

United States Department of the Interior  
National Park Service

National Register of Historic Places  
Continuation Sheet

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

SUPPLEMENTARY LISTING RECORD

NRIS Reference Number: 89000064 Date Listed: 3/3/89

<u>Buckhorn Mineral Springs Resort</u>	<u>Jackson</u>	<u>Oregon</u>
Property Name	County	State

Multiple Name \_\_\_\_\_

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This property is listed in the National Register of Historic Places in accordance with the attached nomination documentation subject to the following exceptions, exclusions, or amendments, notwithstanding the National Park Service certification included in the nomination documentation.

*for* Bruce J. Noble, Jr.  
Signature of the Keeper

3/3/89  
Date of Action

=====

Amended Items in Nomination:

This nomination lists several groups in the Cultural Affiliation category, although Bulletin 16 specifies that such groups should only be entered in cases where criterion D has been claimed on the nomination form. Because this nomination does not claim criterion D, no groups should be entered in the Cultural Affiliation section of the nomination form. This issue has been discussed over the telephone with Elizabeth Potter of the Oregon State Historic Preservation Office.

DISTRIBUTION:

- National Register property file
- Nominating Authority (without nomination attachment)

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National Park Service

JAN 23 1989

NATIONAL REGISTER

National Register of Historic Places  
Registration Form

This form is for use in nominating or requesting determinations of eligibility for individual properties or districts. See instructions in *Guidelines for Completing National Register Forms* (National Register Bulletin 16). Complete each item by marking "x" in the appropriate box or by entering the requested information. If an item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, styles, materials, and areas of significance, enter only the categories and subcategories listed in the instructions. For additional space use continuation sheets (Form 10-900a). Type all entries.

1. Name of Property

historic name Buckhorn Mineral Springs Resort  
other names/site number Tolman Springs Hotel

2. Location

street & number 2200 Buckhorn Springs Road N/A not for publication  
city, town Ashland N/A vicinity  
state Oregon code OR county Jackson code 029 zip code 97520

3. Classification

Ownership of Property	Category of Property	Number of Resources within Property	
		Contributing	Noncontributing
<input checked="" type="checkbox"/> private	<input type="checkbox"/> building(s)	<u>19</u>	<u>7</u> buildings
<input type="checkbox"/> public-local	<input checked="" type="checkbox"/> district	<u>2</u>	<u>2</u> sites
<input type="checkbox"/> public-State	<input type="checkbox"/> site	<u>8</u>	<u>4</u> structures
<input type="checkbox"/> public-Federal	<input type="checkbox"/> structure	<u>1</u>	<u>0</u> objects
	<input type="checkbox"/> object	<u>30</u>	<u>13</u> Total

Name of related multiple property listing: N/A

Number of contributing resources previously listed in the National Register N/A

4. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act of 1966, 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.  See continuation sheet.

[Signature] January 17, 1989  
Signature of certifying official Date  
Oregon 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.

\_\_\_\_\_  
Signature of commenting or other official Date  
\_\_\_\_\_  
State or Federal agency and bureau

5. 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:)

Druce J. Noble, Jr. 3/3/89  
\_\_\_\_\_  
Signature of the Keeper Date of Action

[Signature] for Signature of the Keeper Date of Action

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**6. Function or Use**

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Historic Functions (enter categories from instructions)

Current Functions (enter categories from instructions)

Health Care: resort  
Recreation and Culture: outdoor recreation;  
campground  
Health Care: sanitarium

Domestic: single dwelling  
Vacant not in use  
\_\_\_\_\_  
\_\_\_\_\_

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**7. Description**

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Architectural Classification  
(enter categories from instructions)

Materials (enter categories from instructions)

Late 19th and Early 20th Century American  
Movements: Bungalow/Craftsman/Rustic  
\_\_\_\_\_

foundation stone  
walls wood: weatherboard and shingles  
terra cotta: tiles  
roof asphalt: composition shingles  
other wood: logs, bark-peeled poles  
\_\_\_\_\_

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Describe present and historic physical appearance.

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The first known building constructed at Buckhorn, which is now the core of the lodge, was a small "New England Style" cottage built in 1864, possibly by Dr. Matthew Caldwell. In 1891 James C. Tolman, Surveyor General of Oregon, greatly expanded the original residence into the vernacular style Lodge as seen in Photos 1, 2, and 3. Over the years the lodge has been greatly altered, but still retains much of its original framing, windows, exterior wood shingles, etc. In 1955 Dr. Wexler added on to the front of the lodge, and in 1967 the Harrell's removed the many different roof pitches, creating the modern style visible today (photo 11). Half of the lodge is currently being used as a residence, the other half is vacant. The Jackson Co. appraisors office shows a 50% physical depreciation due to the greatly deteriorated state of this building. Although the additions and alterations to the Lodge have detracted from its significance somewhat, these changes have not significantly detracted from the overall feel one experiences at Buckhorn Springs. Particularly considering the uniqueness of Buckhorn as a whole, discussed in the "Statement of Significance." I do feel that the important elements of the Lodge can be restored and plan to begin work on them in November of this year.

Although I have no exact date it is believed that the next structures to be built were the Gazebo (photo 26), which has a pitcher pump and trough where one can pump mineral water, and well shelter (photo 27) for a shallow cement cased hand dug well. Both these structures are constructed of logs, and are open. They are still being used for their original purpose--getting mineral water--but are both quite deteriorated and await restoration. The log bridge, which is about to fail, was also built at this time, and is said to have once had a shingle roof.

Cabins 1 through 5 were built between 1936-38, cabins 6-12 in the 1890s (photos 29-31), as cottages for overnight guests. Their style is vernacular with bungalow characteristics, and most are simple rectangular buildings. Cabins 2 through 5 have clipped gable roofs with matching porch roofs (photo 33). Although the architect is unknown one should note, when examining the enclosed cabin floor plans, the symmetry, neatness, and overall simplicity of the design. The cabins are in varying states of repair, from good to bad, but it is believed they all could eventually be preserved. Presently they are being used for storage.

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Between 1936 and 1938, the Clinic, Vapor Bath House, Toilet House, and Power House (hydroelectric plant), were all constructed, again of vernacular style, as part of an effort to revitalize Buckhorn Springs as a viable resort. The Clinic (photos 16-21) contains a wood burning boiler/utility room, four small rooms with redwood tubs, and two treatment rooms also with tubs. Structurally this building needs repair and the interior was a total cosmetic mess when we purchased the property in April of '88. We intend to make a museum out of the clinic. The Vapor Bath House (photos 22-25) is a one story rectangular building with a gable roof and contains six bathing compartments enclosed by double wood doors. It continues to be used occasionally for vapor baths and is in some need of repair but structurally sound. The toilet house (photo 35) and Power House (photo 36) are both unoccupied and in need of rehabilitation.

B. Site:

Buckhorn Springs is a 95 acre parcel of land, the W 1/2 of the SE 1/4 (except for 5 acres) and the W 1/2 of the SW 1/4 of the NE 1/4 of Section 12 Township 40 South Range 2 East of Willamette Meridian, originally patented from the U.S. Government to contain as much of Emigrant Creek (photo 8) and the immediate valley as possible. The assessors plot is 40S2E Tax Lot 3100. Buckhorn Lodge faces North and West, toward the creek. Except for the NE 20 acres, the property is 1/4 mile wide by 3/4 mile long, the long length following the northerly flow of Emigrant Creek. The 25 acre adjoining property, which was a part of the original 120 acre patent, contains the only residence within a mile of Buckhorn. All other surrounding lands are privately owned forest land. This 95 acres of valley, from bottom land up on either side of the creek, pasture, and forest is an exceptionally beautiful and unusual piece of land which naturally creates its own secluded environment. The Emigrant Creek drainage, situated at the convergence of the Cascade and Siskiyou mountain ranges, and flowing North into the Rogue Valley, is a one of a kind physiographic situation which creates a unique almost "rain forest" type ecosystem of widespread diversity. The 6 acre nominated area containing the historic buildings is roughly in the middle of the property, next to Emigrant Creek, and under the canopy of many tall Oak trees (photo 9).

C. Description of each building: (The description will be divided into these seven categories)

- 1) Basic shape, dimensions of plan, stories
- 2) Structural details (floor, wall, roof)
- 3) Specific salient features of exterior
- 4) Additions

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- 5) Original internal organization and alterations
- 6) Original internal finish and alterations
- 7) Equipment remaining

The following twenty buildings or structures are contributing resources worthy of separate description and are all part of the nomination. They will be described under section C. in the following order:

- I. Tolman Springs Hotel, later Buckhorn Springs Lodge, photos 1-3, 11-15. Original building 1864 from Elmer Hopkins, Hotel 1891 from assessors increased valuation in 1892.
- II. Buckhorn Springs Mineral Bath and Physiotherapy Clinic, photos 16-21. 1936-38 from assessors increased valuation in 1937-38, also from Dick Howell who worked on buildings.
- III. Buckhorn Springs Carbon Dioxide Vapor Bath House, photos 22-25. 1936-38 same as II.
- IV. Buckhorn Springs Mineral Water Gazebo, photo 26. c.1920, Dick Howell
- V. Well Shelter, photo 27. c.1920, Dick Howell
- VI. Log Foot Bridge to Vapor Baths, photo 28. 1938, Dick Howell
- VII. Buckhorn Springs Cabin 1, photo 6 & 9. 1936-38 from Dick Howell and physical evidence.
- VIII. Buckhorn Springs Cabins 2-5, photos 6 & 7, 29 & 30. 1936-38 same as VII
- IX. Buckhorn Springs Cabin 6-8, photo 32. c.1890s, physical evidence and all accounts of original Hotel mentions cabins.
- X. Buckhorn Springs Cabins 9-12, photo 31. c.1890s same as IX
- XI. Toilet House, photo 35, 1936-38 same as VII
- XII. Power House, photo 36. 1936-38 same as VII

- I. Tolman Springs Hotel/Buckhorn Springs Lodge  
Original building: built in 1864, facing and approximately 50' from Emigrant Creek to the west.
  - 1) The original part of the lodge mentioned earlier is a rectangular 16'x 25' two story structure which had two rooms on each floor.
  - 2) A perimeter rock foundation supports the wood platform framed building. Although the second floor boards, walls and roof are gone, the second floor joists remain (with square nails in them) and when looking at Historic photo 2, one can see the East side of the original gable roof behind Tolman's 1891 addition.
  - 3) The west wall, being the only side of the original structure which is

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still an exterior wall, faces Emigrant creek and was the entrance. The front door (photo 14), is placed right in the middle of this 25' wall, with a two-over-two double hung window, placed on either side of the door. This wall is of single wall construction and still has its original windows and exterior trim. The wood shingles appear to have been put over the original siding in 1891 when Tolman created the Tolman Springs Hotel.

- 5) Upon entering, one stood in a small square hall and faced the stairs, to the left and right were equal sized rooms. Similarly the second floor had a small hall at the end of the stairs leading to two equal sized rooms on each side of the stairs. The second floor and original roof no longer exist, some say due to a fire, and the first floor was completely opened up in 1891 to serve as the dining room for Buckhorn Lodge (photo 14).

B. **Tolman Springs Hotel** : Built in 1891 with the front facing North, but also facing Emigrant creek to the West (photos 1-3).

- 1) At the young age of 27, in 1891, this original building was vastly expanded to create the Tolman Springs Hotel. To the South a 15' extension was added identical in shape to the original. To the East a one story 13 shed extension was added, creating the pitch break as seen in Historic photo 2; and to the North, which now became the front, a 16'x 48' two story section was built; all this creating a large L shaped building (see floor plan )
- 2) The basic structural details used in 1864 were again used in building the Hotel; rock foundation, platform framing, single wall construction, and on the north addition again a simple gable roof with the original and new ridges meeting.
- 3) **North elevation** - As seen in Historic photo 3 the north elevation was obviously the main entrance. The first floor had two doors and four two-over-two double hung windows.

**East elevation** - Coming around to the east elevation in Historic photo 2 one can see that the gable end, which is now gone, had one two lite casement window at each corner. Extrapolating from the opposite side, it is believed that there were two two-over-two double hung windows directly below the gable end windows. Moving south along this wall there is first a two beside two wood slider, and then a two-beside-two-beside-two wood slider with two fixed frames. The roof extension seen in the Historic photo, at the south end of this east side, was an open log enclosure for the original well and cistern.

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**South elevation** - The south elevation of the Hotel consisted of two parts. One was the new gable end which has been largely altered but retains one original two-beside-two double casement window. The east side of this elevation had the log enclosed area just mentioned. The other part of the south elevation, the extension of the L, has one original two-over-two double hung window remaining. As summarized from historic photo 3, there was also a door, directly opposite the front door, on the south side. It took me a while to figure out when examining photo 3 that the back door is open as well as the front, and one can see right through to the trees behind the Hotel!

**West elevation** - The west side of the Tolman Springs Hotel which faces the creek, consisted of the end of the L shape which was 16' wide, and the inner flank of the L which was 40'. The end of the L is the gable end wall mentioned under East elevation. Two two-over-two double hung windows, one at each corner, remain. Again, extrapolating from the East side, historic photo 2, it is believed that above each double hung window was a two lite casement window. Moving around the inside corner we have 25' of wall as described under original structure. A pair of one-over-one double hung windows were used on the new 15' extension to the south.

**General exterior** - I believe that the addition to the North of the original structure was, in shape, basically a larger version of the first building. It is also interesting to note that wherever it seemed appropriate Tolman stuck with the same two-over-two double hung windows used in the original building. In this way, and probably with details not now known, Tolman was able to create a Hotel from the original building without totally compromising it. The Tolman Springs Hotel had double corner boards on the first and second floor walls. The rafters had equal width fascia boards at the eaves. The eave overhang with open soffit appears to be greater than the gable end overhang, which looks to be around 16". Window and door trim is wide and plain; the windows having a 1 5/8" sill with 1" sill house, and the top piece of trim extending slightly beyond the sides. Again I must emphasize it was the log work mentioned earlier which added a unique quality to this Hotel.

- 5) Upon entering the Tolman Springs Hotel, as many have told us, one was within a large open room 16' x 36', used often for dances. At the east end of this room was a 16' x 12' room with separate entrance; used, I believe, for an office. Walking through the large open room one came into the 16' x 25' dining room (original building opened up). Adjacent to and moving south from the office in order were the kitchen, possible family quarters, and well/cistern/storage area. Beyond the dining room was a 14'-6" x 13'-6" room which may have been used as a laundry area.



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6) The original building and Tolman Springs Hotel have been altered over the years yet read like a book in regards to who did what and when. The dining room (photo 14)--original building opened up--has; 16 x 32 fiberboard ceiling tiles, 9 x 9 linoleum tiles in a checkerboard pattern, clear rotary cut plywood walls similar to the cabins, which have been painted, and 1 x 4 door and window trim--plain and simple. The windows do have sills and aprons. These were typical finishes for the Tolman Springs Hotel except for fiberboard walls in the back or laundry room; and the kitchen and bath, which are similar. The kitchen has; 9 x 9 linoleum of a different pattern (over old linoleum), 1 x 3 beaded T.& G. fir walls and ceiling, plain wide door and window trim, cabinets built in place of wide 1 x stock with 1 x 3 double v-groove T.& G. fir for the doors. The only countertop is a 22" wide x 15' long slab of sugar pine with sink hole and drainboards shaped into it. Subsequent additions are obvious as they all have sheetrock walls.

