



467

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 National Register Bulletin, *How to Complete the National Register of Historic Places Registration Form*. 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 certification comments, entries, and narrative items on continuation sheets if needed (NPS Form 10-900a).**

1. Name of Property

historic name Indian Ridge Historic District
other names/site number Club Crest Estates, Indian Ridge Estates, Indian Crest Estates and Indian Ridge Terrace

2. Location

street & number area north west of Sabino Canyon and Tanque Verde not for publication
city or town Tucson vicinity
state Arizona code AZ county Pima code 019 zip code 85712

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 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 at the following level(s) of significance:

___ national ___ statewide local
James W. Gorman AZSHPO
Signature of certifying official
Title

27 MAY 2010
Date
ARIZONA STATE PARK
State or Federal agency/bureau or Tribal Government

In my opinion, the property ___ meets ___ does not meet the National Register criteria.
Signature of commenting official _____ Date _____
Title _____ State or Federal agency/bureau or Tribal Government

4. National Park Service Certification

I, hereby, certify that this property is:
 entered in the National Register ___ determined eligible for the National Register
___ determined not eligible for the National Register ___ removed from the National Register
___ other (explain:)

For Edison Beall
Signature of the Keeper
JUL 16 2010
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 the count.)

Contributing	Noncontributing	
271	95	buildings
		district
4		site
4		structure
		object
279	95	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

N/A

6. Function or Use

Historic Functions
(Enter categories from instructions)

DOMESTIC / single dwelling

Current Functions
(Enter categories from instructions)

DOMESTIC / single dwelling

7. Description

Architectural Classification
(Enter categories from instructions)

Modern Movement: Ranch Style

Materials
(Enter categories from instructions)

foundation: Concrete

walls: Burnt Adobe, Brick, Wood Siding, Stucco
Concrete Block

roof: Prepared Roll, Polymer Coating, Metal
Wood Shingles, Asphalt Shingles

other:

Narrative Description

(Describe the historic and current physical appearance of the property. Explain contributing and noncontributing resources if necessary. Begin with a **summary paragraph** that briefly describes the general characteristics of the property, such as its location, setting, size, and significant features.)

Summary Paragraph

Located on the northeast side of Tucson, The Indian Ridge Historic District is a significant middle-class Tucson neighborhood which demonstrates 1955 through 1964 community growth patterns and architectural styles from the peak of Tucson's Post-World War II residential subdivision development. The five fully planned and developed subdivisions were executed as three distinct enterprises by The Lusk Corporation: **Indian Ridge Estates** (1955-1959), **Indian Crest Estates** (1956-1959) and **Indian Terrace Estates** (1957-1964). The three developments were completed with a comprehensive architectural approach combined with eclectic landscaping to create a harmonious, standardized quality that fosters a cohesive sense of place. In addition to the residential properties, the Lusk Corporation conceived a commercial shopping center on the northwest corner of Tanque Verde Road and Sabino Canyon Road to be part of the original land use, which affected planning, platting, watershed and drainage throughout the District. Extensive remodeling of the shopping center has compromised its historic integrity; it is therefore excluded from the District.

The five contiguous subdivisions of the Indian Ridge district feature broad, curving roadways that flow and meander through natural and enhanced contours of desert topography. During the period of significance, there was no mass transit serving this suburban outskirt of the city. Ownership of an automobile was essential for living in Indian Ridge. Neighborhood design catered to the mature automobile culture; every home included a carport.

The harmonious unity of the district can be traced to the limited architectural options offered to buyers, and oversight by a design review committee for potential changes to the original Lusk designs. Floor plans, elevations, materials and colors were restricted, but slight diversifications on each street created subtle variations within an overall uniformity. The primary design vocabulary was limited to single-story ranch houses with asymmetrical façades, exposed brick, and carports.

The prominent consideration of the automobile, the limited architectural options, and the indigenous desert vegetation combined with imported trees and plants created a unique constructed environment that typified popular post-World War II Tucson planned communities.

Within the District there are 375 individual sites, 367 residences, 4 well sites, 3 formal entry walls, and 1 swimming pool. Of these, 275 residences, the 3 entry walls, the 4 well sites, and the swimming pool are considered to be contributing properties; 96 residences are considered to be non-contributors.

Narrative Description

Location

The Indian Ridge Historic District is located 65 miles north of the Mexican border, in the broad Santa Cruz River Valley of southern Arizona, just north of the current city limits of Tucson.

The development is sited at the base of an alluvial fan south of the Santa Catalina Mountains on the north edge of the Tucson basin in the Sonoran desert upland. The district is in the eastern half of Section 31 of Township 13 south, range 15 east of Gila and Salt River Meridian and Base Line, directly south of the confluence of the Ventana Wash and the Tanque Verde Creek, southeast of the merging of the Tanque Verde Creek and Pantano Wash into the Rillito River.

The unincorporated area was included as part of the Fort Lowell Military Reservation by executive order on 26 October 1875. Located approximately eight miles northeast of the original Tucson town site, today this area is considered the heart of the northeast side of Tucson. The District is northwest of the intersection of modern arterial roads East Tanque Verde Road and North Sabino Canyon Road.

Boundaries

Indian Ridge boundaries are defined by the original subdivision configuration, with Tanque Verde Road to the south, Sabino Canyon Road to the east, the Tucson Country Club and County Club Estates to the west, and the Tanque Verde Creek flood plain to the north.

At the southeast corner of the district (the intersection of East Tanque Verde Road and North Sabino Canyon Road) is the Indian Ridge Estates Shopping Center, a retail hub envisioned as part of the Lusk development. With its significant redesign and alterations, it is excluded from the neighborhood boundaries.

At the district's western edge is the University of Arizona *University Ruins*, a prehistoric Hohokam site excavated by Julian D. Hayden and the Civilian Conservation Corps (ASM Site No. BB:9:33). A cluster of intact, connected Pueblo Revival buildings predate the Lusk development. There are also three properties which border the University of Arizona property to the south with ingress and egress through Indian Ridge, not designed or built by the Lusk Corporation they are excluded from the district.

Close to the district are several other post-World War II subdivisions developed before and after the construction of Indian Ridge. To the west, the Tucson County Club and Country Club Estates were platted and developed 1948. The homes within Country Club Estates were large, custom-designed residences emphasizing large, lushly landscaped lots. To the north, across the Tanque Verde commercial corridor is the Pantano Ridge Estates, a series of large, custom ranch houses in a pleasantly hilly topography, platted in 1958. To the east is the 1968 townhouse community of Colonia Verde, constructed from painted brick. None of these were Lusk projects. These neighborhoods and subdivisions are visually distinctive from Indian Ridge.

Neighborhood Layout

Indian Ridge, like other post-World War II residential developments including the National Register of Historic Places listed Winterhaven District 1949 – 1961 was laid out with limited access points and residential front façades facing away from major arterials. The two primary entrances directly off of Tanque Verde Road are marked by formal low entryway walls constructed during the period of significance. Exposed burnt adobe with integrated planters feature the name "Indian Ridge Estates" in wrought iron. Three secondary entrances from Sabino Canyon Road to the west are unmarked. The two residences at the first developed entryway of Indian Ridge Estates, at the corners of Indian Ridge Drive and Tanque Verde Road, faced outward. Because of increased traffic and the expansion of Tanque Verde Road to the east, these outward-facing expressions of the development have been obscured by sound-walls, further insulating the neighborhood from the surrounding area. Along Sabino Canyon Road, dense vegetation has buffered the district from the now heavy traffic.

The five sequentially developed subdivisions were laid out to create three distinct residential sections which, although connected, did not completely interrelate with each other. The result is a series of broad sweeping disconnected streets that form a neighborhood network of cul-de-sacs, rounded junctions and circuitous routes which are unified primarily by a consistent architectural style. The three projects are also delineated by the topography of slope and grade into the "upper ridge" *Indian Ridge Estates* and *Indian Crest Estates*, and the "lower ridge" *Indian Terrace Estates*. These five subdivisions demonstrate the Lusk Corporation's stylistic evolution.

Individual houses were irregularly sited to maximize views of the Santa Catalina Mountains and take advantage of the existing terrain. Some façades are close to the street, others are set back. Some are parallel with the street, others are angled. This quality, along with the irregularity of the street layout, combined to generate an illusion of individuality.

The primary roads which traverse the District are Indian Ruins Road, which pre-dates the development and provides ingress-egress to the University Ruins, and Indian Ridge Drive, created as part of *Indian Ridge Estates* subdivision. The intersection of these two roads is the unmarked center of the neighborhood. Each subdivision had branching streets winding off to terminate in cul-de-sacs or secondary neighborhood entry points. As in other post-war subdivisions, there are no 4-way intersections; instead, ubiquitous T-intersections effectively slowed traffic. To evoke a rural sensibility, the lack of sidewalks emphasized natural desert and desert ornamental landscaping. A comprehensive series of drainage-ways were included in the overall design, to be used as walkways throughout the neighborhood.

Streetscape

Indian Ridge is characterized by wide streets lined with desert foliage and imported flora, including saguaro cacti, Joshua trees, pine trees, palm trees, and eucalyptus trees. Irregular setback, lack of fencing to delineate property lines, consistent use of adobe brick and red brick, the inclusion of a carport in every instance, the lack of grass to enhance the desert ambience – all reinforce the uniformity and strong sense of identity of the neighborhood.

Land Use

The Indian Ridge District is composed of single-family residences within each of the five sections. As the Lusk design evolved, lot sizes gradually increased and curvilinear streets created many irregular lots. Some are rectangular, others trapezoidal, and a few are triangular.

Most homes are centered on the lot with front yards landscaped in natural and desert ornamental landscaping; almost no homes within the district have grass. Large backyard private outdoor spaces are usually included. Many have cinderblock front walls with formal entryways either on the front elevations or through the carport.

Residential Architecture

The Lusk Corporation Modern Movement Ranch Style houses designed and constructed in Indian Ridge are, according to Anne Nequette and R. Brooks Jeffery (*A Guide to Tucson Architecture*),

[...] a rare example of a Tucson based developer's attempt to create a subdivision appropriate for the climate and culture of Tucson. (Nequett, 2002: 213).

The platting of the subdivisions and siting of individual homes not only respond to the natural, albeit slightly altered, typography, but also emphasize views of the Santa Catalina Mountains. East-west building orientation minimized sun exposure of primary windows. This early, conscious environmental response to the warm Tucson climate created a passive level of energy efficiency.

The limited design and construction options offered to buyers generated an overall uniformity throughout the district. Lusk intentionally modified elevation and materials on each street to create a false sense of individuality. The restrictive design vocabulary expanded slightly with each sequential subdivision and additional new home models. The limited material palette, and slight variations of each model, guaranteed that the overall character of individual houses would fit into Lusk's concept for the district.

The window design of the earliest development incorporates both wood frame and operable steel casement with later buildings retaining the wood frame but utilizing more affordable aluminum sliders.

Regardless of the subdivision or year of construction, nearly all the Indian Ridge houses share common characteristics. Most commonly, burnt adobe was chosen as a primary building material; locally available burnt adobe became characteristic of the post-World War II building period in Tucson. Almost universal is the modern roof form of pitched or shed roofs, with wide fascia boards with built-up polymer coating. Almost every home features a prominent brick chimney as well as an integrated carport. Other consistencies maintained though the entire period of significance include concrete slabs, picture and ribbon windows, sliding glass doors, and site orientation.

TABLE OF PROPERTIES

Site	Street Name	Num.	Residence Name	Date	Arch.	Model Name	Status
IR-001	Acoma Place	6901 E	Brewer Residence	1955	Rader	Riviera 1	C
IR-002	Acoma Place	6902 E	Wine Residence	1959	Rader	Idea Home 2	NC: Carport modification
IR-003	Acoma Place	6910 E	Starr Residence	1956	Rader	Monterrey 3	C
IR-004	Acoma Place	6911 E	Keely Residence	1955	Rader	Monterrey 1	C
IR-005	Acoma Place	6920 E	Hosmer Residence	1958	Krueger		C
IR-006	Acoma Place	6921 E	Drayer Residence	1955	Rader	Lanai 4	C
IR-007	Acoma Place	6930 E	Evans Residence	1957	Rader	Lanai 1	NC: Alt to facade, carport modification
IR-008	Acoma Place	6931 E	Scott Residence	1955	Rader	Riviera 1	C
IR-009	Acoma Place	6940 E	William Residence	1956	Rader	Idea Home 1	C
IR-010	Acoma Place	6941 E	Cochran Residence	1955	Rader	Riviera 4	C
IR-011	Acoma Place	6950 E	Soland Residence	1958	Rader	Monterrey 4	C
IR-012	Acoma Place	6960 E	Kramer Residence	1957	Rader	Lanai 2	C
IR-013	Acoma Place	6961 E	Westfall Residence	1955	Rader	Monterrey 1	C
IR-014	Acoma Place	7001 E	Harmon Residence	1956	Rader	Riviera 1	C
IR-015	Acoma Place	7019 E	Smith Residence	1955	Rader	Lanai 4	C
IR-016	Acoma Place	7020 E	Laing Residence	1957	Rader	Monterrey 3	C
IR-017	Acoma Place	7049 E	Upham Residence	1957	Rader	Monterrey 1	C
IR-018	Acoma Place	7050 E	Goswitz Residence	1956	Rader	Lanai 2	C
IR-019	Acoma Place	7079 E	Bicking Residence	1956	Rader	Idea Home 4	C
IR-020	Acoma Place	7080 E	McKeown Residence	1956	Rader	Idea Home 1	C
IR-021	Arrowhead Drive	7001 E	Terry Residence	1957	Rader	Serenade 1	C
IR-022	Arrowhead Drive	7002 E	Wymore Residence	1957	Rader		NC: Alt to facade, carport modification
IR-023	Arrowhead Drive	7011 E	Wyman Residence	1958	Krueger	Serenade 1	C
IR-024	Arrowhead Drive	7020 E	Crath Residence	1958	Krueger		C
IR-025	Arrowhead Drive	7025 E	Robertson Residence	1958	Rader	Montclair 4	C
IR-026	Arrowhead Drive	7034 E	Robbins Residence	1957	Rader	Kimberly Star 3	C
IR-027	Arrowhead Drive	7041 E	Foster Residence	1957	Rader	Kimberly Star 2	NC: Alt to facade, carport modifications
IR-028	Arrowhead Drive	7046 E	Hewett Residence	1958	Rader	Montclair 2	C
IR-029	Arrowhead Drive	7062 E	Carlson Residence	1958	Rader	Kimberly Star 1	C
IR-030	Arrowhead Drive	7063 E	Byrd Residence	1963	Rader		NC: Carport modification
IR-031	Arrowhead Drive	7075 E	Hagan Residence	1957	Rader	Serenade 2	C

Indian Ridge Historic District

Pima County, Arizona

Name of Property

County and State

IR-032	Arrowhead Drive	7076 E	Leffler Residence	1959	Krueger	Serenade 1	NC: Carport modification
IR-033	Arrowhead Place	6916 E	James Residence	1959	Krueger		NC: Alt to facade, carport modification
IR-034	Arrowhead Place	6929 E	Everhart Residence	1957	Rader	Serenade 1	C
IR-035	Arrowhead Place	6930 E	Duffner Residence	1958	Rader	Serenade	NC: Alt to facade
IR-036	Arrowhead Place	6944 E	McIntyre Residence	1960	Rader	Serenade	C
IR-037	Arrowhead Place	6945 E	Harrold Residence	1958	Rader	Kimberly Star 1	C
IR-038	Bahana Drive	2435 N	Coleman Residence	1962	Rader	Montclair 2	C
IR-039	Bahana Drive	2445 N	Stephenson Residence	1957	Rader	Idea Home 56 4	C
IR-040	Bahana Drive	2455 N	Shirk Residence	1957	Rader	Montclair 4	C
IR-041	Bahana Drive	2601 N	Moris Residence	1956	Rader	Montclair 2	C
IR-042	Bahana Drive	2621 N	Martin Residence	1956	Rader	Idea Home 56 2	NC: Carport modification
IR-043	Bahana Drive	2622 N	Langevin Residence	1956	Rader	Idea Home 56 1	C
IR-044	Bahana Drive	2641 N	Tortenson Residence	1957	Rader		NC: Alt to facade, carport modification
IR-045	Bahana Drive	2642 N	Van Slyke Residence	1959	Krueger		NC: Alt to facade
IR-046	Bahana Drive	2661 N	De Vries Residence	1957	Rader		NC: Alt to facade
IR-047	Bahana Drive	2662 N	Block Residence	1961	Krueger		C
IR-048	Big Bear Drive	6901 E	Mulligan Residence	1959	Krueger		C
IR-049	Big Bear Drive	6902 E	Lincoln Residence	1960	Krueger		C
IR-050	Big Bear Drive	6905 E	Phillips Residence	1959	Krueger	Regent Royale	C
IR-051	Big Bear Drive	6909 E	Tarr Residence	1959	Krueger		C
IR-052	Big Bear Drive	6911 E	Freiser Residence	1958	Rader	Montclair 4	C
IR-053	Big Bear Drive	6912 E	Elwood Residence	1958	Krueger	Serenade 1	C
IR-054	Blue Lake Drive	6910 E	Dunasky Residence	1961	Krueger		NC: Alt to facade, carport modification
IR-055	Blue Lake Drive	6918 E	Weiland Residence	1961	Krueger		C
IR-056	Blue Lake Drive	6926 E	Morris Residence	1960	Krueger		C
IR-057	Blue Lake Drive	6934 E	Fieldens Residence	1961	Krueger		C
IR-058	Blue Lake Drive	6935 E	Fielden Residence	1961	Krueger	Regent Royale	C
IR-059	Blue Lake Drive	6942 E	Montgomery Residence	1961	Krueger		C
IR-060	Blue Lake Drive	6945 E	Crowley Residence	1962	Krueger		NC: Carport modification
IR-061	Blue Lake Drive	6950 E	Cole Residence	1960	Krueger		C
IR-062	Blue Lake Drive	6955 E	Serencha Residence	1959	Krueger		C
IR-063	Blue Lake Drive	6958 E	Braddock Residence	1961	Krueger		NC: Alt to facade, carport modification
IR-064	Blue Lake Drive	6965 E	Jaap Residence	1959	Krueger		C
IR-065	Blue Lake Drive	6966 E	Baum Residence	1959	Krueger	Regent Royale	C
IR-066	Blue Lake Drive	6975 E	Baustian Residence	1959	Krueger	Seville 2	C
IR-067	Blue Lake Drive	7002 E	McWhorther Residence	1958	Rader	Montclair 4	C
IR-068	Blue Lake Drive	7022 E	Patey Residence	1961	Krueger	Serenade 1	C
IR-069	Blue Lake Drive	7032 E	Campionica Residence	1958	Rader	Kimberly Star 4	C
IR-070	Blue Lake Drive	7035 E	McMaster Residence	1959	Krueger	Regent Royale	C
IR-071	Blue Lake Drive	7042 E	O'Malley Residence	1958	Rader	Kimberly Star 1	C
IR-072	Blue Lake Drive	7045 E	Lucas Residence	1957	Rader	Kimberly Star 4	C
IR-073	Blue Lake Drive	7062 E	Eure Residence	1958	Rader	Kimberly Star 4	C
IR-074	Blue Lake Drive	7063 E	Murphy Residence	1957	Rader	Serenade 1	C
IR-075	Blue Lake Drive	7075 E	Frickey Residence	1958	Rader	Serenade 1	NC: Alt to facade, carport modification
IR-076	Blue Lake Drive	7076 E	Skinker Residence	1961	Krueger		C
IR-077	Indian Ridge Drive	2401 N	Rogers Residence	1955	Rader	Monterrey 4	C
IR-078	Indian Ridge Drive	2402 N	Fiske Residence	1955	Rader	Riviera 1	C
IR-079	Indian Ridge Drive	2421 N	Thompson Residence	1955	Rader	Lanai 1	C
IR-080	Indian Ridge Drive	2422 N	Malikie Residence	1955	Rader	Idea Home 1	C
IR-081	Indian Ridge Drive	2425 N	Thomson Residence	1957	Rader		NC: Alt to facade, carport modification
IR-082	Indian Ridge Drive	2432 N	Guice Residence	1959	Rader	Idea Home 4	C
IR-083	Indian Ridge Drive	2435 N	Zeleny Residence	1958	Rader	Monterrey 3	C
IR-084	Indian Ridge Drive	2452 N	Lehman Residence	1956	Rader	Monterrey 1	C
IR-085	Indian Ridge Drive	2461 N	Shenton Residence	1958	Rader	Lanai 4	NC: Carport modification
IR-086	Indian Ridge Drive	2472 N	MacPhee Residence	1961	Rader	Idea Home 4	NC: Alt to facade, carport modification
IR-087	Indian Ridge Drive	2475 N	Claudius Residence	1956	Rader	Lanai 2	C
IR-088	Indian Ridge Drive	2501 N	Austin Residence	1958	Rader	Monterrey 4	C
IR-089	Indian Ridge Drive	2502 N	Davis Residence	1956	Rader	Idea Home 56 4	C
IR-090	Indian Ridge Drive	2505 N	Fonseca Residence	1955	Rader	Idea Home 1	C
IR-091	Indian Ridge Drive	2509 N	Lent Residence	1956	Rader	Monterrey 1	C
IR-092	Indian Ridge Drive	2515 N	Livesay Residence	1955	Rader	Riviera 1	C
IR-093	Indian Ridge Drive	2519 N	Capin Residence	1956	Rader	Idea Home 2	C
IR-094	Indian Ridge Drive	2520 N	Ridge Swimming Pool	1957	Rader	Swimming Pool	C
IR-095	Indian Ridge Drive	2529 N	Wright Residence	1955	Rader	Monterrey 1	C
IR-096	Indian Ridge Drive	2530 N	Gerlich Residence	1956	Rader	Seville 2	C
IR-097	Indian Ridge Drive	2539 N	Gekas Residence	1956	Rader	Riviera 2	C
IR-098	Indian Ridge Drive	2540 N	Doyle Residence	1956	Rader	Montclair 2	C
IR-099	Indian Ridge Drive	2549 N	Tighe Residence	1955	Rader	Monterrey 1	NC: Alt to facade; roof line
IR-100	Indian Ridge Drive	2560 N	Ets Hokin Residence	1956	Rader	Idea Home 1	C
IR-101	Indian Ridge Drive	2602 N	Davidoff Residence	1956	Rader	Idea Home 1	C
IR-102	Indian Ridge Drive	2632 N	Luca Residence	1958	Rader	Monterrey 1	C
IR-103	Indian Ridge Drive	2642 N	Waidler Residence	1956	Rader	Riviera 1	NC: Alt to facade
IR-104	Indian Ridge Drive	2645 N	Haney Residence	1956	Rader	Idea Home 1	C
IR-105	Indian Ridge Drive	2648 N	Brown Residence	1956	Rader	Idea Home 3	NC: Alt to facade
IR-106	Indian Ridge Drive	2655 N	Weaver Residence	1959	Rader	Riviera 3	C
IR-107	Indian Ridge Drive	2660 N	Marshall Residence	1955	Rader	Lanai 1	C

