

1098

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 an 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 Fordyce-Ricks House Historic District

other names/site number "The Cabin", Site #GA0487

2. Location

street & number 1501 Park Avenue

☒ not for publication

city or town Hot Springs

☐ vicinity

state Arkansas code AR county Garland code 051 zip code 71901

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, as amended, I hereby certify that this ☒ 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 for 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 ☐ locally. (See continuation sheet for additional comments.)

Cecilia M. McCann  
Signature of certifying official/Title

9/12/03  
Date

Arkansas Historic Preservation Program

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.)

Roger A. Hiddings  
Signature of certifying official/Title

8/21/03  
Date

Superintendent, Hot Springs National Park,  
State or Federal agency and bureau

National Park Service

4. National Park Service Certification

I hereby certify that the 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:) \_\_\_\_\_

Edson H. Beall  
Signature of the Keeper

10/31/03  
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**

(Do not include previously listed resources in count.)

Contributing

Noncontributing

3

1

buildings

2

sites

14

1

structures

objects

17

4

Total

**Name of related multiple property listing**

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

N/A

**Number of Contributing resources previously listed  
in the National Register****6. Function or Use****Historic Functions**

(Enter categories from instructions)

DOMESTIC/single dwelling

LANDSCAPE/street furniture/object

AGRICULTURE/animal facility

**Current Functions**

(Enter categories from instructions)

DOMESTIC/single dwelling

LANDSCAPE/street furniture/object

AGRICULTURE/animal facility

**7. Description****Architectural Classification**

(Enter categories from instructions)

OTHER/Rustic

**Materials**

(Enter categories from instructions)

foundation CONCRETE/STONE

walls WOOD

roof ASPHALT

other

**Narrative Description**

(Describe the historic and current condition of the property on one or more continuation sheets.)

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## National Register of Historic Places Continuation Sheet

Section number 7 Page 1

### SUMMARY

The Fordyce-Ricks House Historic District, located at 1501 Park Avenue in Hot Springs, Garland County, was constructed between 1904 and 1909 for Samuel W. Fordyce, an Ohio native who moved to Arkansas in 1876. The district is comprised of four buildings, fifteen structures, and two sites. The selected boundary includes seventeen privately owned acres and approximately twenty acres of Hot Springs National Park. The house and selected structures are constructed of logs and designed in the rustic, Adirondack style. The interior and exterior of the Fordyce-Ricks House is relatively unchanged and original landscape features are extant around the estate.

### ELABORATION

The Fordyce-Ricks House Historic District is located at 1501 Park Avenue in Hot Springs, Garland County, and includes seventeen privately owned acres and approximately twenty acres of Hot Springs National Park. The majority of the construction occurred over a five-year period (1904-1909) for Samuel W. Fordyce, and Ohio native who moved to Arkansas in 1876. The house is built of logs and designed in the rustic, Adirondack style, a rare style of architecture for Arkansas but a significant part of Fordyce's railroad background. It was during this period that many of his contemporaries were building railroad destination hostelrys in the American West.

Nestled amid 37 acres adjacent to and in Hot Springs National Park, the two-story, Adirondack-inspired log house sits atop a steep ridge, facing southeast onto a naturalistically and formally landscaped front yard with the back grounds sloping sharply down to the Fordyce Lake. The Fordyce-Ricks House and remaining acreage were originally part of a 1,200-acre estate that included the house, a large carriage house (now a four-car garage), a private lake, dam, boathouse (demolished), and a water wheel used to pump water from the lake to the house. The landscape features, such as a rustic shelter overlooking the lake, an arched stone bridge spanning the lake and a pergola drive, benches, stone walls, and walking and riding trails make this property host to many original features that were developed during a nearly 100-year period.

### Fordyce-Ricks House ("The Cabin") – Contributing

The Fordyce-Ricks House, also known as "The Cabin", is the major contributing building on the estate. The house is situated off Arkansas Highway 7 (Park Avenue) and screened from view by dense woods and a rising elevation change. The entrance to the property is through two massive stone gateposts along a winding circular drive to the crest of the ridge where the house sets. The two-story log home, built from timber on the site, is primarily octagonal in plan with an original, attached southwest oriented two-story wing. A large cupola crowns the octagonal portion of the house. A large wrap-around porch cradles the octagonal main section, and has a shed roof supported by large tree trunks.

The house contains twelve rooms and occupies 4,338 square feet of space including a full basement and attic. Original features include window and door mouldings, all fireplaces, paneled doors, hardware, light fixtures, staircase, and paneling.



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### *East Façade*

The south end of the façade is comprised of a projecting gable front section that contains a centered double-hung, eight-over-one window on the first floor and a centered, double-hung, twelve-over-one window on the second floor. A louvered vent is present in the gable peak.

To the north of the gable front section is a recessed side-gable section that contains two small, double-hung, eight-over-one windows on the first floor and two small, six-over-one, double-hung windows on the second floor. A large brick chimney pierces the roof in the center of the section.

The final portion of the home proceeding north is the octagonal section of the house. On the southeast façade of the section are two double-hung, nine-over-one windows, one facing southeast and one facing northeast where the house recesses to allow a deep porch. Northeast of those windows is a tripartite window with a nine-over-one central window flanked on each side by one six-over-one window. The second floor of the southeast façade mirrors the first floor, except that above the tripartite window is a twelve-paned window on the left and a nine-over-one, double-hung window on the right.

The east façade of the octagonal portion contains the main entrance on the first floor. The front door, which is a Dutch door, has three vertical panes of glass in the upper half. The door, which has a transom above it, is flanked by a six-over-one window. To the right of the main entrance, the wrap-around porch has been screened in, and continues around the northeast façade. The second floor of the east façade has a pair of centrally placed, double-hung, nine-over-nine windows. A hipped roof dormer with a fifteen-over-one window provides light to the attic.

The northeast façade of the octagonal portion contains the enclosed porch on the first floor. The second floor has two double-hung, nine-over-nine windows facing northeast, and a southwest-facing, double-hung, nine-over-nine window in between.

### *North Façade*

The north façade of the house is comprised of the northern end of the octagonal portion. The first floor contains a centrally placed entrance that opens onto a shed-roofed porch. The second floor has a centrally placed double-hung twelve-over-one window and a louvered vent is present in the gable peak. Wood knee braces spread out from the ends of the north façade on the second floor to support the eaves of the gable roof.

