

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

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RECEIVED FEB 8 1980
DATE ENTERED MAR 7 1980

NATIONAL REGISTER OF HISTORIC PLACES
INVENTORY -- NOMINATION FORM

SEE INSTRUCTIONS IN HOW TO COMPLETE NATIONAL REGISTER FORMS
TYPE ALL ENTRIES -- COMPLETE APPLICABLE SECTIONS

1 NAME

HISTORIC SAHUARO RANCH
AND/OR COMMON

2 LOCATION

STREET & NUMBER NORTH 58th DRIVE
CITY, TOWN GLENDALE VICINITY OF
STATE ARIZONA CODE 04 COUNTY MARICOPA CODE 013
CONGRESSIONAL DISTRICT

3 CLASSIFICATION

CATEGORY	OWNERSHIP	STATUS	PRESENT USE
<input type="checkbox"/> DISTRICT	<input checked="" type="checkbox"/> PUBLIC	<input type="checkbox"/> OCCUPIED	<input checked="" type="checkbox"/> AGRICULTURE
<input checked="" type="checkbox"/> BUILDING(S)	<input type="checkbox"/> PRIVATE	<input checked="" type="checkbox"/> UNOCCUPIED	<input type="checkbox"/> MUSEUM
<input type="checkbox"/> STRUCTURE	<input type="checkbox"/> BOTH	<input type="checkbox"/> WORK IN PROGRESS	<input type="checkbox"/> COMMERCIAL
<input type="checkbox"/> SITE	PUBLIC ACQUISITION	ACCESSIBLE	<input type="checkbox"/> EDUCATIONAL
<input type="checkbox"/> OBJECT	<input type="checkbox"/> IN PROCESS	<input type="checkbox"/> YES: RESTRICTED	<input type="checkbox"/> ENTERTAINMENT
	<input type="checkbox"/> BEING CONSIDERED	<input checked="" type="checkbox"/> YES: UNRESTRICTED	<input type="checkbox"/> GOVERNMENT
		<input type="checkbox"/> NO	<input type="checkbox"/> INDUSTRIAL
			<input type="checkbox"/> MILITARY
			<input type="checkbox"/> PARK
			<input type="checkbox"/> PRIVATE RESIDENCE
			<input type="checkbox"/> RELIGIOUS
			<input type="checkbox"/> SCIENTIFIC
			<input type="checkbox"/> TRANSPORTATION
			<input type="checkbox"/> OTHER:

4 OWNER OF PROPERTY

NAME CITY OF GLENDALE
STREET & NUMBER 7022 NORTH 58th DRIVE
CITY, TOWN GLENDALE VICINITY OF STATE ARIZONA

5 LOCATION OF LEGAL DESCRIPTION

COURTHOUSE, REGISTRY OF DEEDS, ETC. Maricopa County Recorder's Office
STREET & NUMBER 111 South 3rd Avenue
CITY, TOWN Phoenix STATE Arizona

6 REPRESENTATION IN EXISTING SURVEYS

TITLE An Initial Survey of Historic Resources Within the Phoenix Metropolitan Area
DATE February, 1977
DEPOSITORY FOR SURVEY RECORDS Arizona State Parks Board Heritage Conservation Section 1688 West Adams
CITY, TOWN Phoenix STATE Arizona 85007

7 DESCRIPTION

CONDITION		CHECK ONE	CHECK ONE
<input type="checkbox"/> EXCELLENT	<input type="checkbox"/> DETERIORATED	<input checked="" type="checkbox"/> UNALTERED	<input checked="" type="checkbox"/> ORIGINAL SITE
<input checked="" type="checkbox"/> GOOD	<input type="checkbox"/> RUINS	<input type="checkbox"/> ALTERED	<input type="checkbox"/> MOVED DATE _____
<input type="checkbox"/> FAIR	<input type="checkbox"/> UNEXPOSED		

DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE

Environmental Data

The Sahuaro Ranch originally was a 640 acre mixed agricultural and horticultural ranch. Over the years as the urbanized area expanded, the Ranch was parceled and sold so that only 160 acres remained in agriculture. Of the south 80 acres, destined for a park development, a 17 acre site has been designated to represent the historic portion of the Ranch. These 17 acres contain all the historic buildings associated with the Ranch, as well as significant portions of the citrus, date, and pecan orchards, cotton and alfalfa fields, along with associated irrigation ditches.

The site consists of two major contiguous loci of improvements: a barn and corral complex, and the ranch house with its associated buildings. A third segment of the site consists of cultivated areas surrounding the buildings and work areas.

The barn and corral complex, or barnyard, contains a dairy barn, workshops, storage buildings, various open sheds, and a corral complex. West of these structures lies a portion of a pecan orchard with a fenced pasture among the trees. This area is separated from the barnyard by an irrigation ditch, which supplies water for the citrus and pecan orchards. Along the western edge of the irrigation ditch just north of the pecans is a mesquite bosque. To the east of the barnyard is an open cultivated field. An irrigation ditch separates the barnyard and field.

The housing complex is bounded on the south by an unpaved lane and land belonging to the adjacent Glendale Community College. The complex includes the one-story adobe house, the two-story brick foreman's house, the one-and-one-half story main ranch house, the one-and-one-half story brick guest house, a brick pumphouse, and a brick garage. The western edge of the housing complex includes a portion of a citrus orchard. The eastern edge, south of an irrigation ditch, contains a one-and-one-half story horse barn, several associated horse corrals, and a date palm grove. This portion also contains a segment of an 1887 irrigation ditch which runs diagonally through the site just east of the main ranch house.

The site contains a total of 18 separately identified structures, four groups of live-stock corrals, a wide variety of citrus trees, a portion of a pecan grove, a date palm grove, portions of two open cultivated fields, and several segments of historic irrigation ditches.

Structure Reports/Residential Buildings

1) Adobe House

The adobe house, constructed in 1887, is located near the southwest corner of the site. The roof is pitched with shingled gables, and a 3-post shed porch extends from the eave on the west side. An independently constructed hipped porch wraps around the south and east sides of the building. The eastern portion of this porch has been enclosed with clapboard siding. A seamed metal roof covers the original shingles on all roof surfaces.

Two transomed doorways are situated symmetrically on the north wall. Similar openings on the south wall have been infilled with wood framing. The west side of the house has

(See continuation sheet)

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a central window and a transomed doorway offset to the north.

All modifications to the building appear to have been made during the historic period, and as a result, most of the original architectural fabric remains intact.

2) Main Ranch House

The main ranch house is situated to the south and east of the foreman's house. Constructed in 1891, the house is a one-and-a-half story painted brick structure, square in plan with symmetrical massing.

The main roof is gabled along the north-south axis with two smaller gable extensions on both the east and west sides. These smaller gables flank a centrally located dormer with fish-scale shingled side walls and gables. The main roof gables, originally Dutch gables with inset dormers, were extended flush to the outside walls circa 1927. The modified gables are shingled with independently situated windows. The south gable chimney has been extended to accommodate the new roof line, and two chimneys on the north wall have been removed. The original shingle roof covering has been replaced by a diamond-shaped asphalt tile roof.

The main (east) facade contains three centrally located segmental arched openings with transomed french doors. A round arch ventilator opening occurs centrally in the gables above the outer two doorways. The west facade also contains similar ventilator openings at each gable.

Two centrally located segmental arched windows on the west facade have been enlarged to one window opening, and a central brick chimney has been removed. A single story, pitch roofed clapboard addition is attached to the north side of the west wall. These modifications were also made circa 1927.

The first level floor plan contains a central hall on an east-west axis, flanked on the south by a large living room, which originally was three smaller rooms, and on the north by a parlor and kitchen. A staircase, which replaced an earlier cantilevered stairway, leads to a second-story hallway separating two bedrooms and a bathroom on the south from a single bedroom and bath on the north. The second level had previously been one room before the roof form was modified. A concrete porch runs the length of both houses along the east facade. It replaced an earlier wooden screened porch.

The house has a hardwood floor of maple and most interior features remain intact.

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3) Guest House

The guest house is located immediately south of the main ranch house, being separated by a small courtyard/breezeway. The east facades of both buildings are connected by a courtyard wall with a centrally located, pedimented gateway opening. It was constructed in 1892, and is a one-and-a-half story painted brick structure with symmetrical massing.

