
IV. ENVIRONMENTAL IMPACT ANALYSIS

N. CULTURAL RESOURCES

The following section discusses the archaeological, historic, and paleontological resources within the City of El Segundo and the potential impacts to these resources as a result of the Sepulveda/Rosecrans Site Rezoning and Plaza El Segundo Development. As discussed in the Initial Study (Appendix A) no impacts to human remains are anticipated as a result of the proposed Sepulveda/Rosecrans Site Rezoning and Plaza El Segundo Development.

This section is based on information contained in the City of El Segundo General Plan EIR and a record search that was prepared specifically for the Sepulveda/Rosecrans Site Rezoning and Plaza El Segundo Development, entitled "Expedited Cultural Resources Records Search for the Property Located in the City of El Segundo at 850 Sepulveda Boulevard" and dated December 9, 2003. This records search applies to the entire Sepulveda/Rosecrans Rezoning Site. A copy of the records search is provided in Appendix L.

ENVIRONMENTAL SETTING

Archaeology

In the eleventh century, the first Chumash Indians settled in the sand dunes region of El Segundo and inhabited the area for approximately 100 years. Because of its proximity to freshwater springs, the sand dunes were preferred over the nearby beaches. However, due to severe earthquakes which eventually covered the freshwater springs, the Chumash village was ultimately abandoned.

In 1769, Father Junipero Serra established the first mission in Southern California and by the end of the 19th century Spanish rule in California concluded. After the Spanish administration, Mexican control followed from 1822 to 1848. During this time period, Alta California Governor Juan B. Alvarado granted Rancho Sausal Redondo, which included the present site of El Segundo, to Señor A.Y. Abila for military services. The area comprised approximately 25,000 acres and extended from Playa Del Rey to Redondo Beach. During the next 50 years, the land was mainly used for agricultural use. Since 1920, the Sepulveda/Rosecrans Rezoning Site has been utilized for chemical and industrial uses.

A records search was conducted by the South Central Coastal Information Center at California State University, Fullerton in December 2003, for the proposed Sepulveda/Rosecrans Rezoning Site which is located on the Venice USGS 7.5' Quadrangle. No archaeological sites were identified within a ½ mile radius of the Sepulveda/Rosecrans Rezoning Site. Additionally, no isolates have been identified within a ½ mile radius of the Sepulveda/Rosecrans Rezoning Site.

Seven previous cultural resources investigations (LA1543, LA2950*, LA3955*, LA4836, LA5756, LA6239*, and LA6240*) have been conducted within ½ mile radius of the Sepulveda/Rosecrans Rezoning Site. Of these 4, the ones with a "*" next to the number are located within the project area. There are also an additional 10 investigations located on the Venice 7.5' USGS Quadrangle that are potentially within a ½ mile radius of the Sepulveda/Rosecrans Rezoning Site. These investigations can not be specifically placed because not enough information was contained in the files.

Paleontology¹

A paleontological record search for vertebrate and invertebrate fossil sites was conducted for El Segundo and other areas within the Venice/Inglewood Quadrants. Ms. Denny V. Diveley-White of the Natural History Museum of Los Angeles County examined the subject area for vertebrate fossil sites. An investigation of invertebrate fossil sites was conducted by Dr. E. Bruce Lander of Paleo Environmental Associates, Inc. As a result of these investigations, numerous fossil sites in and near El Segundo were recorded from exposed rock units.

Pliocene rock units in the vicinity of El Segundo have yielded abundant marine mega-invertebrates, primarily snails and clams. Pleistocene rock units in the area have yielded no recorded fossil sites. However, additional study of this formation is required to determine the potential to yield fossil remains.

The lower Pleistocene San Pedro formation has yielded no recorded information. However, south of the City of El Segundo, the formation has produced abundant marine mega-invertebrates, mainly snails and clams, especially in the Palos Verde Hills. The potential for yielding fossil remains from this formation in the project area cannot be evaluated without further study.

The upper Pleistocene consists of nonmarine and shallow near-shore marine, including the Palos Verde Sand. Several sites have produced abundant marine mega-invertebrates (snails, clams) along the Ballona Escarpment at the southern edge of the City.