### *West Façade*

The northern portion of the west façade is comprised of the octagonal section of the house. The northwest façade of the octagon in the left bay has double-hung, nine-over-one windows on the first and second floors. The right bay contains a short rectangular window on the second floor and a bay window on the first floor. The bay window has nine-over-one, double-hung windows on the northeast façade and a centrally placed



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nine-over-one window on the northwest façade flanked on each side by a six-over-one, double-hung window. To the right of the bay window is a fieldstone chimney.

The west façade of the octagonal section of the house has a continuous row of twelve-over-one windows on the first floor. The second floor contains a centrally placed cantilevered window bay with a one-over-one window on its north and south sides and a row of five one-over-one windows on the west side. Each window has a transom above and a wood panel with an "X" below. A hipped roof dormer with a six-over-one, double-hung window crowns the façade.

The southwest façade of the octagonal section in the left bay has a centrally placed wood door with 12 panes of glass and one wood panel below and three-pane transom above flanked on each side by a six-over-one wood window. A set of seven concrete steps with fieldstone edging leads up to the entrance. The right bay of the southwest façade has a six-over-one, double-hung window on the left side of the bay and a nine-over-one, double-hung window on the far right side. Above it, illuminating the inside stairwell, is a tripartite window with a stepped bottom, that mirrors the descent of the stairs. The left window is a six-over-one, double-hung window, the center window is a wide, twelve-over-one, double-hung window, and the right window is a six-over-one, double-hung window. Crowning the tripartite window is a three-panel, leaded-glass window.

To the south of the octagonal section is the recessed side-gable section. The first floor of this section contains two eight-over-one, double-hung windows. The second floor contains a projecting glassed-in porch supported by wood posts at the northwest and southwest corners set in field stone piers. The north and south sides of the porch have four one-over-one windows and the west side of the porch has five one-over-one windows.

To the south of the recessed side-gable section of the house is the front gable section of the house. The first floor contains a pairing of one-over-one windows, and the second floor has two nine-over-one, double-hung windows. A louvered attic vent is in the gable peak.

### *South Façade*

Attached to the first floor of the south side of the house is a gable-roofed porte cochere. Also on the first floor of the south façade is a five-bay-wide screened-in porch. Large screened-in openings make up the left most bay and the right three bays. The remaining bay has a wood door with screened-in top half. The second floor of the south façade has three evenly-spaced, nine-over-one, double-hung windows. A hipped roof dormer with two six-over-one, double-hung windows is located at the attic level in the center of the façade.

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### **Carriage House – Contributing**

The carriage house is located to the southwest of the main house and was constructed shortly after the main house. It has a fieldstone first floor and board and batten second floor. It contains a central section with front-facing jerkinhead roof that is flanked on each side by identical side-facing, jerkinhead-roofed wings. The roof is composition shingles and the chimneys are brick.

#### *Northeast Façade*

The northeast façade is the front of the building. The bottom floor contains a central entrance with a wood door with nine panes of glass in the top half. A hip roof canopy protects the entrance. On either side of the central entrance is a three-panel garage door with a four-paned window in each panel. The recessed wing on each side of the building has a four-panel garage door with a four-paned window in each panel.

On the second floor of the building, above the main entrance, is a twelve-paned casement window. Above all of the garage doors are paired twelve-paned casement windows. A single nine-paned casement window flanked on each side by a large attic vent is located in the gable peak of the center section.

#### *Northwest Façade*

The first floor of the northwest façade is covered by a large shed-roofed canopy. The second floor has a centrally placed pair of twelve-paned casement windows.

#### *Southwest Façade*

The southwest façade of the building is covered by a screened-in porch.

#### *Southeast Façade*

The second floor of the southeast façade has a central door with a pane of glass in the top half of the door. A wood deck with stairway down to the ground level projects out from the façade.

### **Barn – Contributing**

The barn was built in 1936-1937, and is located to the southeast of the carriage house. It is built of oak and has a metal roof and dirt floor. The interior contains a single aisle with a tack room, feed room, nine stalls, and a corral and riding ring are located outside the barn.

### **Spring House – Contributing**

The spring house is inserted into the hillside outside the house's kitchen, and was built at the same time as the main house. The façade of the spring house is constructed of brick with an arched top that is also lined with novaculite. The rest of the spring house is constructed of concrete and has a cedar shake roof. A central

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doorway provides access to the spring house's interior. The interior consists of two niches on either side of the front door with a larger room for storage at the rear.

### **Stone Wall, Terrace, and Barbecue Pit – Contributing**

Built in 1936-1937 the terrace is made of native stone from the Hot Springs area, and wraps around the entire back of the house. A stone retaining wall, which also serves as a bench, extends around the perimeter of the terrace. The stone wall ends on the north at the "Susan's Rest" Trail, and ends at the south at the driveway.

The barbecue pit is constructed of fieldstone and is set into the retaining wall. It has a rectangular bottom portion with a tapering triangular chimney stack. Four brick columns on top support the chimney cap. The barbecue pit has two openings in the bottom portion, a large one on the left with slanted top for the fire, and a rectangular opening on the right for the storage of wood.

### **"Susan's Rest" Gazebo – Contributing**

The "Susan's Rest" gazebo was built for Susan Fordyce in her old age. It is an open structure with a red-tile roof that contains a built-in bench and inlaid tile game table. The roof is supported by a tree trunk at each corner. It is located to the north of the main house adjacent to the trail, and overlooks Fordyce Lake.

### **Fordyce Lake and Dam – Contributing**

The dam is built of fieldstone and concrete, and has crenellation on top to serve as spillways. The dam created the man-made lake on the property, which the Fordyce family used for fishing and a water supply for the estate.

### **Stone Bridge – Contributing**

The large stone bridge on the property is a five-span structure that crosses Fordyce Lake. Each span is supported at each corner by fieldstone piers that also serve as posts for the guardrails. The guardrails are made of metal pipe, and the bridge's deck is concrete. The central span of the bridge is flat while the two spans on either end slope down to the ground on each side.

### **Water Wheel – Contributing**

The water wheel is made of cast iron, and was used to lift water to a cistern in an area behind the present-day carriage house. It is attached to a small fieldstone building with a shed roof.

### **Small Bridge – Contributing**

The small bridge is located just upstream from the water wheel and downstream from the lake and dam. It is a small narrow arched bridge constructed of fieldstone. It allows access to both parts of the property across the stream.



