

Appendix F

Historical/Archaeological Resources Survey Report

HISTORICAL/ARCHAEOLOGICAL RESOURCES SURVEY REPORT

DOWNTOWN THOUSAND OAKS PROJECT

**City of Thousand Oaks
Ventura County, California**

For Submittal to:

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Title: Historical/Archaeological Resources Survey Report: Downtown Thousand Oaks Project, City of Thousand Oaks, Ventura County, California

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USGS Quadrangle: Thousand Oaks, Calif., 7.5’ (Rancho El Conejo land grant; T1N R19W, SBBM)

Project Size: Approximately 17.68 acres

Keywords: Conejo Valley, Southern Ventura County; Phase I cultural resources survey; Sites 4267-1H, -2H, and -3H (temporary designations): commercial buildings at 1934, 1938, and 1948 E. Thousand Oaks Boulevard; Site 56-000654 (CA-VEN-654): prehistoric habitation area/Jungleland animal park; Extended Phase I excavations recommended due to sensitivity for prehistoric archaeological remains

EXECUTIVE SUMMARY

Between April and October 2025, at the request of CSG Consultants, Inc., CRM TECH performed a cultural resources study on approximately 17.68 acres of urban land in the City of Thousand Oaks, Ventura County, California. The subject property of the study consists of 16 parcels, namely Assessor's Parcel Numbers (APNs) 670-0-181-090, 670-0-181-110, 670-0-181-140, 670-0-181-235, 670-0-181-250, 670-0-181-260, 670-0-181-270, 670-0-181-340, 670-0-181-350, 670-0-181-360, 670-0-182-060, 670-0-182-190, 670-0-182-210, 670-0-182-220, 670-0-182-230, and 671-0-240-450, as well as portions of APNs 670-0-182-050 and 671-0-240-460 and portions of the public rights-of-way for Thousand Oaks Boulevard, Dallas Drive, and Oakwood Drive. It is 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.

The study is a part of the environmental review process for the proposed Downtown Thousand Oaks Project, which calls for the demolition of three commercial buildings, partial reconstruction and expansion of existing buildings at the Civic Arts Plaza, construction of five new buildings, and road access reconfiguration, along with hardscaping, landscaping, and other infrastructure improvement. The City of Thousand Oaks, as the lead agency for the project, required the study pursuant to the California Environmental Quality Act (CEQA). The purpose of the study is to provide the City with the necessary information and analysis to determine whether the project would cause a substantial adverse change to any "historical resources," as defined by CEQA, that may exist in the project area. In order to identify such resources, CRM TECH conducted a cultural resources records search, initiated a Native American Sacred Lands File search, pursued historical background research, and carried out an intensive-level field survey.

As a result of these research procedures, a previously recorded archaeological site, 56-000654 (CA-VEN-654), was found to be lying partially within the project area, and three commercial buildings from the historic period were also identified, including an auto service shop, a former tavern, and a former Taco Bell restaurant at 1934, 1938, and 1948 Thousand Oaks Boulevard, respectively. Constructed between 1955 and 1968, the three buildings meet the age threshold for consideration as potential "historical resources." As such, they were recorded into the California Historical Resources Inventory during this study under the temporary designations of 4267-1H to -3H, pending assignment of permanent identification numbers. All three buildings were evaluated for historical significance and found ineligible for listing in the California Register of Historical Resources or for local historical designation. Therefore, they do not constitute "historical resources" for CEQA-compliance purposes.

Originally recorded in the 1970s, 56-000654 is a large archaeological site consisting primarily of artifact deposits from a prehistoric village or a seasonal habitation area, but it also includes the remnants of an animal-themed public attraction, Jungleland, that was in operation at this location in 1929-1969. With the removal of nearly all physical features of Jungleland and subsequent redevelopment of its former site, 56-000654 retain little integrity today to relate to the history of Jungleland or to yield important archaeological data for the study of this subject. As a result, the historic-period element of Site 56-000654 demonstrates little potential for any significance.

The prehistoric element of Site 56-000654 has lost much integrity through past development, including the construction of the Civic Arts Plaza in the project area in the 1990s. The core component of the

site as recorded in the 1970s-1980s was evaluated through an archaeological testing program in 1986, prior to the Civic Arts Plaza project, and was found not to constitute a unique archaeological resource. Mitigative data recovery was subsequently carried out, and that portion of the site was removed during the Civic Arts Plaza project under archaeological monitoring.

However, a more recent archaeological monitoring program in 2004-2005, focused on the adjacent property, observed additional prehistoric archaeological remains on the surface within the current project area and expanded the site boundary to encompass the entire southern portion of the project area. At the end of that study, it was recommended that further archaeological testing and monitoring be conducted on the newly incorporated areas of the site to detect subsurface archaeological deposits. During this study, two possible prehistoric artifacts, a large clam shell and a potential lithic core, were noted on the surface, but both of them occurred in heavily disturbed context and did not appear to be *in situ*. In fact, the surface and near-surface soils in the project area have been so thoroughly disturbed by past development activities that they bear very little correlation with the presence or absence of prehistoric cultural remains in buried deposits.

At the present time, no prehistoric archaeological remains of potential significance are known to be present in the portion of Site 56-000654 lying within the project boundaries. However, the presence or absence of buried prehistoric archaeological remains in areas where the subsurface sediments have not been explored or extensively disturbed in the past cannot be determined on the basis of the surface observations. In particular, the undeveloped area along the southwestern edge of the project area and the open field to the northwest of Dallas Drive should be considered relatively sensitive for buried cultural deposits associated with the site. Due to the uncertainty regarding such deposits, the archaeological data potential—and the significance—of the remaining portion of Site 56-000654 in the project area cannot be determined without further archaeological investigations.

In order to complete the identification of “historical resources” within the project area in compliance with CEQA, CRM TECH recommends that a subsurface archaeological exploration program, commonly known as an Extended Phase I study, be implemented in the aforementioned portions of the project area through the excavation of backhoe trenches and/or shovel test pits prior to the commencement of the project. Further recommendations regarding the treatment of the remaining portion of Site 56-000654 in the project area will be formulated based on the results of the Extended Phase I study. If potentially significant cultural deposits are unearthed during the subsurface exploration, systematic archaeological test excavations, known as a Phase II study, will become necessary at and near the locations of such finds.

No additional cultural resources investigations are recommended for Sites 4267-1H to -3H. However, in light of the demonstrated sensitivity of the project location for buried prehistoric cultural remains, CRM TECH further recommends that all future earth-moving operations associated with the proposed project be monitored by a qualified archaeologist. The monitoring program should be coordinated with the nearby Native American groups, who may wish to participate. Any human remains or possible human remains discovered during the Extended Phase I study or the monitoring program will need to be treated in accordance with Health and Safety Code §7050.5 and Public Resources Code §5097.98. Under these conditions, CRM TECH further recommends to the City of Thousand Oaks a finding of *Less Than Significant Impact with Mitigation Incorporated* regarding “historical resources” within the project area.

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INTRODUCTION

Between April and October 2025, at the request of CSG Consultants, Inc., CRM TECH performed a cultural resources study on approximately 17.68 acres of urban land in the City of Thousand Oaks, Ventura County, California (Fig. 1). The subject property of the study consists of 16 parcels, namely Assessor's Parcel Numbers (APNs) 670-0-181-090, 670-0-181-110, 670-0-181-140, 670-0-181-235, 670-0-181-250, 670-0-181-260, 670-0-181-270, 670-0-181-340, 670-0-181-350, 670-0-181-360, 670-0-182-060, 670-0-182-190, 670-0-182-210, 670-0-182-220, 670-0-182-230, and 671-0-240-450, as well as portions of APNs 670-0-182-050 and 671-0-240-460 and portions of the public rights-of-way for Thousand Oaks Boulevard, Dallas Drive, and Oakwood Drive. It is 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 Canejo land grant lying within what would be Section 14 of Township 1 North, Range 19 West, San Bernardino Baseline and Meridian (Figs. 2, 3).

The study is a part of the environmental review process for the proposed Downtown Thousand Oaks Project, which calls for the demolition of three commercial buildings, partial reconstruction and expansion of existing buildings at the Civic Arts Plaza, construction of five new buildings, and road access reconfiguration, along with hardscaping, landscaping, and other infrastructure improvement. The City of Thousand Oaks, as the lead agency for the project, required the study pursuant to the California Environmental Quality Act (CEQA; PRC §21000 et seq.). The purpose of the study is to provide the City with the necessary information and analysis to determine whether the project would cause a substantial adverse change to any "historical resources," as defined by CEQA, that may exist in the project area. In order to identify such resources, CRM TECH conducted a cultural resources records search, initiated a Native American Sacred Lands File search, pursued historical background research, and carried out an intensive-level field survey. The following report is a complete account of the methods, results, and final conclusion of the study. Personnel who participated in the study are named in the appropriate sections below, and their qualifications are provided in Appendix 1.

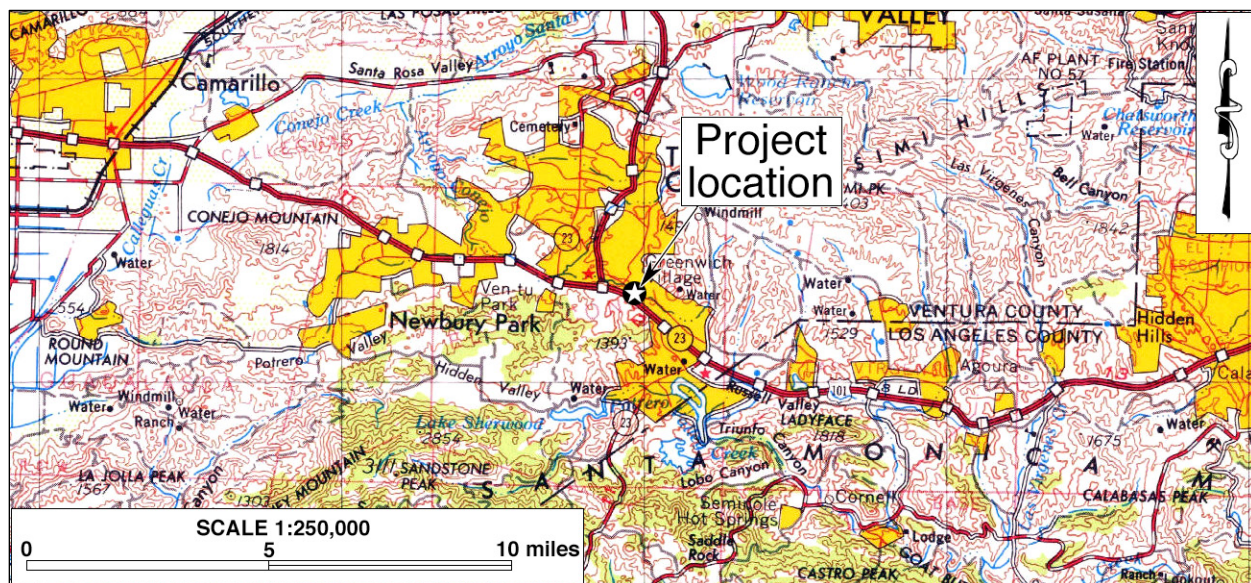


Figure 1. Project vicinity. Based on USGS Los Angeles, Calif., 120'x60' quadrangle (USGS 1975).