Thirteen vertebrate fossil sites occur in the Quaternary deposit and consist of unnamed alluvial units. Several important Pleistocene ("Ice Age") land fauna mammals have been recovered from the study area, and have been correlated with the Rancholabrean North American Land mammal age (circa 10,000 – 40,000 years ago), which is based on the Rancho La Brea fauna.

¹ *EIP Associates, City of El Segundo General Plan Draft Environmental Impact Report, Volume One, December 1991.*

Historic Resources²

In addition to archaeological information, the record search also investigated historical findings for the Sepulveda/Rosecrans Rezoning Site. The research reviewed all recorded historical reports within a ½--mile radius of the Sepulveda/Rosecrans Rezoning Site and a file check of historic maps of the area. This revealed the following information:

- One historic resource was identified on the Sepulveda/Rosecrans Rezoning Site. This resource was identified as 19-186856. A subsequent call to the South Central Coastal Information Center revealed that resource 19-186856 is the old foundry foundations located on the H. Kramer portion of the Sepulveda/Rosecrans Rezoning Site.
- No properties within a ½ mile radius of the Sepulveda/Rosecrans Rezoning Site are located on the California Point of Historical Interest (1992) of the Office of Historic Preservation, Departments of Parks and Recreation.³
- No properties within a ½ mile radius of the Sepulveda/Rosecrans Rezoning Site are located on the California Historical Landmarks (1990) of the Office of Historic Preservation, Department of Parks and Recreation.⁴
- No properties within a ½ mile radius are located on either the California Register of Historical Resources (California Register) or the National Register of Historic Places (National Register).
- The California Historic Resources Inventory lists no properties that have been evaluated for historical significance within a ½ mile radius of the Sepulveda/Rosecrans Rezoning Site.

² EIP Associates, *City of El Segundo General Plan Draft Environmental Impact Report, Volume One, December 1991.*

³ *The California Point of Historical Interest and the California Historical Landmarks were last published as hard bound volumes in 1992 and 1990, respectively. Every quarter, the California Historic Resources Inventory is updated and released. This inventory includes updates to the California Register, National Register, California Historical Landmarks and California Point of Historical Interest lists. Telephone conversation with Margaret Lopez, Assistant Coordinator with the South Central Coastal Information Center, July 7, 2004.*

⁴ *Ibid.*

ENVIRONMENTAL IMPACTS

Threshold of Significance

According to the guidance provided in Appendix G of the State CEQA Guidelines, the Sepulveda/Rosecrans Site Rezoning and Plaza El Segundo development could have a potentially significant cultural resources impact if the project would:

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

Project Impacts

Sepulveda/Rosecrans Site Rezoning Impacts

The Proposed Circulation Element Update EIR provides guidance for analysis of potential impacts related to cultural resources for later projects that would implement the proposed Circulation Element Update. The proposed connection of Park Place between Sepulveda Boulevard and Nash Street and connection of Park Place to Hughes Way via Allied Way through the Sepulveda/Rosecrans Rezoning Site would constitute a project that implements the Circulation Element Update policies. Although these improvements are part of the proposed Sepulveda/Rosecrans Rezoning and the analysis presented in this EIR is a stand-alone analysis, not tiered from the Circulation Element Update EIR, the analysis provided below is in accordance with the guidance presented in the Circulation Element Update EIR for a records search to be conducted prior to development of Circulation Element facilities within the Sepulveda/Rosecrans Site. Based upon the analysis presented below, construction of this component of the proposed Circulation Element Update would not result in new effects related to cultural resources that were not examined in the Program EIR for the proposed Circulation Element Update.

Development⁵ of the Sepulveda/Rosecrans Rezoning Site under the proposed C-4 zone could require the removal of structures, grading, excavation for foundations and utilities, and other dirt moving construction activities.

Archaeological Resources

As no known archaeological resources are known to exist on the Sepulveda/Rosecrans Rezoning Site, no impacts to archaeological resources are anticipated as a result of future developments. The Sepulveda/Rosecrans Rezoning Site is highly disturbed due to its previous industrial uses. Therefore, it is not anticipated that any developments on the Sepulveda/Rosecrans Rezoning Site would encounter archaeological resources during construction activities. However, mitigation measures have been provided to ensure that any impacts are less than significant if such resources are encountered.