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### Entrance Gate, Mailbox, and Stone Fence – Contributing

The entrance gate consists of stone piers that flank the property's driveway. The piers are approximately three feet square and approximately nine feet tall. They are constructed of quartz and other stone native to the area. The corners, bottoms, and tops of the piers are built of semi-dressed stone, while the rest of the piers are constructed of undressed stone. The stone encasing for the mailbox is constructed of the same kinds of stone, which is also semi-dressed. The stone fence, which is approximately three to four feet tall, is constructed of the same kind of stone and proceeds northeast from the property's driveway to the Park Avenue and Stonebridge Road intersection.

### Covered Bench – Contributing

The covered bench is located adjacent to the children's play area, which was originally a lawn tennis court. The bench itself consists of two stone slabs set on top of three fieldstone piers. The bench is covered by a small gable roof structure. The roof is covered with cedar shakes and is supported by two tree trunk posts with knee braces.

### Riding/Walking Trail Bench – Contributing

The riding/walking trail bench is a small bench constructed of a stone slab on a solid fieldstone base. It is located on a remnant of the riding/walking trail system that connected the Fordyce-Ricks House with the Fordyce Bathhouse downtown, Indiana Mountain, and the Sunset Trail.

### Driveway Pergola – Contributing

The driveway pergola is constructed of logs and piers of native stone. The roof latticework of the pergola consists of wood crosspieces and a grid work of twisted metal rods. The southern entry to the pergola is flanked on each side by a stone chair. Each chair is built out of a variety of local stones that form a medallion pattern on the seat backs.

### Lawn Tennis Court – Non-Contributing

The lawn tennis court consists of a flat area of lawn next to the covered bench. It is currently used as a children's play area, and no longer conveys that it was a tennis court.

### Stone Pond – Non-Contributing

The small stone pond was located across the driveway from the main entrance to the house. It had a re-circulating center fountain that erupted into two huge shell halves that spilled into the main pond basin. Currently, the pond is filled in and steps descend onto a lower lawn where it is located.

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### Outdoor Staircase – Contributing

The outdoor staircase is located at the beginning of the trail in the vicinity of the driveway pergola. The steps are constructed of novaculite. They descend towards the dam and water wheel and the site of the boathouse.

### Riding or Walking Trail – Contributing

The trails on the property are part of a larger circuit of trails that accessed the Fordyce Bathhouse downtown, Indian Mountain, as well as Sunset Trail. Those left on the property are somewhat overgrown but still clearly evident. They go around the lake and back to the main house. The trail to the lake begins between the main house and the driveway pergola. Park benches were on many of the trails, and historically, it was like being in the national park.

### Barbecue Pit by the Stone Bridge – Contributing

The barbecue pit by the stone bridge is located at the south end of the bridge. It is built out of fieldstone and features a rectangular pit and an arched opening at the firebox. The pit also features a round chimney. A framework of metal pipe is also present, which was used for scalding hogs.

### Boathouse Piers – Non-Contributing

Concrete piers in the lake near the dam are all that remain of the two-story boathouse that was demolished c.1993 by the National Park Service because of safety concerns. The building had a cedar shake roof and siding made of split logs. It had space to house one boat. Openings simulating a door and two windows were located on the first floor, and a staircase to the loft was to the right of the doorway. The upstairs was a screened-in open loft.

### Small House – Non-Contributing

A small house for one of the Ricks' daughters was built on the hill to the west of the main house in 1962. The house is of frame construction with board and batten siding, and rests on a concrete block foundation. The gable roof is sheathed in asphalt shingles.

### INTEGRITY

The Fordyce Ricks House Historic District has excellent integrity. Although the size of the estate has been reduced drastically over the years, the remaining portion retains many of the landscape features that were present when the Fordyce and Ricks families lived at the estate. Alterations to the main house over the years have been minor, and have included some minor interior renovations and the addition of a carport in the early 1980s. Since the alterations have been minor, the house remains an excellent example of the Rustic style, and is one of the best examples in Arkansas. Overall, the Fordyce-Ricks House Historic District remains an excellent example of an early twentieth-century country estate.

**8. Statement of Significance****Applicable National Register Criteria**

(Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing.)

- ☐ **A** Property is associated with events that have made a significant contribution to the broad patterns of our history.
- ☒ **B** Property is associated with the lives of persons significant in our past.
- ☒ **C** Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
- ☐ **D** Property has yielded, or is likely to yield, information important in prehistory or history.

**Criteria Considerations**

(Mark "x" in all the boxes that apply.)

Property is:

- ☐ **A** owned by a religious institution or used for religious purposes.
- ☐ **B** removed from its original location.
- ☐ **C** birthplace or grave of a historical figure of outstanding importance.
- ☐ **D** a cemetery.
- ☐ **E** a reconstructed building, object, or structure.
- ☐ **F** a commemorative property
- ☐ **G** less than 50 years of age or achieved significance within the past 50 years.

**Levels of Significance** (local, state, national)

State

**Areas of Significance** (Enter categories from instructions)

Architecture

Landscape Architecture

Transportation

Military

Politics/Government

**Period of Significance**

1904-1953

**Significant Dates**

1904-1909

1937

**Significant Person** (Complete if Criterion B is marked)

Samuel Wesley Fordyce

General Earl T. Ricks

**Cultural Affiliation** (Complete if Criterion D is marked)**Architect/Builder**

John Lawrence Mauran, Architect

John Rison Fordyce (Engineer) & Samuel W. Fordyce,  
Landscape Architects

**Narrative Statement of Significance**

(Explain the significance of the property on one or more continuation sheets.)

**9. Major Bibliographical References****Bibliography**

(Cite the books, articles, and other sources used in preparing this form on one or more continuation sheets.)

**Previous documentation on file (NPS):**

- ☐ preliminary determination of individual listing (36 CFR 67) has been requested
- ☐ previously listed in the National Register
- ☐ Previously determined eligible by the National Register
- ☐ designated a National Historic Landmark
- ☐ recorded by Historic American Buildings Survey  
# \_\_\_\_\_
- ☐ recorded by Historic American Engineering

**Primary location of additional data:**

- ☒ State Historic Preservation Office
- ☐ Other State Agency
- ☒ Federal Agency
- ☐ Local Government
- ☒ University
- ☐ Other

Name of repository:

Univ. of Arkansas, Special Collections, Fordyce & Hudgens Files



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### SUMMARY

The Fordyce-Ricks House, constructed between 1904-1909 and located in Hot Springs, Arkansas, is being nominated to the National Register of Historic Places with **statewide significance** under **Criterion B** for its association with early Hot Springs entrepreneur Samuel W. Fordyce and with General Earl Thornton Ricks, as well as under **Criterion C** as the best example of Rustic, Adirondack architecture in Hot Springs.