Indian Ridge Historic District

Name of Property

Pima County, Arizona

County and State

IR-108	Indian Ridge Drive	2665 N	Hindsley Residence	1955	Rader	Monterrey 4	NC: Alt to facade
IR-109	Indian Ridge Drive	2670 N	Keefe Residence	1956	Rader	Monterrey 1	NC: Carport modification
IR-110	Indian Ridge Drive	2675 N	Bond Residence	1955	Rader	Idea Home 1	C
IR-111	Indian Ruins Road	2402 N	McDermott Residence	1956	Rader	Riviera 3	C
IR-112	Indian Ruins Road	2422 N	Specht Residence	1956	Rader	Idea Home 1	NC: Alt to facade
IR-013	Indian Ruins Road	2442 N	Owens Residence	1956	Rader	Lanai 2	C
IR-014	Indian Ruins Road	2462 N	Wilson Residence	1955	Rader		C
IR-015	Indian Ruins Road	2482 N	Morris Residence	1960	Rader	Monterrey 1	NC: Carport modification
IR-116	Indian Ruins Road	2502 N	Baird Residence	1955	Rader	Monterrey 1	C
IR-117	Indian Ruins Road	2522 N	Wilson Residence	1955	Rader	Idea Home 3	NC: Carport modification
IR-118	Indian Ruins Road	2542 N	Janza Residence	1955	Rader	Lanai	NC: Alt to facade, carport modification
IR-119	Indian Ruins Road	2712 N	Swaimi Residence	1958	Krueger		C
IR-120	Indian Ruins Road	2722 N	Braun Residence	1956	Rader	Lanai 1	NC: Carport modification
IR-121	Indian Ruins Road	2732 N	Navin Residence	1956	Rader	Monterrey 3	NC: Carport modification
IR-122	Indian Ruins Road	2742 N	Campbell Residence	1957	Rader	Lanai 1	C
IR-123	Indian Ruins Road	2825 N	Flanagan Residence	1960	Krueger		C
IR-124	Indian Ruins Road	2844 N	Warren Residence	1958	Krueger	Serenade 2	C
IR-125	Indian Ruins Road	2845 N	Cain Residence	1958	Rader	Kimberly Star 1	C
IR-126	Indian Ruins Road	2855 N	Anderson Residence	1959	Krueger	Royal Lancer 2	NC: Alt to facade, carport modification
IR-127	Indian Ruins Road	2862 N	Brandenburg Residence	1958	Krueger		C
IR-128	Indian Ruins Road	2902 N	Bullock Residence	1962	Krueger	Idea Home 5	NC: Carport modification
IR-129	Indian Ruins Road	2914 N	Ninde Residence	1960	Krueger		C
IR-130	Indian Ruins Road	2915 N	Stanford Residence	1961	Krueger		C
IR-131	Indian Ruins Road	2944 N	Plicato Residence	1960	Krueger		C
IR-132	Indian Ruins Road	2945 N	Shelton Residence	1963			NC: Carport modification
IR-133	Indian Ruins Road	2959 N	Johnson Residence	1963			C
IR-134	Indian Ruins Road	2960 N	Low Residence	1964			NC: Carport modification
IR-135	Katchina Court	7002 E	Clemens Residence	1956	Rader	Idea Home	C
IR-136	Katchina Court	7007 E	Pratt Residence	1959	Rader		NC: Alt to facade, carport modification
IR-137	Katchina Court	7010 E	Barnes Residence	1956	Rader	Monterrey 4	C
IR-138	Katchina Court	7020 E	Lotzenhiser Residence	1956	Rader	Lanai 2	C
IR-139	Katchina Court	7021 E	Hallam Residence	1956	Rader	Monterrey 1	NC: Carport modification
IR-140	Katchina Court	7030 E	Uhler Residence	1959	Rader	Monterrey 3	C
IR-141	Katchina Court	7031 E	Almquist Residence	1956	Rader	Lanai 1	C
IR-142	Katchina Court	7039 E	Salisbury Residence	1956	Rader	Riviera 1	NC: Alt to facade, carport modification
IR-143	Katchina Court	7040 E	Kermel Residence	1955	Rader	Idea Home 1	NC: Carport modification
IR-144	Katchina Court	7050 E	Jackson Residence	1956	Rader	Idea Home 56 1	C
IR-145	Katchina Court	7051 E	Jasberg Residence	1956	Rader	Monterrey 4	NC: Carport modification
IR-146	Katchina Court	7053 E	Mangelsdorf Residence	1956	Rader	Riviera 4	C
IR-147	Katchina Court	7055 E	Echord Residence	1956	Rader	Lanai 2	NC: Alt to facade
IR-148	Katchina Court	7057 E	Motsinger Residence	1956	Rader	Monterrey 1	C
IR-149	Katchina Court	7059 E	De Mars Residence	1957	Rader	Idea Home 2	C
IR-150	Katchina Court	7060 E	Swain Residence	1957	Rader	Lanai 3	NC: Alt to facade
IR-151	Katchina Court	7061 E	Kozan Residence	1962	Rader	Riviera 3	C
IR-152	Katchina Court	7070 E	Van Aken Residence	1956	Rader	Monterrey 3	NC: Carport modification
IR-153	Katchina Court	7071 E	Marsh Residence	1956	Rader	Idea Home 3	NC: Alt to facade, carport modification
IR-154	Katchina Court	7080 E	Stroehlin Residence	1959	Rader	Lanai 2	C
IR-155	Katchina Court	7081 E	Hofmann Residence	1958	Rader	Monterrey 1	NC: Alt to facade
IR-156	Katchina Court	7089 E	Hoyne Residence	1955	Rader	Idea Home 4	NC: Carport modification
IR-157	Katchina Court	7090 E	Hughes Residence	1955	Rader	Idea Home 2	NC: Alt to facade, carport modification
IR-158	Kiami Street	6701 E	Brennan Residence	1957	Rader	Idea Home 56	C
IR-159	Kiami Street	6713 E	Swanson Residence	1957	Rader	Seville 4	C
IR-160	Kiami Street	6714 E	Whiting Residence	1959	Krueger		NC: Alt to facade; wall
IR-161	Kiami Street	6725 E	Zacharias Residence	1989			NC: Age
IR-162	Kiami Street	6726 E	Miller Residence	1957	Rader	Lanai	C
IR-163	Kiami Street	6737 E	Scully Residence	1956	Rader		NC: Alt to facade
IR-164	Kiami Street	6738 E	Moskowitz Residence	1957	Rader	Montclair 4	C
IR-165	Kiami Street	6749 E	Klotzman Residence	1989			NC: Age
IR-166	Kiami Street	6750 E	Clinton Residence	1956	Rader		NC: Alt to facade
IR-167	Kiami Street	6761 E	Bennette Residence	1957	Rader	Monterrey 4	C
IR-168	Kiami Street	6762 E	Walden Residence	1957	Rader	Serenade 3	C
IR-169	Kiami Street	6801 E	Calvert Residence	1957	Rader	Serenade 1	NC: Carport modification
IR-170	Kiami Street	6802 E	Thomas Residence	1958	Rader	Seville 2	C
IR-171	Kiami Street	6813 E	Froehling Residence	1957	Rader	Seville 2	C
IR-172	Kiami Street	6814 E	Spicker Residence	1957	Rader	Montclair 2	C
IR-173	Kiami Street	6825 E	Hoffman Residence	1957	Rader	Seville 2	C
IR-174	Kiami Street	6826 E	Everhart Residence	1957	Rader	Serenade	C
IR-175	Kiami Street	6837 E	Reynolds Residence	1957	Rader	Seville 3	C
IR-176	Kiami Street	6838 E	Carroll Residence	1957	Rader	Montclair 3	C
IR-177	Kiami Street	6849 E	Cochran Residence	1957	Rader	Kimberly Star 1	C
IR-178	Kiami Street	6850 E	Light Residence	1959	Krueger		C
IR-179	Kiva Place	2702 N	Rucker Residence	1956	Rader	Riviera 1	C
IR-180	Kiva Place	2710 N	Kreitz Residence	1956	Rader	Lanai 1	C
IR-181	Kiva Place	2711 N	Winter Residence	1956	Rader	Monterrey 4	C
IR-182	Kiva Place	2720 N	Brown Residence	1956	Rader	Monterrey 1	C
IR-183	Kiva Place	2721 N	McFadden Residence	1958	Rader	Lanai 2	C

Indian Ridge Historic District

Pima County, Arizona

Name of Property

County and State

IR-184	Kiva Place	2730 N	Frazier Residence	1961	Krueger		C
IR-185	Kiva Place	2731 N	Ball Residence	1956	Rader	Monterrey 4	C
IR-186	Kiva Place	2740 N	Smith Residence	1955	Rader	Idea Home 1	C
IR-187	Kiva Place	2741 N	Finical Residence	1956	Rader	Lanai 2	C
IR-188	Mesa Grande Court	7055 E	Janssen Residence	1959	Krueger		NC: Alt to facade: roof line
IR-189	Mesa Grande Court	7062 E	Holbert Residence	1959	Krueger		C
IR-190	Mesa Grande Court	7065 E	William Cook Residence	1959	Krueger		NC: Alt to facade
IR-191	Mesa Grande Court	7068 E	Hibbs Residence	1960	Krueger		NC: Alt to facade
IR-192	Mesa Grande Court	7075 E	Kulseth Residence	1960	Krueger		NC: Alt to facade: wall
IR-193	Mesa Grande Court	7076 E	Farley Residence	1961	Krueger		C
IR-194	Mesa Grande Drive	6909 E	Custenborden Residence	1969	Krueger		NC: Alt to facade
IR-195	Mesa Grande Drive	6910 E	Manns Residence	1962	Krueger	Serenade 1	C
IR-196	Mesa Grande Drive	6919 E	Schull Residence	1959	Krueger	Regent Royale	C
IR-197	Mesa Grande Drive	6920 E	Beaver Residence	1960	Krueger	Regent Royale	C
IR-198	Mesa Grande Drive	6929 E	Hon Residence	1960	Krueger	Regent Royale	C
IR-199	Mesa Grande Drive	6939 E	Powell Residence	1959	Krueger	Kimberly Star 1	C
IR-200	Mesa Grande Drive	6940 E	Prach Residence	1960	Krueger		C
IR-201	Mesa Grande Drive	6949 E	Bates Residence	1960	Krueger		NC: Alt to facade
IR-202	Mesa Grande Drive	6959 E	Campbell Residence	1961	Krueger	Regent Royale	C
IR-203	Mesa Grande Drive	6960 E	Medearis Residence	1961	Krueger		C
IR-204	Mesa Grande Drive	7001 E	Stewart Residence	1959	Krueger	Regent Royale	C
IR-205	Mesa Grande Drive	7002 E	Henkel Residence	1961	Krueger		C
IR-206	Mesa Grande Drive	7009 E	Hall Residence	1959	Krueger		NC: Carport modification
IR-207	Mohu Place	6841 E	Estes Residence	1956	Rader		NC: Carport modification
IR-208	Mohu Place	6842 E	Shower Residence	1958	Rader	Monterrey 4	C
IR-209	Mohu Place	6861 E	Woodroffe Residence	1957	Rader	Serenade 1	C
IR-210	Mohu Place	6862 E	Cheney Residence	1958	Rader	Montclair 2	C
IR-211	Mohu Place	6881 E	Woodroffe Residence	1958	Rader	Kimberly Star 2	C
IR-212	Mohu Place	6882 E	Metten Residence	1959	Krueger	Montclair 3	C
IR-213	Nasumpta Drive	6702 E	Johnson Residence	1956	Rader	Idea Home 56 1	C
IR-214	Nasumpta Drive	6721 E	Tella Residence	1956	Rader	Idea Home 56 2	C
IR-215	Nasumpta Drive	6722 E	McCormick Residence	1957	Rader	Montclair 2	C
IR-216	Nasumpta Drive	6741 E	Schmerbeck Residence	1956	Rader	Seville 1	C
IR-217	Nasumpta Drive	6742 E	Staver Residence	1959	Rader	Idea Home 56 4	NC: Alt to facade
IR-218	Nasumpta Drive	6762 E	Baker Residence	1956	Rader	Seville 4	C
IR-219	Nasumpta Drive	6765 E	White Residence	1957	Rader	Idea Home 56 1	NC: Alt to facade
IR-220	Nasumpta Drive	6802 E	Johnson Residence	1956	Rader	Idea Home 56 4	NC: Alt to facade
IR-221	Nasumpta Drive	6821 E	Julian Residence	1956	Rader	Seville 2	NC: Carport modification
IR-222	Nasumpta Drive	6822 E	Kamhi Residence	1957	Rader	Idea Home 56 3	C
IR-223	Nasumpta Drive	6841 E	Vilimovsky Residence	1956	Rader	Idea Home 56 1	C
IR-224	Nasumpta Drive	6842 E	Young Residence	1956	Rader	Idea Home 56 3	NC: Carport modification
IR-225	Nasumpta Drive	6861 E	Davis Residence	1956	Rader	Montclair 4	C
IR-226	Nasumpta Drive	6862 E	Eldorado Residence	1958	Rader	Seville 4	C
IR-227	Nasumpta Drive	6881 E	Lovelace Residence	1956	Rader	Seville 1	C
IR-228	Nasumpta Drive	6882 E	Davis Residence	1956	Rader		NC: Alt to facade
IR-229	Opatas Place	7002 E	Smith Residence	1957	Rader	Monterrey 4	C
IR-230	Opatas Place	7021 E	McGhee Residence	1956	Rader	Idea Home 3	NC: Alt to facade: wall
IR-231	Opatas Place	7030 E	Shank Residence	1956	Rader	Lanai 2	NC: Alt to facade
IR-232	Opatas Place	7060 E	Payne Residence	1956	Rader	Idea Home 4	C
IR-233	Opatas Place	7061 E	Shattuck Residence	1955	Rader	Riviera 4	NC: Carport modification
IR-234	Opatas Place	7080 E	Wagner Residence	1956	Rader	Monterrey 3	NC: Carport modification
IR-235	Opatas Place	7081 E	Glore Residence	1956	Rader	Monterrey 1	C
IR-236	Opatas Street	6701 E	Guarino Residence	1972			NC: Age
IR-237	Opatas Street	6710 E	Guarono Residence	1958	Rader	Montclair 3	C
IR-238	Opatas Street	6713 E	Farnsworth Residence	1957	Rader	Seville 3	C
IR-239	Opatas Street	6725 E	Dreibus Residence	1957	Rader	Siville 2	C
IR-240	Opatas Street	6726 E	Anderson Residence	1957	Rader	Fiesta 2	NC: Alt to facade, carport modification
IR-241	Opatas Street	6737 E	McMillan Residence	1957	Rader	Montclair 4	C
IR-242	Opatas Street	6738 E	Smith Residence	1957	Rader	Montclair 2	C
IR-243	Opatas Street	6749 E	McConn Residence	1959	Krueger		C
IR-244	Opatas Street	6750 E	Allen Residence	1957	Rader	Siville 2	C
IR-245	Opatas Street	6761 E	Anderson Residence	1960	Krueger		C
IR-246	Opatas Street	6762 E	Nicholson Residence	1957	Rader	Seville 4	C
IR-247	Opatas Street	6801 E	Korn Residence	1957	Rader	Idea Home 56 1	C
IR-248	Opatas Street	6802 E	McKenna Residence	1957	Rader	Seville 1	C
IR-249	Opatas Street	6813 E	Curtis Residence	1958	Rader	Montclair 3	C
IR-250	Opatas Street	6814 E	Lievers Residence	1957	Rader	Montclair 2	C
IR-251	Opatas Street	6825 E	Wheeler Residence	1957	Rader	Seville 4	C
IR-252	Opatas Street	6826 E	Mausolf Residence	1956	Rader		C
IR-253	Opatas Street	6837 E	Fowler Residence	1957	Rader	Seville 2	C
IR-254	Opatas Street	6838 E	Clawson Residence	1958	Krueger		NC: Alt to facade, carport modification
IR-255	Opatas Street	6849 E	Moses Residence	1957	Rader	Serenade 1	C
IR-256	Opatas Street	6850 E	Whitfield Residence	1959	Krueger	Seville 2	C
IR-257	Opatas Street	6861 E	Wanner Residence	1963		Royal Lancer 2	C
IR-258	Potawatami Drive	6901 E	Witters Residence	1960	Krueger		NC: Alt to facade
IR-259	Potawatami Drive	6902 E	Grossman Residence	1960	Krueger		C

Indian Ridge Historic District

Pima County, Arizona

Name of Property

County and State

IR-260	Potawatami Drive	6909 E	Button Residence	1959	Krueger		C
IR-261	Potawatami Drive	6910 E	Kent Residence	1959	Krueger		C
IR-262	Potawatami Drive	6919 E	Trinca Residence	1961	Krueger	Regent Royale	C
IR-263	Potawatami Drive	6920 E	Zobels Residence	1960	Krueger		C
IR-264	Potawatami Drive	6925 E	Deppe Residence	1960	Krueger	Regent Royale	C
IR-265	Potawatami Drive	6930 E	Bacal Residence	1962	Krueger		C
IR-266	Potawatami Drive	6931 E	Graff Residence	1960	Krueger		NC: Alt to facade
IR-267	Potawatami Drive	6939 E	Amos Residence	1960	Krueger		C
IR-268	Potawatami Drive	6940 E	Schug Residence	1960	Krueger		C
IR-269	Potawatami Drive	6945 E	Leadabrand Residence	1960	Krueger		NC: Alt to facade
IR-270	Potawatami Drive	6950 E	Anderson Residence	1960	Krueger		NC: Alt to facade
IR-271	Potawatami Drive	7001 E	Stagg Residence	1959	Krueger	Montclair 4	C
IR-272	Potawatami Drive	7002 E	Tambures Residence	1960	Krueger	Serenade 1	C
IR-273	Potawatami Drive	7009 E	Johnson Residence	1959	Krueger		NC: Alt to facade
IR-274	Potawatami Drive	7010 E	Langham Residence	1960	Krueger	Royal Lancer 1	C
IR-275	Potawatami Drive	7020 E	Lien Residence	1960	Krueger		C
IR-276	Potawatami Drive	7025 E	Wilson Residence	1959	Krueger		C
IR-277	Potawatami Drive	7030 E	Scott Residence	1964	Krueger	Regent Royale	C
IR-278	Sagehen Court	3051 N	Seel Residence	1960	Krueger	Royal Lancer 1	C
IR-279	Sagehen Court	3052 N	Mondlick Residence	1959	Krueger	Regent Royale	C
IR-280	Sagehen Court	3061 N	Lowe Residence	1959	Krueger	Royal Lancer 2	C
IR-281	Sagehen Court	3062 N	Vanpelt Residence	1959	Rader	Montclair 3	NC: Carport modification
IR-282	Soya Luna Place	6901 E	Lessner Residence	1955	Rader	Riviera 1	C
IR-283	Soya Luna Place	6902 E	Pitt Residence	1959	Rader	Idea Home 1	C
IR-284	Soya Luna Place	6910 E	Buzzard Residence	1958	Rader	Lanai 2	NC: Alt to facade
IR-285	Soya Luna Place	6911 E	Landeem Residence	1955	Rader	Lanai 1	C
IR-286	Soya Luna Place	6920 E	Finley Residence	1955	Rader	Riviera 4	C
IR-287	Soya Luna Place	6925 E	Wilde Residence	1955	Rader	Idea Home 4	C
IR-288	Soya Luna Place	6930 E	Bucko Residence	1956	Rader	Monterrey 4	C
IR-289	Soya Luna Place	6950 E	Lewis Residence	1955	Rader	Monterrey 1	C
IR-290	Soya Luna Place	7002 E	Kelleher Residence	1956	Rader	Monterrey 4	NC: Carport modification
IR-291	Soya Luna Place	7007 E	Campbell Residence	1955	Rader	Riviera 1	C
IR-292	Soya Luna Place	7020 E	Kinney Residence	1956	Rader	Idea Home 4	C
IR-293	Soya Luna Place	7021 E	Witt Residence	1956	Rader	Riviera 3	C
IR-294	Soya Luna Place	7040 E	Hirsch Residence	1956	Rader	Riviera 1	NC: Alt to facade, carport modification
IR-295	Soya Luna Place	7041 E	Wilsdon Residence	1956	Rader	Monterrey 1	C
IR-296	Soya Luna Place	7060 E	Joseph Residence	1956	Rader	Monterrey 2	NC: Carport modification
IR-297	Soya Luna Place	7061 E	Spicer Residence	1959	Rader	Idea Home 1	C
IR-298	Soya Luna Place	7080 E	Mallon Residence	1956	Rader	Idea Home 2	C
IR-299	Soya Luna Place	7081 E	Cordingly Residence	1955	Rader	Monterrey 1	C
IR-300	Taos Place	6901 E	Mansfield Residence	1955	Rader	Lanai 1	NC: Alt to facade, carport modification
IR-301	Taos Place	6902 E	Thompson Residence	1955	Rader	Idea Home 1	C
IR-302	Taos Place	6909 E	Hansen Residence	1956	Rader	Monterrey 1	C
IR-303	Taos Place	6910 E	Mullenax Residence	1956	Rader	Monterrey 4	C
IR-304	Taos Place	6919 E	Adamson Residence	1955	Rader	Riviera 1	C
IR-305	Taos Place	6920 E	Baker Residence	1955	Rader	Idea Home 1	C
IR-306	Taos Place	6929 E	Manning Residence	1956	Rader	Lanai 1	NC: Carport modification
IR-307	Taos Place	6930 E	Truman Residence	1956	Rader		NC: Alt to facade
IR-308	Taos Place	6940 E	Christensen Residence	1955	Rader	Riviera 4	C
IR-309	Taos Place	6941 E	Hardie Residence	1955	Rader	Monterrey 1	C
IR-310	Taos Place	6950 E	Baldwin Residence	1955	Rader	Monterrey 4	C
IR-311	Taos Place	6951 E	Oakley Residence	1955	Rader	Riviera 3	C
IR-312	Taos Place	6960 E	Engbretson Residence	1956	Rader	Riviera 1	NC: Carport modification
IR-313	Taos Place	6961 E	Gilbert Residence	1955	Rader	Monterrey 1	C
IR-314	Taos Place	7001 E	Bauer Residence	1956	Rader	Monterrey 1	C
IR-315	Taos Place	7021 E	Eddy Residence	1957	Rader	Idea Home 4	C
IR-316	Taos Place	7040 E	Hansen Residence	1956	Rader	Monterrey 3	C
IR-317	Taos Place	7051 E	Tipescu Residence	1955	Rader	Lanai 1	C
IR-318	Taos Place	7080 E	Maloney Residence	1955	Rader	Idea Home 1	C
IR-319	Taos Place	7081 E	Glover Residence	1955	Rader	Riviera 3	C
IR-320	Tawa Place	6841 E	Miller Residence	1957	Rader	Kimberly Star 4	C
IR-321	Tawa Place	6842 E	Dexter Residence	1958	Rader	Montclair 4	NC: Carport modification
IR-322	Tawa Place	6852 E	Pierce Residence	1959	Rader	Montclair 1	C
IR-323	Tawa Place	6861 E	Nordby Residence	1958	Rader	Montclair 4	C
IR-324	Tawa Place	6862 E	Armstrong Residence	1958	Rader	Montclair 2	C
IR-325	Tawa Place	6881 E	Thompson Residence	1959	Krueger	Serenade 2	C
IR-326	Tecumseh Court	3029 N	Moore Residence	1960	Krueger	Royal Lancer 1	C
IR-327	Tecumseh Court	3030 N	Brumbaugh Residence	1967	Krueger	Regent Royale	C
IR-328	Tecumseh Court	3039 N	Schafer Residence	1963	Krueger	Regent Royale	NC: Carport modification
IR-329	Tecumseh Court	3040 N	Augspurger Residence	1960	Krueger		C
IR-330	Tecumseh Court	3049 N	Vinson Residence	1960	Krueger		C
IR-331	Tecumseh Court	3050 N	Shearer Residence	1964			C
IR-332	Tecumseh Court	3059 N	Dozier Residence	1959	Krueger		C
IR-333	Tecumseh Court	3060 N	Schinkel Residence	1961	Krueger		C
IR-334	Tivani Drive	6741 E	Meinel Residence	1958	Rader	Montclair 4	C
IR-335	Tivani Drive	6742 E	Del Missier Residence	1961	Rader	Montclair 2	C

Indian Ridge Historic District

Pima County, Arizona

Name of Property

County and State

IR-336	Tivani Drive	6745 E	Robson Residence	1956	Rader		C
IR-337	Tivani Drive	6761 E	Hawke Residence	1956	Rader		C
IR-338	Tivani Drive	6762 E	Box Residence	1956	Rader	Seville 4	C
IR-339	Tivani Drive	6765 E	Timmermans Residence	1957	Rader		C
IR-340	Tivani Drive	6802 E	Lowry Residence	1956	Rader	Idea Home 56 4	C
IR-341	Tivani Drive	6821 E	Weinstein Residence	1957	Rader		C
IR-342	Tivani Drive	6822 E	Fisher Residence	1957	Rader	Montclair 2	C
IR-343	Tivani Drive	6824 E	Hodder Residence	1957	Rader	Kimberly Star 3	NC: Alt to facade
IR-344	Tivani Drive	6826 E	Riddling Residence	1956	Rader	Idea Home 56 4	C
IR-345	Tivani Drive	6828 E	Bessee Residence	1956	Rader	Montclair 2	C
IR-346	Tivani Drive	6830 E	Sherrill Residence	1958	Rader	Kimberly Star 4	C
IR-347	Tivani Drive	6832 E	Butler Residence	1957	Rader	Montclair 4	C
IR-348	Tivani Drive	6834 E	Brownlee Residence	1958	Krueger		C
IR-349	Tivani Drive	6841 E	Wilde Residence	1958	Krueger		C
IR-350	Topke Street	6714 E	Diers Residence	1957	Rader	Seville 1	C
IR-351	Topke Street	6725 E	Seldel Residence	1963		Montclair 3	C
IR-352	Topke Street	6726 E	King Residence	1958	Rader	Seville 2	C
IR-353	Topke Street	6737 E	La Nour Residence	1962	Krueger		C
IR-354	Topke Street	6738 E	Santos Residence	1989			NC: Age
IR-355	Topke Street	6749 E	Earle Residence	1957	Rader		C
IR-356	Topke Street	6750 E	Simmons Residence	1959	Krueger		C
IR-357	Topke Street	6761 E	Sherrill Residence	1957	Rader	Montclair 2	C
IR-358	Topke Street	6762 E	King Residence	1992			NC: Age
IR-359	Topke Street	6801 E	Shepler Residence	1957	Rader	Seville 2	C
IR-360	Topke Street	6802 E	Thomas Residence	1958	Rader	Montclair 2	C
IR-361	Topke Street	6813 E	Matz Residence	1956	Rader		NC: Alt to facade
IR-362	Topke Street	6814 E	Heilman Residence	1958	Rader	Kimberly Star 2	NC: Alt to facade
IR-363	Topke Street	6825 E	Leeker Residence	1958	Krueger		C
IR-364	Topke Street	6826 E	Armstrong Residence	1960	Rader	Seville 1	C
IR-365	Topke Street	6837 E	Goodman Residence	1956	Rader		NC: Carport modification
IR-366	Topke Street	6838 E	Shannon Residence	1957	Rader	Montclair 4	C
IR-367	Topke Street	6849 E	Earle Residence	1972			C
IR-368	Topke Street	6850 E	Bryans Residence	1957	Rader	Montclair 2	C
IR-369			Indian Ridge Terrace Wellsite No.1	1958			C
IR-370			Indian Ridge Terrace Wellsite No.2	1958			C
IR-371			Indian Ridge Terrace Wellsite No.3	1958			C
IR-372			Indian Ridge Terrace Wellsite No.4	1958			C
IR-373	Indian Ridge		Indian Ridge Estates Entry Wall	1955	Rader		C
IR-374	Indian Ridge		Indian Ridge Estates Entry Wall	1955	Rader		C
IR-375	Indian Ruins		Indian Ridge Estates Entry Wall	1960	Krueger		C

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 a birthplace or grave.
- D a cemetery.
- E a reconstructed building, object, or structure.
- F a commemorative property.
- G less than 50 years old or achieving significance within the past 50 years.