Paleontological Resources

The Sepulveda/Rosecrans Rezoning Site is highly disturbed due to its previous industrial uses. No paleontological resources are known to exist on the Sepulveda/Rosecrans Rezoning Site. Therefore, no impacts to paleontological resources are anticipated as a result of the proposed Sepulveda/Rosecrans Site Rezoning project. However, mitigation measures have been provided to ensure that any impacts are less than significant if such resources are encountered.

Historic Resources

One historic resource has been identified on the Sepulveda/Rosecrans Rezoning Site: Resource 19-186856. This resource has been identified as the brass foundry foundation located on the H. Kramer portion of the Sepulveda/Rosecrans Rezoning Site. Future development on the H. Kramer portion of the Sepulveda/Rosecrans Rezoning Site could significantly impact this resource. Further evaluation is necessary to determine whether this resource is eligible for listing on either the California or National Registers.

Plaza El Segundo Development

The records search provided above is in accordance with the mitigation measures for the Sepulveda/Rosecrans Site Rezoning that require site specific evaluation of potential cultural resources issues and no further analysis of this issue beyond that set forth in the preceding section would be required for the proposed Plaza El Segundo Development. The analysis demonstrates that construction

⁵ For purposes of this analysis "development" of the proposed Sepulveda/Rosecrans Rezoning Site would encompass construction and operation of any use permitted under the proposed C-4 zone, including commercial and related uses, industrial gas facilities and RV storage, as well as roadway construction and railroad relocation. Continuation of the existing lumber distribution facility in its current location would not entail new construction and would not have any impacts within the scope of this analysis.

of this component of the proposed Sepulveda/Rosecrans Site Rezoning would not result in new effects related to cultural resources that were not examined in the Program EIR for the proposed Sepulveda/Rosecrans Site Rezoning.

The Plaza El Segundo Development is proposed for construction along the western portion of the Sepulveda/Rosecrans Rezoning Site (see Figure II-2). The Plaza El Segundo site was formerly occupied by Honeywell Inc., which produced a variety of chemicals. As a result, a large portion of the Plaza El Segundo Site has been disturbed. The proposed Plaza El Segundo Development would involve the construction of approximately 425,000 square feet of commercial/retail space, associated infrastructure, parking lots, and access roadways.

Archaeological Resources

As no known archaeological resources are known to exist on the Plaza El Segundo Site, no impacts to archaeological resources are anticipated. The Plaza El Segundo Site is highly disturbed due to its previous use in the production of chemicals. The former structures on the Plaza El Segundo Site have been demolished and site remediation is currently underway. Therefore, it is not anticipated that any archaeological resources would be encountered during construction activities associated with the Plaza El Segundo. However, mitigation measures have been provided to ensure that any impacts are less than significant if such resources are encountered.

Paleontological Resources

The Plaza El Segundo Site is highly disturbed due to its previous industrial use. No paleontological resources are known to exist on the Plaza El Segundo Site. Therefore, no impacts to paleontological resources are anticipated as a result of the proposed Plaza El Segundo Development. However, mitigation measures have been provided to ensure that any impacts are less than significant if such resources are encountered.

Historic Resources

No historic resources have been identified on the Plaza El Segundo Site. All structures associated with the former industrial uses have been demolished and the Plaza El Segundo site is currently undergoing soil characterization. Therefore, the Plaza El Segundo Development would not impact any historic resources and no mitigation measures are required.

CUMULATIVE IMPACTS

Sepulveda/Rosecrans Site Rezoning

No impacts to archaeological or paleontological resources are anticipated from implementation of the proposed Sepulveda/Rosecrans Site Rezoning. Future projects on the Sepulveda/Rosecrans Rezoning Site could potentially cause significant impacts to an identified historic resource. However, with

implementation of the mitigation measures, these impacts should be less than significant. Development of the related projects (2012) could result in potentially significant cultural resources impacts if the project sites contain significant cultural resources and these resources are not adequately protected. None of the known related projects are known to contain cultural resources. However, it is assumed that mitigation measures would be required prior to the implementation of these projects and that the impacts would be reduced to less than significant levels. Therefore, the incremental impacts of the proposed Plaza El Segundo in conjunction with related project would not be cumulative considerable with respect to cultural resources.

