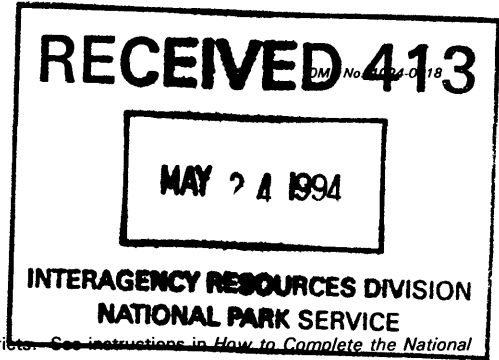


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United States Department of the Interior
National Park Service

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 Houlder, Ellen, Farm
other names/site number Obendorf, Fred, Farm; Querencia Ranch

2. Location

street & number Rt. 2, Arena Valley Road n/a not for publication
city or town Wilder X vicinity
state Idaho code ID county Canyon code 027 zip code 83676

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.)

Signature of certifying official

Date

John R. Hill, State Historic Preservation Officer
State or Federal agency and bureau

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

Signature of commenting or other official

Date

State or Federal agency and bureau

4. National Park Service Certification

I, hereby, certify that this property is:

entered in the National Register.

See continuation sheet

determined eligible for the National Register. See continuation sheet

determined not eligible for the National Register.

removed from the National Register.

other, (explain:)

Elson H. Beall

6/23/94

Entered in the
National Register

Signature of Keeper

Date of Action

Property Name Houlder, Ellen, Farm

County and State Canyon County, Idaho

5. Classification

Ownership of Property	Category of Property	No. of Resources within Property	
		contributing	noncontributing
<input checked="" type="checkbox"/> private	<input checked="" type="checkbox"/> building(s)		
<input type="checkbox"/> public-local	<input type="checkbox"/> district	<u>3</u>	<u>1</u> buildings
<input type="checkbox"/> public-State	<input type="checkbox"/> site	<u> </u>	<u> </u> sites
<input type="checkbox"/> public-Federal	<input type="checkbox"/> structure	<u>1</u>	<u> </u> structures
	<input type="checkbox"/> object	<u> </u>	<u> </u> objects
		<u>4</u>	<u>1</u> Total

Name of related multiple property listing: _____ No. of contributing resources previously listed in the National Register: 0

_____ n/a

6. Functions or Use

Historic Functions (Enter categories from instructions.)

Cat: AGRICULTURE/SUBSISTENCE Sub: agricultural outbuilding

_____ animal facility

_____ irrigation facility

Current Functions (Enter categories from instructions.)

Cat: AGRICULTURE/SUBSISTENCE Sub: agricultural outbuilding

AGRICULTURE/SUBSISTENCE storage

AGRICULTURE/SUBSISTENCE irrigation facility

DOMESTIC single dwelling

7. Description

Architectural Classification (Enter categories from instructions.)

No style

Materials (Enter categories from instructions.)

foundation concrete

walls wood; weatherboard

roof wood; shingle

other _____

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

Property Name Houlder, Ellen, Farm

County and State Canyon County, Idaho

B. 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.) n/a

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

Areas of Significance

(Enter categories from instructions.)

Agriculture

Exploration/settlement

Architecture

Period of Significance

1908-1934

Significant Dates

1908

1928

1934

Cultural Affiliation

n/a

Significant Person

n/a

Architect/Builder

unknown

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

Property Name Houlter, Ellen, Farm

County and State Canyon County, Idaho

9. Major Bibliographical References

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

Previous documentation on file (NPS):

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

Primary location of additional data:

- State Historic Preservation Office
- Other State agency
- Federal agency
- Local government
- University
- Other

Specify repository: _____

10. Geographical Data

Acreage of property 80

UTM References

1	<u> </u> <u> </u> <u> </u>	3	<u> </u> <u> </u> <u> </u>
	Zone Easting Northing		Zone Easting Northing
2	<u> </u> <u> </u> <u> </u>	4	<u> </u> <u> </u> <u> </u>

See continuation sheet

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

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

11. Form Prepared By

name/title Elizabeth Egleston/Jennifer Eastman Attebery
 organization Idaho State Historical Society date December 8, 1993
 street & number 210 Main Street telephone (208) 334-3861
 city or town Boise state Idaho zip code 83702

Additional Documentation

Submit the following items with the completed form:

Continuation Sheets

Maps

- A USGS map (7.5 or 15 minute series) indicating the property's location.
- A sketch map for historic districts and properties having large acreage or numerous resources.