Areas of Significance

(Enter categories from instructions)

Community Planning and Development

Architecture

Period of Significance

1955 -1964

Significant Dates

1955 - start of construction

1964 - build-out complete

Significant Person

(Complete only if Criterion B is marked above)

Cultural Affiliation

Architect/Builder

Robert Lusk, Lusk Corporation

Arthur H. Rader

Ray Kruger

Period of Significance (justification)

1955 – 1964

The Post–World War II Indian Ridge construction began in 1955 and continued to near–complete build–out in 1964.

Statement of Significance Summary Paragraph (provide a summary paragraph that includes level of significance and applicable criteria)

Indian Ridge Historic District is eligible for listing in the National Register at the local level under Criterion A: Community Development and Planning and Criterion C: Architecture.

Under **Criterion A**, The Indian Ridge Historic District is eligible as a mid-twentieth century, post-World War II planned residential neighborhood located in northeast suburban Tucson. The District was developed, beginning in 1955, as part of the fast-paced, ongoing eastward expansion of the city, by Robert F. Lusk and the Tucson-based Lusk Corporation. This company would become one of the largest homebuilders in the nation. Indian Ridge is one of the best examples of Lusk community neighborhood planning and a physical expression of the Company's growth and transformation.

The subdivision of former homesteads and farmland on the outskirts of Tucson had become a standard practice for suburban residential development for decades, and Indian Ridge was no exception. The process of subdivision, rezoning and development continued throughout the easterly expansion of the City. Like other large-scale post-war Tucson developers, Lusk was responsible for all phases of development, including planning, platting, construction, and sales.

Under **Criterion C**, The District is also considered significant as a representative contiguous collection of ranch style houses of the Modern Movement designed by Arthur H. Rader and Ray Krueger. The period ranch house style was a response to the desert climate and available regional building materials dominant in Tucson after 1945. This unified and cohesive collection demonstrates a harmonious architectural iconography.

The District's period of significance is from the start of Lusk construction in 1955 to the near-complete build-out of the Indian Ridge post-World War II development in 1964.

Narrative Statement of Significance (provide at least **one** paragraph for each area of significance)

Criterion A: Community Development and Planning in Tucson 1955 – 1964

Northeast Tucson Residential Development Historic Background

Inhabited since at least 2100 BCE, Tucson's prehistoric communities developed in close proximity to the watercourses running through the valley. These agrarian cultures developed irrigation systems, farming practices, and extensive overland trading routes.

The historical period of the region is defined by the arrival of the missionary Eusebio Francisco Kino in 1694. Kino blazed new trails and established an extensive chain of missions throughout northwestern Mexico and what would later become Arizona. Kino extended El Camino Real to San Xavier del Bac and Tucson.

Tucson became an important military outpost in 1775 with the establishment of the Presidio San Agustín del Tucson. With the establishment of the Presidio, Tucson became a major stop on El Camino Real, the alignment of which has survived as Main Avenue in downtown Tucson. Franciscan missionaries under constant threat of Native American raids supervised the construction of a defensive wall and chapel at the San Cosmé de Tucson mission visita, close to the protection of the Presidio.

In 1862 General Carleton established a military plaza near the center of burgeoning Tucson. California volunteers were replaced by army troops in 1866. By 1869 there were 100 troops, and by 1872, their disorderly conduct was distressing the Tucson citizenry. (Sonnichsen 1982:79) "In 1871, Tucson incorporated as a town with 2 square miles of federal land set aside for the township." (Nequette 2002:17) In 1872, General George Crook moved the camp to the permanent Fort Lowell.

Fort Lowell was established on 19 March 1873 when commanding officer Lt. Col. Eugene Asa Carr relocated Camp Lowell from within the incorporated boundaries of the City 7 miles to the east, to "what was perceived as a reliable water supply and its distance from the social temptations of Tucson." (O'Mack 2004:111).

The future Indian Ridge is situated in Section 31 of Township 13 South, Range 15 East of Gila and Salt River Meridian, approximately 1 mile east of Fort Lowell. This land was part of the Fort Lowell Military Reservation of 49,920 acres, established 26 October 1875 by executive order of President Ulysses S. Grant.

"A handful of people settled near the site of the fort prior to its construction, and more settled nearby as soon as the fort was built. The settlers were ambivalent about the military presence in the valley. Initially, they welcomed the protection against Apache raids, but the establishment of the reservation in 1875 prompted orders from Lieutenant Colonel Carr to give up their claims in order to assure sufficient supplies of water, grass, and fuel for the fort. Most of the settlers refused, and for the remainder of the fort's existence there was constant bickering between the fort and its civilian neighbors (O'Mack 2004:112).

Section 31 was first settled by Robert Roulette and John B. "Pie" Allan in the middle part of the 1800s prior to its inclusion in the Fort Lowell Reservation. Roulette sold "pre-emption rights" to the Robertson brothers in 1862; the Robertsons sold the property to Granville Oury in 1864, who sold it to Goldman (or Goldberg) and the Drachman brothers in an unspecified year. (O'Mack 2004:114) Little is known about Roulette or the Robertsons, but Granville Oury

[...] was the brother of William Sanders Oury, a prominent figure in Tucson history who arrived in Arizona in 1856. William Oury eventually established a ranch about 7 miles east of Fort Lowell in Tanque Verde Creek, and operated it until his death in 1887. Gilbert Cole Smith, the son-in-law of William Oury, served as quartermaster at Fort Lowell during the 1880s.

Granville Oury arrived in Tucson the same year as William and eventually served in the territorial legislature. In 1871, he moved to Phoenix to further pursue his political career; perhaps the move prompted his sale of the Rillito property. The Drachman brothers on the other hand, were from a prominent family headed by Philip Drachman, who arrived in Tucson in the 1850s. The various Drachman descendants have been involved in a variety of successful businesses in Tucson from the 1860s until today. (O'Mack 2004:111).

David Dunham purchased Goldman's share of the property in 1873 and the Drachman's share in 1876, agreeing "never to interfere with the water supply of the Post."

Newspaper stories from the 1920s and 1930s, near the end of Dunham's life, state that Dunham first came to Tucson from Cincinnati, Ohio, shortly after the end of the Civil War. He settled first in Tucson proper, but soon bought a farm in the vicinity of Fort Lowell [...]. Dunham was evidently the primary contractor for the construction of both Fort Lowell and Fort Huachuca [...]. His purchase of property near Fort Lowell was undoubtedly prompted by his role in construction of the fort. (O'Mack 2004:114).

The other early landowner of what would become Indian Ridge Estates was John B. "Pie" Allen, known for constructing and running the extant sutler's store just west of the entrance to the newly constructed fort. Allen first occupied the land in 1874, and after unsuccessful claims, sold the land to George H. Doe in 1876.

By 1883, Doe had made various improvements, including a five room adobe house, 30 acres of cleared and fenced land, 400 fruit trees, a large corral (apparently used by the fort), and irrigation ditches. (O'Mack 2004:116).

In 1897 Doe homesteaded the north half of the northeast part, and northeast quarter of the northwest part of Section 31. George H. Doe was a partner in the construction firm Doe and Parsons who built the Carnegie Public Library building, the Elks' home, and the Consolidated Bank Building in downtown Tucson. In 1872, Doe migrated from Maine, his native state, to Colorado, coming to Arizona to mine in 1876. Doe worked on the building of Fort Lowell and later purchased a ranch at Rillito. Doe married Mary Valenzuela of Sonora, Mexico in 1877; his family included three sons and a daughter. (TDC Obituary) "He owns considerable property in and around the city including a large ranch, where he occasionally takes a little vacation and where his friends are always welcome." (ADS 1923). His son, Henry G. Doe, worked as a carpenter foreman for John W. Murphey, a Tucson builder and contractor, and continued until World War II, when he became superintendent of construction at Ft. Huachuca and continued there, and at other government projects, airfields, and housing, until the end of the war.

Little is known about the other individuals who homesteaded claims in the early part of the 20th century. In 1911 Manuel F. Aguirre homesteaded the southeast quarter of the northeast quarter. In 1914 Edward Baker homesteaded the southeast quarter of the northwest quarter of the section 31; in 1924 John Baker Jr. homesteaded the southeast quarter of section 31, completing the transfer of land from the federal government to private ownership. The land was cleared and small farm buildings were constructed.

The City of Tucson continued to prosper and grow. With the arrival of the railroad in 1880, Tucson began a transformation from rural territorial outpost to a full-blown American city. The railroad brought new, affordable building materials; the city responded with a construction boom.

New neighborhood architecture, influenced by eastern American sensibilities, developed near the heart of the city, and slowly expanded outward as tastes and styles changed. This phenomenon created concentric rings of architectural style. The establishment of the University of Arizona in 1885 created an eastern hub for the growing town and fostered new expansion eastward. The north and west of the city were difficult to develop because of the hilly topography, while to the south, the trade routes to Mexico expanded.

A 22 April 1907 water contour map of the Rillito Valley in the vicinity of Fort Lowellⁱ denotes contemporary Sabino Canyon Road as "Doe Lane;" the same map shows five houses in the future Indian Ridge district, the northeast quadrant of section 31. A road in the general vicinity of Tanque Verde Road is shown on the map.

Southeast of the District is the USGS Magnetic Observatory facility, established 1909. The scientific center

was moved from Baldwin, Kansas to the rural area northeast of Tucson [...]. The Bureau of Land management (BLM) set aside 172.8 acres of land for the observatory. The facility was originally tasked with recording fluctuations in the earth's magnetic field. (Desert Arch. 2007:14).

When Arizona became the 48th state in 1912, architectural styles showed revival influence. Following statehood, Tucson became more and more accessible as paved roads began to connect southern Arizona and Tucson to the rest of the country. The rise of private automobile ownership allowed the city foot-print to expand beyond the reach of public transit. The South Branch of Tanque Verde Road was drawn by county engineer W. C. Goetz, and was established and approved by the Pima County Board of Supervisors 15 July 1915 .

Between the two World Wars, Tucson began a deliberate, conscientious effort to brand itself as a vacation destination, with architectural styles, industry and promotional materials all working together to craft a "Southwestern" sensibility. Health seekers, "Dudes," and those inclined to a more independent style of life came to Tucson for the climate, freedom, and a sense of western adventure. During the Roaring Twenties, optimism and resources abounded.

As a way of distinguishing affluent neighborhoods from those of the middle class, alterations to the gridiron subdivision layout were introduced by California developers and architects. In 1928 three innovative subdivisions were planned, and these began to attract the affluent to Tucson: El Encanto Estates, Colonia Solana and the Catalina Foothills Estates. Each of these subdivisions was designed to provide a unique environment, and they became models for subsequent subdivision development. (Nequette 2002:26)

Numerous large properties and private residences were developed to the east of Tucson, accessible only by car or horse. This included the 1922 Pueblo Revival residence of Harold Bell Wright near the southeast corner of Speedway and Wilmot, the 1926 Belin Mansion behind the present-day El Dorado Hospital, the 1929 two-storey Pueblo Revival Gilbert Duncan house southwest of the intersection of Grant Road and Swan Road, and the 1936 Florence Pond mansion, "Stone Ashley," northeast of the intersection of Speedway and Wilmot.

The 1929 stock market crash and the subsequent Great Depression brought development across the county to a near standstill. Only after World War II did the pace of construction throughout the country rapidly accelerate.

Between the homesteading of the late 19th and early 20th centuries and World War II, limited development occurred in the Indian Ridge vicinity. In 1933, a 13 acre parcel with major Hohokam archeological significance was donated to the University of Arizona, and was excavated and developed by the Civilian Conservation Corps, which constructed several Pueblo Revival buildings. This parcel was named "University Indian Ruin" and is west of and contiguous to the future Lusk development site. A 2624 ft² Pueblo Revival property at 2801 North Indian Ruins Road, was constructed in 1936ⁱⁱ. Attested by aerial photos, this building predates the CCC University Ruins buildings.

University Indian Ruin is a Hohokam center of the late Classic period (1350 – 1450 CE) with ceremonial public architecture in the form of an earthen platform mound that served as an elevated base for adobe buildings. The

ⁱ Little River, attributed to from Smith 1910

ⁱⁱ Pima County Assessor effective date

site is located [...] near the confluence of the Rillito Creek and Pantano Wash. A former archaeology student donated a portion (13) acres of the site to the University of Arizona in 1933. Under a cooperative agreement between the University, Pima County and the Civilian Conservation Corps (CCC), the site was opened to the public for several years for a self-guided tour of the ruins and excavation areas. During the 1930s, the site was operated as an "outdoor" laboratory. Numerous excavations in both the platform mound precinct and residential area were conducted first as a University field school and later as a CCC work project. An historic home and other constructions by the CCC are included [on the site.]
(Fish 2005:223)

By 1937, the land that would be developed into Indian Ridge was owned by Harley Moore to the north, Dorothy Knipe to the south, William G. and Jean Martin Schultz to the east.

In the early 1930s, gradual development began in the region surrounding the future Indian Ridge.

Northeast of the Indian Ridge District, Sabino Canyon, a beautiful natural feature of the Tucson valley, was included in the Fort Lowell Military Reserve. By the late 19th and early 20th centuries, the public accessed Sabino Canyon by horse-drawn carriages and wagons. In 1934 the Works Progress Administration began construction of bridges, roads and dams throughout the canyon. The CCC developed visitor amenities. (Lazarroff 1993)

Just south of the now defunct Fort Lowell, which had been reoccupied by Mexican families and Tucson artists by the early 1930s, the Desert Sanatorium (today the location of the Tucson Medical Center) was built in Pueblo Revival style starting in 1927 by Dr. Barnard L. Wyatt and funded in part by Alfred Erickson. The high-end clinical retreat included multiple patient buildings and lavish nearby residences, all styled and named to evoke the uniqueness of the American Southwest. (Curbin 1965:16). The Desert Sanatorium was developed in response to the growing needs of the tuberculosis care industry. The establishment attracted patients and visitors to the northeast region of Tucson seeking the health benefits of the desert air.

Guest ranches developed throughout the Tucson valley. By the 1940s, numerous ranches were active on the "east side," including the Flying V, Rancho Corona, Double U, all north on Sabino Canyon Road; Del Panorama just south of the Ridge development; and Desert Willow, Triple H, and Diamond W to the east on Tanque Verde Road. The Moltacqua Race Track and Ranch to the east of the District on Sabino Canyon Road became the famous "five-star" Tack Room restaurant.

Post-war expansion in Tucson was described in the historic context prepared for the City of Tucson by Akros, Inc. in 2007: "Tucson Post World War II Residential Subdivision Development 1945 – 1973."

In the 1940s Arizona was the country's second fastest growing state, surpassed only by California. At the beginning of World War II, Tucson was home 40,000 people located within approximately 20 square miles. Attracted by jobs, affordable homes and mild climate, the population grew by 365%, a 57% higher rate than the growth of Phoenix during the same period. By 1950 the metropolitan area has 122,764 residents. However, two-thirds of this population did not actually live within Tucson but settled instead in subdivisions which sprang up around its corporate limits. This pattern changed during the 1950s as the City began an aggressive campaign of annexation and the city boundaries were extended to include over 70 square miles by 1960. Most of the annexed areas were single family subdivisions developed in the county with limited or no zoning or building requirements.

Although Tucson continued to incrementally grow throughout the postwar period, it did not so uniformly. The up and down trends were driven by the major employers in the area. The Defense industry came to Arizona because of its favorable climate, expansive open space and federal dispersion policies. The conversion of Davis-Monthan Field from a municipal airport to an air force training operations at the outset of World War II expanded the economic base of the community.

Real estate development also helped sustain the growth. The interest of California investors in the "cheap" land in Tucson and the advent of planned retirement communities helped sustain this component of Tucson's economy. The growth of the University of Arizona's enrollment to 13,058 students by 1960 also brought employment and new residents. The mining industry remained strong throughout the postwar era.

Tucson's postwar growth took place in the county rather than in the city. This building practice developed in response to the passage of state statute which required that plans for subdivisions platted within three mile of a

city's corporate limit must be submitted to that city for their review. By developing subdivisions beyond three miles of Tucson's municipal boundaries, subdivisions could be laid out and houses constructed for the burgeoning population without any regulatory oversight.

Following the State's authorization of the County Planning and Zoning Act in 1949, Pima County was the first county to pursue the enactment of a county-wide zoning ordinance. Opposition sprang up immediately. Many developers did not want the expanded bureaucracy and any additional regulation.

[...] The County Zoning Plan was approved by the Board of Supervisors in 1952. However, with only limited resources, actual planning for land in the county was done on a section by section basis without thought as to how the areas would relate. Consequently it continued the pattern of stand alone development that had been built before the ordinance went into effect. Further, stretched with minimal staff support, coupled with high volume of development to review and approve, it was difficult for the County to ensure compliance with the ordinance. (Akros 2007:8-9)

By end of the war, individuals were living throughout the east side.

The development of the Tucson County Club and Country Club Estates was platted in 1948 by Country Club Estates, Inc., Frederick B. Patterson, presiding president and Walter Clapp, secretary. This marked a shift in the area's land use from primarily agrarian to suburban. The "exclusive" county club and development set a precedent and tone for future development within this general area.

In 1946, a group of influential Tucsonans, eager to establish a new country club, formulated a plan to create a for-profit corporation, with initial funding of \$500,000, to be raised by 100 subscriptions of \$5,000 each. Under the plan, the subscribers would receive shares of corporate stock and charter membership in the eventual county club. With the capital, the group planned to purchase a large tract of land suitable for a county club and adjoining residential subdivision. The original corporation was named County Club Estates, Inc. Approximately 50 Tucsonans paid \$5,000 each for subscriptions, with the remaining units sold to nonresidents, many whom recognized Tucson's growth potential.

In September 1946, County Club Estates paid \$220,000 for approximately 580 acres of land along the south bank of Tanque Verde Creek, east of its confluence with Pantano Wash. Prior to its purchase by the corporation, the land had been brought and sold many times over the preceding years. With its close proximity to the still-active underflow ditches originating in Tanque Verde Creek, the area was prized for its fertile soil and access to water. The corporation set aside 205 acres for the county club with the remainder earmarked for the subdivision. County Club Estates then formed a nonprofit organization naming it Tucson Country Club. To this new entity, the corporation deeded, at no cost, the land set aside for a county club. Moreover, they lent \$250,000 to Tucson Country Club for construction of an 18-hole golf course and the remodeling of an existing residence for use as a clubhouse.

Upon completion of the golf course and clubhouse, the Tucson Country Club began selling regular memberships for \$1,500. February 8, 1948, marked the formal opening of the facility (O'Mack 2004:150).

Platting of the 445-acre subdivision, providing 775 home-sites of El Rio and River View Estates located just northeast of the District, was approved 17 February 1953.

There is no doubt that the area is undergoing an evolutionary process from suburban ranch living to what might be termed urban ranch living. When Club Crest Estates was subdivided, rezoning from SR to CR-2 became a simple matter of extension of existing CR-2 in neighborhood and abutting Country Club Estates. It only became a matter of a small amount of time before the same zoning was extended to Indian Ridge. (Tsaguris 1956:35)

The original Tucson town-site of 2 square miles had been increased to 8 square miles by 1940. Aggressive annexation between 1950 and 1956 doubled the size of the City of Tucson from 9.5 miles² to 20.0 miles², extending the northeastern corner to Craycroft Road and Pima Road.

The Tucson-Pima County Planning Department anticipated an eventual population to reach 21,400 persons within the trade area, a 30 square mile radius (defined by Tucson – Pima county Planning Department in 1956 as a "5 to 10 minute driving time to the site with 715 persons per square mile."

In 1955, Grant Road did not connect with Tanque Verde Road. Wilmot was the major intersection. Between Wilmot and Sabino Canyon Road, the relatively few amenities included a restaurant and bar, a feed store, a driving range "El Tanque Par 3," and a putting course.

Indian Ridge Estates was subdivided and named by the Lusk Corporation in 1955.

Robert F. Lusk, The Lusk Corporation, and Indian Ridge in Post World War II Tucson

In 1950, Robert Lusk founded the Tucson-based Lusk Corporation, and under his direction, the company became the fifth largest home builder in the nation. The development projects and "Lusk Home" helped shape and articulate the character of the expanding Tucson community, starting in the early 1950s through the corporation's ultimate collapse in 1966. The Indian Ridge Historic District is not only one of the Lusk Corporation's outstanding neighborhoods, but its phased development created a representative arc of Lusk design and an excellent sampling of popular architectural trends during the Eisenhower-Kennedy eras in the Tucson housing market.

Robert F. Lusk Jr. was born in 1922 to a family that valued education, community involvement, and entrepreneurship. Lusk's father, a lawyer educated at the University of Alabama, served as a first lieutenant in Europe during World War I, and later became president of the Moore Brothers Electric Company of Houston (TDC, 21 October 1965). Robert Lusk received an engineering degree from Rice University and an MBA from Harvard Business School, and, in 1948 at 26 years old, began a career in construction and development in Arizona (THBA 1956:41).