The roof is hipped with bellcase eaves and one gable extension on both the east and west sides. The north and south slopes of the main roof each have two dormers with shingled side walls and hipped roofs. A single corbelled chimney extends through the eave at the south wall. The original shingle roofing on this building has also been replaced with a diamond-shaped asphalt tile roof.

The main (east) facade is composed of three symmetrically located transomed french doors. The brick gable above contains one central round arch opening for a french door, each leaf with a half-round top light inset into the larger arch. Two round arched ventilators at floor level flank the opening. The french door originally opened out onto a second story balcony which ran the length of the east wall and abutted the main ranch house. The balcony was removed circa 1927 and replaced by a small wrought iron balcony at the french door opening.

The west gable contains a central round arched window flanked on each side by two more round arched ventilators at floor level. A small offset window also occurs in this gable. A one-story pitched roofed clapboard addition extends from the west wall.

The slightly rectangular, symmetrical floor plan contains a central hallway with two bedrooms and two bathrooms on each side. A stairway leads to the second level hallway, which gives access to three bedrooms and one bath.

4) Garage

A single story painted brick garage is located west of the guest house and just north of the adobe house.

The building is rectangular in plan, approximately 20'x30', with an east-west axis. The roof is pitched with shingled gables, also identical in detail to the modified gables of the main ranch house, and therefore was constructed circa 1927. The shingles on the roof have been covered with asphalt roofing. The building has a concrete floor and open wood trusses above. A small room is located in the northeast corner with a single 4-panel door.

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Two car bay openings on the north wall have had the paneled wood folding doors removed. All windows are segmental arched double hung sash. Two of these windows are uniformly located on the west wall, four on the south wall, and three on the east wall.

5) Brick Pumphouse

Located approximately 100' to the west of the main ranch house is a one-story brick pumphouse, rectangular in plan, roughly 12'x20', with an east-west axis. It has a pitched, seamed metal over shingle roof, with shingled gables. These gables contain the same detailing as the modified gables on the main ranch house and it is assumed the building was constructed circa 1927.

A uniformly located doorway and window penetrate the east wall. The north and south walls each contain two 8 light casement windows.

A large windmill, which was located between this building and the main ranch house, has been removed.

6) Foreman's House

Built in 1888, the foreman's house was the second major structure constructed on the Ranch. It is located between the main ranch house and the barnyard. The house is a two-story unpainted brick building with a basement and is rectangular in plan.

The gabled roof, originally shingled, is now covered with seamed metal roofing. Corbelled chimneys extend through the roof peak at both gables.

A small wood frame balcony with railing extends over an entry porch on the west end of the south facade. This balcony appears to date from the original construction of the building. A later single-story hipped porch continues along the south facade and around the west side of the building. The porch has been enclosed with horizontal board and batten siding. A pitch roofed, single-story clapboard addition is attached to the east side of the building.

All window and door openings have segmental arches and are uniformly located on the wall planes. Entrance to the basement is by exterior stairs on the north side of the building. Another exterior wood stairway, also on this facade, leads to a second story entry. Two openings along this wall have been infilled with brick.

Although the exterior of the building has been modified during its historic period, almost all of the original architectural elements remain intact or are recoverable.

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Structure Reports/Agricultural Buildings

7) Horse Barn

The horse barn is located approximately 100 yards to the east of the foreman's house. The barn, constructed between 1890 and 1892, is a one-and-a-half story brick structure with a pitched corrugated metal roof and a centrally located monitor.

The building is rectangular in plan, roughly 35'x70', with an east-west axis. A belt course wraps around the building below the eaves and a sill-high concrete apron has been applied on all four walls. Diamond-shaped wood louvered vent windows occur centrally at each gable. About 1950 the original wooden floor was replaced with concrete when the two east rooms were converted to grain storage.

The west wall is composed of two double door entries flanking three centrally located window openings. The east wall contains only two window openings. On the north facade a centrally located double door entryway separates five uniformly situated window openings to the west from one window opening on the east. The south wall contains a centrally located double doorway. It separates one window opening on the east from three window openings and a large twelve-panel, four-leaf wood barn door to the west. All openings have single corbel segmental arches. All window openings have single leaf, solid, diagonal wood shuttering, hinged to open outward. The double doors are constructed in a similar manner.

Although parts of the exterior brick have been painted, all of the original features of the building remain.

8) Dairy Barn

The dairy barn, built in 1928, is a weathered horizontal pine planked shed measuring 21'x45'. It is covered with corrugated sheet metal. A single bay runs the length of the building with milking stanchions on either side of the bay for about 24 cows. The milking stanchions consist of movable slats in front of a feeding trough.

9) Milk House

The milk house, adjacent to the dairy barn, was constructed in 1932. It consists of several modular building components joined together to form one rambling structure about 20'x22' in size. Several attached sheds were used for washing milk cans and for storage purposes. The building is built of tongue-in-groove siding with a wood shingled roof. A pour room was reached from the outside by means of a stairway. Milk was poured into the cooler and cooled prior to pasteurization. A built-in

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walk in refrigerator served for this purpose. An oil fired boiler, for hot water and pasteurization, sitting outside the milk house is almost new, having been purchased just prior to World War II when the dairy operation ceased. The south facade of the building has many screened single paned windows for good light and ventilation. The building has been used most recently for storage.

10) Blacksmith Shop and Forge

The blacksmith shop, built prior to 1927, consists of an open bay on the east end, and a closed room on the west. It is a trussed beam building with a corrugated metal roof measuring 21'x68'. Only the west 19', which contains a forge, is enclosed. The open bay has a workbench along the south wall. The siding is of vertically planked weathered wood.

11) Mill and Granary

This consists of a milling operation building, built prior to 1927, and an attached slat sided lean-to, for storage built in 1935. Overall measurements are 37'x21'. Both buildings are of weathered wood siding with a corrugated metal roof. Inside is an operable McCormick feed grinder.

12) Scale House

This is one of only two buildings on the Ranch constructed of concrete cinder block. Built in the early 1950's, it was used to house the scale mechanism, now removed. The building is small, measuring only 7'x15'. It has a 12 light casement window on the south facade, with doors on both ends. It has a flat, corrugated metal roof.

13) Tack House

This 5'x9' weathered wood building has open lattice eaves. It is lined with shelves for storing veterinary supplies, and has doors on both ends. It is located next to a major corral area. It was built prior to 1927.

14) Fuel Dump

The fuel dump is a shed type building with weathered wood siding. It is a windowless building with a flat corrugated metal roof used to protect lubricants and fuels from the elements, and provide a storage space for the flammables, away from the work areas. It was built prior to 1927.

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15) Vehicle Maintenance Shed

This 29'x50' corrugated metal roofed shed was built about 1960 to provide space for repairing various farm machinery. A large oil changing pit is built into the floor on one end. A 10'x12' wash room, built of concrete cinder block, is under the shed roof at the northeast corner. This and the horse barn are the only farm buildings with concrete slab floors.

16) Implement Maintenance Shed

This 35'x35' wood trussed shed was built prior to 1927 to cover a workspace for repairing the farm machinery.

17) Hay Shed

The largest structure on the Ranch, it measures 40'x100'x20' tall. It was built in 1952 when an older hay shed was destroyed in a storm. It is constructed of steel I-beams, and has a corrugated metal roof.

18) Pour Room

This small 4'x5' building is located next to the entrance to the dairy yard. It has a shingled roof and an open front with a shelf or counter under two window openings. The interior is sheathed chest high with sheet metal. This building was originally attached to the milk house. It has no significance to its present location.

Miscellaneous Structures

Corrals

Four corral areas exist on the Sahuaro Ranch. The dairy barn has several large corrals to the west. The pecan orchard itself became a pasture when it was fenced in in 1964 for Thoroughbred brood mares. The horse barn has associated corrals to the south in the date palm grove. Several large corrals exist adjacent to the residential complex. These corrals, and the paddock beneath the date palms, were all constructed in 1963-64 for Thoroughbred horse breeding operations. A series of smaller corrals serving as calving and foaling pens, and various feeding corrals exist north and east of the hay barn. A circular breaking pen, about 49 feet in diameter with plywood sides, is located off of the dairy barn corrals. The corrals span the entire history of the Ranch. The newest is the breaking pen, which was built in 1972.