Photographs

Representative black and white photographs of the property.

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

Property Owner

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

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

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UTM References:

	Zone	Easting	Northing
1.	11	500820E	4836900N
2.	11	501120E	4836900N
3.	11	501120E	4836470N
4.	11	501380E	4836470N
5.	11	501540E	4836060N
6.	11	500740E	4836060N
7.	11	500740E	4836350N
8.	11	500820E	4836270N

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Name of Property Houlder, Ellen, Farm

County and State Canyon County, Idaho

OMB No. 1024-0018

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INTERAGENCY RESOURCES DIVISION
NATIONAL PARK SERVICE

The Ellen Houlder Farm is located in the Arena Valley, east of the confluence of the Boise and Snake rivers near the Oregon border. It is in an agricultural area that consists of small rural towns and farms. The landscape is that of high, flat benches and river bottomland, within view of the Owyhee Mountains to the south. Mature trees, cultivated fields and small canals surround the farm. It is a good representation of the pre-1940s farmsteads that can be found in southwestern Idaho. The outbuildings, consisting of a barn (constructed in 1928), a shed, and a garage (both constructed in 1934), maintain an outstanding degree of integrity. The house, which was built in 1914, has undergone alterations, but does not significantly detract from the historic appearance of the farm. Several irrigation features (a canal and two checkdrops) also included in this nomination as contributing engineering structures. They provide a further link with the property's association with the settlement of the area, which was dependent on successful irrigation.

All of the buildings have weatherboard siding, are roofed with wood shingles and have concrete foundations.

Contributing Properties:

1) The barn (1928): The barn is in excellent condition and reflects years of continuous maintenance. It is a two-story, rectangular structure with a roof and slightly flared eaves. It is of frame construction. The centrally located cupola has a matching roof configuration and louvers on all four sides. There are large sliding double doors in the south and north elevations. In order to access the loft, a small square sliding door is located in the middle of the upper level on the east wall. A small sliding door is located directly below the loft door on the same wall. The pointed hay door hood and mechanical bay track are located in the north end; under the hood is a pair of hinged hay doors. A small hinged door is located to the left of the main doors in the north wall.

Three one-over-one, double-hung windows are located on the east wall, and two of similar configuration can be seen high on both the north and south elevations. In addition to these seven windows, nine fixed, single pane windows are located on the east and west walls.

On the interior, the floor is tongue and groove except for the center driveway on the ground floor, which is poured concrete. Five stalls with sliding doors are located on the west side of this driveway; three stalls and a tack room are located on the opposite side. The first floor is no longer used to shelter draft animals or to stable horses; instead, it is now used to store farm equipment and beeboards, which are necessary in raising alfalfa seed. Above this floor is the hay loft, which was originally accessed from the inside by a small elevator operated by counter weights. The only alteration consists of the removal of the elevator when the tack room was installed by the current owner.

A windshield survey indicates that this barn is one of a handful of similar buildings in the western half of the county that incorporate the gothic arch roof. The gothic arch, introduced into the western United States around 1915, is not well represented in southern Idaho, making the Houlder barn an uncommon and well-preserved example of the type.

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2) The garage (1934): This is a long, single-story, side-gabled building. The north wall of the garage is almost entirely made up of three sliding doors. Both the east and south elevations have a row of fixed, single-pane windows. A smaller window is located in the gable end of the pump house, which is attached to the west end of the garage and also has a side gable roof. The pumphouse has side-by-side Dutch doors that open onto the stairs leading down to the pump. An enclosed shop is located in the east end. The building is still used for its original purpose.

3) The shed (1934): This structure resembles a quonset hut in massing. It has a barrel roof with three shed-roofed dormers along the south side. The west and east wall are almost identical, with off-set sliding doors and fixed, single-pane windows. Directly under the peak on the west wall is a pair of doors; these have been blocked off. The roof covers the entire north elevation. The shed is constructed of laminated 1 x 4 trusses that have been bolted together to form an arch. This form provides an open interior. The rafters run cross-wise and are braced to the ceiling, providing a central walkway under the roof for storage. The shed has a dirt floor and is used as both equipment storage and a loafing shed for horses.