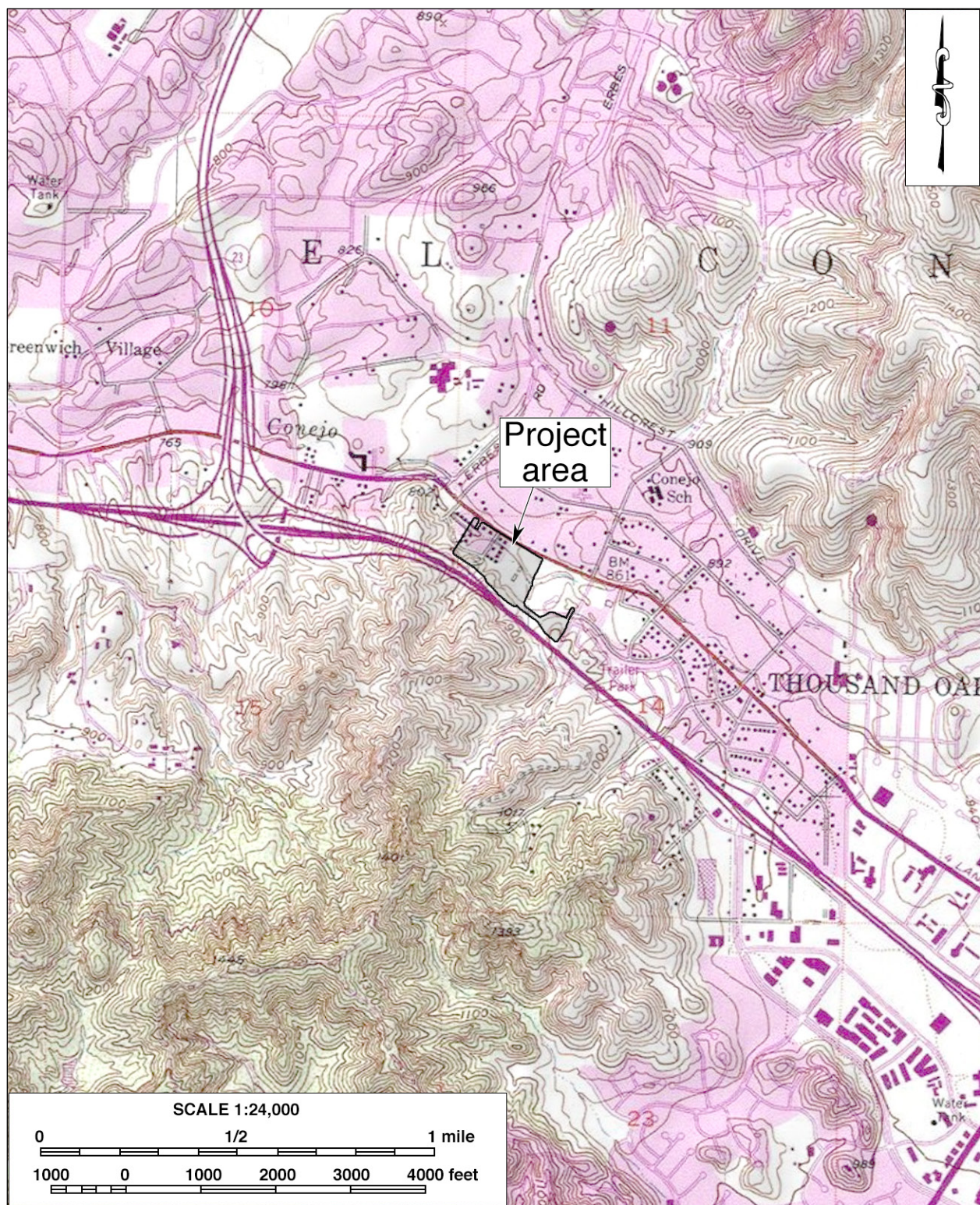


Figure 2. Project location. Based on USGS Thousand Oaks, Calif., 7.5' quadrangle (USGS 1985).



Figure 3. Recent satellite image of the project area. Based on Google Earth imagery.

SETTING

CURRENT NATURAL SETTING

The project area is situated on the southern edge of the urbanized core of the City of Thousand Oaks, an urban community in the eastern portion of the Conejo Valley region in southern Ventura County. The Mediterranean climate of the Conejo Valley is typical of coastal southern California, characterized by warm, dry summers and cool, rainy winters. The mean minimum temperature in winter is 47°F and the mean maximum temperature in summer reaches 78°F. The average annual precipitation in the Thousand Oaks area is approximately 16 inches, most of which occurs between December and March.

The irregularly shaped project area is oriented generally northwest-southeast along U.S. Route 101 and Thousand Oaks Boulevard. It is centered around the existing buildings of the Civic Arts Plaza, including the Thousand Oaks civic center (Figs. 3, 4). Three commercial buildings occupy the northern edge of the project area, along Thousand Oaks Boulevard, while the rest of the land is



Figure 4. Typical landscapes in the project area. *Clockwise from upper left:* Civic Arts Plaza, view to the south; Fred Kavli Theater, view to the southwest; southwestern edge near U.S. Route 101, view to the south; open area on the west side of project area, view to the northeast. (Photographs taken on August 5, 2025).

currently vacant (Figs. 3, 4). The Lakes Shopping Center lies adjacent to the southeast, and to the northwest is a mixture of residential and commercial properties. Elevation ranges approximately between 815 feet and 890 feet above mean sea level, the highest point across the natural landscape being at the top of a hill in the southerly corner of the project area. Much of the vegetation in the project area today consists of introduced landscaping plants such as eucalyptus and pepper trees, especially around the Civic Arts Plaza, while native valley and coast live oak trees are found in the less disturbed areas, along with buckwheat and sage brush.

CULTURAL SETTING

Archaeological Context

It is widely acknowledged that human occupation in what is now the State of California began 8,000-12,000 years ago, or even earlier. In order to understand Native American cultures before European contact, archaeologists have devised chronological frameworks that endeavor to correlate the observable technological and cultural changes in the archaeological record to distinct periods of time. Several schemes have been developed for southern California, often based on a particular site or area studies. At the general level, most archaeologists tend to follow a chronology adapted from a scheme developed by William J. Wallace in 1955 and subsequently modified by others (Wallace 1955; 1978; Warren 1968; Chartkoff and Chartkoff 1984; Moratto 1984). Although the beginning and ending dates of the different horizons or periods may vary, the general framework of prehistory in this region under this chronology consists of the following periods:

- The Late Pleistocene Period (pre-10000 B.C.) or the “Early Man” period, which is considered the earliest period of time when people would have inhabited southern California, ending roughly with the Pleistocene Epoch;
- Early Hunting Stage (ca. 10000-6000 B.C.), which was characterized by human reliance on big game animals, as evidenced by large, archaic-style projectile points and the relative lack of plant-processing artifacts;
- Millingstone/“Intermediate” Horizon (ca. 6000 B.C.-1000 A.D.), when plant foods and small game animals came to the forefront of subsistence strategies, and from which a large number of millingstones, especially heavily used, deep-basin metates, were left;
- Late Prehistoric Period (ca. 1000-1500 A.D.), during which a more complex social organization, a more diversified subsistence base—as evidenced by smaller projectile points, expedient milling stones and, later, pottery—and regional cultures and tribal territories began to develop;
- Protohistoric Period (ca. A.D. 1500-1700s), which ushered in long-distance contact with Europeans and led to the historic period.

Evidence of lifeways during these prehistoric periods is mostly gleaned and hypothesized through interpretations of the archaeological record. In general, the prehistory of southern California, especially the coastal regions, is thought to have been one of increasing populations and increasing social complexity. People adapted to changing environmental conditions and used and developed technologies to better exploit the resources to survive and maintain their culture. As populations increased, societies had to develop ways to deal with the extensive numbers of people, in their own group as well as outsiders.

Ethnohistorical Context

Systematic studies of Native Americans in southern California did not occur until the late 1800s and later. Thus, much of what is known about the Native American cultures in southern California came from interviews with people discussing what they remembered about their childhood and what they remembered their older relatives telling them about earlier ways of life. By talking with many people and by researching early—mostly Spanish—documents, and by reviewing the archaeological record, ethnographers have put together a picture of many aspects of Native American culture in at least the Late Prehistoric and the Protohistoric periods.

The project area lies in an area where the traditional territories of the Chumash and the Gabrielino/Tongva, and likely also that of the Tataviam, adjoined and overlapped with one another, at least during the Late Prehistoric and Protohistoric periods. The homeland of the Chumash was primarily the coastal region from Morro Bay in the north to Malibu Canyon in the south, including the Santa Barbara Channel Islands, and inland to the San Joaquin and Simi Valleys (Grant 1978a). The homeland of the Gabrielino/Tongva was centered in the Los Angeles Basin, along the coast from Aliso Creek in the south to Topanga Creek in the north, reaching as far east as the San Bernardino-Riverside area (Bean and Smith 1978). The Tataviam held a smaller territory along the upper Santa Clara River drainage, primarily on the south-facing slopes of the Liebre and Sawmill mountains (King and Blackburn 1978).

Although the Chumash occupied a large territory and resource base, most of the available information describing the Chumash people and lifeways primarily deals with the coastal and island populations (Grant 1978a; King 1981). The environment afforded the Chumash a rich resource base, and their subsistence patterns included the gathering of plants and hunting of land animals but were based more on marine resources. The consistent procurement of fish and marine mammals, as well as the movement of cargo and people to and from the Channel Islands, was enabled by the *tomol*, or plank canoe (Gamble 2002). The Chumash and the Gabrielino/Tongva are the only North American Indian Tribes known to construct and use the plank canoe prior to European contact (Gamble 2002). Other material culture produced by the Chumash included steatite and sandstone bowls, mortars and pestles, basketry, and strings of shell money made from Olivella shells and Pismo clam shells (Grant 1978b; Romero 2010).

Pre-contact Chumash population estimates range from 8,000 to 20,000, scattered among an estimated 26 to 46 villages (Grant 1978a). However, the establishment of five Spanish missions, between 1772 and 1804, began a rapid decline of indigenous cultures and customs, and by the early 1800s virtually all of the Chumash population had been incorporated into the mission system (Grant 1978a). A decline in population began under Spanish rule (1769-1822) and continued through the Mexican and early American Periods (Kroeber 1925; Grant 1978a). Although many organized bands of Chumash descendants exist today throughout southern and central California, only the Santa Ynez Band of Chumash Indians is federally recognized (Santa Ynez Band of Chumash Indians 2010).

The present-day Thousand Oaks area is also known to have also been frequented by the Gabrielino/Tongva, a Takic-speaking people who are considered the most populous ethnic group in pre-contact southern California (Bean and Smith 1978:538). Unfortunately, most Gabrielino/Tongva cultural practices had declined long before systematic ethnographic studies were instituted. Today, the

leading ethnographic sources on Gabrielino/Tongva culture are Bean and Smith (1978), Miller (1991), and McCawley (1996), on which most of the following discussion is based.

