governments to contact, refer plans to, and consult with California Native American tribes as part of the adoption or amendment of any general or specific plan proposed on or after March 1, 2005. SB18 requires public notice to be sent to tribes listed on the Native American Heritage Commission’s SB18 Tribal Consultation list within the geographical areas affected by the proposed changes. Tribes must respond to a local government notice within 90 days (unless a shorter time frame has been agreed upon by the tribe), indicating whether or not they want to consult with the local government. Consultations are for the purpose of preserving or mitigating impacts to places, features, and objects described in Sections 5097.9 and 5097.993 of the Public Resources Code that may be affected by the proposed adoption or amendment to a general or specific plan.

### **2.2.6 – HEALTH AND SAFETY CODE, SECTIONS 7050 AND 7052**

Health and Safety Code Section 7050.5 declares that, in the event of the discovery of human remains outside a dedicated cemetery, all ground disturbances must cease and the county coroner must be notified. Section 7052 establishes a felony penalty for mutilating, disinterring, or otherwise disturbing human remains, except by relatives.

### **2.2.7 – PENAL CODE, SECTION 622.5**

Penal Code Section 622.5 provides misdemeanor penalties for injuring or destroying objects of historic or archaeological interest located on public or private lands but specifically excludes the landowner.

## **2.3 – Local Level**

### **2.3.1 – RIVERSIDE COUNTY**

The Riverside County Historical Commission (Commission) was established in 1968 to “advise the Board of Supervisors in historic matters of the County of Riverside (County); discover and identify persons, events and places of historical importance within the County; make recommendations relating to the preservation of historic sites and structures; make recommendations pertaining to County historic parks, sites, and museums and encourage their development; and cooperate with and obtain assistance from related agencies.”<sup>11</sup>

The Riverside County General Plan covers Cultural and Paleontological Resources and was updated in 2014: “Cultural resources include areas, places, sites (particularly archeological sites), buildings, structures, objects, records, or manuscripts associated with history or prehistory. Some specific examples of cultural resources are pioneer homes, buildings, or old wagon roads; structures with unique architecture or designed by a notable architect; prehistoric Native American village sites; pioneering ethnic settlements; historic or prehistoric artifacts or objects, rock inscriptions, human burial sites; battlefields; railroad water towers; prehistoric trails; early mines or important historic industrial sites. Cultural resources may also include places that have historic or traditional associations or that are important for their natural

<sup>11</sup> Riverside County Board of Supervisors Resolution No. 2005-345.

resources. Cultural resources are important for scientific, historic and, at times religious, reasons to cultures, communities, groups and individuals.”<sup>12</sup>

### **2.3.2 – RIVERSIDE COUNTY HISTORIC PRESERVATION DISTRICTS**

Riverside County Historic Preservation Districts are established under Riverside County Ordinance 578.<sup>13</sup> A historic resource must be significant under one or more of the following criteria in order to qualify for listing as a Riverside County Historic Preservation District:

1. The area exemplifies or reflects significant aspects of the cultural, political, economic or social history of the nation, state or county;
2. The area is identified with historic personages or with important events in national, state or local history; or
3. The area embodies the distinguishing characteristics of a significant architectural period which is inherently valuable for the study of architecture unique to the history of the county, state, or nation.

### **2.3.3 – RIVERSIDE COUNTY HISTORIC LANDMARKS**

To be eligible for consideration as a Riverside County Historic Landmark, a historic resource must be nominated through the following application and approval process. Historical resources that may be considered by nomination include:

1. Historical resources found as eligible for local, state, or national landmark status during CEQA cultural review;
2. Historical resources found as eligible for local, state, or national landmark status during a historic resource survey; or
3. A historic resource or district already so designated under a municipal or county preservation or landmark ordinance.

To be considered a historic resource eligible for landmark listing, the resource must be at least 45 years of age at the time of nomination. A historic resource must be significant under one or more of the following criteria in order to qualify for listing as a Riverside County Historic Landmark.

1. It is associated with events that have made a significant contribution to the broad patterns of Riverside County’s history and cultural heritage;
2. It is associated with the lives of persons important to the history of Riverside County or its communities;
3. It embodies the distinctive characteristics of a type, period, Riverside County region, or method of construction, or represents the work of an important creative individual or possesses high artistic values; or
4. It has yielded or may be likely to yield, information important in Riverside County, state of California, or national prehistory or history.

Historical resources that have been preserved, rehabilitated, or restored according to the U.S. Secretary of Interior’s standards for integrity will be given the highest consideration in the approval process. Reconstructed buildings will not be considered for landmark status unless they are more than 45 years old and embody traditional building methods and techniques or they exhibit high artistic values in the execution of the reconstruction.<sup>14</sup>

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<sup>12</sup> ESA. November 2019. Riverside Cement Company, Crestmore Plant Historical Resources Assessment Report. Prepared by ESA, Los Angeles, California 90017; prepared for Mr. Mark Ostoich, Gresham Savage Attorneys at Law, San Bernardino, California 92408

<sup>13</sup> ESA. November 2019. Riverside Cement Company, Crestmore Plant Historical Resources Assessment Report. Prepared by ESA, Los Angeles, California 90017; prepared for Mr. Mark Ostoich, Gresham Savage Attorneys at Law, San Bernardino, California 92408

<sup>14</sup> ESA. November 2019. Riverside Cement Company, Crestmore Plant Historical Resources Assessment Report. Prepared by ESA, Los Angeles, California 90017; prepared for Mr. Mark Ostoich, Gresham Savage Attorneys at Law, San Bernardino, California 92408



### **2.3.4 – CITY OF JURUPA VALLEY GENERAL PLAN**

The City of Jurupa Valley has put forth numerous policies and programs within the Conservation and Open Space Element of the newly adopted General Plan.<sup>15</sup> These policies and programs were created to identify and preserve the City's unique historical, archaeological, and paleontological resources for generations (County of Jurupa Valley 2017).

#### **Policies:**

- COS 7.1:** Preservation of Significant Cultural Resources. Identify, protect, and, where necessary, archive significant paleontological, archaeological, and historical resources.
- COS 7.2:** Public Information. Encourage programs that provide public information on the City's history and cultural heritage, and participate with other agencies to help educate students about the City's rich natural and manmade environment.
- COS 7.3:** Development Review. Evaluate project sites for archaeological sensitivity and for a project's potential to uncover or disturb cultural resources as part of development review.
- COS 7.4:** Site Confidentiality. Protect the confidentiality and prevent inappropriate public exposure or release of information on locations or contents of paleontological and archaeological resource sites.
- COS 7.5:** Native American Consultation. Refer development projects for Native American tribal review and consultation as part of the environment.
- COS 7.6:** Non-Development Activities. Prohibit activities that could disturb or destroy cultural resource sites, such as off-road vehicle use, site excavation or fill, mining, or other activities on or adjacent to known sites, or the unauthorized collection of artifacts.
- COS 7.7:** Qualified archaeologist present. Cease construction or grading activities in and around sites where archaeological resources are discovered until a qualified archaeologist knowledgeable in Native American cultures can determine the significance of the resource and recommend alternative mitigation measures.
- COS 7.8:** Native American Monitoring. Include Native American participation in the City's guidelines for resource assessment and impact mitigation. Native American representatives should be present during archaeological excavation and during construction in an area likely to contain cultural resources. The Native American community shall be consulted as knowledge of cultural resources expands and as the City considers updates or significant changes to its General Plan.
- COS 7.10:** Historically significant buildings. Prohibit the demolition or substantial alteration of historically significant buildings and structures unless the City Council determines that demolition is necessary to remove an imminent threat to health and safety and other means to eliminate or reduce the threat to acceptable levels are physically infeasible (see Table 4.1 below). Additional unlisted historic resources may also be present and must be evaluated and protected, pursuant to CEQA requirements.

#### **Programs**

- COS 7.1.1:** Historic Survey of Resources, Districts, and Neighborhoods. Conduct a survey to identify historic resources, districts and neighborhoods, such as the historic city areas or Rubidoux, Glen Avon, and Pedley with the Historic Resources Overlay and protect and, where possible, enhance their historic character through appropriate district signage, public improvements, and development incentives.
- COS 7.1.2:** Historical Preservation Incentives. Consider offering preservation incentives, such as the Mills Act Tax Reduction program to encourage maintenance and restoration of historic properties.

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<sup>15</sup> City of Jurupa Valley, 2017. City of Jurupa Valley General Plan: Conservation and Open Space Element; COS 7, pg. 4-35. Available at City Hall.

- COS 7.1.3:** Construction in Historic Districts. Prepare (or update, where guidelines already exist) architectural design guidelines to provide specific guidance on the construction of new buildings and public improvements within areas designated in the General Plan with the Historic Resource Overlay, such as village centers, historic districts, and historic neighborhoods.
- COS 7.1.4:** Public Information Programs. Foster public awareness and appreciation of cultural resources by sponsoring educational programs or by collaborating with agencies, nonprofit organizations, and citizens groups to provide public information on cultural resources and display artifacts that illuminate the City's history. The City will encourage private development to include historical and archaeological displays where feasible and appropriate.
- COS 7.1.5:** Cultural Resource Program. Develop a cultural resource program, describing eligible cultural resources, listing criteria, "sensitive and effective" listing procedures, noticing requirements, benefits of listing (e.g., Mills Act, flexible development standards) and historic plaques and district signage.

### 3 ENVIRONMENTAL SETTING

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The 302.8-acre Study Area (formerly the Riverside Cement Plant) is comprised of office buildings, labs, manufacturing and processing facilities, quarries, a lake, and vacant land located east of Rubidoux Boulevard, south of El Rivino Road, west of Hall Avenue, and north of Agua Mansa Road in the northeast quadrant of the City of Jurupa Valley, County of Riverside. The elevation within the Study Area ranges from approximately 700 feet above mean sea level (AMSL) in the north-northeast to 940 feet above AMSL, and is surrounded by gentle slopes to the east and south.

Geologically, the Study Area is located in the Peninsular Ranges Province of Southern California, dominated by granitic rocks of Mesozoic age that intruded pre-existing sedimentary strata. A tertiary stratum was deposited west of the eroded granitic rocks, and as the area was uplifted, some of these strata formed upland coastal plains. The Study Area is located east of the coastal plains in an area dominated by granitic rocks that are mainly quartz diorite. The Study Area was developed for mining activities because of two steeply dipping limestone formations approximately 200 to 300 feet thick in the south end of the Study Area. The limestone formations are roughly parallel with an upper and lower formation; the upper formation known as Sky Blue Hill and the lower formation known as Chino Limestone. Thin, poorly developed soils and minor sedimentary strata locally cover the bedrock on the Study Area (Geomatrix, 1991).

The Jurupa Valley, in which the Study Area lies, is located in the eastern end of the Jurupa Mountains on the south side of the San Bernardino Valley. The Santa Ana River drains the San Bernardino Valley towards the southwest and is approximately one-half mile east of the Study Area (Geomatrix, 1991).

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### 4.1 – Prehistoric Context

Prehistory is most easily discussed chronologically, in terms of environmental change and recognized cultural developments. Several chronologies have been proposed for inland Southern California, the most widely accepted of which is Wallace's four-part Horizon format (1955), which was later updated and revised by Claude Warren (1968). The advantages and weaknesses of Southern California chronological sequences are reviewed by Warren (in Moratto 1984), Chartkoff and Chartkoff (1984), and Heizer (1978). The following discussion is based on Warren's (1968) sequence, but the time frames have been adjusted to reflect more recent archaeological findings, interpretations, and advances in radiocarbon dating.

#### 4.1.1 – PALEO-INDIAN PERIOD (CA. 13,000-11,000 YEARS BEFORE PRESENT [YBP])

Little is known of Paleo-Indian peoples in inland southern California, and the cultural history of this period follows that of North America in general. Recent discoveries in the Americas have challenged the theory that the first Americans migrated from Siberia, following a route from the Bering Strait into Canada and the Northwest Coast sometime after the Wisconsin Ice Sheet receded (ca. 14,000 YBP), and before the Bering Land Bridge was submerged (ca. 12,000 YBP). Based on new research from the Pacific Rim, it has been proposed that modern humans settled islands of the eastern Pacific between 40,000 and 15,000 years ago. Evidence of coastal migration has also come from sites on islands off Alta and Baja California. As a result, these sites are contemporary with Clovis and Folsom points found in North America's interior regions. All of these new findings have made the coastal migration theory gain credibility in recent times (Erlandson et al. 2007).

The timing, manner, and location of the Bering Strait crossing are a matter of debate among archaeologists, but the initial migration probably occurred as the Laurentide Ice Sheet melted along the Alaskan Coast and interior Yukon. The earliest radiocarbon dates from the Paleo-Indian Period in North America come from the Arlington Springs Woman site on Santa Rosa Island, which is located approximately 36 miles off the coast of California and is approximately 150 miles west-northwest of the Study Area. These human remains date to approximately 13,000 YBP (Johnson, et al. 2002). Other early Paleo-Indian sites include the Monte Verde Creek site in Chile (Meltzer, et al. 1997) and the controversial Meadowcroft Rockshelter in Pennsylvania. Both sites have early levels dated roughly at 12,000 YBP. Lifeways during the Paleo-Indian Period were characterized by highly mobile hunting and gathering. Prey included megafauna such as mammoth and technology included a distinctive flaked stone toolkit that has been identified across much of North America and into Central America. They likely used some plant foods, but the Paleo-Indian toolkit recovered archaeologically does not include many tools that can be identified as designed specifically for plant processing.

The megafauna that appear to have been the focus of Paleo-Indian life went extinct during a warming trend that began approximately 10,000 years ago, and both the extinction and climatic change (which included warmer temperatures in desert valleys and reduced precipitation in mountain areas) were factors in widespread cultural change. Subsistence and social practices continued to be organized around hunting and gathering, but the resource base was expanded to include a wider range of plant and game resources. Technological traditions also became more localized and included tools specifically for the processing of plants and other materials. This constellation of characteristics has been given the name "Archaic" and it was the most enduring of cultural adaptations to the North American environment throughout this time period.

#### 4.1.2 – ARCHAIC PERIOD (CA. 11,000-3,500 YBP)

The earliest Archaic Period life in inland southern California has been given the name San Dieguito tradition, after the San Diego area where it was first identified and studied (Warren 1968). Characteristic artifacts include stemmed projectile points, crescents and leaf-shaped knives, which suggest a continued focus on large game, although not megafauna of the earlier Paleo-Indian period. Milling equipment appears in the archaeological record at approximately 7,500 years ago (Moratto 1984:158). The artifact assemblage for this period is known as the La Jolla Complex (7,500–3,000 YBP) and includes basin milling stones, unshaped manos, and projectile points. Also in this period, human burials were placed in a flexed position under rock cairns, with coggled stones and grave goods. The transition from San Dieguito life to La Jolla life appears to have been an adaptation to drying of the climate after 8,000 YBP, which may have stimulated movements

of desert peoples to the coastal regions, bringing milling stone technology with them. Groups in the coastal regions focused on mollusks, while inland groups relied on wild-seed gathering and acorn collecting.

#### **4.1.3 – LATE PREHISTORIC PERIOD (CA. 3,500 YBP-A.D. 1769)**

Cultural responses to environmental changes around 4,000–3,000 YBP included a shift to more land-based gathering practices. This period was characterized by the increasing importance of acorn processing, which supplemented the resources from hunting and gathering. Meighan (1954) identified the period after A.D. 1400 as the San Luis Rey complex. San Luis Rey I (A.D. 1400–1750) is associated with bedrock mortars and milling stones, cremations, small triangular projectile points with concave bases and Olivella beads. The San Luis Rey II (A.D. 1750–1850) period is marked by the addition of pottery, red and black pictographs, cremation urns, steatite arrow straighteners, and non-aboriginal materials (Meighan 1954:223, Keller and McCarthy 1989:6). Work at Cole Canyon and other sites in southern California suggest that this complex, and the ethnographically described life of the native people of the region, were well established by at least 1,000 YBP (Keller and McCarthy 1989:80).

#### **4.1.4 – ETHNOGRAPHIC CONTEXT**

Information presented in the California volume of the Handbook of North American Indians (Heizer 1978:575) shows the Study Area is located near the traditional territory of the Serrano, Luiseño and Cahuilla. These ethnographic groups are described below.

#### **4.1.5 – GABRIELENO**

The Gabrieleno are Takic-speakers and are descended from Late Prehistoric populations of the region. The name Gabrieleno was given to the local inhabitants by Spanish Missionaries who established a mission in Gabrieleno territory in 1771. However, self-identification for the broader group of Native Americans who inhabited the Los Angeles basin includes the names: Tongva (or Tong-v) and Kizh (Kij or Kichereno); nevertheless, there is evidence that these names initially referred to local collection/gathering areas or smaller bands of people within the larger group that we now call Gabrieleno (Bean and Shipek 1978). Many present-day descendants of these people have taken on Tongva as a preferred group name because it has a native rather than Spanish origin and one group of descendants prefers the term Kizh (King 1994). Important food resources for these people would have been acorns, agave, wild seeds and nuts, hunting game and fishing. Gabrieleno villages were self-contained and had an autonomous political structure comprised of non-localized lineages where the largest and dominant lineage's leader was usually the village chief. Village houses were domed, circular shaped structures, constructed from tree branches and thatched with tule, fern, or carrizo. The villages were located near fresh water and raw material resources. Villagers would have utilized temporary camps throughout their localized territories for hunting, gathering, and raw material trips away from the main village (Bean and Shipek 1978).

#### **4.1.6 – SERRANO**

The Serrano people speak the Takic language, which is similar to dialect spoken by the Luiseno, Cahuilla, and Gabrielino's (Bean and Smith 1978). The name Serrano comes from the Spanish word: "mountaineer or highlander" and refers to the indigenous people inhabiting the San Bernardino Mountains east of the Cajon Pass and may have settled along the Santa Ana River as early as 8,000 B.C. Their territory has been difficult to define, but it can be reliably characterized as from the San Bernardino Mountains extending northeast to the Mojave River region and southeast to the Tejon Creek area. The Serrano people were hunters-gatherers and their diet consisted of small game such as rabbits, ground squirrels, and birds that was supplemented by pinion nuts, acorns, agave, tuber-vegetables, and prickly pears. Villages were based on exogamous moieties (marriage outside of one's clan) and their size ranged between 25 to hundred people (Bean and Shipek 1978). The Yuhaviatam clan is known as the San Manuel Band of Mission Indians and the Maarenga' yam clan is known as the Morongo Band of Mission Indians, with a further clan division for the Soboba Band of Luiseno Indians. The villagers lived in large communal dwellings made from tree branches that were covered with woven mats. Each family group had its own individual fire place inside the dwelling, where they crafted mother-of-pearl inlay baskets and vessels that they traded with the Chumash and Tongvas. In 1771, the Serranos were subjugated and absorbed into the San Gabriel Mission system that resulted in the loss of their freedom, cultural and customs. In 1891, the United States created the "San Manuel" Indian Reservation after Chief Santos Manuel. From this date forward the Serrano

Indians have been known as the San Manuel Band of Mission Indians (Boyd 1922 and San Manuel Band of Mission Indians 2010).

#### **4.1.7 – LUISEÑO**

The Luiseño are a Takic speaking people that are usually associated with coastal and inland areas of present day Orange and southern Riverside counties, with cultural and social behavioral characteristics similar to those of the Cahuilla, a tribal group generally linked with areas northeast of the San Jacinto Mountains. In fact, exchanges between the Luiseno and Cahuilla have been well documented. In context, the Study Area is considered a Luiseño area, though evidence of a Cahuilla presence may be identified (Robinson and Risher 1996:102-103). The term Luiseño derives from the mission named San Luis Rey and has been used in the region to refer to those Takic-speaking people associated with Mission San Luis Rey (Bean and Shipek 1978:550). The Luiseño shared boundaries with the Cahuilla, Cupeño, Gabrielino, and Kumeyaay groups on the east, north, and south, respectively. These different bands shared cultural and language traditions with the Luiseño. The Luiseño territory comprised from the coast to Agua Hedionda Creek on the south to near Aliso Creek on the northwest. The boundary extended inland to Santiago Peak, then across to the eastern side of Elsinore Fault Valley, then southward to the east of Palomar Mountain, then around the southern slope above the valley of San Jose (ibid.:550). Their habitat covered every ecological zone from the ocean, sandy beaches, shallow inlets, coastal chaparral, grassy valleys oak groves, among various other niches. The primary food source consisted of game animals such as deer, rabbit, jackrabbit, woodrat, mice, ground squirrels, antelope, and various species of birds. Next to game animals, acorns were the most single important staple, and six different species were utilized (ibid.:552). The Luiseño social structure is unclear; however, each village was a clan-triblet-a group of people patrilineally related who owned an area in common and who were politically and economically autonomous from neighboring groups. The Luiseño were not organized into exogamous moieties such as were their neighbors, Cahuilla, Cupeño, and Serrano (Strong 1929:291). The hereditary village chief held an administrative position that combined and controlled religious, economic, and warfare powers (Boscana 1933:43). Marriage was arranged by the parents of children and important lineages were allied through marriage. Reciprocally useful alliances were arranged between groups in different ecological niches, and became springboards of territorial expansion, especially following warfare and truces (White1963:130). The Luiseño material culture included an array of tools that were made from stone, wood, bone, and shell, and which served to procure and process the region's resources. Needs for shelter and clothing were minimal in the region's forgiving climate, but considerable attention was devoted to personal decoration in ornaments, painting, and tattooing. The local pottery was well made, although it was not elaborately decorated (Laylander and Pham 2012).

#### **4.1.8 – CAHUILLA**

The Cahuilla occupied a large area in the geographic center of southern California that was bisected by the Cocopa-Maricopa Trail in addition to Santa Fe and Yuman Trails. They occupied an area from the summit of the San Bernardino Mountains in the north to Borrego Springs and the Chocolate Mountains in the south, portions of the Colorado Desert west of Orocopia Mountain to the east, and the San Jacinto Plain near Riverside and the eastern slopes of Palomar Mountain to the west (Bean 1978). The Cahuilla hunted with throwing sticks, clubs, nets, traps, dead falls with seed triggers, spring-poled snares, arrows (often poison-tipped) and self-backed and sinew-backed bows. They sometimes fired bush clumps to drive game out in the open and flares to attract birds at night. Baskets of various kinds were used for winnowing, leaching, grinding, transporting, parching, storing, and cooking. Pottery vessels were used for carrying water, for storage, cooking, and serving food and drink. Cahuilla tools included mortars and pestles, manos and metates, fire drills, awls, arrow-straighteners, flint knives, scrapers, hammerstones and wood, horn, and bone spoons and stirrers. Woven rabbit skin blankets served to keep people warm in cold weather. Feathered costumes were worn for ceremonial events, and at these events the Cahuilla made music using rattles derived from insect cocoon, turtle and tortoise shell, and deer-hoofs, along with wood rasps, bone whistles, bull-roarers, and flutes. They wove bags, storage pouches, cords, and nets from the fibers of yucca,

#### **4.1.9 – EUROPEAN CONTACT**

European contact with the Native American groups that likely inhabited the Study Area and surrounding region began in 1542 when Spanish explorer, Juan Rodriguez Cabrillo, arrived by sea during his navigation of the California coast. Sebastian Vizcaino arrived in 1602 during his expedition to explore and map the western coast that Cabrillo visited 60 years earlier. In 1769, another Spanish explorer, Gaspar de Portola, passed through Luiseño/Kumeyaay territory and

interacted with the local indigenous groups. In 1798, Mission San Luis Rey was established by the Spanish and it likely integrated the Native Americans from the surrounding region. Multiple epidemics took a great toll on Native American populations between approximately 1800 and the early 1860s (Porretta 1983), along with the cultural and political upheavals that came with European, Mexican, and American settlement (Goldberg 2001:50-52). In the beginning of the nineteenth century, some Spaniards who had worked at the missions began to set up what would later be known as the “Ranchos.” The Rancho era in California history was a period when the entire state was divided into large parcels of land equaling thousands of acres each. These large estates were ruled over in a semi-feudal manner by men who had been deeded the land by first the Spanish crown, and later the Mexican government. In 1821 Mexico won independence from Spain and began to dismantle the mission system in California. As the missions began to secularize, they were transformed into small towns and most Native Americans would later be marginalized into reservations or into American society. It was during this time that “Americans” began to enter California. Many of the American Californians married into the Rancho families, a development that would transform land ownership in Mexican California. By the time the United States annexed California after the Mexican-American War in 1850, much of the Rancho lands were already in the hands of Americans.

#### **4.1.10 – DEVELOPMENTAL HISTORY OF RIVERSIDE COUNTY**

Approximately 5 miles northwest of Downtown Riverside, the City of Jurupa Valley lies on a plain between the Santa Ana River to the east and a series of foothills that are known as Rubidoux Mountain, Box Springs Mountain, Jurupa Mountains, Pedley Hill and Victoria Hill. Incorporated in 2011, for most of the City of Jurupa Valley’s history, it was an unincorporated part of Riverside County, sharing its developmental history with the adjacent City of Riverside.

The Southern California Colony Association, led by John W. North, founded Riverside in September 1870. The association purchased lands totaling 8,735 acres from the Jurupa Rancho that were owned briefly by the California Silk Center Association. Early on, the early settlers began work on an irrigation canal. By the end of 1870, the City of Riverside was surveyed and platted with 10-acre parcels to the north and south and a one-square mile town site (1870 plat map). Following the development of Riverside, a 13-square mile area to the southwest was purchased by Benjamin Hartshorn. Part of the Hartshorn Tract was sold to William Sayward and Samuel Evans in 1874. Evans and Sayward established the New England Colony, forming the Riverside Land and Irrigation Company (Bynon 1893-94). In 1875, they combined the property with the Southern California Colony and the Santa Ana Colony, forming the Riverside Land and Irrigation Company. Evans bought Sayward’s interest in the land and established it as Arlington, becoming the second town site in the Riverside area.

Early settlers planted nearly everything typically grown in semi-tropical regions, including oranges, apples, pears, almonds, olives, figs and grapes. All the crops did well, but raisins were the most successful early crop. In 1873 Eliza Tibbets received two Brazilian navel orange trees from a friend at the Department of Agriculture in Washington, which marked the beginning of the region’s nascent citrus industry. The soil and climate conditions allowed the citrus industry to grow rapidly. With the completion of the canal system and the beginnings of a railroad infrastructure, Riverside rapidly became an economic boomtown. By 1882, there were more than half a million citrus trees in California, almost half of which were in Riverside.

The City of Riverside was incorporated in 1883 and at that time encompassed approximately 56 square miles, including the original purchase by the Southern California Colony Association as well as the land that made-up Arlington. The business district was in the original Mile Square town site, while about 33 square miles were divided into small farm lots of 5,10,20, and 40 acres (Bynon 1893-94).

By the 1880s, several streetcar companies operated in Riverside, with most routes within the Mile Square area. There were also routes into the heart of Arlington and two companies offered hourly service from the Eastside to various destinations. The streetcars encouraged dense growth throughout the Mile Square and Eastside. By 1893, when Riverside became the county seat, public transportation lines connected Riverside to most other communities in Southern California.

The agricultural industry continued to drive Riverside economy through this period of development. Riverside played a critical role in the Southern California citrus belt that extended all the way to Pasadena on the west, due to an experiment station operated by the University of California.

Like the rest of Southern California, the population in the Riverside area increased significantly during the 1920s. In 1910, the population of Riverside County was 34,696 that number exploded to 81,024 by 1930. Residential development spread north and east of the original town site during this period.



The stock market crash of 1929 and the subsequent Great Depression resulted in significant job losses and unemployment; and construction came to a near halt. Public works projects, funded by the New Deal, provided much needed stimulus to the economy. In 1933, the Riverside Unemployment Committee reported that 394 people had been given employment through various public works programs. In 1934, 45 city streets were scheduled to be improved with a rock and gravel surface.

During World War II Riverside was flanked by a complex of military bases. March Air Force Base, southwest of the City of Riverside, influenced the development of the area since its founding in 1918. After World War I, March Field, essentially shut down, but was reactivated and expanded in 1927. During World War II, it was a major base with 3,600 enlisted men (Patterson). Camp Haan was established across the highway from the base and supported 80,000 troops in temporary barracks. After the war, March reverted to its operational role and was reassigned to the new Tactical Air Command as part of the post-war reorganization of the Army Air Force.

The close of World War II marked the beginning of transformation in Southern California. Wartime increases in manufacturing prompted a shift in California's economy, with Southern California leading the state's production. In 1946, California contributed over 13% of the national value of manufactured goods, a trend that increased in post-war decades. Another wave of migration headed west in the post-war era with the most gains recorded in Southern California (McWilliams). The increase in population led to a building boom.

In 1953, the Press Enterprise reported that Riverside was the 14th fastest growing city in the United States. Riverside County's population expanded greatly during the 1950s and 1960s, with 170,046 residents in 1950, 306,191 residents in 1960, and 459,074 residents by 1970.

The dependence on agriculture lessened and population pressures increased. The agricultural landscape was transformed by urban expansion, as it did throughout Southern California. Post-war development included tract home developments that were on a larger scale than ever seen before. Commercial development also shifted toward large shopping centers instead of traditional downtown development. The rise of the automobile as the primary mode of transportation during the post-war period led to the expansion of the freeway system. The expansion of these freeways allowed development to spread throughout Southern California, linking previously separated communities.

#### **4.1.11 – THE RIVERSIDE CEMENT COMPANY/CRESTMORE PLANT**

The company was incorporated by William G. Henshaw under the name Southern California Cement Company in 1906 but changed its name to Riverside Portland Cement Company in 1909. Henshaw hired Charles L. Carman to design and oversee the construction of his cement plant. The location of the Plant included one of the largest limestone deposits in the country, which would become a significant factor in the Company's success. Limestone was an essential ingredient in the Company's cement production process and the site was described as "remarkably pure" by the California State Mining Bureau in 1917. Construction of the Plant was delayed while waiting for the completion of the Crescent City Railway because the Plant's machinery was too heavy to be hauled by wagon. In 1907, the railway was completed and the first train carried five carloads of machinery to the future home of the Riverside Cement Company's Crestmore Plant. The Plant's construction was completed in 1909. The company became increasingly successful due to a rising demand for cement driven by the growth of Southern California's population and industry. Despite the use of the electrostatic precipitators intended to reduce the dust produced by the Plant, nearby citrus grove owners continued to battle the Plant in court over dust pollution concerns, prompting the company to purchase properties surrounding the Plant. To alleviate pollution concerns, the company started its own agricultural program utilizing surrounding properties to grow crops. In 1913, the company cultivated around 1,200 acres of adjacent ranch land to demonstrate that a variety of fruits, vegetables, and potatoes could be raised despite the dust from the nearby cement plant.

In 1927, the company began a new system of mining called "block caving" and was the only cement company to use this method to mine limestone. Block caving consisted of driving a shaft into the ground, driving off tunnels from the shaft leaving small pillars to support the limestone material. Miners then blasted the pillars causing large blocks of limestone to cave in. The miners would reenter through the tunnels at lower elevations and break up the dislodged limestone blocks, allowing it to pass through a screen in the floor, where rail cars waited to be loaded below. The company mined in this way until 1954, because deeper mining using this method was not economically feasible. After 1954, the Riverside Cement Company used large-scale underground room-and-pillar mining methods more common in the mining industry.

After a series of mergers in 1958, the Riverside Cement Company became part of the American Cement Corporation. The American Cement Corporation immediately invested in a new round of expansions to the Crestmore and Oro Grande plants, to keep pace with a long period of rapidly growing demand for cement. This expansion of the Crestmore Plant included additional kilns, a new waste-heat power plant, a new laboratory building, bulk loading facilities, and upgraded milling equipment for crushing, blending, and storage. The Plant's new laboratory building featured state-of-the-art X-ray diffraction equipment used for testing cement. The technique of X-ray diffraction was invented by Max von Laue in 1912 to analyze the structures of crystalline materials. In the 1960s, the technique was adopted by the American Cement Corporation, replacing traditional wet chemical methods for testing. By the 1970s, the American Cement Corporation was the fifth-largest producer of cement in the United States, with a production capacity exceeding 12,000 barrels of cement per working day.<sup>16</sup>

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<sup>16</sup> ESA. November 2019. Riverside Cement Company, Crestmore Plant Historical Resources Assessment Report. Prepared by ESA, Los Angeles, California 90017; prepared for Mr. Mark Ostoich, Gresham Savage Attorneys at Law, San Bernardino, California 92408

### **5.1 – Cultural Resources Records Search**

On August 26, 2016, Mr. Purtell conducted a records search of the Study Area and within a one-mile radius of the project boundaries at the CHRIS-EIC. The records search included a review of all recorded archaeological and historical resources within a one-mile radius of the Study Area as well as a review of cultural resource reports and historic topographic maps on file. In addition, MIG reviewed the California Points of Historical Interest (CPHI), the California Historical Landmarks (CHL), the California Register, the National Register, the California State Historic Resources Inventory (HRI) listings, Local Registers (Riverside County and the City of Jurupa Valley), historic topographic maps and historic aerial photographs. The purpose of the records search was to determine whether or not there are previously recorded archaeological or historical resources within the Study Area that required evaluation and treatment. The results also provide a basis for assessing the sensitivity of the Study Area for additional and buried cultural resources.

### **5.2 – Sacred Lands File Search and Native American Consultation**

On August 15, 2016, Mr. Purtell commissioned a Sacred Lands File (SLF) records search of the Study Area through the NAHC and conducted follow-up consultation with the sixteen (16) Native American groups or individuals (inclusive of Luiseño and Cahuilla groups) identified by the NAHC as having affiliation with the Study Area vicinity. Each Native American group or individual listed was sent a project notification letter and map and was asked to convey any knowledge regarding prehistoric or Native American resources (archaeological sites, sacred lands, or artifacts) located within the Study Area or surrounding vicinity. The letter included information such as Study Area location and a brief description of the proposed project. Results of the search and follow-up consultation provided information as to the nature and location of additional prehistoric or Native American resources to be incorporated in the assessment whose records may not be available at the CHRIS-EIC.

### **5.3 – Paleontological Resources Records Search**

On August 15, 2016, Mr. Purtell commissioned a paleontological resources records search through the Division of Geological Sciences at the NHMLAC in Redlands, California. This institution maintains files of regional paleontological site records as well as supporting maps and documents. This records search entailed an examination of current geologic maps and known fossil localities inside and within a one-mile radius of the Study Area. The objective of the records search was to determine the geological formations underlying the Study Area, whether any paleontological localities have previously been identified within the Study Area or in the same or similar formations near the Study Area, and the potential for excavations associated with the Study Area to encounter paleontological resources. The results also provide a basis for assessing the sensitivity of the Study Area for additional and buried paleontological resources.

### **5.4 – Pedestrian Field Survey**

On September 12 and 13, 2016, MIG's Senior Archaeologist (Mr. Purtell) conducted a pedestrian field survey on portions of the Study Area that were either undeveloped or vacant as these areas are undistributed by the associated cement plant activities and may exhibit visible ground-surface archaeological (prehistoric and historic) and paleontological resources. Mr. Purtell surveyed 100-percent of the undeveloped and vacant areas within the Study Area. The field survey was carried out on foot and survey transects were spaced no more than 10-meters apart between each interval. Survey accuracy was maintained through the use of a Garmin 60cxs handheld GPS unit. All previously recorded and newly identified archaeological or historic materials were examined closely and temporarily marked with pin flags (if appropriate) to determine the extent of the cultural deposit (site, structure or isolate). Where needed, every archaeological or historic site was recorded on State of California Department of Parks and Recreation (DPR 523 series) forms, photographed, and depicted on a sketch map drawn based on feature and artifact distributions. Information recorded on DPR forms included a site description, site location, site area, any observed disturbances, site type, and descriptions of types and kinds of artifacts and ecofacts. No Isolates (prehistoric or historic) were discovered during the field survey.

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## 6 ARCHAEOLOGICAL RESULTS

### 6.1 – Previously Recorded Cultural Resources in the Study Area

Results of the records research conducted at the CHRIS-EIC indicate that there are no archaeological resources and two (2) previously recorded historic resources (P-33-013240 and P-33-005044H) that are located within the Study Area. Additionally, there are six (6) previously recorded archaeological and historic resources located within a one-mile radius of the Study Area (see Table 1 Previously Recorded Cultural Resources within the Study Area), (see Appendix D California Department of Parks and Recreation 523 Series Forms).

The two previously recorded historic resources that are located within the Study Area have been identified as P-33-013240: a portion of the Union Pacific Railroad spur and P-33-005044: a portion of the West Riverside Jurupa Canal. Historic site P-33-013240 would not be impacted by the proposed project, while portions of the historic West Riverside Jurupa Canal System (P-33-005044H) that are situated within the proposed Project Site would be impacted. A brief description of the two (2) previously recorded cultural resources are provided following Table 1.

The six previously recorded cultural resources located within a one-mile radius of the Study Area can be classified as three (3) prehistoric archaeological sites, one (1) prehistoric isolate, one (1) historic transmission line and associated towers, and one (1) historic irrigation system. The four prehistoric resources have been identified as P-33-024750: rock shelter with lithic scatter; P-33-024756: rock shelter with hearth; P-33-024751: bedrock milling feature; and P-33-024772: isolate mano fragment. The two historic sites are identified as P-33-013239: a section of transmission line and associated tower(s) owned by Southern California Edison and P-33-016364: irrigation system (see Table 1 Previously Recorded Cultural Resources within the Study Area). None of these resources will be impacted by the proposed project. The Agua Mansa Industrial Corridor Specific Plan did not identify archaeological (prehistoric or historic) resources within the Study Area (Agua Mansa Industrial Corridor Specific Plan 1986).

**Table 1 Previously Recorded Cultural Resources within the Study Area**

Resource No.	Resource Type	Date Recorded	Description	NRHR Eligibility	CRHR Eligibility	Distance from the Project Site
P-33-005044H CA-RIV-00504H	Historic Feature	1992 Updated 2009	This historic canal system was constructed in the 1890's by the West Riverside 350-Inch Company and was significant to the development of the region as an agricultural center and citrus capital.	Not Eligible	Not Eligible	Portions of the canal are located within the Project Site.
P-33-009684	Historic Site	2017	The historic Riverside Cement Company began operations in 1909 and was a significant economic factor in the development of Riverside County. In 1974 the Riverside Cement Company was listed as California Point of Historical Interest (Plaque No.336) and a Riverside County Historical Landmark (No. 047)	Not Eligible (5SI: Individual property that is listed or designated locally)	Not Eligible (5SI: Individual property that is listed or designated locally)	The Project Site
P-33-013239 CA-RIV-007324	Historic Structure	2003, Updated 2015	Pre-World War II power transmission line and associated towers. The line was determined to have been installed between 1936-1938. In 2005, the transmission towers and line were relocated and removed from the Project Site.	Not Evaluated	Not Evaluated	Located north of El Rivino Road and is no longer located within the Project Site.
P-33-013240 CA-RIV-007325	Historic Feature	2003, Updated 2009	This historic rail road spur is part of the Union Pacific Railroad's (UPRR) Los Angeles-Riverside line. The spur was built to serve the Riverside Portland Cement Company and was built in the 1920's.	Not Eligible	Not Eligible	Located within, but not part of, the Project Site.

P-33-016364 CA-RIV-008513	Historic Feature	2006	This historic irrigation system includes an asphalt pavement, a steel tank, large borrow pit, a small borrow pit and a large steel pipe junction that was built circa 1954 based on USGS Topographic Quadrangle Map (San Bernardino, California).	Not Evaluated	Not Evaluated	¼ mile to the east
P-33-024750 CA-RIV-012252	Prehistoric Site	2016	This prehistoric resource is a rock shelter, with a small lithic scatter containing a single mano, a quartzite flake tool and debitage, located adjacent to a ephemeral drainage	Not Evaluated	Not Evaluated	7/8 miles to the southwest
P-33-024756 CA-RIV-012258	Prehistoric Site	2015	This prehistoric resource is a rock shelter and fire pit.	Not Evaluated	Not Evaluated	½ mile to the northwest
P-33-024761 CA-RIV-012263	Prehistoric Site	2015	This prehistoric resource is a single milling slick.	Not Evaluated	Not Evaluated	5/8 miles to the northwest
P-33-024772 CA-RIV-012280	Prehistoric Isolate	2015	This prehistoric isolate is a single mano fragment	Not Eligible	Not Eligible	¾ miles to the southwest

**KEY:**

NRHR = National Register of Historic Places

CRHP = California Register of Historic Resources

**P-33-013240:** The historic railroad spur was recorded by Goodwin in 2003 and was updated by Auck in 2009. The still-functioning pre-World War II standard-gauge railroad spur off of the Los Angeles-Riverside UPRR line (part of a San Pedro, Los Angeles and Salt Lake City Railroad Company line prior to 1921) was probably constructed to serve the Riverside Portland Cement Company's cement plant established near Crestmore in 1907. It later also served the Ormand quarry, which opened in the mid-1920s.<sup>17</sup> The railroad spur was determined ineligible for listing in NRPH or CRHR due to track modernization which affected its historical integrity.

**P-33-009684:** The historic Riverside Cement Company Plant was recorded by Loder in 2017. The Riverside Cement Company began operations in 1909 and was soon the largest producer of white cement in the Western United States. The plant was one of the first cement operations to employ an electrostatic precipitator for cement dust control, internationally recognized for its mining and processing of rare minerals, and for its large-scale underground room-and-pillar mining methods. The Riverside Cement Company has been credited as a major contributor to the economic development of Riverside County. Loder's historic evaluation of the project site concluded that although the Riverside Cement Company property retains its integrity of location, feeling, and association, these are not enough to convey its historical significance as an important contributor to the industrial and economic growth of Riverside and its surrounding communities, and therefore is not eligible as historic district under the National Register, California Register, or local criteria.<sup>18</sup>

**P-33-005044H:** This historic resource was first recorded by Seymour and Doak in 1992 and was later updated by Auck in 2009. The historic feature is part of the West Riverside Jurupa Canal that was constructed in the 1890's by the West Riverside 350-Inch Company. The construction of the canal system has been credited as a significant development of the West Riverside/Rubidoux region as an agricultural center as it was the first irrigation system to provide water to the higher Jurupa Plain. However, alternations to the canal including cement lining and its deteriorated state over the last couple of decades has denigrated the historical integrity of the canal and makes it ineligible for listing in NRPH or CRHR.<sup>19</sup>

<sup>17</sup> California Department of Parks and Recreation. 2009. Update to Primary Record for CA-RIV-7325-Update. Site form on file at the Eastern Information Center, University of California, Riverside

<sup>18</sup> California Department of Parks and Recreation. 2017. Primary Record for CA-P-33-009684. Site form on file at the Eastern Information Center, University of California, Riverside.

<sup>19</sup> California Department of Parks and Recreation. 2009. Update to Primary Record for CA-RIV-5044H-Update. Site form on file at the Eastern Information Center, University of California, Riverside.

### 6.1.2 – PREVIOUSLY CONDUCTED CULTURAL REPORTS WITHIN THE STUDY AREA

Results of the records research conducted at the CHRIS-EIC indicate that there have been three (3) cultural resource studies/reports (RI-02596, RI-015062, and RI-06112) previously conducted within proposed project site and thirteen (13) cultural studies/reports that have been previously conducted within a one-mile radius of the Study Area. These studies were performed for three (3) mixed use parcel assessments, one (1) overhead power line tower, and one (1) road survey (see Table 2 Previously Conducted Cultural Reports within the Study Area). These studies were conducted between 1978 and 2010. A brief description of each of these studies is included in the table below.

**Table 2 Previously Conducted Cultural Reports within the Study Area**

Report Number	Year	Report Title	Study	Authors
RI-01505	1982	Cultural Resources Assessment of The Santa Ana Regional Interceptor, Reaches IV-D and IV-E, San Bernardino and Riverside Counties, California	Sewer pipeline construction	Lerch, Michael, K.
RI-01506 (In the Study Area)	1992	The Santa Ana Regional Interceptor Project, SAWPA-SARI Reaches IV D and E: Cultural Resource Survey of 18 Mile Right-Of-Way from Mira Loma to Colton Riverside and San Bernardino Counties, California	Sewer pipeline construction	Seymour, Gregory, R. and Doak, David, P.
RI-02002	1984	Archaeological Assessment Report: Tentative Parcel Map No. 19492 Riverside County, California	Property division of portions of Tract No. 2	Murray, John, R.
RI-02307	1988	Cultural Resources Survey, Upper Santa Ana River, California	U.S. Corps of Engineering: planning related to the Seven Oaks Dam Project.	Greenwood, Roberta, S., Hampson, Paul, R., Sorensen, Jerrel, Goldberg, Susan, K., Swanson, Mark, T. and Arnold, Jeanne, E.
RI-02380	1988	Environmental Impact Evaluation: Cultural Resources Assessment of the Rio Vista Project Located in the Jurupa Area of Riverside County, California	Single and Multi-family residences and a shopping center	Parr, Robert, E.
RI-02596 (In the Study Area)	1989	Environmental Impact Evaluation: A Cultural Resources Assessment of the Crestmore Quarry of the Riverside Cement Company Located in the Crestmore Area of Western Riverside County, California	Mining expansion within the quarry site	Arkush, Brooke, S.
RI-02930	1978	UltraSystems Project: Archaeological Report	Property development	Van Horn, David, M.
RI-03522	1992	An Archaeological Assessment of The Agua Mansa Transfer Station/Materials Recovery Facility 34.5 Acres of Land Near Rubidoux, Riverside County, California USGS Fontana, California Quadrangle, 7.5' Series	Site Assessment	Keller, Jean, A.
RI-05514	2001	Historical/Archaeological Resources Survey Report Inland Bobcat Site Near the City of Riverside, Riverside County, California	Construction: Equipment rental shop	Love, Bruce, Bai "Tom" Tang, Ballester, Daniel, and Hernandez, Melissa
RI-05980	2003	Historical/Archaeological Resources Survey Report North American Stainless Los Angeles Warehouse Site Agua Mansa Road and Brown Avenue, Agua Mansa Area Riverside and San Bernardino Counties, California	Construction project	Bai, Tang, Hogan, Michael, Dahdul, Mariam
RI-06112 (In the Study Area)	2004	Letter Report: Cultural Resource Records Search and Site Visit Results for Cingular Telecommunications Facility Candidate SC-203-02	Cell tower and associated facilities	Aislin-Kay, Marnie

		(Riverside Cement), 1500 Rubidoux Boulevard, Riverside, Riverside County, California		
RI-06386	2005	Historical/Archaeological Resources Survey Report Rio Vista Specific Plan Amendment Near the Community of Rubidoux Riverside County, California	Specific Plan Amendment	Tang, Bai, Hogan, Michael, Wetherbee, Matthew, and Ballester, Daniel
RI-07257	2006	Phase 1 Archaeological Assessment for The Frito-Lay Service Center Project Crestmore, Riverside County, California	Construction project	Mason, Roger, D.
RI-07768	2008	A Phase I Cultural Resources Assessment of Plot Plan 10147	Construction project	Keller, Jean, A.
RI-08539	2010	Letter Report: Final Report on Cultural and Paleontological Resources Monitoring Belltown Market Street Storm Drain, Stage 1, Line A Belltown Area, Riverside County, California CRM Tech Contract #2392	Archaeological/Paleontological construction monitoring	Hogan, Michael
RI-09104	2006	Phase I Cultural Resources Assessment, Phase II Cultural Resources Testing, and Paleontological Records Review Sycamore Canyon Boulevard Project Riverside, Riverside County, California	Industrial development and park use area	Aislin-Kay, Marnie and Sanka, Jennifer, M.

**RI-01506:** This study was conducted in 1992 and documents the results of the Cultural Resources Assessment in support of the proposed waste-water line installation project by the Santa Ana Watershed Project Authority (SAWPA). The project area included 18-miles of right-of-way between the cities of Mira Loma and Colton. A portion of the proposed sewer line would be installed north of Agua Mansa Road between Rubidoux Road and Hall Avenue and adjacent to the south fence line of the Crestmore Riverside Cement Plant. The survey included a site assessment of the West Riverside and Jurupa Canal (P-33-005044H), which also runs along the cement plant's southern fence line. The survey found there is no clear distinction between the older and newer sections of the canal. However, the report concluded that the canal between Rubidoux Road and Hall Avenue should be avoided during construction of the proposed pipeline and the pipeline route should be moved to the south side of Agua Mansa Road.<sup>20</sup>

**RI-02596:** This study was conducted in 1989 and documents the results of the Environmental Impact on Cultural Resources for the proposed mining expansion at the Crestmore Quarry at the Riverside Cement Company. The cultural evaluation was commissioned by Marion F. Ely, II, Mining and Reclamation Consultant. The study included a cultural resource record search at the California Archaeological Inventory (CAI), ethnographic and historical literature examination, and a field survey on approximately 40-acres of land designated as the Skyblue Hill mining area located within the Crestmore Quarry. The study concluded that there were no archaeological or significant historical remains within the project site and recommended that no further action would be required.<sup>21</sup>

**RI-06112:** This Letter Report was conducted in 2004 and documents the findings of the Cultural Resource Records Search and Site Visit in support of the proposed Cingular Telecommunications Facility located at 1500 Rubidoux Boulevard, Riverside, Riverside County, California (Crestmore Riverside Cement Plant). The cultural report was prepared by Michael Brandman Associates for Environmental Assessment Specialists, Inc. (EAS), which required a Section 106 Cultural

<sup>20</sup> SWCA, Inc. 1992. The Santa Ana Regional Interceptor Project, SAWPA-SARI Reaches IV D and E: Cultural Resource Survey of 18 Mile Right-Of-Way from Mira Loma to Colton Riverside and San Bernardino Counties, California. Report prepared by SWCA, Tucson, Arizona 857194; prepared for Santa Ana Watershed Project Authority, Riverside, California 92343. Report on file at the Eastern Information Center, University of California, Riverside.

<sup>21</sup> Archaeological Research Unit, University of Riverside. 1989. Environmental Impact Evaluation: A Cultural Resources Assessment of the Crestmore Quarry of the Riverside Cement Company Located in the Crestmore Area of Western Riverside County, California. Report prepared by Archaeological Research Unit, University of Riverside, Riverside, California 92521, prepared for Marion F. Ely, II, Apple Valley, California 92307. Report on file at the Eastern Information Center, University of California, Riverside.



Assessment for the proposed cell tower and associated facilities located within the Area of Potential Effect (APE) as specified by the Federal Communication Commission. The cultural record search results indicated that the West Riverside and Jurupa Canal (CA-RIV-5044) was located within the Study Area, but not within the APE and would not be impacted by the cell tower installation. No other cultural resources had been previously recorded within the APE. The site visit did not discover archaeological (prehistoric and historic) resources within the APE and the report found that the area had a low archaeological/historic sensitivity. The report concluded that no further action was required, unless historic resources or artifacts were discovered during construction, in which case a qualified archaeologist should be notified to assess the find.

22

## 6.2 – Sacred Lands File Search and Native American Consultation

The NAHC SLF records search results (received August 16, 2016) revealed that there are no known “Native American cultural resources” in the SLF database within the Study Area. As per NAHC suggested procedure, follow-up letters were sent via certified mail on August 31, 2016 to the thirty-five (35) Native American individuals and organizations identified by the NAHC as being affiliated with the vicinity of the Study Area. The letters requested any additional information they may have about Native American cultural resources that may be affected by the proposed project.

1. As of October 28, 2016, MIG received responses from ten (10) tribes and two (2) letters were returned marked as “Unclaimed, Unable to Forward.” The two (2) “Unclaimed, Unable to Forward” letters were from the Juaneno Band of Mission Indians and the Ewiiapaayp Tribal Office. Ten (10) tribal responses were received from the following with their responses provided below:
2. The Agua Caliente Band of the Cahuilla Indians stated that their records check of the ACBCI cultural registry revealed that this project is not located within the Tribe’s Traditional Use Area (TUA). Therefore, they defer to the other tribes in the area and the letter concluded their consultation effort.
3. The Gabrieleno/Tongva San Gabriel Band of Mission Indians stated that the project locale lies in an area where the ancestral and traditional territories of the Kizh (Kitc) Gabrieleño villages such as Hurungna, adjoined and overlapped with each other, at least during the Late Prehistoric and Protohistoric Periods. The Tribe requested that Tribal monitors be present during all ground disturbing construction work.
4. The Rincon Band of Mission Indians stated that the project locale lies in the Luiseno Aboriginal Territory of the Luiseno people; however, it is not within Rincon’s Historic Boundaries. The Tribe did not provide any additional information regarding this project, but deferred to the Pechanga Band of Luiseno Indians or Soboba Band of Luiseno Indians who are closer to the project area.
5. The Viejas Band of Kumeyaay Indians determined that the project site has little significance or ties to the Viejas. The Tribe recommended that MIG contact tribe(s) closer to the cultural resources. However, the Tribe wishes to be kept informed on any inadvertent discovery of Native American cultural artifacts found within the project site.
6. Santa Rosa Band of Mission Indians stated that they defer further consultation to Soboba Band of Luiseno Indians.
7. The Pala Band of Mission Indians stated that they had consulted their maps and determined that the project as described is not within the boundaries of the recognized Pala Indian Reservation. The project is also beyond the boundaries of the territory that the tribe considers its Traditional Use Area (TUA). Therefore, they had no objection to the continuation of project activities as currently planned and deferred to the wishes of Tribes in closer proximity to the project area.

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<sup>22</sup> Michael Brandman Associates. 2004. Letter Report: Cultural Resource Records Search and Site Visit Results for Cingular Telecommunications Facility Candidate SC-203-02 (Riverside Cement), 1500 Rubidoux Boulevard, Riverside, Riverside County, California. Prepared by Michael Brandman Associates, Irvine, California 92602, prepared for Environmental Assessment Specialists, Inc. Mission Hills, California. Report on file at the Eastern Information Center, University of California, Riverside

8. Torres-Martinez Desert Cahuilla Indians stated that they defer further consultation to the Soboba Band of Mission Indians.
9. Soboba Band of Luiseno Indians stated that the Project Area is considered sensitive by the people of Soboba, as there are existing sites in the surrounding area. An in-house database search identified multiple areas of potential impact. Specifics will be discussed in consultation with the lead agency. The tribe requests that their letter be forwarded to the lead agency for this project and summarized in the final report.
10. Morongo Band of Mission Indians stated the Tribe defers to the San Manuel Band of Mission Indians
11. The Gabrieleno/Tongva San Gabriel Band of Mission Indians stated that the Project Site has a potential for subsurface cultural resources based on the proximity of the Santa Ana River and the previously recorded prehistoric sites located west of the project boundaries and requested Native American Monitoring as specified in the City of Jurupa Valley's Standard Mitigation Measures for Native American Resources.

As of October 28, 2016, MIG received no other responses from the Native American community concerning the proposed project. MIG will keep the City apprised with the progress of this on-going Native American consultation. The NAHC SLF records search results, the Native American contact list, Tribal Letters, and the Native American Consultation Matrix are provided in Appendix B of this report.

### **6.3 – Paleontological Resources Records Search**

Results of the paleontological resources records search through Natural History Museum of Los Angeles County (NHMLAC) indicate that no vertebrate fossil localities from the NHMLAC records have been previously recorded within the Study Area or within a one-mile radius. The County of Riverside General Plan shows the Study Area mapped as having a low potential for paleontological resources (County of Riverside General Plan: 2014). Moreover, no paleontological resources were identified by MIG during the pedestrian survey. Nevertheless, the results of the literature review and the search at the NHMLAC indicate that in the western portion of the Study Area is composed of younger Quaternary Alluvium derived as alluvial fan deposits from the elevated terrain adjacent to the west and also contains surface deposits of younger Quaternary drift sands. Both of these younger Quaternary deposits are unlikely to contain significant vertebrate fossils in the uppermost layers. Relatively shallow depths ranging between 6-8 feet there may be older Quaternary deposits that may well contain significant fossil vertebrate remains. Excavations in these older Quaternary deposits may have a potential to impact paleontological resources (McLeod 2016). The paleontological resources record search results letter from the NHMLAC is provided in Appendix C of this report.

### **6.4 – Archaeological Pedestrian Survey**

On September 12 and 13, 2016, MIG's Senior Archaeologist (Mr. Purtell) conducted a pedestrian field survey on portions of the Study Area that were either undeveloped or vacant for the presence of archaeological (prehistoric and historic) and paleontological resources. Mr. Purtell surveyed 100-percent of the undeveloped and vacant areas within the Study Area. The field survey was carried out on foot and survey transects were spaced no more than 10-meters apart between each interval. Survey accuracy was maintained through the use of a Garmin 60cxs handheld GPS unit. There were no archaeological or paleontological resources identified during the pedestrian field survey (see Figure 3, Field Survey Map).

The field survey was conducted in the undeveloped areas in the northern, eastern and western portions of the Study Area as well as on the proposed CalPortland site. The northern portion of the field survey encompasses approximately 45.86-acres and was conducted from the plant entrance along El Rivino Road to Hall Avenue that includes a grove of large eucalyptus trees that are situated along the southern boundary of the survey area in an east/west direction. The northern portion measured approximately 629-feet north/south by 3,176-feet east west. The northern portion can be characterized as undeveloped land exhibiting shallow plowing/disking in an east/west direction that slopes upwards towards the east approximately 5-degrees to the center of the area near Cactus Avenue. The northern portion contained moderate levels of modern man-made trash scattered throughout the area to include, but not limited to: car tires, paper and plastic wrappers, various types and sizes of aluminum cans, clothing, and glass bottles. Additionally, the area contained noticeable quantities of mammal bones and carcasses to include goats, horses, cows, and birds that presumably came from the farms or ranches that surround the property on the northern and eastern boundaries (See Figure 3 Photos 1-4)

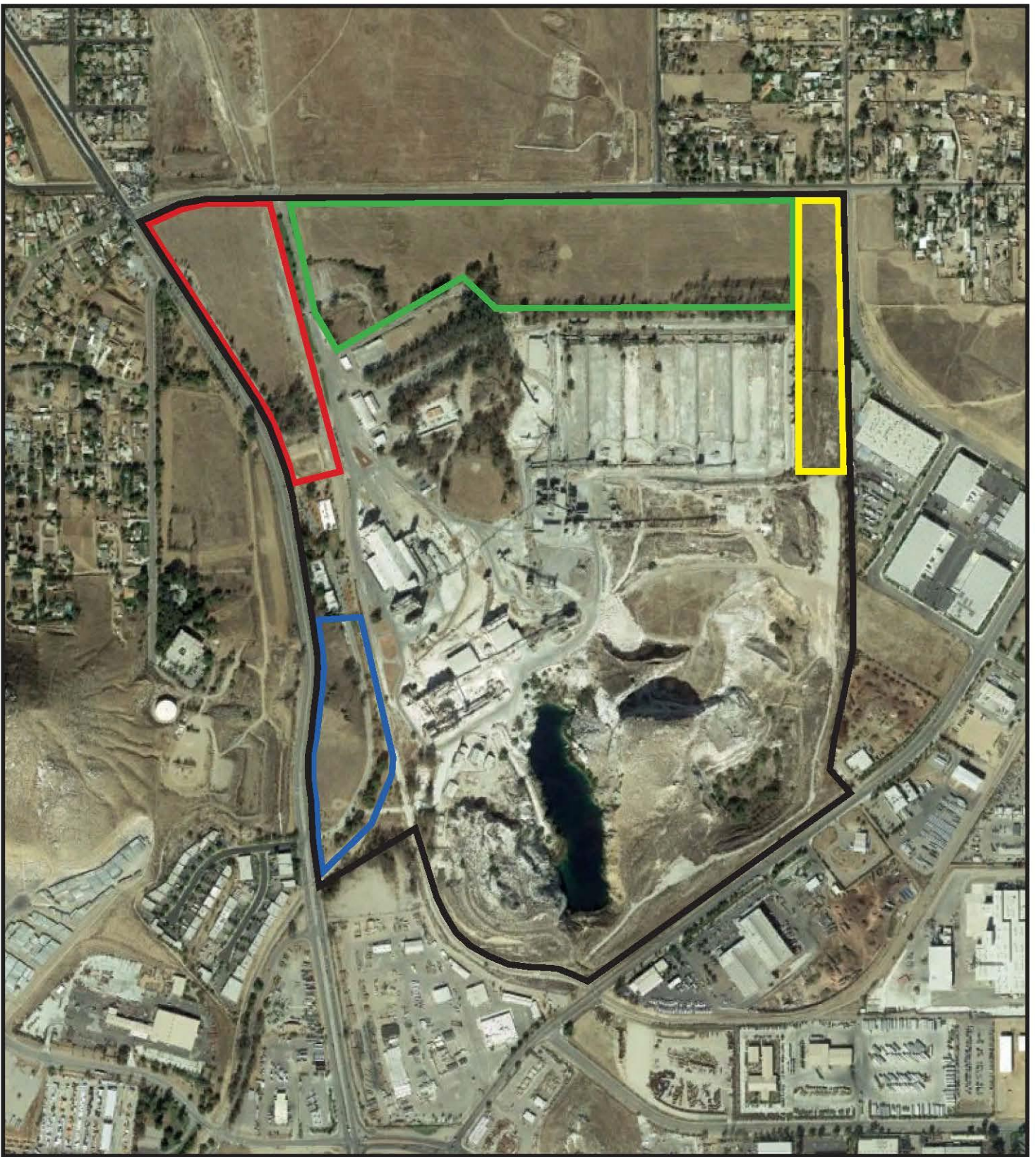
The eastern portion of the field survey is approximately 9.81 acres and was conducted from the intersection of El Rivino Road and Hall Avenue south to the plant's eastern fence line. The eastern portion is undeveloped, with a rectangular shape, measuring approximately 1,500-feet north/south by 285-feet east/west. The survey area exhibits similar terrain, soil conditions, and sparse levels of modern trash scatters as the northern portion. There are two fenced-in water substations and an elevated earthen berm that extended along the western boundary of the eastern survey area.

The western portion of the field survey is approximately 3.11 acres and was conducted from the intersection of Rubidoux Road and El Rivino Road to the plant's entrance and south along Rubidoux Road to the "Change Room." The western portion is undeveloped except for the southern portion, which consists of a covered asphalt yard that was used for a parking lot, a sump pond, and the Change Room. This area exhibits a triangular shape, with a grove of eucalyptus trees north of the Change Room and measures approximately 741-feet north/south by 179-feet east/west. Again, much of the western portion is undeveloped and exhibits similar terrain and soil conditions as the northern and eastern portions. Modern trash levels in the western portion of the Study area were sparse and limited (see Photo 5).

The CalPortland Company is in the process of purchasing the plant's administration building, labs, adjoining parking lot, and area of undeveloped land that is referred to in this report as the CalPortland site. The CalPortland site is located south of the Change Room, just east of Rubidoux Road, and west of the plant's railroad tracks. Except for the existing structures and parking lot, the area is undeveloped encompassing approximately 1.26 acres and measures roughly 514-feet north/south by 107-feet east/west at its widest point. This area is characterized by shallow plowing/disking in a north/south direction, in which the terrain slopes sharply upwards towards the northwest approximately 8-10-degrees and then slopes downward to the southeast. The area's terrain and soil conditions are similar to the rest of the undeveloped areas within the Study Area except there was little to no trash observed in this area.

The two previously recorded historic sites: P-33-013240 (railroad spur) and P-33-005044 (historic canal) located within the Study Area were confirmed as part of the pedestrian survey to determine changes in their condition since their previous recordation (see Chapter 7 Evaluation).

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-  - Project Boundary
-  - Western Portion (3.11 AC)
-  - Northern Portion (45.86 AC)
-  - Eastern Portion (9.81 AC)
-  - CalPortland Company Site (1.26 AC)

Crestmore Redevelopment  
Project

0                      1/8                      1/4 Miles



Not to Scale

<http://www.mig.com> • 951-787-9222



**Figure 3 Field Survey Map**  
 Agua Mansa Commerce Park Project  
 Jurupa valley, California

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#### **6.4.1 – OTHER STUDY AREA CONDITIONS**

The undeveloped northern, eastern and western portions of the Study Area as well as the CalPortland site exhibited shallow plowing or the disking of soils in a north-south or east-direction direction. Approximately 90 percent of the ground cover consisted of low-lying ruderal plant species that were approximately 6 to 12-inches in height (see Figure 3, Photographs 6-9). Ground surface visibility was good to excellent exhibiting a light tan to medium brown color sediment with a silty-sandy texture, showing moderate levels of bioturbation. Moderate levels of modern man-made trash consisting of, but not limited to, car and truck tires, paper and plastic wrappers, glass bottles and aluminum cans were concentrated along El Rivino Road (east and west) (see Figure 4, Photograph 10).

#### **6.5 – Tribal Cultural Resources**

Results of the records research conducted at the CHRIS-SCCIC, the Sacred Lands File Search commissioned through the NAHC, follow-up Native American Scoping, and the Pedestrian Field Survey failed to indicate known TCR within the Study Area as specified in Public Resources Code (PRC): 210741, 5020.1(k), or 5024.1. However, there are four (4) previously recorded prehistoric resources located within a one-mile radius of the Study Area. The four resources have been identified as P-33-024750 (Rock shelter, with lithic scatter), P-33-024756 (Rock Shelter, with hearth), and P-33-024751 (Bedrock milling feature), and P-33-024772 (Isolate; Mano fragment), which suggests the possibility of encountering buried archaeological resources associated with TCR's within the Study Area, given the proven prehistoric occupation of the region, the identification of multiple surface archaeological resources, and the favorable natural conditions (e.g., ephemeral drainages, natural spring, and vegetation communities) that would have attracted prehistoric inhabitants to the area.

Although there was no indication of TCRs at the project site and the research and surveys conducted by MIG qualified archaeologists were negative for known TCRs, AB 52 (Gatto, 2014) is clear in stating that it is the responsibility of the Public Agency (e.g. Lead Agency) to consult with Native American tribes early in the CEQA process to allow tribal governments, lead agencies, and project proponents to discuss the appropriate level of environment review, identify and address potential adverse impacts to TCRs, and reduce the potential for delay and conflict in the environmental review process (see PRC Section 2108..3.2). Specifically, government-to-government consultation may provide "tribal knowledge" of the Study Area that can be used in identifying TCRs that cannot be obtained through other investigative means. Additionally, it is anticipated that during the application process the Lead Agency will notify the tribes) and will commence AB 52 Consultations if requested as specified in the regulations.

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**Figure 4 Photographs 1-19**



Photo 1: View of the Study Area towards the north.



Photo 2: View of the Study Area towards the south.

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Photo 3: View of the Study Area towards the east.



Photo 4: View of the Study Area towards the west.

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Photo 5: Study Area, western portion, view towards the northwest.



Photo 6: Study Area, western portion, animal carcass close-up.

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Photo 7: Study Area, eastern portion, view towards the east.



Photo 8: Study Area, eastern portion, Air Quality Monitoring Station #1, view towards the southwest.

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Photo 9: Study Area, northern portion, view towards the east.



Photo 10: Study Area, trash along El Rivino Road.

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Photo 11: Offside of the Project Site, CA-RIV-5044H West Riverside Jurupa Canal.



Photo 12: Project Site, CA-RIV-5044H West Riverside Jurupa Canal.

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Photo 13: Study Area CA-RIV-5044H, West Riverside Jurupa Canal, view towards the southwest.



Photo 14: Study Area, P-33-013240 Railroad Spur, view towards the south.

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Photo 15: Study Area P-33-013240 Railroad Spur, view towards the south.



Photo 16: Study Area, P-33-013240 Railroad Spur, view towards the south.

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Photo 17: Study Area, view of previous quarry area.



Photo 18: Study Area, County Historical Marker, close-up.

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Photo19: Study Area, 1943 Safety Marker, view towards the southeast.

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## 7 ARCHAEOLOGICAL EVALUATION

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Evaluation of cultural resources is determined by conducting an “evaluation” of a resource’s eligibility for listing in the California Register; determining whether it qualifies as a “unique archaeological resource” and determining whether the resource retains integrity. This is achieved by applying the California Register criteria (including criteria for a “unique archaeological resource”) as defined in Chapter 2 of this report. If a resource is determined eligible for listing in the California Register or qualifies as a “unique archaeological resource” and retains integrity, then the resource is considered an archaeological resource or a historical resource pursuant to CEQA §15064.5 and any substantial adverse change to the resource is considered a significant impact on the environment. The CEQA guidelines do not provide criteria to evaluate paleontological resources.

### 7.1 – Archaeological Resources

As discussed previously in Chapter 6, no known archaeological resources from the EIC records were recorded within the Study Area. However, there are three (3) prehistoric archaeological sites and one (1) prehistoric isolate located within a one-mile radius of the Study Area. No resources were identified during the pedestrian survey. Despite the heavy disturbances of the Study Area that may have displaced archaeological resources on the surface, it is possible that intact archaeological resources exist at depth. As a result, recommended mitigation measures are provided in Chapter 9 to reduce potentially significant impacts to previously undiscovered archaeological resources that may be accidentally encountered during project implementation to a less than significant level

### 7.2 – Historical Resources

As discussed previously in Chapter 6, there are two (2) historic resources: (P-33-013240 (railroad spur) and P-33-005044H (historic canal) from the EIC records that have been previously recorded within the Study Area and there are two historic resources P-33-013239: a section of transmission line and associated tower(s) owned by Southern California Edison and P-33-016364: irrigation system that are located within a one-mile radius of the Project boundaries. The historic transmission line towers and the irrigation system will not be impacted by the proposed project. One of the historic resources located within the Study Area: P-33-013240 (railroad spur) will not be impacted by the proposed project, while historic resource P-33-005044H (historic canal) will be impacted. Both historic resources (P-33-013240 and P-33-005044H) are described and evaluated in terms of their recommended eligibility for listing in the National Register or the California Register, below:

#### **P-33-013240**

##### **Description**

The historic railroad spur was recorded by Goodwin in 2003 and was updated by Auck in 2009. The still-functioning pre-World War II standard-gauge railroad spur off of the Los Angeles-Riverside UPRR line (part of a San Pedro, Los Angeles and Salt Lake City Railroad Company line prior to 1921) was probably constructed to serve the Riverside Portland Cement company's cement plant established near Crestmore in 1907. It later also served the Ormand quarry, which opened in the mid-1920's. The railroad spurs will remain mostly intact and will not be impacted by the proposed project (see Figure 3, Photograph 14).

##### **Research**

On September 13, 2016 MIG's Senior Archaeologist confirmed the railroad spur and found three (3) separate spurs within the Study Area. The spurs are located west of the Plant's production facilities and east of the administration and lab buildings. One spur led into the plant and is no longer in use, while the other three lines are still active and are used as part of a switching yard for the Union Pacific Railroad. Two of the active spurs run along a north-south direction around Skyblue Hill and then cross over Agua Mansa Road heading south. The other spur runs along a north-southwest direction around the proposed CalPortland Cement site and then crosses over Rubidoux Boulevard heading west (see Figure 3, Photographs 15 and 16).

##### **Evaluation**

The archaeologist found that all four spur lines have been modernized as their original rails and ties have been replaced impairing the railroad spurs' historical integrity despite their association with the historical San Pedro, Los Angeles and

Salt Lake City rail lines and portions of the Union Pacific Railroad which are eligible. The railroad spurs are therefore ineligible for listing on either the NRHP or the CRHR, therefore, there is no impact.

### **P-33-005044H**

#### **Description**

The historic canal was first recorded by Seymour and Doak in 1992 and was later updated by Auck in 2009. The canal is part of the West Riverside Jurupa Canal that was constructed in the 1890's by the West Riverside 350-Inch Company. The construction of the canal system has been credited as a significant development of the West Riverside/Rubidoux region as an agricultural center as it was the first irrigation system to provide water to the higher Jurupa Plain. Portions of the canal are located within the Project Site and will be impacted by the proposed project (see Figure 3, Photograph 11).

#### **Research**

On September 13, 2016, MIG's Senior Archaeologist confirmed portions of the canal located within the Project boundaries and found that the canal has been reduced in size and cement lined (channel and embankments) in order to convert the canal into a culvert for rain water drainage (see Figure 3, Photographs 12 and 13).

#### **Evaluation**

Alterations to the canal have caused it to lose its historical integrity despite its association with the West Riverside Jurupa Canal System, which played an important role in developing the agricultural resources of the region and as such the canal is not eligible for listing in either the NRHP or in the CRHR, therefore, there is no impact.

#### **Conclusion**

The results of the historic site evaluations determined that the Union Pacific Railroad spurs (P-33-013240) and the West Riverside Jurupa Canal (P-33-005044H) located within the Project Site are not eligible for listing in the National or California Registers under any of the significance criteria. Therefore, the proposed project would result in no adverse change in the significance of these historical resources as defined in §15064.5

### **7.3 – Paleontological Resources**

As discussed previously in Chapter 6, no known paleontological resources from the NHMLAC records were recorded within the Study Area, or within a one-mile radius, and no resources were identified during the pedestrian survey. The County of Riverside General Plan shows the Study Area mapped as having a low potential for paleontological resources (County of Riverside General Plan: 2014). Nevertheless, the results of the literature review and the search at the NHMLAC indicate that the western portion of the Study Area is composed of younger Quaternary Alluvium derived as alluvial fan deposits from the elevated terrain adjacent to the west and also contains surface deposits of younger Quaternary drift sands. Both of these younger Quaternary deposits are unlikely to contain significant vertebrate fossils in the uppermost layers, but at relatively shallow depths ranging between 6-8 feet there may be older Quaternary deposits that may well contain significant fossil vertebrate remains. Excavations in these older Quaternary deposits may have a potential to impact paleontological resources (McLeod 2016). As a result, recommended mitigation measures are provided in Chapter 9 to reduce potentially significant impacts to previously undiscovered paleontological resources or unique geological features that may be accidentally encountered during project implementation to a less than significant level.

### **7.4 – Tribal Cultural Resources**

As discussed in Chapter 6, the results of the records research compiled from the CHRIS-SCCIC, the Sacred Lands File Search (commissioned through the NAHC), follow-up Native American Scoping Letters, and the pedestrian field survey failed to indicate known TCR's within the Project Boundaries as specified in Public Resources Code (PRC): 210741, 5020.1(k), or 5024. However, there are four (4) previously recorded prehistoric resources located within a one-mile radius of the Study Area. The four resources have been identified as P-33-024750 (Rock shelter, with lithic scatter), P-33-024756 (Rock Shelter, with hearth), and P-33-024751 (Bedrock milling feature), and P-33-024772 (Isolate; Mano fragment), which suggests the possibility of encountering buried archaeological resources associated with TCR's within the Study Area given the proven prehistoric occupation of the region, the identification of multiple surface archaeological resources, and the favorable natural conditions (e.g., ephemeral drainages, natural spring, and vegetation communities) that would have attracted prehistoric inhabitants to the area. As a result, recommended mitigation measures are provided in Chapter 9 to

reduce potentially significant impacts to previously undiscovered archaeological resources relating to TCR's that may be accidentally encountered during project implementation to a less than significant level.

Although there was no indication of TCRs at the project site and the research and surveys conducted by MIG qualified archaeologists were negative for known TCRs, AB 52 (Gatto, 2014) is clear in stating that it is the responsibility of the Public Agency (e.g. Lead Agency) to consult with Native American tribes early in the CEQA process to allow tribal governments, lead agencies, and project proponents to discuss the appropriate level of environment review, identify and address potential adverse impacts to TCRs, and reduce the potential for delay and conflict in the environmental review process (see PRC Section 2108.3.2). Specifically, government-to-government consultation may provide "tribal knowledge" of the Study Area that can be used in identifying TCRs that cannot be obtained through other investigative means. Additionally, it is anticipated that during the application process the Lead Agency will notify the tribes) and, if requested, will commence AB 52 Consultations as specified in the regulations.

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## 8 ARCHITECTURAL EVALUATION

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In November 2019, ESA prepared a historical assessment report for the Riverside Cement Company, Crestmore Plant's historic buildings and structures (see Appendix E).<sup>23</sup> ESA's architectural descriptions are provided below and are taken directly from their report. Report figures, tables, and photographs can be found in ESA's Report (see Appendix E).

### 8.1 – Architectural Descriptions

The subject property is currently occupied by a former cement Plant, commonly known as the Riverside Cement Company's Crestmore Plant. The Plant was constructed in 1909 when it began operations producing high-quality gray cement. From the date of its opening, the Plant included a gray cement mill, limestone mine, packing house, and multiple support buildings including administration offices and machine shops (Figure 5, Historic Eligible Buildings Map). The facility evolved over time, adding new cement mills and support buildings in the 1950s and 1960s. Currently the property is occupied by multiple utilitarian buildings built between the Plant's original date of construction in 1909 and the mid-1960s when it was modernized with the addition of a new administration building and gray and white cement mills. The multiple buildings and structures that make up the Plant are connected by an extensive network of paved and dirt roads, as well as railroad tracks. Landscaping on the site consists mostly of natural vegetation with formal landscaping around the administration offices near the property's western boundary. The various buildings and features on the site are depicted in Figure 19 and have been grouped into the following features commonly associated with the Cement Plant Property Type:

1. Production
2. Power Plants
3. Administration Buildings
4. Research and Development
5. Staff Facilities
6. Maintenance Buildings
7. Distribution Warehouses
8. Circulation Patterns

The architectural descriptions of the buildings, as follows, will be organized by these areas.

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<sup>23</sup> ESA. November 2019. Riverside Cement Company, Crestmore Plant Historical Resources Assessment Report. Prepared by ESA, Los Angeles, California 90017; prepared for Mr. Mark Ostoich, Gresham Savage Attorneys at Law, San Bernardino, California 92408.

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 - Eligible Building Boundaries

Crestmore Redevelopment  
Project

0 1/8 1/4 Miles



Figure 5 Historic Eligibility Buildings Map

Agua Mansa Commerce Park Project  
Jurupa valley, California

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## 8.2 – Production

### 8.2.1 – GRAY CEMENT MILL

The Gray Cement Mill was constructed in 1964-65 by the American Cement Corporation to modernize and expand the Crestmore Plant's operation (Figure 25). The mill is located on the east side of the subject property near its eastern boundary. North of the mill are ten (10) raw material storage bays, A through J, located along the northeastern section of the subject property. The bays, containing raw limestone, are accessed by a large reclaimer machine running on tracks (Figure 26), which scooped up the material and loaded it onto a series of conveyors feeding the Gray Cement Mill's kilns to the south. The mill's large rotary kilns have since been removed from the site (alteration). The kilns were lined with special bricks on the interior, which allowed for the raw materials to be heated to high temperatures for the production of clinker. Once the clinker was cooled, it was ground up in the mill's ball grinding facility (Figure 27). The entire mill complex consists of heavy steel and concrete framing supporting various types of machinery, metal stair cases, and catwalks. At the west end of the mill stands two large bag houses, which provided filtration to reduce the mill's dust output. South of the mill is its Control Center, which was where the control panels for the gray mill complex were located. The control center is a reinforced concrete structure with a mid-century modern design, standing two stories in height (Figure 28). The building has a flat roof and a ramp accessing the second level entry. The west elevation features five V-shaped pre-stressed trusses that run from the ground to over the roof. The northern three bays of the wall are decorated with concrete block with raised triangular features. The fourth, southernmost bay features a double door entrance with sidelights, leading down a concrete walkway to the ground.

Figure 6 Photographs from ESA's Historic Report – (Figures 25-58)



Figure 25: Gray Cement Mill, view of the west elevation, view northeast.



Figure 26: Reclaimer near the northeast corner of the Plant, view southeast.



Figure 27: View of the ball grinding mill at the west elevation, view east.



Figure 28: Gray Cement Mill Control Center, view south.

### **8.2.2 – WHITE CEMENT MILL**

The White Cement Mill was constructed in 1960 and expanded by 1965 by the American Cement Corporation. The mill is located at the south end of the property near its western boundary. The mill features associated silos used for the storage of raw limestone material and clinker, which were used to manufacture pure white cement. The storage silos are connected to the mill by a series of elevated conveyor belts. The important features of the mill are its large rotary kilns stretching eastward (Figure 29). The kilns are lined with special bricks on the interior, which allowed for the raw materials to be heated at high temperatures for the production of clinker. Once the clinker was cooled, it was ground up in the mill's grinding facility (Figure 30). The entire structure consists of heavy steel framing supporting various types of machinery, metal stair cases, and catwalks (Figure 31). At the west end of the mill stands two original large bag houses, which provide filtration to reduce the mill's dust output (Figure 32). They are three-stories in height and composed of metal sheets with roof monitors on the gabled roofs. The second-story and attic are surrounded by metal balconies for access from an outdoor metal staircase to the second-story and a metal ladder to the attic. Two buildings were added outside of the period of significance: a rectangular-plan building for clay with separate entrance and exit on the south elevation and a kiln feed bin open shed metal warehouse. Both were constructed between 1974 and 1985 at the north portion of the White Cement Mill area.



Figure 29: View of the south elevation, view northwest.



Figure 30: View of the east side and south elevations, view northwest.





Figure 31: View of the north elevation, view south.



Figure 32: View of the north elevation, view south.

### **8.2.3 – KILN FEED STORAGE**

The kiln feed storage structure is made of concrete and comprises three silo elements, which make up the bulk of the massing, with a roof monitor running along the top of the silos (Figure 33). The building was constructed in c. 1911 as part of the original gray cement mill and appears to have been reused in the white cement mill. The monitor leads to a rectangular volume attached to the side of the westernmost silo. The rectangular volume rises above the silos into a tower. The building features numerous openings and vents on all elevations. The building features numerous openings and vents on all elevations.



Figure 33: Southeast view.

## 8.3 – Power Plants

### 8.3.1 – ELECTRICAL SUBSTATION

Power is supplied to the Plant by an electrical substation near the center of the property. The substation appears to have been constructed between 1959 and 1966. It is a collection of electrical apparatuses and wires which relay power to the Plant and a rectangular-plan utilitarian building of concrete block with a gabled metal roof (Figure 34).



Figure 34: View of the building's primary (east) elevation, north end (view west).

## 8.4 – Administration Buildings

### 8.4.1 – OFFICE AND LABORATORY.

The Office and Laboratory building was constructed in 1958 by the American Cement Corporation. The building is located at the western boundary of the property, between the Plant's Distribution Warehouses to the east and Rubidoux Boulevard to the west. The Office and Laboratory building will be owned by a separate entity and is not a part of the project development, however, it was included in this evaluation due to its historical association with the Plant. The building is two-stories in height with an irregular plan, and is divided into two sections. The south section was devoted to laboratories and engineering offices and features a rectangular windowless concrete second floor that is recessed on all sides with a railing (Figure 35). On its primary (east) elevation it consists of large concrete block sections divided horizontally by a belt course and vertically by concrete pilasters. The north section was devoted to corporate offices and conference rooms and features an irregular plan (Figure 36). Its primary (east) elevation consists of a large glass entrance flanked by glass panels. There is a first-floor parking garage supported by concrete columns, which also vertically divide the second-floor office spaces. These divisions consist of concrete block banding beneath alternating fixed and fixed-awning windows. A cantilevered open concrete awning spans the length of this section of the building. The north section also features an open-air enclosed courtyard.



Figure 35: View of the building's primary (east) elevation, south end (view west).



Figure 36: View of the building's primary (east) elevation, north end (view west).

## 8.5 – Research and Development

### 8.5.1 – TECHNICAL OFFICE

The Technical Office is a one-story building featuring a front-gabled shingle roof with fans and vents. It has a rectangular plan, closed eaves and is of concrete construction clad in stucco (Figure 37). The building appears to have been constructed in c. 1909 in the initial construction of the Plant. It has multi-light original casement windows on all elevations and paneled, multi-light original wood doors with metal awnings on all elevations. Two trees are adjacent to each end of the east elevation. Exterior lights and air conditioning units are also present.



Figure 37: View of the south and west elevations, view northeast.

### 8.5.2 – LABORATORY

The Laboratory is three-stories in height with a rectangular plan, metal gabled roof with vents, and corrugated metal walls (Figure 38). The building appears to have been constructed in c. 1909 in the initial construction of the Plant. A sign identifies the building as “Technical Services: Concrete Testing Lab.” Multi-light windows are present on the north, west, and east elevations. Some windows have been boarded. The north and south elevations have rolling metal doors (alterations) that replaced the original sliding doors.



Figure 38: View of the north and east elevations, view southwest.

### 8.5.3 – PILOT KILN

The Pilot Kiln is a one-story building featuring a rectangular plan and a gabled roof with narrow eaves (Figure 39). It was constructed between 1953 and 1966 and is made of CMU bricks. The roof's gable portions are clad with corrugated metal. It has two garage doors on its west elevation, a window opening on its south elevation, and a metal door and large detached rectangular brick chimney at its east elevation.



