

APPENDIX P

ORIGINAL PROJECT NATIVE AMERICAN CONSULTATION RECORD

This page intentionally left blank

Sacred Lands File & Native American Contacts List Request

Native American Heritage Commission

1550 Harbor Blvd, Suite 100

West Sacramento, CA 95691

916-373-3710

916-373-5471 – Fax

nahc@nahc.ca.gov

Information Below is Required for a Sacred Lands File Search

Project: Dana Point Harbor Hotels Project

County: Orange County

USGS Quadrangle Name: Dana Point, California

Township: 8 South **Range:** 8 West **Section(s):** 22

Company/Firm/Agency: LSA

Street Address: 285 South Street, Suite P

City: San Luis Obispo **Zip:** 93401

Phone: 805-782-0745

Fax: _____

Email: kerrie.collison@lsa.net

Project Description:

The proposed project involves the demolition of the existing Dana Point Marina Inn, two boater service buildings, and parking areas, and the development of two hotels and associated ancillary uses and two replacement boater service buildings.

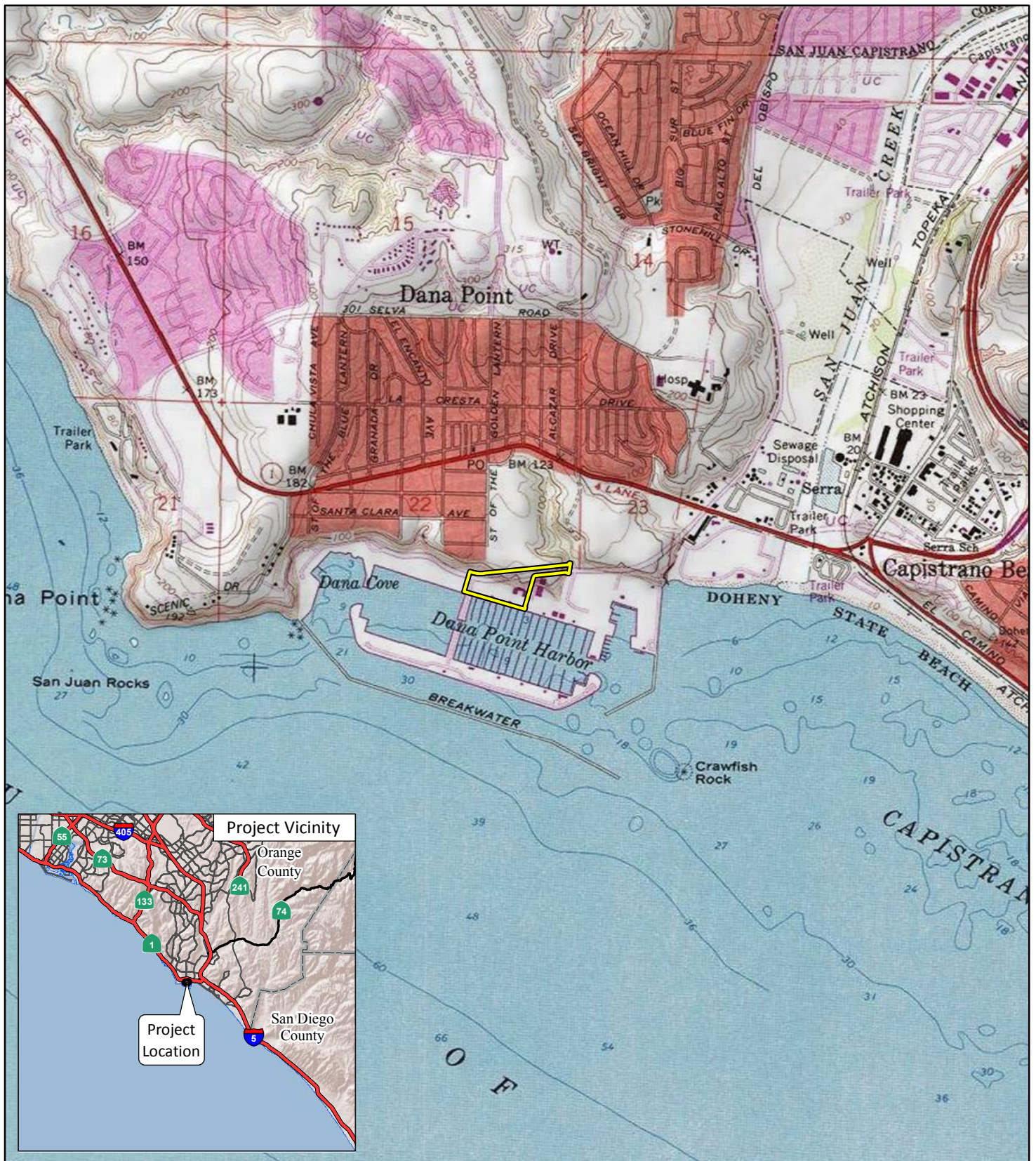


FIGURE 1

LEGEND

Project Location



0 1000 2000
FEET

SOURCE: USGA 7.5' Quad - Dana Point (1975), CA; RD Olsen Development (8/24/2020)

I:\DPC2001\GIS\MXD\ProjectLocation_USGS.mxd (8/28/2020)

Dana Point Harbor Hotels
Project Location

NATIVE AMERICAN HERITAGE COMMISSION

September 9, 2020

Kerrie Collison
LSAVia Email to: kerrie.collison@lsa.net**Re: Dana Point Harbor Hotels Project, Orange County**

Dear Ms. Collison:

A record search of the Native American Heritage Commission (NAHC) Sacred Lands File (SLF) was completed for the information you have submitted for the above referenced project. The results were positive. Please contact the Juaneno Band of Mission Indians Acjachemen Nation - Belardes on the attached list for more information. Other sources of cultural resources should also be contacted for information regarding known and recorded sites.

Attached is a list of Native American tribes who may also have knowledge of cultural resources in the project area. This list should provide a starting place in locating areas of potential adverse impact within the proposed project area. I suggest you contact all of those indicated; if they cannot supply information, they might recommend others with specific knowledge. By contacting all those listed, your organization will be better able to respond to claims of failure to consult with the appropriate tribe. If a response has not been received within two weeks of notification, the Commission requests that you follow-up with a telephone call or email to ensure that the project information has been received.

If you receive notification of change of addresses and phone numbers from tribes, please notify me. With your assistance, we can assure that our lists contain current information.

If you have any questions or need additional information, please contact me at my email address: Andrew.Green@nahc.ca.gov.

Sincerely,

Andrew Green
Cultural Resources Analyst

Attachment

CHAIRPERSON
Laura Miranda
LuiseñoVICE CHAIRPERSON
Reginald Pagaling
ChumashSECRETARY
Merri Lopez-Keifer
LuiseñoPARLIAMENTARIAN
Russell Attebery
KarukCOMMISSIONER
Marshall McKay
WintunCOMMISSIONER
William Mungary
Paiute/White Mountain
ApacheCOMMISSIONER
Julie Tumamait-Stenslie
ChumashCOMMISSIONER
[Vacant]COMMISSIONER
[Vacant]EXECUTIVE SECRETARY
Christina Snider
Pomo**NAHC HEADQUARTERS**
1550 Harbor Boulevard
Suite 100
West Sacramento,
California 95691
(916) 373-3710
nahc@nahc.ca.gov
NAHC.ca.gov

**Native American Heritage Commission
Native American Contact List
Orange County
9/9/2020**

**Juaneno Band of Mission
Indians**

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

**La Jolla Band of Luiseno
Indians**

Fred Nelson, Chairperson
22000 Highway 76
Pauma Valley, CA, 92061
Phone: (760) 742 - 3771
Luiseno

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

Joyce Perry, Tribal Manager
4955 Paseo Segovia
Irvine, CA, 92603
Phone: (949) 293 - 8522
kaamalam@gmail.com
Juaneno

Pala Band of Mission Indians

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

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

Matias Belardes, Chairperson
32161 Avenida Los Amigos
San Juan Capistrano, CA, 92675
Phone: (949) 293 - 8522
kaamalam@gmail.com
Juaneno

Pauma Band of Luiseno Indians

Temet Aguilar, Chairperson
P.O. Box 369
Pauma Valley, CA, 92061
Phone: (760) 742 - 1289
Fax: (760) 742-3422
bennaecalac@aol.com
Luiseno

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

Heidi Lucero, Cultural Resources
Director
31411-A La Matanza Street
San Juan Capistrano, CA, 92675
Phone: (949) 488 - 3484
sos@juaneno.com
Juaneno

**San Luis Rey Band of Mission
Indians**

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

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

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

**San Luis Rey Band of Mission
Indians**

1889 Sunset Drive
Vista, CA, 92081
Phone: (760) 724 - 8505
Fax: (760) 724-2172
cjmojado@slrmissionindians.org
Luiseno

**Santa Rosa Band of Cahuilla
Indians**

Lovina Redner, Tribal Chair
P.O. Box 391820
Anza, CA, 92539
Phone: (951) 659 - 2700
Fax: (951) 659-2228
Isaul@santarosacahuilla-nsn.gov
Cahuilla

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

This list is only applicable for contacting local Native Americans with regard to cultural resources assessment for the proposed Dana Point Harbor Hotels Project, Orange County.

Native American Heritage Commission
Native American Contact List
Orange County
9/9/2020

***Soboba Band of Luiseno
Indians***

Scott Cozart, Chairperson
P. O. Box 487
San Jacinto, CA, 92583
Phone: (951) 654 - 2765
Fax: (951) 654-4198
jontiveros@soboba-nsn.gov

Cahuilla
Luiseno

***Soboba Band of Luiseno
Indians***

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

Cahuilla
Luiseno

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

This list is only applicable for contacting local Native Americans with regard to cultural resources assessment for the proposed Dana Point Harbor Hotels Project, Orange County.

Dana Point Harbor Hotels Update EIR Tribal Consultation Tracking Sheet

Contact list provided by LSA: ..\..\Final Project Files\CDP - Coastal Dev Permit\2017 - 2020 era CDPs\CDP19-0017; 24800 Dana Point Harbor Dr (PA-3 Hotels)\Environmental\AB 52 Engagement\Dana Point Harbor Hotels Project 9.9.2020.pdf

Tribal Contacts	Date Email Sent to Contact	Date of Response	Comments/Concerns
Juaneño Band of Mission Indians Acjachemen Nation - Belardes Matias Belardes, Chairperson 32161 Avenida Los Amigos San Juan Capistrano, CA 92675 kaamalam@gmail.com Phone: (949) 293-8522	10/7/2020		<ul style="list-style-type: none"> - Mailed certified letter mailed on 09/23/20 with certified mail receipts - Email sent 10/7/2020
Juaneño Band of Mission Indians Acjachemen Nation - Romero Teresa Romero, Chairperson 31411-A La Matanza Street San Juan Capistrano, CA 92675 tr Romero@juaneno.com Phone: (949) 488-3484 Fax: (949) 488-3294	10/7/2020		<ul style="list-style-type: none"> - Mailed certified letter mailed on 09/23/20 with certified mail receipts - Email sent 10/7/2020
Juaneño Band of Mission Indians Sonia Johnston, Chairperson P.O. Box 25628 Santa Ana, CA 92799 Sonia.johnston@sbcglobal.net	10/7/2020		<ul style="list-style-type: none"> - Mailed certified letter mailed on 09/23/20 with certified mail receipts - Email sent 10/7/2020

Dana Point Harbor Hotels Update EIR Tribal Consultation Tracking Sheet

March 15, 2021

<p>Juaneño Band of Mission Indians Acjachemen Nation - Belardes Joyce Perry, Tribal Manager 4955 Paseo Segovia Irvine, CA 92603 kaamalam@gmail.com Phone: (949) 293-8522</p>	<p>10/7/2020</p>	<p>10/8/2020</p>	<ul style="list-style-type: none"> - Mailed certified letter mailed on 09/23/2020 with certified mail receipts - Email sent 10/7/2020 - Email response received 10/8/2020. Asking for more information. - Mr. Nelson, City of Dana Point, responded 10/13/2020 via email with more information including attached Cultural Resources Memorandum for the project. - Ms. Perry emailed asking questions about sediment layer and excavation referenced in Memorandum on 11/10/20 - Mr. Nelson responded to Ms. Perry via email on 11/24/20 with explanation of excavation depths. - Ms. Perry responded to Mr. Nelson via email 12/2/20 requesting Native American and Archaeology monitoring during all ground disturbance, with option to reduce monitoring hours if found to have low likelihood of encountering subsurface cultural resources - Mr. Nelson responded to Ms. Perry via email on 12/11/20 providing a proposed standard condition regarding the discovery of human remains. - Ms. Perry responded to Mr. Nelson via email 12/15/2020 accepting the condition of approval and inquired if Native Monitoring during ground disturbance could be a separate condition. - Mr. Nelson responded to Ms. Perry via email on 02/02/21 with an additional standard condition requiring an archaeologist be retained prior to grading and archaeological monitoring for the project. - Ms. Perry responded via email on 02/05/21 requesting that monitoring include "both a qualified archaeologist and Native Monitor." - Mr. Nelson emailed revised Standard Condition 4.3-2 (Cultural Resource Monitoring) on 03/15/21, including both archaeological and Native American monitoring, with the option to reduce monitoring if low likelihood of subsurface cultural resources. - Ms. Perry responded via email on 03/15/21 stating they agree with the revised language of Standard Condition 4.3-2, and asked that the Juaneno Band of Mission Indians, Acjachemen Nation- Belardes be included in any monitoring activities.
--	------------------	------------------	--