Although he started his business in Phoenix in 1948, within the year Lusk had moved his operations to Tucson, building his first Tucson home in 1949 in the San Clemente neighborhood, a district listed on the National Register of Historic Places, (TDC, 29 January 1958) San Clemente was described in the 2002 National Register of Historic Places nomination as a "significant [...] upper-middle class Tucson neighborhood that demonstrated transitional patterns of subdivisions and architectural styles from the gold-plated 1920s through the austere Great Depression and World War II, to the prosperous 1950s." (Ryden 2002:7:1)

The Lusk Corporation, formed in 1950, was a fully integrated vertical development company, subdividing the land, providing the infrastructure, and finishing with the planning, architectural design, and construction of the individual houses. (THBA 1956:41)

The history of The Lusk Corporation can be divided into two phases: 1950 to 1958 and 1959 to 1966. The first phase is defined by smaller-scale developments with an emphasis on quality, materials, finishes, architectural details, and Modern design which received numerous awards. These first-phase projects were primarily based in Tucson. Second phase characteristics include rapid growth, larger development projects, smaller lots, factory-based mass production, and a de-emphasis of the original, more exuberant architectural character. These projects were developed throughout the country as the company expanded with multiple subsidiaries.

These two periods generally correspond to the Second and Third phases of post-war growth in Tucson. These phases are described in "Tucson Post World War II Residential Subdivision Development 1945-1973":

Between 1951 and 1956 Tucson experienced a second post war growth period, following concerted efforts by community boosters to diversify the economy and attract new industry. This translated into a pronounced housing boom, with an average of almost 22 new subdivision plats recorded each year, and an average yearly construction rate of 1,600 new single family homes – more than triple the production rate in the first early postwar period. This period of activity was characterized by developments that were larger, averaging 132 single family houses and more sophisticated, as the corporate subdivider and professional development companies played an increasingly greater role in residential subdivision practices. (Akros 2007:22)

Tucson experienced a third period of growth in residential subdivision development between 1957 and 1966. The annual average number of new plats dropped slightly from 22 to 19, but the average number of single family homes completed annually grew to 1,700. The typical development in this period had 170 houses. These trends illustrate that developers were relying on economies of scale and vertical development practice to improve overall productivity. Housing developments continued to move farther out from the city center in this third period or postwar growth. (Akros 2007:22)

The first fully-developed Lusk subdivision, developed in 1950, was called *Colonia Allegra*, a new neighborhood just east of San Clemente, south of Broadway Boulevard, and east of Columbus Boulevard. The subdivision featured long curving streets and brick houses built in the popular ranch style. By 1952, *Highland Vista* was platted and under construction north of Broadway Boulevard and west of Craycroft Road, followed in 1954 by *Villa Serena* north of Pima Street, east of Sahuara Avenue, and *San Rafael Estates* northeast of the intersection of Broadway Boulevard and Wilmot Road.

"Land speculation was a way of life in Tucson" (Campbell 1966:81) and enabled Lusk to capitalize on early land investment and begin a steady pace of growth. Kenneth Campbell writing for "House and Home Magazine":

Lusk Corp. made its biggest early profits in land. The company tried to anticipate future growth and buy five years ahead of it. Saying in its prospective, '[...] this has enabled the company to develop properties at prices substantially below market prices at the time of development.' (Campbell 1966:81)

Lusk would then borrow on the land equity to create capital, which funded construction. The increase in land value boosted this equity. These early developments exhibit an emphasis on construction quality.

In 1953 Robert Lusk, Charlie Wilson, Gordon Fremming, Marvin Volk and Yale Epstein founded the Tucson Home Builders Association (THBA), an organization that later became the Southern Arizona Home Builders Association (SAHBA). By July 1953 the group was officially affiliated with the National Home Builders Association. THBA required its members comply with a stated code of ethics, with the purpose of "improving the ethics and construction standards of the local building industry." Lusk served as the first president (ADS, 1 June 1953).

Through the early 1950s Lusk expanded the corporation staff to 24 specialists with skill sets focused on various aspects of residential development, from home economists to mortgage officers. In addition to Robert Lusk, the policy-making executive committee consisted of Boyd T. Prior, vice president in charge of sales and development; Walter C. Roediger, vice president in charge of production; and Russell Wilde, treasurer. Under the guidance of these men, the corporation would test expansion in operations outside of Arizona in Las Vegas, Nevada, and Kokomo, Indiana. (THBA 1956:41)

In 1955, with corporate offices at 6302 Calle De San Alberto in Tucson, The Lusk Corporation embarked on the firm's most enduring project: Indian Ridge. This development consisted of five separate but contiguous subdivisions with three distinct phases, overseen by two Lusk "Design and Engineering Department" heads: Arthur H. Rader (1954 – 1957), and Ray Krueger (1958 – 1962). The initial subdivisions were named *Indian Ridge Estates* 1955, *Indian Crest Estates* 1956, and *Indian Ridge Terrace* 1957, but in the end, individual labels were abandoned for "Indian Ridge." Unlike other Lusk communities with short build-out periods of 1 – 3 years, Indian Ridge's primary build-out extended from 1955 to 1964, a nine-year period that articulates the changes in Lusk design from Phase I to Phase II while collectively typifying Tucson's upper-middle class post-World War II residential development trends. Throughout the process of development, an exuberant and ubiquitous Modern architectural style combined with a limited material palette to create a visually cohesive district. In 1957 *Indian Ridge Estates* was awarded the coveted National Association of Home Builders Award of Merit.

During the development and build-out of Indian Ridge, other Lusk subdivisions were underway including the 1956 *Glen Heather Estates* southwest of Broadway Boulevard and Kolb Road, and the 1957 *Kingston Knolls Terrace* northeast of Broadway Boulevard and Kolb Road.

Lusk Tucson Projects	Year Platted	Location
<i>Colonia Allegra</i>	1950	SE Broadway and Columbus
<i>Highland Vista</i> *	1952	NW Broadway and Craycroft
<i>Villa Serena</i>	1954	NE Pima and Sahuara
<i>San Rafael Estates</i> *	1954	NE Broadway and Wilmont
<i>Indian Ridge Estates</i> *	1955	NW Tanque Verde and Sabino Canyon
<i>Indian Crest Estates</i>	1956	NW Tanque Verde and Sabino Canyon
<i>Glen Heather Estates</i>	1956	SW Broadway and Kolb
<i>Indian Ridge Terrace</i>	1957	NW Tanque Verde and Sabino Canyon
<i>Kingston Knolls Terrace</i> *	1957	NE Broadway and Kolb
<i>Suffolk Hills</i>	1958	SE Magee and Oracle
<i>Cloud Ridge</i>	1959	SE Broadway and Pantano

<i>Shadow Mountain</i>	1959	NE Hardy Road and Calle Buena Vista
<i>Sherwood Village</i>	1959	SE Broadway and Pantano
<i>Desert Steppes</i>	1959	SE Broadway and Pantano
<i>Lakeside</i>	1963	SE Golf Links and Pantano

- Received The National Association of Home Builders Award of Merit

The Lusk Corporation was the only builder in the country to receive the National Association of Home Builder Award of Merit for five consecutive years starting in 1954, four of which were awarded for Tucson-based development projects. (TDC, 28 February 1959)

In 1958 Lusk was not only awarded the NAHB Award in Neighborhood Development, but also the McCall Magazine's Congress on Better Living Award, Parents Magazine's Award for Best Home for Families with Children and the American Builder Award for Merchandising and Model Homes. (ADS, 21 January 59) The same year, Rheem Air-Conditioning And Heating of Chicago featured Lusk's *Kingston Knolls Terrace* in their national advertising program.

Lusk's 1958 promotional material proclaimed

Every type of home your heart could desire from two bedrooms to mansion. Built with the production and design know-how that has made over 2000 Tucson families realize that a Lusk Home is the finest investment in the future!" (Lusk 1955:4).

As part of the campaign, Lusk built an "Embassy Home" in *Country Club Estates* at 6556 Santa Aurelia, as part of what the Lusk Corporation termed an "Ambassador Exhibit" (TDC, 1 May 1959). Embassy Homes were individually and uniquely designed for clients in the high-end of the market.

1958 marked the peak of a successful local era for the Lusk Corporation with formal expansion into the Kokomo, Indiana market and development projects in Las Vegas, Nevada and El Paso, Texas.

In 1959 Lusk began to streamline operations with prefabricated construction components, opening an 80,000 ft² construction plant in Vail, Arizona to supply Tucson and Sierra Vista, with the future plan to supply the company's expansion into the Phoenix area. (Carlson, 12 July 1960) This new subsidiary was called "Construction Components." According to Lusk, "most of a typical subdivision home can be completed, numbered to indicate each part's position in the final assembly on the site and packed in a semi-trailer so that each section can be conveniently unloaded in proper construction order in hours." (ADS 4 June 1961)

The new plant and "factory model" was used by Lusk to build the \$30 million, 2,000 residential unit, *Whispering Hills* in Sierra Vista. The Lusk Corporation development included homes ranging from \$8,000 to \$20,000, garden apartments, churches, parks, business sites and a medical center. The Lusk Corporation conjectured that this massive project would, in the words of a Lusk executive, "cause this area to become one of the major cities and communities in Arizona." (ADS, 4 March 60)

In 1959 Lusk told House and Home magazine "Nobody in this business can stand still and expect to survive the sixties." In a later retrospective article evaluating the rise of the Lusk Corporation, House and Home stated:

Lusk searched tirelessly for new markets. Seeking to expand from his Tucson headquarters, he tested El Paso in 1959, but zoning stymied him. He also entered Las Vegas that year, but the market turned soft and he pulled up stakes. (Campbell 1966:81)

In 1960 Lusk successfully diversified into the Phoenix market with the rapid expansion of a multi-million dollar development headed by vice president Boyd T. Prior. The first Phoenix community would be located along Black Canyon Highway and consisted of approximately 900 homes. (ADS, 13 August 1960)

Prior, who had joined the Lusk Corporation in 1954, was promoted to vice president two years later, overseeing the growth of the company's annual gross sales from \$2 million to \$11 million between 1956 and 1960.

Prior attended the U. S. Naval Academy and Claremont College. In 1954 he graduated from the Harvard Business School with an MBA. Experience as an administrative assistant with Lockheed Aircraft prepared him to join Lusk. Active

in civic affairs, Prior served two years as the Chairman of the Pima County chapter of the American Cancer Society. His community affiliations included membership in the Chamber of Commerce, Board of Directors of the American Cancer Society, Old Pueblo Club, Tucson Country Club, the Urban Land Institute, the Tucson Junior Achievement Board of Directors, and multiple committees of both the Tucson and National Association of Home Builders (ADS, 13 August 1960).

The Lusk Corporation headquarters remained at 6910 E. Broadway in Tucson but anticipated growth in Phoenix to match Tucson.

In March of 1960 the Lusk Corporation acquired 800 acres for a future development between Pantano Road and Pantano Wash and between a line approximately one quarter-mile north of E. 36th Street and Ajo Way. The land was acquired over a period of time from several individual owners at a cost for approximately \$2 million. Robert Lusk told the Tucson Daily Citizen, "No name has been given the project which has been combined into a single tract for subdivision. About 3,000 homes are planned for the area." (TDC, 16 March 1960)

In 1961 The Lusk Corporation went public, selling \$2,250,000 of stock and debentures; Robert Lusk retained 72% of shares. Company holdings included 6,771 acres of which 6000 were in the Tucson Basin. That same year Lusk joined the Board of Catalina Saving and Loan, and entered the Kokomo, Indiana market, 1,500 miles from the Tucson, selling 900 houses. He then moved operations to Indianapolis. In June 1962, sales were \$2.6 million (Campbell 1966:80).

Robert Lusk's personal life became considerably turbulent in 1962 when he was divorced by his wife of ten years, Eugenia Kay. The details of their dispute filled the Tucson newspapers with allegations of infidelities, fraud, and domestic abuse. (TDC, 11 May 1962)

By June 1962, the Lusk Corporation, in an attempt to better position its holdings, sold 2,614 acres in Tucson, and acquired 186 new acres in the Phoenix area, as well as the 943 acres that would become the new *Lakeside* subdivision (Turpin, 10 January 1966).

The Tucson land was an assemblage of one of the last square-mile sections in the only path left open for Tucson expansion, a development called "Lakeside" which would boast a man-made lake (Campbell 1966:81).

During 1962, Lusk changed his executive staff assignments. Gerard P. Thomas, who joined the Lusk team in 1958 as Assistant Vice President, was promoted to Treasurer in 1960. Thomas graduated from Princeton University and Harvard Business School and was administrative assistant to the president of Owens-Corning Fiberglass Corporation. Thomas lived in Indian Ridge at 6802 Topke Street. In July 1962 Thomas was named Vice President and Secretary. Russell C. Wilde attended Antioch College and became a CPA. He joined the firm in 1955 and served as the company Treasurer-Comptroller and Vice President in charge of Finance. In July of 1962 assumed the office of Treasurer in addition to Vice President. Robert Medearis, a licensed engineer with degrees from Stanford University and Harvard Business School, was promoted to Vice President in 1963. He had been the Tucson Division Manager for the Lusk firm from 1961 and was responsible for home building operations in both Tucson and Sierra Vista. He lived in Indian Ridge at 6960 E. Mesa Grande Drive. William Baker, a graduate of Georgetown University and the Harvard Business School, had been a security analyst for L.F. Rothchild in New York and held staff positions with the Inter-Governmental Committee on European Migration in Geneva Switzerland. He joined the Lusk Corporation in 1959, and was promoted to Vice President May 1963. He lived in Phoenix and was that city's Division Manager. (ADS, 19 August 1962)

The Board of Directors in 1963 included Richard P. Loftus, Allan J. Newmark, Robert Lusk, Russell Wilde, and Leonard E. Steele. (ADS, 23 October 1963)

At the stockholders meeting that year, Lusk reported 1963 - 1964 sales of \$15.5 million, the result of expansion into major projects in Indianapolis, Albuquerque, Chicago, San Francisco and St. Louis. "We are continuing to explore on an accelerated basis new cities for expansion." (Campbell 1966:82) In 1964, sales continued to grow to \$19.8 million as the company's operations moved into St. Louis, Sacramento, suburban Westchester County N.Y.

The expansive growth stretched Lusk's capital. The openings of the new *Lakeside* model homes in mid-1963 coincided with a slowdown in the Tucson market.

From a peak of 5,895 units in 1963, the Tucson market trailed off to 3,150 units in 1964 and about 2,100 units in 1965. The Phoenix market also fell out of bed, dropping from 15,022 units in 1963 to barely half that number in 1964 [...] and Phoenix followed by [Lusk's] first government contract. (Campbell 1966:82)

In 1964 Lusk expanded to St. Louis and New York State. "Net profit of \$477,932 or 12 cents per common share of stock, today was reported by the Lusk Corp. for the fiscal year ending June 30. Robert F. Lusk Jr. president said the earnings for the 1963 fiscal year were 12 cents a share. Sales for the past year were \$19,546,947. Compared with 15,490,393 for the 1963 fiscal year." (Campbell 1966:82)

In February, the Lusk subsidiary "Construction Components" signed a \$4,068,000 sub-contract to build 510 prefab units for the Defense Department, bidding the job at break-even to position itself for future contracts.

A contract to manufacture components for [...] government personnel in Ethiopia, Japan, Italy, and Newfoundland has been awarded in the Lusk Corp., President Robert F. Lusk Jr., said today. [...] Lusk added that the units will be constructed and crated at the firm's new plant in Port Royal, South Carolina, and shipped by the U.S. Navy directly to their destination. Lusk also reported sales for the third quarter ending March 31, 1964, were \$5,196,713 and net profits \$176,661 or 15.4 cents a share. (TDC, 2 May 1964)

Although Lusk was able to finish the contract, it was not without difficulties. To meet Government standards, the total overhead originally budgeted at \$240,000 ballooned to \$1.3 million. The estimated loss on the \$4 million contract was \$2 million.

In a letter to stockholders, Lusk stated that the financial disappointment was due to the firm's Port Royal plant in South Carolina.

Future Defense contracts that might have pulled Lusk back into the black required posting cash bonds. After reviewing the books, and the revelation of all the Lusk Corporation expansions, no bonding company would issue the security. At this time, Lusk had 200 employees in Tucson and 40 in Phoenix.

Lusk later said:

Lusk Corporation was required to take from its other subsidiaries cash and other liquid assets [...] to sell many of the assets of the parent and of the other subsidiaries at distress prices resulting in losses." (Campbell 1966:82)

The need for cash and the failure to raise it destabilized successful ventures as Lusk pulled capital from his various corporate entities. At the same time, this was coupled with a vicious cycle of aggressive refinancing and leverage.

The company urgently sought a partner to merge with. Lusk announced a merger with Kaufman and Broad Building Company of Los Angeles to create the largest home-builder corporation in the U.S.A.

Lusk Corporation was grappling with a new problem. A year earlier the company had signed a one-year note for \$1.6 million with General Electric Corp.'s Hotpoint Division. The payment date arrived, and Lusk asked for an extension, offering to assign to GE virtually all the equity remaining in its Tucson land.

The Extension was granted, and in July 1965 papers were filed conveying \$2,164,000 of Lusk Corp.'s equity in land and notes and accounts receivable to GE.

Within two weeks the merger with K&B was called off, and Lusk's other creditors who held about \$1.2 million in trade bills voiced strong objection to the GE mortgage. (Campbell 1966:83)

In early October of 1965 local newspapers reported that the

Lusk Corporation appeared ready to move out of Tucson today, following layoffs of central office staff employees. Reports indicated a possible relocation of the large residential building firm's headquarters to St. Louis. About 30 employees on the Tucson-based central office staff accounts and clerical workers were told at 10:30 a.m. yesterday they wouldn't be needed any longer. Robert Lusk president was out of town and couldn't be reached for comment. (TDC, 5 October 1965)

The Company was teetering on the edge of bankruptcy. Just before the company landed in court, Lusk told creditors that the company owed \$3 million. Lusk listed the companies as: The Lusk Corp.: The Lusk Corp. of Tucson Inc.: Broadway Construction Co. of Tucson Inc. The Lusk Corp. of Phoenix Inc, Broadway Construction Co. of Phoenix Inc. and

Construction Components Inc. 5 November 1965 Lusk filed a petition to reorganize six companies under Chapter 10 of the Federal Bankruptcy Act. Robert Lusk asked for court protection saying: "It is impossible [...] to continue operating." (James, 6 November 1965)

Federal Judge James A Walsh issued temporary restraining order on lien actions after the petition was filed by two local firms and a Georgia building supplies firm. Walsh's order halted proceedings on 14 pending lawsuits in Superior Court here. Lusk petition said the firms have attempted to effect a voluntary plan of reorganization. (James, 6 November 1965)

Lusk attorneys told creditors that the sale of Arizona land claims [...] would provide some money to pay debts. The company further proposed that its South Carolina, Phoenix and Tucson operations be put in a trust to pay creditors.

After building more than 2,800 homes in the Tucson area, Lusk's contracting license was revoked for "poor workmanship" by the State of Arizona in January 1966. (TDC, 3 January 1966) By February, the company abandoned its Broadway offices. (TDC, 17 February 1966)

The Lusk Corporation remained in bankruptcy through 1969, liquidating assets and never recovering. Living in New York State in 1979, Robert Lusk was appointed by President Jimmy Carter to serve on the John F. Kennedy Center for the Performing arts Advisory Committee on the Arts.

The Development of Indian Ridge

The Lusk Corporation development of Indian Ridge is the best example of mid-1950s to mid-1960s upper middle-class Tucson residential design. During the period of significance, five fully-planned and executed contiguous subdivisions express not only Tucson housing trends, but also the Lusk Corporation aesthetic and economic values, an enduring expression of Southwestern American culture during these years.

Lusk Indian Ridge Development

Indian Ridge subdivisions	Year Platted	Build-Out period	Total # Residences
<i>Club Crest Estates</i>	1955	1956 - 1959	65
<i>Indian Ridge Estates</i>	1955	1957 - 1961	136
<i>Indian Crest Estates</i>	1956	1956 - 1959	51
<i>Indian Ridge Terrace I</i>	1957	1957 - 1961	32
<i>Indian Ridge Terrace II</i>	1958	1958 - 1964	76

As the northeast extension of Tucson became a locus of new residences, Pima County government responded with changes in zoning. *County Club Estates* set a precedent for rezoning SR (Suburban Ranch: 4 acre lot size minimum) to CR-2 (16,000 ft² minimum).

The first rezoned subdivision within the Indian Ridge Historic District area was *Club Crest Estates* lots 1 through 65. The plat was subdivided February 1955 by the Club Crest Development Company, directed by president T.F. Meece and Secretary Clarence E. Houston. This plat was filed at the request of Arizona Land Title and Trust Company. According to Pima County Assessor records, the land was purchased in part from Oliver and Alice Drachman 15 November 1954. Deed restrictions limited the development of businesses, apartments, duplexes and lodging houses, and rental guest houses, and required approval of all buildings, additions, fences and colors by an architect until 51 percent of the homes were developed, and after that, the neighborhood would oversee the review. The restriction required homes to have at minimum 1,350 ft².

The second subdivision, filed at the request of the Pima County Board of Supervisors in June 1955, was *Indian Ridge Estates*, lots 1 through 136. Tucson Title Insurance Company, with President J. B. O'Dowd and Assistant Secretary J. C. Padilla, was the filing entity for the Lusk Corporation. Deed restriction limited development to one-story, single-family residences, and created an Architectural Control Committee to approve of all future development within the subdivision.

Indian Ridge Estates was the first developed portion of the district.

Typical lot sizes range from 11,000 to 16,000 square feet in area. Four basically different types of ranch style homes are offered. Base price range of the homes are \$16,750, \$17,750; and \$18,750 respectively, although average price, following features incorporated in the design, ranges between \$18,500 to \$21,000. (Tzaguris 1956:4)

Construction of individual houses began in 1955 and was nearly complete by 1956, and finished by 1959. Lusk drew on the charm and historic allure of nearby University Indian Ruin and the pre-existing named Indian Ruin Road for both the development name and inspiration for the names of new streets. Within the subdivision, new roads were named Indian Ridge Drive, Opatas Place, Taos Place, Acoma Street, Acoma Place, Soyaluna Place, Kiva Place, and Katchina Court. The Company produced slick promotional material that used graphic southwestern motifs and evocative language to lure prospective buyers. From the 1955 brochure:

When you move into your Lusk Home in Indian Ridge Estates....

You'll experience a quickening of pulse, a heart warming flow of pride that comes from the assurance that you have chosen a home that is the ultimate in design, construction and custom luxury features. Each home represents the combined abilities of the specialists who comprise the Lusk Corporation. Our philosophy of "building a better future" has made it possible to offer you a home that has no equal in its price range.

While receiving all the cost advantages of modern production building methods, the personality of each home is guaranteed by a wide selection of colors materials, and exterior design.

As one of the added customer services to insure your individuality – our trained home consultants are ready to advise you on how the home you chose can best express the personality of your family.

It is the nature of things that when a man moves up in the world, he and his family reflect his success in many directions. It shows in the car he drives, the circle he frequents, the tailoring of his clothes, and most definitely in the size and site of his home.

Located in the exclusive Country Club area, your Lusk home in Indian Ridge Estates gives you a panoramic view of the beautiful Catalinas. Naturally you'll have paved streets and curbs, and wrought iron street signs will proclaim to your guest that this, indeed, is a community of distinction.

Land has been dedicated for a swimming pool and playground area for the residents of Indian Ridge Estates, and a site for a future shopping center is nearby (Lusk 1955:1).