Later alterations: in chronological order (photos 11-15)

- 5) In 1936-38 a group of people, calling themselves "Buckhorn Mineral Springs Corporation," owned the property and did extensive improvements. The only apparent change to the Lodge at this time was the enclosing, with rock and terra cotta brick (photo 12) of the open log shelter for the well/cistern area.
- 4) Dr. Herman Wexler, in 1955, added 12' of interior space and 6' of verandah to the 48' north side of Buckhorn Lodge. I believe this was a one story addition but it is not known what the roof configuration was (my extensive, although necessarily limited, research time has been centered on Buckhorn's early history). Little effort was made to respect the architectural integrity of the Hotel and the result can be seen in the hodge-podge appearance of the lodge today (photos 11-12). 18" #1 certigroove cedar sidewall shakes were used instead of matching the original shakes, one-over-one double hung windows were used instead of matching the two-over-two theme, 2" trim on the windows instead of the 4" earlier trim. A lack of respect in almost every detail!!
- 5) Also at this time the large 16' x 36' room was divided up. Along with the addition, this part of the building now contains five approximately 10' x 12' rooms, three 1/2 baths, storage, and lots of hallway.
- 4) Again in 1967, some say because of fire (which I have not been able to verify), the Lodge was greatly altered with no respect for its past. Twenty-three different roof pitches, levels, etc., were removed along with the second floor, and a new roof structure was built (photos 11-12). The roof was made to extend over the porch on the north, creating a verandah (photo 11). This last alteration is what has given Buckhorn

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Lodge its "modern" appearance.

- 7) Much of the old furnishings and medical equipment, used at various times, still remains in different buildings at Buckhorn. Hanging on the wall of the office, on the northeast corner of the Lodge, was a drawing of Dr. Wexler, as seen in the "Table Rock Sentinel," p. 13, enclosed. Quite a bit of his records, stationary, old bills, advertising brochures, etc. have been left. Also in the office was a large Dithermy unit, used to deliver heat to a patient's muscles through high frequency. The attic contains many parts of old equipment including a x-ray head, copper heat lamp, enema and colonic irrigation stands to name a few. As with many older things these items are of high quality materials and workmanship.

II. Clinic: Built in 1936, approximately 20' from Emmigrant Creek and facing the Lodge to the North (photos 16-21).

- 1) The Buckhorn Springs Mineral Bath and Physiotherapy Clinic's footprint is the shape of a backwards L. One leg of the L is 13'-6" wide and 58' long. The other leg is the same width and 36' long. The interior corner of the L is broken at a 45 degree angle, creating a 4' wall which contains the front door (photo 17).
- 2) A continuous concrete perimeter foundation supports the terra cotta block walls which are reinforced on the corners with 7 x 7 concrete posts (photo 16). These terra cotta blocks, which were used extensively on the clinic, Bath House, Toilet House, Power House, and to enclosed the original well and cistern at the rear of the Lodge, were purchased from Klamath Brick and Tile, 45 miles away in Klamath Falls. This part of the structure was obviously inadequate (possibly no steel reinforcing) as there are many cracks in the walls and posts. Concrete was used for the floor of the Boiler Room and wood joists with 1 x 3 T.& G. clear Fir flooring throughout the rest of the building.

The roof is gabled however the ridge is off center. It appears that the wall/ridge/wall ratio is 1/3-2/3, creating a somewhat askew look with two different roof pitches (photo 16). No fascia was used at the end of the 2 x 4 rafters. Above the entrance a clipped dormer roof, beginning at the corner of the ridges and extending 4' feet beyond the front door, provides a sheltered entrance (photo 17). The original shake roof has been replaced with three tab asphalt shingles.

- 3) Beginning on the left side of the north elevation, which faces the lodge, there is a 4' door (photo 16), made of the same 1/2 x 3 1/4 double beaded paneling used on the interior, which serves the Boiler

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Room. Right next to it is a 3' door made of the same material which opens into the end of the long hallway. Moving to the right, toward the inside corner of the L, are three one-over-one double hung windows (photo 17), the 45 degree wall at the interior corner of the L contains a 3' wide Queen Anne door with a large glass panel (photo 17). Continuing around the corner to the east elevation there are two more one-over-one double hung windows (photo 17). The north facing gable end wall, which has plaster over wood framing on the gable end above the blocks, contains no openings. Along the west wall, facing and close to Emigrant Creek, are three one-over-one double hung windows. On the south elevation, at the left end, is another one-over-one double hung window (photo 21). Moving to the right along this 58' wall there are four 24" x 16" vent/openings up high, one for each tub room. Down at the right end the Boiler room has two 4 lite loose unhinged windows. Finally the east gable end wall also has one of these 4 lite windows serving the Boiler room (photo 16).

The windows and doors are all trimmed on the sides with 1 x 3 1/2 boards. The double hung windows have 1 x 4 1/2 trim on the top with an extra rabbitted piece of trim above the 1 x 4 1/2, along with standard sills (photo 17), giving them a look one step more decorated than plain. The front door has a shallow pyramid shaped piece of top trim (photo 17), adding to the angles created with the 45 degree entrance wall. A 6' foot deep porch (photo 17) leading to the front door, filled the interior corner of the L and, although mostly rotted away, this porch had three boardwalks converging upon it. The Boiler room has a brick chimney which can be seen in Photo 16.

- 4) No additions or alterations have been made inside or out to the clinic, except for the new roof as mentioned.
- 5) If one turns left after going through the front door there is a 3' wide long hall (photo 19) serving four 6' x 9' tub rooms (photo 20). At the end of the hall is a 12' x 17' Boiler room (photo 18). The other end of the hall, near the front door, leads to a 16' x 9' office (photo 21) with one tub. To the right of the hall and front door is a 19' x 12'-6" examination room with two tubs.
- 6) The interior walls are framed with 2 x 4's set flat and covered on one side with 1/2 x 3 1/4 double beaded, paneling, as seen in photo 19. All interior walls and ceiling, including the terra cotta exterior walk, have been painted an off white. The office and examination rooms have their original vinyl floors (photo 21). The windows are trimmed with 1 x 3 1/2 side boards, 1 x 5 1/2 top trim, 1 x 3 1/2 aprons, and standard sills with Roman ogee shaped edges. The ceiling is made of 1 x 7

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shiplapped fir boards.

- 7) The Boiler room has two stoker fired wood boilers and a large hot water heat exchanger tank (photo 18). These boilers, as well as providing hot water for baths, heated water for a system consisting of five radiators which kept the clinic warm. The mineral water was pumped from the springs for the baths. There is also an old Fluoroscopic X-ray table (photo 19), probably built in the 20's by G.E. or Phillips in the Boiler room (photo 19). Each of the four tub rooms has a 6' long x 21" high x 32" deep redwood tub and bench (photo 20). All 7 of these stout tubs were built 52 years ago by Henry Padgham at his shop in Medford. Heavy ropes hang from the ceiling above each tub to pull yourself out of the mud! The office contains (photo 21): ultrasonic wave (or sine wave) made by the Thompson Plaster X-ray Co. which detected blockage within ones body ?, a small resistance meter made by H.G. Fisher & Co., a speaker for these machines, and a AT&T #940 teletype.

In the examination room the Hydrotherapy table, and related equipment still remain.

III. **Bath House:** Built in 1936 on the west bank of Emigrant Creek and facing the Gazebo to the south (photos 22-25).

- 1) The Buckhorn Springs Carbon Dioxide Vapor Bath House (along with the gazebo and well structure) is separated from all other improvements on the property by a log bridge. It is a one story, 14' x 26' rectangular building (photo 22).
- 2) I believe (not being visible the CO<sub>2</sub> makes it very dangerous to get under the building) the unfinished terra cotta blocks which make up the walls are set on a continuous concrete foundation, similar to the other terra cotta buildings built on the property in 1936. As with the clinic the corners are reinforced with 7" x 7" concrete posts. Unlike the clinic this building is structurally in good shape, possibly because it looks like the foundation is set on solid rock. The wood frame floor is covered with 1 x 5 T.& G. clear fir floor boards. In the bottom of each compartment (photo 25), there are two holes where the CO<sub>2</sub> comes up. One can see water and hear bubbling from these holes below the Bath House. The roof is gabled and at one time had split shakes but is now covered with 3 tab asphalt composition shingles.
- 3) The south or front elevation has a doorway placed right in the middle with a one-over-one double hung window set symmetrically on either side (photo 24), the gable end walls have no openings. As with the clinic the gable end above the block is plaster over wood (the east gable end

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says "Carbon Dioxide Vapor Baths") (photo 22), and remains in excellent condition. The north elevation contains three single lite windows (photo 23) which pivot inward from the bottom. The windows and door are trimmed the same as the clinic, except that the window top piece lacks the extra rabbeted piece, giving the bath house a plainer look.

- 4) Except for the new roof there have been no additions or alterations to the Bath House.
- 5) As seen in photo 25, the Bath House is one large open room. A 5' walkway separates the door from the 6 compartments, which are 29" wide x 68" long x 36" deep and enclosed with cedar. One can walk down three steps, sit on the bench, and close the double cedar doors, leaving one's neck and head projecting through a round hole in the doors. Careful not to get your head below the level of the floor as the intense CO<sub>2</sub> will immediately cause eye irritation, restricted breathing, and eventually may lead to more serious results!
- 6) The interior walls and compartment lids have been painted an off white. The floor is grey and, in front of the compartments, covered with a rubber mat.

IV. **Gazebo:** c.1920. Facing Emigrant Creek to the East and directly to the South of the Bath House (photo 26).

- 1) The Buckhorn Springs Mineral Water Gazebo (photo 26) is a roughly octagonal (the sides are not at all equal) shaped open log building which is 11' across from side to side.
- 2) Although there is a concrete floor I believe this was added when the Bath House was built, in 1936, as it has been kept separate from the rock foundations supporting the eight +6" diameter log posts. A rough 2 x 6 ties the top of the posts together. The structure is strengthened laterally with five 45 degree +3" diameter log knee braces. Although not visible from photo 26 this system is inadequate, as the Gazebo is leaning and will fall over soon if not cared for. Except for the entrance there are full 2" x 11" benches, from post to post all around, with +3" diameter pole rails. Rafters consist of nine +3" diameter poles with wide 1 x boards making up the roof. The wood shingles have been replaced with roll roofing.
- 5) The Gazebo is open inside with a rock well, classic picture pump, and wood trough placed right in the center. Those wishing to drink the mineral water pump it out of the ground.

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V. **Well Shelter:** c.1920, situated between the log bridge and bath house (photo 27)

1-3) In order to fit between the rock wall on the west side of Emmigrant Creek and the boardwalk leading from the bridge to the bath house, the well shelter is shaped like a trapezoid. It is 8' in length, 2' wide at the short end, 5' at the long end, and just over 8' high. The structure will fall down soon as the 6" diameter posts are set into the ground and badly rotted. It has 45 degree log knee braces on the ends and along the back side similar to the gazebo. The roof is a tapered gable with 2" log rafters and wide 1 x fir boards running lengthwise for sheathing. No roofing material was ever used. The ends and back side have a 3" log railing at 26" high, with a half log seat at 18". The well shelter is an open log structure of rustic appearance similar in detail to the gazebo.

4-6) Within this structure is a hand dug well 5' deep, the same distance down to the level of Emmigrant Creek. The well is lined with 16" I.D. cement culvert to ground level and then protected with a tidy 3" diameter log enclosure with saddle notched corners and 1/4 log chinking. The wood cover is double hinged for access. A log placed on the top plates above, directly over the well, indicates that buckets were used to withdraw water by hand.

VI. **Log Bridge:** 1936, across Emmigrant Creek connecting Bath house with Lodge, etc. (photos 22, 28).

1-6) The bridge is 5' wide and 46' long spanning 25' of Emmigrant Creek. Three long 7"-13" diameter logs, placed on 14" logs set perpendicular and on either side of the creek, form the structure of the bridge. 4" posts, set at approximately 8' O.C. support 3" log railings. To give the railing support two of the 2 x 12 deck boards extend beyond the 5' width on each end, allowing for 45 degree railing braces. The bridge is in such bad shape that it would probably have failed had I not shored it up. When looking at photo 28 one can notice that only about 1/2 of the log balusters on the far left side of the bridge are existing. As there is no evidence that this was ever completed (nail holes) it is curious to wonder why?

VII. **Cabin 1:** built 1936-38, the southern most cabin, closest to the Lodge, approximately 50' from Emmigrant Creek (photo 9). Floor plan included.

1-2) Cabin 1 is the largest of the cabins, now a 20' x 34' (originally 20' x 26') one story rectangular building with a gable roof. A rock foundation supports 4 x 4 posts which in turn support the platform wood

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framed floor, walls, and roof.

- 3) The east elevation, or front, has a one-over-one double hung window on the right and a 8' wide by 4' deep covered porch notched into the rectangular footprint of the building, with a 32" wide three lower panel and 24" x 24" glass panel front door. The south elevation (photo 9) consists of another similar one-over-one double hung window on the right, a 30" wide single lower and glass upper panel door, and to the left a eight-over-eight double hung window on the eight foot addition. All of the west elevation (photo 6) has been added on to the original and includes two large 30 lite fixed windows. Coming around to the north and moving left, we again have a eight-over-eight double hung window at the addition, two two lite square windows which pivot inward at the bottom, (an exterior door between these windows has been filled in) a 30" wide four vertical panel door, and finally another two lite bottom pivot window (photo 6). The exterior walls are wood shingles done in a every-other-one staggered pattern, giving the building a scale like appearance. 1 x 4 corner boards were used. The door and window trim is 1 x 4 1/2 and plain, sills with no aprons.
- 4) As alluded to earlier the west eight feet have been added, elongating the original rectangle. At the same time a new roof structure was built for the whole building. Although a simple gable now, the original roof may have been clipped, more in keeping with the surrounding cabins.
- 5) The front door opens into a 12' deep by 10' wide Living Room. Directly behind this is a 17' deep (8' added) by 10' wide kitchen/dining area. The north side of the building has a 9' x 10'-8" bedroom at the front and a 9' x 15' (8' added) bedroom at the back, with a small hall and 3/4 bathroom between them. Along with enlarging the two rear rooms eight feet; a closet was added to the rear bedroom, the bathroom was expanded to include a toilet and shower, and the brick chimney was replaced with steel pipe.
- 6) The living/kitchen-dining half of Cabin 1 has 5 1/2" T. & G. floor boards, a 3/8" plywood subfloor, and relatively new sheet linoleum. 3 1/2" T. & G. fir flooring, which is now painted grey, provides a floor for the two bedrooms. The bathroom floor is linoleum. The original and added interior walls and ceilings are all 4 x 8 clear rotary cut Fir plywood with 5/16" x 1 5/16" trim over the seams. According to Robert Kellso, who works for Medco, (a large sawmill and plywood manufacturer in Medford), plywood was first available on the West coast in 1905 from a plant near Portland and locally in 1938 from Timber Products. The only surface which has not been painted is the ceiling of the front bedroom. Windows and doors of the original part were trimmed with 1 x 4

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1/8 plain boards; the windows having sills, 3/4" sill horns, and 1 x 3 3/8 " aprons. The added windows are trimmed all the way around with 1 x 3 1/2 " plain boards. 3 1/2" baseboard and 5/16" x 1 5/16" ceiling trim throughout. Some of the kitchen cabinets are original and some were added when the addition was done.

VIII. Cabins 2,3,4,5: built 1936-1938 (assessor says 1925?) situated along the east bank of Emigrant Creek north of Cabin 1, floor plan included (photos 29-30).

