

United States Department of the Interior
National Park Service

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NATIONAL REGISTER OF HISTORIC PLACES
REGISTRATION FORM

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

1. Name of Property

historic name: UXU Ranch
other names/site number: UXU, Limited Liability Company; site 48 PA 2391

2. Location

street & number: 1710 North Fork Highway (Shoshone National Forest)
not for publication N/A
city or town: Wapiti x vicinity
state: Wyoming code: WY county: Park code: 029 zip code: 82450

3. State/Federal Agency Certification

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

Jenni L. Listman, Heritage Program Leader, USDA Rocky Mtn. Region
Signature of certifying official/Title Date 4/2/03

State or Federal agency and bureau

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

[Signature]
Signature of certifying official/Title Date 3/26/03

State or Federal agency and bureau

**UXU Ranch
 Park County, WY
 Dude Ranches Along the Yellowstone Highway (U.S. 14-16-20) in the Shoshone National Forest**

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4. National Park Service Certification
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I, hereby certify that this property is:

Signature of the Keeper: *for*
Edson R. Beall
 Date of Action: *5/24/03*

- 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): _____

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5. Classification
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Ownership of Property

(Check as many boxes as apply)

- private
- public-local
- public-State
- public-Federal (privately leased)

Category of Property

(Check only one box)

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

Name of related multiple property listing

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

Dude Ranches Along the Yellowstone Highway (U.S. Hwy. 14-16-20) in the Shoshone National Forest

Number of Resources within Property

(Do not include previously listed resources in the count.)

Contributing	Noncontributing	
10	5	buildings
0	0	sites
1	2	structures
0	0	objects
11	7	Total

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

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6. Function or Use

Historic Functions (Enter categories from instructions)

DOMESTIC: camp
RECREATION: outdoor recreation
PROCESSING: manufacturing facility

Current Functions (Enter categories from instructions)

DOMESTIC: camp
RECREATION: outdoor recreation

7. Description

Architectural Classification

(Enter categories from instructions)

Early 20th Century
Other: grand lodge and dude ranch rustic

Materials

(Enter categories from instructions)

Foundation: STONE; CONCRETE
Roof: ASPHALT SHINGLE
Walls: WOOD: LOGS; BOARD & BATTEN
Other: STONE

Narrative Description

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

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8. Statement of Significance

Applicable National Register Criteria

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

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

Criteria Considerations

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

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

Areas of Significance

(Enter categories from instructions)

COMMERCE
RECREATION
SOCIAL HISTORY
TRANSPORTATION

Period of Significance: 1929 TO 1951

Significant Dates: N/A

Significant Person (Complete if Criterion B is marked above): N/A

Cultural Affiliation: N/A

Architect/Builder: Rumsey, Bob

Narrative Statement of Significance

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

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9. Major Bibliographical References

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Bibliography

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

Previous documentation on file (NPS)

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

Primary Location of Additional Data

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

Name of repository: Shoshone National Forest (Wapiti Ranger District)
Park County Historical Archives

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10. Geographical Data

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Acreage of Property: 33.9 acres

UTM References

(Place additional UTM references on a continuation sheet)

	Zone	Easting	Northing
A.	12	602175	4923150
B.	12	602475	4923250
C.	12	602350	4922850
D.	12	602150	4922535
E.	12	602050	4923000

Verbal Boundary Description

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

Boundary Justification

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

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11. Form Prepared By
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name/title: Jeannie Cook, Curator, and Joanita Monteith
organization: Park County Historical Archives date: July 1, 2002
street & number: 1002 Sheridan Ave. telephone: (307) 527-8530
city or town: Cody state: WY zip code: 82414

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Additional Documentation
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Submit the following items with the completed form:

Continuation Sheets

Maps

A **USGS map** (7.5 or 15 minute series) indicating the property's location.

A **Sketch map** for historic districts and properties having large acreage or numerous resources.

Photographs

Representative black and white photographs of the property.

Additional items

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

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

name: UXU Limited Liability Company (owns buildings and structures; land is owned by the Shoshone National Forest)

street & number: 1710 North Fork Highway telephone: (307) 587-2143
city or town: Wapiti state: WY zip code: 82450

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Description:

Summary Description

The UXU Ranch is an historic dude ranch occupying 33.9 acres leased from the Shoshone National Forest along U.S. Highway 14-16-20 in Park County, Wyoming. The setting is heavily forested and mountainous, located at the confluence of June Creek and the North Fork of the Shoshone River, 19 miles east of the east entrance into Yellowstone National Park. The 18 buildings and structures (10 buildings and one structure of which are contributing) are laid out in typical rustic dude ranch style: a centrally-located grand lodge surrounded by guest cabins and support buildings. Construction materials are primarily wood (log or board and batten) with stone and cement foundations. The contributing buildings and structure evolved over a period of years from the late 1800's through the 1930's, with minimal remodeling to accommodate plumbing and mechanical system updates. They have historic integrity of design, materials, workmanship, feeling and association with early Western dude ranching. The UXU Ranch is one of the most intact of all the dude ranches in this multiple property nomination.