Figure 39: View of the east elevation, view west.

### 8.5.4 – RESEARCH AND DEVELOPMENT CENTER

The Research and Development Center is located on the opposite side of Rubidoux Boulevard and significantly outside of the project boundaries. The building is currently occupied by an uninvolved party and was not included in this survey.

## 8.6 – Staff Facilities

### 8.6.1 – MEDICAL OFFICE

The Medical Office is a concrete building set into a grade, with stucco cladding. The building features a square plan and flat roof with narrow eaves. Its primary (south) elevation consists of a recessed enclosed porch with a brick-lined arched entryway and two brick-lined arched window openings (Figure 41) leading to a wood door flanked by two double-hung wood windows. The east side elevation features a brick-lined arched window opening with three wood double hung windows. The rear (north) elevation has four wood windows. All openings are currently covered with metal bars.



Figure 41: View of the building's primary (south) elevation (view north).

### 8.6.2 – CHANGE ROOM

The Change Room has a rectangular plan and is made of concrete clad in stucco (Figure 42). The building has a flat roof with wide eaves and red coping. The primary (north) elevation is divided in several sections by red pilasters. A central opening to a hallway leading to the rear (south) elevation interrupts the façade. To the north of the hallway opening the wall recedes to form a recessed porch supported by concrete columns matching the pilasters. The cladding in this portion consists of concrete squares with overlapping square artistic elements. Also present are a glass door and a fixed window. The side elevations consist of plain sections of concrete wall divided by pilasters and a door. The rear elevation consists of double doors, several vents, and pilasters south of the hallway opening.



Figure 42: View of the building's primary (east) elevation, north end (view west).

## 8.7 – Maintenance Buildings

### 8.7.1 – OPERATIONS OFFICE AND TIRE SHOP

The Operations Office and Tire Shop is a two-story building constructed between 1938 and 1948 (Figure 43). It is rectangular in plan and is covered by a bowstring truss roof of composition sheets with four metal vents. The walls are concrete covered by stucco. The building is composed of three sections. The west elevation of the north section features five roll up, double-height rectangular garage doors. The east elevation features two roll up, double-height rectangular garage doors. The center section is the Operations Office with two single metal doors, two fixed-pane windows on the first floor and three metal sliding windows on the second story. One door leads to a restroom, while the other leads to the offices.



Figure 43: View of the Operation's Office and Tire Shop, view southwest.

### **8.7.2 – MAINTENANCE SHOP AND WAREHOUSE**

The shop and warehouse is a rectangular-plan, two-story building east of the Operations Office and Tire Shop (Figure 44). It is covered by a gabled roof with three vents and features corrugated metal walls. The metal awning extends from the building's north elevation above an entrance at the west end.



Figure 44: View of the Maintenance Shop, view south.

### **8.7.3 – ELECTRICAL AND MECHANICAL BUILDING A**

The Electrical and Mechanical Building A is two-stories in height and has a rectangular plan topped with a metal side-gabled roof and several fans and vents (Figure 45). The building appears to have been constructed in c. 1909 in the initial construction of the Plant. The walls consist of corrugated metal. The north elevation has numerous continuous multi-light windows, while the rest of the elevations have two main ribbons of clerestory multi-light windows, one near the roof line and other, larger bands closer to ground level. There are double metal doors with inset windows on the east elevation. The west elevation has a full-length extension with a shed roof and several connected multi-light windows. Sheets of corrugated metal cover what appear to be window openings. The south elevation features the two ribbons of windows, an original metal door with inset window, and a multi-light window on the extension. All the metal windows are original and some have been broken or have been painted.



Figure 45: View of the north and west elevations, view northeast.



### 8.7.4 – ELECTRICAL AND MECHANICAL BUILDING B

The Electrical and Mechanical Building B is a one-story building with a rectangular plan and a corrugated metal gabled roof (Figure 46). The building appears to have been constructed in c. 1909 in the initial construction of the Plant. On the east and south elevations, it has a wrap-around recessed porch connected to a projecting full-length porch with two wood doors on the east elevation. It has connected multi-light windows that are asymmetrically organized on all elevations, and doors including metal sliding doors on all elevations except for the north. The west elevation has an elevated concrete loading dock with a stairway and an extending awning. Lights are present on all elevations.



Figure 46: West and south elevations, view northeast.

## 8.8 – Distribution Warehouse

### 8.8.1 – STOREHOUSE

The Storehouse is a horizontally-oriented corrugated metal one-story building with a corrugated metal gabled roof and a L-shaped plan (Figure 47). The Storehouse also houses an electric shop and receiving area. It was constructed between 1938 and 1948. The roof features several vents and a large shed-roof addition running along half of the east elevation. There is a small addition constructed partially of brick on the building's west elevation. The Storehouse's south elevation consists of one metal door and a window opening beneath a partial-width metal awning supported by a lone metal column and several beams. Metal railings are located in front of the building's entrance. Several lights and signs are also present. The east addition has exposed rafter tails. The north elevation consists of a large opening, an electrical box, metal sliding door tracks, an inset fan above the entrance, and a large sign that reads "STOREROOM." The east elevation consists of several dilapidated multi-light fixed and awning windows, a large corrugated metal door, a smaller metal door, and door with four divided lights. Bollards, various equipment, lights, and exposed rafter tails on the side of the pop-out are also present. The west elevation consists of several window openings, multi-light awning and casement windows, a door with six divided lights, and a cage door. Signs, lights, and old equipment are also present.



Figure 47: View of the south elevation, view north.

### 8.8.2 – STOCK HOUSE

The stock house appears to be one of the original buildings from 1906-1909 and is a two-story warehouse building with an addition built in 1911. It is symmetrically organized with an original concrete section at the south and a large metal addition section to the north. It has a gabled roof with medium eaves and a gabled projection running along the spine of the roof. A tall corrugated metal tower with two large entrances is attached to the south façade. An arched opening blocked by a metal grille is present on the wall of the stock house. (Figure 48) The wall material on the south façade and part of the east side façade consists of buttressed concrete, with several pipes running along façades. Also present on the south façade are two more arched, blocked-off entrances. A small set of steps leads to a narrow platform blocked with metal railings. On the platform is entry opening, two single metal doors, and a pair of double doors. The wall material abruptly becomes corrugated metal. At roof level above the platform, a walkway and various metal trusses covered with a corrugated metal shed roof connect to the façade to form part of a loading station. There is also a window opening, electrical boxes, and lights (Figure 49) The north façade consists of several steps and railings comprising the platform entrance/exit, a large corrugated metal door covered with a cantilevered shed awning, electrical machinery surrounded by chain link fence, freestanding electrical boxes, and a vehicle sized opening at the end of a small grade. (Figure 45) The west side of the stock house is attached to the modern pack house.



Figure 48: View of the south elevation, view northwest.



Figure 49: View of the east side and south elevations, view northwest.



Figure 50: View of the north elevation, view south.

### **8.8.3 – PACK HOUSE**

The Pack House is the largest building associated with the Plant's distribution operations. It was constructed between 1968 and 1973 (Figure 51). It is oriented horizontally, two-stories in height, and has a gabled corrugated metal roof with numerous lights and vents. The building's south elevation is connected to silos. Approximately two-thirds of the east elevation is immediately adjacent to the buttressed concrete western wall of the Stock House, with the remainder consisting of a corrugated metal wall with an opening for trucks. Like the south façade, the north façade is largely connected to a grouping of eight silos. The at the north end of the building's west elevation is partially clad with brick on the bottom half and corrugated metal on the top half and features a large truck opening shaded by a cantilevered corrugated metal awning. A small, corniced brick pop-out office space with two single-light doors and three fixed single light windows is also located at the north end of the west elevation. Centrally located along the building's west elevation is a section with concrete aggregate walls topped by a shed roof. This section was used for loading trucks and features recessed office space with several fixed single-light windows and doors. The southern portion of the west elevation consists of corrugated metal walls with a door and a trapezoidal brick pop-out. The cavernous interior of the pack house contains numerous pieces of equipment, with the most significant being the white cement packaging machine and the gray cement packaging machine (Figure 52).



Figure 51: View of the northern portion of the west elevation, view southeast.



Figure 52: View of the gray cement packaging machine inside the pack house.

#### **8.8.4 – FLEET HOUSE**

The Fleet House has a rectangular plan with a concrete vaulted roof and correspondingly wide, arched eaves (Figure 53). This Mid-Century Modern style, one-story building is now the Safety Training Center, but was originally used as a Fleet House. The building was constructed between 1959 and 1966. Its primary (south) elevation features a glass door, four single-pane aluminum fixed windows, and cement paneled walls with an attached brick planter and a small entrance platform with metal railings. The building's west elevation is broken by plain pilasters into four sections. The rear, north elevation has a glass door, several fixed windows, a pair of single-light fixed windows with security bars, and paneled cement walls. The east elevation is broken into four bays by plain pilasters. Each section consists of cement panels. There are five single-light fixed windows and a double hung window, all with security bars (alteration). An air-conditioning unit is also present (alteration). Each corner of the building has a vertical cement pier painted red.



Figure 53: View of the south and west elevations, view northeast.

### 8.8.5 – SILOS

There is a large partially-joined complex of cement silos located at the south end of the distribution area. The silos are vertically oriented cylinders made of cement, with several metal vehicular entrances. Numerous corrugated metal or concrete sheds, pipes, machinery, lights, bollards, stairs, ladders, and platforms with railings are either on or surround the silos. On the west of the silos is a metal rigging consisting of an elevated shed and large funnels for loading product onto trucks (Figure 54). The larger complex of silos is connected to the main stock house. The silos were constructed between 1959 and 1966.



Figure 54: View of the silos near packing area, view southeast.

### 8.8.6 – SAFETY MONUMENT

A concrete monument to a perfect safety record in 1943 is a rectangular marker with the proverb “Safety Follows Wisdom,” showing in a relief allegorical figures of Wisdom with an oil lamp and a worker holding a gear (Figure 55). The monument was designed in 1923 by artists at the Art Institute in Chicago under the sculptor Albin Polasek and first awarded to a plant in 1924 by the Portland Cement Association. It is a monument seen at many plants throughout the United States and Canada, who earned the award.<sup>24</sup> The monument at the Plant was rededicated in 1944, 1949, 1950, 1957, 1960, 1961, 1962, 1968, and 1992-93.



Figure 55: View of the Safety Monument, view south.

## 8.9 – Landscape and Circulation Patterns

### 8.9.1 – LANDSCAPE

The landscape is anchored by the natural topography of the limestone deposit located at the south end of the subject property that is commonly called Crestmore Hill (Figure 56). Mining activity at the site has deepened and enlarged the pit on the west side of the hill. In 1966, a water feature was north of the hill and currently there is a lagoon on the west side. Mine vents used to ventilate the underground shafts are dotted along the northwest side of the Hill (Figure 57). The vents are small rectangular concrete boxes and appear to date from the Plant’s 1906-1909 construction.

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<sup>24</sup> “Safety Follows Wisdom – Winnipeg MB,”

[http://www.waymarking.com/waymarks/WMD1T0\\_Safety\\_Follows\\_Wisdom\\_Winnipeg\\_MB](http://www.waymarking.com/waymarks/WMD1T0_Safety_Follows_Wisdom_Winnipeg_MB), accessed June 6, 2017.



Figure 56: Southeast view of the Crestmore Hill.



Figure 57: Northeast view of mine vents.

The vegetation throughout the plant appears to consist of a combination of naturally occurring and designed landscapes (Figure 58). Formal landscaping is located near administration buildings and lining roads, while natural landscaping occurs around the edges of the property, near Crestmore Hill, and around the Plant's industrial equipment. Some of the vegetation on the site may be associated with the early agricultural activities of the Riverside Cement Company and the nearby farms and ranches.



Figure 58: Vegetation northeast of Shop and Warehouse.

### **8.9.2 – CIRCULATION PATTERNS**

The railroad was essential in the Plant's construction because its heavy milling machinery could not be transported to the site on wagons. The Plant's initial layout was based on the railroad tracks, which would be used for loading and distributing cement. The railroad tracks, which included a Pacific Electric connection, ran along the west side of the Plant with spur lines spreading east into the Plant's distribution buildings. The Union Pacific railroad tracks curved up along the southwest corner of the property entering through the Plant's original entrance.<sup>25</sup>

Although the Plant's circulation pattern was initially established based on the railroad lines, over time an extensive road network built up allowing access to various sections of the property. When the Plant modernized and the new Office and Laboratory building was constructed in 1958, the main entrance was switched to the north of the subject property.<sup>26</sup> The circulation of roads united the large property and different areas of operation. By 1966, the Plant's network of roads circumvented the property connecting the mills, support building, storage bays, and Crestmore Hill.

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<sup>25</sup> USGS, Colton and Fontana 7.5-minute topographic maps, 1943.

<sup>26</sup> "Riverside Cement Firm Designs New Office, Lab."



## 9 ELIGIBILITY ASSESSMENT

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In November 2019, ESA prepared a historical assessment report for the Riverside Cement Company, Crestmore Plant's historic buildings and structures (see Appendix E).<sup>27</sup> ESA's eligibility assessment is provided below and is taken directly from their report. Report figures and tables can be found in ESA's Report (see Appendix E).

### 9.1 – Eligibility Assessment of the Potential District

The Plant is associated with the following historical and architectural themes developed in the historic context: Development of Riverside County (1870-1970); The Cement Industry (1909-1924); and Architectural and Infrastructure Building Material (1910-1965). The Plant contains multiple buildings, structures, and features, many of which lack distinction on their own but share a common association with the history of the Riverside Cement Company. Therefore, the Plant has been evaluated as a potential historic district. Furthermore, each of the individual buildings within the site were evaluated for individual significance. The Plant has previously been designated a Riverside County Historic Landmark and a California Point of Historical Interest.

#### 9.1.1 – SIGNIFICANCE EVALUATION

##### **Criterion A/Broad Patterns of History**

With regard to broad patterns of history, the following are the relevant criteria:

**National Register Criterion A:** Is associated with events that have made a significant contribution to the broad patterns of our history.

**California Register Criterion 1:** Is associated with events that have made a significant contribution to the broad patterns of California's history and cultural heritage.

**Riverside County Historic Landmarks Criterion 1:** Is associated with events that have made a significant contribution to the broad patterns of Riverside County's history and cultural heritage.

The subject property began operating as a cement plant in 1909 as the Riverside Portland Cement Company, which continued to grow into one of Riverside's leading industries in the early years of the community's development. The modern economic influence of Riverside's cement industry "began with [the Plant's 1908-1909] construction, which involved a force of 200 men, a sizable segment of the area's work force at that time".<sup>28</sup> The company continued to expand its economic footprint in the 1920s, increasing its facilities and acquiring the Oro Grande plant near Victorville. While the company faced economic hardships during the Great Depression, the need for its product during the war years resulted in increased prosperity and development. The company experienced continued success in the post-war era development boom but was becoming less central to the regional economy as new industries made Riverside and the surrounding area their home. In 1958, the American Cement Corporation purchased the Riverside Cement Company, acquiring both the Crestmore and Oro Grande Plants. Although the Crestmore Plant carried on the Riverside Cement Company moniker, it was no longer a small locally owned cement plant, but one of five production and distribution facilities owned by the American Cement Corporation throughout California. In 1960, the Plant became one of only three operations in the nation capable of producing white cement. However, white cement and gray cement are the same material in all aspects except color due to the purity of limestone used in the production process. Although the production of white cement is rare, it does not appear to constitute a significant event in national, state, or local history. While the Plant supplied cement material to many significant building and infrastructure projects throughout the region, it was the engineers and architects whose use of the material made those projects significant.

Based on the historic research, the Plant appears to have a significant association with the early economic development of Riverside and the surrounding Riverside County communities as a historic district. As one of the area's largest industries between 1909 and 1958, the Riverside Cement Company and specifically the Crestmore Plant played a significant role in

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<sup>27</sup> ESA. November 2019. Riverside Cement Company, Crestmore Plant Historical Resources Assessment Report. Prepared by ESA, Los Angeles, California 90017; prepared for Mr. Mark Ostoich, Gresham Savage Attorneys at Law, San Bernardino, California 92408.

<sup>28</sup> Ibid.

the area's economic and industrial development during that time. The property's period of significance begins in 1909 with the start of cement production, through 1958 when the Plant's economic influence began to diminish and the Riverside Cement Company was absorbed by the larger American Cement Corporation. Therefore, the subject property demonstrates a significant association with events between 1909 and 1958 that have made a significant contribution to the broad patterns of our history as prescribed under the National Register Criterion A, California Register Criterion 1, and Riverside County Historic Preservation District Criterion 1.

### **Criterion B/2 Significant Persons**

With regard to associations with important persons, the following are the relevant criteria:

**National Register Criterion B:** Is associated with the lives of persons significant in our past.

**California Register Criterion 2:** Is associated with the lives of persons important in our past.

**Riverside County Historic Landmarks Criterion 2:** Is associated with the lives of persons important to the history of Riverside County or its communities.

Beginning in 1909, the subject property was operated as a cement plant by the Riverside Portland Cement Company, originally known as the Southern California Cement Company. Prior to the cement company's occupation of the site, it was part of the L.V.W. Brown family ranch. Although the family represents one of the pioneering families of Riverside, nothing remains of their ranch on the subject property. In 1913, the Riverside Cement Company utilized Dr. Frederick Cottrell's electrostatic precipitator to reduce dust pollution created by the cement manufacturing process. The device was revolutionary at the time. However, Cottrell developed the invention while working as a professor of chemistry at the University of California, Berkeley. The devices were developed for a number of uses and not designed on the subject property nor were they designed specifically for the cement industry or the Riverside Cement Company. Further historic research of the subject property and the Riverside Cement Company did not reveal any associations with specific personages significant to national, state, or local history. Research did not identify any other significant figures in history that was associated with the Plant or individual buildings. Therefore, the Plant does not appear to demonstrate a significant association with the lives of persons important in our past as prescribed by National Register Criterion B or California Register Criterion 2, and Riverside County Historic Preservation District Criterion 2.

### **Criterion C/3 Architecture**

With regard to architecture, design or construction, the following are the relevant criteria:

**National Register Criterion C:** Embodies 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.

**California Register Criterion 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 values.

**Riverside County Historic Landmark Criterion 3:** Embodies the distinctive characteristics of a type, period, Riverside County region, or method of construction, or represents the work of an important creative individual or possesses high artistic values.

The subject property is currently occupied by multiple buildings associated with its use as a cement plant. Designed by Charles Carman, the original Plant was constructed between 1906 and 1909. The Riverside Cement Company modified the Plant throughout its history with a variety of expansions and improvements intended to keep up with competing cement manufacturers. The greatest period of improvements occurred after the company was acquired by the American Cement Corporation in 1958, beginning with the construction of a modern office and laboratory building. In 1964, the American Cement Corporation built a new gray cement mill with computerized control center. However, the new mill was based on technology that had already been introduced at their Oro Grande plant years earlier. Furthermore, the new mill reflected a modernization trend occurring throughout the industry at that time. Historical research did not uncover any revolutionary processes specific to the overall operation of the Plant. The only unusual piece of equipment on the property is the white cement mill built by the American Cement Corporation in 1961 to take advantage of the pure limestone mined on the property. The white cement mill was the only one of its kind in California and one of three throughout the United States.

Although the white cement mill is a unique example of engineering, it does not lend significance to the plant as a whole. Overall the Plant does not appear to possess any unique features or operations that would differentiate it from other common cement producing factories. Therefore, the Plant does not appear to be a significant example of a cement plant or the work of a master as is required by the National Register Criterion C, California Register Criterion 3, and Riverside County Historic Preservation District Criterion 3.

**Criterion D/4 Data Potential**

**National Register Criterion D:** It yields, or may be likely to yield, information important in prehistory or history.

**California Register Criterion 4:** Has yielded, or may be likely to yield, information important in prehistory or history.

**Riverside County Historic Landmark Criterion 4:** Has yielded, or may be likely to yield, information important in Riverside County, state of California, or national prehistory or history.

The Plant is a highly developed property that has undergone many changes throughout its history. The subject property has been mined for its limestone and used in heavy industry, producing high quality cement for over 100 years. No features from the previous use of the site as a ranch remain extant and the most recent use of the site as a cement plant is well documented. The Plant does not appear to yield significant information that would expand our current knowledge or theories of design, methods of construction, operation, or other information that is not already known. Therefore, the Plant is unlikely to produce any data related to history not previously known. The Plant does not appear significant under National Register Criterion D, California Register Criterion 4, or Riverside County Landmarks Criterion 4.

**9.1.2 – CONTRIBUTING FEATURES**

The property was identified as a potential district associated with the Riverside Cement Company and its economic impact on Riverside County between 1909 and 1958. Listed in Table 2 are the contributing and non-contributing buildings, and structures identified during the survey of the project site. Features that were extant during the period of significance (1909-1958) are identified as contributors to the potential district. Features that were constructed after the period of significance are identified as non-contributors. Each contributing and non-contributing feature has been categorized within its appropriate feature type associated with the Cement Plant property type. The identified features were ranked as “Significant” or “Contributing” features using standards presented in the National Parks Service’s Preservation Brief 17, *Architectural Character—Identifying the Visual Aspects of Historic Buildings as an Aid to Preserving their Character*. Based upon the idea that some features are more significant to the character of a site than others, “Significant” features were identified as those directly related to the production of cement, while other features associated with supporting roles were identified as “Contributing” features.

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## 10 INTEGRITY ANALYSIS

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In November 2019, ESA prepared a historical assessment report for the Riverside Cement Company, Crestmore Plant's historic buildings and structures (see Appendix E).<sup>29</sup> ESA's impact analysis is provided below and is taken directly from their report. Report figures and tables can be found in ESA's Report (see Appendix E).

### 10.1 – Integrity Analysis

As previously stated, the Riverside Cement Plant appears significant based on its association with the economic and industrial development of Riverside and its surrounding communities. The potential period of significance assigned to the subject property is 1909, the date when the Plant began operation, until 1958 when cement production was less central to the local economy and the Riverside Cement Company became part of the larger American Cement Corporation. The subject property consists of a large number of buildings, many of which lack distinction on their own but share a common association with the history of the Riverside Cement Company. Therefore, the Plant should be evaluated as a potential historic district.

The National and California Registers have specific language regarding integrity. Both require that a resource retain sufficient integrity to convey its significance. In accordance with the guidelines of the National Register, integrity is evaluated in regard to the retention of location, design, setting, materials, workmanship, feeling, and association. The property must retain, however, the essential physical features that enable it to convey its historic identity. Furthermore, National Register Bulletin 15 states, "A property retains association if it is the place where the event or activity occurred and is sufficiently intact to convey that relationship to an observer. Like feeling, association requires the presence of physical features that convey a property's historic character. Because feeling and association depend on individual perceptions, their retention alone is never sufficient to support eligibility of a property for the National Register." The California Register requires that a resource retain enough of its historic character or appearance to be recognizable as a historical resource and to convey the reasons for its significance.

### 10.2 – Location

The Plant's location has not changed since it was constructed in 1909. Therefore, the Plant retains its integrity of location for both periods of significance.

### 10.3 – Design

The original Plant's configuration and design has changed significantly over time as it was modernized by the American Cement Corporation in the 1950s and 1960s. The original gray cement mill that evolved throughout the period of significance (1909-1958) was demolished sometime between 1966 and 1968. In 1958 a new administration building was constructed adjacent to the subject property. Both of these buildings are considered significant character defining features of a cement plant and would have been the central buildings involved in the Plant's economic impact on the surrounding community. Further alterations to the Plant's design include new storage facilities added to the northeast corner of the property along with a new grey cement mill built in 1964-65. The flow of materials changed after the new facilities were constructed in the 1960s. Therefore, the current conditions of the subject property do not represent the original design intent of the plant during the period of significance (1909-1958). The Plant no longer conveys its historic associations due to removal and replacement of important features like the original gray cement mill and the original administration facilities. The Plant does not retain its integrity of design.

### 10.4 – Workmanship

As stated previously, the removal of the Plant's original gray cement mill in 1966-68 has significantly degraded the integrity of the site. Although some buildings remain from the identified period of significance, they are simple support buildings that had little economic impact on the surrounding community and do not reflect the specific processes of cement manufacturing during that time. While the remaining buildings are early examples of workmanship on the property, they are not specific

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<sup>29</sup> ESA. November 2019. Riverside Cement Company, Crestmore Plant Historical Resources Assessment Report. Prepared by ESA, Los Angeles, California 90017; prepared for Mr. Mark Ostoich, Gresham Savage Attorneys at Law, San Bernardino, California 92408.

to cement production. The site lacks integrity of workmanship specifically related to facilities intended to produce cement during the period of significance. Therefore, the Plant does not retain its integrity of workmanship.

### **10.5 – Materials**

The Plant has lost some of its original materials associated with cement manufacturing, due to the removal of the original gray cement mill. The removal of the original gray cement mill included the removal of key elements used in cement production such as the Plant's rotary kilns and early examples of the electrostatic precipitators used to reduce dust pollution. While the Plant retains multiple examples of support facilities such as distribution warehouses and maintenance buildings, the heart of the Plant, its original gray cement mill, has been demolished. In its current condition, the Plant does not reflect the necessary materials used in cement production during the period of significance (1909-1958). Therefore, the Plant no longer retains its integrity of materials.

### **10.6 – Settings**

The historic setting of the Plant has been altered significantly over time due to the addition of new machinery and a modernized grey cement mill added to the site in 1964-65. New elements added to the plant include large storage facilities and associated machinery and conveyor belts, the modernized grey cement mill and control center, a white cement mill and its associated storage silos and control center, and a new administration building added in 1958 under the American Cement Corporation. Furthermore, during the period of significance, the surrounding area was characterized by agricultural lands, which have been developed for industrial uses over time. In its current condition, the Plant and its setting conveys the later period of development when the Plant was modernized by the American Cement Corporation in the 1950s and 60s. The setting no longer reflects the period of significance (1909-1958). Therefore, the Plant no longer retains its integrity of setting.

### **10.7 – Feeling**

Despite alterations to the Plant over time, it continues to convey a feeling as an industrial site specifically associated with the production of cement. Although the original gray cement mill was demolished in the 1960s, the addition of the new gray cement mill and white cement mill allowed the property to continue its use as a cement plant. Therefore, the subject property continues to convey a strong feeling as an industrial site related to the production of cement and retains its integrity of feeling.

### **10.8 – Association**

The Plant has continued to operate as a cement manufacturing facility for over 100 years despite alterations to its mills and support facilities. In the 1960s, the original gray mill was demolished after a new gray cement mill was constructed in 1964-65. Despite this major alteration to the property, the Plant continued to produce cement. Therefore, the Plant retains its integrity of association.

### **10.9 – Summary**

Based upon the earliest available aerial image of the subject property from 1938, the plant appears to retain some of its support buildings and packing facilities, including its original Stock House. At the southern portion of the subject property, there are multiple buildings associated with the mining practices of the company, which also date from the period of significance (1909-1958). Although the Plant appears to retain a number of contributing buildings, it is missing its original gray mill. The Plant's original mill and kilns were demolished sometime between 1966 and 1968, after the American Cement Corporation built its modern gray cement mill in 1964-65. The original gray mill was the most important feature in the Plant's production of high quality cement, which greatly contributed to the local economy during the period of significance. The demolition of the original cement mill in the 1960s has resulted in a significant loss of integrity of design, workmanship, material, and setting reflecting the period of significance. The current conditions of the Plant reflect the cement manufacturing and distribution network of a larger corporation built in the 1960s, not the early twentieth century facility that significantly impacted the economic development of the surrounding community. Although the property retains its integrity of location, feeling, and association, these are not enough to convey its historical significance as an important contributor to the industrial and economic growth of Riverside and its surrounding communities, and therefore is not eligible as a historic district under the National Register, California Register, or local criteria.

## **10.10 – Eligibility Assessment of Individual Buildings**

### **10.10.1 – STOCK HOUSE**

#### **Significance Evaluation**

Although the Plant itself does not appear significant as a historic district under the National Register, California Register, or local criteria, the Plant's Stock House appears significant as an individual resource under Criterion C/3/3 due to its method of construction. Constructed sometime between 1906-1909, The Stock House is associated with the early Plant and is one of the oldest remaining buildings on the property. Its reinforced board formed concrete construction with unique buttressing and its industrial function reflect historic functions of the cement industry and the Plant's operation during the early twentieth century. The period of significance for the Stock House is 1906-1909, reflecting the building's approximate date of construction. Therefore, the Stock House appears individually significant under National Register, California Register, and Riverside County Landmarks Criteria C/3/3.

#### **Integrity Analysis**

The Stock House is one of the oldest structures on the property, constructed sometime between 1906 and 1909. The building is made of reinforced buttressed concrete and appears to have few significant alterations. On the buildings west elevation, a new packing house has been constructed. However, the Stock House's west elevation remains completely intact despite the new construction. The building remains in its original location and it retains its integrity of design, workmanship, materials, and feeling due to the lack of significant alterations. Furthermore, the building's continued use in the cement industry has allowed it to retain its integrity of association.

Based on these evaluations, the Stock House appears significant under criteria C/3/3 and retains a high level of integrity conveying that significance. Therefore, the Stock House appears eligible for the National Register, the California Register, and local listing as an individual resource.

### **10.10.2 – GRAY CEMENT MILL**

#### **Significance Evaluation**

The Plant's Gray Cement Mill was added to the site in 1964-1965 and appears to be a significant example of cement plant engineering during the post war era. At the time of its construction, it was one of the more advanced mills in the area, boasting some of the largest kilns to be used in the industry. Its automated control center, reclaimer, ball mills, and kilns worked in concert to produce high quality cement for the modernizing world. While the mill does not reflect the economic impact of the earlier Riverside Cement Company, it is an excellent example of developing technology in the cement industry. Therefore, the Gray Cement Mill appears to have a significant relationship to the overall history of cement production and meets the requirements for consideration under the National Register Criterion C, California Register Criterion 3, and Riverside County Landmarks Criterion 3.

#### **Integrity Analysis**

The Gray Cement Mill remains in its original location and in spite of recent inactivity, the mill retains its integrity of feeling and association as a piece industrial equipment. The setting of the mill remains largely intact because it was constructed during the later period of the Plant's operation and was part of its modernization in the 1950s and 1960s. While the mill retains its integrity of location, feeling, setting, and association, it significantly lacks integrity of design, materials, and workmanship due to the loss of its two rotary kilns and associated baghouses. All that remains of these features is the metal framing that once supported them. Cement is produced by a mill through a chain of processes, beginning with the raw material transferred from storage bins by a reclaimer and series of conveyor belts. The raw materials are fed in to grinding mills and then heated in the rotary kilns, before being ground up again into a fine powder known as cement. The cement is stored in silos until it is packaged and shipped to the construction site, a ready-mix plant, or retailers. Because the Gray Cement Mill on the subject property is missing its rotary kilns, its chain of processes is incomplete. Furthermore, the rotary kiln is the most important feature in a cement mill. Advancements in kiln design propelled innovation in the cement manufacturing industry through the late 19th and early 20th centuries. Producers competed by developing larger kilns than their competitors. The Plant's Gray Cement Mill is partially significant due to the fact that it was operating two of the largest kilns in the industry at the time of its completion in 1964-1965. In its present condition, the mill lacks the features necessary to convey its significance as an excellent example of a modern cement producing mill.

**Based on these evaluations, the Gray Cement Mill does not appear to retain the high level of integrity to convey its significance and is not eligible for the National Register under Criterion C, the California Register under Criterion 3, or Riverside County Landmarks Criterion 3.**

### **10.10.3 – WHITE CEMENT MILL**

#### **Significance Evaluation**

The property's White Cement White Cement Mill, added to the site in 1960, appears to be a significant example of cement mill engineering. The White Cement Mill is the only plant of its type in the western United States capable of manufacturing white cement, which has been used in numerous architectural and infrastructure applications. White cement was valued for its bright white coloring due to the purity of the limestone used to manufacture it. The material is similar to gray cement in all of its properties other than its color. While the mill does not reflect the economic impact of the earlier Riverside Cement Company, it is an excellent example of developing technology in the cement industry. Therefore, the White Cement Mill appears to have a significant relationship to the overall history of cement production innovation and meets the requirements for consideration under the National Register Criterion C, California Register Criterion 3, and Riverside County Landmarks Criterion 3.

#### **Integrity Analysis**

The White Cement Mill possess a high level of integrity of design, workmanship, and materials by retaining all aspects of its operation, including silos for the storage of clinker and raw limestone, rotary kilns, ball mills, a control room, and bag houses used to reduce dust pollution. The White Cement Mill is currently located in its original location and its setting has not been significantly altered because it was constructed during the later period of the Plant's operation and was part of its modernization in the 1950s and 1960s. Despite recent inactivity, the mill demonstrates an association with cement manufacturing and retains its historic feeling as a cement mill. Therefore, the White Cement Mill possesses a high level of integrity, retaining its integrity of location, setting, design, materials, workmanship, association, and feeling.

Based on these evaluations, the White Cement Mill exhibits historic significance and retains a high level of integrity and appears eligible for the National Register under Criteria C, the California Register under Criteria 3, and Riverside County Landmarks Criterion 3.

### **10.10.4 – OFFICE AND LABORATORY**

#### **Significance Evaluation**

The Office and Laboratory building is individually significant as an excellent example of concrete construction utilizing the Mid-Century Modern style of architecture and as the work of a master architect. It was designed by the local master architectural firm of Allison and Rible with a view of using manufactured concrete products and formed concrete. The following products and methods were incorporated: a pre-cast, post-tensioned balcony slab, light-weight concrete block, multi-colored concrete panels and tiles, floating staircases, precast concrete sunshade, and cement tile mural. The landscaping was designed by master landscape architect Edward Huntsman-Trout. Therefore, the Office and Laboratory appears to be individually significant under the National Register Criterion C, California Register Criterion 3, and Riverside County Historic Landmark Criterion 3.

#### **Integrity Analysis**

The Office and Laboratory retains all of its important architectural features demonstrating the use of concrete and Mid-Century Modern aesthetics retaining its integrity of design, materials, workmanship. The building remains in its original location and the setting of the building remains largely intact. The Office and Laboratory was constructed in 1958 during the later period of the Riverside Cement Company's operation and was part of its modernization in the 1950s and 1960s. Despite recent inactivity, the building retains its integrity of association and feeling as a Mid-Century Modern office building. Therefore, the Office and Laboratory building retains a high level of integrity of design, materials, workmanship, location, setting, feeling and association necessary to convey its historic significance as an excellent example of Mid-Century Modern architecture utilizing concrete construction and the work of a master architect.

**Based on these evaluations, the Office and Laboratory appears to have significance and retain a high level of integrity required for the listing under National Register Criterion C, the California Register Criterion 3, and Riverside County Historic Landmark Criterion 3.**



### **10.10.5 – FLEET HOUSE**

#### **Significance Evaluation**

The Fleet House was constructed by the American Cement Corporation in around 1961 and was used to organize the company's trucking fleet. The building is an example of Mid-Century Modern style architecture but the architect is unknown. The Fleet House is a one-story concrete building with a rectangular footprint, featuring large aluminum framed windows and doors. The building features a butterfly style concrete roofline and canopy overhanging all four elevations. Although the roofline is an interesting feature, the building as a whole lacks architectural merit. Rooflines like the one exhibited by the Fleet House can be found throughout Mid-Century Modern architecture constructed in the late 1950s and 1960s. Furthermore, the Fleet House does not appear to have a significant association with historic events or personages, and therefore does not appear eligible for listing on the National Register, California Register, or as a Riverside County Historic Landmark.

#### **Integrity Analysis**

According to National Register Bulletin 15: How to Apply the National Register Criteria for Evaluation, a feature's integrity is based on its historical significance. Because the Fleet House does not appear to be individually significant, its integrity was not assessed.

### **10.10.6 – ADDITIONAL SUPPORT BUILDINGS**

#### **Significance Evaluation**

The additional support buildings on the site include the Electrical Substation, Technical Office, Laboratory, Pilot Kiln, Library and Tech Services building, Medical Office, Change Room, Operations Office, Shop and Warehouse, Electrical and Mechanical Buildings A and B, Pack House, and Silos. None of the listed buildings and structures have significant associations with specific events in history or historic personages. Furthermore, each of the buildings and structures are simple utilitarian features that do not exhibit any architectural significance or data potential.

#### **Integrity Analysis**

According to National Register Bulletin 15: How to Apply the National Register Criteria for Evaluation, a feature's integrity is based on its historical significance. Because the none of the additional support buildings and structures on the subject property appear to be individually significant, their integrity was not assessed.

### **10.11-Conclusion**

The Plant was previously designated in 1974 as a Riverside County Landmark and a California Point of Historical Interest. In 1968, the Riverside County Historical Committee considered the Plant significant due to cement being one of the County's pioneering industries and for the unique nature of the Plant's underground mining activity. The American Cement Corporation agreed with the committee and supported the nomination and in 1974, the State of California registered the site as a California Point of Historical Interest No. 336 and Riverside County registered the site as Historic Landmark No. 047. The previous evaluation of the Plant did not establish a period of significance for the property, identify contributing resources, or include an evaluation of the Plant's integrity.

ESA evaluated the subject property as a potential historic district under the following historic themes: Development of Riverside County (1870-1970); The Cement Industry (1909-1924); and Architectural and Infrastructure Building Material (1910-1965). Based on extensive research, it was determined that the Riverside Cement Company played a key role in the early economic and industrial development of Riverside County. However, the company's impact on the economy began to decrease by the post-war era as the local economy began to diversify. In 1958, the locally based Riverside Cement Company was acquired by the American Cement Corporation and became part of a larger cement manufacturing and distribution network. Furthermore, the 1974 nomination incorrectly stated that the Plant's mining practices after 1954, known as "room-and-pillar mining," were unique. However, room-and-pillar mining was fairly common in the mining industry at that time. It was the earlier mining practice used by the Plant prior to 1954, known as "block caving," that was unique. Based on the historic research and significance evaluation, a period of significance was established as 1909-1958. The period of significance begins with the completion date of the Plant's construction in 1909 and ends as the plant is acquired by the larger American Cement Corporation in 1958. Although the Plant exhibits historical significance, it lacks integrity to convey its period of significance. In 1964-1965, the American Cement Corporation built a new modern gray cement mill, replacing the original mill from the period of significance. The old mill was eventually demolished sometime between 1966

and 1968. The Plant's economic impact on the surrounding community came from its combination of services, which included production, sales and administration, packaging, and distribution. While the site retains multiple support buildings related to the site's involvement in the cement industry during the period of significance, it lacks the most important features associated the Cement Plant Property Type, the cement mill and associated features (Kilns, Crusher Mills, Storage Silos, and Baghouses), and the original power plant. Without these production-related features, the plant could not have impacted the local economy the way that it did. Due to the extensive modernization of the plant under the ownership of the American Cement Corporation, the Plant no longer reflects its original condition from the period of significance. Today the Plant is a common example of a 1960s era cement plant, reflecting a more general trend of modernization that occurred in the industry at that time. Therefore, the Plant does not retain the level of integrity necessary for consideration as a historic district and is not eligible for listing on the National Register, California Register, or as a Riverside County Landmark.

In 1960, the Plant became one of only three operations in the nation capable of producing white cement. However, white cement and gray cement are the same material in all aspects except color due to the purity of limestone used in the production process. Although the production of white cement is rare, it does not appear to constitute a significant event in national, state, or local history. Furthermore, the plant as a whole did not produce white cement. White cement production was one aspect of the overall operation produced by a specific feature on the property, the White Cement Mill. The White Cement Mill was further evaluated as an individual resource.

A majority of the buildings and structures on the site are simple utilitarian structures that lack individual distinction. Their historical significance is directly tied to the overall use of the property as a cement plant and therefore do not exhibit individual significance and are not eligible for listing on the National Register, California Register, or as a Riverside County Landmark. However, five buildings appeared to possess individual significance warranting further evaluation. Those buildings were the Stock House, Gray Cement Plant, White Cement Mill, and Fleet House. The Office and Laboratory is presently owned by a separate entity and is not a part of the project development, however, it was included in this evaluation due to its historical association with the Plant. Of the five buildings, three were found to possess both significance and integrity warranting eligibility for listing on the National Register, California Register, and as a Riverside County Landmark. **The eligible buildings include the Stock House, White Cement Mill, and Office and Laboratory, each of which are recommended eligible under National Register Criterion C, California Register Criterion 3, and Riverside County Landmarks Criterion 3.**

## 11 HISTORIC IMPACT ANALYSIS

In November 2019, ESA prepared a cultural assessment report for the Riverside Cement Company, Crestmore Plant's historic buildings and structures (see Appendix E).<sup>30</sup> ESA's impact analysis is provided below and is taken directly from their report. Report figures and tables can be found in ESA's Report (see Appendix E).

### 11.1 – Direct Impacts

The project site is currently occupied by multiple buildings associated with the Riverside Cement Company. In 1974, the Plant was designated a Riverside County Landmark and recognized as a California Point of Historical Interest. However, the nomination did not identify a period of significance, assess the Plant's integrity, or identify contributing and non-contributing features. Further analysis provided in this report found that the potential district related to the Riverside Cement Company was significant between 1909 and 1958 but lacked the integrity necessary to convey its historical significance due to the demolition of its original cement mill between 1966 and 1968. Although the district is not recommended as eligible, three buildings (two within the project boundaries and one adjacent to the project site) were identified as potentially eligible under National Register Criterion C, California Register Criterion 3, and Riverside County Landmarks Criterion 3 (C/3/3).

The Office and Laboratory constructed in 1958 which is currently adjacent to the project site was found potentially eligible due to its historical association with the Plant and its architectural significance under Criteria C/3/3. It is not a part of the project and is presently owned by a separate entity; thus, the project would have no direct adverse impact on the Office and Laboratory which would continue in its present use and would retain its eligibility as a historical resource.

The two buildings within the project boundaries that were identified as potentially eligible are the Stock House constructed between 1906 and 1909 and the White Cement Mill constructed in 1961. One building outside the project boundaries, the Office and Laboratory, was identified as potentially eligible but it is located outside of the Project Site and would not be affected by the project, as discussed below. Due to the site contamination and threat to public safety the DTSC has required a Site Assessment and remediation that will result in the removal of both potentially eligible resources from the Project Site, resulting in a significant direct impact to historical resources. A Preservation Alternative is recommended below to reduce potential impacts to a less than significant level.

### 11.2 – Indirect Impacts

A records search was conducted at the EIC on May 16, 2017 to locate previously identified historic resources within a 0.25-mile radius of the project site. The records search revealed only one previously identified historical resource, the Riverside Cement Company located on the project site, which was listed as a Riverside County Historic Landmark and a California Point of Historical Interest. No additional historical resources were identified in the project vicinity. The results of this report identified three potentially eligible buildings, two of which are located within the project site and one located adjacent to the project. The direct impacts to the potentially eligible buildings within the project site are addressed in the previous section. The third eligible building located outside of the project boundary is the Office and Laboratory building constructed by the American Cement Corporation in 1958. The project seeks to demolish all of the existing buildings within the project boundaries, which would significantly affect the Office and Laboratory building's integrity of setting. Throughout its history, the Office and Laboratory provided support services to the adjacent Plant. Removal of buildings associated with the Plant would alter the Office and Laboratory building's setting associated with that context. However, the Office and Laboratory building was not identified as significant for its association with the Plant or with the general history of the cement industry. The building was identified as an excellent example of Mid-Century Modern architecture and the work of

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<sup>30</sup> ESA. November 2019. Riverside Cement Company, Crestmore Plant Historical Resources Assessment Report. Prepared by ESA, Los Angeles, California 90017; prepared for Mr. Mark Ostoich, Gresham Savage Attorneys at Law, San Bernardino, California 92408.

a master under National Register Criterion C, California Register Criterion 3, and Riverside County Landmarks Criterion 3. In this case, the building's integrity of design, workmanship, materials, and feeling are more important in conveying its significance as an excellent example of a particular architectural style and the work of a master than its integrity of setting, location, and association. The project would not physically alter the Office and Laboratory building or its surrounding landscape, therefore it would retain a high level of integrity of design, workmanship, materials, and feeling and remain eligible for the National Register, California Register, and as a Riverside County Landmark. The project would not result in any significant indirect impacts to historic resources.

The purpose of this chapter is to discuss the potential impacts to archaeological, historical, and paleontological resources, and human remains associated with implementing the proposed project.

### 12.1 – CEQA Significance Thresholds

#### 12.1.1 – ARCHAEOLOGICAL RESOURCES AND HISTORICAL RESOURCES

The current CEQA Guidelines state that a project will have a significant impact on the environment if it will cause a substantial adverse change in the significance of an archaeological resource pursuant to §15064.5. According to the CEQA Guidelines, an archaeological resource is further defined as a resource that qualifies as a “historical resource” pursuant to CEQA Guidelines Section 15064.5 or a “unique archaeological resource” pursuant to Section 21083.2 of the Public Resources Code. These terms are defined earlier in this report. Therefore, a project will have a significant impact on the environment if it will cause a “substantial adverse change” in the significance of a historical resource or “damage” to a unique archaeological resource. A “substantial adverse change” (as defined in the CEQA Guidelines) is caused when one or more of the following occurs:

1. Substantial adverse change in the significance of an archaeological/historical resource means physical demolition, destruction, relocation, or alteration of the resource or its immediate surroundings such that the significance of an historical resource would be materially impaired.
2. 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 archaeological/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 a 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.

The CEQA Guidelines do not define “damage” when it comes to unique archaeological resources, but it can be reasonably interpreted as having a meaning similar to that of “substantial adverse change” (as defined above).

The current CEQA Guidelines state that a project will have a significant impact on the environment if it will cause a substantial adverse change in the significance of a historical resource as defined in §15064.5. According to the CEQA Guidelines, a historical resource is further defined as a resource that qualifies for listing in the California Register or another federal or local register. The criteria for listing are defined earlier in this report. Therefore, a project will have a significant impact on the environment if it will cause a “substantial adverse change” in the significance of a historical resource. The definition of “substantial adverse change” is provided in the previous section, 8.1.1.

The Secretary of the Interior’s Standards for Rehabilitation (Standards) are codified in 36 Code of Federal Regulations (CFR) Section 67.7. In most circumstances, the Standards are relevant in assessing whether there is a substantial adverse change under CEQA. Section 15064.5b(3) of the CEQA Guidelines states in part that “. . . 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 (1995), Weeks and Grimmer, shall be considered as mitigated to a level of less than a significant impact on the historic resource.”

### **12.1.2 – PALEONTOLOGICAL RESOURCES**

The current CEQA Guidelines state that a project will have a significant impact on the environment if it will directly or indirectly destroy a unique paleontological resource or site or unique geologic feature. The CEQA Guidelines do not define “directly or indirectly destroy,” but it can be reasonably interpreted as the physical damage, alteration, disturbance, or destruction of a paleontological resource.

### **12.1.3 – TRIBAL CULTURAL RESOURCES**

Assembly Bill (AB) 52 specifies that a project that may cause a substantial adverse change to a defined Tribal Cultural Resources (TCR) may result in a significant effect on the environment. AB 52 requires tribes interested in development projects within a traditionally and culturally affiliated geographic area to notify a lead agency of such interest and to request notification of future projects subject to CEQA prior to determining if a negative declaration, mitigated negative declaration, or environmental impact report is required for a project. The lead agency is then required to notify the tribe within 14 days of deeming a development application subject to CEQA complete to notify the requesting tribe as an invitation to consult on the project. AB 52 identifies examples of mitigation measures that will avoid or minimize impacts to TCR’s. The bill makes the above provisions applicable to projects that have a notice of preparation or a notice of intent to adopt a negative declaration/mitigated negative declaration circulated on or after July 1, 2015. AB 52 amends Sections 5097.94 and adds Sections 21073, 21074, 2108.3.1., 21080.3.2, 21082.3, 21083.09, 21084.2, and 21084.3 to the California Public Resources Code (PRC), relating to Native Americans.

AB 52 (Gatto, 2014) is clear in stating that it is the responsibility of the Public Agency (e.g. Lead Agency) to consult with Native American tribes early in the CEQA process to allow tribal governments, lead agencies, and project proponents to discuss the appropriate level of environment review, identify and address potential adverse impacts to TCRs, and reduce the potential for delay and conflict in the environmental review process (see PRC Section 2108.3.2). Specifically, government-to-government consultation may provide “Tribal Knowledge” of the Study Area that can be used in identifying TCRs that cannot be obtained through other investigative means.

### **12.1.4 – Human Remains**

The current CEQA Guidelines state that a project will have a significant impact on the environment if it will disturb any human remains, including those interred outside of formal cemeteries. The CEQA Guidelines do not define “disturb” but it can be reasonably interpreted as the physical damage, alteration, disinterment, removal, disturbance, or destruction of any human remains.

## **12.2 – Potential Impacts**

### **12.2.1 – PROJECT DESCRIPTION**

As discussed earlier, the Agua Mansa Commerce Park Project is proposed to clean up and redevelop the existing 302.8-acre Riverside Cement Plant site. The existing site option includes the demolition of all but three structures on the site and the construction of new warehouse buildings and business park. Recommended clean up and remediation for the proposed Project Site have not been finalized. Portions of the Project Site that are located underground are inaccessible and could not be surveyed or evaluated.

### **12.2.2 – ARCHAEOLOGICAL RESOURCES**

Results from the CHRIS-EIC indicated that there were no previously recorded archaeological resources within the Study Area. However, there are three (3) prehistoric archaeological sites and one (1) prehistoric isolate located within a one-mile radius of the Study Area. The four prehistoric resources have been identified as P-33-024750: rock shelter, with lithic scatter; P-33-024756: rock shelter, with hearth; P-33-024751: bedrock milling feature; and P-33-024772: isolate; mano fragment. None of the archaeological resources will be impacted by the proposed project. However, despite the heavy disturbances of the Study Area that may have displaced archaeological resources on the surface, it is possible that intact archaeological resources exist at depth. As a result, recommended mitigation measures are provided in the following chapter to reduce potentially significant impacts to previously undiscovered archaeological resources that may be accidentally encountered during project implementation to a less than significant level.

### **12.2.3 – HISTORICAL RESOURCES**

Results from the CHRIS-EIC indicated that there are two (2) previously recorded historical resources (P-33-013240: railroad spur and P-33-005044: historic canal) are located within the Study Area. P-33-016364 will not be impacted by the proposed project. However, P-33-005044H: historic canal will be impact by the proposed project., thus requiring a historic site evaluation to determine the canal's eligibility for listing in the National or California Registers. The results of the historic site evaluation determined the existing canal is not eligible for listing in the National or California Registers under any of the significance criteria. Therefore, the proposed project would not result in adverse change in the significance of a historical resource as defined in §15064.5.

### **12.2.4 – HISTORIC BUILDINGS AND STRUCTURES**

Results of ESA historic buildings and structure evaluations indicate that the project would result in a direct impact to potential historical resources because it would remove the Stock House and White Cement Plant, which were found potentially eligible for listing on the National Register, California Register, and as Riverside County Landmarks.<sup>31</sup>

Potentially significant impacts to individually eligible historical resources would result from the Project by demolition of the Stock House and the White Cement Mill. The recommended Preservation Alternative would reduce potentially significant impacts to historical resources under the Project to a less than significant level for the following reasons. In this unusual case, the Subject Property has been declared a threat to public health by the DTSC, as previously discussed and as documented in Appendix E. The Stock House and White Cement Mill are located in the southern portion of the site and can only be safely observed by the public from the public right-of-way, approximately 900 feet (0.17 miles) to the west. At this distance the two buildings are not readily discernable in any meaningful way. As such, retention of these two structures would not provide a substantial public educational or interpretation benefit from a preservation perspective. Furthermore, they currently pose a significant public safety hazard because the structures themselves and the ground underneath them are contaminated. Documentation provided by Langan Engineering (see Appendix E) establishes that the hazardous contamination could not be remediated without demolishing the buildings because the structures themselves and the ground underneath them is substantially contaminated with hazardous materials. Therefore, recordation, salvage of selected artifacts and archival materials, and installation of a publicly accessible permanent interpretive exhibit is recommended to reduce potential impacts. This case is a clear example of a circumstance where recordation, salvage and interpretation is the only feasible method to reduce potential impacts from demolition to a level of insignificance under State CEQA Guidelines, Section 15126.5(b)(2). The interpretive exhibit would illustrate and explain the site's significant history, providing for meaningful public education. Salvage and exhibit or archiving of artifacts, documents, historical materials or scientific information would ensure that valuable information and artifacts would be available for interpretation or for future study. In this manner, information about the historic and engineering significance of the site, limestone quarry, mining activities and the Plant would be retained and preserved. As a result, a recommended preservation alternative and mitigation measures are provided in the following chapter to reduce potentially significant impacts to historic buildings/structures to a less than significant level.

### **12.2.5 – TRIBAL CULTURAL RESOURCES**

Assembly Bill (AB) 52 specifies that a project that may cause a substantial adverse change to a defined Tribal Cultural Resources (TCR) may result in a significant effect on the environment. AB 52 requires tribes interested in development projects within a traditionally and culturally affiliated geographic area to notify a lead agency of such interest and to request notification of future projects subject to CEQA prior to determining if a negative declaration, mitigated negative declaration, or environmental impact report is required for a project. The lead agency is then required to notify the tribe within 14 days of deeming a development application subject to CEQA complete to notify the requesting tribe as an invitation to consult on the project. AB 52 identifies examples of mitigation measures that will avoid or minimize impacts to TCR. The bill makes the above provisions applicable to projects that have a notice of preparation or a notice of intent to adopt a negative declaration/mitigated negative declaration circulated on or after July 1, 2015.

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<sup>31</sup> ESA. November 2019. Riverside Cement Company, Crestmore Plant Historical Resources Assessment Report. Prepared by ESA, Los Angeles, California 90017; prepared for Mr. Mark Ostoich, Gresham Savage Attorneys at Law, San Bernardino, California 92408.

The results of the records research compiled from the CHRIS-SCCIC, the Sacred Lands File Search (commissioned through the NAHC), follow-up Native American Scoping, and the pedestrian field survey failed to indicate known TCR's within the Project Boundaries as specified in Public Resources Code (PRC): 210741, 5020.1(k), or 5024. However, there are four (4) previously recorded prehistoric resources located within a one-mile radius of the Study Area. The four resources have been identified as P-33-024750 (Rock shelter, with lithic scatter), P-33-024756 (Rock Shelter, with hearth), and P-33-024751 (Bedrock milling feature), and P-33-024772 (Isolate; Mano fragment), which suggests the possibility of encountering buried archaeological resources associated with TCR's within the Study Area, given the proven prehistoric occupation of the region, the identification of multiple surface archaeological resources, and the favorable natural conditions (e.g., ephemeral drainages, natural spring, and vegetation communities) that would have attracted prehistoric inhabitants to the area. As a result, recommended mitigation measures are provided in Chapter 9 to reduce potentially significant impacts to previously undiscovered archaeological resources relating to TCR's that may be accidentally encountered during project implementation to a less than significant level.

Although there was no indication of TCRs at the project site and the research and surveys conducted by MIG qualified archaeologists were negative for known or anticipated TCRs, AB 52 (Gatto, 2014) is clear in stating that it is the responsibility of the Public Agency (e.g. Lead Agency) to consult with Native American tribes early in the CEQA process to allow tribal governments, lead agencies, and project proponents to discuss the appropriate level of environment review, identify and address potential adverse impacts to TCRs, and reduce the potential for delay and conflict in the environmental review process (see PRC Section 2108..3.2). Specifically, government-to-government consultation may provide "tribal knowledge" of the Study Area that can be used in identifying TCRs that cannot be obtained through other investigative means.

### **12.2.6 – PALEONTOLOGICAL RESOURCES**

Results of the paleontological resources records search through Natural History Museum of Los Angeles County (NHMLAC) indicate that no vertebrate fossil localities from the NHMLAC records have been previously recorded within the Study Area or within a one-mile radius. The County of Riverside General Plan shows the Study Area mapped has having a low potential for paleontological resources (County of Riverside General Plan: 2014). Moreover, no paleontological resources were identified by MIG during the pedestrian survey. Nevertheless, the results of the literature review and the search at the NHMLAC indicate that in the western portion of the Study Area is composed of younger Quaternary Alluvium derived as alluvial fan deposits from the elevated terrain adjacent to the west and also contain surface deposits of younger Quaternary drift sands. Both of these younger Quaternary deposits are unlikely to contain significant vertebrate fossils in the uppermost layers, but at relatively shallow depths ranging between 6-8 feet there may be older Quaternary deposits that may well contain significant fossil vertebrate remains. Excavations in these older Quaternary deposits may have a high potential to impact paleontological resources (McLeod 2016). As a result, recommended mitigation measures are provided in the following chapter to reduce potentially significant impacts to previously undiscovered paleontological resources or unique geological features that may be accidentally encountered during project implementation to a less than significant level.

### **12.2.7 – HUMAN REMAINS**

No known human remains have been identified from the database within a one-mile radius of the Study Area. No human remains were identified during the pedestrian survey of the Study Area. However, these findings do not preclude the existence of previously unknown human remains located below the ground surface, which may be encountered during construction excavations associated with the proposed project. Similar to the discussion regarding archaeological resources above, it is also possible to encounter buried human remains during construction given the proven prehistoric occupation of the region, the identification of multiple surface archaeological resources within two-miles of the Study Area, and the favorable natural conditions that would have attracted prehistoric inhabitants to the area. As a result, mitigation measures are recommended in the following chapter that would reduce potentially significant impacts to previously unknown human remains that may be unexpectedly discovered during project implementation to a less than significant level.



## 13 RECOMMENDED MITIGATION MEASURES

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### 13.1 – Archeological Resources

In the event of the unanticipated discovery of archaeological resources or cultural resources associated with TCR's during earthmoving operations the following mitigation measures are recommended to reduce potentially significant impacts to archaeological resources or cultural resources associated with TCRs that are accidentally discovered during implementation of the proposed project to a less than significant level:

**Mitigation Measure CULT-1:** Native American Monitoring. Prior to the issuance of a grading permit, the applicant shall contact the consulting Native American Tribe(s) that have requested monitoring through consultation with the City during the AB 52 process. The applicant shall coordinate with the Tribe(s) to develop a Tribal Monitoring Agreement(s). A copy of the agreement shall be provided to the Jurupa Valley Planning Department prior to the issuance of a grading permit.

**Mitigation Measure CULT-2:** Treatment of Discovered Native American Resources. If a significant tribal cultural resource is discovered on the property, ground disturbing activities shall be suspended 100 feet around the resource(s). The archaeological monitor and a representative of the appropriate Native American Tribe(s), the Project Proponent, and the City Planning Department shall confer regarding mitigation of the discovered resource(s). A treatment plan shall be prepared and implemented to protect the identified tribal cultural resources from damage and destruction. The treatment plan shall contain a research design and data recovery program necessary to document the size and content of the discovery such that the resource(s) can be evaluated for significance under CEQA criteria. The research design shall list the sampling procedures appropriate to exhaust the research potential of the tribal cultural resources in accordance with current professional archaeology standards. The treatment plan shall require monitoring by the appropriate Native American Tribe(s) during data recovery and shall require that all recovered artifacts undergo basic field analysis and documentation or laboratory analysis, whichever is appropriate. At the completion of the basic field analysis and documentation or laboratory analysis, any recovered tribal cultural resources shall be processed and curated according to current professional repository standards. The collections and associated records shall be donated to an appropriate curation facility, or, the artifacts may be delivered to the appropriate Native American Tribe(s) if that is recommended by the City of Jurupa Valley. A final report containing the significance and treatment findings shall be prepared by the archaeologist and submitted to the Jurupa Valley Planning Department, the Eastern Information Center, and the appropriate Native American Tribe.

**Mitigation Measure CULT-3:** Disposition of Discovered Native American Resources. In the event that Native American cultural resources are inadvertently discovered during the course of grading for this project. The following procedures will be carried out for treatment and disposition of the discoveries:

The landowner(s) shall relinquish ownership of all cultural resources, including sacred items, burial goods, and all archaeological artifacts and non-human remains as part of the required mitigation for impacts to cultural resources. The applicant shall relinquish the artifacts through one or more of the following methods and provide the Jurupa Valley Planning Department with evidence of same:

- a) A fully executed reburial agreement with the appropriate culturally affiliated Native American tribes or bands. This shall include measures and provisions to protect the future reburial area from any future impacts. Reburial shall not occur until all cataloguing and basic recordation have been completed.

- b) A curation agreement with an appropriate qualified repository within Riverside County that meets federal standards per 36 CFR Part 79 and therefore would be professionally curated and made available to other archaeologists/researchers for further study. The collections and associated records shall be transferred, including title, to an appropriate curation facility within Riverside County, to be accompanied by payment of the fees necessary for permanent curation.
- c) If more than one Native American Group is involved with the project and cannot come to an agreement as to the disposition of cultural materials, they shall be curated at the Western Science Center by default.
- d) Should reburial of collected cultural items be preferred, it shall not occur until after the Phase IV monitoring report has been submitted to the Jurupa Valley Planning Department. Should curation be preferred, the developer/permit applicant is responsible for all costs and the repository and curation method shall be described in the Phase IV monitoring report.

**Mitigation Measure CULT-4:** Prepare Report Upon Completion of Monitoring Services. The archaeological monitor, under the direction of a qualified professional archaeologist who meets the U.S. Secretary of the Interior's Professional Qualifications and Standards, shall prepare a final report at the conclusion of archaeological monitoring. The report shall be submitted to the Applicant, the South Central Costal Information Center, the City, and representatives of other appropriate or concerned agencies to signify the satisfactory completion of the project and required mitigation measures. The report shall include a description of resources unearthed, if any, evaluation of the resources with respect to the California Register and CEQA, and treatment of the resources.

## 13.2 – Historical Resources

The existing site development option would raze the Stock House and White Cement Mill. The following recommended preservation alternative and mitigation measures have been developed for incorporation into the environmental document which will be prepared for the Project. This preservation alternative and associated mitigation measures have been developed to reduce potential impacts to historical resources that would be affected by the Project to below a level of significance. including the Stock House and White Cement Mill.

### 13.2.1 – Preservation Alternative: Recordation, Salvage and Interpretation

Historical development of the Plant and the important relationship between the cement industry and economic development of the community, and the historical relationship between the Plant and agriculture in the area would be explored in the interpretive exhibit. The eligible buildings within the Plant, including the Stock House and the White Cement Plant, would be recorded in a HABS/HAER report, and their key character-defining features would be identified and assessed for feasibility to salvage in a Salvage Inventory Report. Items appropriate for salvage and interpretation would be utilized in the Interpretive Exhibit or donated to the California Citrus State Historic Park or other entities for educational purposes. The Office and Laboratory adjacent to the project site is under separate ownership and is not a part of the project. All other existing buildings on the Project site would be demolished.

**Mitigation Measure CULT 5:** An Interpretive Exhibit, which would promote cultural awareness of the history of the Plant and its relationship to the cement industry, shall be developed and be located near the main entrance of the Project. The Interpretive Exhibit shall be open to the public and would present a photographic history of the Plant and showcase other information and artifacts that would educate the public about the historical significance of the Plant and the cement industry in the region. The Interpretive Exhibit shall be completed and open to the public after the newly developed buildings in the Project are placed in service.

**Mitigation Measure CULT 6:** Prior to issuance of any demolition permit, the eligible buildings, including the Stock House and White Cement Plant, shall be recorded in accordance with the Historic American Engineering Record (HAER) Level III requirements. The recordation document shall be prepared by a qualified architectural historian or historic preservation professional<sup>32</sup>. The recordation document shall include a historical narrative regarding the architectural and historical importance of each building being salvaged, relocated or demolished and its contributions to the history of cement production in the region. The recordation document shall also record the existing appearance of each building being salvaged, relocated or demolished, in professional large format photographs, including exteriors, representative interior spaces and character-defining features. The property setting and contextual views would also be documented. All recordation document components shall be completed in accordance with the Secretary of the Interior's Standards and Guidelines for Architectural and Engineering Documentation ("HABS/HAER Standards"). Copies of the completed report shall be distributed to the Eastern Information Center ("EIC") at the University of California, Riverside and the City of Jurupa Valley Public Library ("Lewis Rubidoux Library").

**Mitigation Measure CULT 7:** Prior to the issuance of any demolition permit, a qualified architectural historian or historic preservation professional, shall prepare an inventory of key character-defining physical features of the eligible buildings appropriate for salvage and interpretation ("Salvage Inventory Report"). Artifacts that are contaminated with toxic materials (including, without limitation, asbestos, lead paint, PCBs, hexavalent chromium, etc.), or that are unsound or decayed need not be included in the salvage process. The Plant's archives consisting of historic aerial photographs, historic objects and artifacts, historical and scientific publications and documents, and other pertinent materials shall be inventoried by a qualified historian. Historically or scientifically important materials that are identified shall be retained and preserved by a qualified archivist in an appropriate on- or off-site archive, or offered to the public as described below in the Salvage Program.

**Mitigation Measure CULT 8:** The items identified in the Salvage Inventory Report shall be made available for use in an interpretive exhibit developed for the Project or donated for curatorial and/or educational purposes to a local historical society, preservation organization, or the like. Highly valuable salvaged artifacts and materials that will not be reused for the Project shall be preserved in an appropriate on- or off-site archive for future study. Salvaged materials that will not be exhibited or archived shall be offered to local historical societies, libraries, museums, or private collectors, or advertised to the public for a period of not less than thirty (30) days in historic preservation websites and the Press Enterprise newspaper, as well as by posting on the Project site itself and by other means as deemed appropriate. The salvage efforts shall be conducted by the project applicant. Salvage efforts shall be documented in writing by summarizing all measures taken to encourage receipt of salvage materials by the public. Copies of notices, evidence of publication of such notices, along with a summary of results from the publicity efforts, a list of salvage offers (if any) that were made, and an explanation of why the features were not or could not be accepted, shall be included in the appendix of the Salvage Inventory Report. The Salvage Inventory Report shall be filed by the project applicant with the City of Jurupa Valley Planning Department.

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<sup>32</sup> A Qualified Architectural Historian or Historic Preservation Professional is a person who satisfies the Secretary of the Interior's Professional Qualification Standards for Architectural History pursuant to 36 CFR 61.

**Potential Impact:** After project completion with the Preservation Alternative incorporated and retention of the limestone quarry as an Open Space and wildlife habitat, the site would retain its current status as California Point of Historical Interest No. 336. Although the resource would lose much of its historic character or appearance, the most significant feature of the site, the limestone quarry, would be retained and would still have sufficient integrity to yield significant scientific or historical information, and the Plant's historical archives would also be retained and important historical or scientific information in the archives would be made available for future study. Through recordation, interpretation and salvage the significance of the Plant and specific features or artifacts that convey its significance would be recorded and preserved for public education and future study. The limestone quarry would be retained and the significance of the limestone quarry in the history of the cement plant, the cement industry, and the economic growth of the community would also be recorded. Therefore, the proposed Project would result in a less than significant impact on historical resources with the Preservation Alternative and retention of the limestone quarry incorporated.

### 13.3 – Paleontological Resources

The following mitigation measures have been recommended to reduce potentially significant impacts to paleontological resources as recommended by the NHMLAC during implementation of the proposed project to a less than significant level:

**Mitigation Measure CULT-9:** Conduct Paleontological Sensitivity Training for Construction Personnel. The Applicant shall retain a professional paleontologist, who meets the qualifications set forth by the Society of Vertebrate Paleontology, shall conduct a Paleontological Sensitivity Training for construction personnel prior to commencement of excavation activities. The training will include a handout and will focus on how to identify paleontological resources that may be encountered during earthmoving activities, and the procedures to be followed in such an event; the duties of paleontological monitors; notification and other procedures to follow upon discovery of resources; and, the general steps a qualified professional paleontologist would follow in conducting a salvage investigation if one is necessary.

**Mitigation Measure CULT-10:** Monitor Construction Excavations for Paleontological Resources monitoring is required at all depths and strata's below eight (8) feet. The Applicant shall retain a qualified paleontological monitor, who will work under the guidance and direction of a professional paleontologist, who meets the qualifications set forth by the Society of Vertebrate Paleontology. The paleontological monitor shall be present during all construction excavations including, but not limited to grading, trenching, boring, and clearing/grubbing). Multiple earth-moving construction activities may require multiple paleontological monitors. The frequency of monitoring shall be based on the rate of excavation and grading.

**Mitigation Measure CULT-11:** Cease Ground-Disturbing Activities and Implement Treatment Plan if Paleontological Resources Are Encountered. In the event that paleontological resources and or unique geological features are unearthed during ground-disturbing activities, ground-disturbing activities shall be halted or diverted away from the vicinity of the find so that the find can be evaluated. A buffer area of at least 50 feet shall be established around the find where construction activities shall not be allowed to continue until appropriate paleontological treatment plan has been approved by the Applicant and the City. Work shall be allowed to continue outside of the buffer area. The Applicant and City shall coordinate with a professional paleontologist, who meets the qualifications set forth by the Society of Vertebrate Paleontology, to develop an appropriate treatment plan for the resources. Treatment may include implementation of paleontological salvage excavations to remove the resource along with subsequent laboratory processing and analysis or

preservation in place. At the paleontologist's discretion and to reduce construction delay, the grading and excavation contractor shall assist in removing rock samples for initial processing.

**Mitigation Measure CULT-12:** Prepare Report Upon Completion of Monitoring Services. Upon completion of the above activities, the professional paleontologist shall prepare a report summarizing the results of the monitoring and salvaging efforts, the methodology used in these efforts, as well as a description of the fossils collected and their significance. The report shall be submitted to the Applicant, the City, the Natural History Museum of Los Angeles County, and representatives of other appropriate or concerned agencies to signify the satisfactory completion of the project and required mitigation measures. If no resources are uncovered, the report should so state.

### 13.4 – Human Remains

Components of the proposed project that require excavation activities, the following mitigation measure is recommended to reduce potentially significant impacts to previously unknown human remains that are unexpectedly discovered during excavations to a less than significant level:

**Mitigation Measure CULT-13:** Cease Ground-Disturbing Activities and Notify County Coroner If Human Remains Are Encountered. If human remains are unearthed during implementation of the Proposed Project, the City of Jurupa Valley and the Applicant shall comply with State Health and Safety Code Section 7050.5. The City of Jurupa Valley and the Applicant shall immediately notify the County Coroner and no further disturbance shall occur until the County Coroner has made the necessary findings as to origin and disposition pursuant to PRC Section 5097.98. If the remains are determined to be of Native American descent, the coroner has 24 hours to notify the Native American Heritage Commission (NAHC). The NAHC shall then identify the person(s) thought to be the Most Likely Descendent (MLD). After the MLD has inspected the remains and the site, they have 48 hours to recommend to the landowner the treatment or disposal, with appropriate dignity, the human remains and any associated funerary objects. Upon the reburial of the human remains, the MLD shall file a record of the reburial with the NAHC and the project archaeologist shall file a record of the reburial with the CHRIS-EIC. If the NAHC is unable to identify a MLD, or the MLD identified fails to make a recommendation, or the landowner rejects the recommendation of the MLD and the mediation provided for in Subdivision (k) of Section 5097.94, if invoked, fails to provide measures acceptable to the landowner, the landowner or his or her authorized representative shall inter the human remains and items associated with Native American human remains with appropriate dignity on the property in a location not subject to further and future subsurface disturbance.

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## Appendix A Resumes

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# Christopher W. Purtell, RPA

## SENIOR ARCHAEOLOGIST

Christopher Purtell is an archaeologist and archaeological project manager with over ten years of professional experience. He is well-versed in project management, environmental compliance, subcontracting, archaeological survey, excavation, monitoring, data recovery, laboratory analysis, and in the development of mitigation and treatment plans.

Mr. Purtell has successfully coordinated cultural resource projects, mitigation measures, and recommendations pursuant to the California Environmental Quality Act (CEQA), the National Environmental Policy Act (NEPA), and Sections 106 and 110 of the National Historic Preservation Act (NHPA). Mr. Purtell has worked with a variety of lead and regulatory agencies, including Los Angeles County, Riverside County, San Bernardino County, Ventura County, Orange County, Kern County, Inyo County, Bureau of Land Management, and the Bureau of Indian Affairs, among others. Mr. Purtell is a Registered Professional Archaeologist (RPA) and his training and background meet the U.S. Secretary of the Interior's Professional Qualifications Standards as a Principle Investigator and Field Director for prehistoric and historic archaeology.

His project management duties have included profit and loss responsibilities, budget management, scope preparation, project task administration, Native American scoping/consultation, subcontractor evaluation and procurement, coordination with lead agencies, clients, and project result meetings with the public and stakeholders both in public and in private forms. His experience also includes cultural resources staff management, review and oversight of cultural surveys results and site recordation to include GIS management and databases, preparation of technical reports and overseeing the quality control assurance of all deliverables.

### AFFILIATIONS

- Register of Professional Archaeologist (ID No. 990027)
- Society for American Archaeology (SAA)
- Society for California Archaeology (SCA)

### EDUCATION

- Master of Arts, Anthropology, California State University Fullerton, Fullerton, CA
- Bachelor of Arts, Anthropology/Archaeology, Minor in Geography, California State University Dominguez Hills, Carson, CA
- OSHA 8-hr Annual HazWaste Operations Refresher Certification, March 2016
- OSHA 40-hr HazWaste Operations Certification (Certification No. 10052), January 2014

### RELEVANT EXPERIENCE

- Senior Archaeologist, Ericsson Google Fiber Optic Cable Project, San Jose, County of Santa Clara
- Senior Archaeologist, PSEP SL32-21 Pasadena Hydro-test Project for Southern California Gas Company-City of Pasadena, County of Los Angeles
- Senior Archaeologist, PSEP SL 36-9-09 North Section Pismo Beach Hydro-test Project for Southern California Gas Company-City of Pismo Beach, County of San Luis Obispo.
- Senior Archaeologist, Grounding Rods and Laterals Installation at San Fernando Substation, for Southern California Gas Company, City of Los Angeles California
- Senior Archaeologist and Project Manager, Cultural Resources Assessment for the Proposed North San Diego County Recycled Water Project-San Diego County.
- Archaeological Project Manager, Catalina Renewable Energy Project-Kern County
- Senior Archaeologist, Long Span P610466 & P613008 Project for San Diego Gas and Electric-City of Bonsall, County of San Diego
- Archaeological Resources Coordinator, Owens Lake PM10 Planning Area Demonstration of Attainment State Implementation Plan, Inyo County, California
- Archaeological Specialist, Alameda Coordinator East Trench Project (ACE), San Gabriel, California
- Archaeological Project Manager, Avalon Wind Energy Project, Kern County

# JulieAnn Murphy

ARCHITECTURAL HISTORIAN

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JulieAnn Murphy is a preservation professional with four years' experience in architectural history and historic resource evaluation.

Ms. Murphy has worked in historic site management and architectural preservation. She is skilled at historic and archival research. She has prepared architectural documentation, resource evaluation forms and conditions reports on several single and multi-site historic resources pursuant to the California Environmental Quality Act (CEQA) and the National Historic Preservation Act (NHPA), Section 106. She has worked with several regulatory agencies, including National Park Service. Ms. Murphy's training and background meet the Secretary of the Interior's Professional Qualifications Standards for architectural history and history.

Her experience includes preparation of technical reports, survey form development, site recordation, and database management. Her project management duties have included budget management, coordination with lead agencies and local governments, engagement and outreach meetings with stakeholders, and public testimony.

## EDUCATION

- Master of Science, Historic Preservation, University of Pennsylvania, Philadelphia, PA
- Bachelor of Arts, History and Sociology, University of California, Riverside, Riverside, CA

## RELEVANT EXPERIENCE

- Local Historic District Nomination, Ardmore, PA\*
- Pennsylvania Historical and Museum Commission, Historic Resource Survey Form and Determination of Eligibility, William Penn Inn, Wynnewood, PA\*
- Conservation Sketch Plan Evaluation, Conservation Easement, Nonprofit Estate, Gladwyne, PA\*
- Conservation Sketch Plan Evaluation, Conservation Easement, Private Estate, Wynnewood, PA\*
- Historic Structures Report, Siloam Baptist Church, Philadelphia, PA\*
- Preservation Plan, Charles R. Drew Elementary School, Philadelphia, PA\*
- Survey Form Development for Conditions Assessment, Nike Missile Site SF-88L, Golden Gate National Recreation Area, Marin, CA\*

\*Denotes work completed before joining MIG, Inc.



## **SHANNON CARMACK**

Architectural Historian/Historian  
Rincon Consultants, Inc.

Shannon Carmack is an Architectural Historian and Historian for Rincon Consultants. Ms. Carmack has more than 15 years of professional experience providing cultural resources management and historic preservation planning for large-scale and high-profile projects. She has worked throughout California in numerous sectors including local planning, development/construction, public utilities, Department of Defense, transportation, recreation, and education. Ms. Carmack prepares documentation to satisfy CEQA/NEPA, Section 106, and Local Historic Preservation Ordinances. She also provides reports and studies that are in compliance with the Secretary of the Interior's (SOI) Standards for the Treatment of Historic Properties (Standards) and the California Historic Building Code. She has developed and implemented successful mitigation for countless projects that included Historic American Building Survey (HABS) documentation, oral histories and interpretive programs. Ms. Carmack meets and exceeds requirements in the Secretary of the Interior's Professional Qualification Standards in Architectural History and History.

### **TECHNICAL CAPABILITIES**

- Ms. Carmack has extensive knowledge implementing Federal, State and local Agency regulations and requirements
- Ms. Carmack is experienced in development and review of Historic Resource documents related to discretionary efforts, including Initial Studies (IS), Mitigated Negative Declarations (MNDs), Environmental Impact Reports (EIRs) and Technical Reports.
- Ms. Carmack's experience includes Evaluations and Nominations for listing in the National Register of Historic Places, California Register of Historical Resources and local designations.
- Ms. Carmack has conducted Archival Research, Surveys, Evaluations and prepared California Department of Parks and Recreation (DPR 523) Series Forms for thousands of properties'.
- Ms. Carmack has provided Plan and Design Guideline review for historic buildings and districts.
- Ms. Carmack has developed and implemented mitigation for projects, including HABS/HAER documentation, interpretive programs, and oral histories.
- Ms. Carmack has successfully assisted clients in the adaptive reuse of historic buildings in Compliance with the Secretary of the Interior's Standards.

### **EDUCATION, REGISTRATIONS AND AFFILIATIONS**

B.A., History, emphasis in American History, California State University, Long Beach, 2007  
A.A., Anthropology, Orange Coast College; California, 2003  
California Historic Building Code, California Preservation Foundation, December 2013  
Green Strategies for Historic Buildings, National Preservation Institute, 2008  
CEQA Workshop Training, Association of Environmental Professionals, October 2007  
Oral History Methods, California State University Long Beach, Spring 2005  
Identification and Evaluation of Mid-20th Century Buildings, National Preservation Institute, 2004  
Section 4(f) Cultural Resources Compliance for Transportation Projects, National Preservation Institute, 2003  
California Preservation Foundation, Member  
Los Angeles Conservancy, Member  
National Trust for Historic Preservation, Member  
Cultural Heritage Commission, City of Long Beach, Commissioner

## **EMPLOYMENT HISTORY**

Rincon Consultants, Inc. (2015 – Present)  
SWCA Environmental Consultants (2009 – 2015)  
Sapphos Environmental, Inc. (2007 – 2009)  
LSA Associates, Inc. (2000 – 2007)

## **PROJECT EXPERIENCE**

- Metro Crenshaw/LAX Transit Corridor EIR Cultural Resources Services; City and County of Los Angeles
- San Fernando Valley Park-and-Ride Cultural Resources Services; Encino, City and County of Los Angeles
- Metro Gold Line Foothill Extension Intermodal Parking Facility Project; Azusa, Los Angeles County
- Edwards Air Force Base, Air Force Research Laboratory Historic Survey, EAFB, Los Angeles and Kern Counties
- Edwards Air Force Base Cold War Historic Context, EAFB, Los Angeles and Kern Counties
- 6634 Sunset Avenue Historic Rehabilitation, City and County of Los Angeles
- Fort McArthur “Hey Rookie” Pool Historic Habitation, City and County of Los Angeles ,
- HABS Documentation, Placentia Growers Association, City of Placentia, County of Orange
- Woodland Hills Fire Station Historic Assessment and HABS, City and County of Los Angeles
- Long Beach Courthouse Historic Impacts Assessment, City of Long Beach, County of Los Angeles
- Chapman’s Millrace Relocation and Rehabilitation; San Gabriel Mission, Los Angeles County
- Cypress Park Community Center-Youth Facility, City and County of Los Angeles
- El Sereno Recreation Center, City and County of Los Angeles
- 7 Oakmont Drive Historic-Cultural Monument (HCM) Application, City and County of Los Angeles
- Windsor Square Design Review, City and County of Los Angeles
- Venice Post Office Rehabilitation, Venice Beach, City and County of Los Angeles
- San Pedro Plaza Park Project, City and County of Los Angeles
- Terminal Island Historic Survey Evaluation and Historic Context Statement; City and County of Los Angeles
- University Park Historic District Design Review, City and County of Los Angeles
- East Los Angeles College (ELAC) Firestone Building Cultural Resources Services; South Gate, County of Los Angeles
- South Los Angeles Wetlands Park Project, City and County of Los Angeles
- Port of Los Angeles Berths 167-169 Rehabilitation Project; City and County of Los Angeles
- Metro Regional Connector Transit Corridor Project; City and County of Los Angeles
- Port of Los Angeles Al Larson Boat Shop Historic Assessment; City and County of Los Angeles
- ACE San Gabriel Trench Project Cultural Resources Services; Los Angeles County, California
- POLA Berths 301-306 American Presidents Line; Los Angeles County
- Citywide Historic Context Statement, City of Long Beach, Los Angeles County
- Kroc Community Center; City of Long Beach, Los Angeles County
- HABS Level 2 Documentation, Rancho Los Amigos Historic District; City of Downey, Los Angeles County
- LA Plaza de Cultura y Artes Addendum EIR; City and County of Los Angeles
- HABS Level 2 Documentation, Brunswig Annex, El Pueblo de Los Angeles National Register Historic District; City and County of Los Angeles
- Roger Y. Williams Residence, National Register of Historic Places Nomination; City of San Juan Capistrano, Orange County
- Melrose Triangle EIR; City of West Hollywood, Los Angeles County



**Appendix B NAHC Records Search Results, Native American  
Contact List, Consultation Matrix, and Tribal Letters**

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**NATIVE AMERICAN HERITAGE COMMISSION**

1550 Harbor Blvd., Suite 100  
West Sacramento, CA 95691  
(916) 373-3710  
(916) 373-5471 FAX



August 16, 2016

Christopher W. Purtell, Senior Archaeologist  
MIG

Sent by E-mail: cpurtell@migcom.com

RE: Proposed Crestmore Redevelopment Project (Project No. 13502), City of Jurupa Valley; Fontana USGS  
Quadrangles, Riverside County, California

Dear Mr. Purtell:

Attached is a contact list of tribes with traditional lands or cultural places located within the boundaries of the above referenced counties. A search of the SFL was completed for the USGS quadrangle information provided with negative results.

**Our records indicate that the lead agency for this project has not requested a Native American Consultation List for the purposes of formal consultation.** Lists for cultural resource assessments are different than consultation lists. Please note that the intent of the referenced codes below is to avoid or mitigate impacts to tribal cultural resources, as defined, for California Environmental Quality Act (CEQA) projects under AB-52.

As of July 1, 2015, Public Resources Code Sections 21080.3.1 and 21080.3.2 **require public agencies** to consult with California Native American tribes identified by the Native American Heritage Commission (NAHC) for the purpose mitigating impacts to tribal cultural resources:

**Within 14 days** of determining that an application for a project is complete or a decision by a public agency to undertake a project, the lead agency shall provide formal notification to the designated contact of, or a tribal representative of, traditionally and culturally affiliated California Native American tribes that have requested notice, which shall be accomplished by means of at least one written notification that includes a brief description of the proposed project and its location, the lead agency contact information, and a notification that the California Native American tribe has 30 days to request consultation pursuant to this section. (Public Resources Code Section 21080.3.1(d))

The law does not preclude agencies from initiating consultation with the tribes that are culturally and traditionally affiliated with their jurisdictions. The NAHC believes that in fact that this is the best practice to ensure that tribes are consulted commensurate with the intent of the law.