In equilibrium with the natural environment, different groups of the Gabrielino/Tongva adopted different types of subsistence economy, albeit all based on some combination of gathering, hunting, and/or fishing. The coastal groups relied primarily on the abundant marine resources available, while in the inland areas, the predominant food sources were acorns, sage, deer, and various small animals, including birds. Because of the similarities to other southern California tribes in economic activities, inland Gabrielino/Tongva groups' industrial arts, dominated by basket weaving, demonstrated no substantial difference from those of their neighbors. Coastal Gabrielino/Tongva material culture, on the other hand, reflected an elaborately developed artisanship most recognized through the medium of steatite.

As early as 1542, the Gabrielino/Tongva were in contact with the Spanish during the historic expedition of Juan Rodríguez Cabrillo, but it was not until the late 1700s that the Spaniards took steps to colonize Gabrielino/Tongva territory. Shortly afterwards, most of the Gabrielino/Tongva people were incorporated into Mission San Gabriel and other missions in southern California. Due to introduced diseases, dietary deficiencies, and forceful reduction, Gabrielino/Tongva population dwindled rapidly. By 1900, they had almost ceased to exist as a culturally identifiable group. In recent decades, however, there has been a renaissance of Native American activism and cultural revitalization among a number of groups of Gabrielino/Tongva descendants.

Historical Context

Spanish colonization activities in the Los Angeles-Ventura-Santa Barbara region began officially in 1771, with the establishment of Mission San Gabriel in what is now Montebello. Ten years later, in an effort to ease dependence on the mission, the Spanish governor of Alta California recruited several dozen poor farmers from Mexico to take up residence on a patch of land later to be known as Los Angeles (Bean and Rawls 1988:33). Shortly after that, in March 1782, Mission San Buenaventura, the first non-Native settlement in present-day Ventura County, was founded by Franciscan friar Junipero Serra and named after St. Bonaventure, a 13th century theologian (Gudde 1998:410).

Settlement in the Los Angeles-Ventura-Santa Barbara region was encouraged by the Spanish colonial government's concession of vast tracts of land, or ranchos, to soldiers set to retire from service (Ethington 2005). In present-day Ventura County, these included the enormous 113,009-acre Rancho Simi, formally Rancho San José de Nuestra Señora de Altagarcia y Simi, which was granted to the Pico brothers in 1795. After Mexico gained independence from Spain in 1822, the land grant was confirmed by the Mexican authorities in 1842. With the U.S. annexation of Alta California in 1848, it was again confirmed by the U.S. Public Land Commission in 1852.

American settlers flooded California during the second half of the 19th century, partly due to the discovery of gold and other precious metals in the Sierra Nevada in 1848, which increased demand for beef and other cattle products throughout the state. Cattle raising was a wildly lucrative business that provided the scaffolding for the economic and social growth and formed the basis for private property development in most of southern California during the early decades of the American

period, just as it did in the Spanish and Mexican periods. In 1861, a post office was established for the small town that had formed around Mission San Buenaventura, and the name was eventually shortened to simply “Ventura” (Gudde 1998:410). In 1872, it became the county seat of newly created Ventura County, formerly a part of Santa Barbara County (Gudde 1998:410.).

Shortly after the county seat for Ventura County was established, the Southern Pacific Railroad reached southern California in 1876, followed by the competing Atchison, Topeka and Santa Fe Railway in 1883-1885. The completion of the two transcontinental railways provided a new catalyst for economic development in southern California, based in land sales and speculations. Towns by the dozens sprang up all around Los Angeles, refining the transportation corridors and commuting patterns that took shape as suburban development spread rapidly outward. The first rail line across Ventura County, the Coast Line branch of the Southern Pacific Railroad, was completed in 1888 (Storke 1891:183-194).

Closer to the project area, the Conejo Valley experienced Westernized land development in 1803 when the Spanish government granted Rancho El Conejo to Ignacio Rodriguez and José Polanco (Stagecoach Inn Museum n.d.). In 1822, Polanco abandoned his claim, which was then granted to José de la Guerra, and his interest in the rancho was eventually sold to John Edwards and Howard W. Mills in 1872 (Stagecoach Inn Museum n.d.). Two years later, Egbert Starr Newbury purchased over 2,000 acres of Rancho El Conejo land from Edwards and Mills, including the present-day site of the Thousand Oaks Civic Arts Plaza (Stagecoach Inn Museum n.d.).

Throughout the late 1800s to the early 1900s, land in the Conejo Valley saw continued use primarily as ranches and farms, and Newbury’s ranch, known as Newbury Park, was eventually sold to Greenbury Crowley in 1887. By the mid-1920s, Louis and Kathleen Goebel purchased the Newbury/Crowley land, and in 1929, they opened Goebel’s Lion Farm, later known as Jungleland (Richards 2004; *Conejo Valley Guide* 2025). Further subdivision of the former farmland in the region during the mid-20th century spurred residential growth, and Conejo Valley became one of the fastest growing communities in Southern California.

In 1964, the City of Thousand Oaks was incorporated and named after the many oak trees in the area (City of Thousand Oaks n.d.[a]). A few years later, Jungleland closed its gates in 1969 (*Conejo Valley Guide* 2025). The land stood vacant for 25 years until the early 1990s, when the Thousand Oaks Civic Arts Plaza was constructed at the location where Jungleland once stood. Today, through the Thousand Oaks Downtown Project, the City seeks to redefine the plaza to incorporate a variety of uses and gathering places for people of all ages, including diverse shopping, restaurant, entertainment, and nightlife options (City of Thousand Oaks n.d.[b]).

RESEARCH METHODS

HISTORICAL/ARCHAEOLOGICAL RESOURCES RECORDS SEARCH

The historical/archaeological resources records search for this study was conducted by CRM TECH archaeologist Nina Gallardo on May 5, 2025, at the South Central Coastal Information Center (SCCIC) of the California Historical Resources Information System. Located on the campus of

California State University, Fullerton, SCCIC is the State of California's official cultural resource records repository for Ventura County. During the records search, Gallardo examined the center's digital maps, records, and databases for previously identified cultural resources and existing cultural resources reports within a one-mile radius of the project area. Previously identified cultural resources include properties designated as California Historical Landmarks or Points of Historical Interest as well as those listed in the National Register of Historic Places, the California Register of Historical Resources, or the California Historical Resources Inventory.

SACRED LANDS FILE SEARCH

On April 22, 2025, CRM TECH submitted a written request to the State of California Native American Heritage Commission (NAHC) for a records search in the commission's Sacred Lands File. The NAHC is the State of California's trustee agency for the protection of "tribal cultural resources," as defined by California Public Resources Code §21074, and is tasked with identifying and cataloging properties of Native American cultural value, including places of special religious, spiritual, or social significance and known graves and cemeteries throughout the state. The response from the NAHC is summarized below and attached to this report in Appendix 2.

HISTORICAL BACKGROUND RESEARCH

Historical background research for this study was conducted by CRM TECH archaeologist Hunter O'Donnell and project historian/architectural historian Terri Jacquemain. Sources consulted during the initial historical overview included published literature in local and regional history, United States Geological Survey topographic maps dated 1903-1985, and aerial/satellite photographs taken in 1947-2025, which are available at the Nationwide Environmental Title Research (NETR) Online website and through the Google Earth software. Further research on the ownership and construction history of the buildings in the project area was based on Ventura County real property assessment databases, City of Thousand Oaks building safety records, contemporary newspaper accounts, and online genealogical databases.

FIELD SURVEY

On August 5, 2025, Hunter O'Donnell and CRM TECH archaeologist Melissa Portilla carried out the field survey of the project area. The survey was completed on foot at an intensive level by walking a series of parallel north-south transects spaced 15 meters (approximately 50 feet) apart wherever such regular transects were practicable. In this way, the ground surface in the entire project area was systematically and carefully examined for any evidence of human activities dating to the prehistoric or historic period (i.e., 50 years or older). Other than the areas covered with pavement or dense landscaping, ground visibility was mostly good (90-95%). The hill in the southerly corner has denser natural vegetation growth and moderate visibility (55-65%) at higher elevations above the landscaped slope and drainage.

In conjunction with the archaeological field survey, O'Donnell and Portilla completed a field inspection of the buildings and other built-environment features in the project area, focusing primarily on those that appeared to date to the historic period. To facilitate the proper recordation of the historic-period features, detailed notations and preliminary photo-documentation were taken to

document their structural and architectural characteristics and current conditions. The field observations form the basis of the building descriptions and assist with the historic significance evaluations presented below and in the California Historical Resources Inventory record forms attached to this report in Appendix 3.

RESULTS AND FINDINGS

HISTORICAL/ARCHAEOLOGICAL RESOURCES RECORDS SEARCH

According to SCCIC records, at least eight cultural resources studies have been completed in the past within, partially within, or adjacent to the current project boundaries (Fig. 5). Of the eight studies, one was a linear reconnaissance conducted in 1978 prior to sewer installation along Oakwood Drive. The other seven all pertained to a known prehistoric—i.e., Native American—archaeological site in the project area designated as 56-000654 (CA-VEN-654). Six were carried out between 1986 and 1992 in preparation for the construction of the Civic Arts Plaza, and one was a 2004-2005 monitoring program during construction of The Lakes Shopping Center adjacent to the project area (W and S Consultants 1986; 1989; 1992; Whitley et al. 1986; Simon and Ramsey 1986; Whitley and Simon 1992; Richards and Turner 2005).

Site 56-000654 consists of a prehistoric village or seasonal habitation site that later became the location of the historic-period animal-themed park, Jungleground. Prehistoric cultural remains were first documented in the vicinity in 1970, but it was not until 1979 when the site was formally recorded with extensive artifact scatters found in and near the current project area. Excavations in 1970 yielded 52 artifacts collected from the surface and subsurface (Maxwell 1979; Romani 1982). In the ensuing years, testing, data recovery, and monitoring programs yielded hundreds of additional artifacts from the site, including lithic fragments, a roasting platform, stone tools, projectile points, lithic flakes, bone awls, marine shell, faunal remains, and a fragmentary section of human mandible, along with a concrete block foundation from the historic period and a paleontological find, a mastodon lower jaw fragment (W and S Consultants 1986; 1989; 1992; Whitley et al. 1986; Simon and Ramsey 1986; Whitley and Simon 1992; Richards and Turner 2005).

As currently delineated in SCCIC records, Site 56-000654 covers some 20 acres, including the entire southern portion of the project area and The Lakes Shopping Center, with a discreet group of prehistoric finds reported several hundred to the northwest of the project location and designated CA-VEN-654B (Maxwell 1979; Richards 2004; Szromba 2016). In 1986, an archaeological testing program was carried out on the portion of Site 56-000654 known at that time, which found the prehistoric cultural deposit at the site to be highly disturbed and thus not to be “unusually unique” or to warrant preservation (Whitley et al. 1986). Nevertheless, that study recommended salvage excavations at the site prior to disturbances by the Civic Arts Plaza project.