### ELABORATION

The Fordyce-Ricks House was constructed over a five-year period (1904-1909) for Samuel W. Fordyce. Fordyce was born in Senecaville, Ohio, on February 7, 1840. After serving as captain and Inspector General of the Army of the Cumberland during the War Between the States, Fordyce settled in Huntsville, Alabama, and in 1866 married Susan E. Chadick, siring three sons and one daughter: Samuel Wesley, Jr., William C., John Rison, and Jane. Failing health forced Samuel Fordyce to visit Hot Springs, Arkansas, in the mid-1870s, to partake of the curative thermal waters. After only months of treatment, Fordyce, much improved in health, returned to Huntsville. After much consideration, he moved his family and banking business to Hot Springs in 1876.

In Hot Springs, Fordyce established the first opera house, the Arlington and Eastman Hotels, the water, gas, and electric plants, the street railway system, and the Hot Springs Golf and Country Club. Perhaps more importantly, he persuaded President Ulysses S. Grant to establish the Hot Springs Commission to monitor rents and enterprises along Hot Springs Creek, and then convinced him to set aside the whole creek corridor (including Hot Springs and East Mountains) as part of the national reservation. Fordyce also personally designed and laid out streets and trails in the reservation lands.

In 1885, Samuel W. Fordyce became president of the Cotton Belt Railroad. His new position required that he and his family move from Hot Springs to St. Louis, Missouri. Reluctantly, Fordyce and his family left Hot Springs, but kept their business enterprises and property, thinking someday to retire back to Hot Springs. By 1903 Samuel W. Fordyce had retired from his tenure as president of the Cotton Belt Railroad and longed to return to Hot Springs. In anticipation of moving back to Arkansas, Fordyce hired St. Louis architect John Lawrence Mauran to assist in the design of a log home that Fordyce and his wife could retire to. In 1904 construction began on the twelve-room, 4,338-square-foot home situated on the 1,200-acre estate that Fordyce owned. In addition to the house, a large, four-stall, two-story carriage house was built. A dam was constructed across a creek to create a private lake, whose amenities included a water wheel used to pump water to the house, a boathouse, and an arched stone bridge across the lake. Decorative landscape features included stone retaining walls and gate posts, arbors with benches, a large wisteria pergola spanning the mile long circular drive, and a rustic shelter overlooking the lake. Construction was completed in 1909 on the Fordyce estate.

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Samuel W. Fordyce died on August 3, 1919, in Atlantic City, New Jersey. The Fordyce family kept the house, gradually selling acreage to the National Park (including the lake, dam, water wheel, and boathouse) until the estate had been reduced to around 400 acres by the time it was sold to General Earl Thornton Ricks in 1937.

Earl Thornton Ricks grew up in Stamps, Arkansas, and attended Parks Air College in St. Louis, Missouri, where he became fascinated with flying. In 1930 he married Hazel Brown (also of Stamps), the daughter of wealthy lumber magnate Thomas A. Brown. In 1934 the couple moved to Hot Springs where Ricks was a partner in an automobile dealership. In 1937 the couple purchased the Fordyce house and property and made it their home, making certain changes that give the house its present appearance. Just before the start of World War II Earl Ricks joined the air national guard as a pilot. When the war started, the national guard was activated and Ricks was moved from base to base before being sent permanently to the 36th Street Air Base (now the Miami National Airport) as a lieutenant colonel and commanding officer. Early in 1944, Ricks was sent overseas for duty in North Africa and the Pacific as part of the Air Transport Command. At the end of the war he returned to Hot Springs where he was elected mayor in 1946. Shortly thereafter, he was appointed adjutant general of the Arkansas National Guard. Within a few years Earl Ricks was promoted to chief of all National Guard operations, land and air, and made major general. General Earl Thornton Ricks died in January 1954. He was posthumously inducted into the American Aviation Hall of Fame.

The Fordyce-Ricks house remains in the ownership of the Ricks family today. Although severely reduced in acreage to only sixteen privately-held acres encompassing the main house (approximately 20 acres being nominated are owned by the National Park Service), the estate retains its original feeling and Rustic, Adirondack appearance.

### STATEMENT OF SIGNIFICANCE

The Fordyce-Ricks House, constructed between 1904-1909 and located in Hot Springs, Arkansas, is being nominated to the National Register of Historic Places with **statewide significance** under **Criterion B** for its association with early Hot Springs entrepreneur Samuel W. Fordyce and with General Earl Thornton Ricks, as well as under **Criterion C** as the best example of Rustic, Adirondack architecture in Hot Springs.

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Fordyce, Samuel W. and John Rison Fordyce Papers. Arkansas History Commission, Little Rock, Arkansas.

Harrison, Laura Soulliere. "Architecture in the Parks, National Historic Landmark Theme Study." Washington, DC: U.S. Government Printing Office, 1986.

Paige, John C. and Laura Soulliere Harrison. "Out of the Vapors: A Social and Architectural History of Bathhouse Row." Washington, DC: U.S. Government Printing Office. 1987.

Ricks, Hazel Brown. Interview by Judy Byrd Brittenum, Summer 1994.

Spruell, Gaye Ricks. Interviews by Judy Byrd Brittenum, 1990 to date.



**10. Geographical Data**Acreage of Property Approximately 37 acres.**UTM References**

(Place additional UTM references on a continuation sheet.)

1	<u>15</u>	<u>496787</u>	<u>3821654</u>
	Zone	Easting	Northing
2	<u>15</u>	<u>496890</u>	<u>3821654</u>

3	<u>15</u>	<u>497129</u>	<u>3821374</u>
	Zone	Easting	Northing
4	<u>15</u>	<u>496787</u>	<u>3821191</u>

☐ See continuation sheet**Verbal Boundary Description**

(Describe the boundaries of the property on a continuation sheet.)

**Boundary Justification**

(Explain why the boundaries were selected on a continuation sheet.)

