

Appendix G

Extended Phase I Archaeological Study

**CRM TECH**

1016 E. Cooley Drive, Suite A/B
Colton, CA 92324

December 23, 2025

Glenn Lajoie, AICP
Principal/Director of Environmental Planning
CSG Consultants, Inc.
3707 W. Garden Grove Boulevard, Suite 100
Orange, CA 92868

Re: Extended Phase I Archaeological Exploration Program
Downtown Thousand Oaks Project
City of Thousand Oaks, Ventura County, California
CRM TECH Contract No. 4354

Dear Mr. Lajoie:

At your request, CRM TECH has completed an Extended Phase I (XPI) archaeological exploration program in the area delineated for the project referenced above. The project area consists of approximately 17.68 acres of urban land in the City of Thousand Oaks, located between U.S. Route 101 and Thousand Oaks Boulevard and on the northwest side of Conejo School Road, in a portion of the Rancho El Conejo land grant lying within what would be Section 14 of Township 1 North, Range 19 West, San Bernardino Baseline and Meridian (Figure 1).

As a follow-up to a Phase I cultural resources survey completed in October 2025 (Tang et al. 2025), the XPI program is a part of the environmental review process for the proposed project, as required by the lead agency for the project, namely the City of Thousand Oaks, in compliance with the California Environmental Quality Act (CEQA). The focus of the XPI program is Site 56-000654 (CA-VEN-654), a previously recorded archaeological site that encompasses most of the project area (Figure 2). The purpose of the study is to assess the current condition of the subsurface sediments at 56-000654 and assist the City in determining whether the site retains sufficient archaeological data potential to qualify as a “historical resource” or a “unique archaeological resource,” as defined by CEQA and associated regulations (PRC §5020.1(j); §21083.Z(g); Title 14 CCR §15064.5(a)(1)-(3)).

Background

As summarized in the recently completed Phase I study, Site 56-000654 was first recorded in the 1970s as an artifact scatter from a prehistoric village or seasonal habitation area along with a historic-period component consisting of the remains of an animal-themed public attraction, Jungleland, that was in operation at this location in 1929-1969 (Tang et al. 2025:10). The site was evaluated through an archaeological testing program in 1986, prior to the construction of the Civic Arts Plaza in the project area, and was found not to constitute a “unique archaeological resource” (*ibid.*). Mitigative data recovery was subsequently carried out, and much of the site was removed during the Civic Arts Plaza project under archaeological monitoring (*ibid.*:10-12).