- 1) Although Cabin 2 is slightly larger than 3, 4, and 5, which are basically all the same, I am grouping it with the others as they are all of the same type. Cabin 2 is a 16' x 24' rectangular one story building with a gable main and front entry porch roof which have both been clipped. Cabins 3-5 are the same except that they measure 10' x 24'.
- 2) All are of the same construction type as it is obvious they were built during the same time. Rock foundations support 4x4 posts which in turn support wood framed floor, 2x4 stud walls, and a conventionally framed gable roof.
- 3) The east elevation of Cabin 2, which has a 4' x 9' entry porch; contains two 32", three lower and one upper glass panel, doors side by side in the middle. They are each flanked by two-over-two double hung windows (photo 29). On the south we see; first a square two lite, bottom inward pivot window, then moving to the left a door the same as the front doors, and finally another two lite bottom pivot window. The west elevation has two two-over-two double hung windows (photo 7). The north wall is a repeat of the south elevation except that the door has five wood horizontal panels (photo 6).

Cabins 3 & 4 are identical and have 30" three lower and one upper glass panel, doors on their east sides, which open onto 4'x 6' front entry porches. Their south elevations contain two one-over-one double hung windows. Each cabin has a square one lite bottom inward pivot window on the west (photo 7). The north elevation of Cabins 3 & 4 both have 30" four vertical panel, doors and two square on lite bottom pivot windows. The entrance to Cabin 5 is from the north side instead of the east end, necessitating different placement of doors and windows. Except for having only one one-over-one double hung window, on the east end, Cabin 5 has the same window and door elements as Cabins 3 & 4.

Cabins 2 & 3 are sided with 1 x 9 horizontal ship lapped fir boards. Cabins 4 & 5 have wood shakes on their exterior. All have 1 x 3 1/2 corner boards, plain 1 x 3 1/2 door and window trim, the windows having



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sills but no apron, and all lacking fascia boards. Cabin 2 is the only one of these with its original wood shake roof and sports a brick chimney, in bad shape. The other roofs have been replaced with 3 tab asphalt composition shingles.

The most strikingly unique element of these cabins are the matching clipped gables on the man and porch roofs (photo 33). They are supported with plain wood brackets, and the gable ends are covered with whatever siding was used on that particular cabin. The entry porch roof of the clinic was constructed in exactly the same way, and proportionally looks the same as the cabins, leading me to dispute the assessor claim that these cabins were constructed in 1925. More information will be collected in order to pin down whether it was 1925 or 1936-38 that these cabins were constructed.

- 4) No additions have been made to these cabins.
- 5) Either front door of cabin 2 opens into the same 15'-6"x11'-6" deep room with the chimney stack in the middle at the back (photo 34). Two equal sized, 7'-6" x 11'-6" rooms are behind the large room. The room at the left rear contains a sink and kitchen cabinets. A work bench has been added in the front room and the rear right room, along with many shelves; as most recently this building was used as a workshop.

Cabins 3, 4 & 5 all open into 9'-6" x 13'-6" deep front rooms with a 9'-6" x 9'-6" kitchen room with sink at the rear. Cabin 5 has had the interior dividing wall removed, and is completely open on the inside.

- 6) All cabins have 3 1/4" T&G fir floor boards painted grey, with sheet linoleum in the kitchen areas. Cabins 2 & 3 have fir plywood and details the same as cabin 1, except for 7 1/4" baseboard and 1/2" quarter round ceiling trim. The plywood walls and ceiling of cabin 2 have been painted, and Cabin 3 left natural. Cabins 4 & 5 have fiberboard walls and ceiling, which are falling off. All windows and doors are trimmed out the same as cabin 1. Cabin 4 has many of the original curtains, and is loaded with old furnishings from various buildings at Buckhorn.

IX. Cabins 6,7,8,: built in 1890s, adjacent to the Toilet house, moving east from Emigrant Creek (photo 32).

These cabins make up one large building which is in such bad shape structurally I feel it is not possible to describe at this time. At first I thought it would need to be torn down. Now I'm not sure and would like to include it in the nomination. It is of single wall construction and

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similar detail to cabins 9-12, making it possibly close to 100 years old. The interior is a total mess, piles upon piles of rotten who knows what! Its historical significance in relation to Buckhorn is not fully known at this time, and I would like to give it the benefit of the doubt and include it, knowing that further information will be necessary when the correct time arrives.

- X. Cabins 9, 10, 11, 12: 1890s, across driveway from #6-8 lined up perpendicular, east/west from Emigrant Creek (photo 31).
- 1) Although in varying degrees of disrepair, Cabins 9-12 are identical. They are 10'-6" x 18'-6" rectangular one story buildings with gable roofs and shed entry roofs. It is believed they were moved from the pasture to the south of the lodge sometime, possibly well before 1937.
  - 2) The foundations are rock, cripple supports are chunks of log, split firewood, or whatever was around. Floors are full rough 2 x 6 with 5 1/2" T&G planks. The walls are single wall with wide boards. The roofs are conventionally framed with less overhang on eave and rake than the other cabins.
  - 3) The front, or south elevations, boast small shed entry roofs supported by plain wood brackets, which have been spiffed up somewhat with 45 degree cuts at their ends. A 32" five horizontal panel front door is the only opening on the south. The west elevations are simple, no openings. On the north Cabins 9 & 12 have four vertical panel doors, while cabins 10 & 11 have back doors like the front doors. Also on the north side is a four lite bottom inward pivot window. The east elevation has another of these four lite windows as well as a one-over-one, or four-over-four double hung window, depending on the cabin. While the windows on Cabin 9 have the extra thickness set on the inside of the single wall construction as usual, Cabins 10-12 are the opposite, with the extra thickness set to the outside! They all have 1 x 3 corner boards and 1 x 4 door and window trim similar to the other cabins. Cabin 9 is the only one with its original wood shake roof, the others have been covered with either roll roofing or three tab asphalt shingles.
  - 4) No additions have been made to cabins 9-12.
  - 5) The front door opens into a 10' x 10'-6" deep front room, which has a 10' x 7' kitchen behind it. The kitchen contains a lower cabinet with one drawer, cupboard space and countertop. There is also an upper cabinet with one door.

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- 6) Sheet linoleum covers the floors. The walls and ceiling all have 3/8" fiberboard which is falling off, except for cabin 9, which has 1/4" pressedboard. Doors and windows are trimmed similar to the other cabins, except for the Roman ogee shape of the sills is replaced with a simple bevel cut. The countertops are linoleum with cold water only, no sink. Some silverware, dishes, pots and pans remain. The cabins are full of various junk/artifacts from Buckhorn Springs, except for cabin 12 which has been opened up and cleaned out.

Sometime in the next two years we plan to move Cabins 9-12 a little North of where they are now, into the old tenting area. We have been told that they were moved to their present location from the pasture to the South of the Lodge. As seen when comparing photos 31 & 4, Cabins 9-12 do not fit in the way the other Cabins do. With respect for their historic significance we hope to make them fit in better.

**XI. Toilet house:** built in 1936-38, situated between cabin 5 and 6-9 (photo 35)

- 1-3) The toilet house is a single story 9'-6" x 21' rectangular structure with a gable roof. The terra cotta blocks, which reach a height of 4' where the wall changes to 2 x 4 studs, are supported by a rock foundation. This is probably why the back wall is leaning severely and will fall any day now. The roof is conventionally framed with 2 x 4's and has 1 x 4's spaced for the original wood shakes. 1 x 8 horizontal ship-lapped fir boards complete the exterior walls above 4'. Two 32" door ways on the south side, a double two lite in swinging casement window on the west wall, a square single lite fixed window on the east, and a gable vent on each end make up all the exterior openings. Simple, plain trim characterizes the building.

- 5-6) On the left the door opens into a 9' x 10' men's room divided by three wood stalls with hinged doors. One flush toilet remains although the wall hung sink is now gone. The floor, and wall between men and women, are both covered with 1 x 7 shiplap. The walls are open and left natural, except for the divider wall which is sheathed on both sides. Open rafters make up the ceiling. The women's side is identical to the men's.

**XII. Power House:** built 1936-38, southeast from the rear of the lodge (photo 36).

- 1-6) Similar in construction to the toilet house the pumphouse is a 8'-6" x 13'-6" single story rectangular building with a gable roof. Structurally it is built the same as the toilet house except that the terra cotta blocks only go up 3" and it is on a concrete foundation.

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The south elevation has the entry door, a rough shed type homemade door. On the west there is a 4 lite bottom pivot window, trimmed on the exterior as the cabins were done, and on the east an open window. 1 x 9 shiplap finishes off the walls above 3'. The roof has been done over with three tab asphalt shingles. There is a wood floor and the walls on the interior are open and left natural. At the back of the building, on the exterior, there is a foundation for the Pelton wheel, which generated electricity.

D. Other Noteworthy Resources within nominated area:

The following thirteen buildings, sites, structures, or objects are noteworthy resources which have been included in "Number of Resources within Property." Of these, all but the sites of two building ruins (old bathhouse and barn) are counted as contributing features.

1. Two outhouses in the tenting area.
  2. The Indian vapor bath site
  3. Historic bath house site now in ruins (non-contributing)
  4. The mineral springs and carbon dioxide free expression site
  5. Site of the historic barn including a pile of historic mortise and tenon beams and posts (non-contributing)
  6. "Tolman ditch" and all related parts approximately 1/2 mile long for irrigation of 10 acres, filed in 1891
  7. What remains of the historic landscaping, the extent of which one gets a clue of from historic photo 167
  8. Boardwalks, as seen in historic photo of cabins, which were extensive
  9. Trails; one historic trail has been found so far
  10. The slat fence surrounding the 6 acre improved area, which remains intact wherever still standing
  11. The drinking fountain behind Lodge
  12. An extensive rock wall along Em igrant Creek, photo 22
- 
1. The two outhouses, located below the cabins in the tenting area, are 5' x 5' with horizontal siding and a shed roof. Although not used for many many years they are still standing and, as part of the whole picture, probably worthy of restoration.
  2. The spot which we have been told was used by the Indians for their CO<sub>2</sub> baths is 6' North of the Bath House. The feature consists of dished-out boulders in a rectangular configuration measuring 5' x 9'. It is understood this is where they would lie down and get a CO<sub>2</sub> bath as described later.
  3. Approximately 10' NW of the log bridge and North of the Bath House are

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the remains of a structure which I believe may have been the old bath house Ethel Romano described to me. Still visible are rocks in a 8' x 12' rectangular shape and some very rotten wood.

4. The site of the mineral and carbon dioxide springs is a very special place. Many people have told me about strong feelings they have had from being at this particular spot. The sound of the CO<sub>2</sub> bubbling out of the earth is unique, I have never experienced it before. One gets a secure, calming feeling from experiencing this site.
5. Unfortunately the old barn which many people have talked about only exists now as a stack of hand hewn mortise and tennon 6 x 6's, 8 x 8's, 8 x 10's etc., which were pegged together. Although not in my possession, photos do exist and I plan to recreate this old structure some day.
6. The Tolman ditch, recorded by M. Lawrence, is roughly 3/4 of a mile long and is for irrigation of 10 acres and domestic use. It has a priority date of 1891. As far as I know this water system has been in continual use since 1891 as until last year it was the only source of non-mineral water at Buckhorn. An intricate system of trenches, pipes, viaducts, small ponds, wood tanks, and rock lined spillways allowed this water to be used for; irrigating the pasture, garden, and landscaping, all of Buckhorn's domestic water needs, generating electricity, and finally running past the Lodge along a walkway and into Emigrant Creek. Photo 3 shows part of what I believe was a fountain in front of the Lodge.
7. From viewing the Historic photos one can see that quite a bit of landscaping was done at Buckhorn when the idea was to make it like a "Garden of Eden." Some, but certainly not all of the elements which remain today are: a locust tree on each side of the entry walkway, climbing rose bushes around the front, lilac shrubs, verigated vinca, vinca, walnut trees, Spirea, Alaska poppies, peonies, tulips, honeysuckle and English Ivy. We plan to rejuvenate as much of this as possible. The feature to be counted as contributing in the developed landscape associated with the lodge is the boulder-edged driveway which leads into the property from an unimproved access road.
8. Leading East from the log bridge is the only boardwalk at Buckhorn Springs which still remains. Set on two logs which are placed on rocks it is decked with 1 x 6 lumber. It is 3' wide and only 20' long, 30' having been cut off recently to gain access to an old well site. Photo 4 shows a boardwalk in front of cabins 3, 4, & 5 which no longer exists. I am anxious to cut back the blackberry bushes between the Bath House--Lodge--and Clinic as I have seen sections of old rock walkways which I know are in good condition. With careful study in

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determining where and how these boardwalks were built, I hope to bring this extensive system back to life.

9. After talking with Vern Hopkins we discovered a wonderful trail he told us about which leads from the Gazebo South and up along Emigrant Creek, through the forest, to the old homestead on our west adjoining property where Vern was born 76 years ago. The trail traverses a steep hillside and was well built many years ago. It is in excellent condition and I am sure is only one of many waiting to be found.
10. Not much is left of the wire and slat fence which used to surround Buckhorn Springs. It does remain along parts of the East and North boundaries given in the verbal description. The sections which still stand, some are 30' long, are impressive in the amount of work which went into building it.
11. Between the back of the Lodge and the Clinic is an old drinking Fountain made of small river rock and cement. It stands 32" high and is roughly 28" in diameter. I suspect that mineral water was available here. It now has a hose bib on it but shows signs of having been changed.
12. The beautiful moss covered rock wall, which runs along the west bank of Emigrant Creek and retains enough dirt to create a large flat area where the Bath House, Gazebo, Well shelter, and ruins of old CO<sub>2</sub> usages are is roughly 150' long, 6' high at its maximum, and 18" thick. It was built by Fred Grant (Yarrington's nephew), with Dick Howell helping, in 1937 of local rocks. Near the Bath House a stairway, leading down to the creek has been notched into the wall. Where the springs flow into Emigrant Creek the wall has been undermined by erosion. Cement was used between the rocks and overall the wall is in good condition.

The following ten buildings and structural features have been included under noncontributing resources within property and are described as follows:

1. The well/pump house is an 8' x 8' square building with a gable roof. Built in 1987 it is ugly and does not fit in at Buckhorn. Something will be done about it. Building.
2. The present driveways at Buckhorn are too extensive. Sometime during the Harrells' ownership, probably in the early seventies, they put in a driveway from the East and created too much rockered driveway. I would like to bring back more yard, as seen in photo 1 and plan to abandon the Harrells driveway and improve the old, original one. Structure.

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3. The 24' x 19' chicken coop is an eyesore and will be torn down. Building.
4. The sauna is 13' x 18', rectangular, with gable roof and built in 1940. It has "asbestos" shingle exterior siding and asphalt roof. A wood burning stove on the inside provides heat for the rocks. Building.
5. The "caretakers" cabin is 14 x 32 with a gable roof. It is different in looks than everything else at Buckhorn. I don't believe it has any historical value to speak of. Building.
6. An 8 x 12 "garage" lies just in front of the caretaker cabin and is about to fall down. Just as well as it has no value. Building.
7. Behind the Lodge there is an 7 x 16 wood shed with a shed roof. It also has no historical value. Structure.
8. In front of the Toilet House is a 1950's 8' x 28' trailer which is totally out of place at Buckhorn and will be one of the first things to go. Structure.
9. Next to the Power House is an 18' x 24' barn that is somewhat old but doesn't appear to have any historic value, particularly in relation to Buckhorn Springs. Building.
10. Behind Cabin 10 is a 9' x 12' pony shed built by the Harrells and of no significant value. Structure.