Detailed Description

The beautiful Shoshone National Forest, dedicated in 1891 as the first national forest in the United States, provides the backdrop for the UXU Ranch. Aspen and cottonwood trees line the stream courses, while lodge pole pine, Douglas fir and Engleman spruce predominate in the woods. Eocene volcanic rock peaks of the Absaroka Mountains form dramatic outcroppings along U.S. Highway 14-16-20, which crosses the Shoshone National Forest from its east to west boundaries. Interestingly, this section of federal roadway between Cody and Yellowstone was part of the original Yellowstone Highway (the route from Denver to Cody to the east entrance of Yellowstone) and was also called the Cody Road in the early days of automobile travel. In this region, the highway follows the course of the North Fork of the Shoshone River, as it flows east from Yellowstone to Cody, at the western edge of the Big Horn Basin.

Access to the ranch requires crossing the North Fork, which roughly forms the northern border of the UXU. The ranch owns the large metal bridge which spans 162 feet to provide the UXU access to the main highway. The bridge is a Camelback truss, a variant of the Pratt truss design that was built in 1924 and is appropriate for the period of significance for the UXU.

In typical dude ranch style, the buildings and structures of the UXU are laid out in a pattern dictated by the lay of the land and the location of creeks and rivers. The grand lodge is centrally located, surrounded by a total of 15 guest cabins and support buildings, as well as three structures (a cellar, the large metal bridge, and a tiny communication booth.) The barn and corral are located several hundred feet north of the grand lodge, across an open grassy meadow where horses are pastured.

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The UXU is in its original historic location in a setting that looks much like it did from 1929 to 1950, as it was transformed from its early sawmill-tent cabin phase. The ten contributing buildings and one contributing structure have historic integrity of design, materials, workmanship, feeling and association. Their simple designs and construction materials are rustic and evocative of the natural beauty of their setting. Most of the lumber for the contributing buildings was processed at the sawmill that was operating on the site until the early decades of the 1900's. Generally, the contributing elements of the UXU are currently in use and are in good condition. The major additions to the UXU since 1950 are all non-contributing: the staff quarters-laundry (#18); the bridge; the pre-1900 historic log guest cabin (#11) which was moved to the site in 1997; and the mobile home, #10. The non-contributing buildings and structures are generally non-intrusive and have mitigating features that do not distract from the overall integrity of the historic site.

Contributing Buildings and Structures

Building #1 (date ca. 1898) is one-story log and wood guest cabin with a low concrete and stone foundation. Two pre-1900 log buildings were put together in an L-shape at the site by at least 1898 when it was used as a logging camp-sawmill office. The west wall is board and batten and the other walls are log with synthetic caulk for chinking. The chimney on the east end is made of mixed local stones and mortar. There is a half-log corner on the board and batten part of the building, and the remainder are cut from a single log with a 90-degree angle cut. The building is asymmetrical with two bays and a modern-style wood front door. The roof is a low-pitched gable with green asphalt shingles and a small skylight. The roof has exposed purlins and ridge poles, with a perimeter finish of exposed plywood sheeting. There is a metal side-slope chimney and one PVC pipe vent on the roof. The building is in good condition with minor alterations. Overall dimensions are 25'3" e-w and 28'9"n-s.

Building #2 (date 1932) is a rectangular one-story guest cabin of log construction chinked with caulk and a low, poured concrete foundation. It is constructed of D-shaped, milled, commercial logs with square, overlapped corners. Logs are chinked with caulking. There is one symmetrical bay. The front door is a single-leaf, commercial type made of wood. The roof is a low-pitched gable with asphalt shingles, exposed rafter ends, exposed purlins and a skylight over the bathroom area. There are two metal, side-slope chimneys. The ridge ends are clad with vertical boards. The building is in fair condition with minor alterations, mainly the new wood deck on the south side and the small skylight. A tiny, low, shed-roofed addition juts out on the northeast corner of the building and contains the water heater. Overall dimensions are 14'3"e-w and 22'6"n-s.