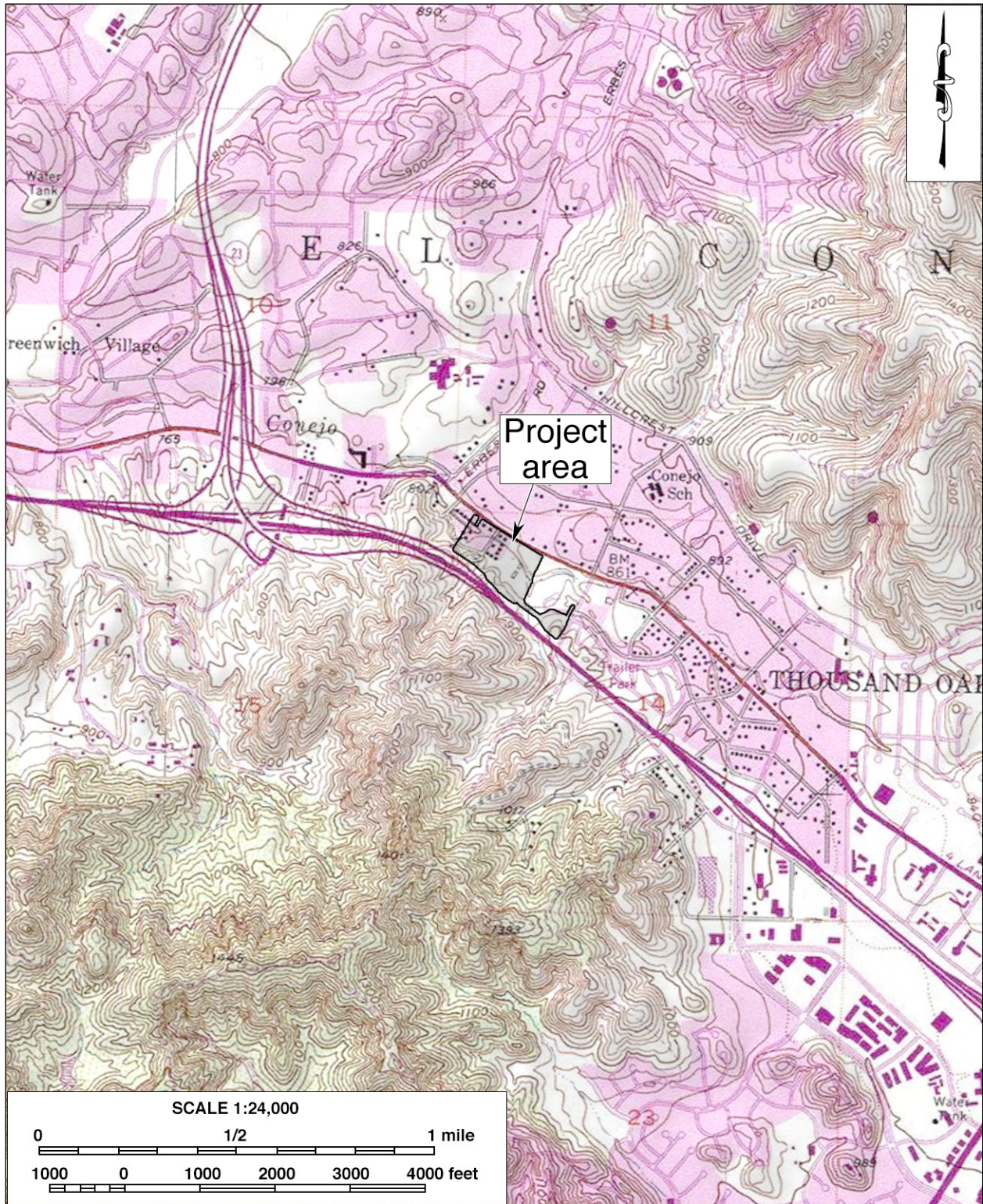


Figure 1. Project area (based on the USGS Thousand Oaks, Calif., 7.5' quadrangles, 1985 edition).