**8. Statement of Significance**

Certifying official has considered the significance of this property in relation to other properties:

nationally     statewide     locally

Applicable National Register Criteria     A     B     C     D

Criteria Considerations (Exceptions)     A     B     C     D     E     F     G

Areas of Significance (enter categories from instructions)

Health/Medicine

Entertainment/Recreation

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

Period of Significance

1891-1938

\_\_\_\_\_

\_\_\_\_\_

Significant Dates

1891

1936-1938

\_\_\_\_\_

Cultural Affiliation

Takeelma bands, Upper Rogue River Indians

Klamath and Modoc Indians

19th Century Anglo American

Significant Person

N/A

Architect/Builder

Unknown

State significance of property, and justify criteria, criteria considerations, and areas and periods of significance noted above.

See continuation sheet



**9. Major Bibliographical References**

- Horowitz, A., "The Landscapes of Hot Springs and Mineral Springs in Western Oregon," 1973.
- Watson, C.B., "Indian Legends of the Springs," Ashland Tidings, December 14, 1914.
- Wagner, Norman S., "Natural Sources of Carbon Dioxide in Oregon," The Ore-Bin, Portland, Oregon: State of Oregon, 1959.
- "Outings in Oregon," pamphlet issued by Southern Pacific Railroad, c. 1910.
- Borden, Bertha, "Hi-U-Skookum Medicine in Bear Creek Valley," Oregon Journal, March 21, 1948.
- Walling, A. B., History of Southern Oregon, 1884.

See continuation sheet

**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:**

Southern Oregon Historical Society  
Jacksonville Museum, Jacksonville, OR 97530

**10. Geographical Data**

Acreage of property c. 6 acres Ashland, Oregon-California 1:62500

**UTM References**

A 

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Zone Easting Northing

C 

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B 

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Zone Easting Northing

D 

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See continuation sheet

**Verbal Boundary Description** The nominated area is located in the SW $\frac{1}{4}$  of the SW $\frac{1}{4}$  of the NE $\frac{1}{4}$ , and the NW $\frac{1}{4}$  of the NW $\frac{1}{4}$  of the SE $\frac{1}{4}$  of Section 12, Township 40S, Range 2E, Willamette Meridian, in Jackson County, Oregon. It is a six-acre portion of a 95-acre parcel identified as Jackson County Tax Lot 3100, at said location, and is more particularly described as follows:

See continuation sheet

**Boundary Justification** The nominated area of six acres encompasses all land and improvements within the historic slat and wire fence line which surrounded, and protected from open range, the historically developed part of Buckhorn Springs. The area includes a section of Emigrant Creek approximately 1,000 feet in length. The entire area was intensively used by visitors to the mineral springs resort in the historic period 1891-1938 and encompasses the historic springs, picnic and tenting grounds, developed landscape features, historic sites and buildings.

See continuation sheet

**11. Form Prepared By**

name/title Bruce K. Sargent

organization N/A date August, 1988

street & number 2000 Soda Mountain Road telephone (503) 482-2979

city or town Ashland state Oregon zip code 97520

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Buckhorn Mineral Springs Resort is located on privately owned land in the Emigrant Creek drainage south of Highway 66, approximately 8 miles southeasterly of Ashland. The area proposed for nomination is six wooded acres on which is located a complex of some 30 historic buildings, structures and developed landscape features representing a 50-year continuum of use as a mineral springs resort, or spa.

In the later 19th Century and early 20th Century, dozens of hot springs and mineral spas were operated in Oregon's mountainous regions. As many as 18 of these were located in Jackson County alone. Their popularity stemmed from traditional notions about the healing powers of soda and mineral water and also from the increasing mobility of a working class population.

While Buckhorn Springs was first developed by former Surveyor General of Oregon James Clarke Tolman, beginning in 1891, the Tolman Springs Hotel, the centerpiece of the resort, does not convey its early period at present. The lodge was substantially altered in later years. The name Buckhorn is believed to have been attached to the place after the Tolman era, when the building was used as a hunting lodge.

Most of the standing features were built during the Great Depression and thus give the place the Craftsman-style flavor of the 1930s auto camp. The resort is locally significant under National Register criteria A and C as the most complete historic spa remaining in Jackson County and southern Oregon. The building and structures are deteriorated as a result of their long abandonment, but nonetheless vividly portray the resort's period of most intensive use between 1936 and 1938. The present owners have undertaken a long-term project to restore the resort for recreation purposes.

The largest of the features is the lodge, the nucleus of which is a shanty of box construction built about 1864. The original volume became the dining room/kitchen ell when Tolman added a two-story volume at a right angle on the north end in 1891. The gable roof ridge of the new main volume followed the long axis. In its historic configuration, the lodge was distinguished by a full length veranda with upper deck, the railings, uprights and foundation skirting of which were composed of poles and twigs peeled of their bark. This porch, its pergolas of branchlets framing the steps, and a lawn edged by exotic ornamental plantings gave the lodge a distinctly rustic recreational air typical of resort facilities of the day. While clearly significant, the lodge was substantially altered in 1955 and again in 1967, and it will not be counted a contributing feature until, in the restoration process, it more nearly conveys its historic configuration.

The bathhouse, situated on the west bank of Emigrant Creek, marks the site of the

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naturally-occurring carbon dioxide spring. A gazebo and well shelter at this location are thought to have been built about 1920. The bathhouse of clay tile was built in 1936, as was the Mineral Bath and Physiotherapy Clinic, or sanitarium, also of clay tile construction. Other features of the 1930s are the power house and five camper cabins which define the west edge of the open field in front of the lodge.

Following is a condensed list of the contributing features within the nominated area:

- Tolman Springs Hotel/Buckhorn Springs Lodge (1864, 1891, 1955, 1967)  
Building. Historic/non-contributing in present condition.
- Clinic Building (1936). Building. Historic/contributing.
- Bathhouse (1936). Building. Historic/contributing.
- Octagonal Mineral Water Gazebo (c. 1920). Building. Historic/  
contributing.
- Rustic Well Shelter (c.1920). Structure. Historic/contributing.
- Log Bridge (1936). Structure. Historic/contributing.
- Five Bungaloid Cabins (1936-1938). Buildings. Historic/contributing.
- Seven Cabins thought to date from the Turn of the Century (c. 1890-1900).  
Buildings. Historic/contributing.
- Toilet House (1936-1938). Building. Historic/contributing.
- Power House (1936-1938). Building. Historic/contributing.
- Two Tenting Area Outhouses (1936-1938). Buildings. Historic/  
contributing.
- Traditional Indian Vapor Bath Site. Historic site/contributing.
- Mineral and Carbon Dioxide Springs in Emigrant Creek Bed. Historic  
site/contributing. Although a natural, as opposed to a developed  
landscape feature, the springs are distinctly visible in the creek  
bed and mark the historic gathering point of the resort.

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Tolman Irrigation Ditch. Structure. Historic/contributing.

Boulder-edged Driveway. Structure. Historic/contributing.

Boardwalk to Log Bridge. Structure. Historic/contributing.

South Approach Trail to Mineral Water Gazebo. Structure. Historic/  
contributing.

Remnants of Slat and Wire Boundary Fence surrounding six-acre  
development area. Structure. Historic/contributing.

Mineral Water Drinking Fountain. Structure. Historic/contributing.

Coursed Rock Retaining Wall, Emigrant Creek bank. Structure.  
Historic/contributing.

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Historical Context

Buckhorn Springs meets criteria A because it is the only Mineral Springs "Spa" in the Rogue Valley area which remains historically intact. The development of this part of southern Oregon was closely tied to the popularity and usage of as many as eighteen different mineral springs. Buckhorn Springs represents a significant and distinguishable entity, whose components lack individual distinction, therefore meeting criteria C also. Again, due to the fact that all other mineral spring resorts in this region no longer exist, Buckhorn alone stands as an example of this venacular, practical, style found at many resorts of the time. The color slides and 8x10 photographs will show that Buckhorn's many historic resources, taken as a whole, clearly represent a significant entity.

Buckhorn Springs represents a significant period in the historic development of the Ashland area because it played a major contributing role, of differing degrees at different times, as a "Spa" of wide renown. Even today, after twenty-five years of being used as a private residence, Buckhorn is remembered by most older folks who have lived their lives in the area. As the present owners we have not yet, and don't expect to ever, stop learning about Buckhorn's history from unknown and unsolicited sources!

Buckhorn Springs significance in relation to health and medicine began at least two hundred and fifty, probably more, years ago when the Indians revered the springs as sacred ground unsurpassed in its healing qualities.

This theme was picked up by James C. Tolman in 1891 when he opened up the original resort as a mineral springs spa. The Buckhorn Mineral Springs Corporation's major improvements in 1936-38 were all designed to promote health. Hand in hand, throughout Buckhorn's history with health/medicine, has been entertainment/recreation. Buckhorn has been used for; a hunting lodge, social gathering place, weekly dances, picnics, camping, resort, hikes on its many trails, to name a few of the many leisure activities practised there. Buckhorn's architectural significance comes as a compilation of all the buildings and structures still

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intact and the fact that they remain to this day, while almost all others, and certainly all others as a whole in this area, are gone.

List of Jackson County Mineral Springs see enclosed map #1

1. **Jackson Hot Springs**; north of Ashland off Highway 99. Opened shortly after the turn of the century until present, as mobil home park.
2. **Helman Baths, Helman Bath House**; Helman St., Ashland. Open to the public from 1886 to 1956, fell into disrepair, burned down in 1979.
3. **White Sulphur Springs, White Sulphur Springs Hotel**; near Glen Street close to railroad in Ashland, from 1870 until c.1930.
4. **Twin Plunges**; on B street, Ashland (used to be Spring Street). Around 1908 a large building was built, torn down in 1928, open-air pavilion until early 70's.
5. Unnamed; junction between 3rd and 4th Street, Ashland. A spring which the Southern Pacific Railroad has rights to.
6. **Lithia Water area**; 3 miles east of Ashland on Emmigrant Creek
  - a. **Gillette Springs**; oldest, provided Lithia water for Ashland
  - b. **Holms Sulphur Water**; provided water for Satan's Sulphur Grotto in Lithia Park, flooded in 1928 by Emmigrant Dam.
  - c. **Dodge Springs or Tucker Springs**; provided Soda water for Ashland. Flooded by dam.
  - d. **Songer Springs**; provided CO<sub>2</sub> gas to Lithia Park, flooded by dam enlargement in early 50s.
  - e. **Pompador Chief Spring**; building where one could drink water, in ruins now.
7. **Kingsbury Springs**; junction of Klamath Falls highway and Highway 66. Late 1800s until flooded by Em igrant Dam enlargement.
8. **Wagner Soda Springs**; 2 miles east on Buckhorn Springs Road from Highway 66. 1864 until 1926 when main building burnt down.
9. **Hedrick Springs**; 2 miles up Carter Creek from Em igrant Creek. At one time vital as a resort.
10. **Tolman Springs Hotel, Buckhorn Lodge**; 2 miles up Em igrant Creek from Wagner. 1864 until 1966 when it became a residence.
11. **Colestin Springs**; just over Siskiyou Summit near California. By 1881 town and large hotel, town gone, hotel torn down in 1987.
12. **Dead Indian Soda Springs**; on Dead Indian Creek where Little Butte Creek joins. Summer campground turn of century, c.1905 cabins built, soon washed away.
13. **McCallister Soda Springs**; in southern Cascades east of Medford. Campground c.1910 no commercial development.
14. **Bybee Springs**; on banks of Evans Creek about eight miles upstream from Wimer. Late 19th century large hotel built now gone, springs abandoned.

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Overview of Spa Activities in Jackson County

Native Oregonians in the 1890's took pride in recreating life in the east, almost as a compulsion to imitate the east, where lavish resorts for the upper class existed.<sup>1</sup> Whereas Wagner Soda Springs was a good example of this emulation, clearly Buckhorn Mineral Springs was created for and catered to the common man, of whom there were more in the West at the turn of the century.

In his thesis "Landscapes of Hot Springs and Mineral Springs in Western Oregon" Horowitz states "other attractions may have existed at a given spa, but the water itself was the unique element that defined the place." On the other hand, Kamenetz, in "History of American Spas and Hydrotherapy" says "For most of the travelers, the waters were only a pretext. What attracted them were not precisely medical problems, but the company of others, the multi-colored world of social life with promenades...Health and water, the excuse for all, had importance for only a few."

"The decline of spas in Oregon, is to some extent the decline of society throughout the nation in the twentieth century."<sup>2</sup> Horowitz felt that this demise, a general pattern throughout the United States, was largely due to changes in medical practice, and increased efficiency in transportation which brought about different leisure time habits for the public in general. He also notes that the springs that have ended up in public ownership are for the most part in much better condition than the privately owned ones.

Jackson Hot Springs, originally leased by Mr. & Mrs. Jason C. Ottinger and developed shortly after the turn of the century, including a 10 x 12 building and wooden tub along with a large pond where the kids swam, has been in continuous use and is still open today as a camping/mobile home park. The Ottingers built the large swimming pool and dance hall in 1922. Only eleven years later the dance hall burned down, and an open air pavillion was built to replace it.<sup>3</sup> Today Jackson Hot Springs awaits complete revamping into a "European Style Spa" by the Alethia Foundation which purchased it last year.

The spot that eventually became the Helman Sulphur Baths had been used by the Indians for many years. The first known white man to test the curative powers of these baths was James Russell. Suffering from the pain of rheumatism, he burrowed into the sand and allowed the mineral water to flow over his joints, immediately declaring himself cured. Not too much later Abel Helman, on whose land the springs lay, tried tthe same therapy and found relief. The word spread about the magical waters, and the Helmans found their cow pasture crowded with sufferers. Helman's son Grant decided the visitors might appreciate some privacy as they wallowed in the mud, so in 1886 he built a small bathhouse with tubs in three separate rooms, and the first pool in the valley. In 1956 the baths were closed and subsequently fell into disrepair.

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They burned down in 1979 and have been covered with a steel building now closed to the public.

The **White Sulphur Springs Hotel**, an Ashland landmark until around 1930, was a very popular place in the 1870s and 1880s. An elegant clapboard structure which accommodated up to 40 guests including; railroad, mine, and mill workers, health seekers, artists, a fortune teller, and a gambler, gave it a colorful history. Five types of mineral water were piped into the hotel making it unique for the variety of tastes under one roof.<sup>4</sup> I'm not sure how this building met its fate but Oak Street Tank and Steel now sits on the site where the hotel once stood.

In or around 1908, a large building containing two pools, which became known as the **Twin Plunges** and an extensive dancehall was built. This building was torn down twenty years later and an open air pavilion for roller skating and dancing replaced it.<sup>5</sup> The pools were in operation until the mid-seventies and are filled in with the Heritage Bank now over them.

The early history of Ashland is inextricably tied into the story of its **Lithia Water**, which should underscore the importance of these mineral springs in the history of southwestern Oregon. In 1907 Henry Silver and H.G. Gillette bought 10 acres on Emmigrant Creek known to contain mineral springs. Upon analyzing the water they found it to have the second highest concentration of Lithium in the world. The popularity of world famous spas in Carlsbad, Germany, and Saratoga Springs, New York, which had similar Lithium content, attested to the high value placed in the curative powers of lithium. Silver bought out Gillette and set up a small bottling plant, while beginning to plan his world class resort.

In 1909 Bert Greer, the new editor of the Ashland Tidings, began his editorial feud with Silver. Greer argued that Ashland should benefit from this discovery, potentially becoming the great health mecca of the West, and foiled Silver's plans. "Ashland Grows while Lithia Flows" was the song of the day. By 1914 the city of Ashland, after purchasing property adjacent to Silver's struck another Lithia water source. Soon afterwards a \$175,000 development bond (later increased to \$225,000) overwhelmingly passed, after much heated debate, and Ashland was on its way. Three different types of water and one gas were piped over three miles to five different locations in Ashland. Costly construction problems, World War I, the reality of what it would cost to develop a real mineral water spa town, and the high cost of maintaining mineral water pipes all led to the demise of so many grand ideas.<sup>6</sup> Lithia water only flows at the plaza and in the park today. Possibly the most significant and lasting offshoot of this period was the hiring of John McLaren, who designed Golden Gate Park in San Francisco, to landscape the grounds of Lithia Park.



