

HISTORIC RESOURCES INVENTORY REPORT FOR THE 13131 LOS ANGELES AVENUE WAREHOUSE PROJECT

City of Irwindale, Los Angeles County, California

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ACRONYMS AND ABBREVIATIONS

Acronym/Abbreviation	Definition
CEQA	California Environmental Quality Act
CFR	Code of Federal Regulations
CHRIS	California Historical Resources Information System
CRHR	California Register of Historical Resources
DPR	Department of Parks and Recreation
MLD	most likely descendant
NAHC	Native American Heritage Commission
NRHP	National Register of Historic Places
OHP	Office of Historic Preservation
PAIS	Property Assessment Information System (Los Angeles County)
PRC	Public Resources Code
SCCIC	South Central Coastal Information Center

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EXECUTIVE SUMMARY

Dudek was retained by Duke Realty to complete a cultural resources technical report for the 13131 Los Angeles Avenue Warehouse Project (Project) that proposes demolition of the existing on-site development at 13131 Los Angeles Street, Irwindale, California 91706, and construct a concrete tilt-up warehouse building on the 24.6-acre parcel located in southwest City of Irwindale, Los Angeles County, California.

Dudek evaluated the Project site at 13131 Los Angeles Street, Irwindale for historical significance and found that it does not appear eligible for inclusion in the National Register of Historic Places, California Register of Historical Resources, or local register (6Z) due to a lack of significant historical associations and integrity. The buildings and structures on the property are therefore not considered historical resources for the purposes California Environmental Quality Act (CEQA). As such, the proposed Project would have no impact on historical built environment resources for the purposes of CEQA.

No archaeological resources were identified within the proposed Project site as a result of the California Historical Resources Information System records search. No specific archaeological resources or sensitivity concerns were identified by any sources consulted. However, it is always possible that intact archaeological deposits are present at subsurface levels. For these reasons, the Project site should be treated as potentially sensitive for archaeological resources. Management recommendations to reduce potential impacts to unanticipated archaeological resources and human remains during campus construction activities are provided in Section 6.2, Management Recommendations. With the implementation of the proposed mitigation measures, the proposed Project will have a less-than-significant impact on archaeological resources.

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1 INTRODUCTION

Dudek was retained by Duke Realty to complete a cultural resources technical report for a Project that proposes demolition and redevelopment of an approximately 25-acre parcel in the southern part of the City of Irwindale, Los Angeles County, California (Project). The subject property was constructed in 1967 and is located at 13131 Los Angeles Street, City of Irwindale, Los Angeles County, California 91706 (Project site) (Figure 1, Regional Map). Because the buildings on the property are over 45 years old, they are subject to the terms of the California Environmental Quality Act (CEQA) regarding potential impacts to historic properties. In order to assess such impacts, the buildings located at the property must first be evaluated for historical significance. The subject property contains two buildings and several structures over 45 years old requiring recordation and evaluation that has not been previously evaluated for historical significance. This study was conducted in accordance with California Environmental Quality Act (CEQA) Guidelines Section 15064.5(a)(2)–(3), and the subject property was evaluated for eligibility for listing in the National Register of Historic Places (NRHP), the California Register of Historical Resources (CRHR), and City of Los Angeles Historic-Cultural Monument (HCM) eligibility and integrity requirements. The study involved completion of a California Historical Resources Information System (CHRIS) records search, a pedestrian survey of the proposed Project site, and evaluation of buildings and structures over 45 years of age located on the property for historical significance. The significance evaluation included conducting archival and building development research for each property; outreach with local libraries, historical societies, and advocacy groups; and completion of a historic context.

1.1 Project Description

Duke Realty intends to demolition of the existing on-site development and construct a concrete tilt-up warehouse building on an approximately 25-acre site located at 13131 Los Angeles Street, City of Irwindale, Los Angeles County, California 91706. The proposed 528,710-square-foot building would be 47.5 feet tall, with architectural features extending up to 53.5 feet tall. In addition to the proposed square-foot building, the Project would include a total of approximately 261 vehicle parking spaces, 26 bicycle parking spaces, and 109,330 square feet of landscaping. The site is zoned as M-2 (Heavy Manufacturing) and designated as “Industrial/Business Park” by the City’s General Plan. Approvals required for the Project would include Site Plan and Design Review Permit.

1.2 Project Location

The Project location is the 24.9-acre parcel located at 13131 Los Angeles Street, Irwindale, Los Angeles County, California, 91706, Assessor’s Identification Number (AIN) 8535-020-007, and the former site of a hollow core concrete manufacturing plant. The Project site is generally located east of the San Gabriel River Freeway (Interstate 605), south of the San Gabriel River Flood Control Channel, southeast of the Santa Fe Dam

Recreation Area, west of Little John Street, and North of Los Angeles Street (Figure 2, Project Location Map). Local street access to the Project site is provided by Los Angeles Street, which borders the proposed Project site to the south. The Project site is situated in a partially developed industrial neighborhood, among several gravel pit and retention pond operations: the Vulcan Materials Plant, United Rock Products Corporation, and Peck Road Gravel Pit, and others.

1.3 Project Personnel

Dudek staff completed all cultural resources technical work in support of this report. Dudek Architectural Historian Kate Kaiser, MSHP, authored this report, prepared the archival research, the Department of Parks and Recreation (DPR) forms, and significance evaluation. Dudek Archaeologist Erica Nicolay, MA, contributed the Record Search section. Senior Architectural Historian, Samantha Murray, MA reviewed this report for quality assurance/quality control. All proposed Project staff meet or exceed the Secretary of the Interior's Professional Qualification Standards (36 Code of Federal Regulations [CFR] Part 61) in architectural history. Preparers' qualifications can be reviewed in Appendix A.

1.4 Regulatory Setting

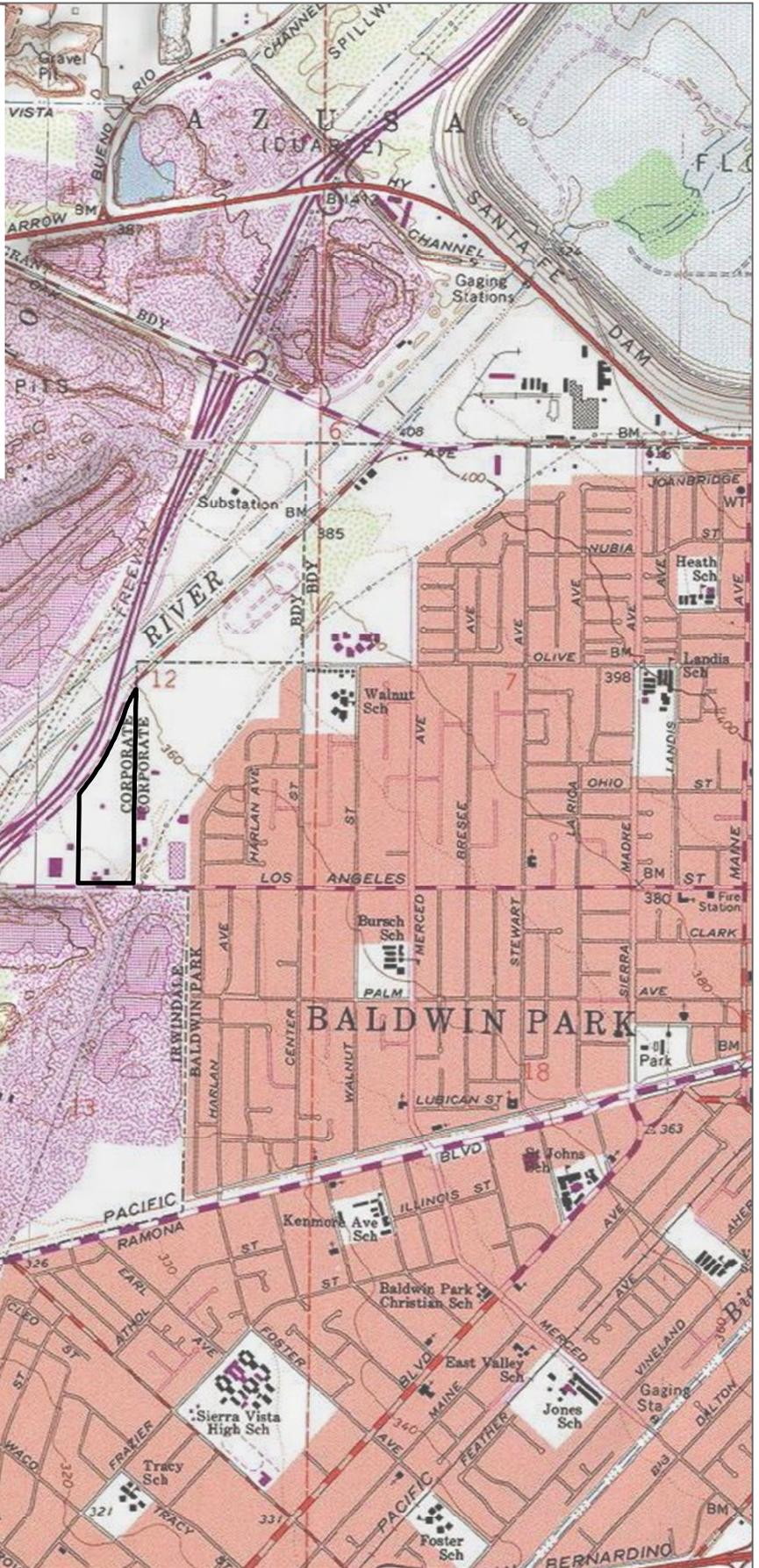
This section includes a discussion of the applicable state and local laws, ordinances, regulations, and standards governing cultural resources, which must be adhered to before and during construction of the proposed Project.

Federal

Although there is no federal nexus for this Project, resources were evaluated in consideration of NRHP designation criteria.

The NRHP is the United States' official list of districts, sites, buildings, structures, and objects worthy of preservation. Overseen by the National Park Service under the U.S. Department of the Interior, the NRHP was authorized under the National Historic Preservation Act, as amended. Its listings encompass all National Historic Landmarks and historic areas administered by the National Park Service.

NRHP guidelines for the evaluation of historic significance were developed to be flexible and to recognize the accomplishments of all who have made significant contributions to the nation's history and heritage. Its criteria are designed to guide state and local governments, federal agencies, and others in evaluating potential entries in the NRHP. For a property to be listed in or determined eligible for listing, it must be demonstrated to possess integrity and to meet at least one of the following criteria:



SOURCE: USGS 7.5-Minute Series Baldwin Park Quadrangle

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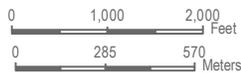
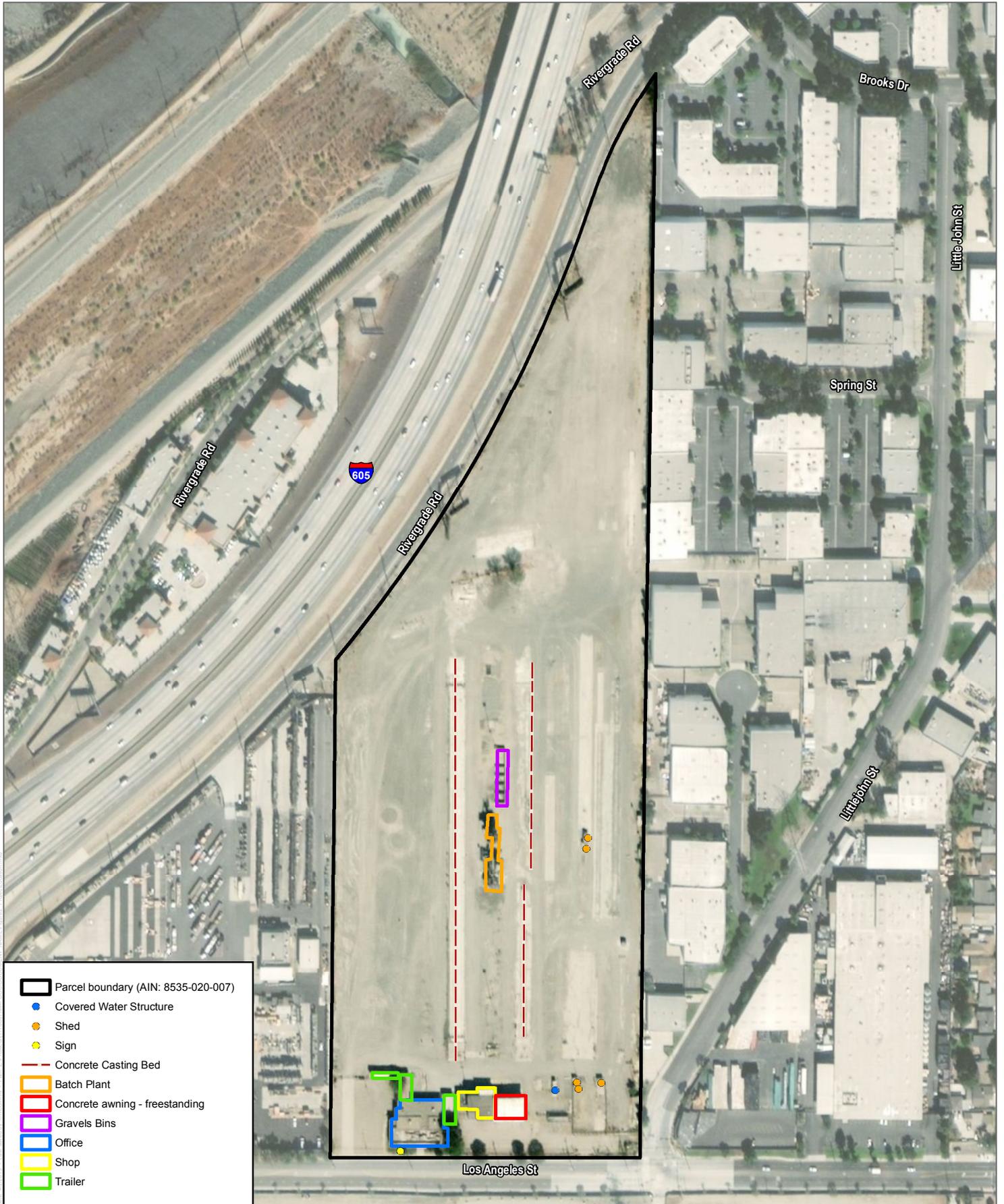


FIGURE 1

Regional Map

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SOURCE: ESRI 2017

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FIGURE 2

Project Location Map

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The quality of significance in American history, architecture, archaeology, engineering, and culture is present in districts, sites, buildings, structures, and objects that possess integrity of location, design, setting, materials, workmanship, feeling, and association, and:

- A. That are associated with events that have made a significant contribution to the broad patterns of our history; or
- B. That are associated with the lives of persons significant in our past; or
- C. That embody the distinctive characteristics of a type, period, or method of construction, or that represent the work of a master, or that possess high artistic values, or that represent a significant and distinguishable entity whose components may lack individual distinction; or
- D. That have yielded, or may be likely to yield, information important in prehistory or history.

Integrity is defined in NRHP guidance, *How to Apply the National Register Criteria*, as “the ability of a property to convey its significance. To be listed in the NRHP, a property must not only be shown to be significant under the NRHP criteria, but it also must have integrity” (Andrus and Shrimpton 2002). Historic properties either retain integrity (convey their significance) or they do not. Within the concept of integrity, the National Register criteria recognizes seven aspects or qualities that define integrity. The seven aspects of integrity are locations, setting, design, materials, workmanship, feeling and association. In order to retain historic integrity “a property will always possess several, and usually most, of the aspects” (Andrus and Shrimpton 2002).

NRHP guidance further asserts that properties be completed at least 50 years ago to be considered for eligibility. Properties completed fewer than 50 years before evaluation must be proven to be “exceptionally important” (criteria consideration G) to be considered for listing.

A historic property is defined as “any prehistoric or historic district, site, building, structure, or object included in, or eligible for inclusion in, the NRHP maintained by the Secretary of the Interior. This term includes artifacts, records, and remains that are related to and located within such properties. The term includes properties of traditional religious and cultural importance to an Indian tribe or Native Hawaiian organization and that meet the NRHP criteria” (36 CFR Section 800.16(i)(1)).

Effects on historic properties under National Historic Preservation Act Section 106 are defined in the assessment of adverse effects in 36 CFR Section 800.5(a)(1).

State

CRHR (California Public Resources Code Sections 5020 et seq.)

In California, the term “historical resource” includes “any object, building, structure, site, area, place, record, or manuscript which is historically or archaeologically significant, or is significant in the architectural, engineering, scientific, economic, agricultural, educational, social, political, military, or cultural annals of California” (California Public Resources Code [PRC] Section 5020.1(j)). In 1992, the California legislature established the CRHR “to be used by state and local agencies, private groups, and citizens to identify the state’s historical resources and to indicate what properties are to be protected, to the extent prudent and feasible, from substantial adverse change” (PRC Section 5024.1(a)). The criteria for listing resources in the CRHR were expressly developed to be in accordance with previously established criteria developed for listing in the NRHP, enumerated below. According to PRC Section 5024.1(c)(1–4), a resource is considered historically significant if it (i) retains “substantial integrity,” and (ii) meets at least one of the following 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.

To understand the historic importance of a resource, sufficient time must have passed to obtain a scholarly perspective on the events or individuals associated with the resource. A resource less than 50 years old may be considered for listing in the CRHR if it can be demonstrated that sufficient time has passed to understand its historical importance (see 14 California Code of Regulations Section 4852(d)(2)).

The CRHR protects cultural resources by requiring evaluations of the significance of prehistoric and historic resources. The criteria for the CRHR are nearly identical to those for the NRHP, and properties listed in or formally designated as eligible for listing in the NRHP are automatically listed in the CRHR, as are state landmarks and points of interest. The CRHR also includes properties designated under local ordinances or identified through local historical resource surveys.

CEQA

As described further, the following CEQA statutes and CEQA Guidelines are of relevance to the analysis of archaeological, historic, and tribal cultural resources:

- PRC Section 21083.2(g) defines “unique archaeological resource.”

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- PRC Section 21084.1 and CEQA Guidelines Section 15064.5(a) defines “historical resources.” In addition, CEQA Guidelines Section 15064.5(b) defines the phrase “substantial adverse change in the significance of an historical resource”; it also defines the circumstances when a project would materially impair the significance of an historical resource.
- PRC Section 21074(a) defines “tribal cultural resources.”
- PRC Section 5097.98 and CEQA Guidelines Section 15064.5(e) set forth standards and steps to be employed following the accidental discovery of human remains in any location other than a dedicated ceremony.
- PRC Sections 21083.2(b) and 21083.2(c) and CEQA Guidelines Section 15126.4 provide information regarding the mitigation framework for archaeological and historic resources, including examples of preservation-in-place mitigation measures. Preservation-in-place is the preferred manner of mitigating impacts to significant archaeological sites because it maintains the relationship between artifacts and the archaeological context and may help avoid conflict with religious or cultural values of groups associated with the archaeological site(s).

More specifically, under CEQA, a project may have a significant impact on the environment if it may cause “a substantial adverse change in the significance of an historical resource” (PRC Section 21084.1; CEQA Guidelines Section 15064.5(b)). If a site is either listed in or eligible for listing in the CRHR, included in a local register of historic resources, or identified as significant in a historical resources survey (meeting the requirements of PRC Section 5024.1(q)), it is a “historical resource” and is presumed to be historically or culturally significant for the purposes of CEQA (PRC Section 21084.1; CEQA Guidelines Section 15064.5(a)). The lead agency is not precluded from determining that a resource is a historical resource even if it does not fall within this presumption (PRC Section 21084.1; CEQA Guidelines Section 15064.5(a)).

A “substantial adverse change in the significance of an historical resource”—indicating a significant effect under CEQA—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” (CEQA Guidelines Section 15064.5(b)(1); PRC Section 5020.1(q)). In turn, the significance of a historical resource is materially impaired when a project does any of the following (CEQA Guidelines Section 15064.5(b)(2)):

1. Demolishes or materially alters in an adverse manner those physical characteristics of an historical resource that convey its historical significance and that justify its inclusion in, or eligibility for, inclusion in the California Register; or
2. 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 PRC Section 5020.1(k) or its identification in an historical resources survey meeting the requirements of PRC Section 5024.1(g),

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

3. 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 as determined by a lead agency for purposes of CEQA.

Pursuant to these sections, the CEQA inquiry begins with evaluating whether a project site contains any “historical resources,” then evaluates whether that project would cause a substantial adverse change in the significance of an historical resource such that the resource’s historical significance would be materially impaired.

If it can be demonstrated that a project would cause damage to a unique archaeological resource, the lead agency may require reasonable efforts be made to permit any or all of these resources to be preserved in place or left in an undisturbed state. To the extent that they cannot be left undisturbed, mitigation measures are required (PRC Sections 21083.2(a), (b), and (c)).

PRC Section 21083.2(g) defines a unique “archaeological resource” as an “archaeological artifact, object, or site about which it can be clearly demonstrated that without merely adding to the current body of knowledge, there is a high probability that it meets any of the following criteria:

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

Impacts to non-unique archaeological resources are generally not considered a significant environmental impact (PRC Section 21083.2(a); CEQA Guidelines Section 15064.5(c)(4)). However, if a non-unique archaeological resource qualifies as a tribal cultural resource (PRC Sections 21074(c), 21083.2(h)); further consideration of significant impacts is required.

CEQA Guidelines Section 15064.5 assigns special importance to human remains and specifies procedures to be used when Native American remains are discovered. These procedures, described as follows, are detailed in PRC Section 5097.98.

California Health and Safety Code

California law protects Native American burials, skeletal remains, and associated grave goods, regardless of their antiquity, and provides for the sensitive treatment and disposition of those remains. Health and Safety Code Section 7050.5 requires that if human remains are discovered in any place other than a dedicated cemetery, no further disturbance or excavation of the site or nearby area reasonably suspected to contain

human remains can occur until the County Coroner has examined the remains (Health and Safety Code Section 7050.5b). PRC Section 5097.98 outlines the process to be followed in the event that remains are discovered. If the coroner determines or has reason to believe the remains are those of a Native American, the coroner must contact the NAHC within 24 hours (Health and Safety Code Section 7050.5c). The NAHC would notify the most likely descendant (MLD). With the permission of the landowner, the MLD may inspect the site of discovery. The inspection must be completed within 48 hours of notification of the MLD by the NAHC. The MLD may recommend means of treating or disposing of, with appropriate dignity, the human remains and items associated with Native Americans.