Dana Point Harbor Hotels Update EIR Tribal Consultation Tracking Sheet

March 15, 2021

<p>Juaneño Band of Mission Indians Acjachemen Nation - Romero Heidi Lucero, Cultural Resources Director 31411 - A La Matanza Street San Juan Capistrano, CA 92675 sos@juaneno.com Phone: (949) 488-3484</p>	10/7/2020	10/8/2020	<ul style="list-style-type: none"> - Mailed certified letter mailed on 09/23/20 with certified mail receipts - Email sent 10/7/2020 - Email response received 10/8/2020. Wants to set up time to talk. - Mr. Nelson responded 10/14/2020 via email to Ms. Lucero, providing meeting times and included the Cultural Resources Memorandum for the project. - Mr. Nelson followed-up via email with Ms. Lucero on 11/24/20 to see if she had any questions based on the 10/14/20 email.
<p>La Jolla Band of Luiseno Indians Fred Nelson, Chairperson 22000 Highway 76 Pauma Valley, CA, 92061 Phone: (760) 742-3771</p>	10/7/2020		<ul style="list-style-type: none"> - Mailed certified letter mailed on 09/23/2020 with certified mail receipts - Mr. Nelson called office and reached Nicole who provided Fred Nelson's cell (760) 271-7383. Mr. Nelson called Fred Nelson's cell and left voicemail on 10/7/2020
<p>Pala Band of Mission Indians Shasta Gaughen, Tribal Historic Preservation Officer PMB 50, 35008 Pala Temecula Rd. Pala, CA, 92059 Phone: (760) 891-3515 Fax: (760) 742-3189 sgaughen@palatribe.com</p>	10/7/2020		<ul style="list-style-type: none"> - Mailed certified letter mailed on 09/23/2020 with certified mail receipts - Email sent 10/7/2020
<p>Pauma Band of Luiseno Indians Temet Aguilar, Chairperson P.O. Box 369 Pauma Valley, CA, 92061 Phone: (760) 742-1289 Fax: (760) 742-3422 bennaecalac@aol.com</p>	10/7/2020		<ul style="list-style-type: none"> - Mailed certified letter mailed on 09/23/20 with certified mail receipts - Email sent 10/7/2020
<p>San Luis Rey Band of Mission Indians San Luis Rey, Tribal Council 1889 Sunset Drive Vista, CA, 92081 Phone: (760) 724 - 8505</p>	10/7/2020	10/7/2020	<ul style="list-style-type: none"> - Mailed certified letter mailed on 09/23/20 with certified mail receipts - Email sent 10/7/2020 - Email response from Ms. Mojado on 10/7/2020. Stated will defer to Ms. Perry for decision making.

Dana Point Harbor Hotels Update EIR Tribal Consultation Tracking Sheet

March 15, 2021

Fax: (760) 724-2172 cjmojado@slrmissionindians.org			
Santa Rosa Band of Cahuilla Indians Lovina Redner, Tribal Chair P.O. Box 391820 Anza, CA, 92539 Phone: (951) 659 - 2700 Fax: (951) 659-2228 lsaul@santarosacahuilla-nsn.gov	10/7/2020		- Mailed certified letter mailed on 09/23/2020 with certified mail receipts Email sent 10/7/2020
Soboba Band of Luiseno Indians Scott Cozart, Chairperson P. O. Box 487 San Jacinto, CA, 92583 Phone: (951) 654 - 2765 Fax: (951) 654-4198 jontiveros@soboba-nsn.gov	10/7/2020		- Mailed certified letter mailed on 09/23/2020 with certified mail receipts - Email sent 10/7/2020
Soboba Band of Luiseño Indians Joseph Ontiveros, Cultural Resource Department P.O. Box 487 San Jacinto, CA 92581 Phone: (951) 663-5279 Fax: (951) 654-4198 jontiveros@soboba-nsn.gov	10/7/2020		- Mailed certified letter mailed on 09/23/2020 with certified mail receipts - Email sent 10/7/2020



September 23, 2020

Juaneno Band of Mission Indians
Attn: Joyce Perry
4955 Paseo Segovia
Irvine, CA 92612

SUBJECT: ASSEMBLY BILL 52 NOTIFICATION – DANA POINT HARBOR HOTELS EIR

Dear Ms. Perry:

The City of Dana Point, as a Lead Agency, is responsible for preparing an Environmental Impact Report for the Dana Point Harbor Hotels Project (proposed project). Please consider this letter as formal notification of the proposed project as required under the California Environmental Quality Act, specifically Public Resources Code (PRC) Section 21080.3.1 and Chapter 532 Statutes of 2014 (i.e., Assembly Bill 52).

The project site is located at 24800 Dana Point Harbor Drive and is currently developed with the Dana Point Marina Inn on the central portion of the project site and two boater services buildings with surface parking reserved for boaters on the southern portion of the project site. The project site is located in the City of Dana Point adjacent to the Dana Point Harbor (attached Figure 1 and Figure 2). The proposed project involves the demolition of the existing Dana Point Marina Inn, two boater service buildings, and parking areas on the project site and includes the development of two hotels, one of which would include space for boater services, associated ancillary uses, and parking. Also included in the proposed project are associated infrastructure improvements necessary to facilitate pedestrian and vehicular access to and from the project site, landscaping improvements, and utility upgrades necessary to implement the proposed project. Dana House Hotel would be designed as a boutique hotel including 130 market-rate rooms and associated amenities. The Dana Point Surf Lodge would be an affordable hotel that includes 139 rooms, three of which would be developed as dorm-style rooms, and associated amenities.

A search of the Sacred Lands Files conducted by the Native American Heritage Commission was positive for the presence of tribal cultural resources within the project site. Pursuant to PRC Section 21080.3.1(d), you have 30 days from receipt of this letter to respond in writing if you would like to consult on this proposed project. If you do not wish to consult for the proposed project, a written response indicating you are declining to consult would be appreciated. Please provide a designated lead contact person if you have not provided that information to us already.

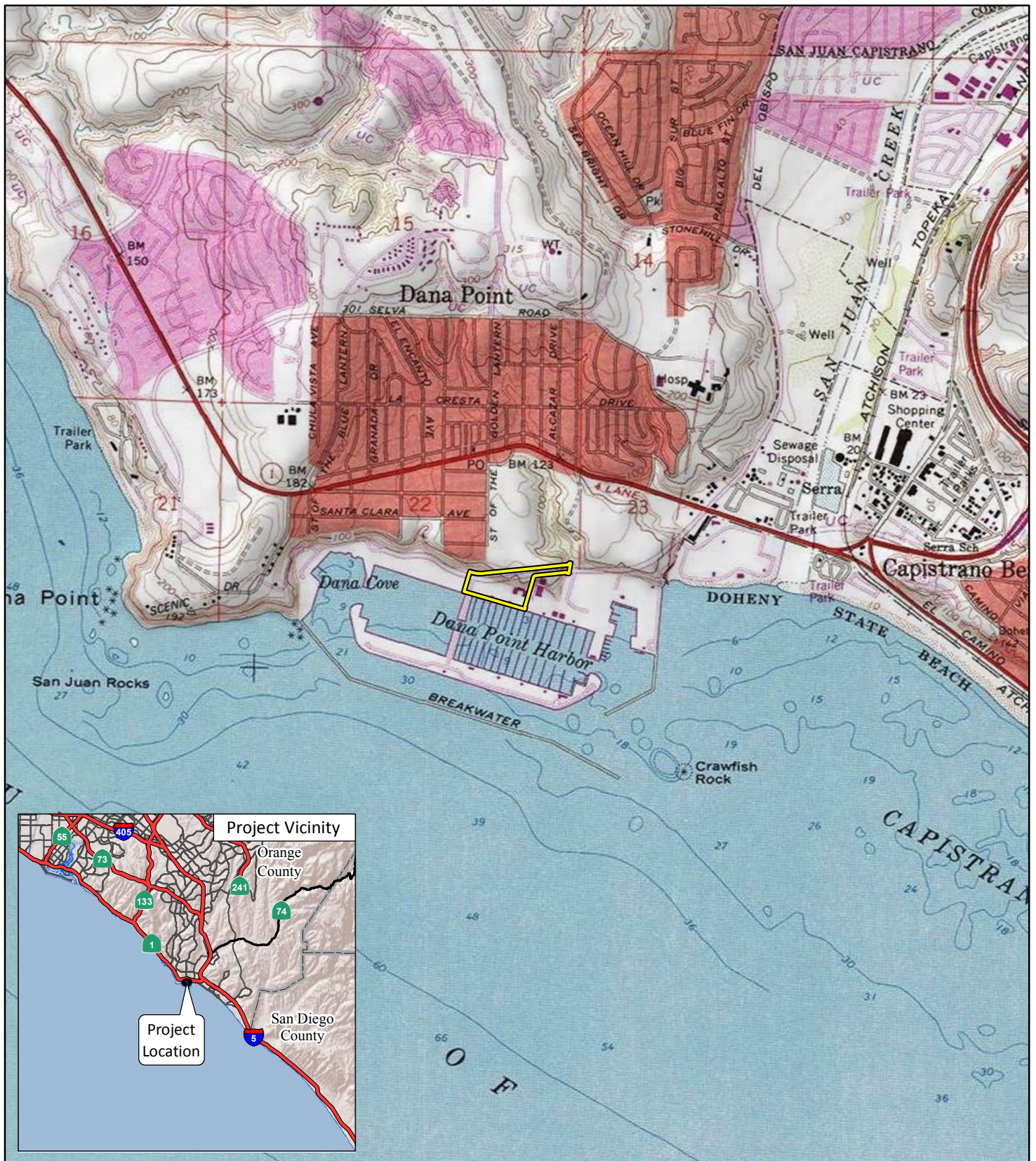
If you have any general questions or concerns about the project, please contact me via email at knelson@danapoint.org, or by phone at (949) 289-3572.

Sincerely,

A handwritten signature in blue ink, appearing to read "Kurth B. Nelson, III". The signature is stylized with a large, prominent "K" and "B".

Kurth B. Nelson, III
Principal Planner

Attachment: Figure 1 – Project Location
 Figure 2 – Project Site



LEGEND

Project Location

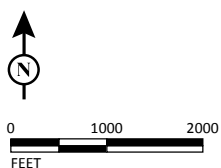


FIGURE 1

Dana Point Harbor Hotels
Project Location



FIGURE 2

LEGEND

Project Location



0 100 200
FEET

SOURCE: Eagle Aerial (6/2019); RD Olsen Development (8/24/2020)

I:\DPC2001\GIS\MXD\ProjectSite.mxd (9/2/2020)

Dana Point Harbor Hotels
Project Site



September 23, 2020

Soboba Band of Luiseño Indians
Attn: Joseph Ontiveros
23904 Soboba Road
San Jacinto, CA 92583

SUBJECT: ASSEMBLY BILL 52 NOTIFICATION – DANA POINT HARBOR HOTELS EIR

Dear Mr. Ontiveros:

The City of Dana Point, as a Lead Agency, is responsible for preparing an Environmental Impact Report for the Dana Point Harbor Hotels Project (proposed project). Please consider this letter as formal notification of the proposed project as required under the California Environmental Quality Act, specifically Public Resources Code (PRC) Section 21080.3.1 and Chapter 532 Statutes of 2014 (i.e., Assembly Bill 52).

The project site is located at 24800 Dana Point Harbor Drive and is currently developed with the Dana Point Marina Inn on the central portion of the project site and two boater services buildings with surface parking reserved for boaters on the southern portion of the project site. The project site is located in the City of Dana Point adjacent to the Dana Point Harbor (attached Figure 1 and Figure 2). The proposed project involves the demolition of the existing Dana Point Marina Inn, two boater service buildings, and parking areas on the project site and includes the development of two hotels, one of which would include space for boater services, associated ancillary uses, and parking. Also included in the proposed project are associated infrastructure improvements necessary to facilitate pedestrian and vehicular access to and from the project site, landscaping improvements, and utility upgrades necessary to implement the proposed project. Dana House Hotel would be designed as a boutique hotel including 130 market-rate rooms and associated amenities. The Dana Point Surf Lodge would be an affordable hotel that includes 139 rooms, three of which would be developed as dorm-style rooms, and associated amenities.

A search of the Sacred Lands Files conducted by the Native American Heritage Commission was positive for the presence of tribal cultural resources within the project site. Pursuant to PRC Section 21080.3.1(d), you have 30 days from receipt of this letter to respond in writing if you would like to consult on this proposed project. If you do not wish to consult for the proposed project, a written response indicating you are declining to consult would be appreciated. Please provide a designated lead contact person if you have not provided that information to us already.

If you have any general questions or concerns about the project, please contact me via email at knelson@danapoint.org, or by phone at (949) 289-3572.

Sincerely,

A handwritten signature in blue ink, appearing to read "Kurth B. Nelson, III". The signature is stylized with a large, prominent "K" and "N".