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Kingsbury Springs, just seven miles from town, became extremely popular in the early days for hay rides followed by a picnic on the banks of Emmigrant Creek.<sup>7</sup> Along with many other mineral springs in this area, Kingsbury Springs was lost forever when Emigrant Lake was filled in 1928.

Down the road just a couple miles from Buckhorn Springs is Wagner Soda Springs. An old hunter who had learned of the springs' healing value from the Indians claimed the springs in the early 1860s. Several whites visited the site, among them Samuel Whitmore, one of Ashland's early schoolteachers. Whitmore, himself afflicted by some ailment, apparently found relief too, and bought the springs when the old hunter decided to move on. In turn, he sold his interests to a Dr. Caldwell, an Ashland dentist, who ultimately owned more than 800 acres surrounding the soda springs, part of which would become Buckhorn Mineral Springs. By 1867 Dr. Caldwell and his wife were living at the Soda Springs and complained of squatters encroaching on the road up the creek (a possible reference to the first building at Buckhorn.) In 1870 Dr. Caldwell built the very fancy Soda Springs Hotel. Knowing of the therapeutic reputation of the mineral springs, the doctor later opened a modest sanitarium.

These springs came to be known as Wagner Soda Springs in 1885 when Jacob Wagner, Oregon's State Representative from Jackson County, of Ashland bought the ranch and hotel. A Post Office was established in 1891. Directly across from the springs stood the pretentious twenty-four room hotel where the elite of Ashland as well as long-distance travelers gathered to socialize. In 1891 Wagner also developed a plant to bottle "Siskiyou Natural Mineral water" which he distributed via old stage for use as a mixer with alcoholic and fruit-flavored beverages.

As successful as the resort and soda water became, the success was short-lived. When Highway 66 was built, the chosen route bypassed the soda springs development, leading to its demise. In 1911 the Post Office closed, and soon Prohibition dropped the bottom out of the mineral water market. The hotel burned to the ground in 1926 and all that remains today is a concrete enclosure for the mineral springs.

Colestin Springs once spawned a town of seventy people including: post office, stage stop, bottling plant, train depot, tennis courts, artists colony, and probably the most impressive and unique Hotel of all the mineral springs in the area. The timbers of the framework were mortise and tenon, being pinned together with hardwood pegs. The 650 bannisters, used for a second story porch railing which encircled the building, were all turned by hand.<sup>8</sup> Many more details such as these added to the grandeur of Colestin.

The train would leave Grants Pass early in the morning, picking up passengers along the way and arrive for a delicious lunch. A band of Italian "gypsies"

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would come from nearby Hilt for the dances. When Highway 99 bypassed Colestin it was the beginning of the end. Most of what was is now gone. The hotel was finally torn down in 1987 and some of the hand hewn timber framework was used in the living room of a new residence.

Bybee Springs has over the years been virtually obliterated from the landscape, both physically and culturally. A large hotel built on the hill overlooking Evans Creek was once the centerpiece of this stage stop between Medford and Grants Pass. The two springs, which are covered with sand now, were known for their medicinal qualities. A rotting schoolhouse seems to be all that is now left of this full fledged community.<sup>9</sup>

One may ask, why did this area have so many springs? As can be seen from enclosed map #2, "State of Oregon, Location of Carbon Dioxide Springs," these springs occur in clusters in four areas of the state. According to Wagner in "Natural Sources of Carbon Dioxide in Oregon," "Natural CO<sub>2</sub> is found in varying degrees of concentration in gasses of volcanic origin, in areas of recent volcanism where uncooled magmas remain in contact with limestones and sediments containing organic matter or materials of organic derivation, and in association with deposits of coal and hydrocarbons." One of these geologic phenomena is occurring below the Ashland area. Since two major faults have been identified in the area,<sup>10</sup> and it is obviously an area of "recent" volcanic activity, I suspect the second phenomena is creating our CO<sub>2</sub>.

It is obvious from the number and degree of development of these mineral springs that they had a major impact on the economy of the area. I believe that these mineral springs, in a very fundamental way, helped give Ashland a unique foundation which lives today in such things as ; its unusual concern for health and fitness, Shakespearian Festival, nuclear free zone, to name a few and which all together set Ashland apart from any town on the West coast!

Although the Lodge at Buckhorn has been somewhat altered over the years, its original footprint and first floor elements, if covered, remain intact. As new owners respectful of Buckhorn's rich history, our respect hopefully apparent from the thoroughness of this application, we intend to do all we can to preserve, protect, and in some cases restore the historic resources Buckhorn offers. The Lodge will be our largest project as we intend to restore it to its 1891 appearance, using the historic photos and physical evidence as a guide.

The Lodge and an 8' extension to the rear of Cabin 1 were the only alterations made to any other buildings or structures at Buckhorn except necessary new roofs. In other words, except for the Lodge, Cabin 1 and some deterioration, Buckhorn Springs remains as it was created between 1891 and 1936. For all

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other Mineral Springs and Resorts in the area this is not true.

Jackson Hot Springs is a trailer park, the Helman baths burned down, White Sulphur Springs Hotel is gone, Twin Plunges torn down and filled in, Holms Sulphur Springs, Dodge, Songer and Kingsbury Springs all flooded by Emigrant Lake, Pompadour Springs is in ruins, Wagner Soda Springs burned down, Hedrick Springs no longer exists, Colestin Springs torn down, Dead Indian Springs washed away, McCallister Springs no longer used, and Bybee Springs gone!

Historical Development of Buckhorn

In 1874 Frank Riddle, a white man who lived with the Indians for at least seventy years, told C.B. Watson when asked how long the Modoc and Klamath Indians had used the mineral springs of the upper Rogue River Valley said "He did not know and that the oldest men of the tribes when he first came among them did not know. They were in use then and appeared to have been for ages."<sup>11</sup> As far back as the white man's written record of this region goes we do know that Buckhorn Springs, more than any other mineral springs in the area, was considered by the Indians a sacred spot for its medicinal properties. The Southern Pacific Railroad brochure singled out Buckhorn Springs:

"These springs are mentioned under Ashland but it may be further stated that for curative powers they perhaps have no superior, though they are little known. The Indians brought their great chiefs here from long distances, when all other remedies failed."<sup>12</sup>

Buckhorn Springs consists of a "remarkable mineral springs...[which] are heavily charged with carbon dioxide."<sup>13</sup> And, "Free gas discharge [which] is constant and many times more vigorous than that seen at any other site in the state."<sup>14</sup> Buckhorn is one of a system of soda or mineral springs, believed to be a result of a recent (in geologic terms) volcanism. Two major faults intersect near the springs area.<sup>15</sup> The linear location of other springs in the area can be seen on the enclosed map (map 1).

Carbon Dioxide is a colorless, inert, tasteless, nonflammable gas. Being heavier than air, carbon dioxide tends to collect in depressions in the ground if it is not dissipated into the atmosphere by a breeze. It displaces all oxygen and when a living being enters this depression, it cannot breathe, and will die unless it is able to escape back into oxygen. Before this phenomenon was understood Buckhorn Spring was known as "Poison Springs" to many early settlers.<sup>16</sup>

The Indians reacted differently. Perhaps because their culture tended to

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explain nature in mystical terms rather than scientific terms, the Indians did not immediately assume the animals they saw sprawled in the carbon dioxide had been poisoned. They saw this, instead, as a manifestation of the "Great Spirit," and thus assigned to these places a great healing power.<sup>17</sup>

The eighteenth and nineteenth centuries found several tribes of Indians living in southern Oregon, among them the Rogue or Takelma Indians, in whose territory most of the mineral springs lay, Buckhorn included. East of the Cascade Range, in the country known as the "Land of Many Lakes," lived the Klamath and Modoc tribes. All three tribes were often in conflict with each other, at least until the mid-nineteenth century when the Rogue Indian Wars greatly depleted that tribe's numbers. Despite their history of intertribal conflict, however, the tribes did agree on one thing: the use of the mineral springs. Chief Topsy Tye of the Rogues, and the La-Lac of the Klamaths almost certainly used the springs.<sup>18</sup>

It is not known just how much use the Rogues made of the springs, but we do know quite a bit about the Klamath tribe's reverence for Buckhorn. "It is curious that although virtually every hot springs and mineral springs in western Oregon was described as a medicinal bathing place for the Indians, very few accounts remain describing the way in which the springs were used."<sup>19</sup> A man named C.B. Watson, writing in a 1914 edition of the Ashland Tidings, seems to be the source for nearly all the material written about the Indians' use of Buckhorn Springs. Upon hearing stories about their belief in the springs' healing powers, he visited them in 1870.

The Indians prized the escaping gas as "Hi-U-Skookum Medicine," or the breath of the "Great Spirit." This medicine, they felt, was a guarantee of a sure cure if the patient had lived a worthy life. If the patient died, it was obvious he or she did not deserve to live. Why the Klamaths and Modocs exclusively used Buckhorn Springs is not really clear, although Frank Riddle told Watson their right to use Buckhorn and no other had been granted by treaty.<sup>20</sup>

There is no question the Indians considered Buckhorn to be sacred--and effective. It was not unusual for them to strap an ailing tribal member to a pony and haul him or her across the Cascade Mountains from their home in the Klamath Basin, a trip that was more dangerous than it might appear. Even though the Modocs, the Klamaths and the Rogues agreed to the sacredness of the springs, and by treaty would not attack each other during their stay at the springs, the pilgrims, as they were called, remained fair game for surprise attack while traveling to and from the locality.

Once safely at Buckhorn, the first phase of treatment was simple. The medicine man who supervised the springs would find a place where the gas escaped, dig

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out a depression large enough to accommodate a person, spread out some tree boughs for a bed, then place the patient on the boughs, submerging him or her in the carbon dioxide. The patient would remain there, watched carefully, until he or she passed out.

Thus, under the influence of the "Great Spirit," the person would be removed from the hollowed-out ground (two crescent shaped mounds are visible to this day), and taken to a "wickiup," a structure made of skins and boughs, where, according to Watson, the patient would undergo a "course of manipulation" until regaining consciousness. A spell in the sweat house followed, while the patient listened to the medicine man's incantations, drank mineral water and breathed its steam in the primitive sauna. This treatment would continue until the patient was either cured or declared incurable.

If performed properly, the Indians insisted this seemingly harsh treatment seldom failed to cure even the most serious cases of rheumatism, asthma, kidney disease and stomach trouble--if, of course, the patient was worthy of the cure. In essence, the Indian would be confronting his or her fate with the Great Spirit. In 1967 Lucy Harrell, the owner, recounts that an old Indian man came with his Father to partake in the baths.

Of course, the curative powers of Oregon's mineral springs among the Indians did not go unnoticed by the white population, which increased sharply over the last half of the nineteenth century even though many whites may have scoffed at much of what the Indians held sacred, they did take pragmatic notice of any practices that might improve either their health or their pocketbooks. The mineral springs scattered about Oregon seemed to be among those items. In 1910, the Southern Pacific Railroad crudely echoed this sentiment in a brochure,

Many of the medicinal springs of Oregon have a record of centuries of healing among the Indians, who, like the lower animals, instinctively discover true nature remedies for the ills that overtake them.<sup>21</sup>

Putting the fears of "poison waters" aside, it was not long before white entrepreneurs began offering their own brand of "Hi-U-Skookum Medicine" to those settlers who could find no relief for their ailments elsewhere, medical science being what it was at that time.

On October 16, 1889, Dr. M. Caldwell patented the Buckhorn Springs property, originally 160 acres, from the U.S. Government. He shortly sold it to L.D. & R.T. Blackwood, who in turn shortly sold to James C. Tolman in December of 1890.

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Today we are reminded often of James Clarke Tolman, his name living on in Tolman Creek and Tolman Creek Road in Ashland, less than eight miles from the springs he first popularized by the turn of the century. Tolman was one of early Ashland's more respected citizens. Born in Ohio in 1813, he dabbled in farming, leather manufacture and politics before coming to Oregon in 1849 in the midst of the gold boom. He returned to Iowa shortly thereafter, only to turn up just south of the Oregon border in Yreka in 1852. By 1853 he was raising stock in the Rogue Valley, but soon returned to politics, winning election to a Jackson County judgeship in 1858. After an unsuccessful run for governor in 1874, he was given the post of surveyor general of Oregon in 1878.<sup>22</sup> By the time the as-yet-unnamed mineral springs outside of Ashland became available for purchase, he had the political and financial clout to strike out in yet another direction.

One of Tolman's first acts as the springs' new owner was to give it a name: Tolman Springs, aptly enough. No one knows for sure whether his prime plan for the springs' use was benevolent, mercenary or both. We do know he opened his pocketbook and spent both time and money developing Tolman Springs into a health resort of wide reputation. By 1900 the springs included a hotel, cottages and facilities for visitors to bathe in mud, mineral water or vapor, mountain air, and beautiful scenery. It was considered by many an excellent health spa.<sup>23</sup>

At this time Tolman's resort was accessible only by stage on a road that wound from Ashland along Emigrant Creek, over the Siskiyou past Pilot Rock, then into California--known as the Eastern stage route. The path of this stage road was most likely influenced by the locations of Tolman Springs and Wagner Soda Springs and others along Emigrant Creek. Oddly enough, Southern Pacific, which earlier helped promote Tolman Springs, later contributed to its demise when the railroad chose to route its tracks on a more western route through Coeplin. The road to Tolman Springs was virtually abandoned when north-south traffic followed the railroad, and when the new road to Klamath Falls bypassed the springs.

Upon Tolman's death, his heirs sold Tolman Springs in 1912 to Loia A. Lawrence who, along with her husband, ran the place as a hunting lodge, not for health.<sup>24</sup> Mr. Watson referred to the property as Buckhorn Lodge in December of 1914, leading one to believe that possibly the name came about to attract hunters, Buck horn?

In 1919 the property changed hands a couple of times and Lillian Gearing ended up with Buckhorn for seventeen years. Accounts are contradictory during this time: some talking of dances,<sup>25</sup> the teacher at the Pilot Rock School living at Buckhorn, picnics (Gertrude Fraley and family in 1924, photo 5), people packing

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vanilla and lemons in their picnics to make soda pop from the mineral water, Jim Firestone delivering dairy products to the resort from the Ashland Creamery in the early 20s, while others talk of secrecy about the operation, no resort, and rumours of bootlegging.<sup>26</sup>

I can only speculate that Lillian, who moved there with Mr. Gearing and subsequently separated from him in 1923, later moving back with her son and eventually marrying C.W. McGrew, adapted with her husbands. It is known that Lillian's son Raymond moved out shortly after his mother remarried as he didn't get along with his new step-Father.<sup>27</sup> During this time the Gazebo, well and well shelter, and old tubs over carbon dioxide site with roof to match other structures, were built. No exact dates area available but many sources have indicated these buildings were built during this period of time.