Local

City of Irwindale Resolution 2009-60-2418

In 2009, the City of Irwindale Council members adopted a resolution establishing a local official register of historic resources and adopting two resources to be immediately placed on the local register. Section 3 of *Resolution No. 2009-60-2418: A Resolution of the City Council of the City of Irwindale to Establish a Local Official Register of Historic resources and to Include Our Lady of Guadalupe Catholic Mission, located at 16233 Arrow Highway (APN 8619-012-909), and El Divino Salvador Presbyterian Church, Located at 5116 Irwindale Avenue (APN 8417-029-008) On Said Register* elaborates on the adopted policies to establish a local official register of historic places:

Criteria for Listing on the Official Register of Historic Resources. A building or structure shall be designated a historic building if the City Council finds one or more conditions (including but not limited to the following) exist with reference to such building or structure:

- (A) The building or structure proposed for designation is particularly representative of a distinct historical period, type, style, region or way of life.
- (B) The building or structure was connected with someone renowned, important, or a local personality.
- (C) The building or structure is connected with a business or use which was once common but is now rare.
- (D) The building or structure represents the work of a master builder, engineer, designer, and artist or architect whose individual genius influenced his/ her age.
- (E) The building or structure is the site of an important historic event or is associated with events that have made a meaningful contribution to the nation, state or city.
- (F) The building or structure exemplifies a particular architectural style.
- (G) The building or structure exemplifies the best remaining architectural type of a neighborhood.

- (H) The construction materials or engineering methods used in the building or structure embody elements of outstanding attention to architectural or engineering design, detail, material or craftsmanship.

2 HISTORIC CONTEXT

2.1 Prehistoric Overview

Numerous chronological sequences have been devised to aid in understanding cultural changes within Southern California. Building on early studies and focusing on data synthesis, Wallace (1955, 1978) developed a prehistoric chronology for the Southern California coastal region that is still widely used today and is applicable to near-coastal and many inland areas. Four periods are presented in Wallace's prehistoric sequence: Early Man, Milling Stone, Intermediate, and Late Prehistoric. Although Wallace's (1955) synthesis initially lacked chronological precision due to a paucity of absolute dates (Moratto 1984), this situation has been alleviated by the availability of thousands of radiocarbon dates that have been obtained by Southern California researchers in the last three decades (Byrd and Raab 2007:217). Several revisions have been made to Wallace's (1955) synthesis using radiocarbon dates and projectile point assemblages (e.g., Koerper and Drover 1983; Koerper et al. 2002; Mason and Peterson 1994).

Horizon I—Early Man (ca. 10,000–6,000 B.C.)

When Wallace defined the Horizon I (Early Man) period in the mid-1950s, there was little evidence of human presence on the Southern California coast prior to 6000 B.C. Archaeological work in the intervening years has identified numerous pre-8000 B.C. sites, both on the mainland coast and the Channel Islands (e.g., Erlandson 1991; Johnson et al. 2002; Moratto 1984; Rick et al. 2001). The earliest accepted dates for occupation are from two of the northern Channel Islands, located off the coast of Santa Barbara. On San Miguel Island, Daisy Cave clearly establishes the presence of people in this area about 10,000 years ago (Erlandson 1991). On Santa Rosa Island, human remains have been dated from the Arlington Springs site to approximately 13,000 years ago (Johnson et al. 2002). Present-day Orange and San Diego counties contain several sites dating to 9,000 to 10,000 years ago (Byrd and Raab 2007; Macko 1998a; Mason and Peterson 1994; Sawyer and Koerper 2006). Known sites dating to the Early Man period are rare in western Riverside County. One exception is the Elsinore site (CA-RIV-2798-B), which has deposits dating as early as 6630 calibrated B.C. (Grenda 1997).

Recent data from Horizon I sites indicate that the economy was a diverse mixture of hunting and gathering, with a major emphasis on aquatic resources in many coastal areas and on Pleistocene lakeshores in eastern San Diego County (see Moratto 1984). Although few Clovis-like or Folsom-like fluted points have been found in Southern California (e.g., Dillon 2002; Erlandson et al. 1987), it is generally thought that the emphasis on hunting may have been greater during Horizon I than in later periods. Common elements in many sites from this period, for example, include leaf-shaped bifacial projectile points and knives, stemmed or shouldered projectile points, scrapers, engraving tools, and crescents (Wallace 1978). Subsistence patterns shifted around 6000 B.C. coincident with the gradual desiccation associated with the onset of the Altithermal climatic regime,

a warm and dry period that lasted for about 3,000 years. After 6000 B.C., a greater emphasis was placed on plant foods and small animals.

Horizon II—Milling Stone (6000–3000 B.C.)

The Milling Stone Horizon of Wallace (1955, 1978) and Encinitas Tradition of Warren (1968) (6000–3000 B.C.) are characterized by subsistence strategies centered on collecting plant foods and small animals. Food procurement activities included hunting small and large terrestrial mammals, sea mammals, and birds; collecting shellfish and other shore species; near-shore fishing with barbs or gorges; the processing of yucca and agave; and the extensive use of seed and plant products (Kowta 1969). The importance of the seed processing is apparent in the dominance of stone grinding implements in contemporary archaeological assemblages, namely milling stones (metates and slabs) and handstones (manos and mullers). Milling stones occur in large numbers for the first time during this period, and are more numerous still near the end of this period. Recent research indicates that Milling Stone Horizon food procurement strategies varied in both time and space, reflecting divergent responses to variable coastal and inland environmental conditions (Byrd and Raab 2007).

Milling Stone Horizon sites are common in the Southern California coastal region between Santa Barbara and San Diego, and at many inland locations, including the Prado Basin in western Riverside County and the Pauma Valley in northeastern San Diego County (e.g., Herring 1968; Langenwalter and Brock 1985; Sawyer and Brock 1999; Sutton 1993; True 1958). Wallace (1955, 1978) and Warren (1968) relied on several key coastal sites to characterize the Milling Stone period and Encinitas Tradition, respectively. These include the Oak Grove Complex in the Santa Barbara region, Little Sycamore in southwestern Ventura County, Topanga Canyon in the Santa Monica Mountains, and La Jolla in San Diego County. The well-known Irvine site (CA-ORA-64) has occupation levels dating between ca. 6000 and 4000 B.C. (Drover et al. 1983; Macko 1998b).

Stone chopping, scraping, and cutting tools made from locally available raw material are abundant in Milling Stone/Encinitas deposits. Less common are projectile points, which are typically large and leaf-shaped, and bone tools such as awls. Items made from shell, including beads, pendants, and abalone dishes, are generally rare. Evidence of weaving or basketry is present at a few sites. Kowta (1969) attributes the presence of numerous scraper-planes in Milling Stone sites to the preparation of agave or yucca for food or fiber. The mortar and pestle, associated with pounding foods such as acorns, were first used during the Milling Stone Horizon (Wallace 1955, 1978; Warren 1968).

Cogged stones and discoidals are diagnostic Milling Stone period artifacts, and most specimens have been found within sites dating between 4000 and 1000 B.C. (Moratto 1984). The cogged stone is a ground stone object with gear-like teeth on its perimeter. Discoidals are similar to cogged stones, differing primarily in their lack of edge modification. Discoidals are found in the archaeological record subsequent to the introduction of the cogged stone. Cogged stones and discoidals are often purposefully buried, and are found mainly in sites along the coastal drainages from southern Ventura County southward, with a few specimens inland at Cajon

Pass, and heavily in Orange County (Dixon 1968; Moratto 1984). These artifacts are often interpreted as ritual objects (Eberhart 1961; Dixon 1968), although alternative interpretations (such as gaming stones) have also been put forward (e.g., Moriarty and Broms 1971).

Characteristic mortuary practices of the Milling Stone period or Encinitas Tradition include extended and loosely flexed burials, some with red ochre, and few grave goods such as shell beads and milling stones interred beneath cobble or milling stone cairns. “Killed” milling stones, exhibiting holes, may occur in the cairns. Reburials are common in the Los Angeles County area, with north-oriented flexed burials common in Orange and San Diego counties (Wallace 1955, 1978; Warren 1968).

Koerper and Drover (1983) suggest that Milling Stone period sites represent evidence of migratory hunters and gatherers who used marine resources in the winter and inland resources for the remainder of the year. Subsequent research indicates greater sedentism than previously recognized. Evidence of wattle-and-daub structures and walls has been identified at several sites in the San Joaquin Hills and Newport Coast area (Mason et al. 1991, 1992, 1993; Koerper 1995; Strudwick 2005; Sawyer 2006), while numerous early house pits have been discovered on San Clemente Island (Byrd and Raab 2007). This architectural evidence and seasonality studies suggest semi-permanent residential base camps that were relocated seasonally (de Barros 1996; Koerper et al. 2002; Mason et al. 1997) or permanent villages from which a portion of the population left at certain times of the year to exploit available resources (Cottrell and Del Chario 1981).

Horizon III–Intermediate (3000 B.C.–A.D. 500)

Following the Milling Stone Horizon, Wallace’s Intermediate Horizon and Warren’s Campbell Tradition in Santa Barbara, Ventura, and parts of Los Angeles counties, date from approximately 3000 B.C. to A.D. 500 and are characterized by a shift toward a hunting and maritime subsistence strategy, along with a wider use of plant foods. The Campbell Tradition (Warren 1968) incorporates David B. Rogers’ (1929) Hunting Culture and related expressions along the Santa Barbara coast. In the San Diego region, the Encinitas Tradition (Warren 1968) and the La Jolla Culture (Moriarty 1966; Rogers 1939, 1945) persist with little change during this time.

During the Intermediate Horizon and Campbell Tradition, there was a pronounced trend toward greater adaptation to regional or local resources. For example, an increasing variety and abundance of fish, land mammal, and sea mammal remains are found in sites along the California coast during this period. Related chipped stone tools suitable for hunting are more abundant and diversified, and shell fishhooks become part of the tool kit during this period. Larger knives, a variety of flake scrapers, and drill-like implements are common during this period. Projectile points include large side-notched, stemmed, and lanceolate or leaf-shaped forms. Koerper and Drover (1983) consider Gypsum Cave and Elko series points, which have a wide distribution in the Great Basin and Mojave deserts between ca. 2000 B.C. and A.D. 500, to be diagnostic of this period. Bone tools, including awls, were more numerous than in the preceding period, and the use of asphaltum adhesive was common.

Mortars and pestles became more common during this period, gradually replacing manos and metates as the dominant milling equipment. Hopper mortars and stone bowls, including steatite vessels, appeared in the tool kit at this time as well. This shift appears to correlate with the diversification in subsistence resources. Many archaeologists believe this change in milling stones signals a shift away from the processing and consuming of hard seed resources to the increasing importance of the acorn (e.g., Glassow et al. 1988; True 1993). It has been argued that mortars and pestles may have been used initially to process roots (e.g., tubers, bulbs, and corms associated with marshland plants), with acorn processing beginning at a later point in prehistory (Glassow 1997) and continuing to European contact.

Characteristic mortuary practices during the Intermediate Horizon and Campbell Tradition included fully flexed burials, placed face down or face up, and oriented toward the north or west (Warren 1968). Red ochre was common, and abalone shell dishes were infrequent. Interments sometimes occurred beneath cairns or broken artifacts. Shell, bone, and stone ornaments, including charmstones, were more common than in the preceding Encinitas Tradition. Some later sites include Olivella shell and steatite beads, mortars with flat bases and flaring sides, and a few small points. The broad distribution of steatite from the Channel Islands and obsidian from distant inland regions, among other items, attest to the growth of trade, particularly during the latter part of this period. Recently, Raab and others (Byrd and Raab 2007) have argued that the distribution of Olivella grooved rectangle (OGR) beads marks “a discrete sphere of trade and interaction between the Mojave Desert and the southern Channel Islands.”

Horizon IV–Late Prehistoric (A.D. 500–Historic Contact)

In the Late Prehistoric Horizon (Wallace 1955, 1978), which lasted from the end of the Intermediate (ca. A.D. 500) until European contact, there was an increase in the use of plant food resources in addition to an increase in land and sea mammal hunting. There was a concomitant increase in the diversity and complexity of material culture during the Late Prehistoric, demonstrated by more classes of artifacts. The recovery of a greater number of small, finely chipped projectile points, usually stemless with convex or concave bases, suggests an increased usage of the bow and arrow rather than the atlatl (spear thrower) and dart for hunting. Other items include steatite cooking vessels and containers, the increased presence of smaller bone and shell circular fishhooks, perforated stones, arrow shaft straighteners made of steatite, a variety of bone tools, and personal ornaments made from shell, bone, and stone. There is also an increased use of asphalt for waterproofing and as an adhesive.

Many Late Prehistoric sites contain beautiful and complex objects of utility, art, and decoration. Ornaments include drilled whole Venus clam (*Chione* spp.) and drilled abalone (*Haliotis* spp.). Steatite effigies become more common, with scallop (*Pecten* spp. and *Argopecten* spp.) shell rattles common in middens. Mortuary customs are elaborate and include cremation and interment with abundant grave goods. By A.D. 1000, fired clay smoking pipes and ceramic vessels began to appear at some sites (Drover 1971, 1975; Meighan 1954). The

scarcity of pottery in coastal and near-coastal sites implies ceramic technology was not well developed in that area, or that ceramics were obtained by trade with neighboring groups to the south and east. The lack of widespread pottery manufacture is usually attributed to the high quality of tightly woven and watertight basketry that functioned in the same capacity as ceramic vessels.

Another feature typical of Late Prehistoric period occupation is an increase in the frequency of obsidian imported from the Obsidian Butte source in Imperial County, California. Obsidian Butte was exploited after ca. A.D. 1000 when it was exposed by the receding waters of Holocene Lake Cahuilla (Wilke 1978). A Late Prehistoric period component of the Elsinore site (CA-RIV-2798-A) produced two flakes that originated from Obsidian Butte (Grenda 1997; Towner et al. 1997). Although about 16% of the debitage at the Peppertree site (CA-RIV-463) at Perris Reservoir is obsidian, no sourcing study was done (Wilke 1974). The site contains a late Intermediate to Late Prehistoric period component, and it is assumed that most of the obsidian originated from Obsidian Butte. In the earlier Milling Stone and Intermediate periods, most of the obsidian found at sites within Riverside County came from northern sources, primarily the Coso volcanic field. This appears to be the case within Prado Basin and other interior sites that have yielded obsidian (e.g., Grenda 1995; Taşkıran 1997). The presence of Grimes Canyon (Ventura County) fused shale at Southern California archaeological sites is also thought to be typical of the Late Prehistoric period (Demcak 1981; Hall 1988).

During this period, there was an increase in population size accompanied by the advent of larger, more permanent villages (Wallace 1955). Large populations and, in places, high population densities are characteristic, with some coastal and near-coastal settlements containing as many as 1,500 people. Many of the larger settlements were permanent villages in which people resided year-round. The populations of these villages may have also increased seasonally.

In Warren's (1968) cultural ecological scheme, the period between A.D. 500 and European contact is divided into three regional patterns. The Chumash Tradition is present mainly in the region of Santa Barbara and Ventura counties; the Takic or Numic Tradition is present in the Los Angeles, Orange, and western Riverside counties region; and the Yuman Tradition is present in the San Diego region. The seemingly abrupt changes in material culture, burial practices, and subsistence focus at the beginning of the Late Prehistoric period are thought to be the result of a migration to the coast of peoples from inland desert regions to the east. In addition to the small triangular and triangular side-notched points similar to those found in the desert regions in the Great Basin and Lower Colorado River, Colorado River pottery and the introduction of cremation in the archaeological record are diagnostic of the Yuman Tradition in the San Diego region. This combination certainly suggests a strong influence from the Colorado Desert region.

In Los Angeles, Orange, and western Riverside counties, similar changes (introduction of cremation, pottery, and small triangular arrow points) are thought to be the result of a Takic migration to the coast from inland desert regions. This Takic or Numic Tradition was formerly referred to as the "Shoshonean wedge" or

“Shoshonean intrusion” (Warren 1968). This terminology, used originally to describe a Uto-Aztecan language group, is generally no longer used to avoid confusion with ethnohistoric and modern Shoshonean groups who spoke Numic languages (Heizer 1978; Shipley 1978). Modern Gabrielino/Tongva, Juaneño, and Luiseño in this region are considered the descendants of the prehistoric Uto-Aztecan, Takic-speaking populations that settled along the California coast during this period or perhaps somewhat earlier.

2.2 Ethnographic Context

Based on evidence presented through past archaeological investigations, the Gabrielino appear to have arrived in the Los Angeles Basin around 500 B.C. Surrounding native groups included the Chumash and Tataviam to the northwest, the Serrano and Cahuilla to the northeast, and the Juaneño and Luiseño to the southeast.

The names by which Native Americans identified themselves have, for the most part, been lost and replaced by those derived by the Spanish people administering the local Missions. These names were not necessarily representative of a specific ethnic or tribal group, and traditional tribal names are unknown in the post-Contact period. The name “Gabrielino” was first established by the Spanish from the San Gabriel Mission and included people from the established Gabrielino area as well as other social groups (Bean and Smith 1978; Kroeber 1925). Many modern Native Americans commonly referred to as Gabrielino identify themselves as descendants of the indigenous people living across the plains of the Los Angeles Basin and refer to themselves as the Tongva (King 1994). This term is used here in reference to the pre-Contact inhabitants of the Los Angeles Basin and their descendants.

The Tongva established large, permanent villages along rivers and streams, and lived in sheltered areas along the coast. Tongva lands included the greater Los Angeles Basin and three Channel Islands, San Clemente, San Nicolas, and Santa Catalina and stretched from the foothills of the San Gabriel Mountains to the Pacific Ocean. Tribal population has been estimated to be at least 5,000 (Bean and Smith 1978), but recent ethnohistoric work suggests a much larger population, approaching 10,000 (O’Neil 2002). Archaeological sites composed of villages with various sized structures have been identified through the Los Angeles Basin. Within the permanent village sites, the Tongva constructed large, circular, domed houses made of willow poles thatched with tule, each of which could hold upwards of 50 people (Bean and Smith 1978). Other structures constructed throughout the villages probably served as sweathouses, menstrual huts, ceremonial enclosures, and communal granaries. Cleared fields for races and games, such as lacrosse and pole throwing, were created adjacent to Tongva villages (McCawley 1996).

The largest, and best documented, ethnographic Tongva village in the vicinity was that of Yanga (also known as Yaangna, Janga, and Yabit), which was in the vicinity of the downtown Los Angeles (McCawley 1996:56–57; NEA and King 2004). This village was reportedly first encountered by the Portola expedition in 1769. In 1771, Mission San Gabriel was established. Yanga provided a large number of the recruitments to this mission;

however, following the founding of the Pueblo of Los Angeles in 1781, opportunities for local paid work became increasingly common, which had the result of reducing the number of Native American neophytes from the immediately surrounding area (NEA and King 2004). Mission records indicate that 179 Gabrielino inhabitants of Yanga were recruited to San Gabriel Mission (King 2000:65; NEA and King 2004:104). Based on this information, Yanga may have been the most populated village in the Western Gabrielino territory. Second in size, and less thoroughly documented, the village of Cahuenga was located slightly closer, just north of the Cahuenga Pass

Father Juan Crespi passed through the area near this village on August 2–3, 1769. The pertinent sections from his translated diary are as follows:

Sage for refreshment is very plentiful at all three rivers and very good here at the Porciúncula [the Los Angeles River]. At once on our reaching here, eight heathens came over from a good sized village encamped at this pleasing spot among some trees. They came bringing two or three large bowls or baskets half-full of very good sage with other sorts of grass seeds that they consume; all brought their bows and arrows but with the strings removed from the bows. In his hands the chief bore strings of shell beads of the sort that they use, and on reaching the camp they threw the handfuls of these beads at each of us. Some of the heathens came up smoking on pipes made of baked clay, and they blew three mouthfuls of smoke into the air toward each one of us. The Captain and myself gave them tobacco, and he gave them our own kind of beads, and accepted the sage from them and gave us a share of it for refreshment; and very delicious sage it is for that purpose.

We set out at a half past six in the morning from this pleasing, lush river and valley of Our Lady of Angeles of La Porciúncula. We crossed the river here where it is carrying a good deal of water almost at ground level, and on crossing it, came into a great vineyard of grapevines and countless rose bushes having a great many open blossoms, all of it very dark friable soil. Keeping upon a westerly course over very grass-grown, entirely level soils with grand grasses, on going about half a league we came upon the village belonging to this place, where they came out to meet and see us, and men, women, and children in good numbers, on approaching they commenced howling at us though they had been wolves, just as before back at the spot called San Francisco Solano. We greeted them and they wished to give us seeds. As we had nothing at hand to carry them in, we refused [Brown 2001:339–341, 343].

The environment surrounding the Tongva included mountains, foothills, valleys, deserts, riparian, estuarine, and open and rocky coastal eco-niches. Like most native Californians, acorns (the processing of which was established by the early Intermediate Period) were the staple food source. Acorns were supplemented by the roots, leaves, seeds, and fruits of a wide variety of flora (e.g., islay, cactus, yucca, sages, and agave). Fresh

water and saltwater fish, shellfish, birds, reptiles, and insects, as well as large and small mammals, were also consumed (Bean and Smith 1978:546; Kroeber 1925; McCawley 1996).

Tools and implements used by the Tongva to gather and collect food resources included the bow and arrow, traps, nets, blinds, throwing sticks and slings, spears, harpoons, and hooks. Trade between the mainland and the Channel Islands Groups was conducted using plank canoes as well as tule balsa canoes. These canoes were also used for general fishing and travel (McCawley 1996).

The collected food resources were processed food with hammerstones and anvils, mortars and pestles, manos and metates, strainers, leaching baskets and bowls, knives, bone saws, and wooden drying racks. Catalina Island steatite was used to make ollas and cooking vessels (Blackburn 1963; Kroeber 1925; McCawley 1996).

The Chinigchinich cult, centered on the last of a series of heroic mythological figures, was the basis of religious life at the time of Spanish contact. The Chinigchinich cult not only provided laws and institutions, but it also taught people how to dance, which was the primary religious act for this society. The Chinigchinich religion seems to have been relatively new when the Spanish arrived. It was spreading south into the Southern Takic groups even as Christian missions were being built. This cult may be the result of a mixture of native and Christian belief systems and practices (McCawley 1996).