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Irrigation Ditches

Several concrete lined ditches provide water to the property. All date from the very beginning of the Ranch, when the native desert was turned into agriculturally productive land. The earliest, still visible and in use, was built in 1887, and runs diagonally to the southwest, lying east of the housing complex.

They all were constructed as unlined ditches, which necessitated periodic cleaning. During the years when the dairy was operating, the ditches were double fenced to allow the dairy cattle to graze the grass lined ditches and help in their maintenance. From 1950 to 1954, all the ditches were concrete lined. The irrigation system provides water from three directions, all of which originates from Lateral 17, which flows south from the Arizona Canal along 51st Avenue and west through a flume over Lateral 18 and under 59th Avenue to the property. Several cattle and foot bridges cross the ditches at various points.

Crop Production

Field Crops

The Sahuaro Ranch displays many examples of the major crops which were in production throughout the history of the Ranch. Field crops were grown on a seasonal basis. Currently cotton and alfalfa are grown on a seasonal rotational basis. Past crops included barley, wheat, oats, peanuts, maize, corn, melons, lettuce, carrots, onions, and safflower. Pasture crops included hegeira and sudan grass.

Orchard Crops

The Sahuaro Ranch became a large citrus producer, mostly grapefruit, after R. W. Smith purchased the Ranch in 1927. Four types of grapefruit are represented: Marsh Seedless, Arizona Pink, Texas Ruby Red, and Clason. Eureka lemons are grown north of the horse barn. In the mixed citrus area, in the center of the historic area, are oranges-- Valencia, Arizona Sweet, Navel, Blood, and Mandarin. Also in this mixed citrus are Dancy and Algerian tangerines, Hybrid Mineola Tangelo, Red lime, and Kumquat.

Six types of pecans, including Kincaid, Success, and Burkett were planted in 1930 and 1931 as seedlings. Today, the 30' to 40' tall trees provide a very pleasant boundary to the cultivated fields to the west.

A date palm grove was planted about 1927 south of the horse barn, and east and north of the main ranch house. Today, the date palms still thrive. Horse corrals have been constructed in and around the date palms.

(Continued)

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(11/78)

UNITED STATES DEPARTMENT OF THE INTERIOR
HERITAGE CONSERVATION AND RECREATION SERVICE

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Olives, which were abundant during Bartlett's time, are only found in one small area north of the main ranch house. Smith was never able to cultivate them into providing an economic return.

Summary

The Sahuaro Ranch displays the historical aspects of a late 19th Century agricultural boom in the Salt River Valley. But more than that it has survived, until 1977, as a working ranch, with improvements from all time periods. It is one of a very few of the older ranches of the area that still has its homestead isolated from the encroaching urbanization. The City of Glendale has an excellent opportunity to develop this land for the benefit of those who otherwise would never see a "real" farm.

8 SIGNIFICANCE

PERIOD	AREAS OF SIGNIFICANCE -- CHECK AND JUSTIFY BELOW			
<input type="checkbox"/> PREHISTORIC	<input type="checkbox"/> ARCHEOLOGY-PREHISTORIC	<input type="checkbox"/> COMMUNITY PLANNING	<input type="checkbox"/> LANDSCAPE ARCHITECTURE	<input type="checkbox"/> RELIGION
<input type="checkbox"/> 1400-1499	<input type="checkbox"/> ARCHEOLOGY-HISTORIC	<input type="checkbox"/> CONSERVATION	<input type="checkbox"/> LAW	<input type="checkbox"/> SCIENCE
<input type="checkbox"/> 1500-1599	<input checked="" type="checkbox"/> AGRICULTURE	<input type="checkbox"/> ECONOMICS	<input type="checkbox"/> LITERATURE	<input type="checkbox"/> SCULPTURE
<input type="checkbox"/> 1600-1699	<input type="checkbox"/> ARCHITECTURE	<input type="checkbox"/> EDUCATION	<input type="checkbox"/> MILITARY	<input type="checkbox"/> SOCIAL/HUMANITARIAN
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> ART	<input type="checkbox"/> ENGINEERING	<input type="checkbox"/> MUSIC	<input type="checkbox"/> THEATER
<input checked="" type="checkbox"/> 1800-1899	<input type="checkbox"/> COMMERCE	<input checked="" type="checkbox"/> EXPLORATION/SETTLEMENT	<input type="checkbox"/> PHILOSOPHY	<input type="checkbox"/> TRANSPORTATION
<input checked="" type="checkbox"/> 1900-	<input type="checkbox"/> COMMUNICATIONS	<input type="checkbox"/> INDUSTRY	<input type="checkbox"/> POLITICS/GOVERNMENT	<input type="checkbox"/> OTHER (SPECIFY)
		<input type="checkbox"/> INVENTION		

SPECIFIC DATES 1887, 1927, 1977

BUILDER/ARCHITECT

STATEMENT OF SIGNIFICANCE

The history of the Sahuaro Ranch began shortly after the construction of the Arizona Canal in 1884-85. The completion of the canal, which extended from its heading at the Agua Fria River, opened up the land northwest of the Phoenix townsite to irrigation and agricultural development.

W. J. Murphy, builder of the canal and president of the Arizona Canal Company, together with Joseph B. Greenhut, a major investor in the Canal Company, and prominent financier from Peoria, Illinois, were largely responsible for the initial settlement and development of this part of the valley. They laid out the townsite of "new" Peoria in 1886. Through Greenhut's promotional efforts, a group of "colonists", mostly from Peoria, Illinois, migrated to the Salt River Valley and purchased land in the townsite and surrounding area. Although most of the "colonists" never actually lived on their property, a few such as W. T. Hanna, A. J. Straw and James McMillan remained to homestead the land they had bought and later become prominent ranchers in the valley.

By 1888, twenty persons, all from Illinois, had purchased property in the "new" Peoria area. Among these original property owners were two brothers, William Henry Bartlett and Samuel C. Bartlett. The Bartletts were Peoria, Illinois, businessmen who had become interested in the opportunities of Arizona agricultural lands as promoted by Greenhut. Under the provisions of the Desert Lands Act of 1879, they each homesteaded one section of land; William H. Bartlett on Section 30, T3N R2E, and his brother to the southeast on Section 4, T2N R2E. Irrigation water rights for Section 30 were purchased by William Bartlett from the Arizona Canal Company in 1887 and 1889.

William Bartlett, who never made the Ranch his permanent home, hired S. H. Campbell to oversee and manage the development of the property from 1887 until about 1891. It was during these years that the first improvements on the Ranch were made. An irrigation ditch known as Lateral 18 was constructed from the Arizona Canal south through the northeast quarter of Section 30. In 1887, the first dwelling, an adobe, was built near the half section line and the intersection of this irrigation ditch.

By 1888 a more permanent, but simple two-story brick house was constructed north of the original adobe. The building faced south onto a newly planted date orchard. A deciduous orchard was planted in 1889, and that same year Bartlett filed Final Proof of Desert Land Entry with the Government Land Office, showing that the complete irrigation and reclamation of Section 30 had been accomplished. The following year he received the Patent for the property from the United States Government.

(See continuation sheet)

9 MAJOR BIBLIOGRAPHICAL REFERENCES

Arizona Republic, Various issues, Arizona State Library and Archives

Phoenix Gazette, Various issues, Arizona State Library and Archives

Glendale News, Various issues, Arizona State Library and Archives

(cont.)

10 GEOGRAPHICAL DATA

ACREAGE OF NOMINATED PROPERTY 16.9

UTM REFERENCES (See continuation sheet)

A	ZONE	EASTING	NORTHING
C	ZONE	EASTING	NORTHING

B	ZONE	EASTING	NORTHING
D	ZONE	EASTING	NORTHING

VERBAL BOUNDARY DESCRIPTION

Beginning at the east quarter corner Sec. 30 T3N, R2E, thence in a western direction 459 feet, more or less to a TRUE POINT OF BEGINNING; thence continuing westerly 387 feet more or less to a point, thence northerly 594 feet, more or less, to a point; thence westerly 535 feet, more or less, to a point, said point being the westerly line of an irrigated pecan grove; thence northerly 342 feet, more or less, to a point, said point being 360 feet, more or less, south of the (cont.)