Building #3 (date 1932) is a rectangular, one-story, wood and log guest cabin with a low foundation of concrete and stone. The center part of the building has commercially milled log siding. The remainder of the building is made of round hewn logs with boxed corners made of one log cut at a 90 degree angle. Chinking is made of wood strips. There are five asymmetrical bays. The front door is a modern, commercial, wood type. The roof is a medium-pitched gable with asphalt shingles and a small skylight. The roof has exposed purlins and ridge pole. There is a PVC side slope vent on the roof. There is a deck on the north side. Overall dimensions are 31' e-w and 12' n-s.

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Building #4 & #5 (date 1930, remodeled 1969) is a one-story, duplex guest cabin with varying corner treatments. Construction materials include round peeled logs, commercially milled log siding, and board and batten siding. It has a low to high foundation of concrete and stone with a crawl space. There are three asymmetrical bays. There are two wood front doors with three panels each and four lites each. The roof is a medium-pitched gable with a shed roof over a bathroom addition on the backside of the building. The roof has asphalt shingles with a small skylight. There are plywood gable ends. Overall dimensions are 36'6" e-w and 24' n-s.

Building #7 & #8 (date 1928) is a one-story, rectangular duplex guest cabin with a low foundation of stone and concrete. It is constructed of peeled round logs with cement chinking and saddle notch corners. There are three symmetrical bays and two, single-leaf, wood front doors inside a small entry. The roof is a medium-pitched gable with a shed roof over the porch area. The roof has green asphalt shingles with exposed log ends (as rafters) with exposed purlins and exposed ridge poles. There is one metal, side-slope chimney. The building is in good condition with minor alterations, including a windbreak of wood boards on the west end of the covered porch. Overall dimensions are 29'6" e-w and 23' n-s.

Building #9 (date 1928) is an irregularly shaped, one-story guest cabin with a low foundation of concrete and stone. Logs are round and peeled with boxed corners made of a single log cut at a 90 degree angle and caulk chinking. There is a tiny addition on the southwest clad with commercially milled log siding for a water heater. There is one symmetrical bay and a single-leaf, modern, wood front door. The roof is a medium-pitched gable with asphalt shingles with a perimeter finish showing exposed roof boards. The roof has exposed purlins and exposed ridge pole. There is a PCV vent on the roof. The building is in good condition with minor alterations, including the addition for the water heater and a deck on the north side. Overall dimensions are 26' e-w and 18'4" n-s.

Building #12 (date 1928 with recent east addition) currently functions as the owner's residence. Originally, it was the grand lodge for the dude ranch. It is an irregularly shaped one-story building made of logs. The foundation is low to medium height made of stone and concrete, with the exception of an addition on the east where the foundation is made of concrete blocks. Most of the building is made of peeled round logs with boxed log corners, while the addition on the east has commercially milled, tongue-in-groove, log siding. The chinking is wood strips and cement. There are four asymmetrical bays. The front door is wood, a double French style, with ten lites on each door in a pattern of two over two. The roof of the building has intersecting medium-pitched gables (with a shed roof over the porch and tiny shed roofs on the east and west) with asphalt shingles, exposed rafter ends, exposed purlins, and exposed ridge poles. There is a side-slope chimney. The building is in good condition with moderate alterations, mostly consisting of additions over a long period of time. The very recent addition on the east is the only part of the building which is not contributing. The roof has a small skylight. There is a covered porch on the north side. Overall dimensions are 58'8" e-w and 42'4" n-s.

Building #13 (date 1935) is an irregularly shaped, one-story guest cabin with a concrete and stone foundation. Its principle construction type is wood board and batten with a false half-log (unpeeled round) frame. The back jut-out addition is a bathroom clad with commercially milled log siding. Corner construction is false corner post. There is no chinking. The cabin is symmetrical with one bay. The single-leaf front door is wood panel with six lites in a three over three pattern. It is a type of "Dutch" door, cut in half horizontally, and appears to have been made from two doors. The roof is a steeply pitched gable with green asphalt sheeting. There is a PVC vent on the roof. The building is in fair condition with minor alterations, including the bathroom addition on the back and a small covered deck on the north side. Overall dimensions are 14'3" e-w and 23' n-s.