In accordance with Public Resources Code Section 21080.3.1(d), formal notification must include a brief description of the proposed project and its location, the lead agency contact information, and a notification that the California Native American tribe has 30 days to request consultation. The NAHC believes that agencies should also include with their notification letters information regarding any cultural resources assessment that has been completed on the APE, such as:

1. The results of any record search that may have been conducted at an Information Center of the California Historical Resources Information System (CHRIS), including, but not limited to:
  - A listing of any and all known cultural resources have already been recorded on or adjacent to the APE;
  - Copies of any and all cultural resource records and study reports that may have been provided by the Information Center as part of the records search response;
  - If the probability is low, moderate, or high that cultural resources are located in the APE.

- Whether the records search indicates a low, moderate or high probability that unrecorded cultural resources are located in the potential APE; and
  - If a survey is recommended by the Information Center to determine whether previously unrecorded cultural resources are present.
2. The results of any archaeological inventory survey that was conducted, including:
    - Any report that may contain site forms, site significance, and suggested mitigation measures.
    - All information regarding site locations, Native American human remains, and associated funerary objects should be in a separate confidential addendum, and not be made available for public disclosure in accordance with Government Code Section 6254.10.
  3. The results of any Sacred Lands File (SFL) check conducted through Native American Heritage Commission.
  4. Any ethnographic studies conducted for any area including all or part of the potential APE; and
  5. Any geotechnical reports regarding all or part of the potential APE.

Lead agencies should be aware that records maintained by the NAHC and CHRIS is not exhaustive, and a negative response to these searches does not preclude the existence of a cultural place. A tribe may be the only source of information regarding the existence of a tribal cultural resource.

This information will aid tribes in determining whether to request formal consultation. In the case that they do, having the information beforehand will help to facilitate the consultation process.

The results of these searches and surveys should be included in the "Tribal Cultural Resources" subsection of the Cultural Resources section of the environmental document submitted for review.

If you receive notification of change of addresses and phone numbers from tribes, please notify me. With your assistance we are able to assure that our consultation list contains current information.

If you have any questions, please contact me at my email address: [gayle.totton@nahc.ca.gov](mailto:gayle.totton@nahc.ca.gov).

Sincerely,



Gayle Totton, M.A., PhD.  
Associate Governmental Program Analyst

**Native American Heritage Commission  
Native American Contact List  
Riverside County  
8/16/2016**

**Gabrieleno Band of Mission  
Indians - Kizh Nation**

Andrew Salas, Chairperson  
P.O. Box 393  
Covina, CA, 91723  
Phone: (626)926-4131  
gabrielenoindians@yahoo.com

**Campo Band of Mission Indians**

Ralph Goff, Chairperson  
36190 Church Road, Suite 1  
Campo, CA, 91906  
Phone: (619)478-9046  
Fax: (619)478-5818  
rgoff@campo-nsn.gov

**Agua Caliente Band of Cahuilla  
Indians**

Jeff Grubbe, Chairperson  
5401 Dinah Shore Drive  
Palm Springs, CA, 92264  
Phone: (760) 699 - 6800  
Fax: (760) 699-6919

Cahuilla  
Luiseno

**Ewiiapaayp Tribal Office**

Robert Pinto, Chairperson  
4054 Willows Road  
Alpine, CA, 91901  
Phone: (619)445-6315  
Fax: (619)445-9126

Kumeyaay

**Agua Caliente Band of Cahuilla  
Indians**

Patricia Garcia-Plotkin, Director  
5401 Dinah Shore Drive  
Palm Springs, CA, 92264  
Phone: (760) 699 - 6907  
Fax: (760) 699-6924  
ACBCI-THPO@aguacaliente.net

Cahuilla  
Luiseno

**Ewiiapaayp Tribal Office**

Michael Garcia, Vice Chairperson  
4054 Willows Road  
Alpine, CA, 91901  
Phone: (619)445-6315  
Fax: (619)445-9126  
michaelg@leaningrock.net

Kumeyaay

**Augustine Band of Cahuilla  
Mission Indians**

Amanda Vance, Chairperson  
P.O. Box 846  
Coachella, CA, 92236  
Phone: (760)398-4722  
Fax: (760)369-7161

Cahuilla

**Gabrieleno Band of Mission  
Indians - Kizh Nation**

Andrew Salas, Chairperson  
P.O. Box 393  
Covina, CA, 91723  
Phone: (626)926-4131  
gabrielenoindians@yahoo.com

Gabrielino

**Cabazon Band of Mission  
Indians**

Doug Welmas, Chairperson  
84-245 Indio Springs Parkway  
Indio, CA, 92203  
Phone: (760)342-2593  
Fax: (760)347-7880

Cahuilla

**Gabrieleno/Tongva San Gabriel  
Band of Mission Indians**

Anthony Morales, Chairperson  
P.O. Box 693  
San Gabriel, CA, 91778  
Phone: (626) 483 - 3564  
Fax: (626)286-1262  
GTTribalcouncil@aol.com

Gabrielino

**Cahuilla Band of Indians**

Luther Salgado, Chairperson  
52701 U.S. Highway 371  
Anza, CA, 92539  
Phone: (951) 763 - 5549  
Fax: (951) 763-2808  
Chairman@cahuilla.net

Cahuilla

**Gabrielino /Tongva Nation**

Sandonne Goad, Chairperson  
106 1/2 Judge John Aiso St.,  
#231  
Los Angeles, CA, 90012  
Phone: (951)807-0479  
sgoad@gabrielino-tongva.com

Gabrielino

This list is current only as of the date of this document. Distribution of this list does not relieve any person of statutory responsibility as defined in Section 7050.5 of the Health and Safety Code, Section 5097.94 of the Public Resource Section 5097.98 of the Public Resources Code.

This list is only applicable for contacting local Native Americans with regard to cultural resources assessment for the proposed Crestmore Redevelopment Project (Project No. 13502), Riverside County.

**Native American Heritage Commission  
Native American Contact List  
Riverside County  
8/16/2016**

**Gabrielino Tongva Indians of  
California Tribal Council**

Robert F. Dorame, Chairperson  
P.O. Box 490  
Bellflower, CA, 90707  
Phone: (562)761-6417  
Fax: (562)761-6417  
gtongva@verizon.net

Gabrielino

**Gabrielino-Tongva Tribe**

Linda Candelaria, Co-Chairperson  
1999 Avenue of the Stars, Suite 1100  
Los Angeles, CA, 90067  
Phone: (626) 676 - 1184

Gabrielino

**Jamul Indian Village**

Erica Pinto, Chairperson  
P.O. Box 612  
Jamul, CA, 91935  
Phone: (619)669-4785  
Fax: (619)669-4817

Kumeyaay

**Juaneno Band of Mission  
Indians**

Sonia Johnston, Chairperson  
P.O. Box 25628  
Santa Ana, CA, 92799  
sonia.johnston@sbcglobal.net

Juaneno

**Juaneno Band of Mission  
Indians Acjachemen Nation -  
Belardes**

Matias Belardes, Chairperson  
32161 Avenida Los Amigos  
San Juan Capistrano, CA, 92675  
Phone: (949)293-8522

Juaneno

**Juaneno Band of Mission  
Indians Acjachemen Nation -  
Romero**

Teresa Romero, Chairperson  
31411-A La Matanza Street  
San Juan Capistrano, CA, 92675  
Phone: (949)488-3484  
Fax: (949)488-3294  
tromero@juaneno.com

Juaneno

**La Jolla Band of Luiseno  
Indians**

Thomas Rodriguez, Chairperson  
22000 Highway 76  
Pauma Valley, CA, 92061  
Phone: (760)742-3771

Luiseno

**La Posta Band of Mission  
Indians**

Javaughn Miller, Tribal  
Administrator  
8 Crestwood Road  
Boulevard, CA, 91905  
Phone: (619)478-2113  
Fax: (619)478-2125  
jmiller@Lapostatribes.net

Kumeyaay

**La Posta Band of Mission  
Indians**

Gwendolyn Parada, Chairperson  
8 Crestwood Road  
Boulevard, CA, 91905  
Phone: (619)478-2113  
Fax: (619)478-2125  
LP13boots@aol.com

Kumeyaay

**Los Coyotes Band of Mission  
Indians**

Shane Chapparosa, Chairperson  
P.O. Box 189  
Warner Springs, CA, 92086-0189  
Phone: (760)782-0711  
Fax: (760)782-0712  
Chapparosa@msn.com

Cahuilla

**Manzanita Band of Kumeyaay  
Nation**

Angela Elliott Santos, Chairperson  
P.O. Box 1302  
Boulevard, CA, 91905  
Phone: (619) 766 - 4930  
Fax: (619) 766-4957

Kumeyaay

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This list is only applicable for contacting local Native Americans with regard to cultural resources assessment for the proposed Crestmore Redevelopment Project (Project No. 13502), Riverside County.

**Native American Heritage Commission  
Native American Contact List  
Riverside County  
8/16/2016**

**Mesa Grande Band of Mission Indians**

Virgil Oyos, Chairperson  
P.O. Box 270  
Santa Ysabel, CA, 92070  
Phone: (760)782-3818  
Fax: (760)782-9092  
mesagrandeband@msn.com

Kumeyaay

**Pechanga Band of Mission Indians**

Paul Macarro, Cultural Resources  
Manager  
P.O. Box 1477  
Temecula, CA, 92593  
Phone: (951) 770 - 8100  
Fax: (951) 506-9491  
pmacarro@pechanga-nsn.gov

Luiseno

**Morongo Band of Mission Indians**

Robert Martin, Chairperson  
12700 Pumarra Road  
Banning, CA, 92220  
Phone: (951)849-8807  
Fax: (951)922-8146

Cahuilla  
Serrano

**Pechanga Band of Mission Indians**

Anna Hoover, Cultural Analyst  
P. O. Box 2183  
Temecula, CA, 92593  
Phone: (951) 770 - 8104  
Fax: (951) 694-0446  
ahoover@pechanga-nsn.gov

Luiseno

**Pala Band of Mission Indians**

Shasta Gaughen, Tribal Historic  
Preservation Officer  
PMB 50, 35008 Pala Temecula  
Rd.  
Pala, CA, 92059  
Phone: (760) 891 - 3515  
Fax: (760) 742-3189  
sgaughen@palatribe.com

Cupeno  
Luiseno

**Ramona Band of Cahuilla Mission Indians**

Joseph Hamilton, Chairperson  
P.O. Box 391670  
Anza, CA, 92539  
Phone: (951)763-4105  
Fax: (951)763-4325  
admin@ramonatribe.com

Cahuilla

**Pauma Band of Luiseno Indians  
- Pauma & Yuima Reservation**

Temet Aguilar, Chairperson  
P.O. Box 369, Ext. 303  
Pauma Valley, CA, 92061  
Phone: (760)742-1289  
Fax: (760)742-3422

Luiseno

**Rincon Band of Mission Indians**

Jim McPherson, Tribal Historic  
Preservation Officer  
1 West Tribal Road  
Valley Center, CA, 92082  
Phone: (760)749-1051  
Fax: (760)749-5144  
vwhipple@rincontribe.org

Luiseno

**Pechanga Band of Mission Indians**

Mark Macarro, Chairperson  
P.O. Box 1477  
Temecula, CA, 92593  
Phone: (951)770-6000  
Fax: (951)695-1778  
striplett@pechanga-nsn.gov

Luiseno

**Rincon Band of Mission Indians**

Bo Mazzetti, Chairperson  
1 West Tribal Road  
Valley Center, CA, 92082  
Phone: (760)749-1051  
Fax: (760)749-5144  
bomazzetti@aol.com

Luiseno

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**Native American Heritage Commission  
Native American Contact List  
Riverside County  
8/16/2016**

**San Fernando Band of Mission  
Indians**

John Valenzuela, Chairperson  
P.O. Box 221838  
Newhall, CA, 91322  
Phone: (760) 885 - 0955  
tsen2u@hotmail.com

Kitanemuk  
Serrano  
Tataviam

**Serrano Nation of Mission  
Indians**

Goldie Walker, Chairperson  
P.O. Box 343  
Patton, CA, 92369  
Phone: (909)528-9027

Serrano

**San Luis Rey Band of Mission  
Indians**

San Luis Rey, Tribal Council  
1889 Sunset Drive  
Vista, CA, 92081  
Phone: (760)724-8505  
Fax: (760)724-2172  
cjmojado@slrmissionindians.org

Luiseno

**Soboba Band of Luiseno  
Indians**

Carrie Garcia, Cultural Resources  
Manager  
P. O. Box 487  
San Jacinto, CA, 92583  
Phone: (951)654-2765  
Fax: (951)654-4198  
carrieg@soboba-nsn.gov

Cahuilla  
Luiseno

**San Manuel Band of Mission  
Indians**

Lee Clauss, Director of Cultural  
Resources  
26569 Community Center Drive  
Highland, CA, 92346  
Phone: (909) 864 - 8933  
Fax: (909) 864-3370  
lclauss@sanmanuel-nsn.gov

Serrano

**Soboba Band of Luiseno  
Indians**

Joseph Ontiveros, Cultural  
Resource Department  
P.O. BOX 487  
San Jacinto, CA, 92581  
Phone: (951)663-5279  
Fax: (951)654-4198  
jontiveros@soboba-nsn.gov

Cahuilla  
Luiseno

**San Pasqual Band of Mission  
Indians**

Allen E. Lawson, Chairperson  
P.O. Box 365  
Valley Center, CA, 92082  
Phone: (760)749-3200  
Fax: (760)749-3876  
allenl@sanpasqualtribe.org

Kumeyaay

**Sycuan Band of the Kumeyaay  
Nation**

Cody J. Martinez, Chairperson  
1 Kwaaypaay Court  
El Cajon, CA, 92019  
Phone: (619)445-2613  
Fax: (619)445-1927  
ssilva@sycuan-nsn.gov

Kumeyaay

**Santa Rosa Band of Mission  
Indians**

Steven Estrada, Chairperson  
P.O. Box 391820  
Anza, CA, 92539  
Phone: (951)659-2700  
Fax: (951)659-2228

Cahuilla

**Torres-Martinez Desert Cahuilla  
Indians**

Mary Resvaloso, Chairperson  
P.O. Box 1160  
Thermal, CA, 92274  
Phone: (760)397-0300  
Fax: (760)397-8146  
tmchair@torresmartinez.org

Cahuilla

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# Native American Consultation Record

Project Name: Agua Mansa Commerce Park Project  
 Project Number: 13502  
 NAHC Contact Initiated: 8/15/2016  
 NAHC Letter Received: 8/16/2016

Results: The NAHC Sacred Lands File (SLF) Search failed to indicate Native American Cultural Resources within the Study Area.  
 The NAHC recommended that we contact thirty-six (36) Native American groups/individuals listed below.

Matrix prepared by Chris Purtell

Follow Up conducted by Katherine Zamora

Group/Name	Date Contact was Initiated	Method of Contact	Response
Gabrieleno/Tongva San Gabriel Band of Mission Indians, Chairperson, Anthony Morales 626-483-3564	8/31/2016	U.S. Certified Mail	FollowUp call on September 28, 2016 @ 2:54 p.m. from Mr. Morales, Tribal Chairperson stated that the Project Site had a potential for subsurface cultural resources based on the proximity of the Santa Ana River and the previously recorded prehistoric sites located west of the project boundaries and requested Native American Monitoring as specified in the City of Jurupa Valley's Standard Mitigation Measures for Native American Cultural Resources.
Gabrieleno Band of Mission Indians, Andrew Salas, Chairperson, 626-926-4131	8/31/2016	U.S. Certified Mail	FollowUp Letter Received from the Tribe on September 6, 2016 stated: "The project locale lies in an area where the Ancestral & traditional territories of the Kizh(Kitc) Gabrieleño villages Such as Hurungna, adjoined and overlapped with each other, at least during the Late Prehistoric and Protohistoric Periods. The Tribe requests that the Tribe to monitor ground disturbing construction work. Native American monitors and/or consultant can see that cultural resources are treated appropriately from the Native American point of view.

Group/Name	Date Contact was Initiated	Method of Contact	Response
Agua Caliente Band of Cahuilla Victoria Harvey, Archaeological Monitoring Coordinator 760-699-6907	8/31/2016	U.S. Certified Mail	Follow-up Email Received on September 26, 2016, stated a records check of the ACBCI cultural registry revealed that this project is not located within the Tribe's Traditional Use Area (TUA). Therefore, we defer to the other tribes in the area. This letter shall conclude our consultation efforts.
San Manuel Band of Mission Indians Lee Clauss, Director of Cultural Resources 909-864-8933	8/31/2016	U.S. Certified Mail	Follow-up call on September 28, 2016 @ 2:49 p.m left voice mail, no response
San Fernando Band of Mission Indians John Valenzuela, Chairperson 760-885-0955	8/31/2016	U.S. Certified Mail	Follow-up call on September 28, 2016 @ 2:50 p.m left voice mail, no response
Soboba Band of Mission Indians Joseph Ontiveros, Cultural Resources Department 951-654-2765	8/31/2016	U.S. Certified Mail	FollowUp Letter received on October 13, 2016 stated that the project area is considered sensitive by the people of Soboba, as there are existing sites in the surrounding area. An in-house database search identified multiple areas of potential impact. Specifics will be discussed in consultation with the lead agency. The tribe requests that the attached letter be forwarded to the lead agency for this project and summarized in your final report.
Gabrieleno/Tongva Nation, Sandonne Goad, Chairperson 951-807-0479	8/31/2016	U.S. Certified Mail	Follow-Up call on September 21, 2016 Stated that the Tribe had not reviewed the letter as of this date, but if they had concerns they would email within the next couple of days
Morongo Band of Mission Indians, Robert Martin, Chairperson 951-849-8807	8/31/2016	U.S. Certified Mail	Follow-up call on September 28, 2016 @ 3:13 p.m The Tribe deferred to the San Manuel Band of Mission Indians

Group/Name	Date Contact was Initiated	Method of Contact	Response
Cabazon Band of Mission Indians Doug Williams, Chairperson 760-342-2593	8/31/2016	U.S. Certified Mail	Follow-up call on September 28, 2016 @ 3:17 p.m left voice mail, no response
Cahuilla Band of Mission Indians Luther Salgado, Chairperson 951-763-5549	8/31/2016	U.S. Certified Mail	Follow-up call on September 28, 2016 @ 3:19 p.m left voice mail, no response
Campo Band of Mission Indians Ralph Goff, Chairperson 619-478-9046	8/31/2016	U.S. Certified Mail	FollowUp call on
Ewiiapaayp Tribal Office Robert Pinto, Chairperson 619-445-6315	8/31/2016	U.S. Certified Mail	On September 18, 2016: U.S. Postal Service returned the Consultation Letter as "Unclaimed, Unable to Forward"
Gabrieleno Tongva Indians of California Tribal Council Robert F. Dorame, Chairperson 562-761-6417	8/31/2016	U.S. Certified Mail	Follow-up call on September 28, 2016 @ 3:28 p.m Requested that the Cultural Assessment Letter be emailed to the Tribe. The letter was emailed the same day, no response.
Gabrieleno-Tongva Tribe Linda Candelaria, Co-Chairperson 626-675-1164	8/31/2016	U.S. Certified Mail	Follow-up call on September 28, 2016 @ 3:39 p.m left voice mail, no response

Group/Name	Date Contact was Initiated	Method of Contact	Response
Jamul Indian Village Erica Pinto, Chairperson 619-669-4785	8/31/2016	U.S. Certified Mail	Follow-up call on September 28, 2016 @ 3:40 p.m left voice mail, no response
Juaneno Band of Mission Indians Sonia Johnston, Chairperson sornia.johnston@sbcglobal.net	8/31/2016	U.S. Certified Mail	Follow-up call on September 28, 2016 @ 3:42 p.m left voice mail, no response
Juaneno Band of Mission Indians Acajachemen Nation-Belardes Matias Belardes, Chairperson 949-293-8522	8/31/2016	U.S. Certified Mail	Follow-up call on September 28, 2016 @ 3:44 p.m left voice mail, no response
Juaneno Band of Mission Indians Acajachemen Nation- Romero Teresa Romero, Chairperson 949-488-3484	8/31/2016	U.S. Certified Mail	On September 24, 2016: U.S. Postal Service returned the Consultation Letter as "Unclaimed, Unable to Forward"
La Jolla Band of Mission Indians Thomas Rodriguez, Chairperson 760-742-3771	8/31/2016	U.S. Certified Mail	Follow-up call on September 28, 2016 @ 3:46 p.m left voice mail, no response
La Posta Band of Mission Indians Javaughn Miller, Tribal Administrator 619-476-2113	8/31/2016	U.S. Certified Mail	Follow-up call on September 28, 2016 @ 3:42 p.m left voice mail, no response
Los Coyotes Band of Mission Indians Shane Chapparosa, Chairperson 760-782-0711	8/31/2016	U.S. Certified Mail	Follow-up call on September 28, 2016 @ 3:51 p.m left voice mail, no response
Manzanita Band of Kumeyaay Nation Angela Elliot Santos, Chairperson 619-766-4930	8/31/2016	U.S. Certified Mail	Follow-up call on September 28, 2016 @ 3:54 p.m Requested email notification, no response

Group/Name	Date Contact was Initiated	Method of Contact	Response
Mesa Grande Band of Mission Indians Virgil Oyos, Chairperson 760-782-3818	8/31/2016	U.S. Certified Mail	Follow-up call on September 28, 2016 @ 3:56 p.m the Tribe had no comment.
Pala Band of Mission Indians Shasta Gaughen, Tribal Historic Preservation Officer 760-891-3515	8/31/2016	U.S. Certified Mail	Letter Received on October 5, 2016. The Tribe stated that they have consulted our maps and determined that the project as described is not within the boundaries of the recognized Pala Indian Reservation. The project is also beyond the boundaries of the territory that the tribe considers its Traditional Use Area (TUA). Therefore, we have no objection to the continuation of project activities as currently planned and we defer to the wishes of Tribes in closer proximity to the project area.
Pauma Band of Luiseno Indians-Pauma & Yuima Reservation Temet Aguilar, Chairperson 760-742-1289	8/31/2016	U.S. Certified Mail	Follow-up call on September 28, 2016 @ 4:04 p.m left voice mail, no response
Pechanga Band of Mission Indians Anna Hoover, Cultural Analyst 951-770-8104	8/31/2016	U.S. Certified Mail	Follow-up call on September 28, 2016 @ 4:07 p.m left voice mail, no response
Ramona Band of Cahuilla Mission Indians Joseph Hamilton, Chairperson 951-763-4105	8/31/2016	U.S. Certified Mail	Follow-up call on September 28, 2016 @ 4:09 p.m left voice mail, no response
Rincon Band of Mission Indians Jim McPherson, Tribal Historic Preservation Officer 760-749-1051	8/31/2016	U.S. Certified Mail	FollowUp Letter Received from the Tribe on September 15, 2016 stated: "The project locale lies in the Luiseno Aboriginal Territory of the Luiseno people, however it is not within Rincon's Historic Boundaries. We do not have any additional information regarding this project but, we defer this project to the Pechanga Band of Luiseno Indians or Soboba Band of Luiseno Indians who are closer to your project area.
San Luis Rey Band of Mission Indians Tribal Council 760-724-8505	8/31/2016	U.S. Certified Mail	Follow-up call on September 28, 2016 @ 4:11 p.m left voice mail, no response

<b>Group/Name</b>	<b>Date Contact was Initiated</b>	<b>Method of Contact</b>	<b>Response</b>
San Pasqual Band of Mission Indians Allen E. Lawson, Chairperson 760-749-3200	8/31/2016	U.S. Certified Mail	Follow-up call on September 28, 2016 @ 4:13 p.m left voice mail, no response
Santa Rosa Band of Mission Indians Steven Estrada, Chairperson 951-659-2700	8/31/2016	U.S. Certified Mail	FollowUp email received on September 23, 2016 stated: At this time the Santa Rosa Band of Cahuilla Indians defers further consultation to the Soboba Band of Luiseño Indians.
Serrano Nation of Mission Indians Goldie Walker, Chairperson 909-528-9027	8/31/2016	U.S. Certified Mail	Follow-up call on September 28, 2016 @ 4:14 p.m left voice mail, no response
Sycuan Band of the Kumeyaay Nation Cody J. Martinez, Chairperson 619-445-2613	8/31/2016	U.S. Certified Mail	Follow-up call on September 28, 2016 @ 4:17 p.m left voice mail, no response
Torres-Martinez Desert Cahuilla Indians Michael Miretz, Cultural Resources Coordinator 760-399-0022, ext. 1213	8/31/2016	U.S. Certified Mail	Follow-up call on September 28, 2016 @ 4:19 p.m the Tribe deferred to the Soboba Band of Mission Indians
Viejas Band of Kumeyaay Indians Robert J. Welch, Chairperson 619-445-3810	8/31/2016	U.S. Certified Mail	Follow-up Letter Received on September 19, 2016, stated that the Tribe has determined that project site as little significance or ties to the Viejas. The Tribe recommended that we contact tribe(s) closer to the cultural resources. However, the Tribe wishes to be kept informed on any inadvertent discovery of Native American cultural artifacts.



Christopher Purtell &lt;cpurtell@migcom.com&gt;

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**CEQA Review for the Agua Mansa Commerce Park project, Jurupa Valley**

1 message

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**THPO Consulting** <ACBCI-THPO@aguacaliente.net>  
To: "cpurtell@migcom.com" <cpurtell@migcom.com>

Mon, Sep 26, 2016 at 3:52 PM

Greetings,

A records check of the ACBCI cultural registry revealed that this project is not located within the Tribe's Traditional Use Area (TUA). Therefore, we defer to the other tribes in the area. This letter shall conclude our consultation efforts.

Thank you,

***Victoria Harvey M.A., R.P.A.***

Archaeological Monitoring Coordinator

Agua Caliente Band of Cahuilla Indians

[760-699-6981](tel:760-699-6981) (Desk)[\(760\) 406-1909](tel:(760)406-1909) (Cell)[vharvey@aguacaliente.net](mailto:vharvey@aguacaliente.net)

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**PALA TRIBAL HISTORIC  
PRESERVATION OFFICE**

PMB 50, 35008 Pala Temecula Road  
Pala, CA 92059  
760-891-3510 Office | 760-742-3189 Fax



PALA THPO

October 5, 2016

Christopher W. Purtell  
MIG  
1500 Iowa Ave, Suite 110  
Riverside, CA 92507

Re: Agua Mansa Commerce Park

Dear Mr. Purtell:

The Pala Band of Mission Indians Tribal Historic Preservation Office has received your notification of the project referenced above. This letter constitutes our response on behalf of Robert Smith, Tribal Chairman.

We have consulted our maps and determined that the project as described is not within the boundaries of the recognized Pala Indian Reservation. The project is also beyond the boundaries of the territory that the tribe considers its Traditional Use Area (TUA). Therefore, we have no objection to the continuation of project activities as currently planned and we defer to the wishes of Tribes in closer proximity to the project area.

We appreciate involvement with your initiative and look forward to working with you on future efforts. If you have questions or need additional information, please do not hesitate to contact me by telephone at 760-891-3515 or by e-mail at [sgaughen@palatribe.com](mailto:sgaughen@palatribe.com).

Sincerely,

Shasta C. Gaughen, PhD  
Tribal Historic Preservation Officer  
Pala Band of Mission Indians

**ATTENTION: THE PALA TRIBAL HISTORIC PRESERVATION OFFICE IS RESPONSIBLE FOR ALL REQUESTS FOR CONSULTATION. PLEASE ADDRESS CORRESPONDENCE TO SHASTA C. GAUGHEN AT THE ABOVE ADDRESS. IT IS NOT NECESSARY TO ALSO SEND NOTICES TO PALA TRIBAL CHAIRMAN ROBERT SMITH.**

# RINCON BAND OF LUISEÑO INDIANS

## Cultural Resources Department

1 W. Tribal Road · Valley Center, California 92082 ·  
(760) 297-2635 Fax:(760) 749-2639



September 6, 2016

Christopher Purtell  
MIG Planning  
1500 Iowa Avenue, Suite 110  
Riverside, CA 92507



**Re: Agua Mansa Commerce Park**

Dear Mr. Purtell:

This letter is written on behalf of Rincon Band of Luiseño Indians. We have received your notification regarding the Agua Mansa Commerce Park Project we thank you for the consultation notification. The location you have identified is within the Territory of the Luiseño people.

Embedded in the Luiseño Territory are Rincon's history, culture and identity. The project is within the Luiseño Aboriginal Territory of the Luiseño people however, it is not within Rincon's Historic Boundaries. We do not have any additional information regarding this project but, we defer this project to the Pechanga Band of Luiseño Indians or Soboba Band of Luiseño Indians who are located closer to your project area.

Thank you for the opportunity to protect and preserve our cultural assets.

Sincerely,

A handwritten signature in purple ink, appearing to read "Vincent Whipple".

Vincent Whipple  
Manager  
Rincon Cultural Resources Department



Christopher Purtell <cpurtell@migcom.com>

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## Re: Agua Mansa Commerce Park Project

1 message

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**Steven Estrada** <SEstrada@santarosacahuilla-nsn.gov>

Fri, Sep 23, 2016 at 2:35 PM

To: Katherine Zamora <kzamora@migcom.com>

Cc: Christopher Purtell <CPurtell@migcom.com>, Joseph Ontiveros <jontiveros@soboba-nsn.gov>

Thank you Katherine. At this time the Santa Rosa Band of Cahuilla Indians defers further consultation to the Soboba Band of Luiseño Indians.

Thank you,

Steven

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**From:** Katherine Zamora <kzamora@migcom.com>  
**Date:** Wednesday, September 21, 2016 at 3:56 PM  
**To:** Steven Estrada <SEstrada@santarosacahuilla-nsn.gov>  
**Cc:** Christopher Purtell <CPurtell@migcom.com>  
**Subject:** Agua Mansa Commerce Park Project

Good Afternoon,

We are following up on the attached notice, please review and respond with any questions, comments, or concerns regarding the Agua Mansa Commerce Park Project.

Thanks,

**Katherine Zamora**

*Project Technician*

**MIG**

1500 Iowa Avenue, Suite #110

Riverside, California 92507

951 787 9222 | [www.migcom.com](http://www.migcom.com)

# VIEJAS

TRIBAL GOVERNMENT

P.O. Box 908  
Alpine, CA 91903  
#1 Viejas Grade Road  
Alpine, CA 91901

Phone: 6194453810  
Fax: 6194455337  
viejas.com

September 19, 2016

Christopher W. Purtell  
Senior Archaeologist  
1500 Iowa Avenue, Suite 110  
Riverside, CA 92507

**Re: Agua Mansa Commerce Park**

Dear Mr. Purtell

The Viejas Band of Kumeyaay Indians ("Viejas") has reviewed the proposed project and at this time we have determined that the project site is has little cultural significance or ties to Viejas. We further recommend that you contact the tribe(s) closest to the cultural resources. We, however, request to be informed of any new developments such as inadvertent discovery of cultural artifacts, cremation sites, or human remains in order for us to reevaluate our participation in the government-to-government consultation process.

Please do not hesitate to contact me if you have further questions.  
Ernest Pingleton [epingleton@viejas-nsn.gov](mailto:epingleton@viejas-nsn.gov) or (619) 659-2314. Thank you

Sincerely,  
VIEJAS BAND OF KUMEYAAY INDIANS

October 13, 2016

Attn: Christopher W. Purtell, Senior Archaeologist  
MIG  
1500 Iowa Avenue, Suite 110  
Riverside, CA 92507



**RE: Proposed Agua Mansa Commerce Park; east of Rubidoux Boulevard, south of El Rivino Road, west of Hall Avenue, and north of Agua Mansa Road, City of Jurupa Valley, Riverside County, CA**

The Soboba Band of Luiseño Indians appreciates your observance of Tribal Cultural Resources and their preservation in your project. The information provided to us on said project has been assessed through our Cultural Resource Department, where it was concluded that although it is outside the existing reservation, the project area does fall within the bounds of our Tribal Traditional Use Areas. This project location is in proximity to known sites, is a shared use area that was used in ongoing trade between the tribes, and is considered to be culturally sensitive by the people of Soboba.

Soboba Band of Luiseño Indians is requesting the following:

1. To initiate a consultation with the project proponents and lead agency.
2. The transfer of information to the Soboba Band of Luiseno Indians regarding the progress of this project should be done as soon as new developments occur.
3. Soboba Band of Luiseño Indians continues to act as a consulting tribal entity for this project.
4. Working in and around traditional use areas intensifies the possibility of encountering cultural resources during the construction/excavation phase. For this reason the Soboba Band of Luiseño Indians requests that Native American Monitor(s) from the Soboba Band of Luiseño Indians Cultural Resource Department to be present during any ground disturbing proceedings. Including surveys and archaeological testing.
5. Request that proper procedures be taken and requests of the tribe be honored (Please see the attachment)

Multiple areas of potential impact were identified during an in-house database search. Specifics to be discussed in consultation with the lead agency.

Sincerely,

A handwritten signature in black ink, appearing to read "JOE", with a long horizontal line extending to the right.

Joseph Ontiveros, Director of Cultural Resources  
Soboba Band of Luiseño Indians  
P.O. Box 487  
San Jacinto, CA 92581  
Phone (951) 654-5544 ext. 4137  
Cell (951) 663-5279  
[jontiveros@soboba-nsn.gov](mailto:jontiveros@soboba-nsn.gov)

**Cultural Items (Artifacts).** Ceremonial items and items of cultural patrimony reflect traditional religious beliefs and practices of the Soboba Band. The Developer should agree to return all Native American ceremonial items and items of cultural patrimony that may be found on the project site to the Soboba Band for appropriate treatment. In addition, the Soboba Band requests the return of all other cultural items (artifacts) that are recovered during the course of archaeological investigations. Where appropriate and agreed upon in advance, Developer's archeologist may conduct analyses of certain artifact classes if required by CEQA, Section 106 of NHPA, the mitigation measures or conditions of approval for the Project. This may include but is not limited or restricted to include shell, bone, ceramic, stone or other artifacts.

The Developer should waive any and all claims to ownership of Native American ceremonial and cultural artifacts that may be found on the Project site. Upon completion of authorized and mandatory archeological analysis, the Developer should return said artifacts to the Soboba Band within a reasonable time period agreed to by the Parties and not to exceed (30) days from the initial recovery of the items.

**Treatment and Disposition of Remains.**

A. The Soboba Band shall be allowed, under California Public Resources Code § 5097.98 (a), to (1) inspect the site of the discovery and (2) make determinations as to how the human remains and grave goods shall be treated and disposed of with appropriate dignity.

B. The Soboba Band, as MLD, shall complete its inspection within twenty-four (24) hours of receiving notification from either the Developer or the NAHC, as required by California Public Resources Code § 5097.98 (a). The Parties agree to discuss in good faith what constitutes "appropriate dignity" as that term is used in the applicable statutes.

C. Reburial of human remains shall be accomplished in compliance with the California Public Resources Code § 5097.98 (a) and (b). The Soboba Band, as the MLD in consultation with the Developer, shall make the final discretionary determination regarding the appropriate disposition and treatment of human remains.

D. All parties are aware that the Soboba Band may wish to rebury the human remains and associated ceremonial and cultural items (artifacts) on or near, the site of their discovery, in an area that shall not be subject to future subsurface disturbances. The Developer should accommodate on-site reburial in a location mutually agreed upon by the Parties.

E. The term "human remains" encompasses more than human bones because the Soboba Band's traditions periodically necessitated the ceremonial burning of human remains. Grave goods are those artifacts associated with any human remains. These items, and other funerary remnants and their ashes are to be treated in the same manner as human bone fragments or bones that remain intact

**Coordination with County Coroner's Office.** The Lead Agencies and the Developer should immediately contact both the Coroner and the Soboba Band in the event that any human remains are discovered during implementation of the Project. If the Coroner recognizes the human remains to be those of a Native American, or has reason to believe that they are those of a Native American, the Coroner shall ensure that notification is provided to the NAHC within twenty-four (24) hours of the determination, as required by California Health and Safety Code § 7050.5 (c).

**Non-Disclosure of Location Reburials.** It is understood by all parties that unless otherwise required by law, the site of any reburial of Native American human remains or cultural artifacts shall not be disclosed and shall not be governed by public disclosure requirements of the California Public Records Act. The Coroner, parties, and Lead Agencies, will be asked to withhold public disclosure information related to such reburial, pursuant to the specific exemption set forth in California Government Code § 6254 (r). Ceremonial items and items of cultural patrimony reflect traditional religious beliefs and practices of the Soboba Band. The Developer agrees to return all Native American ceremonial items and items of cultural patrimony that may be found on the project site to the Soboba Band for appropriate treatment. In addition, the Soboba Band requests the return of all other cultural items (artifacts) that are recovered during the course of archaeological investigations. Where appropriate and agreed upon in advance, Developer's archeologist may conduct analyses of certain artifact classes if required by CEQA, Section 106 of NHPA, the mitigation measures or conditions of approval for the Project. This may include but is not limited or restricted to include shell, bone, ceramic, stone or other artifacts.



**Confidentiality:** The entirety of the contents of this letter shall remain confidential between Soboba and MIG. No part of the contents of this letter may be shared, copied, or utilized in any way with any other individual, entity, municipality, or tribe, whatsoever, without the expressed written permission of the Soboba Band of Luiseño Indians.



## GABRIELENO BAND OF MISSION INDIANS - KIZH NATION

Historically known as The San Gabriel Band of Mission Indians

Recognized by the State of California as the aboriginal tribe of the Los Angeles basin

Dear Christopher W. Purtell, MA, RPA  
Senior Archaeologist  
MIG

**Subject: the proposed Agua Mansa Commerce Park located on 29.3-acre site east of Rubidoux Blvd, south of El Rivino Road, west of Hall Avenue, and North of Agua Mansa Road, in the City of Jurupa Valley, County of Riverside Ca**

*"The project locale lies in an area where the Ancestral & traditional territories of the Kizh(Kitc) Gabrieleño villages Such as **Hurungna**, adjoined and overlapped with each other, at least during the Late Prehistoric and Protohistoric Periods. The homeland of the Kizh (Kitc) Gabrieleños , probably the most influential Native American group in aboriginal southern California (Bean and Smith 1978a:538), was centered in the Los Angeles Basin, and reached as far east as the San Bernardino-Riverside area. The homeland of the Serranos was primarily the San Bernardino Mountains, including the slopes and lowlands on the north and south flanks. Whatever the linguistic affiliation, Native Americans in and around the project area exhibited similar organization and resource procurement strategies. Villages were based on clan or lineage groups. Their home/ base sites are marked by midden deposits, often with bedrock mortars. During their seasonal rounds to exploit plant resources, small groups would migrate within their traditional territory in search of specific plants and animals. Their gathering strategies often left behind signs of special use sites, usually grinding slicks on bedrock boulders, at the locations of the resources. Therefore in order to protect our resources we're requesting one of our experienced & certified Native American monitors to be on site during any & all ground disturbances (this includes but is not limited to pavement removal, pot-holing or auguring, boring, grading, excavation and trenching).*

*In all cases, when the NAHC states there are "No" records of sacred sites" in the subject area; they always refer the contractors back to the Native American Tribes whose tribal territory the project area is in. This is due to the fact, that the NAHC is only aware of general information on each California NA Tribe they are "NOT" the "experts" on our Tribe. Our Elder Committee & Tribal Historians are the experts and is the reason why the NAHC will always refer contractors to the local tribes.*

*In addition, we are also often told that an area has been previously developed or disturbed and thus there are no concerns for cultural resources and thus minimal impacts would be expected. I have two major recent examples of how similar statements on other projects were proven very inadequate. An archaeological study claimed there would be no impacts to an area adjacent to the Plaza Church at Olvera Street, the original Spanish settlement of Los Angeles, now in downtown Los Angeles. In fact, this site was the Gabrieleno village of Yangna long before it became what it is now today. The new development wrongfully began their construction and they, in the process, dug up and desecrated 118 burials. The area that was dismissed as culturally sensitive was in fact the First Cemetery of Los Angeles where it had been well documented at the Huntington Library that 400 of our Tribe's ancestors were buried there along with the founding families of Los Angeles (Pico's, Sepulveda's, and Alvarado's to name a few). In addition, there was another inappropriate study for the development of a new sports complex at Fedde Middle School in the City of Hawaiian Gardens could commence. Again, a village and burial site were desecrated despite their mitigation measures. Thankfully, we were able to work alongside the school district to quickly and respectfully mitigate a mutually beneficial resolution.*

*Given all the above, the proper thing to do for your project would be for our Tribe to monitor ground disturbing construction work. Native American monitors and/or consultant can see that cultural resources are treated appropriately from the Native American point of view. Because we are the lineal descendants of the vast area of Los Angeles and Orange Counties, we hold sacred the ability to protect what little of our culture remains. We thank you for taking seriously your role and responsibility in assisting us in preserving our culture.*

*With respect,*

*Please contact our office regarding this project to coordinate a Native American Monitor to be present. Thank You*

Andrew Salas, Chairman  
Albert Perez, treasurer I

Nadine Salas, Vice-Chairman  
Martha Gonzalez Lemos, treasurer II

Christina Swindall Martinez, secretary  
Richard Gradias, Chairman of the council of Elders



Addendum: clarification regarding some confusions regarding consultation under AB52:

AB52 clearly states that consultation must occur with tribes that claim traditional and cultural affiliation with a project site. Unfortunately, this statement has been left open to interpretation so much that neighboring tribes are claiming affiliation with projects well outside their traditional tribal territory. The territories of our surrounding Native American tribes such as the Luiseno, Chumash, and Cahuilla tribal entities. Each of our tribal territories has been well defined by historians, ethnographers, archaeologists, and ethnographers – a list of resources we can provide upon request. Often, each Tribe as well educates the public on their very own website as to the definition of their tribal boundaries. You may have received a consultation request from another Tribe. However we are responding because your project site lies within our Ancestral tribal territory, which, again, has been well documented. What does Ancestrally or Ancestral mean? The people who were in your family in past times, Of, belonging to, inherited from, or denoting an ancestor or ancestors <http://www.thefreedictionary.com/ancestral>. . If you have questions regarding the validity of the “traditional and cultural affiliation” of another Tribe, we urge you to contact the Native American Heritage Commission directly. Section 5 section 21080.3.1 (c) states “...the Native American Heritage Commission shall assist the lead agency in identifying the California Native American tribes that are traditionally and culturally affiliated with the project area.” In addition, **please see the map below.**

CC: NAHC

APPENDIX 1: Map 1-2; Bean and Smith 1978 map.

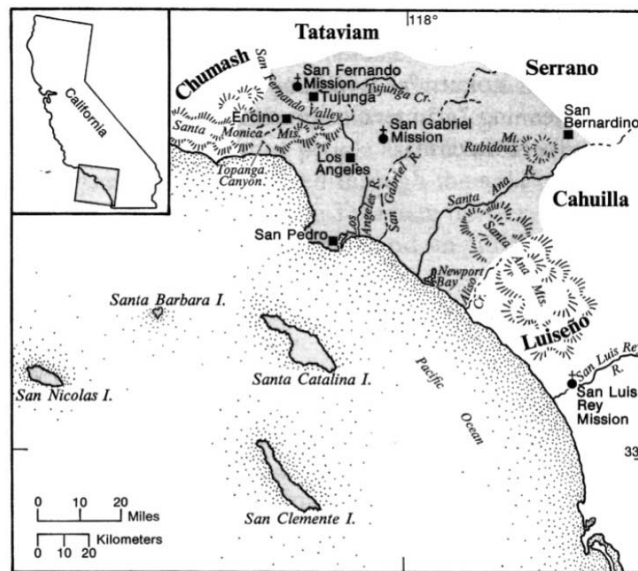


Fig. 1. Tribal territory.

The United States National Museum's Map of Gabrielino Territory:

Bean, Lowell John and Charles R. Smith  
1978 Gabrielino IN *Handbook of North American Indians, California*, Vol. 8, edited by R.F. Heizer, Smithsonian Institution Press, Washington, D.C., pp. 538-549

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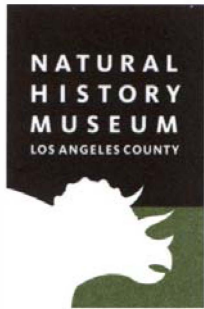
**Appendix C NHMLAC Paleontological  
Resources Record Search Results Letter**

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Natural History Museum  
of Los Angeles County  
900 Exposition Boulevard  
Los Angeles, CA 90007

tel 213.763.DINO  
www.nhm.org



Vertebrate Paleontology Section  
Telephone: (213) 763-3325  
Fax: (213) 746-7431  
e-mail: smcleod@nhm.org

6 September 2016

MIG / Hogle-Ireland  
1500 Iowa Avenue, Suite 110  
Riverside, CA 92507

Attn: Christopher W. Purcell, Senior Archaeologist

re: Vertebrate Paleontology Records Check for paleontological resources for the proposed  
Crestmore Redevelopment Project, Project No. 13502, in the City of Jurupa  
Valley, Riverside County, project area

Dear Christopher:

I have conducted a thorough search of our paleontology collection records for the locality and specimen data for the proposed Crestmore Redevelopment Project, Project No. 13502, in the City of Jurupa Valley, Riverside County, project area as outlined on the portion of the Fontana USGS topographic quadrangle map that you sent to me via e-mail on 15 August 2016. We do not have any vertebrate fossil localities that lie directly within the proposed project area, but we do have localities somewhat nearby from sedimentary deposits similar to those that may occur subsurface in the proposed project area.

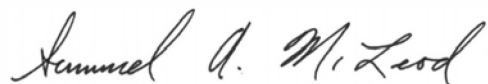
In the central and south-central portions of the proposed project area there were originally some exposures of igneous and metamorphic rocks that will not contain any recognizable fossils. Those portions of the proposed project area now probably have surface material composed of artificial fill that are unlikely to contain any significant vertebrate fossils. In the western portion of the proposed project area there are surface deposits of younger Quaternary Alluvium derived as alluvial fan deposits from the elevated terrain adjacent to the west. In the western portion of the proposed project area the surface deposits consist of younger Quaternary drift sands. Both of these younger Quaternary deposits are unlikely to contain significant vertebrate fossils in the uppermost layers, but at relatively shallow depth there may be older Quaternary deposits that may

well contain significant fossil vertebrate remains. Our closest fossil vertebrate locality from these older Quaternary deposits is LACM 7811, west-southwest of the proposed project area west of Mira Loma along Sumner Avenue north of Cloverdale Road, that produced a fossil specimen of whipsnake, *Masticophis*, at a depth of 9 to 11 feet below the surface. More southerly but still south-southwest of the proposed project area, between Corona and Norco, our locality LACM 1207 produced a fossil specimen of deer, *Odocoileus*.

Excavations in the igneous and metamorphic rocks in the central portion of the proposed project area, if still present, will not uncover any recognizable fossils. Excavations in the fill dirt in the central portion of the proposed project area are unlikely to uncover any significant vertebrate fossils. Shallow excavations in the alluvial fan or drift sands exposed elsewhere in the proposed project area are also unlikely to encounter significant fossil vertebrate remains. Deeper excavations in the latter areas that extend down into older Quaternary sediments, however, may well encounter significant vertebrate fossils. Any substantial excavations below the uppermost layers in the peripheral areas of the proposed project area, therefore, should be closely monitored to quickly and professionally collect any specimens without impeding development. Also, sediment samples should be collected and processed to determine the small fossil potential in the proposed project area. Any fossils recovered during mitigation should be deposited in an accredited and permanent scientific institution for the benefit of current and future generations.

This records search covers only the vertebrate paleontology records of the Natural History Museum of Los Angeles County. It is not intended to be a thorough paleontological survey of the proposed project area covering other institutional records, a literature survey, or any potential on-site survey.

Sincerely,

A handwritten signature in cursive script that reads "Samuel A. McLeod".

Samuel A. McLeod, Ph.D.  
Vertebrate Paleontology

enclosure: invoice

**Appendix D California Department of Parks  
and Recreation 523 Series Forms**

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\*Recorded by: Chris Purtell

\*Date: September 13, 2016

Continuation

Update

The historic canal (P-33-005044H) was first recorded by Seymour and Doak in 1992 and was later updated by Auck in 2009. The canal is part of the West Riverside Jurupa Canal System that was constructed in the 1890's by the West Riverside 350-Inch Company.

On September 13, 2016, a archaeological pedestrian field survey in support of the Riverside Cement Company Proejct was conducted by the author.

During the field survey the author/archaeologist revisited the canal site adjacent to the Riverside Cement Company's southern boundary along Auga Mansa Road and found that the general condition of the canal to be as recorded by Auck in 2009. This portion of the canal along Auga Mansa Road showed the canal to be in a state of disrepair, exhibiting sparse quantities of vegetation on the canal's embankments and channel bottom, as well as rocks, sluge, and other associated modern debris. Portions of the canal located within the Riverside Cement Company facility had been altered significantly and was cement lined (channel and embankments) in order to convert the canal into a culvert for rain water drainage.

The author concur's with Auck 2009 evaluation that alterations to the canal has caused it to lose its historical integrity despite its association with the West Riverside Jurupa Canal System: therefore the canal is not eligible for listing in either the National Register of Historic Plances (NRHP) or in the California Register of Historic Resources (CRHR).



P-33-005044H, Along Auga Mansa Road, view towards the west



P-33-0544H: Inside the Riverside Cement Company, view towards the north

State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # CA-RIV-5044H Update  
HRI #  
Trinomial CA-RIV-5044H  
NRHP Status Code

Other Listings  
Review Code

Reviewer

Date

Page 1 of 1

\*Resource Name or #: CA-RIV-5044H

**P1. Other Identifier:**

\*P2. Location:  Not for Publication  Unrestricted

\*a. County: Riverside

and (P2b and P2c or P2d. Attach a Location Map as necessary.)

\*b. USGS 7.5' Quad: Fontana

Date: 1980

T 2S ; R 5W ;

Unsectioned

; SB

B.M.

c. Address:

City:

Zip:

d. UTM: Zone: 11 ; 00459530

mE/ 3762980

mN (G.P.S.)

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) Elevation: 925

This portion of the West Riverside Jurupa Canal runs alongside Canal Street perpendicular to State Route 60 in Rubidoux

**\*P3a. Description:** (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)

The canal was revisited as part of pedestrian survey efforts. Changes to the site since the previous record include the addition of modern trash debris and graffiti to some concrete-lined sections. No water was observed flowing through the canal and it is unclear whether the canal remains in use. It does not appear that vegetation, rocks, sludge or other assorted debris had been cleared from the canal in some time.

The West Riverside Jurupa Canal was constructed by the West Riverside 350-Inch Company in the 1890s. At least one of the company's shareholders was a Mr. Scott La Rue, who came to own a portion of the subject property. The canal was the first to deliver water onto the higher Jurupa Plain and was constructed during general development of the area along with multiple other canals and irrigation ditches.

The construction of irrigation canals was significant to the development of the region as an agricultural center and citrus capital. Many area irrigation systems and canals have been determined significant. The West Riverside Jurupa Canal was a significant contribution to the development of the West Riverside/Rubidoux region as an agricultural center as it was the first to provide irrigation to the higher Jurupa Plain, however, its era of significance would have been associated with early irrigation activities dating to the last decades of the nineteenth and first decade of the twentieth centuries. Subsequent alterations to the canal including cement lining throughout the has denigrated the historical integrity of the canal and its association with an historical era of water irrigation as an industry and technological advancement related to local area development and with an era of significant agricultural themes. It is therefore not eligible for listing on the CRHR under Criteria 1. Neither the construction of the canal nor its parent developer the West Riverside 350-Inch Company has associations with any person of historical significance; the canal is therefore ineligible for listing under Criteria 2. Neither original construction of the canal nor subsequent upgrade efforts to the canal embody distinctive characteristics, methods or construction or the work of a master builder; therefore the canal is ineligible for listing under Criteria 3. Furthermore, due to the lack of historical integrity for the era in which it was constructed and ought to represent and due to subsequent changes made to the canal, it is unlikely that the canal has the potential to yield any additional information important to the history of the local area and is therefore ineligible for listing on the CRHR under Criteria 4.

**\*P3b. Resource Attributes:** (List attributes and codes) AH6

\*P4. Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (isolates, etc.)

**P5a. Photo or Drawing** (Photo required for buildings, structures, and objects.)



P5b. Description of Photo: (View, date, accession #)  
Facing South  
1/19/2009

**\*P6. Date Constructed/Age and**

**Sources:**  Historic

Prehistoric  Both

**\*P7. Owner and Address:**

unknown

**\*P8. Recorded by:** (Name, affiliation, and address)

Jessica J. Auck, M.A.  
Chambers Group, Inc.  
302 Brookside Avenue  
Redlands, CA 92373

**\*P9. Date Recorded:**

January 21, 2009

**\*P10. Survey Type:** (Describe)

Pedestrian

\*P11. Report Citation: (Cite survey report and other sources, or enter "none.") CA-RIV-5044H; G. Seymour/D. Doak (1992)

ARCHEOLOGICAL SITE RECORD

Other Designations: R-4

Page 1 of 5

1. County: Riverside
2. USGS Quad: Fontana (7.5') 1967 (15') Photorevised 1980
3. UTM Coordinates: Zone 11U 14,519,530 m Easting 3,762,918,0 m Northing (X)
4. Township 2S Range 5W; unsectioned portion within Jurupa land grant  
% of % of % of % of Section Base Mer. SBM
5. Map Coordinates: 538 mmS 237 mmE (from NW corner of map) 6. Elevation 925'
7. Location: adjacent to Canal St. and Agua Mansa Road in Rubidoux, diverging  
from the road network at the west end of Canal St. and continuing  
to the corner of Valley Way and Jurupa Road. At the eastern end  
the canal becomes site P1074-35-H in San Bernardino County.
8. Prehistoric  Historic  Protohistoric  9. Site Description Site consists of a canal,  
most of whose length is lined with concrete, and portions of which  
date back as far as 1887.
10. Area 6000 m( ) x 6 m( ) 36,000 m<sup>2</sup>  
Method of Determination: estimate based on approx. length x approx. width of  
canal
11. Depth: max. 600 cm Method of Determination: estimate
12. Features: The canal has a truncated V shape; in concrete-lined portions it  
measures roughly 5 ft. deep and 10 ft. across, in unlined portions (X)
13. Artifacts: none in clear association
14. Non-Artifactual Constituents and Faunal Remains: none
15. Date Recorded: 10 September 1992 16. Recorded By: G. Seymour/D. Doak
17. Affiliation and Address SWCA, Inc., 1602 E. Ft. Lowell Rd., Tucson, AZ 85719

ARCHEOLOGICAL SITE RECORD

Other Designations: \_\_\_\_\_

Page 2 of 5

18. Human Remains: none ( )

19. Site Disturbances: still in use; relined at least as recently as 1948, and  
sludge cleaned out very recently ( )

20. Nearest Water (type, distance and direction): Santa Ana River, ca. 1 mile away at closest (E end) ( )

21. Vegetation Community (site vicinity): Coastal Sage Scrub or Desert Scrub Plant List ( )  
community, now largely obliterated

22. Vegetation (on site): eucalyptus trees adjacent to banks along Canal St. ( )

23. Site Soil: Mollisols suitable for wide range of crop growth ( )

24. Surrounding Soil: as above ( )

25. Geology: bedrock of Cenozoic sedimentary rock, overlain by riverine (X)

26. Landform: terraces above Santa Ana floodplain and bajadas beneath (X)

27. Slope: 0-2% ( ) 28. Exposure: open ( )

29. Landowner(s) (and/or tenants) and Address: Riverside Water Company ( )

30. Remarks: \_\_\_\_\_ ( )

31. References: for geology and soils: David Hornbeck, California Patterns  
(Mayfield Publishing, Palo Alto, 1983); for vegetation, Jeanette  
A. McKenna, A Phase I Archaeological Survey and Historical (X)

32. Name of Project: Riverside Assessment Project ( )

33. Type of Investigation: surface survey ( )

34. Site Accession Number: \_\_\_\_\_ Curated At: Eastern Information Center, University  
of California at Riverside ( )

35. Photos: 35 mm b/w prints, T-max ASA 100 film ( )

State of California - The Resources Agency  
 DEPARTMENT OF PARKS AND RECREATION  
 ARCHEOLOGICAL SITE RECORD  
 Continuation Sheet

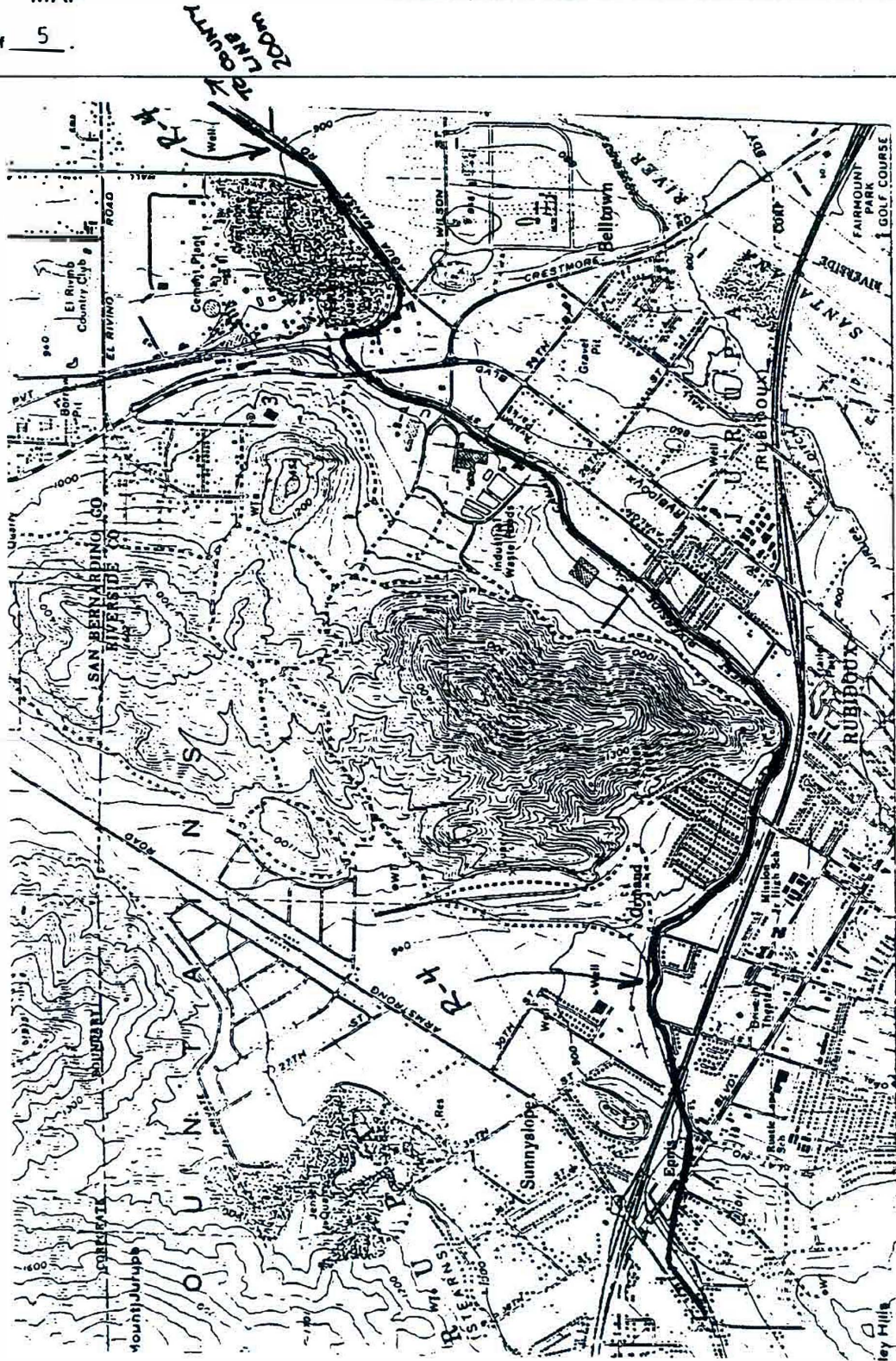
Permanent Trinomial: CA-RIV-5044H Mo. 1 Yr. 1  
 Other Designations: \_\_\_\_\_

Page 3 of 5

Item No.	Continuation
3	(coords. of W end of line; canal route proceeds to following coordinate sets: N 3763100 E 459710; N 3763040 E 460420; N 3763200 E 461390; N 3762800 E 461720; N 3762540 E 462450; N 3763600 E 463390; N 3763600 E 463600; N 3764650 E 464270; N 3764510 E 464330; N 3764390 E 464550; N 3764780 E 465080; N 3765320 E 465410 (at San Bernardino County line)
12	up to 12 ft deep and 20 ft across (berm to berm). Several breaks in lining for conduits to flow out; adjacent to one is stamped date "2-18-48".
25	sediments and colluvium flowing down from Jurupa Hills
26	Jurupa and Pedley Hills
31	<u>Background Investigation of the Proposed Santa Ana River Watershed Project Authority, Site 1, Agua Mansa, San Bernardino County, California</u> (McKenna et al, Whittier, CA, 1990); this project reported in Gregory R. Seymour and David P. Doak, <u>The Santa Ana Regional Interceptor Project, SAWPA-SARI Reaches IV D and E: A Cultural Resource Survey of an 18 Mile Right-of-Way from Mira Loma to Colton, Riverside and San Bernardino Counties, California</u> (SWCA, Inc., Tucson, AZ, 1992)

ARCHEOLOGICAL SITE LOCATION  
MAP

Other Designations: \_\_\_\_\_



(reduced from Fontana 7.5' U.S.G.S. quadrangle (photorevised 1980))

ARCHEOLOGICAL PHOTOGRAPHIC  
RECORD

Other Designations: \_\_\_\_\_

Page 5 of 5.

Camera and Lens Types Pentax K-1000 w. 50 mm lens	On File at: Eastern Information Center, University of California at Riverside
Film Type and Speed Kodak T-max ASA 100	

Mo.	Day	Time	Exposure/ Frame	Subject/Description	View Toward	Accession Number
9	10		3	R-4--intersection of laterals 2 and 3, forming W Riverside Canal	NE	
9	10		4	R-4--lateral 2 and gate, corner of Valley Way and Jurupa Road	S	
9	10		5	R-4--intersection of main canal w. lateral 1, along Canal St. S of Pomona Freeway	N	
9	10		6	R-4--junction of main canal w. lateral 1, just S of Pomona Freeway along Canal St.	S	
9	10		7	R-4--ditch (unlined portion of canal) just north of Canal and Opal, N of freeway in Rubidoux	W	
9	10		12	R-4--canal adjacent to site R-2	NE	
9	10		15	R-4--canal along Avalon St.	NE	
9	10		16	R-4--canal along Agua Mansa Rd., just S of Crestmore Gravel pit	NE	

State of California — The Resources Agency  
 DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # 33-13239 UPDATE  
 HRI #  
 Trinomial CA-RIV-7324H UPDATE  
 NRHP Status Code

Other Listings Review Code	Reviewer	Date
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Page 1 of 3 \*Resource Name or #: CA-RIV-7324H UPDATE

P1. Other Identifier: Bloomington Overhead power transmission line

\*P2. Location:  Not for Publication  Unrestricted \*a. County: Riverside

and (P2b and P2c or P2d. Attach a Location Map as necessary.)

\*b. USGS 7.5' Quad: Fontana, Calif. 7.5' Date: 1969, rev 1980 T 2S; R 5W; of Sec 3, 4, 5, and 8; S.B. B.M.

c. Address: City: Jurupa Valley Zip:

d. UTM: Zone: 11S; East End: 464157 mE/ 3765795 mN West End: 460050 mE/ 3763373 mN (G.P.S.) (Coordinates based on Goodwin 2003)

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

In the Jurupa Hills north of Rubidoux in northwestern Riverside County. The west end of the line is on the north side of State Route 60 (CA-60) at the Armstrong Road off-ramp.

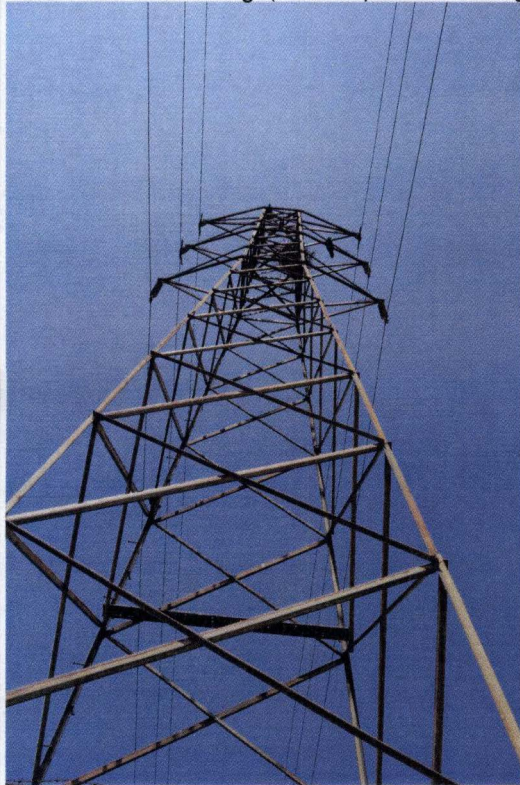
\*P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries) CA-RIV-7324 was originally recorded in 2003 as a pre-World War II power transmission line and associated towers. The line was determined to have been installed before 1936-1938 (Goodwin 2003). In 2005, the transmission line was relocated and readdressed by CRM Tech. At this time, the power line was predominately carried by steel towers that were approximately 40-50 feet in height, suggesting more recent replacements of some of the physical components of the line. It was deduced to have once been a main power line, while it appeared to serve as a sub-transmission line by 2005 (Ballester 2005; Tang, et al. 2005).

During a survey conducted by L&L in 2015, a segment of this resource was relocated. Only the portion of the resource found within the current project area was addressed (see project area boundaries on the Location Map [DPR]). Based on the results of the 2015 survey, the observed segment of the resource appears to be unchanged from the 2005 update and the existing DPR Forms remain accurate.

\*P3b. Resource Attributes: (List attributes and codes) HP39: Other (Power transmission line)

\*P4. Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (Isolates, etc.) (Resource type based on Goodwin 2003)

P5a. Photo or Drawing (Photo required for buildings, structures, and objects.)



P5b. Description of Photo: (View, date, accession #)  
 View of a tower associated with CA-RIV-7324H.

\*P6. Date Constructed/Age and Sources:  Historic  
 Prehistoric  Both

\*P7. Owner and Address:  
 Private

\*P8. Recorded by: (Name, affiliation, and address)

Thomas Baurley  
 L&L Environmental, Inc.  
 700 E. Redlands Blvd Ste U-351  
 Redlands, CA 92373

\*P9. Date Recorded: 08/04/15

\*P10. Survey Type: (Describe)  
 Pedestrian Survey

\*P11. Report Citation: (Cite survey report and other sources, or enter "none.") Baurley, Thomas, Michael Dice, and Leslie Irish. 2015. An Updated Phase I Cultural Resources Assessment: Rio Vista, Specific Plan

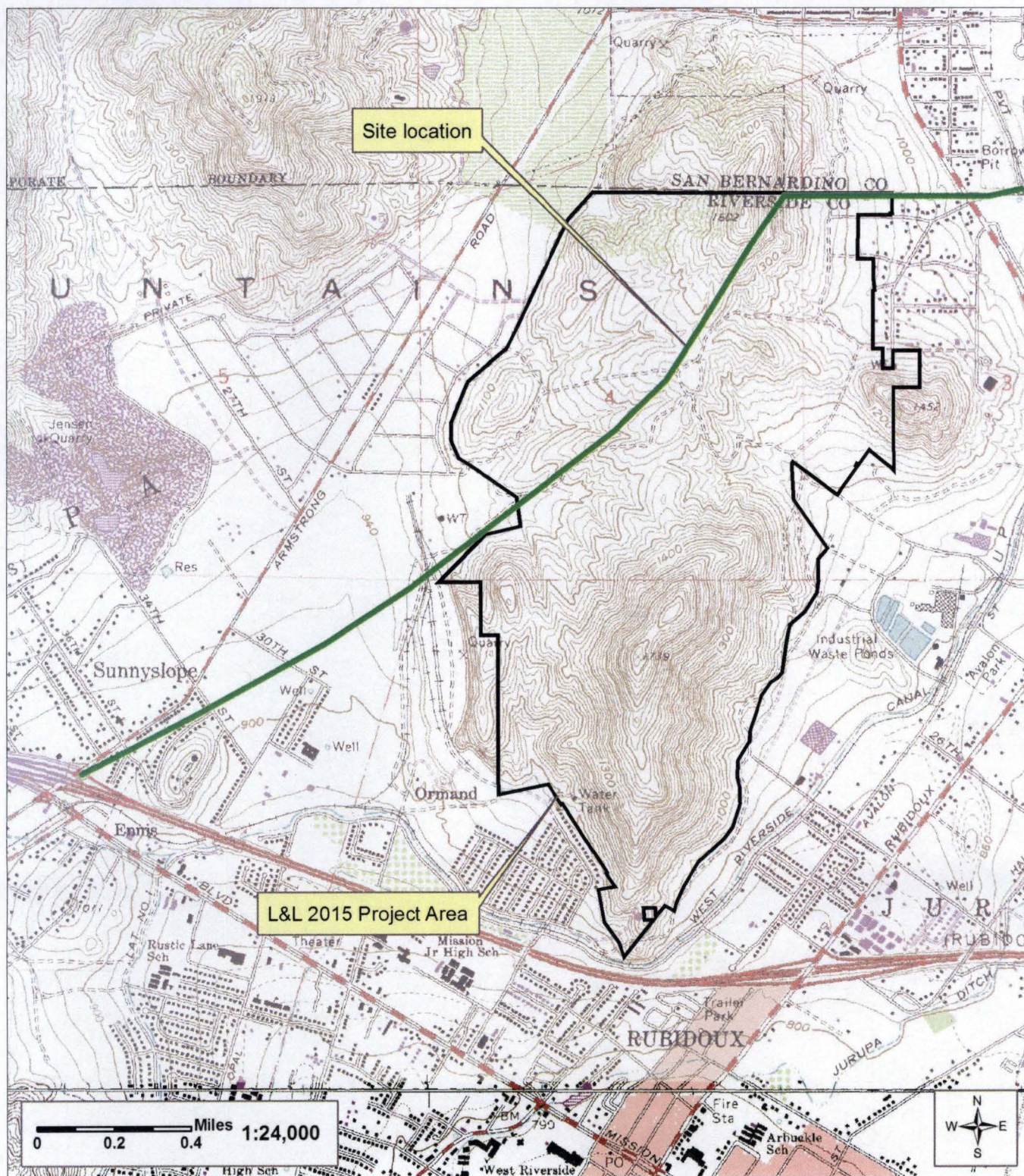
243A1, Jurupa Valley, Riverside County, California.

\*Attachments:  NONE  Location Map  Sketch Map  Continuation Sheet  Building, Structure, and Object Record  
 Archaeological Record  District Record  Linear Feature Record  Milling Station Record  Rock Art Record  
 Artifact Record  Photograph Record  Other (List):

DPR 523A (1/95)

\*Required information





CA-RIV-7324 was originally recorded in 2003 as a pre-World War II Bloomington Overhead power transmission line and associated towers running northeast to southwest. The line was determined to have been installed before 1936-1938 (Goodwin 2003). In 2005, the transmission line was relocated and readdressed by CRM Tech. At this time, the power line was predominantly carried by steel towers that were approximately 40-50 feet in height, suggesting more recent replacements of some of the physical components of the line. It was deduced to have once been a main power line, while it appeared to serve as a sub-transmission line by 2005 (Ballester 2005; Tang, et al. 2005).

During a survey conducted by L&L in 2015, a segment of this resource was relocated. Only the portion of the resource found within the current project area was addressed (see project area boundaries on the Location Map [DPRj]). Several of the power poles were visited and photographed. Based on the results of the 2015 survey, the observed segment of the resource located within the project area appears to be unchanged from the 2005 update and the existing DPR Forms remain accurate.

**References:**

Goodwin, R.

2003 Archaeological Site Record, CA-RIV-7324. On file, Eastern Information Center, University of California, Riverside.

Ballester, D.

2005 Archaeological Site Record, CA-RIV-7324H UPDATE. On file, Eastern Information Center, University of California, Riverside.

Tang, B., M. Hogan, M. Wetherbee, and D. Ballester

2005 Historical/Archaeological Resources Survey Report: Rio Vista Specific Plan Amendment, near the Community of Rubidoux, Riverside County, California. On file, Eastern Information Center, University of California, Riverside.

Baurley, T., M. Dice, and L. Irish

2015 An Updated Phase I Cultural Resources Assessment: Rio Vista, Specific Plan 243A1, Jurupa Valley, Riverside County, California.

Recorded by Daniel Ballester \*Date March 2, 2005 Continuation  Update

Site CA-RIV-7324H was originally recorded in 2003 as pre-World War II Bloomington Overhead power transmission line, which runs through the project area in a northeast-southwest direction. The line was installed sometime before 1936-1938 (Goodwin 2003). The power line is now carried predominately by steel towers that are approximately 40-50 ft in height, suggesting more recent replacement of some of the physical components of the line, but some wooden polls also remain in use. Although, perhaps once a main power line, it appears to serve as a sub-transmission line today (Tang et al. 2005).

**References:**

Goodwin, Riordan

2003 Archaeological site record, CA-RIV-7324. On file, Eastern Information Center, University of California, Riverside.

Tang, Bai, Michael Hogan, Matthew Wetherbee, and Daniel Ballester

2005 Historical/Archaeological Resources Survey Report: Rio Vista Specific Plan Amendment, Near the Community of Rubidoux, Riverside County, California. On file, Eastern Information Center, University of California, Riverside.

Form Prepared by: Matthew Wetherbee Date: July 28, 2005  
Affiliation and Address: CRM TECH, 4472 Orange Street, Riverside, CA 92501

State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
PRIMARY RECORD

Primary # 33-13239  
HRI # \_\_\_\_\_  
Trinomial CA-RIV-7324  
NRHP Status Code \_\_\_\_\_

Other Listings \_\_\_\_\_  
Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 3 \*Resource Name or #: (Assigned by recorder) Bloomington Overhead power transmission line, LSA-RCM330-S-3

P1. Other Identifier: Unknown

\*P2. Location:  Not for Publication  Unrestricted \*a. County Riverside  
and (P2b and P2c or P2d. Attach a Location Map as necessary.)

\*b. USGS 7.5' Quad Fontana Date 1967/1980 T 2S; R 5W; of Sec 3,4,5 and 8; SBB.M.

c. Address N/A City \_\_\_\_\_ Zip \_\_\_\_\_

d. UTM: (Give more than one for large and/or linear resources) Zone 11; East end 464157 mE / 3765795 mN; West end 460050 mE / 3763373 mN

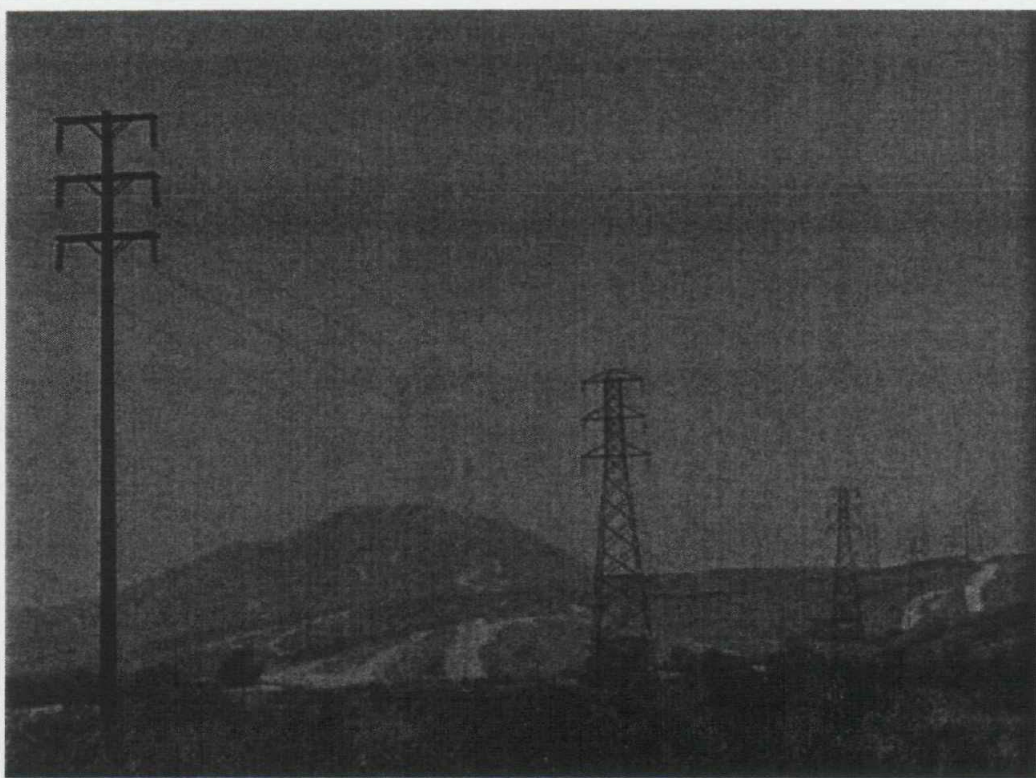
e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

The west end of the line is on the north side of State Route 60 at the Armstrong Road off-ramp.

\*P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)  
Pre-World War II power transmission line.

\*P3b. Resource Attributes: (List attributes and codes) Power transmission line (H39)

\*P4. Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (Isolates, etc.)



P5b. Description of Photo: (View, data, accession #) LSA-RCM330-S-1  
ph., view northeast of  
Bloomington Overhead power  
transmission line

\*P6. Date Constructed/Age and

Sources:  Historic

Prehistoric  Both

Pre-1938: USGS 1943

Fontana 7.5' quadrangle

\*P7. Owner and Address:

Southern California Edison

P.O. Box 6400

Rancho Cucamonga, CA

91729

\*P8. Recorded by: (Name, affiliation, and address): Riordan

Goodwin

LSA Associates

1650 Spruce Street, 5<sup>th</sup> Floor

Riverside, CA 92505

\*P9. Date recorded: 9/5/03

\*P10. Survey Type: (Describe)

Intensive

\* P11. Report citation: (Cite survey report and other sources or enter "none.") Cultural Resources Assessment, Rubidoux Residential Project, Riverside County, California.

Attachments: None  Location Map  Sketch Map  Continuation Sheet  Building, Structure, and Object Record  Archaeological Record  District Record  Linear Feature Record  Milling Station Record  Rock Art Record  Artifact Record  Photograph Record  Other (List) \_\_\_\_\_

RECEIVED IN

MAR 29 2006

EIC

\*Required Information

State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
LINEAR FEATURE RECORD

Primary # 33-13239  
HRI # \_\_\_\_\_  
Trinomial CA-RIV-7324

Page 2 of 3 \*Resource Name or #: (Assigned by recorder) Power Transmission Line, LSA-RCM330-S-3

- L1. Historic and/or Common Name: Bloomington Overhead  
L2a. Portion Described:  Entire Resource  Segment  Point Observation Designation: \_\_\_\_\_  
b. Location of point or segment: (Provide UTM coordinates, legal description, and any other useful locational data. Show the area that has been field inspected on a Location Map) East end 464157 mE / 3765795 mN; West end 460050 mE / 3763373 mN

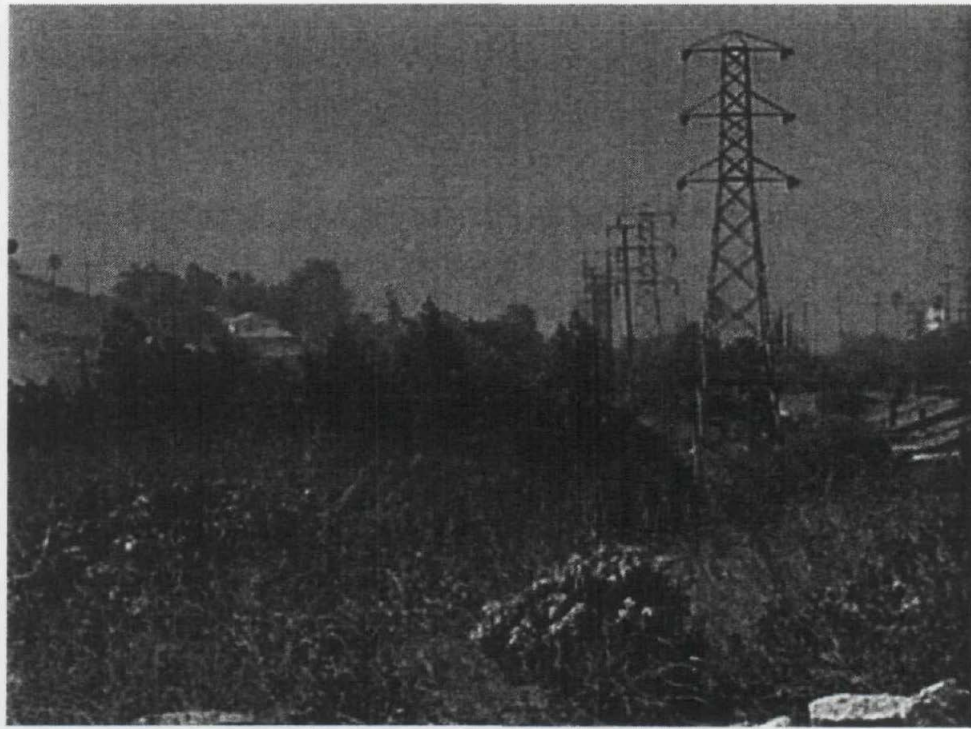
L3. Description: (Describe construction details, materials, and artifacts found at this segment/point. Provide plans/sections as appropriate.)  
Once a main power line but now a sub-transmission line (Taylor 2003). Its power towers are predominantly steel and diminutive at 40-50 feet in height.

- L4. Dimensions: (In feet for historic features and meters for prehistoric features)  
a. Top Width ~10'  
b. Bottom Width ~15'  
c. Height or Depth 40'-50'  
d. Length of Segment ~2.9 miles

L4e. Sketch of Cross Section (include scale) Facing: \_\_\_\_\_

L5. Associated Resources:

- L6. Setting: (Describe natural features, landscape characteristics, slope, etc., as appropriate.) This line crosses the easternmost peak of the Jurupa Mountains (1500' AMSL).  
L7. Integrity Considerations: Line is still functioning at sub-transmission capacity.



L8b. Description of Photo, Map, or Drawing (view, scale, etc.)  
View southwest of line running into Sunnyslope

L9. Remarks:

L10 Form Prepared by:  
Riordan Goodwin  
LSA Associates

L11. Date: 9/19/03

State of California - The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
LOCATION MAP

Primary # 33-13239

HRI # \_\_\_\_\_

Trinomial CA-RIV-7324

Page 3 of 3

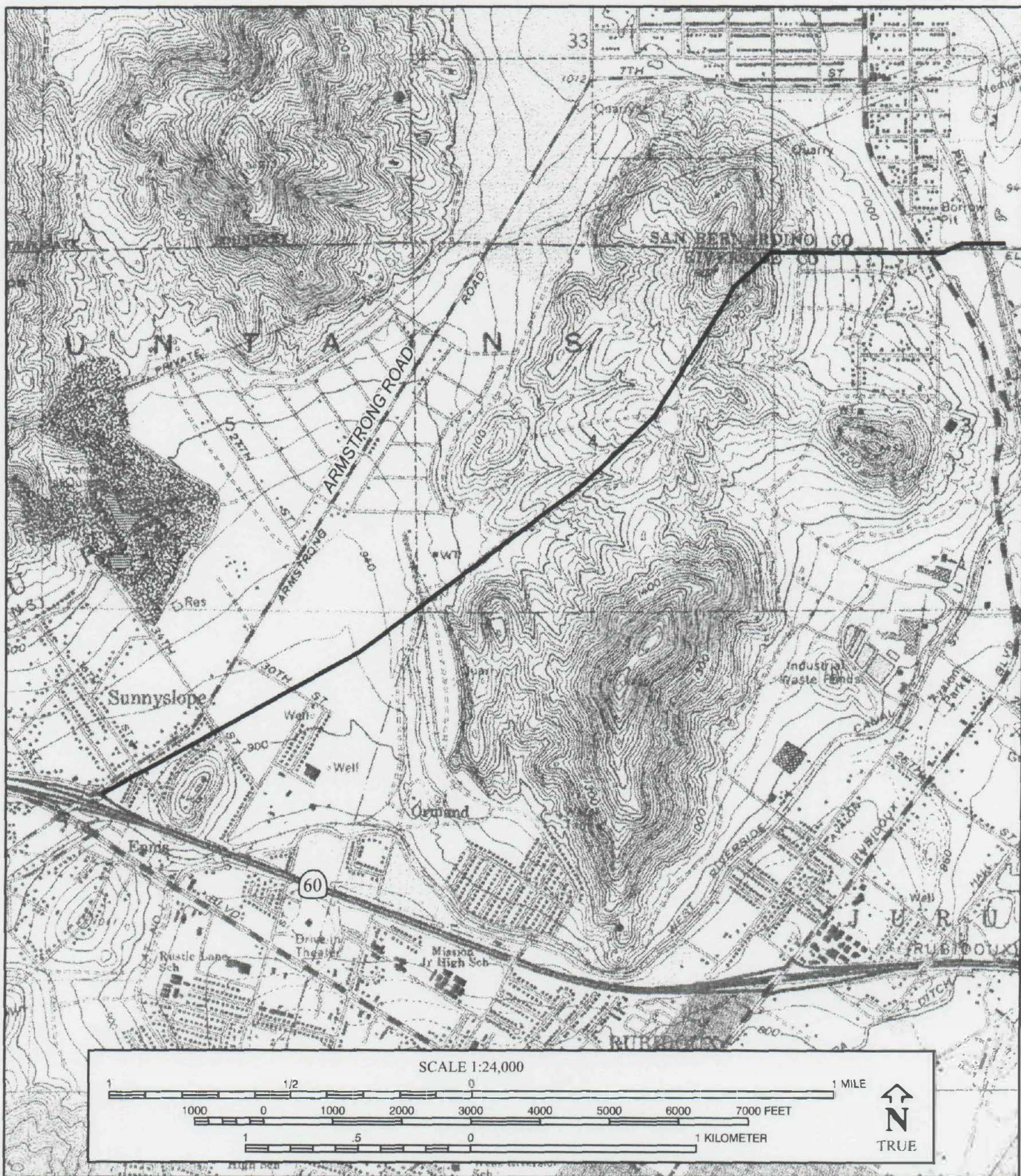
\*Resource Name or # (Assigned by recorder)

Bloomington Overhead Transmission Line, LSA-RCM330-S-3

\*Map Name: USGS 7.5' Quads, Fontana, CA. and Riverside West, CA.