LIST ALL STATES AND COUNTIES FOR PROPERTIES OVERLAPPING STATE OR COUNTY BOUNDARIES

STATE	CODE	COUNTY	CODE
STATE	CODE	COUNTY	CODE

11 FORM PREPARED BY

NAME / TITLE

James Woodward and Thomas S. Rothweiler

January 11, 1980

ORGANIZATION

Heritage Conservation Section, Arizona State Parks Board

DATE

STREET & NUMBER

1688 West Adams

TELEPHONE

(602) 255-4174

CITY OR TOWN

Phoenix

STATE

Arizona 85007

12 STATE HISTORIC PRESERVATION OFFICER CERTIFICATION

THE EVALUATED SIGNIFICANCE OF THIS PROPERTY WITHIN THE STATE IS:

NATIONAL

STATE X

LOCAL

As the designated State Historic Preservation Officer for the National Historic Preservation Act of 1966 (Public Law 89-665), I hereby nominate this property for inclusion in the National Register and certify that it has been evaluated according to the criteria and procedures set forth by the National Park Service.

STATE HISTORIC PRESERVATION OFFICER SIGNATURE

James Ayles

30 Jan 1980

TITLE

DATE

FOR NPS USE ONLY

I HEREBY CERTIFY THAT THIS PROPERTY IS INCLUDED IN THE NATIONAL REGISTER

Caryl D. Skellern

DATE

3-7-80

ATTEST:

KEEPER OF THE NATIONAL REGISTER

KEEPER OF THE NATIONAL REGISTER

DATE

3/6/80

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About 1891, Bartlett, who had moved from Peoria to Evanston, Illinois, solicited another Peorian, Harry W. Adams, to supervise the Ranch operations. Adams, who had been living in the Salt River Valley about two years, was a locally respected agriculturalist. In 1890, he was in charge of the horticultural exhibit for the Arizona Territorial Industrial Exposition. He was also a founding member of the Glendale Beet Sugar Growers Association in 1897. He supervised the Ranch operation until about 1898, when he and his wife moved to Raton, New Mexico.

During the years 1890 to 1898 the property, which had become known as the Sahuaro Ranch, was developed into one of the most productive agricultural ranches in the area, as well as a popular winter resort for Bartlett and his family and friends from Illinois. Citrus orchards were planted during this period as well as a large commercial olive grove. The Sahuaro Ranch boasted a fine string of stock horses and work horses, and at one point over 350 hogs. In 1891, William Bartlett increased his land holdings in the Peoria area by purchasing all of Section 32, southeast of and adjacent to the Sahuaro Ranch. With this purchase, together with the Sahuaro Ranch and Samuel C. Bartlett's "Rancho del Higo" in Section 4, the Bartlett family controlled almost 2,000 acres in the Salt River Valley.

In 1891, the main ranch house, a one and one-half story brick structure, was constructed south of the original brick house. Date palms were used extensively in landscaping. The following year, in order to accommodate an increasing number of visitors, a commodious one and one-half story brick guest house was built immediately south and adjacent to the main ranch house. Also, between 1890 and 1892, a large brick horse barn was constructed to the east of the original brick house.

In March of 1897, Edgar E. Jack of Decatur, Illinois, whose uncle William was the Bartlett's lawyer, was hired to superintend the Rancho del Higo. By 1898 Jack was put in charge of all the Bartlett interests, including the Sahuaro Ranch. In 1901 Jack moved onto the Sahuaro Ranch and lived there until 1903, when he bought his own ranch south of Glendale.

Soon after the turn of the century, William Bartlett purchased the Vermejo Ranch in New Mexico and began living there with his two sons. In 1904 he sold Section 32 and by 1907 the Rancho del Higo had also been sold. The Sahuaro Ranch was visited less frequently after this time and it also began to show a decline in productivity. By May of 1913, all Bartlett interests in the Sahuaro Ranch had been sold.

Ownership of the Ranch changed hands several times during the years after Bartlett. Although attempts were made to work the Ranch, productivity and maintenance of the property continued to decline. In 1927 the Sahuaro Ranch was purchased in two separate parcels by Richard W. Smith and his wife, Lottie Sands Smith.

(Continued)

**NATIONAL REGISTER OF HISTORIC PLACES
INVENTORY -- NOMINATION FORM**

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CONTINUATION SHEET

ITEM NUMBER 8 PAGE 3

Smith made many improvements to the property. Shortly after obtaining the Ranch, around 1929-1930, he planted most of the orchards which one can see today on the Sahuaro Ranch. The dying and neglected olive orchard was removed and about 100 acres of citrus and 10 acres of pecans were planted. In places the soil had become so compacted through the years of irrigation agriculture, it was necessary to loosen the soil where each citrus tree was to go by detonating one-half stick of dynamite.

Smith developed a dairy herd in the late 1920's and sold bulk milk and cream. In 1932, his son, Richard S. Smith, finished college and returned home to set up a dairy operation with the help of his college roommate, Ted C. Gillette. The Sahuaro Jersey Farm emerged as a producer-handler, with its own milk house and packaging plant. World War II brought an end to the dairy as Richard S. Smith was called to military service. In 1944, Richard W. Smith died, leaving the Sahuaro Ranch in the hands of a foreman.

In 1946, Richard S. Smith returned to the Ranch, and took over the management of the Ranch totally by 1948. In addition to operating a productive ranch raising a variety of crops, he developed the Sahuaro Ranch into a Thoroughbred horse breeding operation in the early 1960's. Horses had been an important part of the Ranch during Bartlett's tenure, but Richard W. Smith did not utilize the horse raising facilities to their fullest, other than for draft animals. He eventually mechanized the Ranch. During the Depression years, the horse barn was, in fact, little more than a home for hobos, sometimes housing as many as 50 transients at one time. In 1963-64 many new corrals were built to facilitate the horse breeding operation.

Richard S. Smith and his wife, Sharon Musick Smith, continued to operate the Sahuaro Ranch until 1977, when the remaining 160 acres in cultivation was split between the City of Glendale for expansion of their city parks system and a private subdivision developer. The park will be a total of 80 acres, including the historic buildings.

Today the Sahuaro Ranch stands as the best example of the evolution of an early agricultural venture in the Salt River Valley. The structures remaining on the property are all evidences of the settlement pattern of a homestead from its beginning as desert land to its reclamation as an agricultural ranch and comfortable resort, through to its rejuvenation as Smith's Sahuaro Ranch. The setting of the property, which contains portions of the original 1887 irrigation ditch, early olive grove, and other land-scaping, remain almost completely intact. The integrity of location, styles, and methods of construction of the various structures, and the interpretive value of the Ranch lend to its architectural and historical significance.

FHR-8-300A
(11/78)

UNITED STATES DEPARTMENT OF THE INTERIOR
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CONTINUATION SHEET Bibliographical ITEM NUMBER 9 PAGE 2

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Maricopa County Recorder's Records

Jack, Mrs. E. E. (Mary Lettie), Edgar Ewing Jack 1870-1949 - Unpublished Paper

Interview with Mrs. Betty (Jack) Little

Interview with Mr. Richard Sands Smith

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ITEM NUMBER 10 PAGE 2

Saguaro Ranch
Glendale/Maricopa County/Arizona

UTM Coordinates

A	12	389 880E	3715 760N
B	12	389 880E	3715 470N
C	12	389 830E	3715 470N
D	12	389 830E	3715 430N
E	12	389 670E	3715 430N
F	12	389 670E	3715 630N
G	12	389 510E	3715 630N
H	12	389 510E	3715 760N
I	12	389 600E	3715 760N
J	12	389 600E	3715 820N
K	12	389 720E	3715 820N
L	12	389 730E	3715 760N

FHR-8-300A
(11/78)

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CONTINUATION SHEET Geographical ITEM NUMBER 10 PAGE 3

SW corner of the NE quarter of the NE quarter of said Section 30; thence easterly 288 feet, more or less, to a point; thence northerly 158 feet, more or less, to a point; thence easterly 378 feet, more or less, to a point on the east side of an irrigation ditch; thence southerly along the east line of an irrigation ditch 167 feet, more or less, to a point; thence easterly 405 feet, more or less, to a point; thence southerly, and parallel to 59th Avenue, 825 feet, more or less, to a point; thence westerly 162 feet, more or less, to a point; thence southerly 90 feet, more or less, to a point, said point being the TRUE POINT OF BEGINNING.