It was not until the Buckhorn Mineral Springs Corporation bought the property in 1936 that the springs enjoyed its most prosperous times, and oddly enough, it was not totally as a health spa that the resort saw its success. With Amelia Toft as a principal partner and manager, Buckhorn began an ambitious building program, remodeling the inside of the hotel and replacing the old carbon dioxide bath facilities with a masonry building complete with enclosed tubs for the bathers. They shored up the creekside with a rock wall, built a new bridge and added boardwalks from the creek to the lodge and to the newly constructed physio-therapy clinic. To top all that off, they even added an electrical generator on nearby Balday Creek, making the springs the only property to have electrical power in the area.<sup>28</sup>

Richard Howell, who has lived down Buckhorn Road from the springs for more than half a century, helped with the new construction in the 1930s. Howell says he knew there was something strange about the carbon dioxide pits when he watched another worker set a gasoline-soaked rag on fire and dropped it into the pit where they would later build the "Vapor House." "It went out like you had tossed it into water," Howell recalls. And although he never had the notion to take a mud bath, Howell says he did partake of the vapor baths on several occasions, remembering that they made his skin feel warm and tingly.

According to Howell, the mineral water mud baths were a successful attraction at Buckhorn in the late 1930s. Workers would scoop up dirt or mud from a spot near the vapor bath house where carbon dioxide escaped from the ground, and haul it to the clinic on the other side of the creek. Here it would be added to bathtubs in several private rooms where it was mixed with mineral water that had been heated by two large, wood-fired boilers. Visitors would lower themselves into the warmed enriched mud for a good soak, followed by a massage by the resident masseur or perhaps a vapor bath.

In the late 30s Amelia Toft married the masseur, a man named Yarrington, 25 years younger than her. And in a move clouded with mystery, the Yarringtons

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managed an apparent 1930s version of the hostile takeover when Amelia purchased Buckhorn Mineral Springs at a sheriff's sale on the steps of the Jackson County Courthouse.<sup>29</sup> Speculation has it that as the manager of Buckhorn, she had allowed taxes to lapse, then bought the title as the sole bidder.

But this did not seem to affect the operation of the resort. Richard Howell recalls that Buckhorn was very popular at this time. The cabins and the hotel were generally filled, and people often camped out in tents. The resort atmosphere actually took on a life of its own, beyond the health spa. The Yarringtons held dances every Saturday night which became immensely popular with overnight visitors and locals. People came from Medford, Jacksonville and the surrounding area. Fifty or sixty people would generally participate in square dancing, round dancing, and waltzes, preformed by as many as twelve musicians.<sup>30</sup> Howell helped form a band that played for the dances.

"We had a lot of fun in that place," Howell says. "Young kids were interested in each other. It was a social occasion. That's what it was all about."

The social occasion was not to last forever, though. The Yarringtons decided in the early 1940s it was time to move on to Seattle to open a funeral parlor, ironically. Too, the public's interest in mineral water spas had almost vanished compared to its high water mark earlier in the century.

In 1942 Buckhorn Springs changed its focus almost overnight when Herman Wexler, an expatriate doctor from Germany via Portland, appeared in Ashland and decided that Buckhorn would be the ideal spot to open a sanitarium. He had convinced a friend, Hollys Richardson, to accompany him in his new business venture, so she left her home in Lakeview and took up residence at Buckhorn the same year. At that time, Wexler had agreed to purchase Buckhorn Springs, although no money or title changed hands until 1950, after the sanitarium had been open for eight years.

Buckhorn may have been a natural for Wexler's practice, but it would no longer host the dances and good times the Yarringtons had encouraged. Within weeks of taking over the resort, Wexler let it be known that the dancers and musicians did not exactly project the image he had in mind for his sanitarium.<sup>31</sup> That was probably his first mistake.

Not too much is known about Dr. Wexler's background. He claimed he was a Vienna-trained physician but could not practice medicine in American because of certification problems, a common-enough occurrence at that time. A tide of German doctors immigrated to the United States in the 1930s and 1940s, so many in fact that the American Medical Association took action to protect American doctors by making it tougher for foreign-trained physicians to practice medicine in the United States. On the other hand, Wexler's office walls showed



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no evidence of degrees from any university or medical school, and he never offered to produce any proof of his training.<sup>32</sup>

The treatment offered at Buckhorn Mineral Springs Sanitarium was based on the idea of "vitalization," which is the "sufficient flow of intelligence and energy to every cell" in the body. The prime cause of sickness or disease was said to be "cell destruction," where "excess waste and foreign substance in the body called Poison or Toxemia" attacked the otherwise healthy cells. Dr. Wexler's treatment consisted of placing the patient on a regimen meant to eliminate the poison from the body. This included colonic enemas with Buckhorn's mineral water, bathing in the carbon dioxide vapor in the vapor baths, and drinking the mineral water from the artesian well. Wexler did not believe in using drugs to treat patients, stating that drugs would further poison an already polluted body.<sup>33</sup> The physio-therapy clinic also contained an array of electronic equipment Dr. Wexler apparently used to diagnose his patients' ailments. By modern standards even in the 1950s, the equipment was mostly "bells and buzzers," the real purpose of which was to get the patients' attention. Worse, the X-ray machine was potentially dangerous, ironically poisoning the body with doses of radiation that could not be controlled by the operator. The picture, though, was likely most impressive to the patient.

Most of Dr. Wexler's colleagues seemed to take a "tongue in cheek" attitude toward his practice. They perceived the sanitarium's therapy as a kind of placebo treatment; medicine has long known that many patients tend to recover if they think they are being cured. One patient, well known to local physicians of the time, insisted his periodic impotence was reversed by bathing in the vapor baths.<sup>34</sup>

But the public, for the most part, seemed to agree that medical science had bypassed Wexler's brand of treatment. His plan to turn Buckhorn Springs into a thriving and profitable health spa never panned out. He was forced to maintain an office in Ashland on Siskiyou Boulevard just to make ends meet, and apparently there was never enough to pay his nurse and companion Hollys Richardson the agreed-upon amount of \$300 a month for her services. In fact, she often was forced to lend the business money out of her own pocket.

By the mid-1950s, circumstances had deteriorated to the point where Wexler never worked at Buckhorn; instead, he treated what patients he could attract at his Ashland office. With his stocky build and brusque manner, Wexler cut a rather intimidating figure as a doctor, hardly the ideal bedside companion.<sup>36</sup> To make things worse, at some point he and Richardson had a major dispute, so she stayed at Buckhorn, supposedly managing the sanitarium. The few people who sought treatment at the vapor house were often met by a gruff and abrupt Miss Richardson, and tended to proceed directly to the baths or the mineral water pump in hopes of avoiding a confrontation with her.<sup>37</sup>

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With little money coming in, Buckhorn continued to deteriorate. Maintenance on the buildings and grounds went unperformed. The cabins sagged and what plumbing there was proved insufficient, even unhealthy. By the time Wexler died in late 1962, time had seemingly passed him and Buckhorn by. The public had little use for either.

Now out of the public's view, Buckhorn Mineral Springs entered a period of benign neglect. In 1966, Lucy Harrell and her family purchased the property from Herman Wexler's estate, and proceeded to move in over the objections of Hollys Richardson who still occupied the hotel, thinking the property should still belong to her. Richardson may well have had a good point. Because she shared a household with Wexler for years, she could have been considered his common-law wife, with a claim upon his property after his death. However, even though she was the executor of Wexler's estate, apparently no suggestion was ever made that she might have rights to the property. Regardless, the Harrells moved in and proceeded to make Buckhorn Mineral Springs their private residence for the next twenty-one years.

The physio-therapy clinic became a shop for the Harrells. The cabins became storage sheds. The bridge over Emigrant Creek sagged and tilted. The weeds grew. While Lucy Harrell enjoyed having the mineral water to drink occasionally, she did not perceive Buckhorn Springs to be any kind of historic monument meant to be preserved.

**Legal interest in property:**

1. Owners: Bruce & Leslie Sargent  
2000 Soda Mountain Road  
Ashland, Oregon 97520
  
2. First Mortgage Holder: Lucy Harrell  
P.O. Box 889  
Haines, Alaska 99827

United States Department of the Interior  
National Park ServiceNational Register of Historic Places  
Continuation SheetSection number 8 Page 13Endnotes:

1. Horowitz, H., "Landscapes of Hot Springs and Mineral Springs in Western Oregon," 1973, p. 15.
2. *ibid*, p. 17.
3. *ibid*, p. 100-101.
4. *ibid*, p. 96.
5. *ibid*, p. 96.
6. *ibid*, p. 97-99.
7. Oral History #33 with Glenn Simpson 1956, Southern Oregon Historical Society.
8. O'Harra, Marjorie, Medford Mail Tribune, June 26, 1967.
9. *opcit*, Horowitz. p. 91-93.
10. Wagner, Norman S. "Natural Sources of Carbon Dioxide in Oregon," The Ore-Bin, Portland, Oregon: State of Oregon, Nov., 1959, p. 109.
11. Watson, C.B., "Indian Legends of the Springs," Ashland Tidings, Dec. 14, 1914.
12. "Outings in Oregon" pamphlet issued by Southern Pacific Railroad, c.1910.
13. *opcit*, Horowitz. p. 86.
14. *opcit*, Wagner. p.109.
15. *ibid*, p. 109.
16. *opcit*, Watson.
17. *ibid*.
18. Boden, Bertha, "Hi-U-Skookum Medicine in Bear Valley," Oregon Journal, Mar. 21, 1948, p.8.
19. *opcit*, Horowitz, p. 9.
20. *ibid*
21. *opcit*, Outings.
22. Walling, A.B., "History of Southern Oregon, 1884, p. 541.
23. *opcit*, Horowitz, p. 86.
24. Personal interview with Vern Hopkins.
25. Personal interview with Lieda Bishop, among others.
26. *opcit*, Hopkins.
27. *ibid*.
28. Personal interview with Richard Howell.
29. Jackson County Deeds of Record, V. 208, p. 13, Oct. 16, 1940, Jackson County Courthouse.
30. *opcit*, Hopkins and Howell.
31. *opcit*, Howell.
32. Personal interview with Dr. William Sammons, 1988.
33. "Buckhorn Mineral Springs Sanitarium" pamphlet issued by Dr. Herman Wexler.
34. *opcit*, Sammons.
35. Probate records for Herman Wexler, Memorandum of opinion, V. 176, p.479.
36. Personal interview with Sidney Dinsworth, 1988.
37. *opcit*, Sammons.

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7. Jackson County Deed of Records, many volumes and pages--everything pertaining to 40S 2E tax lot #3100, Jackson County Courthouse, Medford, OR.
8. Wexler, Herman, "Buckhorn Mineral Springs Sanatorium" issued by Dr. Wexler.
9. Probate records for Dr. Herman Wexler, probate #P-264-63, Jackson County Law Library, Justice Building, Medford, OR.
10. Oregon Sentinel, May 18, 1867.
11. Love, Roger, "Trouble with Healing Waters: the Turbulent History of Buckhorn Springs," Table Rock Sentinel, V. 8, Number 7, Jacksonville, OR, Southern Oregon Historical Society, July 1988.
12. State of Oregon Inventory Historic Sites and Buildings, State Historic Preservation Office, Salem, OR.
13. Jackson County Assessment Roll for 40S 2E: 1890, '91, '92, '93, '38, '75, Southern Oregon Archives, White City, OR.
14. Jackson County Appraisors field notes for 40S 2E: 1917, '36, '37, '38, Southern Oregon Archives, White City, OR.
15. Jackson County Appraisal file for 40S 2E #3100, 1988, Jackson County Courthouse, Medford, OR.
16. Probate records for Leon Walker, probate #8163, Jackson County Law Library, Justice Building, Medford, OR.
17. Buckhorn Mineral Springs Sanitorium, "Patient Record," meal offerings, rate sheet, all printed by Dr. Wexler.
18. Skinner, Mary Lou, "Ashland was Dazzled by Fizzy Lithium," Medford Mail Tribune, Feb. 9, 1968.
19. Simpson, Glenn, Oral History #33, 1956, Southern Oregon Historical Society.
20. Engle, Fred, Oral History #40, Nov. 1, 1976, Southern Oregon Historical Society.
21. Bishop, Ledia; danced at Buckhorn 1919, Feb. 18, 1988.
22. Howell, Richard; neighbor, worked at Buckhorn 1936-1942, Feb. 18, 1988, June 29, 1988.
23. Sammons, Dr. William; knew Wexler, Feb. 9, 1988 and June 28, 1988.
24. Ainsworth, Sidney; Attorney, June 28, 1988.
25. Hopkins, Vern, born next door to Buckhorn, April 1988.
26. Harrell, Lucy; owned Buckhorn 1963-1988, numerous.
27. King, Jeannette; picnic at Buckhorn, Feb. 18, 1988.
28. Fraley, Gertrude; picnic at Buckhorn, Feb. 18, and July 5, 1988.
29. Powell, Lawrence; sister taught at Pilot Rock school, Feb. 18, 1988.
30. Romano, Ethel; took vapor bath late 20s, Feb. 18, 1988.
31. Elhart, William; March 1988.
32. Firestone, Jim; delivered milk to Buckhorn in 20s, April 1988.
33. O'Harra, Marjorie, Medford Mail Tribune, June 26, 1967.
34. Kellso, Robert, Medco employee, August 12, 1988.

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Verbal Description of Nominated Area

Beginning at a point approximately 205' North of Pacific Power and Light's Copco pole #E2080 and on the East side of the original entrance to Buckhorn (the historic continuation of Buckhorn Springs Rd) where the old fence has a corner; thence roughly 20 degrees SE, along the right side of the driveway, approximately 522' to the front gate of Buckhorn; thence roughly 80 degrees SE along the right side of the driveway which serves tax lot #3300 (this should also follow the property line between tax lots 3100 and 3300) approximately 350'; thence roughly 20 degrees SE approximately 416' to the North edge of the pasture; thence roughly 70 degrees SW approximately 446' to the old barbed wire fence; thence roughly 50 degrees NW along the old drift fence approximately 650' (at approximately 350' the old pickett fence begins to appear) to the new driveway; thence roughly 60 degrees NE approximately 70' to where the pickett fence appears again; thence starting roughly due North and curving to the East along the old pickett fence 462' to a corner (which is tied to a larger old cedar stump); thence roughly 70 degrees SE across the creek and up the bank approximately 131' to the West edge of the driveway and the point of beginning, containing 6 acres more or less.

These measurements were taken along the ground, moving up and down with the varied topography, and therefore may not reflect accurate surveyed distances.

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The legal description of the property, titled Exhibit "A", is the whole 95 acres of our ownership. Only 6 acres are being nominated. Please refer to item #10 "Verbal boundary description," and enclosed map for definition of area being nominated.

## EXHIBIT "A"

The West Half of the Southwest Quarter of the Northeast Quarter and the West Half of the Southeast Quarter of Section 12 in Township 40 South, Range 2 East of the Willamette Meridian in Jackson County, Oregon. EXCEPTING THEREFROM the following: Commencing at the east quarter corner of Section 12 in Township 40 South, Range 2 East of the Willamette Meridian in Jackson County, Oregon, thence West 1596.3 feet, thence North 185.4 feet to a 1" iron pipe found for the true point of beginning; thence South 89°33'30" West 558.24 feet to a 1" iron pipe found; thence South 1°34'50" West, 234.45 feet to a 1" iron pipe found; thence South 43°35' East 134.12 feet to a 1" iron pipe found; thence South 71°55'40" East 140.15 feet to a 1" iron pipe found; thence continue South 71°55'40" East 38 feet to the northerly bank of a creek; thence Easterly along said northerly creek bank to an intersection with the west line of the East-Half of the East-Half of said Section 12; thence North along said line 375.00 feet, more or less, to a point which bears North 89°32'25" East from the point of beginning; thence South 89°32'25" West, 276.00 feet, more or less, to the point of beginning. ALSO EXCEPTING THEREFROM the following: Commencing at the east quarter corner of Section 12 in Township 40 South, Range 2 East of the Willamette Meridian in Jackson County, Oregon, thence West 1596.3 feet; thence North 185.4 feet to a 1" iron pipe for the true point of beginning; thence South 89°32'25" West 558.01 feet (Record South 89°33'30" West 558.24 feet) to a 1" iron pipe; thence South 1°34'50" West 234.45 feet to a 1" iron pipe; thence South 43°35'00" East 134.12 feet to a 1" iron pipe; thence South 71°55'40" East 140.15 feet to a 1" iron pipe; thence North 73°16'05" East 115.88 feet to a 5/8" iron pin; thence North 83°41'50" East 52.20 feet to a 5/8" iron pin; thence North 86°19'45" East 74.80 feet to a 5/8" iron pin; thence North 79°55'40" East 132.71 feet to a 5/8" iron pin; thence North 89°42'15" East 104.81 feet to a 5/8" iron pin; thence South 66°56'00" East 100.84 feet to a 5/8" iron pin witness corner; thence continue South 66°56'00" East 54 feet more or less, to an intersection with the west line of the East Half of the East Half of said Section 12; thence North along said line 375 feet, more or less to a point which bears North 89°32'25" East from the point of beginning; thence South 89°32'25" West 276 feet, more or less, to the point of beginning.