**11. Form Prepared By**name/title Ralph S. Wilcoxorganization Arkansas Historic Preservation Programdate August 18, 2003street & number 1500 Tower Building, 323 Center Streettelephone (501) 324-9787city or town Little Rockstate ARzip code 72201**Additional Documentation**

Submit the following items with the completed form:

**Continuation Sheets****Maps**A **USGS map** (7.5 or 15 minute series) indicating the property's locationA **Sketch map** for historic districts and properties having large acreage or numerous resources.**Photographs**Representative **black and white photographs** of the property.**Additional items**

(Check with the SHPO or FPO for any additional items.)

**Property Owner**

(Complete this item at the request of SHPO or FPO.)

name Hazel Brown Ricks Estate (Gayle Ricks Spruell and Nancy Ricks Bryant, Co-Executrix)street & number 1501 Park Avenue

telephone \_\_\_\_\_

city or town Hot Springsstate ARzip code 71901

**Paperwork Reduction Act Statement:** This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listing. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C. 470 *et seq.*)

**Estimated Burden Statement:** Public reporting burden for this form is estimated to average 18.1 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Chief, Administrative Services Division, National Park Service, P. O. Box 37127, Washington, DC 20013-7127; and the Office of Management and Budget, Paperwork Reductions Projects (1024-0018), Washington, DC 20303.

United States Department of the Interior  
National Park Service

## National Register of Historic Places Continuation Sheet

Section number 10 Page 1

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### VERBAL BOUNDARY DESCRIPTION

Beginning at the iron pin found in the Highway 7 right-of-way, approximately 300 feet southwest of the Entrance Gate, then proceeding northeasterly along Highway 7 to the centerline of Stonebridge Road, then proceeding northwesterly 1,250 feet along Stonebridge Road, then proceeding westerly 375 feet, then proceeding southerly 1,625 feet to the point of beginning.

### BOUNDARY JUSTIFICATION

The boundary encompasses the concentrated cluster of historic resources associated with the Fordyce-Ricks House that maintain integrity of location, setting, design, feelings, association workmanship, and materials that contribute to the overall significance of the Fordyce-Ricks House Historic District.

United States Department of the Interior  
National Park Service

## National Register of Historic Places Continuation Sheet

Section number \_\_\_\_\_ Page \_\_\_\_\_

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### SKETCH MAP KEY

- 1) Fordyce-Ricks House ("The Cabin")
- 2) Carriage House
- 3) Barn
- 4) Spring House
- 5) Stone Wall, Terrace, and Barbecue Pit
- 6) "Susan's Rest" Gazebo
- 7) Fordyce Lake and Dam
- 8) Stone Bridge
- 9) Water Wheel
- 10) Small Bridge
- 11) Entrance Gate, Mailbox, and Stone Fence
- 12) Covered Bench
- 13) Riding/Walking Trail Bench
- 14) Driveway Pergola
- 15) Lawn Tennis Court
- 16) Stone Pond
- 17) Outdoor Staircase
- 18) Riding or Walking Trail
- 19) Barbecue Pit by the Stone Bridge
- 20) Boathouse Piers
- 21) Small House



UNITED STATES DEPARTMENT OF THE INTERIOR  
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES  
EVALUATION/RETURN SHEET

REQUESTED ACTION: NOMINATION

PROPERTY NAME: Fordyce--Ricks House Historic District

MULTIPLE  
NAME:

STATE & COUNTY: ARKANSAS, Garland

DATE RECEIVED: 9/16/03 DATE OF PENDING LIST: 10/06/03  
DATE OF 16TH DAY: 10/22/03 DATE OF 45TH DAY: 10/31/03  
DATE OF WEEKLY LIST:

REFERENCE NUMBER: 03001098

REASONS FOR REVIEW:

APPEAL: N DATA PROBLEM: N LANDSCAPE: N LESS THAN 50 YEARS: N  
OTHER: N PDIL: N PERIOD: N PROGRAM UNAPPROVED: N  
REQUEST: N SAMPLE: N SLR DRAFT: N NATIONAL: N

COMMENT WAIVER: N

☒ ACCEPT ☐ RETURN ☐ REJECT 10/31/03 DATE

ABSTRACT/SUMMARY COMMENTS:

RECOM./CRITERIA \_\_\_\_\_

REVIEWER \_\_\_\_\_ DISCIPLINE \_\_\_\_\_

TELEPHONE \_\_\_\_\_ DATE \_\_\_\_\_

DOCUMENTATION see attached comments Y/N see attached SLR Y/N



FORDYCE-RICKS HOUSE HISTORIC DISTRICT

GARLAND COUNTY, AR

HOLLY HOPE

JUNE 1999

ARKANSAS HISTORIC PRESERVATION PROGRAM, LITTLE ROCK, AR

SOUTHEAST FACADE OF THE MAIN HOUSE, LOOKING NORTHWEST







FORDYCE-RICKS HOUSE HISTORIC DISTRICT

GARLAND COUNTY, AR

ZAC COTHREN

AUGUST 2003

ARKANSAS HISTORIC PRESERVATION PROGRAM, LITTLE ROCK, AR

BARBECUE PIT BY THE STONE BRIDGE, LOOKING SOUTHWEST





FORDYCE-RICKS HOUSE HISTORIC DISTRICT

GARLAND COUNTY, AR

HOLLY HOPE

JUNE 1999

ARKANSAS HISTORIC PRESERVATION PROGRAM, LITTLE ROCK, AR

DRIVEWAY PERGOLA, LOOKING NORTHWEST





FORDYCE-RICKS HOUSE HISTORIC DISTRICT

GARLAND COUNTY, AR

HOLLY HOPE

JUNE 1999

ARKANSAS HISTORIC PRESERVATION PROGRAM, LITTLE ROCK, AR

COVERED BENCH, LOOKING SOUTHWEST





FORDYCE-RICKS HOUSE HISTORIC DISTRICT

GARLAND COUNTY, AR

HOLLY HOPE

JUNE 1999

ARKANSAS HISTORIC PRESERVATION PROGRAM, LITTLE ROCK, AR

ENTRANCE GATE AND STONE FENCE, LOOKING WEST







FORDYCE-RICKS HOUSE HISTORIC DISTRICT

GARLAND COUNTY, AR

HOLLY HOPE

JUNE 1999

ARKANSAS HISTORIC PRESERVATION PROGRAM, LITTLE ROCK, AR

WATER WHEEL AND SMALL STONE BRIDGE, LOOKING NORTHWEST





FORDYCE-RICKS HOUSE HISTORIC DISTRICT

GARLAND COUNTY, AR

HOLLY HOPE

JUNE 1999

ARKANSAS HISTORIC PRESERVATION PROGRAM, LITTLE ROCK, AR

FORDYCE LAKE AND DAM, VIEW NORTHWEST





FORDYCE-RICKS HOUSE HISTORIC DISTRICT

GARLAND COUNTY, AR

HOLLY HOPE

JUNE 1999

ARKANSAS HISTORIC PRESERVATION PROGRAM, LITTLE ROCK, AR

STONE BRIDGE, LOOKING SOUTH.