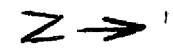
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MAIN HOUSE

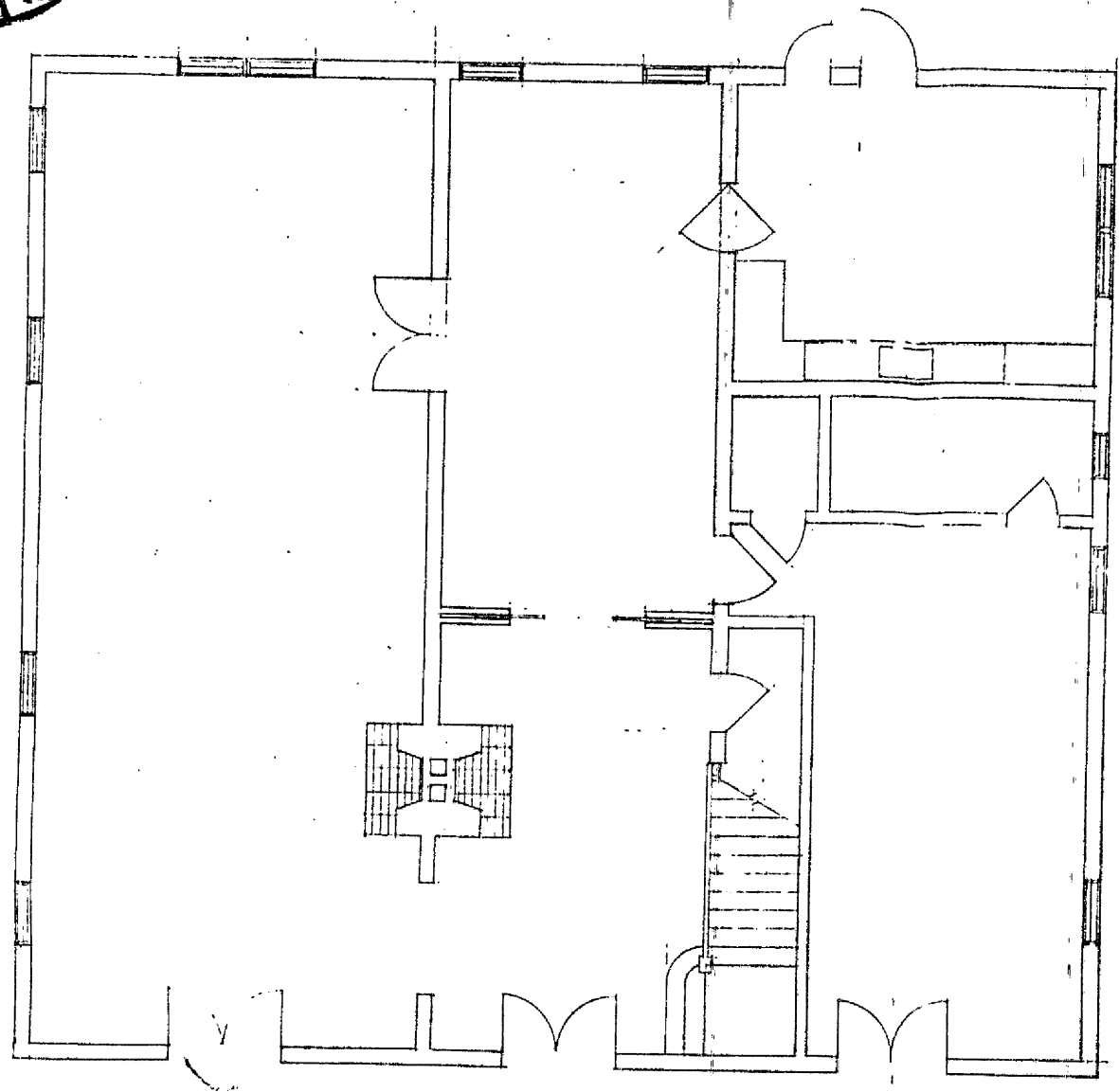
Smith Residence
Glendale, AZ.

1/8" = 1'-0"
Ground floor plans

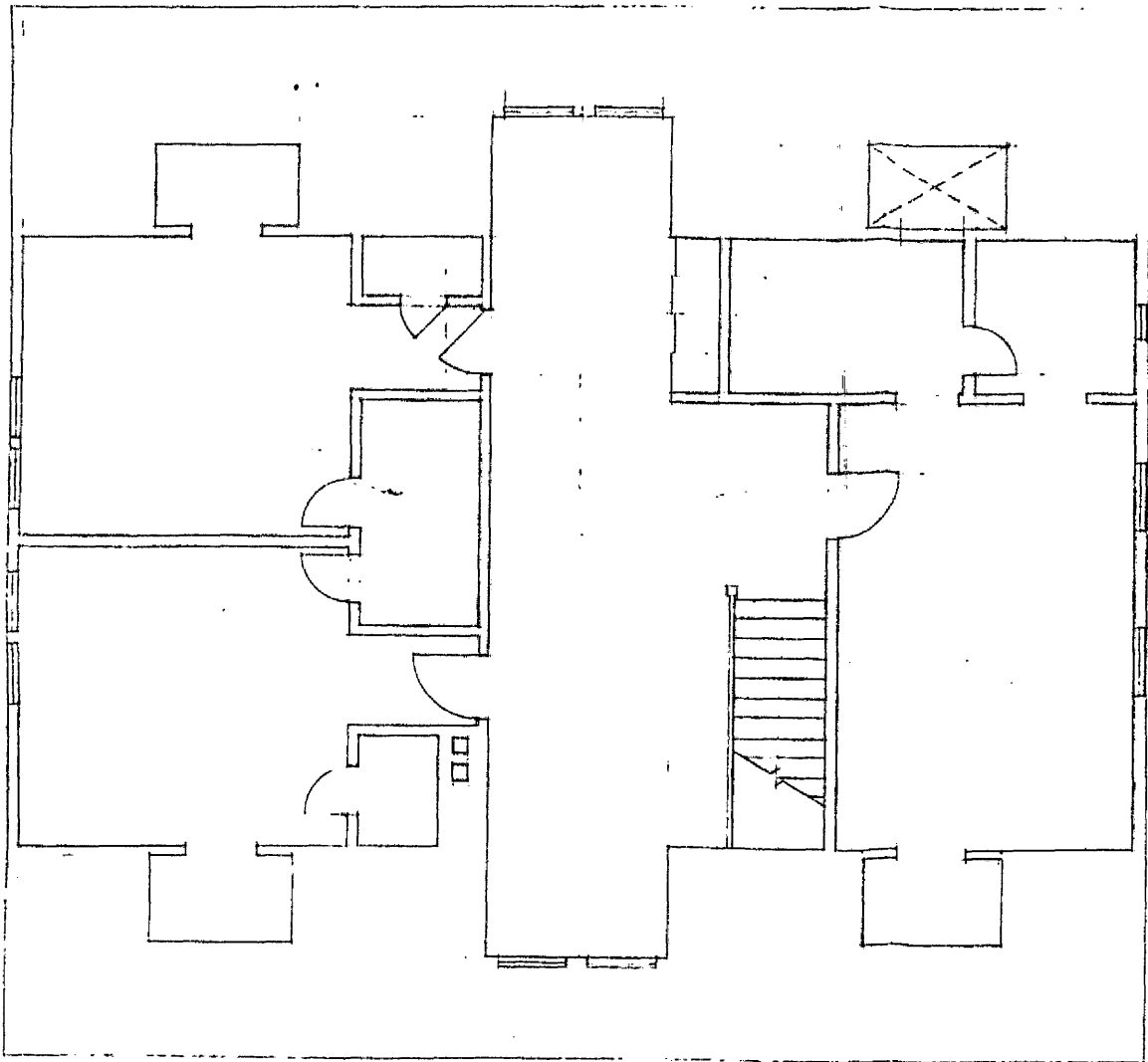
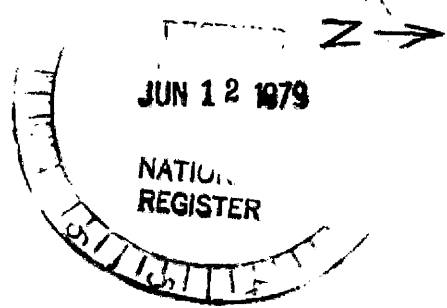
By Billy B. Ganett 1972