\*Scale: 1:24,000

\*Date of Map: 1980



R:\RCM530\G\Reports\Cultural\DPR\_Loc.power.trans.cdr (03/27/06)

State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # ~~33-7325~~ Update  
HRI # 33-13240  
Trinomial CA-RIV-7325  
NRHP Status Code

Other Listings  
Review Code                      Reviewer                      Date

Page 1 of 1

\*Resource Name or #: CA-RIV-7325

**P1. Other Identifier:**

**\*P2. Location:**  Not for Publication     Unrestricted

\*a. County: Riverside

and (P2b and P2c or P2d. Attach a Location Map as necessary.)

\*b. USGS 7.5' Quad: Fontana

Date: 1980

T 2S ; R 5W ;

Unsectioned

; M.D.

B.M.

c. Address:

City:

Zip:

d. UTM: Zone: 11 ; 0455223 mE/ 3761830 mN (G.P.S.)

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) Elevation: 925

From the Van Buren Boulevard exit southeast from SR 60, travel approximately 6 miles. The railroad spur runs adjacent to Canal Street and perpendicular to Highway 60 in the community of Rubidoux

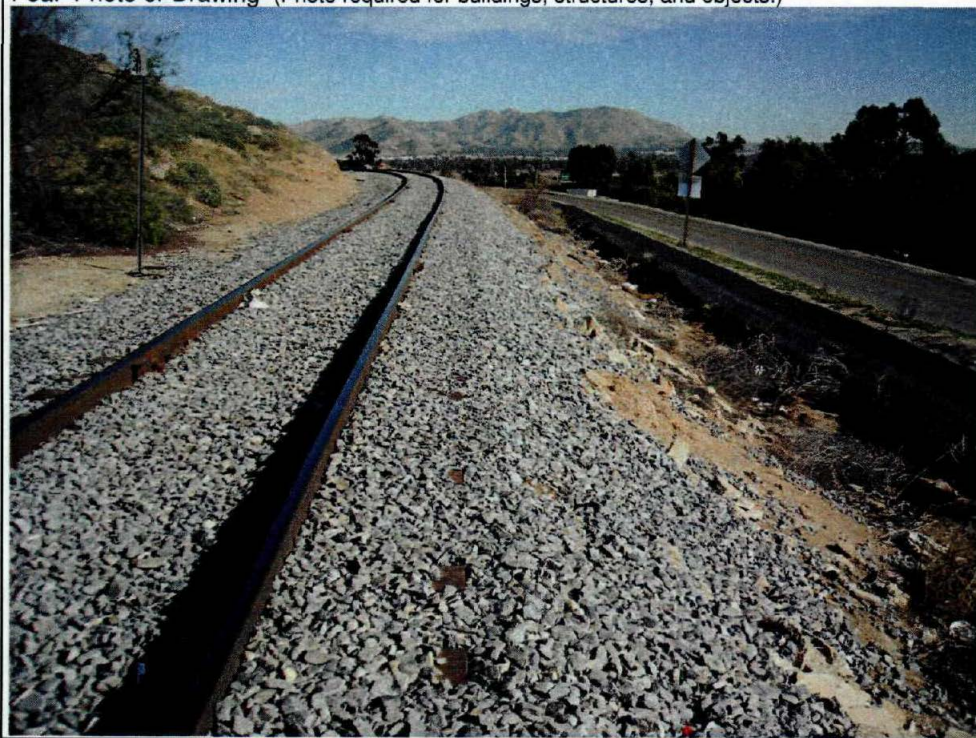
**\*P3a. Description:** (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)

The railroad spur is associated with the old San Pedro, Los Angeles and Salt Lake City rail line which was incorporated into the Union Pacific Railroad's (UPRR) Los Angeles-Riverside line. Segments of UPRR rail line itself have been determined eligible for listing. Replacements to railroad ties along this particular portion and disruption to the historic setting of the rail line by the installation of State Route 60 impairs the historical integrity of this rural rail line spur that was constructed in order to provide access to nearby mining quarries. Impairment of historical setting and materials impair the railroad's historical integrity despite its association with the historical San Pedro, Los Angeles and Salt Lake City rail lines and portions of the Union Pacific Railroad which are eligible. The railroad spur is therefore ineligible for listing on the CRHR.

**\*P3b. Resource Attributes:** (List attributes and codes) Railroad Spur HP37

**\*P4. Resources Present:**     Building     Structure     Object     Site     District     Element of District     Other (Isolates, etc.)

**P5a. Photo or Drawing** (Photo required for buildings, structures, and objects.)



**P5b. Description of Photo:** (View, date, accession #)  
Facing East  
1/19/2009

**\*P6. Date Constructed/Age and Sources:**  Historic  
 Prehistoric     Both

**\*P7. Owner and Address:**  
Union Pacific Railroad  
1416 Dodge Street  
Omaha, NE 68179

**\*P8. Recorded by:** (Name, affiliation, and address)  
Jessica J. Auck, M.A.  
Chambers Group, Inc.  
302 Brookside Avenue  
Redlands, CA 92373

**\*P9. Date Recorded:**  
January 21, 2009

**\*P10. Survey Type:** (Describe)  
Pedestrian

**\*P11. Report Citation:** (Cite survey report and other sources, or enter "none.") CA-RIV-7325 Riordan Goodwin, LSA Associates (2003)

**\*Attachments:**  NONE     Location Map     Sketch Map     Continuation Sheet     Building, Structure, and Object Record  
 Archaeological Record     District Record     Linear Feature Record     Milling Station Record     Rock Art Record  
 Artifact Record     Photograph Record     Other (List):

State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
PRIMARY RECORD

Primary # 33-13240  
HRI # \_\_\_\_\_  
Trinomial CA-RIV-7325  
NRHP Status Code \_\_\_\_\_

Other Listings \_\_\_\_\_  
Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

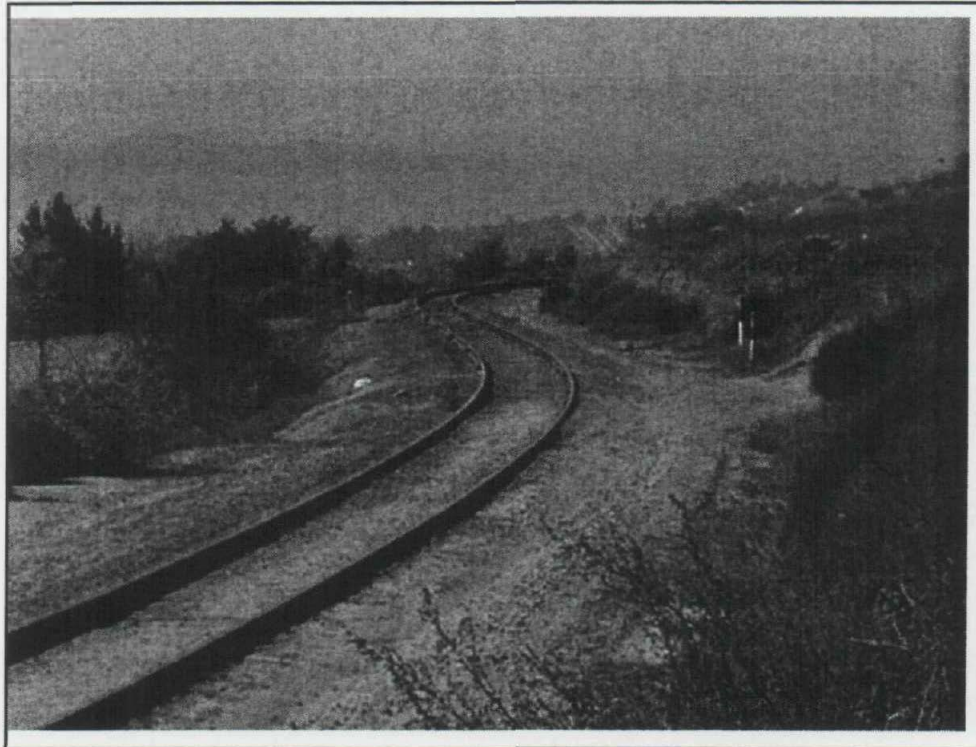
Page 1 of 4 \*Resource Name or #: (Assigned by recorder) Union Pacific Railroad Crestmore Spur, LSA-RCM330-S-2

- P1.** Other Identifier: Unkn own
- \*P2.** Location:  Not for Publication  Unrestricted **\*a.** County Riverside  
and (P2b and P2c or P2d. Attach a Location Map as necessary.)  
**\*b.** USGS 7.5' Quad Fontana & Riverside West Date 1967/PR 1980 T 2S ; R 5 & 6 W; of var. Sec. 3,7, 8,9,13, 14 and 1  
8 SBB.M.  
**c.** Address N/A City \_\_\_\_\_ Zip \_\_\_\_\_  
**d.** UTM: (Give more than one for large and/or linear resources) Zone 11; East end (Fontana): 463982 mE / 3765934 mN; West end (Riverside West) 455223 mE / 3761830 mN  
**e.** Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)  
Take the Van Buren Boulevard exit southeast from State Route 60 for approximately 6 miles; the west end of the line is just north of the intersection of Van Buren Boulevard and Jurupa Road.

**\*P3a.** Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)  
This still-functioning pre-World War II standard-gauge railroad spur off of the Los Angeles-Riverside UPRR line (part of a San Pedro, Los Angeles and Salt Lake City Railroad Company line prior to 1921) was probably constructed to serve the Riverside Portland Cement company's cement plant established near Crestmore in 1907. It later also served the Ormand quarry, which opened in the mid-1920s.

**\*P3b.** Resource Attributes: (List attributes and codes) Railroad spur (HP37)

**\*P4.** Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (Isolates, etc.)



**P5b.** Description of Photo: (View, data, accession #) LSA-RCM330-S-1 ph., View southeast of Crestmore Spur near intersection of Canal Alta Streets.

**\*P6.** Date Constructed/Age and Sources:  
 Historic  
 Prehistoric  Both  
Pre-1938; USGS 1943 Fontana 7.5' quadrangle

**\*P7.** Owner and Address:  
Union Pacific Railroad  
1416 Dodge Street  
Omaha, NE 68179

**\*P8.** Recorded by: (Name, affiliation, and address): Riordan Goodwin  
LSA Associates  
1650 Spruce Street, 5<sup>th</sup> Floor  
Riverside, CA 92505

**\*P9.** Date recorded: 9/12/03

**\*P10.** Survey Type: (Describe)  
Intensive

**\* P11.** Report citation: (Cite survey report and other sources or enter "none.") Cultural Resources Assessment, Rubidoux Residential Project, Riverside County, California.

Attachments: None  Location Map  Sketch Map  Continuation Sheet  Building, Structure, and Object Record  Archaeological Record  District Record  Linear Feature Record  Milling Station Record  Rock Art Record  Artifact Record  Photograph Record  Other (List) \_\_\_\_\_

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State of California — The Resources Agency  
 DEPARTMENT OF PARKS AND RECREATION  
**LINEAR FEATURE RECORD**

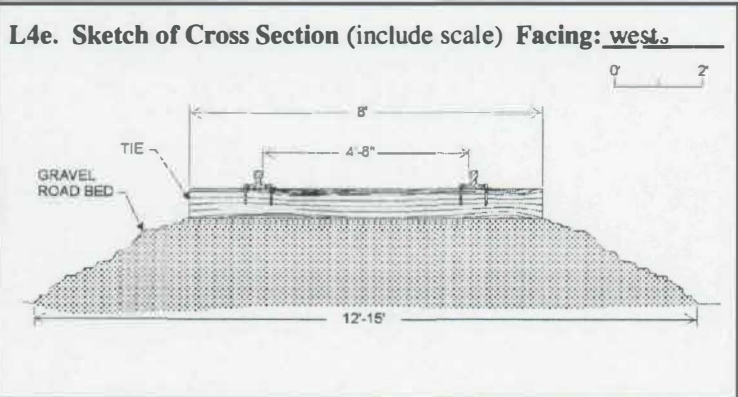
Primary # 33-13240  
 HRI # \_\_\_\_\_  
 Trinomial CA-RIV-7325

Page 2 of 4 \*Resource Name or #: (Assigned by recorder) Union Pacific Railroad Crestmore Spur, LSA-RCM330-S-2

- L1. **Historic and/or Common Name:** Union Pacific Railroad (UPRR)  
 L2a. **Portion Described:**  **Entire Resource**  **Segment**  **Point Observation** **Designation:** \_\_\_\_\_  
 b. **Location of point or segment:** (Provide UTM coordinates, legal description, and any other useful locational data. Show the area that has been field inspected on a Location Map) East end 461595 mE / 3762951 mN; West end 461153 mE / 3763225 mN

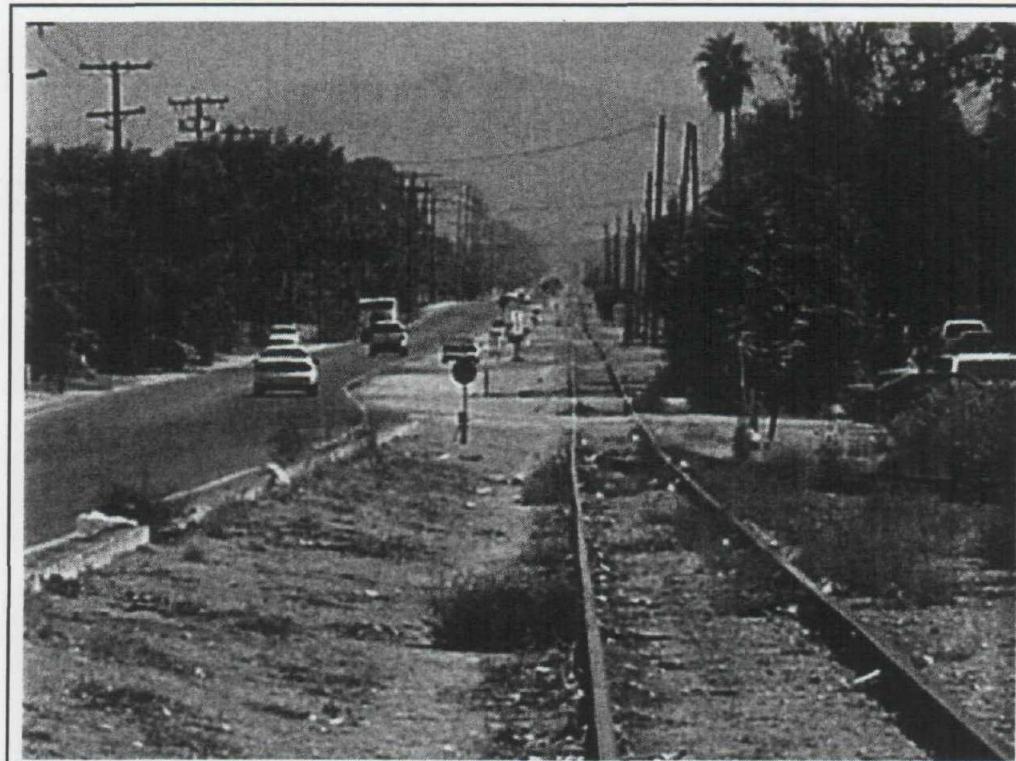
L3. **Description:** (Describe construction details, materials, and artifacts found at this segment/point. Provide plans/sections as appropriate.)  
 Standard-gauge spur which diverges from the UP line between Los Angeles and Riverside. Constructed between 1907 and the mid-1930s to serve the cement plant near Crestmore. It subsequently also served the Ormand quarry in Rubidoux from the mid-1920s.

- L4. **Dimensions:** (In feet for historic features and meters for prehistoric features)  
 a. **Top Width** standard railroad gauge (~4'-8")  
 b. **Bottom Width** 12' to 15' road bed  
 c. **Height or Depth** 2'-3'?  
 d. **Length of Segment** ~8.5 miles



L5. **Associated Resources:**  
 Crestmore cement plant, Ormand quarry.

- L6. **Setting:** (Describe natural features, landscape characteristics, slope, etc., as appropriate.) This line skirts the southern slopes of the Jurupa mountains (1500' AMSL).  
 L7. **Integrity Considerations:** Original rails/ties probably replaced, setting disrupted by State Route 60.



L8b. **Description of Photo, Map, or Drawing (view, scale, etc.)**  
View east of Crestmore Spur from UPRR main line.

L9. **Remarks:**

L10 **Form Prepared by:**  
Riordan Goodwin  
LSA Associates

L11. **Date:** 9/19/03

State of California - The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
LOCATION MAP

Primary # 33-13240  
HRI # \_\_\_\_\_  
Trinomial CA-RIV-7325

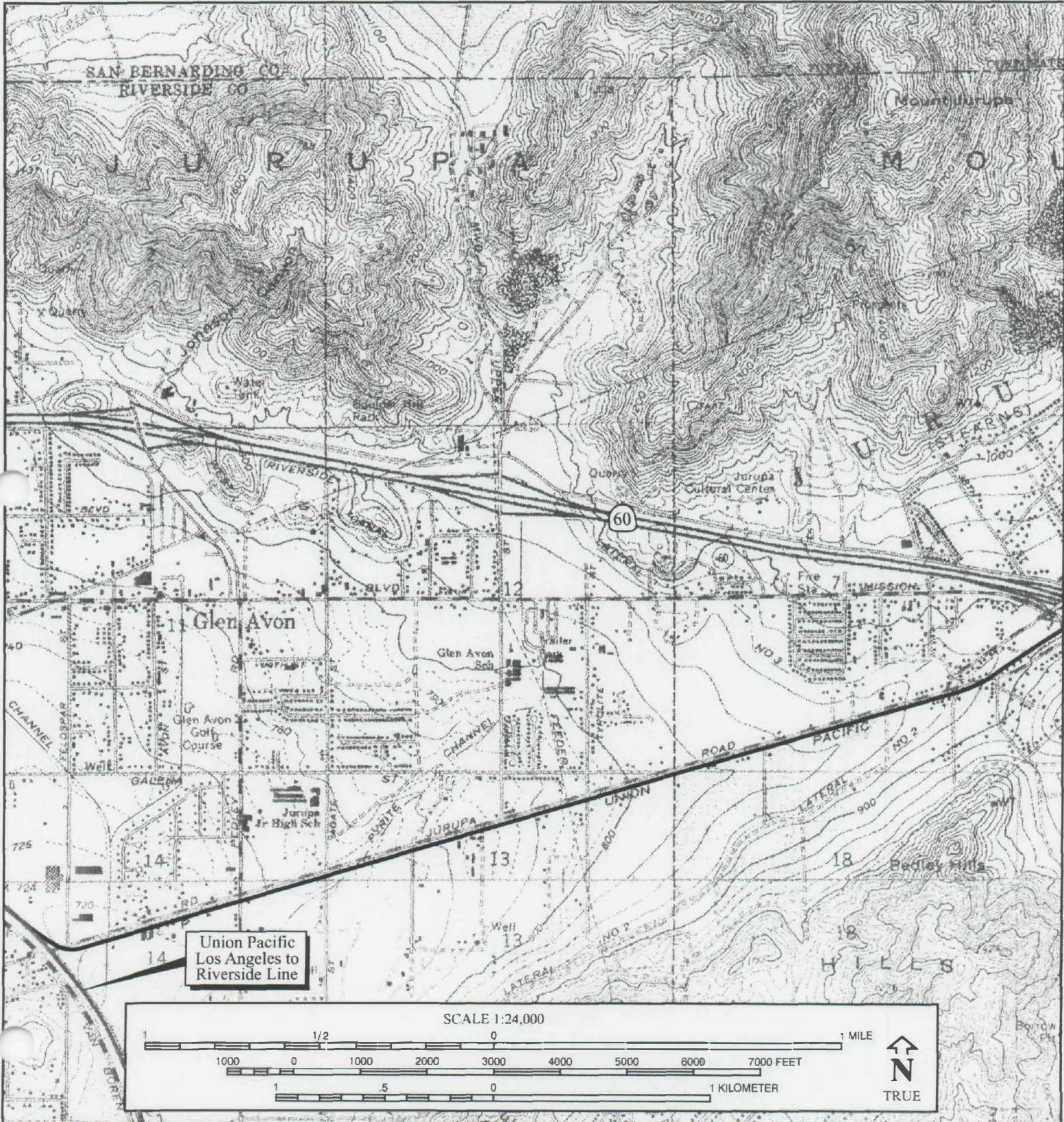
Page 3 of 4

\*Resource Name or # (Assigned by recorder) Union Pacific Railroad Crestmore Spur, LSA-RCM330-S-2

\*Map Name: USGS 7.5' Quads, Fontana, CA. and Riverside West, CA.

\*Scale: 1:24,000

\*Date of Map: 1980



State of California - The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
LOCATION MAP

Primary # 33-13240

HRI # \_\_\_\_\_

Trinomial CA-RIV-7325

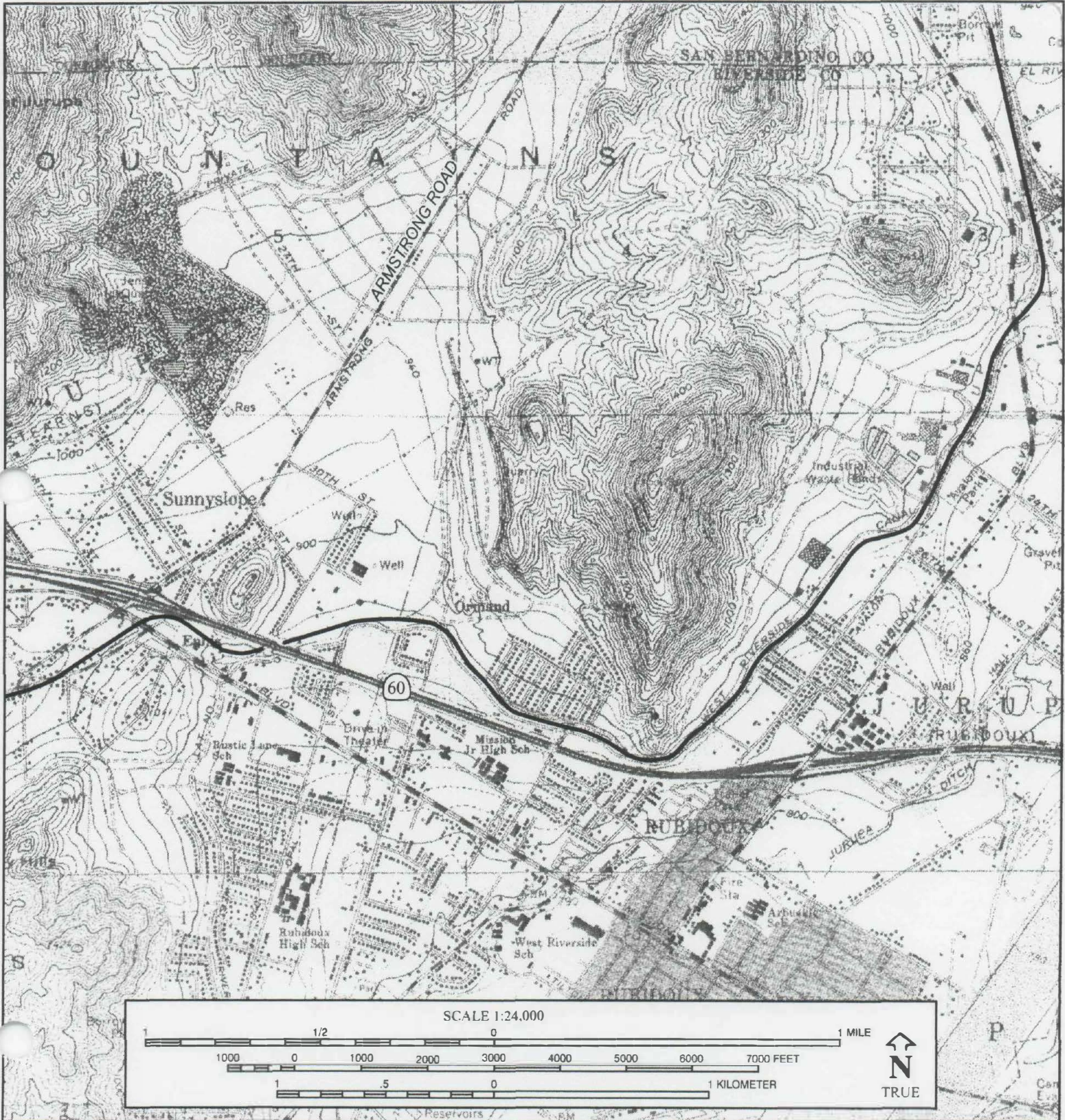
4 of 4

\*Resource Name or # (Assigned by recorder) Union Pacific Railroad Crestmore Spur, ISA-RCM330-S-2

\*Map Name: USGS 7.5' Quads, Fontana, CA. and Riverside West, CA.

\*Scale: 1:24,000

\*Date of Map: 1 980



R:\RCM530\G\Cultural\DPR\_Loc crestmore2.cdr (03/27/06)

State of California - The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary #: 33-16364  
HRI # :  
Trinomial: CA-RIV-8513  
NRHP Status Code:  
Other Listings:

Update or Supplement

Review Code:

Reviewer:

Date:

Page 1 of 7

\*Resource Name or Number (Assigned by Recorder): Site HFL-1

P1. Other Identifier: N.A.

\*P2. Location:  Not for Publication  Unrestricted

\*a. County: Riverside and San Bernardino

\*b. USGS 7.5' Quads: Fontana, Riverside East Dates: 1967, photorevised 1980;

T 2S, R 5W,

NE ¼ of NW ¼ of Sec. 2,

SE ¼ of NW ¼ of Sec. 2, San Bernardino

*San Bernardino So*

B.M.

c. Address: N.A. City: Unincorporated Area

d. UTM: (Give more than one for large and/or linear resources) Zone: 11; 465362 mE 3765560 mN (NAD 83)

e. Other Locational Data (e.g., parcel #, directions to resource, elevation, etc., when appropriate): The site is located on a bluff just north of the intersection of Agua Mansa Road and Hall Avenue.

\*P3a. Description (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries):

The site consists of a steel tank, a large steel pipe junction, a large patch of asphalt pavement, two borrow pits, a steel rail, several steel and iron pipes, and a dirt access road, located on a sand dune bluff overlooking the intersection of Agua Mansa Road and Hall Avenue. The USGS 15-minute San Bernardino, California topographic quadrangle of 1954 shows several buildings on the same sand dune, including one building in approximately the location of the site.

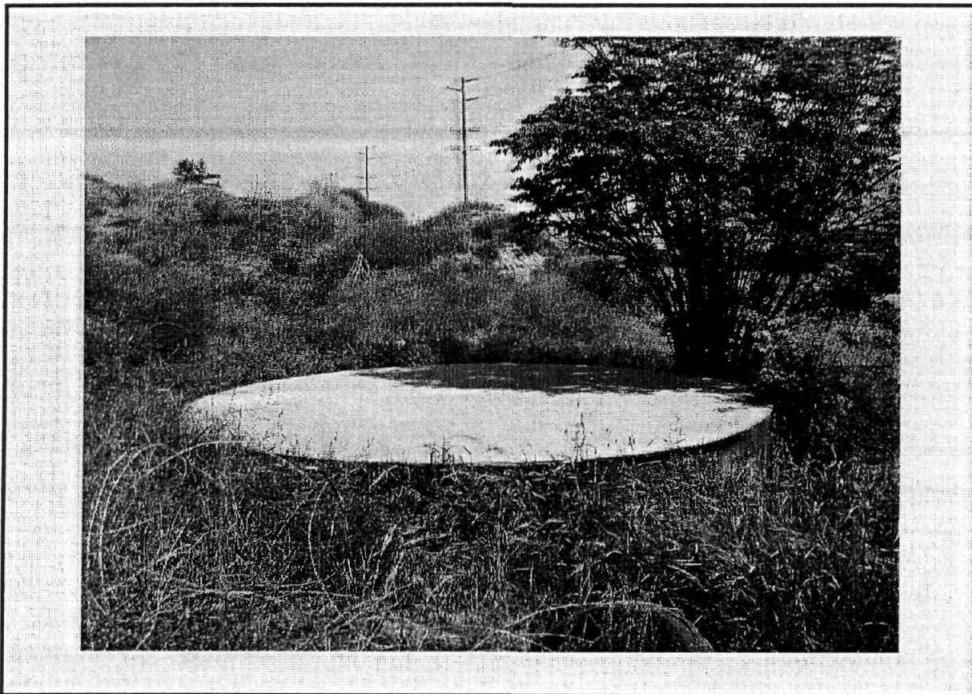
\*P3b. Resource Attributes (List Attributes and Codes): AH9 (Quarry); AH16 (Other: Industrial Features)

\*P4. Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (Isolate, etc.)

P5b. Description of  Photo  Drawing (View, date, accession#): Steel tank. View toward northeast, 4/12/2006. Photo No. 2.

\*P6. Date Constructed/Age and Sources  Prehistoric  Historic  Both :

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\*P7. Owner and Address:

Rolling Frito-Lay Sales  
7701 Legacy Drive, Unit 4A237  
Plano, TX 75024-4099

P8. Recorded by (Name, affiliation, address):

Cary D. Cotterman  
ECORP Consulting, Inc.  
412 East State Street  
Redlands, CA 92373

\*P9. Date  Recorded  Updated:  
April 12, 2006

\*P10. Type of Study (Describe):  
Intensive pedestrian archaeological survey.

\*P11. Report Citation (Cite survey report and other sources, or enter "none."):

Roger D. Mason  
2006 Cultural Resources  
Survey Report for the Frito-Lay  
Service Center, Crestmore,  
Riverside County, California.  
Prepared by ECORP Consulting,

Inc., Santa Ana, California.

\*Attachments:  NONE  Location Map  Sketch Map  Continuation Sheets  Building, Structure, and Object Record  Linear Feature Record  Archaeological Site Record  District Record  Milling Station Record  Rock Art Record  Artifact Record  Photograph Record  Other (List):

# ARCHAEOLOGICAL SITE RECORD

33 - 1 6 3 6 4  
Primary # :  
Trinomial : **CA-RIV- 8513**

Page 2 of 7

Resource Name or Number (Assigned by recorder): Site HFL-1

\*A1. **Dimensions:** a. Length: 475 feet (NE-SW) × b. Width: 300 feet (NW-SE)  
**Method of Measurement:**  Paced  Taped  Visual estimate  Other: Global Positioning System (GPS)  
**Method of Determination (Check any that apply.):**  Artifacts  Features  Soil  Vegetation  Topography  
 Cut bank  Animal burrow  Excavation  Property boundary  Other (Explain):  
**Reliability of Determination:**  High  Medium  Low Explain:  
**Limitations (Check any that apply):**  Restricted access  Paved/built over  Disturbances  Site limits incompletely defined  
 Vegetation  Other (Explain): Buildings and structures have most likely been demolished and debris removed.

A2. **Depth:**  None  Unknown **Method of Determination:** No excavation was conducted.

\*A3. **Human Remains:**  Present  Absent  Possible  Unknown (Explain):

\*A4. **Features (Number, briefly describe, indicate size, list associated cultural constituents, and show location of each feature on sketch map.):** The site contains five main features: a steel tank, two borrow pits, a large steel pipe junction, and an area of asphalt pavement.

*Steel Tank.* A semi-subterranean cylindrical steel tank is located in the north half of the site, on top of the sand dune bluff overlooking Agua Mansa Road. The tank is 13 feet in diameter, and stands approximately 2 feet high above the surrounding ground surface at its highest point. The sides and flat top of the tank are made of 0.25-inch-thick steel plates, spot-welded at the seams. A large non-native shrub grows next to the east side of the tank.

*Large Borrow Pit.* A borrow pit measuring approximately 140 feet (northwest-southeast) by 50 feet (northeast-southwest) by 20 feet deep is located 50 feet northeast of the steel tank. On its southeast end, the pit is open toward Agua Mansa Road.

*Small Borrow Pit.* A second, smaller borrow pit measuring approximately 80 feet (northwest-southeast) by 60 feet (northeast-southwest) by 15 feet deep is located 75 feet south of the steel tank. Like the larger pit, the smaller borrow pit is open to Agua Mansa Road on its southeast end. At the southwest corner of the pit, the end of a buried 12-inch-diameter iron pipe is exposed above-ground.

*Large Steel Pipe Junction.* This feature, located near the center of the southern half of the site, southwest of the small borrow pit, is a massive steel pipe junction casing mounted on top of a 14-inch steel pipe standing approximately 3 feet high above the surrounding ground surface. Several large chunks of concrete are piled around the base of the pipe, which has been bent over toward the south. The pipe junction has the large letters "BJ" embossed on its side.

*Asphalt Pavement.* An irregularly shaped patch of asphalt pavement lies in the southern corner of the site, on top of the sand dune bluff overlooking the intersection of Agua Mansa Road and Hall Avenue. The paved area measures approximately 100 feet (northeast-southwest) by 30 feet (northwest-southeast). It is very weathered, and a larger paved area may be covered with soil. Near the east end of the pavement, four steel pipes project from the ground. The first pipe has a valve on top and is recessed inside a piece of round concrete pipe set into the ground. The second pipe is made of five pipes of diminishing diameter welded together, the top segment being 4 inches in diameter. The third pipe has a vented cap with "WATERMAN//EXETER CA USA//MODEL AV 150//AIR VENT" embossed. The fourth pipe is 11 inches in diameter and is set in the ground diagonally.

A large area of cleared dirt extends from the northwest side of the asphalt pavement, and encompasses the large pipe junction. A short piece of a partially buried steel rail is exposed above ground between the pavement and the pipe junction. A faint, overgrown dirt access road leads downhill toward the northwest from the west end of the paved area.

\*A5. **Cultural Constituents (Describe and quantify artifacts, ecofacts, cultural residues, etc., not associated with features.):**  
No historic-period artifacts were observed in association with the site features.

A6. **Were Specimens Collected?**  No  Yes (If yes, attach Artifact Record or catalog and identify where specimens are curated.)

\*A7. **Site Condition:**  Good  Fair  Poor (Describe disturbances.): Disturbances to the site consist of demolition of features and removal of debris, and modern refuse disposal.

ARCHAEOLOGICAL SITE RECORD

33-16364  
Primary #: 33-16364  
Trinomial: ~~CARIV~~-8513

Page 3 of 7

Resource Name or Number (Assigned by recorder): Site HFL-1

- \*A8. **Nearest Water (Type, distance, and direction.):** The site is located approximately 200 feet northeast of a well shown on the USGS 7.5-minute Fontana topographic quadrangle. The Santa Ana River is located approximately 0.6 mile southeast of the site.
  - \*A9. **Elevation:** 935 to 975 feet above mean sea level.
  - A10. **Environmental Setting (Describe culturally relevant variables such as: vegetation, fauna, soils, geology, landform, slope, aspect, exposure, etc.):** The site is situated on a sand dune near the Santa Ana River flood plain. Soil consists predominantly of fine-grained sand. Vegetation consists of non-native grass, weeds, and shrubs.
  - A11. **Historical Information:**
  - \*A12. **Age:**  Prehistoric  Protohistoric  1542-1769  1769-1848  1848-1880  1880-1914  1914-1945  Post 1945  
 Undetermined (Describe position in regional prehistoric chronology or factual historical dates if known):
  - A13. **Interpretations (Discuss data potential function[s], ethnic affiliation, and other interpretations):** The site may be related to sand quarrying activity. A large cement plant is located 0.4 mile to the west.
  - A14. **Remarks:** The site is likely to be destroyed as a result of proposed commercial/industrial development.
  - A15. **References (Documents, informants, maps, and other references):**
  - A16. **Photographs (List subjects, direction of view, and accession numbers or attach a Photograph Record.):**  
See Primary Record and Continuation Sheet.
- Original Media/Negatives Kept at:** ECORP Consulting, Inc., 412 East State Street, Redlands, CA 92373
- \*A17. **Form Prepared by:** Cary D. Cotterman **Date:** April 21, 2006  
**\*Affiliation and Address:** ECORP Consulting, Inc., 412 East State Street, Redlands, CA 92373

State of California - The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**CONTINUATION SHEET**

Primary #: 33 - 16364

HRI#/Trinomial: **CA-RIV-8513**

Page 4 of 7

\*Resource Name or Number (Assigned by recorder): Site HFL-1

\*Recorded by: ECORP Consulting, Inc.

\*Date: 4/12/2006

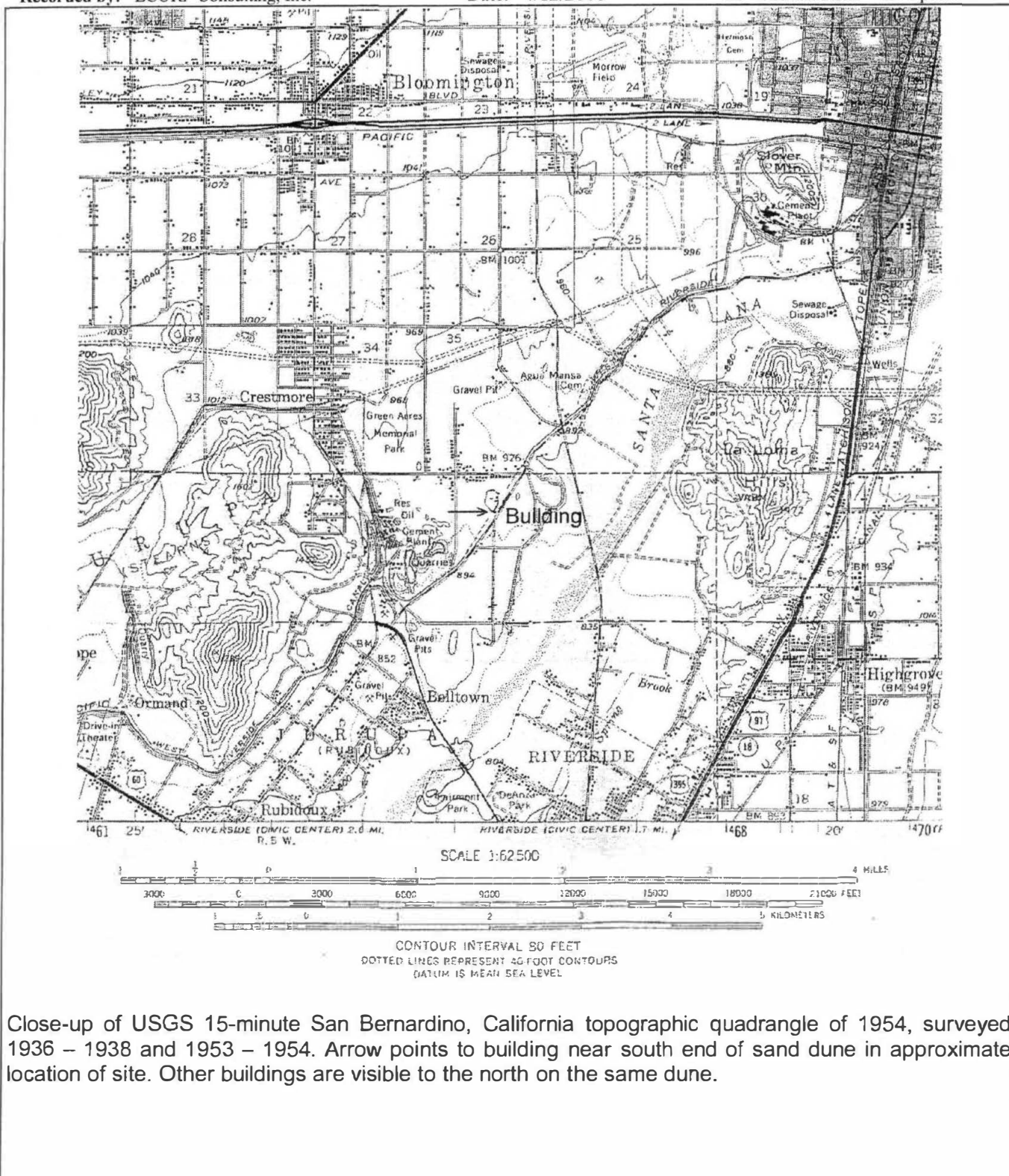
Continuation  Update



Large steel pipe junction. View toward west, 4/12/2006. Photo No. 3.



Asphalt paved area, steel pipe in left foreground. View toward east, 4/12/2006. Photo No. 4.





33-16364

CA-RIV-8513

State of California – The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
SITE MAP

Primary No.: 33-16364  
HRI No.:  
Trinomial: CA-RIV- 8513

Page 6 of 7

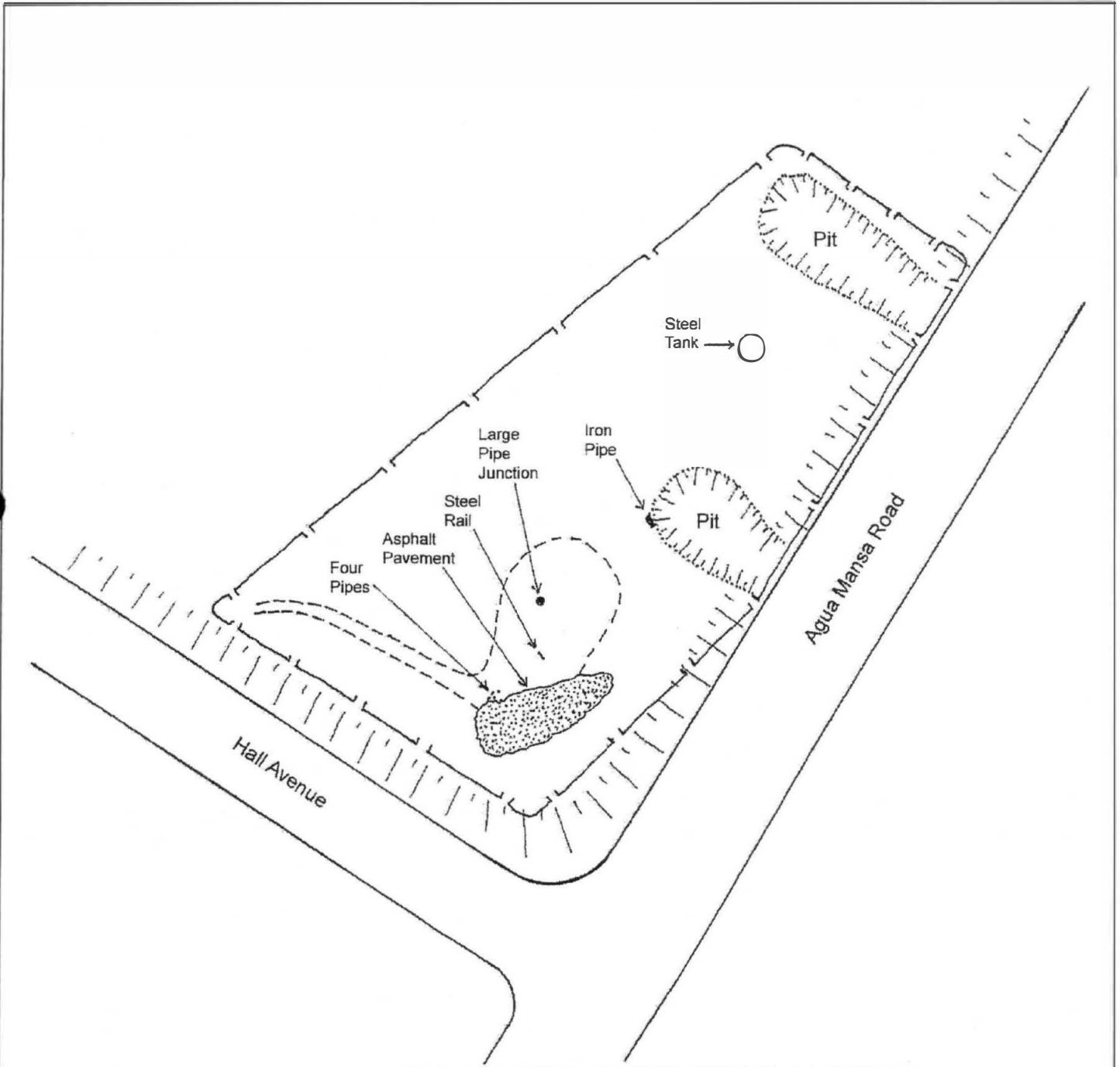
\*Resource name or No. (Assigned by recorder): Site HFL-1

\*Recorded By: ECRP Consulting, Inc.

\*Date: 4/12/2006

X Continuation

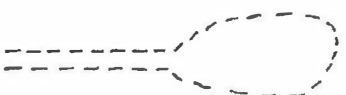
Update



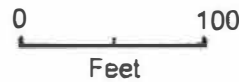
LEGEND



Site Boundary



Dirt Road and Cleared Area



State of California - The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**LOCATION MAP**

Primary #: 33-16364  
HRI#  
Trinomial: **CA-RIV-8513**

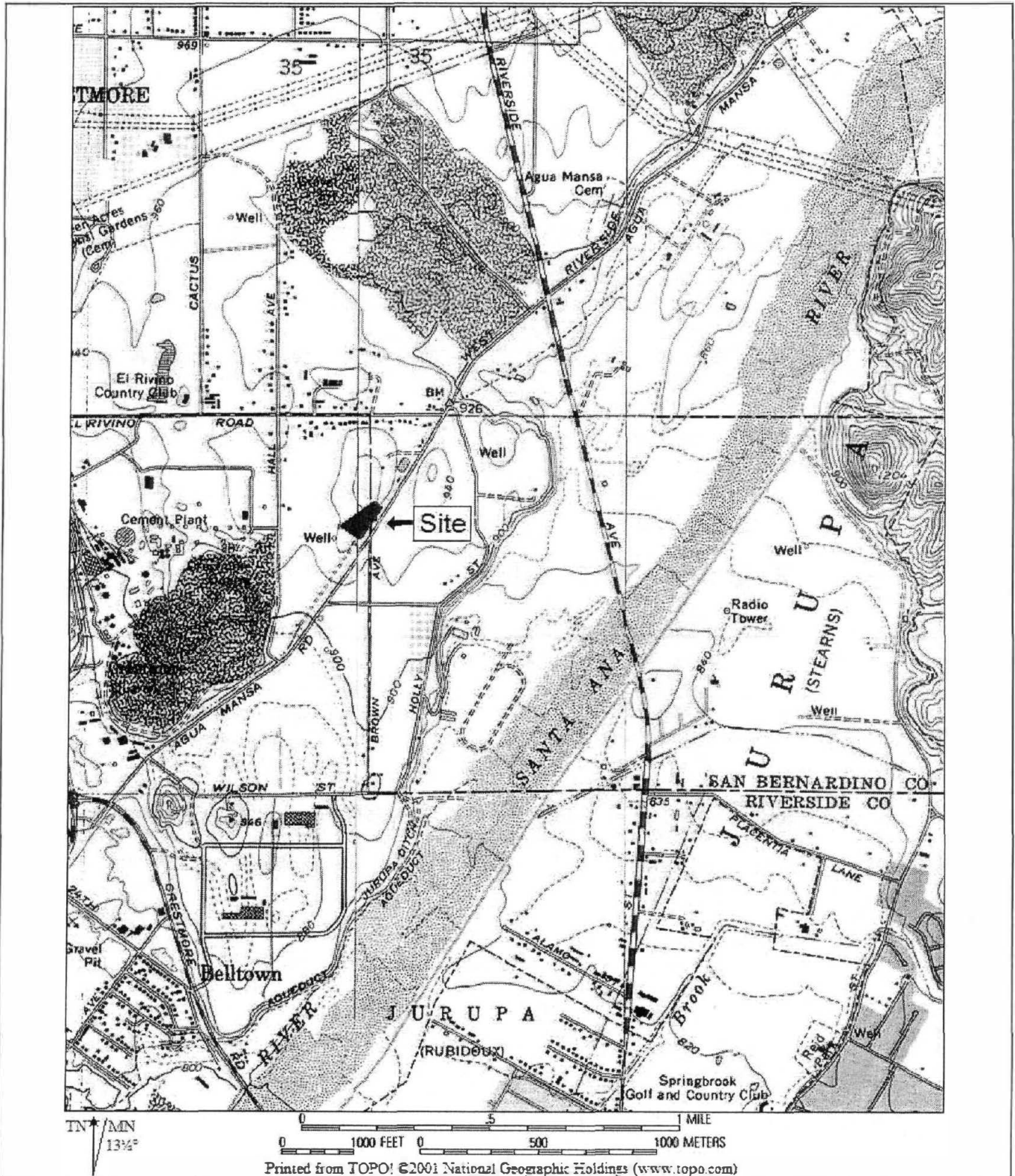
Page 7 of 7

\*Resource Name or Number (Assigned by recorder): Site HFL-1

\*Map Names: Fontana; San Bernardino South

\*Scale: 1:24,000

\*Dates of Maps: 1967, photorevised 1980



33-24750

KIV-12252

# Intersects

33-24771

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33-24750

CA-RIV-12252

# Intersects

33-24555 [RIV-12175]  

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State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # 33-24750 UPDATE  
HRI #  
Trinomial CA-RIV-12252 UPDATE  
NRHP Status Code

Other Listings  
Review Code

Reviewer

Date

Page 1 of 4

\*Resource Name or #: 33-24750/CA-RIV-12252 UPDATE

P1. Other Identifier: Updated site boundary for 33-24750/CA-RIV-12252 includes 33-24771

\*P2. Location:  Not for Publication  Unrestricted

\*a. County Riverside and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)

\*b. USGS 7.5' Quad Fontana Date 1980 T 2S ; R 5W ; SE 1/4 of SE 1/4 of Sec 4; S.B.B. M.

c. Address \_\_\_\_\_ City Jurupa Valley Zip 92509

d. UTM: (Give more than one for large and/or linear resources) Zone 11S, 462761 mE/ 3764613 mN (Datum) (NAD83)

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, decimal degrees, etc., as appropriate)

Elevation: 1,290 feet above mean sea level (AMSL). Directions to Resource: From westbound CA-60, take Exit 52A (Market Street). Stay right on the ramp and merge onto Market Street. Continue on Market Street for 1.50 miles and Market Street will become 20<sup>th</sup> Street. Stay on 20<sup>th</sup> Street and proceed for 0.40 mile. Turn left onto Van Dell Road and then turn right onto 25<sup>th</sup> Street. Follow 25<sup>th</sup> Street until it ends near the base of the Jurupa Mountains. The site is located about 0.25 mile to the west-northwest of the end of 25<sup>th</sup> Street.

\*P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)

33-24750/CA-RIV-12252 was originally recorded in 2015 by L&L as a prehistoric site consisting of a potential rock shelter with two (2) separate entrances/rooms (Features/Entrances 1 and 2), one (1) mano, one (1) quartzite flake tool, a quartzite vein, and debitage (Baurley and Morales 2015a). L&L also detected a quartzite point within 15 meters of this site in 2015 and recorded it as a separate isolated find (33-24771) (Baurley and Morales 2015b).

This update increases the site boundaries of 33-24750/CA-RIV-12252 to include 33-24771.

\*P3b. Resource Attributes: (List attributes and codes) AP2: Lithic Scatter; AP14: Rock Shelter/Cave

\*P4. Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (Isolates, etc.)

P5a. Photograph or Drawing (Photograph required for buildings, structures, and objects.)



\*P5b. Description of Photo: (view, date, accession #) Overview of 33-24750/CA-RIV-12252. May 20, 2015.

\*P6. Date Constructed/Age and Source:  
 Historic  Prehistoric  Both

\*P7. Owner and Address: \_\_\_\_\_

\*P8. Recorded by: (Name, affiliation, and address) J.M. Sanka

L&L Environmental, Inc.  
721 Nevada Street, Suite 307  
Redlands, CA 92373

\*P9. Date Recorded: February 23, 2016

\*P10. Survey Type: (Describe) Intensive Pedestrian (May 20, 2015)

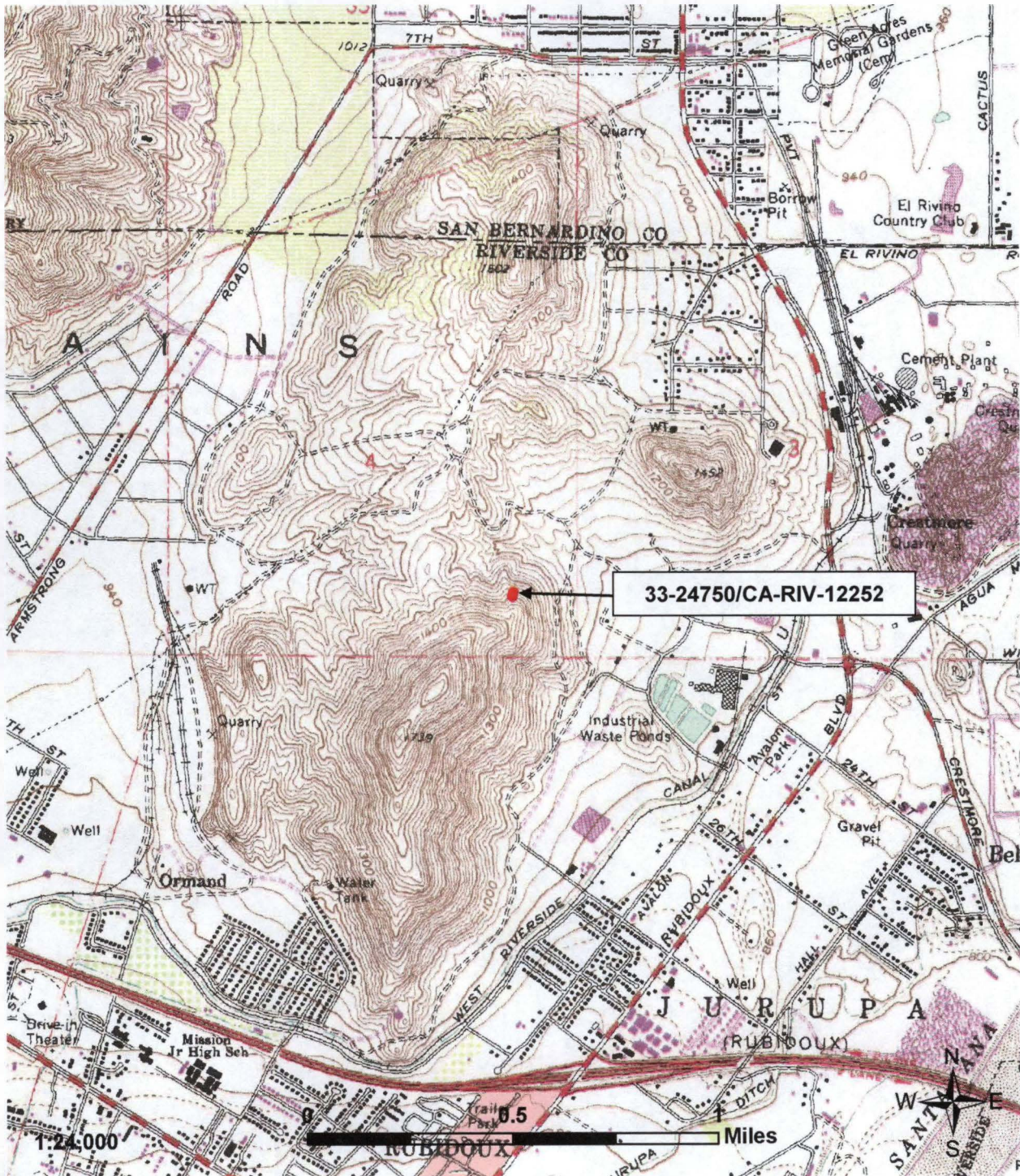
\*P11. Report Citation: (Cite survey report and other sources, or enter "none.") L&L Environmental, Inc. (J.M. Sanka). 2016. (Revised) Phase 1 Cultural Resources Assessment, Rio Vista, Specific Plan 243A1 Project, City of Jurupa Valley, Riverside County, California.

\*Attachments:  NONE  Location Map  Continuation Sheet  Building, Structure, and Object Record  
 Archaeological Record  District Record  Linear Feature Record  Milling Station Record  Rock Art Record  
 Artifact Record  Photograph Record  Other (List): Sketch Map

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## ARCHAEOLOGICAL SITE RECORD

Page 3 of 4

\*Resource Name or #: 33-24750/CA-RIV-12252 UPDATE

\*A1. **Dimensions:** a. **Length:** 36 meters (north-south [max]) x b. **Width:** 18 meters (east-west [max])  
**Method of Measurement:**  Paced  Taped  Visual estimate  Other: Measured from the sketch map.  
See Sketch Map.

**Method of Determination:** (Check any that apply.):  Artifacts  Features  Soil  Vegetation  
 Topography  Cut bank  Animal burrow  Excavation  Property boundary  
 Other (Explain):

**Reliability of Determination:**  High  Medium  Low  Explain: Intensive pedestrian survey with fair to good surface visibility and features/artifacts observable at the ground surface.

**Limitations** (Check any that apply):  Restricted access  Paved/built over  Site limits incompletely defined  Disturbances  Vegetation  Other (Explain):

A2. **Depth:**  None  Unknown **Method of Determination:** No subsurface testing has been completed at this site.

\*A3. **Human Remains:**  Present  Absent  Possible  Unknown (Explain): None observed.

\*A4. **Features** (Number, briefly describe, indicate size, list associated cultural constituents, and show location of each feature on sketch map.): 33-24750/CA-RIV-12252 was originally recorded in 2015 by L&L as a prehistoric site consisting of a potential rock shelter with two (2) separate entrances/rooms (Features/Entrances 1 and 2), one (1) mano, one (1) quartzite flake tool, a quartzite vein, and debitage (Baurley and Morales 2015a). L&L also detected a quartzite point within 15 meters of this site in 2015 and recorded it as a separate isolated find (33-24771) (Baurley and Morales 2015b).

This update increases the site boundaries of 33-24750/CA-RIV-12252 to include 33-24771.

\*A5. **Cultural Constituents** (Describe and quantify artifacts, ecofacts, cultural residues, etc., not associated with features.): See above.

\*A6. **Were Specimens Collected?**  No  Yes (If yes, attach Artifact Record or catalog and identify where specimens are curated.)

\*A7. **Site Condition:**  Good  Fair  Poor (Describe disturbances.): Erosion.

\*A8. **Nearest Water** (Type, distance, and direction.): Various small drainages are located in the immediate vicinity. The Santa Ana River is located approximately 1.70 miles to the southeast of the site.

\*A9. **Elevation:** 1,290 feet AMSL

A10. **Environmental Setting** (Describe culturally relevant variables such as vegetation, fauna, soils, geology, landform, slope, aspect, exposure, etc.): The site is located in the eastern-most extent of the Jurupa Mountains. Vegetation at the site and in the general vicinity is dominated by brittlebush with scattered patches of California buckwheat, California sagebrush, white sage, deerweed, and other associated species (L&L 2015).

A11. **Historical Information:**

\*A12. **Age:**  Prehistoric  Protohistoric  1542-1769  1769-1848  1848-1880  1880-1914  1914-1945  Post 1945  Undetermined **Describe position in regional prehistoric chronology or factual historic dates if known:**

A13. **Interpretations** (Discuss data potential, function[s], ethnic affiliation, and other interpretations): This site consists of a potential rock shelter and a lithic scatter with a quartzite vein. It represents lithic tool production activities and may also reflect limited quarrying associated with the quartzite vein.

A14. **Remarks:** This site has not been evaluated for significance.

A15. **References** (Documents, informants, maps, and other references):

Baurley, T. and C. Morales. 2015a. Archaeological Site Record, 33-24750/CA-RIV-12252. On-file, Eastern Information Center, University of California, Riverside.

Baurley, T. and C. Morales. 2015b. Archaeological Site Record, 33-24771. On-file, Eastern Information Center, University of California, Riverside.

L&L Environmental, Inc. (L&L). 2015. Biological Assessment, Jurisdictional Delineation, MSHCP Narrow Endemic Plant, Burrowing Owl Breeding Season, and Delhi Sands Flower-Loving Fly Focused Surveys for Rio Vista, Specific Plan 243A1, Jurupa Valley, Riverside County, California.

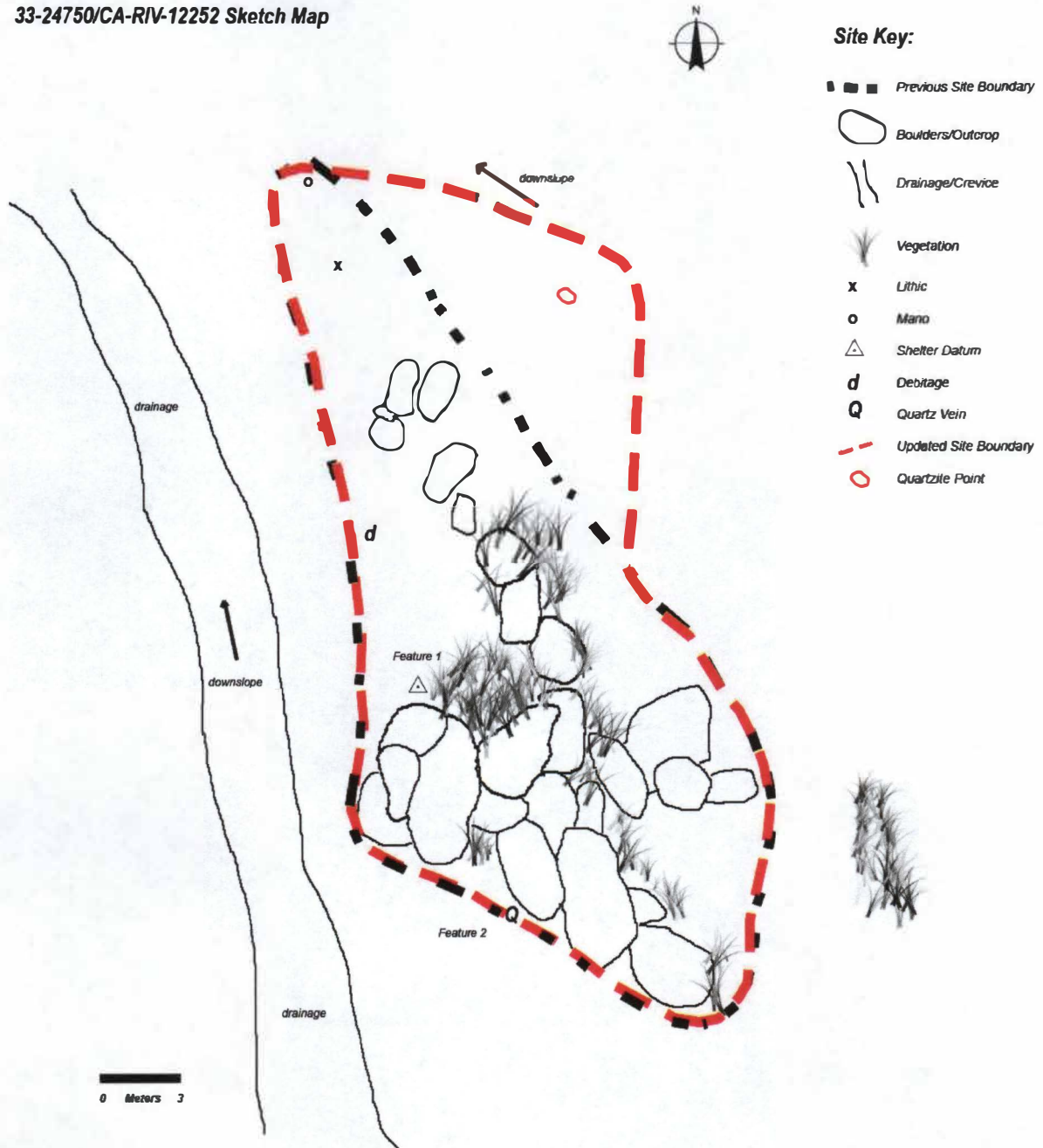
A16. **Photographs** (List subjects, direction of view, and accession numbers or attach a Photograph Record.):  
Original Media/Negatives Kept at:

\*A17. **Form Prepared by:** J.M. Sanka

**Date:** February 23, 2016

**Affiliation and Address:** L&L Environmental, Inc. 721 Nevada Street, Suite 307, Redlands, CA 92373

33-24750/CA-RIV-12252 Sketch Map



**Site Key:**

- ■ ■ Previous Site Boundary
- Boulders/Outcrop
- ||| Drainage/Crevise
- 🌿 Vegetation
- x Lithic
- o Mano
- △ Shelter Datum
- d Debitage
- Q Quartz Vein
- - - Updated Site Boundary
- Quartzite Point



State of California — The Resources Agency  
 DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary #  
 HRI #  
 Trinomial  
 NRHP Status Code

33-24750

CA-RIV-12252

Other Listings  
 Review Code

Reviewer

Date

Page 1 of 8

\*Resource Name or #: 052015-OVERHANG-001 Rock Shelters with Lithic and Mano

P1. Other Identifier: Rock Shelter Complex with Lithic and Mano

\*P2. Location: X Not for Publication  Unrestricted

\*a. County: Riverside

and (P2b and P2c or P2d. Attach a Location Map as necessary.)

\*b. USGS 7.5' Quad: Fontana, Calif. 7.5' Date: 1969, rev 1980 T 2S; R 5W; NE ¼ of SE ¼ of SE ¼ Sec 4;

S.B. B.M.

c. Address:

City: Jurupa Valley

Zip:

d. UTM: Zone: 11S; 462761 mE/ 3764613 mN (G.P.S.) NAD 83 (Feature 1/Datum)

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) Elevation: 1290' amsl

In the eastern Jurupa Mountains north of Rubidoux in northwestern Riverside County. This site is located along the northeastern slope of Point 1739 mountain and approximately 0.85 mile south of the San Bernardino-Riverside County line.

\*P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)

052015-OVERHANG-001 (Rock Shelters with Lithic and Mano) is a prehistoric site consisting of a potential rock shelter with two separate entrances/rooms (Features/Entrances 1 and 2), one mano, one quartzite flake tool, a quartzite vein, and debitage. The rock shelter(s) have the potential to function as a shelter based upon the presence of fire darkened stains on the ceiling. However, these stains may also be related to wildfire episodes in the past.

\*P3b. Resource Attributes: (List attributes and codes) AP2: Lithic Scatter; AP14: Rock Shelter/Cave

\*P4. Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (Isolates, etc.)

P5a. Photo or Drawing (Photo required for buildings, structures, and objects.)



P5b. Description of Photo: (View, date, accession #)  
 Overview of 052015-OVERHANG-001 (Rock Shelters with Lithic and Mano). May 20, 2015.

\*P6. Date Constructed/Age and Sources:  Historic  Prehistoric  Both

\*P7. Owner and Address: Private

\*P8. Recorded by: (Name, affiliation, and address)

Thomas Baurley, Cynthia Morales  
 L&L Environmental, Inc.  
 700 E. Redlands Blvd Ste U-351  
 Redlands, CA 92373

\*P9. Date Recorded: 05/20/15

\*P10. Survey Type: (Describe) Pedestrian Survey

\*P11. Report Citation: (Cite survey report and other sources, or enter "none.") Baurley, Thomas, Michael Dice, and Leslie Irish. 2015. An Updated Phase I Cultural Resources Assessment: Rio Vista, Specific Plan 243A1, Jurupa Valley, Riverside County, California.

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NOV 19 2015

\*Attachments:  NONE  Location Map  Sketch Map  Continuation Sheet  Building, Structure, and Object Record  Archaeological Record  District Record  Linear Feature Record  Mining Station Record  Rock Art Record  Artifact Record  Photograph Record  Other (List):

DPR 523A (1/95)

\*Required information

33-24750

CA RIV 12252



State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**ARCHAEOLOGICAL SITE RECORD**

Primary #  
Trinomial

33-24750

A-RIV-12252

Page 3 of 8

\*Resource Name or #: 052015-OVERHANG-001 Rock Shelters with Lithic and Mano

\*A1. Dimensions: a. Length: 27.0 m (N-S) x b. Width: 12.0 m (E-W)

Method of Measurement:  Paced  Taped  Visual estimate  Other: Measured from the site sketch map (DPRk).

Method of Determination (Check any that apply.):  Artifacts  Features  Soil  Vegetation  Topography

Cut bank  Animal burrow  Excavation  Property boundary  Other (Explain):

Reliability of Determination:  High :  Medium  Low Explain: Surface observation only, no subsurface testing.

Limitations (Check any that apply):  Restricted access  Paved/built over  Site limits incompletely defined

Disturbances  Vegetation  Other (Explain):

A2. Depth:  None :  Unknown Method of Determination: Surface observation only, no subsurface testing.

\*A3. Human Remains:  Present  Absent :  Possible  Unknown (Explain): None observed. Surface observation only, no subsurface testing.

\*A4. Features (Number, briefly describe, indicate size, list associated cultural constituents, and show location of each feature on sketch map.):

This site contains a potential rock shelter with two rooms/entrances (Features/Entrances 1 and 2). Collectively, they are a medium-sized, double-room rock shelter complex within a granite boulder outcrop. There are cracks and crevices connecting the shelters (Features 1 and 2), but none that are large enough to provide access from one to the other.

Feature 1/Entrance 1 is obscured behind an oak tree and measures approximately 1.95 m height x 2.13 m wide (entrance) (UTM for Feature 1/Datum: 462761 mE/ 3764613 mN [NAD83]). This feature has a depth of about 1.82 m and the entrance faces north. Modern animal bones and graffiti were noted within Feature 1; however, no other cultural materials were observed in the shelter.

Feature 2/Entrance 2 is on the opposite side of the boulder outcrop from Feature 1 and it faces south-southwest (UTM for Feature 2: 462763 mE/ 3764607 mN [NAD83]). This shelter measures 1.52 m wide x 1.57 m height (entrance) and has a depth of 4.42 m. There is potential soot on the ceiling of the shelter, which may represent evidence of an intentional fire in the interior. However, there are also burn marks outside the shelter indicating a wildfire had impacted the area in the past. A modern, unopened can of Budweiser beer was noted in this shelter.

\*A5. Cultural Constituents (Describe and quantify artifacts, ecofacts, cultural residues, etc., not associated with features.):

One unifacial mano was detected directly to the north and downslope approximately 15 meters from Feature 1 (UTM: 462756 mE/ 3764633 mN [NAD83]). The mano is granite and measures 15.24 cm x 8.89 cm x 2.85 cm thick and exhibits a 10.1 cm x 5 cm grinding surface. A chipped quartzite flake tool was also observed approximately 10 meters downslope from Feature 1 and this tool measures 2.9 cm x 2.6 cm (UTM: 462757 mE/ 3764630 mN [NAD83]). Approximately 6 pieces of quartzite debitage was noted within about 3-4.5 m (UTM: 462758 mE/ 3764620 mN [NAD83]). While this debitage appeared to be comprised of flakes and shatter, it was difficult to discern if the debitage was natural or cultural in origin. A quartzite vein with shatter was noted approximately 3 m upslope and to the south from Feature 2 (UTM: 462763 mE/ 3764605 mN [NAD83]). This vein may have been used for quarrying, as it appears to be the host material for the flake tool and debitage.

\*A6. Were Specimens Collected?  No  Yes (If yes, attach Artifact Record or catalog and identify where specimens are curated.)

\*A7. Site Condition:  Good  Fair  Poor (Describe disturbances.): Erosion and weathering.

\*A8. Nearest Water (Type, distance, and direction.): Various small drainages are located in the immediate vicinity. The Santa Ana River is located approximately 2.25 miles to the east and 2.75 miles to the south of the site.

\*A9. Elevation: Approximately 1290' amsl.

A10. Environmental Setting (Describe culturally relevant variables such as vegetation, fauna, soils, geology, landform, slope, aspect, exposure, etc.): Coastal sage scrub, sage (salvia spp.), buckwheat (erigonum spp.), grasses, and weeds. Cholla cactus, scrub oak.

A11. Historical Information:

\*A12. Age:  Prehistoric  Protohistoric  1542-1769  1769-1848  1848-1880  1880-1914  1914-1945

Post 1945  Undetermined Describe position in regional prehistoric chronology or factual historic dates if known:

A13. Interpretations (Discuss data potential, function[s], ethnic affiliation, and other interpretations):

Site is assumed to be prehistoric on the basis of a lithic and groundstone tool discovered near the rock shelter(s). The rock shelter(s) had the potential to function as a shelter based upon the presence of fire darkened stains on the ceiling.

A14. Remarks:

No subsurface testing was completed at this site, only surface observation and recordation.

A15. References (Documents, informants, maps, and other references):

A16. Photographs (List subjects, direction of view, and accession numbers or attach a Photograph Record.): See attached.

Original Media/Negatives Kept at: L&L Environmental, 700 E. Redlands Blvd, Suite U-351, Redlands, CA 92373

\*A17. Form Prepared by: Thomas Baurley

Date: August 12, 2015

Affiliation and Address: L&L Environmental, 700 E. Redlands Blvd., Suite U-351, Redlands, CA 92373

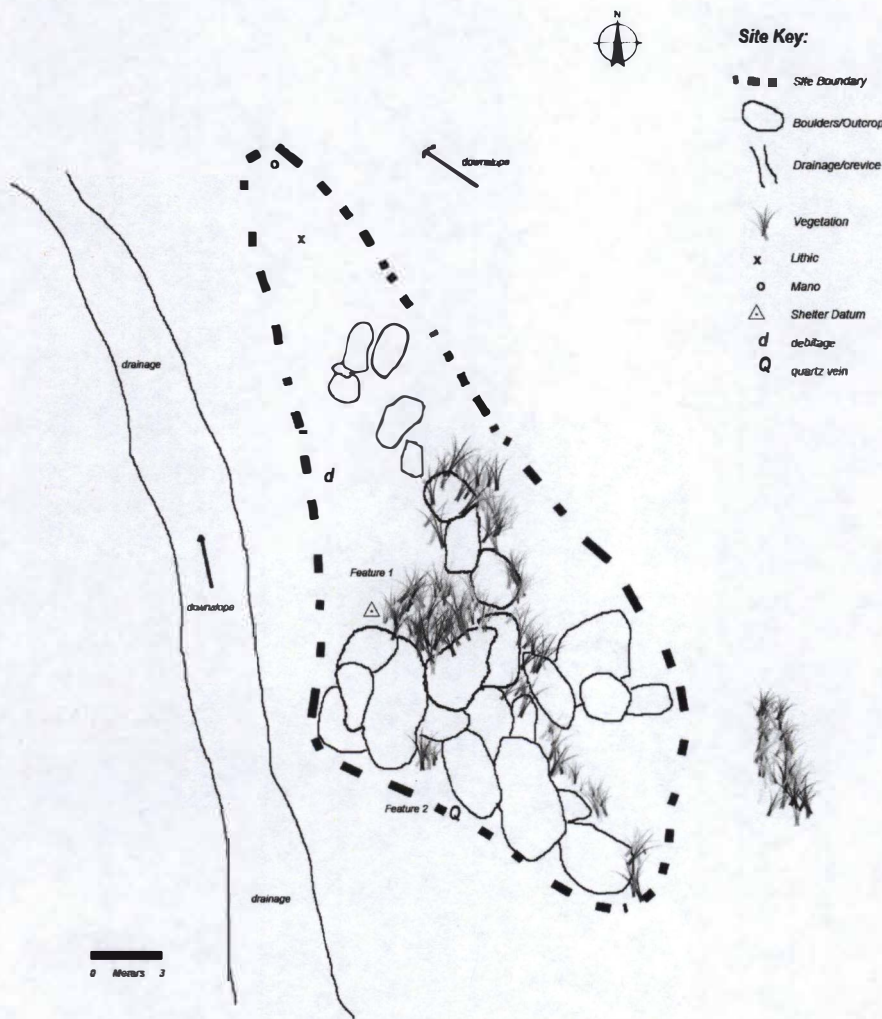
DPR 523C (1/95)

\*Drawn By: Thomas Baurley

\*Date: May 20, 2015

**SITE MAP**  
NORTH 

052015-Overhang-001  
Rockshelter, Mano, Lithic  
Site Map  
May 20, 2015  
Thomas Baurley, Cynthia Morales



\*Drawn By: Thomas Baurley

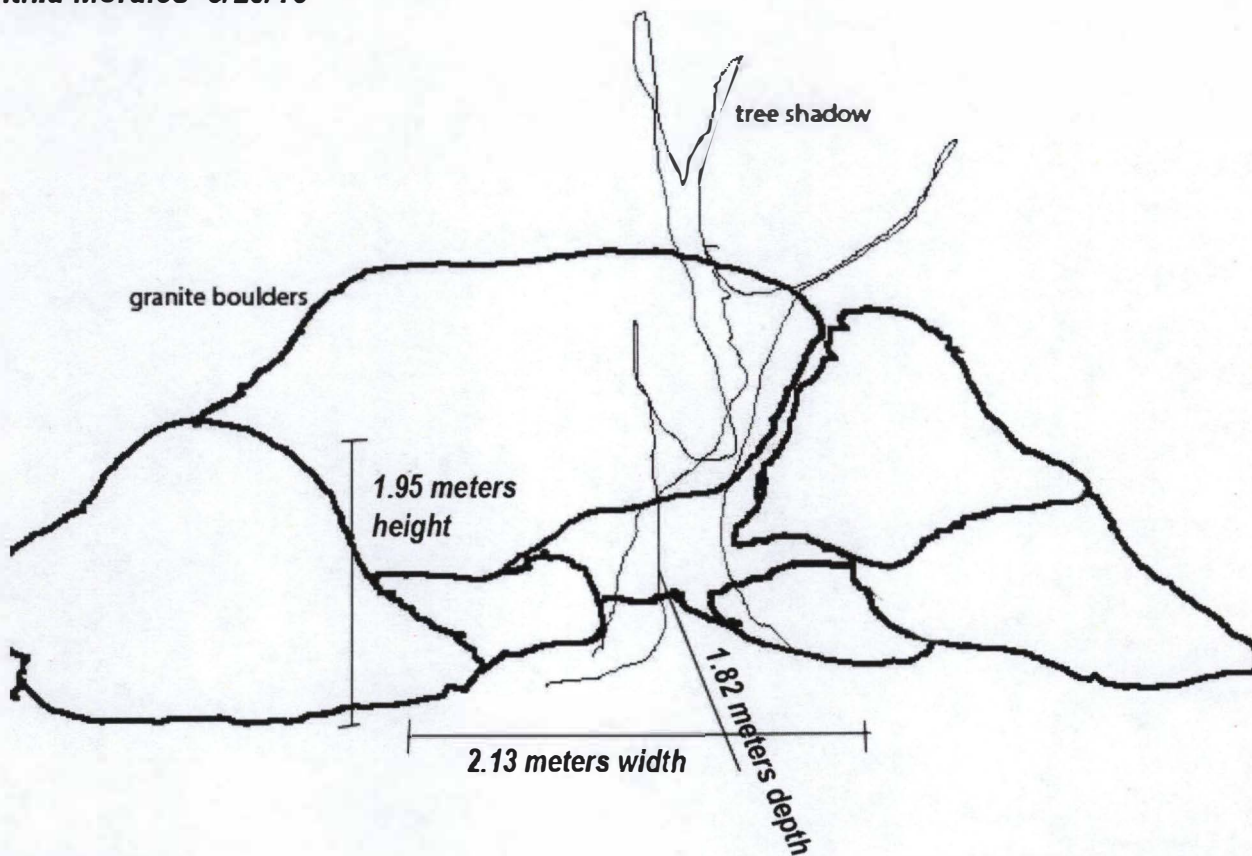
\*Date: May 20, 2015

FEATURE 1/ENTRANCE 1

**052015-OVERHANG-001**

**Feature 1 Sketch Map**

**Cynthia Morales 5/20/15**



33-24750

State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**SKETCH MAP**

Primary #  
HRI#  
Trinomial

CA-RIV-12252

Page 6 of 8

\*Resource Name or # (Assigned by recorder) 052015-OVERHANG-001 Rock Shelters with Lithic and Mano

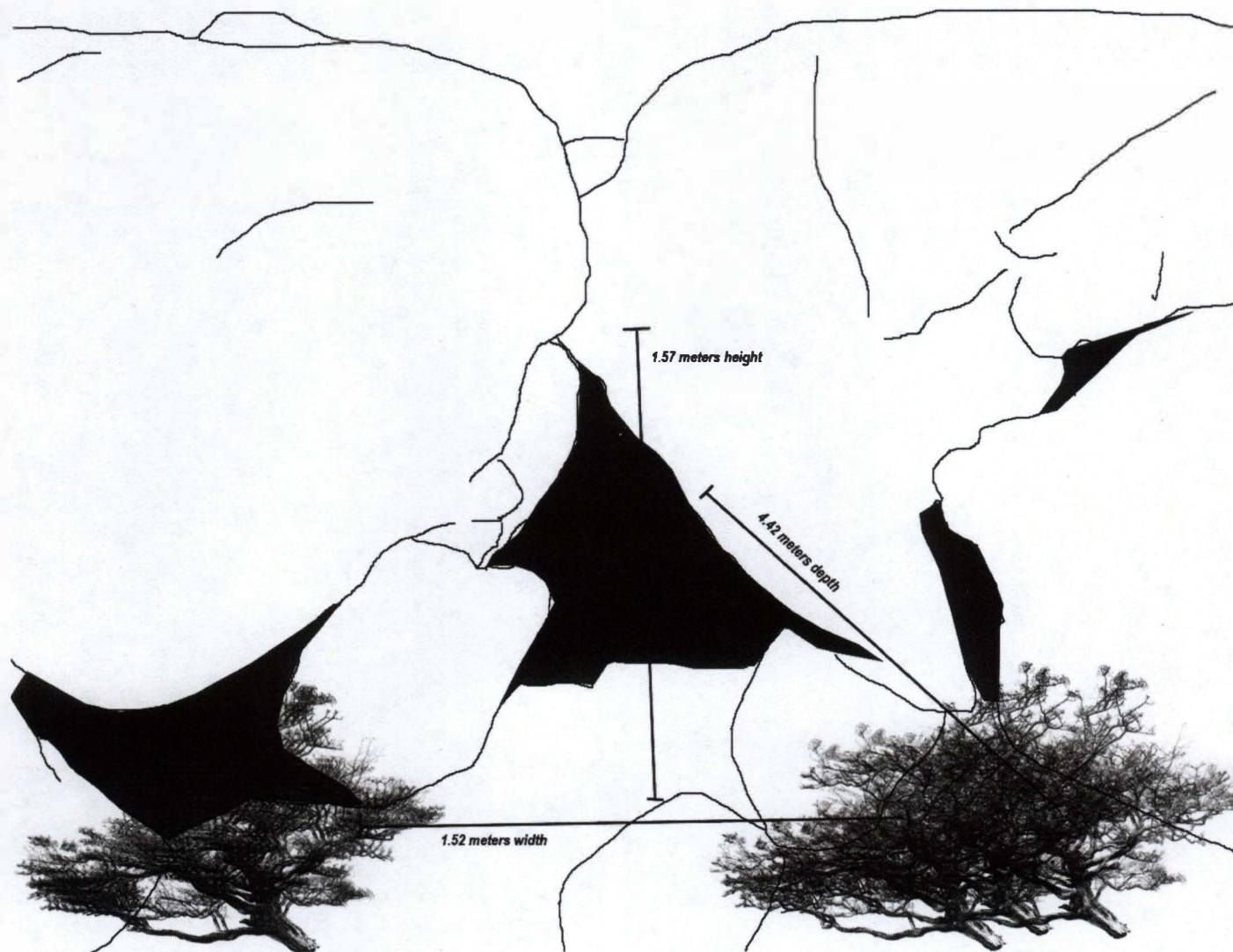
\*Drawn By: Thomas Baurley

\*Date: May 20, 2015

FEATURE 2/ENTRANCE 2

052015-OVERHANG-001 Feature 2 Sketch

5/20/15 Thomas Baurley



33-24750

State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**PHOTOGRAPH RECORD**

Primary #  
HRI#  
Trinomial

CA-RIV-12252

Page 7 of 8      Resource Name or #: 052015-OVERHANG-001 Rock Shelters with Lithic and Mano      Year 2015

Camera Format: Digital  
Film Type and Speed: N/A

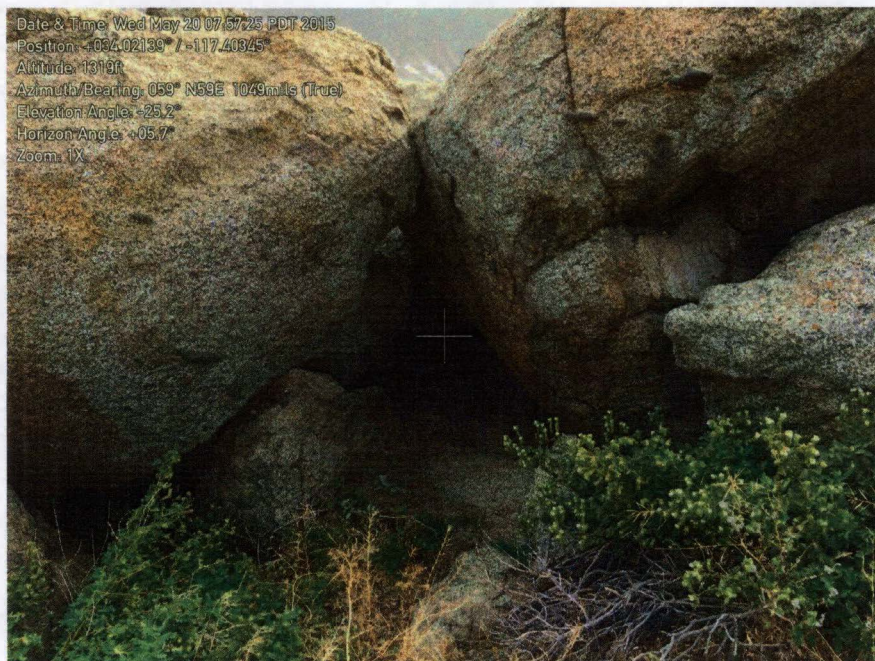
Negatives Kept at: N/A

Lens Size:

Mo.	Day	Time	Exp./Frame	Subject/Description	View Toward	Accession #
5	20		005	Feature 1 (Entrance 1)		
5	20		012C	Feature 2 (Entrance 2)		
5	20		040	Mano		
5	20		044	Quartzite flake tool		



052015-005: Feature 1 (Entrance 1)



052015-012C: Feature 2 (Entrance 2)



052015-040: Mano



052015-044: Quartzite flake tool



33-24756

RIV-12258

# Intersects

33-24561 [RIV-12180]

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**PRIMARY RECORD**

Primary #  
HRI #  
Trinomial  
NRHP Status Code

33-94756  
CA-RIV-12258

Other Listings  
Review Code

Reviewer

Date

\*Resource Name or #: 052615-OVERHANG-001 Rock Shelter, Potential Fire Pit

P1. Other Identifier: Rock Shelter with Potential Fire Pit

\*P2. Location:  Not for Publication  Unrestricted

\*a. County: Riverside

and (P2b and P2c or P2d. Attach a Location Map as necessary.)