4) The irrigation system (1908): The chief component of the gravity irrigation system on the Houlder farm is the Plowhead Canal (Plowhead Lateral), which runs roughly north to south and east to west through the property dropping about 30 feet in elevation. The system includes headgates, one weir, one check drop, and feeder ditches. Sprinklers and gated pipes have recently been added to the system, but its historic components remain intact and in operation.

Non-contributing Properties:

5) The house (1914): No particular style can be attributed to the house. It has two stories with a "T" shaped floor plan and intersecting gables. On the north wall is an out-set porch with a gabled roof and screened windows that extend the full height. This porch contains the main entrance. An enclosed porch is located on the south wall; it is sheltered by a shed roof and is accessed by a sliding glass door. The current owners enclosed this porch within the last twenty years. The house has two brick chimneys; an interior chimney is located on the north roof slope; an exterior chimney is located on the south gable end.

Window configurations fall into three categories: one-over-one, double-hung sash; single-pane vertical; and single-pane horizontal. The vertical windows are located on either side of the exterior chimney and the enclosed porch on the south wall. They are also apparent on the first floor of the north and east walls. The horizontal, fixed windows can be seen on the second floor above the enclosed porch and in the northeast corner of the house. The east elevation has a pair of horizontal sliding windows on either side of the double-hung window on the upper floor.

The sash windows are located in the center of both floors in the center of the east elevation, as well as on both floors of the north wall. They flank the chimney on the second floor of the south wall. Five such windows, of two different sizes, comprise the fenestration of the east wall.

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Research has not revealed exactly what alterations have been made, or when. Compared to houses of a similar vintage and use in the area, this building has lost its integrity primarily through the fenestration. It does not detract, however, from the overall appearance of the farm.

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The Ellen Houlder Farm is eligible for the National Register under criterion A for its association with the Reclamation Act era of irrigated agricultural settlement in the lower Boise Valley. Irrigation transformed much of the arid desert of southern Idaho into productive agricultural land, encouraging individuals such as Ellen Houlder to settle in the region. The farm is eligible under criterion C as an example of an early twentieth-century farm that retains its layout, irrigation system, and most of its buildings with good integrity. This nomination includes not only the buildings associated with the period of significance (1908-1934), but also several historic irrigation features, such as two checkdrops and part of the Plowhead Canal.

Ellen Houlder applied for a homestead on unit "H", an eighty-acre piece of property in Arena Valley (a part of lower Boise Valley), on March 13, 1908, just as the first canals in the valley were completed. Houlder, a nurse who had immigrated from Australia, was among numerous settlers drawn to the lower Boise Valley by development of irrigation canals, which were being constructed under the auspices of the Reclamation Act of 1902. Although earlier private and mixed private-public development of irrigation systems had occurred in Boise Valley, it was not until the Reclamation Act removed the burden of financing from private investors that major irrigated settlement was feasible.

Arena Valley is located at the western edge of the Boise River valley water system near the towns of Roswell, Parma, Notus, Greenleaf, and Wilder. This area was settled with less enthusiasm than were the upper and central reaches of Boise Valley. The earliest irrigation system in the area was the Methodist Ditch (first known as the Dixie Canal), begun in 1882. That system was beset with problems because of its hillside location, but it eventually became the foundation for full-scale development under the Boise project, a project funded through the Reclamation Act.

Homesteaders were lured by the promise of federally funded irrigation projects and filed claims for land and cleared property while waiting for the irrigation project to deliver water. In Greenleaf and Wilder, for example, settlers arrived in 1904, but construction of the dams upriver was delayed until 1908. As a consequence, work on the canals and the laterals was begun at the same time. Land owners built most of the laterals and secondary canals themselves, either working directly for contractors or through "cooperative construction," in return for credit on their water rights.