FORDYCE-RICKS HOUSE HISTORIC DISTRICT  
GARLAND COUNTY, AR

ZAC COTHREN

AUGUST 2003

ARKANSAS HISTORIC PRESERVATION PROGRAM, LITTLE ROCK, AR

RIDING/WALKING TRAIL, LOOKING NORTH







FORDYCE-RICKS HOUSE HISTORIC DISTRICT

GARLAND COUNTY, AR

ZAC COTHREN

AUGUST 2003

ARKANSAS HISTORIC PRESERVATION PROGRAM, LITTLE ROCK, AR

RIDING/WALKING TRAIL BENCH, LOOKING NORTHEAST





FORDYCE-RICKS HOUSE HISTORIC DISTRICT

GARLAND COUNTY, AR

ZAC COTHREN

AUGUST 2003

ARKANSAS HISTORIC PRESERVATION PROGRAM, LITTLE ROCK, AR

OUTDOOR STAIRCASE, LOOKING WEST





FORDYCE-RICKS HOUSE HISTORIC DISTRICT

GARLAND COUNTY, AR

ZAC COTHREN

AUGUST 2003

ARKANSAS HISTORIC PRESERVATION PROGRAM, LITTLE ROCK, AR

SUSAN'S REST GAZEBO, LOOKING NORTHWEST





FORDYCE-RICKS HOUSE HISTORIC DISTRICT

GARLAND COUNTY, AR

HOLLY HOPE

JUNE 1999

ARKANSAS HISTORIC PRESERVATION PROGRAM, LITTLE ROCK, AR

NORTHWEST FACADE AND STONE TERRACE, LOOKING EAST





FORDYCE-RICKS HOUSE HISTORIC DISTRICT

GARLAND COUNTY, AR

HOLLY HOPE

JUNE 1999

ARKANSAS HISTORIC PRESERVATION PROGRAM, LITTLE ROCK, AR

SOUTHEAST FACADE OF THE MAIN HOUSE, LOOKING EAST





FORDYCE-RICKS HOUSE HISTORIC DISTRICT

GARLAND COUNTY, AR

HOLLY HOPE

JUNE 1999

ARKANSAS HISTORIC PRESERVATION PROGRAM, LITTLE ROCK, AR

BARBECUE PIT AND STONE TERRACE, LOOKING NORTH





FORDYCE-RICKS HOUSE HISTORIC DISTRICT

GARLAND COUNTY, AR

HOLLY HOPE

JUNE 1999

ARKANSAS HISTORIC PRESERVATION PROGRAM, LITTLE ROCK, AR

SPRING HOUSE, LOOKING NORTHWEST





FORDYCE-RICKS HOUSE HISTORIC DISTRICT

GARLAND COUNTY, AR

HOLLY HOPE

JUNE 1999

ARKANSAS HISTORIC PRESERVATION PROGRAM, LITTLE ROCK, AR

NORTHEAST FACADE OF THE CARRIAGE HOUSE, LOOKING SOUTHWEST





FORDYCE-RICKS HOUSE HISTORIC DISTRICT

GARLAND COUNTY, AR

HOLLY HOPE

JUNE 1999

ARKANSAS HISTORIC PRESERVATION PROGRAM, LITTLE ROCK, AR

FRONT YARD, LOOKING EAST





FORDYCE-RICKS HOUSE HISTORIC DISTRICT

GARLAND COUNTY, AR

HOLLY HOPE

JUNE 1999

ARKANSAS HISTORIC PRESERVATION PROGRAM, LITTLE ROCK, AR

NORTHWEST FACADE OF THE MAIN HOUSE, LOOKING SOUTHEAST





FORDYCE-RICKS HOUSE HISTORIC DISTRICT

GARLAND COUNTY, AR

HOLLY HOPE

JUNE 1999

ARKANSAS HISTORIC PRESERVATION PROGRAM, LITTLE ROCK, AR

MASTER BEDROOM, LOOKING NORTHEAST

Master Bedroom





FORDYCE-RICKS HOUSE HISTORIC DISTRICT

GARLAND COUNTY, AR

HOLLY HOPE,

JUNE 1999

ARKANSAS HISTORIC PRESERVATION PROGRAM, LITTLE ROCK, AR

UPSTAIRS LANDING, LOOKING NORTHWEST

upstairs landing





FORDYCE - RICKS HOUSE HISTORIC DISTRICT

GARLAND COUNTY, AR

HOLLY HOPE

JUNE 1999

ARKANSAS HISTORIC PRESERVATION PROGRAM, LITTLE ROCK, AR

BEDROOM, LOOKING NORTHWEST

bedroom





FORDYCE-RICKS HOUSE HISTORIC DISTRICT

GARLAND COUNTY, AR

HOLLY HOPE

JUNE 1999

ARKANSAS HISTORIC PRESERVATION PROGRAM, LITTLE ROCK, AR

MAIN STAIRCASE, LOOKING NORTH





FORDYCE-RICKS HOUSE HISTORIC DISTRICT

GARLAND COUNTY, AR

HOLLY HOPE

JUNE 1999

ARKANSAS HISTORIC PRESERVATION PROGRAM, LITTLE ROCK, AR

BEDROOM, LOOKING NORTH

bedroom





FORDYLE-RICKS HOUSE HISTORIC DISTRICT

GARLAND COUNTY, AR

HOLLY HOPE

JUNE 1999

ARKANSAS HISTORIC PRESERVATION PROGRAM, LITTLE ROCK, AR

LIVING ROOM FIREPLACE, LOOKING NORTHEAST.