Kurth B. Nelson, III
Principal Planner

Attachment: Figure 1 – Project Location
 Figure 2 – Project Site

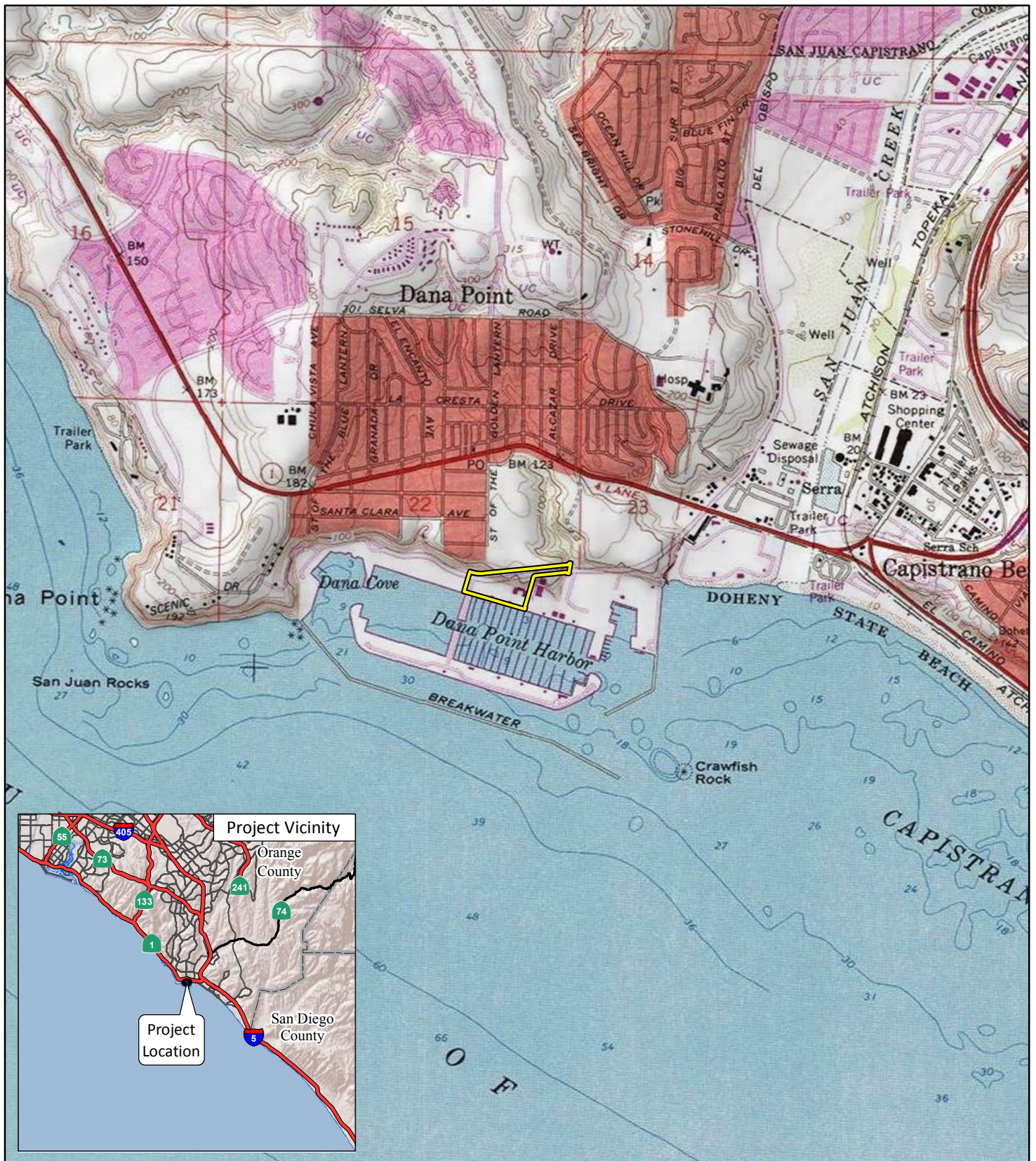


FIGURE 1

LEGEND

Project Location



0 1000 2000
FEET

SOURCE: USGA 7.5' Quad - Dana Point (1975), CA; RD Olsen Development (8/24/2020)

I:\DPC2001\GIS\MXD\ProjectLocation_USGS.mxd (8/28/2020)

Dana Point Harbor Hotels
Project Location



LEGEND

Project Location



0 100 200
FEET

SOURCE: Eagle Aerial (6/2019); RD Olsen Development (8/24/2020)

I:\DPC2001\GIS\MXD\ProjectSite.mxd (9/2/2020)

FIGURE 2

Dana Point Harbor Hotels
Project Site



September 23, 2020

United Coalition to Protect Panhe
Attn: Rebecca Robles
119 Avenida San Fernando
San Clemente, CA 92672

SUBJECT: ASSEMBLY BILL 52 NOTIFICATION – DANA POINT HARBOR HOTELS EIR

Dear Ms. Robles:

The City of Dana Point, as a Lead Agency, is responsible for preparing an Environmental Impact Report for the Dana Point Harbor Hotels Project (proposed project). Please consider this letter as formal notification of the proposed project as required under the California Environmental Quality Act, specifically Public Resources Code (PRC) Section 21080.3.1 and Chapter 532 Statutes of 2014 (i.e., Assembly Bill 52).

The project site is located at 24800 Dana Point Harbor Drive and is currently developed with the Dana Point Marina Inn on the central portion of the project site and two boater services buildings with surface parking reserved for boaters on the southern portion of the project site. The project site is located in the City of Dana Point adjacent to the Dana Point Harbor (attached Figure 1 and Figure 2). The proposed project involves the demolition of the existing Dana Point Marina Inn, two boater service buildings, and parking areas on the project site and includes the development of two hotels, one of which would include space for boater services, associated ancillary uses, and parking. Also included in the proposed project are associated infrastructure improvements necessary to facilitate pedestrian and vehicular access to and from the project site, landscaping improvements, and utility upgrades necessary to implement the proposed project. Dana House Hotel would be designed as a boutique hotel including 130 market-rate rooms and associated amenities. The Dana Point Surf Lodge would be an affordable hotel that includes 139 rooms, three of which would be developed as dorm-style rooms, and associated amenities.

A search of the Sacred Lands Files conducted by the Native American Heritage Commission was positive for the presence of tribal cultural resources within the project site. Pursuant to PRC Section 21080.3.1(d), you have 30 days from receipt of this letter to respond in writing if you would like to consult on this proposed project. If you do not wish to consult for the proposed project, a written response indicating you are declining to consult would be appreciated. Please provide a designated lead contact person if you have not provided that information to us already.

Assembly Bill 52 Notification
Dana Point Harbor Hotels EIR
Page 2

If you have any general questions or concerns about the project, please contact me via email at knelson@danapoint.org, or by phone at (949) 289-3572.

Sincerely,

A handwritten signature in blue ink, appearing to read "Kurth B. Nelson, III". The signature is stylized with a large, looped "K" and a long, sweeping underline.

Kurth B. Nelson, III
Principal Planner

Attachment: Figure 1 – Project Location
 Figure 2 – Project Site

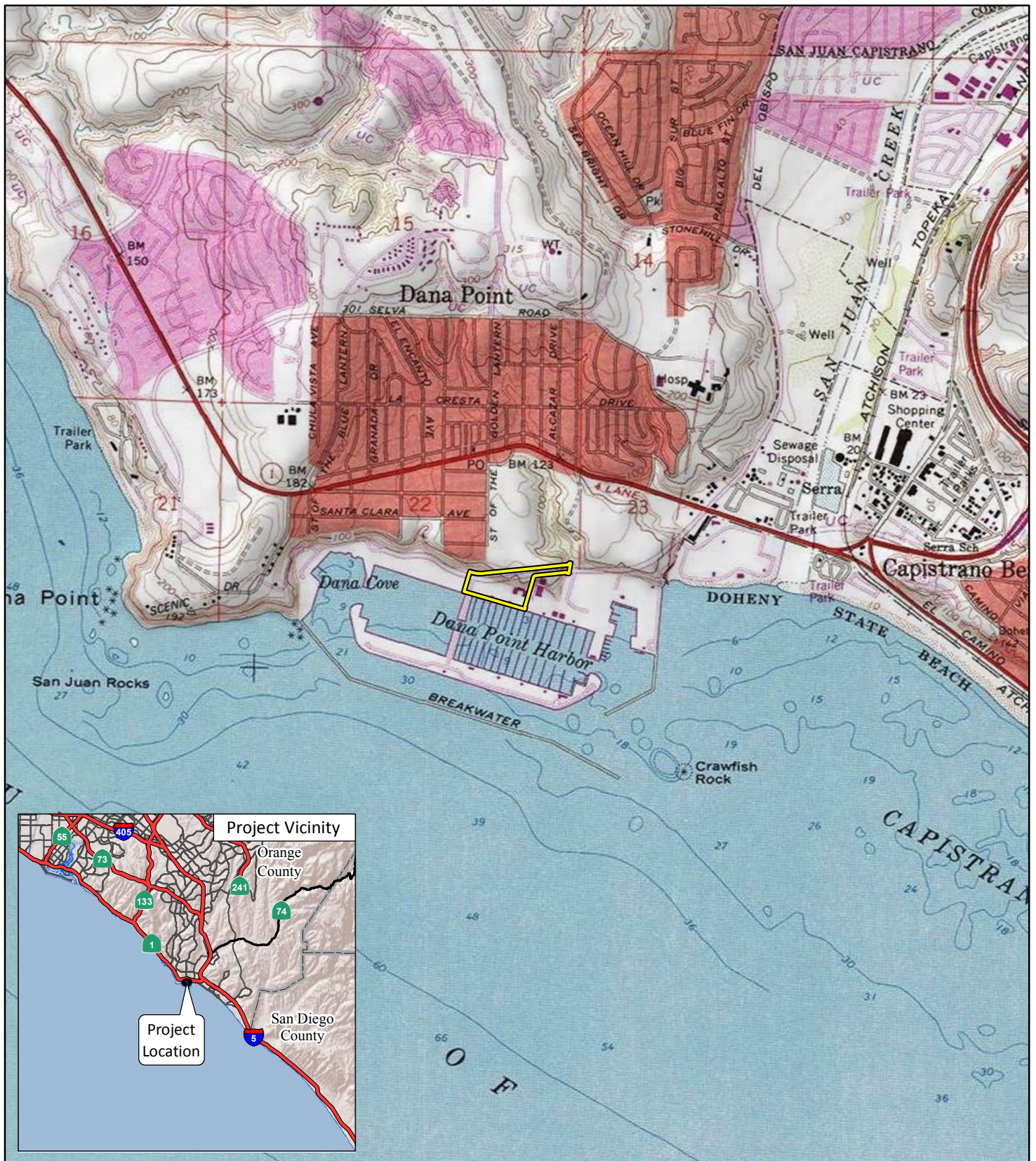


FIGURE 1

LEGEND

Project Location



0 1000 2000
FEET

SOURCE: USGA 7.5' Quad - Dana Point (1975), CA; RD Olsen Development (8/24/2020)

I:\DPC2001\GIS\MXD\ProjectLocation_USGS.mxd (8/28/2020)

Dana Point Harbor Hotels
Project Location



LEGEND

Project Location



0 100 200
FEET

SOURCE: Eagle Aerial (6/2019); RD Olsen Development (8/24/2020)

I:\DPC2001\GIS\MXD\ProjectSite.mxd (9/2/2020)

FIGURE 2

Dana Point Harbor Hotels
Project Site



September 23, 2020

La Jolla Band of Luiseno Indians
Attn: Fred Nelson, Chairperson
22000 Highway 76
Pauma Valley, CA 92061

SUBJECT: ASSEMBLY BILL 52 NOTIFICATION – DANA POINT HARBOR HOTELS EIR

Dear Mr. Nelson:

The City of Dana Point, as a Lead Agency, is responsible for preparing an Environmental Impact Report for the Dana Point Harbor Hotels Project (proposed project). Please consider this letter as formal notification of the proposed project as required under the California Environmental Quality Act, specifically Public Resources Code (PRC) Section 21080.3.1 and Chapter 532 Statutes of 2014 (i.e., Assembly Bill 52).

The project site is located at 24800 Dana Point Harbor Drive and is currently developed with the Dana Point Marina Inn on the central portion of the project site and two boater services buildings with surface parking reserved for boaters on the southern portion of the project site. The project site is located in the City of Dana Point adjacent to the Dana Point Harbor (attached Figure 1 and Figure 2). The proposed project involves the demolition of the existing Dana Point Marina Inn, two boater service buildings, and parking areas on the project site and includes the development of two hotels, one of which would include space for boater services, associated ancillary uses, and parking. Also included in the proposed project are associated infrastructure improvements necessary to facilitate pedestrian and vehicular access to and from the project site, landscaping improvements, and utility upgrades necessary to implement the proposed project. Dana House Hotel would be designed as a boutique hotel including 130 market-rate rooms and associated amenities. The Dana Point Surf Lodge would be an affordable hotel that includes 139 rooms, three of which would be developed as dorm-style rooms, and associated amenities.

A search of the Sacred Lands Files conducted by the Native American Heritage Commission was positive for the presence of tribal cultural resources within the project site. Pursuant to PRC Section 21080.3.1(d), you have 30 days from receipt of this letter to respond in writing if you would like to consult on this proposed project. If you do not wish to consult for the proposed project, a written response indicating you are declining to consult would be appreciated. Please provide a designated lead contact person if you have not provided that information to us already.

If you have any general questions or concerns about the project, please contact me via email at knelson@danapoint.org, or by phone at (949) 289-3572.