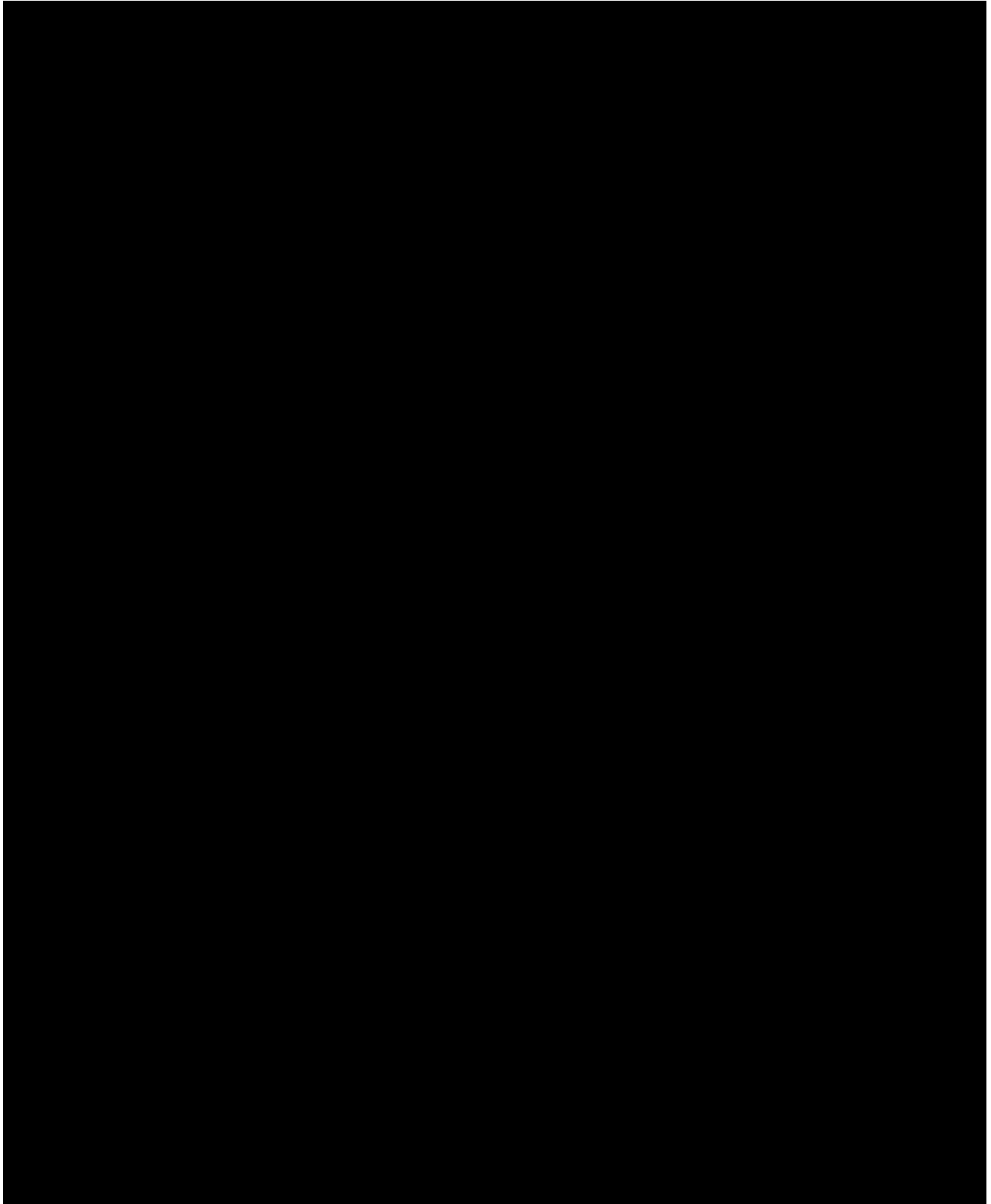


Figure 2. Project boundary, site boundary, and locations of XPI excavations (*confidential: not for public distribution*).

However, a more recent archaeological monitoring program in 2004-2005 focused on the adjacent property and observed additional prehistoric archaeological remains on the surface within the current project area, which resulted in an expansion of the site boundary (Tang et al. 2025:12). During the Phase I survey earlier this year, two possible prehistoric artifacts, a large clam shell and a potential lithic core, were noted on the surface, although both of them occurred in extensively disturbed context and did not appear to be *in situ* (*ibid.*:15-16).

At the end of the Phase I study, the historic-period element of Site 56-000654 was determined to be of little potential for significance, but the significance of the prehistoric element remained indeterminate since the undeveloped land along the southwestern edge of the project area and the open field to the northwest of Dallas Drive remained relatively sensitive for buried cultural deposits (Tang et al. 2025:20-21). In order to assess the potential for such deposits to remain unaffected by past developments at these locations, CRM TECH recommended the XPI program as a further step to complete the identification of “historical resources” within the project area (*ibid.*:22). The recommendation was adopted by the City of Thousand Oaks and implemented in December 2025.

Research Procedures and Findings

As part of the current XPI program, CRM TECH conducted a systematic resurvey of the project area, controlled archaeological excavations in accordance with standard practices in the field of cultural resources management, and laboratory analysis of the recovered artifacts. The fieldwork was carried out on December 3, 2025, under the direct supervision of CRM TECH principal investigator Daniel Ballester, with project archaeologists Hunter O’Donnell, Melissa Potrilla, Nicolena Berry, and Jayson Bonilla serving as field crew members (see Appendix 1 for qualifications). The artifact analysis was subsequently carried out at the CRM TECH laboratory by project archaeologist Salvadore Z. Boites (see Appendix 1 for qualifications).

The resurvey of the project area was completed at a reconnaissance level to confirm and update the results of the earlier Phase I intensive-level survey, and the possible artifacts recorded during that survey were revisited. Upon closer inspection of the items and their environs, however, it was determined that neither the clam shell nor the potential lithic core were cultural in nature. The resurvey was focused on the open field in the northwestern portion of the project area and the hill in the southeastern portion. The strip of relatively undisturbed land on the southwestern edge of the project area, along U.S. Route 101, was excluded from the XPI program since the City of Thousand Oaks had clarified that no ground disturbance will occur in that area during the project (Figure 2).