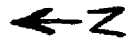
KITCHEN



MAIN HOUSE -
2ND FLOOR



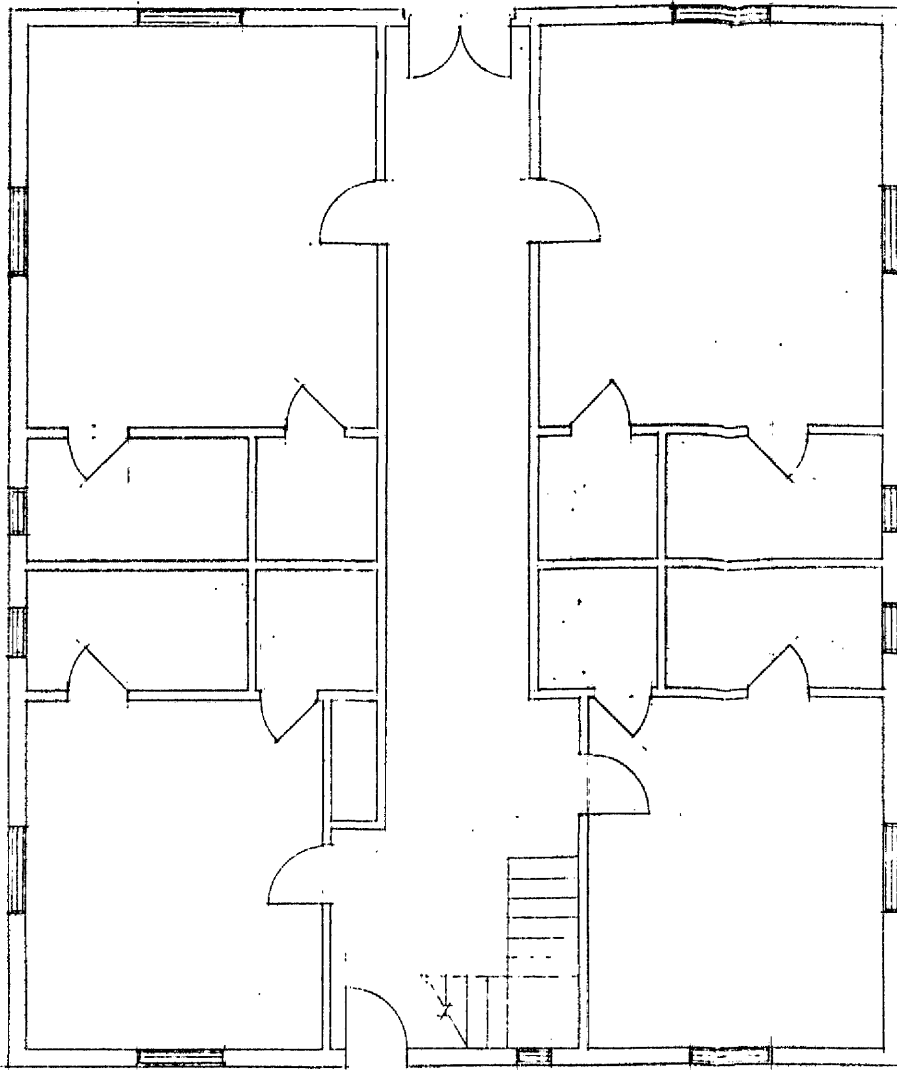
GROUND FLOOR
GUEST HOUSE



JUN 12 1979

NA

PL



Smith Residence

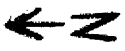
1/2" = 1'-0"

GUEST HOUSE

Glendale, AZ

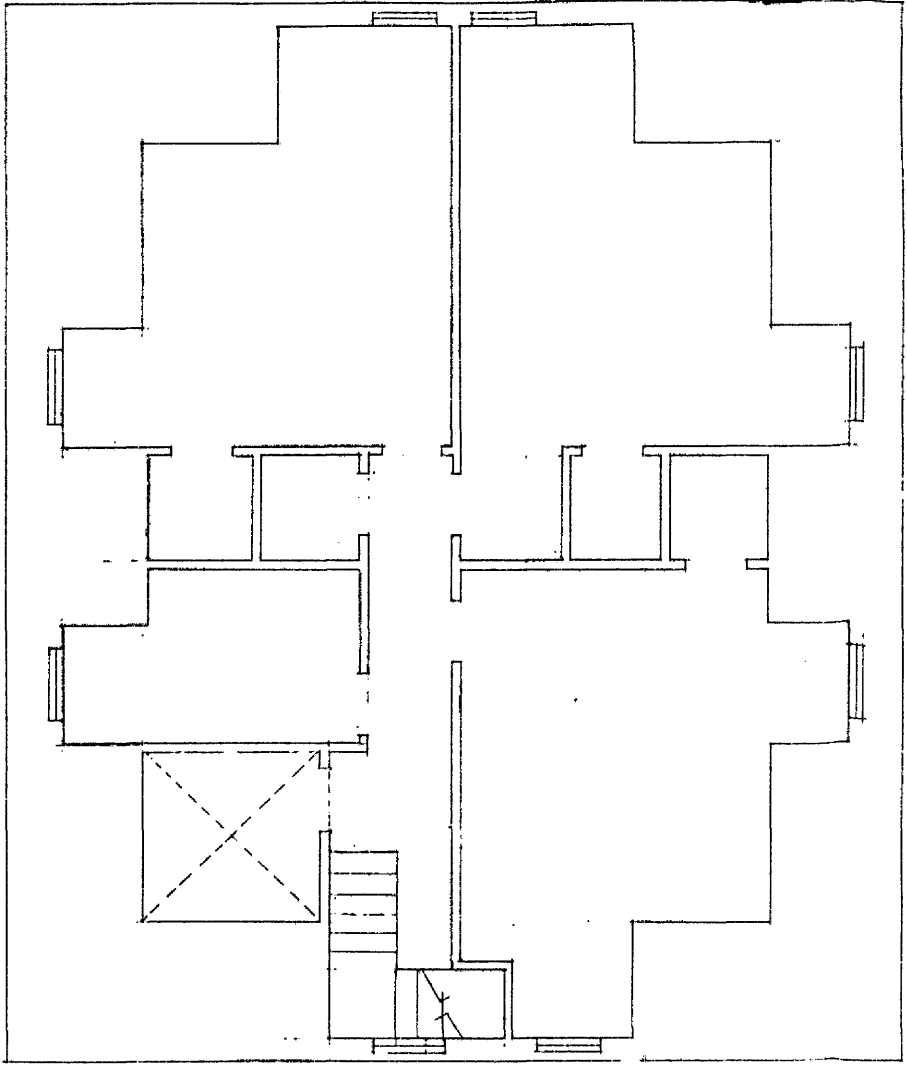
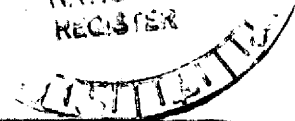
2nd floor plans.