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Building #14 (date ca. late 1920's and 1930's, sensitively remodeled in 1970) is the current grand lodge building, built in a style representative of the regional prototypes in terms of look, feel, massing and scale. It is irregular in shape, one-story, and of log construction. It has a medium-height foundation of concrete and stone. The logs are round and peeled with cement chinking. The square corners are made of a single log cut at a 90-degree angle. The building is asymmetrical with five bays in a very irregular pattern. The front of the building faces south, with a split "Dutch" style front door made of wood with one panel and twelve lites in a four-over-four-over-four pattern. The roof has intersecting medium gables with shed roofs over the south sitting room and over the bar on the north. The roof has green asphalt shingles with exposed purlins and exposed ridge poles. The roof has two fireplace chimneys, as well as PVC vents, and metal vents (two are particularly large over the kitchen area). The building is in good to fair condition with moderate alteration over the years, including a large deck on the back (north) side. The scale and proportion of the deck are consistent with those features of the front deck at the Old Faithful Inn, a prototype grand lodge for the locale. The sides of the deck are clad with diagonal latticework, which is not appropriate for dude ranch rustic design during the period of significance; however, because it is not visible from the front of the building and could easily be removed, it does not make the building non-contributing. Overall dimensions are 52'10" e-w and 66'8" n-s.

Building #15 (date ca. 1930's) is an outhouse. It is nearly square, one-story, and of wood construction with a wood foundation. The cladding is board and batten with two-inch lath over boards with a log false frame. It has one symmetrical bay with a single-leaf, homemade, wood front door. It has a medium-pitched gable roof with asphalt sheeting and exposed purlins and ridge poles. There are screen-covered vents at the top of the wall on the north side. It is in good condition. Alterations over the years have included adding shelving above the toilet seats, and it is currently used for storage. Overall dimensions are 4'6" e-w and 6' n-s.

Structure #16 (date 1928) is a root cellar that is rectangular in shape and one underground story. It is principally made of logs and soil for the mounded roof, rock walls, and a dirt floor. It is in good condition. Alterations include newer poured concrete steps and entry area. Overall dimensions are approximately 13' e-w and 9' n-s.

Non-Contributing Buildings and Structures

Building #6 (date ca. 1940, probably remodeled deck 1969) is a guest cabin that would probably be contributing if the scale and size of the deck were in proportion to the building to which it is attached. It is simply too large to fit the dude ranch rustic style. It is an irregularly shaped, one-story building, with commercially milled, tongue-in-groove log siding as well as some log walls (peeled round). It has a low foundation of concrete and stone, asphalt shingles, and two asymmetrical bays. Overall dimensions are 25' e-w, 20' n-s.

Building #10 (date ca. 1960's or 1970's) is a mobile home with tongue-in-groove, milled commercial log siding. It has a medium-pitched gable roof and a large deck on the north side of the building (about 1/3 the size of the mobile home). The deck is out of scale in proportion to the building to fit dude ranch rustic style. In addition, the general shape of the mobile home, about 13'6" by 46' is also not appropriate. It is, however, fairly well disguised by its siding and roofline, and it is not particularly visually intrusive at the site. It is also in a location along the eastern side of the site where attention is not focused on the structure when visiting the site.

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Building #11 (date ca. 1898) is a combination of two pre-1900 log buildings joined in an "L" shape. The buildings had been combined before they were moved to the UXU ranch in 1997. The buildings came from the Hollister Ranch, a stage stop that operated before 1900 on the North Fork. Some 1909 newspapers were used for insulation. A new fireplace made of local rocks and mortar has been built on the east-end. A small addition on the west side has two bathrooms for the guest cabin. The one-story, log building with caulk chinking has a low concrete block foundation and a low crawl space. There are three asymmetrical bays and decks on the north and south. The roof has two intersecting medium-pitched gables with a shed roof over the bathrooms on the west. The building blends well with the dude ranch rustic style. It is located at the extreme north side of the site, near the barn and the old sawmill office building, and is across a grassy meadow from the main group of buildings at UXU. Overall dimensions are about 47' e-w and 30' n-s.

Structure #14a (date 1968) is a tiny wood frame communications hut that originally sat near the north side of the bridge, #19, and was used to alert the UXU staff that the bridge gate should be opened. Now, it is used as a yard ornament on the lawn southeast of the main lodge. Not much larger than a telephone booth, it has a "Dutch" door, and it is used to post activities and menus for guests. Its style is appropriate for dude ranch rustic.

Building #17 (date 1925, remodeled in 1946 and 1969) is a symmetrically shaped loafing barn open on the south. The one-story structure is made of round logs with some bark remaining, constructed in pole building fashion. Horizontal logs used in the walls are butted against upright poles at the corners of the building. The saltbox roof consists of boards covered with corrugated metal. The north log wall is also covered with the same corrugated metal in deteriorated condition. It is in fair condition with major renovations over the years. Overall dimensions are 20' e-w and 10' n-s.

Building #18 (date 1969) is the staff quarters and laundry. It is a modern rectangular structure with 4' by 8' plywood sheets and board-and-batten siding. It is partially obscured from view with a privacy fence; however, its general style and detailing are not appropriate for dude ranch rustic. It is located at the extreme south end of the site, away from the main complex of buildings at UXU.