Sincerely,

A handwritten signature in blue ink, appearing to read "Kurth B. Nelson, III". The signature is stylized with a large initial "K" and a long, sweeping underline.

Kurth B. Nelson, III
Principal Planner

Attachment: Figure 1 – Project Location
 Figure 2 – Project Site

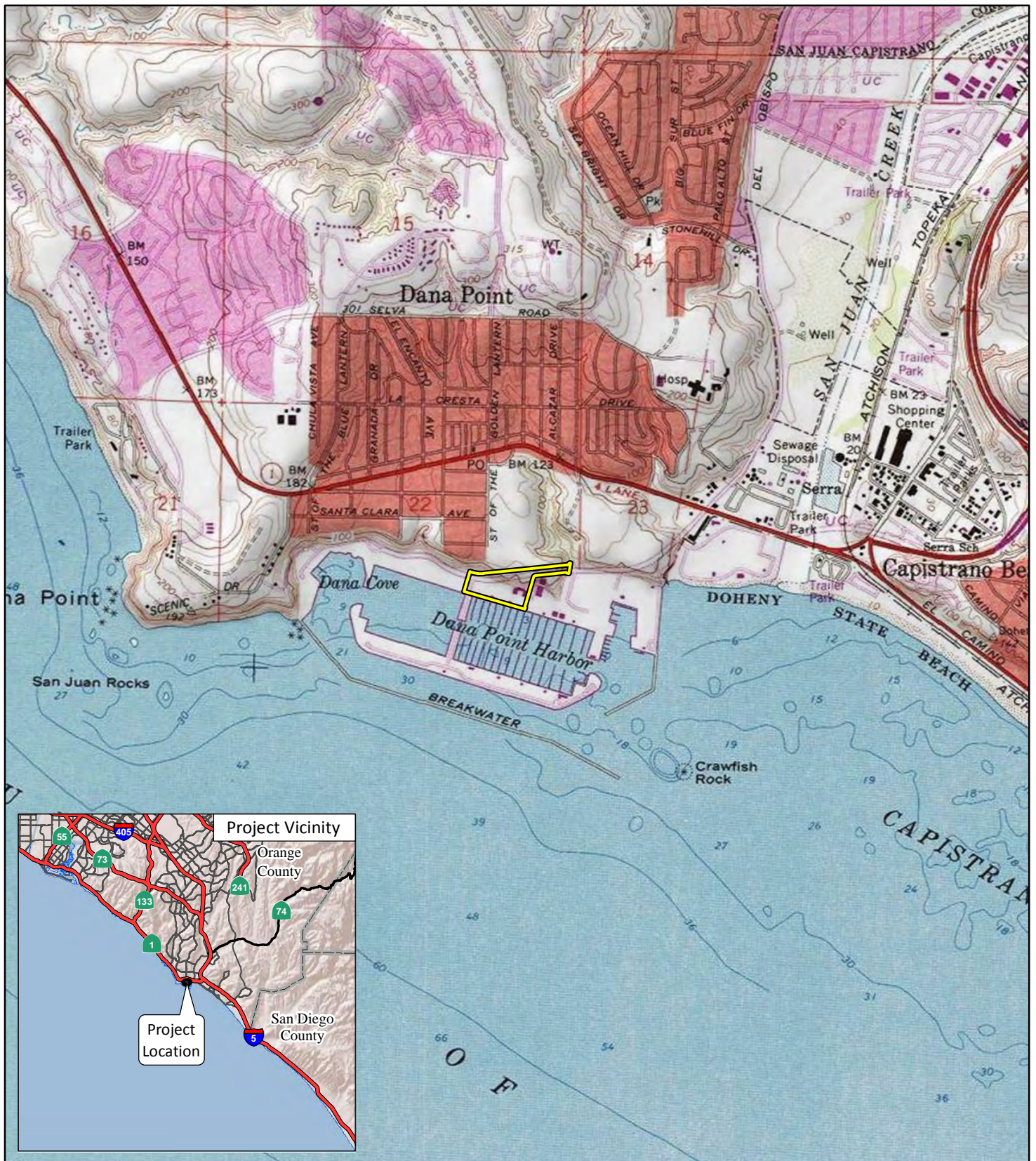


FIGURE 1

LEGEND

Project Location



0 1000 2000
FEET

SOURCE: USGA 7.5' Quad - Dana Point (1975), CA; RD Olsen Development (8/24/2020)

I:\DPC2001\GIS\MXD\ProjectLocation_USGS.mxd (8/28/2020)

Dana Point Harbor Hotels
Project Location



FIGURE 2

LEGEND

 Project Location



0 100 200
FEET

SOURCE: Eagle Aerial (6/2019); RD Olsen Development (8/24/2020)

I:\DPC2001\GIS\MXD\ProjectSite.mxd (9/2/2020)

Dana Point Harbor Hotels
Project Site



September 23, 2020

Juaneno Band of Mission Indians Acjachemen Nation - Romero
Attn: Heidi Lucero, Cultural Resources Director
31411-A La Matanza Street
San Juan Capistrano, CA 92675

SUBJECT: ASSEMBLY BILL 52 NOTIFICATION – DANA POINT HARBOR HOTELS EIR

Dear Ms. Lucero:

The City of Dana Point, as a Lead Agency, is responsible for preparing an Environmental Impact Report for the Dana Point Harbor Hotels Project (proposed project). Please consider this letter as formal notification of the proposed project as required under the California Environmental Quality Act, specifically Public Resources Code (PRC) Section 21080.3.1 and Chapter 532 Statutes of 2014 (i.e., Assembly Bill 52).

The project site is located at 24800 Dana Point Harbor Drive and is currently developed with the Dana Point Marina Inn on the central portion of the project site and two boater services buildings with surface parking reserved for boaters on the southern portion of the project site. The project site is located in the City of Dana Point adjacent to the Dana Point Harbor (attached Figure 1 and Figure 2). The proposed project involves the demolition of the existing Dana Point Marina Inn, two boater service buildings, and parking areas on the project site and includes the development of two hotels, one of which would include space for boater services, associated ancillary uses, and parking. Also included in the proposed project are associated infrastructure improvements necessary to facilitate pedestrian and vehicular access to and from the project site, landscaping improvements, and utility upgrades necessary to implement the proposed project. Dana House Hotel would be designed as a boutique hotel including 130 market-rate rooms and associated amenities. The Dana Point Surf Lodge would be an affordable hotel that includes 139 rooms, three of which would be developed as dorm-style rooms, and associated amenities.

A search of the Sacred Lands Files conducted by the Native American Heritage Commission was positive for the presence of tribal cultural resources within the project site. Pursuant to PRC Section 21080.3.1(d), you have 30 days from receipt of this letter to respond in writing if you would like to consult on this proposed project. If you do not wish to consult for the proposed project, a written response indicating you are declining to consult would be appreciated. Please provide a designated lead contact person if you have not provided that information to us already.

If you have any general questions or concerns about the project, please contact me via email at knelson@danapoint.org, or by phone at (949) 289-3572.

Sincerely,

A handwritten signature in blue ink, appearing to read "Kurth B. Nelson, III". The signature is fluid and cursive, with the first name "Kurth" being more prominent.

Kurth B. Nelson, III
Principal Planner

Attachment: Figure 1 – Project Location
 Figure 2 – Project Site

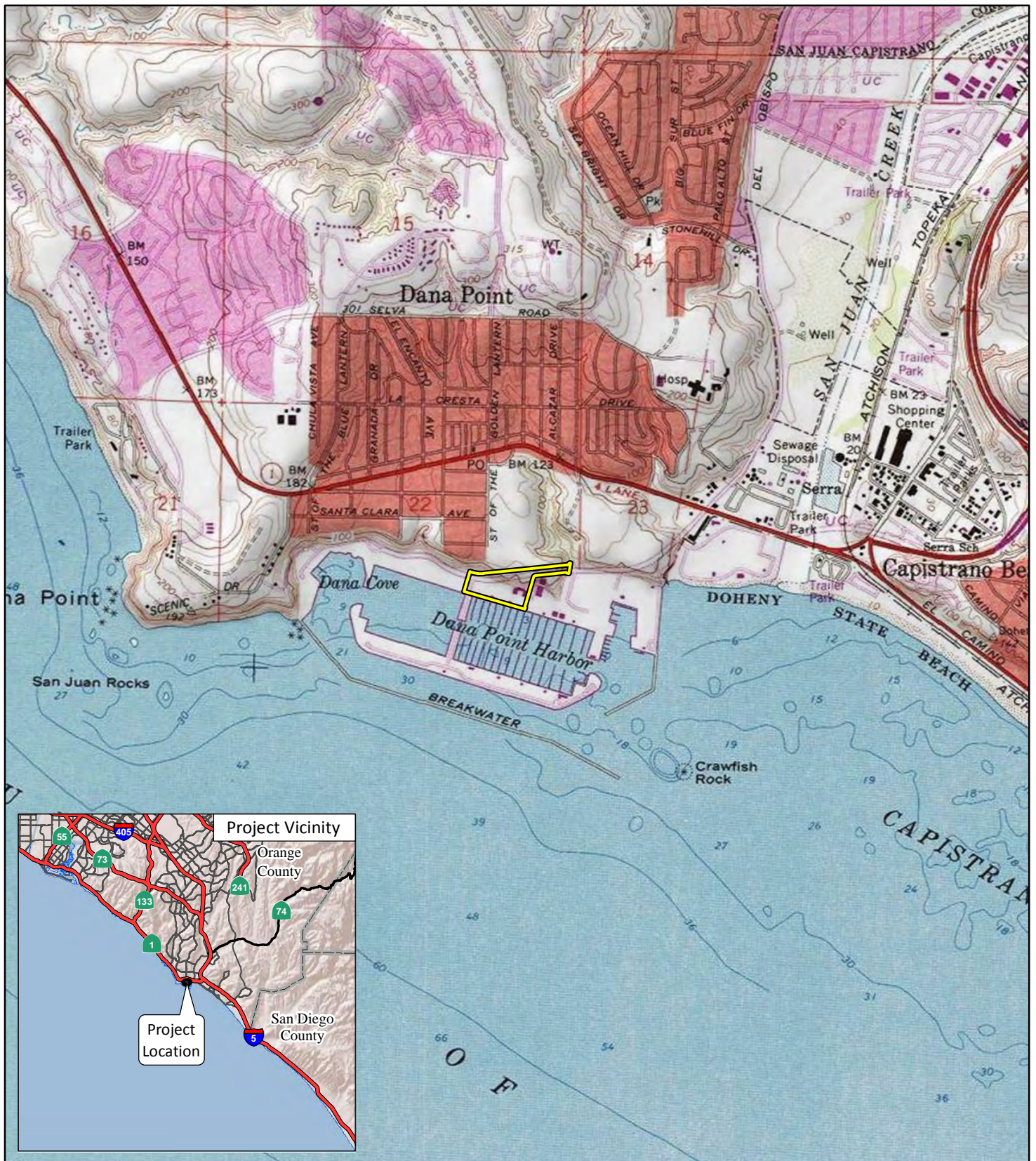


FIGURE 1

LEGEND

Project Location



0 1000 2000
FEET

SOURCE: USGA 7.5' Quad - Dana Point (1975), CA; RD Olsen Development (8/24/2020)

I:\DPC2001\GIS\MXD\ProjectLocation_USGS.mxd (8/28/2020)

Dana Point Harbor Hotels
Project Location



FIGURE 2

LEGEND

 Project Location



0 100 200
FEET

SOURCE: Eagle Aerial (6/2019); RD Olsen Development (8/24/2020)

I:\DPC2001\GIS\MXD\ProjectSite.mxd (9/2/2020)

Dana Point Harbor Hotels
Project Site



September 23, 2020

Santa Rosa Band of Cahuilla Indians
Attn: Lovinda Redner, Tribal Chair
P.O. Box 391820
Anza, CA 92539

SUBJECT: ASSEMBLY BILL 52 NOTIFICATION – DANA POINT HARBOR HOTELS EIR

Dear Ms. Redner:

The City of Dana Point, as a Lead Agency, is responsible for preparing an Environmental Impact Report for the Dana Point Harbor Hotels Project (proposed project). Please consider this letter as formal notification of the proposed project as required under the California Environmental Quality Act, specifically Public Resources Code (PRC) Section 21080.3.1 and Chapter 532 Statutes of 2014 (i.e., Assembly Bill 52).

The project site is located at 24800 Dana Point Harbor Drive and is currently developed with the Dana Point Marina Inn on the central portion of the project site and two boater services buildings with surface parking reserved for boaters on the southern portion of the project site. The project site is located in the City of Dana Point adjacent to the Dana Point Harbor (attached Figure 1 and Figure 2). The proposed project involves the demolition of the existing Dana Point Marina Inn, two boater service buildings, and parking areas on the project site and includes the development of two hotels, one of which would include space for boater services, associated ancillary uses, and parking. Also included in the proposed project are associated infrastructure improvements necessary to facilitate pedestrian and vehicular access to and from the project site, landscaping improvements, and utility upgrades necessary to implement the proposed project. Dana House Hotel would be designed as a boutique hotel including 130 market-rate rooms and associated amenities. The Dana Point Surf Lodge would be an affordable hotel that includes 139 rooms, three of which would be developed as dorm-style rooms, and associated amenities.