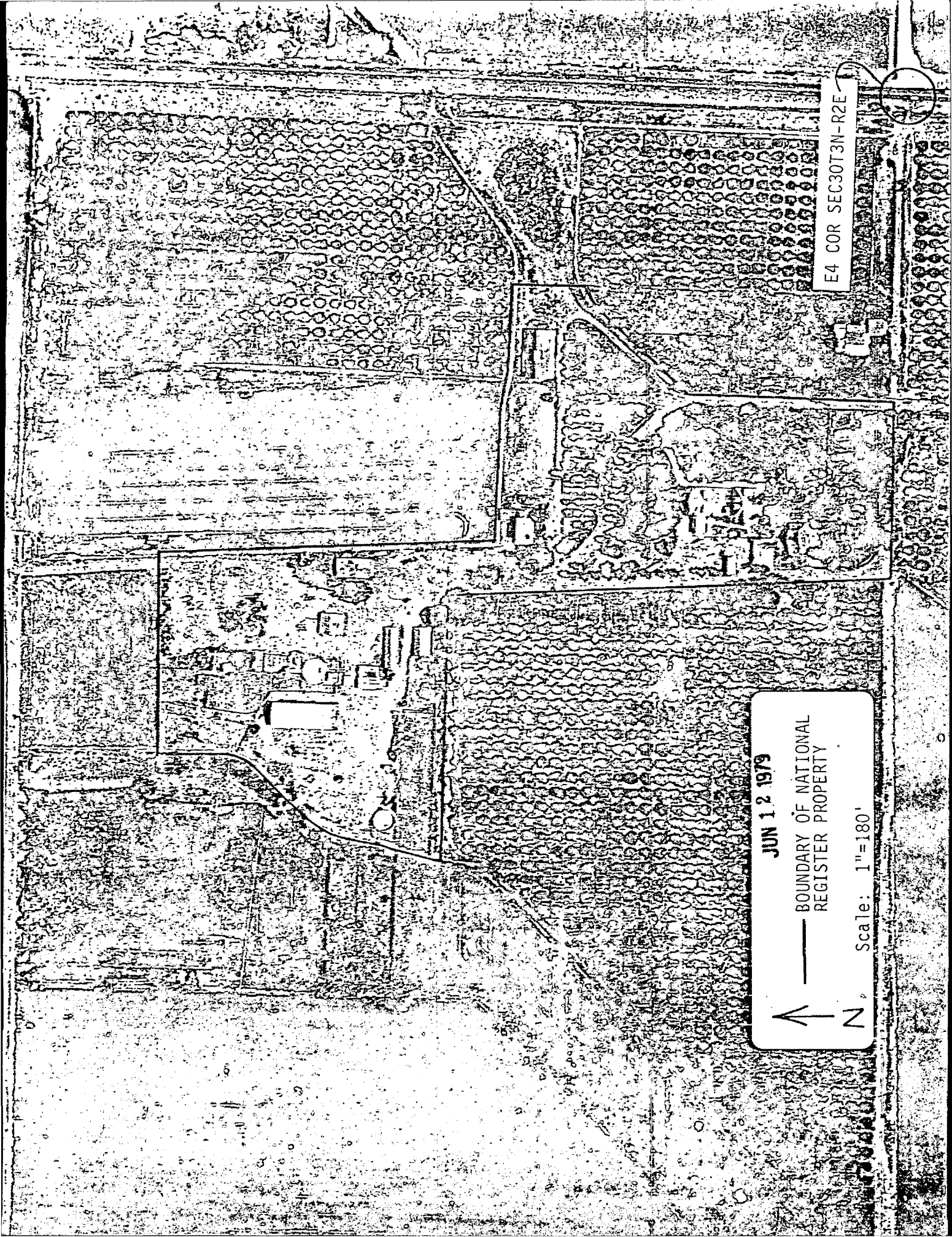
By Billy Bennett 1972



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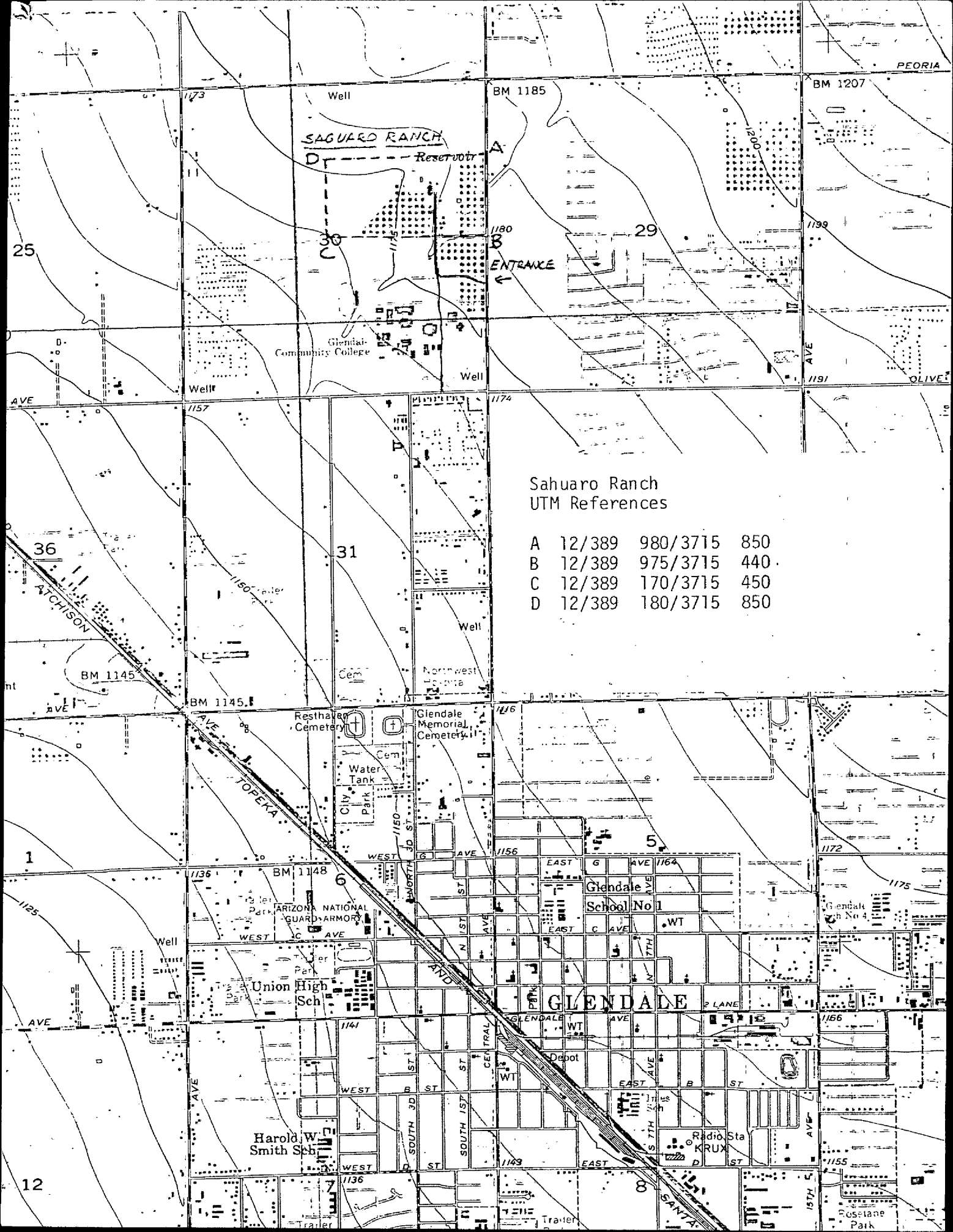
NAT. U.
REGISTER