\*b. USGS 7.5' Quad: Fontana, Calif. 7.5' Date: 1969, rev 1980 T 2S; R 5W; SW ¼ of SW ¼ of NW ¼ Sec 3; S.B. B.M.

c. Address:

City: Jurupa Valley

Zip:

d. UTM: Zone: 11S; 463390 mE/ 3765210 mN (G.P.S.) NAD 83 (Datum)

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) Elevation: 1218' amsl

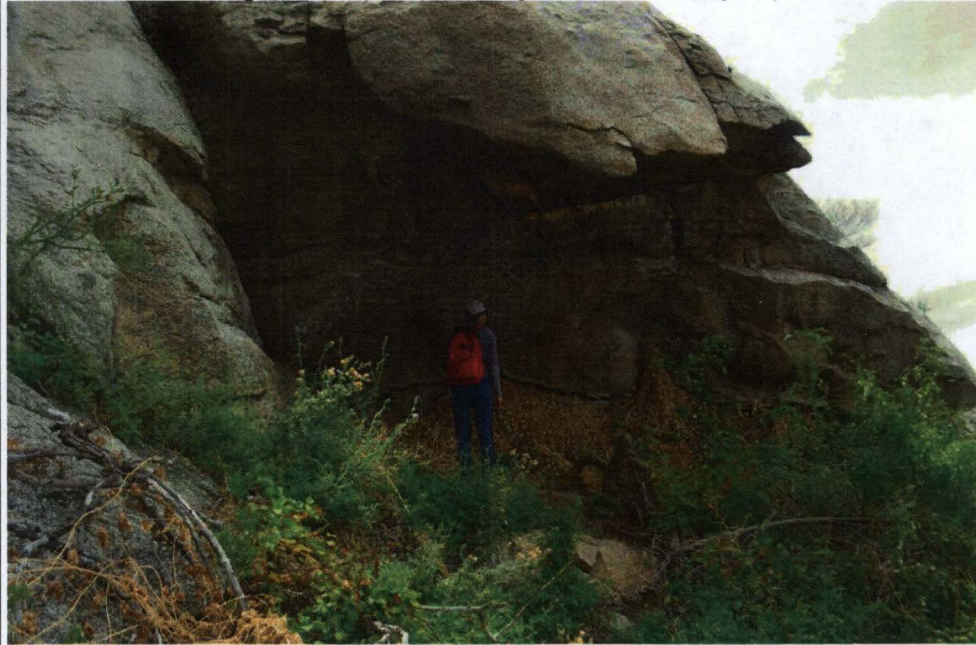
In the eastern Jurupa Mountains north of Rubidoux in northwestern Riverside County. This site is located on the northern slope of an unnamed hill found to the east of Rattlesnake Mountain, approximately 0.45 mile south of the San Bernardino-Riverside County line.

\*P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries) 052615-OVERHANG-001 (Rock Shelter, Potential Fire Pit) is a site consisting of a very large rock overhang with the potential to have functioned as a rock shelter based upon darkened/stained ceilings. A potential fire pit is located in the interior that exhibits stones which may have been intentionally placed. This site is potentially prehistoric; however, the site lacks associated artifacts to assist with an age interpretation/determination.

\*P3b. Resource Attributes: (List attributes and codes) AP11: Hearths/Pits; AP14: Rock Shelter/Cave

\*P4. Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (Isolates, etc.)

P5a. Photo or Drawing (Photo required for buildings, structures, and objects.)



P5b. Description of Photo: (View, date, accession #) Overview of Rock Shelter/Overhang from 052615-OVERHANG-001 (Rock Shelter, Potential Fire Pit). May 26, 2015.

\*P6. Date Constructed/Age and Sources:  Historic  Prehistoric  Both

\*P7. Owner and Address: Private

\*P8. Recorded by: (Name, affiliation, and address)

Thomas Baurley, Cynthia Morales  
L&L Environmental, Inc.  
700 E. Redlands Blvd Ste U-351  
Redlands, CA 92373

\*P9. Date Recorded: 05/26/15

\*P10. Survey Type: (Describe) Pedestrian Survey

\*P11. Report Citation: (Cite survey report and other sources, or enter "none.") Baurley, Thomas, Michael Dice, and Leslie Irish. 2015. An Updated Phase I Cultural Resources Assessment: Rio Vista, Specific Plan 243A1, Jurupa Valley, Riverside County, California.

\*Attachments:  NONE  Location Map  Sketch Map  Continuation Sheet  Building, Structure, and Object Record  Archaeological Record  District Record  Linear Feature Record  Milling Station Record  Rock Art Record  Artifact Record  Photograph Record  Other (List):

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State of California — The Resources Agency  
 DEPARTMENT OF PARKS AND RECREATION  
**ARCHAEOLOGICAL SITE RECORD**

Primary #  
 Trinomial

CA-RIV-12258

Page 3 of 6

\*Resource Name or #: 052615-OVERHANG-001 Rock Shelter, Potential Fire Pit

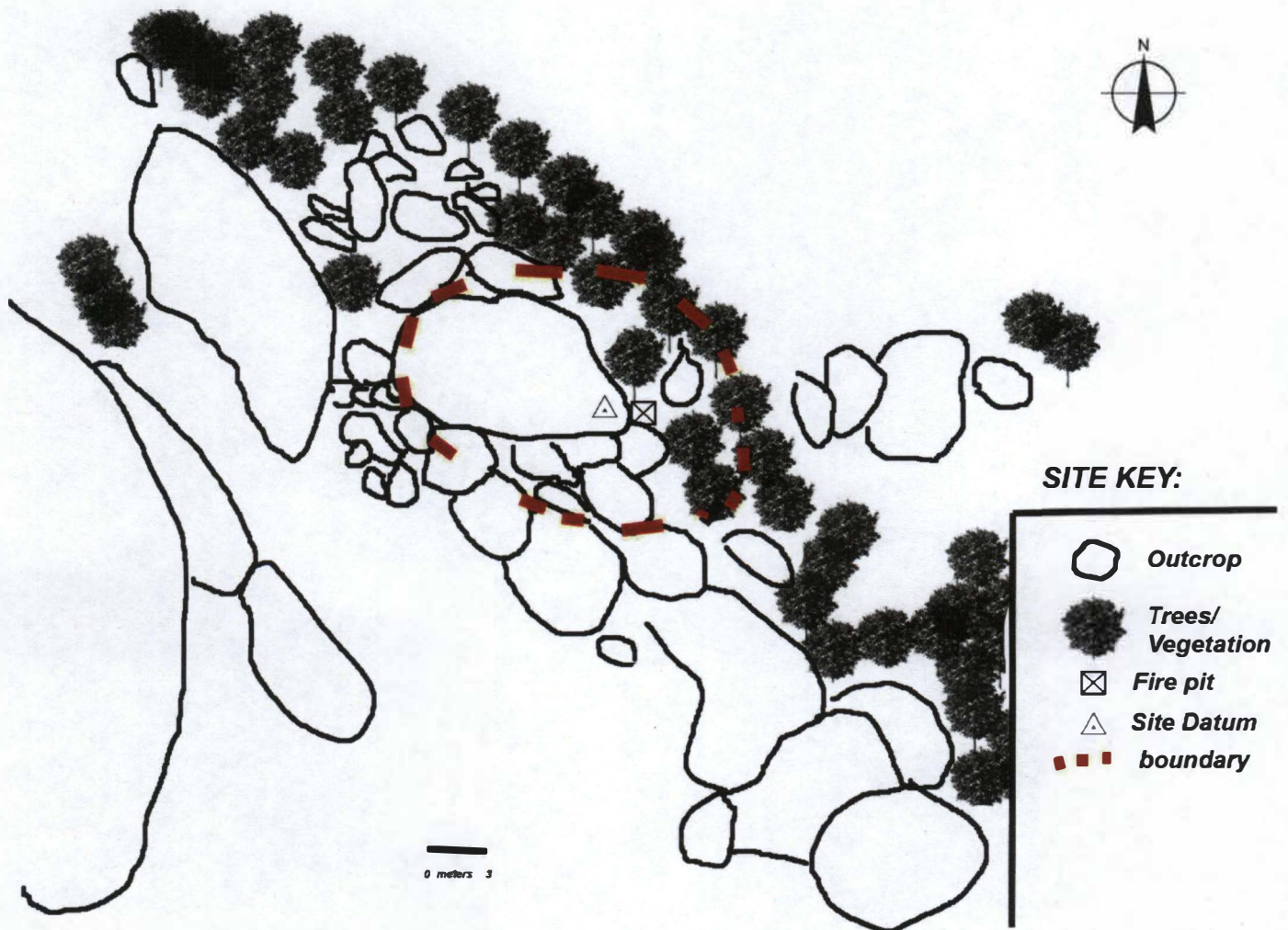
- \*A1. Dimensions: a. Length: 12.0 m (N-S) x b. Width: 10.5 m (E-W)  
 Method of Measurement:  Paced  Taped  Visual estimate  Other: Measured from the site sketch map (DPRk).  
 Method of Determination (Check any that apply.):  Artifacts  Features  Soil  Vegetation  Topography  
 Cut bank  Animal burrow  Excavation  Property boundary  Other (Explain):
- Reliability of Determination:  High :  Medium  Low Explain: Surface observation only, no subsurface testing.
- Limitations (Check any that apply):  Restricted access  Paved/built over  Site limits incompletely defined  
 Disturbances  Vegetation  Other (Explain): Numerous vines, a small oak tree, and other types of vegetation obscuring the floor of the possible rock shelter.
- A2. Depth:  None :  Unknown Method of Determination: Surface observation only, no subsurface testing.
- \*A3. Human Remains:  Present  Absent :  Possible  Unknown (Explain): None observed. Surface observation only, no subsurface testing.
- \*A4. Features (Number, briefly describe, indicate size, list associated cultural constituents, and show location of each feature on sketch map.):  
 This site consists of a very large rock overhang with the potential to have functioned as a rock shelter based upon darkened/stained ceilings. This overhang measures approximately 675 cm long x 355 cm high, with an estimated depth of 488 cm. The floor of the shelter exhibits a potential fire pit with stones that may have been intentionally placed. In addition, the floor contained feathers and animal bones. Evidence of modern use was noted.
- \*A5. Cultural Constituents (Describe and quantify artifacts, ecofacts, cultural residues, etc., not associated with features.):  
 No artifacts were identified in association with the rock shelter.
- \*A6. Were Specimens Collected?  No  Yes (If yes, attach Artifact Record or catalog and identify where specimens are curated.)
- \*A7. Site Condition:  Good  Fair  Poor (Describe disturbances.): Erosion, weathering, and graffiti.
- \*A8. Nearest Water (Type, distance, and direction.): The Santa Ana River is located approximately 1.50 miles to the southeast of the site.
- \*A9. Elevation: Approximately 1218' amsl.
- A10. Environmental Setting (Describe culturally relevant variables such as vegetation, fauna, soils, geology, landform, slope, aspect, exposure, etc.): Coastal sage scrub, sage (salvia spp.), buckwheat (erigonum spp.), grasses, and weeds. Scrub oak.
- A11. Historical Information:
- \*A12. Age:  Prehistoric  Protohistoric  1542-1769  1769-1848  1848-1880  1880-1914  1914-1945  
 Post 1945  Undetermined Describe position in regional prehistoric chronology or factual historic dates if known:
- A13. Interpretations (Discuss data potential, function[s], ethnic affiliation, and other interpretations):  
 Site may be prehistoric on basis that the rock overhang has the potential to have functioned as a rock shelter. This potential is based upon the presence of fire darkened stains on the ceilings, which may reflect residues from internal and intentional fire(s). In addition, a potential fire pit of an unknown age is located in the interior.
- A14. Remarks:  
 No subsurface testing was completed at this site, only surface observation and recordation.
- A15. References (Documents, informants, maps, and other references):
- A16. Photographs (List subjects, direction of view, and accession numbers or attach a Photograph Record.): See attached.  
 Original Media/Negatives Kept at: L&L Environmental, 700 E. Redlands Blvd, Suite U-351, Redlands, CA 92373
- \*A17. Form Prepared by: Thomas Baurley Date: August 20, 2015  
 Affiliation and Address: L&L Environmental, 700 E. Redlands Blvd., Suite U-351, Redlands, CA 92373

33-24756

CA-RIV-12258

SITE MAP  
NORTH 

**052615-OVERHANG-001 Site Map**  
**5/26/15 Thomas Baurley, Cynthia Morales**



33-24756

State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**SKETCH MAP**

Primary #  
HRI#  
Trinomial

CA-RIV-12758

Page 5 of 6

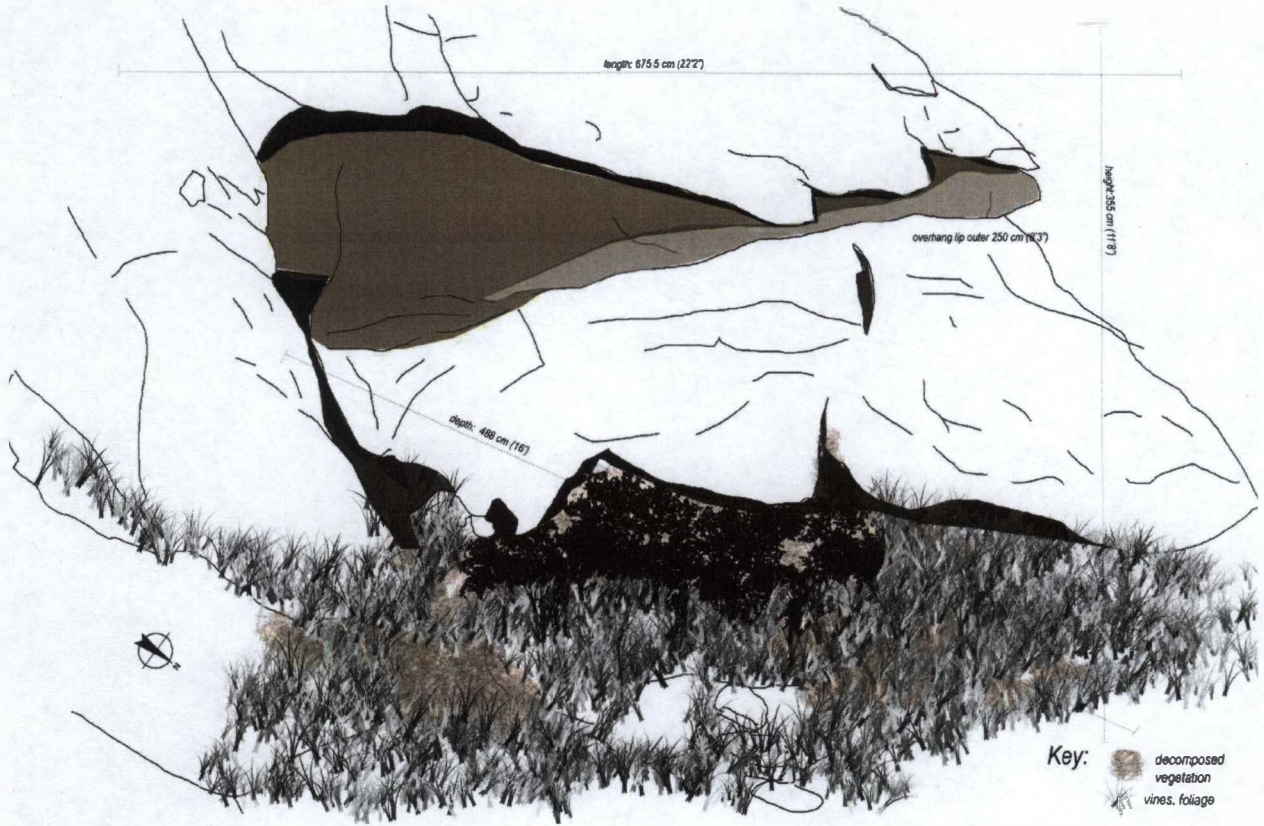
\*Resource Name or # (Assigned by recorder) 052615-OVERHANG-001 Rock Shelter, Potential Fire Pit

\*Drawn By: Thomas Baurley

\*Date: May 26, 2015

**ROCK SHELTER**

052615-OVERHANG-001 Feature Sketch  
RLCC-13-396 Rio Vista, Rubidoux, Riverside, CA  
recorded by Thomas Baurley, Cynthia Morales  
5/26/2015



33-24756

State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**PHOTOGRAPH RECORD**

Primary #  
HRI#  
Trinomial

CA-RIV-12258

Page 6 of 6

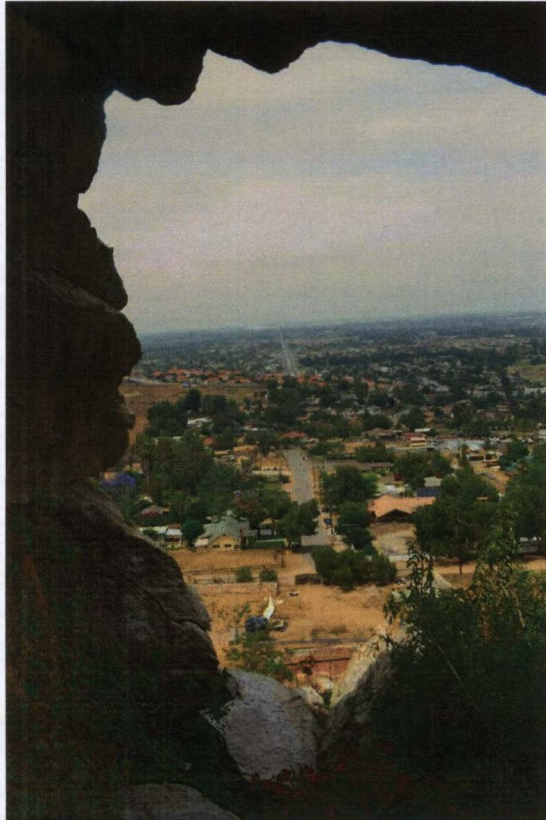
Resource Name or #: 052615-OVERHANG-001 Rock Shelter, Potential Fire Pit Year 2015

Camera Format: Digital  
Film Type and Speed: N/A

Negatives Kept at: N/A

Lens Size:

Mo.	Day	Time	Exp./Frame	Subject/Description	View Toward	Accession #
5	26		024	View from Rock Shelter/Overhang		



052615-024: View from Rock Shelter/Overhang

33-24761

RIV-12263

# Intersects

33-24565 [RIV-12183]

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State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary #  
HRI #  
Trinomial  
NRHP Status Code

33 - 247 01  
CA-RIV-12263

Other Listings  
Review Code

Reviewer

Date

Page 1 of 6

\*Resource Name or #: 052615-SLICK-001 Milling Slick Site

P1. Other Identifier: Milling Slick Site

\*P2. Location: X Not for Publication  Unrestricted

\*a. County: Riverside

and (P2b and P2c or P2d. Attach a Location Map as necessary.)

\*b. USGS 7.5' Quad: Fontana, Calif. 7.5' Date: 1969, rev 1980 T 2S; R 5W; SW ¼ of SW ¼ of NW ¼ Sec 3; S.B. B.M.

c. Address:

City: Jurupa Valley

Zip:

d. UTM: Zone: 11S; 463164 mE/ 3765277 mN (G.P.S.) NAD83 (Feature 1/Datum)

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) Elevation: 1230' amsl

In the Jurupa Hills north of Rubidoux in northwestern Riverside County. The site is located on the western side of an unnamed hill situated to the east of Rattlesnake Mountain, approximately 0.40 mile south of the San Bernardino-Riverside County line.

\*P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries) 052615-SLICK-001 (Milling Slick Site) is a prehistoric bedrock milling site consisting of one feature (Feature 1) with one milling slick. No associated artifacts were encountered at this site.

\*P3b. Resource Attributes: (List attributes and codes) AP4: Bedrock Milling Feature

\*P4. Resources Present:  Building  Structure  Object X Site  District  Element of District  Other (Isolates, etc.)

P5a. Photo or Drawing (Photo required for buildings, structures, and objects.)



P5b. Description of Photo: (View, date, accession #)  
Feature 1 from 052615-SLICK-001 (Milling Slick Site). May 26, 2015.

\*P6. Date Constructed/Age and Sources:  Historic  
X Prehistoric  Both

\*P7. Owner and Address:  
Private

\*P8. Recorded by: (Name, affiliation, and address)

Thomas Baurley, Cynthia Morales  
L&L Environmental, Inc.  
700 E. Redlands Blvd Ste U-351  
Redlands, CA 92373

\*P9. Date Recorded: 05/26/15

\*P10. Survey Type: (Describe)  
Pedestrian Survey

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NOV 19 2015

EIC

\*P11. Report Citation: (Cite survey report and other sources, or enter "none.") Baurley, Thomas, Michael Dice, and Leslie Irish. 2015. An Updated Phase I Cultural Resources Assessment: Rio Vista, Specific Plan 243A1, Jurupa Valley, Riverside County, California.

\*Attachments:  NONE X Location Map X Sketch Map  Continuation Sheet  Building, Structure, and Object Record  
X Archaeological Record  District Record  Linear Feature Record X Milling Station Record  Rock Art Record  
 Artifact Record  Photograph Record  Other (List):



State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**ARCHAEOLOGICAL SITE RECORD**

Primary #  
Trinomial

33-24761

CA-RIV-12263

Page 3 of 6

\*Resource Name or #: 052615-SLICK-001 Milling Slick Site

- \*A1. **Dimensions:** a. Length: 3 m (N-S) × b. Width: 4 m (E-W)  
**Method of Measurement:**  Paced  Taped  Visual estimate  Other: Measured from the site sketch map (DPRk).  
**Method of Determination** (Check any that apply.):  Artifacts  Features  Soil  Vegetation  Topography  
 Cut bank  Animal burrow  Excavation  Property boundary  Other (Explain):
- Reliability of Determination:**  High :  Medium  Low Explain: Surface observation only, no subsurface testing.
- Limitations** (Check any that apply):  Restricted access  Paved/built over  Site limits incompletely defined  
 Disturbances  Vegetation  Other (Explain):
- A2. Depth:  None :  Unknown Method of Determination: Surface observation only, no subsurface testing.
- \*A3. **Human Remains:**  Present  Absent :  Possible  Unknown (Explain): None observed. Surface observation only, no subsurface testing.
- \*A4. **Features** (Number, briefly describe, indicate size, list associated cultural constituents, and show location of each feature on sketch map.):  
This is a prehistoric bedrock milling site consisting of one feature (Feature 1) with one milling slick. See Milling Station Record.
- \*A5. **Cultural Constituents** (Describe and quantify artifacts, ecofacts, cultural residues, etc., not associated with features.):  
No associated artifacts were encountered at this site.
- \*A6. **Were Specimens Collected?**  No  Yes (If yes, attach Artifact Record or catalog and identify where specimens are curated.)
- \*A7. **Site Condition:**  Good  Fair  Poor (Describe disturbances.): Vegetation and soil.
- \*A8. **Nearest Water** (Type, distance, and direction.): Various small drainages in the immediate vicinity and the Santa Ana River is located approximately 1.45 miles to the southeast of the site.
- \*A9. **Elevation:** Approximately 1230' amsl.
- A10. **Environmental Setting** (Describe culturally relevant variables such as vegetation, fauna, soils, geology, landform, slope, aspect, exposure, etc.): Coastal sage scrub, sage (salvia spp.), buckwheat (erigonum spp.), grasses, and weeds.
- A11. **Historical Information:**
- \*A12. **Age:**  Prehistoric  Protohistoric  1542-1769  1769-1848  1848-1880  1880-1914  1914-1945  
 Post 1945  Undetermined Describe position in regional prehistoric chronology or factual historic dates if known:
- A13. **Interpretations** (Discuss data potential, function[s], ethnic affiliation, and other interpretations):  
Site appears to be a prehistoric food procurement/processing site based on the presence of a bedrock milling feature with a milling surface.
- A14. **Remarks:** No subsurface testing was completed at this site, only surface observation and recordation.
- A15. **References** (Documents, informants, maps, and other references):
- A16. **Photographs** (List subjects, direction of view, and accession numbers or attach a Photograph Record.):  
Original Media/Negatives Kept at: L&L Environmental, 700 E. Redlands Blvd, Suite U-351, Redlands, CA 92373
- \*A17. **Form Prepared by:** Thomas Baurley **Date:** August 12, 2015
- Affiliation and Address:** L&L Environmental, 700 E. Redlands Blvd., Suite U-351, Redlands, CA 92373

33-24761

State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION

Primary #  
HRI#

CA-RIV-12263

**SKETCH MAP**

Trinomial

Page 4 of 6

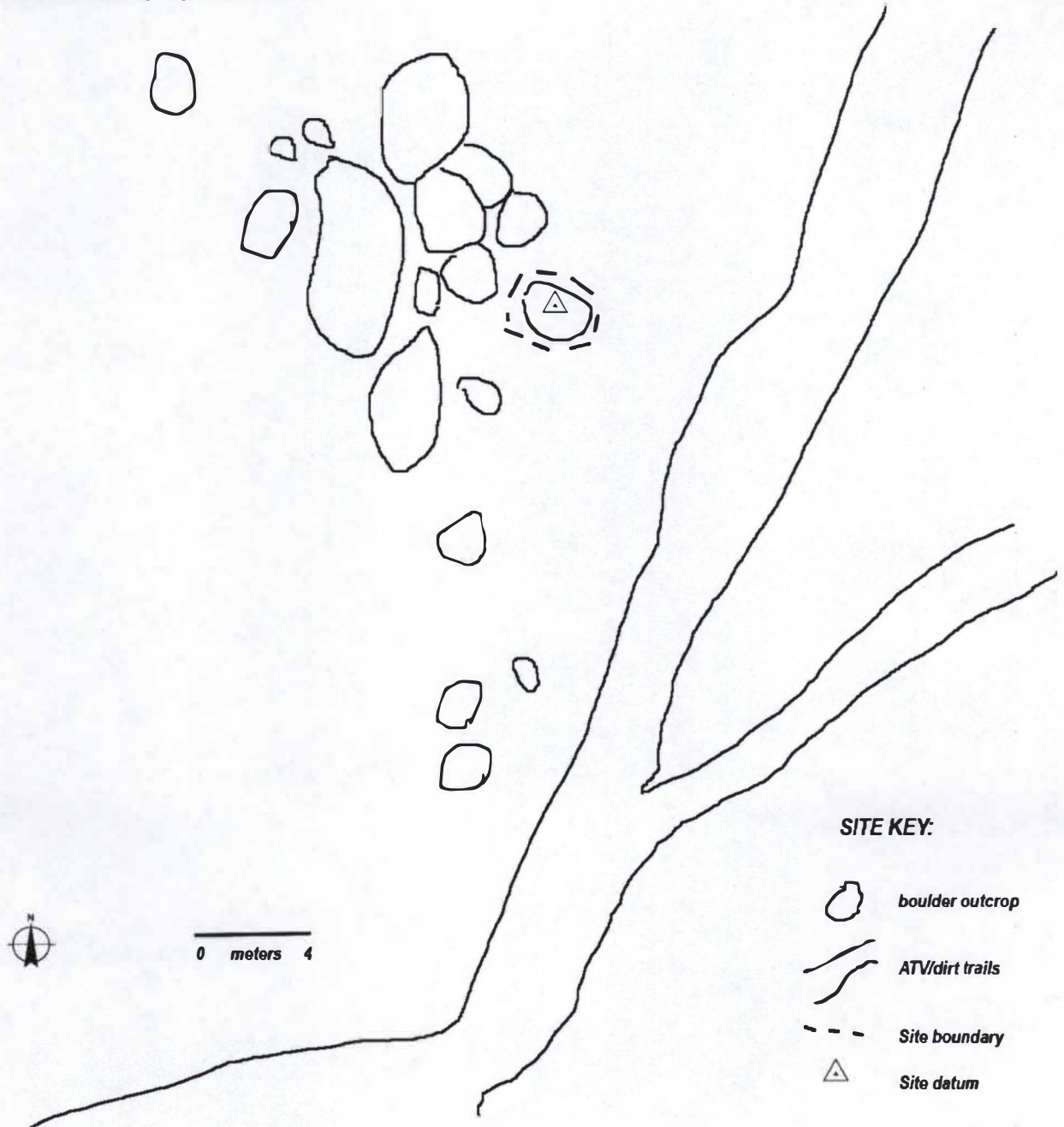
\*Resource Name or # (Assigned by recorder) 052615-SLICK-001 Milling Slick Site

\*Drawn By: Thomas Baurley





\*Date: May 26, 2015

SITE MAP  
NORTH 

**052615-SLICK-001 Site Map**  
**5/26/15 Thomas Baurley/ Cynthia Morales**



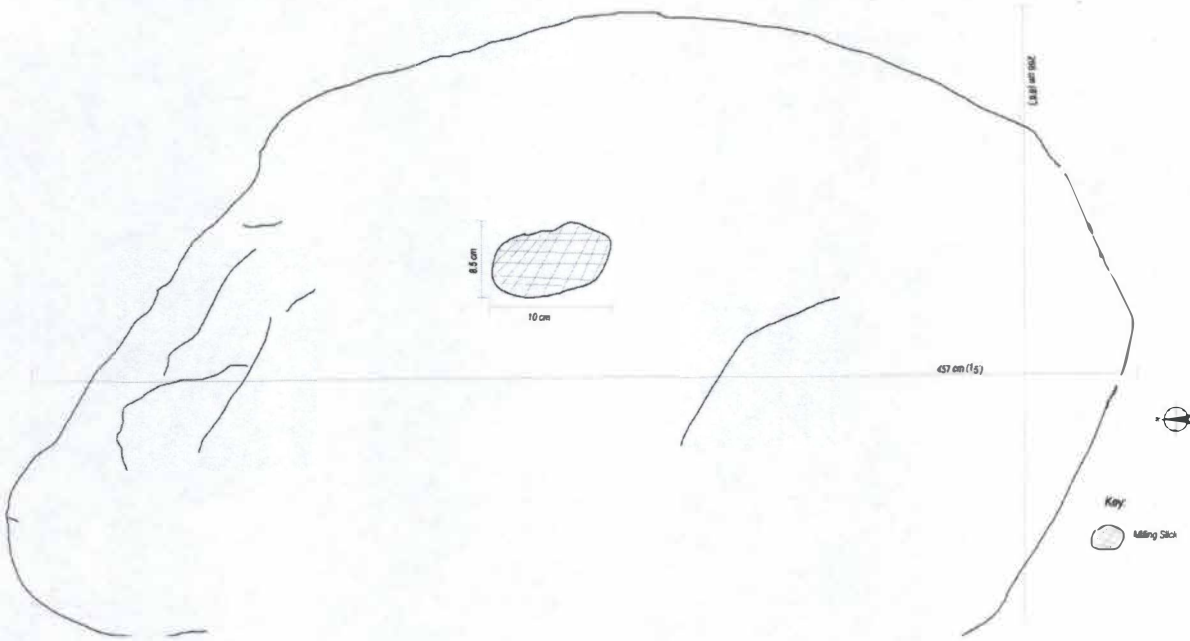
**SITE KEY:**

-  boulder outcrop
-  ATV/dirt trails
-  Site boundary
-  Site datum



**FEATURE 1**

Feature Sketch  
052615-SLICK-001 Milling Slick  
RLCC-13-336 Rio Vista - Rubidoux, Riverside, CA  
recorded by Thomas Baurley, Cynthia Morales 5/26/2015



33-24772

RIV-12280

# Intersects

33-24661

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33-84772

State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary #  
HRI #  
Trinomial  
NRHP Status Code

Other Listings  
Review Code

Reviewer

Date

Page 1 of 2

\*Resource Name or #: 052115-MANO-001 Isolated Mano

**P1. Other Identifier:** Isolated bifacial granite mano

**\*P2. Location:** X Not for Publication  Unrestricted

**\*a. County:** Riverside

and (P2b and P2c or P2d. Attach a Location Map as necessary.)

**\*b. USGS 7.5' Quad:** Fontana, Calif. 7.5' **Date:** 1969, rev 1980

T 2S; R 5W; SW ¼ of NW ¼ of SW ¼ Sec 3;

S.B. B.M.

c. Address:

City: Jurupa Valley

Zip:

d. UTM: Zone: 11S; 463159 mE/ 3764825 mN (G.P.S.) NAD83

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) Elevation: 1008' amsl  
In the eastern Jurupa Mountains north of Rubidoux in northwestern Riverside County. This isolate is located along the flat fields and dirt roads found to the northeast of Point 1739 mountain.

**\*P3a. Description:** (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)

052115-MANO-001 (Isolated Mano) is a prehistoric isolated find consisting of one bifacial granite mano. The granite has white, pink, and black inclusions and measures approximately 7.62 cm length x 5.08 cm width x 5.58 cm thick. The mano is fragmented and broken in half.

**\*P3b. Resource Attributes:** (List attributes and codes) AP2: Lithic Scatter (Isolated groundstone tool)

**\*P4. Resources Present:**  Building  Structure  Object  Site  District  Element of District  Other (Isolates, etc.)

**P5a. Photo or Drawing** (Photo required for buildings, structures, and objects.)



**P5b. Description of Photo:** (View, date, accession #)  
Close-up of 052115-MANO-001 (Isolated Mano). May 21, 2015.

**\*P6. Date Constructed/Age and Sources:**  Historic  Prehistoric  Both

**\*P7. Owner and Address:**  
Private

**\*P8. Recorded by:** (Name, affiliation, and address)

Thomas Baurley, Cynthia Morales  
L&L Environmental, Inc.  
700 E. Redlands Blvd Ste U-351  
Redlands, CA 92373

**\*P9. Date Recorded:** 5/21/15

**\*P10. Survey Type:** (Describe)  
Pedestrian Survey

**\*P11. Report Citation:** (Cite survey report and other sources, or enter "none.") Baurley, Thomas, Michael Dice, and Leslie Irish. 2015. An Updated Phase I Cultural Resources Assessment: Rio Vista, Specific Plan 243A1, Jurupa Valley, Riverside County, California.

**\*Attachments:**  NONE  Location Map  Sketch Map  Continuation Sheet  Building, Structure, and Object Record  Archaeological Record  District Record  Linear Feature Record  Millim Station Record  Rock Art Record  Artifact Record  Photograph Record  Other (List):

DPR 523A (1/95)

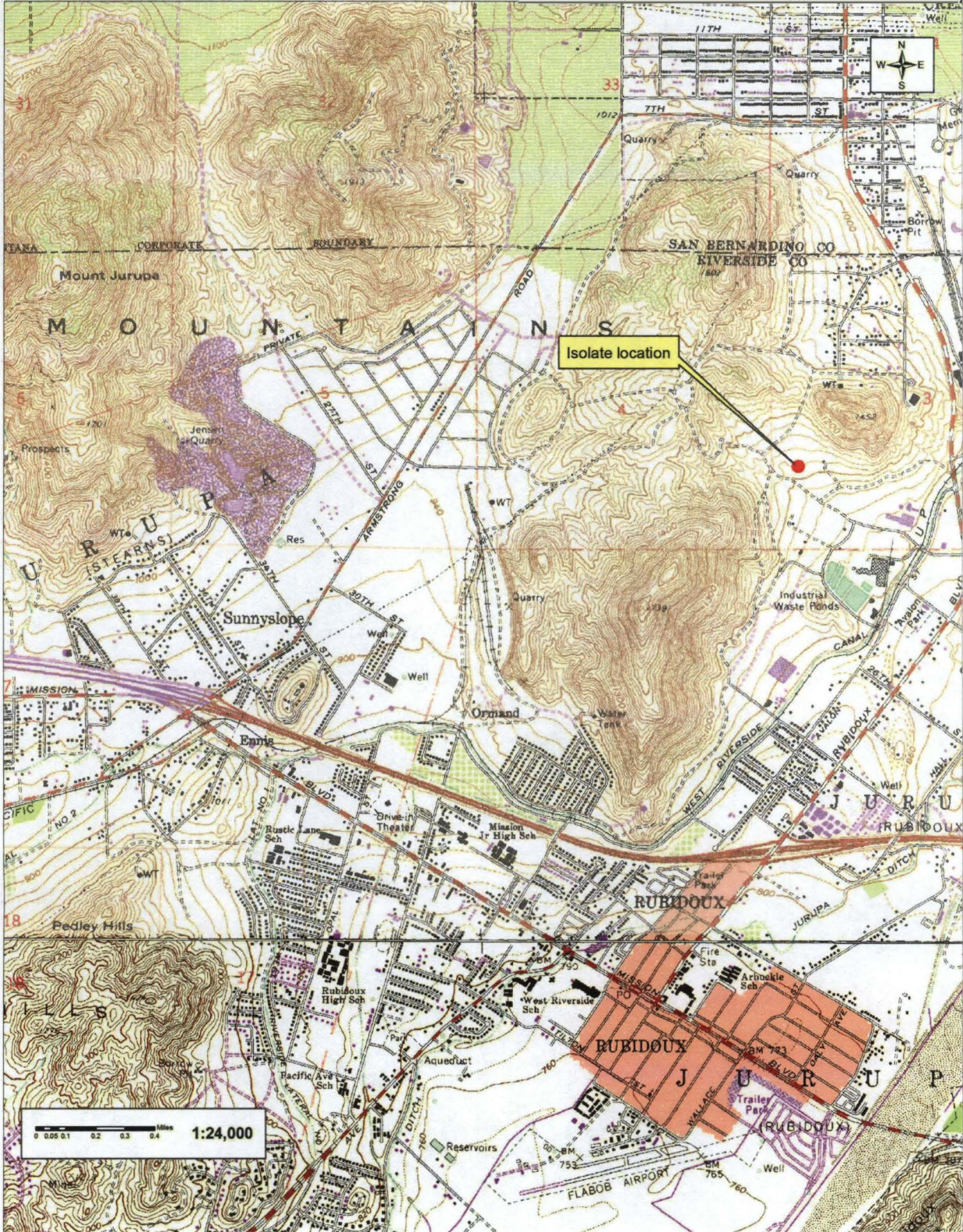
RECEIVED IN

NOV 19 2015

EIC

\*Required information





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## Appendix E ESA Historic Report

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Final

# RIVERSIDE CEMENT COMPANY, CRESTMORE PLANT HISTORICAL RESOURCES ASSESSMENT

Prepared for  
Mark A. Ostoich, Principal Shareholder  
Gresham Savage Attorneys at Law  
550 E. Hospitality Lane, Suite 300  
San Bernardino, CA 92408  
(909) 890-4499 Ext. 1704

November, 2019



Final

# RIVERSIDE CEMENT COMPANY, CRESTMORE PLANT HISTORICAL RESOURCES ASSESSMENT

Prepared for  
Mark A. Ostoich, Principal Shareholder  
Gresham Savage Attorneys at Law  
550 E. Hospitality Lane, Suite 300  
San Bernardino, CA 92408  
(909) 890-4499 Ext. 1704

November, 2019

Prepared by:  
ESA  
626 Wilshire Blvd. Suite 1100  
Los Angeles, CA 90017

Project Director:  
Margarita Jerabek, Ph.D.

Report Authors:  
Christina Chiang, M.A.  
Christian Taylor, M.H.P.  
Max Loder, M.A.

Project Location:  
San Bernardino (CA) USGS 7.5-minute  
Topographic Quad

Acreage: Approx. 277.3 acres

Assessor Parcel Numbers:  
175-170-005, a portion of 175-170-006, 175-170-027, 175-170-028, 175-170-030, 175-170-040, 175-170-042, 175-170-043, 175-170-045, 175-170-046; 175-180-001, 175-200-001 through 005, and 007 through 009, and a portion of 175-170-042

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# EXECUTIVE SUMMARY

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## Riverside Cement Company, Crestmore Plant

Environmental Science Associates (ESA) has been retained by Gresham Savage Nolan & Tilden, PC to conduct a historical resources assessment for the Riverside Cement Company, Crestmore Plant. The purpose of this Historical Resource Assessment Report (Report) is to identify and evaluate historic architectural and engineering resources. The resource is located at 1500 Rubidoux Boulevard, Jurupa Valley (City), Riverside County (County), California (subject property). The subject property includes approximately 20 parcels on the southeast corner of El Rivino Road and Rubidoux Boulevard. most of the buildings and structures that make up the Riverside Cement Company's Crestmore Plant (Plant) are within the center portion of assessor parcel number 175-170-046 and the adjacent parcel 175-200-008 to the east. This report was prepared to assess the existing buildings and structures of the Plant for eligibility as historical resources, and to identify historical resources to support compliance with the California Environmental Quality Act (CEQA).

The Plant was previously designated in 1974 as a Riverside County Landmark and a California Point of Historical Interest. In 1968, the Riverside County Historical Committee considered the Plant significant due to cement being one of the County's pioneering industries and for the unique nature of the Plant's underground mining activity. The American Cement Corporation agreed with the committee and supported the nomination and in 1974, the State of California registered the site as a California Point of Historical Interest No. 336 and Riverside County registered the site as Historic Landmark No. 047. The previous evaluation of the Plant did not establish a period of significance for the property, identify contributing resources, or include an evaluation of the Plant's integrity. The Plant was constructed in 1906-1909. In 1909, it began operations producing high-quality gray cement. The Plant included a gray cement mill, limestone mine, packing house, and multiple support buildings including administration offices and machine shops. The Plant is located on the east side of Rubidoux Boulevard in what is now the City of Jurupa Valley, California. ESA conducted intensive-level field inspections of the Plant, including digital photography, and utilized the survey methodology of the State OHP. A total of thirty historic architectural and engineering resources, including one object, five types of landscape features, 22 buildings, and two mill complexes were documented as a result of the survey.

As part of the research and analysis portion of this project, ESA conducted archival research in March to May 2017 on the property utilizing Riverside County Assessor's records, aerial photographs, historical photographs, the Online Archive of California, University of Southern California (USC) Digital Collections, historical *Los Angeles Times*, *Southwest Contractor and Manufacturer*, *Riverside Daily Press*, *Press-Enterprise*, *San Bernardino County Sun*, and other published sources. ESA ordered historical aerial photographs and topographic maps of the plant

through Environmental Data Resources, Inc. and visited the Riverside Public Library, the University of California, Riverside, Special Collections, and the Riverside County Assessor's Office, and the Glen Avon branch of the Riverside County Public Library to conduct site specific research on the property. ESA also visited the Young Research Library, the Southern Regional Library Facility, the Edward Huntsman Trout Papers Collection and the Henry J. Bruman Map Collection at the University of California, Los Angeles.

Research of the property and surrounding community revealed that the Riverside Cement Company played a key role in the early economic and industrial development of Riverside County. However, the company's impact on the economy began to decrease by the post-war era as the local economy began to diversify. Based on the historic research and significance evaluation, a period of significance was established as 1909-1958, beginning with the Plant's construction in 1909 and ending as the plant was acquired by the larger American Cement Corporation in 1958. Although the Plant exhibits historical significance, it lacks integrity to convey its period of significance. In 1964-1965, the American Cement Corporation built a new modern gray cement mill reflecting a more general trend of modernization that occurred in the industry at that time. While the site retains multiple support buildings related to the site's involvement in the cement industry during the period of significance, it lacks the most important features associated the Cement Plant Property Type, the cement mill and associated features (Kilns, Crusher Mills, Storage Silos, and Baghouses), and the original power plant. Today the Plant is a common example of a 1960s era cement plant and no longer reflects its original condition from the period of significance. A majority of the features on the site are simple utilitarian structures that lack individual distinction and are not eligible for listing on the National Register, California Register, or as Riverside County Landmarks. However, three features on the subject property were found to possess both significance and integrity warranting eligibility for listing on the National Register, California Register, and as a Riverside County Landmark. The eligible buildings include the Stock House, White Cement Mill, and Office and Laboratory, each of which are recommended eligible under National Register Criterion C, California Register Criterion 3, and Riverside County Landmarks Criterion 3.

As a result of the historical operations, the Subject Property is considered a "Brownfield" site and is listed on the Federal Comprehensive Environmental Response, Compensation and Liability Information System, ENVIROSTOR database showing involvement by the State Regional Water Quality Control Board and US EPA for chemicals of concern including PCBs and hexavalent chromium. Due to the historical and well-documented hazardous materials, the California Department of Toxic Substances Control (DTSC) has stated that the Subject Property is a threat to public health and has prohibited unrestricted access. In addition, the DTSC has required a comprehensive Site Assessment and remediation of the Subject Property that will include the demolition of all buildings so the extent of historical contamination can be fully identified and properly remediated.<sup>1</sup>

Based on these findings, it appears that the Project would result in significant direct impacts to two potential historical resources because it would require remediation of the Stock House and

---

<sup>1</sup> Langan, November, 2019. A copy of this letter is reproduced in Appendix E.

White Cement Plant by demolition of these contaminated structures and the ground underneath them. The Office and Laboratory are not located within the Project Site and would not be affected by the Project. The subject property is a listed California Point of Historical Interest. Under the Project, the existing limestone quarry would be retained and the open space and the immediate surrounding areas would be preserved for wildlife habitat. To reduce potentially significant impacts to historical resources, a Preservation Alternative is recommended to be incorporated into the Project, as summarized below. The Preservation Alternative would include recordation of the Stock House and White Cement Plant, salvage of selected artifacts, and installation of a permanent, publically accessible on-site interpretive exhibit. Implementation of the Preservation Alternative would reduce potential impacts to historical resources to a less than significant level because the important historical information about the significance of the site and the activities that occurred there would be retained and would be accessible to the public within the context of the site, near the front entrance. With incorporation of the Preservation Alternative and retention of the limestone quarry as an Open Space and wildlife habitat, the site would retain its current status as California Point of Historical Interest No. 336 after project completion. Although the resource would lose much of its historic character or appearance, one of the most significant features of the site, the limestone quarry, would be retained and would still have sufficient integrity to yield significant scientific or historical information, and the Plant's historical archives would also be retained and important historical or scientific information in the archives would be made available for future study. Therefore, the proposed Project would result in a less than significant impact on historical resources with the Preservation Alternative and retention of the limestone quarry incorporated.

The recommended **Preservation Alternative: Recordation, Salvage and Interpretation**, would provide a permanent publically accessible Interpretive Exhibit near the main entrance to the Property to educate the public about the history of the Property. The construction history and development of the limestone quarry and Plant would be recorded and the Plant's significance in economic growth would be documented in a Historic American Engineering Survey (HAER) report, so that the historic significance of the Plant and the important information about the historic structural and engineering significance of the Stock House and White Cement Plant would be retained. The Preservation Alternative would include the following four components:

- a) Installation of a publically accessible **Interpretive Exhibit** near the main entrance to the property,
- b) Recordation of eligible buildings including the Stock House and White Cement Plant in a **HAER** report,
- c) Preparation of a **Salvage Inventory** for the Stock House and White Cement Plant, and
- d) Implementation of a **Salvage Program** for the safe salvage and removal of selected artifacts from the Stock House or White Cement Plant and inventory and salvage of historically or scientifically valuable photographs, aerials, and other documentary materials or artifacts currently in the Plant archives, that are important for interpretation or future study of the Plant's history and significance, to be considered for inclusion in

the Interpretive Exhibit, incorporation into a public trail, or accession into an appropriate on- or off-site archive for future study.

# THE RIVERSIDE CEMENT PLANT, CRESTMORE PLANT

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## Historical Resources Assessment Report

### Introduction

Environmental Science Associates (ESA) has been retained by Gresham Savage Nolan & Tilden, PC to conduct a historical resources assessment for the Riverside Cement Company, Crestmore Plant. The purpose of this Historical Resources Assessment Report (Report) is to identify and evaluate the resource located at 1500 Rubidoux Boulevard, Jurupa Valley (City), Riverside County (County), California (subject property). This Report was prepared to comply with the California Environmental Quality Act (CEQA), to assess the existing buildings, structures, and landscapes on the subject property for eligibility as historical resources. This Report, completed by Environmental Science Associates (ESA), documents and evaluates the federal, state, and local significance and eligibility of the subject property.

The subject property is currently occupied by a former cement plant, commonly known as the Riverside Cement Company, Crestmore Plant. This Report, completed by ESA, documents and evaluates the federal, state, and local significance and eligibility of the subject property. The Report includes a discussion of the survey methods used, a brief historic context of the property and surrounding area, and the identification of features of the Plant and an evaluation of the Plant. Research indicates that the Plant is associated with the following historical themes that are developed in the historic context: Development of Riverside County (1870-1970); The Cement Industry (1909-1924); and Architectural and Infrastructure Building Material (1910-1965). The evaluation includes research into the previous evaluations and ESA's current evaluation of the entire property as a historic vernacular landscape district, as well as evaluation of individual buildings. ESA surveyed and evaluated six main areas of the subject property.

This Report was prepared by ESA's Historic Resources Division personnel, including Margarita Jerabek, Ph.D., Director of Historic Resources, Christina Chiang, M.A., Senior Architectural Historian, Christian Taylor, M.H.P., Senior Architectural Historian, and Max Loder, M.A., Associate Architectural Historian, all of whom meet and exceed the Secretary of the Interior's Professional Qualification Standards in history and architectural history.<sup>2</sup> Professional qualifications are provided in Appendix A of this Report.

---

<sup>2</sup> The Professional Qualification Standards are requirements used by the National Park Service and have been published in the Code of Federal Regulations ("CFR"), 36 CFR Part 61.

## Project Location

The Plant is located at 1500 Rubidoux Boulevard, Jurupa Valley (City), Riverside County, California (subject property). The location of the subject property is shown in **Figure 1, Regional and Vicinity Map**. The subject property is part of a larger holding of approximately 20 parcels on the southeast corner of El Rivino Road and Rubidoux Boulevard in Jurupa Valley. The Plant is within Riverside County, immediately south and west of the San Bernardino County Line. The subject property's location is as shown in **Figure 2, Aerial Photograph of Subject Property and Vicinity**, and is currently improved with 22 identified buildings, one object, and five landscape features. Most of the buildings and structures that make up the Riverside Cement Company's Crestmore Plant (Plant) are within the center portion of assessor parcel number 175-170-046 and the adjacent parcel 175-200-008 to the east. The other parcels include 175-170-005, a portion of 006, 027, 028, 030, 040, 042, 043, and 045; 175-180-001; and 175-200-001 through 005, 007 and 009. A portion of the canal (APN 175-170-042) is included in the Specific Plan boundary near Rubidoux Boulevard. The boundary does not include the private canal (APNs 175-170-007 and 175-180-002) that borders the project site to the south along Agua Mansa Road. The Plant is mostly on land that is not subdivided. Its vacant eastern portion is part of the following tracts: the Rivino Heights Block 1 Tract, subdivided in January 31, 1906; the Rivino Gardens Tract, subdivided in July 31, 1946; and the Rivino Heights Block 2, subdivided in September 6, 1989.

## Project Description

The project is proposed to remediate and redevelop a "Brownfield" site as an industrial and open space development located on the former Riverside Cement facility, which ceased operations in 2014. The site is being decommissioned and prepared for environmental remediation under the control of the California DTSC and successful redevelopment. The Project will consist of three primary land uses including an Industrial Park, a Business Park (with possible retail component), and Open Space. The Industrial Park area will be approximately 190 acres in size and planned for approximately 4,500,000 square feet of industrial park uses, such as manufacturing, research and development, fulfillment centers, e-commerce centers, high-cube, general warehousing and distribution, and cross-dock facilities. The Business Park area will support development of approximately 264,000 square feet of business park uses on 32.0 acres in the western portion of the site and will include the potential to build up to 25,000 square feet of retail and/or food service uses that can support the Business Park employees. There is a proposed 67.7-acre open space area in the southern portion of the Specific Plan area. The open space area may be developed as a recreation area, contingent upon successful remediation of the Site. Recreational and cultural facilities that are planned within the Open Space area may include, but are not limited to, active and passive recreational activities (walking, bike and equestrian paths), ecological and cultural interpretive facilities to highlight the history of the Site and associated cement industry.





SOURCE: Open Street Map, 2016.

Riverside Cement Plant

**Figure 1**  
Regional and Project Vicinity Map



SOURCE: NAIP, 2014 (Aerial); County of Riverside 2017.

Riverside Cement Plant

**Figure 2**  
Aerial Photograph of Project Site and Vicinity

# Regulatory Framework

Historical resources fall within the jurisdiction of several levels of government. Federal laws provide the framework for the identification, and in certain instances, protection of cultural resources. Additionally, states and local jurisdictions play active roles in the identification, documentation, and protection of such resources within their communities. The National Historic Preservation Act (NHPA) of 1966, as amended, and the California Public Resources Code (PRC), Section 5024.1, are the primary federal and state laws and regulations governing the evaluation and significance of cultural resources of national, state, regional, and local importance. Descriptions of these relevant laws and regulations are presented below.

## Federal Regulations

### National Register of Historic Places

The National Register was established by the NHPA 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.”<sup>3</sup> The National Register recognizes properties that are significant at the national, state, and/or local levels.

#### ***Evaluation Criteria***

To be eligible for listing in the National Register, a resource must be significant in American history, architecture, archaeology, engineering, or culture. Four criteria for evaluation have been established to determine the significance of a resource:

- A. It is associated with events that have made a significant contribution to the broad patterns of our history;
- B. It is associated with the lives of persons significant in our past;
- C. It embodies 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. It yields, or may be likely to yield, information important in prehistory or history.<sup>4</sup>

Districts, sites, buildings, structures, and objects that are 50 years in age must meet one or more of the above criteria and retain integrity (that is, convey their significance) to be eligible for listing. Under the National Register, a property can be significant not only for the way it was originally constructed, but also for the way it was adapted at a later period, or for the way it illustrates changing tastes, attitudes, and uses over a period of time.<sup>5</sup>

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<sup>3</sup> 36 CFR Section 60.2.

<sup>4</sup> “Guidelines for Completing National Register Forms,” in National Register Bulletin 16, U.S. Department of Interior, National Park Service, September 30, 1986. This bulletin contains technical information on comprehensive planning, survey of cultural resources and registration in the NRHP.

<sup>5</sup> National Register Bulletin 15, p. 19.

## ***Integrity***

Within the concept of integrity, the National Register recognizes seven aspects or qualities that, in various combinations, define integrity: Location, Design, Setting, Materials, Workmanship, Feeling, and Association.

Location is the place where the historic property was constructed or the place where the historic event occurred. The relationship between the property and its location is often important to understanding why the property was created or why something happened. The actual location of a historic property, complemented by its setting, is particularly important in recapturing the sense of historic events and persons. Except in rare cases, the relationship between a property and its historic associations is destroyed if the property is moved.

Design is the combination of elements that create the form, plan, space, structure, and style of a property. It results from conscious decisions made during the original conception and planning of a property (or its significant alteration) and applies to activities as diverse as community planning, engineering, architecture, and landscape architecture. Design includes such elements as organization of space, proportion, scale, technology, ornamentation, and materials. A property's design reflects historic functions and technologies as well as aesthetics. It includes such considerations as the structural system; massing; arrangement of spaces; pattern of fenestration; textures and colors of surface materials; type, amount and style of ornamental detailing; and arrangement and type of plantings in a designed landscape.

Setting is the physical environment of a historic property. Whereas location refers to the specific place where a property was built or an event occurred, setting refers to the character of the place in which the property played its historic role. It involves how, not just where, the property is situated and its relationship to surrounding features and open space.

Workmanship is the physical evidence of the crafts of a particular culture or people during any given period in history or prehistory. It is the evidence of artisans' labor and skill in constructing or altering a building, structure, object, or site. Workmanship can apply to the property as a whole or to its individual components.

Materials are the physical elements that were combined or deposited during a particular period of time and in a particular pattern or configuration to form a historic property. The choice and combination of materials reveal the preferences of those who created the property and indicate the availability of particular types of materials and technologies. A property must retain key exterior materials dating from the period of its historic significance.

Feeling is a property's expression of the aesthetic or historic sense of a particular period of time. It results from the presence of physical features that, taken together, convey the property's historic character.

Association is the direct link between an important historic event or person and a historic property. A property retains association if it is the place where the event or activity occurred and is sufficiently intact to convey that relationship to an observer.<sup>6</sup>

To retain historic integrity, a property will always possess most of the aspects and depending upon its significance, retention of specific aspects of integrity may be paramount for a property to convey its significance.<sup>7</sup> Determining which of these aspects are most important to a particular property requires knowing why, where and when a property is significant.<sup>8</sup> For properties that are considered significant under National Register Criteria A and B, National Register Bulletin 15 explains, “a property that is significant for its historic association is eligible if it retains the essential physical features that made up its character or appearance during the period of its association with the important event, historical pattern, or person(s).”<sup>9</sup> In assessing the integrity of properties that are considered significant under National Register Criterion C, National Register Bulletin 15 states, “a property important for illustrating a particular architectural style or construction technique must retain most of the physical features that constitute that style or technique.”<sup>10</sup>

### ***Historic Districts***

For a district to retain integrity as a whole, the majority of the components that make up the district's historic character must possess integrity even if they are individually undistinguished. In addition, the relationships among the district's components must be substantially unchanged since the period of significance.

When evaluating the impact of intrusions upon the district's integrity, take into consideration the relative number, size, scale, design, and location of the components that do not contribute to the significance. A district is not eligible if it contains so many alterations or new intrusions that it no longer conveys the sense of a historic environment.

A component of a district cannot contribute to the significance if:

- It has been substantially altered since the period of the district's significance or;
- It does not share the historic associations of the district.

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<sup>6</sup> National Register Bulletin 15: How to Apply the National Register Criteria for Evaluation, 44-45, <http://www.nps.gov/nr/publications/bulletins/pdfs/nrb15.pdf>, accessed July 7, 2013.

<sup>7</sup> The National Register defines a property as an “area of land containing a single historic resource or a group of resources, and constituting a single entry in the National Register of Historic Places.” A “Historic Property” is defined as “any prehistoric or historic District, site, building, structure, or object at the time it attained historic significance.” Glossary of National Register Terms, [http://www.nps.gov/nr/publications/bulletins/nrb16a/nrb16a\\_appendix\\_IV.htm](http://www.nps.gov/nr/publications/bulletins/nrb16a/nrb16a_appendix_IV.htm), accessed June 1, 2013.

<sup>8</sup> National Register Bulletin 15, p. 44.

<sup>9</sup> “A property retains association if it is the place where the event or activity occurred and is sufficiently intact to convey that relationship to an observer. Like feeling, association requires the presence of physical features that convey a property’s historic character. Because feeling and association depend on individual perceptions, their retention alone is never sufficient to support eligibility of a property for the National Register.” Ibid, p. 46.

<sup>10</sup> “A property that has lost some historic materials or details can be eligible if it retains the majority of the features that illustrate its style in terms of the massing, spatial relationships, proportion, pattern of windows and doors, texture of materials, and ornamentation. The property is not eligible, however, if it retains some basic features conveying massing but has lost the majority of the features that once characterized its style.” Ibid.

## State Regulations

### **California Environmental Quality Act**

In general, a significant effect under CEQA would occur if a project results in a substantial adverse change in the significance of a historical resource as defined in CEQA Guidelines Section 15064.5(a). CEQA Guidelines Section 15064.5(b)(1) defines substantial adverse change as “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.” According to CEQA Guidelines Section 15064.5(b)(2), the significance of a historical resource is materially impaired when a project demolishes or materially alters in an adverse manner those physical characteristics that:

- A. Convey its historical significance and that justify its inclusion in, or eligibility for, inclusion in the California Register; or
- B. 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 a 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. Convey its historical significance and that justify its eligibility for inclusion in the California Register as determined by a Lead Agency for purposes of CEQA.

In general, a project that complies with the Secretary of the Interior’s Standards for the Treatment of Historic Properties with Guidelines for Preserving, Rehabilitating, Restoring, and Reconstructing Historic Buildings (Standards) is considered to have mitigated its impacts to historical resources to a less-than-significant level.<sup>11</sup>

### **California Register of Historical Resources**

The OHP, as an office of the California Department of Parks and Recreation (DPR), implements the policies of the NHPA on a statewide level. The OHP also carries out the duties as set forth in the PRC and maintains the HRI and the California Register. The State Historic Preservation Officer (SHPO) is an appointed official who implements historic preservation programs within the state’s jurisdictions. Also implemented at the state level, CEQA requires projects to identify any substantial adverse impacts which may affect the significance of identified historical resources.

The California Register was created by Assembly Bill 2881 which was signed into law on September 27, 1992.

The California Register is “an authoritative listing and guide to be used by state and local agencies, private groups, and citizens in identifying the existing historical resources of the state and to indicate which resources deserve to be protected, to the extent prudent and feasible, from

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<sup>11</sup> CEQA Guidelines Section 15064.5(b)(3)

substantial adverse change.”<sup>12</sup> The criteria for eligibility for the California Register are based upon National Register criteria.<sup>13</sup>

The California Register consists of resources that are listed automatically and those that must be nominated through an application and public hearing process. The California Register automatically includes the following:

- California properties listed on the National Register and those formally Determined Eligible for the National Register;<sup>14</sup>
- California Registered Historical Landmarks from No. 770 onward;
- Those California Points of Historical Interest (“PHI”) that have been evaluated by the OHP and have been recommended to the State Historical Commission for inclusion on the California Register.<sup>15</sup>

Other resources which may be nominated to the California Register include:

- Individual historical resources;
- Historical resources contributing to historic Districts;
- Historical resources identified as significant in historical resources surveys with significance ratings of Category 1 through 5;
- Historical resources designated or listed as local landmarks, or designated under any local ordinance, such as an HPOZ.<sup>16</sup>

### ***Evaluation Criteria***

To be eligible for the California Register, a historical resource must be significant at the local, state, or national level, under one or more of the following four criteria:

1. Is associated with events that have made a significant contribution to the broad patterns of California's history and cultural heritage;
2. Is associated with the lives of persons important in our 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 values; or
4. Has yielded, or may be likely to yield, information important in prehistory or history.

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<sup>12</sup> PRC Section 5024.1(a).

<sup>13</sup> PRC Section 5024.1(b).

<sup>14</sup> PRC Section 5024.1(d).

<sup>15</sup> Ibid.

<sup>16</sup> PRC Section 5024.1(e)

## California Points of Historical Interest

California Points of Historical Interest are sites, buildings, features, or events that are of local (city or county) significance and have anthropological, cultural, military, political, architectural, economic, scientific or technical, religious, experimental, or other value. Points of Historical Interest designated after December 1997 and recommended by the State Historical Resources Commission are also listed in the California Register. No historical resource may be designated as both a Landmark and a Point. If a Point is subsequently granted status as a Landmark, the Point designation will be retired.

### ***Evaluation Criteria***

To be eligible for designation as a Point of Historical Interest, a resource must meet at least one of the following criteria:

1. The first, last, only, or most significant of its type within the local geographic region (City or County).
2. Associated with an individual or group having a profound influence on the history of the local area.
3. A prototype of, or an outstanding example of, a period, style, architectural movement or construction or is one of the more notable works or the best surviving work in the local region of a pioneer architect, designer or master builder.

### ***Integrity***

Additionally, a historic resource eligible for listing in the California Register must meet one or more of the criteria of significance described above and retain enough of its historic character or appearance to be recognizable as a historic resource and to convey the reasons for its significance. Historic resources that have been rehabilitated or restored may be evaluated for listing. Integrity is evaluated with regard to the retention of seven aspects of integrity similar to the National Register (location, design, setting, materials, workmanship, feeling, and association). Also like the National Register, it must also be judged with reference to the particular criteria under which a resource is proposed for eligibility. Alterations over time to a resource or historic changes in its use may themselves have historical, cultural, or architectural significance. It is possible that historic resources may not retain sufficient integrity to meet the criteria for listing in the National Register, but they may still be eligible for listing in the California Register. A resource that has lost its historic character or appearance may still have sufficient integrity for the California Register if it maintains the potential to yield significant scientific or historical information or specific data.<sup>17</sup>

## California Historical Resources Status Codes

The California State OHP developed National Register Status Codes in 1975 as a standardized system for classifying historical resources in the state's Historic Resources Inventory. In 2003 these codes were revised to reflect the application of California Register and local criteria and the

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<sup>17</sup> Codified in California Code of Regulations, Title 14, Chapter 11.5, Section 4852(c) which can be accessed on the internet at <http://ohp.parks.ca.gov>



name was changed to California Historical Resource (CHR) Status Codes. CHR Status codes consist of three digits and are assigned to properties or historic Districts through a survey process and as a result of varying regulatory processes. The first digit ranges from 1-7. Code categories 1-5 reflect properties determined eligible for designation according to the criteria established for the National Register, California Register and local government criteria for significance. Code categories 6-7 generally identify properties that do not meet established criteria for significance, have not been evaluated, or need to be reevaluated. The code categories are as follows:

1. Properties listed in the National Register or the California Register;
2. Properties determined eligible for listing in the National Register or the California Register;
3. Appears eligible for National Register or the California Register through survey evaluation;
4. Appears eligible for the National Register or the California Register through other evaluation;
5. Properties recognized as historically significant by local government;
6. Not eligible for listing or designation as specified; and
7. Not evaluated for the National Register or California Register or needs re-evaluation.

The second digit of the CHR Status Code is a letter code indicating whether the resource is separately eligible (S), eligible as part of a District (D), or both (B). The third digit is a number that is used to further specify significance and refine the relationship of the property to the National Register and/or California Register. Under this evaluation system, categories 1 through 4 pertain to various levels of National Register and California Register eligibility. Locally eligible resources are given a rating code level 5. Properties found ineligible for listing in the National Register, California Register, or for designation under a local ordinance are given an evaluation Status Code of 6. Properties given an evaluation Status Code of 6Z are “found ineligible for the National Register, California Register, or Local designation through survey evaluation.”

## Local Regulations

### **Riverside County**

The Riverside County Historical Commission (Commission) was established in 1968 to “advise the Board of Supervisors in historic matters of the County of Riverside (County); discover and identify persons, events and places of historical importance within the County; make recommendations relating to the preservation of historic sites and structures; make recommendations pertaining to County historic parks, sites, and museums and encourage their development; and cooperate with and obtain assistance from related agencies.”<sup>18</sup>

The Riverside County General Plan covers Cultural and Paleontological Resources and was updated in 2014: “Cultural resources include areas, places, sites (particularly archeological sites), buildings, structures, objects, records, or manuscripts associated with history or prehistory. Some specific examples of cultural resources are pioneer homes, buildings, or old wagon roads; structures with unique architecture or designed by a notable architect; prehistoric Native

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<sup>18</sup> Riverside County Board of Supervisors Resolution No. 2005-345.

American village sites; pioneering ethnic settlements; historic or prehistoric artifacts or objects, rock inscriptions, human burial sites; battlefields; railroad water towers; prehistoric trails; early mines or important historic industrial sites. Cultural resources may also include places that have historic or traditional associations or that are important for their natural resources. Cultural resources are important for scientific, historic and, at times religious, reasons to cultures, communities, groups and individuals.”

### ***Riverside County Historic Preservation Districts***

Riverside County Historic Preservation Districts are established under Riverside County Ordinance 578. A historic resource must be significant under one or more of the following criteria in order to qualify for listing as a Riverside County Historic Preservation District:

1. The area exemplifies or reflects significant aspects of the cultural, political, economic or social history of the nation, state or county;
2. The area is identified with historic personages or with important events in national, state or local history; or
3. The area embodies the distinguishing characteristics of a significant architectural period which is inherently valuable for the study of architecture unique to the history of the county, state, or nation.

### ***Riverside County Historic Landmarks***

To be eligible for consideration as a Riverside County Historic Landmark, a historic resource must be nominated through the following application and approval process. Historical resources that may be considered by nomination include:

- Historical resources found as eligible for local, state, or national landmark status during CEQA cultural review;
- Historical resources found as eligible for local, state, or national landmark status during a historic resource survey; or
- A historic resource or district already so designated under a municipal or county preservation or landmark ordinance.

To be considered a historic resource eligible for landmark listing, the resource must be at least 45 years of age at the time of nomination. A historic resource must be significant under one or more of the following criteria in order to qualify for listing as a Riverside County Historic Landmark.

1. It is associated with events that have made a significant contribution to the broad patterns of Riverside County’s history and cultural heritage;
2. It is associated with the lives of persons important to the history of Riverside County or its communities;

3. It embodies the distinctive characteristics of a type, period, Riverside County region, or method of construction, or represents the work of an important creative individual or possesses high artistic values; or
4. It has yielded or may be likely to yield, information important in Riverside County, state of California, or national prehistory or history.

Historical resources that have been preserved, rehabilitated, or restored according to the U.S. Secretary of Interior's standards for integrity will be given the highest consideration in the approval process. Reconstructed buildings will not be considered for landmark status unless they are more than 45 years old and embody traditional building methods and techniques or they exhibit high artistic values in the execution of the reconstruction.

### **City of Jurupa Valley**

The City of Jurupa Valley was incorporated in 2011 from a portion of unincorporated Riverside County. It has adopted the Municipal Code of Riverside County as its basic local law, barring its own additional ordinances. Jurupa Valley has neither a Cultural Resources ordinance nor a Historic Preservation ordinance and therefore relies on the County of Riverside.

## Historic Context

The historic context developed below presents the background necessary to evaluate the significance of the Riverside Cement Plant, including the construction and alteration history of the Plant. Research indicates that the Plant is associated with the following historical themes: Development of Riverside County (1870-1970); The Cement Industry (1909-1924); and Architectural and Infrastructure Building Material (1910-1965).

### Development of Riverside County (1870-1970)

#### Settlement

Historic settlement in Riverside County was anchored by the settlement of its primary city, Riverside. Riverside began as a “colony” established by easterners John W. North and James P. Greves. They and a group of associates arrived in California in 1870 seeking a suitable site for the establishment of a new town based on ideals of clean living and rectitude inspired by North’s fiery Methodist upbringing (**Figure 3**). After scouting numerous sites throughout the state, they reached the future site of Riverside. Deciding to establish their town there, North and several other principals established the Southern California Colony Association. Los Angeles surveyors Goldsworthy and Higbie soon arrived to establish a mile-square town site. This remains the center of Riverside.<sup>19</sup>



SOURCE: Los Angeles Public Library

Riverside-Crestmore Cement Plant / D170213.00

**Figure 3**  
Panoramic view of the town of Riverside, 1876

Canal construction commenced to transport water from the adjacent Santa Ana River to the new town’s farmland. Citrus trees were soon planted and, with the arrival of navel orange trees secured by prominent Riverside resident Eliza Tibbets in 1874, the citrus industry boomed in the ideal climate of Riverside (**Figure 4**). Disputes over water rates led to the incorporation of Riverside as a city in 1883. Ten years later, Riverside County was incorporated from portions of San Bernardino and San Diego counties. Combined with the arrival of the railroad, discussed in

<sup>19</sup> James T. Brown, *Harvest of the Sun: An Illustrated History of Riverside County* (Los Angeles: Windsor Publications, 1985), 47-53.

further detail in the next subsection, the success of Riverside as a citrus and resort town both made and attracted many wealthy residents and visitors to the area. Thanks to the development of refrigerated railroad cars, by 1895 Riverside had the highest per capita income in the United States.<sup>20</sup>



SOURCE: Los Angeles Public Library

Riverside-Crestmore Cement Plant / D170213.00

**Figure 4**  
Riverside County Orange Grove, 1890

The presence of Riverside, a rapidly growing town close to the metropolis of Los Angeles, and abundant limestone deposits located approximately five miles north of Riverside in Crestmore led to the opening of the Riverside Portland Cement Plant in 1909 by San Francisco investor, William A. Henshaw, and Oakland mining engineer, Ira J. Coe. As suggested earlier, citrus and agriculture in general is an important context to the City's historical development.<sup>21</sup> The Plant's location across the Santa Ana River, north of Riverside, placed it among many agricultural fields. This made it prone to complaints and even lawsuits from local farmers affected by the dust caused by plant operations. In an attempt to shore up its reputation among locals, Riverside Cement set up a booth at the Riverside County Fair in 1913 displaying crops from company-

<sup>20</sup> Vincent Moses, "Machines in the Garden: A Citrus Monopoly in Riverside, 1900-1931," *California History* Spring 1982.

<sup>21</sup> City of Riverside Historic Preservation Element.

owned parcels of agricultural land adjacent to the Plant. It released an accompanying booklet giving a history of the Plant, touting the health of its crops and downplaying the effects of dust.<sup>22</sup>

As evidenced by a 1907 advertisement from the Crestmore Townsite Co. in the *San Bernardino County Sun*, the new cement Plant contributed to the region’s growth even before its official opening. An advertisement titled “Free House and 5 Lots,” touting Crestmore as the “home of the big cement plant” where “homes will be built for 600 workmen,” boasting that it will give away lots and bungalows to the first people to settle the new site (Figure 5).<sup>23</sup> The Crestmore residential development was to the west of the Plant, across Rubidoux Boulevard.<sup>24</sup>

**FREE HOUSE AND 5 LOTS**

**CRESTMORE**—Home of the big cement plant.  
**CRESTMORE**—The future industrial town of Southern California.  
**CRESTMORE**—where homes will be built for 600 workmen.  
**CRESTMORE**—Where lots will be doubled when car line is finished.  
**CRESTMORE**—Wants 100 merchants to feed and clothe 2,500 people, the families of 600 workmen.  
**CRESTMORE**—Wants butchers, bakers, grocers, shoe store, clothier, feed and fuel, drug store, confectionery, stationery, dry goods, hardware, paints, lumber, livery, garage, fruit, vegetables, dairy, poultry, etc.

**Location**  
**CRESTMORE**—Is located in San Bernardino county on the main Bloomington road, 1 mile south of Bloomington and 4 miles north of Riverside.

**Railroad Facilities**  
 —Steam and electric roads are being built from Riverside and connections made with the Southern Pacific and Santa Fe Railroads.

**MODERN BUNGALOW GIVEN AWAY**

**\$2500-Absolutely Free-\$2500**  
 BUY ONE OUT OF THE **FIRST** 100 LOTS AND BE THE OWNER OF THIS BEAUTIFUL HOUSE AND LOT, VALUE \$2500 **FREE**.

**5 \$300 LOTS FREE**—To the first 5 persons agreeing to build a cottage at once, we will give away—Absolutely Free—a \$300 Lot

**Free Transportation To Crestmore**  
 Get Ticket and Information At Our Office.  
**STEWART HOTEL BLOCK**  
**SALT LAKE OFFICE**

**LOTS 50x150 FEET TO ALLEY \$200 AND UP**  
**TERMS \$10 CASH AND \$10 A MONTH**

Streets graded and oiled, sidewalks and cement curbs, water piped to each lot. Street graders, cement men and building contractors start work next week and plans for \$30,000 hotel about completed.

Free Information, Maps and Booklets From All Reliable Real Estate Agents

**PHONES:** **CRESTMORE TOWNSITE CO.** Winton & McLeod  
 Black 1141 Home 104 General Agents

Real Estate Agents Are Requested to Send for Booklets, Maps and Terms **STEWART HOTEL BLOCK - - - SALT LAKE OFFICE** Real Estate Agents Are Requested to Send for Booklets, Maps and Terms

SOURCE: *San Bernardino County Sun*

Riverside-Crestmore Cement Plant / D170213.00

**Figure 5**  
 Advertisement for the Crestmore Townsite Company, 1907

## Railroad Transportation

The railroads were a key driver of settlement throughout the county and the Plant had a strong relationship with the Union Pacific, with tracks located on and adjacent the Plant’s pack house. By granting access to a large market for citrus, the railroad sparked the climate of growth that

<sup>22</sup> Riverside Portland Cement Company, “The Story of the Riverside Portland Cement Company’s Farming Ventures,” 1913, 3-4.

<sup>23</sup> Advertisement, *San Bernardino County Sun*, June 29, 1907. It is unclear how successful this scheme was, as many workers would commute from Riverside using the Crescent City Railroad.

<sup>24</sup> Kim Jarrell Johnson, *Rubidoux* (Charleston: Arcadia Publishing, 2007), 126.

paved the way for the establishment of the Plant. The railroad allowed the Plant to thrive by bringing in workers and exporting the finished cement throughout the region.

The first major railroad to arrive in what would become Riverside County was the Southern Pacific in the mid-1870s (**Figure 6**). Its easterly journey from Los Angeles to Riverside and the rest of the county bolstered the population and economies of existing communities along the tracks. By 1886 the Santa Fe (then called the Atlantic and Pacific) began to arrive in the area, laying track in the north-south direction to compete with its rival the Southern Pacific. This boom in railroad construction saw the long-awaited expansion of feeder lines to many more remote communities in the Riverside region, further growing the region.<sup>25</sup>



Riverside-Crestmore Cement Plant / D170213.00

SOURCE: *Harvest of the Sun*

**Figure 6**  
Southern Pacific Railroad Junction in Colton, near Riverside, c. 1900

In 1907, shortly before the Plant’s opening, William A. Henshaw and several associates from the San Francisco Bay area founded the Crescent City Railway from Riverside to Crestmore to transport materials and workers to the site.<sup>26</sup> Once the Plant was finished the company used the railroad to transport its product. The line connected with the Southern Pacific and Santa Fe railways near downtown. The Salt Lake Railroad (later the Union Pacific) also built an extension from its main line in Pedley to the Plant.<sup>27</sup> These railroad extensions allowed the company to ship

<sup>25</sup> Brown, *Harvest of the Sun*, 69-73.

<sup>26</sup> “Train Runs to Crestmore”, *Los Angeles Times*, July 5, 1907.

<sup>27</sup> Riverside Portland Cement Company, “The Story of the Riverside Portland Cement Company’s Farming Ventures,” 1913, 2.

approximately 20,000 sacks of cement daily to “Arizona, Washington, Oregon, all points in California and even to Mexico and the Hawaiian Islands.”<sup>28</sup>

The Crescent City Railway not only helped ship product to the rest of Southern California and beyond, but brought workers to and from the Plant each workday. According to its own sources, in 1913 the company employed approximately 800 persons at a monthly payroll of about \$60,000, 95% of which was spent in the City of Riverside.<sup>29</sup>

*The Southwest Contractor and Manufacturer* magazine featured many advertisements that touted the quality of Riverside cement and frequently made mention of its local nature and availability via rail (**Figure 7**). Emphasizing its readiness to ship the bountiful products of its recently enlarged Plant, this small advertisement speaks to the large amount of building that was occurring in the region thanks in large part to quick and reliable transportation of materials enabled by the railroad.<sup>30</sup>



SOURCE: *Southwest Contractor and Manufacturer*

Riverside-Crestmore Cement Plant / D170213.00

**Figure 7**  
Advertisement for the Riverside Portland Cement Company, 1912

This symbiotic relationship between railroad on the one hand, and commerce and industry, on the other, began to change starting as early as the 1920s, when passenger numbers on the Pacific Electric Railway system began to decline despite increasing population.<sup>31</sup> The major shift occurred after World War II, however, with the rise of the automobile, “the basic ingredient of [a] new type of suburban life, since it opened the way for real estate promoters to start new communities without reference to trains and street-car lines.”<sup>32</sup> The old Crescent City Railroad,

<sup>28</sup> Ibid.

<sup>29</sup> Ibid.

<sup>30</sup> Advertisement, *Southwest Contractor and Manufacturer*, May 11, 1912.

<sup>31</sup> Tom Patterson, *A Colony for California: Riverside's First Hundred Years* (Riverside: Press-Enterprise Company, 1971), 412.

<sup>32</sup> Patterson, *A Colony for California: Riverside's First Hundred Years*, 411.



which had been expanded north to Rialto in 1914, shut down by 1940.<sup>33</sup> While rail was still used to ship product, it had ceded its primacy in the development of Riverside County to the automobile.