Four distinct models each with four elevations were available to buyers. The homes were designed by Arthur H. Rader, who headed the Lusk Design and Engineering Department from 1954 – 1957; the models were located on Indian Ridge Drive next to the Indian Ridge Swimming Pool. The award-winning model homes were decorated by the Lusk Corporation color coordinator and furnished by local interior designers Goebels Decorators. Clients were assured that no two homes on any street would be identical. (Lusk 1955:2)

The four Indian Ridge Estates models were: "The Monterey," "The Riviera Midwestern," "The Lanai," "The Idea Home." Each model had four or five elevations to choose from. In addition to an extensive list of included features, optional extras could be financed. As a marketing strategy, each model featured exclusive optional extras not available on the other models. (Lusk 1955:1-5)

Standard Options

Built-in Hotpoint Range & Oven

Hotpoint Dishwasher in pink, blue, green, yellow, beige or white

Custom Wood Cabinets with wrought iron, antique silver or copper tone hardware; Formica tops in solids, wood grains, marbled or skylark in 64 colors

Ceramic Tile Bath and Showers in 21 solid and trim colors

Asphalt Tile Floors in 24 color in design or overall pattern including simulated cork or parquet

5 adobe or brick exteriors – natural burnt adobe, wire cut brick, natural smooth brick,

mortar washed smooth, mortar washed burnt adobe
 Choice of 18 Exterior Colors
 Colored Bathroom Fixtures in Corralin Pink, Ming Green, Persian Brown, Platinum Grey,
 Clare de Lune Blue, or White
 Selection of 168 interior colors – 2 per room – stained or driftwood effect ceiling
 Wallpaper in over 300 colors and patterns available
 Lighted Closets
 Central Heating
 Spacious Wardrobes
 Wrought Iron Mailboxes
 Landscaping
 Exhaust Fans

Extra Options

Hotpoint Built-In Refrigerator-Freezer in pink, blue, green yellow, beige or white
 General Electric Air Conditioning
 Patio Wall
 Concrete Floors in Carport

Additional Extras

Intercommunication System 6 stations including master radio
 Deluxe Electrical Group consisting of convenient telephone jacks, 2 TV jacks, 2 floodlight outlets,
 extra hall outlet
 Hotpoint Disposal
 Hotpoint Automatic Washer & Dryer -in pink, blue, green, yellow beige or white
 Wall-to-Wall Carpeting
 Draperies & Traverse Track
 200-Volt Electric Dryer Outlet
 Danish Cork Floors

The Lusk Corporation created enticing descriptions proclaiming the advantages of each model.

Touting the Monterey design, Lusk wrote:

Only after the Lusk Corporation made a careful study of the special living problems of the growing family was the Monterey created.

Four big bedrooms with super closets, extravagant storage spaces, and the activities room enable you to have spacious privacy or comfortable family gatherings. The mother with a family normally spends a great deal of her time with household duties – but new leisure will be hers in this step-saving kitchen with built-in breakfast bar. As it overlooks the activities room a watchful eye can be kept on the children without innumerable trips to see “why they’re so quiet.”

The flagstone fireplace will reflect gracious warmth and hospitality during the winter months; in the Summer you will find sliding glass doors allow easy living on a terrace with built-in barbecue. Optional as an extra on the Monterey only: sliding door between activities room and hall (Lusk 1955:2).

The Monterey was built as part of the first annual Tucson Home Builders Parade of Homes in 1956, and was further described in the official program as “a home your family will never outgrow,” designed for

[...] the rising young modern [...] available in burnt adobe or brick in mortar washed or natural finish. It has concrete floors, dry-wall interior partitions, is fully insulated and comes in a variety of elevations, roof styles and interior and exterior colors. Planned for plenty of space and to make the duties of the housewife easier, it features an activities room off the kitchen where the children can play under the watchful eye of mother. Sliding glass doors open from the living room to a patio terrace. The four bedrooms are insulated from other activity areas of the house. The kitchen features built-in range and oven and dishwasher, custom-built cabinets with Formica countertops. Optional features include a built-in refrigerator-freezer, air-conditioning, patio walls and

concrete floors in the carport, inter-com system, disposal, automatic washer-dryer, carpeting, draperies and cork floors, plus several other items.

Price: \$17,350 including lot. House size: living area – 1,812; under roof – 2,250 square feet. It has four bedrooms, two full baths, activities room, living room, dining room and kitchen plus outdoor storage room and carport. (THBA 1956:40)

The "Riviera Midwestern" design included three bedrooms and an "Activities Room," with a full bath and a ¾ bath. This design was featured in the May 1955 issue of "Living for Young Homemakers." Lusk's description:

The Hotpoint Living Conditioned Golden Anniversary Home Expressly designed by Living for Young Homemakers for family living – to give you the best money can buy.... tailored to Tucson living by Lusk!

There in an eminently sensible philosophy which says that ... "if the mechanics of life are simplified there is more time to enjoy its many pleasures." The Lusk Corporation has applied this concept to the Riviera Midwestern.

In this living conditioned home the central utility core – consisting of the Hotpoint all electric kitchen and baths – is dramatically illuminated by large skylights. The core stands as a sentinel directing traffic from one space to the other; it is the central point from which all activities (especially those of the small fry) can be supervised and at the same time acts as a sound buffer screening the sleeping area from the formal living area. The formal dining room is separated from the living room by a two-way fireplace which is low enough to give the illusion of a larger open area. Easy Arizona indoor-outdoor living has been provided by sliding glass doors in the activities room which lead directly to the patio terrace. Available in 4 exterior designs. Optional as an extra on the Riviera only: Mexican tile in entry hall, and individually designed tile mural by Reiss Studio. (Lusk 1955:3)

The award-winning "Lanai" was also described as a "heart winning home":

3 Bedrooms – 1 ¾ bath

Designed for the young and young at heart. The Lanai possesses modern charm and beauty. In the spacious living room the center of attractions is the three-way functional fireplace, which will be the center of many lively family gatherings on cool evenings. Abundant seating space for gracious entertaining is found around the open fireplace. The kitchen with its built-in breakfast bar, Lazy Susan cabinet, and many other unique features, will particularly appeal to the homemaker who wants beauty and utility. Formal dining is made easier by the modern pass through from the kitchen to the separate dining room. In the dining room even the simplest meal will be an occasion. You'll always enjoy a beautiful view of your patio through picture windows sliding doors. (Lusk 1955:4)

After the first three styles had been designed and marketed, Lusk added the "Idea Home":

Presenting a new addition to the long line of Lusk designed homes *Better Home and Gardens Idea Home of the year*

Like Cinemascope the IDEA HOME takes you beyond the "black and white" of everyday living into a Technicolor dream of "widescreen" splendor and luxury. From the first glimpse of the stylish step-down living room with a picture window and majestic fireplace, to a final examination of the spacious master bedroom suite, you know that here you will be literally living in a "Home of Ideas."

One of the wonderful features that provides for the utmost livability is the way the patio appears to reach through the activities room right into the working center of the home – the kitchen. Masterfully planned for economy of motion and effort, it affords the homemaker greater opportunity to enjoy her home and her family. Another design feature is the second bath entrance near the back door. This prevents unnecessary traffic through the house especially by active children.

The versatile master bedroom suite complete with dressing room, built-in vanity, and bath can be styled to serve as a separate living area. Optional folding doors create two rooms out of one, which can be used as an extra bedroom or adjacent nursery for the growing family. This finishing touch is added by a windowed wall that leads onto a terrace.

Optional as an extra on the IDEA HOME only: Modern folding doors for the master bedroom and the activities room. (Lusk 1956:1)

The success of *Indian Ridge Estates* with 46 building starts in 1955 created a precedent for further Lusk development within the district.

The Club Crest Development Company subdivision sat undeveloped. The development company had named the roadways: Spring Street, Water Street, Silver Street, Jessica Avenue and Jewel Avenue. Club Crest Development Company sold the platted subdivision in July 1955 to the Lusk Corporation, completing the sale with a subdivision trust managed by Tucson Realty and Trust Company. Lusk kept the lot configuration but renamed the streets Miami Street, Topke Street, Opatas Street, Bahana Avenue and Tivani Avenue to be more consistent with the Indian Ridge brand. Lusk adopted the use of title companies for each of the Indian Ridge subdivisions:

[...] the practice of individuals subdividing land had virtually disappeared. Instead subdivisions were platted by development companies both locally established and those with regional or national operations. In Arizona the use of subdivision trusts became a widespread practice [...] obscuring the identity of who was actually undertaking the development. (Akros 2007:13)

Indian Crest Estates lots 1 to 51 was the third subdivision filed at the request of Civil Engineer Warren Walker and filed for the Lusk Corporation by the Tucson Title Insurance Company President J. B. O'Dowd, and Assistant Secretary T. L. Chambers, in May 1956. *Club Crest Estates* and *Indian Crest Estates* were developed together overlapping with the build-out of *Indian Ridge Estates*.

Club Crest Estates was folded into the *Indian Crest Estates* name for marketing, and the designation *Club Crest Estates* was subsequently ignored. The promotion of the combined *Indian Crest Estates* homes took a different direction. Less connected to the history of the area, the new marketing material emphasized the conveniences of the new Lusk model homes to housewives and "young executives." The new tag line was "Live in the Height of Fashion! Suburban Living Styled by Lusk." (Lusk 1956:2) According to oral histories collected as part of this nomination, many of the homes in Indian Ridge were initially purchased "starter homes" by doctors, lawyers and professionals. As these "young executives" advanced from the middle to the upper classes, they relocated to Country Club Estates or the Tucson Foothills.

The new models included: The Idea Home of 1956, The Montclair, and The Seville. To provide continuing options, Lusk continued to introduce other models including the Kimberly Star. Each new offering was presented as news in the local papers.

This new four-bedroom, bath-and-three quarters home has an inside living area of 2,156 square feet. It will be offered in natural burnt adobe, wire cut brick and natural smooth brick. Each of the four large bedrooms features a spacious wardrobe. The master bedroom has its own private dressing room and bath. The living room of the Kimberly Star is built around a classic contemporary corner fireplace. From the centralized kitchen there is quick and easy access to both family activity room and the separate dining room. This new Lusk home has Tappan built-in range and oven, Kelvinator dishwasher, custom wood cabinets, ceramic tile bath and showers and asphalt tile floors throughout. There is a choice of 24 exterior colors. This home has colored bathroom fixtures, central heating, exhaust fans, landscaping and a double carport. Furnishings for the Kimberly Star are by Hayden's. The base price of the new home is \$21,450, including lot. Down payments start at \$425 plus closing cost for qualified persons. Conventional, VA and FHA financing is available. (TDC, 29 June 1957)

In November 1956, the Indian Ridge Estates Home Owners Association, Inc, was established. One of the first issues was the construction of the Indian Ridge Swimming Pool. As conceived by Lusk, the undeveloped lot was deeded to the Indian Ridge Estates Home Owners Association in 1955. Through pool membership bond sales, the association was able to raise \$24,283.22 for the construction the new pool and in 1957 the sparkling new facility was opened. The pool quickly became the social center of Indian Ridge. Teenager dances, swim meets, outdoor summer movies and social functions were all held at the pool. The annual fee for pool membership was \$45 paid in three equal installments. Membership cards were issued and a membership patch was required to be sewn to each swimsuit. The Indian Ridge swim team was established, and according to the neighborhood newsletter "over 85 young people participated in the [1960] meets" (IR Archive 1961 newsletter).

With a continued stake in the neighborhood, Lusk Corporation continued to play a role. In 1956 the builder offered cash awards to the "[families] that will decorate their home for Christmas in the most interesting manner, provided that at least

thirty families enter into the competition and have their houses decorated by December 16." Lusk would publicize the contest during the holiday season. (IR Archive). Lusk also provided additional landscaping for alleys to screen trashcans, and in 1960 underwrote the cost of the Indian Ridge monument sign and lighting at the corner Indian Ruins Road and Tanque Verde Road. (IR Archive)

In January 1958 the name of the association was changed to "Indian Ridge Homeowners Association" "to better identify the entire area and all home owners are eligible to belong." (IR archive) Membership dues were \$10.00 for the first year and \$5.00 for each subsequent year.

The Association was very active from the start, with charter subcommittees for ways and means, membership, pool, zoning, legal and deed restrictions, area improvements, street and safety, social, welfare, public relations, and utilities. As the neighborhood continued to grow, so did the activities of the Association including a Garden Club, Clean-Up Days, Playground Plans, Spring Dances, and the Indian Ridge Teen Club. From the beginning, residents understood the relationship between landscaping and view sheds, and the integrity of the neighborhood environment. The second newsletter, December 1956 of the association stated: "When planning your landscaping, keep your immediate neighbors in mind to the extent that the view of the mountain which they and all of us enjoy, will not be obliterated by thoughtless location of trees and shrubs." (IR Archive)

July 1957, the U.S. Post Office offered "City delivery," that is, mail delivery to boxes in front of each house. The same year, the Tucson –Pima County Planning Department adopted the Sabino Canyon – Tanque Verde Neighborhood Plan, which zoned the area north of Indian Ridge estates SR PARK.

Undeterred by the SR Park zoning or the location of his land in the flood plain, Lusk began pursuing development north of Indian Ridge. Because of opposition from, and legal battles with, the County, the subdivision of 40 acres was divided into two phases, *Indian Ridge Terrace I* and *Indian Ridge Terrace II*. (TDC, 3 April 1958)

Indian Ridge Terrace I, lots 1 through 32, was filed in February 1957 at the request of the Lusk Corporation by Phoenix Title and Trust Company, President F. H. Benecke, and Assistant Secretary Willard B. Fleming.

After a special meeting in April 1958, of the Pima County Planning and Zoning Commission recommended against Lusk's rezoning the northern section, *Indian Ridge Terrace II*, citing

the need for regulation of areas along rivers and washes which many be damaged by flood waters [... the area is] termed a flood plain where damages might be heavy. (TDC, 3 April 1958)

Nevertheless, Lusk was able to persuade the Pima County Board of Supervisors to approve residential zoning in a flood plain area "after the Lusk Corp. agreed to build a levee to protect the 80 homes it intends to build there." County Engineer Walter Burg told the board that "a dike between the housing area and Sabino Canyon road and along the subdivision's north boundary would adequately protect the residents." Burg also recommended that the board establish flood control districts "to provide a corridor for development which will have to come with metropolitan growth." (TDC, 3 June 1958)

With that, the final subdivision within the district, *Indian Ridge Terrace II* lots 33 through 109, was filed by Phoenix Title and Trust Company President F. H. Benecke and Assistant Secretary Willard B. Fleming in December 1958. Construction of homes was started.

Indian Ridge Terrace marked a shift in the quality of materials and design. The architectural character became plainer and according to Ray Krueger, head of the Lusk Corporation design department at the time, "the ranch house was an extraordinary economy of construction." Along with single-level foundation slabs poured with integral footings and stem walls, wall heights were reduced to eliminate the need for scaffolding during construction, all such changes minimizing labor costs. Low-pitched roofs permitted economical roof surfacing with gravel. (Clinco 2009:Krueger) The primary focus of the newer Lusk designs were functionality and profitability. This shift corresponded with the ambitious national expansion of the Lusk Corporation.

In 1961 The Lusk Corporation sold the commercial corner of Tanque Verde and Sabino Canyon, a portion of which had been established by the neighborhood association as a playground south of the pool. (IR Archives)

In each development, construction began shortly after subdivision. The fast development pace corresponded with the demand for housing. Each subdivision was completed to 95% build-out within four years of initial construction. By 1964, virtually the entire district had been developed.

By the mid 1960s, the city of Tucson began the process of annexing the area. The neighborhood association successfully resisted city annexation with 75% of residents in opposition. (IR Archive) Today, the Indian Ridge Association is still actively continuing many of the traditions started in the 1950s.

Criterion C: Architecture in Tucson 1955-1964

The Development of the Lusk Corporation Modern Movement Ranch Style

The increasing popularity of the ranch house after the end of the World War II era can be traced to the building boom following the War. The escalation of the commercial housing sector and the need for fast-paced production models created suburban development patterns with a limited architectural palette. Economy of scale informed design.

Between the start of the Great Depression and the end of World War II there was almost no residential construction. Veterans returned from the War to find a serious housing shortage. Over the next decade, 16 million new homes were built.

Traditionally, banks and other lenders had followed a very tight mortgage policy, demanding as much as 50% of the total cost of a dwelling as a down payment and allowing no more than 10 years for the note to be paid off. (Woods 2005:10)

Following the War, the Federal Housing Administration (FHA) insured loans for 30 years with 5% to 10% down. With the new lending practices came construction criteria that favored new single-family design instead of apartment buildings, pushing development into suburban areas. The FHA financing created a boom-market for standardized design, and the mass production model. (Friedman 2002: 29) Lack of ornamentation and absence of detailed craftsmanship combined with simplicity made the Ranch style house a popular and affordable choice for the construction industry nationwide and in Tucson. The ubiquitous automobile promoted sprawling developments; the design of the Ranch home responded with the inclusion of carports and garages.

Affordability, family size, and livability shaped design. Cliff May (1908-1989) cultivated these Ranch House design concepts in the early 1930s.

What made Cliff May exciting to anyone interested in home building in those early days was this drive to perpetuate ideas in livability rather than form and façade. His passion was not so much architecture as the way people wanted to live. (May 1958:12)

The surge in post-war optimism was reflected in these values and sensibilities through the mid-1950s. From the Tucson Post World War II Residential Subdivision Development 1945-1973 study:

By the mid-century the popular residential styles of the early twentieth century had lost their appeal. The exuberant design of the period revival styles became considered a luxury that could not be afforded during the Depression. The scarcity of materials in the ensuing war years further dictated sparer design and construction. As modernism tenets of clear and unpretentious architecture became more popular, the picturesque forms, multiplicity of materials and ornamental features of earlier twentieth century housing were replaced nationwide by more simplified designs. (Akros 2007:35)

Ranch style homes were built with asymmetrical shapes laid out in rectangular or L-shaped floor plans with a strong horizontal emphasis. They were one-story structures with low-pitched gable or hipped roofs. The roofs usually had moderate or wide overhanging eaves, both open and boxed. Open eaves frequently had exposed rafters. (Akros 2007:35)

Lusk incorporated these modern design ideas from the start. The Modern architecture of Indian Ridge, a direct response to popular national trends, was individualized by environmental conditions including typography, view-sheds, climate, and the availability of local materials. These combined conditions inspired a distinctively Tucson response, not merely a generic modern ranch house, but one designed to the conditions and resources of the Sonoran desert.

During the development period of Indian Ridge, the head of the Lusk Corporation Design Department was Arthur Rader (1954 – 1957), followed by Ray Krueger (1958 – 1961). These two men shaped the evolving character of Indian Ridge through the multiple subdivisions, shifting economic climate, design trends, and changing corporate climate of the Lusk Corporation and its ambitious goals, creating a new subset of the ranch house tradition: Modern Contemporary Sonoran Ranch.

In Tucson a variety of local influences created a post World War II housing population that, while similar to Ranch and Contemporary style houses built elsewhere, also had unique characteristics that set it apart. One of the most important influences on its distinctiveness was the availability and wide spread use of brick and fired adobe for local housing construction. After World War II concrete block construction became the most prevalent building material in Arizona. The warm red and brown hues of Tucson's Ranch homes, further individualized with the application of white washes and contrasting grouting, contributed to a decidedly different appearance than the painted Superlite block houses found in the Phoenix metropolitan area. (Akros 2007:36)

Another important influence on the form and appearance of the post World War II neighborhood was the topography and underlying geology of the community. Unlike Phoenix, which grew over relatively flat farmland, the Tucson basin consists of rolling terrain with rock outcropping and desert washes that presented both challenges and opportunities for home construction. Unable to afford the cost of blasting and leveling areas for homes sites, builders situated their houses and centered lot configuration related to the terrain rather than efficiencies of construction. This, in turn, created a picturesque quality of the Tucson development that was lacking in many postwar subdivisions in other communities with more standardized placement practices. Challenges in grade also allowed for numerous houses to be sited such that the residents could enjoy views of the Catalina Mountains and the spectacular scenery of the environs surrounding the city. The tacit consensus to protect views for all is believed to have influenced the widespread popularity of the almost flat roof forms and low profiles of most housing. (Akros 2007:36)

Lusk adapted these concepts for his own developments.

[...] Extensive market research was conducted to guide their development process and target consumers for their products. Lusk sold homes using large newspaper display ads and promotion through magazines like *Better Home and Gardens*. They offered conventional as well as FHA financing packages. Unlike many of the developments of the period that promoted "Veterans Preference," Lusk advertisements noted that only a limited number of veterans could move into a Lusk community and a down payment would be required. Lusk custom homes were large with 3 bedrooms and an additional room that could serve as a den or a fourth bedroom. They had a wide array of models from which one could choose. (Akros 2007:16)

The early 1950s Lusk developments were constructed with brick in a Simple Builder Ranch style. As the company grew, styles began to shift and improve. Reacting to market trends, Arthur Rader, hired in 1954, began developing more exuberant forms of modern elevations which Virginia and Lee McAlester categorize as Modern Contemporary style. (McAlester 1984:482)

Contemporary Style houses built during this postwar period differ from Ranch houses as they relate to their openings and roof forms. Ranch houses have exterior walls with punctuated openings for windows and doors. Contemporary houses have a different pattern. Expanses of glass are interspersed with solid walls, the windows may be set in horizontal bands or in vertical window walls that span from the floor to the ceilings. There is much greater variety of roof forms and pitches on Contemporary Style homes as well as a wide range of architectural detailing. (Akros 2007:52)

Indian Ridge epitomizes this stylistic trend in both phases. The Rader homes were built for "young executives" and greater attention was paid to details that manifest in sophisticated modern elevations, floor plans, window use and finishes. Integrated into the rhythm of the natural terrain, each house was sited on the lot to frame the view-shed of the mountains by large windows, and build with a low horizontal east-west axis. The homes were conceived with a direct relationship to the exterior environment. Living spaces interacted with large outdoor patios through sliding glass doors or large floor-to-ceiling plate-glass windows.

These early homes were built with operable and fixed steel casement windows and integrated carports that exaggerated the asymmetrical facades. Varieties and alterations created a diffused similarity. Various elevations could be treated with mortar wash and weeping mortar finishing to create an illusion of individuality.

1950s optimism faded, and as the Lusk Corporation rapidly expanded, Rader left the company and was replaced by Chicago Institute of Design graduate Ray Krueger.

Krueger, influenced by the Bauhaus design response to economic conditions in post-World War I Germany, integrated well into the new corporate climate. Economy and profitability had become the driving factors behind the Lusk Corporation. Krueger, whose new designs and reworked Rader elevations created more economic "streamlined" products, flourished in this corporate milieu. Everything was dictated by cost; for example, steel casement windows were replaced by aluminum sliders. Lusk reduced options and choices.

The homes continued to emphasize local materials, specifying burnt adobe as the primary wall material. Reduced wall height reduced construction costs. Narrow vertical windows increased the perception of still stronger vertical massing. The new façades featured limited ornamentation in the brickwork.

During this phase, design was detailed to reduce waste. The streamlined construction process re-used every possible piece of building material from one area of a house to another part of the same structure.

The slower build-out of the subdivisions with Krueger designs was in part a response to the higher cost and price of these homes compared with the growing stock of cheaper, smaller homes on smaller lots, which were being produced by Lusk and other Tucson builders.

The architecture of Indian Ridge is a result of taste, Lusk corporate culture, and the sensitive and sophisticated design approach of Arthur Rader and Ray Krueger. This Lusk collection of Rader and Krueger homes is significant for an understanding of the architectural transformation of post-World War II Tucson.

Arthur H. Rader (1926- 2003)

Arthur H. Rader worked as head of the Lusk Corporation Design and Engineering Department between 1954 and 1957. During that time, he designed the individual models and oversaw the development of Indian Ridge.

Rader was born 10 May 1926 in Chicago, Illinois. At an early age his family moved to Highland Park, Michigan where he attended school. Rader joined the U.S. military at age 20, serving six years as Master Sergeant, including service in World War II. His positions included Line Company, I & R Platoon, S1 Intelligence, Rifle Marksman and Rifle and Small Arms Instructor.

Following his military service, Rader worked for the John Sales Corporation of Detroit. He married Margaret Lorincz 2 July 1948. He moved to Tucson, Arizona where he was co-owner of three lumberyards in Tucson and Phoenix. During the next three years he attended the University of Arizona majoring in Industrial Administration while working construction 54 hours a week.

In 1954 Rader became the head of the Design and Engineering Department at the Lusk Corporation. Within a year, two Rader-designed homes were chosen as Better Home and Garden's "Home of All America." Working for Lusk, Rader designed subdivisions in El Paso, Texas; Las Vegas, Nevada; and Kokomo, Indiana. In the Tucson area he designed *San Raphael*, *Highland Vista*, *Glenn Heather*, *Kingston Knolls Terrace*, and Indian Ridge. During this period, Lusk and Rader were awarded The National Association of Homebuilders Award of Merit in Neighborhood Design four years consecutively. Rader projects were twice selected as "The Better Home and Garden's Home." One of the Lusk homes he designed was chosen as the winner of the Regional Merit Award in *Parents Magazine* Builders Competition for Best Homes For Families With Children.