At the time of the resurvey, the northwestern portion of the project area, which had been used as a storage and staging area by the City and the tenants occupying City-owned properties adjacent to Thousand Oaks Boulevard, was covered with scattered vegetation at some locations and broken concrete fragments and piles of gravel at others (Figure 3). The hill in the southeastern portion was covered with scattered to dense vegetation (Figure 3). No archaeological features or artifacts were encountered during the resurvey.

Subsurface archaeological exploration in the project area was undertaken through the controlled excavation of three trenches and three backhoe test pits in the northwestern portion and two shovel

test pits in the southeastern portion (Figure 2). The shovel test pits (STP-01 and -02), each measuring 50x50 centimeters (cm) and excavated in 10-cm levels, were placed on the hill, which was



Figure 3. *Left:* northwestern portion of the project area prior to the archaeological excavations, view to the north; *right:* southeastern portion of the project area prior to the archaeological excavations, view to the north (photographs taken on December 3, 2025).

inaccessible to the backhoe (Figure 2). STP-01 was excavated to a depth of 40 cm, while STP-02 reached a depth of 30 cm. The excavated soils, made up of moist silty clay loam, were screened through a 1/8-inch hardware mesh. A single lithic core was recovered from STP-01 at the depth of 0-10 cm (Figure 4). The weathered, single directional blade basalt core, used to manufacture small, expedited tools such as blades and scrapers, likely dates to the Late Prehistoric Period. The core exhibits at least five detachment scars. The proximal end shows two areas that suffered from an over strike, shattering the platforms, while two of the detachment scars on the vertical surface appear to have been unintentional. The core is brownish tan in color, which may have been caused by excessive exposure to water with a high sodium content.



Figure 4. *Left*: STP-01, view to the west; *right*: lithic artifact found in STP-01, a single directional blade basalt core (photographs taken on December 3 and 11, 2025).

The backhoe test pits (TP-01, -02, and -03) were excavated on open land to the northwest of the Civic Arts Plaza (Figure 2). They measured approximately 1.5x1 meters (m) in dimension and were excavated to a depth of 1.5 m. All three of the test pits contained previously disturbed soil in the top 20-60 cm. Samples of the excavated soil were screened through 1/4-inch and/or 1/8-inch hardwire meshes to look more closely for cultural remains. No artifacts were recovered from these test pits.

The backhoe trenches (TR-01, -02, and -03), each measuring approximately 10 m in length and 1 m in width, were excavated in 5-m segments and were strategically placed to assess the archaeological sensitivity in the northwestern portion of the project area (Figure 2). Each trench was excavated in 50-cm levels to the total depth of 1.5 m. The excavated soils and sidewalls were closely inspected at all times for evidence of cultural material. Samples of the excavated soil were screened through 1/2-inch, 1/4-inch, and/or 1/8-inch hardwire meshes. A single lithic flake was recovered from TR-02 at the depth of 40-50 cm (Figure 5). It is a small tertiary flake of basalt that has detachment scars on the ventral and dorsal surfaces. The proximal end exhibits a partial bulb of percussion. No platform was found on the proximal end. Feather termination on the distal end was observed.

Based on trench sidewall profiles, soil stratigraphy in the northwestern portion of the project area appears to be relatively uniform, with the top 0-20 cm of soil consisting of moist, fine silty loam. Below this stratum is medium-compacted silty clay loam with small rocks, and compacted sandy loam with small rocks was found at the maximum depth of the trenches. TR-03, which featured silty to sandy loam, contained a fair amount of modern construction debris, likely from a building that was at this location up to 2005 (NETR 1947-2022). In the backhoe test pits, sidewall profiles suggest that the soil has been disturbed up to 60 cm in depth, with crushed gravel found in TP-01, crushed gravel and asphalt fragments found up to 30 cm in TP-02, and modern refuse found up to 20 cm in TP-03.

Discussion

The resurvey and exploratory excavations conducted during this study encountered very little evidence of subsurface archaeological remains from either the prehistoric or the historic period. In all, two lithic artifacts were recovered, a single lithic core from STP-01 and a single lithic flake from



Figure 5. *Left*: TR-02, view to the north; *right*: lithic artifact found in TR-02, small, a basalt tertiary flake (photographs taken on December 3 and 10, 2025).

TR-02, but no other artifacts or any archaeological features were found in any of the excavation units, in the back-dirt, or in the screened soil samples. These minor finds, the only known remnants of the once extensive prehistoric artifact scatter, contribute little to the potential historical/archaeological significance of what is left of Site 56-000654 today.