FORDYCE-RICKS HOUSE HISTORIC DISTRICT

GARLAND COUNTY, AR

HOLLY HOPE

JUNE 1999

ARKANSAS HISTORIC PRESERVATION PROGRAM, LITTLE ROCK, AR

DINING ROOM FIRE PLACE, LOOKING SOUTHWEST

dining room fireplace





FORDYCE-RICKS HOUSE HISTORIC DISTRICT

GARLAND COUNTY, AR

HOLLY HOPE

JUNE 1999

ARKANSAS HISTORIC PRESERVATION PROGRAM, LITTLE ROCK, AR

GAME ROOM/LAUNDRY ROOM, LOOKING SOUTH





FORDYCE-RICKS HOUSE HISTORIC DISTRICT

GARLAND COUNTY, AR

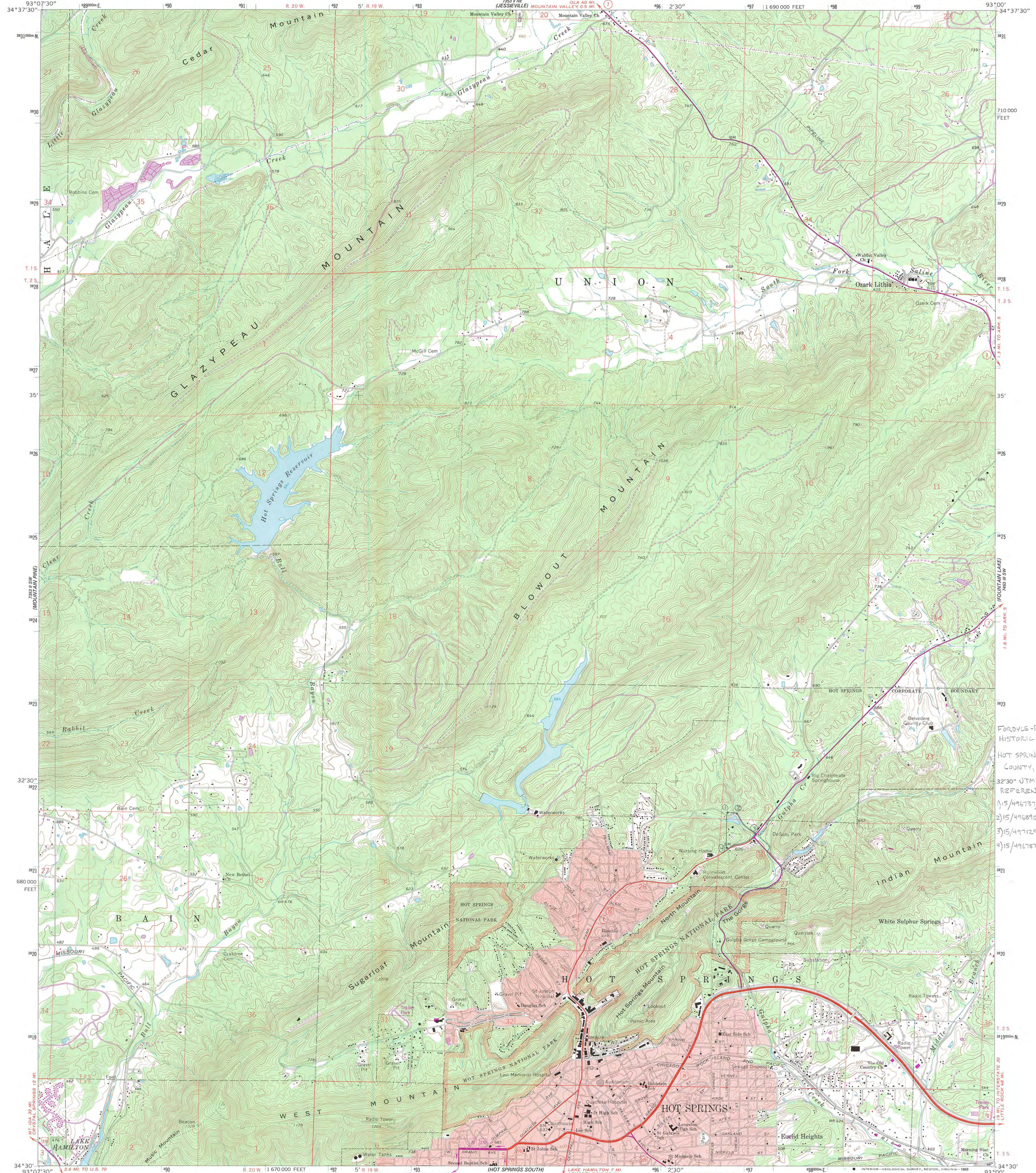
HOLLY HOPE

JUNE 1999

ARKANSAS HISTORIC PRESERVATION PROGRAM, LITTLE ROCK, AR

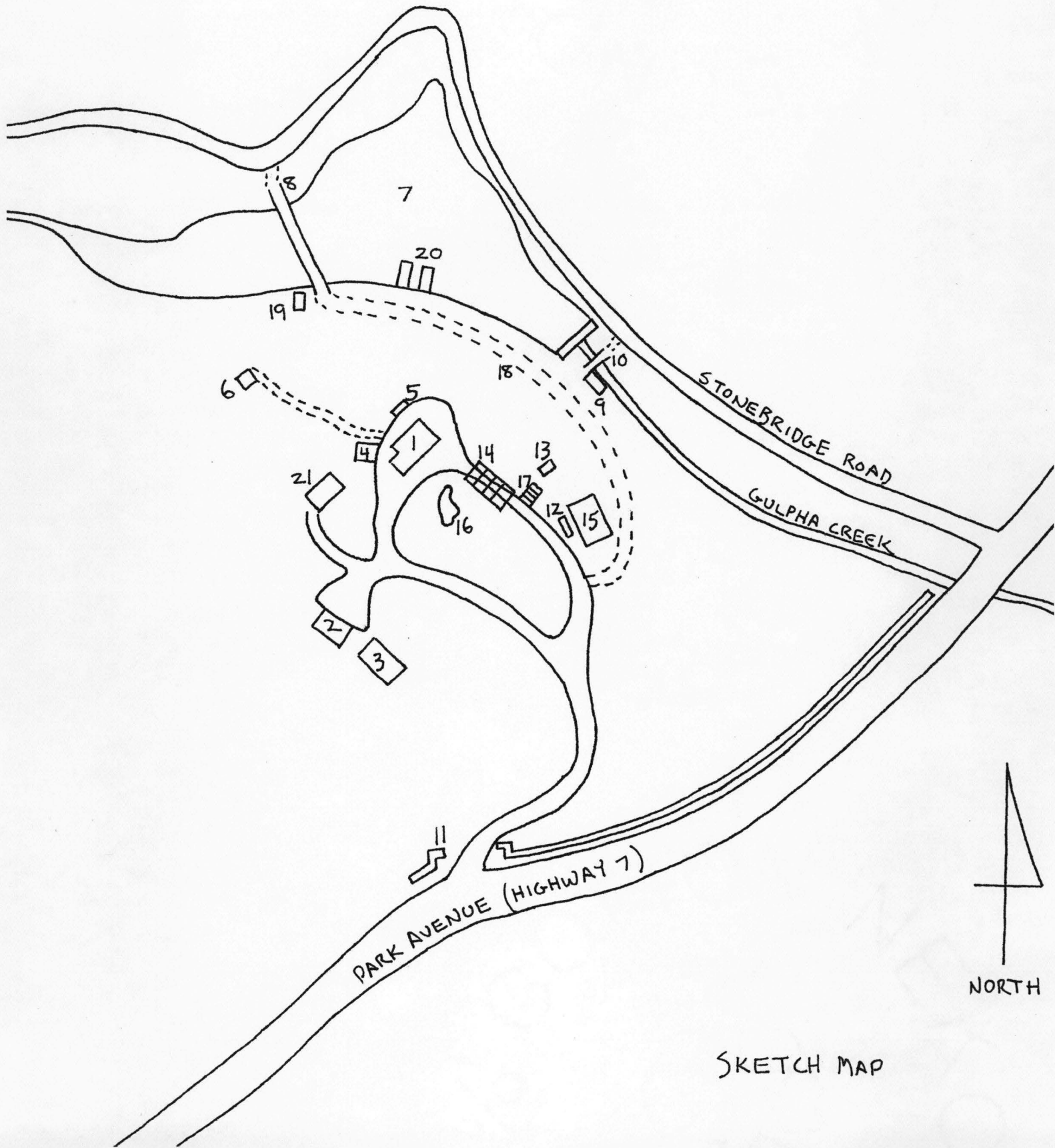
PANTRY, LOOKING NORTHWEST







FORDYCE-RICKS HOUSE HISTORIC DISTRICT  
HOT SPRINGS, GARLAND COUNTY, AR



SKETCH MAP



# The Department of Arkansas Heritage

Mike Huckabee, Governor  
Cathie Matthews, Director

Arkansas Arts Council

Arkansas Natural Heritage  
Commission

Historic Arkansas Museum

Delta Cultural Center

Old State House Museum



## Arkansas Historic Preservation Program

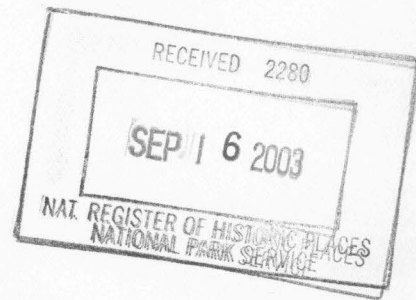
1500 Tower Building  
323 Center Street  
Little Rock, AR 72201  
(501)324-9880

fax: (501)324-9184  
tdd: (501)324-9811

e-mail:  
info@arkansaspreservation.org  
website:  
www.arkansaspreservation.org

September 12, 2003

Carol D. Shull  
Chief of Registration  
United States Department of the Interior  
National Register of Historic Places  
National Park Service  
8th Floor  
1201 Eye Street, NW  
Washington, DC 20005



RE: Fordyce-Ricks House Historic District – Hot Springs,  
Garland County, Arkansas

Dear Carol:

We are enclosing for your review the above-referenced nomination. The Arkansas Historic Preservation Program has complied with all applicable nominating procedures and notification requirements in the nomination process.

If you need further information, please call Ralph S. Wilcox of my staff at (501) 324-9787. Thank you for your cooperation in this matter.

Sincerely,

Cathie Matthews  
State Historic Preservation Officer

CM:rsw

Enclosure

An Equal Opportunity Employer