(Code 5-2, Account #1-10893-4, Map #402E, Tax Lot #3100)

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The following information is the same for all photographs. Any differing information will be so noted. When listing items in photo it will be done from left to right.

1. Name of property will differ.  
2200 Buckhorn Springs Road
2. Ashland, Jackson County, Oregon
3. Natalie Brown, Southern Oregon Historical Society Staff Photographer
4. 2/23/88
5. Southern Oregon Historical Society  
P.O. Box 480  
Jacksonville, Oregon 97530-0480
6. & 7. will differ

**Black and white 8 x 10 photographs included in Buckhorn Springs nomination:**

1. 1. Buckhorn Springs Lodge  
3. Unknown  
4. Unknown  
5. Lawrence Powell: 872 Iowa St. Ashland, OR 97520  
6. Historic Far view of North Elevation  
7. 1 of 36
2. 1. Buckhorn Springs Lodge  
3. Unknown  
4. Unknown  
6. Historic Northeast perspective #167  
7. 2 of 36
3. 1. Buckhorn Springs Lodge  
3. Unknown  
4. Unknown  
6. Historic close up of North Elevation  
7. 3 of 36
4. 1. Buckhorn Springs Cabins #3, 4, 5 and Toilet House  
3. Unknown  
4. 1938 (From license plate)  
6. Historic Southeast perspective of cabins, South elevation of Toilet House  
7. 4 of 36
5. 1. Buckhorn Springs Picnic  
3. Unknown  
4. 1924  
6. Mr. & Mrs. Charles W. Fraley Family  
7. 5 of 36

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6. 1. Buckhorn Springs Cabin 2 & 1, Lodge  
6. West elevation (back) of Cabins 2 & 1, Northwest perspective of  
Lodge  
7. 6 of 36
7. 1. Buckhorn Springs Cabins 5, 4, 3, & 2  
6. West elevations (back) of Cabins 5, 4, 3, & 2  
7. 7 of 36
8. 1. Buckhorn Springs Cabins & Emmigrant Creek  
6. Looking east over Em igrant Creek at Cabin 6, Toilet House,  
Cabins 5 & 4  
7. 8 of 36
9. 1. Buckhorn Springs Cabins  
6. Looking north, standing just west of Lodge, South elevation of Cabin  
1 to left  
7. 9 of 36
10. 1. Buckhorn Springs Clinic & Lodge  
6. Looking north at South elevations (near) of Clinic & Lodge  
7. 10 of 36
11. 1. Buckhorn Springs Lodge  
6. North (Front) Elevation  
7. 11 of 36
12. 1. Buckhorn Springs Lodge  
6. Southeast perspective  
7. 12 of 36
13. 1. Buckhorn Springs Lodge  
6. West elevation  
7. 13 of 36
14. 1. Buckhorn Springs Lodge  
6. Looking west in original (1864) structure, note single wall  
construction  
7. 14 of 36
15. 1. Buckhorn Springs Lodge  
6. Looking north in Kitchen, part of Tolman's addition  
7. 15 of 36
16. 1. Buckhorn Springs Clinic  
6. Looking west at North and East elevations  
7. 16 of 36



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17. 1. Buckhorn Springs Clinic  
6. East (Front) Elevation  
7. 17 of 36
18. 1. Buckhorn Springs Clinic  
6. Looking east in Boiler Room showing two wood burning boilers  
7. 18 of 36
19. 1. Buckhorn Springs Clinic  
6. Looking west from Boiler Room down hall  
7. 19 of 36
20. 1. Buckhorn Springs Clinic  
6. View into one of four tub rooms  
7. 20 of 36
21. 1. Buckhorn Springs Clinic  
6. View into large tub room, note medical equipment  
7. 21 of 36
22. 1. Buckhorn Springs Bath House  
6. East elevation of Bath House, Well Shelter, and Log Bridge, note rock wall  
7. 22 of 36
23. 1. Buckhorn Springs Bath House  
6. North elevation, rock in center at front of building is part of Indian vapor bath site  
7. 23 of 36
24. 1. Buckhorn Springs Bath House  
6. South elevation  
7. 24 of 36
25. 1. Buckhorn Springs Bath House  
6. View showing how vapor baths are taken  
7. 25 of 36
26. 1. Buckhorn Springs Gazebo  
6. Looking Northwest at Gazebo and hand pump well  
7. 26 of 36
27. 1. Buckhorn Springs Well Shelter  
6. Looking south, up Emigrant Creek, with Clinic in background  
7. 27 of 36

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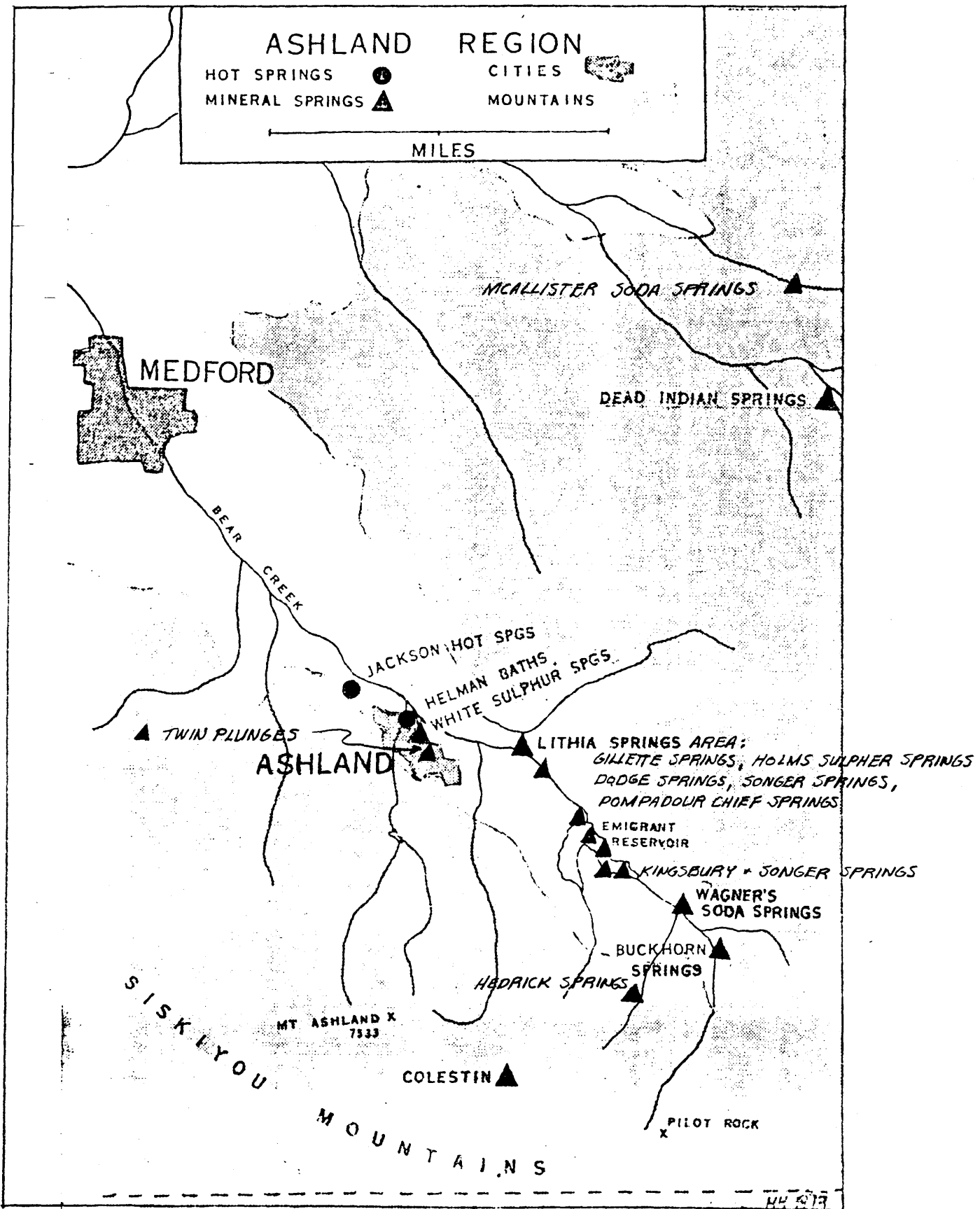
Section number PHOTO Page 4

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- 28. 1. Buckhorn Springs Log Foot Bridge  
6. Looking north, down Em igrant Creek  
7. 28 of 36
  
- 29. 1. Buckhorn Springs Cabins 1, 2, & 3  
6. Northeast perspective of Cabins 2 & 3 (Front)  
7. 29 of 36
  
- 30. 1. Buckhorn Springs Cabins 3, 4, & 5  
6. Southeast perspective of cabins 3 & 4 (Front)  
7. 30 of 36
  
- 31. 1. Buckhorn Springs Cabins 9, 10, 11, & 12  
6. Southwest perspective (Front)  
7. 31 of 36
  
- 32. 1. Buckhorn Springs Cabin 7 & 8  
6. Exterior detail of cabin 7  
7. 32 of 36
  
- 33. 1. Buckhorn Springs Cabin 3  
6. Exterior detail showing clipped gable main & porch roof  
7. 33 of 36
  
- 34. 1. Buckhorn Springs Cabin 2  
6. From Front door of cabin 2 a good example of condition of  
property when we purchased it in 4/88  
7. 34 of 36
  
- 35. 1. Buckhorn Springs Toilet House  
6. Southeast perspective, cabin 6 in foreground  
7. 35 of 36
  
- 36. 1. Buckhorn Springs Power House  
6. Southwest Perspective, water came in around to the right  
7. 36 of 36

1

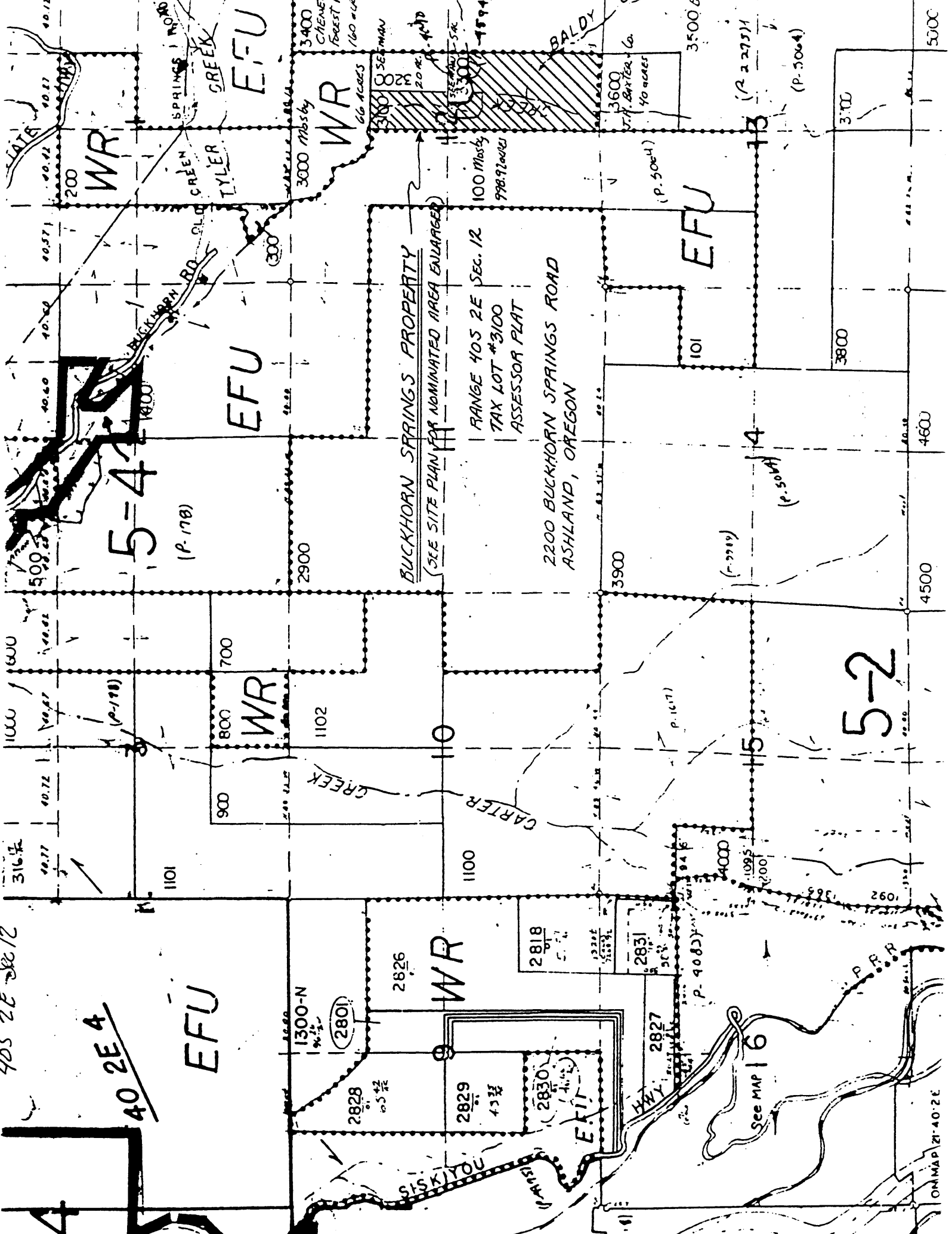
HOT AND MINERAL SPRINGS OF THE



FROM: Horowitz, H. "The Landscapes of Hot Springs and Mineral Springs in Western Oregon"