Inhumation of deceased Tongva was the more common method of burial on the Channel Islands while neighboring mainland coast people performed cremation (Harrington 1942; McCawley 1996). Cremation ashes have been found buried within stone bowls and in shell dishes (Ashby and Winterbourne 1966), as well as scattered among broken ground stone implements (Cleland et al. 2007). Supporting this finding in the archaeological record, ethnographic descriptions have provided an elaborate mourning ceremony. Offerings varied with the sex and status of the deceased (Johnston 1962; McCawley 1996; Reid 1926). At the behest of the Spanish missionaries, cremation essentially ceased during the post-Contact period (McCawley 1996).

Crespi later returned north of the Project site, moving southeast through the Cahuenga Pass on January 16, 1770. He identifies the two villages located on the 1938 Kirkman-Harriman historical Los Angeles map. Here he noted (Brown 2001:663):

The mountains make an opening on the southwest of the plain, and in a depression at the foot of it we saw a stream, or ponded up water, at which there were two villages belonging to the very good heathens of this place, who came unarmed as soon as they saw us in order to greet us, and were very happy to see us again. They brought us some gruel, and the chief of one village guided us through the aforesaid opening in the southwestern range; and we came into a small hollow, in which upon two sides we came across a good deal of water, with a good deal of small watering places of the small hollow of *Los Santos Martires San Cleto y San Marcelino*, the Holy Martyrs Saint Cletus and Saint Marcellinus.

2.3 Historic Context

Spanish Period (1769–1822)

Spanish explorers had conducted sailing expeditions along the coast of Southern California as early as the 1500s. Juan Rodríguez Cabrillo stopped in 1542 at present-day San Diego Bay, on an expedition seeking the Northwest Passage. In present-day California, Cabrillo and his crew explored the shorelines of Catalina Island as well as San Pedro and Santa Monica. Much of the present California and Oregon coastline was mapped and recorded by Spanish naval officer Sebastián Vizcaíno from 1602 to 1603. Vizcaíno's crew also landed on Catalina Island and at San Pedro and Santa Monica, giving each location its long-standing name. The Spanish crown laid claim to California based on the surveys conducted by Cabrillo and Vizcaíno (Bancroft 1885; Cutter 1978; Gumprecht 2001).

The 1769 expedition by Captain Gaspar de Portolá marked the beginning of California settlement. The official historic period began just after the king of Spain installed the Franciscan Order to direct religious and colonization matters in assigned territories of the Americas. Portolá and his expedition forces established the Presidio of San Diego, a fortified military outpost, as the first Spanish settlement in Alta California. In July of 1769, while Portolá was exploring Southern California, Franciscan Fr. Junípero Serra founded Mission San Diego de Alcalá at Presidio Hill, the first of the 21 missions that would be established in Alta California by the Spanish and the Franciscan Order between 1769 and 1823 (Bancroft 1885; Cutter 1978; Gumprecht 2001).

Mission San Gabriel Arcángel, in San Gabriel Valley (modern day Alhambra), was established in 1771 as the fourth mission. The original 1771 mission was destroyed in a flash flood and a new mission was built in 1776. El Pueblo de Nuestra Señora la Reina de Los Ángeles, further west, was established in 1781 to support Mission San Gabriel Arcángel. Like many other Spanish occupations, the mission used Spanish military forces to compel the local Tongva population into the mission's service, baptizing them as neophytes and renaming them the Gabrieliños. The San Gabriel Mission lands extended from Los Angeles east as far as San Bernardino de Sena Estancia (1810), and the San Bernardino Valley, including present day Irwindale, would have been under Mission San Gabriel Arcángel control (Caughey and Caughey 1977; Gumprecht 2001).

Mexican Period (1822–1848)

After more than a decade of intermittent rebellion and warfare, New Spain (Mexico and the California territory) won independence from Spain in 1821. In 1822, the Mexican legislative body in California ended isolationist policies designed to protect the Spanish monopoly on trade, and decreed California ports open to foreign merchants (Dallas 1955; Fogelson 1993).

Though the subject property itself was not claimed in a land grant, Mexican governors established extensive land grants throughout interior California during the Mexican Period, in part to wrest secular control away

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from the Spanish Missions and to give land as a reward to soldiers in lieu of pension. Land grants were also a way to disperse the population away from the more settled coastal areas and take advantage of cattle and agricultural industry. North of the subject property, Mexican governor Juan Alvarado awarded Rancho El Susa to Luis Arenas and Rancho Azusa de Duarte to Andres Duarte in 1841. Just three years later, Arenas partitioned and sold Rancho El Susa and Arenas' one-third interest in Rancho San Jose to the east, to Englishman and merchant Henry Dalton, and Dalton renamed his acquired lands Rancho Azusa de Dalton. Rancho de la Puente was awarded to John Rowland in 1842; with its original boundary described as extending to Luis Arenas' lands, but in practice extended no further than present-day Ramona Boulevard/San Bernardino Road (Figure 3). All awarded land grants, however, neglected the region in the floodplain of the San Gabriel River, likely due to its rocky and gravelly terrain, which was useless for cattle raising, orchards, or farming (Bancroft Library 1843, 1846, 1852; Caughey and Caughey 1977; Dallas 1955; Lewis Publishing Co. 1889; Zerneke 2009).

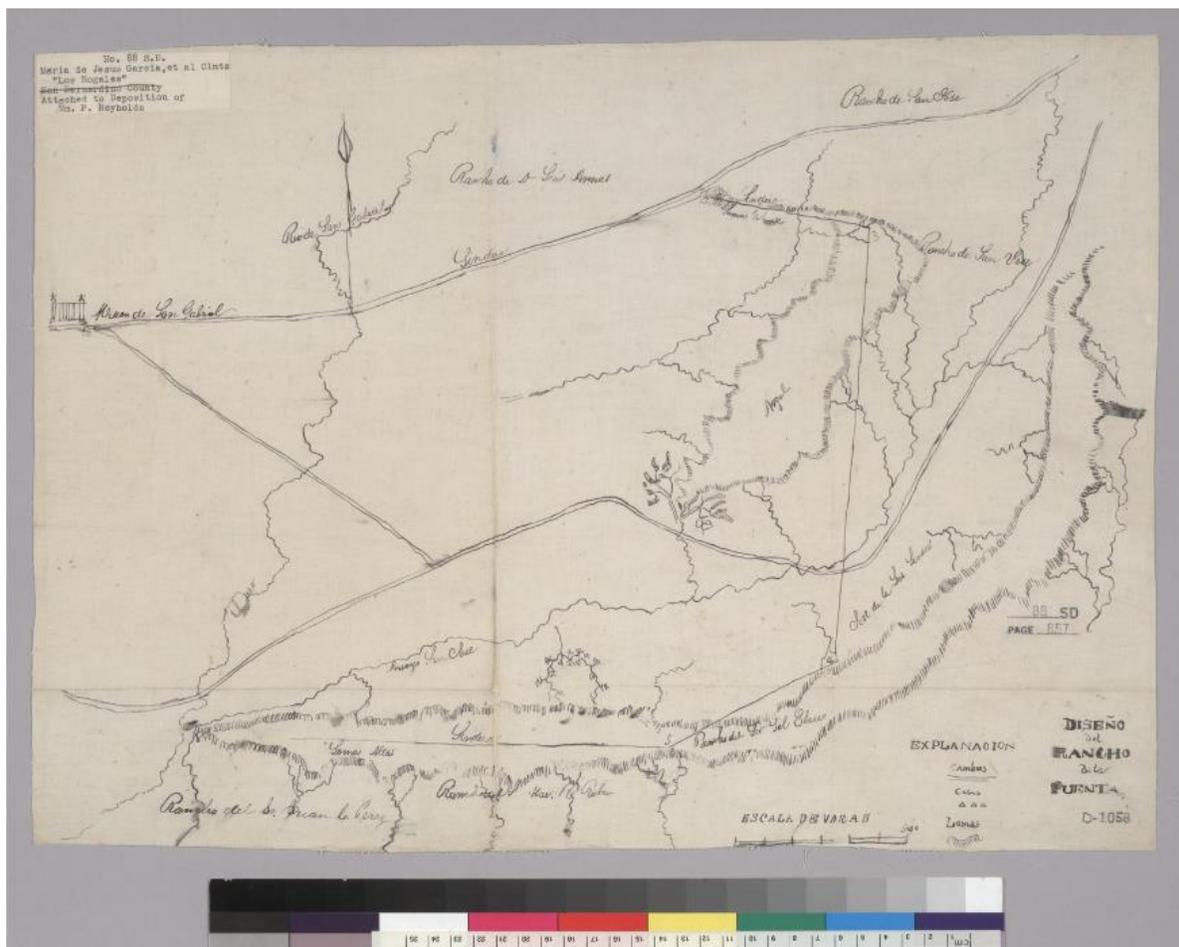


Figure 3. Diseño del Rancho de la Puente, 1852 (Maps of Private Land Grant Cases of California Collection. Bancroft Library, University of California Berkeley)

American Period (1848–Present)

The Mexican-American War from 1846 to 1848 ended with Mexico ceding the Alta California lands to the United States, and the establishment of land ownership via court orders and surveys soon followed. In 1849, Gregorio Fraijo came to California from Sonora, Mexico, likely to participate in the Gold Rush. By the Census of 1850, he was working as an “overseer” somewhere in Los Angeles County. In 1852, Fraijo is recorded as marrying his second wife at the Plaza Church in Los Angeles. In the intervening years, Fraijo supposedly returned to live near Mission San Juan Capistrano, where he and his wife are recorded as godparents. According to the Henry Dalton diaries, Fraijo bought land in Rancho Azusa from Henry Dalton and raised barley. In October 1889, Gregorio Fraijo was issued a land patent on present-day Irwindale Avenue between Arrow Highway and Cypress Avenue. Fraijo and his family settled there, supposedly cultivating corn. Facundo Ayon, also from Sonora Mexico and also a patron of San Juan Capistrano at the same time as Fraijo, settled in the Irwindale area as well in the 1890s. Fraijo and Ayon’s children intermarried and they are regarded as the founding families of the community “Sonora Town” (Ancestry 2019; Arvizu 2009; Broggie 2011; Caughey and Caughey 1977; Daily Courier 1889; GLO 1889; Petersen 2016; Sullivan 2007; Vásquez 1995).

Though a local legend indicates that the town was named Irwindale after a man with the surname Irwin tricked Sonora town residents out of their San Gabriel River water rights in 1899. Another legend indicates that the name Irwindale was just a mistake as the 1895 Sonora Town Post Office was dedicated to California governor William Irwin, causing some confusion over the sign and the new name was used. The name “Irwindale” first appeared in newspapers as the name for the community in 1896, in conjunction with advertisements for properties to be located near the Southern Pacific “Irwindale Station.” Subsequent mentions are for an Irwindale Land and Water Company operating from the Irwindale Post Office and Irwindale’s participation in the Azusa-Covina-Glendora Fruit exchange, which controlled all of the lemons and oranges shipped from Irwindale on the Southern Pacific (Broggie 2011; Covina Argus 1901; LAT 1896, 1901; Sullivan 2007).

After the turn of the 19th century, the introduction of and increasing reliance on the automobile drove the need for new, paved roads in Los Angeles County. New construction methods also relied on concrete as building trends turned towards “skyscrapers” and modernist architecture. As a result, construction aggregate, including gravel, crushed rock, and sand, for concrete and road asphalt was in high demand. High quality aggregate was discovered in the San Gabriel River floodplain, however, early transportation equipment was insufficient for transporting loads of heavy rock more than 20 miles west to Los Angeles. As automobiles became more sophisticated and rail spurs were constructed, transporting the aggregate from the Irwindale area became more feasible. In 1908, Joseph Kincaid purchased land just outside of Irwindale for aggregate mining company Union Rock Company. By 1910, The Santa Fe Rail line had allowed the construction of the Kincaid Railway Station to allow Kincaid to ship aggregate (Broggie 2011; Petersen 2016; Sullivan 2007).

Aggregate from Irwindale was involved in several major projects as Los Angeles architects began to require concrete for Art Deco decoration and modernist structures such as the Port of Los Angeles (1899–1910) Colorado Street Bridge (1912), Million Dollar Theater (1917), the Memorial Coliseum (1923), The Biltmore Hotel (1923), Los Angeles City Hall (1928), the Hollywood Bowl (1929), the Los Angeles Union Passenger Terminal (1939) the Metropolitan Water District Aqueduct (1933–1939), and nearly every major highway or interstate in Southern California. A great deal of the aggregate was also shipped out of the Port of Los Angeles for use in other national projects. From 1923 to the beginning of the Great Depression two thousand train carloads of rock per month originated from Irwindale, serving six companies: Kincaid’s Union Rock Company, Pacific Rock & Gravel Company, Reliance Rock Company, Builders Concrete Rock Company, the Consolidated Rock Company and Vulcan Materials (Broggie 2011; Petersen 2016; Sullivan 2007).

A response to the major Los Angeles floods in 1939, the future of aggregate in San Gabriel River floodplain was changed when the U.S. Army Corps of Engineers began a flood control project, the Santa Fe Dam, in 1941. Work on the dam dwindled and halted in 1943 due to World War II and did not resume until 1946. The dam was completed in 1949, and as a result, more development of the San Gabriel River valley could be safely allowed. More mining companies began to occupy the river basin, creating the 17 large pits for which the area is now known. These include companies such as Vulcan Materials, Hanson Aggregate, CalMat, Vulcan Reliance (Largo), Reliance sand and Gravel Company, Heavy Duty Shop, and Durbin (Broggie 2011).

The communities around Irwindale were quickly filling out and the post-World War II years brought a population boom to Southern California as veterans settled in suburban Los Angeles. Towns such as west Azusa, West Covina, Duarte, and Baldwin Park threatened to annex Irwindale, which was ideal for aggregate mining due to its unincorporated status. Rather than face high taxes if annexed by another city, mining companies in Irwindale approached town leaders, and were a driving force in Irwindale’s incorporation. With West Covina and Duarte drafting annexation papers, the City of Irwindale incorporated in 1957, the 56th incorporated city in Los Angeles County (Broggie 2011; Sullivan 2007).

In 1965, at the current location of the MillerCoors brewery, the San Gabriel Valley Speedway (also called the 605 Speedway) opened. NASCAR sportsman stock car, motorcycle, drag, and “funny car” racing were prevalent, highlighting car culture for Irwindale, but also bringing attention to its location among the noisy and dusty gravel pits just south of it. Other car racing venues also operated in the 1960s and 1970s including the Irwindale Raceway (also Irwindale Speedway) at Irwindale Avenue between Foothill Boulevard and Arrow Highway, and the San Gabriel Drag Strip. Between 1968 and 1969, the Foothill Freeway (later Interstate 210) was extended through Irwindale just north of the San Gabriel Valley Speedway site connecting Irwindale, Azusa, and Duarte to Pasadena and Interstate 5. The Speedway was closed in 1977, and the MillerCoors brewery took over the location for their 220-acre brewery, which began operations in 1980 (Arcadia Tribune 1968; Broggie 2011; LAT 1969, 1977, 1980; 2001; SBCS 1966; Sullivan 2007).

In 1987, the Los Angeles Raiders no longer wanted to use the Memorial Coliseum and looked to relocate. Irwindale made an offer and a \$10 million cash, nonrefundable, “earnest” money payment to build a state-of-the-art football stadium in a reclaimed mining pit. This was the formerthe CalMat Reliance Pit, located immediately north of Interstate 210/Foothill Freeway. Affectionately called the Raider Crater, the site was never realized, as Los Angeles City Council demanded an Environmental Impact Study for the stadium project, which was not completed until 1989. Owner Al Davis kept City of Irwindale’s \$10 million cash payment and promptly took the team to Oakland (Broggie 2011; LAT 1987a, 1987b, 1990a; Petersen 2016).

The 1990s were characterized by City of Irwindale’s efforts to reclaim its abandoned mining pits for development (Figure 4). Beginning in 1990, the City of Irwindale called for filling in inactive mining pits. A report indicated that over 50% of the city’s non-public lands were occupied by mining operations, and another city official is quoted as saying that the 17 largest aggregate pits may represent closer to 70% of the land. In 1996, a reclaimed quarry (ironically filled in with used tires) became home to the Toyota Speedway, successor to the Irwindale Raceway a drag racing strip from the 1960s and 1970s. Irwindale Business Center is on 107 acres of reclaimed mining pit, opened in 2001. Most recently in 2013, the City attracted Huy Fong Foods, to build a Sriracha sauce factory on a reclaimed pit. Large gravel mining operations are still active in Irwindale, however and the city retains many of its original mines (Broggie 2011; LAT 1990b, 2001; Petersen 2016; Sullivan 2007).

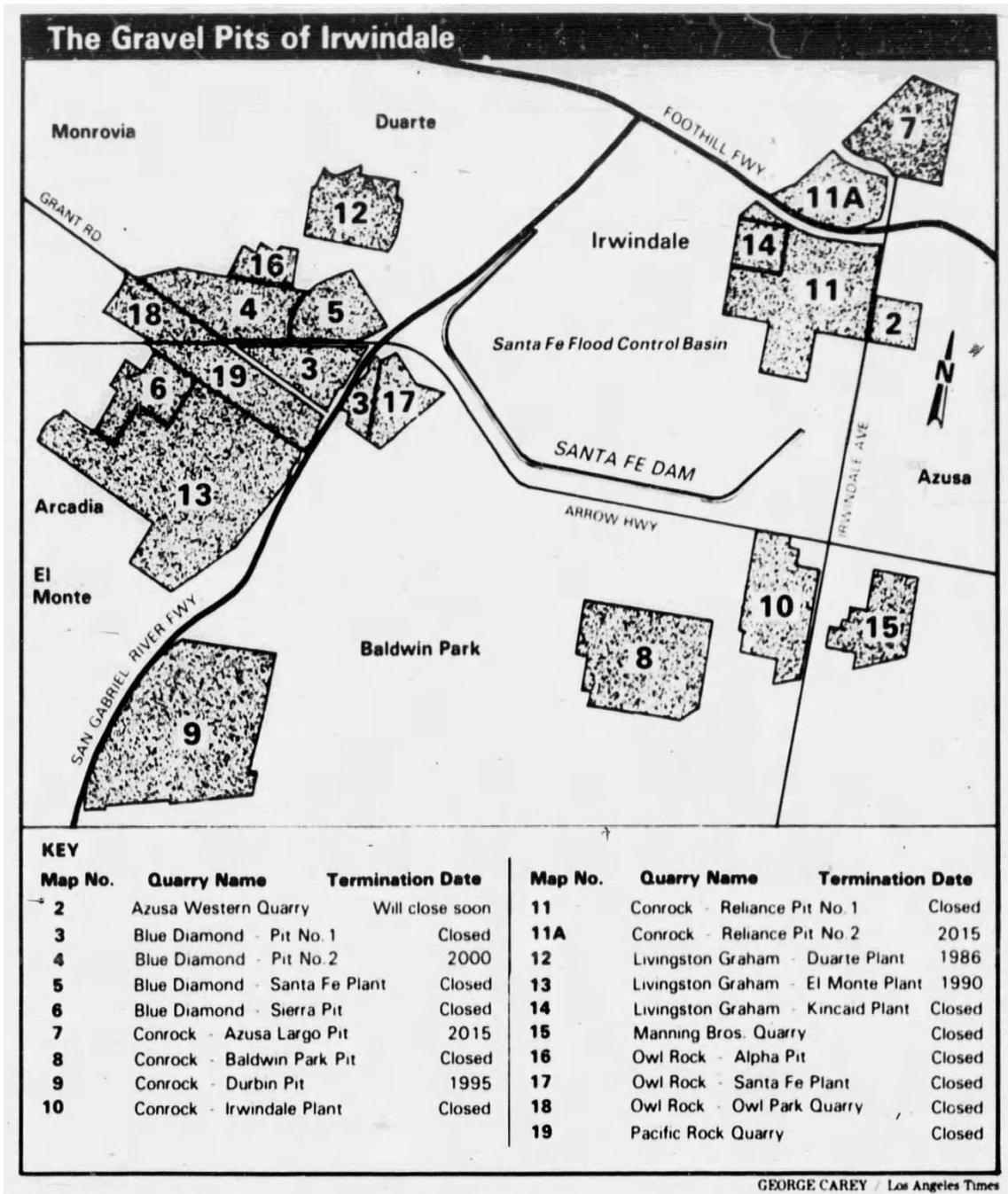


Figure 4. Map of gravel mining pits around Irwindale slated for redevelopment, with projected dates listed. Subject property is closest to No 9, Conrock Durbin Pit (LAT 1984)

2.4 Overview of the Subject Property

In 1946, Henry Nagy and Arthur Hintz founded West Allis Concrete Products in West Allis, Wisconsin. Their business found a foothold and enjoyed the post-World War II building boom. By 1951, the company was entertaining contracts for multiple sports arenas, large department stores, and state and county buildings, which in turn forced them to expand across the state. In 1953, Nagy ventured to Germany to purchase the equipment and patents to a precast concrete manufacturing machine called a Hollowcore extruder. The Hollowcore extruder was capable of producing new hollow-core precast concrete product that allowed a manufacturer to produce long spans of unbroken precast concrete slabs, which Nagy named “Spancrete.” Nagy’s Spancrete product and success inspired several Spancrete franchises across the US (MWJS 2009).

One such exclusive Spancrete franchise went Arizona Sand & Rock Company. The Arizona Sand & Rock Company was a subsidiary of the California Portland Cement Company and the Consolidated Rock Products Company (Conrock). California Portland Cement Company was founded in Los Angeles in 1891 and had multiple plants in Los Angeles, Compton, and Mojave. Conrock incorporated in 1929 to combine Reliance Rock Company, Consumers’ Rock and Gravel Company, Union Rock Company, and their respective subsidiaries, which had over 20- plants in the Los Angeles regions, at least four of which were located in the San Gabriel River basin where Irwindale would be (Figure 5). This included Lake Shangri La, now called the Durbin Pit, just south of the subject property, built in 1923 by the Los Angeles Rock and Gravel Company, which was eventually absorbed into Conrock. The Arizona Sand & Rock Company based in Phoenix, founded in 1927, became a subsidiary of California Portland Cement Company in 1960 to manufacture pre-stressed concrete out of Phoenix. In 1963, Arizona Sand & Rock Company won the exclusive franchise for manufacturing Spancrete products. After producing Spancrete in Phoenix for a few years, the Arizona Sand & Rock Company, under Conrock, opened a California Spancrete plant in Irwindale called “Spancrete of California.” (Arizona Republic 1960, 1963; LAT 1929, 1972).