After leaving the Lusk Corporation, Rader was part-owner of Caydesta Homes. In 1959 he won the Suburban Mirrors Designer of the Year award and was featured on Tucson's local CBS affiliate KOLD. He went on to manage the architecture and engineering firm of Blanton and Cole, then became head designer for R. L. Shirt Company, which advertised his awards and experience in their promotional literature. In 1959, a Ryken custom home designed by Rader was featured in the Tucson Citizen "Around Your Home" section.

From 1956 to 1965 he owned A.H. Rader Construction, building custom homes, small multiple-units, consulting for other builders, and completing subdivision design work including *Golf Links Estates*, *Desert Carmel*, and *Desert Steppes*. His projects spanned central and southern Arizona.

While working in the construction field, Rader also spent his time as an honorary deputy sheriff and a patrolman of the South Tucson Police Department.

From 1966 to 1967, Rader worked as the construction superintendent of F. Darrel Lance Corporation, responsible for all phases of design, development, construction, and customer relations.

Between 1967 and 1969 Rader worked for the Huachuca Investment Company as General Manager, responsible for all operations, including construction projects in Sierra Vista, Tucson and Phoenix. He also developed and constructed projects for the Western American Mortgage Company in Tucson, Arizona.

During the 1970s Rader designed and built custom homes including a "castle" for William Brady. He also worked as general superintendent of the Tekton Corporation, building consultant and administrative advisor for the L & J Homebuilders, superintendent, construction manager and president for Key Builders Inc., vice president of two related companies, owner of Coronado Construction Company, president, chairman of board and major stockholder of the Randon Development & Investment Corporation.

After closing his last construction company, Rader continued smaller projects, designing custom homes and planning renovations. Arthur H. Rader died 12 July 2003.

William "Ray" Krueger (b. 1926)

William "Ray" Krueger was born in Glen Ellyn, Illinois, an upper middle-class Chicago suburb. At an early age Krueger was exposed to the architecture of Frank Lloyd Wright in nearby Oak Park.

After serving in the U.S. Military in Belgium during World War II, where he learned of Le Corbusier, he returned to the States, and enrolled in the Moholy-Nagy's Chicago Institute of Design 1947 – 1950. Moholy-Nagy had been a professor in the German Bauhaus, leaving Germany with the rise of the Nazis. The Bauhaus had been born in the economic chaos of Germany between the two World Wars and came to represent the epitome of simplified modernity.

The landmark Chicago institution [known as] The New Bauhaus opened in 1937 under the sponsorship of the Association of Arts and Industries with László Moholy-Nagy as its first director. Walter Paepcke and his company, Container Corporation of America, provided vital financial support in the early years. The school emphasized experimentation through an unconventional methodology based on the teaching principles developed at the Bauhaus in Germany. The school's goal was to train the "designer of the future" through a curriculum that gave equal weight to, and combined the basic elements of, art, design, and photography. The hiring of Harry Callahan and death of Moholy-Nagy, in 1946, began a shift from the training of designers who used photography toward the training of artist photographers. (Encyclopedia of Chicago)

The rational tenets of Bauhaus pared down the excess of pre-WWI design in response to the economic recession plaguing Germany. This design philosophy, embracing the simplicity of functionality, was taught by the Institute of Design and adopted into Krueger's design expression.

After the Institute of Design, Krueger traveled for five months throughout western and northern Europe, immersing himself in art, architecture and music. During this trip he viewed the modernist architecture of the Netherlands and France.

He had passed through Northern Arizona via troop train during the war years, and became enamored of the landscape. After his post-education European sojourn, he moved to Prescott in 1955, and then Tucson in 1958. Krueger joined the Lusk Corporation as Head of the Design Department in that year. During his time with Lusk, Krueger designed and sited Tucson homes in numerous Lusk developments, including *Glenn Heather Estates*, *Cloud Ridge*, *Kingston Knolls Terrace*, *Suffolk Hills*, and Indian Ridge.

As the optimism and expansive growth of the 1950s began to fade, Krueger simplified the modern Lusk ranch houses

even further, with economy as the chief driving force within the Lusk Corporation mentality. For example, decreasing the wall height, thereby not requiring scaffolding, decreased the cost. Krueger-designed Lusk Homes in Indian Ridge were characterized by long façades and low elevations. Design criteria continued to include mountain views, east-west access, and indoor-outdoor livability, and an emphasis on backyards.

Robert Lusk continued to be the driving force behind economy-driven growth and design. Krueger was responsible for design in Tucson; other cities had site-specific designers. Construction still featured burnt adobe; homes had very little insulation. Krueger designed his own home in *Cloud Ridge* and the home of Boyd T. Prior and other Lusk executives. Krueger managed the custom designs of high-end homes for prominent Tucsonans, a Lusk Corporation concept named "The Embassy Custom Home."

In 1962 Krueger left Lusk.

In 1964 He returned to his native Chicago to join for his family's advertising firm. Still committed to modernist design, Krueger lived in one of the Ludwig Mies van der Rohe steel and glass towers. After ten years of business success, he retired to Tucson in 1977.

In Tucson, he designed and built for himself a small mud-adobe home on the northwest side of Tucson in 1977 – 1978, in simplified cubic forms akin to Bauhaus structures. With partners, he designed and built adobe homes in cities and towns throughout southern Arizona, including Sonoita, Tubac, and Nogales. Krueger retired again in the late 1990s.

Integrity in Indian Ridge Historic District

Of the 366 residential buildings in Indian Ridge Historic District, 270 qualify as contributing properties based on the designated period of significance and each building's integrity and their ability to convey the district's defined themes of significance. Three additional entrance structures, four well sites, and the Indian Ridge swimming pool contribute to the integrity of the neighborhood. The neighborhood retains a high level of integrity.

Association/Age

The Indian Ridge Historic District contributing properties are associated with Community Development and Planning in Tucson, and the development of a Modern Movement Ranch Style house in Tucson. The period of significance for this nomination (1955 – 1964) and is determined by the extent of historic development (build-out) of the neighborhood, consistent with the identified themes of significance.

Location

The Indian Ridge original layout of curving, hilly streets and single-family homes remains intact.

Setting

Although Indian Ridge has been enveloped by metropolitan growth, its setting has remained unchanged. The neighborhood's inward faux-rural focus has allowed it to remain unaffected by the busy arterial commercial and commuter corridors of Tanque Verde Road and Sabino Canyon Road. Indian Ridge has remained distinct from the surrounding neighborhoods with the consistency of its ranch architecture and desert landscaping. The curving streetscape edged with a rolled concrete curb combine to create a distinctive profile that is a character-defining feature of the district.

Feeling

Indian Ridge has maintained a unique sense of place. The desert landscaping and residential architecture blend to create a distinctively 1950s Tucson ambience. Landscaped from the outset, the original plantings have all matured, in some cases affecting the mountain views. The originally intended feeling of the neighborhood persists. The neighborhood has continued many of its original traditions as established in the late 1950s.

Design

Because of the brief build-out period 1955 – 1964, the neighborhood's intentional style is consistent. Throughout five distinct subdivisions, the Lusk Cooperation was responsible for construction, as well as deed restrictions requiring architectural review. The result is consistent design and quality. Almost all homes maintain common design features that create a cohesive visual character. Modifications to individual residences have not compromised the overall appearance of the neighborhood. Compromise of the integrity of design includes inappropriately modified carports and inappropriate alterations to the street façades.

Materials

The architectural similarities of the homes in Indian Ridge are the result of a single design department, which limited the choice of materials of these homes. Indian Ridge's dominant building material is brick in three varieties: burnt adobe, wire brick, and smooth brick. The application of stucco has compromised several individual residences but has not compromised the district's overall cohesive character.

Definition of Contributing and Non-contributing Structures

Of the 375 contributing properties within Indian Ridge, 274 Lusk-built residences, 4 well sites, 1 swimming pool, and 3 entry walls have maintained their integrity and are considered to be contributors to the Historic District. Of the 96 non-contributing residences, 91 have lost architectural integrity and 5 were constructed after the period of significance.

The Winterhaven Historic District Nomination prepared by University of Arizona Preservation Studies, CAPLA provides a comprehensive Definition of Contributing and Non-Contributing Structures within a post-World War II ranch housing subdivision. These definitions were used as a base for evaluating the residential buildings within the Indian Ridge Historic District.

1. Lack of integrity due to carport modification: The most common alteration to Indian Ridge residences is the enclosure of carports into garages or living spaces, or by extending them outward. In September 2005 the Arizona State Historic Preservation Office adopted Carport Integrity Policy that concluded:

The carports on many post World War II ranch style house types were designated as flexible spaces with the intent that homeowners could later enclose them as their family grew or as they simply desired more space. This policy, therefore, recommends that properties with compatible carport garage conversions and compatible enclosure into habitable space be considered contributors to a larger National Register district. Conversely, this policy recommends that properties with non-contributing garage conversions and enclosures, as well as carport extensions be considered as non-contributors to a larger National Register district.

However, within the Indian Ridge District there are "Lusk models" with carports that do not lend themselves to compatible conversions of any kind because they are either (1) located on the front façade of a residence or (2) a highly stylized integrated architectural elevation feature. Any alterations to these open carports on the front façade render these properties non-contributing. All homes were evaluated on a case-by-case basis.

54 residences in Indian Ridge are non-contributing due to inappropriate carport modifications.

2. Age: Within Indian Ridge there are 5 homes constructed after the period of significance (1955 – 1964). These properties detract from the overall cohesiveness of the district and should be considered intrusions. They depart from the form, material and rhythm of the Lusk concept.

3. Lack of integrity due to alteration to street façade: 55 homes in Indian Ridge have had extensive alterations to their street façade. As a result, they have lost their character-defining features. Common alterations include additions and/or extensive modifications that obscure the original design intent. Prevalent alterations and changes within Indian Ridge are modifications to roof-lines, application of stucco to the original brick exterior, and the addition of walls obscuring front façades. These changes obviate the primary architectural objective and negatively impact the cohesiveness of the neighborhood.

9. Major Bibliographical References

Bibliography (Cite the books, articles, and other sources used in preparing this form)

Primary Sources and Archival Collections

Arizona Historical Society
Biographical files.
City directories.
Ephemera files.
Maps.
Photographs

University of Arizona Library

Arizona Daily Star newspaperTucson Daily Citizen newspaper

Bureau of Land Management, Phoenix online database

Homestead and patent records, Section 31, Township 13S, Range 15E

City of Tucson

Annexation chronology

Zoning maps

City of Tucson, Department of Transportation, Maps and Plats

Plat of camp Lowell Military Reservation 1875

Plat of camp Lowell Military Reservation 1876

Map Book 11, Page 19 Club Crest Estates 1955

Map Book 11, page 36 Indian Ridge Estates 1955

Map Book 11, Page 84 Indian Crest Estates 1956

Map Book 12, Page 26 Indian Ridge Terrace 1957

Map Book 13, Page 48 Indian Ridge Terrace 1958

Pima County Assessor, Tucson.

Assessor parcel records

Pima County Recorder

Book of Deeds

Deed Restrictions

Indian Ridge Home Owners Association Collection. (IR Archive)

Restrictions of Club Crest Estates 1955

Declaration of Establishment of Conditions and Restrictions 1955

Restrictions of Indian Crest Estates, 1956.

Photograph Collection

Indian Ridge home Owners Association Collection

Arizona Historical Society, Southern Arizona Division.

Rader Family Archive

Ray Krueger Personal Archive

Books, Manuscripts and Article:

Akros, Inc., Wilson Preservation, Coffman Studios, LLC, and HDR

2007 *Tucson Post World War II Residential Subdivision Development 1945– 1973*, prepared for the City of Tucson. Tucson.*Arizona Daily Star* (ADS) [Tucson]

1923 Doe.

1953 Tucson Builders Form Association. June.

1959 Lusk Corp. Tops Field In '58 Building Awards. 21 January.

1960 Lusk Plans \$30 Million Project. 3 March.

1960 Lusk Opening New Division in Phoenix. 13 August.

1961 Tucson Firm Applies Factory Methods to Home Building. 4 June.

1961 Smaller Subdivision Lots Approved to Allow Alleys. 11 August.

1962 Building Firm Staff Lusk Announces Four Promotion. 19 August.

1962 Lusk Gets OK to Build In Lakeside Subdivision. 19 December.

1963 Lusk 400 Features Alternatives. 28 April.

1963 Lusk Expects Sales To Top \$20 Million. 23 October.

- 1965 Lusk Merger Creates Biggest Home Builder, October.
- Anonymous
c.1958 Tucson Homes for the Rising Young Modern Doctor, Lawyer, Merchant, Chief..., unattributed magazine.
- Carson, Jack
1960 Tucson Daily Citizen, Lusk to Expand Into Phoenix, 12 July.
- Campbell, Kenneth D.
1966 *Why the Roof Collapsed on Lusk Corp.*, House and Home Magazine, McGraw-Hill/Dodge Publisher, January Vol. xxix No. 1.
- Clinco, Demion
2009 Oral History Interview Ray Krueger conducted by Demion Clinco.
- City of Tucson
1994 *Joesler & Murphy An Architectural Legacy for Tucson*. City of Tucson Planning Department, Pima County, and the University of Arizona, Tucson.
- Desert Archaeology, Inc.
2007 *An Assessment and Survey of the U.S. Coast and Geodetic Survey Magnetic Observatory Property, Location in the Morris K. Udall Regional Park, Tucson, Pima County Arizona*. Desert Archaeology, Inc., Tucson.
- Doyle, William A.
1964 Tucson Daily Citizen Lusk Corp. Year's Profit at \$477,932, 8 September.
- Durbin, Carolyn B.
1965 *History of Tucson Medical Center*. Tucson Medical Center, Tucson.
- Erlly, Elissa,
2002 *Preserving Post-World War II Subdivisions*. unpublished paper. University of Arizona, Tucson.
- Friedman, Avi,
2002 *Planning the New Suburbia*. University of British Columbia Press.
- Fish, Paul and Suzanne
2005 *Tumamoc Hill and University Indian Ruin*, In Hollengreen, L and R, Brooks Jeffery, eos, *Cross-Cultural Venacular Landscape*, VAF Tucson Tour Guide Tucson.
- Fort Lowell Historic District Board
2004 *Fort Lowell Historic District, Portfolio II*. Fort Lowell Historic District Board, Tucson.
- Fox, Jason and R. Brooks Jeffery
2005 *Carport Integrity Policy*. Arizona State Historic Preservation Office, Adopted 2005, Tucson.
- Fox, Jason, Brandy Billingsley, Sai-Ho Hiew, Jeff Leven, Andrew Munandar, Elizabeth Rendon and David Short, assisted by R. Brooks Jeffery.
2003 *Winterhaven Historic District National Register of Historic Places Registration Form*. Preservation Studies, CAPLA, University of Arizona. Tucson.
- Gringeri-Brown, Michelle
2006 *Atomic Ranch*. Gibbs Smith, Salt Lake City.
- Glinski, James
1995 *Above Tucson Then and Now*. Skyline Printing, Tucson.
- Hayden, Julian

1957 *Excavations, 1940, at University Indian Ruin*. Southwestern Monuments Association Gila Pueblo, Vol. 5 Globe.

Indian Ridge Neighborhood Association Oral History Program

- 2008 Oral History Interview with Dorothy Owens conducted by Pam Shack. On file, Indian Ridge Neighborhood Association Archives.
- 2008 Oral History Interview with Edna and Earl Upham conducted by Jackie Crockett. On file, Indian Ridge Neighborhood Association Archives.
- 2008 Oral History Interview with Clague and Sally van Slyke conducted by Cindy Hazel. On file, Indian Ridge Neighborhood Association Archives.
- 2008 Oral History Interview with Irv and Jeane Finical conducted by Cindy Hazeltine. On file, Indian Ridge Neighborhood Association Archives.
- 2008 Oral History Interview with Calista (Lis) Schafer (Barnhill 1965-1981) conducted by Sue Hopf. On file, Indian Ridge Neighborhood Association Archives.
- 2008 Oral History Interview with Barbara Gruber conducted by Sue Hopf. On file, Indian Ridge Neighborhood Association Archives.
- 2008 Oral History Interview with Lillian Fisher emailed to Pauline Roed. On file, Indian Ridge Neighborhood Association Archives.

James, Cecil

1965 Tucson Daily Citizen 1965 Robert Lusk Files Plea To Reorganize 6 Firms 5 November.

Junior League of Tucson

1936 *About and Roundabout Tucson*. Junior League of Tucson, Tucson.

Kimmely, Bill

1959 Tucson Daily Citizen, Lusk Plugs for Rincon CR-3 land Cites Heavy Cost to Buyer. 30 April.

Lazaroff, David Wentworth

1993 *Sabino Canyon: the Life of a Southwestern Oasis*. University of Arizona Press. Tucson.

Lusk Corporation

- c.1955 *Indian Ridge Estates*. Promotional Brochure, Tucson.
- c.1955 *Idea Home*. Promotional Brochure, Tucson.
- c.1956 *Indian Terrace Estates*. Promotional Brochure, Tucson.
- c.1956 *Skylark*. Promotional Brochure, Tucson.

Maierhauser, E. K.

1996 *The Intertwined Histories of Colossal Cave and La Posta Quemada Ranch*. Colossal Cave Mountain Park on line resource, www.colossalcave.com. Tucson.

May, Cliff

1958 *Western Ranch House by May Cliff*. Hennessey & Ingalis, Santa Monica.

McAlester, Virginia and Lee

1984 *A Field Guide to American Houses*. Alfred A. Knopf, New York.

Modern Architecture Preservation Program,

c.2000 *Indian Ridge Residence - Architect Arthur H. Rader*. Tucson

Nequette, Anne and R. Brooks Jeffery

- 2002 *A Guide To Tucson Architecture*. University of Arizona Press, Tucson
- O'Mack, Scott, Scott Thompson and Eric Eugene Klucas
2004 *Little River, An Overview of Cultural Resources for the Rio Antiguo Feasibility Study, Pima County, Arizona*. Statistical Research, Inc., Tucson.
- Rader Family Archives
2009 Arthur Rader Biographical Sketch. Unpublished Tucson.
- Ryden, Don W., Debora M. Parmiter and Doug Kupel
2002 *San Clemente Historic District*, National Register of Historic Places Registration Form, Phoenix.
- Sonnichsen, C. L.
1982 *Tucson The Life and Times of An American City*. University of Oklahoma Press, Norman.
- Starrett, Peter
1958 Tucson Daily Citizen, Builder Says Flood Plain Dispute Is 'Phony Issue' 18 November.
- Stevens, T. N.
1956 *The New Atlas of Tucson*. T. N. Stevens and Associates, Tucson.
- Sunset Magazine
1946 *Sunset Western Ranch House*. Lane Publishing, San Francisco.
- Tucson Chamber of Commerce, attributed
c.1955 *This is Tucson, Arizona*. Attributed to the Tucson Chamber of Commerce, Tucson.
- Tucson Daily Citizen (TDC) [Tucson]
1929 Rites For G. H. Doe Arizona Pioneer, at All Saints Church. 10 March.
1951 Robert Lusk New 20-30 President. 29 November.
1952 "Advertisement for the Lusk Corporation." 7 February.
1953 Lusk to Show Royal Lancer. 4 May.
1957 3 More Firms await FHA Okay. 24 May.
1957 "Lusk Advertisement." 3 August.
1957 "Advertisement for the Lusk Corporation." 7 August.
1957 Kimberly Star Opens Sunday. 29 June.
1957 "Indian Ridge Terrace Advertisement." 6 July.
1957 "Would You Like a New Home Advertisement." 7 September.
1957 Lusk corp. Maintains Quality With Quantity. National Home Week.
1957 G.I Housing Setup Dealt Severe Blow. 22 October.
1957 "Advertisement for the Lusk Corporation." 30 December.
1958 \$9 Million In Homes Begins on East Side. 9 January.
1958 Action Waits On Lusk's Zoning Plea. 3 April.
1958 Commission Overruled, Lusk Wins Flood Plain Zoning. 3 June.
1958 "Indian Ridge's 3rd. Anniversary Advertisement." 21 June.
1958 Two New Lusk Homes. 28 June.
1958 Lusk Flood Plain Rezoning Stands. 8 July.
1958 "Advertisement for Lusk Corporation." 12 July.
1958 "Advertisement for Lusk Corporation." 28 October.
1958 Lusk Corporation Indian Ridge Advertisement." 13 December.
1959 Kingston Knolls Wins NAHB Award. 28 February.
1959 Unless Rezoning Speeded. 28 May.
1960 Lusk Acquires 800 Acre Area. 16 March.
1960 Model Home Wins Award. 23 July.
1960 Lusk Breaks Ground For Employee Shelter. 20 December.
1962 Doctor Heard In Lusk Trial. 17 April.
1962 Lusk Says He Hired Detective. 19 April.
1962 Lusk Divorce Trial Reopens. 8 May.

- 1962 Mrs. Lusk Takes Stand at Trial. 9 May.
- 1962 Testimony Ends For Mrs. Lusk. 11 May.
- 1962 Lusk Official Testifies At Trial. 15 May.
- 1962 Lusk Corp. Named In Lawsuit. 17 May.
- 1963 Tucson Builder Wins Awards for Excellence. 5 October.
- 1963 "Lakeside Advertisement." 28 December.
- 1964 "Indian Ridge Customized Home Advertisement." 1 February.
- 1964 Lusk Corp. Gets Contract for 500 Home Units. 2 May.
- 1964 "Advertisement for Desert Steppes. 13 June
- 1965 Two New Models Open Tomorrow. 10 April.
- 1965 Lusk Corp. May be leaving City. 5 October.
- 1965 Senior Lusk Dies; Rites Tomorrow, 21 October.
- 1966 Lusk Firm's License Revoked. 3 January.
- 1966 Court Okays End to Lusk Office Lease. 17 February.
- 1969 Lusk Corp. Ordered to Offer Plan. 19 August.

Turner, Teresa, Edward H. and Rosamond B. Spicer.

- 1982 *The People of Fort Lowell*. Fort Lowell Historic District Board, Tucson.

Tucson Home Builder Association

- 1956 *Parade of Homes Program Book*. Tucson Home Builders Association, Tucson.

Turpin, Ted

- 1966 Tucson Daily Citizen Lusk Corp.'s Dow Downfall, 10 January.

Tsaguris, John S., Edmund F. Marum, and Andre M. Faure

- 1956 *Site Evaluation Study, Proposed Neighborhood Shopping Center, Indian Ridge Estates*. City of Tucson-Pima County Planning Department, Tucson.

Woods, Randall Bennett

- 2005 *Quest for Identity*. Cambridge University Press, Boston.

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 Record # _____

Primary location of additional data:

- State Historic Preservation Office
- Other State agency
- Federal agency
- Local government
- University
- Other
- Name of repository: _____

Historic Resources Survey Number (if assigned): _____

10. Geographical Data

Acreage of Property 186.8

(Do not include previously listed resource acreage)

UTM References

(Place additional UTM references on a continuation sheet)

1	12	514477	3569616	2	12	514950	3569622
	Zone	Easting	Northing		Zone	Easting	Northing
3	12	514961	3568452	4	12	514737	3568444

Zone	Easting	Northing	Zone	Easting	Northing
5 <u>12</u>	<u>514740</u>	<u>3568263</u>	6 <u>12</u>	<u>514646</u>	<u>3568258</u>
Zone	Easting	Northing	Zone	Easting	Northing
7 <u>12</u>	<u>514558</u>	<u>3568241</u>	8 <u>12</u>	<u>514175</u>	<u>3568237</u>
Zone	Easting	Northing	Zone	Easting	Northing
9 <u>12</u>	<u>514169</u>	<u>3568831</u>	10 <u>12</u>	<u>514423</u>	<u>3568837</u>
Zone	Easting	Northing	Zone	Easting	Northing
11 <u>12</u>	<u>514428</u>	<u>3569010</u>	12 <u>12</u>	<u>514552</u>	<u>3569006</u>
Zone	Easting	Northing	Zone	Easting	Northing
13 <u>12</u>	<u>514559</u>	<u>3569197</u>	14 <u>12</u>	<u>514474</u>	<u>3569198</u>
Zone	Easting	Northing	Zone	Easting	Northing

Verbal Boundary Description (describe the boundaries of the property)

See attached boundary map.