## Economic and Industrial Expansion

The production of cement was one of the region's oldest and most important industries. Evidence of limestone mining as early as the 1840s exists from the Mexican community of Agua Mansa, located close to today's Crestmore. These early miners "made kilns by tunneling the bluff above Agua Mansa and sinking vent holes from the top of the cliffs." The product was finished limestone, which was used to coat adobe walls.<sup>34</sup>

The modern economic influence of Riverside's cement industry "began with [the Plant's 1908-1909] construction, which involved a force of 200 men, a sizable segment of the area's work force at that time."<sup>35</sup> Over one hundred train carloads were required for the construction of the six-kiln cement Plant, necessitating the formation of the Crescent City Railroad mentioned in the previous section. The increasing number of kilns to match the great demand for the Plant's cement led to problems with pollution on the surrounding farmland. This led to the Plant's adoption of Dr. Frederick G. Cottrell's electrostatic precipitator in 1913, which was installed to trap a large portion of the dust emitting from the cement Plant. The company continued to expand its economic footprint in the 1920s, increasing its facilities and acquiring the Oro Grande plant near Victorville. The Great Depression did not leave the Plant untouched; it led to a decline in economic activity, and labor trouble at times.<sup>36</sup> It also led to more investment in research, however, as well as boosts in wages to employees.<sup>37</sup>

Riverside, like much of California, experienced an economic boom in the years following World War II. It "expanded and diversified its industries, became a center of higher education, trebled in population" and annexed large swaths of unincorporated land into the City.<sup>38</sup> Between 1950 and 1960, the population of Riverside increased by 80% to 83,714.<sup>39</sup> Numerous industries either grew or established themselves in the region, one of which was home building. Southern California's "longest and most substantial" boom in home building and subdividing occurred in 1950, in tandem with the rise of automobile, which itself grew in importance as an industry with the establishment of numerous automobile dealerships and commercial areas oriented toward the automobile.<sup>40</sup> The establishment of both the Riverside branch of the University of California in 1954 and California Baptist University in 1950 to meet the greater demand for college education, along with increases in enrollment at Riverside City College and La Sierra University, increased

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<sup>33</sup> "Riverside-Rialto Line," <http://erha.org/peerrial.htm>. Accessed April 7, 2017.

<sup>34</sup> Riverside County Point of Historical Interest Documentation, 1974.

<sup>35</sup> Riverside County Point of Historical Interest Documentation, 1974.

<sup>36</sup> "Men Resuming Jobs to Face Picket Lines," *San Bernardino County Sun*, May 3, 1937.

<sup>37</sup> Riverside County Point of Historical Interest Documentation, 1974.

<sup>38</sup> Patterson, *A Colony for California: Riverside's First Hundred Years*, 411.

<sup>39</sup> Patterson, *A Colony for California: Riverside's First Hundred Years*, 413.

<sup>40</sup> Patterson, *A Colony for California: Riverside's First Hundred Years*, 414-415.

the importance of the higher education industry.<sup>41</sup> Another industry to expand in Riverside was the banking industry, exemplified best by Citizens National Bank, which, along with other banks such as Bank of America, opened numerous branches in the Riverside area.<sup>42</sup> The growth of banking was linked to the rise in home-building and commercial growth, and in turn to population growth. Many other industries grew in the Riverside area. Aircraft manufacturer Rohr Corporation arrived in 1952; maker of rocket guidance instruments Bourns Incorporated arrived in 1950. W. Atlee Burpee Seed Company's western distribution center opened in Riverside, as did large accessory-maker Hoffman & Son. Numerous smaller manufacturers and service-providers also established themselves in Riverside in this era.<sup>43</sup> Like the citrus industry, the cement industry by the late 1950s had declined in importance as the economy grew and diversified.

Though the cement industry would now be less central to the regional economy, the Plant began a new round of expansion to keep pace with a long period of rapidly growing demand for more gray and white cement in the Postwar period. This expansion included more kilns, a waste-heat power plant office, new laboratory buildings, bulk loading facilities, systems for crushing, blending, and storage, and room-and-pillar mine development, and new hires.<sup>44</sup> An asbestos-cement pipe plant of the Certain-Teed Products Corporation was located to be near the Crestmore Plant in circa 1962.<sup>45</sup> In 1958, the Riverside Cement Company merged with the Hercules Cement Corporation in Philadelphia and Peerless Cement Corporation in Detroit to form the American Cement Corporation.<sup>46</sup> The American Cement Corporation became the fifth-largest producer of cement in the United States by the 1970s, with a production capacity exceeding 12,000 barrels of cement per working day.<sup>47</sup> In 1961, The American Cement Corporation built a new headquarters building in Los Angeles.<sup>48</sup> The company employed a large distribution network, supplying Southern California's growing construction industry from five bulk plants located in San Diego, Los Angeles, Riverside (Crestmore), Oro Grande, and Fresno.<sup>49</sup>

## The Cement Industry (1909-1924)

### History of Portland Cement

The use of cementitious materials, specifically lime, dates back to ancient civilizations. Both the Romans and Egyptians were familiar with a variety of mortars, which they implemented to construct building and infrastructure still extant today. It was the Roman Empire that brought the

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<sup>41</sup> Patterson, *A Colony for California: Riverside's First Hundred Years*, 413.

<sup>42</sup> Patterson, *A Colony for California: Riverside's First Hundred Years*, 421.

<sup>43</sup> Patterson, *A Colony for California: Riverside's First Hundred Years*, 432-435.

<sup>44</sup> Cement plant job ads for men and women, *San Bernardino County Sun*, 1945.

<sup>45</sup> Patterson, *A Colony for California: Riverside's First Hundred Years*, 435.

<sup>46</sup> "Cement Merger Takes Effect," *Los Angeles Times*, January 3, 1958, B4.

<sup>47</sup> Riverside County Point of Historical Interest Documentation, 1974.

<sup>48</sup> Los Angeles Conservancy, "American Cement Building Lofts," <https://www.laconservancy.org/locations/american-cement-building-lofts>, Accessed June 1, 2017.

<sup>49</sup> Riverside Cement Company, "Oro Grande...Where a City Begins," brochure.

use of lime based cements to the British Isles, where portland cement would eventually be discovered centuries later. The difference between the natural cement developed by the Romans and other early civilizations and portland cement is that natural cement uses materials as they are found naturally, “while portland cement is a scientifically controlled product, made from properly proportioned calcareous and argillaceous materials.”<sup>50</sup> These products are combined in a kiln to form a material known as “clinker,” which is then ground into a fine powder commonly known as cement.

Portland cement was discovered in England in 1824 by Joseph Aspdin, who named it after the building stone found on the Isle of Portland because the stone and cement shared a similar color. Aspdin’s patent was titled “An Improvement in the Modes of Producing an Artificial Stone.” The material gained popularity in the United States due to a period of extensive development in the post-Civil War era. “In the construction field this was marked by more pretentious buildings, which meant structures of greater height and therefore requiring larger foundations, intensive programs of city street improvement, which included street paving and sidewalks.”<sup>51</sup> However, cement was not new to the United States. Natural cement played an important role in the construction of the Erie Canal beginning in 1817. The canal’s development led to the discovery of natural cement materials near Fayetteville, New York (**Figure 8**).<sup>52</sup> However, the nation did not begin to produce its own portland cement until David O. Saylor of Allentown, Pennsylvania succeeded in developing a manufacturing process patented in 1871.

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<sup>50</sup> Robert W. Lesley and George S. Bartlett, *History of the Portland Cement industry in the United States* (Chicago: International Trade Press, Inc., 1924), 1.

<sup>51</sup> Robert W. Lesley and George S. Bartlett, *History of the Portland Cement industry in the United States*, 40.

<sup>52</sup> Robert W. Lesley and George S. Bartlett, *History of the Portland Cement industry in the United States*, 13.



SOURCE: Library of Congress

Riverside-Crestmore Cement Plant / D170213.00

**Figure 8**  
Erie Canal near Little Falls, New York, c 1880

With Saylor’s successful recipe for portland cement, the United States cement industry began to grow resulting in significant innovations in materials and production. Advancements in the technology of the portland cement industry were driven by the need to reduce costs and increase production. The changing technology occurred rapidly as the nation’s portland cement factories competed with each other and the already established natural cement industry.

## Cement Plant Property Type

The cement industry grew significantly during the late 19<sup>th</sup> and early 20<sup>th</sup> centuries as new industrial developments helped further the evolution of cement producing machinery. In 1924, authors Robert Lesley and George Bartlett wrote, “From a mechanical standpoint the past twenty-seven years have witnessed many radical changes and in some cases complete revolution in practice.”<sup>53</sup> The most important element in the cement plant was the kiln, described in further detail below. While the kilns were essential to cement production, the heart of the facility was its steam or electrical power plant. One of the many ways cement manufacturers sought to improve their plants was by increasing the capacity of their kilns or increasing the fuel efficiency of the plant’s machinery. In 1898, the Nazareth Cement Company tried reusing excess heat from their kilns to generate steam power for the plant. “Although this attempt was not successful because of lack of provision for handling dust accumulations in the boiler, it nevertheless marked the initial effort of what has proved to be real saving of fuel in the industry.”<sup>54</sup> Additional facilities played

<sup>53</sup> Robert W. Lesley and George S. Bartlett, *History of the Portland Cement Industry in the United States*, 114.

<sup>54</sup> Robert W. Lesley and George S. Bartlett, *History of the Portland Cement Industry in the United States*, 114-15.

supporting roles to these essential features, such as administrative office, changing rooms, maintenance buildings, storage facilities, and packing houses.

### ***The Rotary Kiln***

As stated previously, the kiln was one of the most important mechanical parts in the cement plant and was continuously evolving due to improvements in its design. “The Kiln has ever been a source of inspiration to inventors, resulting in innumerable patents or changes in types or parts thereof.”<sup>55</sup> In 1886, Jose F. de Navarro and his two sons built America’s first rotary kiln in New York based on patents taken out by Henry Mathey. The cylinder was 24 feet long with a 12-foot diameter and fueled by Lima oil. However, the cylinder failed and was abandoned two years later. In 1888, Jose de Navarro read about a cylindrical kiln being experimented with in England. De Navarro met with the kiln’s inventor, Frederick Ransome, and acquired rights to produce it in the United States. In 1889 the first American rotary kiln based on Ransome’s design was built at the Keystone Portland Cement Company in Pennsylvania. “It soon became known in the portland cement world that the rotary cylinder process was a practical and economical method of manufacturing portland cement and that the product was superior to that manufactured by the old vertical kiln process.”<sup>56</sup> In 1909, Thomas Edison was granted a patent for the use of kilns 150 feet or longer. At that time, the longest kiln was 60 feet long. Not long after Edison’s patent was granted, kilns 125 feet in length were the industry standard. By 1924, kilns had grown to 260 feet in length, drastically improving the production ability of American cement plants.<sup>57</sup>

### ***The Electrostatic Precipitator***

Another important invention that helped the industry evolve was the electrostatic precipitator, invented by Dr. Frederick Cottrell. Cottrell, a professor of chemistry at the University of California, Berkeley, began working on the device in 1906 based on a concept derived in 1824 by German mathematician M. Hohlfeld. A year later, Cottrell started marketing the technology commercially, beginning with an effective demonstration at a sulphuric acid plant in Pinole, California. The success of the precipitator led to its adoption by refineries, coal burning plants, chemical factories, and cement plants. Facilities like the Anaconda Smelter near Butte, Montana struggled with complaints and litigation from nearby farmers due to the high level of arsenic emitted by the plant. Cottrell’s precipitator removed harmful particles from gases, reducing the pollution emitted by factories, making it a welcome solution to the pollution problems caused by industrialization in the early twentieth century.<sup>58</sup> In 1912, Dr. Cottrell and other patent holders formed a non-profit patent administrative company to develop the precipitator process worldwide.<sup>59</sup> In 1913, the Riverside Cement Company began using Cottrell’s device at its Crestmore plant, dramatically reducing its pollution output.

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<sup>55</sup> Robert W. Lesley and George S. Bartlett, *History of the Portland Cement Industry in the United States*, 105.

<sup>56</sup> Robert W. Lesley and George S. Bartlett, *History of the Portland Cement Industry in the United States*, 110.

<sup>57</sup> Robert W. Lesley and George S. Bartlett, *History of the Portland Cement Industry in the United States*, 110.

<sup>58</sup> John F. Sinclair, “Noted Science Savant Unique,” *Los Angeles Times*, July 29, 1928.

<sup>59</sup> Douglas K. Louie, *Handbook of Sulphuric Acid Manufacturing* (Ontario, Canada, DKL Engineering, Inc.: 2005), 2-35.

## ***Character Defining Features of the Cement Plant Property Type***

The cement plants at Colton, Victorville, and Oro Grande are the closest comparable properties in nearby San Bernardino County. Colton was the first cement plant west of the Rocky Mountains and opened in 1891.<sup>60</sup> The Oro Grande Plant was constructed in 1920 and was purchased by the Riverside Cement Company in 1923. The Victorville Plant was constructed in 1916.<sup>61</sup> These remaining examples of the cement plant property type have a low level of integrity due to the long periods of operation and multiple upgrades over time. Both the Oro Grande and Victorville plants are still in operation, while the Colton plant closed in 2013.<sup>62</sup> A review of aerial images depicting each of the comparable cement plants in the region revealed a trend of modernization that occurred throughout the industry in the post-war era. Therefore, plants dating from the early 20<sup>th</sup> century are not like to retain the integrity necessary to reflect early periods of significance.

The following features were ranked as “Significant” or “Contributing” features using standards presented in the National Parks Service’s Preservation Brief 17, Architectural Character—Identifying the Visual Aspects of Historic Buildings as an Aid to Preserving their Character. Based upon the idea that some features are more significant to the character of a site than others, “Significant” features were identified as those directly related to the production of cement, while other features associated with supporting roles were identified as “Contributing” features.

### **Significant Features**

- Cement Mill
  - Rotary Kilns
  - Ball Mills
  - Baghouses and Electrostatic Precipitators
  - Storage (Silos, Reclaimer)
- Power Plants

### **Contributing Features**

- Administration Facilities
- Maintenance Buildings
- Distribution Warehouses
- Circulation Patterns
- Staff Facilities

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<sup>60</sup> Margie Miller, “Historic Company Closing Its Doors After 121 Years,” City News Group, Inc., June 29, 2013.

<sup>61</sup> CEMEX, “CEMEX USA’s Historic Victorville Cement Plant Receives Environmental Accolades,” Press release, November 4, 2016.

<sup>62</sup> Miller.

# The Riverside Cement Company

## Crestmore Plant

The company was incorporated by William G. Henshaw under the name Southern California Cement Company in 1906 but changed its name to Riverside Portland Cement Company in 1909.<sup>63</sup> Henshaw hired Charles L. Carman to design and oversee the construction of his cement plant.<sup>64</sup> The location of the Plant included one of the largest limestone deposits in the country, which would become a significant factor in the Company's success. Limestone was an essential ingredient in the Company's cement production process and the site was described as "remarkably pure" by the California State Mining Bureau in 1917.<sup>65</sup> Construction of the Plant was delayed while waiting for the completion of the Crescent City Railway because the Plant's machinery was too heavy to be hauled by wagon.<sup>66</sup> In 1907, the railway was completed and the first train carried five carloads of machinery to the future home of the Riverside Cement Company's Crestmore Plant. The Plant's construction was completed in 1909. The company became increasingly successful due to a rising demand for cement driven by the growth of Southern California's population and industry. Despite the use of the electrostatic precipitators intended to reduce the dust produced by the Plant, nearby citrus grove owners continued to battle the Plant in court over dust pollution concerns, prompting the company to purchase properties surrounding the Plant. To alleviate pollution concerns, the company started its own agricultural program utilizing surrounding properties to grow crops.<sup>67</sup> In 1913, the company cultivated around 1,200 acres of adjacent ranch land to demonstrate that a variety of fruits, vegetables, and potatoes could be raised despite the dust from the nearby cement Plant.<sup>68</sup>

In 1927, the company began a new system of mining called "block caving" and was the only cement company to use this method to mine limestone.<sup>69</sup> Block caving consisted of driving a shaft into the ground, driving off tunnels from the shaft leaving small pillars to support the limestone material. Miners then blasted the pillars causing large blocks of limestone to cave in. The miners would reenter through the tunnels at lower elevations and break up the dislodged limestone blocks, allowing it to pass through a screen in the floor, where rail cars waited to be loaded below. The company mined in this way until 1954, because deeper mining using this method was not economically feasible.<sup>70</sup> After 1954, the Riverside Cement Company used large-scale underground room-and-pillar mining methods more common in the mining industry.

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<sup>63</sup> Riverside County Point of Historical Interest Documentation, 1974.

<sup>64</sup> "Riverside Cement Company," County Landmark Nomination, 1968-1974, Riverside County Assessor.

<sup>65</sup> California State Mining Bureau, *Report XV of the State Mineralogist: Mines and Mineral Resources of Portions of California*, (San Francisco, December 1917), 558-59.

<sup>66</sup> "Train Runs to Crestmore." *Los Angeles Times*. July 5, 1907.

<sup>67</sup> Patterson, 273.

<sup>68</sup> Riverside Portland Cement Company, "The Story of the Riverside Portland Cement Company's Farming Ventures," 1913, 3.

<sup>69</sup> California Department of Natural Resources, *California Journal of Mines and Geology* (San Francisco, December 1943), 335.

<sup>70</sup> Norris, "The Company Mines Lots of Magic Glue."

After a series of mergers in 1958, the Riverside Cement Company became part of the American Cement Corporation. The American Cement Corporation immediately invested in a new round of expansions to the Crestmore and Oro Grande plants, to keep pace with a long period of rapidly growing demand for cement. This expansion of the Crestmore Plant included additional kilns, a new waste-heat power plant, a new laboratory building, bulk loading facilities, and upgraded milling equipment for crushing, blending, and storage.<sup>71</sup> The Plant's new laboratory building featured state-of-the-art X-ray diffraction equipment used for testing cement. The technique of X-ray diffraction was invented by Max von Laue in 1912 to analyze the structures of crystalline materials. In the 1960s, the technique was adopted by the American Cement Corporation, replacing traditional wet chemical methods for testing.<sup>72</sup> By the 1970s, the American Cement Corporation was the fifth-largest producer of cement in the United States, with a production capacity exceeding 12,000 barrels of cement per working day.<sup>73</sup>

## Oro Grande Plant

In 1923 the company expanded by purchasing the former Golden State Portland Cement Company's plant at Oro Grande, located near a former gold mining site on the Mojave River.<sup>74</sup> The Oro Grande plant was originally established in 1910, producing 225,000 barrels of cement per year.<sup>75</sup> The plant was not very successful and was closed until 1920, a few years before the Riverside Cement Company acquired it. The Oro Grande plant was enlarged by the Riverside Cement Company but was shut down again in 1928. In 1942, the company reopened the Oro Grande plant at the request of the United States Government in support of the nation's war effort.<sup>76</sup> The plant was rehabilitated early on during World War II. "The finishing end of the old plant being obsolete, only clinker was produced at first and shipped to the company plant at Riverside for grinding. A shortage of railroad cars made it necessary to rebuild the finishing end of the Oro Grande plant, which was completed in 1946.<sup>77</sup> The demand for cement continued to grow after the war, resulting in significant expansion of the plant in the post-war era. In 1955, the company began a massive expansion of the Oro Grande plant. "Construction of one of the most modern laboratories in the nation's cement industry has begun at Oro Grande, near Victorville, as part of a plant-expansion program by the Riverside Cement Co., it is announced by Garner A. Beckett, company president."<sup>78</sup> In addition to the state-of-the-art laboratory planned for the site, the expansion program included the construction of a new garage and storage building utilizing the lift-slab method with pre-cast concrete roof panels and cantilevered girders. The new

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<sup>71</sup> Cement plant job ads for men and women, *San Bernardino County Sun*, 1945.

<sup>72</sup> Guide to the Historic Landmarks of Riverside County (Riverside County Historical Commission Press: 1993), 7.

<sup>73</sup> Riverside County Point of Historical Interest Documentation, 1974.

<sup>74</sup> Patterson, 271-72.

<sup>75</sup> *Geology, Structure, and Mineral Deposits in the Oro Grande Series Near Victorville, California*, Special Report 84, Prepared by the California Divisions of Mines and Geology, 1965, 29.

<sup>76</sup> Roger J. Traynor, *Riverside Cement Company v. Public Utilities Commission* 35 Cal.2d 287 (1950), [http://repository.uchastings.edu/traynor\\_opinions/772](http://repository.uchastings.edu/traynor_opinions/772), Web. Accessed May 10, 2017.

<sup>77</sup> *Geology, Structure, and Mineral Deposits in the Oro Grande Series Near Victorville, California*, Special Report 84, Prepared by the California Divisions of Mines and Geology, 1965, 29.

<sup>78</sup> "Expansion Program Scheduled for Plant," *Los Angeles Times*, October 23, 1955, E8.



buildings were equipped with machinery to control heating, cooling, humidity, dust, and sound.<sup>79</sup> In 1959, the plant was rebuilt a second time. The new plant operated a total of seven kilns, producing over six million barrels of cement per year.<sup>80</sup> The plant was automated, incorporating an advanced computer system that would later be duplicated at the Crestmore facility.<sup>81</sup> The Oro Grande plant was purchased by CalPortland Company in 2015 and is still in production today.<sup>82</sup>

## Architectural and Infrastructure Building Material (1910-1965)

The gray cement produced by the Plant has been used in many prominent buildings throughout Southern California. The Riverside Cement Company supplied Portland cement to the Spreckels Brothers Commercial Company for many of their real estate development projects. Beginning in the 1910s, the Spreckels Brothers used the Riverside Cement Company's product in multiple construction projects, including large scale commercial buildings and infrastructure throughout Southern California.<sup>83</sup> The cement, advertised as high grade and of uniform quality, was used to construct many of downtown Los Angeles' commercial buildings. Some notable examples of buildings in Los Angeles utilizing the Plant's cement include the Rowan Building (Contributor to the National Register historic district Spring Street Financial District); the Los Angeles Investment Company Building; the Rampart Apartments; and the Mary Andrews Clark Memorial Home (listed on the National Register and Los Angeles Historic-Cultural Monument #158) (**Figure 9**). Examples of buildings in Orange and San Diego Counties include the Stuff Shirt Restaurant in Newport Beach, designed by Ladd and Kelsey; the peak of the Matterhorn at Disneyland in Anaheim; and the Spreckels Theatre in San Diego, designed by Harrison Albright (listed on the National Register and San Diego Historical Landmark #76). Notable infrastructure examples include 2,000,000 barrels of cement used for the Los Angeles Aqueduct (Historic Civil Engineering Landmark #23) (**Figure 10**); runways at LAX; and the Arroyo Seco Bridge in Pasadena, designed by Waddell & Harrington (listed in the National Register) (**Figure 11**). For examples of significant buildings in California, see Table 1 below.<sup>84</sup>

The Plant also supplied cement for the following out-of-state projects: Salt River bridge in Phoenix, Arizona; irrigation at Yuma Project; Oregonian Building in Portland; Clackamas Dam and Powerhouse in Oregon; Portland Ry. Light and Power Co. Roundhouse; Green Lake reservoir at Seattle; and Water Headworks at Tacoma.<sup>85</sup>

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<sup>79</sup> Ibid.

<sup>80</sup> *Geology, Structure, and Mineral Deposits in the Oro Grande Series Near Victorville, California*, Special Report 84, Prepared by the California Divisions of Mines and Geology, 1965, 30.

<sup>81</sup> "Cement Firm to Begin Work on Huge Research Center," *Riverside Daily Press*, October 30, 1963.

<sup>82</sup> Darren Constantino, "CalPortland to buy Martin Marietta's California cement business," *Pit & Quarry*, August 7, 2015.

<sup>83</sup> Advertisements, *Southwest Contractor and Manufacturer* (August 5, 1911 and June 1, 1912).

<sup>84</sup> Projects are listed in Advertisements, *Southwest Contractor and Manufacturer* (August 5, 1911 and June 1, 1912); "The New Los Angeles Orpheum Theater," *Southwest Contractor and Manufacturer* (July 5, 1911); "Company Lists Uses of Concrete," *Press-Enterprise* (June 6, 1961).

<sup>85</sup> "Riverside Portland Cement Co.'s Enlarged Plant," *Southwest Contractor and Manufacturer* (January 20, 1912: 10-11).



Riverside-Crestmore Cement Plant / D170213.00

SOURCE: USC Digital Library, August 24, 1927

**Figure 9**  
Mary Andrews Clark Memorial Home, 306-336 S. Loma Dr., Los Angeles, 1913. Listed in the National Register and Los Angeles Historic-Cultural Monument #158.



Riverside-Crestmore Cement Plant / D170213.00

SOURCE: USC Digital Library, date unknown

**Figure 10**  
Los Angeles Aqueduct, c. 1912, Historic Civil Engineering Landmark #23



Riverside-Crestmore Cement Plant / D170213.00

SOURCE: USC Digital Library, c. 1940s

**Figure 11**  
Arroyo Seco Bridge (background), Colorado St., Pasadena, c. 1912,  
Listed in the National Register

**TABLE 1: BUILDINGS CONSTRUCTED FROM RIVERSIDE CEMENT IN CALIFORNIA**

COMPILED FROM *SOUTHWEST CONTRACTOR AND MANUFACTURER* AND *PRESS-ENTERPRISE ADVERTISEMENTS*

Name	Address, Intersection or Nearby Community	City	Year
Union Oil Company	Seventh and Spring Streets	Los Angeles	Circa 1911
Chester Building	Fifth and Spring Streets	Los Angeles	Circa 1911
Broadway Investment Company	Second St. and Broadway	Los Angeles	Circa 1911
Los Angeles Investment Company Building	8 <sup>th</sup> St. and Broadway	Los Angeles	Circa 1912
Rampart Apartments	Sixth St. and Rampart Blvd.	Los Angeles	Circa 1911
Alexandria Hotel Annex	501 S. Spring St.	Los Angeles	1910-1911
Clark Memorial Home	306-336 S. Loma Dr.	Los Angeles	1913
California Building	unknown	Los Angeles	Circa 1912
Southern California Edison auxiliary power plant	Terminal Island	Long Beach	Circa 1912
Pantages Theater	534 S. Broadway	Los Angeles	1910
Orpheum Theatre (currently Palace)	630 S. Broadway	Los Angeles	1911
M.J. Connell warehouse	714 S. Los Angeles St.	Los Angeles	Circa 1912
Buena Vista bridge	North Broadway	Los Angeles	Circa 1912

Arroyo Seco bridge	Colorado St.	Pasadena	Circa 1912
Young apartment house	1621 S. Grand Ave.	Los Angeles	Circa 1912
Los Angeles Aqueduct (2000,000 barrels)	Granada Hills	Los Angeles	Circa 1912
Spreckels Theater	121 Broadway	San Diego	Circa 1912
Marston Department Store	5 <sup>th</sup> and C Streets	San Diego	Circa 1912
San Diego Electric Company power house	unknown	San Diego	Circa 1912
Sweetwater Dam expansion	Bonita	San Diego	1910-1911
Burnham-McMurtrie Building	6 <sup>th</sup> Ave.	San Diego	1910
Post Office and Federal Building	325 W. F. St.	San Diego	1913
Holly Sugar beet sugar mill	1301 E. Dyer Rd.	Santa Ana	1911-1912
Bear Valley Dam	Big Bear Lake	San Bernardino County	1912
Bank of Commerce & Trust Building	1100 Orange Ave.	Coronado	1911
Matterhorn peak, Disneyland	S. Harbor and W. Manchester	Anaheim	Circa 1961
Stuft Shirt Restaurant	2241 West Coast Highway	Newport Beach	1960
Jet plane runway at LAX	World Way	Los Angeles	Circa 1961

The Riverside Cement Company’s Crestmore Plant was one of 13 plants in California, supplying gray cement for in-state construction principally in the Los Angeles and San Francisco markets.<sup>86</sup> During the post-war era, the Plant produced a variety of cement based products including “portland cement Types I and II, block cement, plastic cement, gun plastic cement, and white cement.”<sup>87</sup> In the 1961, the Crestmore Plant began producing white cement under the “Riverside White” brand name.<sup>88</sup> The addition of a new white cement mill made the Plant the only white cement producer in California. The Plant’s white cement was in demand for use in swimming pool plastering, as a bonding agent for terrazzo, and in stucco.<sup>89</sup> The white cement was used in decorative concrete work, folded plate roofs and vaulted roofs of mid-century modern buildings, stucco for Late Period Revival buildings, and terrazzo floors and panels in public areas of commercial and institutional buildings. The Plant’s supply of white cement products helped transform the cityscapes of Los Angeles, Orange, Riverside, and San Diego Counties in the early

<sup>86</sup> Oliver E. Bowen and Clifton H. Gray, Jr., “The Portland Cement Industry in California—1962: Part 1,” *Mineral Information Service* vol. 15, no. 7, 1962, 2.

<sup>87</sup> Oliver E. Bowen and Clifton H. Gray, Jr., “The Portland Cement Industry in California—1962: Part 2,” *Mineral Information Service* vol. 15, no. 8, 1962, 11.

<sup>88</sup> Oliver E. Bowen and Clifton H. Gray, Jr., “The Portland Cement Industry in California—1962: Part 2,” *Mineral Information Service* vol. 15, no. 8, 1962, 11.

<sup>89</sup> “\$3 million cement plant expansion,” *Press-Enterprise* (February 1964). “1<sup>st</sup> White Cement Plant Under Way,” *Los Angeles Times* (February 10, 1961: C8).

to mid-1960s. Most of the cement produced in California was used in-state, since the cost of transportation would cut into the company's profit margin.

Also beginning in the 1960s, the Plant's cement was used in the production of pre-stressed concrete beams and girders. The concrete beams were formed in a curve on site and then placed bowing upward, allowing the pre-stressed beam to resist more downward force than a straight beam could. These pre-stressed beams were used for bridges, flood control channels, and commercial buildings.<sup>90</sup> The cement from the Plant was used in new ways to build infrastructure and longer-span structures in Southern California.

## Construction History of the Riverside Cement Company, Crestmore Plant

The subject property was originally a part of the L.V.W. Brown family ranch. The ranch house became the superintendent's house when the property was purchased in 1906 by what would eventually become the Riverside Cement Company.<sup>91</sup> The Plant experienced two distinct phases of development. The Plant's early period began in 1909, representing the date of its opening, and includes a series of expansions through the 1950s to keep up with the increasing demand of cement. The second period began with the company's merger with the larger American Cement Corporation and the Plant's modernization in 1958. The modernization included the construction of a new office and laboratory building and a series of improvements through 1965, including the addition of the white cement mill.

### The Early Cement Plant (1909-1958)

The Plant began operations on October 25, 1909 with the original buildings constructed of reinforced concrete. Near the center of the property was the Plant's main building, a cement mill with clinker kilns and a corrugated metal roof (**Figure 12**). The Plant's rotary kilns produced clinker which was stored for three weeks to cool before being passed through ball and tube mills where the clinker was crushed into a fine powder. The process created an abundant amount of dust, resulting in complaints from surrounding neighborhood farmers involved in Riverside's citrus trade. To reduce the Plant's dust emissions gasses were expelled through dust precipitation devices. "The treater consists of a box about 30 feet long on each side of the stack. Each box contains rows of plate electrodes 15 feet long vertically and one foot apart."<sup>92</sup> Finished materials were then sent to the reinforced concrete stock house for packaging and distribution. Cement was sent from the stock house to the pack house for distribution along a series of conveyor belts and bin chutes.

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<sup>90</sup> "Company Lists Uses of Concrete," *Press-Enterprise* (June 6, 1961).

<sup>91</sup> "Riverside Cement Firm Designs New Office, Lab," *Riverside Daily Press* (July 9, 1958).

<sup>92</sup> *Ibid.*



Riverside-Crestmore Cement Plant / D170213.00

SOURCE: California State Mining Bureau

**Figure 12**

The Riverside Cement Company's Crestmore Plant, c. 1917

Railroad spurs on the property connected the Company's pack house with the surrounding railroad networks. A separate track allowed purchasers to inspect, seal, and pack their own stock. Auxiliary buildings included the machine shop, blacksmith shop, oil storage tank, roundhouse, time office, administration office and a laboratory. In 1911, the company expanded the Crestmore Plant, adding four kilns and a proportionate number of ball and tube mills for grinding the clinker into fine powder. The stock house doubled in capacity, and the clinker storage and packing room facilities were also expanded proportionately.<sup>93</sup> "By 1914 the Riverside company was operating 12 kilns."<sup>94</sup> The Bureau's 1917 report documented the Plant as having 18 rotary kilns, 8 feet in diameter and 100-120 feet in length (**Figure 13**).<sup>95</sup> "By 1914 the Riverside company was operating 12 kilns."<sup>96</sup> The Bureau's 1917 report documented the plant as having 18 rotary kilns, 8 feet in diameter and 100-120 feet in length.<sup>97</sup> With the exception of the stock house, the early mill and most of its support buildings have since been demolished.<sup>98</sup> Historic aerials of the site suggest the early cement mill was removed sometime between 1966 and 1968.

<sup>93</sup> "Riverside Portland Cement Co.'s Enlarged Plant," *Southwest Contractor and Manufacturer* (January 20, 1912), 10.

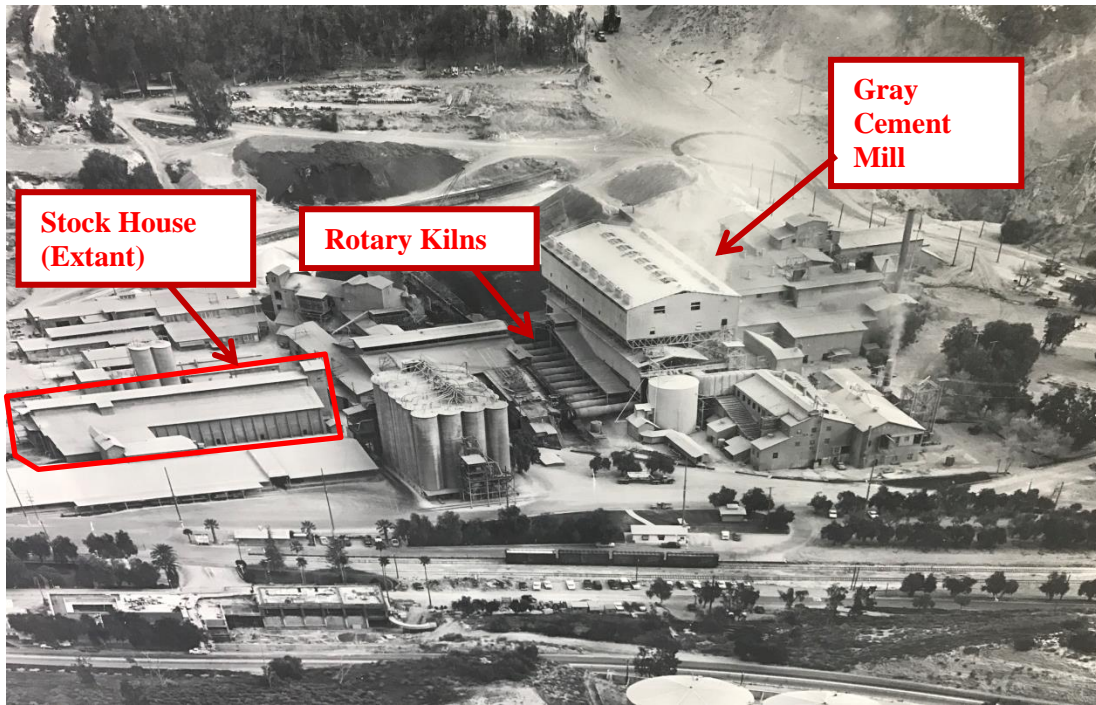
<sup>94</sup> Patterson, 271-72.

<sup>95</sup> California State Mining Bureau, *Report XV of the State Mineralogist: Mines and Mineral Resources of Portions of California*, (San Francisco, December 1917), 557.

<sup>96</sup> Patterson, 271-72.

<sup>97</sup> California State Mining Bureau, *Report XV of the State Mineralogist: Mines and Mineral Resources of Portions of California*, (San Francisco, December 1917), 557.

<sup>98</sup> Los Angeles County Museum and the Art Center in La Jolla, *Irving Gill: 1870-1936*, 1958, 32.

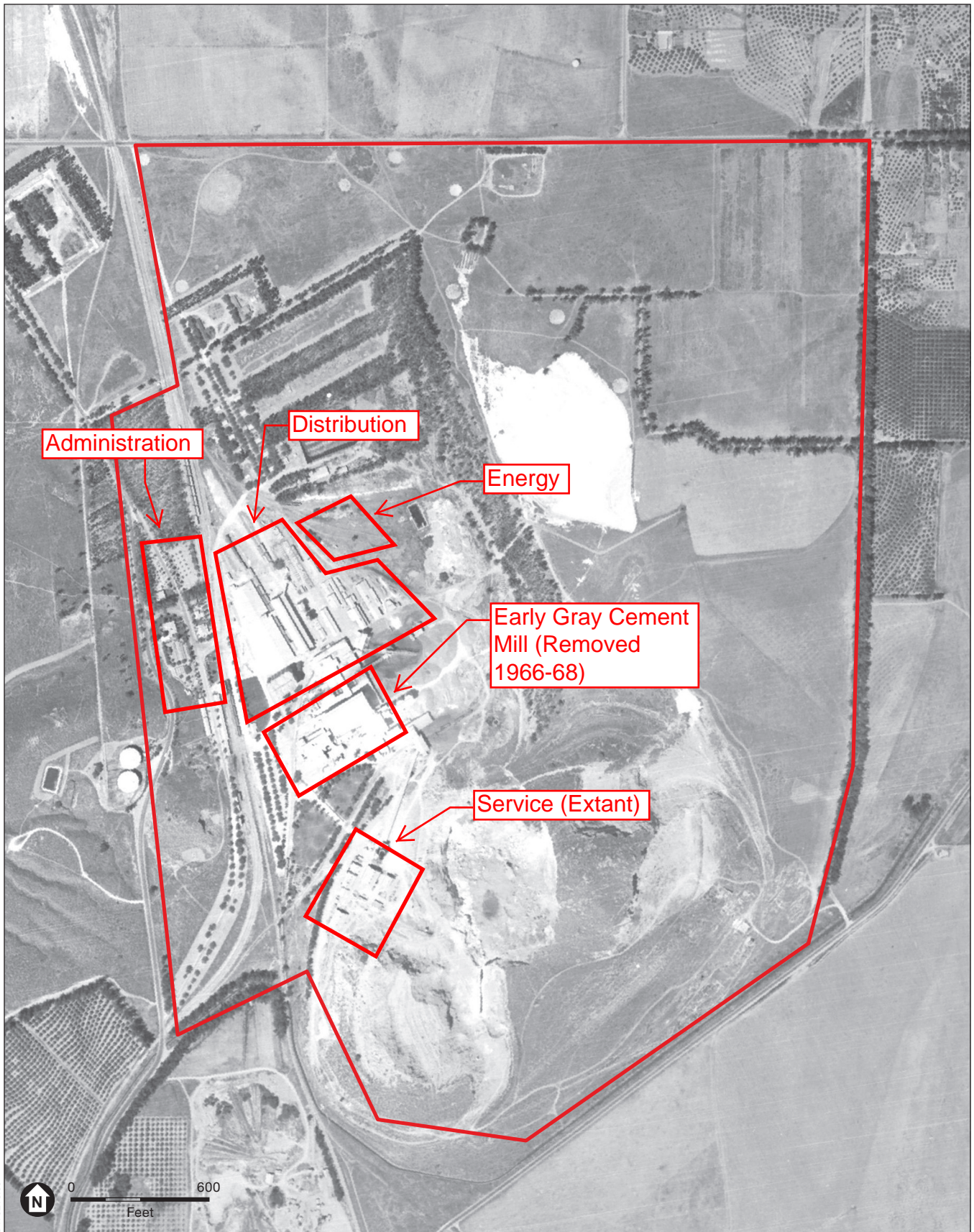


SOURCE: Riverside Cement Company

Riverside-Crestmore Cement Plant / D170213.00

**Figure 13**  
Overview of the Crestmore Plant, c. 1955

The earliest aerial image of the property dates from 1938, depicting the main mill and adjacent support buildings near the center (**Figure 14**). A small grouping of buildings associated with the Plant's mining operations was located to the south. No building permits were available to document changes to the property during the Plant's early period. Aerial images show that the Plant experienced only minor alterations between 1938 and 1958, such as the addition of kilns to the mill for increased productivity. However, 1958 marked a period of significant change for the Plant as the Riverside Cement Company joined the American Cement Corporation and sought to meet the rising demand for its product caused by the post-war development boom.



SOURCE: EDR, 2017

Riverside Cement Plant

**Figure 14**  
Aerial View of the Plant, 1938



## Modernization (1958-1965)

In 1958, the American Cement Corporation constructed a new office and laboratory for their research division on the western portion of the Plant site, adjacent to Rubidoux Boulevard.<sup>99</sup> The new building was designed by the Los Angeles based architecture firm of Allison and Rible (**Figure 15**). One wing of the 34,000 square foot building contained the company's drafting and engineering offices on the second floor and laboratory facilities on the first floor. Another wing contained a parking garage, conference room, and supervisory offices. Naturally, the main office of a cement Plant would be constructed out of concrete. "Concrete materials and construction features include concrete floors, columns, and roof framing in the structural shell, ornamental girder canopy with a cast in place design, precast post-tensioned balcony slab connecting the upper floor levels, floating staircases, precast sunshade units, a cement tile mural in the main lobby and varying forms of multicolored concrete panels and tiles, and new light-weight masonry concrete blocks."<sup>100</sup> The new office and laboratory building was valued at \$661,500.



Riverside-Crestmore Cement Plant / D170213.00

SOURCE: Riverside Cement Company

**Figure 15**  
Main offices and laboratory building, c. 1965

The Riverside Cement Company's efforts to modernize the Crestmore Plant continued in the 1960s. In 1964, the *Press-Enterprise* announced the opening of the newly rebuilt Crestmore Plant. "A room filled with panels of switches, diagrams, buttons, and two computers will be the nerve center of a \$21 million project."<sup>101</sup> The gray cement production facility featured two large 530-foot-long kilns, which were the largest at the time of their construction (**Figure 16**). Each kiln produced enough material to make 500,000 tons of cement. In addition to the two rotary kilns, the new mill featured two raw-grinding mills, two finish-grinding mills, conveyor belts, and a control room. A "baghouse" operation ensured that the dust produced from the Plant was 100 percent contained.<sup>102</sup> "The stacking techniques and equipment, used at Crestmore, were

<sup>99</sup> "Riverside Cement Firm Designs New Office, Lab," *Press-Enterprise*, July 9, 1958.

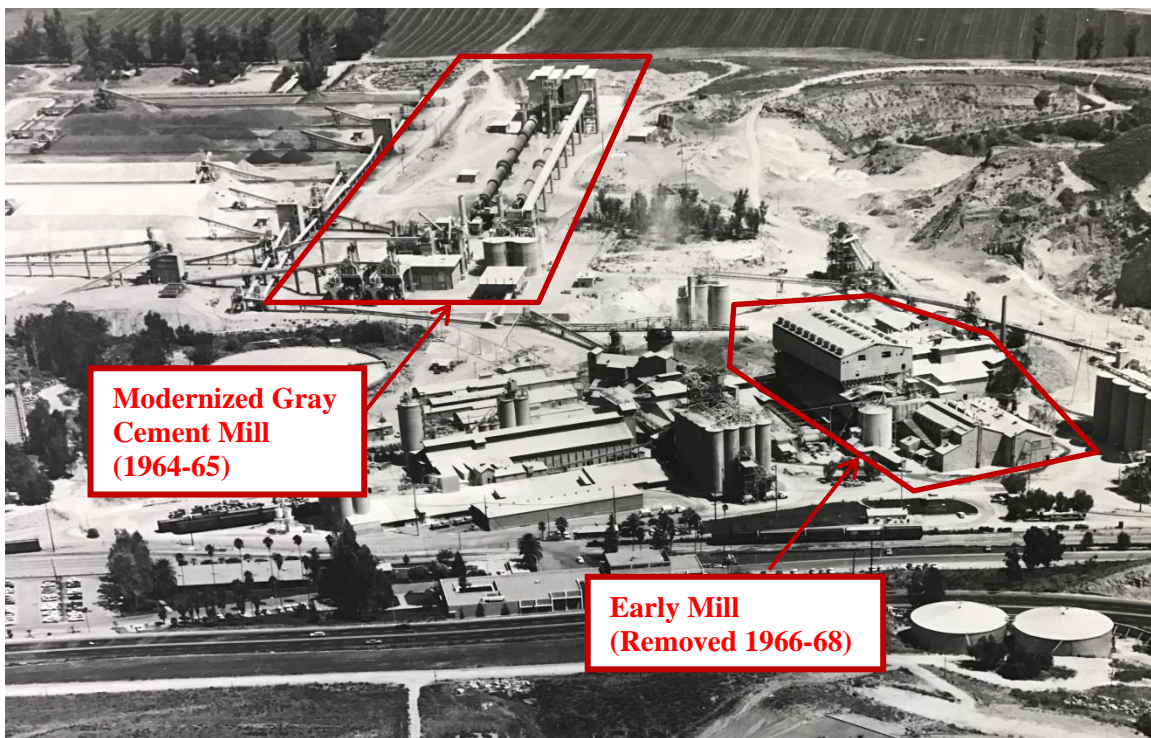
<sup>100</sup> "\$661,500 Office, Lab Unit for Plant Open," *Los Angeles Times*, June 8, 1958, F18.

<sup>101</sup> Diane Sorem, "Cement plant will be fully automated," *Riverside Daily Press*, February 3, 1964, B-1.

<sup>102</sup> Diane Sorem, "Cement plant will be fully automated," *Riverside Daily Press*, February 3, 1964, B-1.

pioneered at the company's Oro Grande plant, near Victorville."<sup>103</sup> By 1971, there were sixty-nine bag houses on the premises, reducing the dust produced by the mill by capturing it in vacuum cleaner-type contraptions filling 2,000'-diameter fiberglass bags. "Maintenance on the pollution control devices runs about \$300,000 a year."<sup>104</sup>

In 1964, the American Cement Corporation built an advanced research and development center, described by the Riverside Daily Press as the first of its kind on the west coast.<sup>105</sup> "According to James P. Giles, company president, the research and development center will be devoted to fundamental studies of the physical properties of concrete as well as the advancement of cement manufacturing and new product development."<sup>106</sup> Located on the west side of Rubidoux Boulevard, the facility's technical laboratories included X-ray diffraction equipment, replacing traditional wet chemical methods for testing.



Riverside-Crestmore Cement Plant / D170213.00

SOURCE: Riverside Cement Company

**Figure 16**  
Overview of the Crestmore Plant, c. 1965

<sup>103</sup> Joanne Norris, "The Company Mines Lots of Magic Glue," *Press-Enterprise* (May 23, 1971: D-1).

<sup>104</sup> Joanne Norris, "The Company Mines Lots of Magic Glue," *Press Enterprise*, February 23, 1971, D-3.

<sup>105</sup> Guide to the Historic Landmarks of Riverside County (Riverside County Historical Commission Press: 1993), 7.

<sup>106</sup> T.E. Foreman, "Cement firm to begin work on huge research center," *Riverside Daily Press* (October 30, 1963).

## The White Cement Mill (1961)

In 1958, Riverside Cement Company, a division of American Cement Corporation, purchased land near its Crestmore facility, beginning the company's era of white cement production. The purchase of the land gave the company access to "raw materials suitable for the production of highest quality white Portland cement."<sup>107</sup> With access to some of the purest materials in the country, the Riverside Cement Company's Crestmore Plant became the only facility in the California and the larger west coast of the United States capable of manufacturing white cement. In 1960, the company awarded a \$5 million contract for the construction of a white cement mill on the Crestmore site. Built by the Los Angeles based firm of Diversified Builders, Inc., the new plant had a capacity of 250,000 barrels of white cement per year (Figure 17).<sup>108</sup> The white cement mill was completed in 1961.<sup>109</sup> By 1965, the Riverside Cement Company doubled the capacity of its white cement mill.<sup>110</sup>



Riverside-Crestmore Cement Plant / D170213.00

SOURCE: Riverside Cement Company

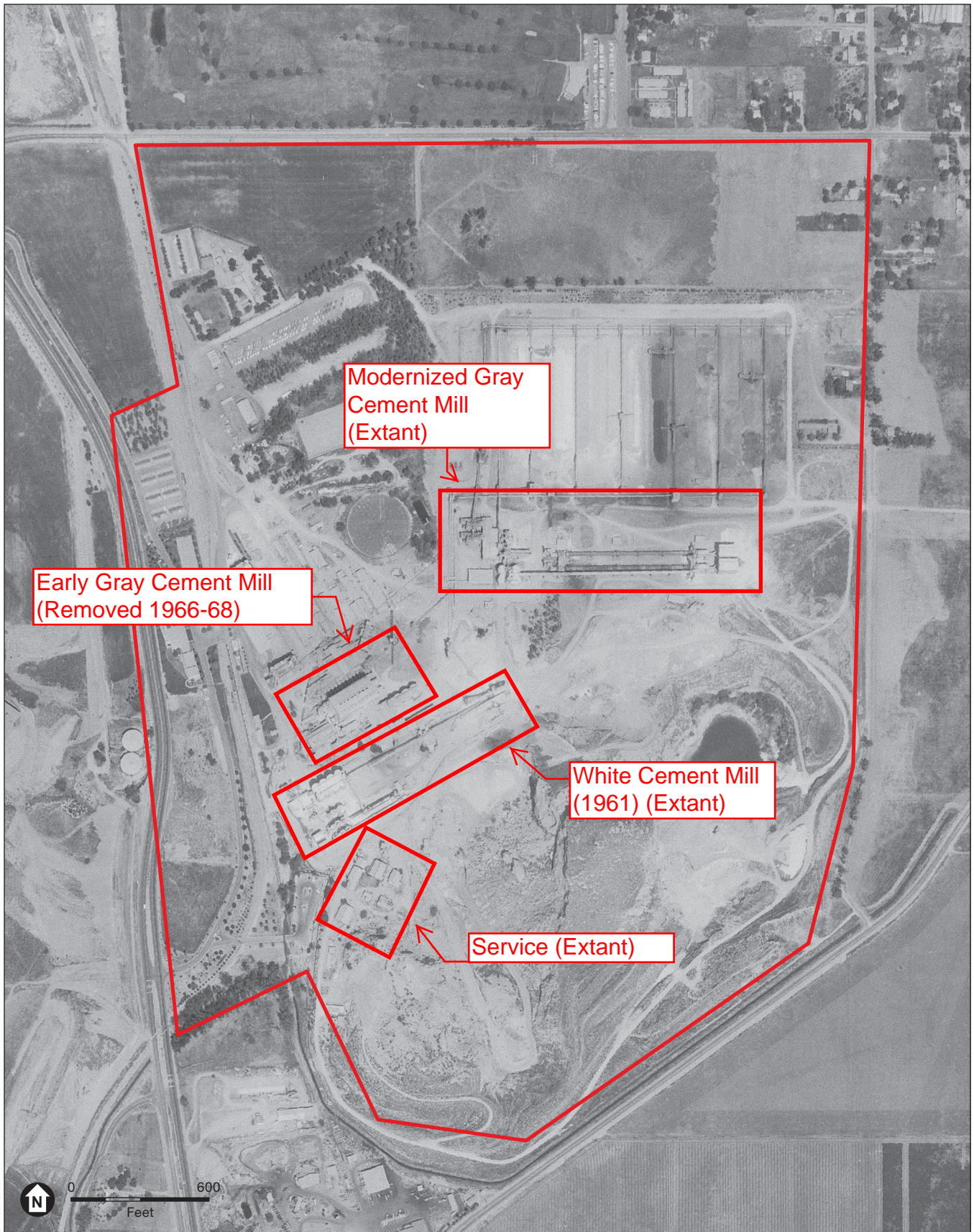
**Figure 17**  
White Cement Mill, c. 1966

<sup>107</sup> "Cement Firm Buys Property," *Los Angeles Times*, December 8, 1958, C10.

<sup>108</sup> "White Cement Plant Contract by Riverside," *Los Angeles Times*, March 17, 1960, C10.

<sup>109</sup> "\$3 million cement plant expansion," *Press-Enterprise*, February 1964.

<sup>110</sup> "\$3 million cement plant expansion," *Press-Enterprise*, February 1964.



SOURCE: EDR, 2017

Riverside Cement Plant



**Figure 18**  
Aerial View of the Plant, after modernization  
and the white cement mill addition, 1966

# Research

## Archival Research

As part of the research and analysis portion of this project, ESA conducted site specific research on the property utilizing Riverside County Assessor's records, aerial photographs, historical photographs, the Online Archive of California, University of Southern California (USC) Digital Collections, historical *Los Angeles Times*, *Southwest Contractor and Manufacturer*, *Riverside Daily Press*, *Press-Enterprise*, *San Bernardino County Sun*, and other published sources.

On March 21, 2017, ESA ordered historical aerial photographs and topographic maps of the plant through Environmental Data Resources, Inc., in order to analyze the physical development of the Plant over time.

On March 27, 2017, ESA Associate Max Loder, M.A., visited the Riverside Public Library, the University of California, Riverside, Special Collections, and the Riverside County Assessor's Office, and the Glen Avon branch of the Riverside County Public Library to conduct site specific research on the property. The results were numerous photographs, newspaper articles and primary sources such as brochures detailing the history of the plant and its relationship to Riverside.

On April 6, 2017, ESA Associate Max Loder, M.A., and Senior Architectural Historian, Christina Chiang, M.A., visited the Young Research Library, the Southern Regional Library Facility, the Edward Huntsman Trout Papers Collection and the Henry J. Bruman Map Collection at the University of California, Los Angeles. This resulted in numerous primary and secondary sources pertinent to the project including maps, architectural plans, microfilm of periodicals, and books.

On April 10, 2017, ESA Associate Max Loder, M.A., visited the Riverside County Assessor's Archive, to gather information relating to the nomination of the Plant as a Riverside County Historic Landmark.

On May 16, 2017, ESA Associate Max Loder, M.A., ordered a records search through the Eastern Information Center at the University of California, Riverside, to discover any recognized cultural resources within a half-mile radius of the project site.

## Records Search

On May 16, 2017, ESA Associate Max Loder, M.A., ordered a records search through the Eastern Information Center at the University of California, Riverside, to discover any recognized cultural resources within a half-mile radius of the project site. The records search for cultural resources within the project vicinity (a half-mile radius) from the Eastern Information Center (EIC) resulted in one identified historical resource within the project vicinity. The result of the records search is included as Appendix B.

On July 12, 1974, the Plant was listed as a California Point of Historical Interest and recorded by the State of California with plaque number 336. This designation process began at the suggestion of Riverside County Historical Committee Chairperson Donna B. Babcock in 1968, and was soon followed by historical documentation provided by Don Pfeiffer and Marion Walls of the American Cement Corporation. The historical narrative description was completed by veteran Riverside journalist Tom Patterson in 1974. The nomination for the California Point of Historical Interest and Riverside County Landmark is included as Appendix C.

The Plant was designated Riverside County Landmark No. 047 in 1974. The Riverside County Historical Commission dedicated a marker honoring the site of the Riverside Cement Company on May 21, 1975. The marker described the Riverside Cement Company as follows:

Organized in 1906, Riverside Cement Company began producing here in 1909 and became the keystone of the American Cement Corporation in 1958. In 1914 Dr. Frederick Gardner Cottrell helped it build an electrostatic precipitator, pioneering in cement dust control. The site is internationally noted for many rare minerals, where molten rock intruded. Since 1954 the large-scale underground room-and-pillar mining method has been used.

In 2014, the Riverside County General Plan identified the Plant (“Riverside Cement Company”) in a list of cultural resources as a designated California Point of Historical Interest and a designated Riverside County Historical Landmark and categorized it under the Early Statehood Period (1869-1919) for economic and industrial themes.

## Historic Maps and Aerial Photographs

Historic maps and aerial photographs were examined to provide historical information about land uses of the subject property. Sources consulted include the U.S. Geological Survey (USGS) topographic map database, the University of California, Santa Barbra (UCSB) aerial photography collections, and NETR Online. A site-specific search was also requested from Environmental Data Resources, Inc. (EDR). The following maps and aerial photographs depict the chronological development of the subject property from 1896 to 1967 (Figures 19 to 23).

### **Environmental Data Resources, Inc.**

Available topographic maps include the 1896, 1898, 1901, 1942, 1954, and 1975, San Bernardino 15-minute quadrangles; 1943, 1953, 1954, 1967, 1973, 1980, and 2012 San Bernardino 7.5-minute quadrangles. Historic aerial photographs were available for the years 1938, 1948, 1953, 1966 (see Figure 13), 1968, 1974, 1985, 1990, 1995, 2005, 2009, 2010, and 2012 (EDR, 2017). Sanborn Fire Insurance maps were not available for the subject property.

### **USGS Topographic Map Database**

The USGS Topographic Map Database contains several maps of the area dating from as early as 1896 to 1982 and range in scale from 1:24,000 to 1:250,000. Topographic maps (1:250,000) drawn in 1901, 1907, 1953, 1956, 1958, 1959, and 1966 show a broad overview of the Riverside area but the Riverside Cement Plant is not depicted. Topographic maps (1:62,500) drawn in 1896

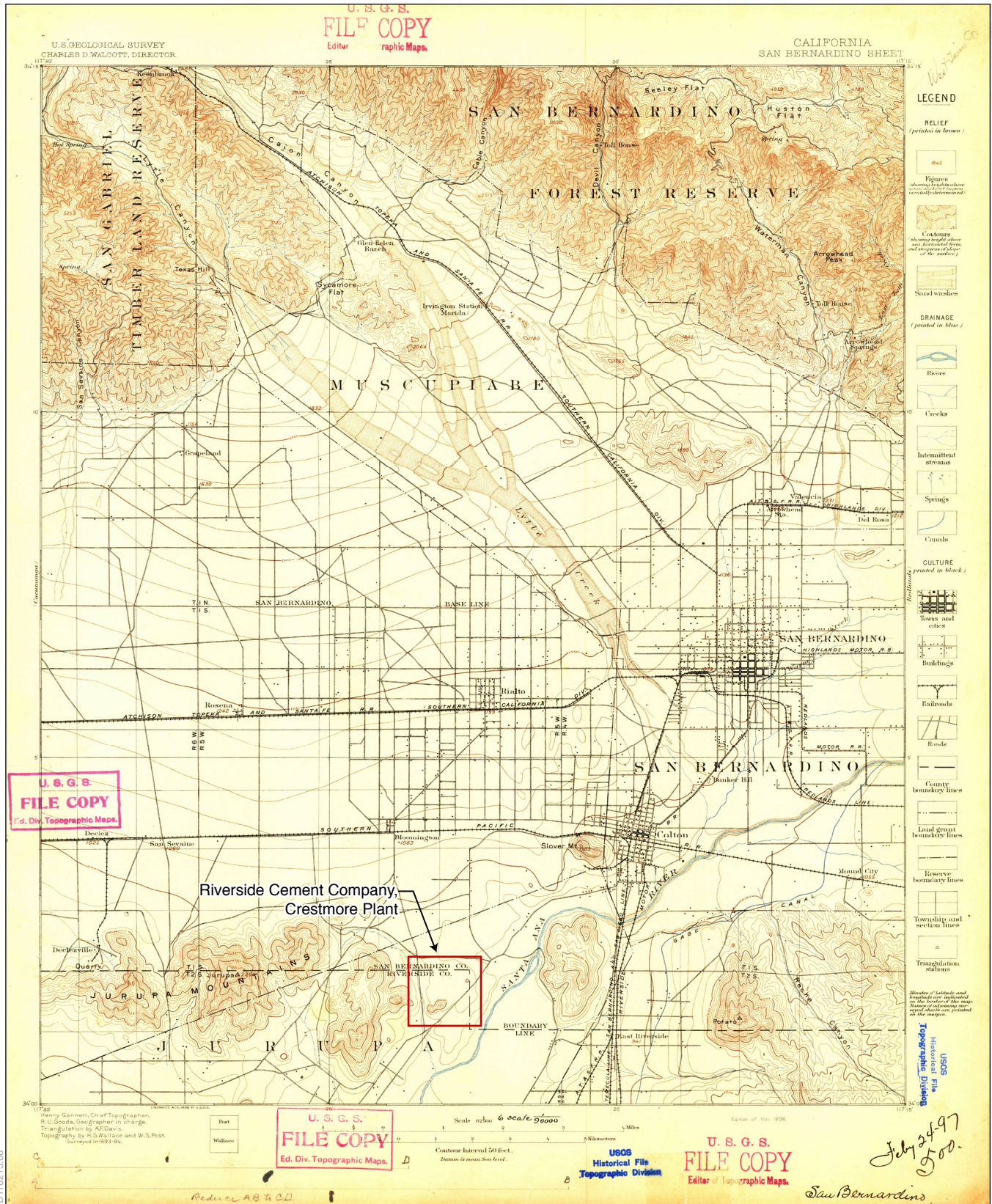
(Figure 19), 1898, 1901, 1943, and 1954 provide a broad overview of the towns of Colton and San Bernardino and smaller surrounding communities. The Plant first appears in the 1943 edition of the map, located southwest of Colton along the Santa Ana River near the small community of Crestmore. Larger scale topographic maps (1:24,000) from 1953 (Figure 21), 1967 (Figure 22), 1973, and 1980, show a more detailed view of the Plant, including many of the individual building footprints.

## **UCSB Aerial Photo Collections**

UCSB's Aerial Photo Archive contained six aerial photos of the property and surrounding area. The earliest aerial image is dated 1931 (Figure 20) and shows a detailed overview of the Riverside Cement Plant and the nearby agricultural fields. Additional aerial photographs date from 1953, 1962, 1967 (Figure 23), 1968, and 1977. The images show the evolution of the property among the broader context of the surrounding fields and residential development.

## **NETR Online**

NETR Online ([www.historicaerials.com](http://www.historicaerials.com)) provided aerial images of the property from 1938 to 2012. Also included in NETR Online's database were topographic maps from 1896 to 1981, which appear to be similar to those found among the USGS database.



SOURCE: USGS

Riverside Cement Plant

**Figure 19**  
 Topographic Map Depicting the Subject  
 Property and Surrounding Area, 1896







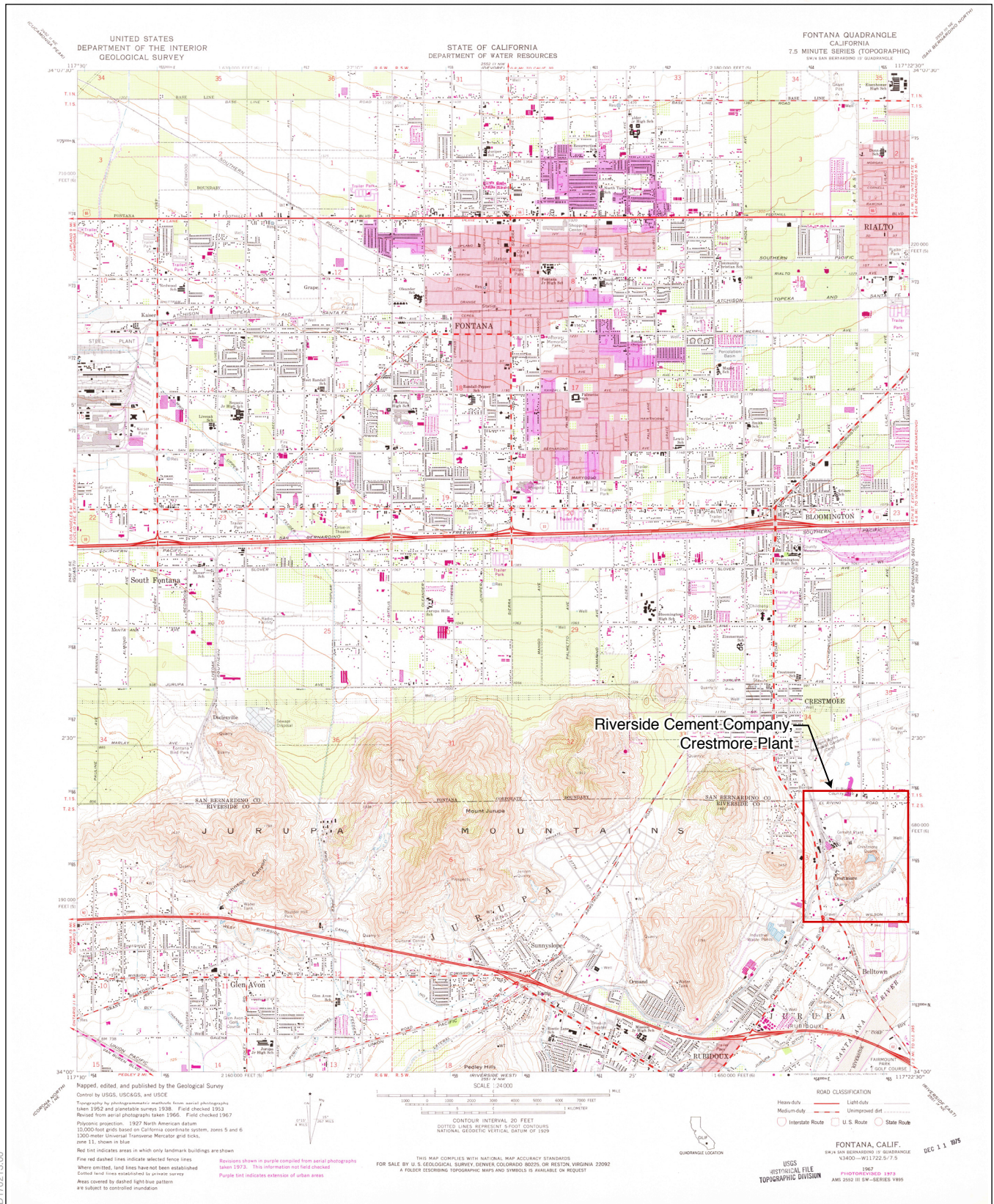
SOURCE: UCSB Aerial Photo Collections

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**Figure 20**

Historic Aerial Image of the Riverside Cement Plant, 1931





SOURCE: USGS

Riverside Cement Plant

**Figure 22**  
Topographic Map Depicting the Riverside  
Cement Plant and Surrounding Area, 1967





SOURCE: UCSB Aerial Photo Collections

Riverside Cement Plant

**Figure 23**  
Historic Aerial Image of the  
Riverside Cement Plant, 1967

# Historical Resources Survey

## Methods

A historical resources survey of the Project area was conducted on March 27, 2017 by ESA Senior Architectural Historians Christina Chiang, M.A., and Christian Taylor, M.H.P. The survey was aimed at identifying historic architectural resources. A reconnaissance, windshield survey with Plant Supervisor Pat Crites was completed, followed by an intensive pedestrian survey. The existing conditions of the site, its buildings, structures, and immediate surroundings were documented through digital photography.

## Results

A total of thirty architectural features, including one object, five types of landscape features, 22 buildings, and two mill complexes were documented as a result of the survey. Each of the identified features are associated with the site's use as a cement manufacturing plant. The National Park Service defines a historic district as "a significant concentration, linkage, or continuity of sites, buildings, structures, or objects united historically or aesthetically by plan or physical development."<sup>111</sup> Based upon the National Park Service's definition, the Plant appears to qualify as a potential district, in which many of the individual features lack distinction, while the grouping may achieve significance as a whole. In the following section, each of the features identified by the survey are described and evaluated, both for individual eligibility and as contributors to the district. The District and individually eligible features have been documented in Department of Parks and Recreation Forms (DPR Forms) included in Appendix D.

## Architectural Descriptions

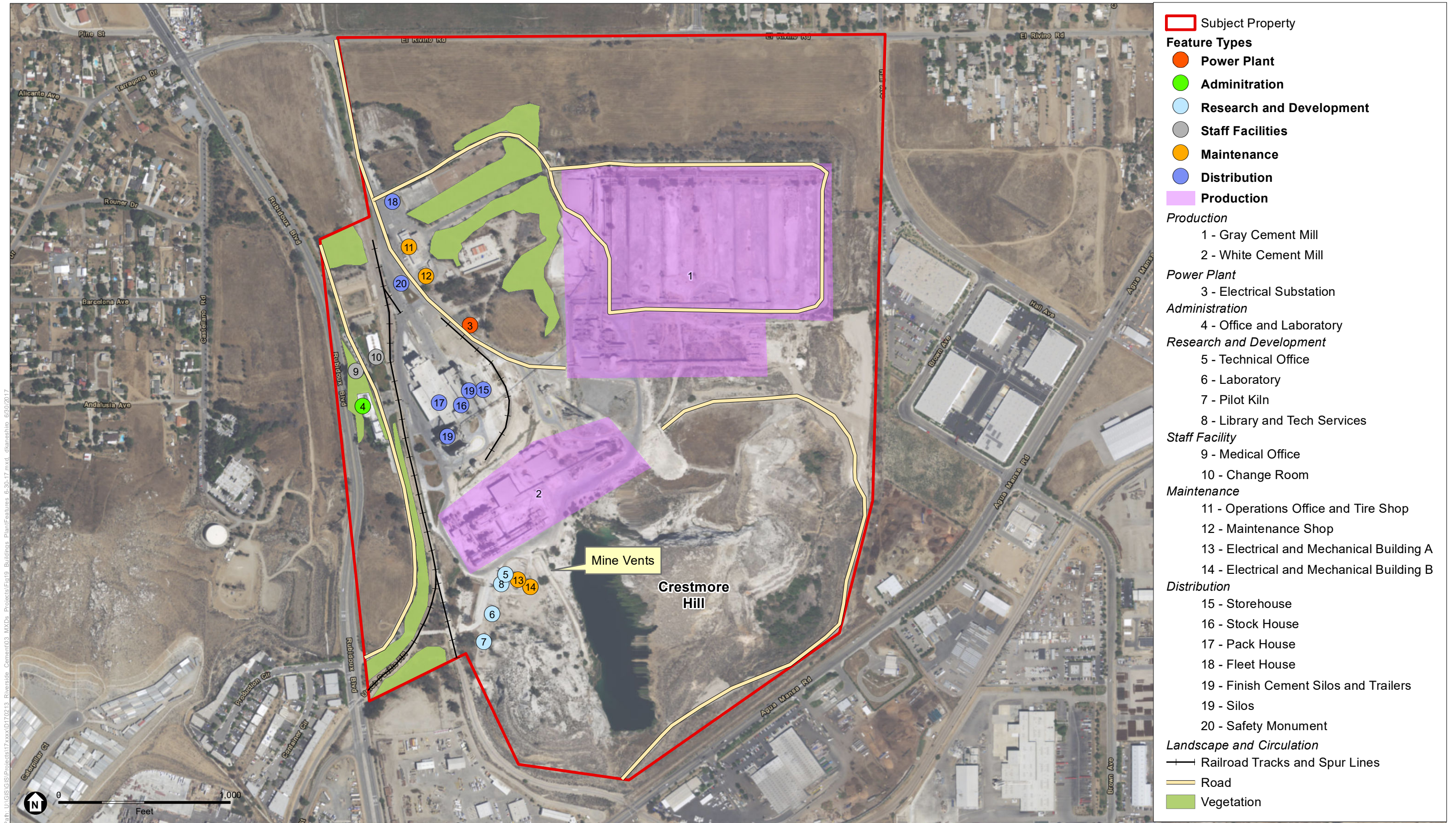
The subject property is currently occupied by a former cement Plant, commonly known as the Riverside Cement Company's Crestmore Plant. The Plant was constructed in 1909 when it began operations producing high-quality gray cement. From the date of its opening, the Plant included a gray cement mill, limestone mine, packing house, and multiple support buildings including administration offices and machine shops. The facility evolved over time, adding new cement mills and support buildings in the 1950s and 1960s. Currently the property is occupied by multiple utilitarian buildings built between the Plant's original date of construction in 1909 and the mid-1960s when it was modernized with the addition of a new administration building and gray and white cement mills. The multiple buildings and structures that make up the Plant are connected by an extensive network of paved and dirt roads, as well as railroad tracks. Landscaping on the site consists mostly of natural vegetation with formal landscaping around the administration offices near the property's western boundary. The various buildings and features on the site are depicted in figure 19 and have been grouped into the following features commonly associated with the Cement Plant Property Type:

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<sup>111</sup> National Register Bulletin 15, p. 5.

1. Production
2. Power Plants
3. Administration Buildings
4. Research and Development
5. Staff Facilities
6. Maintenance Buildings
7. Distribution Warehouses
8. Circulation Patterns

The architectural descriptions of the buildings, as follows, will be organized by these areas.



SOURCE: ESRI

Riverside Cement Plant

**Figure 24**  
Buildings, Structures, and Features of the Plant



## Production

### Gray Cement Mill

The Gray Cement Mill was constructed in 1964-65 by the American Cement Corporation to modernize and expand the Crestmore Plant's operation (**Figure 25**). The mill is located on the east side of the subject property near its eastern boundary. North of the mill are ten raw material storage bays A through J located along the northeastern section of the subject property. The bays, containing raw limestone, are accessed by a large reclaimer machine running on tracks (**Figure 26**), which scoops up the material and loads it onto a series of conveyors feeding the Gray Cement Mill's kilns to the south. The mill's large rotary kilns have since been removed from the site (alteration). The kilns were lined with special bricks on the interior, which allowed for the raw materials to be heated to high temperatures for the production of clinker. Once the clinker was cooled, it was ground up in the mill's ball grinding facility (**Figure 27**). The entire mill complex consists of heavy steel and concrete framing supporting various types of machinery, metal stair cases, and catwalks. At the west end of the mill stands two large bag houses, which provide filtration to reduce the mill's dust pollution output. South of the mill is its Control Center, which was where the control panels for the gray mill complex were located. The control center is a reinforced concrete structure with a mid-century modern design, standing two stories in height (**Figure 28**). The building has a flat roof and a ramp accessing the second level entry. The west elevation features five V-shaped pre-stressed trusses that run from the ground to over the roof. The northern three bays of the wall are decorated with concrete block with raised triangular features. The fourth, southernmost bay features a double door entrance with sidelights, leading down a concrete walkway to the ground.



SOURCE: ESA, 2017

**Figure 25**  
View of the west elevation (view northeast)





SOURCE: ESA, 2017

**Figure 26**  
Reclaimer near the northeast corner of the Plant (view southeast)



SOURCE: ESA, 2017

**Figure 27**  
View of the ball grinding mill at the west elevation  
(view east)



SOURCE: ESA, 2017

**Figure 28**  
Gray Cement Mill Control Center (view south)

## White Cement Mill

The White Cement Mill was constructed in 1960 and expanded by 1965 by the American Cement Corporation. The mill is located at the south end of the property near its western boundary. The mill features associated silos used for the storage of raw limestone material and clinker, which is used to manufacture pure white cement. The storage silos are connected to the mill by a series of elevated conveyor belts. The important features of the mill are its large rotary kilns stretching eastward (**Figure 29**). The kilns are lined with special bricks on the interior, which allow for the raw materials to be heated at high temperatures for the production of clinker. Once the clinker is cooled, it is ground up in the mill's grinding facility (**Figure 30**). The entire structure consists of heavy steel framing supporting various types of machinery, metal stair cases, and catwalks (**Figure 31**). At the west end of the mill stands two original large bag houses, which provide filtration to reduce the mill's dust pollution output (**Figure 32**). They are three-stories in height and composed of metal sheets with roof monitors on the gabled roofs. The second-story and attic are surrounded by metal balconies for access from an outdoor metal staircase to the second-story and a metal ladder to the attic. Two buildings were added outside of the period of significance: a rectangular-plan building for clay with separate entrance and exit on the south elevation and a kiln feed bin open shed metal warehouse. Both were constructed between 1974 and 1985 at the north portion of the White Cement Mill area.



SOURCE: ESA, 2017

**Figure 29**  
View of the south elevation (view northwest)



SOURCE: ESA, 2017

**Figure 30**  
View of the east side and south elevations (view northwest)



SOURCE: ESA, 2017

**Figure 31**  
View of the north elevation (view south)



SOURCE: ESA, 2017

**Figure 32**  
View of the north elevation (view south)

### ***Kiln Feed Storage***

The kiln feed storage structure is made of concrete and comprises three silo elements, which make up the bulk of the massing, with a roof monitor running along the top of the silos (**Figure 33**). The building was constructed in c. 1911 as part of the original gray cement mill and appears to be reused in the white cement mill. The monitor leads to a rectangular volume attached to the side of the westernmost silo. The rectangular volume rises above the silos into a tower. The building features numerous openings and vents on all elevations.



SOURCE: ESA, 2017

Riverside-Crestmore Cement Plant / D170213.00

**Figure 33**  
Southeast view

## Power Plants

### **Electrical Substation**

Power is supplied to the Plant by an electrical substation near the center of the property. The substation appears to have been constructed between 1959 and 1966. It is a collection of electrical apparatuses and wires which relay power to the Plant and a rectangular-plan utilitarian building of concrete block with a gabled metal roof (**Figure 34**).



SOURCE: ESA, 2017

**Figure 34**  
View of the building's primary (east) elevation, north end  
(view west)

## Administration Buildings

### Office and Laboratory

The Office and Laboratory building was constructed in 1958 by the American Cement Corporation. The building is located at the western boundary of the property, between the Plant's Distribution Warehouses to the east and Rubidoux Boulevard to the west. The Office and Laboratory building is presently owned by a separate entity and is not a part of the project site, however, it was included in this evaluation due to its historical association with the Plant. The building is two-stories in height with an irregular plan, and is divided into two sections. The south section was devoted to laboratories and engineering offices and features a rectangular windowless concrete second floor that is recessed on all sides with a railing (**Figure 35**). On its primary (east) elevation it consists of large concrete block sections divided horizontally by a belt course and vertically by concrete pilasters. The north section was devoted to corporate offices and conference rooms and features an irregular plan (**Figure 36**). Its primary (east) elevation consists of a large glass entrance flanked by glass panels. There is a first floor parking garage supported by concrete columns, which also vertically divide the second-floor office spaces. These divisions consist of concrete block banding beneath alternating fixed and fixed-awning windows. A cantilevered open concrete awning spans the length of this section of the building. The north section also features an open-air enclosed courtyard.



SOURCE: ESA, 2017

**Figure 35**  
View of the building's primary (east) elevation, south end (view west)



SOURCE: ESA, 2017

**Figure 36**  
View of the building's primary (east) elevation, north end (view west)

## Research and Development

### Technical Office

The Technical Office is a one-story building featuring a front-gabled shingle roof with fans and vents. It has a rectangular plan, closed eaves and is of concrete construction clad in stucco (**Figure 37**). The building appears to have been constructed in c. 1909 in the initial construction of the Plant. It has multi-light original casement windows on all elevations and paneled, multi-light original wood doors with metal awnings on all elevations. Two trees are adjacent to each end of the east elevation. Exterior lights and air conditioning units are also present.



SOURCE: ESA, 2017

Riverside-Crestmore Cement Plant / D170213.00

**Figure 37**

View of the south and west elevations (view northeast)

### Laboratory

The Laboratory is three-stories in height with a rectangular plan, metal gabled roof with vents, and corrugated metal walls (**Figure 38**). The building appears to have been constructed in c. 1909 in the initial construction of the Plant. A sign identifies the building as “Technical Services: Concrete Testing Lab.” Multi-light windows are present on the north, west, and east elevations. Some windows have been boarded. The north and south elevations have rolling metal doors (alterations) that replaced the original sliding doors.





SOURCE: ESA, 2017

Riverside-Crestmore Cement Plant / D170213.00

**Figure 38**

View of north and east elevations (view southwest)

## Pilot Kiln

The Pilot Kiln is a one-story building featuring a rectangular plan and a gabled roof with narrow eaves (**Figure 39**). It was constructed between 1953 and 1966 and is made of CMU bricks. The roof's gable portions are clad with corrugated metal. It has two garage doors on its west elevation, a window opening on its south elevation, and a metal door and large detached rectangular brick chimney at its east elevation.



SOURCE: ESA, 2017

Riverside-Crestmore Cement Plant / D170213.00

**Figure 39**

View of east elevation (view west)

## Library and Tech Services

The Library and Tech Services building is located south of the Technical Office and is connected to it by wires and metal pipes. The building features a rectangular plan composed of two sections and appears to have been constructed in c. 1909 in the initial construction of the Plant. The northern section is two-stories tall with a large rectangular projecting one-story section to the south (**Figure 40**). Signs identify the northern section as the “Engineering-Metal Research Library” and the southern section as the “Technical Services: Material Testing Lab.” Both sections of the building are of concrete construction clad in stucco and have shingle gabled roofs with closed eaves and numerous fans and vents. The northeast portion of the southern section’s roof consists of corrugated metal. The north elevation has three multi-light fixed windows that have been painted white with concrete sills. The building’s east elevation has a partial-width metal porch awning, four non-original metal doors, and several multi-light windows covered by metal screens. The south elevation has three replacement metal doors, including one double door. The west elevation has two doors (one replacement), three multi-light windows covered by metal screens, and a cypress tree near the meeting of the northern and southern sections. Lighting is present on all elevations.



SOURCE: ESA, 2017

Riverside-Crestmore Cement Plant / D170213.00

**Figure 40**  
View of the west elevation (view east)

## Research and Development Center

The Research and Development Center is located on the opposite side of Rubidoux Boulevard and significantly outside of the project boundaries. The building is currently occupied by an uninvolved party and was not included in this survey.

## Staff Facilities

### Medical Office

The Medical Office is a concrete building set into a grade, with stucco cladding. The building features a square plan and flat roof with narrow eaves. Its primary (south) elevation consists of a recessed enclosed porch with a brick-lined arched entryway and two brick-lined arched window openings (**Figure 416**) leading to a wood door flanked by two double-hung wood windows. The

east side elevation features a brick-lined arched window opening with three wood double hung windows. The rear (north) elevation has four wood windows. All openings are currently covered with metal bars.



SOURCE: ESA, 2017

**Figure 41**  
View of the building's primary (south) elevation (view north)

### Change Room

The Change Room has a rectangular plan and is made of concrete clad in stucco (**Figure 42**). The building has a flat roof with wide eaves and red coping. The primary (north) elevation is divided in several sections by red pilasters. A central opening to a hallway leading to the rear (south) elevation interrupts the façade. To the north of the hallway opening the wall recedes to form a recessed porch supported by concrete columns matching the pilasters. The cladding in this portion consists of concrete squares with overlapping square artistic elements. Also present are a glass door and a fixed window. The side elevations consist of plain sections of concrete wall divided by pilasters and a door. The rear elevation consists of double doors, several vents, and pilasters south of the hallway opening.



SOURCE: ESA, 2017

**Figure 42**  
View of the building's primary (east) elevation, north end  
(view west)

## Maintenance Buildings

### Operations Office and Tire Shop

The Operations Office and Tire Shop is a two-story building constructed between 1938 and 1948 (**Figure 43**). It is rectangular in plan and is covered by a bowstring truss roof of composition sheets with four metal vents. The walls are concrete covered by stucco. The building is composed of three sections. The west elevation of the north section features five roll up, double-height rectangular garage doors. The east elevation features two roll up, double-height rectangular garage doors. The center section is the Operations Office with two single metal doors, two fixed-pane windows on the first floor and three metal sliding windows on the second story. One door leads to a restroom, while the other leads to the offices.



SOURCE: ESA, 2017

Riverside-Crestmore Cement Plant / D170213.00

**Figure 43**  
View of Operations Office and Tire Shop (view southwest)

### Maintenance Shop and Warehouse

The shop and warehouse is a rectangular-plan, two-story building east of the Operations Office and Tire Shop (**Figure 44**). It is covered by a gabled roof with three vents and features corrugated metal walls. The metal awning extends from the building's north elevation above an entrance at the west end.



Riverside-Crestmore Cement Plant / D170213.00

SOURCE: ESA, 2017

**Figure 44**  
View of Maintenance Shop (view south)

## Electrical and Mechanical Building A

The Electrical and Mechanical Building A is two-stories in height and has a rectangular plan topped with a metal side-gabled roof and several fans and vents (**Figure 45**). The building appears to have been constructed in c. 1909 in the initial construction of the Plant. The walls consist of corrugated metal. The north elevation has numerous continuous multi-light windows, while the rest of the elevations have two main ribbons of clerestory multi-light windows, one near the roof line and other, larger bands closer to ground level. There are double metal doors with inset windows on the east elevation. The west elevation has a full-length extension with a shed roof and several connected multi-light windows. Sheets of corrugated metal cover what appear to be window openings. The south elevation features the two ribbons of windows, an original metal door with inset window, and a multi-light window on the extension. All the metal windows are original and some have been broken or have been painted.



Riverside-Crestmore Cement Plant / D170213.00

SOURCE: ESA, 2017

**Figure 45**  
View of the north and west elevations (view northeast)

## Electrical and Mechanical Building B

The Electrical and Mechanical Building B is a one-story building with a rectangular plan and a corrugated metal gabled roof (**Figure 46**). The building appears to have been constructed in c. 1909 in the initial construction of the Plant. On the east and south elevations, it has a wrap-around recessed porch connected to a projecting full-length porch with two wood doors on the east elevation. It has connected multi-light windows that are asymmetrically organized on all elevations, and doors including metal sliding doors on all elevations except for the north. The west elevation has an elevated concrete loading dock with a stairway and an extending awning. Lights are present on all elevations.