In 1992, a data recovery program was implemented at the portion of the site to be impacted by the Civic Arts Plaza project (Whitley and Simon 1992). At the end of that study, it was concluded that the salvage excavations had “adequately and completely mitigated any adverse impacts that might occur” to the site. Archaeological monitoring was recommended at the site during ground-disturbing activities for the Civic Arts Plaza project, which was completed later that year (Whitley and Simon

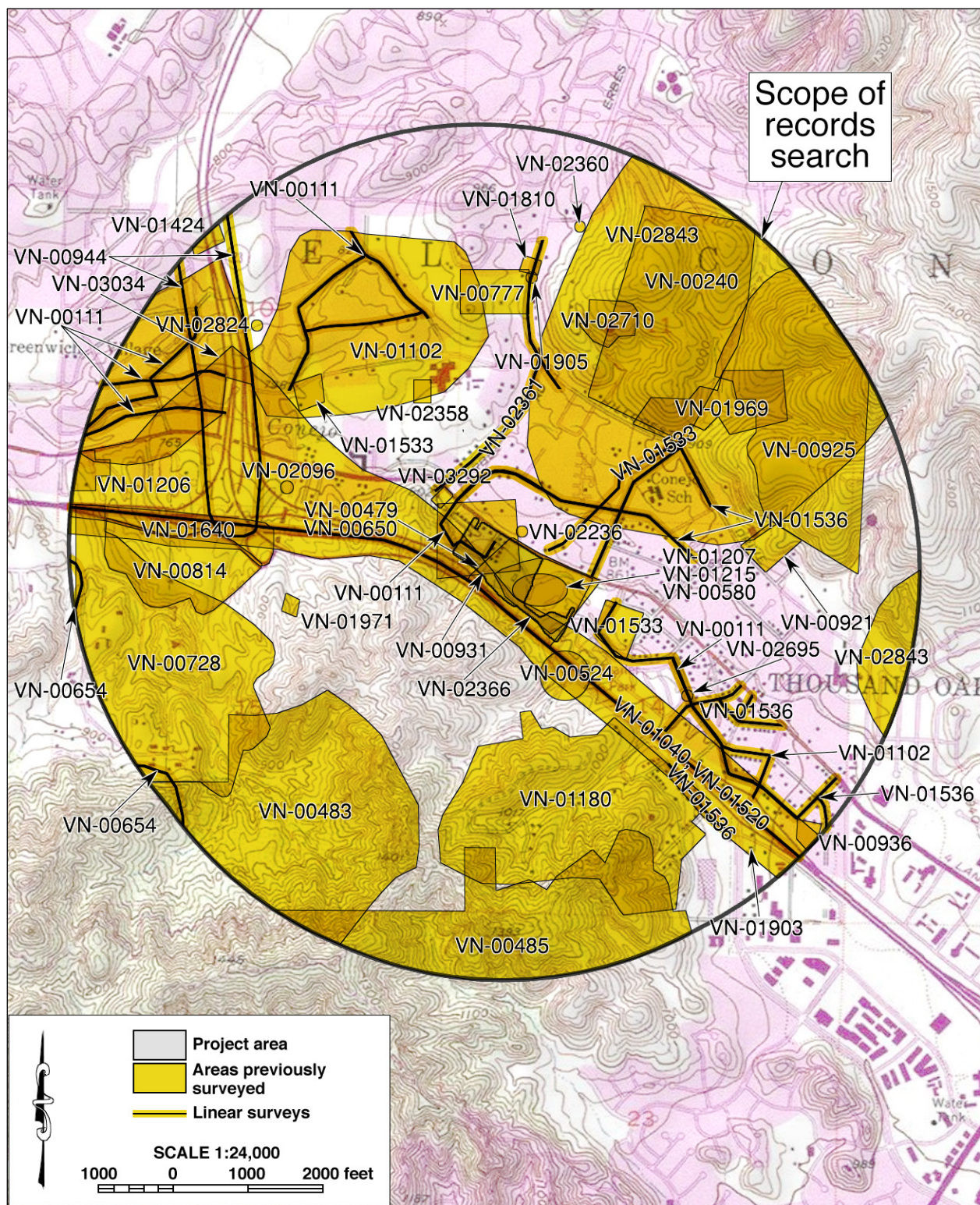


Figure 5. Previous cultural resources studies within the scope of the records search, listed by SCCIC file number. Location of known historical/archaeological resources not shown as a protective measure.

1992; W and S Consultants 1992). Much of Site 56-000654 as known at that time, hence, was removed during the Civic Arts Plaza project after the CEQA-compliance process was completed through four phases of archaeological studies.

However, during the 2004-2005 monitoring program for The Lakes project, additional prehistoric cultural remains were observed beyond the boundaries of that project and evidently in portions of the current project area that had not been involved in construction activities for the Civic Arts Plaza project (Richards and Turner 2005). As a result, the site boundary was expanded to encompass the southern portion of the current project area (Richards 2004), with a recommendation that further archaeological testing and monitoring be conducted on these newly incorporated areas to detect subsurface archaeological deposits (Richards and Turner 2005). The status of Site 56-000654, therefore, remains unresolved at this time according to available records, specifically with respect to the portions of the site in areas that have not been impacted extensively by the Civic Arts Plaza project or The Lakes project.

Outside the project area but within the one-mile scope of the records search, SCCIC records identify 36 additional studies completed between 1978 and 2010 (Fig. 5). In all, more than 60% of the land within the scope of the records search has been surveyed, resulting in the recordation of 10 additional cultural resources within the one-mile radius, including eight additional prehistoric sites and two historic-period sites (see Table 1). Most of the prehistoric sites consisted of stone tools and lithic scatters, along with rock shelters and quarries, all of them located in the hills on the southwestern side of U.S. Route 101. One of the historic-period sites was a group of rock features located in the same general area as the prehistoric sites, and the other represented a group of buildings near the location of CA-VEN-654B, including a former restaurant and a residence, all of them demolished in 2017 (Google Earth 2017). Since none of these 10 sites was found in the immediate vicinity of the project area, none of them requires further consideration during this study.

Table 1. Previously Recorded Cultural Resources within the Scope of the Records Search		
Resource Number	Date Recorded	Description
56-000620/CA-VEN-620	1978	Prehistoric site with three areas: spring with associated artifacts, chert source and quarry, rock shelter with associated deposits
56-000654/CA-VEN-654*	1979-2016	Prehistoric habitation site and former site of Jungleground
56-000761/CA-VEN-761	1982	Prehistoric lithic scatter; disturbed by freeway construction
56-000796/CA-VEN-796	1985	Prehistoric lithic flakes, projectile point base, mano, groundstone
56-001090/CA-VEN-1090	1992	Prehistoric uniface chopper and lithic flakes
56-001091/CA-VEN-1091	1992	Prehistoric core cobble tools the lithic flakes
56-001107/CA-VEN-1107	1993	Prehistoric flakes; mostly destroyed by subsequent development
56-001782/CA-VEN-1782	2004	Prehistoric low-density quarry and lithic scatter
56-001783	2004	Historic-period wall, cut path, and berm
56-001786	2004	Prehistoric rock shelter
56-153139	2016	Lupe's Restaurant (constructed 1965), single-family residence, and ancillary buildings; demolished in 2017

* Located partially in the project area

SACRED LANDS FILE SEARCH

In response to CRM TECH's inquiry, the NAHC reported in a letter dated April 25, 2025, that the Sacred Lands File identified no Native American cultural resources in the project vicinity. Noting that the absence of specific information in the Sacred Lands File does not establish the absence of

resources, however, the NAHC recommended that local Native American groups be consulted for further information and provided a referral list of potential contacts. The NAHC's reply is attached to this report in Appendix 2 for reference by the City of Thousand Oaks in future government-to-government consultations with the pertinent tribal groups, if necessary.

HISTORICAL BACKGROUND RESEARCH

Historical maps consulted during this study suggest that the project area remained unsettled and undeveloped until the establishment of Jungleland in the 1920s (Figs. 6-9). Prior to that, the only human-made feature known to be present in the project vicinity was a road running along generally the same course as present-day Thousand Oaks Boulevard (Fig. 6, 7). Arroyo Conejo, a creek along the road, was noted on the northeastern edge of the project area (Figs. 6, 7). At that time, the nearest settlements in what is now the City of Thousand Oaks were Newbury Park, approximately two miles northwest of the project location, and Russell Valley about the same distance to the southeast (Fig. 6).

The 1940s, in contrast, presented an entirely different picture of Thousand Oaks. By then, the town had largely taken shape along present-day Thousand Oaks Boulevard, a main highway across the Conejo Valley at the time (Fig. 8). In 1940, at least three buildings were present in the project area, undoubtedly demonstrating the presence of Jungleland (Fig. 8). The following is a brief account of this popular attraction (edited for clarity):

Jungleland, as it became known, began in Thousand Oaks in 1926 and opened to the public in 1929 as "Goebel's Lion Farm," founded by Louis Goebel. Mr. Goebel arrived in California from Buffalo, New York in 1919 and began employment at Gay's Lion Farm in the City of El Monte, where he butchered animal carcasses for food for the lions. Afterward he worked as a meatcutter for Universal studios until the owner, Carl Laemmle, decided to dispose of their animals. Goebel purchased six lions and some cheap land in Thousand Oaks where he built his animal farm.

The farm grew to eventually include 170 acres and included some famous animal actors. For example, Leo the MGM Lion, Mr. Ed the Talking Horse, and Peggy the talking chimp in "Bonzo Goes to College" were residents. Many other animals, including elephants, zebras, and water buffalo, as well as traveling circuses, resided at the park.

In 1945, Mr. Boebel sold the park to Trader Horne and Billy Richards, who renamed it World Animal Compound. They sold it to 20th Century Fox in 1956 and again it was renamed Jungleland. In 1961, Mr. Goebel regained ownership of Jungleland, [but] money problems plagued the enterprise for years, resulting in the closing of Jungleland in 1969. (Richards 2004:4)

In the early post-WWII era, Jungleland grew to encompass a number of buildings and interior roadways (Fig. 9; NETR Online 1947; 1952). Another major development in the immediate vicinity of the project area was the construction of U.S. Route 101, which was underway at the time (Fig. 9; NETR Online 1947; 1952). Nearly 25 years after the closure of Jungleland, the Civic Arts Plaza was constructed in 1992-1994 on its former site on the design of architect Antoine Predock (1936-2024; NETR Online 1952-1994; Google Earth 1989; 1994; *Conejo Valley Guide* 2025; City of Thousand Oaks n.d.[b]). Predock was an influential architect known world-wide for his innovative buildings across residential, commercial, civic and venues (Gomez 2025). His work in California includes Petco Park stadium in San Diego and a number of buildings and complexes at the University of

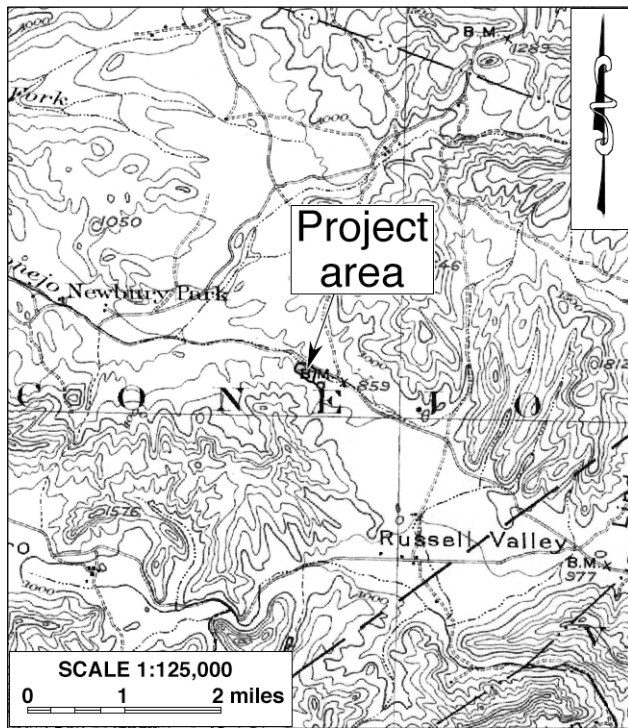


Figure 6. The project area and vicinity in 1893-1901.
(Source: USGS 1903)