A search of the Sacred Lands Files conducted by the Native American Heritage Commission was positive for the presence of tribal cultural resources within the project site. Pursuant to PRC Section 21080.3.1(d), you have 30 days from receipt of this letter to respond in writing if you would like to consult on this proposed project. If you do not wish to consult for the proposed project, a written response indicating you are declining to consult would be appreciated. Please provide a designated lead contact person if you have not provided that information to us already.

If you have any general questions or concerns about the project, please contact me via email at knelson@danapoint.org, or by phone at (949) 289-3572.

Sincerely,

A handwritten signature in blue ink, appearing to read "Kurth B. Nelson, III". The signature is fluid and cursive, with the first name "Kurth" being more prominent.

Kurth B. Nelson, III
Principal Planner

Attachment: Figure 1 – Project Location
 Figure 2 – Project Site

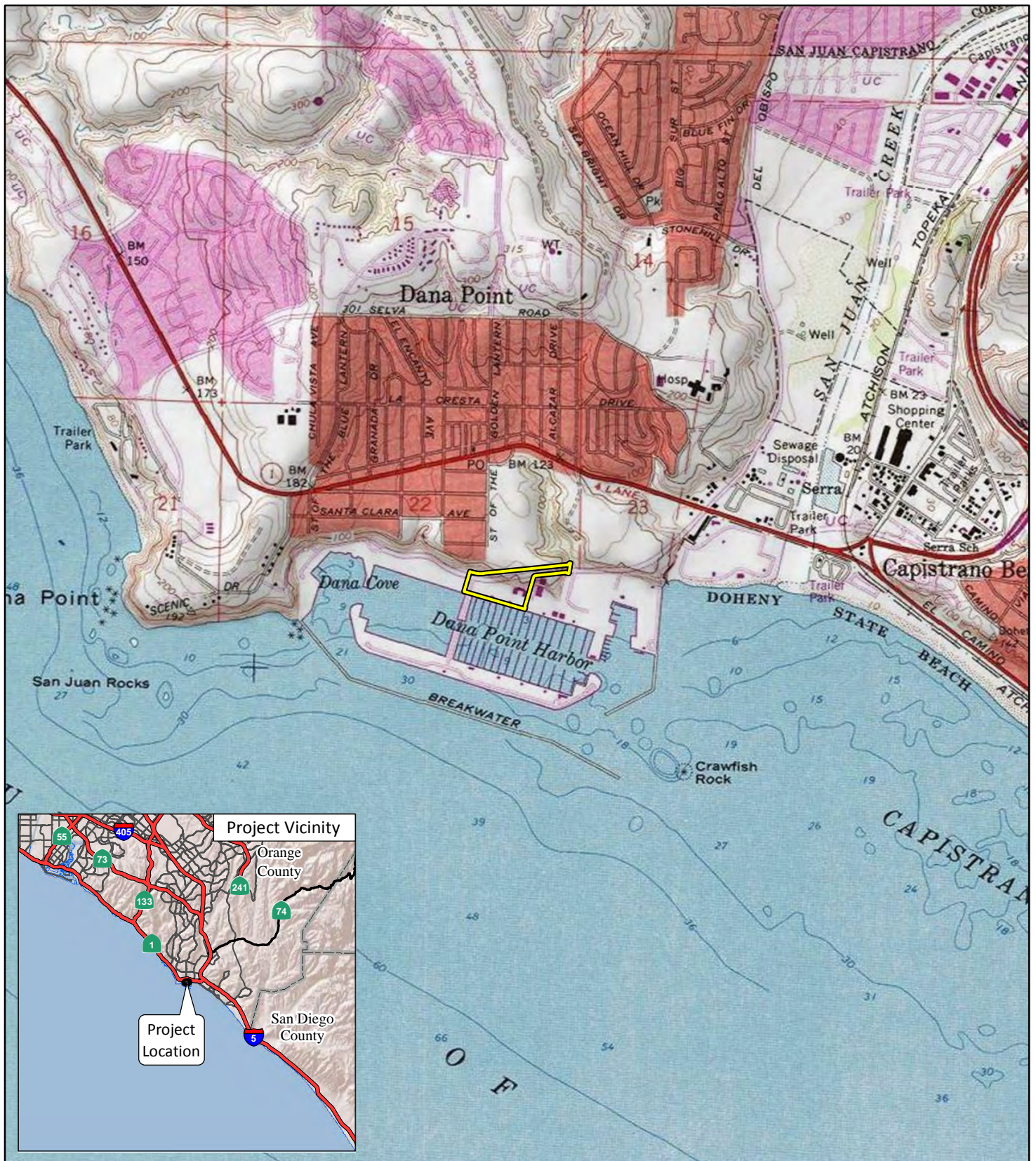


FIGURE 1

LEGEND

Project Location



0 1000 2000
FEET

SOURCE: USGA 7.5' Quad - Dana Point (1975), CA; RD Olsen Development (8/24/2020)

I:\DPC2001\GIS\MXD\ProjectLocation_USGS.mxd (8/28/2020)

Dana Point Harbor Hotels
Project Location



FIGURE 2

LEGEND

 Project Location



0 100 200
FEET

SOURCE: Eagle Aerial (6/2019); RD Olsen Development (8/24/2020)

I:\DPC2001\GIS\MXD\ProjectSite.mxd (9/2/2020)

Dana Point Harbor Hotels
Project Site



September 23, 2020

Juaneno Band of Mission Indians Acjachemen Nation - Belardes
Attn: Matias Belardes, Chairperson
32161 Avenida Los Amigos
San Juan Capistrano, CA 92675

SUBJECT: ASSEMBLY BILL 52 NOTIFICATION – DANA POINT HARBOR HOTELS EIR

Dear Mr. Belardes:

The City of Dana Point, as a Lead Agency, is responsible for preparing an Environmental Impact Report for the Dana Point Harbor Hotels Project (proposed project). Please consider this letter as formal notification of the proposed project as required under the California Environmental Quality Act, specifically Public Resources Code (PRC) Section 21080.3.1 and Chapter 532 Statutes of 2014 (i.e., Assembly Bill 52).

The project site is located at 24800 Dana Point Harbor Drive and is currently developed with the Dana Point Marina Inn on the central portion of the project site and two boater services buildings with surface parking reserved for boaters on the southern portion of the project site. The project site is located in the City of Dana Point adjacent to the Dana Point Harbor (attached Figure 1 and Figure 2). The proposed project involves the demolition of the existing Dana Point Marina Inn, two boater service buildings, and parking areas on the project site and includes the development of two hotels, one of which would include space for boater services, associated ancillary uses, and parking. Also included in the proposed project are associated infrastructure improvements necessary to facilitate pedestrian and vehicular access to and from the project site, landscaping improvements, and utility upgrades necessary to implement the proposed project. Dana House Hotel would be designed as a boutique hotel including 130 market-rate rooms and associated amenities. The Dana Point Surf Lodge would be an affordable hotel that includes 139 rooms, three of which would be developed as dorm-style rooms, and associated amenities.

A search of the Sacred Lands Files conducted by the Native American Heritage Commission was positive for the presence of tribal cultural resources within the project site. Pursuant to PRC Section 21080.3.1(d), you have 30 days from receipt of this letter to respond in writing if you would like to consult on this proposed project. If you do not wish to consult for the proposed project, a written response indicating you are declining to consult would be appreciated. Please provide a designated lead contact person if you have not provided that information to us already.

If you have any general questions or concerns about the project, please contact me via email at knelson@danapoint.org, or by phone at (949) 289-3572.

Sincerely,

A handwritten signature in blue ink, appearing to read "Kurth B. Nelson, III". The signature is fluid and cursive, with the first name "Kurth" being more prominent.

Kurth B. Nelson, III
Principal Planner

Attachment: Figure 1 – Project Location
 Figure 2 – Project Site

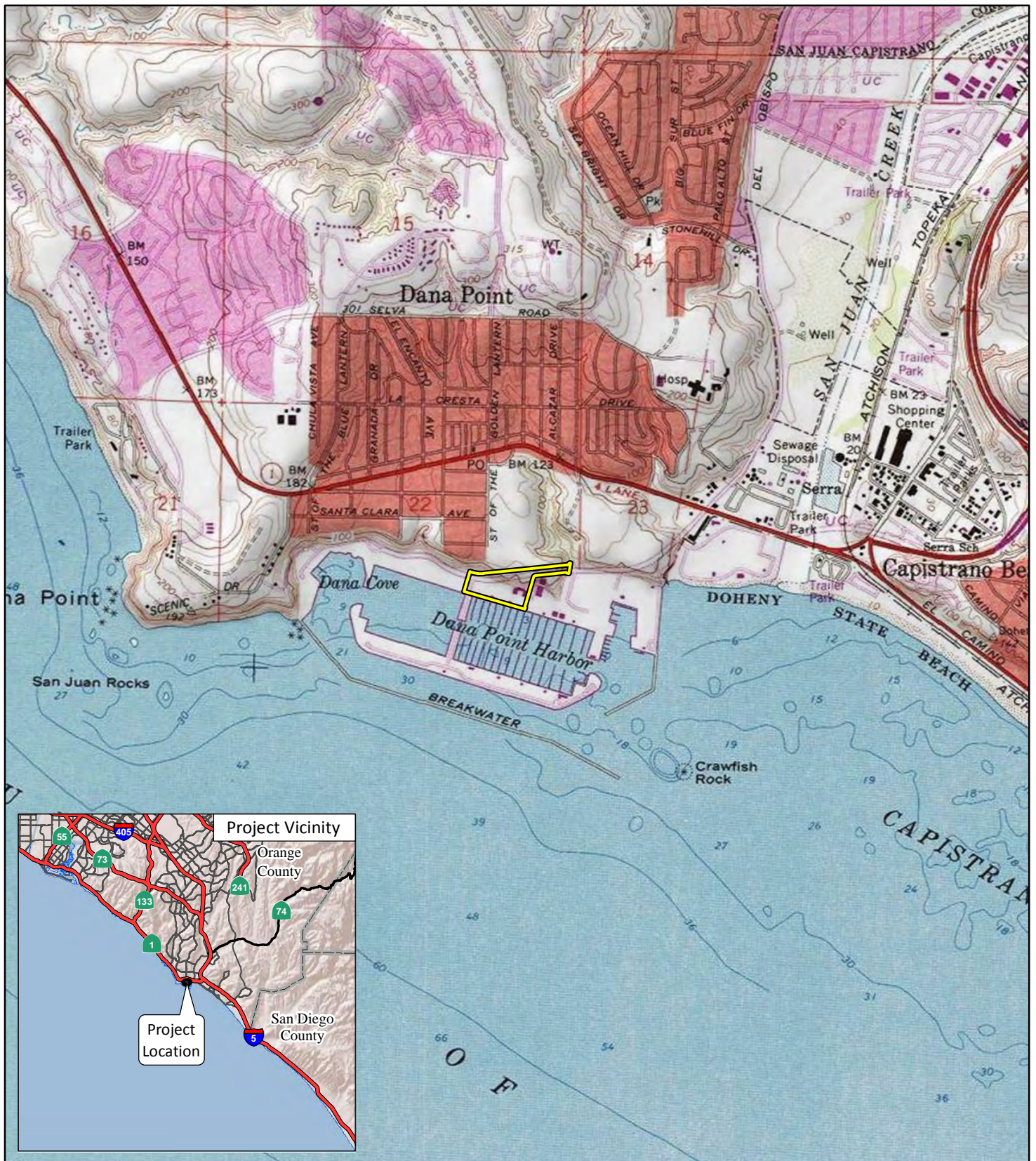


FIGURE 1

LEGEND

Project Location



0 1000 2000
FEET

SOURCE: USGA 7.5' Quad - Dana Point (1975), CA; RD Olsen Development (8/24/2020)

I:\DPC2001\GIS\MXD\ProjectLocation_USGS.mxd (8/28/2020)

Dana Point Harbor Hotels
Project Location



FIGURE 2

LEGEND

 Project Location



0 100 200
FEET

SOURCE: Eagle Aerial (6/2019); RD Olsen Development (8/24/2020)

I:\DPC2001\GIS\MXD\ProjectSite.mxd (9/2/2020)

Dana Point Harbor Hotels
Project Site



September 23, 2020

San Luis Rey Band of Mission Indians
Attn: San Luis Rey Tribal Council
1889 Sunset Drive
Vista, CA 92081

SUBJECT: ASSEMBLY BILL 52 NOTIFICATION – DANA POINT HARBOR HOTELS EIR

To Whom It May Concern:

The City of Dana Point, as a Lead Agency, is responsible for preparing an Environmental Impact Report for the Dana Point Harbor Hotels Project (proposed project). Please consider this letter as formal notification of the proposed project as required under the California Environmental Quality Act, specifically Public Resources Code (PRC) Section 21080.3.1 and Chapter 532 Statutes of 2014 (i.e., Assembly Bill 52).

The project site is located at 24800 Dana Point Harbor Drive and is currently developed with the Dana Point Marina Inn on the central portion of the project site and two boater services buildings with surface parking reserved for boaters on the southern portion of the project site. The project site is located in the City of Dana Point adjacent to the Dana Point Harbor (attached Figure 1 and Figure 2). The proposed project involves the demolition of the existing Dana Point Marina Inn, two boater service buildings, and parking areas on the project site and includes the development of two hotels, one of which would include space for boater services, associated ancillary uses, and parking. Also included in the proposed project are associated infrastructure improvements necessary to facilitate pedestrian and vehicular access to and from the project site, landscaping improvements, and utility upgrades necessary to implement the proposed project. Dana House Hotel would be designed as a boutique hotel including 130 market-rate rooms and associated amenities. The Dana Point Surf Lodge would be an affordable hotel that includes 139 rooms, three of which would be developed as dorm-style rooms, and associated amenities.