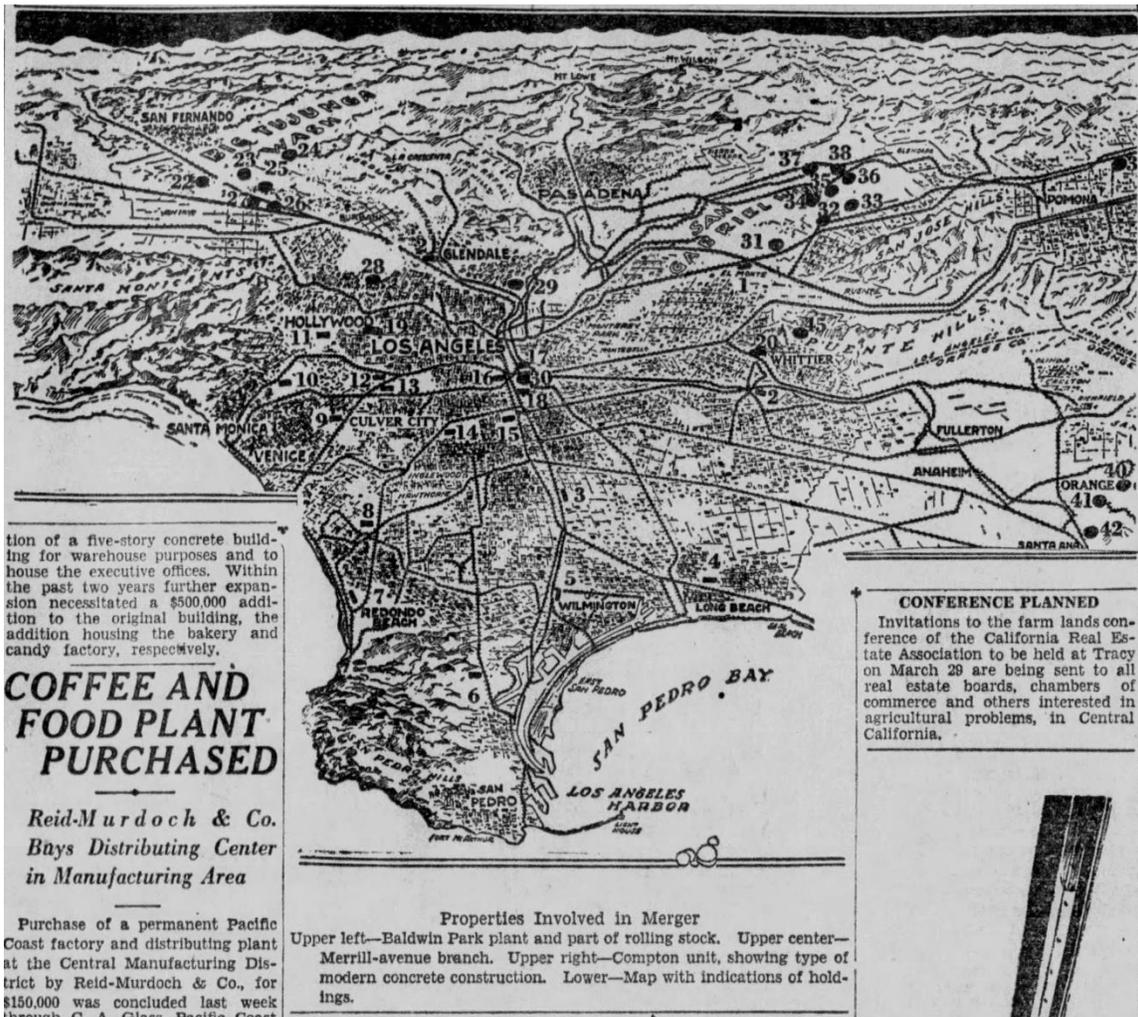


Figure 5. Map of ConRock's holdings in Los Angeles region after merger, 1929 (LAT 1929)

Acquiring and Planning the Site

In 1963, the Cities of Irwindale upheld a zoning ruling that reserved 50 acres including the subject property and surrounding lots from residential development, stating that the area was not suitable for residential development and that the City of Irwindale wished to leave the space available for more gravel and rock operations. In 1965, Conrock opened its new Durbin Plant at 13000 Los Angeles Avenue, just south of where the subject property at local fishing and recreation spot, Lake Shangri-La. After the pit was converted to industrial use, it was renamed the Durbin Pit. In 1967, Conrock also purchased the title to 13131 Los Angeles Street across the street. Though Conrock is on the lease and original 1967 deed, the site is quickly referred to as and ownership changed to Spancrete of California (ISN 1965; LAT 1963, 1972).

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Spancrete of California enlisted Wilbur H. Griest Jr. as architect for the office and Ted Anvick as structural engineer for the office and remaining portions of the site including the weld shop, and concrete casting beds (Figure 6). The original permits for the Spancrete Plant were filed in 1967 with Consolidated Rock as the original owner, and Spancrete of California listed as contractor. These original permits included the grading of the site (Permit 1585), construction of the Office building (Permit LA Co. 1629-67), construction of the Shop (Permit LA Co. 1628-67), construction of the gravel bins (Permit LA Co. 1657-67), construction of the concrete casting beds (Permit LA Co. 1585-67), and construction of the batch plant (Permit LA Co. 1658-67). Spancrete, the hollow core concrete product, was used in the construction of the Office, Weld Shop, and Aggregate bins; however, these Spancrete precast panels were produced by Arizona Sand & Rock Company, rather than being produced at the Project site (City of Irwindale 1967).



Figure 6. Aerial view of the subject property, 1968 (Teledyne Geotronics 1968)

The site proceeded as Spancrete of California for many years. In 1999, Hanson Spancrete Pacific purchased the Irwindale Spancrete of California plant, and continued to manufacture hollow core precast concrete until 2010. In 2010, there is a brief period where the owner is listed as Heidelberg Cement group, then Clark Pacific is listed as owner from 2013 to 2017 (Leymaster 2018).

Alterations

The City of Irwindale Building and Safety Division has recorded alteration permits for the subject property at 13131 Los Angeles St, Irwindale that enumerate mechanical permits, electrical work, plumbing, new signs, HVAC, and interior alterations. Notable exterior alterations are listed below:

- Installation of two 1000-gallon gasoline tanks and piping, 1968 (Permit LA County 1901-68)
- Heating and Air Conditioning systems added to the main office (Permit LA County 1770-68)
- Addition of 14 square foot (sf) light fixture, manufactured by Aladdin Signs, 1971 (Permit 3045-71)
- Added a 75000 sf, 1-story, addition immediately north of the original office building. Constructed with tilt-up, precast concrete masonry walls, manufactured by Tomax and Spancrete, 1976 (Permit 6107-76)
- Added two 40-foot tall light poles and four 30-foot light poles (Permit 0399B-79)
- Added 40 foot lighting standards and flood lights throughout site, manufactured by Pacific Regional Lighting, 1980 (Permit 1089A-86)
- Enclosed the plaza area between existing office building, wings, and office addition, 1986 (Permit 6941A-86)
- Added cast aluminum anodized lettering, "Spancrete of California," to the west elevation exterior wall, 1986 (Permit 7312A-86)
- New 4,000-gallon tank and piping, 1986 (Permit 7386A-86)
- Demolished underground gasoline tank, 2003 (Permit B397470)
- Demolished underground gasoline tank, 2004 (Permit B00-001-767)
- Demolished four highway-adjacent billboards, 2010 (Permit B00-004-728 through 731)

Architects and Engineers

Wilbur H. "Bud" Griest Jr., Architect (1933-?)

Wilbur H. Griest Jr., was born in 1933 in Los Angeles, California. He earned his Bachelor of Architecture from University of Texas in 1957. Griest became a registered architect in Texas in 1961, but then returned to the greater Los Angeles region in the mid-1960s. Details about Griest's early career are unknown, but in 1967, he established his own architecture firm in Pasadena: W.H. Griest Jr., Architect. In 1969, he became a partner at Jenkins & Griest. In 1982, he served as president of the American Institute of Architects (AIA) Pasadena and Foothill Chapter. In 1986, he was serving as the director of Campus Architects & Engineers for University of California Los Angeles (UCLA). Griest's career after 1986 is unclear and he may have retired after working for UCLA (Gane 1970; LAT 1975a, 1982, 1986).

Principle works of Griest include the following (Gane 1970; LAT 1975a):

- Spancrete of California, Irwindale, 1968
- Plaster Tenders & Laborers Union Hall No 436, Pasadena, 1969
- George L. Throop Co., Pasadena, 1969
- La Granada Medical Building, La Canada, 1969
- 20 W. Green Street, Pasadena, 1970
- El Mayor apartment complex, Cypress, 1970
- Sheriff's Substation, Montrose, 1971
- Townhouse Sequoia condominium development, Rosemead, 1975

Theodore E. Anvick, Engineer (1929-2016)

Theodore E. Anvick was born in Eureka, California. He studied at Oregon State University and earned his civil engineering bachelor's degree in 1951, then his master's degree in Structural Engineering in 1954. Anvick started his own civil engineering firm in 1966 in Arcata, and worked throughout California as a civil and structural engineer working with seismic retrofits, vibration, and tilt-up concrete format buildings. Anvick also worked on hundreds of private-owner seismic retrofits of historic Victorians in the Arcata and Eureka area (ETS 2016; LAT 1971, 1975b, 1988, 1995).

Anvick's projects in the greater Los Angeles area include the following:

- Spancrete of California, Irwindale, 1968
- Six schools, Glendale Unified School District (rebuild and seismic remediation), Glendale, 1971
- Anaheim Stadium (seismic retrofit), Anaheim, 1975
- Santa Monica Pier (rebuild), San Monica, 1988
- Municipal Pier (rebuild), Redondo Beach, 1995

2.5 Architectural Style of the Subject Property

Mid-Century Modern (1933–1965)

Mid-Century Modern style is reflective of International and Bauhaus styles popular in Europe in the early 20th century. This style and its living designers (e.g., Mies Van der Rohe and Gropius) were disrupted by WWII and moved to the United States. During WWII, the United States established itself as a burgeoning manufacturing and industrial leader, with incredible demand for modern buildings to reflect modern products

in the mid-20th century. As a result, many industrial buildings are often “decorated boxes”—plain buildings with applied ornament to suit the era and appear more modern without detracting from the importance of the activity *inside* the building. Following WWII, the United States had a focus on forward thinking, which sparked architectural movements like Mid-Century Modern. Practitioners of the style were focused on the most cutting-edge materials and techniques. Architects throughout Southern California implemented the design aesthetics made famous by early Modernists like Richard Neutra and Frank Lloyd Wright, who created a variety of modern architectural forms throughout Southern California. Like other buildings of this era, Mid-Century Modern buildings had to be quickly assembled, and use modern materials that could be mass-produced (McAlester 2013; Morgan 2004).

Key character-defining features of the Mid-Century Modern style include (Gebhard and Winter 2003; McAlester 2013):

- Low, boxy, horizontal proportions;
- Mass-produced materials;
- Flat, smooth sheathing;
- Flat roofed without coping at roof line; flat roofs hidden behind parapets;
- Lack of exterior decoration or abstract geometrical motif;
- Simple windows (metal or wood);
- Industrially plain doors;
- Large window groupings;
- Commonly asymmetrical; and
- Whites, buffs, and pale pastel colors.

3 BACKGROUND RESEARCH

3.1 California Historical Resources Information System Records Search

On March 20, 2019, Dudek completed a search of the CHRIS at the SCCIC, located on the campus of California State University, Fullerton. This search included mapped prehistoric and historic archaeological resources and historic built-environment resources; Department of Parks and Recreation site records; technical reports; archival resources; and ethnographic references. Additional consulted sources included historical maps of the Project site, the NRHP, the CRHR, the California Historic Property Data File, and the lists of California State Historical Landmarks, California Points of Historical Interest, and the Archaeological Determinations of Eligibility. The confidential records search results are also provided in Appendix B.

3.2 Previously Conducted Cultural Resource Studies

The SCCIC records indicate that 16 previous cultural resources technical investigations have been conducted within 1 mile of the Project site between 1988 and 2014. Of these, one study overlaps the Project site in its entirety and one study is adjacent to the Project site. All nine technical investigations and are summarized in **Error! Reference source not found.**

Table 1. Previous Technical Studies Within 1-Mile of the Project Site

Report Number	Author	Year	Report Title	Proximity to Project Site
LA-00072	Rosen, Martin D.	1974	Evaluation of the Resources and Potential Impact of Proposed Extension of Merced Avenue and Olive Street, City of Baldwin Park	Outside
LA-02412	Singer, Clay A.	1968	UCLA Archaeological Survey Field Project Number Ucas-086.	Outside
LA-03803	Wlodarski, Robert J.	1997	A Phase 1 Archaeological Study for Proposed Senior Housing Facilities Located at 3834 Monterey Avenue, Baldwin Park, California	Outside
LA-03824	Anonymous	1995	Cultural Resources Report for the Baldwin Park Operable Unit Water Delivery Plan	Outside
LA-04880	Smith, Philomene and Siro, Adam	2000	Pavement Rehabilitation Along Route 605 Within the Cities of Long Beach, Lakewood, Cerritos, Downey, Pico Rivera, Santa Fe Springs, Whittier, City of Industry, Baldwin Park and Irwindale.	Adjacent
LA-06281	Storey, Noelle	2001	Highway Project Construction of Wheelchair Ramps at Ramona Blvd., Lower Azusa Road, Live Oak Avenue and Arrow Highway Along Route 605 in the City of Irwindale, Los Angeles County.	Outside
LA-06859	Unknown	1996	Arcadia General Plan	Outside

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Table 1. Previous Technical Studies Within 1-Mile of the Project Site

Report Number	Author	Year	Report Title	Proximity to Project Site
LA-08677	Bonner, Wayne H. and Kathleen A. Crawford	2007	Cultural Resources Records Search and Site Visit Results for Royal Street Communications, LLC Candidate La0425c (sce Irwindale), Live Oak Avenue and Graham Road, Irwindale, Los Angeles County, California	Outside
LA-09346	Bonner, Wayne H.	2008	Cultural Resources Records Search and Site Visit Results for T-Mobile Candidate IE24106I (U.S. Storage Center), 13201 Ramona Boulevard, Irwindale, Los Angeles County, California	Outside
LA-09705	Anonymous	2007	Cultural Resources Inventory of the Southern California Edison Company Tehachapi Renewable Transmission Project, Kern, Los Angeles and San Bernardino Counties, California. ARR #05-01-01046	Outside
LA-10175	Unknown	2009	Confidential Cultural Resources Specialist Report for the Tehachapi Transmission Project	Outside
LA-11083	Larocque, Mark	2009	Foster # 878090 13402 Ramona Blvd., Baldwin Park, Los Angeles	Outside
LA-11989	Panich, Lee and Holson, John	2010	Supplemental Archaeological Survey Report, 66KV Transmission Lines Access Roads, Tehachapi Renewable Transmission Project Segments 7 and 8, Los Angeles and San Bernardino Counties, California	Outside
LA-11990	Wetherbee, Matthew, Jackson, Thomas, and Tinsley-Becker, Wendy	2010	Supplemental Cultural Resources Survey Report for the Southern California Edison Tehachapi Renewable Transmission Project Segment 7 Rio Hondo-Amamdor-Jose-Mesa 66kv Line Relocation, Los Angeles County, California	Adjacent
LA-11991	Schneider, Tsim and Holson, John	2010	Supplemental Archaeological Survey Report #2, Tehachapi Renewable Transmission Project Segment 7, Los Angeles County, California	Outside
LA-12497	BonTerra Consulting	2010	Draft Program Environmental Impact Report, City of Arcadia 2010 General Plan Update	Outside

LA-04880

Pavement Rehabilitation Along Route 605 Within the Cities of Long Beach, Lakenwood, Cerritos, Downey, Pico Rivera, Santa Fe Springs, Whittier, City of Industry, Baldwin Park and Irwindale (Smith and Siro 2000) reports the results of a records search, background research, and driving survey along the I-605, which runs adjacent to the current Project site on the northwestern border. The records search identified two cultural resources within 0.25 miles of the Project site, though these were not within the records search for the current Project site. The area surveyed was completely paved or landscaped. No further archaeological investigations were recommended.

LA-11990

Supplemental Cultural Resources Survey Report for the Southern California Edison Tehachapi Renewable Transmission Project Segment 7 Rio Hondo-Amamdor-Jose-Mesa 66kv Line Relocation, Los Angeles County, California (Schneider and Holson 2010) reports the results of a records search, a sacred lands file search, and an intensive pedestrian survey for SCE’s transmission line which runs along the northwestern border of the current Project site. Within the vicinity of the current Project site, no resources were identified during the records search or the pedestrian survey.

3.3 Previously Recorded Cultural Resources

The SCCIC records indicate that seven cultural resources have been recorded within 1 mile of the Project site; none of which overlap or are located adjacent to the Project site. The resources include a historic refuse deposit, one is a historic road, and five are historic structure. All seven resources are summarized in **Error! Reference source not found.**

Table 2. Previously Recorded Archaeological Resources Within 1-Mile of the Project Site

Primary Number	Trinomial	Period	NRHP/CRHP Status	Description	Recorded By/Year	Proximity to Project Site
P-19-003117	--	Historic site	Not evaluated.	Refuse deposit	2010 (L. Schrader, W. Bischoff, Pacific Legacy, Inc.)	Outside
P-19-186876	--	Historic structure	6Z: Found Ineligible for NR, CR, or Local Designation through survey evaluation.	SCE Eagle Rock-Pardee & Antelope-Vincent No.1 220kV Transmission Line Corridor	2003 (James J. Schmidt and June A. Schmidt, Compass Rose); 2006 (Koral Ahmet and Sara Bholat, ECORP Consulting); 2010 (Wendy L. Tinsley Becker, Urbana Preservation & Planning); 2010 (Wendy L. Tinsley Becker, Urban Preservation & Planning); 2011 (Wendy L. Tinsley Becker, Urbana Preservation & Planning); 2011 (Patrick Stanton, SRI); 2012 (Wendy L. Tinsley Becker, Urbana Preservation & Planning); 2014 (Daniel Leonard, BCR Consulting)	Outside

Table 2. Previously Recorded Archaeological Resources Within 1-Mile of the Project Site

Primary Number	Trinomial	Period	NRHP/CRHP Status	Description	Recorded By/Year	Proximity to Project Site
P-19-187085	--	Historic Road	Not evaluated.	The Mojave Rd	1989 (S. Elder)	Outside
P-19-188983	--	Historic structure	2B: Determined eligible for NR as an individual property and as a contributor to an eligible district in a federal regulatory process. Listed in the CR.	L A Dept. of Water & Power Boulder Lines North & South	1999 (Stephen Van Wormer, KEA); 2008 (Noah M. Stewart, Caltrans District 7)	Outside
P-19-190504	--	Historic structure	6Z: Found Ineligible for NR, CR, or Local Designation through survey evaluation.	SCE Rio Hondo-Amador-Jose-Mesa-Narrows 66kV Transmission Line	2010 (Wendy L. Tinsley Becker, Urbana Preservation & Planning)	Outside
P-19-190506	--	Historic structure	6Z: Found Ineligible for NR, CR, or Local Designation through survey evaluation.	SCE Rio Hondo-Bradbury 66kV Transmission Line	2010 (Wendy L. Tinsley Becker, Urbana Preservation & Planning)	Outside
P-19-190510	--	Historic structure	7N: Needs to be reevaluated	San Gabriel River Levee - Arcadia-El Monte-Irwindale Span	2010 (Wendy L. Tinsley Becker, Urbana Preservation & Planning)	Outside

3.4 Building Development Research

Extensive archival research was conducted in support of the historical significance evaluation of the six subject properties. Short descriptions of all research efforts are provided below.

Phase I Environmental Site Assessment (ESA) Report

Leymaster Environmental Consulting LLC authored a Phase I ESA in July 2018 for the subject property and Project. The report details the original project description, legal descriptions of the subject property, a title search, owner information, and historical research on the subject property including Sanborn Fire Insurance Maps, City of Irwindale documentation, deeds, aerial photographs, and historical maps.

Los Angeles County Property Assessment Information System (PAIS) System

Dudek used the Property Assessment Information System (PAIS) online assessor records to determine ages for buildings within the proposed Project site and related buildings on March 4, 2019. Information obtained from PAIS was used to establish a building chronology used in preparation of the historic context (Section 2).

City of Irwindale Building & Safety Division

Dudek staff visited the City of Irwindale Building & Safety Division on March 28, 2019, to obtain previous permits issued for the subject property. Permits establish an alteration chronology that was used in the preparation of this document's historical context (Section 2), field survey (Section 4), and significance evaluations (Section 5). A full description of permits is listed in Section 2.4 overview of the subject property in the "Alterations" section.

City of Irwindale Public Library

Dudek staff visited the City of Irwindale Public Library on March 28, 2019. A number of local history resources, including unpublished manuscripts, and local history briefs collected by Patricia Sullivan, previous City Librarian, were used in the preparation of this document's historical context (Section 2).

Sanborn Map Review

No Sanborn Maps were available for Irwindale among the Los Angeles County Sanborn Fire Insurance Company maps available.

Aerial Photograph Review

Historic aerial photographs were available from Nationwide Environmental Title Research (NETR) for the years 1948, 1952, 1964, 1972, 1979, 1980, 1994, 2003, 2004, 2005, 2009, 2010, 2012, and 2014. Additional photographs were available from the Aerial Photograph Collection at the University of California Santa Barbara Map and Imagery Laboratory for the years 1927, 1932, 1938, 1944, 1949, 1956, 1960, 1962, 1968, 1969, 1975, 1981, 1982, and 1986. Recent imagery was available for the years 2014 through 2019 using the "Historical Imagery" tool in Google Earth (AMI 1969, 1975, 1981, 1982, 1986; FAS 1927, 1932, 1938, 1944, 1949, 1956, 1960; Google Earth 2019; NETR 2019; PAI 1962; Teledyne Geotronics 1968).