Riverside-Crestmore Cement Plant / D170213.00

SOURCE: ESA, 2017

**Figure 46**  
West and south elevations (view northeast)

## Distribution Warehouses

### Storehouse

The Storehouse is a horizontally-oriented corrugated metal one-story building with a corrugated metal gabled roof and a L-shaped plan (**Figure 47**). The Storehouse also houses an electric shop and receiving area. It was constructed between 1938 and 1948. The roof features several vents and a large shed-roof addition running along half of the east elevation. There is a small addition constructed partially of brick on the building's west elevation. The Storehouse's south elevation consists of one metal door and a window opening beneath a partial-width metal awning supported by a lone metal column and several beams. Metal railings are located in front of the building's entrance. Several lights and signs are also present. The east addition has exposed rafter tails. The north elevation consists of a large opening, an electrical box, metal sliding door tracks, an inset fan above the entrance, and a large sign that reads "STOREROOM." The east elevation consists of several dilapidated multi-light fixed and awning windows, a large corrugated metal door, a smaller metal door, and door with four divided lights. Bollards, various equipment, lights, and exposed rafter tails on the side of the pop-out are also present. The west elevation consists of

several window openings, multi-light awning and casement windows, a door with six divided lights, and a cage door. Signs, lights, and old equipment are also present.



Riverside-Crestmore Cement Plant / D170213.00

SOURCE: ESA, 2017

**Figure 47**  
View of the south elevation (view north)

## Stock House

The stock house appears to be one of the original buildings from 1906-1909 and is a two-story warehouse building with an addition built in 1911. It is symmetrically organized with an original concrete section at the south and a large metal addition section to the north. It has a gabled roof with medium eaves and a gabled projection running along the spine of the roof. A tall corrugated metal tower with two large entrances is attached to the south façade. An arched opening blocked by a metal grille is present on the wall of the stock house. **(Figure 48)** The wall material on the south façade and part of the east side façade consists of buttressed concrete, with several pipes running along façades. Also present on the south façade are two more arched, blocked-off entrances. A small set of steps leads to a narrow platform blocked with metal railings. On the platform is entry opening, two single metal door, and a pair of double doors. The wall material abruptly becomes corrugated metal. At roof level above the platform, a walkway and various metal trusses covered with a corrugated metal shed roof connect to the façade to form part of a loading station. There is also a window opening, electrical boxes, and lights **(Figure 49)** The north façade consists of several steps and railings comprising the platform entrance/exit, a large corrugated metal door covered with a cantilevered shed awning, electrical machinery surrounded by chain link fence, freestanding electrical boxes, and a vehicle sized opening at the end of a small grade. **(Figure 50)** The west side of the stock house is attached to the modern pack house.



SOURCE: ESA, 2017

**Figure 48**  
View of the south elevation (view northwest)



SOURCE: ESA, 2017

**Figure 49**  
View of the east side and south elevations (view northwest)





SOURCE: ESA, 2017

**Figure 50**  
View of the north elevation (view south)

## Pack House

The Pack House is the largest building associated with the Plant's distribution operations. It was constructed between 1968 and 1973 (**Figure 51**). It is oriented horizontally, two-stories in height, and has a gabled corrugated metal roof with numerous lights and vents. The building's south elevation is connected to silos. Approximately two-thirds of the east elevation is immediately adjacent to the buttressed concrete western wall of the Stock House, with the remainder consisting of a corrugated metal wall with an opening for trucks. Like the south façade, the north façade is largely connected to a grouping of eight silos. The at the north end of the building's west elevation is partially clad with brick on the bottom half and corrugated metal on the top half and features a large truck opening shaded by a cantilevered corrugated metal awning. A small, corniced brick pop-out office space with two single-light doors and three fixed single light windows is also located at the north end of the west elevation. Centrally located along the building's west elevation is a section with concrete aggregate walls topped by a shed roof. This section was used for loading trucks and features recessed office space with several fixed single-light windows and doors. The southern portion of the west elevation consists of corrugated metal walls with a door and a trapezoidal brick pop-out. The cavernous interior of the pack house contains numerous pieces of equipment, with the most significant being the white cement packaging machine and the gray cement packaging machine (**Figure 52**).



SOURCE: ESA, 2017

Riverside-Crestmore Cement Plant / D170213.00

**Figure 51**  
View of the northern portion of the west elevation  
(view southeast)



SOURCE: ESA, 2017

Riverside-Crestmore Cement Plant / D170213.00

**Figure 52**  
View of the gray cement packaging machine inside the  
pack house

## Fleet House

The Fleet House has a rectangular plan with a concrete vaulted roof and correspondingly wide, arched eaves (**Figure 53**). This Mid-Century Modern style, one-story building is now the Safety Training Center, but was originally used as a Fleet House. The building was constructed between 1959 and 1966. Its primary (south) elevation features a glass door, four single-pane aluminum fixed windows, and cement paneled walls with an attached brick planter and a small entrance platform with metal railings. The building's west elevation is broken by plain pilasters into four sections. The rear, north elevation has a glass door, several fixed windows, a pair of single-light fixed windows with security bars, and paneled cement walls. The east elevation is broken into four bays by plain pilasters. Each section consists of cement panels. There are five single-light fixed windows and a double hung window, all with security bars (alteration). An air-conditioning unit is also present (alteration). Each corner of the building has a vertical cement pier painted red.



Riverside-Crestmore Cement Plant / D170213.00

SOURCE: ESA, 2017

**Figure 53**

View of south and west elevations (view northeast)

## Silos

There is a large partially-joined complex of cement silos located at the south end of the distribution area. The silos are vertically oriented cylinders made of cement, with several metal vehicular entrances. Numerous corrugated metal or concrete sheds, pipes, machinery, lights, bollards, stairs, ladders, and platforms with railings are either on or surround the silos. On the west of the silos is a metal rigging consisting of an elevated shed and large funnels for loading product onto trucks (**Figure 54**). The larger complex of silos is connected to the main stock house. The silos were constructed between 1959 and 1966.



SOURCE: ESA, 2017

Riverside-Crestmore Cement Plant / D170213.00

**Figure 54**

View of silos near packing area (view southeast)

### Safety Monument

A concrete monument to a perfect safety record in 1943 is a rectangular marker with the proverb “Safety Follows Wisdom,” showing in a relief allegorical figures of Wisdom with an oil lamp and a worker holding a gear (**Figure 55**). The monument was designed in 1923 by artists at the Art Institute in Chicago under the sculptor Albin Polasek and first awarded to a plant in 1924 by the Portland Cement Association. It is a monument seen at many plants throughout the United States and Canada, who earned the award.<sup>112</sup> The monument at the Plant was rededicated in 1944, 1949, 1950, 1957, 1960, 1961, 1962, 1968, and 1992-93.

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<sup>112</sup> “Safety Follows Wisdom – Winnipeg MB,” [http://www.waymarking.com/waymarks/WMD1T0\\_Safety\\_Follows\\_Wisdom\\_Winnipeg\\_MB](http://www.waymarking.com/waymarks/WMD1T0_Safety_Follows_Wisdom_Winnipeg_MB), accessed June 6, 2017.



Riverside-Crestmore Cement Plant / D170213.00

SOURCE: ESA, 2017

**Figure 55**  
View of Safety Monument (view south)

## Landscape and Circulation Patterns

### ***Landscape***

The landscape is anchored by the natural topography of the limestone deposit located at the south end of the subject property that is commonly called Crestmore Hill (**Figure 56**). Mining activity at the site has deepened and enlarged the pit on the west side of the hill. In 1966, a water feature was north of the hill and currently there is a lagoon on the west side. Mine vents used to ventilate the underground shafts are dotted along the northwest side of the Hill (**Figure 57**). The vents are small rectangular concrete boxes and appear to date from the Plant's 1906-1909 construction.

The vegetation throughout the plant appears to consist of a combination of naturally occurring and designed landscapes (**Figure 58**). Formal landscaping is located near administration buildings and lining roads, while natural landscaping occurs around the edges of the property, near Crestmore Hill, and around the Plant's industrial equipment. Some of the vegetation on the site may be associated with the early agricultural activities of the Riverside Cement Company and the nearby farms and ranches.



Riverside-Crestmore Cement Plant / D170213.00

SOURCE: ESA, 2017

**Figure 56**  
Southeast view of Crestmore Hill



Riverside-Crestmore Cement Plant / D170213.00

SOURCE: ESA, 2017

**Figure 57**  
Northeast view of mine vents



Riverside-Crestmore Cement Plant / D170213.00

SOURCE: ESA, 2017

**Figure 58**  
Vegetation northeast of Shop and Warehouse

### ***Circulation Patterns***

The railroad was essential in the Plant’s construction because its heavy milling machinery could not be transported to the site on wagons. The Plant’s initial layout was based on the railroad tracks, which would be used for loading and distributing cement. The railroad tracks, which included a Pacific Electric connection, ran along the west side of the Plant with spur lines spreading east into the Plant’s distribution buildings. The Union Pacific railroad tracks curved up along the southwest corner of the property entering through the Plant’s original entrance.<sup>113</sup>

Although the Plant’s circulation pattern was initially established based on the railroad lines, over time an extensive road network built up allowing access to various sections of the property. When the Plant modernized and the new Office and Laboratory building was constructed in 1958, the main entrance was switched to the north of the subject property.<sup>114</sup> The circulation of roads united the large property and different areas of operation. By 1966, the Plant’s network of roads circumvented the property connecting the mills, support building, storage bays, and Crestmore Hill.

<sup>113</sup> USGS, Colton and Fontana 7.5-minute topographic maps, 1943.

<sup>114</sup> “Riverside Cement Firm Designs New Office, Lab.”

## Eligibility Assessment of the Potential District

The Plant is associated with the following historical and architectural themes developed in the historic context: Development of Riverside County (1870-1970); The Cement Industry (1909-1924); and Architectural and Infrastructure Building Material (1910-1965). The Plant contains multiple buildings, structures, and features, many of which lack distinction on their own but share a common association with the history of the Riverside Cement Company. Therefore, the Plant has been evaluated as a potential historic district. Furthermore, each of the individual buildings within the site were evaluated for individual significance. The Plant has previously been designated a Riverside County Historic Landmark and a California Point of Historical Interest.

### Significance Evaluation

#### ***Criterion A/Broad Patterns of History***

With regard to broad patterns of history, the following are the relevant criteria:

**National Register Criterion A:** Is associated with events that have made a significant contribution to the broad patterns of our history.

**California Register Criterion 1:** Is associated with events that have made a significant contribution to the broad patterns of California's history and cultural heritage.

**Riverside County Historic Landmarks Criterion 1:** Is associated with events that have made a significant contribution to the broad patterns of Riverside County's history and cultural heritage.

The subject property began operating as a cement plant in 1909 as the Riverside Portland Cement Company, which continued to grow into one of Riverside's leading industries in the early years of the community's development. The modern economic influence of Riverside's cement industry "began with [the Plant's 1908-1909] construction, which involved a force of 200 men, a sizable segment of the area's work force at that time."<sup>115</sup> The company continued to expand its economic footprint in the 1920s, increasing its facilities and acquiring the Oro Grande plant near Victorville. While the company faced economic hardships during the Great Depression, the need for its product during the war years resulted in increased prosperity and development. The company experienced continued success in the post-war era development boom but was becoming less central to the regional economy as new industries made Riverside and the surrounding area their home. In 1958, the American Cement Corporation purchased the Riverside Cement Company, acquiring both the Crestmore and Oro Grande Plants. Although the Crestmore Plant carried on the Riverside Cement Company moniker, it was no longer a small locally owned cement plant, but one of five production and distribution facilities owned by the American Cement Corporation throughout California. In 1960, the Plant became one of only three operations in the nation capable of producing white cement. However, white cement and gray cement are the same material in all aspects except color due to the purity of limestone used in the production process. Although the production of white cement is rare, it does not appear to constitute a significant event in national, state, or local history. While the Plant supplied cement

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<sup>115</sup> Ibid.



material to many significant building and infrastructure projects throughout the region, it was the engineers and architects whose use of the material made those projects significant.

Based on the historic research, the Plant appears to have a significant association with the early economic development of Riverside and the surrounding Riverside County communities as a historic district. As one of the area's largest industries between 1909 and 1958, the Riverside Cement Company and specifically the Crestmore Plant played a significant role in the area's economic and industrial development during that time. The property's period of significance begins in 1909 with the start of cement production, through 1958 when the Plant's economic influence began to diminish and the Riverside Cement Company was absorbed by the larger American Cement Corporation. **Therefore, the subject property demonstrates a significant association with events between 1909 and 1958 that have made a significant contribution to the broad patterns of our history as prescribed under the National Register Criterion A, California Register Criterion 1, and Riverside County Historic Preservation District Criterion 1.**

### ***Criterion B/2 Significant Persons***

With regard to associations with important persons, the following are the relevant criteria:

**National Register Criterion B:** Is associated with the lives of persons significant in our past.

**California Register Criterion 2:** Is associated with the lives of persons important in our past.

**Riverside County Historic Landmarks Criterion 2:** Is associated with the lives of persons important to the history of Riverside County or its communities.

Beginning in 1909, the subject property was operated as a cement plant by the Riverside Portland Cement Company, originally known as the Southern California Cement Company. Prior to the cement company's occupation of the site, it was part of the L.V.W. Brown family ranch. Although the family represents one of the pioneering families of Riverside, nothing remains of their ranch on the subject property. In 1913, the Riverside Cement Company utilized Dr. Frederick Cottrell's electrostatic precipitator to reduce dust pollution created by the cement manufacturing process. The device was revolutionary at the time. However, Cottrell developed the invention while working as a professor of chemistry at the University of California, Berkeley. The devices were developed for a number of uses and not designed on the subject property nor were they designed specifically for the cement industry or the Riverside Cement Company. Further historic research of the subject property and the Riverside Cement Company did not reveal any associations with specific personages significant to national, state, or local history. Research did not identify any other significant figures in history that was associated with the Plant or individual buildings. **Therefore, the Plant does not appear to demonstrate a significant association with the lives of persons important in our past as prescribed by National Register Criterion B or California Register Criterion 2, and Riverside County Historic Preservation District Criterion 2.**

### **Criterion C/3 Architecture**

With regard to architecture, design or construction, the following are the relevant criteria:

**National Register Criterion C:** Embodies 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.

**California Register Criterion 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 values.

**Riverside County Historic Landmark Criterion 3:** Embodies the distinctive characteristics of a type, period, Riverside County region, or method of construction, or represents the work of an important creative individual or possesses high artistic values.

The subject property is currently occupied by multiple buildings associated with its use as a cement plant. Designed by Charles Carman, the original Plant was constructed between 1906 and 1909. The Riverside Cement Company modified the Plant throughout its history with a variety of expansions and improvements intended to keep up with competing cement manufacturers. The greatest period of improvements occurred after the company was acquired by the American Cement Corporation in 1958, beginning with the construction of a modern office and laboratory building. In 1964, the American Cement Corporation built a new gray cement mill with computerized control center. However, the new mill was based on technology that had already been introduced at their Oro Grande plant years earlier., Furthermore, the new mill reflected a modernization trend occurring throughout the industry at that time. Historical research did not uncover any revolutionary processes specific to the overall operation of the Plant. The only unusual piece of equipment on the property is the white cement mill built by the American Cement Corporation in 1961 to take advantage of the pure limestone mined on the property. The white cement mill was the only one of its kind in California and one of three throughout the United States. Although the white cement mill is a unique example of engineering, it does not lend significance to the plant as a whole. Overall the Plant does not appear to possess any unique features or operations that would differentiate it from other common cement producing factories. **Therefore, the Plant does not appear to be a significant example of a cement plant or the work of a master as is required by the National Register Criterion C, California Register Criterion 3, and Riverside County Historic Preservation District Criterion 3.**

### **Criterion D/4 Data Potential**

**National Register Criterion D:** It yields, or may be likely to yield, information important in prehistory or history.

**California Register Criterion 4:** Has yielded, or may be likely to yield, information important in prehistory or history.

**Riverside County Historic Landmark Criterion 4:** Has yielded, or may be likely to yield, information important in Riverside County, state of California, or national prehistory or history.

The Plant is a highly developed property that has undergone many changes throughout its history. The subject property has been mined for its limestone and used in heavy industry, producing high quality cement for over 100 years. No features from the previous use of the site as a ranch remain extant and the most recent use of the site as a cement plant is well documented. The Plant does not appear to yield significant information that would expand our current knowledge or theories of design, methods of construction, operation, or other information that is not already known. Therefore, the Plant is unlikely to produce any data related to history not previously known. **The Plant does not appear significant under National Register Criterion D, California Register Criterion 4, or Riverside County Landmarks Criterion 4.**

## Contributing Features

The property was identified as a potential district associated with the Riverside Cement Company and its economic impact on Riverside County between 1909 and 1958. Listed in Table 2 are the contributing and non-contributing buildings, and structures identified during the survey of the project site. Features that were extant during the period of significance (1909-1958) are identified as contributors to the potential district. Features that were constructed after the period of significance are identified as non-contributors. Each contributing and non-contributing feature has been categorized within its appropriate feature type associated with the Cement Plant property type. The identified features were ranked as “Significant” or “Contributing” features using standards presented in the National Parks Service’s Preservation Brief 17, Architectural Character—Identifying the Visual Aspects of Historic Buildings as an Aid to Preserving their Character. Based upon the idea that some features are more significant to the character of a site than others, “Significant” features were identified as those directly related to the production of cement, while other features associated with supporting roles were identified as “Contributing” features.

**TABLE 2:**

**Surveyed Features of the Riverside Cement Company Crestmore Plant (1909-1958)**

<b>Significant Features</b>			
<b>Feature Type</b>	<b>Building or Structure</b>	<b>Date of Construction</b>	<b>Eligibility</b>
Cement Mill*	Gray Cement Mill	1963-1964	Non-Contributor (Outside Period of Significance)
	White Cement Mill	1961-1965	Non-Contributor (Outside Period of Significance)

Power Plant	Electrical Substation	Between 1959 and 1966**	Non-Contributor (Outside Period of Significance)
<b>Contributing Features</b>			
<b>Feature Type</b>	<b>Building/Structure/Feature</b>	<b>Date of Construction</b>	<b>Eligibility</b>
Administration Facilities	Office and Laboratory	1958	Non-Contributor (Outside Period of Significance)
Research and Development	Technical Office	c. 1909, By 1938**	Contributor
	Laboratory	c. 1909, By 1938**	Contributor
	Pilot Kiln	Between 1953 and 1966**	Contributor
	Library and Tech Services	c. 1909, By 1938**	Contributor
	Research and Development Center†	1964	Non-Contributor (Outside Period of Significance)
Staff Facilities	Medical Office	c. 1920	Contributor
	Change Room	1958	Non-Contributor (Outside Period of Significance)
Maintenance Buildings	Operations Office and Tire Shop	Between 1938 and 1948**	Contributor
	Shop and Warehouse	Between 1948 and 1959**	Contributor
	Electrical and Mechanical Building A	c. 1909, By 1938**	Contributor
	Electrical and Mechanical Building B	c. 1909, By 1938**	Contributor
Distribution Warehouses	Pack house	Between 1938 and 1948**	Contributor
	Stock House	c. 1906-1909, addition 1911, at least by 1938**	Contributor
	Fleet House	Between 1959 and 1966**	Non-Contributor (Outside Period of Significance)
	Silos	Between 1938 and 1966**	Silos constructed within the period of significance (1909-1958) are contributors.
	Safety Monument	1943	Contributor
Landscape and Circulation	Roads	1906-1960s**	Contributor
	Railroad Tracks and Spur Lines	1906-1960s**	Contributor
	Mine Vents	1906-1909	Contributor

\* Cement Mill includes raw material storage facilities, grinding mills, rotary kilns, baghouses, conveyors/reclaimer, and control center

\*\* Dates were estimated using historic aerial photographs. The earliest aerial image of the Plant was 1938.

† Building was located off site and not included in the survey.

## Integrity Analysis

As previously stated, the Riverside Cement Plant appears significant based on its association with the economic and industrial development of Riverside and its surrounding communities. The potential period of significance assigned to the subject property is 1909, the date when the Plant began operation, until 1958 when cement production was less central to the local economy and the Riverside Cement Company became part of the larger American Cement Corporation. The subject property consists of a large number of buildings, many of which lack distinction on their own but share a common association with the history of the Riverside Cement Company. Therefore, the Plant should be evaluated as a potential historic district.

The National and California Registers have specific language regarding integrity. Both require that a resource retain sufficient integrity to convey its significance. In accordance with the guidelines of the National Register, integrity is evaluated in regard to the retention of location, design, setting, materials, workmanship, feeling, and association. The property must retain, however, the essential physical features that enable it to convey its historic identity. Furthermore, National Register Bulletin 15 states, “A property retains association if it is the place where the event or activity occurred and is sufficiently intact to convey that relationship to an observer. Like feeling, association requires the presence of physical features that convey a property’s historic character. Because feeling and association depend on individual perceptions, their retention alone is never sufficient to support eligibility of a property for the National Register.” The California Register requires that a resource retain enough of its historic character or appearance to be recognizable as a historical resource and to convey the reasons for its significance.

### **Location**

The Plant’s location has not changed since it was constructed in 1909. Therefore, the Plant retains its integrity of location for both periods of significance.

### **Design**

The original Plant’s configuration and design has changed significantly over time as it was modernized by the American Cement Corporation in the 1950s and 1960s. The original gray cement mill that evolved throughout the period of significance (1909-1958) was demolished sometimes between 1966 and 1968. In 1958 a new administration building was constructed adjacent to the subject property. Both of these buildings are considered significant character defining features of a cement plant and would have been the central buildings involved in the Plant’s economic impact on the surrounding community. Further alterations to the Plant’s design include new storage facilities added to the northeast corner of the property along with a new grey cement mill built in 1964-65. The flow of materials changed after the new facilities were constructed in the 1960s. Therefore, the current conditions of the subject property do not represent the original design intent of the plant during the period of significance (1909-1958). The Plant no longer conveys its historic associations due to removal and replacement of important features like the original gray cement mill and the original administration facilities. The Plant does not retain its integrity of design.

## ***Workmanship***

As stated previously, the removal of the Plant's original gray cement mill in 1966-68 has significantly degraded the integrity of the site. Although some buildings remain from the identified period of significance, they are simple support buildings that had little economic impact on the surrounding community and do not reflect the specific processes of cement manufacturing during that time. While the remaining buildings are early examples of workmanship on the property, they are not specific to cement production. The site lacks integrity of workmanship specifically related to facilities intended to produce cement during the period of significance. Therefore, the Plant does not retain its integrity of workmanship.

## ***Materials***

The Plant has lost some of its original materials associated with cement manufacturing, due to the removal of the original gray cement mill. The removal of the original gray cement mill included the removal of key elements used in cement production such as the Plant's rotary kilns and early examples of the electrostatic precipitators used to reduce dust pollution. While the Plant retains multiple examples of support facilities such as distribution warehouses and maintenance buildings, the heart of the Plant, its original gray cement mill, has been demolished. In its current condition, the Plant does not reflect the necessary materials used in cement production during the period of significance (1909-1958). Therefore, the Plant no longer retains its integrity of materials.

## ***Setting***

The historic setting of the Plant has been altered significantly over time due to the addition of new machinery and a modernized grey cement mill added to the site in 1964-65. New elements added to the plant include large storage facilities and associated machinery and conveyor belts, the modernized grey cement mill and control center, a white cement mill and its associated storage silos and control center, and a new administration building added in 1958 under the American Cement Corporation. Furthermore, during the period of significance, the surrounding area was characterized by agricultural lands, which have been developed for industrial uses over time. In its current condition, the Plant and its setting conveys the later period of development when the Plant was modernized by the American Cement Corporation in the 1950s and 60s. The setting no longer reflects the period of significance (1909-1958). Therefore, the Plant no longer retains its integrity of setting.

## ***Feeling***

Despite alterations to the Plant over time, it continues to convey a feeling as an industrial site specifically associated with the production of cement. Although the original gray cement mill was demolished in the 1960s, the addition of the new gray cement mill and white cement mill allowed the property to continue its use as a cement plant. Therefore, the subject property continues to convey a strong feeling as an industrial site related to the production of cement and retains its integrity of feeling.

## **Association**

The Plant has continued to operate as a cement manufacturing facility for over 100 years despite alterations to its mills and support facilities. In the 1960s, the original gray mill was demolished after a new gray cement mill was constructed in 1964-65. Despite this major alteration to the property, the Plant continued to produce cement. Therefore, the Plant retains its integrity of association.

## **Summary**

Based upon the earliest available aerial image of the subject property from 1938, the plant appears to retain some of its support buildings and packing facilities, including its original Stock House. At the southern portion of the subject property, there are multiple buildings associated with the mining practices of the company, which also date from the period of significance (1909-1958). Although the Plant appears to retain a number of contributing buildings, it is missing its original gray mill. The Plant's original mill and kilns were demolished sometime between 1966 and 1968, after the American Cement Corporation built its modern gray cement mill in 1964-65. The original gray mill was the most important feature in the Plant's production of high quality cement, which greatly contributed to the local economy during the period of significance. The demolition of the original cement mill in the 1960s has resulted in a significant loss of integrity of design, workmanship, material, and setting reflecting the period of significance. The current conditions of the Plant reflect the cement manufacturing and distribution network of a larger corporation built in the 1960s, not the early twentieth century facility that significantly impacted the economic development of the surrounding community. Although the property retains its integrity of location, feeling, and association, these are not enough to convey its historical significance as an important contributor to the industrial and economic growth of Riverside and its surrounding communities, and therefore is not eligible as a historic district under the National Register, California Register, or local criteria.

## **Eligibility Assessment of Individual Buildings**

### Stock House

#### **Significance Evaluation**

Although the Plant itself does not appear significant as a historic district under the National Register, California Register, or local criteria, the Plant's Stock House appears significant as an individual resource under Criterion C/3/3 due to its method of construction. Constructed sometime between 1906-1909, the Stock House is associated with the early Plant and is one of the oldest remaining buildings on the property. Its reinforced board-formed concrete construction with unique buttressing and its industrial function reflect historic functions of the cement industry and the Plant's operation during the early twentieth century. The period of significance for the Stock House is 1906-1909, reflecting the building's approximate date of construction. Therefore, the Stock House appears individually significant under National Register, California Register, and Riverside County Landmarks Criteria C/3/3.

## Integrity Analysis

The Stock House is one of the oldest structures on the property, constructed sometime between 1906 and 1909. The building is made of reinforced buttressed concrete and appears to have few significant alterations. On the buildings west elevation, a new packing house has been constructed. However, the Stock House's west elevation remains completely intact despite the new construction. The building remains in its original location and it retains its integrity of design, workmanship, materials, and feeling due to the lack of significant alterations. Furthermore, the building's continued use in the cement industry has allowed it to retain its integrity of association.

**Based on these evaluations, the Stock House appears significant under criteria C/3/3 and retains a high level of integrity conveying that significance. Therefore, the Stock House appears eligible for the National Register, the California Register, and local listing as an individual resource.**

## Gray Cement Mill

### Significance Evaluation

The Plant's Gray Cement Mill was added to the site in 1964-1965 and appears to be a significant example of cement plant engineering during the post war era. At the time of its construction, it was one of the more advanced mills in the area, boasting some of the largest kilns to be used in the industry. Its automated control center, reclaimer, ball mills, and kilns worked in concert to produce high quality cement for the modernizing world. While the mill does not reflect the economic impact of the earlier Riverside Cement Company, it is an excellent example of developing technology in the cement industry. Therefore, the Gray Cement Mill appears to have a significant relationship to the overall history of cement production and meets the requirements for consideration under the National Register Criterion C, California Register Criterion 3, and Riverside County Landmarks Criterion 3.

## Integrity Analysis

The Gray Cement Mill remains in its original location and in spite of recent inactivity, the mill retains its integrity of feeling and association as a piece industrial equipment. The setting of the mill remains largely intact because it was constructed during the later period of the Plant's operation and was part of its modernization in the 1950s and 1960s. While the mill retains its integrity of location, feeling, setting, and association, it significantly lacks integrity of design, materials, and workmanship due to the loss of its two rotary kilns and associated baghouses. All that remains of these features is the metal framing that once supported them. Cement is produced by a mill through a chain of processes, beginning with the raw material transferred from storage bins by a reclaimer and series of conveyor belts. The raw materials are fed in to grinding mills and then heated in the rotary kilns, before being ground up again into a fine powder known as cement. The cement is stored in silos until it is packaged and shipped to the construction site, a ready mix plant, or retailers. Because the Gray Cement Mill on the subject property is missing its rotary kilns, its chain of processes is incomplete. Furthermore, the rotary kiln is the most important feature in a cement mill. Advancements in kiln design propelled innovation in the



cement manufacturing industry through the late 19<sup>th</sup> and early 20<sup>th</sup> centuries. Producers competed by developing larger kilns than their competitors. The Plant's Gray Cement Mill is partially significant due to the fact that it was operating two of the largest kilns in the industry at the time of its completion in 1964-1965. In its present condition, the mill lacks the features necessary to convey its significance as an excellent example of a modern cement producing mill.

**Based on these evaluations, the Gray Cement Mill does not appear to retain the high level of integrity to convey its significance and is not eligible for the National Register under Criterion C, the California Register under Criterion 3, or Riverside County Landmarks Criterion 3.**

## White Cement Mill

### Significance Evaluation

The property's White Cement White Cement Mill, added to the site in 1960, appears to be a significant example of cement mill engineering. The White Cement Mill is the only plant of its type in the western United States capable of manufacturing white cement, which has been used in numerous architectural and infrastructure applications. White cement was valued for its bright white coloring due to the purity of the limestone used to manufacture it. The material is similar to gray cement in all of its properties other than its color. While the mill does not reflect the economic impact of the earlier Riverside Cement Company, it is an excellent example of developing technology in the cement industry. Therefore, the White Cement Mill appears to have a significant relationship to the overall history of cement production innovation and meets the requirements for consideration under the National Register Criterion C, California Register Criterion 3, and Riverside County Landmarks Criterion 3.

### Integrity Analysis

The White Cement Mill possess a high level of integrity of design, workmanship, and materials by retaining all aspects of its operation, including silos for the storage of clinker and raw limestone, rotary kilns, ball mills, a control room, and bag houses used to reduce dust pollution. The White Cement Mill is currently located in its original location and its setting has not been significantly altered because it was constructed during the later period of the Plant's operation and was part of its modernization in the 1950s and 1960s. Despite recent inactivity, the mill demonstrates an association with cement manufacturing and retains its historic feeling as a cement mill. Therefore, the White Cement Mill possesses a high level of integrity, retaining its integrity of location, setting, design, materials, workmanship, association, and feeling.

**Based on these evaluations, the White Cement Mill exhibits historic significance and retains a high level of integrity and appears eligible for the National Register under Criteria C, the California Register under Criteria 3, and Riverside County Landmarks Criterion 3.**

## Office and Laboratory

### Significance Evaluation

The Office and Laboratory building is individually significant as an excellent example of concrete construction utilizing the Mid-Century Modern style of architecture and as the work of a master architect. It was designed by the local master architectural firm of Allison and Rible with a view of using manufactured concrete products and formed concrete. The following products and methods were incorporated: a pre-cast, post-tensioned balcony slab, light-weight concrete block, multi-colored concrete panels and tiles, floating staircases, precast concrete sunshade, and cement tile mural. The landscaping was designed by master landscape architect Edward Huntsman-Trout. Therefore, the Office and Laboratory appears to be individually significant under the National Register Criterion C, California Register Criterion 3, and Riverside County Historic Landmark Criterion 3.

### Integrity Analysis

The Office and Laboratory retains all of its important architectural features demonstrating the use of concrete and Mid-Century Modern aesthetics retaining its integrity of design, materials, workmanship. The building remains in its original location and the setting of the building remains largely intact. The Office and Laboratory was constructed in 1958 during the later period of the Riverside Cement Company's operation and was part of its modernization in the 1950s and 1960s. Despite recent inactivity, the building retains its integrity of association and feeling as a Mid-Century Modern office building. Therefore, the Office and Laboratory building retains a high level of integrity of design, materials, workmanship, location, setting, feeling and association necessary to convey its historic significance as an excellent example of Mid-Century Modern architecture utilizing concrete construction and the work of a master architect.

**Based on these evaluations, the Office and Laboratory appears to have significance and retain a high level of integrity required for the listing under National Register Criterion C, the California Register Criterion 3, and Riverside County Historic Landmark Criterion 3.**

## Fleet House

### Significance Evaluation

The Fleet House was constructed by the American Cement Corporation in around 1961 and was used to organize the company's trucking fleet. The building is an example of Mid-Century Modern style architecture but the architect is unknown. The Fleet House is a one-story concrete building with a rectangular footprint, featuring large aluminum framed windows and doors. The building features a butterfly style concrete roofline and canopy overhanging all four elevations. Although the roofline is an interesting feature, the building as a whole lacks architectural merit. Rooflines like the one exhibited by the Fleet House can be found throughout Mid-Century Modern architecture constructed in the late 1950s and 1960s. **Furthermore, the Fleet House does not appear to have a significant association with historic events or personages, and therefore does not appear eligible for listing on the National Register, California Register, or as a Riverside County Historic Landmark.**

## Integrity Analysis

According to *National Register Bulletin 15: How to Apply the National Register Criteria for Evaluation*, a feature's integrity is based on its historical significance. Because the Fleet House does not appear to be individually significant, its integrity was not assessed.

## Additional Support Buildings

### Significance Evaluation

The additional support buildings on the site include the Electrical Substation, Technical Office, Laboratory, Pilot Kiln, Library and Tech Services building, Medical Office, Change Room, Operations Office, Shop and Warehouse, Electrical and Mechanical Buildings A and B, Pack House, and Silos. None of the listed buildings and structures have significant associations with specific events in history or historic personages. Furthermore, each of the buildings and structures are simple utilitarian features that do not exhibit any architectural significance or data potential.

### Integrity Analysis

According to *National Register Bulletin 15: How to Apply the National Register Criteria for Evaluation*, a feature's integrity is based on its historical significance. Because the none of the additional support buildings and structures on the subject property appear to be individually significant, their integrity was not assessed.

## Conclusion

The Plant was previously designated in 1974 as a Riverside County Landmark and a California Point of Historical Interest. In 1968, the Riverside County Historical Committee considered the Plant significant due to cement being one of the County's pioneering industries and for the unique nature of the Plant's underground mining activity. The American Cement Corporation agreed with the committee and supported the nomination and in 1974, the State of California registered the site as a California Point of Historical Interest No. 336 and Riverside County registered the site as Historic Landmark No. 047. The previous evaluation of the Plant did not establish a period of significance for the property, identify contributing resources, or include an evaluation of the Plant's integrity.

ESA evaluated the subject property as a potential historic district under the following historic themes: Development of Riverside County (1870-1970); The Cement Industry (1909-1924); and Architectural and Infrastructure Building Material (1910-1965). Based on extensive research, it was determined that the Riverside Cement Company played a key role in the early economic and industrial development of Riverside County. However, the company's impact on the economy began to decrease by the post-war era as the local economy began to diversify. In 1958, the locally based Riverside Cement Company was acquired by the American Cement Corporation and became part of a larger cement manufacturing and distribution network. Furthermore, the 1974 nomination incorrectly stated that the Plant's mining practices after 1954, known as "room-and-pillar mining," were unique. However, room-and-pillar mining was fairly common in the mining industry at that time. It was the earlier mining practice used by the Plant prior to 1954,

known as “block caving,” that was unique. Based on the historic research and significance evaluation, a period of significance was established as 1909-1958. The period of significance begins with the completion date of the Plant’s construction in 1909 and ends as the plant is acquired by the larger American Cement Corporation in 1958. Although the Plant exhibits historical significance, it lacks integrity to convey its period of significance. In 1964-1965, the American Cement Corporation built a new modern gray cement mill, replacing the original mill from the period of significance. The old mill was eventually demolished sometime between 1966 and 1968. The Plant’s economic impact on the surrounding community came from its combination of services, which included production, sales and administration, packaging, and distribution. While the site retains multiple support buildings related to the site’s involvement in the cement industry during the period of significance, it lacks the most important features associated the Cement Plant Property Type, the cement mill and associated features (Kilns, Crusher Mills, Storage Silos, and Baghouses), and the original power plant. Without these production-related features, the plant could not have impacted the local economy the way that it did. Due to the extensive modernization of the plant under the ownership of the American Cement Corporation, the Plant no longer reflects its original condition from the period of significance. Today the Plant is a common example of a 1960s era cement plant, reflecting a more general trend of modernization that occurred in the industry at that time. Therefore, the Plant does not retain the level of integrity necessary for consideration as a historic district and is not eligible for listing on the National Register, California Register, or as a Riverside County Landmark.

In 1960, the Plant became one of only three operations in the nation capable of producing white cement. However, white cement and gray cement are the same material in all aspects except color due to the purity of limestone used in the production process. Although the production of white cement is rare, it does not appear to constitute a significant event in national, state, or local history. Furthermore, the plant as a whole did not produce white cement. White cement production was one aspect of the overall operation produced by a specific feature on the property, the White Cement Mill. The White Cement Mill was further evaluated as an individual resource.

A majority of the buildings and structures on the site are simple utilitarian structures that lack individual distinction. Their historical significance is directly tied to the overall use of the property as a cement plant and therefore do not exhibit individual significance and are not eligible for listing on the National Register, California Register, or as a Riverside County Landmark. However, five buildings appeared to possess individual significance warranting further evaluation. Those buildings were the Stock House, Gray Cement Plant, White Cement Mill, and Fleet House. The Office and Laboratory is presently owned by a separate entity and is not a part of the project site, however, it was included in this evaluation due to its historical association with the Plant. Of the five buildings, three were found to possess both significance and integrity warranting eligibility for listing on the National Register, California Register, and as a Riverside County Landmark. The eligible buildings include the Stock House, White Cement Mill, and Office and Laboratory, each of which are recommended eligible under National Register Criterion C, California Register Criterion 3, and Riverside County Landmarks Criterion 3.

# Impacts Analysis

## Direct Impacts

The project site is currently occupied by multiple buildings associated with the Riverside Cement Company. In 1974, the Plant was designated Riverside County Landmark and recognized as a California Point of Historical Interest. However, the nomination did not identify a period of significance, assess the Plant's integrity, or identify contributing and non-contributing features. Further analysis provided in this report found that the potential district related to the Riverside Cement Company was significant between 1909 and 1958 but lacked the integrity necessary to convey its historical significance due to the demolition of its original cement mill between 1966 and 1968. Although the district is not recommended eligible, three buildings (two within the project boundaries and one adjacent to the project site) were identified as potentially eligible under National Register Criterion C, California Register Criterion 3, and Riverside County Landmarks Criterion 3 (C/3/3).

The Office and Laboratory constructed in 1958 which is currently adjacent to the project site was found potentially eligible due to its historical association with the Plant and its architectural significance under Criteria C/3/3. It is not a part of the project and is presently owned by a separate entity; thus the project would have no direct adverse impact on the Office and Laboratory which would continue in its present use and would retain its eligibility as a historical resource.

The two buildings within the project boundaries that were identified as potentially eligible are the Stock House constructed between 1906 and 1909 and the White Cement Mill constructed in 1961. One building outside the project boundaries, the Office and Laboratory, was identified as potentially eligible but it is located outside of the Project Site and would not be affected by the project, as discussed below. Due to the site contamination and threat to public safety the DTSC has required a Site Assessment and remediation that will result in the removal of both potentially eligible resources from the Project Site, resulting in a significant direct impact to historical resources. A Preservation Alternative is recommended below to reduce potential impacts to a less than significant level.

## Indirect Impacts

A records search was conducted at the EIC on May 16, 2017 to locate previously identified historic resources within a 0.25 mile radius of the project site. The records search revealed only one previously identified historical resource, the Riverside Cement Company located on the project site, which was listed as a Riverside County Historic Landmark and a California Point of Historical Interest. No additional historical resources were identified in the project vicinity. The results of this report identified three potentially eligible buildings, two of which are located within the project site and one located adjacent to the project. The impacts to the potentially eligible buildings within the project site are addressed in the previous section on direct impacts. The third eligible building located outside of the project boundary is the Office and Laboratory building constructed by the American Cement Corporation in 1958. The project seeks to demolish all of the extant buildings within the project boundaries, which would significantly affect the

Office and Laboratory building's integrity of setting. Throughout its history, the Office and Laboratory provided support services to the adjacent Plant. Removal of buildings associated with the Plant would alter the Office and Laboratory building's setting associated with that context. However, the Office and Laboratory building was not identified as significant for its association with the Plant or with the general history of the cement industry. The building was identified as an excellent example of Mid-Century Modern architecture and the work of a master under National Register Criterion C, California Register Criterion 3, and Riverside County Landmarks Criterion 3. In this case, the building's integrity of design, workmanship, materials, and feeling are more important in conveying its significance as an excellent example of a particular architectural style and the work of a master than its integrity of setting, location, and association. The project would not physically alter the Office and Laboratory building or its surrounding landscape, therefore it would retain a high level of integrity of design, workmanship, materials, and feeling and remain eligible for the National Register, California Register, and as a Riverside County Landmark. The project would not result in any significant indirect impacts to historical resources.

## Preservation Alternative

Potentially significant impacts to individually eligible historical resources would result from the Project by demolition of the Stock House and the White Cement Mill. The following Preservation Alternative is recommended for incorporation into the Project and for consideration in the environmental document which will be prepared for the Project. This Preservation Alternative would reduce potentially significant impacts to historical resources under the Project to a less than significant level for the following reasons. In this unusual case, the Subject Property has been declared a threat to public health by the DTSC, as previously discussed and as documented in Appendix E. The Stock House and White Cement Mill are located in the southern portion of the site and can only be safely observed by the public from the public right-of-way, approximately 900 feet (0.17 miles) to the west. At this distance the two buildings are not readily discernable in any meaningful way. As such, retention of these two structures would not provide a substantial public educational or interpretation benefit from a preservation perspective. Furthermore, they currently pose a significant public safety hazard because the structures themselves and the ground underneath them are contaminated. Documentation provided by Langan Engineering (see Appendix E) establishes that the hazardous contamination could not be remediated without demolishing the buildings because the structures themselves and the ground underneath them is substantially contaminated with hazardous materials. Therefore, recordation, salvage of selected artifacts and archival materials, and installation of a publically accessible permanent interpretive exhibit is recommended to reduce potential impacts. This case is a clear example of a circumstance where recordation, salvage and interpretation is the only feasible method to reduce potential impacts from demolition to a level of insignificance under State CEQA Guidelines, Section 15126.5(b)(2). The interpretive exhibit would illustrate and explain the site's significant history, providing for meaningful public education. Salvage and exhibit or archiving of artifacts, documents, historical materials or scientific information would ensure that valuable information and artifacts would be available for interpretation or for future study. In this manner, information about the historic and engineering significance of the site, limestone quarry, mining activities and the Plant would be retained and preserved. The environmental document

will analyze (based on the findings presented in this Historical Resource Assessment) the impacts to historical resources caused by the removal of each structure and should consider the recommended Preservation Alternative as summarized in the table below.

**TABLE 3:**

**Historical Resources Preservation Alternative**

<p><b>Preservation Alternative: Recordation, Salvage and Interpretation</b></p> <p>Historical development of the Plant and the important relationship between the cement industry and economic development of the community, and the historical relationship between the Plant and agriculture in the area would be explored in the interpretive exhibit. The eligible buildings within the Plant, including the Stock House and the White Cement Plant, would be recorded in a HABS/HAER report, and their key character-defining features would be identified and assessed for feasibility to salvage in a Salvage Inventory Report. Items appropriate for salvage and interpretation would be utilized in the Interpretive Exhibit or donated to the California Citrus State Historic Park or other entities for educational purposes. The Office and Laboratory adjacent to the project site is under separate ownership and is not a part of the project. All other existing buildings on the Project site would be demolished.</p>	
<p><b>a) Interpretive Exhibit</b></p>	<p>An Interpretive Exhibit, which would promote cultural awareness of the history of the Plant and its relationship to the cement industry, shall be developed and be located near the main entrance of the Project. The Interpretive Exhibit shall be open to the public and would present a photographic history of the Plant and showcase other information and artifacts that would educate the public about the historical significance of the Plant and the cement industry in the region. The Interpretive Exhibit shall be completed and open to the public after the newly developed buildings in the Project are placed in service.</p>
<p><b>b) HAER Recordation</b></p>	<p>Prior to issuance of any demolition permit, the eligible buildings, including the Stock House and White Cement Plant, shall be recorded in accordance with the Historic American Engineering Record (HAER) Level III requirements. The recordation document shall be prepared by a qualified architectural historian or historic preservation professional<sup>116</sup>. The recordation document shall include a historical narrative regarding the architectural and historical importance of each building being salvaged, relocated or demolished and its contributions to the history of cement production in the region. The recordation document shall also record the existing appearance of each building being salvaged, relocated or demolished, in professional large format photographs, including exteriors, representative interior spaces and character-defining features. The property setting and contextual views would also be documented. All recordation document components shall be completed in accordance with the Secretary of the Interior's Standards and Guidelines for Architectural and Engineering Documentation ("HABS/HAER Standards"). Copies of the completed report shall be distributed to the Eastern Information Center ("EIC") at the University of California, Riverside and the City of Jurupa Valley Public Library ("Lewis Rubidoux Library").</p>
<p><b>c) Salvage Inventory</b></p>	<p>Prior to the issuance of any demolition permit, a qualified architectural historian or historic preservation professional, shall prepare an inventory of key character-defining physical features of the eligible buildings appropriate for salvage and interpretation ("Salvage Inventory Report"). Artifacts that are contaminated with toxic materials (including, without limitation, asbestos, lead paint, PCBs, hexavalent chromium, etc.), or that are unsound or decayed need not be included in the salvage process. The Plant's archives consisting of historic aerial photographs, historic objects and artifacts, historical and scientific publications and documents, and other pertinent materials shall be inventoried by a qualified historian. Historically or scientifically important materials that are identified shall be retained and preserved by a qualified archivist in an appropriate on- or off-site archive, or offered to the public as described below in the Salvage Program..</p>
<p><b>d) Salvage Program</b></p>	<p>The items identified in the Salvage Inventory Report shall be made available for use in an interpretive exhibit developed for the Project or donated for curatorial and/or educational purposes to a local historical society, preservation organization, or the like. Highly valuable salvaged artifacts and materials that will not be reused for the Project shall be preserved in an appropriate on- or off-site archive for future</p>

<sup>116</sup> A Qualified Architectural Historian or Historic Preservation Professional is a person who satisfies the Secretary of the Interior's Professional Qualification Standards for Architectural History pursuant to 36 CFR 61.

	<p>study. Salvaged materials that will not be exhibited or archived shall be offered to local historical societies, libraries, museums, or private collectors, or advertised to the public for a period of not less than thirty (30) days in historic preservation websites and the Press Enterprise newspaper, as well as by posting on the Project site itself and by other means as deemed appropriate. The salvage efforts shall be conducted by the project applicant. Salvage efforts shall be documented in writing by summarizing all measures taken to encourage receipt of salvage materials by the public. Copies of notices, evidence of publication of such notices, along with a summary of results from the publicity efforts, a list of salvage offers (if any) that were made, and an explanation of why the features were not or could not be accepted, shall be included in the appendix of the Salvage Inventory Report. The Salvage Inventory Report shall be filed by the project applicant with the City of Jurupa Valley Planning Department.</p>
<p><b>Potential Impact</b></p>	<p>After project completion with the Preservation Alternative incorporated and retention of the limestone quarry as an Open Space and wildlife habitat, the site would retain its current status as California Point of Historical Interest No. 336. Although the resource would lose much of its historic character or appearance, the most significant feature of the site, the limestone quarry, would be retained and would still have sufficient integrity to yield significant scientific or historical information, and the Plant's historical archives would also be retained and important historical or scientific information in the archives would be made available for future study. Through recordation, interpretation and salvage the significance of the Plant and specific features or artifacts that convey its significance would be recorded and preserved for public education and future study. The limestone quarry would be retained and the significance of the limestone quarry in the history of the cement plant, the cement industry, and the economic growth of the community would also be recorded. Therefore, the proposed Project would result in a less than significant impact on historical resources with the Preservation Alternative and retention of the limestone quarry incorporated.</p>



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## **Appendix A – Professional Qualifications**

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# Margarita Jerabek, Ph.D.

## Director, Historic Resources

### EDUCATION

Ph.D., Art History,  
University of California,  
Los Angeles

M.A., Architectural  
History, School of  
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Charlottesville

Certificate of Historic  
Preservation, School of  
Architecture, University  
of Virginia,  
Charlottesville

B.A., Art History,  
Oberlin College,  
Oberlin, Ohio

### 25 YEARS EXPERIENCE

### PROFESSIONAL AFFILIATIONS

California Preservation  
Foundation

Santa Monica  
Conservancy

Los Angeles  
Conservancy

Society of Architectural  
Historians

National Trust for  
Historic Preservation  
Leadership Forum

American Institute of  
Architects (AIA),  
National Allied Member

American Architectural  
Foundation

Association for  
Preservation  
Technology

### AWARDS

2014 Preservation  
Award, The Dunbar

Dr. Margarita Jerabek has 25 years of professional practice in the United States with an extensive background in historic preservation, architectural history, art history and decorative arts, and historical archaeology. She specializes in Visual Art and Culture, 19th-20th Century American Architecture, Modern and Contemporary Architecture, Architectural Theory and Criticism, Urbanism, and Cultural Landscape, and is a regional expert on Southern California architecture. Her qualifications and experience meet and exceed the Secretary of the Interior's Professional Qualification Standards in History, Archaeology, and Architectural History. She has managed and conducted a wide range of technical studies in support of environmental compliance projects, developed preservation and conservation plans, and implemented preservation treatment projects for public and private clients in California and throughout the United States.

Dr. Jerabek has prepared a broad range of environmental documentation and conducted preservation projects throughout the Los Angeles metropolitan area and Southern California counties. She provides expert assistance to public agencies and private clients in environmental review, from due diligence through planning/design review and permitting and when necessary, implements mitigation and preservation treatment measures on behalf of her clients. As primary investigator and author of hundreds of technical reports, plan review documents, preservation and conservation plans, HABS/HAER/HALS reports, construction monitoring reports, salvage reports and relocation plans, she is a highly experienced practitioner and expert in addressing historical resources issues while supporting and balancing project goals.

She is an expert in the evaluation, management and treatment of historic properties for compliance with Sections 106 and 110 of the NHPA, NEPA, Section 4(f) of the Department of Transportation Act, CEQA, and local ordinances and planning requirements. Dr. Jerabek regularly performs assessments to ensure conformance with the Secretary of the Interior's Standards for the Treatment of Historic Properties, and assists clients with adaptive reuse/rehabilitation projects by providing preservation design and treatment consultation, agency coordination, legally defensible documentation, construction monitoring and conservation treatment.

She is a regional expert on Southern California architecture. She has prepared a broad range of environmental documentation and conducted preservation projects throughout the Los Angeles metropolitan area as well as in Ventura, Orange, Riverside, San Bernardino and San Diego counties. Beyond her technical skill, Dr. Jerabek is a highly experienced project manager with broad national experience throughout the United States.

## **Project Experience**

### **Intensive Historic Resources Survey, Adelante-Eastside Redevelopment Area, Los Angeles, CA. *Principal Investigator/Project Manager***

Dr. Jerabek led the comprehensive reconnaissance and intensive-level surveys of the Adelante-Eastside Redevelopment Area. The survey was conducted using the NPS Multiple Property Approach, in accordance with SurveyLA methods and technologies.

### **Suisun Valley Road Bridge 23C0077 Replacement Project and Main Street Bridge Replacement Project Peer Reviews, Riverside and Solano counties, CA. *Peer Review***

As a Caltrans PQS, Dr. Jerabek completed peer reviews for two separate bridge replacement projects in Districts 8 (Riverside and San Bernardino) and 4 (Bay Area) – the Main Street Bridge Replacement in Temecula and the Suisun Valley Road Bridge Replacement in Project in Suisun, respectively. Dr. Jerabek performed a peer review of the Historical Resources Evaluation Report prepared for the Main Street Bridge Replacement by another consultant under contract to the City of Temecula and Caltrans to comply with state and local laws. The proposed bridge replacement project was found to have no indirect adverse impacts on historical resources. Dr. Jerabek performed a peer review of the Suisun Valley Road Bridge Replacement Project report, a Historic American Engineering Record (HAER) document.

### **Historic Property Survey Report (HPSR) for the La Cienega Boulevard Bridge (Bridge No 53C1220) Over Ballona Creek Seismic Retrofit Project, Los Angeles, CA. *Project Manager/Senior Architectural Historian***

Dr. Jerabek led the Section 106 significance evaluation and evaluation of effects in connection with the proposed seismic retrofit project for the 1932 Art Deco style La Cienega Boulevard Bridge over Ballona Creek. Included an intensive pedestrian survey, archival research and preparation of a Historic Property Survey Report, Bridge Evaluation Short Form, and Department of Parks and Recreation DPR 523 forms. The single-span girder bridge is listed as Category 5 in the Caltrans historic highway bridge inventory and was recommended ineligible for the CRHR.

### **Historic Resources Evaluation Report, Freeport Shores Pedestrian/Bicycle Trial Project, State Route 160/ Freeport Boulevard, Sacramento County, CA. *Project Manager/Senior Architectural Historian***

Dr. Jerabek led the cultural landscape survey, significance evaluation and effects assessment for a segment of the Victory Highway, a memorial highway dedicated in 1921 to commemorate WWI, working for Caltrans District 3.

### **Historic Architectural Survey Report, La Paz Road and Bridge Widening Project and La Paz Road Widening Historic Properties Survey Report (HPSR), Mission Viejo, CA. *Project Manager/Senior Architectural Historian***

Dr. Jerabek led the evaluation of effects for the proposed widening of La Paz Road and Bridge. The project involved the survey and evaluation of residential, commercial, educational and religious architecture. One resource was recommended eligible a Modern style church built in the early 1960s. The impacts assessment found no significant adverse change to historical resources.

### **EIR/EIS First Street Bridge Over Los Angeles River Widening Project, Los Angeles County, CA. *Project Manager/Senior Architectural Historian***

Dr. Jerabek prepared cultural resources section of the EIR to assess impacts of a bridge widening project on 19th and 20th century residential, commercial and industrial



buildings within the APE for the construction of a new light rail line over the historic First Street Viaduct in downtown Los Angeles.





# Christina Chiang

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## Senior Architectural Historian

### EDUCATION

M.A., Architectural History (Major: American Architecture), University of Virginia

B.S., University of California, Los Angeles (Cum Laude)

### 7 YEARS EXPERIENCE

### AWARDS

DuPont Fellowship (UVA)

Phi Beta Kappa (UCLA)

Christina Chiang has conducted extensive archival research, field observation, recordation, prepared survey documentation and historic context statements, and assisted in database management for numerous historic resources projects. She has also worked as an Assistant Curator at an archive of Southern California architecture and design, where she organized exhibitions, conducted research on mid-century modern design, and helped manage the collection. She has substantial experience in the evaluation of Recent Past resources, large-scale surveys, and linear and engineering properties.

### Relevant Experience

Ms. Chiang has completed and co-authored a wide range of architectural investigations including historic resources assessment and impacts analysis reports for compliance with CEQA, local landmark applications, a business district renovations guide, plan reviews, Section 106 significance evaluations, and HABS, HAER, and HALS documentations. She was the lead author of a HAER about a vertical-lift bridge in the Port of Los Angeles, the Commodore Schuyler F. Heim Bridge. She has also performed extensive research, survey work, and prepared numerous reports in many cities and counties of Southern California.

She is involved a diverse set of projects and analyses. These include a historic report on a modern building and its cultural landscape, a CEQA review for a bungalow in West Hollywood, and a HABS report for the Long Beach Civic Center.

**Historic Resources Assessments:** Ms. Chiang has contributed to the research, site inspections, and report preparation of a number of historic resources assessments in the Los Angeles metropolitan area for compliance with CEQA. Ms. Chiang has evaluated a number of different types of potential historical resources, including single-family and multi-family residences, commercial buildings, Nike missile sites, roads, a space shuttle assembly complex, transmission lines, electrical substations, and train stations in Burbank, Century City, Downey, Long Beach, Los Angeles, Malibu, Riverside, San Diego, Santa Ana, Santa Monica, San Pedro, West Hollywood, and Westwood.

**Large Scale Survey Experience:** She was the lead architectural historian and main evaluator for the LA-RICS survey of a large number of publicly owned sites in Los Angeles County. Ms. Chiang also served as survey team organizer for large-scale surveys for Verizon Wireless throughout California, the Westside Extension Subway Line, and the Palmdale-to-Los Angeles California High-Speed Rail segment. She also surveyed Corridor 9 and wrote National Register and local Historic Preservation Overlay Zone applications for the 52<sup>nd</sup> Place and the 27<sup>th</sup> and 28<sup>th</sup> Streets Historic Districts in Los Angeles for the Community Redevelopment Agency. Additionally, Ms. Chiang helped complete the city-wide survey and evaluation of resources in

the City of Calabasas and a survey of modern resources in the City of  
Riverside.



# Christian Taylor

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## Associate Architectural Historian

### EDUCATION

Master's Degree,  
Historic Preservation,  
University of Southern  
California, Los Angeles

B.A., History, University  
of Oklahoma, Norman

### 3 YEARS EXPERIENCE

Christian Taylor is a historic resources specialist with academic and professional experience in assessing historic structures and contributing to California Environmental Quality Act (CEQA)-level documents. With completion of his master's degree imminent, Christian will continue to hone his skills in management of rehabilitation and restoration projects, preparation of documentation of historic contexts, and the use of non-invasive material investigation methods.

### Representative Experience

Working for the California Department of Parks & Recreation (DPR), restoration contractors, and environmental consultants, Christian has become versed in the research, writing, and assessment of historic resources from the public and private perspective.

Serving first as a history intern and then interpretive specialist for the DPR, Christian served as the lead representative for the Crystal Cove State Historic Park during the second phase of the cottage restoration project program. His primary role was to liaise with contractors to ensure the project met both the Parks Department and the Secretary of the Interior's Standards.

Also with the DPR, Christian worked alongside resident historians to organize the contributing documentation and assist with the historic landscape report documenting La Purisima Mission's structures and their significance in relation to the original restoration work done in the 1930s.

Christian also familiarized himself with the historic restoration field through the preparation of thousands of pages of documentation associated with the Wilshire Temple and Atascadero City Hall projects. Christian has performed architectural history research, survey and assessment work for the Hermosa Beach General Plan Update and the Capitol Mills project in Los Angeles, and assisted with historic resources assessments for a commercial property and an education center in West Hollywood as well as multiple residential properties in Venice and Los Angeles.



# Max Loder

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## Associate Architectural Historian

### EDUCATION

M.A., Public History  
with a concentration in  
Historic Preservation,  
University of  
California, Riverside

B.A., History,  
University of  
California, Los  
Angeles

### 4 YEARS EXPERIENCE

Max Loder is an architectural historian with more than four years of professional experience performing field surveys and preparing DPR forms; preparing statements of significance; conducting historical analysis, composing architectural descriptions; and conducting necessary project research. He also has a year of public sector planning experience in design review. He has worked closely with private individuals, public officials, and large and small organizations to help work toward solutions to their historic and planning needs.

### Relevant Experience

**Department of City Planning, City of Los Angeles.** *Historic Preservation Overlay Zones (HPOZ) Unit in the Office of Historic Resources.* Assisted HPOZ staff with client walk-ins, conducting design review, drafting casework letters/certificates, and public outreach/presentations regarding adoption of HPOZs. Conducted field surveys of several HPOZs, using photography and making note of historical elements. Corrected technical elements on databases of HPOZ properties and research historical patterns of neighborhood growth. Communicated with project applicants to improve their projects' conformance with preservation guidelines.

**SR 710 North Project, South Pasadena, CA.** *Architectural Historian.* Worked on a project-hire basis for a consulting firm on findings of no adverse effect related to the SR 710 North project. Specifically worked on the descriptions of historic properties and resources sections of the findings.

**University of California, Riverside.** *History Graduate Teaching Assistant.* Engagingly led three sections of approximately 25 undergraduates each. Prepared detailed lessons to review course material and primary sources in depth. Fielded student questions/concerns and evaluated students' examinations, papers and course performance.

**The Young Oak Kim Center for Korean American Studies, UC Riverside.** *Research Intern.* Researched primary sources to build list of Koreans present in Riverside around 1900. Assisted with oral histories of prominent Korean American individuals. Augmented and edited statement of historical significance for NRHP application for the Willows Airfield in Glenn County, California, a place of significance to the history of Korean American aviation.

**VinCate & Associates Preservation Consultants, Riverside, CA.** *Architectural Historian.* Completed successful application for City Landmark status for property in Riverside. Researched and composed statement of significance and architectural description. Completed necessary DPR forms. Liaised with City of Riverside planning staff to guide application to completion.

**Dominguez Rancho Adobe Museum, Rancho Dominguez, CA. *Intern.***

Worked with the rare books collection, assessing storage needs and recommending solutions. Inventoried materials, using Past Perfect, and cared for three-dimensional objects in the collection. Catalogued and digitized aviation collection (print materials), using Past Perfect.

**Santa Monica College, CA. *History Tutor.*** Initiated tutoring service. Assisted students preparing for exams and quizzes. Proofread and advised students on paper drafts.

**Santa Monica History Museum, Santa Monica, CA. *Research Volunteer.*** Researched and composed articles on local history. Conducted historical research relevant to museum collections. Inventoried collections toward establishing museum relocation plan. Arranged for professional evaluation of an early eighteenth century French book I discovered in the archives.

## **Publications and Presentations**

“Citrus, Modernism, & STEAM: The Three Lives of the Downtown Riverside Library,” UC Riverside (2016).

“Paradoxical Continuity: Antimasonry as a Progression of Masonic Values.” REHMLAC at Universidad de Costa Rica 5 (2013): 80-96.

Contributions to the “Justice for Janitors Online Archive,” UCLA, Public History Seminar (Dr. Tobias Higbie) (2011).

## **Appendix B – Records Search Result**

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A records search was conducted on May 16, 2017 at the California Historical Resources Information System (CHRIS) Eastern Information Center (EIC) housed at the University of California, Riverside. The records search included a review of the National Register of Historic Places, California State Historical Landmarks; California State Points of Historical Interest; OHP Historic Properties Directory; and California Inventory of Historical Resources All previous studies within a one-half-mile radius of the subject property were reviewed.

The records search results indicate that one historic architectural resource (P-33-009684) was previously recorded within the subject property.

### ***P-33-009684 – Riverside Cement Company***

Resource P-33-009684 consists of the Riverside Cement Company, located at 1500 Rubidoux Boulevard. On July 12, 1974, the Plant was listed as a California Point of Historical Interest and recorded by the State of California with plaque number 336. This designation process began at the suggestion of Riverside County Historical Committee Chairperson Donna B. Babcock in 1968, and was soon followed by historical documentation provided by Don Pfeiffer and Marion Walls of the American Cement Corporation. The historical narrative description was completed by veteran Riverside journalist Tom Patterson in 1974. The Plant was designated Riverside County Landmark No. 047 in 1974. The Riverside County Historical Commission dedicated a marker honoring the site of the Riverside Cement Company on May 21, 1975. The marker described the Riverside Cement Company as follows: Organized in 1906, Riverside Cement Company began producing here in 1909 and became the keystone of the American Cement Corporation in 1958. In 1914 Dr. Frederick Gardner Cottrell helped it build an electrostatic precipitator, pioneering in cement dust control. The site is internationally noted for many rare minerals, where molten rock intruded. Since 1954 the large-scale underground room-and-pillar mining method has been used. In 2014, the Riverside County General Plan identified the Plant (“Riverside Cement Company”) in a list of cultural resources as a designated California Point of Historical Interest and a designated Riverside County Historical Landmark and categorized it under the Early Statehood Period (1869-1919) for economic and industrial themes.

POINT OF HISTORICAL INTEREST

33-9684

Reg. No. Riv-047

Date 7-12-74

By *[Signature]*

County **Riverside**

Name **Riverside Cement Company**

Location **1500 Rubidoux Blvd., between Market and El Rivino Dr., and parallel to El Rivino Country Club in Riverside.**

Historical Significance: **Organized in 1906, Riverside Cement Company began producing here in 1909 and became the keystone of American Cement Corporation in 1958. In 1914, Dr. Frederick Gardner Cottrell helped it build an electrostatic precipitator, pioneering in cement dust control. The site is internationally noted for many rare minerals, where molten rock intruded. Since 1954 the large-scale underground room-and-pillar mining method has been used.**

THIS POINT OF HISTORICAL INTEREST IS NOT A STATE REGISTERED HISTORICAL LANDMARK.

RECOMMENDED:

*[Signature]*  
Signature—Chairman, County Board of Supervisors

Date **MAY 21 1974**

ATTEST:  
**DONALD D. SULLIVAN, Clerk**

APPROVED:

*[Signature]*  
Signature—Chairman, Historical Landmarks Advisory Committee

Date **July 11, 1974**

DPR-147 (4-66)

By *[Signature]*  
Deputy

68395-768 4-66 5M TRIP ① OSP



## **Appendix C – Nomination**

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SITE NAME RIVERSIDE CEMENT PLANT

Suggested by DONNA B. BABCOCK Date 3-22-68

Documented by DON PELLER - MARLAN LEWIS Date 4-8-68



Site: RIVERSIDE CEMENT COMPANY

Riv-047  
Riverside Cement Company

Chairman: Salutations and a brief word of welcome

Introductions of members of Commission and Staff members:

COMMISSIONERS:

- Ole J. Nordland, Chairman, Indio
- Tom Patterson, Vice-Chairman, Riverside
- Donna Bouer Babcock, Tax Collector & Secretary to  
Historical Commission, Riverside
- Francis J. Johnston, Banning, (Welfare Dept.)
- Sam Hicks, Temecula
- Robert D. Miller, Architect, Riverside
- Katharine Saubel, Malki Museum, Banning
- A. C. Keith, Riverside
- Rick Hanks, BLM, Riverside

STAFF (ADVISORY)

- Robert T. Andersen, Administrative Office, Riverside
- Don Baskett, Dept. of Development, Riverside
- Francis Crocker, Palm Springs
- Charles Hice, Museum Director, Riverside
- Mary Jo O'Neill, Museum Director, Edward-Dean Museum,  
Cherry Valley
- Doug Powell, Road Dept., Riverside
- Jack Ruth, Road Dept., Riverside
- Warren Schweitzer, Curator of Local History, Riverside  
Museum
- Ted Torro, Torres-Martinez Indian Reservation, Hemet

STAFF

- Dr. John R. Brumgardt, County Historian, Riverside
- Pete Dangermond, Parks Director, Riverside
- Darlean Mathews, Secretary, Historical Commission
- Paul Romero, Interpretive Specialist, Parks Dept.

Comments on historical background of Riverside Cement Company

Introduction of Guest Speaker (s): \_\_\_\_\_

Guest Speaker: Comments on dedication site

Others:

Chairman: Closing comments...appreciation of the participation of those in attendance, and those attending.

DEPARTMENT OF PARKS AND RECREATION  
**POINT OF HISTORICAL INTEREST**

DO NOT WRITE IN THIS BLOCK  
Reg. No. Riv-047  
Date 7-12-74  
By [Signature]

County Riverside Name Riverside Cement Company

Location 1500 Rubidoux Blvd., between Market and El Rivino Dr., and parallel to El Rivino Country Club in Riverside.

Historical Significance: Organized in 1906, Riverside Cement Company began producing here in 1909 and became the keystone of American Cement Corporation in 1958. In 1914 Dr. Frederick Gardner Cottrell helped it build an electrostatic precipitator, pioneering in cement dust control. The site is internationally noted for many rare minerals, where molten rock intruded. Since 1954 the large-scale underground room-and-pillar mining method has been used.

THIS POINT OF HISTORICAL INTEREST IS NOT A STATE REGISTERED HISTORICAL LANDMARK.

RECOMMENDED: [Signature]  
Signature—Chairman, County Board of Supervisors

APPROVED: [Signature]  
Signature—Chairman, Historical Landmarks Advisory Committee

Date MAY 21 1974 DONALD D. SULLIVAN, Clerk  
By [Signature] Deputy

Date July 11, 1974

MENT  
TTT

Documentation

American Cement Corporation-Riverside Division

A Spanish speaking settlement was founded in this area in 1843, when Lorenzo Trujillo, a New Mexican Indian from Taos, was given good farming land on the Santa Ana River. This was the "Bandini Donation" and was given to Trujillo and his band of farmers from New Mexico in return for their fighting protection against Indian raiders from the desert areas. Juan Bandini's Jurupa Rancho and Benjamin D. Wilson's rancho (later called the Rubidoux Rancho when Louis Rubidoux acquired both it and the Jurupa holding in the late 1840's) flourished behind the defense of these resolute farmers.

The resolute New Mexicans founded the community of Agua Mansa in 1845 along the river. Some of them began mining limestone from quarries which now produce cement. They made kilns by tunneling the bluff above Agua Mansa and sinking vent holes from the top of the cliffs. The finished limestone was used to coat adobe walls.

Late in 1905, Ira Judsen Cole relocated the Sky Blue Quarry, West of Riverside. Cole spent \$20,000.00 of his own money before taking his findings to William G. Henshaw, an Oakland banker. Impressed, Henshaw organized the Southern California Cement Company with a capital stock of \$2,500,000.00 and incorporated it on August 23, 1906.

Title to the property was acquired, and a railway right of way was established to the mill site. The Crescent City Railway went in, in 1908. This linked Crestmore and Riverside; connecting at Riverside with the Santa Fe.

A six kiln cement plant was built under the direction of Charles L. Carmen, an experienced cement plant building engineer.

The process of quarrying, involved blasting the rock into small pieces with dynamite. It was further broken up by sledge hammer. Then, it was drawn the few hundred feet to the blending bins in two-wheeled carts, pulled by a horse or mule.

The economic influence of this plant on the City and County of Riverside began with its construction, which involved a force of 200 men, a sizable segment of the area's work force at that time. It has continued through numerous expansions to date.

Production of the first cement began in November of 1909. Shipment began in January of 1910.

ment Company

Along with various reorganizations, the company's name has been changed several times. Riverside Portland Cement Company was the name in the early years. It became known as the Riverside Cement Company, in 1928.

An increasing number of kilns (12 by 1914) brought about a pollution problem as the cement dust settled on the surrounding farm lands. Public pressure led the company to commission Doctor Frederick G. Cottrell of the University of California, to develop an electrostatic dust catching apparatus. He did so by January of 1913, and it was installed at a cost of \$100,000.00.

Expansion of the facilities, including purchase of the Golden State Cement Company in Oro Grande near Victorville, with greatly increased production, took place during the progressive 1920's.

With the depression years of the 1930's, production fell, and some retrenchment occurred. Principles of operation were developed, including the payment of a just and living wage to employees, rigid controls on expenditures, a research program, and careful payment of dividends.

Expansion began again with World War II, and has been continuous since. It included additional kilns, and waste-heat power plant office and laboratory buildings, cement storage stock house, bulk loading facilities, a crushing, blending and storage system, and the development of a room and pillar mine.

The company was the first member of the industry to utilize the x-ray diffraction equipment for the rapid analysis of raw materials and finished products. It now has electronic computer guidance for the raw material blending system in Oro Grande.

A series of mergers occurred in the 1950's involving three other cement companies. The result is that the American Cement Corporation is now the fifth largest producer of cement in the United States. The production capability now exceeds 12,000 barrels of cement per working day.

Five typewritten, undated expositions, "Histories" of the division from the company's public relations department and the company's 65 year commemorative calendar.

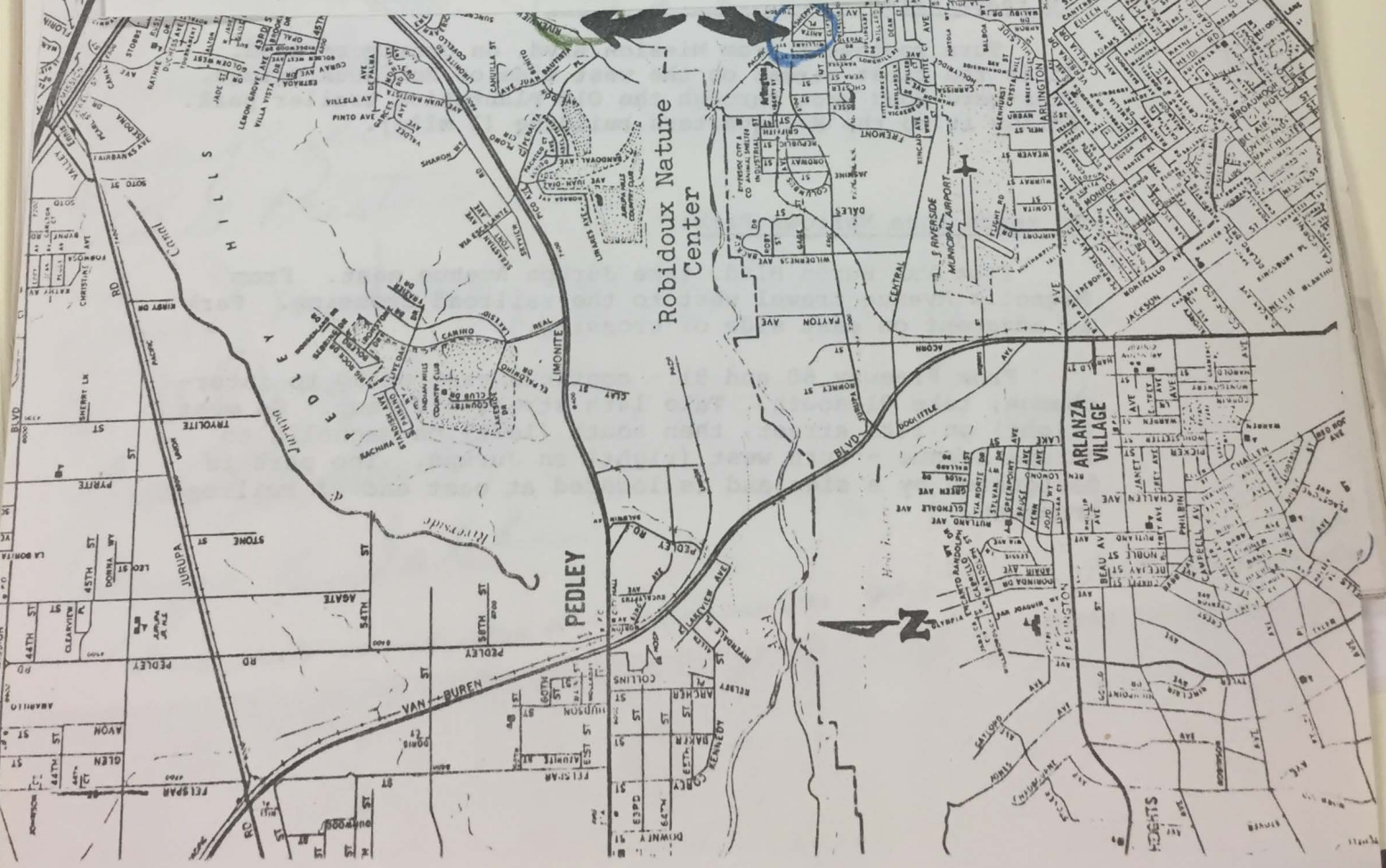
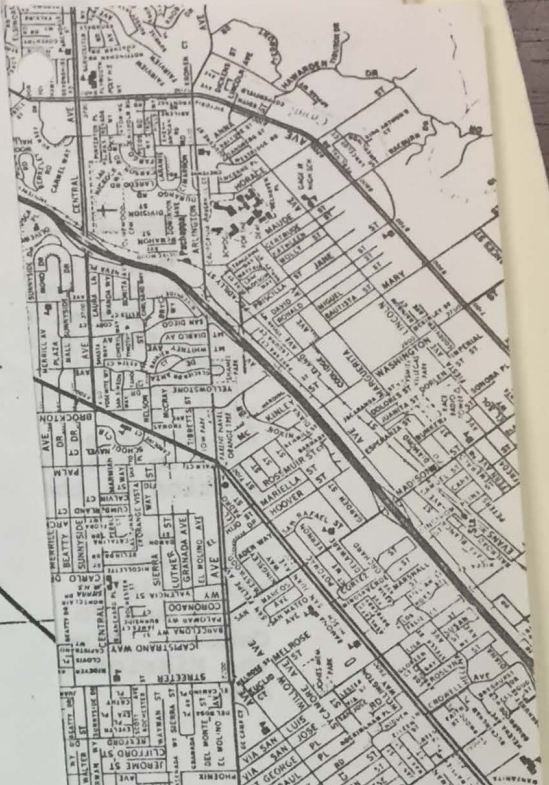
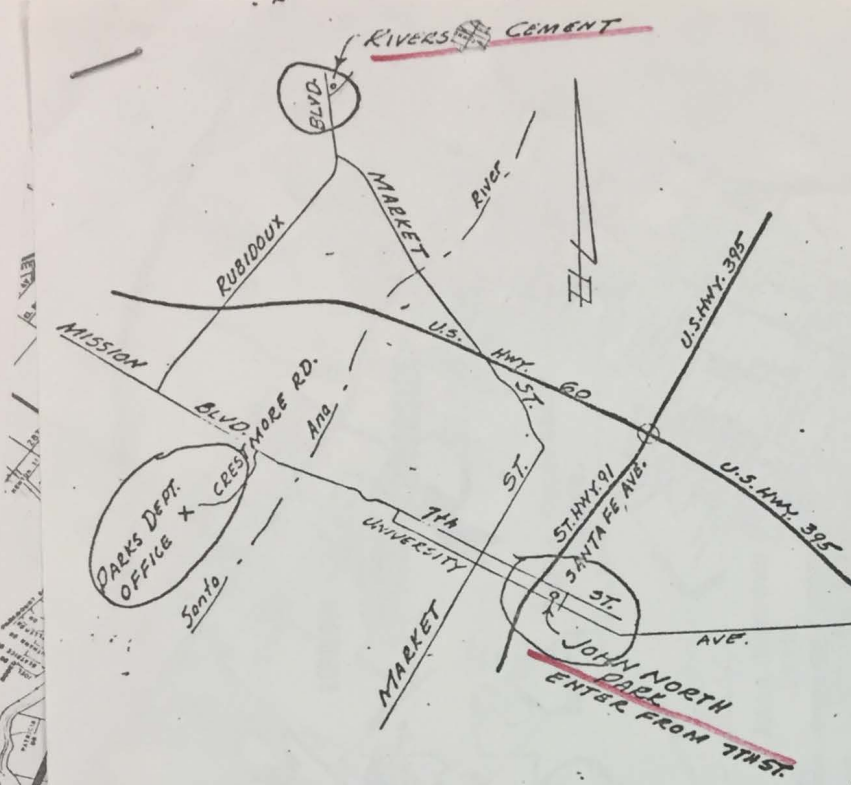
The Story of Riverside County, Pioneer Title Insurance Company, Riverside, 1957.

Landmarks of Riverside County, Historical Committee, 1966.

DEDICATION OF THE RIVERSIDE CEMENT COMPANY MARKER

5-21-75

Riverside Cement Company



D. D. BARCOCK

Date

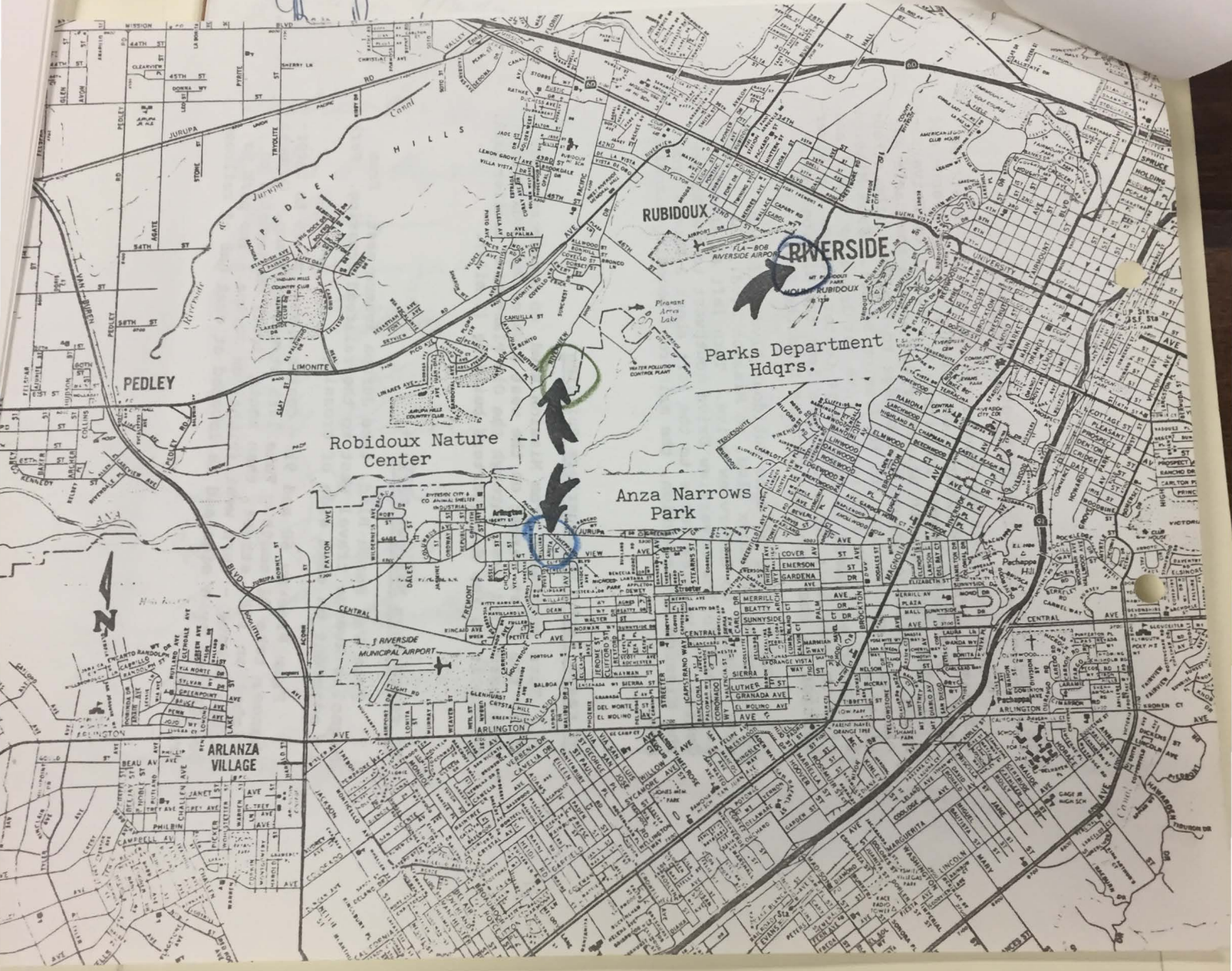
DEDICATION OF THE RIVERSIDE CEMENT COMPANY MARK

NAME

FROM

Donald S. Richmond  
John W. Fleming  
Jan T. Hayes

Riverside Cement  
Riverside





To reach the Louis Robidoux Nature Center:

Traveling south on Freeway 91, take the 7th street off ramp. Traveling north, use the University Avenue off ramp. Travel northwest on either 7th street or University until they join at 7th Street bridge across the Santa Ana River. Continue across the bridge to Rubidoux (the street name will change from 7th to Mission Blvd.). From Mission Blvd. turn left on Riverview Drive (at 3rd stop light) and follow it southwest to the Nature Center. Watch for Riverview to veer left about 2 blocks from the Mission intersection as the main road becomes Limonite Ave.

From Freeway 60 take Rubidoux Blvd. off ramp. Go southwest on Rubidoux Blvd. to Mission Blvd., then northwest (right) to Riverview Drive. Turn left at the stop light and follow Riverview Drive southwest to the Nature Center. Riverview veers to the left about 2 blocks from the Mission intersection, the main road becoming Limonite Ave.

To reach Parks Headquarters Building:

Turn southwest from Mission Blvd. on Crestmore Road. It is the first street on the west side of Rubidoux Bridge. Crestmore Road goes through the Old Plantation trailer park. Follow it to the Headquarters building (1 mile).

To reach Anza Narrows Park:

From Van Buren Blvd. take Jurupa Avenue east. From Magnolia Avenue travel west to the railroad crossing. Park is adjacent on east side of crossing.