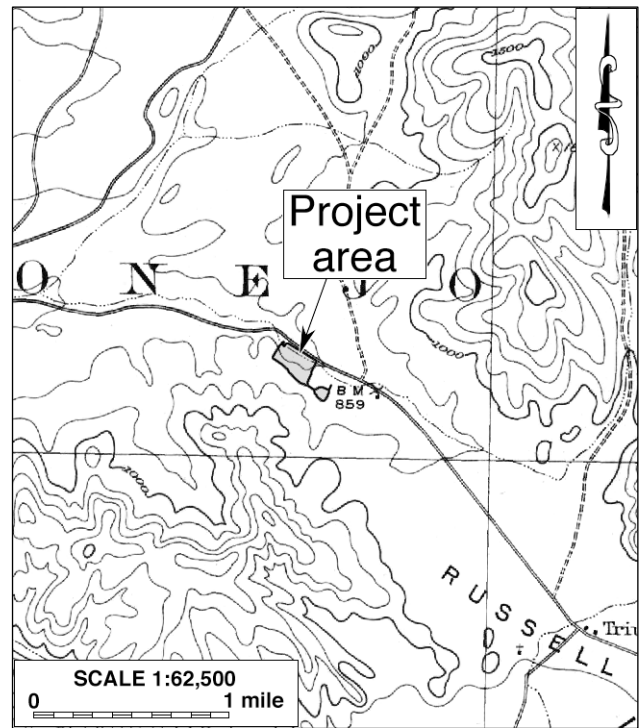


Figure 7. The project area and vicinity in 1900. (Source: USGS 1921)

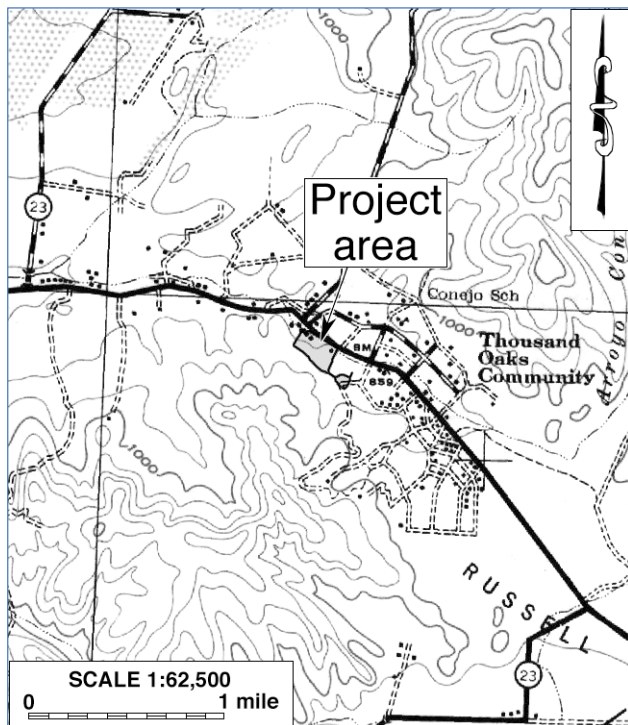


Figure 8. The project area and vicinity in 1940. (Source: USGS 1943)

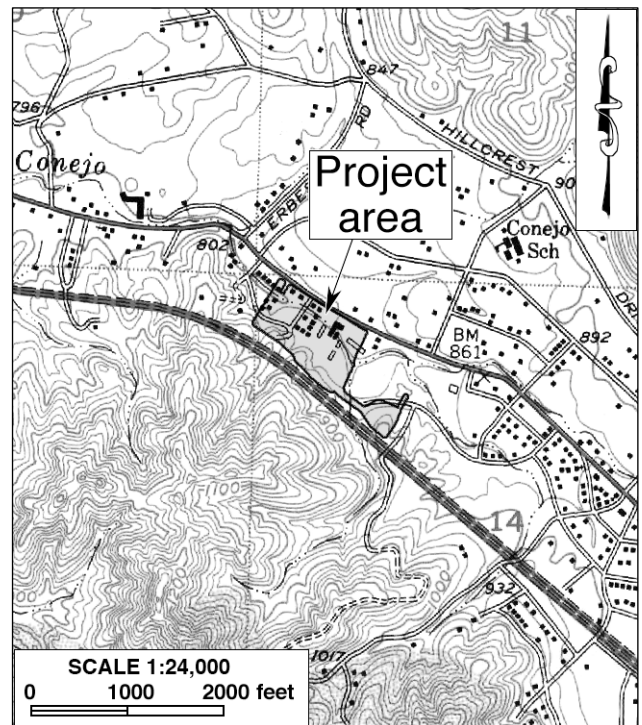


Figure 9. The project area and vicinity in 1947-1950.
(Source: USGS 1952)

California at Davis, San Diego, Santa Barbara, and Santa Cruz, as well as Stanford University and the California State Polytechnic University, Pomona, while he is also known for designing many similar buildings in other states (ArchInform n.d.).

Elsewhere in the project area, there are three commercial/retail properties located at 1934, 1938 and 1948 E. Thousand Oaks Boulevard, occupied by buildings dating to between 1955 and 1968. Among three, the building at 1934 E. Thousand Oaks Boulevard is a multi-bayed auto shop dating to 1960, when Norman D. Lehman and William W. Walker of Lancaster were owners of the property (*Conejo News* 1960a; 1960b). It has operated in auto services to the present time, under a host of proprietors (see App. 3). Other owners of the property over the years include Ruth Strong from at least 1968 to around 2004 (City of Thousand Oaks 1974-2004)

The building at 1938 E. Thousand Oaks Boulevard is a split-level restaurant building built around 1955 and expanded to include an apartment shop in 1958, when Gladys Kaskadden was owner of Gladys' Green Lantern tavern and café (*Camarillo Star* 1958). The property was acquired by Ruth Strong around 1969, and she remained the owner through at least 1992 (City of Thousand Oaks 1969-1992). Kaskadden secured a dance permit in 1959 (*Ventura County Star* 1958; *Camarillo Star* 1959). In 1960, the tavern was put up for lease, after which Mr. and Mrs. W.F. Gibbs became proprietors (*Camarillo Star* 1960; 1961). By 1964 Richard Spampinato had taken over and renamed it Rickey's Green Lantern (*Conejo News* 1964a; 1964b).

The following year, O.E. and Marion D. Taylor subleased the property to Roy C. Jones of Jones Music Company, who apparently rented the tavern portion, now named Golden Spur and the Dalton's Cozy Café (*Conejo News* 1965; *Thousand Oaks Star* 1965; *Ventura County Star* 1965). In 1969, after Strong became the property owner, the non-tavern portion became an antiques store (*Thousand Oaks Star* 1969). By 1974 it was in use by Murry's Motorcycle Accessories, later renamed Moto-Sport Accessories (*Thousand Oaks Star* 1974). Some 10 years later Action Screenprint Company were occupant until at least 1993 (*Thousand Oaks Star* 1988; 1993). Most recently, in 2007 it was occupied by landscaping business (*Ventura County Star* 2007). The occupant at the time of the field inspection was Enhanced Landscape Management.

The building at 1948 E. Thousand Oaks Boulevard is a former Taco Bell restaurant constructed in 1968 by then-property owner Ruth Strong (City of Thousand Oaks 1968; *Thousand Oaks Star* 1968), a few years after the first Taco Bell was opened in Downey in 1962 (Taco Bell Corporation n.d.). Strong retained property ownership through least 1994 and after that it may have been acquired by Riverstone Enterprises, Inc. around 2005 (City of Thousand Oaks 1994; 2005). By October 1990 it was a gym, and other uses over the years include as a dive shop in 1993, a rug store in 1999-2002, Republican Party District headquarters in 2004, and a tamale store in 2005 (*Thousand Oaks Star* 1990; *Simi Valley Star* 1993; *Ventura County Star* 1999; 2004; 2005).

FIELD SURVEY

Observations during the archaeological field survey indicate that essentially all of the previously reported features and artifacts of Site 56-000654 in the project area, both prehistoric and historical, have been removed during subsequent studies and development activities. The only prehistoric artifacts encountered on the ground surface during the survey were a large clam half shell and a

possible lithic core. The clam shell is sun-bleached white and measures five millimeters in thickness. It was found lying atop wood chips in a landscaped area, within a meter of the asphalt-paved entry to the existing parking garage. As such, it did not appear *in situ*. Nevertheless, it is of a type consistent with shell deposits previously recorded at 56-000654. The lithic core was found in a landscaped and manicured area along a drainage in front of the Civic Center, suggesting it, too, was not located *in situ*. A closer examination of the artifact revealed no evidence of mechanical tumbling, and the flake scars appeared intentional.

Surviving surficial elements of Jungleland include a flattened hill near Conejo School Road in the southerly corner of the project area, where a water tank advertising Jungleland once stood. On the hilltop, some scrap metal pieces that may have been associated with the water tank were noted during the field survey. The only other feature associated with Jungleland remaining within the project area consists of preserved sections of its perimeter wall along Thousand Oaks Boulevard in the Mary and Richard Carpenter Plaza Park, along with a statue and plaque dedicated in 2000 to memorialize Dr. Robert E. Kind, a veterinarian who worked at Jungleland. The wall sections are approximately 24 feet in total length, 3 feet in height, and 1.5 feet in thickness, constructed of mostly quartzite rock and mortar. They form a rough C-shape with the openings of the two sections facing each other. On the walls are plaques dedicated to early ranchers of Conejo Valley as well as Louis Goebel and Jungleland. Several time capsules are also present.

During the field survey, the commercial buildings at 1938, 1938 and 1948 E. Thousand Oaks Boulevard were found to retain sufficiently recognizable historical characteristics compatible to their 1950s-1960s origins (Figs. 10-12). As they meet the age threshold for consideration as potential “historical resources,” the three buildings were recorded into the California Historical Resources Inventory during this study under the temporary designations of 4267-1H to -3H, respectively, pending assignment of permanent identification numbers (see App. 3). All of the other buildings in the project area, associated with the Civic Arts Plaza and the Civic Center, are modern in original and appearance. They are known to have been constructed in 1992-1994, as discussed above. As such, they are not considered potential “historical resources.” No other potential “historical



Figure 10. Auto service shop at 1934 E. Thousand Oaks Boulevard, circa 1960. (Photograph taken on August 5, 2025; view to the south)



Figure 11. Former tavern at 1938 E. Thousand Oaks Boulevard, circa 1955. (Photograph taken on August 5, 2025; view to the west)

resources” of historic or prehistoric origin were encountered throughout the course of the field survey.