In the first available photograph from 1927, the subject property appears as undeveloped lands, just east of the San Gabriel River floodplain. The Durbin Pit dominates the region south of Los Angeles Street. East of the subject property is sparse residential lots, interspersed with small orchards, while west of the San Gabriel River floodplain the entire west bank is dominated by an industrial scale orchard. There are no changes to the subject property, except for floodplain scouring damage evident in the 1938 photograph, until 1949 when the two properties east and west of the subject properties become developed. At both parcels, a barn or warehouse and some agricultural fields appear north of the Durbin Pit, but the area in between, the subject property parcel, remains undeveloped. The area east of the subject property has densified, and many of the small-scale orchards have disappeared. Notably, a large residential subdivision of single-family homes appears south of Los Angeles Street along Hornbrook, Harlan and Filhurst Avenues. Residential blocks are also firmly established on the west side of the San Gabriel floodplain by 1949. Rivergrade Road appears by the 1956 photograph, and the San Gabriel River channel south of the Santa Fe Dam appears by the 1960 photograph (FAS 1927, 1932, 1938, 1944, 1949, 1956, 1960; NETR 2019; PAI 1962).

Finally, in the 1968 aerial, the subject property appears with some development. The Office, Weld Shop, west Concrete Casting Bed, and Batch Plant, as well as the parking lot west of the Office building are all present. The Office building is notably lacking its rear addition and features instead a rectangular plan. The Vehicle Bay adjacent to the Weld Shop has not yet been added. Nearly all of the sheds and none of the trailers are present yet. The rear (north) portion of the lot is unfinished, transitioning to patchy pavement or gravel before appearing as naturalized floodplain landscape. The two neighboring agricultural properties are still present, but a large warehouse, parking lot, and outdoor storage (likely metal scrap) have taken up a portion of the east parcel. By the 1969 photograph, the subject property appears to be in operation, as much of the empty space in the rear of the lot is now occupied by piled materials (AMI 1969; Teledyne Geotronics 1968).

There are several changes to the property after 1969. Between 1969 and 1975, the east Concrete Casting Bed and the sheds east of the batch plant appear. West of the subject property, Interstate 605 (I-605) appears fully completed through the region. Between 1975 and 1980, the Vehicle Bay is constructed east of the Weld Shop, a rear addition is added to the Office, connected by a hallway so it forms an “H”-plan, and two trailers appear around the Office Building. Between 1986 and 1994, the Office’s H-plan is filled in so that it appears as a square plan instead, a third trailer appears north of the Office, and the Weld Shop gains a small addition on the south elevation. Between 2011 and 2013, the east Concrete Casting Bed breaks into two distinct casting beds, one northeast of the Batch Plant and one southeast of the Batch Plant. There are few changes to the property until 2017. According to Google Earth imagery between October 2016 and March 2017, the subject property appears to be closing. The Concrete Casting Beds appear stripped of materials, cranes, and tracks, storage piles throughout the site are reduced to just a fraction of the original capacity, and most vehicles, including cement mixers and trailers appear to have been removed from the parking and storage spaces. By December 2017, the subject property appears fully abandoned – no material storage piles or vehicles are left on site, mechanical equipment has been completely removed from the casting beds, and no cars in the parking lot (AMI 1969, 1975, 1981, 1982, 1986; Google Earth 2019; NETR 2019).

4 FIELD SURVEY

Dudek Architectural Historian Kate G. Kaiser, MSHP conducted a survey 13131 Los Angeles Street, Irwindale site on March 28, 2019. During the survey, Dudek staff surveyed the exterior of two buildings, equipment, and three trailers and documented them with detailed notes and photographs, specifically noting character-defining features, important spatial relationships, and any observable alterations to the building. Dudek staff documented the fieldwork using field notes and digital photography, as well as using close-scale field maps and aerial photographs. Photographs of the proposed Project site were taken with a 16-megapixel Canon PowerShot ELPH180 camera. All field notes, photographs, and records related to this survey are on file at Dudek's Pasadena, California, office.

4.1 Description of Surveyed Resources

The subject property is located on a 24.5-acre parcel and (AIN 8535-020-007) consists of two buildings (the Office and the Weld Shop), vehicle bay three modern trailers, gravel bins, a batch plant, concrete basting beds, and several plywood sheds. These features are labeled in Figure 2. All buildings discussed below were constructed more than 45 years ago. California DPR Series 523 Forms were prepared for all resources and are provided in Appendix C, per Office of Historic Preservation (OHP) standards (OHP 1995).

Office

The Office is a one-story, Mid-Century Modern commercial office building, constructed in 1967–1968 (Permit LA County 1629). The original function of the building was as an office and laboratory, and includes two rear additions. The building's character-defining features are its fixed aluminum frame windows with colored, metal spandrel panels; geometric metal applique on the main elevation windows; low, horizontal proportions; mass-produced materials, including the Spancrete tilt-up roof panels, CMU cladding, metal, and glass features; flat roof with wide, flat, boxy overhang; cantilevered entry covering on the main elevation, and aluminum lettering and numbering details. The Office is located on the Los Angeles Street property line, between two parking lots, with a small lawn between the main elevation and the public right-of-way. It is southwest of the Weld Shop, and south of the Batch Plant and extant concrete casting beds.

The building features a slightly irregular square plan, with a flat roof with wide flat, boxy overhang and set back parapet. The primary cladding is wide, flat concrete masonry units (CMU) with a roughened outer edge, which switches to taller and wider CMUs for the rear addition. The main elevation is the south elevation and the main entrance is a series of precast concrete steps leading to a sheltered entrance under a cantilevered flat porch roof with the name anodized aluminum lettering spelling "SPANCRETE" attached to the edge. This main entry consists of two glass double doors with flanked by four sidelite glass panels in metal frames on each side, and metal spandrel panels transoms with the address in anodized aluminum numbers in the center panel. The sidelite glass panels have gold-colored geometric designs inscribed on the glass. Secondary

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entrances are on the west and north elevations and consist of steel-framed glass doors. Fenestration on all elevation consist of single, fixed aluminum frame windows with colored, metal spandrel panels above and below the windows. The building is connected to a metal trailer on its east elevation, and connected to two other trailers via a raised wooden porch on the north and east elevations (Figures 7 and 8).



Figure 7. Main and west elevation of the Office, looking northeast (IMG 2216)



Figure 8. North elevation of the Office, showing different addition cladding materials, looking southwest (IMG_2182)

Weld Shop

The Weld Shop is a two-story, Mid-Century Modern style industrial building with an office on the second level and a mechanics garage, weld shop, and storage space at the first floor, constructed in 1967–1968 (Permit LA County 1628-67). The building's character-defining features are its fixed aluminum frame windows with colored, metal spandrel panels; precast concrete tilt-up construction; boxy proportions; and flat roof with wide, flat, boxy overhang. It contains several of the same design elements as the Office, but more subdued. The building is immediately adjacent to a covered vehicle bay, which is two stories tall and three bays wide, constructed entirely of tilt-up precast concrete. The Weld Shop is set back from the Los Angeles Street property line, behind a parking lot, northeast of the Office, and south of the Batch Plant and extant concrete casting beds.

The building has irregular plan, and a flat, overhanging roof constructed of precast concrete panels, likely Spancrete manufactured on site or at the Arizona plant. The primary wall material is also tilt-up precast concrete panels, which appeared to be structural and not cladding. There is a one-story, flat roofed addition on the south side of the building clad in CMU, which is the only change from the concrete tilt-up panels. The main elevation is the north side, where there are several entry points. In the left one-and-a-half-story section, the entry is recessed under a tall vehicle bay supported by two concrete posts, and consists of a roll-up aluminum garage door that extends to the roofline. Several bulletin boards and signs are mounted in the vehicle bay. In the middle, two-story section, the first level entrance roll-up aluminum garage door, and entry to the second level is via a metal exterior staircase leading to a metal door with boarded over upper panel. Three upright precast concrete panels are decoratively placed in front of the stairwell. There is no main elevation entry point on the one-story, right-most section. There are two secondary entrances on the west elevation of the one story section, which consist of double metal doors, and a single wood door. Fenestration was only present in the two-story section at the second story level and only on the north and south elevations. On the north elevation, this consisted of a group of three windows over metal spandrel panels. The middle window appears to be an awning window, which the outer two appeared fixed. On the south elevation this was one three windows, with the middle window opening consisting of colored spandrel paneling. East of the Weld Shop is the two-story tilt-up concrete vehicle bay, which is up against, but not structurally connected to the Weld Shop (Figures 9 and 10).



Figure 9. North and west elevation of Weld Shop, vehicle bay at left, looking southeast (IMG 2100)



Figure 10. South elevation of Weld Shop, with addition in foreground, looking north(IMG 2175)

Vehicle Bay

East of the Weld Shop is a two-story tilt-up concrete Vehicle Bay, that was constructed between 1975 and 1980. It may be part of the “Weld Shop Roof” permit filed in 1978, however this was not specified in the permit on file with City of Irwindale (LA County 0399B-78). The Vehicle Bay is freestanding and not structurally connected to the Weld Shop. The Vehicle Bay is a utilitarian structure lacking a discernible architectural style, and constructed entirely from tilt-up concrete panels in the roof and concrete pylon supports. It features a flat roof and three bays separated by concrete pylons. The structure features no cladding or fenestration. The fencing near the site indicates that the north elevation was probably the main elevation (Figure 11).



Figure 11. East elevation of Vehicle Bay, showing roof panel detail, looking west (IMG 2158)

Batch Plant

The batch plant is a multi-level metal structure, constructed in 1967 (Permit LA County 1658-67). The batch plant consists of an aggregate conveyor, weight batcher, elevating conveyor, aggregate weighing hopper, water tank, diesel engine, mixer, control cabin, and mix storage silo. The major structural component throughout the batch plant is steel and cladding on the silo and mixer are standing seam steel. The control cabin appears to be prefabricated, and features metal cladding with a horizontal seam, rolled asphalt roof, a metal door with a screened single lite and 2-lite sliding aluminum frame windows. According to the permits, the batch plant covers a 1000 sq. ft. area. The Batch Plant operates by adding different aggregate together in the mixer by weight to achieve the type of concrete desired, then conveying batched material to a mixer where they are mixed uniformly. Mixed material, either wet or dry, is then placed into the storage silo until ready for transport. No water tank or piping was noted at the Batch Plant, but Spancrete slabs were manufactured on site, so this component is likely just missing. Aggregate is procured from the Aggregate Bins that are immediately adjacent to and north of the aggregate conveyor (Figure 12).



Figure 12. View to the batch plant, looking northwest (IMG_2140)

Aggregate Bins

The Aggregate Bins are a concrete structure, constructed in 1967 (Permit LA County 1657-67). The structure consists of precast concrete panels laid horizontally to form five open-ended bays. The foundation is poured concrete. The north, east, and south sides of each bay are enclosed, while the west end is the open end. The north-most bay is the widest, measuring roughly 35 feet wide and 20 feet deep. The remaining four bays are each roughly 18 feet wide by 20 feet deep (Figure 13).



Figure 13. View to the aggregate bins, looking southeast (IMG_2133)

Concrete Casting Beds

There are three extant concrete casting beds remaining on the site, constructed in 1967 (Permit LA Co. 1585-67). Though they are mostly dismantled, the casting beds still contain the poured-in-place concrete beds, metal tracks, and metal, triangular braces for setting forms. The bed west of the Batch Plant is the longest, measuring roughly 800 feet long by 32 feet wide. This bed had a poured-in-place casting bed, divided into six 5-foot sections, intact tracks metal tracks on the outer east and west edges, and triangular braces at the north and south ends of the casting bed. (Figure 14).



Figure 14. View to the west casting bed, looking north (IMG_2101)

The east Casting Bed was a single casting bed until sometime between 2011 and 2013, when a road bisected them creating two beds. The casting bed northeast of the Batch Plant consists only of the poured-in place concrete bed, undivided and the triangular metal braces. This bed measures roughly 400 feet long by 32 feet wide. One set of triangular braces were located at the north end of the bed. The casting bed southeast of the Batch Plant consists of the poured-in place concrete bed, divided into six 5-foot sections, a short section of track, and one set of triangular metal braces. This bed measures roughly 380 feet long by 32 feet wide. One set of triangular braces were located at the south end of the bed (Figure 15).



Figure 15. View to the east casting bed, looking north (IMG_2104)

Trailers

There are three prefabricated metal trailers on the site, located near the Office. Two of the three trailers were added to the site in the 1970s and the last in between 1986 and 1994 according to aerial photographs. No permits were associated with the trailers, and no exact age could be assigned. The double wide green trailer, immediately east of and connected to the Office, and the single wide “Sprouts” trailer northwest of the Office building appear in aerial photographs between 1975 and 1979 (NETR 2019). The remaining trailer, immediately north of the Office Building does not appear in aerial photographs until 1994, dating it to sometime between 1986 and 1995. All three trailers are prefabricated metal trailers, with aluminum windows and metal doors. They are all in various states of decay, defaced with spray paint, and have multiple missing or broken windows, broken doors, or missing pieces of cladding (Figures 16, 17, 18).



Figure 16. Overview of the north and east elevation of the green trailer, looking south. (IMG_2162)



Figure 17. North and east elevations for "Sprouts" trailer, looking southwest. (IMG_2187)



Figure 18. Overview of the east elevation of the white trailer, looking west. (IMG_2183)

Sheds

There are multiple shed structures located throughout the subject property parcel. All of the sheds are in advanced states of decay, constructed of temporary materials such as plywood, aluminum siding, and corrugated galvanized steel, and lack permanent foundations. No permits on file with the City of Irwindale are associated with the sheds, and thus, no exact date may be given for their construction (Figures 19, 20).



Figure 19. Two sheds east of the Batch Plant, looking southwest (IMG_2113)



Figure 20. Three sheds east of the Vehicle Bay, looking south (IMG_2155)

5 SIGNIFICANCE EVALUATION

5.1 NRHP/CRHR Statement of Significance

In consideration of the proposed Project site's history and requisite integrity, the Project site at 13131 Los Angeles Street, Irwindale is recommended not eligible for listing in the NRHP, CRHR, or as a City of Irwindale Historic Resource based on the following significance evaluation.

Criterion A/1: Associated with Events that Have Made a Significant Contribution to the Broad Patterns of Our History.

Archival research did not identify direct associations between the current subject property and events that have made a significant contribution to the broad patterns of local or regional history. Though the Project site happens to be a hollow core concrete manufacturer and is related to the greater theme of concrete manufacturing in Irwindale, the Project site is not the first precast concrete manufacturer in Irwindale. Multiple concrete aggregate mines and manufacturers were instrumental in influencing the incorporation of Irwindale in 1957; however, the subject property, established in 1967, does not have a direct association with that event, since it post-dates the period of significance. Due to a lack of significant associations with events important to history, the Project site at 13131 Los Angeles Street, Irwindale does not appear eligible under NRHP/CRHR Criteria A/1.

Criterion B/2: Associated with the Lives of Persons Significant in Our Past.

To be found eligible under B/2 the property has to be directly tied to an important person and the place where that individual conducted or produced the work for which he or she is known. Henry Nagy and Arthur Hintz were the founders of the original Spancrete manufacturer, West Allis Concrete Products; however, the subject property, Spancrete of California, and its predecessor Arizona Sand & Rock Company were franchisees who purchased the rights to manufacture Spancrete in California. There was no relationship between Nagy or Hintz and the subject property. As such, there are no known associations with any important figures in national, state, or local history. For these reasons, the Project site at 13131 Los Angeles Street, Irwindale does not appear eligible under NRHP/CRHR Criteria B/2.

Criterion C/3: Embody the Distinctive Characteristics of a Type, Period, or Method of Construction, or that Represent the Work of a Master, or that Possess High Artistic Values, or that Represent a Significant and Distinguishable Entity Whose Components May Lack Individual Distinction.

The subject property contains two buildings which can be categorized as Mid-Century Modern and several utilitarian structures which do not have a distinguishable architectural style. The Office building is a Mid-Century Modern style one-story commercial/industrial office. It has several features indicative of this

architectural style; however, the Office has experienced the most visible and recorded alterations of any building on site. Alterations include the addition of a comparably sized rear addition with different cladding materials and the addition of several trailers and connecting hallways. The Weld Shop is a more restrained Mid-Century Modern style industrial building. It has fewer Mid-Century Modern character-defining features than the office, and was significantly altered in 1978, re-roofed with Spancrete hollow core concrete panels (LA County 0399B-78). The other structures that comprise the Project site at 13131 Los Angeles Street, Irwindale are utilitarian, and lack character-defining features other than their direct relationship to the work that took place in the designated spaces. These include the Batch Plant, which was constructed of pre-fabricated materials manufactured offsite and assembled by Spancrete of California, the Concrete Casting Beds which were also assembled on site with pre-fabricated materials, as well as several prefabricated trailers and sheds. Key components of these structures are also missing, due to demolition by neglect including: missing windows, missing doors, destroyed electrical equipment, cladding and roof panels stripped off the Batch Plant and trailers, and the removal of the track hoists from the casting beds.

None of the buildings or structures are particularly distinctive or unaltered examples of the Mid-Century Modern style, nor representative of a distinctive method of construction. W. H. Griest and T.E. Anvick are not regarded as a master architect or engineer, nor does archival research indicate that they rise to the level of master in lieu of official recognition. The buildings at the Project site do not possess high artistic value, and archival research did not indicate that they might be part of a significant or distinguishable entity that may lack individual distinction. The Project site is not eligible as a contributor to any existing historic district. For all of these reasons, the Project site at 13131 Los Angeles Street, Irwindale does not appear eligible under NRHP/CRHR Criteria C/3.

Criterion D/4: Have Yielded, or May be Likely to Yield, Information Important in Prehistory or History.

There is no evidence to suggest that the Project site at 13131 Los Angeles Street, Irwindale has the potential to yield information important to national, state, or local history, nor is it associated with a known archaeological resource. Therefore, 13131 Los Angeles Street, Irwindale is recommended not eligible under NRHP/CRHR Criterion D/4.

5.2 City of Irwindale Official Register of Historic Resources Criteria

In consideration of the proposed Project site's history and integrity, the Project site at 13131 Los Angeles Street, Irwindale is recommended not eligible for listing as a City of Irwindale Historic Resource based on the following significance evaluation.

Criterion A: The Building or Structure Proposed for Designation is Particularly Representative of a Distinct Historical Period, Type, Style, Region or Way of Life.

The Project site at 13131 Los Angeles Street is an example of a Mid-Century Modern commercial/industrial office building, weld shop, and associated industrial structures; however, the site as a whole does not rise to the level of being particularly representative of the concrete manufacturers in the late 1960s historical period for Irwindale. It appears to be one of the only Mid-Century Modern-style office buildings for a concrete manufacturer, and visually one of the older examples, as many Irwindale-area concrete plants tend to have prefabricated buildings or trailers as the visible buildings from the public right of way. More study into concrete manufacturer buildings built in the 1960s is warranted; however, due to alterations and lack of integrity, the subject property is not eligible as a City of Irwindale Historic Resource under Criterion A.

Criterion B: The Building or Structure was Connected With Someone Renowned, Important, or a Local Personality.

Per NRHP and CRHR Criterion B, the subject property has no direct association with Henry Nagy or Arthur Hintz, the original founders of the original Spancrete manufacturer, West Allis Concrete Products. Further, archival research indicates that Project site at 13131 Los Angeles Street is not connected with an important local personality. Therefore, the subject property is not eligible as a City of Irwindale Historic Resource under Criterion B.

Criterion C: The Building or Structure is Connected with a Business or Use Which Was Once Common But is Now Rare.

Archival research and a survey of existing concrete manufacturers in Irwindale indicates that the Project site at 13131 Los Angeles Street is not connected with a business or use that is now rare. The concrete manufacturing industry is neither rare nor obsolete in the City of Irwindale. Therefore, the subject property is not eligible as a City of Irwindale Historic Resource under Criterion C.

Criterion D: The Building or Structure Represents the Work of a Master Builder, Engineer, Designer, and Artist or Architect whose Individual Genius Influenced His/ Her Age.

Per NRHP and CRHR Criterion C, neither W. H Griest Jr. nor T.E. Anvick rise to the level of master architect or master engineer. Therefore, the Project site at 13131 Los Angeles Street is not eligible as a City of Irwindale Historic Resource under Criterion D.

Criterion E: The Building or Structure is the Site of an Important Historic Event or is Associated with Events that Have Made a Meaningful Contribution to the Nation, State or City.

Per NRHP and CRHR Criterion A, though multiple concrete aggregate mines and manufacturers were instrumental in influencing the incorporation of Irwindale in 1957, the subject property, established in 1967,

does not have a direct association with that event. Archival research indicates the 13131 Los Angeles Street, Irwindale site is not the site of an important historic event nor is the company Spancrete of California associated with events that made a meaningful contribution to the nation, state, or to City of Irwindale.

Therefore, the subject property is not eligible as a City of Irwindale Historic Resource under Criterion E.

Criterion F: The Building Or Structure Exemplifies A Particular Architectural Style.

Per NRHP and CRHR Criterion C, the subject property exemplifies some character-defining features associated with the Mid-Century Modern style, in a restrained fashion suiting the Project site's function. Though not exemplary of the style compared within the region at large, there do not appear to be other Mid-Century Modern style buildings present among Irwindale's extant concrete or aggregate plants, with the exception of the office for Sprague's Ready Mix, which was visible from the public right-of-way. Instead, mostly modern, prefabricated structures and trailers are what is visible from the public right of way. More study into concrete manufacturer buildings built in the Mid-Century Modern style or particular architectural styles rather than just utility buildings is warranted; however, due to alterations and lack of design and material integrity, the subject property is recommended not eligible as a City of Irwindale Historic Resource under Criterion F.

Criterion G: The Building or Structure Exemplifies the Best Remaining Architectural Type of a Neighborhood.

Per NRHP and CRHR Criterion C, the subject property is an example of an industrial building type, including an Office and laboratory, Weld Shop, fabrication structures typical to precast concrete panel construction (Casting Beds, Aggregate Bins, Batch Plant), and support buildings (Sheds, Trailers, Vehicle Bay), however, it is not a unique building type for this neighborhood of Irwindale. There are several other cement production mines, industrial manufacturing buildings and associated plants, utility warehouses, and office parks in the immediate vicinity including the Southern California Edison (SCE) material supply warehouse (1973), or the United Plastic Mold (UPN) manufacturing and office building (1978). The properties adjacent and along Littlejohn Street are all subdued, mid-1980s Corporate Modern office park components or warehouses. Within this neighborhood context, an industrial hollow-core concrete manufacturing property is not unique and due to its alterations should not be considered the best remaining example of this building type in the neighborhood. For these reasons as well as alterations and lack of design and material integrity, the subject property is recommended not eligible as a City of Irwindale Historic Resource under Criterion G.