A search of the Sacred Lands Files conducted by the Native American Heritage Commission was positive for the presence of tribal cultural resources within the project site. Pursuant to PRC Section 21080.3.1(d), you have 30 days from receipt of this letter to respond in writing if you would like to consult on this proposed project. If you do not wish to consult for the proposed project, a written response indicating you are declining to consult would be appreciated. Please provide a designated lead contact person if you have not provided that information to us already.

If you have any general questions or concerns about the project, please contact me via email at knelson@danapoint.org, or by phone at (949) 289-3572.

Sincerely,

A handwritten signature in blue ink, appearing to read "Kurth B. Nelson, III". The signature is stylized with a large, prominent "K" and "B".

Kurth B. Nelson, III
Principal Planner

Attachment: Figure 1 – Project Location
 Figure 2 – Project Site

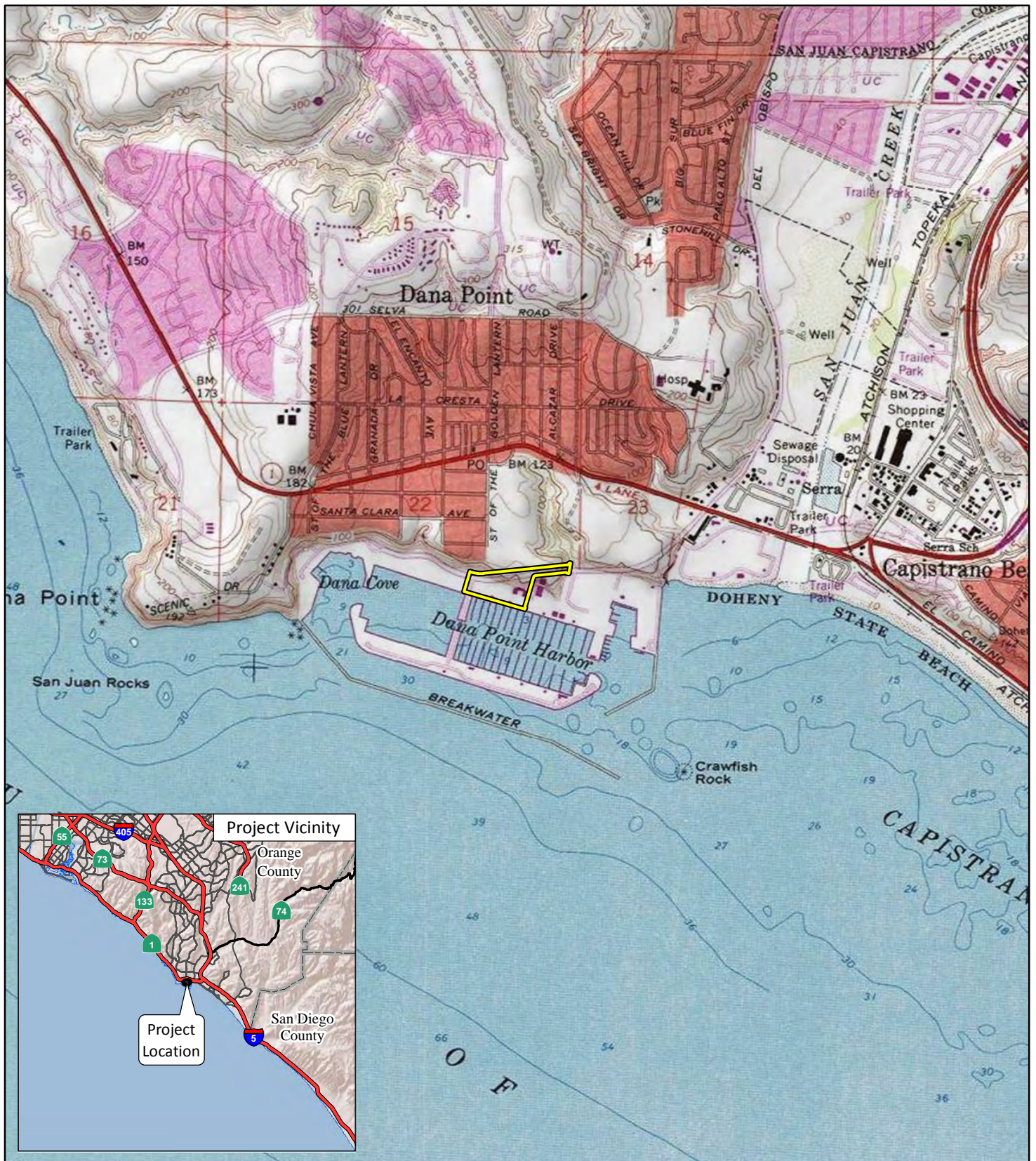


FIGURE 1

LEGEND

Project Location



0 1000 2000
FEET

SOURCE: USGA 7.5' Quad - Dana Point (1975), CA; RD Olsen Development (8/24/2020)

I:\DPC2001\GIS\MXD\ProjectLocation_USGS.mxd (8/28/2020)

Dana Point Harbor Hotels
Project Location



FIGURE 2

LEGEND

 Project Location



0 100 200
FEET

SOURCE: Eagle Aerial (6/2019); RD Olsen Development (8/24/2020)
I:\DPC2001\GIS\MXD\ProjectSite.mxd (9/2/2020)

Dana Point Harbor Hotels
Project Site



September 23, 2020

Soboba Band of Luiseno Indians
Attn: Scott Cozart, Chairperson
P.O. Box 487
San Jacinto, CA 92583

SUBJECT: ASSEMBLY BILL 52 NOTIFICATION – DANA POINT HARBOR HOTELS EIR

Dear Mr. Cozart:

The City of Dana Point, as a Lead Agency, is responsible for preparing an Environmental Impact Report for the Dana Point Harbor Hotels Project (proposed project). Please consider this letter as formal notification of the proposed project as required under the California Environmental Quality Act, specifically Public Resources Code (PRC) Section 21080.3.1 and Chapter 532 Statutes of 2014 (i.e., Assembly Bill 52).

The project site is located at 24800 Dana Point Harbor Drive and is currently developed with the Dana Point Marina Inn on the central portion of the project site and two boater services buildings with surface parking reserved for boaters on the southern portion of the project site. The project site is located in the City of Dana Point adjacent to the Dana Point Harbor (attached Figure 1 and Figure 2). The proposed project involves the demolition of the existing Dana Point Marina Inn, two boater service buildings, and parking areas on the project site and includes the development of two hotels, one of which would include space for boater services, associated ancillary uses, and parking. Also included in the proposed project are associated infrastructure improvements necessary to facilitate pedestrian and vehicular access to and from the project site, landscaping improvements, and utility upgrades necessary to implement the proposed project. Dana House Hotel would be designed as a boutique hotel including 130 market-rate rooms and associated amenities. The Dana Point Surf Lodge would be an affordable hotel that includes 139 rooms, three of which would be developed as dorm-style rooms, and associated amenities.

A search of the Sacred Lands Files conducted by the Native American Heritage Commission was positive for the presence of tribal cultural resources within the project site. Pursuant to PRC Section 21080.3.1(d), you have 30 days from receipt of this letter to respond in writing if you would like to consult on this proposed project. If you do not wish to consult for the proposed project, a written response indicating you are declining to consult would be appreciated. Please provide a designated lead contact person if you have not provided that information to us already.

If you have any general questions or concerns about the project, please contact me via email at knelson@danapoint.org, or by phone at (949) 289-3572.

Sincerely,

A handwritten signature in blue ink, appearing to read "Kurth B. Nelson, III". The signature is stylized with a large initial "K" and a long, sweeping underline.

Kurth B. Nelson, III
Principal Planner

Attachment: Figure 1 – Project Location
 Figure 2 – Project Site

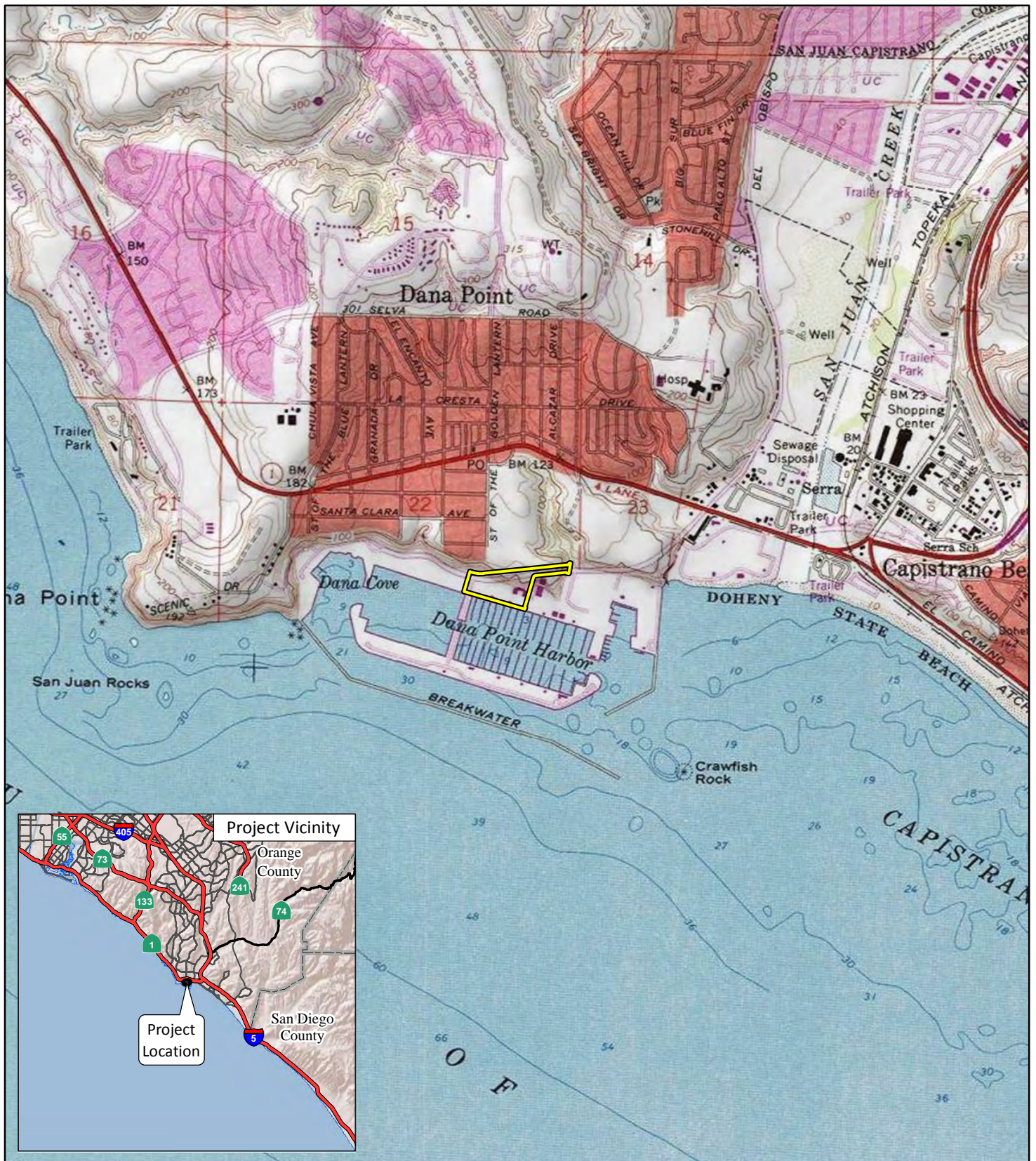


FIGURE 1

LEGEND

Project Location



0 1000 2000
FEET

SOURCE: USGA 7.5' Quad - Dana Point (1975), CA; RD Olsen Development (8/24/2020)

I:\DPC2001\GIS\MXD\ProjectLocation_USGS.mxd (8/28/2020)

Dana Point Harbor Hotels
Project Location



FIGURE 2

LEGEND

 Project Location



0 100 200
FEET

SOURCE: Eagle Aerial (6/2019); RD Olsen Development (8/24/2020)

I:\DPC2001\GIS\MXD\ProjectSite.mxd (9/2/2020)

Dana Point Harbor Hotels
Project Site



September 23, 2020

Pala Band of Mission Indians
Attn: Shasta Gaughen, Tribal Historic Preservation Officer
PMB 50, 35008 Pala Temecula Road
Pala, CA 92059

SUBJECT: ASSEMBLY BILL 52 NOTIFICATION – DANA POINT HARBOR HOTELS EIR

Dear Ms. Gaughen:

The City of Dana Point, as a Lead Agency, is responsible for preparing an Environmental Impact Report for the Dana Point Harbor Hotels Project (proposed project). Please consider this letter as formal notification of the proposed project as required under the California Environmental Quality Act, specifically Public Resources Code (PRC) Section 21080.3.1 and Chapter 532 Statutes of 2014 (i.e., Assembly Bill 52).