Boundary Justification (explain why the boundaries were selected)

The Indian Ridge Historic District nomination boundary corresponds to the original boundaries of the five Lusk subdivisions and the quarter-section of Section 31. The District includes both contributing and non-contributing buildings and structures.

11. Form Prepared By

name/title Demion Clinco
 organization Frontier Consulting Group, LLC date November 2009
 street & number 230 East 23rd Street telephone 520 247 8969
 city or town Tucson state AZ zip code 85713
 e-mail demionc@yahoo.com

Additional Documentation

Submit the following items with the completed form:

- **Maps:** A **USGS map** (7.5 or 15 minute series) indicating the property's location.
 A **Sketch map** for historic districts and properties having large acreage or numerous resources. Key all photographs to this map.
- **Continuation Sheets**
- **Additional items:** (Check with the SHPO or FPO for any additional items)

Photographs:

Submit clear and descriptive photographs. The size of each image must be 1600x1200 pixels at 300 ppi (pixels per inch) or larger. Key all photographs to the sketch map.

For All Photographs

Name of Property: Indian Ridge Historic District

City or Vicinity: Tucson

County: Pima County

State: Arizona

Photographer: Demion Clinco

Date Photographed: July 2009

1 of 24

AZ_PimaCounty_IndianRidgeHistoricDistrict_0001

Indian Ridge Drive Entrance Wall, northwest view from Tanque Verde Road
IR-374

2 of 24

AZ_PimaCounty_IndianRidgeHistoricDistrict_0002

Indian Ridge Drive entrance walls, north view from Tanque Verde Road.
IR-374 and IR-373

3 of 24

AZ_PimaCounty_IndianRidgeHistoricDistrict_0003

Sabino Canyon Road and Acoma Street, northeast view.

4 of 24

AZ_PimaCounty_IndianRidgeHistoricDistrict_0004

Mohu Place, west view.

5 of 24

AZ_PimaCounty_IndianRidgeHistoricDistrict_0005

Sabino Canyon Road and Indian Ruins Road, west view.

6 of 24

AZ_PimaCounty_IndianRidgeHistoricDistrict_0006

Indian Ridge Drive, northeast view.

7 of 24

AZ_PimaCounty_IndianRidgeHistoricDistrict_0007

Indian Ruins Road and Arrowhead Place, east view.

8 of 24

AZ_PimaCounty_IndianRidgeHistoricDistrict_0008

Indian Ruins Road, northeast view.

9 of 24

AZ_PimaCounty_IndianRidgeHistoricDistrict_0009

Indian Ridge Drive, northeast view.

10 of 24

AZ_PimaCounty_IndianRidgeHistoricDistrict_0010
Acoma Place, southeast view.

11 of 24

AZ_PimaCounty_IndianRidgeHistoricDistrict_0011
IR-094, southeast view.

12 of 24

AZ_PimaCounty_IndianRidgeHistoricDistrict_0012
IR-079, southwest view.

13 of 24

AZ_PimaCounty_IndianRidgeHistoricDistrict_0013
IR-177, northwest view.

14 of 24

AZ_PimaCounty_IndianRidgeHistoricDistrict_0014
IR-026, southeast view.

15 of 24

AZ_PimaCounty_IndianRidgeHistoricDistrict_0015
IR013, east view.

16 of 24

AZ_PimaCounty_IndianRidgeHistoricDistrict_0016
IR-101, southeast view.

17 of 24

AZ_PimaCounty_IndianRidgeHistoricDistrict_0017
IR-052, east view.

18 of 24

AZ_PimaCounty_IndianRidgeHistoricDistrict_0018
IR-164, southeast view.

19 of 24

AZ_PimaCounty_IndianRidgeHistoricDistrict_0019
IR-368, southeast view.

20 of 24

AZ_PimaCounty_IndianRidgeHistoricDistrict_0020
IR-028, south view.

21 of 24

AZ_PimaCounty_IndianRidgeHistoricDistrict_0021
IR-227, northwest view.

22 of 24

AZ_PimaCounty_IndianRidgeHistoricDistrict_0022
IR-275, southwest view.

23 of 24

AZ_PimaCounty_IndianRidgeHistoricDistrict_0023
IR-329, northeast view.

24 of 24

AZ_PimaCounty_IndianRidgeHistoricDistrict_0024

IR-200 southwest view.

Historic Images

1 of 8

AZ_PimaCounty_IndianRidgeHistoricDistrict_HistoricImage_0001

Indian Ridge Historic District

Tucson, Arizona

Photographer: Unknown

c. 1955

2 of 8

AZ_PimaCounty_IndianRidgeHistoricDistrict_HistoricImage_0002

Indian Ridge Historic District

Tucson, Arizona

Photographer: Unknown

c. 1955

3 of 8

AZ_PimaCounty_IndianRidgeHistoricDistrict_HistoricImage_0003

Indian Ridge Historic District

Tucson, Arizona

Photographer: Unknown

c. 1955

4 of 8

AZ_PimaCounty_IndianRidgeHistoricDistrict_HistoricImage_0004

Indian Ridge Historic District

Tucson, Arizona

Photographer: Unknown

c. 1955

5 of 8

AZ_PimaCounty_IndianRidgeHistoricDistrict_HistoricImage_0005

Indian Ridge Historic District

Tucson, Arizona

Photographer: Unknown

c. 1955

6 of 8

AZ_PimaCounty_IndianRidgeHistoricDistrict_HistoricImage_0006

Indian Ridge Historic District

Tucson, Arizona

Photographer: Unknown

c. 1959

7 of 8

AZ_PimaCounty_IndianRidgeHistoricDistrict_HistoricImage_0007

Indian Ridge Historic District

Tucson, Arizona

Photographer: Unknown

Indian Ridge Historic District
Name of Property

Pima County, Arizona
County and State

Arthur H. Rader
c. 1955

8 of 8

AZ_PimaCounty_IndianRidgeHistoricDistrict_HistoricImage_0008
Indian Ridge Historic District
Tucson, Arizona
Photographer: Unknown
William "Ray" Krueger
c. 1960

Property Owner:

(complete this item at the request of the SHPO or FPO)

Name _____
street & number _____ telephone _____
city or town _____ state _____ zip code _____

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 listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C.460 et seq.).

Estimated Burden Statement: Public reporting burden for this form is estimated to average 18 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 Office of Planning and Performance Management, U.S. Dept. of the Interior, 1849 C. Street, NW, Washington, DC.



Indian Ridge Historic District

Pima County, Az

Historic Photo #: 1



Indian Ridge Historic District

Pima County, AZ

Historic Photo # 2



Indian Ridge Historic District

Pima County, AZ

Historic Photo # 3



Indian Ridge Historic District

Pima County, AZ

Historic Photo #: 4



Indian Ridge Historic District

Pima County, AZ

Historic Photo # : 5



Indian Ridge Historic District

Pima County, AZ

Historic Photo #56



INDIAN RIDGE

ESTATES

Indian Ridge Historic District

Pima County, AZ

photo #: 1



Indian Ridge Historic District

Pima County, AZ

Photo # 2



Indian Ridge Historic District

Pima County, AZ

Photo #: 3



Indian Ridge Historic District

Pima County, AZ

Photo #: 4



Indian Ridge Historic District

Pima County, AZ

Photo #: 5



Indian Ridge Historic District

Pima County, AZ

Photo #: 6



Indian Ridge Historic District

Pima County, AZ

Photo #: 7



Indian Ridge Historic District

Pima County, AZ

Photo #: 8



Indian Ridge Historic District

Pima County, AZ

Photo #: 9



Indian Ridge Historic District

Pine County, Az

Photo #: 10



Indian Ridge Historic District

Pima County, AZ

Photo #: 11



Indian Ridge Historic District
Pima County, AZ
Photo #: 12



Indian Ridge Historic District

Pima County, AZ

Photo # .13



Indian Ridge Historic District

Pima County, Az

Photo #: 14



Indian Ridge Historic District

Pima County, AZ

Photo #: 15



Indian Ridge Historic District

Pima County, AZ

Photo #: 16



Indian Ridge Historic District

Pima County, AZ

Photos: 17



Indian Ridge Historic District

Pima County, AZ

Photo # 18



Indian Ridge Historic District

Pinna County, 42

Photo #: 19



Indian Ridge Historic District

Pima County, AZ

Photo #: 21



Indian Ridge Historic District

Pima County, AZ

Photo #: 20



Indian Ridge Historic District

Pima County, AZ

Photo #22



Indian Ridge Historic District

Pima County, AZ

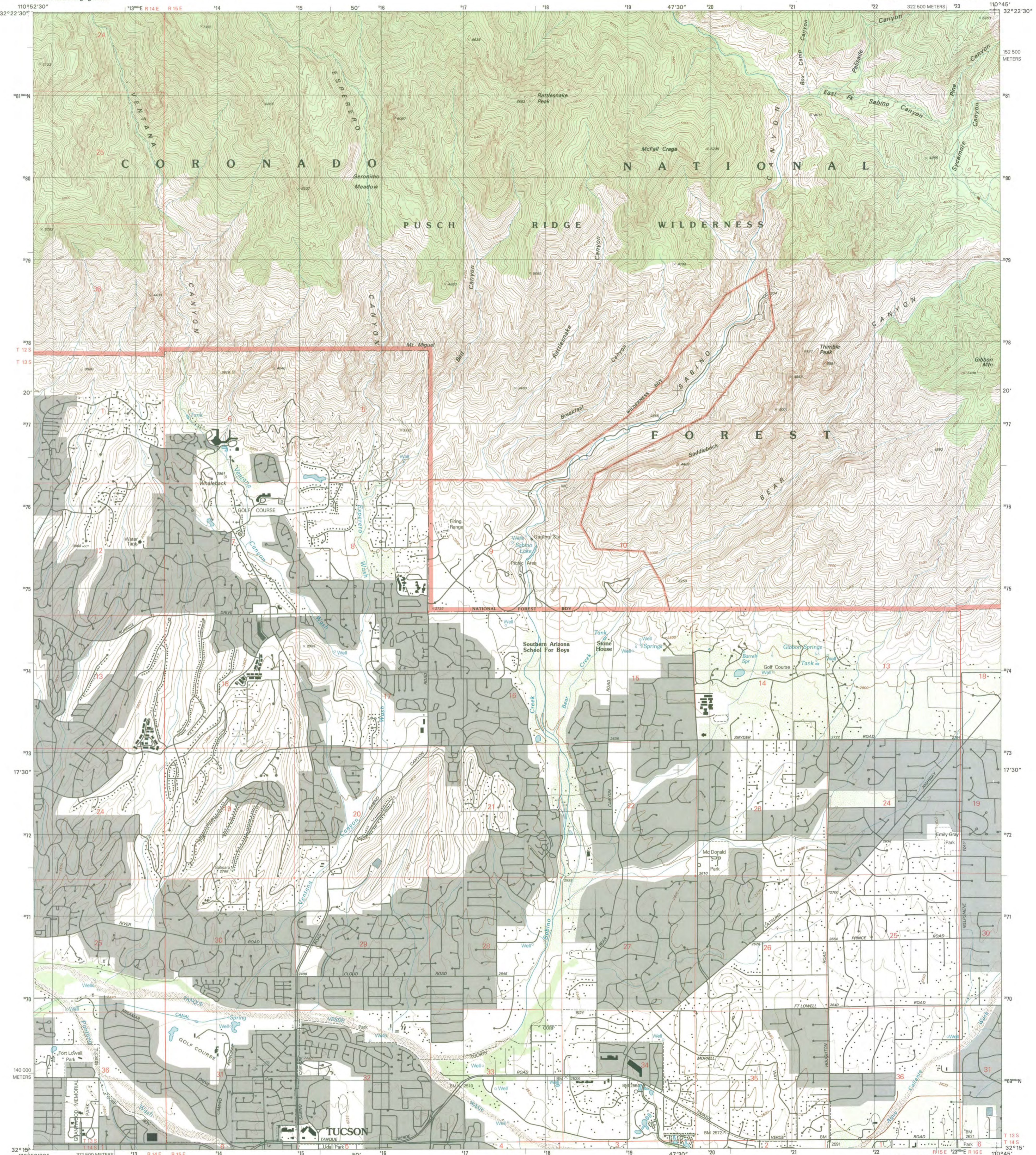
Photo #: 23



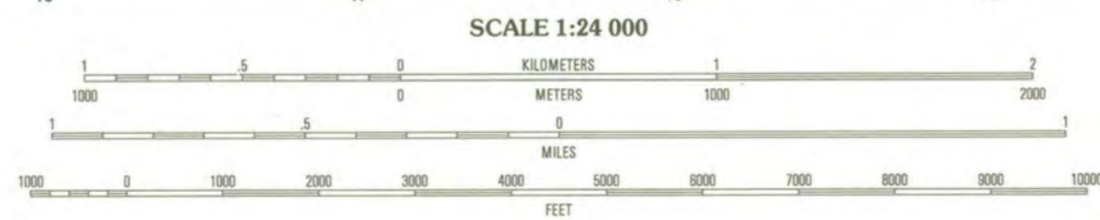
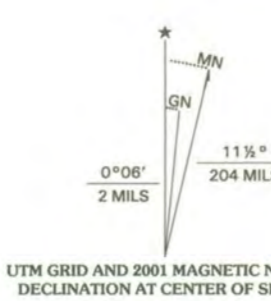
Indian Ridge Historic District

Pima County, AZ

Photo # 24



Produced by the United States Geological Survey
Topography compiled 1954. Planimetry derived from imagery taken 1996 and other sources. Public Land Survey System and survey control current as of 1957. Boundaries current as of 2001.
North American Datum of 1983 (NAD 83). Projection and 1 000-meter grid: Universal Transverse Mercator, zone 12. 2 500-meter ticks: Arizona Coordinate System of 1983 (central zone).
North American Datum of 1927 (NAD 27) is shown by dashed corner ticks. The values of the shift between NAD 83 and NAD 27 for 7.5-minute intersections are obtainable from National Geodetic Survey NADCON software.
There may be private inholdings within the boundaries of the National or State reservations shown on this map.
Where omitted, land lines have not been established.
Houses of worship, schools, and other labeled buildings verified 1957.



CONTOUR INTERVAL 40 FEET
SUPPLEMENTARY CONTOUR INTERVAL 20 FEET
NATIONAL GEODETIC VERTICAL DATUM OF 1929
(TO CONVERT ELEVATIONS TO THE NORTH AMERICAN VERTICAL DATUM OF 1988, ADD 2 FEET)
TO CONVERT FROM FEET TO METERS, MULTIPLY BY 0.3048

THIS MAP COMPLIES WITH NATIONAL MAP ACCURACY STANDARDS
FOR SALE BY U.S. GEOLOGICAL SURVEY, P.O. BOX 25286, DENVER, COLORADO 80225
A FOLDER DESCRIBING TOPOGRAPHIC MAPS AND SYMBOLS IS AVAILABLE ON REQUEST



QUADRANGLE LOCATION

1	2	3	1 Oro Valley
			2 Mount Lemmon
			3 Mount Hopkins
4	5	6	4 Tucson North
			5 Agua Caliente Hill
			6 Tucson
			7 Tucson East
6	7	8	8 Tanque Verde Peak

ADJOINING 7.5' QUADRANGLES

ROAD CLASSIFICATION

Primary highway hard surface	Light-duty road, hard or improved surface
Secondary highway hard surface	Unimproved road

Interstate Route U.S. Route State Route

SABINO CANYON, AZ
1996

NIMA 3848 IV SE-SERIES V988



National Register of Historic Places

Note to the record

Additional Documentation: 2012

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

historical name Indian Ridge Historic District

other names/site number (See continuation sheet) _____

2. Location

street & number (See additional information for 29 properties) _____ not for publication _____
city or town Tucson vicinity _____
state Arizona code AZ county Pima code 019 zip code 85715

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act of 1986, 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 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 locally. (See continuation sheet for additional comments.)

James W. Garrison ARIZONA STATE PARKS/SHPO 29 NOVEMBER 2011
Signature of certifying official Date

ARIZONA STATE PARKS/SHPO
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

United States Department of the Interior
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET

Section Correction Page 1

Indian Ridge Historic District
name of property
Pima, AZ
county and State
INDIAN RIDGE HD
name of multiple property listing

=====
Corrections to the Indian Ridge Historic District, listed on the National Register of Historic Places on July 16, 2010.

CONTRIBUTING PROPERTIES

Twenty-Nine property owners in Indian Ridge Historic District petitioned the Arizona State Historic Preservation Office (SHPO) for individual review of their property to change their status from a noncontributor to a contributor to the Historic District. A review was conducted by SHPO staff, including the Historic Architect, and it was determined that any modifications to the properties were done in keeping with the Secretary of the Interior Standards.

<u>SITE #</u>	<u>ADDRESS</u>	<u>DATE</u>	<u>NAME</u>	<u>PROPERTY STATUS</u>
1. IR-002	6902 E ACOMA PLACE	1959	POWELL	CONTRIBUTOR
2. IR-032	7076 E ARROWHEAD DRIVE	1959	ANDERSON	CONTRIBUTOR
3. IR-060	6945 E BLUE LAKE DRIVE	1962	LOMEN	CONTRIBUTOR
4. IR-085	2461 N INDIAN RIDGE DRIVE	1958	RENTE	CONTRIBUTOR
5. IR-086	2472 INDIAN RIDGE DRIVE	1961	BEARD	CONTRIBUTOR
6. IR-099	2549 N INDIAN RIDGE DRIVE	1955	BROWNING	CONTRIBUTOR
7. IR-109	2670 N INDIAN RIDGE DRIVE	1956	URIZAR	CONTRIBUTOR
8. IR-117	2522 N INDIAN RUINS ROAD	1955	SINGER	CONTRIBUTOR
9. IR-118	2542 N INDIAN RUINS ROAD	1955	ROCHA	CONTRIBUTOR
10. IR-120	2722 N INDIAN RUINS ROAD	1956	NEWMAN	CONTRIBUTOR
11. IR-121	2732 N INDIAN RUINS ROAD	1956	SHANNUGAWELU	CONTRIBUTOR
12. IR-134	2960 N INDIAN RUINS ROAD	1964	GALLERANI	CONTRIBUTOR
13. IR-139	7021 E KATCHINA COURT	1956	TARR	CONTRIBUTOR
14. IR-152	7070 KATCHINA COURT	1956	BINGHAM	CONTRIBUTOR

United States Department of the Interior
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET

Section Correction Page 2

Indian Ridge Historic District
name of property
Pima, AZ
county and State
INDIAN RIDGE HD
name of multiple property listing

15. IR-153	7071 E KATCHINA COURT	1956	RAYO	CONTRIBUTOR
16. IR-156	7089 E KATCHINA COURT	1955	MONTGOMERY	CONTRIBUTOR
17. IR-166	6750 E KIAMIA STREET	1956	DAVISON	CONTRIBUTOR
18. IR-169	6801 E KIAMIA STREET	1957	FIRTH	CONTRIBUTOR
19. IR-191	7068 MESA GRANDE COURT	1960	REDEY	CONTRIBUTOR
20. IR-207	6841 MOHU PLACE	1956	CINALLI	CONTRIBUTOR
21. IR-217	6742 NASUMPTA DRIVE	1959	ROSATO	CONTRIBUTOR
22. IR-224	6842 E NASUMPTA DRIVE	1956	LENHART	CONTRIBUTOR
23. IR-254	6838 OPATAS STREET	1958	MANES	CONTRIBUTOR
24. IR-269	6945 E POTAWATAMI DRIVE	1960	FOUSSE	CONTRIBUTOR
25. IR-270	6950 E POTAWATAMI DRIVE	1960	DEMARS	CONTRIBUTOR
26. IR-296	7060 E SOYA LUNA PLACE	1956	RYANS	CONTRIBUTOR
27. IR-306	6929 E TAOS PLACE	1956	SCHLOSS	CONTRIBUTOR
28. IR-312	6960 E TAOS PLACE	1956	STERNBERG	CONTRIBUTOR
29. IR-321	6842 E TAWA PLACE	1958	MULLINS	CONTRIBUTOR

The Arizona SHPO requests the Keeper to add the properties listed above to the "contributor" list in the nomination, as they do, in fact, contribute to the historic fabric of the Indian Ridge Historic District.

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES
EVALUATION/RETURN SHEET

REQUESTED ACTION: ADDITIONAL DOCUMENTATION

PROPERTY Indian Ridge Historic District
NAME:

MULTIPLE
NAME:

STATE & COUNTY: ARIZONA, Pima

DATE RECEIVED: 12/02/11 DATE OF PENDING LIST:
DATE OF 16TH DAY: DATE OF 45TH DAY: 1/17/12
DATE OF WEEKLY LIST:

REFERENCE NUMBER: 10000467

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 _____ DATE

ABSTRACT/SUMMARY COMMENTS:

RECOM./CRITERIA

REVIEWER

TELEPHONE

DISCIPLINE

DATE

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

If a nomination is returned to the nominating authority, the nomination is no longer under consideration by the NPS.

Accept
E. Beall

Histor.

1-12-12

National Register of Historic Places

Note to the record

Additional Documentation: 2012

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 Correction to Indian Ridge Historic District

other names/site number _____

2. Location

street & number 6813 East Topke Street not for publication _____
city or town Tucson vicinity _____
state Arizona code AZ county Maricopa code 019 zip code 85715

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 X meets _____ does not meet the National Register Criteria. I recommend that this property be considered significant _____ nationally _____ statewide X locally. (_____ See continuation sheet for additional comments.)

James W. Garrison, AZ State 19 March 2012
Signature of certifying official Date

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

United States Department of the Interior
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET

Section Correction Page 1

6813 E. Topke Street
name of property
Pima, AZ
county and State
Indian Ridge Historic District
name of multiple property listing

=====

Correction to the Indian Ridge Historic District, listed on the National Register of Historic Places on July 16, 2010.

CONTRIBUTING PROPERTY

ADDRESS: 6813 E. Topke Street Tucson AZ 85715

This property is referenced as a non-contributor to the Indian Ridge Historic District, Tucson, Pima County, Arizona.

The Owner has requested that the Arizona SHPO review the property. The Arizona SHPO requests the Keeper to add the property listed above to the "contributor" list in the nomination, as it does, in fact, contribute to the historic fabric of the Indian Ridge Historic District.

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES
EVALUATION/RETURN SHEET

REQUESTED ACTION: ADDITIONAL DOCUMENTATION

PROPERTY Indian Ridge Historic District
NAME:

MULTIPLE
NAME:

STATE & COUNTY: ARIZONA, Pima

DATE RECEIVED: 3/23/12 DATE OF PENDING LIST:
DATE OF 16TH DAY: DATE OF 45TH DAY: 5/09/12
DATE OF WEEKLY LIST:

REFERENCE NUMBER: 10000467

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 5.8.12 DATE

ABSTRACT/SUMMARY COMMENTS:

Additional Documentation Approved

RECOM./CRITERIA Accept
REVIEWER Edson Beall DISCIPLINE History
TELEPHONE _____ DATE _____

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

If a nomination is returned to the nominating authority, the nomination is no longer under consideration by the NPS.

National Register of Historic Places

Note to the record

Additional Documentation: 2013

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 Correction to Indian Ridge Historic District

other names/site number _____

=====

2. Location

=====

street & number 3039 N. Tecumseh not for publication _____
city or town Tucson vicinity _____
state Arizona code AZ county Pima code 019 zip code 85715

=====

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 X 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. Garrison AZSHPO 2 JULY 2013
Signature of certifying official Date

Arizona State Parks/State Historic Preservation Office
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

United States Department of the Interior
National Park Service

**NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET**

Section Correction Page 1

3039 N. Tecumseh
name of property
Pima, AZ
county and State
Indian Ridge Historic District
name of multiple property listing

=====

Correction to the Indian Ridge Historic District, listed on the National Register of Historic Places on July 16, 2010.

CONTRIBUTING PROPERTY

ADDRESS:

The property at 3039 N. Tecumseh was referenced as a non-contributor to the Indian Ridge Historic District, Tucson, Pima County, Arizona.

The Arizona SHPO requests the Keeper to add the property listed above to the "contributor" list in the nomination, as it does, in fact, contribute to the historic fabric of the Indian Ridge Historic District.