# United States Department of the Interior

## NATIONAL PARK SERVICE

1849 C Street, N.W.  
Washington, D.C. 20240

IN REPLY REFER TO:

H30(2280)

SEP 26 2003

### Memorandum

To: Keeper of the National Register

From: Acting Associate Director, Cultural Resources

Subject: National Register Concurrent Nomination for the Fordyce-Ricks House Historic District

*[Handwritten signature]*  
Sept 26, 2003

I concur in the nomination of the Fordyce-Ricks House Historic District, prepared by Ralph Wilcox of the Arkansas SHPO staff and approved by the Superintendent of Hot Springs National Park. Let me express sincere appreciation of the SHPO's work to document this district, which includes some lands within Hot Springs National Park. My thanks go to everyone involved in this project.

Please provide the park with a copy of the completed signature page, should you approve this documentation.

Thank you, as always, for your consideration.

Fordyce-Ricks House Historic District

03001098

08 / 21 / 09

(Resource Name)

(Reference Number[s])

(Date form completed)

Garland

AR

SMassaro

(County)

(State)

(Completed by)

STATUS:

1. MISSING \_\_\_\_\_ 2. REMOVED/ \_\_\_\_\_ 3. NHL \_\_\_\_\_ 4. TR \_\_\_\_\_ 5. MRA \_\_\_\_\_ 6. OVER- \_\_\_\_\_ 7. NPS \_\_\_\_\_ 8. DOE - \_\_\_\_\_ 9. RESTRICTED \_\_\_\_\_  
DEMOLISHED SIZED UNDOCUMENTED OWNER OBJECTION

EXPLANATION:

1. Missing Status: Entire Folder ( ) ; Nomination ( ) ; Map(s) ( ) ; Photos ( )  
Available on: Microfiche ( ) ; Optical Disk ( )

2. \_\_\_\_\_  
(Cause for removal)

\_\_\_\_\_  
(Date Removed)

3. \_\_\_\_\_  
(NHL Name, if different than NRHP Name)

\_\_\_\_\_  
(Date Designated)

4. \_\_\_\_\_  
(If multi-state/county TR, state/county where filed and location)

\_\_\_\_\_  
(TR or MRA Name)

5. \_\_\_\_\_  
(If multi-state/county MRA, state/county where filed and location)

6. \_\_\_\_\_  
(Location of oversize file)

7. \_\_\_\_\_  
(Current source of partial documentation)

\_\_\_\_\_  
(Target Date)

COMMENTS:

\_\_\_\_\_  
(Where found, or source of replacement)

\_\_\_\_\_  
(Date Found/Replaced)