Criterion H: The Construction Materials or Engineering Methods Used in the Building or Structure Embody Elements of Outstanding Attention to Architectural or Engineering Design, Detail, Material or Craftsmanship.

Archival research, permit research, and in-person survey did not indicate that unique construction materials or engineering methods embody elements of outstanding attention to architectural design, detail, material, or

craftsmanship were used for the construction of the 13131 Los Angeles Street, Irwindale site. Tilt-up concrete panel construction had already been used throughout the Los Angeles region since at least the 1920s. No buildings on site use unique materials or have outstanding attention to detail in craftsmanship. Therefore, the subject property is not eligible as a City of Irwindale Historic Resource under Criterion H.

5.3 Integrity Discussion

Location: The Project site at 13131 Los Angeles Street, Irwindale is sited on the original location of construction and in its original orientation. Therefore, the Project site retains integrity of location.

Design: The Office, Weld Shop, and Concrete Casting Beds at the Project site were subjected to several alterations over time that compromise its integrity of design, including a major addition to the Office, minor addition to the Weld Shop, and bisection of the east Concrete Casting Bed as recently as 2013. However, the Office and Weld Shop have no visible alterations to their primary elevations, south for the Office and north for the Weld Shop. The function of the buildings have not changed and presumably remained in their original functions until the site was abandoned. The character-defining features for the Office and Weld Shop are retained and unaffected by alterations. The Office's windows and spandrel panel configuration is reused on the rear addition creating a cohesive transition between the original building and addition. Therefore, the Project site retains integrity of design.

Setting: The setting of the Project site at 13131 Los Angeles Street, Irwindale has changed significantly over time, as nearly all of the adjacent properties north of Los Angeles Street have been removed for the circa 1980s development of several Corporate Modern-style and Post Modern-style office parks and warehouses. The only aspect of setting that is retained is the Durbin Pit, south of the Project site, which appears relatively unchanged since the Project site was completed. This is supported by aerial photograph of the Project site. Therefore, the Project site does not retain integrity of setting.

Materials: The Project site at 13131 Los Angeles Street, Irwindale appears relatively altered by the addition of modern materials in the rear additions to the Office building and Weld Shop. These additions exhibit a different cladding material, both otherwise match fenestration types throughout their respective buildings. Therefore, the Project site does not retain integrity of materials.

Workmanship: The Project site buildings at 13131 Los Angeles Street, Irwindale was compromised by the exterior alterations to the buildings; however, The original workmanship evident in the windows for all buildings, the original entry for the Office, in the brushed metal work signs, and the tilt-up concrete panels walls of the Weld Shop. Therefore, the Project site retains its integrity of workmanship.

Feeling: The Project site at 13131 Los Angeles Street, Irwindale should convey the feeling of a late-1960s, early-1970s series of Mid-Century Modern industrial buildings, and subsequent alterations do not negatively

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affected the buildings' ability to convey this feeling when viewed from the primary elevation. Therefore, the Project site retains integrity of feeling.

Association: No important historical associations with events or people were identified for the Project site at 13131 Los Angeles Street, Irwindale.

In summary, the Project site at 13131 Los Angeles Street, Irwindale appears not eligible under all NRHP, CRHR, and City of Irwindale designation criteria. Further, the Project site only retains integrity of location, design, workmanship, and feeling and does not maintain the requisite integrity to support listing in the NRHP, CRHR, or as a City of Los Angeles HCM.

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6 FINDINGS AND RECOMMENDATIONS

6.1 Summary of Findings

As a result of the background research, field survey, and property significance evaluations, the buildings at 13131 Los Angeles Street, Irwindale (Project site) was evaluated and appear not eligible for the NRHP, CRHR, or as a City of Los Angeles HCM, due to a lack of significant historical associations, architectural merit, and compromised integrity. Therefore, these properties are not considered historical resources for the purposes of CEQA.

No archaeological resources were identified within the Project site as a result of the CHRIS records search. Recommendations to reduce unanticipated impacts to archaeological resources and human remains during construction activities are provided below.

6.2 Management Recommendations

Unanticipated Discovery of Archaeological Resources

In the event that archaeological resources (sites, features, or artifacts) are exposed during construction activities for the proposed Project, all construction work occurring within 100 feet of the find shall immediately stop until a qualified archaeologist, meeting the Secretary of the Interior's Professional Qualification Standards, can evaluate the significance of the find and determine whether or not additional study is warranted. Should it be required, temporary flagging may be installed around a resource to avoid any disturbances from construction equipment. Depending upon the significance of the find under CEQA (14 California Code of Regulations Section 15064.5(f); PRC Section 21082), the archaeologist may record the find to appropriate standards (thereby addressing any data potential) and allow work to continue. If the archaeologist observes the discovery to be potentially significant under CEQA, additional treatment may be required.

Unanticipated Discovery of Human Remains

In accordance with California Health and Safety Code Section 7050.5, if potential human remains are found, the lead agency staff and the County Coroner must be immediately notified of the discovery. The coroner would provide a determination within 48 hours of notification. No further excavation or disturbance of the identified material, or any area reasonably suspected to overlie additional remains, can occur until a determination has been made. If the County Coroner determines that the remains are, or are believed to be, Native American, the coroner would notify the NAHC within 24 hours. In accordance with PRC Section 5097.98, the NAHC must immediately notify those persons it believes to be the MLD from the deceased Native American. Within 48 hours of this notification, the MLD would recommend to the lead agency her/his preferred treatment of the remains and associated grave goods.

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APPENDIX A

Preparers' Qualifications

Kate Kaiser, MSHP

Architectural Historian

Kate Kaiser is an architectural historian with 7 years' professional experience as a cultural resource manager specializing in California Environmental Quality Act (CEQA) compliance, National Historic Preservation Act Section 106 compliance, reconnaissance and intensive level surveys, archival research, cultural landscapes, and GIS. Ms. Kaiser meets the Secretary of the Interior's Professional Qualification Standards for both architectural history and archaeology.

In addition, Ms. Kaiser has worked as an archaeological technician for the National Park Service and USDA Forest Service. She has worked with federal, private, and local organizations to manage multidisciplinary transportation projects, park-wide inventories, and federal land management projects.

Education

*University of Oregon
MS, Historic Preservation, 2017*

*Boston University
BA, Archaeology, 2009*

Professional Affiliations

*Association for Preservation
Technology – Southwest*

California Preservation Foundation

Vernacular Architecture Forum

Dudek Project Experience (2017-present)

Development

Cultural Resources Technical Report for the City of Irwindale Speculative Concrete Tilt-Up Building Project. Irwindale, Los Angeles County, California. 2019. Kaiser served as architectural historian and author of the cultural resources technical report for the City of Irwindale Speculative Concrete Tilt-Up Building Project. The report included conducting a CHRIS record search, reviewing permits held by the City of Irwindale, archival research, historical context development, developing building and structure descriptions, and historical significance evaluations for two buildings and thirteen structures at a hollow-core concrete panel manufacturer in southeast Irwindale. The project proposed to demolish all buildings and structures in the project site and construct a 528 710 s.f., tilt-up concrete warehouse on the parcel. Resources were determined to not meet the age threshold for listing in the National Register of Historic Places (NRHP), the California Register of Historical Resources (CRHR), or as a City of Irwindale Historic Resource.

Etiwanda Heights Neighborhood and Conservation Plan. Rancho Cucamonga, San Bernardino County, California. 2018. Kaiser served as architectural historian and co-author of the cultural resources technical report for the Etiwanda Heights Neighborhood and Conservation Plan (EHNCP). Ms. Kaiser's report included conducting a record search, coordinating with the San Bernardino County Department of Public Works, developing the structure descriptions, archival research, historical context development, and historical significance evaluations. The project proposed to annex the project area from San Bernardino County into the City of Rancho Cucamonga, and develop the Neighborhood Priority Area into a residential subdivision, and the Conservation Priority Area into a natural resource conservation area. Resources were determined to not meet the age threshold for listing in the National Register of Historic Places (NRHP) and the California Register of Historical Resources (CRHR).

Historical Resource Assessment for 1230 North Ogden Drive, City of West Hollywood, Los Angeles County, California. 2018. Ms Kaiser served as architectural historian and author of the historic resource assessment for four residential buildings on the 1230 North Ogden Drive parcel in West Hollywood. Ms. Kaiser's report included conducting a record

search, coordinating with the City of West Hollywood for building permits, developing the building description, archival research, historical context development, historical significance evaluations, and California DPR form production for the four buildings. The historical resource assessment report fulfills City requirements during the development permit application process. All four buildings were determined ineligible for listing in the NRHP or CRHR.

Oakmont/Tamarind Warehouse Project, City of Rialto, San Bernardino County, California. 2018. Ms. Kaiser served as architectural historian and co-author of the Cultural Resources Report for the Oakmont/Tamarind Warehouse Project. Ms. Kaiser contributed reconnaissance level fieldwork and aerial photograph descriptions for the report. The project proposed to construct a 156,500 sq. ft., one story warehouse on six adjoining parcels on approximately 8 acres.

Stickleback Movie Ranch Historical Resource Evaluation, Los Angeles County, California. 2018. Ms. Kaiser served as architectural historian and author of the cultural resources report in support of a larger mitigated negative declaration document. Contributed on-site fieldwork, building development descriptions, archival research, historical context development, and historical significance evaluations for five extant ranch buildings and several other wildfire-damaged resources. The project proposed to demolish six fire-affected buildings and structures for an ongoing Metropolitan Water District project.

Education

John Adams Middle School Auditorium Replacement Project, City of Santa Monica, Los Angeles County, California 2018. Ms. Kaiser served as architectural historian and co-author of the historical resource evaluation report and contributed resource descriptions and alterations sections. The Santa Monica-Malibu Unified School District retained Dudek write the Final Mitigated Negative Declaration for the John Adams Middle School Auditorium Replacement Project for the Santa Monica-Malibu Unified School District. The project proposed to demolish the existing auditorium and music building and replace them with a new performing arts center.

Healthcare

Kaiser Permanente Los Angeles Specialty Medical Center Project, Los Angeles, Los Angeles County, California. 2019. Ms. Kaiser served as architectural historian and author of the Historical Resource Assessment for the Kaiser Permanente Los Angeles Specialty Medical Center at 755-765 W. College Street in Los Angeles. Preparation of the report involved extensive archival research, reconnaissance level fieldwork, historic context development, building development descriptions, historical significance evaluations for buildings greater than 45-years in age, and DPR forms for the medical center buildings and structures that are proposed for demolition as part of the multi-phase project. As a result of the evaluations, all buildings were found not eligible for designation under all applicable national, state, and local designation criteria and integrity requirements.

Kaiser Permanente Los Angeles Medical Center Project, Los Angeles, Los Angeles County, California. 2018. Ms. Kaiser served as architectural historian and co-author of the Draft EIR Cultural Resources Chapter and the author of the Cultural Resources Report Appendix. Preparation of the report involved extensive archival research, reconnaissance level fieldwork, historic context development, building development descriptions, historical significance evaluations, and DPR forms for six buildings greater than 45-years in age that are proposed for demolition as part of the multi-phase project. As a result of the evaluations, all buildings proposed for demolition were found not eligible for designation under all applicable national, state, and local designation criteria and integrity requirements. Ms. Kaiser's DEIR chapter also analyzed potential indirect impacts on two other National Register listed or eligible sites: the Aline Barnsdall Complex and the Hollywood Presbyterian Medical Center.

Municipal

LADWP Valley Generating Station Project, Los Angeles Department of Water and Power, California. 2019 (ongoing). Ms. Kaiser served as architectural historian and author of the Cultural Resources Technical Report for the Valley Generating Station Project. Preparation of the report involved site recordation, extensive archival research, historic context development, engineering feature development descriptions, historical significance evaluations, and State of California Department of Parks and Recreation Series 523 forms (DPR forms) for each building of the project. The project proposed to remove the 1953 steam generating plant, as well as the four stacks, SPRR rail spur, and underground fuel tanks.

LACSD Gardena Pumping Station Project, Sanitation Districts of Los Angeles County, Gardena, California. 2019. Ms. Kaiser served as architectural historian and author of the Cultural Resources Technical Report for the Gardena Pumping Project. Preparation of the report involved site recordation, extensive archival research, historic context development, engineering feature development descriptions, historical significance evaluations, and State of California Department of Parks and Recreation Series 523 forms (DPR forms) for each building of the project. The project proposed to remove the 1929 and 1960 pumping plant above and below-ground structures, and two adjacent parcels containing commercial buildings (1954, 1957) and replace them with a larger capacity pumping plant facility.

Phillips 66 & Kinder Morgan Relocation Project, Berths 150-151, Marine Oil Terminal Engineering and Maintenance Standards (MOTEMS), Port of Los Angeles, California. 2019. Ms. Kaiser served as architectural historian and co-author of the Updated Historical Resources Evaluation Report for the Phillips 66 & Kinder Morgan Relocation Project. Preparation of the report involved reviewing previous evaluations for Union Oil Terminal Berths 150-151 and writing an updated significance evaluation. The project proposed to remove and replace the original wharfs with new concrete loading platform, mooring and breasting dolphins, access ramps, catwalks, and an underwater bulkhead. It also proposed the construction of new topside and piping components connecting the new platform to existing pipes in the backlands.

Gilroy City-wide Historic Resource Inventory, City of Gilroy, Santa Clara County, California. 2018 – ongoing. Ms. Kaiser served as architectural historian and co-author for the City-wide historic context statement prepared for the City of Gilroy. Preparation of the historical context statement involved extensive archival research, coordination with the City of Gilroy and archival repositories, chronological period and theme identification, and developing the historical narrative for the City.

Globemaster Corridor Specific Plan, City of Long Beach, Los Angeles County, California. 2018. Ms. Kaiser served as architectural historian and author of the Draft EIR-EIS Cultural Resources Chapter for the Globemaster Corridor Specific Plan (GCSP) project. The project proposed to implement the GCSP, a planning and regulatory framework for redevelopment of an area adjacent to the Long Beach Airport and the surrounding residential and business community which includes rezoning portions of the GCSP area, and a mobility plan that implements new streets and pedestrian connectors. Since the GCSP does not directly propose changes to the buildings or structures in the Plan area, the cultural resources report takes a programmatic overview and offers potential impacts analysis and mitigation measures for future development.

Historic Context Statement for Reservoirs, City of San Diego Public Utilities Department, California. 2018 – ongoing. Ms. Kaiser served as architectural historian and author of the historic context statement, as well as individual historic resource reports for the Barrett Dam and reservoir, Lower Otay Dam and reservoir, and Hodges Dam and reservoir. Dudek is also preparing detailed impacts assessments for proposed modification to dams, as required by DSOD. The project involves evaluation of at least 10 dams for historical significance in consideration of NRHP, CRHR, and City designation criteria and integrity requirements, and requires extensive archival research and pedestrian survey. Upon completion of the project, the City will have a streamlined document for the management of their historic dam and reservoir infrastructure.

LADWP De Soto Tanks Project, Los Angeles Department of Water and Power, California. 2018. Ms. Kaiser served as architectural historian and author of the Historic Properties Identification Report for the De Soto Tanks EIR. Preparation of the report involved site recordation, extensive archival research, historic context development, engineering feature development descriptions, historical significance evaluations, and State of California Department of Parks and Recreation Series 523 forms (DPR forms) for each building of the project. The project proposed to remove the 1941 reservoir and associated buildings, and replace them with two modern underground storage tanks, as well as connections to the LADWP Rinaldi Trunk Line and De Soto Trunk Line.

LADWP Tujunga Spreading Grounds Enhancement, Los Angeles Department of Water and Power, California. 2018. Ms. Kaiser served as architectural historian and author of the cultural resources report CEQA-Plus Project. Preparation of the report involved site recordation, extensive archival research, historic context development, engineering feature development descriptions, historical significance evaluations, and State of California Department of Parks and Recreation Series 523 forms (DPR forms) for each building of the project. The evaluation found the property ineligible under all NRHP, CRHR, and Los Angeles Historic-Cultural Monuments designation criteria. The project proposed to modify a U.S. Army Corps of Engineer-owned flood control channel to divert more flood water from the Tujunga Flood Control Channel into the Tujunga Spreading Grounds.

LADWP West Los Angeles District Yard Project, Los Angeles Department of Water and Power, California. 2017. Ms. Kaiser served as architectural historian and author of the cultural resources report. Preparation of the report involved extensive archival research, in-field research, historic context development, building development descriptions, historical significance evaluations, and DPR forms for each building of the project. The evaluation found the property ineligible under all National Register of Historic Places, California Register of Historic Resources, and Los Angeles Historic-Cultural Monuments designation criteria. The project proposed to demolish existing buildings and build new buildings and an underground parking structure.

Santa Monica City Yards Master Plan Project, City of Santa Monica, Los Angeles County, California. 2017. Ms. Kaiser served as architectural historian and co-author of the historical resource evaluation report. Preparation of the report involved extensive archival research, in-field research, historic context development, building development descriptions, historical significance evaluations, and DPR forms for each building of the project. The City of Santa Monica retained Dudek to complete a cultural resources study for the proposed City Yards Master Plan project site located at 2500 Michigan Avenue in the City of Santa Monica.

State of California

Judicial Council of California Historical Resource Evaluation Report for the Stanley Mosk Courthouse, City of Los Angeles, Los Angeles County, California. 2019. Ms. Kaiser served as architectural historian and author of the historical resource evaluation report. Preparation of the report involved extensive archival research, interior and exterior survey fieldwork, historic context development, material descriptions, historical significance evaluations, and DPR forms for the Stanley Mosk Courthouse. Dudek was retained by the Judicial Council of California (JCC) to prepare an evaluation of the Stanley Mosk Los Angeles County Courthouse building, located at 111 N. Hill Street in the City of Los Angeles, California. To comply with Public Resources Code Section 5024(b), the JCC must submit to the State Historic Preservation Officer (SHPO) an inventory of all structures over 50 years of age under the JCC's jurisdiction that are listed in or that may be eligible for inclusion in the National Register of Historic Places (NRHP), or registered or that may be eligible for registration as a California Historical Landmark (CHL). The Stanley Mosk Courthouse was found eligible for designation for the NRHP, CHL, CRHR, and Los Angeles Historic Cultural Monument list under Criterion A/1 and C/3.

Erica Nicolay, MA

Cultural Resource Specialist

Erica Nicolay is a cultural resource specialist with 3 years' experience as an archaeologist, primarily in Southern California. Ms. Nicolay has worked on projects for private developers, municipalities, government agencies, and energy companies. She has experience determining cultural resource sensitivity for proposed projects, developing project-specific mitigation measures, communicating with interested parties, and/or conducting fieldwork in order to assess known resources or determine if unknown resources could be present.

Education

*California State University,
Northridge, MA, Public
Archaeology, 2016*

*University of California, Los
Angeles BA, Anthropology,
2012*

Relevant Project Experience

Development

Cultural Resource Assessment for the Compton High School Replacement Project, Compton California. (3 Weeks) Co-authored cultural resource assessment report for the proposed Compton High School Replacement Project. The purpose of this assessment was to determine the sensitivity of the project area and to determine the likelihood that archaeological resources would be impacted by the proposed construction. Tasks comprised conducting historical research, including analyzing historical aerials, historical topographic maps, and ethnographic literature; initiating and tracking a Native American outreach program; and conducting a search of the California Historical Resources Information System (CHRIS).

222 West Second Street Tribal Cultural Resource Assessment, Los Angeles, California. (3 weeks) Co-authored a tribal cultural resource assessment for 222 West Second Street. The purpose of this assessment was to determine the likelihood of encountering historic or prehistoric tribal cultural resources during the proposed construction. Tasks included analyzing historical aerials, maps and ethnographic resources, and conducting a CHRIS search.

Resource Management

Archaeological Testing and Data Recovery Project, Malibu, California. (6 weeks) Served as a co-field director for an archaeological testing program and subsequent data recovery project at a prehistoric site in Malibu. The purpose of the project was to assess the state of the site, determine if there were intact features present in the proposed footprint of construction for a new gas line, and efficiently and appropriately document and remove any uncovered features. Tasks included supervising a crew of eight archaeologists, coordinating with construction crews, tracking excavation progress and findings, conducting excavation, and creating to-scale plan-view maps of all features.

Updated Cultural Resource Survey for the Travertine Land Development, La Quinta, California. (3 weeks) Served as survey leader on private and Bureau of Land Management land in La Quinta for the proposed Travertine Land Development Proposal. The purpose of the survey was to revisit sites that had previously been located and determine if they were within or outside of the proposed project's area of potential effects. Tasks include relocating and assessing the state of previously recorded sites, preparing updated site forms, and coauthoring the final survey report.

Samantha Murray, MA

Historic Built Environment Lead / Senior Architectural Historian

Samantha Murray is a senior architectural historian with 13 years' professional experience in all elements of cultural resources management, including project management, intensive-level field investigations, architectural history studies, and historical significance evaluations in consideration of the California Register of Historical Resources (CRHR), the National Register of Historic Places (NRHP), and local-level evaluation criteria. Ms. Murray has conducted hundreds of historical resource evaluations and developed detailed historic context statements for a multitude of property types and architectural styles, including private residential, commercial, industrial, educational, medical, ranching, mining, airport, and cemetery properties, as well as a variety of engineering structures and objects. She has also provided expertise on numerous projects requiring conformance with the *Secretary of the Interior's Standards for the Treatment of Historic Properties*.

Education

California State University, Los Angeles
MA, Anthropology, 2013
California State University, Northridge
BA, Anthropology, 2003

Professional Affiliations

California Preservation Foundation
Society of Architectural Historians
National Trust for Historic Preservation
Registered Professional Archaeologist

Ms. Murray meets the Secretary of the Interior's Professional Qualification Standards for both Architectural History and Archaeology. She is experienced managing multidisciplinary projects in the lines of transportation, transmission and generation, federal land management, land development, state and local government, and the private sector. She has experience preparing environmental compliance documentation in support of projects that fall under the California Environmental Quality Act (CEQA)/National Environmental Policy Act (NEPA), and Sections 106 and 110 of the National Historic Preservation Act (NHPA). She also prepared numerous Historic Resources Evaluation Reports (HREs) and Historic Property Survey Reports (HPSRs) for the California Department of Transportation (Caltrans).