The project site is located at 24800 Dana Point Harbor Drive and is currently developed with the Dana Point Marina Inn on the central portion of the project site and two boater services buildings with surface parking reserved for boaters on the southern portion of the project site. The project site is located in the City of Dana Point adjacent to the Dana Point Harbor (attached Figure 1 and Figure 2). The proposed project involves the demolition of the existing Dana Point Marina Inn, two boater service buildings, and parking areas on the project site and includes the development of two hotels, one of which would include space for boater services, associated ancillary uses, and parking. Also included in the proposed project are associated infrastructure improvements necessary to facilitate pedestrian and vehicular access to and from the project site, landscaping improvements, and utility upgrades necessary to implement the proposed project. Dana House Hotel would be designed as a boutique hotel including 130 market-rate rooms and associated amenities. The Dana Point Surf Lodge would be an affordable hotel that includes 139 rooms, three of which would be developed as dorm-style rooms, and associated amenities.

A search of the Sacred Lands Files conducted by the Native American Heritage Commission was positive for the presence of tribal cultural resources within the project site. Pursuant to PRC Section 21080.3.1(d), you have 30 days from receipt of this letter to respond in writing if you would like to consult on this proposed project. If you do not wish to consult for the proposed project, a written response indicating you are declining to consult would be appreciated. Please provide a designated lead contact person if you have not provided that information to us already.

If you have any general questions or concerns about the project, please contact me via email at knelson@danapoint.org, or by phone at (949) 289-3572.

Sincerely,

A handwritten signature in blue ink, appearing to read "Kurth B. Nelson, III". The signature is stylized with a large initial "K" and a long, sweeping underline.

Kurth B. Nelson, III
Principal Planner

Attachment: Figure 1 – Project Location
 Figure 2 – Project Site

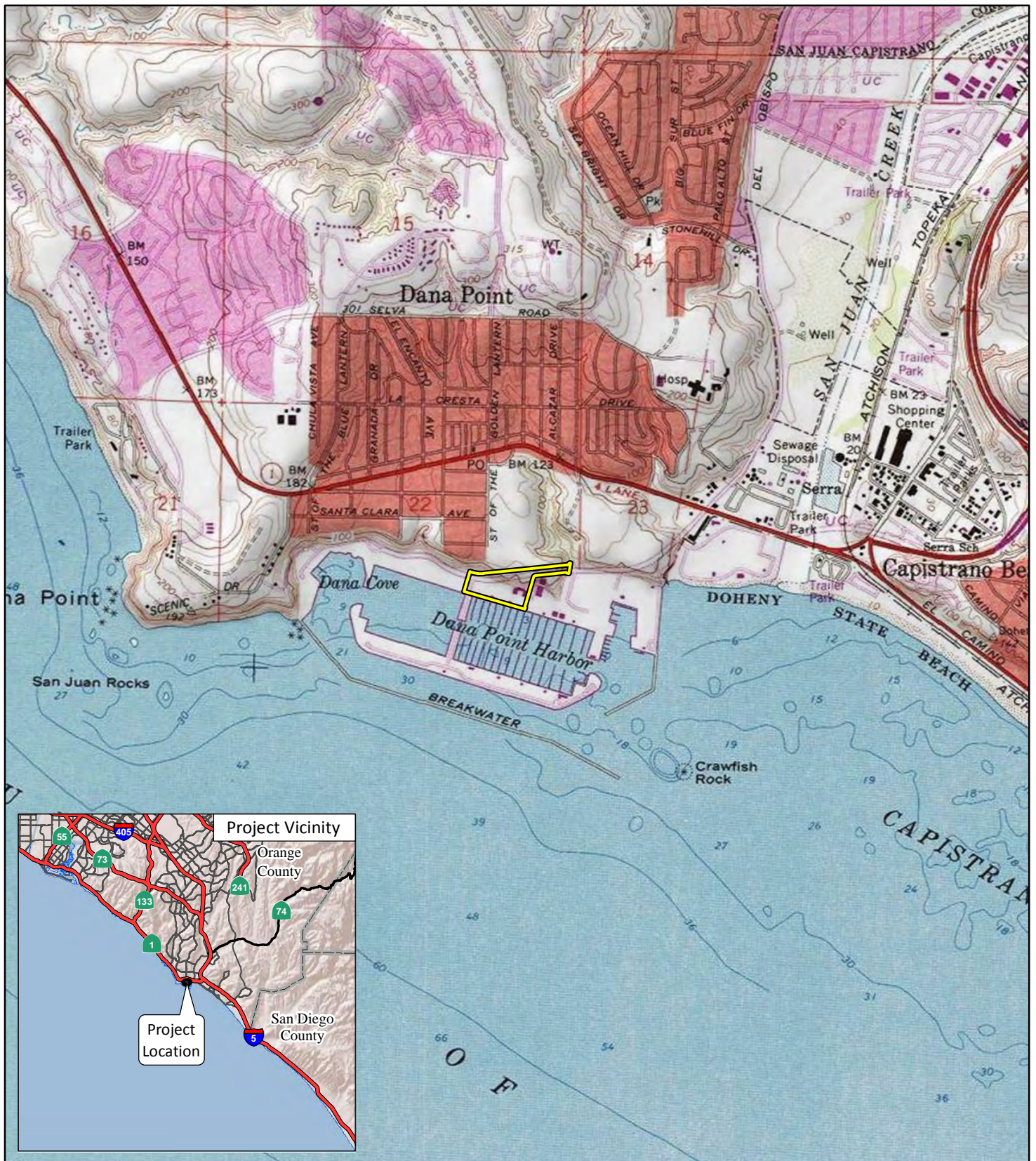


FIGURE 1

LEGEND

Project Location



0 1000 2000
FEET

SOURCE: USGA 7.5' Quad - Dana Point (1975), CA; RD Olsen Development (8/24/2020)

I:\DPC2001\GIS\MXD\ProjectLocation_USGS.mxd (8/28/2020)

Dana Point Harbor Hotels
Project Location



FIGURE 2

LEGEND

 Project Location



0 100 200
FEET

SOURCE: Eagle Aerial (6/2019); RD Olsen Development (8/24/2020)

I:\DPC2001\GIS\MXD\ProjectSite.mxd (9/2/2020)

Dana Point Harbor Hotels
Project Site



September 23, 2020

Juaneno Band of Mission Indians
Attn: Sonia Johnston, Chairperson
P.O. Box 25628
Santa Ana, CA 92799

SUBJECT: ASSEMBLY BILL 52 NOTIFICATION – DANA POINT HARBOR HOTELS EIR

Dear Ms. Johnston:

The City of Dana Point, as a Lead Agency, is responsible for preparing an Environmental Impact Report for the Dana Point Harbor Hotels Project (proposed project). Please consider this letter as formal notification of the proposed project as required under the California Environmental Quality Act, specifically Public Resources Code (PRC) Section 21080.3.1 and Chapter 532 Statutes of 2014 (i.e., Assembly Bill 52).

The project site is located at 24800 Dana Point Harbor Drive and is currently developed with the Dana Point Marina Inn on the central portion of the project site and two boater services buildings with surface parking reserved for boaters on the southern portion of the project site. The project site is located in the City of Dana Point adjacent to the Dana Point Harbor (attached Figure 1 and Figure 2). The proposed project involves the demolition of the existing Dana Point Marina Inn, two boater service buildings, and parking areas on the project site and includes the development of two hotels, one of which would include space for boater services, associated ancillary uses, and parking. Also included in the proposed project are associated infrastructure improvements necessary to facilitate pedestrian and vehicular access to and from the project site, landscaping improvements, and utility upgrades necessary to implement the proposed project. Dana House Hotel would be designed as a boutique hotel including 130 market-rate rooms and associated amenities. The Dana Point Surf Lodge would be an affordable hotel that includes 139 rooms, three of which would be developed as dorm-style rooms, and associated amenities.

A search of the Sacred Lands Files conducted by the Native American Heritage Commission was positive for the presence of tribal cultural resources within the project site. Pursuant to PRC Section 21080.3.1(d), you have 30 days from receipt of this letter to respond in writing if you would like to consult on this proposed project. If you do not wish to consult for the proposed project, a written response indicating you are declining to consult would be appreciated. Please provide a designated lead contact person if you have not provided that information to us already.

If you have any general questions or concerns about the project, please contact me via email at knelson@danapoint.org, or by phone at (949) 289-3572.

Sincerely,

A handwritten signature in blue ink, appearing to read "Kurth B. Nelson, III". The signature is fluid and cursive, with the last name "Nelson" being the most prominent part.

Kurth B. Nelson, III
Principal Planner

Attachment: Figure 1 – Project Location
 Figure 2 – Project Site

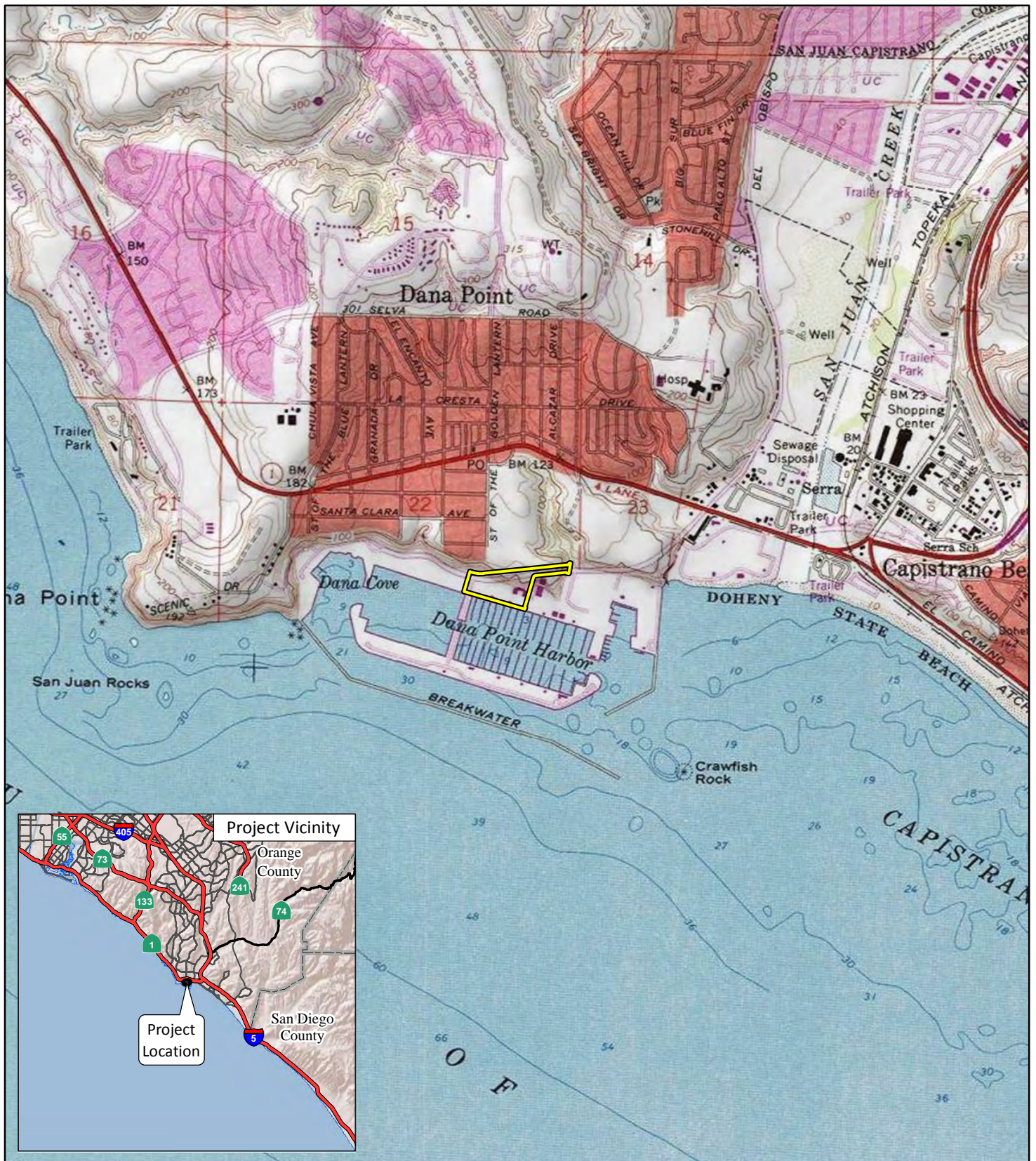


FIGURE 1

LEGEND

Project Location



0 1000 2000
FEET

SOURCE: USGA 7.5' Quad - Dana Point (1975), CA; RD Olsen Development (8/24/2020)

I:\DPC2001\GIS\MXD\ProjectLocation_USGS.mxd (8/28/2020)

Dana Point Harbor Hotels
Project Location



LEGEND

Project Location



0 100 200
FEET

SOURCE: Eagle Aerial (6/2019); RD Olsen Development (8/24/2020)

I:\DPC2001\GIS\MXD\ProjectSite.mxd (9/2/2020)

FIGURE 2

Dana Point Harbor Hotels
Project Site



September 23, 2020

Pauma Band of Luiseno Indians
Attn: Temet Aguilar, Chairperson
P.O. Box 369
Pauma Valley, CA 92061

SUBJECT: ASSEMBLY BILL 52 NOTIFICATION – DANA POINT HARBOR HOTELS EIR

Dear Mr. Aguilar:

The City of Dana Point, as a Lead Agency, is responsible for preparing an Environmental Impact Report for the Dana Point Harbor Hotels Project (proposed project). Please consider this letter as formal notification of the proposed project as required under the California Environmental Quality Act, specifically Public Resources Code (PRC) Section 21080.3.1 and Chapter 532 Statutes of 2014 (i.e., Assembly Bill 52).