In 1912 Houlder married another Arena Valley farmer, William Bartlett. Bartlett had come to Boise Valley from Missouri with his brother Ed in 1904, finding employment surveying much of the Boise Valley for the Reclamation Service. Ellen and William Bartlett raised the crops and stock typical of lower Boise Valley farms: hay, corn, grain, seed crops, dairy cows, sheep, and hogs. The Houlder farm retains many features from the Houlder-Bartlett era that are typical of early twentieth-century farms in lower Boise Valley, including its vernacular, two-story house and the large dairy barn, with cupola and hay door hood, which is among the best maintained and least altered barns in lower Boise Valley. Also intact is the gravity irrigation system, which is still used. The water is regulated by headgates, checkdrops, and feeder ditches, but over the years some of the technology has changed. For

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example, tenants on the property now use sprinklers and gated pipes to deliver water to fields. The gravity mechanism remains the basis of the system, however, so that several historic irrigation features--the Plowhead Canal and two checkdrops--remain intact.

Fred Obendorf purchased the Houlder farm from Ellen Houlder Bartlett in 1931. Obendorf was a first-generation German immigrant who came to Idaho via Indiana and Missouri. Obendorf came to Wilder in 1916 to join family members there. Fred and then his brother Ferdinand owned the farm until 1948, and it is known locally as the Obendorf place. From the Obendorf era two buildings survive with good integrity to represent agricultural outbuilding construction and design, the shed and the garage. The then-revolutionary gothic arch used in both the dairy barn and in the shed is an indication of the farm's response to national trends that were transforming the character of agricultural buildings. The abandonment of traditional framing in barn construction freed up the area directly below the roof, thereby creating unprecedented amounts of space in building interiors.

The Houlder farm documents the initial development of the valley under the Reclamation Act, and also marks a later period of prosperity and innovation as conveyed by contemporary advancements in barn design. The farm is one of the few properties in this region of Idaho that, through its remaining buildings and structures, visually embraces both this earlier and later era in Canyon County's agricultural development.

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Bird, Annie Laurie. Boise the Peace Valley. Caldwell: Caxton Printers, 1975.

Carlton, Neil H. "A History of the Development of the Boise Irrigation Project." Unpublished M.A. thesis. Brigham Young University, 1969.

Davis, Belinda. "A Study of Irrigation and the Development of Ada County." 1990. Report on file at Idaho State Historical Society, Boise.

James, George Warton. Reclaiming the Arid West: The Story of the United States Reclamation Service. New York: Dodd, Mead, 1917.

Williams, Mikel H. The History of Development and Current Status of the Carey Act in Idaho. Boise: Bureau of Reclamation, 1970.

Winslow, Dilla Tucker. From Sagebrush to Green Fields: A History of Greenleaf Idaho. Nampa: Artcraft Press, 1984.

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VERBAL BOUNDARY DESCRIPTION

The nomination includes the Ellen Houlder Farm and the property on which it sits: part of the Northeast Quarter of the Southwest Quarter (NE1/4 SW 1/4) lying West of the Plowhead Lateral, and Lots 2 and 3, all in Section 18, T4N, R5W of Boise Meridian, EXCEPTING there from the following described parcel; beginning at the Northwest corner of said Lot 2 in said Section 18, T4N, R5W BM; thence due East 300 feet; thence due South to the center line of the Plowhead Lateral; thence in a Northwesterly direction along the centerline of said Plowhead Lateral to a point on the West boundary line of said Lot 3; thence due North along said West boundary lines of said Lots 2 and 3 to the point of beginning.

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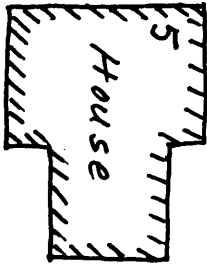
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BOUNDARY JUSTIFICATION

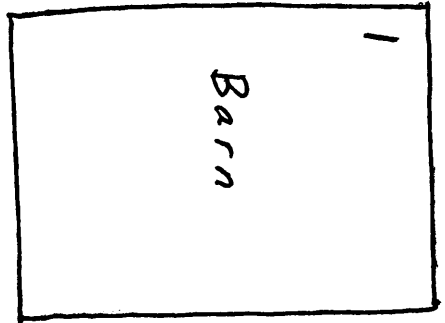
The boundaries of the property conform to current property ownership and include all of the historic properties inventoried in this nomination. The boundaries generally conform to the boundaries of Houlder's original homestead but enclose a slightly smaller parcel.

Arena Valley Road

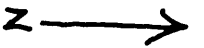


2 Garage

3 Shed



4 Plowhead Lateral



1" = approx.
20'

HOULDER FARM
CANYON CO., ID