Dudek Project Experience (2014-2019)

Development

Birch Specific Plan 32-Unit Condo Project, City of Carson, Los Angeles County, California (2018). Dudek was retained by the City of Carson to prepare a cultural resources report for a project that proposes to demolish approximately 6,200 square feet of existing residential buildings and roughly 5,850 square feet of pavement on the project site, and construct a 32-unit residential condominium community with on-grade parking, landscaping, and other associated improvements. The historical significance evaluation included three residential properties proposed for demolition. All properties were found not eligible under all designation criteria and integrity requirements. Ms. Murray provided QA/QC of the final cultural resources report.

Stickleback Movie Ranch Property Evaluation, Los Angeles County, California (2018). Dudek was retained by the Metropolitan Water District of Southern California to complete a historical resource significance evaluation of the Stickleback Movie Ranch property, located in unincorporated Los Angeles County near Santa Clarita, California.

The study included a CHRIS records search of the Stickleback Movie Ranch property and a 0.25-mile radius; a pedestrian survey of the subject property for cultural resources; building development and archival research; recordation and evaluation of cultural resources identified within and around the Stickleback Movie Ranch portion of the study area; and an assessment of potential impacts to historical resources in conformance with CEQA and all applicable local municipal code and planning documents. The former Stickleback Movie Ranch and all associated buildings and structures were found not eligible under all NRHP, CRHR, and Los Angeles County designation criteria.

Healthcare

Kaiser Permanente Los Angeles Specialty Medical Center Project, Los Angeles, Los Angeles County, California (2019). Dudek prepared a Historical Resource Assessment for the Kaiser Permanente Los Angeles Specialty Medical Center at 755-765 W. College Street in Los Angeles. Preparation of the report involved extensive archival research, reconnaissance level fieldwork, historic context development, building development descriptions, historical significance evaluations for buildings greater than 45-years in age, and DPR forms for the medical center buildings and structures that are proposed for demolition as part of the multi-phase project. As a result of the evaluations, all buildings were found not eligible for designation under all applicable national, state, and local designation criteria and integrity requirements. Ms. Murray provided QA/QC of the report and guidance on approach.

Kaiser Permanente Los Angeles Medical Center Project, Los Angeles, Los Angeles County, California (2018). Dudek prepared a Cultural Resources Report that involved extensive archival research, reconnaissance level fieldwork, historic context development, building development descriptions, historical significance evaluations, and DPR forms for six buildings greater than 45-years in age that are proposed for demolition as part of the multi-phase project. As a result of the evaluations, all buildings proposed for demolition were found not eligible for designation under all applicable national, state, and local designation criteria and integrity requirements.

Municipal

LACSD Gardena Pumping Station Project, Sanitation Districts of Los Angeles County, Gardena, California (2019). Dudek prepared a Cultural Resources Technical Report for the Gardena Pumping Project. Preparation of the report involved site recordation, extensive archival research, historic context development, engineering feature development descriptions, historical significance evaluations, and State of California Department of Parks and Recreation Series 523 forms (DPR forms) for each building of the project. The project proposed to remove the 1929 and 1960 pumping plant above and below-ground structures, and two adjacent parcels containing commercial buildings (1954, 1957) and replace them with a larger capacity pumping plant facility. Ms. Murray provided oversight of all built environment components and provided QA/QC of all documents.

LADWP De Soto Trunk Line Project, City of Los Angeles, Los Angeles County, California (2018). Dudek was retained by Los Angeles Department of Water and Power (LADWP) to complete a cultural resources study for the De Soto Trunk Line Project. LADWP is proposing the replacement of portions of four existing water pipelines: De Soto, Roscoe, Canoga Topham, and Ventura Trunk Lines. The portions of the existing trunk lines that are proposed for replacement are aging, deteriorating, and nearing the end of their service life. As such, LADWP is proposing to replace these segments with new pipeline. The regulatory framework is CEQA Plus, as such the project was also subject to compliance with Section 106 of the NHPA. Ms. Murray provided QA/QC of the cultural resources report.

The Santa Monica City Yards Master Plan Project, City of Santa Monica, Los Angeles County, California (2017). The City of Santa Monica retained Dudek to complete a cultural resources study for the proposed City Yards Master Plan project site located at 2500 Michigan Avenue in the City of Santa Monica. The study involved evaluation of the entire City Yards site, including two murals and a set of concrete carvings for historical

significance and integrity. As a result, the City Yards and its associated public art work was found ineligible under all designation criteria. Ms. Murray conducted the intensive level survey, building permit research, co-authored the technical report, and provided QA/QC of the final cultural resources report.

148 North Huntington Street, City of Pomona, Los Angeles County, California (2017). Dudek was retained by the City of Pomona to conduct a cultural resources study for the remediation of the project site located at 148 North Huntington Street. The proposed project involves the excavation, removal, and off-site treatment of approximately 10,000 Cubic Yards (CYs) of contaminated soil due to the former presence of a manufactured gas plant (MGP) at the project site (currently the City of Pomona Water and Wastewater Yards). All buildings over 45 years of age within the project site were evaluated for the CRHR and local landmark eligibility as part of the Pomona Gas Plant site. The site was found not eligible with concurrence from the historic resources commission. Ms. Murray conducted the survey, prepared the evaluation, and authored the cultural resources report.

LADWP West Los Angeles District Yard Project, City of Los Angeles, Los Angeles County, California (2017). Dudek was retained by Los Angeles Department of Water and Power (LADWP) to complete a cultural resources study for a project that proposes demolition of five LADWP-owned administrative buildings and warehouses at the West Los Angeles District Headquarters located at 12300 West Nebraska Avenue. Dudek evaluated the yard for historical significance in consideration of NRHP, CRHR, and City of Los Angeles HCM criteria and integrity requirements. Ms. Murray co-authored the significance evaluation and provided QA/QC of the cultural resources report.

LADWP Haynes Generating Station Units 3 through 6 Demolition Project, City of Long Beach, Los Angeles County, California (2017). Dudek was retained by Los Angeles Department of Water and Power (LADWP) to complete a cultural resources study for a project that proposes demolition of Units 3-6 at the LADWP Haynes Generating Station. Ms. Murray evaluated the entire steam plant for historical significance in consideration of NRHP, CRHR, and City of Long Beach designation criteria and integrity requirements, and co-authored the cultural resources report.

LADWP Green Verdugo Reservoir Improvement Project, City of Los Angeles, Los Angeles County, California (2017). Dudek was retained by Los Angeles Department of Water and Power (LADWP) to complete a cultural resources study for a project that proposes facility updates at the reservoir site in order to ensure safe water quality. Ms. Murray evaluated the reservoir for historical significance in consideration of NRHP, CRHR, and City of Los Angeles HCM designation criteria and integrity requirements, and co-authored the cultural resources report.

LADWP Upper Stone Canyon Reservoir Water Quality Improvement Project, City of Los Angeles, Los Angeles County, California (2016). Dudek was retained by Los Angeles Department of Water and Power (LADWP) to complete a cultural resources study for a project that proposes to maintain and improve the quality, reliability, and stability of the Stone Canyon Reservoir Complex (SCRC) service area drinking water supply in order to continue to meet customer demand. Dudek prepared an updated evaluation of the reservoir in consideration of NRHP, CRHR, and City of Los Angeles HCM criteria and integrity requirements. Ms. Murray conducted the built environment survey, archival research, and co-authored the cultural resources report.

LADWP Power Plant 1 Long-Term Maintenance Program Project, City of Los Angeles, Los Angeles County, California (2016). Dudek was retained by Los Angeles Department of Water and Power (LADWP) to complete a cultural resources study for the proposed long-term maintenance of the flood control infrastructure in the vicinity of Power Plant 1. Ms. Murray prepared the cultural resources impacts assessment, co-authored the cultural resources report, and provided QA/QC of the cultural resources technical report.

State of California

Judicial Council of California Historical Resource Evaluation Report for the Stanley Mosk Courthouse, City of Los Angeles, Los Angeles County, California (2019). Dudek was retained by the Judicial Council of California (JCC) to

prepare an evaluation of the Stanley Mosk Courthouse building, located at 111 N. Hill Street in the City of Los Angeles, California. To comply with Public Resources Code Section 5024(b), the JCC must submit to the State Historic Preservation Officer (SHPO) an inventory of all structures over 50 years of age under the JCC's jurisdiction that are listed in or that may be eligible for inclusion in the National Register of Historic Places (NRHP), or registered or that may be eligible for registration as a California Historical Landmark (CHL). Extensive research indicates that the building meets NRHP Criteria A and C; CRHR Criteria 1 and 3; the "important events" and "architecture" criteria for CHL; the "important to Los Angeles history" and "architecture" criteria for Los Angeles HCM; and Criteria 1, 2, and 3 for Los Angeles HPOZ for listing in any of these registration programs. Therefore, the Stanley Mosk Courthouse appears to be a historic resource for the purposes of California Public Resources Code 5024 and 5024.5. Ms. Murray managed the project and provided QA/QC of the final report.

Judicial Council of California Historical Resource Evaluation Report for the Santa Monica Courthouse, City of Santa Monica, Los Angeles County, California (2017). Dudek was retained by the Judicial Council of California (JCC) to prepare an evaluation of the Santa Monica Courthouse building, located at 1725 Main Street in the City of Santa Monica, California. To comply with Public Resources Code Section 5024(b), the JCC must submit to the State Historic Preservation Officer (SHPO) an inventory of all structures over 50 years of age under the JCC's jurisdiction that are listed in or that may be eligible for inclusion in the National Register of Historic Places (NRHP), or registered or that may be eligible for registration as a California Historical Landmark (CHL). The Santa Monica Courthouse was found not eligible for designation under all applicable criteria. Ms. Murray co-authored the report and provided QA/QC of the final cultural resources report.

Department of General Services Historical Resource Evaluation for the Pomona Armory at 600 South Park Avenue, City of Pomona, Los Angeles County, California (2017). Dudek was retained by the State of California Department of General Services to mitigate potential adverse effects to the Pomona Armory (600 South Park Avenue), a state-owned historical resource proposed to be transferred from State-ownership to a local agency or private owner. Ms. Murray prepared a detailed significance evaluation for the Pomona Park Armory in the consideration NRHP, CRHR, CHL, and City of Pomona designation criteria and integrity requirements, and prepared a single historic landmark application for the property. The Pomona Park Armory was locally designated after unanimous approval by the Historic Resources Commission and City Council. SHPO concurred with the evaluation findings and agreed that adverse effects had been adequately mitigated with no comments.

Presentations

Historical Resources under CEQA. Prepared for the Orange County Historic Preservation Planner Working Group. Presented by Samantha Murray, Dudek. December 1, 2016. Ms. Murray delivered a one-hour PowerPoint presentation to the Orange County Historic Preservation Planner Working Group, which included planners from different municipalities in Orange County, regarding the treatment of historical resources under CEQA. Topics of discussion included identification of historical resources, assessing impacts, avoiding or mitigating impacts, overcoming the challenges associated with impacts to historical resources, and developing effective preservation alternatives.

Knowing What You're Asking For: Evaluation of Historic Resources. Prepared for Lorman Education Services. Presented by Samantha Murray and Stephanie Standerfer, Dudek. September 19, 2014. Ms. Murray and Ms. Standerfer delivered a one-hour PowerPoint presentation to paying workshop attendees from various cities and counties in Southern California. The workshop focused on outlining the basics of historical resources under CEQA, and delved into issues/challenges frequently encountered on preservation projects.

APPENDIX B

CONFIDENTIAL Records Search Results

APPENDIX C

DPR Forms

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

Primary #
HRI #
Trinomial
NRHP Status Code 6Z

Other Listings
Review Code

Reviewer

Date

Page 1 of 21 *Resource Name or #: (Assigned by recorder) 13131 Los Angeles Street, Irwindale

P1. Other Identifier: Spancrete of California, Hansen Spancrete Pacific, Heidelberg Cement, Clark Pacific

*P2. Location: Not for Publication Unrestricted

*a. County Los Angeles County and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)

*b. USGS 7.5' Quad Baldwin Park Date 1984 T 1S; R 11W; SW ¼ of SE ¼ of Sec 12; San Bernardino B.M.

c. Address 13131 Los Angeles Street City Irwindale Zip 91706

d. UTM: (Give more than one for large and/or linear resources) Zone 11S, 409033.63 mE/ 3772815.34 mN

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

AIN: 8535-020-007; Elevation: 337 ft amsl; Lat/Long: 34° 5'31.84"N, 117°59'9.92"W

The site is generally located east of the San Gabriel River Freeway (Interstate 605), south of the San Gabriel River Flood Control Channel, southeast of the Santa Fe Dam Recreation Area, west of Little John Street, and North of (See Continuation Sheet)

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

The subject property is located on a 24.5-acre parcel and consists of two buildings (the Office and the Weld Shop), a vehicle bay structure, three modern trailers, five gravel bins, a batch plant, two concrete basting beds, and several plywood sheds. The majority of the site was built in 1967. (See Continuation Sheet)

*P3b. Resource Attributes: HP6 - 1-3 story Commercial Building; HP8 - Industrial Building

*P4. Resources Present: Building Structure Object Site District Element of District Other

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



P5b. Description of Photo: (view, date, accession #) IMG 2218; View to office and one trailer, looking northeast, 3/28/19

*P6. Date Constructed/Age and Source: Historic Prehistoric
 Both 1967; City of Irwindale 2019

*P7. Owner and Address:
Duke Realty
600 East 96th Street Ste 100
Indianapolis, Indiana 46240

*P8. Recorded by:
Kate Kaiser, Duke
38 N Marengo Ave
Pasadena, CA 91101

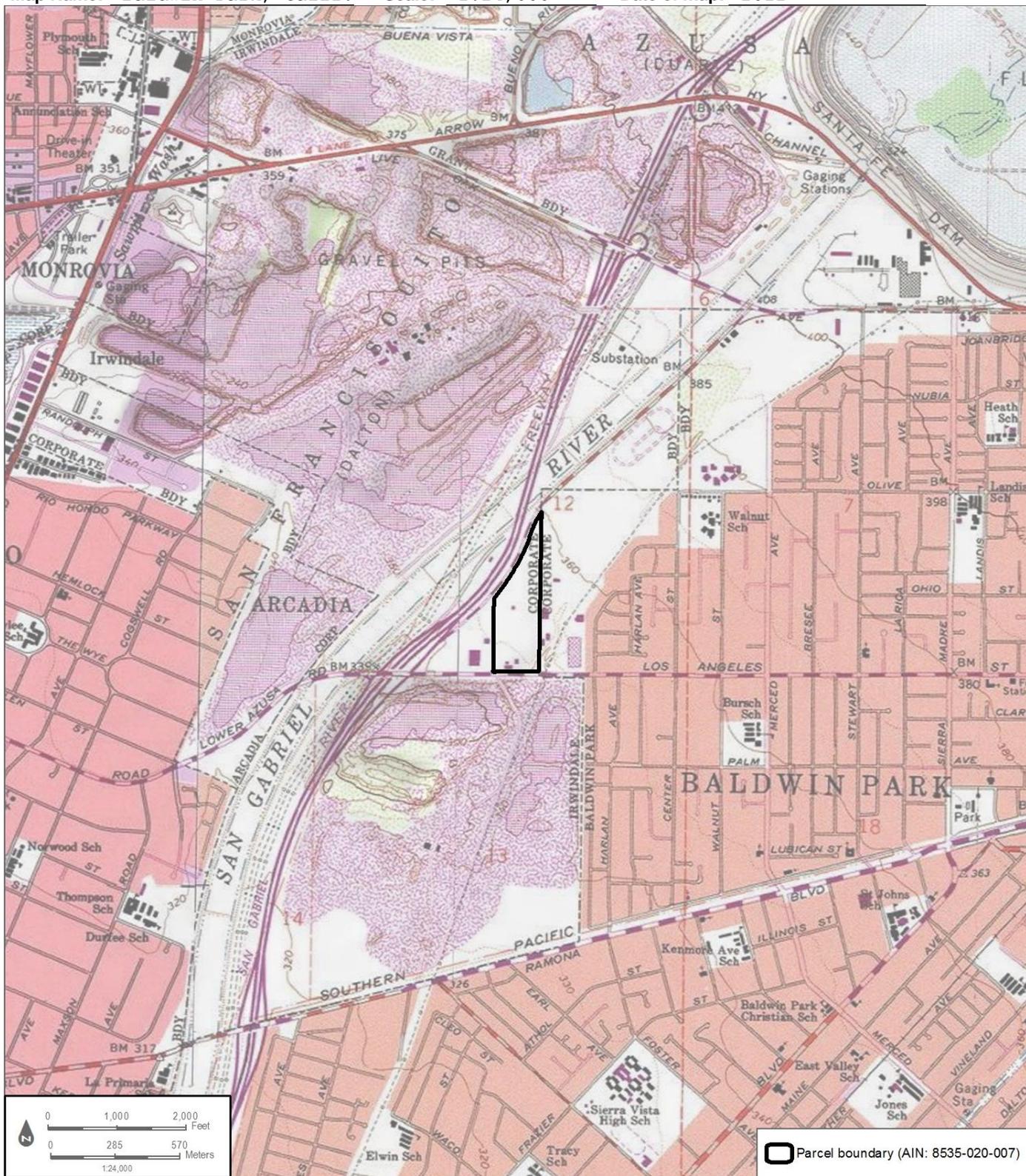
*P9. Date Recorded: 5/1/2019

*P10. Survey Type: Pedestrian

*P11. Report Citation: Dudek.
2019. "Historic Resources
Inventory Report for the
13131 Los Angeles Avenue
Warehouse Project, City of

Irwindale, Los Angeles County, California." Prepared for Duke Realty. May 2019

*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) 13131 Los Angeles Street, Irwindale *NRHP Status Code 6Z
Page 3 of 21

B1. Historic Name: Spancrete of California (1967-1999); Hanson Spancrete Pacific (1999-2010); Heidelberg Cement group (2010-2013); Clark Pacific (2013-2017)

B2. Common Name: 13131 Los Angeles Street

B3. Original Use: hollow core concrete manufacturer and office

B4. Present Use: abandoned

*B5. Architectural Style: Mid-Century Modern; utilitarian

*B6. Construction History: (Construction date, alterations, and date of alterations)

Construction History and permits were on file at the Building and Safety Department at City of Irwindale (City of Irwindale 2019).

1967 grading of the site (Permit 1585)
construction of Office building (Permit LA Co. 1629-67)
construction of the Shop (Permit LA Co. 1628-67)
construction of the gravel bins (Permit LA Co. 1657-67)
construction of the Concrete Casting Beds (Permit LA Co. 1585-67)
construction of the Batch Plant (Permit LA Co. 1658-67)

1968 installed two 1000-gallon gasoline tanks and piping (Permit LA County 1901-68)
(See Continuation Sheet)

*B7. Moved? No Yes Unknown Date: _____ Original Location: _____

*B8. Related Features:

B9a. Architect: Wilbur Griest, Jr. Engineer: Theodore E. Anvick b. Builder: Spancrete of California

*B10. Significance: Theme _____ Area _____
Period of Significance _____ Property Type _____ Applicable Criteria _____
(Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity.)

(See Continuation Sheet)

B11. Additional Resource Attributes: (List attributes and codes) _____

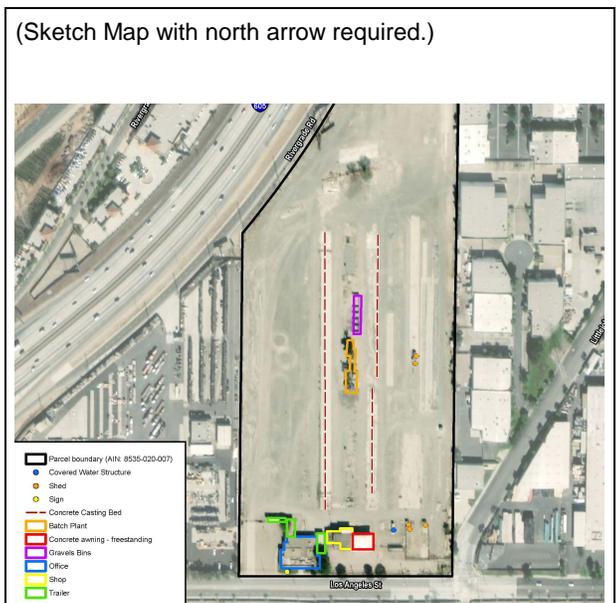
*B12. References:

(See Continuation Sheet)

B13. Remarks:

*B14. Evaluator: Kate Kaiser
*Date of Evaluation: 5/1/2019

(This space reserved for official comments.)



CONTINUATION SHEET

Property Name: 13131 Los Angeles Street, Irwindale

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P2b. Other Location Data (continued): Los Angeles Street. Local street access to the Project site is provided by Los Angeles Street, which borders the site to the south. The site is situated in a partially developed industrial neighborhood, among several gravel pit and retention pond operations: the Vulcan Materials Plant, United Rock Products Corporation, and Peck Road Gravel Pit, and others.

P3a. Description (continued):

Office

The Office is a one-story, Mid-Century Modern commercial office building, constructed in 1967-1968 (Permit LA County 1629). The original function of the building was as an office and laboratory, and includes two rear additions. The building's character-defining features are its fixed aluminum frame windows with colored, metal spandrel panels; geometric metal applique on the main elevation windows; low, horizontal proportions; mass-produced materials, including the Spancrete tilt-up roof panels, CMU cladding, metal, and glass features; flat roof with wide, flat, boxy overhang; cantilevered entry covering on the main elevation, and aluminum lettering and numbering details. The Office is located on the Los Angeles Street property line, between two parking lots, with a small lawn between the main elevation and the public right-of-way. It is southwest of the Weld Shop, and south of the Batch Plant and extant concrete casting beds.

The building features a slightly irregular square plan, with a flat roof with wide flat, boxy overhang and set back parapet. The primary cladding is wide, flat concrete masonry units (CMU) with a roughened outer edge, which switches to taller and wider CMUs for the rear addition. The main elevation is the south elevation and the main entrance is a series of precast concrete steps leading to a sheltered entrance under a cantilevered flat porch roof with the name anodized aluminum lettering spelling "SPANCRETE" attached to the edge. This main entry consists of two glass double doors with flanked by four sidelite glass panels in metal frames on each side, and metal spandrel panels transoms with the address in anodized aluminum numbers in the center panel. The sidelite glass panels have gold-colored geometric designs inscribed on the glass. Secondary entrances are on the west and north elevations and consist of steel-framed glass doors. Fenestration on all elevation consist of single, fixed aluminum frame windows with colored, metal spandrel panels above and below the windows. The building is connected to a metal trailer on its east elevation, and connected to two other trailers via a raised wooden porch on the north and east elevations (Figures 2 and 3).