The project site is located at 24800 Dana Point Harbor Drive and is currently developed with the Dana Point Marina Inn on the central portion of the project site and two boater services buildings with surface parking reserved for boaters on the southern portion of the project site. The project site is located in the City of Dana Point adjacent to the Dana Point Harbor (attached Figure 1 and Figure 2). The proposed project involves the demolition of the existing Dana Point Marina Inn, two boater service buildings, and parking areas on the project site and includes the development of two hotels, one of which would include space for boater services, associated ancillary uses, and parking. Also included in the proposed project are associated infrastructure improvements necessary to facilitate pedestrian and vehicular access to and from the project site, landscaping improvements, and utility upgrades necessary to implement the proposed project. Dana House Hotel would be designed as a boutique hotel including 130 market-rate rooms and associated amenities. The Dana Point Surf Lodge would be an affordable hotel that includes 139 rooms, three of which would be developed as dorm-style rooms, and associated amenities.

A search of the Sacred Lands Files conducted by the Native American Heritage Commission was positive for the presence of tribal cultural resources within the project site. Pursuant to PRC Section 21080.3.1(d), you have 30 days from receipt of this letter to respond in writing if you would like to consult on this proposed project. If you do not wish to consult for the proposed project, a written response indicating you are declining to consult would be appreciated. Please provide a designated lead contact person if you have not provided that information to us already.

If you have any general questions or concerns about the project, please contact me via email at knelson@danapoint.org, or by phone at (949) 289-3572.

Sincerely,

A handwritten signature in blue ink, appearing to read "Kurth B. Nelson, III". The signature is stylized with a large initial "K" and a long, sweeping underline.

Kurth B. Nelson, III
Principal Planner

Attachment: Figure 1 – Project Location
 Figure 2 – Project Site

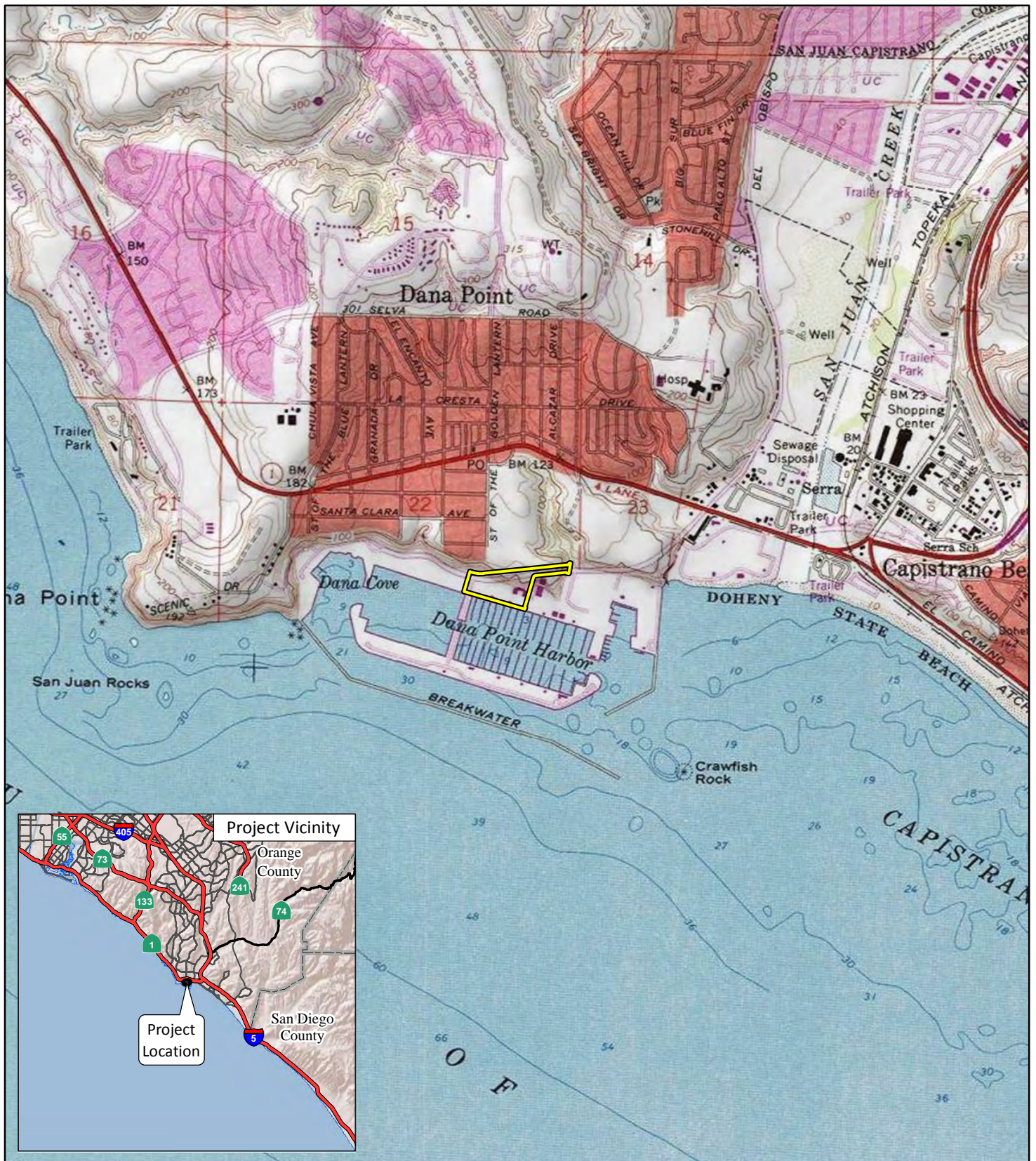


FIGURE 1

LEGEND

Project Location



0 1000 2000
FEET

SOURCE: USGA 7.5' Quad - Dana Point (1975), CA; RD Olsen Development (8/24/2020)

I:\DPC2001\GIS\MXD\ProjectLocation_USGS.mxd (8/28/2020)

Dana Point Harbor Hotels
Project Location



FIGURE 2

LEGEND

 Project Location



0 100 200
FEET

SOURCE: Eagle Aerial (6/2019); RD Olsen Development (8/24/2020)

I:\DPC2001\GIS\MXD\ProjectSite.mxd (9/2/2020)

Dana Point Harbor Hotels
Project Site



September 23, 2020

Juaneno Band of Mission Indians Acjachemen Nation - Romero
Attn: Teresa Romero, Chairperson
31411-A La Mantanza Street
San Juan Capistrano, CA 92675

SUBJECT: ASSEMBLY BILL 52 NOTIFICATION – DANA POINT HARBOR HOTELS EIR

Dear Ms. Romero:

The City of Dana Point, as a Lead Agency, is responsible for preparing an Environmental Impact Report for the Dana Point Harbor Hotels Project (proposed project). Please consider this letter as formal notification of the proposed project as required under the California Environmental Quality Act, specifically Public Resources Code (PRC) Section 21080.3.1 and Chapter 532 Statutes of 2014 (i.e., Assembly Bill 52).

The project site is located at 24800 Dana Point Harbor Drive and is currently developed with the Dana Point Marina Inn on the central portion of the project site and two boater services buildings with surface parking reserved for boaters on the southern portion of the project site. The project site is located in the City of Dana Point adjacent to the Dana Point Harbor (attached Figure 1 and Figure 2). The proposed project involves the demolition of the existing Dana Point Marina Inn, two boater service buildings, and parking areas on the project site and includes the development of two hotels, one of which would include space for boater services, associated ancillary uses, and parking. Also included in the proposed project are associated infrastructure improvements necessary to facilitate pedestrian and vehicular access to and from the project site, landscaping improvements, and utility upgrades necessary to implement the proposed project. Dana House Hotel would be designed as a boutique hotel including 130 market-rate rooms and associated amenities. The Dana Point Surf Lodge would be an affordable hotel that includes 139 rooms, three of which would be developed as dorm-style rooms, and associated amenities.

A search of the Sacred Lands Files conducted by the Native American Heritage Commission was positive for the presence of tribal cultural resources within the project site. Pursuant to PRC Section 21080.3.1(d), you have 30 days from receipt of this letter to respond in writing if you would like to consult on this proposed project. If you do not wish to consult for the proposed project, a written response indicating you are declining to consult would be appreciated. Please provide a designated lead contact person if you have not provided that information to us already.

If you have any general questions or concerns about the project, please contact me via email at knelson@danapoint.org, or by phone at (949) 289-3572.

Sincerely,

A handwritten signature in blue ink, appearing to read "Kurth B. Nelson, III". The signature is fluid and cursive, with the first name "Kurth" being more prominent.

Kurth B. Nelson, III
Principal Planner

Attachment: Figure 1 – Project Location
 Figure 2 – Project Site

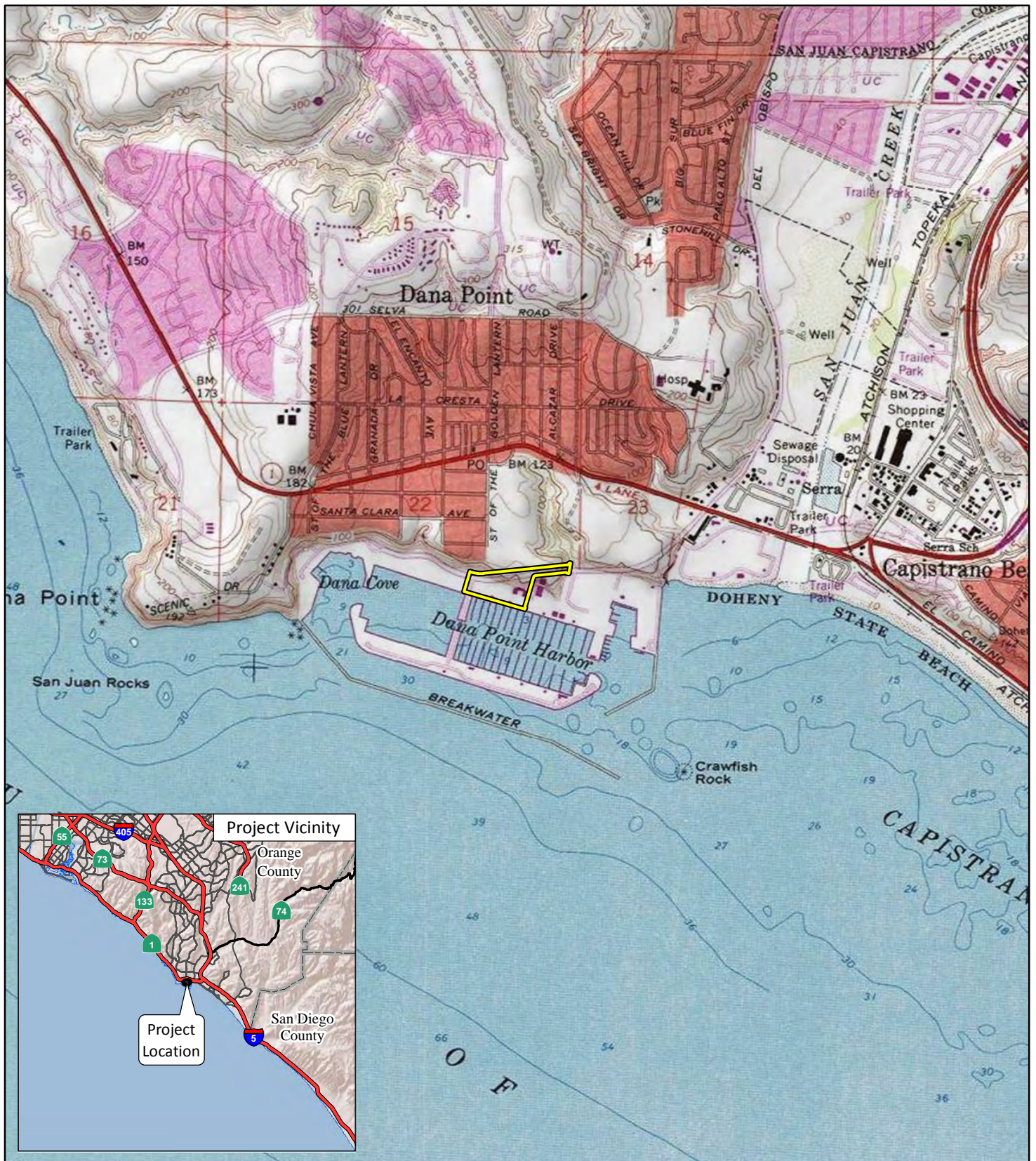


FIGURE 1

LEGEND

Project Location



0 1000 2000
FEET

SOURCE: USGA 7.5' Quad - Dana Point (1975), CA; RD Olsen Development (8/24/2020)

I:\DPC2001\GIS\MXD\ProjectLocation_USGS.mxd (8/28/2020)

Dana Point Harbor Hotels
Project Location



FIGURE 2

LEGEND

 Project Location



0 100 200
FEET

SOURCE: Eagle Aerial (6/2019); RD Olsen Development (8/24/2020)

I:\DPC2001\GIS\MXD\ProjectSite.mxd (9/2/2020)

Dana Point Harbor Hotels
Project Site

This page intentionally left blank