Figure 12. Former Taco Bell restaurant at 1948 E. Thousand Oaks Boulevard, circa 1968. (Photograph taken on August 5, 2025; view to the west)

Briefly, Site 4267-1H at 1934 E. Thousand Oaks Boulevard is a rectangular concrete block building that is divided into two suites. The building rests on a concrete slab foundation with a flat roof and shallow parapet over a mansard overhang on the street-facing side. The offices for the suites are side-by side in the middle, flanked by large open bays facing the street. Site 4267-2H, the former tavern at 1938 E. Thousand Oaks Boulevard, is an irregularly shaped mixed-story building on a concrete slab foundation. It appears to be the result of a two-story addition cleaved and slightly offset to a one-story building on the easterly side. Its median-pitched gable roof is covered with brown composition shingles, and the exterior wall cladding is a mixture of clapboard siding of various widths and stucco.

Site 4267-3H at 1948 E. Thousand Oaks Boulevard is recognizable as a former Taco Bell, with its Mission-style arched windows and terra cotta tile roof accent out in front of this otherwise plain brick building. Further descriptions of these three building and other details, such as locational data, are provided in the California Historical Resources Inventory record forms attached to this report in Appendix 3.

MANAGEMENT CONSIDERATIONS

APPLICABLE STATUTORY/REGULATORY FRAMEWORK

The purpose of this study is to identify any cultural resources within the project area and to assist the City of Thousand Oaks in determining whether such resources meet the official definition of “historical resources” as provided in the California Public Resources Code, in particular CEQA. According to PRC §5020.1(j), “‘historical resource’ includes, but is not limited to, any object, building, 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.”

More specifically, CEQA guidelines state that the term “historical resources” applies to any such resources listed in or determined to be eligible for listing in the California Register of Historical Resources, included in a local register of historical resources, or determined to be historically significant by the lead agency (Title 14 CCR §15064.5(a)(1)-(3)). Regarding the proper criteria for the evaluation of historical significance, CEQA guidelines mandate that “generally a resource shall be considered by the lead agency to be ‘historically significant’ if the resource meets the criteria for listing on the California Register of Historical Resources” (Title 14 CCR §15064.5(a)(3)). A resource may be listed in the California Register if it meets any 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.
 - (4) Has yielded, or may be likely to yield, information important in prehistory or history.
- (PRC §5024.1(c))

In addition, if a project can be demonstrated to cause damage to a unique archaeological resource, the lead agency may require reasonable efforts to permit any or all of these resources to be preserved in place or left in an undisturbed state. To the extent that resources cannot be left undisturbed, mitigation measures are required (PRC §21083.2). PRC §21083.Z(g) defines a “unique archaeological resource” as an 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:

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

For cultural resources in the City of Thousand Oaks, the City’s Cultural Heritage Ordinance (Ordinance 868-NS and §1- 1420-NS, as amended) authorizes the Cultural Heritage Board to nominate local civic landmarks and monuments for approval by the City Council, defined as follows:

(a) “Landmark” means any object, building, structure, site, area, place, or natural formation which has historic, architectural, archaeological, cultural or aesthetic significance to the City of Thousand Oaks, and:

- (1) Exemplifies or reflects special elements of the City’s social, aesthetic, engineering, architectural or natural history;
- (2) Is associated with events that have made a significant contribution to the broad patterns of the City’s cultural heritage;
- (3) Is associated with the lives of persons important to the City;
- (4) Has yielded or has the potential to yield information important to the prehistory or history of the City; or,
- (5) Embodies the distinctive characteristics of a type, period, region, or method of construction, represents the work of a master, or possesses high artistic values.

(b) Point of Historic Interest means any object, building, structure, site, area, place, or natural formation which has historic, architectural, archaeological, cultural or aesthetic significance to the City of Thousand Oaks that:

- (1) No longer exists or was associated with historic events, important persons or embodied a distinctive character or architectural style;
- (2) Has been altered to the extent that the integrity of the original workmanship, materials or type has been substantially compromised; or,
- (3) Is a site of an historic event which has no distinguishable characteristics other than that an historic event occurred there and the site is not of sufficient historic significance to justify the establishment of a landmark.

Together, these legal provisions, definitions, and criteria form the framework in which all cultural resources identified in the project area are evaluated below.

RESOURCES EVALUATION

In summary of the research results presented above, four cultural resources of prehistoric or historical origin were identified as lying within or partially within the project area, including a previously recorded archaeological site, 56-000654 (CA-VEN-654), and three commercial buildings at 1934, 1938, and 1948 E. Thousand Oaks Boulevard, all of them built between 1955 and 1968, which have been recorded into the California Historical Resources Inventory under the temporary designations of 4267-1H to -3H, respectively. No other properties of prehistoric or historical origin were encountered within the project area throughout the course of this study.

The existing Civic Arts Plaza and Civic Center complex in the project area was built in 1992-1994 and designed by prolific master architect Antoine Predock, who was responsible for dozens of notable buildings in California as well as other states. Guidelines for the California Register of Historical Resources provide for the consideration of properties less than 50 years old for listing, but such properties are required to be of “exceptional importance.” Within the context of community and civic development in the City of Thousand Oaks, the Civic Arts Plaza and Civic Center complex serves as a cultural hub and backdrop for local government operations. Although these are certainly parts of an important theme in modern history, they fall short of bestowing upon the buildings an exceptional level of significance as required by the California Register.

In terms of its potential architectural merit, the Civic Arts Plaza and Civic Center complex is notable for its connection with Antoine Predock, but sources consulted during this study has yielded no evidence that the design for these buildings represents an exceptional or particularly important example of his extensive body of work. More importantly, as Predock remained active in the field into the current century before passing away in 2024, the end of his architectural career was far too recent to allow for an adequate assessment of his contribution to the field or the significance of this project in his career. Consequently, at the present time the Civic Arts Plaza and Civic Center complex does not appear to warrant consideration as a potential “historical resource” due to insufficient age.

Site 56-000654: Prehistoric Habitation Area and Former Jungleland

Originally recorded in the 1970s, 56-000654 is a large archaeological site consisting primarily of artifact deposits from a prehistoric village or a seasonal habitation area, but it also includes the remnants of the historic-period animal-themed park, Jungleland, that was in operation at this location from 1929 to 1969. The core component of the site that was recorded and explored prior to the 1990s has since been removed by recent development in and near the project area, such as the Civic Arts Plaza and The Lakes Shopping Center.

At the present time, the only surviving features in the project area that are known to be from Jungleland are preserved sections of its perimeter wall and a flattened hilltop that once hosted a water tank with advertising signage for the park. Other than these features, some scrap metal pieces were noted on the hilltop that may have been left by the demolished water tank, but it is difficult to

confirm that connection. With the removal of nearly all physical features of the park after its closure in 1969 and subsequent redevelopment of its former site, 56-000654 retain little integrity today to relate to the history of Jungleland or to yield important archaeological data for the study of this subject. As a result, the historic-period element of Site 56-000654 demonstrates no potential to meet any of the significance criteria listed above.

Similarly, the prehistoric element of Site 56-000654 has lost much integrity through past development, including the large-scale redevelopment projects since the 1990s. As discussed above, the core component of the site as recorded in the 1970s-1980s was evaluated through an archaeological testing program in 1986, prior to the Civic Arts Plaza project, and was found not to constitute a unique archaeological resource. Mitigative data recovery was subsequently carried out, and that portion of the site was eventually removed during the Civic Arts Plaza project in the 1990s under archaeological monitoring.

However, a more recent archaeological monitoring program in 2004-2005, focused on the adjacent property, observed additional prehistoric archaeological remains on the surface within the current project area and expanded the site boundary to encompass the entire southern portion of the project area. At the end of that study, it was recommended that further archaeological testing and monitoring be conducted on the newly incorporated areas of the site to detect subsurface archaeological deposits. During this study, two possible prehistoric artifacts, a large clam shell and a potential lithic core, were noted on the surface, but both of them occurred in heavily disturbed context and did not appear to be *in situ*. In fact, the surface and near-surface soils in the project area have been so thoroughly disturbed by past development activities that they bear very little correlation with the presence or absence of prehistoric cultural remains in buried deposits.

At the present time, no prehistoric archaeological remains of potential significance are known to be present in the portion of Site 56-000654 lying within the project boundaries. However, the presence or absence of buried prehistoric archaeological remains in areas where the subsurface sediments have not been explored or extensively disturbed in the past cannot be determined on the basis of the surface observations. In particular, the undeveloped area along the southwestern edge of the project area, including the hill at the southerly corner, and the open field to the northwest of Dallas Drive should be considered relatively sensitive for buried cultural deposits associated with the site. Due to the uncertainty regarding such deposits, the archaeological data potential—and the significance—of the remaining portion of Site 56-000654 in the project area cannot be determined without further archaeological investigations, primarily subsurface explorations.

Sites 4267-1H to -3H (1934, 1938, and 1948 E. Thousand Oaks Boulevard)

The three historic-period buildings recorded during this study, 4267-1H, -2H, and -3H, represent commercial buildings dating to the 1955-1968 period. None of them appears to meet any of the criteria for listing in the California Register of Historic Places or for local designation under City of Thousand Oaks Cultural Heritage Ordinance.

While these building are clearly associated with post-World War II commercial development along Thousand Oaks Boulevard, as three of the many surviving commercial buildings of similar character and vintage in the vicinity and the city at large, they do not demonstrate a unique, important, or

particularly close association with this historical theme, nor are they known to be associated with any other historical event, either a specific event or a pattern of events. They do not, thus, meet California Register Criterion 1 or the corresponding criteria for City designation. Similarly, historical research has revealed no evidence that any of the early proprietors or other persons known to be associated with these properties attained a sufficient level of historic significance to meet the requirements of California Register Criterion 2 or the corresponding City criteria.

In terms of architectural merits, these modest, largely nondescript buildings do not stand out as important or particularly notable examples of any style, property type, period, region, or method of construction, nor are they known to represent the work of a distinguished architect, designer, or builder or to possess high artistic values. Therefore, they do not meet California Register Criterion 3 or the corresponding City criteria. Lastly, as products of standard construction practice of their times, Sites 4267-1H, -2H, and -3H hold little promise for important historical data for the study of the history of Thousand Oaks or commercial development on Thousand Oaks Boulevard, both of them subjects that are well documented by existing literature, contemporary accounts, and archival records. As such, they do not meet Criterion 4 for the California Register or the applicable City criteria.

Based on these considerations, the three commercial buildings at 1934, 1938, and 1948 E. Thousand Oaks Boulevard do not appear to meet any of the criteria for listing in the California Register of Historical Resources or for City designation as landmarks or points of historical interest designation. Consequently, they do not meet the statutory definition of a “historical resource,” as provided by CEQA and associated regulations.

CONCLUSION AND RECOMMENDATIONS

CEQA establishes that “a project that may cause a substantial adverse change in the significance of a historical resource is a project that may have a significant effect on the environment” (PRC §21084.1). “Substantial adverse change,” according to PRC §5020.1(q), “means demolition, destruction, relocation, or alteration such that the significance of a historical resource would be impaired.” In conclusion, Sites 4267-1H to -3H, the three late-historic-period commercial buildings at 1934, 1938, and 1948 E. Thousand Oaks Boulevard, do not qualify as “historical resources” under CEQA provisions. Therefore, their demolition as part of the proposed Thousand Oaks Downtown Project would not constitute a “substantial adverse change in the significance of a historical resource.”