CONTINUATION SHEET

Property Name: 13131 Los Angeles Street, Irwindale

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Figure 2. Main and west elevation of the Office, looking northeast (IMG 2216)



Figure 3. North elevation of the Office, showing different addition cladding materials, looking southwest (IMG_2182)

CONTINUATION SHEET

Property Name: 13131 Los Angeles Street, Irwindale

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Weld Shop

The Weld Shop is a two-story, Mid-Century Modern style industrial building with an office on the second level and a mechanics garage, weld shop, and storage space at the first floor, constructed in 1967-1968 (Permit LA County 1628-67). The building's character-defining features are its fixed aluminum frame windows with colored, metal spandrel panels; precast concrete tilt-up construction; boxy proportions; and flat roof with wide, flat, boxy overhang. It contains several of the same design elements as the Office, but more subdued. The building is immediately adjacent to a covered vehicle bay, which is two stories tall and three bays wide, constructed entirely of tilt-up precast concrete. The Weld Shop is set back from the Los Angeles Street property line, behind a parking lot, northeast of the Office, and south of the Batch Plant and extant concrete casting beds.

The building has irregular plan, and a flat, overhanging roof constructed of precast concrete panels, likely Spancrete manufactured on site or at the Arizona plant. The primary wall material is also tilt-up precast concrete panels, which appeared to be structural and not cladding. There is a one-story, flat roofed addition on the south side of the building clad in CMU, which is the only change from the concrete tilt-up panels. The main elevation is the north side, where there are several entry points. In the left one-and-a-half-story section, the entry is recessed under a tall vehicle bay supported by two concrete posts, and consists of a roll-up aluminum garage door that extends to the roofline. Several bulletin boards and signs are mounted in the vehicle bay. In the middle, two-story section, the first level entrance roll-up aluminum garage door, and entry to the second level is via a metal exterior staircase leading to a metal door with boarded over upper panel. Three upright precast concrete panels are decoratively placed in front of the stairwell. There is no main elevation entry point on the one-story, right-most section. There are two secondary entrances on the west elevation of the one story section, which consist of double metal doors, and a single wood door. Fenestration was only present in the two-story section at the second story level and only on the north and south elevations. On the north elevation, this consisted of a group of three windows over metal spandrel panels. The middle window appears to be an awning window, which the outer two appeared fixed. On the south elevation this was one three windows, with the middle window opening consisting of colored spandrel paneling. East of the Weld Shop is the two-story tilt-up concrete vehicle bay, which is up against, but not structurally connected to the Weld Shop (Figures 4 and 5).

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Property Name: 13131 Los Angeles Street, Irwindale

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Figure 4. North and west elevation of Weld Shop, vehicle bay at left, looking southeast (IMG 2100)



Figure 5. South elevation of Weld Shop, with addition in foreground, looking north (IMG 2175)

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Property Name: 13131 Los Angeles Street, Irwindale

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Vehicle Bay

East of the Weld Shop is a two-story tilt-up concrete Vehicle Bay, that was constructed between 1975 and 1980. It may be part of the "Weld Shop Roof" permit filed in 1978, however this was not specified in the permit on file with City of Irwindale (LA County 0399B-78). The Vehicle Bay is freestanding and not structurally connected to the Weld Shop. The Vehicle Bay is a utilitarian structure lacking a discernible architectural style, and constructed entirely from tilt-up concrete panels in the roof and concrete pylon supports. It features a flat roof and three bays separated by concrete pylons. The structure features no cladding or fenestration. The fencing near the site indicates that the north elevation was probably the main elevation (Figure 6).



Figure 6. East elevation of Vehicle Bay, showing roof panel detail, looking west (IMG 2158)

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Property Name: 13131 Los Angeles Street, Irwindale

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Batch Plant

The batch plant is a multi-level metal structure, constructed in 1967 (Permit LA County 1658-67). The batch plant consists of an aggregate conveyor, weight batcher, elevating conveyor, aggregate weighing hopper, water tank, diesel engine, mixer, control cabin, and mix storage silo. The major structural component throughout the batch plant is steel and cladding on the silo and mixer are standing seam steel. The control cabin appears to be prefabricated, and features metal cladding with a horizontal seam, rolled asphalt roof, a metal door with a screened single lite and 2-lite sliding aluminum frame windows. According to the permits, the batch plant covers a 1000 sq. ft. area. The Batch Plant operates by adding different aggregate together in the mixer by weight to achieve the type of concrete desired, then conveying batched material to a mixer where they are mixed uniformly. Mixed material, either wet or dry, is then placed into the storage silo until ready for transport. No water tank or piping was noted at the Batch Plant, but Spancrete slabs were manufactured on site, so this component is likely just missing. Aggregate is procured from the Aggregate Bins that are immediately adjacent to and north of the aggregate conveyor (Figure 7).



Figure 7. View to the batch plant, looking northwest (IMG_2140)

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Property Name: 13131 Los Angeles Street, Irwindale

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Aggregate Bins

The Aggregate Bins are a concrete structure, constructed in 1967 (Permit LA County 1657-67). The structure consists of precast concrete panels laid horizontally to form five open-ended bays. The foundation is poured concrete. The north, east, and south sides of each bay are enclosed, while the west end is the open end. The north-most bay is the widest, measuring roughly 35 feet wide and 20 feet deep. The remaining four bays are each roughly 18 feet wide by 20 feet deep (Figure 8).



Figure 8. View to the aggregate bins, looking southeast (IMG_2133)

CONTINUATION SHEET

Property Name: 13131 Los Angeles Street, Irwindale

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Concrete Casting Beds

There are three extant concrete casting beds remaining on the site, constructed in 1967 (Permit LA Co. 1585-67). Though they are mostly dismantled, the casting beds still contain the poured-in-place concrete beds, metal tracks, and metal, triangular braces for setting forms. The bed west of the Batch Plant is the longest, measuring roughly 800 feet long by 32 feet wide. This bed had a poured-in-place casting bed, divided into six 5-foot sections, intact tracks metal tracks on the outer east and west edges, and triangular braces at the north and south ends of the casting bed. (Figure 9).



Figure 9. View to the west casting bed, looking north (IMG_2101)

The east Casting Bed was a single casting bed until sometime between 2011 and 2013, when a road bisected them creating two beds. The casting bed northeast of the Batch Plant consists only of the poured-in place concrete bed, undivided and the triangular metal braces. This bed measures roughly 400 feet long by 32 feet wide. One set of triangular braces were located at the north end of the bed. The casting bed southeast of the Batch Plant consists of the poured-in place concrete bed, divided into six 5-foot sections, a short section of track, and one set of triangular metal braces. This bed measures roughly 380 feet long by 32 feet wide. One set of triangular braces were located at the south end of the bed (Figure 10).

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Figure 10. View to the east casting bed, looking north (IMG_2104)

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Trailers

There are three prefabricated metal trailers on the site, located near the Office. Two of the three trailers were added to the site in the 1970s and the last in between 1986 and 1994 according to aerial photographs. No permits were associated with the trailers, and no exact age could be assigned. The double wide green trailer, immediately east of and connected to the Office, and the single wide "Sprouts" trailer northwest of the Office building appear in aerial photographs between 1975 and 1979 (NETR 2019). The remaining trailer, immediately north of the Office Building does not appear in aerial photographs until 1994, dating it to sometime between 1986 and 1995. All three trailers are prefabricated metal trailers, with aluminum windows and metal doors. They are all in various states of decay, defaced with spray paint, and have multiple missing or broken windows, broken doors, or missing pieces of cladding (Figures 11, 12, 13).



Figure 11. Overview of the north and east elevation of the green trailer, looking south. (IMG_2162)

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Figure 12. North and east elevations for "Sprouts" trailer, looking southwest.
(IMG_2187)



Figure 13. Overview of the east elevation of the white trailer, looking west.
(IMG_2183)

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Sheds

There are multiple shed structures located throughout the subject property parcel. All of the sheds are in advanced states of decay, constructed of temporary materials such as plywood, aluminum siding, and corrugated galvanized steel, and lack permanent foundations. No permits on file with the City of Irwindale are associated with the sheds, and thus, no exact date may be given for their construction (Figures 14, 15).



Figure 14. Two sheds east of the Batch Plant, looking southwest (IMG_2113)

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Figure 25. Three sheds east of the Vehicle Bay, looking south (IMG_2155)

B6. Construction History (continued):

- 1968 Heating and Air Conditioning added to main office (Permit LA County 1770-68)
- 1971 Addition of 14 sf light fixture, manufactured by Aladdin Signs (Permit 3045-71)
- 1976 Added a 75000 sf, 1-story, addition immediately north of the original office building. Constructed with tilt-up, precast concrete masonry walls, manufactured by Tomax and Spancrete (Permit 6107-76)
- 1978 Weld Shop Roof alteration; possible construction of Vehicle Bay structure (Permit LA County 0399B-78)
- 1979 Added two 40-foot tall light poles and four 30-foot light poles (Permit 0399B-79)
- 1980 Added 40 foot lighting standards and flood lights throughout site, manufactured by Pacific Regional Lighting (Permit 1089A-86)
- 1986 Enclosed the plaza area between existing office building, wings, and office addition (Permit 6941A-86)
Added cast aluminum anodized lettering, "Spancrete of California," to the west elevation exterior wall (Permit 7312A-86)
New 4,000-gallon tank and piping (Permit 7386A-86)
- 2003 Demolished underground gasoline tank (Permit B397470)
- 2004 Demolished underground gasoline tank (Permit B00-001-767)

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2010 Demolished four highway-adjacent billboards (Permit B00-004-728 through 731)

B10. Significance (continued):

In consideration of the proposed Project site's history and requisite integrity, the Project site at 13131 Los Angeles Street, Irwindale is recommended not eligible for listing in the NRHP, CRHR, or as a City of Irwindale Historic Resource based on the following significance evaluation.

Criterion A/1: Associated with Events that Have Made a Significant Contribution to the Broad Patterns of Our History.

Archival research did not identify direct associations between the current subject property and events that have made a significant contribution to the broad patterns of local or regional history. Though the Project site happens to be a hollow core concrete manufacturer and is related to the greater theme of concrete manufacturing in Irwindale, the Project site is not the first precast concrete manufacturer in Irwindale. Multiple concrete aggregate mines and manufacturers were instrumental in influencing the incorporation of Irwindale in 1957; however, the subject property, established in 1967, does not have a direct association with that event, since it post-dates the period of significance. Due to a lack of significant associations with events important to history, the Project site at 13131 Los Angeles Street, Irwindale does not appear eligible under NRHP/CRHR Criteria A/1.

Criterion B/2: Associated with the Lives of Persons Significant in Our Past.

To be found eligible under B/2 the property has to be directly tied to an important person and the place where that individual conducted or produced the work for which he or she is known. Henry Nagy and Arthur Hintz were the founders of the original Spancrete manufacturer, West Allis Concrete Products; however, the subject property, Spancrete of California, and its predecessor Arizona Sand & Rock Company were franchisees who purchased the rights to manufacture Spancrete in California. There was no relationship between Nagy or Hintz and the subject property. As such, there are no known associations with any important figures in national, state, or local history. For these reasons, the Project site at 13131 Los Angeles Street, Irwindale does not appear eligible under NRHP/CRHR Criteria B/2.

Criterion C/3: Embody the Distinctive Characteristics of a Type, Period, or Method of Construction, or that Represent the Work of a Master, or that Possess High Artistic Values, or that Represent a Significant and Distinguishable Entity Whose Components May Lack Individual Distinction.

The subject property contains two buildings which can be categorized as Mid-Century Modern and several utilitarian structures which do not have a distinguishable architectural style. The Office building is a Mid-Century Modern style one-story commercial/industrial office. It has several features indicative of this architectural style; however, the Office has experienced the most visible and recorded alterations of any building on site. Alterations include the addition of a comparably sized rear addition with different cladding materials and the addition of several trailers and connecting hallways. The Weld Shop is a more restrained Mid-Century Modern style industrial building. It has fewer Mid-Century Modern character-defining features than the office, and was significantly altered in 1978, re-roofed with Spancrete hollow core concrete panels (LA County 0399B-78),. The other structures that comprise the Project site at 13131 Los Angeles Street, Irwindale are utilitarian, and lack character-defining features other than their direct relationship to the work that took place in the designated spaces. These include the Batch Plant, which

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was constructed of pre-fabricated materials manufactured offsite and assembled by Spancrete of California, the Concrete Casting Beds which were also assembled on site with pre-fabricated materials, as well as several prefabricated trailers and sheds. Key components of these structures are also missing, due to demolition by neglect including: missing windows, missing doors, destroyed electrical equipment, cladding and roof panels stripped off the Batch Plant and trailers, and the removal of the track hoists from the casting beds.

None of the buildings or structures are particularly distinctive or unaltered examples of the Mid-Century Modern style, nor representative of a distinctive method of construction. W. H. Griest and T.E. Anvick are not regarded as a master architect or engineer, nor does archival research indicate that they rise to the level of master in lieu of official recognition. The buildings at the Project site do not possess high artistic value, and archival research did not indicate that they might be part of a significant or distinguishable entity that may lack individual distinction. The Project site is not eligible as a contributor to any existing historic district. For all of these reasons, the Project site at 13131 Los Angeles Street, Irwindale does not appear eligible under NRHP/CRHR Criteria C/3.

Criterion D/4: Have Yielded, or May be Likely to Yield, Information Important in Prehistory or History.

There is no evidence to suggest that the Project site at 13131 Los Angeles Street, Irwindale has the potential to yield information important to national, state, or local history, nor is it associated with a known archaeological resource. Therefore, 13131 Los Angeles Street, Irwindale is recommended not eligible under NRHP/CRHR Criterion D/4.

City of Irwindale Official Register of Historic Resources Criteria

In consideration of the proposed Project site's history and integrity, the Project site at 13131 Los Angeles Street, Irwindale is recommended not eligible for listing as a City of Irwindale Historic Resource based on the following significance evaluation.

Criterion A: The Building or Structure Proposed for Designation is Particularly Representative of a Distinct Historical Period, Type, Style, Region or Way of Life.

The Project site at 13131 Los Angeles Street is an example of a Mid-Century Modern commercial/industrial office building, weld shop, and associated industrial structures; however, the site as a whole does not rise to the level of being particularly representative of the concrete manufacturers in the late 1960s historical period for Irwindale. It appears to be one of the only Mid-Century Modern-style office buildings for a concrete manufacturer, and visually one of the older examples, as many Irwindale-area concrete plants tend to have prefabricated buildings or trailers as the visible buildings from the public right of way. More study into concrete manufacturer buildings built in the 1960s is warranted; however, due to alterations and lack of integrity, the subject property is not eligible as a City of Irwindale Historic Resource under Criterion A.

Criterion B: The Building or Structure was Connected With Someone Renowned, Important, or a Local Personality.

Per NRHP and CRHR Criterion B, the subject property has no direct association with Henry Nagy or Arthur Hintz, the original founders of the original Spancrete manufacturer, West Allis Concrete Products. Further, archival research indicates that Project site at 13131 Los Angeles Street is not connected with an important local personality. Therefore, the subject property is not eligible as a City of Irwindale Historic Resource under Criterion

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B.

Criterion C: The Building or Structure is Connected with a Business or Use Which Was Once Common But is Now Rare.

Archival research and a survey of existing concrete manufacturers in Irwindale indicates that the Project site at 13131 Los Angeles Street is not connected with a business or use that is now rare. The concrete manufacturing industry is neither rare nor obsolete in the City of Irwindale. Therefore, the subject property is not eligible as a City of Irwindale Historic Resource under Criterion C.

Criterion D: The Building or Structure Represents the Work of a Master Builder, Engineer, Designer, and Artist or Architect whose Individual Genius Influenced His/ Her Age.

Per NRHP and CRHR Criterion C, neither W. H Griest Jr. nor T.E. Anvick rise to the level of master architect or master engineer. Therefore, the Project site at 13131 Los Angeles Street is not eligible as a City of Irwindale Historic Resource under Criterion D.

Criterion E: The Building or Structure is the Site of an Important Historic Event or is Associated with Events that Have Made a Meaningful Contribution to the Nation, State or City.

Per NRHP and CRHR Criterion A, though multiple concrete aggregate mines and manufacturers were instrumental in influencing the incorporation of Irwindale in 1957, the subject property, established in 1967, does not have a direct association with that event. Archival research indicates the 13131 Los Angeles Street, Irwindale site is not the site of an important historic event nor is the company Spancrete of California associated with events that made a meaningful contribution to the nation, state, or to City of Irwindale. Therefore, the subject property is not eligible as a City of Irwindale Historic Resource under Criterion E.

Criterion F: The Building Or Structure Exemplifies A Particular Architectural Style.

Per NRHP and CRHR Criterion C, the subject property exemplifies some character-defining features associated with the Mid-Century Modern style, in a restrained fashion suiting the Project site's function. Though not exemplary of the style compared within the region at large, there do not appear to be other Mid-Century Modern style buildings present among Irwindale's extant concrete or aggregate plants, with the exception of the office for Sprague's Ready Mix, which was visible from the public right-of-way. Instead, mostly modern, prefabricated structures and trailers are what is visible from the public right of way. More study into concrete manufacturer buildings built in the Mid-Century Modern style or particular architectural styles rather than just utility buildings is warranted; however, due to alterations and lack of design and material integrity, the subject property is recommended not eligible as a City of Irwindale Historic Resource under Criterion F.

Criterion G: The Building or Structure Exemplifies the Best Remaining Architectural Type of a Neighborhood.

Per NRHP and CRHR Criterion C, the subject property is an example of an industrial building type, including an Office and laboratory, Weld Shop, fabrication structures typical to precast concrete panel construction (Casting Beds, Aggregate Bins, Batch Plant), and support buildings (Sheds, Trailers, Vehicle Bay), however, it is not a unique building type for this neighborhood of Irwindale. There are several other cement production mines, industrial manufacturing buildings and associated plants, utility warehouses, and office parks in the immediate vicinity including the Southern California Edison (SCE) material

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supply warehouse (1973), or the United Plastic Mold (UPN) manufacturing and office building (1978). The properties adjacent and along Littlejohn Street are all subdivided, mid-1980s Corporate Modern office park components or warehouses. Within this neighborhood context, an industrial hollow-core concrete manufacturing property is not unique and due to its alterations should not be considered the best remaining example of this building type in the neighborhood. For these reasons as well as alterations and lack of design and material integrity, the subject property is recommended not eligible as a City of Irwindale Historic Resource under Criterion G.

Criterion H: The Construction Materials or Engineering Methods Used in the Building or Structure Embody Elements of Outstanding Attention to Architectural or Engineering Design, Detail, Material or Craftsmanship.

Archival research, permit research, and in-person survey did not indicate that unique construction materials or engineering methods embody elements of outstanding attention to architectural design, detail, material, or craftsmanship were used for the construction of the 13131 Los Angeles Street, Irwindale site. Tilt-up concrete panel construction had already been used throughout the Los Angeles region since at least the 1920s. No buildings on site use unique materials of have outstanding attention to detail in craftsmanship. Therefore, the subject property is not eligible as a City of Irwindale Historic Resource under Criterion H.

Integrity Discussion

Location: The Project site at 13131 Los Angeles Street, Irwindale is sited on the original location of construction and in its original orientation. Therefore, the Project site retains integrity of location.

Design: The Office, Weld Shop, and Concrete Casting Beds at the Project site were subjected to several alterations over time that compromise its integrity of design, including a major additions to the Office, minor addition to the Weld Shop, and bisection of the east Concrete Casting Bed as recently as 2013. However, the Office and Weld Shop have no visible alterations to their primary elevations, south for the Office and north for the Weld Shop. The function of the buildings have not changed and presumably remained in their original functions until the site was abandoned. The character-defining features for the Office and Weld Shop are retained and unaffected by alterations. The Office's windows and spandrel panel configuration is reused on the rear addition creating a cohesive transition between the original building and addition. Therefore, the Project site retains integrity of design.

Setting: The setting of the Project site at 13131 Los Angeles Street, Irwindale has changed significantly over time, as nearly all of the adjacent properties north of Los Angeles Street have been removed for the circa 1980s development of several Corporate Modern-style and Post Modern-style office parks and warehouses. The only aspect of setting that is retained is the Durbin Pit, south of the Project site, which appears relatively unchanged since the Project site was completed. This is supported by aerial photograph of the Project site. Therefore, the Project site does not retain integrity of setting.

Materials: The Project site at 13131 Los Angeles Street, Irwindale appears relatively altered by the addition of modern materials in the rear additions to the Office building and Weld Shop. These additions exhibit a different cladding material, both otherwise match fenestration types throughout their respective buildings. Therefore, the Project site does not retain integrity of materials.

Workmanship: The Project site buildings at 13131 Los Angeles Street, Irwindale was

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compromised by the exterior alterations to the buildings; however, The original workmanship evident in the windows for all buildings, the original entry for the Office, in the brushed metal work signs, and the tilt-up concrete panels walls of the Weld Shop. Therefore, the Project site retains its integrity of workmanship.

Feeling: The Project site at 13131 Los Angeles Street, Irwindale should convey the feeling of a late-1960s, early-1970s series of Mid-Century Modern industrial buildings, and subsequent alterations do not negatively affected the buildings' ability to convey this feeling when viewed from the primary elevation. Therefore, the Project site retains integrity of feeling.

Association: No important historical associations with events or people were identified for the Project site at 13131 Los Angeles Street, Irwindale.

In summary, the Project site at 13131 Los Angeles Street, Irwindale appears not eligible under all NRHP, CRHR, and City of Irwindale designation criteria. Further, the Project site only retains integrity of location, design, workmanship, and feeling and does not maintain the requisite integrity to support listing in the NRHP, CRHR, or as a City of Los Angeles HCM.

B12. References (continued):

City of Irwindale. 1967. Site inspection reports. On File at the City of Irwindale Building & Safety Department.

City of Irwindale. 2019. Permits for 13131 Los Angeles Street