At the commencement of this XPI program, the research design prepared for the study outlined six research questions that any substantial findings at Site 56-000654 could contribute important data to:

- **Chronology:** What is the temporal range of the indigenous occupation? Radiocarbon dating, diagnostic artifacts, and stratigraphy could help refine the local cultural sequence.
- **Resource Procurement and Subsistence Strategies:** How did indigenous groups utilize oak groves, seasonal water sources, and faunal resources? The study might yield evidence of acorn processing, hunting, and plant gathering in both upland and riparian zones.
- **Settlement Patterns:** Where were habitation sites located relative to water, ridgelines, and resource zones? The investigation might help determine whether seasonal mobility or long-term village occupation predominated.
- **Technology:** What lithic technologies were employed in the Thousand Oaks area, and how do they compare to coastal assemblages? The study might also produce evidence of specialized tools for plant processing, hunting, or woodworking.
- **Interregional Trade and Travel:** Is there evidence of exchange with coastal, inland, or Channel Island communities? The presence of materials not available from local sources would shed light on the movement of people and goods in and around the Thousand Oaks/Conejo Valley area.
- **Social Organization:** What features—such as hearths, burials, or communal structures—might indicate social stratification or ceremonial activity? Such features, if found, might help illustrate how social structures evolved during the transition from indigenous to Spanish, Mexican, and American periods.

Unfortunately, the XPI program did not yield sufficient findings to provide new and useful information to address these research questions. The only artifacts recovered, the core and the flake, are both common by-products of tool-making throughout prehistoric times, and the lithic material, basalt, is widely available in the Thousand Oaks/Conejo Valley area. Due to the lack of diagnostic artifacts or any archaeological features, the recent findings from Site 56-000654 hold little potential for any important archaeological data for the study of local and regional prehistory. As such, the remnants of the site in the project area do not appear to meet the criteria for listing in the California Register of Historical Resources and do not qualify as a “historical resource” or a “unique archaeological resource” for CEQA-compliance purposes. The potential impact of the proposed project on the site, therefore, would not constitute “a substantial adverse change in the significance of a historical resource” (PRC §21084.1).

Meanwhile, the portions of the project area explored during this study, which appeared to be less disturbed upon surface observation, were proved to have undergone substantial past disturbances as well, as the profiles of the trenches and test pits demonstrate. In the northwestern portion of the project area, evidence of disturbance was discovered as much as 60 cm below surface, exceeding the depths of the artifacts recovered during the excavations. In the southeastern portion, while the

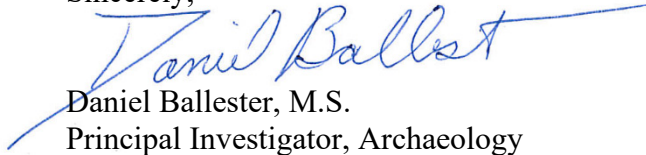
subsurface sediments appear to be relatively undisturbed, both archaeological evidence and historical aerial photographs (NETR 1947-2022) suggest that the current ground surface represents the result of soil removal during the Jungleground era. Neither location, therefore, retains the unaltered original surface soils from the prehistoric or early historic period.

Conclusion and Recommendation

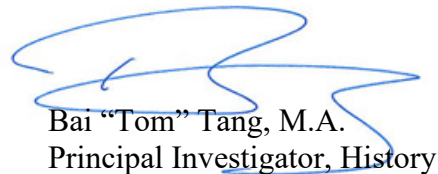
Based on these findings and the results of the recent Phase I study, CRM TECH recommends to the City of Thousand Oaks a conclusion that no “historical resources” or “unique archaeological resources” are known to be present within the project area. Accordingly, the City may reach a determination of *No Impact* on cultural resources. However, in light of the demonstrated sensitivity of the general location for archaeological remains from the prehistoric period, CRM TECH further recommends that all earth-moving operations in the project area be monitored by a qualified archaeologist and a Native American monitor from the local tribes. Under this condition, the project may be cleared to proceed in compliance with CEQA provisions for cultural resources.

Thank you for this opportunity to be of service. If you have any questions or need further information regarding the research results presented above, please do not hesitate to contact our office.