The significance of Site 56-000654 and its qualification a “historical resource” under CEQA remains indeterminate at this time. While no surface features or artifacts of potential archaeological significance are known to be present, the less disturbed portions of the project area along the southwestern edge of the project area and to the northwest of Dallas Drive appear relatively sensitive for buried cultural deposits associated with the site. In order to assess the sensitivity and complete the identification of “historical resources” within the project area in compliance with CEQA, CRM TECH recommends that a subsurface archaeological exploration program, commonly known as an Extended Phase I study, be implemented in those portions of the project area through the excavation of backhoe trenches and/or shovel test pits prior to the commencement of the project.

Further recommendations regarding the treatment of the remaining portion of Site 56-000654 in the project area will be formulated based on the results of the Extended Phase I study. If potentially significant cultural deposits are unearthed during the subsurface exploration, systematic archaeological test excavations, known as a Phase II study, will become necessary at and near the locations of such finds.

No additional cultural resources investigations are recommended for Sites 4267-1H to -3H. However, in light of the demonstrated sensitivity of the project location for buried prehistoric cultural remains, CRM TECH further recommends that all future earth-moving operations associated with the proposed project be monitored by a qualified archaeologist. The monitoring program should be coordinated with the nearby Native American groups, who may wish to participate. Any human remains or possible human remains discovered during the Extended Phase I study or the monitoring program will need to be treated in accordance with Health and Safety Code §7050.5 and Public Resources Code §5097.98. Under these conditions, CRM TECH further recommends to the City of Thousand Oaks a finding of *Less Than Significant Impact with Mitigation Incorporated* regarding “historical resources” within the project area.

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City of Thousand Oaks

- 1958-2005 Building safety records for 1934, 1938 and 1948 E. Thousand Oaks Boulevard.
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Conejo News

- 1960a Legal Notices. April 28:10.
1960b Conejo Auto Service advertisement. July 11:2.
1964a Rickey's Green Lantern advertisement. August 13:4.
1964b Rickey's Green Lantern advertisement. September 24:4.
1965 Legal Notice. December 22:2.

Conejo Valley Guide

2025 The Story of Jungleland in Thousand Oaks. May 30. <https://www.conejovalleyguide.com/welcome/the-story-of-jungleland-in-thousand-oaks>.

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Gamble, Lynn

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Gomez, Adrian

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Google Earth

1989-2017 Aerial/satellite images of the project vicinity; taken in 1989, 1994, and 2017. Available through Google Earth software.

Grant, Campbell

1978a Chumash: Introduction. In Robert F. Heizer (ed.): *Handbook of North American Indians*, Vol. 8: *California*; pp. 505-508. Smithsonian Institution, Washington, D.C.

1978b Eastern Coastal Chumash. In Robert F. Heizer (ed.): *Handbook of North American Indians*, Vol. 8: *California*; pp. 509-519. Smithsonian Institution, Washington, D.C.

Gudde, Erwin G.

1998 *California Place Names: The Origin and Etymology of Current Geographical Names*; fourth edition. University of California Press, Berkeley and Los Angeles.

King, Chester

1981 The Evolution of Chumash Society: A Comparative Study of Artifacts Used in Social System Maintenance in the Santa Barbara Channel Region before A.D. 1804. Ph.D. dissertation, University of California, Davis.

King, Chester, and Thomas C. Blackburn

1978 Tataviam. In Robert F. Heizer (ed.): *Handbook of North American Indians*, Vol. 8: *California*; pp. 535-537. Smithsonian Institution, Washington, D.C.

Kroeber, Alfred L.

1925 *Handbook of the Indians of California*. Bureau of American Ethnology Bulletin 78. Government Printing Office, Washington, D.C.

Maxwell, T.J.

1979 California Historical Resources Inventory record forms, Site 56-000654 (CA-VEN-654). On file, South Central Coastal Information Center, California State University, Fullerton.

McCawley, William

1996 *The First Angelinos: The Gabrielino Indians of Los Angeles*. Malki Museum Press/Ballena Press, Banning/Novato, California.

Miller, Bruce W.

1991 *The Gabrielino*. Sand River Press, Los Osos, California.

Moratto, Michael J. (ed.)

1984 *California Archaeology*. Academic Press, Orlando, Florida.

NETR (Nationwide Environmental Title Research) Online

1947-1994 Aerial/satellite photographs of the project vicinity; taken in 1947, 1952, 1959, 1965, 1967, 1980, 1985, 1989, and 1992-1994. <http://www.historicaerials.com>.

Richards, Michael D.

- 2004 California Historical Resources Inventory record forms, Site 56-000654 (CA-VEN-654; update). On file, South Central Coastal Information Center, California State University, Fullerton.

Richards, Michael D., and Robin Turner

- 2005 Archaeological Monitoring at the Jungleland Site CA-VEN-654, Thousand Oaks, Ventura County, California. On file, South Central Coastal Information Center, California State University, Fullerton.

Romani, J.

- 1982 California Historical Resources Inventory record forms, Site 56-000654 (CA-VEN-654; update). On file, South Central Coastal Information Center, California State University, Fullerton.

Romero, Freddie

- 2010 Cultural Preservation Consultant, Santa Ynez Band of Chumash Indians Elders Council. Advice provided as part of formal consultation meeting with the U.S. Environmental Protection Agency on September 15, 2010.

Santa Ynez Band of Chumash Indians

- 2010 Santa Ynez Reservation. <http://www.santaynezchumash.org/reservation.html>.

Simi Valley Star

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Simon, Joseph M., and Bill Ramsey

- 1986 Archaeological Assessment of the Jungleland Commercial Site, Thousand Oaks, Ventura County, California. On file, South Central Coastal Information Center, California State University, Fullerton.

Stagecoach Inn Museum

- n.d. A Look at Conejo Valley Characters and Their Land through the Years.
<https://stagecoachinnmuseum.com/timeline>.

Storke, Yda Addis

- 1891 *A Memorial and Biographical History of the Counties of Santa Barbara, San Luis Obispo, and Ventura, California*. Louis Publishing Company, Chicago.

Szromba, M.

- 2016 California Historical Resources Inventory record forms, Site 56-000654 (CA-VEN-654; update). On file, South Central Coastal Information Center, California State University, Fullerton.

Taco Bell Corporations

- n.d. Taco Bell History. <https://www.tacobell.com/history>.

Thousand Oaks Star

- 1965 Dalton's Cozy Café. June 27:3.
1969 Legal Notice. August 1:8.
1968 Taco Bell advertisement. December 29:7.
1974 Classified Ads Section: Motorcycles. February 10:32.
1988 Public Notices. January 26:18.
1990 MCFS advertisement. October 10:A4.
1993 Moving up to the big time. September 5:D1.

USGS (United States Geological Survey, U.S. Department of the Interior)

- 1903 Map: Camulos, Calif. (30', 1:125,000); surveyed in 1893 and 1900-1901.

- 1921 Map: Triunfo Pass, Calif. (15', 1:62,500); surveyed in 1900.
- 1943 Map: Triunfo Pass, Calif. (15', 1:62,500); aerial photographs taken in 1940.
- 1952 Map: Thousand Oaks, Calif. (7.5', 1:24,000); aerial photographs taken in 1947, field-checked in 1950.
- 1975 Map: Los Angeles, Calif. (120'x60', 1:250,000); aerial photographs taken in 1972.
- 1985 Map: Thousand Oaks, Calif. (7.5', 1:24,000); aerial photographs taken in 1973, field-checked in 1981.
- Ventura County Star*
- 1958 County Home Building Tops \$4 Million in Month. October 17:B1.
- 1965 Business Opportunities. May 10:B12.
- 1999 Golden Rugs Gallery advertisement. August 29:B4.
- 2002 Golden Rugs advertisement. November 14:B3.
- 2004 Ventura County Republican Party advertisement. October 30:A4.
- 2005 Dave's Flying Tamales advertisement. May 27:B11.
- 2007 Star Classified. February 12:F9.
- W and S Consultants
- 1986 Archaeological Investigation of the Jungland Commercial Site, Thousand Oaks, Ventura County, California. On file, South Central Coastal Information Center, California State University, Fullerton.
- 1989 A Phase One Archaeological Assessment of the Proposed Expansion Portion of the Jungland Site, Thousand Oaks, California. On file, South Central Coastal Information Center, California State University, Fullerton.
- 1992 Report on Archaeological Monitoring at Site CA-VEN-654, Thousand Oaks, Ventura County, California. On file, South Central Coastal Information Center, California State University, Fullerton.
- Wallace, William J.
- 1955 A Suggested Chronology for Southern California Coastal Archaeology. *Southwestern Journal of Archaeology* 11(3):214-230.
- 1978 Post-Pleistocene Archeology, 9,000 to 2,000 B.C. In Robert F. Heizer (ed.): *Handbook of North American Indians*, Vol. 8, *California*; pp. 25-36. Smithsonian Institution, Washington, D.C.
- Warren, Claude N.
- 1968 Cultural Traditions and Ecological Adaptations on the Southern California Coast. In Cynthia Irwin-Williams (ed.): *Archaic Prehistory in Western United States*; pp. 1-14. Eastern New Mexico University Contributions in Anthropology 1(3). Portales, New Mexico.
- Whitley, David, and Joseph M. Simon
- 1992 Phase III Data Recovery at Archaeological Site CA-VEN-654, Thousand Oaks, Ventura County, California. On file, South Central Coastal Information Center, California State University, Fullerton.
- Whitley, David, Joseph M. Simon, and Tim Hagel
- 1986 An Intensive Archaeological Investigation of the Jungland Commercial Site, Site CA-VEN-654, Thousand Oaks, Ventura County, California. On file, South Central Coastal Information Center, California State University, Fullerton.

APPENDIX 1: PERSONNEL QUALIFICATIONS

PRINCIPAL INVESTIGATOR, HISTORY/ARCHITECTURAL 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.

PRINCIPAL INVESTIGATOR, ARCHAEOLOGY
Michael Hogan, Ph.D., RPA (Registered Professional Archaeologist)

Education

- | | |
|------|---|
| 1991 | Ph.D., Anthropology, University of California, Riverside. |
| 1981 | B.S., Anthropology, University of California, Riverside; with honors. |
| 2025 | “Introductory Sedimentology for Archaeology,” SAA Online Semina by Ervan Garrison. |
| 2021 | “An Introduction to Geoarchaeology: How Understanding Basic Soils, Sediments, and Landforms Can Make You a Better Archaeologist,” SAA Online Seminar. |
| 2002 | “Section 106—National Historic Preservation Act: Federal Law at the Local Level,” UCLA Extension Course #888. |
| 2002 | “Recognizing Historic Artifacts,” workshop by Richard Norwood, Historical Archaeologist. |
| 2002 | “Wending Your Way through the Regulatory Maze,” symposium by the Association of Environmental Professionals. |
| 1992 | “Southern California Ceramics Workshop,” presented by Jerry Schaefer. |
| 1992 | “Historic Artifact Workshop,” presented by Anne Duffield-Stoll. |

Professional Experience

- | | |
|-----------|--|
| 2002- | Principal Investigator, CRM TECH, Riverside/Colton, California. |
| 1999-2002 | Project Archaeologist/Field Director, CRM TECH, Riverside, California. |
| 1996-1998 | Project Director and Ethnographer, Statistical Research, Inc., Redlands, California. |
| 1992-1998 | Assistant Research Anthropologist, University of California, Riverside. |
| 1992-1995 | Project Director, Archaeological Research Unit, University of California Riverside. |
| 1991-1992 | Crew Chief, Archaeological Research Unit, University of California Riverside. |
| 1984-1998 | Project Director, Field Director, Crew Chief, and Archaeological Technician for various southern California cultural resources management firms. |

Research Interests

Cultural Resource Management, Southern Californian Archaeology, Settlement and Exchange Patterns, Specialization and Stratification, Culture Change, Native American Culture, Cultural Diversity.