40S 2E 28 12

40 2E 4



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WR

EFU

5-2

5-4

**BUCKHORN SPRINGS PROPERTY**  
 (SEE SITE PLAN FOR NOMINATED AREA ENLARGED)

RANGE 40S 2E SEC. 12  
 TAX LOT #3100  
 ASSESSOR PLAT

2200 BUCKHORN SPRINGS ROAD  
 ASHLAND, OREGON

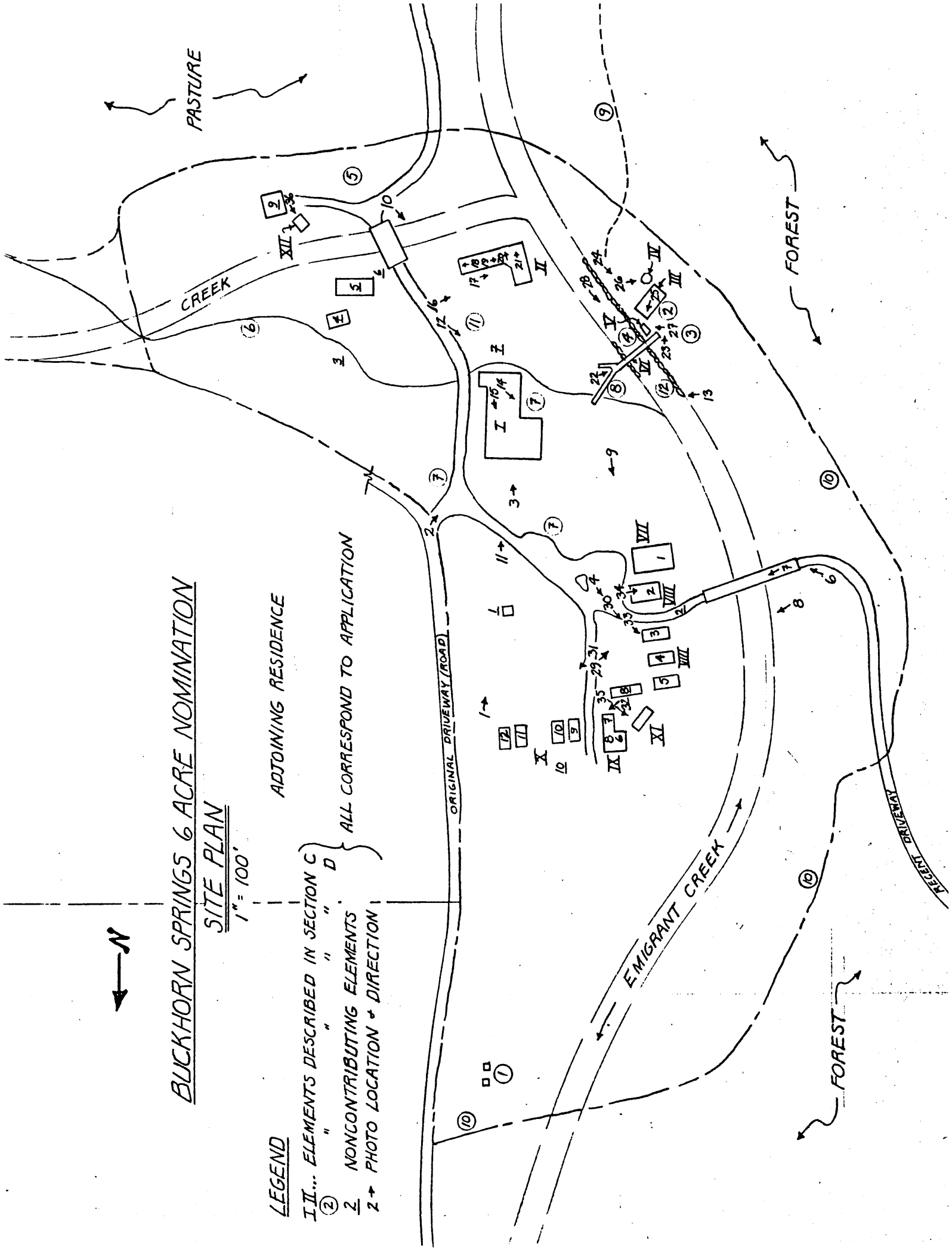
See MAP | 6

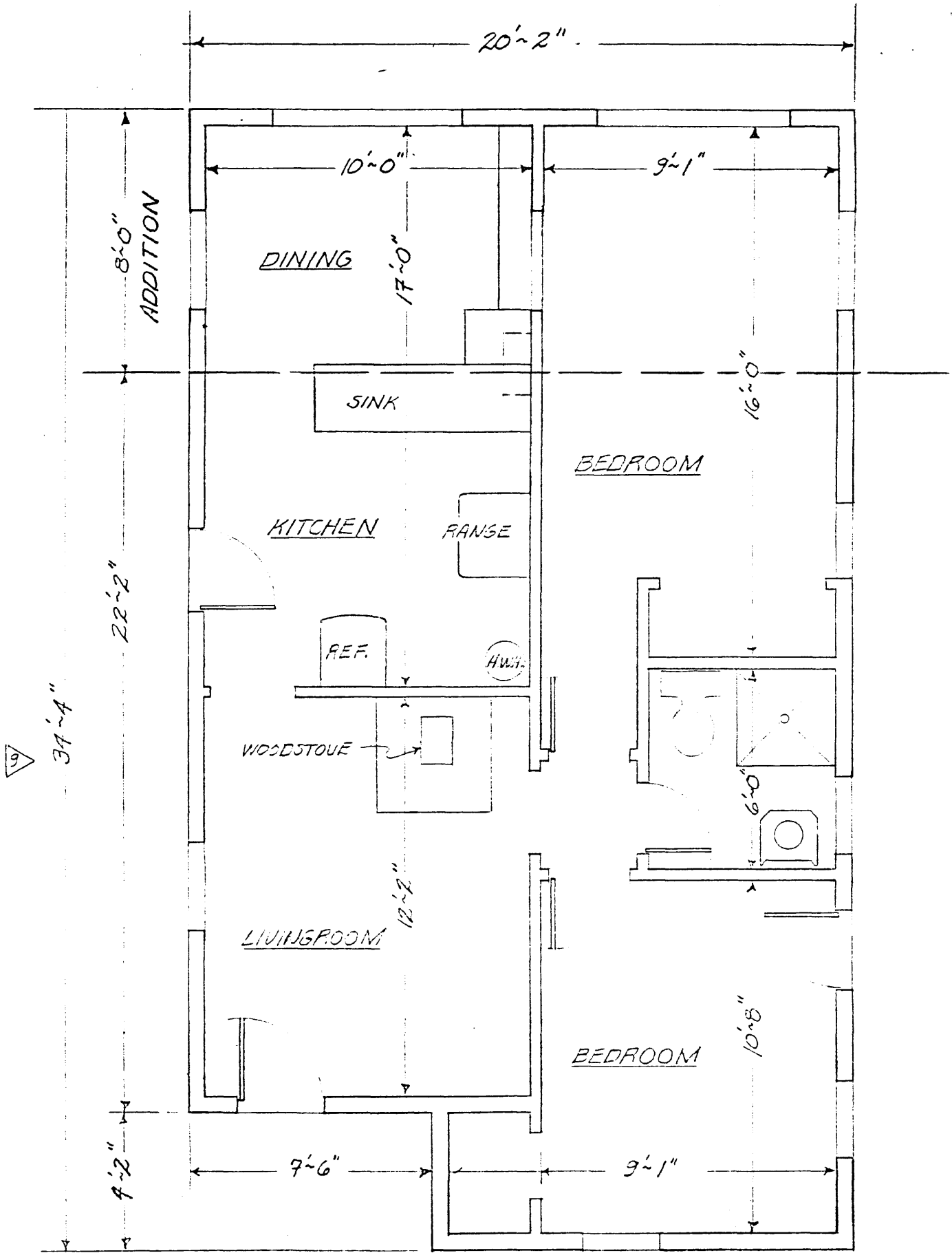


# BUCKHORN SPRINGS 6 ACRE NOMINATION

SITE PLAN  
1" = 100'

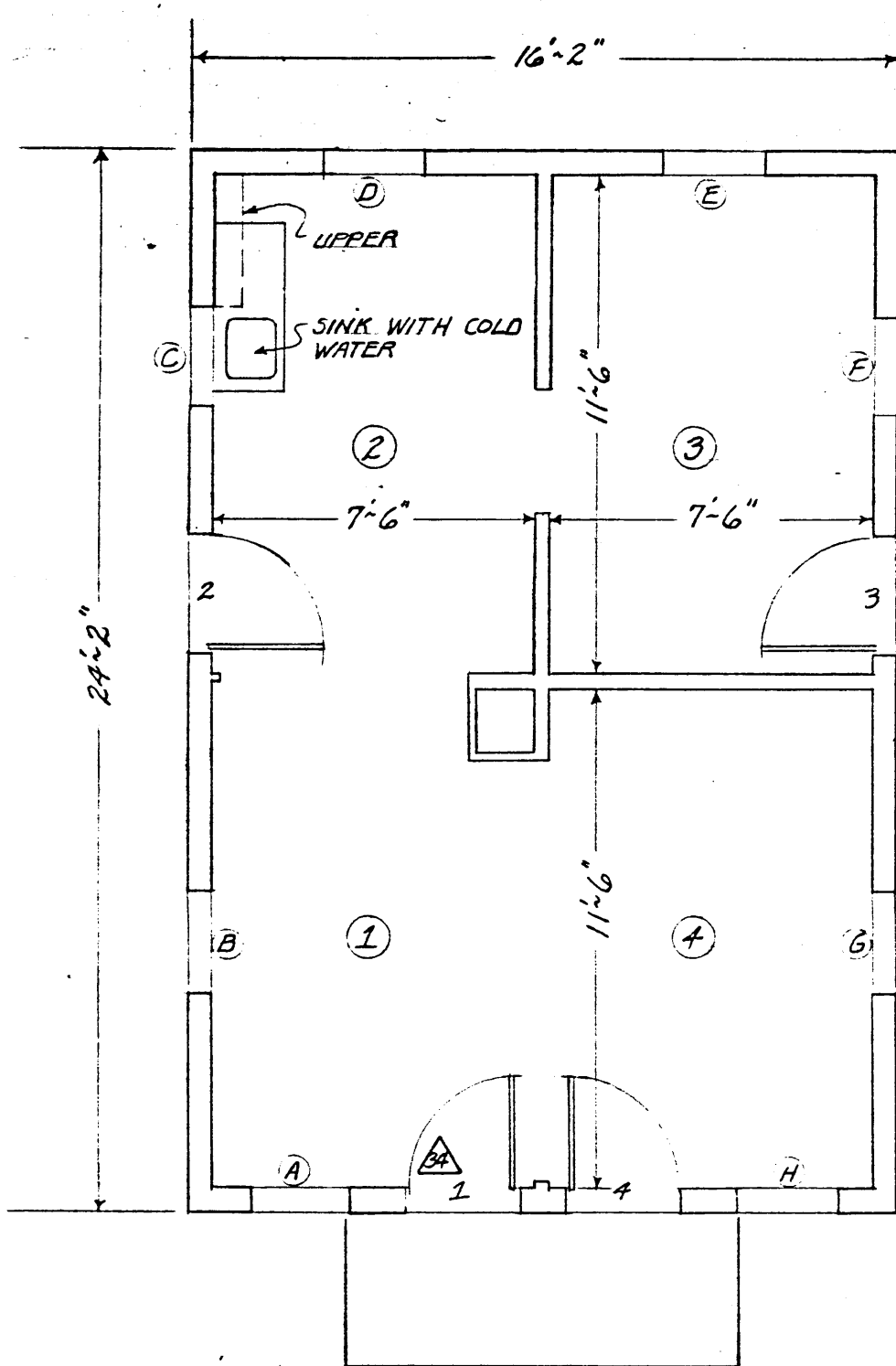
- LEGEND**
- I, II... ELEMENTS DESCRIBED IN SECTION C } ALL CORRESPOND TO APPLICATION
  - ② " " " D }
  - 2 NONCONTRIBUTING ELEMENTS
  - 2 → PHOTO LOCATION + DIRECTION





CABIN #1  
 $1/4'' = 1'0''$





CABIN # 2

1/4" = 1'-0"



12

13

15

14

BUCKHORN SPRINGS LODGE

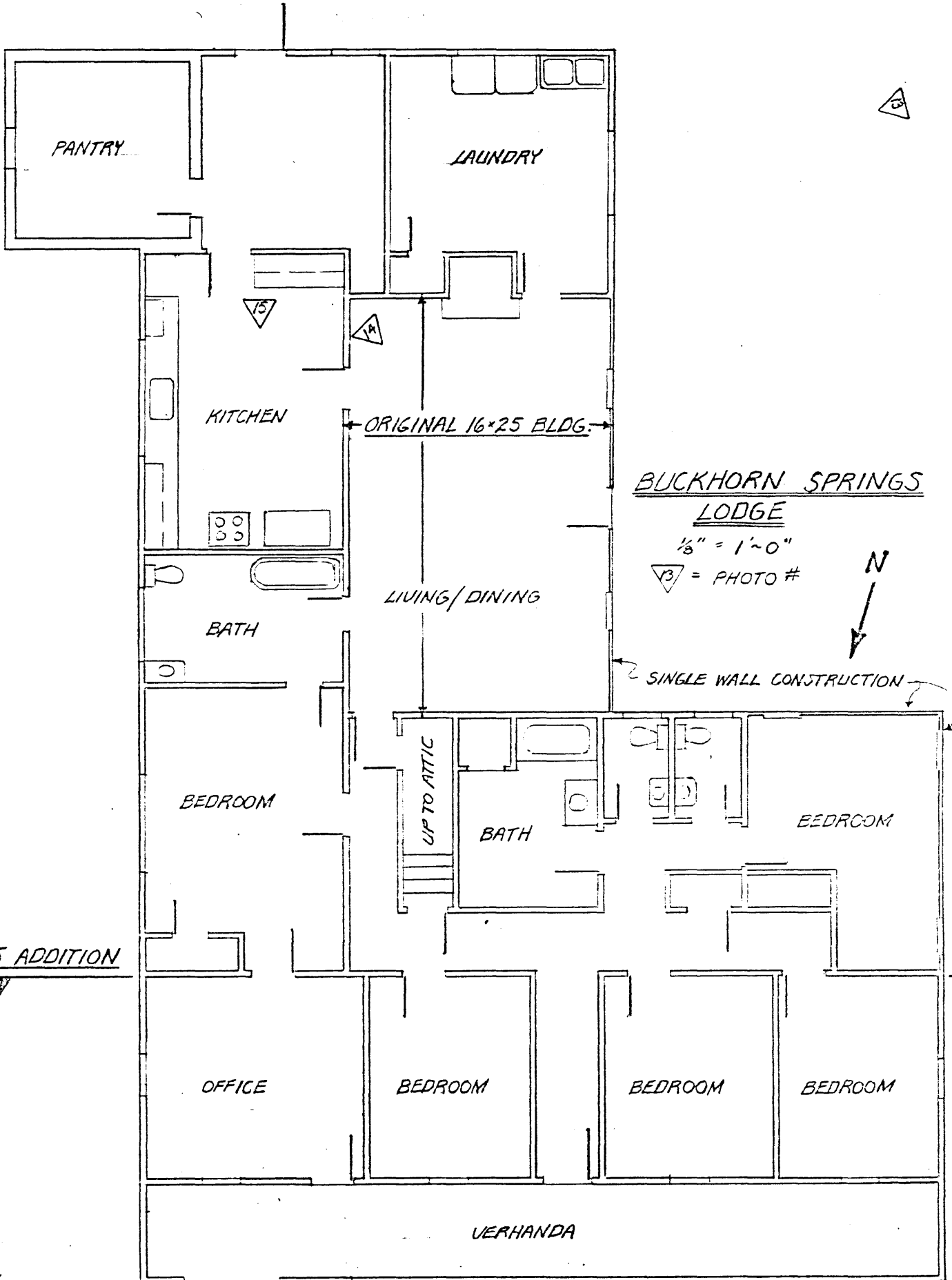
1/8" = 1'-0"

▽13 = PHOTO #

N



SINGLE WALL CONSTRUCTION



ORIGINAL 16x25 BLDG.

KITCHEN

LIVING/DINING

BATH

BEDROOM

UP TO ATTIC

BATH

BEDROOM

1955 ADDITION

OFFICE

BEDROOM

BEDROOM

BEDROOM

VERHANDA

11