From Freeway 60 and 91 - continue east on 60 to interchange, take 91 south. Take 14th street off ramp. Go west (right) on 14th street, then south (left) on Magnolia to Jurupa Avenue - turn west (right) on Jurupa. The park is designated by a sign and is located at east end of railroad crossing.

DEDICATION OF THE RIVERSIDE CEMENT COMPANY MARKER

DEDICATION OF THE JOHN W. NARCH PARK MARKER

NAME

FROM

Donald S. Richmond

Riverside Cement.

John H. Herring

Riverside "

Jan T. Hayes

Riverside Parks Dept.

Ben Jowell

" "

Lena L. Wear

Riverside Co. Dept. of Public Works

Willard Cowan

" Parks Dept.

Ralph A. Hayes

" "

Fred Horn

Riverside Parks Dept.

Norman Shumaker

Riverside Municipal Department

Dennis Goldbey

" "

John R. Roberts

" "

B. G. Preston

" "

Louis J. Maloney

" "

R. A. Briggs

" "

John W. Schmidt

" "

Wayne Kendall

" "

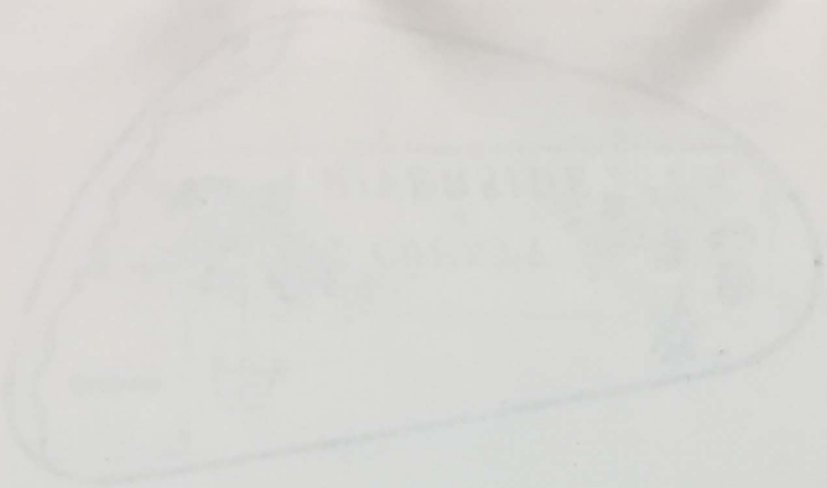
(This list includes all names on John Narch Park marker)

DEDICATION OF THE JOHN W. NORTH PARK MARKERNAMEFROM

Barbara Peet	Riverside Parks Dept.
Narlean Matthews	" " "
Woodward C Hazard	Riverside Co. Supt/Schools
<del>Cliff [unclear]</del>	Indio, Hist. Comm.
Paul Romer	Co. Parks Dept
Tom Patterson	4791 Granada Pl #12504
Jean Hall	770 Via Zapato '07
Joyce Carter	Riverside Municipal Museum
Pete Dangermond	Palm Springs Historical Soc
Francis F. Crocker	Calif. Society of Archaeologists
Jack Keith	Riv Co. Rd Dept.
a.c. Keith	



Pete Dangermon  
Director



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THE RIVERSIDE COUNTY HISTORICAL COMMISSION

*cordially invites you to attend the  
Dedication Ceremonies of the historical  
markers honoring the sites of*

JOHN W. NORTH PARK at 1:00 p.m.

and

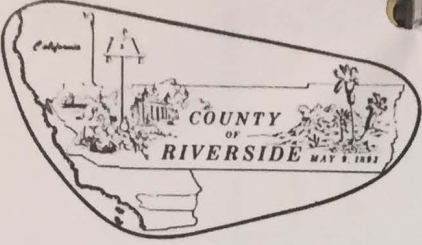
RIVERSIDE CEMENT COMPANY at 2:00 p.m.  
(at Rubidoux Blvd. Entrance)

Wednesday, May 21, 1975

(Maps Enclosed)

2

At  
PD



PARKS DEPARTMENT  
 P. O. BOX 3507  
 5192 Mission Boulevard  
 Rubidoux, California 92509  
 (714) 787-2551

Pete Dangermond, Jr.  
 Director

Riverside Cement Company

May 5, 1975

Dear Friend:

It is a great honor to invite you to the historical day activities which are part of the dedication week of May 20th through the 26th at Santa Ana River Regional Park. May 21 has been designated as a day to commemorate our historical past as it pertains to Santa Ana River.

The County Historical Commission will dedicate three markers on this day. The first two dedications will commemorate the John W. North Park and the Riverside Cement Company, which is one of the first large mining operations in Riverside County. In conjunction with these two dedications, the Parks Department and the Historical Commission will commemorate De Anza's crossing of the Santa Ana River by placing an Historical marker near the crossing site.

We hope you can attend this afternoon of activities at the new regional park. A map is enclosed for your convenience.

Sincerely,

*Pete Dangermond, Jr.*  
 Pete Dangermond Jr.  
 Parks Director

Attachment: map

PD:jm/lc

SITE NAME RIVERSIDE CEMENT PLANT

SPECIFICATIONS FOR HISTORICAL BRONZE PLAQUE

1. Vendor to supply all labor and material to construct one bronze plaque: "RIVERSIDE CEMENT COMPANY."
2. Maximum overall dimensions are 30 inches wide by 22 1/2 inches deep with "V" shaped bottom. Minimum overall thickness is to be 1/4". The border is to be raised 1/8" and be 5/8" wide. Outline of Riverside County is to be raised 5/32". There are to be four standard type mounting lugs on back of plaque for flush mounting to masonry. Background is to be a dark bronze finish. All letters, conquistador, and border are to have a polished surface. All lettering to be raised and be "Matts Classic" style. Title letters to be sizes shown on

Riv-047 Riverside Cement Company

TO THE PURCHASING AGENT

Please order the following:

Requesting department use UNSHADED portions only:

CONFIRMATION COPY

SHIP TO: **Riverside County Historical Comm**  
**5192 Mission Blvd.**  
**P. O. Box 3507**  
**Rubidoux, Calif. 92509**

REQUISITION NO. **R- 98177**  
 PURCHASE ORDER NO. **46700**  
 DATE **1-21 1975**

SUGGESTED VENDOR: **Memorial Bronze Div., Box N,**  
**J. H. Matthews Co., Sun City, Ca**

FUND: **1001** VENDOR NO: **12350** DATE OF PAYMENT: **4/9/76**  
 PURCHASE ORDER NO. **49726** CLAIM NUMBER: **187** APPROVED BY PURCH: **[Signature]** PRICED BY: **[Signature]** CHECKED BY: **[Signature]**

APPROPRIATION CODE: **186-6-380** MOUNT OF ENCUMBRANCE: **382.66**

COUNTY OF RIVERSIDE REQUISITION

QUANTITY RECE	QUANTITY ORDERED	UNIT	DESCRIPTION	ESTIMATED COST	UNIT PRICE	EXTENSION
			Vendor to supply all labor and material to construct one bronze plaque: "RIVERSIDE CEMENT COMPANY". Text, and specifications attached. (Please contact Parks Dept. for any questions...ask for Darlean Mathews). No Substitutions! Parks Dept. will install. Please send "rubbing" for approval.			\$361.00 21.66 \$382.66

I hereby certify upon my own personal knowledge that the articles or materials or services requested hereon are necessary for use by the department, and for the purpose indicated above and that there are sufficient funds in the budget of this office or department approved for payment of same.

DEPARTMENT: **PARKS (DJM) (Historical Commission)**

AUTHORIZED SIGNATURE: **[Signature]**

QUOTE NO.: **47**

DATE FINAL SHIPMENT RECEIVED: \_\_\_\_\_

RECEIVED BY: \_\_\_\_\_

PURCH #2 (REV 12/70)

Riverside Cement - Mrs. Sch...

P.V.

COUNTY OF RIVERSIDE

PARKS DEPARTMENT

*0157*

HISTORICAL MARKER - BRONZE PLAQUE

Jan. 21, 1975

PARKS DIRECTOR

SHEET 1 OF 1

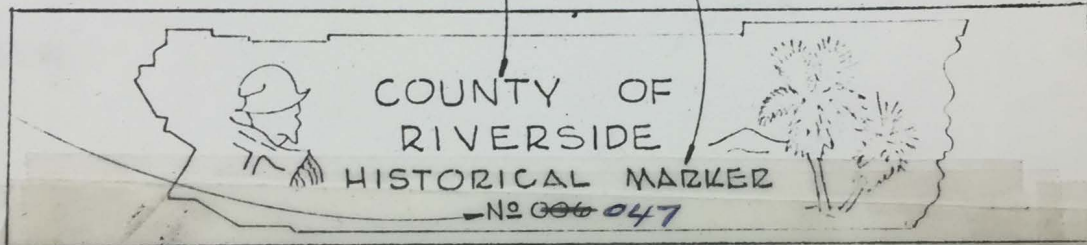
SCALE N.T.S.

1" LETTERS

3/4" LETTERS

30"

1/2" NUMBERS



1" LETTERS

RIVERSIDE CEMENT COMPANY

Organized in 1906, Riverside Cement Company began producing here in 1909 and became the keystone of American Cement Corporation in 1958. In 1914 Dr. Frederick Gardner Cottrell helped it build an electrostatic precipitator, pioneering in cement dust control. The site is internationally noted for many rare minerals, where molten rock intruded. Since 1954 the large-scale underground room-and-pillar mining method has been used.

5/8" RAISED MARGIN

1/2" LETTERS

227

361

110

INTER-DEPARTMENTAL LETTER



COUNTY OF RIVERSIDE

TO: Darlean Mathews - Historical Commission

DATE: January 10, 1975

FROM: Jack Ruth, Road Department

RE: Riverside Cement Company Historical Marker

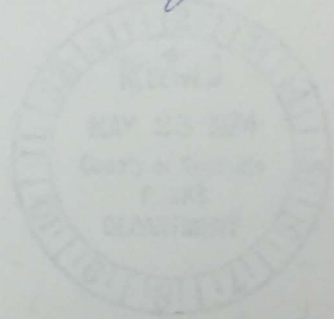
Mr. Don Richmond at Riverside Cement Company has given us verbal approval to install the historical marker.

Don will make arrangements to find an appropriate rock and have it placed at the site we selected.

When the rock has been placed he will call and I will notify you.

*Jack*

JCR:fk



WITNESSED by hand and the seal of the Board of Supervisors  
this 23rd day of January 1975  
JOHN D. BURNETT, Clerk of the Board of Supervisors  
and for the County of Riverside, State of California



Tom Patterson

Draft Narrative Description

NOV 30 '71 AM

XXXXXXXXXXXXXXXXXXXX

RIVERSIDE CEMENT COMPANY

COUNTY OF RIVERSIDE  
PARKS DEPARTMENT  
HEADQUARTERS

800

Kilns in the nearby 19th Century community of Agua Mansa

burned limestone into whitewash materials. Cement production

from limestone began here in 1909. The deposit incidentally

became famous for *rare minerals* ~~semi-precious gemstones~~. The firm, long known

as Riverside Cement Co., became the keystone in the nationwide

American Cement Corp. in 1958. In 1954 the room-and-pillar

method was instituted to mine deeper ore.

end

DEFFER - MARCON WALLS  
May 21, 1968

American Cement Corporation  
P. O. Box 832  
Riverside, California 92502

Attention: Mr. Wally Klemm, Research and Development Staff

Dear Mr. Klemm:

I have just been notified by Mr. D. W. Pfeiffer, Personnel Manager, that you have been authorized to work with the Riverside County Historical Committee on the preparation of documented material in order that this committee can proceed to make a recommendation to the Riverside County Board of Supervisors that the cement plant be designated as a point of local historical interest.

The members of the committee recognize the significance of the cement plant as one of the county's pioneer industries and feel that it should certainly be included as one of the county's monuments to industry in this area. From the records available to you, I feel certain that you will be able to provide us with the detailed information we need so that this site can be suitably marked by the county in the near future. All material which is submitted should be documented and we need as much detailed information as possible. This should include the story of the founding of the company, when construction on the plant was started, when the company first went into operation, and all significant data on changes which have been made through the years, including but not limited to the opening of the mine and the quarry, methods used in the transporting of cement, the expansion of the original facilities with the dates of the merger of the Riverside Cement Company as a part of the American Cement Corporation, the building of the white cement plant. These are just a few of the items which I know are a part of the history of the company and I am sure research will bring forth many more.

All members of the committee are employees of the county and time does not permit us to do the necessary research required to properly document the plant. We do appreciate any assistance you will be able to give us and look forward to receiving documented information at your earliest convenience. If you have any questions, please do not hesitate getting in touch with me at any time.

Very truly yours,

cc: D. W. Pfeiffer

DONNA BOUER BABCOCK

March 19, 1968

Mr. Richard C. Entorf  
Vice President, Riverside Division  
American Cement Corporation  
1500 Rubidoux  
Riverside, California

Dear Dick:

You may have noted in the paper that Riverside County is establishing points of historical interest in the county and is erecting markers at such points. There is a definite procedure for recommendation of these historical sites which requires approval by the Board of Supervisors and registration with the State of California.

It has occurred to me that there are several sites connected with the Riverside plant which should be considered by the committee making the recommendations to the Board. If I am not mistaken, the cement plant was one of the first industries in Riverside County. Also I believe that the underground mining activity started at the Riverside plant is unique--or at least was when it was initiated--and that the quarry is internationally known for its geological contents. If the company would be interested in all or any portion of the Riverside plant being recognized as a point of historical interest, I would ask that any documentary information which is on file be submitted to me. I am sure that in the records of the company there is considerable information regarding the history of the plant and feel certain that it would be much more accurate than that which any amateur historian might be able to uncover.

I would appreciate any assistance you can give me in this matter. This is undoubtedly a task which should be assigned to your public relations man, but I am taking the liberty of writing to you and asking that it be referred to the proper person. Thank you in advance for any assistance you might be able to give me in this matter.

Sincerely yours,

DONNA BOUER BABCOCK  
Chairman, Riverside County  
Historical Committee

DBB:kw

Date 4-8-68

Pacific Southwest Region  
American Cement Corporation  
1500 RUBIDOUX BOULEVARD — RIVERSIDE, CALIFORNIA 92502

RECEIVED

R. C. ENTORF  
VICE PRESIDENT  
OPERATIONS

April 1, 1968

1968 APR 2 AM 9 34

RIVERSIDE COUNTY  
TAX COLLECTOR

Mrs. Donna Bouer Babcock  
Chairman, Riverside County  
Historical Committee  
Room 421, 3575 11th Street Mall  
Riverside, California 92501

Dear Donna:

We, too, feel that the Riverside plant of American Cement Corporation has a vital place in the history of Riverside County and we will assist in gathering the documentary information necessary for presentation to the Board of Supervisors.

Mr. Don Pfeiffer and Mr. Marlon Walls will provide you with the history of the plant when you contact them to establish exactly what is required. Both can be reached at 683-3660, extension 216 for Mr. Pfeiffer and extension 360 for Mr. Walls.

It was good hearing from you and I hope we can work up enough interesting data for the Committee and Board.

Sincerely yours,

*RCE Entorf*  
R. C. Entorf

RCE:ys

cc: D. W. Pfeiffer  
M. B. Walls

APR 5 1968 PM  
 1  
 2  
 3  
 4  
COUNTY OF RIVERSIDE

11-5-18  
Patterson

draft narrative description

### RIVERSIDE CEMENT COMPANY

Organized in 1906, Riverside Cement Company began producing here in 1909 and became the keystone of American Cement Corporation in 1958. In 1914 Dr. Frederick Gardner Cottrell helped it build an electrostatic precipitator, pioneering in ~~XXXXXXXXXX~~ cement dust control. The ~~quarry~~ <sup>SITE</sup> is ~~noted~~ <sup>INTERNATIONALLY</sup> noted ~~also~~ <sup>MANY</sup> for rare minerals, where molten rock intruded. Since 1954 the large-scale underground room-and-pillar mining method has been used.

end

11-8-18

Documentation

American Cement Corporation-Riverside Division

A Spanish speaking settlement was founded in this area in 1843, when Lorenzo Trujillo, a New Mexican Indian from Taos, was given good farming land on the Santa Ana River. This was the "Bandini Donation" and was given to Trujillo and his band of farmers from New Mexico in return for their fighting protection against Indian raiders from the desert areas. Juan Bandini's Jurupa Rancho and Benjamin D. Wilson's rancho (later called the Rubidoux Rancho when Louis Rubidoux acquired both it and the Jurupa holding in the late 1840's) flourished behind the defense of these resolute farmers.

The resolute New Mexicans founded the community of Agua Mansa in 1845 along the river. Some of them began mining limestone from quarries which now produce cement. They made kilns by tunneling the bluff above Agua Mansa and sinking vent holes from the top of the cliffs. The finished limestone was used to coat adobe walls.

Late in 1905, Ira Judsen Cole relocated the Sky Blue Quarry, West of Riverside. Cole spent \$20,000.00 of his own money before taking his findings to William G. Henshaw, an Oakland banker. Impressed, Henshaw organized the Southern California Cement Company with a capital stock of \$2,500,000.00 and incorporated it on August 23, 1906.

Title to the property was acquired, and a railway right of way was established to the mill site. The Crescent City Railway went in, in 1908. This linked Crestmore and Riverside; connecting at Riverside with the Santa Fe.

A six kiln cement plant was built under the direction of Charles L. Carmen, an experienced cement plant building engineer.

The process of quarrying, involved blasting the rock into small pieces with dynamite. It was further broken up by sledge hammer. Then, it was drawn the few hundred feet to the blending bins in two-wheeled carts, pulled by a horse or mule.

The economic influence of this plant on the City and County of Riverside began with its construction, which involved a force of 200 men, a sizable segment of the area's work force at that time. It has continued through numerous expansions to date.

Production of the first cement began in November of 1909. Shipment began in January of 1910.

Along with various reorganizations, the company's name has been changed several times. Riverside Portland Cement Company was the name in the early years. It became known as the Riverside Cement Company, in 1928.

An increasing number of kilns (12 by 1914) brought about a pollution problem as the cement dust settled on the surrounding farm lands. Public pressure led the company to commission Doctor Frederick G. Cottrell of the University of California, to develop an electrostatic dust catching apparatus. He did so by January of 1913, and it was installed at a cost of \$100,000.00.

Expansion of the facilities, including purchase of the Golden State Cement Company in Oro Grande near Victorville, with greatly increased production, took place during the progressive 1920's.

With the depression years of the 1930's, production fell, and some retrenchment occurred. Principles of operation were developed, including the payment of a just and living wage to employees, rigid controls on expenditures, a research program, and careful payment of dividends.

Expansion began again with World War II, and has been continuous since. It included additional kilns, and waste-heat power plant office and laboratory buildings, cement storage stock house, bulk loading facilities, a crushing, blending and storage system, and the development of a room and pillar mine.

The company was the first member of the industry to utilize the x-ray diffraction equipment for the rapid analysis of raw materials and finished products. It now has electronic computer guidance for the raw material blending system in Oro Grande.

A series of mergers occurred in the 1950's involving three other cement companies. The result is that the American Cement Corporation is now the fifth largest producer of cement in the United States. The production capability now exceeds 12,000 barrels of cement per working day.

Five typewritten, undated expositions, "Histories" of the division from the company's public relations department and the company's 65 year commemorative calendar.

The Story of Riverside County, Pioneer Title Insurance Company, Riverside, 1957.

Landmarks of Riverside County, Historical Committee, 1966.



Seventy years ago - in his quest to discover rock suitable for the manufacture of cement, Ira Judson Coe discovered an abandoned marble quarry - known as Sky Blue Marble Quarry and in doing so - discovered one of the highest grade limestone deposits ever recorded by man.

He spent \$20,000 of his money researching this deposit and then presented his findings to an investment banker in Oakland, California - a man of great foresight - by the name of William G. Henshaw.

Mr. Henshaw was well aware of the excellent market for cement in Southern California and began plans for the construction of a cement plant at this location. He hired Charles L. Carman to design and construct the plant advising him that he wanted the best plant Mr. Carman could build - and so the construction began.

The time came when it was necessary for a railroad system to be built from Riverside to the plant location for delivery of over 100 carloads of machinery for the plant. As a result, Mr. Henshaw formed the CRESCENT CITY RAILROAD and thereby solved the problem. Or so he thought. However, conditions made it necessary to lay an alternate route for the railroad and plans were made to lay track from the plant to the Bloomington area.

The residents of Crestmore, through which the railroad had to pass, were in complete opposition to this idea. They refused to permit the right-of-way to the railroad - However, these were the days when men were men - or so the saying goes - and the men in charge had their own ideas! New Year's Day that year fell on a Sunday and so it was almost impossible for the residents to get an injunction against the company to prevent any action. At 7 P.M., under the shelter of darkness, the work crew started laying tracks through Crestmore and as the morning sun came up, the residents of Crestmore found they had a railroad running through their land. Not one protest was made to this action - by the residents of Crestmore.

In November of 1909, the cement plant was completed and operations began. The first cement was shipped in January of 1910.

The company had been incorporated under the name of the Southern California Cement Company in 1906 - In 1909, the name was changed to Riverside Portland Cement Company. In April of 1928, the name by which it is known now - Riverside Cement Company, was adopted.

In the beginning, quarried rock was loaded by hand onto horse-drawn carts and hauled to the crusher. In 1917 steam shovels were first introduced in our quarry and the 60" x 84" jaw crusher was installed.

In 1928, a new approach to removing the raw materials began. This was known as block caving and consisted of driving a shaft into the ground about 400 feet deep. From this shaft they drove off tunnels. These tunnels were driven back underneath the limestone beds and small pillars were left to support the overburden of material. The pillars were then blasted free and large blocks of limestone were allowed to cave out. The blocks were 300 feet square. Men would then re-enter through tunnels at a lower elevation and by setting small charges and prying with bars would break up the rock and drop the material to the tapping level. The material would pass through screens through holes in the floor to the haulage level below and there be loaded into small rail cars. It is interesting to note that we are the only company known to have used block caving method for mining limestone.

In the 1950's it became necessary to close down this type of mining operation. After much study - it was decided to mine by the Room and Pillar method - the method which is still in use today.

Today our mine is being worked at the -60 level - that is to say sixty feet below sea level. The roads spiral down for approximately 2 miles. The rooms off the main tunnel are apt to be 1,000 feet long, sixty feet wide and 75 high.

Rock is removed from these rooms by a loader who scoops up approximately 10,000 <sup>to 100</sup> pounds of rock at a time and drops it into a truck. The truck then carries the rock to an underground crusher - a crusher which will take a rock up to 60 inches in diameter and reduce it to 6 inches in diameter or less.

The crushed ore is then conveyed from the crusher area by means of belt conveyors to the surface.

The plant has taken on a new look in the last ten years. Two kilns - 530 ft in length each - have replaced the old kilns. The complete operation of the manufacture of cement is ~~xxxxxxxxxxxxxxxxxxxx~~ handled through the nerve center of the Crestmore Plant - an ultra modern electronic Control Room.

Riverside Cement Company has been part of the history of this area for nearly seventy years. We are proud of the ~~xxxx~~ service we have been able to afford the

Page -5-

community. A few years ago we were honored by our County's Air Pollution Control District with the "Good Neighbor Award" for our continuous concern with the environmental conditions of our community.

And today we are honored by you. We thank you for recognizing us as an Historical Landmark in Riverside County.

Your commemorative plaque has been placed in Blue Calcite limestone from our Commercial Quarry. We will display it with pride.

1990

Name of Site: Riverside Cement Company

Number: 047

Location: District 2, 1500 Rubizoux Blvd, between Market and El Rivino Drive (parallel to El Rivino Country Club).

Bronze:

Wood:

Permaloy:

Date Visited: 1980

Condition of Marker: Excellent.

Text: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

PHOTO:

Consent or Permission obtained	
From Whom	Date
Location first drawn	
To be supplied field personnel	
Visit site with field personnel	
Visit site with others	

SITE NAME RIVERSIDE CEMENT PLANT

Suggested by DONNA B. BARCOCK Date 3-22-68  
 Documented by DON PELLER - MARLON WALLS Date 4-8-68  
 Narrative Description by TOM PATTERSON Date 4-24-74  
 Referred to Hist. Commission \_\_\_\_\_ Date \_\_\_\_\_  
 Action taken by Advisory Comm. \_\_\_\_\_ Date 4-24-74  
 Approved by Hist. Commission \_\_\_\_\_ Date 4-24-74  
 Approved by Board of Suprv. CLAYTON RECORD Date 5-21-74  
 Registered by State Riv.-047 Date 7-11-74  
 Registration No. \_\_\_\_\_  
 Dedication Date \_\_\_\_\_ Date \_\_\_\_\_  
 Location - Briefly \_\_\_\_\_  
 Installation Ordered \_\_\_\_\_ Date \_\_\_\_\_  
 To Whom \_\_\_\_\_ Deadline date \_\_\_\_\_  
 Installation inspected \_\_\_\_\_ Date \_\_\_\_\_  
 Notes - Discrepancies \_\_\_\_\_

MARKER INFORMATION

Notes: 1500 Rubidoux Blvd.  
FONTANA-7.5', T25/R5W/Sec 3  
TM Grid: Zone 11-  
464300 ME / 3765250 MN

Bronze \_\_\_\_\_  
 Supplier \_\_\_\_\_ Date Ordered \_\_\_\_\_  
 Deadline Date \_\_\_\_\_ Date Received \_\_\_\_\_

Notes:

Wood \_\_\_\_\_  
 Supplier \_\_\_\_\_ Date Ordered \_\_\_\_\_  
 Deadline Date \_\_\_\_\_ Date Received \_\_\_\_\_

SITE FORMATION

Easement or Permission obtained  
 From Whom \_\_\_\_\_ Date \_\_\_\_\_  
 Location Plat Drawn \_\_\_\_\_  
 To be supplied field personnel \_\_\_\_\_ Date \_\_\_\_\_  
 Visit site with field personnel  
 Who \_\_\_\_\_ Date \_\_\_\_\_  
 Visit site with others  
 \_\_\_\_\_ Date \_\_\_\_\_  
 \_\_\_\_\_ Date \_\_\_\_\_

## **Appendix D – DPR Forms**

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State of California -- The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary #  
HRI #

Trinomial  
NRHP Status Code 5S1

Other Listings California Point of Historical Interest P336; Riverside Co. Landmark No. 047  
Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 20 \*Resource Name or #: (Assigned by recorder) Cement Plant

P1. Other Identifier: \_\_\_\_\_

\*P2. Location:  Not for Publication  Unrestricted

\*a. County Riverside and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)

\*b. USGS 7.5' Quad ) Date \_\_\_\_\_ T ; R ; \_\_\_\_\_ of \_\_\_\_\_ of Sec \_\_\_\_\_ ; \_\_\_\_\_ B.M.

c. Address 1500 Rubidoux Boulevard City Jurupa Valley Zip 92509

d. UTM: (Give more than one for large and/or linear resources) Zone 11S, 464482 mE/ 3765339 mN

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, decimal degrees, etc., as appropriate)

APNs: 175-170-041, 175-200-008, 175-170-035, 175-170-040, 175-200-001, 175-200-002, 175-200-007, 175-200-003, 175-200-004, 175-200-005, 175-200-009, and 175-180-001. Mainly 175-170-041 and 175-200-008.

\*P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries) See District Record.

\*P3b. Resource Attributes: HP8, the potential district is composed of a grouping of Industrial Buildings and equipment

\*P4. Resources Present:

Building  Structure  Object  Site  District  Element of District  
 Other (Isolates, etc.)



P5b. Description of Photo: (view, date, accession #) View of the white cement mill and bag houses, view to the northeast (3/27/2017).

\*P6. Date Constructed/Age and Source:  Historic  Prehistoric  
 Both  
1906-1909/Riverside County Assessor records, aerial photographs, topographic maps

\*P7. Owner and Address:  
Riverside Cement Company  
c/o Martin Marietta Materials, Inc.  
2710 Wycliff Road  
Raleigh, NC 27607

\*P8. Recorded by: (Name, affiliation, and address) Max Loder  
Environmental Science Associates  
626 Wilshire Blvd. #1100  
Los Angeles, CA 90017

\*P9. Date Recorded: 11/6/2017

\*P10. Survey Type: (Describe)

Intensive pedestrian

\*P11. Report Citation: (Cite survey report and other sources, or enter "none.")

Margarita Jerabek, Ph.D., et al., ESA, Riverside Cement Company, Crestmore Plant Cultural Resources Assessment Report, Prepared for the Owner.

\*Attachments:  NONE  Location Map  Continuation Sheet  Building, Structure, and Object Record  
 Archaeological Record  District Record  Linear Feature Record  Milling Station Record  Rock Art Record  
 Artifact Record  Photograph Record  Other (List): \_\_\_\_\_

Page 2 of 20

\*NRHP Status Code 5S1

\*Resource Name or # (Assigned by recorder) Cement Plant

D1. Historic Name: Riverside Cement Plant D2. Common Name: Riverside Cement Plant

**\*D3. Detailed Description** (Discuss overall coherence of the district, its setting, visual characteristics, and minor features. List all elements of district.): The subject property is part of a larger holding of approximately ten parcels on the southeast corner of El Rivino Road and Rubidoux Boulevard in Jurupa Valley. The Plant is within Riverside County, immediately south and west of the San Bernardino County Line. Most of the buildings and structures that make up the Riverside Cement Company's Crestmore Plant (Plant) are within the center portion of assessor parcel number 175-170-041 and the adjacent parcel 175-200-008 to the east. The other parcels include 175-170-035, 175-170-040, 175-200-001, 175-200-002, 175-200-007, 175-200-003, 175-200-004, 175-200-005, 175-200-009, and 175-180-001. The Plant is mostly on land that is not subdivided. Its vacant eastern portion is part of the following tracts: Rivino Heights Block 1 Tract, subdivided in January 31, 1906; Rivino Gardens Tract, subdivided in July 31, 1946; and Rivino Heights Block 2, subdivided in September 6, 1989. A total of thirty architectural features, including one object, five types of landscape features, twenty-two buildings, and two mill complexes are in the district. Each of the identified features is associated with the site's use as a cement manufacturing plant. The National Park Service defines a historic district as "a significant concentration, linkage, or continuity of sites, buildings, structures, or objects united historically or aesthetically by plan or physical development." [See *Continuation Sheef*]

**\*D4. Boundary Description** (Describe limits of district and attach map showing boundary and district elements.): The boundaries are El Rivino Road to the north, and adjacent properties to the east, west and south. See attached map for boundaries and district elements.

**\*D5. Boundary Justification:** The potential district's boundaries are composed of the original property lines created by the parcels that make up the former cement plant.

**D6. Significance: Theme** Development of Riverside County (1870-1970); The Cement Industry (1909-1924); Architectural and Infrastructure Building Material (1910-1965) Area \_\_\_\_\_

**Period of Significance** 1909-1958 **Applicable Criteria** A/1/1

(Discuss district's importance in terms of its historical context as defined by theme, period of significance, and geographic scope. Also address the integrity of the district as a whole.)

The Plant is associated with the following historical and architectural themes developed in the historic context: Development of Riverside County (1870-1970); The Cement Industry (1909-1924); and Architectural and Infrastructure Building Material (1910-1965). The Plant contains multiple buildings, structures, and features, many of which lack distinction on their own but share a common association with the history of the Riverside Cement Company. The Plant has previously been designated a Riverside County Historic Landmark and a California Point of Historical Interest. [See *Continuation Sheef*]

**\*D7. References** (Give full citations including the names and addresses of any informants, where possible.):  
[See *Continuation Sheef*]

**\*D8. Evaluator:** Max Loder **Date:** 11/6/2017

**Affiliation and Address:** ESA, 626 Wilshire Boulevard, Suite 1100, Los Angeles, CA 90017

## CONTINUATION SHEET

Property Name: Cement Plant

Page 3 of 20

### \*D3. Detailed Description (continued)

The property was identified as a potential district associated with the Riverside Cement Company and its economic impact on Riverside County between 1909 and 1958. Listed in the below table are the contributing and non-contributing buildings, and structures identified during the survey of the project site. Features that were extant during the period of significance (1909-1958) are identified as contributors to the potential district. Features that were constructed after the period of significance are identified as non-contributors. Each contributing and non-contributing feature has been categorized within its appropriate feature type associated with the Cement Plant property type. The identified features were ranked as “Significant” or “Contributing” features using standards presented in the National Parks Service’s Preservation Brief 17, “Architectural Character—Identifying the Visual Aspects of Historic Buildings as an Aid to Preserving their Character.” Based upon the idea that some features are more significant to the character of a site than others, “Significant” features were identified as those directly related to the production of cement, while other features associated with supporting roles were identified as “Contributing” features.

**Surveyed Features of the Riverside Cement Company Crestmore Plant (1909-1958)**

Significant Features			
Feature Type	Building or Structure	Date of Construction	Eligibility
Cement Mill*	Gray Cement Mill	1963-1964	Non-Contributor (Outside Period of Significance)
	White Cement Mill	1961-1965	Non-Contributor (Outside Period of Significance)
Power Plant	Electrical Substation	Between 1959 and 1966**	Non-Contributor (Outside Period of Significance)
Contributing Features			
Feature Type	Building/Structure/Feature	Date of Construction	Eligibility
Administration Facilities	Office and Laboratory	1958	Non-Contributor (Outside Period of Significance)
Research and Development	Technical Office	c. 1909, By 1938**	Contributor
	Laboratory	c. 1909, By 1938**	Contributor
	Pilot Kiln	Between 1953 and 1966**	Contributor
	Library and Tech Services	c. 1909, By 1938**	Contributor
	Research and Development Center <sup>†</sup>	1964	Non-Contributor (Outside Period of Significance)
Staff Facilities	Medical Office	c. 1920	Contributor
	Change Room	1958	Non-Contributor (Outside Period of Significance)

## CONTINUATION SHEET

Property Name: Cement Plant

Page 4 of 20

Maintenance Buildings	Operations Office and Tire Shop	Between 1938 and 1948**	Contributor
	Shop and Warehouse	Between 1948 and 1959**	Contributor
	Electrical and Mechanical Building A	c. 1909, By 1938**	Contributor
	Electrical and Mechanical Building B	c. 1909, By 1938**	Contributor
Distribution Warehouses	Pack house	Between 1938 and 1948**	Contributor
	Stock House	c. 1906-1909, addition 1911, at least by 1938**	Contributor
	Fleet House	Between 1959 and 1966**	Non-Contributor (Outside Period of Significance)
	Silos	Between 1938 and 1966**	Silos constructed within the period of significance (1909-1958) are contributors.
	Safety Monument	1943	Contributor
Landscape and Circulation	Roads	1906-1960s**	Contributor
	Railroad Tracks and Spur Lines	1906-1960s**	Contributor
	Mine Vents	1906-1909	Contributor

\* Cement Mill includes raw material storage facilities, grinding mills, rotary kilns, baghouses, conveyors/reclaimer, and control center

\*\* Dates were estimated using historic aerial photographs. The earliest aerial image of the Plant was 1938.

† Building was located off site and not included in the survey.

### \*D6. Significance (continued)

The subject property began operating as a cement plant in 1909 as the Riverside Portland Cement Company, which continued to grow into one of Riverside's leading industries in the early years of the community's development. The modern economic influence of Riverside's cement industry "began with [the Plant's 1906-1909] construction, which involved a force of 200 men, a sizable segment of the area's work force at that time." The company continued to expand its economic footprint in the 1920s, increasing its facilities and acquiring the Oro Grande plant near Victorville. While the company faced economic hardships during the Great Depression, the need for its product during the war years resulted in increased prosperity and development. The company experienced continued success in the post-war era development boom but was becoming less central to the regional economy as new industries made Riverside and the surrounding area their home. In 1958, the American Cement Corporation purchased the Riverside Cement Company, acquiring both the Crestmore and Oro Grande Plants. Although the Crestmore Plant carried on the Riverside Cement Company moniker, it was no longer a small locally owned cement plant, but one of five production and distribution facilities owned by the American Cement Corporation throughout California. In 1960, the Plant became one of only three operations in the nation capable of producing white cement. However, white cement and gray cement are the same material in all aspects except color due to the purity of limestone used in the production process. Although the production of white cement is rare, it does not appear to constitute a significant event in national, state, or local history. While the Plant supplied cement material to many significant building and infrastructure projects throughout the region, it was the engineers and architects whose use of the material made those projects significant.

## CONTINUATION SHEET

Property Name: Cement Plant

Page 5 of 20

Based on the historic research, the Plant appears to have a significant association with the early economic development of Riverside and the surrounding Riverside County communities as a historic district. As one of the area's largest industries between 1909 and 1958, the Riverside Cement Company and specifically the Crestmore Plant played a significant role in the area's economic and industrial development during that time. The property's period of significance begins in 1909 with the start of cement production, through 1958 when the Plant's economic influence began to diminish and the Riverside Cement Company was absorbed by the larger American Cement Corporation. **Therefore, the subject property demonstrates a significant association with events between 1909 and 1958 that have made a significant contribution to the broad patterns of our history as prescribed under the National Register Criterion A, California Register Criterion 1, and Riverside County Historic Preservation District Criterion 1.**

Based upon the earliest available aerial image of the subject property from 1938, the plant appears to retain some of its support buildings and packing facilities, including its original Stock House. At the southern portion of the subject property, there are multiple buildings associated with the mining practices of the company, which also date from the period of significance (1909-1958). Although the Plant appears to retain a number of contributing buildings, it is missing its original gray mill. The Plant's original mill and kilns were demolished sometime between 1966 and 1968, after the American Cement Corporation built its modern gray cement mill in 1964-65. The original gray mill was the most important feature in the Plant's production of high quality cement, which greatly contributed to the local economy during the period of significance. The demolition of the original cement mill in the 1960s has resulted in a significant loss of integrity of design, workmanship, material, and setting reflecting the period of significance. The current conditions of the Plant reflect the cement manufacturing and distribution network of a larger corporation built in the 1960s, not the early twentieth century facility that significantly impacted the economic development of the surrounding community. **Although the property retains its integrity of location, feeling, and association, these are not enough to convey its historical significance as an important contributor to the industrial and economic growth of Riverside and its surrounding communities, and therefore is not eligible as a historic district under the National Register, California Register, or local criteria.**

### \*B12. References

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Property Name: Cement Plant

Page 8 of 20

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## CONTINUATION SHEET

Property Name: Cement Plant

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### Additional Photographs

Gray Cement Mill



SOURCE: ESA, 2017

View of the west elevation (view northeast)

## CONTINUATION SHEET

Property Name: Cement Plant

Page 10 of 20



SOURCE: ESA, 2017

Reclaimer near the northeast corner of the Plant (view southeast)



SOURCE: ESA, 2017

View of the ball grinding mill at the west elevation (view east)

## CONTINUATION SHEET

Property Name: Cement Plant

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SOURCE: ESA, 2017

Gray Cement Mill Control Center (view south)

### White Cement Mill



SOURCE: ESA, 2017

View of the south elevation (view northwest)

## CONTINUATION SHEET

Property Name: Cement Plant

Page 12 of 20



SOURCE: ESA, 2017

View of the east side and south elevations (view northwest)

# CONTINUATION SHEET

Property Name: Cement Plant  
Page 13 of 20



SOURCE: ESA, 2017

View of the north elevation (view south)



SOURCE: ESA, 2017

View of the north elevation (view south)

## CONTINUATION SHEET

Property Name: Cement Plant

Page 14 of 20

### Office and Laboratory



SOURCE: ESA, 2017

View of the building's primary (east) elevation, south end (view west)



SOURCE: ESA, 2017

View of the building's primary (east) elevation, north end (view west)

## CONTINUATION SHEET

Property Name: Cement Plant

Page 15 of 20

### Mechanical Buildings



SOURCE: ESA, 2017

View of the north and west elevations of Mechanical Building A (view northeast)



SOURCE: ESA, 2017

West and south elevations of Mechanical Building B (view northeast)

## CONTINUATION SHEET

Property Name: Cement Plant

Page 16 of 20

### Storehouse



SOURCE: ESA, 2017

View of the south elevation (view north)

### Stock House



SOURCE: ESA, 2017

View of the south elevation (view northwest)



## CONTINUATION SHEET

Property Name: Cement Plant

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SOURCE: ESA, 2017

View of the east side and south elevations (view northwest)

## CONTINUATION SHEET

Property Name: Cement Plant  
Page 18 of 20

### Pack House



SOURCE: ESA, 2017

View of the northern portion of the west elevation  
(view southeast)



SOURCE: ESA, 2017

View of the gray cement packaging machine inside the pack house

## CONTINUATION SHEET

Property Name: Cement Plant

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Silos



SOURCE: ESA, 2017

View of silos near packing area (view southeast)



# PRIMARY RECORD

Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_  
Trinomial \_\_\_\_\_  
NRHP Status Code \_\_\_\_\_

Other Listings \_\_\_\_\_  
Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 7 \*Resource Name or #: (Assigned by recorder) Office and Laboratory Building

P1. Other Identifier:     

\*P2. Location:  Not for Publication     Unrestricted

\*a. County Riverside and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)

\*b. USGS 7.5' Quad ) Date \_\_\_\_\_ T ; R ;  of  of Sec     ;      B.M.

c. Address 1500 Rubidoux Boulevard City Jurupa Valley Zip 92509

d. UTM: (Give more than one for large and/or linear resources) Zone 11S, 464037 mE/ 3765334 mN

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, decimal degrees, etc., as appropriate)

\*P3a. **Description:** (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)  
The building is located at the western boundary of the property, between the Plant's Distribution Warehouses to the east and Rubidoux Boulevard to the west. The Office and Laboratory building is presently owned by a separate entity and is not a part of the project site, however, it was included in this evaluation due to its historical association with the Plant. The building is two-stories in height with an irregular plan, and is divided into two sections. The south section was devoted to laboratories and engineering offices and features a rectangular windowless concrete second floor that is recessed on all sides with a railing. On its primary (east) elevation it consists of large concrete block sections divided horizontally by a belt course and vertically by concrete pilasters. The north section was devoted to corporate offices and conference rooms and features an irregular plan. Its primary (east) elevation consists of a large glass entrance flanked by glass panels. [See *Continuation Sheet*]

\*P3b. **Resource Attributes:** (List attributes and codes) HP6. Commercial Building

P5a. Photograph or Drawing (Photograph required for buildings, structures, and objects.)



\*P4. Resources Present:

Building  Structure  Object  Site  
 District  Element of District  
 Other (Isolates, etc.)

P5b. Description of Photo: (view, date, accession #) View W, 3/27/2017

\*P6. **Date Constructed/Age and Source:**  Historic  Prehistoric  
 Both

1958/Los Angeles Times & aerial photographs

\*P7. **Owner and Address:**  
Riverside Cement Company  
c/o Martin Marietta Materials, Inc.  
2710 Wycliff Road  
Raleigh, NC 27607

\*P8. **Recorded by:** (Name, affiliation, and address) Max Loder  
Environmental Science Associates  
626 Wilshire Blvd. #1100  
Los Angeles, CA 90017

\*P9. **Date Recorded:** 11/3/2017

\*P10. **Survey Type:** (Describe)  
Intensive pedestrian

\*P11. **Report Citation:** (Cite survey report and other sources, or enter "none.")

Margarita Jerabek, Ph.D., et al., ESA, Riverside Cement Company, Crestmore Plant Cultural Resources Assessment Report, Prepared for the Owner.

\*Attachments:  NONE     Location Map     Continuation Sheet     Building, Structure, and Object Record  
 Archaeological Record     District Record     Linear Feature Record     Milling Station Record     Rock Art Record  
 Artifact Record     Photograph Record     Other (List): \_\_\_\_\_

State of California -- The Resources Agency Primary #  
 DEPARTMENT OF PARKS AND RECREATION HRI#  
**BUILDING, STRUCTURE, AND OBJECT RECORD**

\*Resource Name or # (Assigned by recorder) Office and Laboratory Building

\*NRHP Status Code 3S; 3CS; 5S3

Page 2 of 7

B1. Historic Name:     

B2. Common Name:     

B3. Original Use: Office and Laboratory Building B4. Present Use: None (Inactive)

\*B5. Architectural Style: Mid-Century Modern

\*B6. Construction History: (Construction date, alterations, and date of alterations)

The Office and Laboratory was constructed in 1958 by owner American Cement Company during the later period of the Riverside Cement Company's operation and was part of its modernization in the 1950s and 1960s.

\*B7. Moved?  No  Yes  Unknown Date:      Original Location:     

\*B8. Related Features:

The Riverside Cement Plant.

B9a. Architect: Allison & Rible b. Builder: Frank L. Williams

\*B10. Significance: Theme Modernization (1958-1965); Mid-Century Modern Style; Architectural Firm Allison & Rible

Area Crestmore, City of Jurupa Valley

Period of Significance 1958 Property Type Commercial Building Applicable Criteria C/3/3

(Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity.)

The Office and Laboratory building is individually significant as an excellent example of concrete construction utilizing the Mid-Century Modern style of architecture and as the work of a master architect. It was designed by the local master architectural firm of Allison and Rible with a view of using manufactured concrete products and formed concrete. The following products and methods were incorporated: a pre-cast, post-tensioned balcony slab, light-weight concrete block, multi-colored concrete panels and tiles, floating staircases, precast concrete sunshade, and cement tile mural. The landscaping was designed by master landscape architect Edward Huntsman-Trout. Therefore, the Office and Laboratory appears to be individually significant under the National Register Criterion C, California Register Criterion 3, and Riverside County Historic Landmark Criterion 3. [See Continuation Sheet]

B11. Additional Resource Attributes: (List attributes and codes) None

\*B12. References:

See Continuation Sheets.

B13. Remarks:

See Continuation Sheets

\*B14. Evaluator: Max Loder, ESA

\*Date of Evaluation: 11/3/2017

(This space reserved for official comments.)



## CONTINUATION SHEET

Property Name: Office and Laboratory Building

Page 3 of 7

### \*P3a. Description (continued)

There is a first floor parking garage supported by concrete columns, which also vertically divide the second-floor office spaces. These divisions consist of concrete block banding beneath alternating fixed and fixed-awning windows. A cantilevered open concrete awning spans the length of this section of the building. The north section also features an open-air enclosed courtyard.

### \*B10. Significance (continued)

The Office and Laboratory retains all of its important architectural features demonstrating the use of concrete and Mid-Century Modern aesthetics retaining its integrity of design, materials, workmanship. The building remains in its original location and the setting of the building remains largely intact. The Office and Laboratory was constructed in 1958 during the later period of the Riverside Cement Company's operation and was part of its modernization in the 1950s and 1960s. Despite recent inactivity, the building retains its integrity of association and feeling as a Mid-Century Modern office building. Therefore, the Office and Laboratory building retains a high level of integrity of design, materials, workmanship, location, setting, feeling and association necessary to convey its historic significance as an excellent example of Mid-Century Modern architecture utilizing concrete construction and the work of a master architect.

### \*B12. References

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"1<sup>st</sup> White Cement Plant Under Way." *Los Angeles Times*. February 10, 1961

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## CONTINUATION SHEET

Property Name: Office and Laboratory Building

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## CONTINUATION SHEET

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## CONTINUATION SHEET

Property Name: Office and Laboratory Building

Page 7 of 7

### Additional Photograph



View of the building's primary (east) elevation, north end (view west) (ESA, 2017)

State of California -- The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary #  
HRI #  
Trinomial  
NRHP Status Code

Other Listings \_\_\_\_\_  
Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 7 \*Resource Name or #: (Assigned by recorder) Stock House

P1. Other Identifier: \_\_\_\_\_

\*P2. Location:  Not for Publication  Unrestricted

\*a. County Riverside and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)

\*b. USGS 7.5' Quad ) Date \_\_\_\_\_ T ; R ;  of  of Sec  ; \_\_\_\_\_ B.M.

c. Address 1500 Rubidoux Boulevard City Jurupa Valley Zip 92509

d. UTM: (Give more than one for large and/or linear resources) Zone 11S, 464189 mE/ 3765345 mN

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, decimal degrees, etc., as appropriate)

\*P3a. **Description:** (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)  
The Stock House is a two-story warehouse building. It is symmetrically organized with an original concrete section at the south and a large metal addition section to the north. It has a gabled roof with medium eaves and a gabled monitor projection running along the spine of the roof. A tall corrugated metal tower with two large entrances is attached to the south façade. An arched opening blocked by a metal grille is present on the wall of the stock house. The wall material on the south façade and part of the east side façade consists of buttressed concrete, with several pipes running along façades. Also present on the south façade are two more arched, blocked-off entrances. A small set of steps leads to a narrow platform blocked with metal railings. On the platform is entry opening, two single metal door, and a pair of double doors. The wall material abruptly becomes corrugated metal. At roof level above the platform, a walkway and various metal trusses covered with a corrugated metal shed roof connect to the façade to form part of a loading station. There is also a window opening, electrical boxes, and lights. [See Continuation Sheet]

\*P3b. **Resource Attributes:** (List attributes and codes) HP8. Industrial Building; HP43. Mine structure/building

P5a. Photograph or Drawing (Photograph required for buildings, structures, and objects.)



\*P4. Resources Present:

Building  Structure  Object  Site  
 District  Element of District  
 Other (Isolates, etc.)

P5b. Description of Photo: (view, date, accession #) View NW, 3/27/2017

\*P6. **Date Constructed/Age and Source:**  Historic  Prehistoric  
 Both

1906-1909/Aerial photographs

\*P7. **Owner and Address:**

Riverside Cement Company  
c/o Martin Marietta Materials, Inc.  
2710 Wycliff Road  
Raleigh, NC 27607

\*P8. **Recorded by:** (Name, affiliation, and address) Max Loder  
Environmental Science Associates  
626 Wilshire Blvd. #1100  
Los Angeles, CA 90017

\*P9. **Date Recorded:** 11/3/2017

\*P10. **Survey Type:** (Describe)

Intensive pedestrian

\*P11. **Report Citation:** (Cite survey report and other sources, or enter "none.")

Margarita Jerabek, Ph.D., et al., ESA, Riverside Cement Company, Crestmore Plant Cultural Resources Assessment Report, Prepared for the Owner.

\*Attachments:  NONE  Location Map  Continuation Sheet  Building, Structure, and Object Record  
 Archaeological Record  District Record  Linear Feature Record  Milling Station Record  Rock Art Record  
 Artifact Record  Photograph Record  Other (List): \_\_\_\_\_

State of California -- The Resources Agency Primary #  
DEPARTMENT OF PARKS AND RECREATION HRI#  
**BUILDING, STRUCTURE, AND OBJECT RECORD**

\*Resource Name or # (Assigned by recorder) Stock House

\*NRHP Status Code 3S; 3CS; 5S3

Page 2 of 7

B1. Historic Name: \_\_\_\_\_

B2. Common Name: \_\_\_\_\_

B3. Original Use: Warehouse B4. Present Use: None (Inactive)

\*B5. Architectural Style: Concrete Utilitarian

\*B6. Construction History: (Construction date, alterations, and date of alterations)

Constructed sometime between 1906-1909, the Stock House is associated with the early Plant and is one of the oldest remaining buildings on the property. An addition to it was built in 1911.

\*B7. Moved? No Yes Unknown Date: \_\_\_\_\_ Original Location: \_\_\_\_\_

\*B8. Related Features:

Pack House

B9a. Architect: \_\_\_\_\_ b. Builder: Southern California Cement Company/Riverside Portland Cement Company

\*B10. Significance: Theme The Early Cement Plant (1909-1958)

Area Crestmore, City of Jurupa Valley

Period of Significance 1906-1909 Property Type Warehouse Applicable Criteria C/3/3

(Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity.)

The Stock House appears significant as an individual resource under Criterion C/3/3 due to its method of construction. Its reinforced board formed concrete construction with unique buttressing and its industrial function reflect historic functions of the cement industry and the Plant's operation during the early twentieth century. The period of significance for the Stock House is 1906-1909, reflecting the building's approximate date of construction. Therefore, the Stock House appears individually significant under National Register, California Register, and Riverside County Landmarks Criteria C/3/3. [See Continuation Sheet]

B11. Additional Resource Attributes: (List attributes and codes) None

\*B12. References:

See Continuation Sheets.

B13. Remarks:

See Continuation Sheets

\*B14. Evaluator: Max Loder, ESA

\*Date of Evaluation: 11/3/2017

(This space reserved for official comments.)

(Sketch Map with north arrow required.)



## CONTINUATION SHEET

Property Name: Stock House

Page 3 of 7

### \*P3a. Description (continued)

The north façade consists of several steps and railings comprising the platform entrance/exit, a large corrugated metal door covered with a cantilevered shed awning, electrical machinery surrounded by chain link fence, freestanding electrical boxes, and a vehicle sized opening at the end of a small grade. The west side of the stock house is attached to the modern pack house.

### \*B10. Significance (continued)

The Stock House is one of the oldest structures on the property, constructed sometime between 1906 and 1909. The building is made of reinforced buttressed concrete and appears to have few significant alterations. On the buildings west elevation, a new packing house has been constructed. However, the Stock House's west elevation remains completely intact despite the new construction. The building remains in its original location and it retains its integrity of design, workmanship, materials, and feeling due to the lack of significant alterations. Furthermore, the building's continued use in the cement industry has allowed it to retain its integrity of association.

### \*B12. References

#### Publications

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## CONTINUATION SHEET

Property Name: Stock House

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Moses, Vincent. "Machines in the Garden: A Citrus Monopoly in Riverside, 1900-1931." *California History*. Spring 1982.

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## CONTINUATION SHEET

Property Name: Stock House

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"Train Runs to Crestmore." *Los Angeles Times*. July 5, 1907.

"White Cement Plant Contract by Riverside." *Los Angeles Times*. March 17, 1960.

### Public Records, Information, and Other Materials

36 CFR Section 60.2.

Avery E. Field Photographs. Special Collections & Archives. University of California, Riverside.

Bowen, Oliver E. and Clifton H. Gray, Jr. "The Portland Cement Industry in California—1962: Parts 1 & 2." *Mineral Information Service*. Vol. 15, nos. 7 & 8, 1962.

California Code of Regulations, Title 14, Chapter 11.5, Section 4852(c).

CEQA Guidelines Section 15064.5(b)(3).

City of Jurupa Valley Building Department. Building Permits and Construction Drawings.

City of Los Angeles Public Library.

City of Riverside Historic Preservation Element.



## CONTINUATION SHEET

Property Name: Stock House

Page 6 of 7

City of Riverside Public Library.

County of Riverside Building Department. Building Permits and Construction Drawings.

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*Geology, Structure, and Mineral Deposits in the Oro Grande Series Near Victorville, California.* Special Report 84. Prepared by the California Divisions of Mines and Geology. 1965.

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"Limestone in California." *California Journal of Mines and Geology* 43 no. 3. San Francisco: California Division of Mines, July 1947.

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Traynor, Roger J. "Riverside Cement Company v. Public Utilities Commission 35 Cal.2d 287 (1950)",  
[http://repository.uchastings.edu/traynor\\_opinions/772](http://repository.uchastings.edu/traynor_opinions/772). Accessed May 10, 2017.

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## CONTINUATION SHEET

Property Name: Stock House

Page 7 of 7

### Additional Photographs



View of the south elevation (view northwest) (ESA, 2017)



View of the north elevation (view south) (ESA, 2017).

**PRIMARY RECORD**

Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_  
Trinomial \_\_\_\_\_  
NRHP Status Code \_\_\_\_\_

Other Listings \_\_\_\_\_  
Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 8 \*Resource Name or #: (Assigned by recorder) White Cement Mill

P1. Other Identifier: \_\_\_\_\_

\*P2. Location:  Not for Publication  Unrestricted

\*a. County Riverside and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)

\*b. USGS 7.5' Quad ) Date \_\_\_\_\_ T ; R ; \_\_\_\_\_ of \_\_\_\_\_ of Sec \_\_\_\_\_ ; \_\_\_\_\_ B.M.

c. Address 1500 Rubidoux Boulevard City Jurupa Valley Zip 92509

d. UTM: (Give more than one for large and/or linear resources) Zone 11S, 464037 mE/ 3765334 mN

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, decimal degrees, etc., as appropriate)

\*P3a. **Description:** (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)  
The White Cement Mill is located at the south end of the property near its western boundary. The mill features associated silos used for the storage of raw limestone material and clinker, which is used to manufacture pure white cement. The storage silos are connected to the mill by a series of elevated conveyor belts. The important features of the mill are its large rotary kilns stretching eastward. The kilns are lined with special bricks on the interior, which allow for the raw materials to be heated at high temperatures for the production of clinker. Once the clinker is cooled, it is ground up in the mill's grinding facility. The entire structure consists of heavy steel framing supporting various types of machinery, metal stair cases, and catwalks. At the west end of the mill stands two original large bag houses, which provide filtration to reduce the mill's dust pollution output. They are three-stories in height and composed of metal sheets with roof monitors on the gabled roofs. The second-story and attic are surrounded by metal balconies for access from an outdoor metal staircase to the second-story and a metal ladder to the attic.

\*P3b. **Resource Attributes:** (List attributes and codes) HP8. Industrial Building; HP43. Mine structure/building

P5a. Photograph or Drawing (Photograph required for buildings, structures, and objects.)



\*P4. Resources Present:

Building  Structure  Object  Site  
 District  Element of District  
 Other (Isolates, etc.)

P5b. Description of Photo: (view, date, accession #) View NW, 3/27/2017

\*P6. **Date Constructed/Age and Source:**  Historic  Prehistoric  
 Both

1958/Los Angeles Times & aerial photographs

\*P7. **Owner and Address:**

Riverside Cement Company  
c/o Martin Marietta Materials, Inc.  
2710 Wycliff Road  
Raleigh, NC 27607

\*P8. **Recorded by:** (Name, affiliation, and address) Max Loder  
Environmental Science Associates  
626 Wilshire Blvd. #1100  
Los Angeles, CA 90017

\*P9. **Date Recorded:** 11/3/2017

\*P10. **Survey Type:** (Describe)

Intensive pedestrian

\*P11. **Report Citation:** (Cite survey report and other sources, or enter "none.")

Margarita Jerabek, Ph.D., et al., ESA, Riverside Cement Company, Crestmore Plant Cultural Resources Assessment Report, Prepared for the Owner.

\*Attachments:  NONE  Location Map  Continuation Sheet  Building, Structure, and Object Record  
 Archaeological Record  District Record  Linear Feature Record  Milling Station Record  Rock Art Record  
 Artifact Record  Photograph Record  Other (List): \_\_\_\_\_

# BUILDING, STRUCTURE, AND OBJECT RECORD

\*Resource Name or # (Assigned by recorder) White Cement Mill

\*NRHP Status Code 3S; 3CS; 5S3

Page 2 of 8

B1. Historic Name: \_\_\_\_\_

B2. Common Name: \_\_\_\_\_

B3. Original Use: Cement Mill B4. Present Use: None (Inactive)

\*B5. Architectural Style: Utilitarian

\*B6. Construction History: (Construction date, alterations, and date of alterations)

The White Cement Mill was constructed in 1960 and expanded by 1965 by the American Cement Corporation. Two buildings were added outside of the period of significance: a rectangular-plan building for clay with separate entrance and exit on the south elevation and a kiln feed bin open shed metal warehouse. Both were constructed between 1974 and 1985 at the north portion of the White Cement Mill area.

\*B7. Moved? No Yes Unknown Date: \_\_\_\_\_ Original Location: \_\_\_\_\_

\*B8. Related Features:

Kiln Feed Storage

B9a. Architect: \_\_\_\_\_ b. Builder: Diversified Builders, Inc.

\*B10. Significance: Theme Modernization (1958-1965); The White Cement Mill (1961)

Area Crestmore, City of Jurupa Valley

Period of Significance 1958 Property Type Industrial Building Applicable Criteria C/3/3

(Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity.)

The property's White Cement Mill, added to the site in 1960, appears to be a significant example of cement mill engineering. The White Cement Mill is the only plant of its type in the western United States capable of manufacturing white cement, which has been used in numerous architectural and infrastructure applications. White cement was valued for its bright white coloring due to the purity of the limestone used to manufacture it. The material is similar to gray cement in all of its properties other than its color. While the mill does not reflect the economic impact of the earlier Riverside Cement Company, it is an excellent example of developing technology in the cement industry. Therefore, the White Cement Mill appears to have a significant relationship to the overall history of cement production innovation and meets the requirements for consideration under the National Register Criterion C, California Register Criterion 3, and Riverside County Landmarks Criterion 3. [See Continuation Sheet]

B11. Additional Resource Attributes: (List attributes and codes) None

\*B12. References:

See Continuation Sheets.

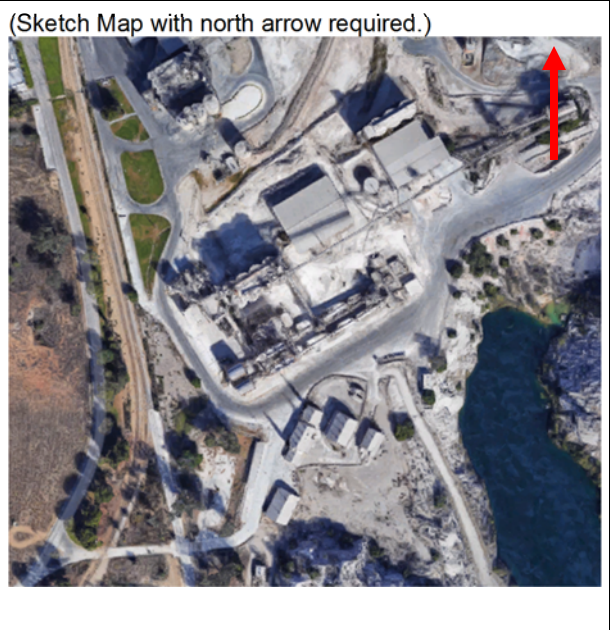
B13. Remarks:

See Continuation Sheets

\*B14. Evaluator: Max Loder, ESA

\*Date of Evaluation: 11/3/2017

(This space reserved for official comments.)



## CONTINUATION SHEET

Property Name: White Cement Mill

Page 3 of 8

### \*B10. Significance (continued)

The White Cement Mill possess a high level of integrity of design, workmanship, and materials by retaining all aspects of its operation, including silos for the storage of clinker and raw limestone, rotary kilns, ball mills, a control room, and bag houses used to reduce dust pollution. The White Cement Mill is currently located in its original location and its setting has not been significantly altered because it was constructed during the later period of the Plant's operation and was part of its modernization in the 1950s and 1960s. Despite recent inactivity, the mill demonstrates an association with cement manufacturing and retains its historic feeling as a cement mill. Therefore, the White Cement Mill possesses a high level of integrity, retaining its integrity of location, setting, design, materials, workmanship, association, and feeling.

### \*B12. References

#### Publications

"1<sup>st</sup> White Cement Plant Under Way." *Los Angeles Times*. February 10, 1961

"\$3 million cement plant expansion." *Press-Enterprise*. February 1964.

"\$661,500 Office, Lab Unit for Plant Open." *Los Angeles Times*. June 8, 1958.

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## CONTINUATION SHEET

Property Name: White Cement Mill

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## CONTINUATION SHEET

Property Name: White Cement Mill

Page 5 of 8

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"Train Runs to Crestmore." *Los Angeles Times*. July 5, 1907.

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City of Riverside Public Library.

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## CONTINUATION SHEET

Property Name: White Cement Mill

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USGS. Colton and Fontana 7.5-minute topographic maps. 1943.



## CONTINUATION SHEET

Property Name: White Cement Mill

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### Additional Photographs



View of the east side and south elevations (view northwest) (ESA, 2017)



View of the north elevation (view south) (ESA, 2017)

## CONTINUATION SHEET

Property Name: White Cement Mill

Page 8 of 8



View of the north elevation (view south) (ESA, 2017)

**Appendix E – Langan Engineering and  
Environmental Services – Agua Mansa Commerce  
Park Consultation Letter Environmental  
Investigation and Remediation, November 5, 2019**

---

November 5, 2019

Margarita Jerabek, Ph.D.  
Director of Historic Resources  
ESA | Environmental Science Associates  
626 Wilshire Boulevard, Suite 1100  
Los Angeles, California 90017

**Re: Agua Mansa Commerce Park Consultation Letter  
Environmental Investigation and Remediation  
Langan Project No.: 721013501**

Dear Ms. Jerabek,

In accordance with your request, Langan Engineering and Environmental Services, Inc. ("Langan") has prepared this consultation letter summarizing the ongoing environmental investigation and remediation activities at the subject site. The subject site consists of the Aqua Mansa Commerce Park located at 1500 Rubidoux Boulevard in Jurupa Valley, California.

Langan has been working with Crestmore Redevelopment, LLC (Crestmore) and the California Department of Toxic Substances Control ("DTSC") investigating the former Riverside Cement Plant ("RCP") for environmental contamination/impacts and developing cleanup plans (Response Plan).

As you know, the RCP operations included mining, quarrying and cement manufacturing starting in the early 1900s with the RCP closing in 2014. The RCP operational history included both operational and facility changes throughout its history.

As a result of the historical operations, and the numerous environmental investigations outlined below, the RCP site contains soil and dust impacted with arsenic, lead and cement kiln dust ("CKD"). As a result of the historical operations, the site is considered a "Brownfield" site and is listed on the Federal Comprehensive Environmental Response, Compensation and Liability Information System, the ENVIROSTOR database showing involvement by the State Regional Water Quality Control Board and the US EPA for chemicals of concern including PCBs and hexavalent chromium. Hexavalent chromium typically exists with other metals in CKD.

Langan has been working on the RCP Site since 2016, performing numerous site investigations to properly characterize the site and identify the locations and concentrations of hazardous substances. The reports include:

- *Phase I Site Assessment, Langan Engineering and Environmental Services, Inc., June 10, 2016*
- *Phase II Site Assessment, Langan Engineering and Environmental Services, Inc., January 19, 2017*
- *Revised Remedial Site Investigative Report, Langan Engineering and Environmental Services, Inc., November 3, 2017*
- *Revised Executive Summary of the Remedial Investigative Report, Langan Engineering and Environmental Services, Inc., November 6, 2017*
- *Site Assessment Work Plan, Agua Mansa Commerce Park, Langan Engineering and Environmental Services, Inc., July 10, 2018*
- *Summary of Findings Report, Aqua Mansa Commerce Park, Langan Engineering and Environmental Services, Inc., August 31, 2018*

As a result of the historical operations and the well documented hazardous materials identified, the DTSC stated that the RCP site posed a threat to public health and the environment for unrestricted land use and required the preparation of a comprehensive Site Assessment to determine the nature and extent of the contamination and the response (remediation) necessary for the site.

To facilitate the Site Assessment and remediation of the RCP Site, Crestmore entered into multiple California Land Reuse and Revitalization Act ("CLRRRA") agreements with the DTSC. The redevelopment program approved under the CLRRRA Agreements requires the RCP site to be remediated to industrial standards, including the demolition of the existing RCP structures within the proposed industrial park to confirm that the soils underneath and adjacent to the buildings were not impacted with hazardous chemical compounds and elements that would require further remediation. The DTSC is actively involved in the oversight of all investigative work and will approve the final Response Plan (RP).

The above DTSC Site Assessment Work Plan ("SAWP") is a detailed work plan that identifies the locations for the collection of soil samples for analysis, including locations currently covered by buildings and slabs. Due to the size and complexity of the RCP site and the documented impacts, the DTSC agreed that sampling under the buildings can occur after the cement foundation slabs have been removed (SAWP, Appendix A, July 10, 2018). As such, all of the buildings on the Project Site will be demolished so that the sampling can occur and the extent of historical contamination can be fully identified and properly remediated.

The White Cement Plant and Stock House, like all of the buildings at the RCP, have accumulated extensive cement and CKD dust during their operations. CKD and white cement dust have measured elevated concentrations of arsenic, cadmium, hexavalent chrome and other metals at the RCP site. A review of the above Phase I Report and subsequent site visits indicates that hardened cement dust and CKD dust are present in areas around the White Cement Plant structures and the Stock House. The levels of dust in the building/structures have not been fully quantified and will be evaluated and mitigated for demolition purposes

during the demolition phase. Based on the anticipated levels of impacted dust, mitigation of the structures in place is not considered feasible.

In addition, the historical operations on the White Cement Plant footprint area prior to 1961 include rail and other supporting industrial activities. Historical operations also include a diesel fuel release from the former white kiln diesel pipeline and pump. Removal/demolition of the structures in the White Cement Plant area is required to confirm and mitigate releases prior to the construction of the White Cement Plant, and during the operation of the White Cement Plant.

Therefore, the RP and the associated documents including the Soil Management Plan (SMP) contemplate the full removal and demolition of the above structures to investigate and remediate the areas in accordance with the DTSC approved RP.

If questions arise concerning the contents of this consultation letter, or we may be of further service, please contact the undersigned at your convenience.

Sincerely,  
**Langan Engineering and Environmental Services, Inc.**



Robert S. (Rory) Johnston, RCE  
RCE # 42332  
Vice President/Principal

RSJ:rsj

\\langan.com\data\LAX\data5\721013501\Project Data\\_Discipline\Environmental\Reports\White  
Cement Area Env. Remediation Letter

cc: Steve Ganch, Crestmore Redevelopment, LLC  
Erik Zitek, Crestmore Redevelopment, LLC  
Brent McManigal, Gresham Savage Nolan & Tilden, PC  
Luis Navarro, Langan Engineering & Environmental Services, Inc.

## Appendix E ESA Historic Report

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December 11, 2018

Mr. Erik Zitek  
Crestmore Redevelopment LLC  
1805 Shea Center Drive, Suite 250  
Highlands Ranch, CO. 80129

**Subject: Archaeological Field Surveys Conducted for the Open Space / Recreation Park area of the Proposed Agua Mansa Commerce Park Project**

Dear Mr. Zitek:

On September 13, 2016, MIG's Senior Archaeologist (Mr. Christopher W. Purtell, M.A., RPA) conducted a pedestrian field survey in areas that were designated for the Open Space / Recreation Park portion of the proposed Industrial/Business Park Development Project boundaries including the proposed trails north of Agua Mansa Road and the West Riverside Jurupa Canal and portions of Skyblue Hill. No cultural resources were encountered or recorded during these field efforts.

The proposed trails north of Agua Mansa Road were surveyed as part of the evaluation of the West Riverside Jurupa Canal System (P-33-005044H) that runs along Agua Mansa Road and around Skyblue Hill. The survey was conducted along the fence line south of the proposed trails. The area appeared to be highly distributed, exhibiting a hard pack two track dirt road. Vegetation in the area at the time of the survey was sparse, consisting of low-lying wild grasses and shrubs measuring less than 6 inches in height. Ground visibility was good to excellent and the area was free from debris associated with modern trash dumps or scatters and free from construction materials of any kind. No cultural (prehistoric or historic) resources were discovered or recorded during this proton field survey (see Attachment 1: Photograph: Trail area and Skyblue Hill).

Later on the same day of September 13, 2016, MIG's senior archaeologist surveyed portions of the base of Skyblue Hill including surveying up the southeast section of the hill towards its central plateau. The area around the base and up Skyblue Hill appeared to be moderately to highly distributed, exhibiting foot and other dirt trails that crisscross the hill and its base in multiple directions. Vegetation in the area at the time of the survey was moderately dense, consisting of buckwheat, creosote, and other native and non-native plant and shrub communities that measured approximately 6 to 48 inches in height (see Attachment 2: Skyblue Hill). Ground visibility was fair to good and the area exhibited debris associated with a modern trash dump (see Attachment 3: Trash Dump), PVC pipes, and other construction materials such as steel wire, nuts, and bolts (see Attachment 4: PVC pipes). The modern trash dump was photographed but was not recorded (not age eligible) and no cultural (prehistoric or historic) resources were discovered or recorded during this portion of the field survey.

Additional surveys in and around Skyblue Hill are not warranted. Skyblue Hill has been previously surveyed by the University of California, Riverside's Archaeological Research Unit in 1989 by its acting director (Mr. Brooke Arkush), who concluded that there were "no aboriginal or significant historical materials observed during the course of this field investigation" (see Appendix A: Arkush's 1989: Cultural Assessment). Extensive surface mining and commercial

excavations have lowered the hill's original elevation to a point where surface and subsurface cultural resources are unlikely to be encountered during trail construction as prehistoric and historic sedimentary soils have already been removed from the project site along with any cultural artifacts. Skyblue Hill exhibits slopes greater than 30 degrees (see Attachment 5: Skyblue Hill slopes). If cultural resources were present at one time, they would have been displaced or settled to the hill's base due to erosion and environmental factors (weather). No cultural resources were encountered during previous surveys around the base of Skyblue Hill. Finally, slopes that are greater than 30 degrees are unsuitable for construction projects and are unsafe for field crews to survey. Based on these facts, additional surveys of Skyblue Hill are unwarranted and unnecessary.

If you should have any questions or comments regarding this archaeological field survey or if I can be of any additional service, please do not hesitate to contact me directly.

Sincerely,

A handwritten signature in blue ink that reads "C. W. Purtell". The signature is written in a cursive, flowing style.

Christopher W. Purtell, M.A., RPA  
Director of Cultural Resources/Senior Archaeologist

Attachment 1: Proposed Trail Area

Attachment 2: Skyblue Hill

Attachment 3: Modern Trash Dump

Attachment 4: PVC Pipes

Attachment 5: Skyblue Hill Slopes

Appendix A: A Cultural Resources Assessment of the Crestmore Quarry of the Riverside Cement Company

## Attachments

**Attachment 1: Proposed trail area, view towards the northeast**



**Attachment 2: Skyblue Hill, view towards the northeast**



**Attachment 3: Modern trash dump, close-up**



**Attachment 4: PVC pipes, view towards the northeast**



**Attachment 6 Skyblue Hill slope, view towards the northeast**



## Appendix A

**ENVIRONMENTAL IMPACT EVALUATION: A Cultural Resources Assessment of the  
Crestmore Quarry of the Riverside Cement  
Company Located in the Crestmore Area of  
Western Riverside County, California**

by: Brooke S. Arkush  
Acting Administrator and  
Principal Investigator

Archaeological Research Unit  
University of California  
Riverside, CA 92521

UCRARU #1035

for: Marion F. Ely, II  
Mining and Reclamation Consultant  
A.V.S.R. Box V-11  
Apple Valley, CA 92307

November 1989

CAI

#### MANAGEMENT SUMMARY

A cultural resource assessment of approximately 40 acres of land designated Skyblue Hill located within the Crestmore Quarry of the Riverside Cement Company located in the Crestmore area north of Rubidoux was conducted by the Archaeological Research Unit (ARU), University of California, Riverside. The objective of this study was to locate, record, and evaluate archaeological resources on the subject property, and to determine to what extent such resources, if any, would be affected by proposed development plans.

No archaeological or significant historical remains were observed on the subject property during the field survey. Recommendations are that no further archaeological work need be done on the subject property.

#### INTRODUCTION

In October of 1989, Marion F. Ely, II, Mining and Reclamation Consultant, requested the ARU to conduct a cultural resource assessment of the Skyblue Hill area of the Crestmore Quarry of the Riverside Cement Company located north of Rubidoux in western Riverside County. Present development plans call for the continued mining of the immediate area, including the area in and around Skyblue Hill. The subject property consists of approximately 40 acres and occupies a portion of Section 3, T. 2S, R. 5W, SBBM, as shown on the USGS Fontana, Calif. 7.5' series quadrangle (Fig. 1).

The purpose of the study was to satisfy state and county requirements with regard to the identification and protection of archaeological and significant historical materials on lands proposed for development or resource extraction. In order to make such a determination, this study included a review of the California Archaeological Inventory (CAI) records, a review of the archaeological, ethnographic, and historical literature pertinent to the study area, and an on-foot survey of the subject property.

#### SUMMARY OF CURRENT KNOWLEDGE

The CAI records on file at the Eastern Information Center at UC Riverside indicate that no sites have been recorded on the subject property; nor have any sites been recorded in Riverside County within one mile of the property.



## CULTURAL SETTING

The subject property is located in territory whose occupation is often disputed by anthropologists. In Late Prehistoric times, the general site area was occupied by either the Gabrielino or the Serrano Indian peoples, or perhaps, jointly occupied by both. Both groups had a similar material culture; only the Gabrielino will be discussed here.

Bean and Smith (1978) suggest the Gabrielino first came to the Los Angeles Basin ca. 500 B.C. While the exact boundaries of Gabrielino territory are unknown, the general area of occupation included San Clemente, San Nicholas, and Santa Catalina islands, the watershed of Los Angeles, San Gabriel, and much of the Santa Ana rivers, and all of the coastal area from Aliso Creek north to Topanga Creek.

Hudson (1971) divides the Gabrielino territory into four macro-environmental zones (Interior Mountains/Adjacent Foothills, Prairie, Exposed Coast, and Sheltered Coast), and delineates subsistence-settlement patterns on the basis of these zones. The study area lies within the Prairie macro-environmental zone. Acorns (*Quercus* spp.), sage (*Salvia* spp.), yucca (*Yucca whipplei*), cacti, deer (*Cervidae*), and small rodents were the predominant food resources in the area. Plants, animals, and birds associated with marshes were also used as food resources.

Ethnographic sources depict the Gabrielino as hunters and gatherers. Because so little is known of the Gabrielino, the socio-political organization can only be presented in general terms. The Cupan language spoken by the Gabrielino is in the Takic family and is part of the Southern California branch of the Uto-Aztecan (Shoshonean) language stock. They probably had a moiety system similar to other Takic speakers in southern California and may have had a tripartite social hierarchy consisting of an elite, a middle class, and commoners. Villages apparently were politically autonomous and were often composed of segmentary non-localized lineages each with its own leader. It has been suggested that lineages were broken down into smaller groups that were subsistence oriented toward seasonally available resources. Because of the diverse biotic environs, the seasonal round would have included both marine and terrestrial resources. Primary and secondary villages were located throughout the Prairie zone, with proximity to water being the main

consideration. The seasonal round of plant collecting involved the use of different food resources as they became available each season.

The Gabrielino were contacted by the Spanish as early as 1542, when Juan Rodríguez Cabrillo anchored at Santa Catalina Island. However, substantial Spanish influence was not felt until the late 1700s when colonization began. The disintegration of the aboriginal lifestyle and reduction of the population began when Mission San Gabriel was established in 1771. By 1900, the disappearance of the aboriginal lifestyle was almost complete, a result of introduced disease, relocation, and general hardship.

Ethnographic descriptions of the Gabrielino have been presented by several scholars, the foremost of which are those by Kroeber (1925), Johnston (1962), Hudson (1969, 1971), and Bean and Smith (1978).

In historic times, the property was a part of the Jurupa Rancho.

#### ENVIRONMENTAL SETTING

The subject property is located at the eastern end of the Jurupa Mountains. The Santa Ana River is about 1/2 mi. (0.8 km.) to the east. The study area is composed of steep and uneven terrain. Elevations range between about 850 and 1190 ft. (257 and 360 m.) above sea level.

During recent times, the study area has been used for the extraction of materials used in the production of cement, and only several native plant species presently occupy the parcel, the most conspicuous of which is buckwheat (Eriogonum fasciculatum). In aboriginal times, vegetation in the study area would have been represented by various member species of the Coastal Sage Scrub plant community (Munz and Keck 1949, 1950).

The climate of the study area is classified as Mediterranean, and is characterized by an annual precipitation of 15 in. (38 cm.) or less. Summers are hot and dry, and winters are mild and relatively wet (Bailey 1966).

#### RESEARCH GOALS AND OBJECTIVES

The objectives of an archaeological assessment are to locate, interpret, and evaluate the indications of past human activities in the study area. The indicators of past human activities are labelled archaeological resources and can consist of any visible remains of human use of the environment. The locations of such resources can be defined by the presence or significant

occurrence of one or more of the following categories of archaeological remains: food waste, fragmentary or whole tools, tool manufacturing waste, concentrations or alignments of stone, trails, modifications of natural rock surfaces, soil discoloration and/or its accumulation, or human skeletal remains. All such types of remains are known to exist in the region. The scope of this study concerns significant materials 50 years of age or older.

#### SURVEY PROCEDURE

An on-foot survey of the property was conducted by the author on 14 November 1989. All non-precipitous portions of the subject property were surveyed by walking over those areas that were fairly level or that exhibited a slight to moderate slope. Average grade within the study area is in excess of 100% (45 degrees), and this precluded examination of much of the area.

#### RESULTS AND RECOMMENDATIONS

No aboriginal or significant historical materials were observed during the course of this field investigation. Development of the property should have no direct or indirect adverse impact on cultural resources. It is recommended that no further archaeological investigations be required prior to development of the property. However, if during the process of development, any aboriginal or significant historical materials are located, a qualified archaeologist should be consulted for further evaluation.

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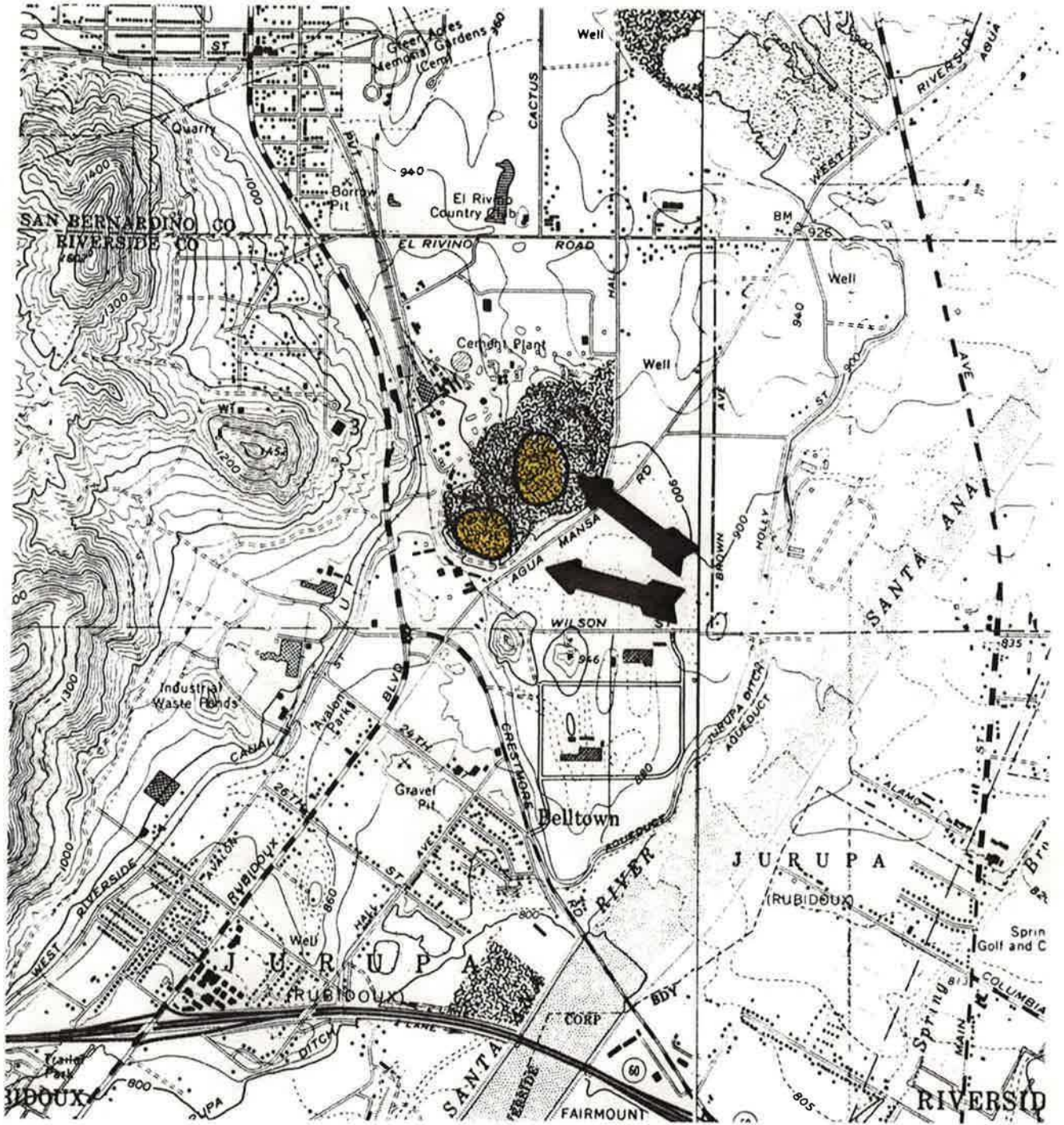


Figure 1. Location of the Skyblue Hill area of the Crestmore Quarry of the Riverside Cement Company. Adapted from USGS Fontana, and San Bernardino South, Calif. 7.5' series quadrangles.