Sincerely,



Daniel Ballester, M.S.
Principal Investigator, Archaeology



Bai “Tom” Tang, M.A.
Principal Investigator, History

References Cited:

NETR (Nationwide Environmental Title Research) Online

1947-2022 Aerial/satellite photographs of the project vicinity; taken in 1947, 1952, 1959, 1965, 1967, 1980, 1985, 1989, 1992-2000, 2002, 2005, 2009, 2010, 2012, 2014, 2016, 2018, 2020, and 2022. <http://www.historicaerials.com>.

Tang, Bai “Tom,” Terri Jacquemain, Elizabeth Beckner, and Hunter O’Donnell

2005 Historical/Archaeological Resources Survey Report: Downtown Thousand Oaks Project, City of Thousand Oaks, Ventura County, California. Report prepared by CRM TECH for CSG Consultants, Inc..

APPENDIX 1 PERSONNEL QUALIFICATIONS

PRINCIPAL INVESTIGATOR, ARCHAEOLOGY Daniel Ballester, M.S., RPA (Registered Professional Archaeologist)

Education

- 2013 M.S., Geographic Information System (GIS), University of Redlands, California.
1998 B.A., Anthropology, California State University, San Bernardino.
1997 Archaeological Field School, University of Las Vegas and University of California, Riverside.
1994 University of Puerto Rico, Rio Piedras, Puerto Rico.
- 2021 An Introduction to Geoarchaeology: How Understanding Basic Soils, Sediments, and Landforms Can Make You a Better Archaeologist; Society for American Archaeology online seminar.
2007 Certificate in Geographic Information Systems (GIS), California State University, San Bernardino.
2002 Historic Archaeology Workshop; presented by Richard Norwood, Base Archaeologist, Edwards Air Force Base, at CRM TECH, Riverside, California.

Professional Experience

- 2025- Principal Investigator, CRM TECH, Riverside/Colton, California.
2002-2024 Field Director/GIS Specialist, CRM TECH, Riverside/Colton, California.
2011-2012 GIS Specialist for Caltrans District 8 Project, Garcia and Associates, San Anselmo, California.
2009-2010 Field Crew Chief, Garcia and Associates, San Anselmo, California.
2009-2010 Field Crew, ECorp, Redlands.
1999-2002 Project Archaeologist, CRM TECH, Riverside, California.
1998-1999 Field Crew, K.E.A. Environmental, San Diego, California.
1998 Field Crew, A.S.M. Affiliates, Encinitas, California.
1998 Field Crew, Archaeological Research Unit, University of California, Riverside.

Cultural Resources Management Reports

Field Director, co-author, and contributor to numerous cultural management reports since 2002.

Memberships

Society for American Archaeology; Society for California Archaeology.

PRINCIPAL INVESTIGATOR, HISTORY
Bai “Tom” Tang, M.A.

Education

- 1988-1993 Graduate Program in Public History/Historic Preservation, University of California, Riverside.
- 1987 M.A., American History, Yale University, New Haven, Connecticut.
- 1982 B.A., History, Northwestern University, Xi’an, China.
- 2000 “Introduction to Section 106 Review,” presented by the Advisory Council on Historic Preservation and the University of Nevada, Reno.
- 1994 “Assessing the Significance of Historic Archaeological Sites,” presented by the Historic Preservation Program, University of Nevada, Reno.

Professional Experience

- 2002- Principal Investigator, CRM TECH, Riverside/Colton, California.
- 1993-2002 Project Historian/Architectural Historian, CRM TECH, Riverside, California.
- 1993-1997 Project Historian, Greenwood and Associates, Pacific Palisades, California.
- 1991-1993 Project Historian, Archaeological Research Unit, University of California, Riverside.
- 1990 Intern Researcher, California State Office of Historic Preservation, Sacramento.
- 1990-1992 Teaching Assistant, History of Modern World, University of California, Riverside.
- 1988-1993 Research Assistant, American Social History, University of California, Riverside.
- 1985-1988 Research Assistant, Modern Chinese History, Yale University.
- 1985-1986 Teaching Assistant, Modern Chinese History, Yale University.
- 1982-1985 Lecturer, History, Xi’an Foreign Languages Institute, Xi’an, China.

Cultural Resources Management Reports

Preliminary Analyses and Recommendations Regarding California’s Cultural Resources Inventory System (with Special Reference to Condition 14 of NPS 1990 Program Review Report). California State Office of Historic Preservation working paper, Sacramento, September 1990.