Plaza El Segundo

No impacts to archaeological, paleontological, or historic resources were identified on the Plaza El Segundo Site. Additionally, mitigation measures were provided to ensure that any resources that may be encountered were properly handled and that impacts were less than significant. Development of the related projects (2007) could cause potentially significant impacts to cultural resources if the project sites contained significant cultural resources and these resources are not adequately protected. None of the related projects are known to contain cultural resources. It is assumed that the related projects would also contain mitigation measures to reduce any potentially significant impacts to less than significant levels. As the Plaza El Segundo development is not anticipated to produce any impacts to cultural resources, it would not contribute to any cumulative impact. Therefore, the incremental impact of the proposed Plaza El Segundo, in conjunction with related projects, would not be cumulatively considerable with respect to cultural resources.

SUBSEQUENT ENVIRONMENTAL DOCUMENTATION

Subsequent environmental documentation shall be prepared for development projects proposed to be constructed on the Sepulveda/Rosecrans Rezoning Site. The subsequent environmental documentation shall include the following:

- N-1 A records search and/or Phase I Archaeological Survey must be conducted by a qualified archaeologist prior to the start of construction activities (including grading) for any development on the Sepulveda/Rosecrans Rezoning Site. If the survey identifies resources within the construction area, follow on studies shall be conducted in accordance with the recommendations of the records search prior to commencement of construction.

- N-2 Further analysis of Cultural Resource 19-186856 is required, that meets the requirements of CEQA Guidelines Section 15064.5(a)(2), to determine potential eligibility for the California or National Register of Historic Places prior to any construction activities occurring on the H. Kramer portion of the Sepulveda/Rosecrans Rezoning Site. If further analysis identifies that the resource is eligible, then the recommendations identified in that analysis shall be followed.

MITIGATION MEASURES

Sepulveda/Rosecrans Site Rezoning

The following mitigation measure must be required for any future development on the Sepulveda/Rosecrans Rezoning Site.

- N-1 A records search and/or Phase I Archaeological Survey must be conducted by a qualified archaeologist prior to the start of construction activities (including grading) for any development on the Sepulveda/Rosecrans Rezoning Site. If the survey identifies resources within the construction area, follow on studies must be conducted in accordance with the recommendations of the records search prior to commencement of construction.
- N-2 Further analysis of Cultural Resource 19-186856, that meets the requirements of CEQA Guidelines Section 15064.5(a)(2), is required to determine potential eligibility for the California or National Register of Historic Places prior to any construction activities occurring on the H. Kramer portion of the Sepulveda/Rosecrans Rezoning Site. If further analysis identifies that the resource is eligible, then the recommendations identified in that analysis must be followed and measures identified to reduce impacts to less than significant levels.
- N-3 In the event that archaeological or paleontological resources are encountered during the course of grading or construction, all development must temporarily cease in these areas until the resources are properly assessed and subsequent recommendations are determined by a qualified archaeologist/paleontologist.

Plaza El Segundo

The following mitigation measure is required to ensure that any potential archaeological or paleontological resources encountered are handled appropriately and to ensure that impacts remain less than significant.

- N-4 In the event that archaeological or paleontological resources are encountered during the course of grading or construction, all development must temporarily cease in these areas until the resources are properly assessed and subsequent recommendations are determined by a qualified archaeologist/paleontologist.

LEVEL OF IMPACT AFTER MITIGATION

Sepulveda/Rosecrans Site Rezoning

With implementation of the mitigation measures listed above, impacts to cultural resources would be less than significant.

Plaza El Segundo

No cultural resource impacts are anticipated as a result of the proposed Plaza El Segundo Development. Mitigation was identified to ensure any impacts remain less than significant. Therefore, cultural resource impacts would be less than significant.