Cultural Resources Management Reports

Principal investigator for, author or co-author of, and contributor to numerous cultural resources management study reports since 1986.

Memberships

Society for American Archaeology; Society for California Archaeology; Pacific Coast Archaeological Society.

PROJECT HISTORIAN/ARCHITECTURAL HISTORIAN
Terri Jacquemain, M.A.

Education

- 2004 M.A., Public History and Historic Resource Management, University of California, Riverside.
- 2002 B.S., Anthropology, University of California, Riverside.
- 2001 Archaeological Field School, University of California, Riverside.
- 1991 A.A., Riverside Community College, Norco Campus.

Professional Experience

- 2003- Historian/Architectural Historian/Report Writer, CRM TECH, Riverside/Colton, California.
- 2002-2003 Teaching Assistant, Religious Studies Department, University of California, Riverside.
- 2002 Interim Public Information Officer, Cabazon Band of Mission Indians.
- 2000 Administrative Assistant, Native American Student Programs, University of California, Riverside.
- 1997-2000 Reporter, *Inland Valley Daily Bulletin*, Ontario, California.
- 1991-1997 Reporter, *The Press-Enterprise*, Riverside, California.

Membership

California Preservation Foundation.

PROJECT ARCHAEOLOGIST/NATIVE AMERICAN LIAISON
Nina Gallardo, B.A.

Education

- 2004 B.A., Anthropology/Law and Society, University of California, Riverside.

Professional Experience

- 2004- Project Archaeologist, CRM TECH, Riverside/Colton, California.

Cultural Resources Management Reports

Co-author of and contributor to numerous cultural resources management reports since 2004.

PROJECT ARCHAEOLOGIST/REPORT WRITER
Elizabeth L. Beckner, Ph.D.

Education

2024 Ph.D., Anthropology, University of California, Riverside.
2017 M.A., Anthropology, University of California, Riverside.
2016 B.A., Anthropology, University of California, Riverside.
2014 A.A., Anthropology, Chaffey College, Rancho Cucamonga, California.

Professional Experience

2025- Project Archaeologist, CRM TECH, Colton, California.
2025- Lecturer, California State University, San Bernardino.
2019- Adjunct Instructor, Chaffey College, Rancho Cucamonga, California.
2019 Archaeologist, Dudek, Pasadena, California
2017-2019 Teaching Assistant, University of California, Riverside.
2018 Archaeologist, Proyecto Sacbé Cobá-Yaxuna (Sacbé Cobá-Yaxuna Project), Cobá, Quintana Roo, Mexico.
2016-2017 Field Assistant, Proyecto de Interacción Política del Centro de Yucatán (Political Interaction Project of Central Yucatan), Yaxuna, Yucatan, Mexico.
2015-2017 Information Officer, Eastern Information Center, Riverside, California.

Publication

2023 T.W. Stanton, Traci Ardren, Nicolas C. Barth, Juan C. Fernandez Diaz, Steph J. Miller, Karl A. Taube, Patrick Rohrer, Elizabeth Beckner;, and Aline Magnoni: Roads, Temples, and the Community Boundaries of Cobá, Quintana Roo. In T.H. Guderjan and J.P. Mathews (eds.): *Construction of Maya Space: Causeways, Walls, and Open Areas from Ancient to Modern Times*; pp. 71-98. University of Arizona Press, Tucson.

PROJECT ARCHAEOLOGIST
Melissa A. Portilla, B.A.

Education

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

Professional Experience

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

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.

APPENDIX 2

SACRED LANDS FILE SEARCH RESULTS



CHAIRPERSON
Reginald Pagaling
Chumash

VICE-CHAIRPERSON
Buffy McQuillen
Yokayo Pomo, Yuki,
Nomlaki

SECRETARY
Sara Dutschke
Miwok

PARLIAMENTARIAN
Wayne Nelson
Luiseño

COMMISSIONER
Isaac Bojorquez
Ohlone-Costanoan

COMMISSIONER
Stanley Rodriguez
Kumeyaay

COMMISSIONER
Reid Milanovich
Cahuilla

COMMISSIONER
Bennae Calac
Pauma-Yuima Band of
Luiseño Indians

COMMISSIONER
Vacant

ACTING EXECUTIVE
SECRETARY
Steven Quinn

NAHC HEADQUARTERS
1550 Harbor Boulevard
Suite 100
West Sacramento,
California 95691
(916) 373-3710
nahc@nahc.ca.gov

STATE OF CALIFORNIA

Gavin Newsom, Governor

NATIVE AMERICAN HERITAGE COMMISSION

April 25, 2025

Nina Gallardo
CRM Tech

Via Email to: ngallardo@crmtech.us

Re: Proposed Downtown Master Plan (CRM TECH No. 4267) Project, Ventura County

To Whom It May Concern:

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 negative. However, the absence of specific site information in the SLF does not indicate the absence of cultural resources in any project area. 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 Mathew.lin@nahc.ca.gov.

Sincerely,

Mathew Lin

Mathew Lin, MPP
Cultural Resources Analyst

Attachment

**Native American Heritage Commission
Native American Contact List
Ventura County
4/25/2025**

Tribe Name	Fed (F) Non-Fed (N)	Contact Person	Contact Address	Phone #	Fax #	Email Address	Cultural Affiliation	Counties
Barbareño/Ventureño Band of Mission Indians	N	Cultural Resource Committee	P.O. Box 364 Ojai, CA, 93024	(805) 746-6685		CR@bvbmi.com	Chumash	Kern, Los Angeles, San Luis Obispo, Santa Barbara, Ventura
Chumash Council of Bakersfield	N	Julio Quair, Chairperson	729 Texas Street Bakersfield, CA, 93307	(661) 322-0121		chumashtribe@sbcglobal.net	Chumash	Kern, Los Angeles, San Luis Obispo, Santa Barbara, Ventura
Coastal Band of the Chumash Nation	N	Gabe Frausto, Chairman	P.O. Box 40653 Santa Barbara, CA, 93140	(805) 568-8063		fraustogabriel28@gmail.com	Chumash	Kern, Los Angeles, San Luis Obispo, Santa Barbara, Ventura
Fernandeno Tataviam Band of Mission Indians	N	Sarah Brunzell, CRM Manager	1019 Second Street San Fernando, CA, 91340	(818) 837-0794		CRM@tataviam-nsn.us	Tataviam	Kern, Los Angeles, Ventura
Gabrieleno/Tongva San Gabriel Band of Mission Indians	N	Anthony Morales, Chairperson	P.O. Box 693 San Gabriel, CA, 91778	(626) 483-3564	(626) 286-1262	GTTribalcouncil@aol.com	Gabrieleno	Los Angeles, Orange, Riverside, San Bernardino, Santa Barbara, Ventura
Gabrielino Tongva Indians of California Tribal Council	N	Christina Conley, Cultural Resource Administrator	P.O. Box 941078 Simi Valley, CA, 93094	(626) 407-8761		christina.marsden@alumni.usc.edu	Gabrielino	Los Angeles, Orange, Riverside, San Bernardino, Santa Barbara, Ventura
Gabrielino Tongva Indians of California Tribal Council	N	Robert Dorame, Chairperson	P.O. Box 490 Bellflower, CA, 90707	(562) 761-6417	(562) 761-6417	gtongva@gmail.com	Gabrielino	Los Angeles, Orange, Riverside, San Bernardino, Santa Barbara, Ventura
Gabrielino/Tongva Nation	N	Sandonne Goad, Chairperson	106 1/2 Judge John Aiso St., #231 Los Angeles, CA, 90012	(951) 807-0479		sgoad@gabrielino-tongva.com	Gabrielino	Los Angeles, Orange, Riverside, San Bernardino, Santa Barbara, Ventura
Gabrielino-Tongva Tribe	N	Sam Dunlap, Cultural Resource Director	P.O. Box 3919 Seal Beach, CA, 90740	(909) 262-9351		tongvatcr@gmail.com	Gabrielino	Los Angeles, Orange, Riverside, San Bernardino, Santa Barbara, Ventura
Gabrielino-Tongva Tribe	N	Charles Alvarez, Chairperson	23454 Vanowen Street West Hills, CA, 91307	(310) 403-6048		Chavez1956metro@gmail.com	Gabrielino	Los Angeles, Orange, Riverside, San Bernardino, Santa Barbara, Ventura
Northern Chumash Tribal Council	N	Violet Walker, Chairperson	P.O. Box 6533 Los Osos, CA, 93412	(760) 549-3532		violetsagewalker@gmail.com	Chumash	Kern, Los Angeles, San Luis Obispo, Santa Barbara, Ventura
Santa Ynez Band of Chumash Indians	F	Crystal Mendoza, Elders' Council Administrative Assistant	100 Via Juana Road Santa Ynez, CA, 93460	(805) 325-5537		cmendoza@chumash.gov	Chumash	Kern, Los Angeles, San Luis Obispo, Santa Barbara, Ventura
Santa Ynez Band of Chumash Indians	F	Wendy Teeter, Cultural Resources Archaeologist	100 Via Juana Road Santa Ynez, CA, 93460	(805) 325-8630		wteeter@chumash.gov	Chumash	Kern, Los Angeles, San Luis Obispo, Santa Barbara, Ventura
Santa Ynez Band of Chumash Indians	F	Nakia Zavalla, Tribal Historic Preservation Officer	100 Via Juana Road Santa Ynez, CA, 93460			nzavalla@chumash.gov	Chumash	Kern, Los Angeles, San Luis Obispo, Santa Barbara, Ventura
Santa Ynez Band of Chumash Indians	F	Sam Cohen, Government & Legal Affairs Director	100 Via Juana Road Santa Ynez, CA, 93460			scohen@chumash.gov	Chumash	Kern, Los Angeles, San Luis Obispo, Santa Barbara, Ventura

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.

Record: PROJ-2025-002312
Report Type: List of Tribes
Counties: Ventura
NAHC Group: All

This list is only applicable for contacting local Native Americans with regard to cultural resources assessment for the proposed Downtown Master Plan (CRM TECH No. 4267) Project 4.25.2025, Ventura County.

APPENDIX 3

**CALIFORNIA HISTORICAL RESOURCES INVENTORY
SITE RECORD FORMS**

(Confidential)