Numerous cultural resources management reports with the Archaeological Research Unit, Greenwood and Associates, and CRM TECH, since October 1991.

PROJECT ARCHAEOLOGIST/FIELD CREW CHIEF
Hunter C. O'Donnell, B.A.

Education

- 2016-2015 M.A. Program, Applied Archaeology, California State University, San Bernardino.
B.A. (*cum laude*), Anthropology, California State University, San Bernardino.
- 2012 A.A., Social and Behavioral Sciences, Mt. San Antonio College, Walnut, California.
- 2011 A.A., Natural Sciences and Mathematics, Mt. San Antonio College, Walnut, California.

- 2014 Archaeological Field School, Santa Rosa Mountains; supervised by Bill Sapp of the United States Forest Service and Daniel McCarthy of the San Manuel Band of Mission Indians.

Professional Experience

- 2022-2017- Field Crew Chief, CRM TECH, Colton, California.
Project Archaeologist, CRM TECH, Colton, California.
- 2016-2018 Graduate Research Assistant, Applied Archaeology, California State University, San Bernardino.
- 2016-2017 Cultural Intern, Cultural Department, Pechanga Band of Luiseño Indians, Temecula, California.
- 2015 Archaeological Intern, U.S. Bureau of Land Management, Barstow, California.
- 2015 Peer Research Consultant: African Archaeology, California State University, San Bernardino.

PROJECT ARCHAEOLOGIST
Jayson A. Bonilla, B.A.

Education

- 2024 B.A., Anthropology, University of California, Riverside.
- 2022 A.A., Anthropology and Physical Sciences, and A.S., Biological Sciences, Long Beach City College, Long Beach.

- 2023 Undergraduate Independent Studies: Digital Drawing of Archaeological Features, University of California, Riverside.

Professional Experience

- 2024-2022-2022 Project Archaeologist, CRM TECH, Colton, California.
Volunteer, OC Parks, Irvine, California.
- 2015-2019 Infantry, U.S. Army, Fort Hood, Texas.

PROJECT ARCHAEOLOGIST
Nicolena “Niki” Berry, B.A.

Education

- 2022- M.A. Program, Applied Archaeology, California State University, San Bernardino.
- 2010- M.A. Program, Anthropology, California State University, Fullerton (coursework completed).
- 2006 B.A., Anthropology, California State University, San Bernardino.

Professional Experience

- 2023- Project Archaeologist, CRM TECH, Colton, California.
- 2023 Field Technician, Statistical Research Inc., Redlands, California.
- 2022 Intern, Natural History Museum of Los Angeles County, Los Angeles, California.
- 2010-2017 Field Crew, Yukon College, Yukon Territory, Canada.
- 2008 Field Student, California State University, Fullerton.

Professional Memberships

Society for American Archaeology; Center for the Study of the First Americans.

PROJECT ARCHAEOLOGIST
Melissa A. Portilla, B.A.

Education

- 2023 A.A. (*cum laude*), Anthropology, Fullerton College.
- 2019 B.A., Ancient History: Classics, University of Hawaii, Manoa.

Professional Experience

- 2023- Project Archaeologist, CRM TECH, Colton, California.
- 2023-2024 Project Archaeologist, Psomas, Pasadena, California.
- 2020 Collections Assistant, Museum of Us, San Diego, California.

PROJECT ARCHAEOLOGIST
Salvadore Z. Boites, M.A.

Education

2013 M.A., Applied Anthropology, California State University, Long Beach.
2003 B.A., Anthropology/Sociology, University of California, Riverside.
1996-1998 Archaeological Field School, Fullerton Community College, Fullerton, California.

Professional Experience

2014- Project Archaeologist, CRM TECH, Colton, California.
2010-2011 Adjunct Instructor, Anthropology, Everest College, Anaheim, California.
2003-2008 Project Archaeologist, CRM TECH, Riverside/Colton, California.
2001-2002 Teaching Assistant, Moreno Elementary School, Moreno Valley, California.
1999-2003 Research Assistant, Anthropology Department, University of California, Riverside.

Research Interests

Cultural Resource Management, Applied Archaeology/Anthropology, Indigenous Cultural Identity, Poly-culturalism.

APPENDIX 2

SITE RECORD UPDATE

33-000654 (CA-VEN-654)

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