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES
EVALUATION/RETURN SHEET

REQUESTED ACTION: ADDITIONAL DOCUMENTATION

PROPERTY NAME: Indian Ridge Historic District

MULTIPLE NAME:

STATE & COUNTY: ARIZONA, Pima

DATE RECEIVED: 10/18/13 DATE OF PENDING LIST:
DATE OF 16TH DAY: DATE OF 45TH DAY: 12/04/13
DATE OF WEEKLY LIST:

REFERENCE NUMBER: 10000467

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 11-29-13 DATE

ABSTRACT/SUMMARY COMMENTS:

Additional Documentation Approved

RECOM./CRITERIA Accept

REVIEWER Ethan Beall

DISCIPLINE History

TELEPHONE _____

DATE 11-29-13

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

If a nomination is returned to the nominating authority, the nomination is no longer under consideration by the NPS.

National Register of Historic Places

Note to the record

Additional Documentation: 2015

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 Indian Ridge Historic District

other names/site number (See continuation sheet) _____

2. Location

street & number 6814 E. Topke Street not for publication X
city or town Tucson vicinity _____
state Arizona code AZ county Pima code 019 zip code 85715

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act of 1986, 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 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 locally. (See continuation sheet for additional comments.)

James W. Garrison 18 MARCH 2015
Signature of certifying official Date

ARIZONA STATE PARKS/SHPO
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

United States Department of the Interior
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET

Section Correction Page 1

Indian Ridge Historic District
name of property
Pima, AZ
county and State
INDIAN RIDGE HD
name of multiple property listing

=====

Corrections to the Indian Ridge Historic District, listed on the National Register of Historic Places on July 16, 2010.

The property at 6814 E. Topke Street was deemed ineligible because of the carport enclosure and new windows. The carport enclosure does not make the Indian Ridge HD properties ineligible and the windows are the original windows.

The Arizona SHPO requests the Keeper to add the property listed above to the "contributor" list in the nomination, as it does, in fact, contribute to the historic fabric of the Indian Ridge Historic District.

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES
EVALUATION/RETURN SHEET

REQUESTED ACTION: ADDITIONAL DOCUMENTATION

PROPERTY NAME: Indian Ridge Historic District

MULTIPLE NAME:

STATE & COUNTY: ARIZONA, Pima

DATE RECEIVED: 3/27/15 DATE OF PENDING LIST:
DATE OF 16TH DAY: DATE OF 45TH DAY: 5/12/15
DATE OF WEEKLY LIST:

REFERENCE NUMBER: 10000467

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 5.11.15 DATE

ABSTRACT/SUMMARY COMMENTS:

Additional Documentation Approved

RECOM./CRITERIA Accept

REVIEWER Edson Bell

DISCIPLINE History

TELEPHONE _____

DATE 5.11.15

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

If a nomination is returned to the nominating authority, the nomination is no longer under consideration by the NPS.

National Register of Historic Places

Note to the record

Additional Documentation: 2019

United States Department of the Interior
National Park Service

AD 10000467

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 National Register Bulletin, *How to Complete the National Register of Historic Places Registration Form*. 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.

1. Name of Property

Historic name: Indian Ridge Historic District (Amendment)

Other names/site number: _____

Name of related multiple property listing: _____

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



2. Location

Street & number: 2648 North Indian Ridge Drive

City or town: Tucson State: AZ County: Pima

Not for Publication: Vicinity:

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, 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 X meets ___ does not meet the National Register Criteria. I recommend that this property be considered significant at the following level(s) of significance:

___ national ___ statewide X local

Applicable National Register Criteria:

X A ___ B X C ___ D

 Signature of certifying official/Title: <u>Deputy</u> <u>State Historic Preservation Office, Arizona State Parks and Trails</u> State or Federal agency/bureau or Tribal Government	<u>12/11/18</u> Date
---	--------------------------------

In my opinion, the property ___ meets ___ does not meet the National Register criteria.	
Signature of commenting official:	Date
Title:	State or Federal agency/bureau or Tribal Government

Indian Ridge Historic District (Amendment)
Name of Property

Pima, AZ
County and State

4. National Park Service Certification

I hereby certify that this property is:

- entered in the National Register
- determined eligible for the National Register
- determined not eligible for the National Register
- removed from the National Register
- other (explain:)


Signature of the Keeper

1/31/19
Date of Action

5. Classification

Ownership of Property

(Check as many boxes as apply.)

- Private:
- Public – Local
- Public – State
- Public – Federal

Indian Ridge Historic District (Amendment)
Name of Property

Pima, AZ
County and State

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 the count)

Contributing	Noncontributing	
<u>304</u>	<u>62</u>	buildings
<u>4</u>	<u> </u>	sites
<u>4</u>	<u> </u>	structures
<u> </u>	<u> </u>	objects
<u>312</u>	<u>62</u>	Total

Number of contributing resources previously listed in the National Register 311

Indian Ridge Historic District (Amendment)
Name of Property

Pima, AZ
County and State

The Indian Ridge Historic District, Tucson, Pima County, was listed in the National Register of Historic Places on July 16, 2010. An amendment approved January 12, 2012 reclassified 29 buildings from noncontributing to contributing. Three amendments reclassifying individual buildings to contributors were approved May 8, 2012, November 29, 2013, and May 11, 2015.

This amendment recommends reclassification of the house at **2648 North Indian Ridge Drive** from noncontributing to contributing. The original neighborhood historic resource survey identified this property as having undergone “alteration to the front” in the form of an added flat-roofed carport and a skylight. The Arizona State Historic Preservation Office has reevaluated the property and believes that these alterations are relatively minor and do not prevent the property from conveying its historic character. The SHPO recommends that the property retains sufficient integrity to be considered contributing to the district and requests the Keeper of the National Register to approve reclassification of the property.



House at 2648 North Indian Ridge Drive, Tucson, 2018.

Indian Ridge Historic District (Amendment)
Name of Property

Pima, AZ
County and State

10. Form Prepared By
name/title: William S. Collins
organization: Arizona State Historic Preservation Office
street & number: 1100 W. Washington St.
city or town: Phoenix state: AZ zip code: 85007
e-mail: wcollins@azstateparks.gov
telephone: (602) 542-7159
date: December 11, 2018

Additional Documentation

Submit the following items with the completed form:





- **Maps:** A **USGS map** or equivalent (7.5 or 15-minute series) indicating the property's location.
- **Sketch map** for historic districts and properties having large acreage or numerous resources. Key all photographs to this map.
- **Additional items:** (Check with the SHPO, TPO, or FPO for any additional items.)

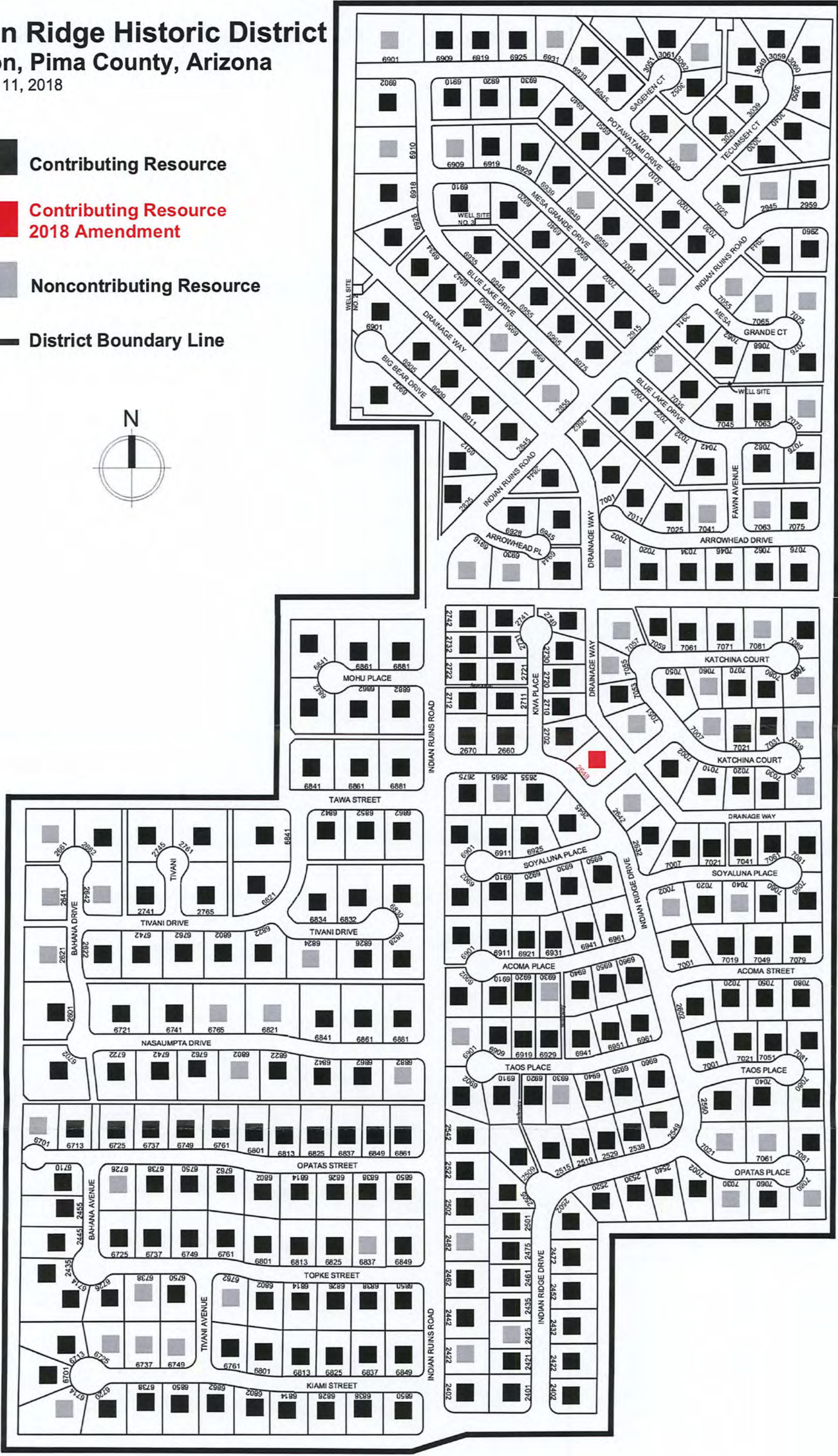
Paperwork Reduction Act Statement: This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C. 460 et seq.).

Estimated Burden Statement: Public reporting burden for this form is estimated to average 100 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 Office of Planning and Performance Management, U.S. Dept. of the Interior, 1849 C. Street, NW, Washington, DC.

Indian Ridge Historic District Tucson, Pima County, Arizona

Rev. Dec 11, 2018

-  **Contributing Resource**
-  **Contributing Resource
2018 Amendment**
-  **Noncontributing Resource**
-  **District Boundary Line**



National Register of Historic Places
Memo to File

Correspondence

The Correspondence consists of communications from (and possibly to) the nominating authority, notes from the staff of the National Register of Historic Places, and/or other material the National Register of Historic Places received associated with the property.

Correspondence may also include information from other sources, drafts of the nomination, letters of support or objection, memorandums, and ephemera which document the efforts to recognize the property.

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES
EVALUATION/RETURN SHEET

REQUESTED ACTION: NOMINATION

PROPERTY NAME: Indian Ridge Historic District

MULTIPLE NAME:

STATE & COUNTY: ARIZONA, Pima

DATE RECEIVED: 6/01/10 DATE OF PENDING LIST: 7/06/10
DATE OF 16TH DAY: 7/21/10 DATE OF 45TH DAY: 7/16/10
DATE OF WEEKLY LIST:

REFERENCE NUMBER: 10000467

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: Y SAMPLE: N SLR DRAFT: Y NATIONAL: N

COMMENT WAIVER: N

ACCEPT RETURN REJECT JUL 16 2010 DATE

ABSTRACT/SUMMARY COMMENTS:

**Entered in
The National Register
of
Historic Places**

RECOM./CRITERIA _____

REVIEWER _____ DISCIPLINE _____

TELEPHONE _____ DATE _____

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

If a nomination is returned to the nominating authority, the nomination is no longer under consideration by the NPS.

May 28, 2010

RECEIVED 2280

JUN 01 2010

NAT. REGISTER OF HISTORIC PLACES
NATIONAL PARK SERVICE

Carol Shull
Keeper of the National Register
National Park Service
1201 Eye Street, NW 8th Floor (MS2280)
Washington, D.C. 2005-5905

**RE: Indian Ridge Historic District
Pima County, AZ**

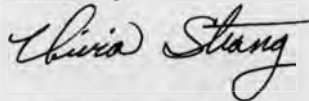
Dear Ms. Shull:

I am pleased to submit the National Register of Historic Places nomination form for the property referenced above.

The Indian Ridge Historic District nomination has 271 contributing buildings, 4 contributing structures, 4 contributing sites, and 95 noncontributing buildings.

Accompanying documentation is enclosed, as required. Should you have any questions or concerns please contact me at vstrang@azstateparks.gov

Sincerely,



Vivia Strang, CPM
National Register Coordinator
State Historic Preservation Office

VS:vs

Enclosures

Arizona®
State Parks



Janice K. Brewer
Governor

**State Parks
Board Members**

**Chair
Reese Woodling**
Tucson

Tracey Westerhausen
Phoenix

Larry Landry
Phoenix

Walter D. Armer, Jr.
Vail

Arlan Colton
Tucson

William C. Scalzo
Phoenix

Maria Baier
State Land
Commissioner

Renée E. Bahl
Executive Director

Arizona State Parks
1300 W. Washington
Phoenix, AZ 85007

Tel & TTY: 602.542.4174
AZStateParks.com

800.285.3703 from
(520 & 928) area codes

General Fax:
602.542.4180

Director's Office Fax:
602.542.4188





United States Department of the Interior


NATIONAL PARK SERVICE

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

JUL 16 2010

Notice to file:

This property has been automatically listed in the National Register of Historic Places. This is due to the fact that the publication of our Federal Register Notice: "National Register of Historic Places: Pending Nominations and Other Actions" was delayed beyond our control to the point where the mandated 15 day public comment period ended after our required 45 day time frame to act on the nomination. If the 45th day falls on a weekend or Federal holiday, the property will be automatically listed the next business day. The nomination is technically adequate and meets the National Register criteria for evaluation, and thus, automatically listed in the National Register of Historic Places.

Edson H. Beall 
Historian
National Register of Historic Places
Phone: 202-354-2255
E-mail: Edson_Beall@nps.gov
Web: www.nps.gov/history/nr



doug strigow
<twodougs@yahoo.com>
07/17/2010 05:38 PM

To Edson_Beall@nps.gov
cc twodougs@yahoo.com
bcc
Subject Arizona,Pima,Indian Ridge,Tucson,10000467

Edson Beall,

I am writing in reference to:

ARIZONA
Pima County
Indian Ridge Historic District,
NW of Sabino Canyon and Tanque Verde,
Tucson, 10000467

I am privileged with the opportunity to reside in this neighborhood filled with fine examples of the mid century modern ranch homes. What makes our district worthy of preservation is the majority of the neighborhood is constructed using building materials native and most likely only found in the desert southwest. Our ranch homes are unique for the fact that they were mostly constructed using solid burnt adobe blocks and positioned on their lots with the desert sun in mind. The solid burnt adobe blocks provide a wonderful insulating barrier that could be constructed locally or imported from northern Mexico.

I live in a model that was named the "Lanai" - bringing the outdoors in. The floor to ceiling windows face north with a wonderful view of the breath taking Santa Catalina mountains. The south side of the home was designed with a nice overhang to shield us from the hot desert sun - yet in such a way to let some of the sunshine in.

Another wonderful architectural feature of our neighborhood is the beautiful open beam with the exposed tongue and groove wood ceilings. Stained solid knotty pine paneling line the walls adjoining the solid wood kitchens.

I hope that you agree with us that our neighborhood is a great example that is worthy of preserving not only for the State of Arizona but also for all Americans that love the "modern movement" so that they can see how it progressed in the desert southwest.

If i can be of any assistance to you please feel free to contact me.
Thank you for considering our neighborhood/district.

Sincerely,

Doug Harbaugh
2660 N. Indian Ridge Dr.
Tucson, AZ 85715
(520)733-0717
twodougs@yahoo.com

November 29, 2011

Carol Shull
Keeper of the National Register
National Park Service
1201 Eye Street, NW 8th Floor (MS2280)
Washington, D.C. 2005-5905



RE: NATIONAL REGISTER OF HISTORIC PLACES CORRECTION FORMS

Dear Ms. Shull:

I am pleased to submit the National Register of Historic Places Registration Correction Forms for the following Historic Districts:

Armory Park Historic District

- ◆ 739 South Jacobus Avenue, Tucson AZ

Bisbee Residential Historic District

- ◆ 84 Shearer Avenue, Bisbee AZ
- ◆ 404 Oak Avenue, Bisbee AZ
- ◆ 45A Spring Canyon, Bisbee AZ
- ◆ 802B Tombstone Canyon, Bisbee AZ

Clarkdale Historic District

- ◆ 1312 1st South Street, Clarkdale AZ

Evergreen Historic District

- ◆ 111 West 7th Place

Indian Ridge Historic District 10000467

- ◆ Please see documentation for 29 properties

Accompanying documentation is enclosed, as required. Should you have any questions or concerns please contact me at vstrang@azstateparks.gov or at 602.542.4662.

Sincerely,

Vivia Strang, CPM
National Register Coordinator
State Historic Preservation Office

Enclosures

VS:vs

Cc: Eric Vondy, State Tax Program Coordinator



Janice K. Brewer
Governor

State Parks
Board Members

Chair
Tracey Westerhausen
Phoenix

Walter D. Armer, Jr.
Vail

Reese Woodling
Tucson

Larry Landry
Phoenix

Alan Everett
Sedona

William C. Scalzo
Phoenix

Maria Baier
State Land
Commissioner

Renée E. Bahl
Executive Director

Arizona State Parks
1300 W. Washington
Phoenix, AZ 85007

Tel & TTY: 602.542.4174
AZStateParks.com

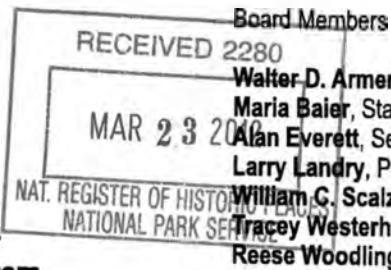
800.285.3703 from
(520 & 928) area codes

General Fax:
602.542.4180

Director's Office Fax:
602.542.4188

Janice K. Brewer
Governor

Bill Feldmeier
Interim Executive Director



Board Members
Walter D. Armer, Jr., Vail, Chair
Maria Baier, State Land Commissioner, Vice Chair
Alan Everett, Sedona
Larry Landry, Phoenix
William C. Scalzo, Phoenix
Tracey Westerhausen, Phoenix
Reese Woodling, Tucson

March 16, 2012

Carol Shull
Keeper of the National Register
National Park Service
1201 Eye Street, NW 8th Floor (MS2280)
Washington, D.C. 2005-5905

10000467

RE: INDIAN RIDGE HISTORIC DISTRICT - Tucson, Pima, AZ
BISBEE RESIDENTIAL HISTORIC DISTRICT - Bisbee, Cochise, AZ

Dear Ms. Shull:

I am pleased to submit the National Register of Historic Places Registration Form amendments for the properties referenced above.

Accompanying documentation is enclosed, as required. Should you have any questions or concerns please contact me at vstrang@azstateparks.gov or at 602.542.4662.

Sincerely,

Vivia Strang, CPM
National Register Coordinator
State Historic Preservation Office

Enclosures

VS:vs

Janice K. Brewer
Governor

Bryan Martyn
Executive Director



Board Members

Walter D. Armer, Jr., Vail, *Chair*
Mark Brnovich, Phoenix
R. J. Cardin, Phoenix
Kay Daggett, Sierra Vista
Alan Everett, Sedona
Larry Landry, Phoenix
Vanessa Hickman, State Land Commissioner



July 3, 2013

Carol Shull
Keeper of the National Register
National Park Service
1201 Eye Street, NW 8th Floor (MS2280)
Washington, D.C. 2005-5905

**RE: 605A TOMBSTONE CANYON, Bisbee – Correction to Bisbee Residential HD
907B TOMBSTONE CANYON, Bisbee – Correction to Bisbee Residential HD
3039 N. TECUMSEH, Tucson – Correction to Indian Ridge HD**

Dear Ms. Shull:

I am pleased to submit National Register of Historic Places Registration Forms for the properties referenced above.

Accompanying documentation is enclosed, as required. Should you have any questions or concerns please contact me at vstrang@azstateparks.gov or at 602.542.4662.

Sincerely,

Vivia Strang, CPM
National Register Coordinator
State Historic Preservation Office
Arizona State Parks

Enclosures

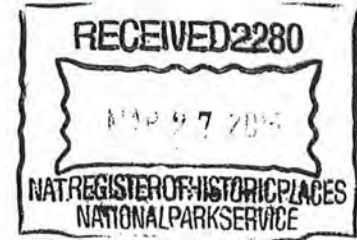
VS:vs



Douglas A. Ducey
Governor

Sue Black
Executive Director

State Parks Board
R.J. Cardin, Chairman
Kay Daggett, Vice-Chairman
Walter D. Armer Jr., Vail
Mark Brnovich, Phoenix
Alan Everett, Sedona



March 18, 2015

J. Paul Loether, Deputy Keeper and Chief
National Register and National Historic Landmark Programs
National Register of Historic Places
1201 Eye St. NW, 8th Fl.
Washington D.C. 20005-5905

****FEDERAL EXPRESS****

**RE: LOS OLIVOS HISTORIC DISTRICT – PHOENIX, MARICOPA, AZ
INDIAN RIDGE HISTORIC DISTRICT – TUCSON, PIMA, AZ**

Dear Mr. Loether:

I am pleased to submit amendments to the National Register of Historic Places Registration for the following properties:

- INDIAN RIDGE HISTORIC DISTRICT – 6814 E. Topke Street, Tucson AZ
- LOS OLIVOS HISTORIC DISTRICT – 371 E. Monte Vista, Phoenix AZ

Accompanying documentation is enclosed, as required. Should you have any questions or concerns please contact me at vstrang@azstateparks.gov or at 602.542.4662.

Sincerely,

Vivia Strang, CPM
National Register Coordinator
State Historic Preservation Office
Arizona State Parks

Enclosures

VS:vs

**ARIZONA STATE HISTORIC PRESERVATION OFFICE (SHPO)
NATIONAL REGISTER NOMINATION
TRANSMITTAL FORM
FEDERAL EXPRESS**

DATE: December 11, 2018

TO:

**Joy Beasley
National Register of Historic Places
1849 C Street NW, Mail Stop 7228
Washington, D.C. 20240**

FROM:

**William Collins
National Register Coordinator
State Historic Preservation Office
1100 West Washington Street
Phoenix AZ 85007**

National Register Nominations:

**Joslin and Whipple Historic District (Amendment)
Prescott, Yavapai County**

**Indian Ridge Historic District (Amendment)
Tucson, Pima County**

National Register Delistings:

**Southern Pacific Railroad Depot
Casa Grande, Pinal County**

**Fisher Memorial Home
Casa Grande, Pinal County**

**Should you have any questions or concerns, please contact me at
wcollins@azstateparks.gov or 602.542.7159.**

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES
EVALUATION/RETURN SHEET

Requested Action: Additional Documentation

Property Name: Indian Ridge Historic District

Multiple Name:

State & County: ARIZONA, Pima

Date Received: Date of Pending List: Date of 16th Day: Date of 45th Day: Date of Weekly List:
1/31/2019

Reference number: AD10000467

Nominator:

Reason For Review:

Accept Return Reject 1/31/2019 Date

Abstract/Summary Comments: Concur with SHPO that house at 2648 North Indian Ridge Drive retains sufficient historic integrity to contribute to the district.

Recommendation/ Criteria

Reviewer Roger Reed  Discipline Historian

Telephone (202)354-2278 Date _____

DOCUMENTATION: see attached comments : No see attached SLR : No

If a nomination is returned to the nomination authority, the nomination is no longer under consideration by the National Park Service.