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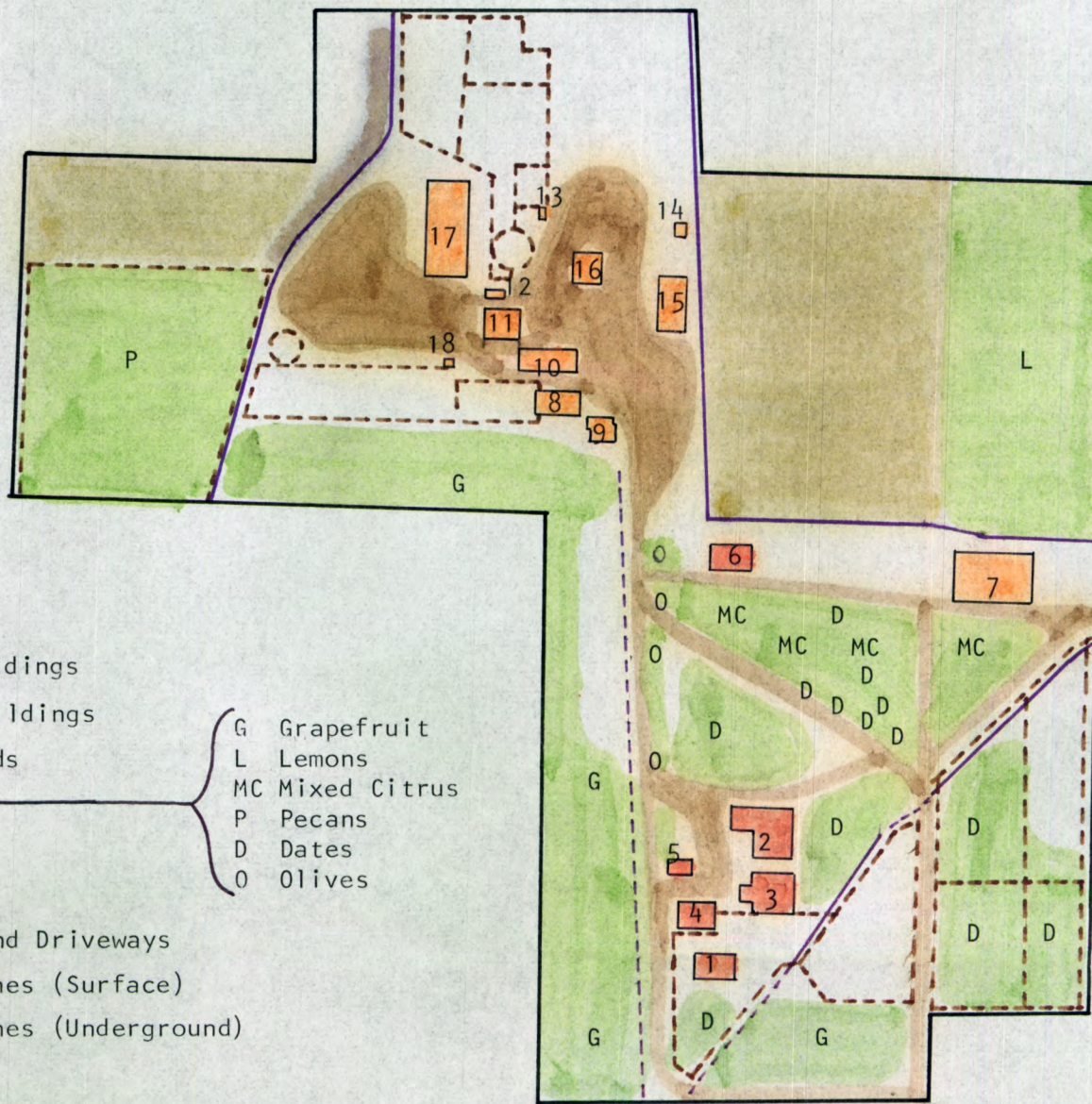
JUN 12 1979
— BOUNDARY OF NATIONAL REGISTER PROPERTY
N
Scale: 1"=180'



Saguaro Ranch
UTM References

A	12/389	980/3715	850
B	12/389	975/3715	440
C	12/389	170/3715	450
D	12/389	180/3715	850

SAHUARO RANCH
SITE MAP



LEGEND

- Residential Buildings
 - Agricultural Buildings
 - Cultivated Fields
 - Orchards
 - Mesquite Bosque
 - Corrals
 - Traffic Areas and Driveways
 - Irrigation Ditches (Surface)
 - Irrigation Ditches (Underground)
-
- G Grapefruit
 - L Lemons
 - MC Mixed Citrus
 - P Pecans
 - D Dates
 - O Olives

↑
NORTH
SCALE 1"=180'

FEB 8 1980

East Quarter Corner
Section 30, T3N-R2E



For Key to Building Numbers, See Physical Description

**United States Department of the Interior
National Park Service**

**NATIONAL REGISTER OF HISTORIC PLACES
REGISTRATION FORM**

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in How to Complete the National Register of Historic Places Registration Form (National Register Bulletin 16A). Complete each item by marking "x" in the appropriate box or by entering the information requested. If any item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions. Place additional entries and narrative items on continuation sheets (NPS Form 10-900a). Use a typewriter, word processor, or computer, to complete all items.

=====
1. Name of Property
=====

historic name Sahuaro Ranch Amendment

other names/site number _____

=====
2. Location
=====

street & number North 58th Drive not for publication _____
city or town Glendale vicinity _____
state Arizona code AZ county Maricopa code 013 zip code _____

=====
3. State/Federal Agency Certification
=====

As the designated authority under the National Historic Preservation Act of 1986, as amended, I hereby certify that this X nomination _____ request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property _____ meets _____ does not meet the National Register Criteria. I recommend that this property be considered significant _____ nationally _____ statewide X locally. (X See continuation sheet for additional comments.)

James W. Franklin AFSHPD 9/11/96
Signature of certifying official Date

ARIZONA STATE PARKS
State or Federal agency and bureau

In my opinion, the property _____ meets _____ does not meet the National Register criteria. (_____ See continuation sheet for additional comments.)

Signature of commenting or other official Date

State or Federal agency and bureau

=====

4. National Park Service Certification

=====

I, hereby certify that this property is:

- entered in the National Register _____
 ___ See continuation sheet.
- determined eligible for the National Register _____
 ___ See continuation sheet.
- determined not eligible for the National Register _____
- removed from the National Register _____

other (explain): Additional Documentation Accepted

Edson H. Beall
Signature of Keeper

10/18/96
Date of Action

=====

5. Classification

=====

Ownership of Property (Check as many boxes as apply)

- private
- public-local
- public-State
- public-Federal

Category of Property (Check only one box)

- building(s)
- district
- site
- structure
- object

Number of Resources within Property

Contributing	Noncontributing
<u>18</u>	_____ buildings
<u>2</u>	_____ sites
<u>5</u>	_____ structures
_____	_____ objects
<u>25</u>	_____ Total

Number of contributing resources previously listed in the National Register 25

Name of related multiple property listing (Enter "N/A" if property is not part of a multiple property listing.)

=====

6. Function or Use

=====

Historic Functions (Enter categories from instructions)

Cat: <u>Agriculture</u>	Sub: <u>Agricultural field</u>
_____	<u>Storage</u>
_____	<u>Irrigation facility</u>
_____	<u>Agricultural outbuilding</u>
<u>Domestic</u>	<u>Single dwelling</u>

**United States Department of the Interior
National Park Service**

**NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET**

Section Amendment Page 1 Sahuaro Ranch
name of property
Maricopa, AZ
county and State

=====

AMENDMENT TO SAHUARO RANCH NATIONAL REGISTER OF HISTORIC PLACES NOMINATION FORM

Sahuaro Ranch in Glendale, Arizona was listed in the National Register on March 7, 1980. The property was originally classified under the category "Building(s)." The Arizona State Historic Preservation Officer believes that a more appropriate classification is "District."

Sahuaro Ranch encompasses 16.9 acres and includes a wide variety of resources. These include eighteen buildings, five structure (four corrals and an irrigation system), and two sites (agricultural field and orchard).

The Arizona SHPO requests that the Keeper of the National Register amend the property's classification to a district with 25 contributing elements. The property name will then be amended to "Sahuaro Ranch Historic District."

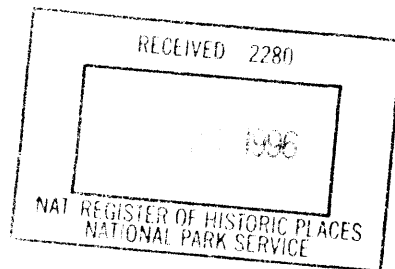


United States Department of the Interior
National Park Service

**NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET**

Section _____ Page _____

Small historic shed
name of property
Maricopa County, Arizona
county and State
Saguaro Ranch Historic District



Request change in status due to demolition by wind:

**Small historic shed at Saguaro Ranch, Glendale, Arizona
Maricopa County, Arizona**

Saguaro Ranch Historic District

Documentation has been provided to SHPO that this property has been demolished by wind. The Historic Sites Review Committee concurs with SHPO staff that this property should be removed from the contributors in the Saguaro Ranch Historic District.