Structure #19 (date built 1924, moved to site 1968) is a Camelback truss metal bridge of the type first patented by Thomas and Caleb Pratt in 1844, designed with vertical compression members and diagonal tension members held in place with large rivets. It is a Parker variant in which the polygonal top chord is built with exactly five slopes. It was built for use near Powell, WY, and was disassembled and moved to the UXU in 1968. Its 1924 date makes it appropriate for the period of significance for the site.

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Statement of Significance

The UXU Ranch is historically significant in that it is an operational, nearly intact representation of Western dude ranching as it arose and evolved in Wyoming in the first half of the twentieth century. Its rich history epitomizes the entrepreneurial resourcefulness of the early twentieth century settlers of the Cody, Wyoming, region as they recognized their unique chance to provide recreational opportunities in previously inaccessible areas. Yellowstone became this country's first national park in 1872; but it was decades later, within the social context of an emerging middle class, the rise of the automobile, and the 'good roads' movement, that the "Cody Road" into Yellowstone precipitated the emergence of dude ranches: places to provide shelter for and recreational opportunities to an increasingly mobile and affluent public eager to explore this nation's natural wonders.

Historical Background and Significance

The UXU Ranch was originally a sawmill, in operation by at least 1898. Using Building #1 as its headquarters, it was known as the Freeman Sawmill by May of 1927. In February 1929 Bronson Case "Bob" Rumsey secured the first permit from the Shoshone National Forest for the UXU to operate as a dude ranch. The only two buildings on the site at this time were #1, the old sawmill headquarters, and #12, the original main lodge. The rest of the dude ranch was made up of small tent cabins like those at Elephant Head Lodge a few miles away. Many of the guest cabins and the current grand lodge were built during the late 1920's and 1930's from lumber processed on the site. Interestingly, logs were pulled out of the rugged mountainous terrain using two, two-horse teams: one team in front, to pull; the other behind the load, to hold back. The log and wood cabins eventually made tent cabins a thing of the past.

During these early years of operation, all vehicles parked on the north side of the North Fork. People, luggage and supplies were brought across a footbridge or across the ice in the winter. By 1969, the Camelback truss bridge was moved to the site to accommodate motor vehicles. A tiny communications hut was placed at the north side of the bridge so visitors could contact the main lodge to open the bridge's gate, but it has since been moved.

The ownership of the UXU Ranch changed hands a number of times: in 1936 Elizabeth Lynah Rumsey (Mrs. Bronson Rumsey) was the permit holder. By 1946 Dr. C. F. Grimes owned the site and was responsible for remodeling the barn. David Karlik owned the site for an unspecified time and sold out in 1968. That year it was purchased by Ellis, Ferne and Carole Smith, who subsequently remodeled the barn and brought in the Camelback truss bridge. William and Barbara Paschke owned the UXU from 1980 to 1989. In 1989, the site was purchased by UXU Lodge, Inc. and sold again in the same year to Chaxton Enterprises. Thomas and Carrie Kruczek bought the site in 1994, renaming it the "Lodge at June Creek."

Hamilton Bryan, et al, purchased the ranch in 1996 renaming it the UXU Limited Liability Company. It is currently open from May to October and specializes in horseback riding, fishing, hiking, pack trips, river rafting, cookouts, campfire singing, campouts, arts and crafts, playground activities and mountaineering. Throughout its long history, the UXU's activities have been typical of dude ranches for the state. Additionally, the contributing buildings have retained their dude ranch rustic appearance and the setting remains remote and ruggedly beautiful.

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The evolution of the UXU Ranch and the other historic dude ranches on the old "Cody Road" portion of the Yellowstone Highway coincides with growing American affluence and the availability of automobiles. Prior to this, Yellowstone was only accessible to the very rich who hired camping companies to escort them on lengthy park excursions. The "Cody Road" stretching between Cody, Wyoming and the east gate of Yellowstone accommodated increasing numbers of travelers eager to see the wonders of our nation's first national park. The "good roads" movement of the early 1900's was a loose confederation of civic organizations and private individuals dedicated to the development of a well-maintained network of roads between population centers and the growing number of national parks in the West. Its motivation was to draw "auto-tourists" to previously inaccessible areas. As such, the movement represents an early twentieth century version of community and economic development.

The Cody Road has been heavily traveled since it first opened in 1904 and, as of 1999, accommodates approximately 250,000 tourists during the summer season. These dude ranches were also aided in the first half of the century by the Chicago, Burlington & Quincy Railroad, which brought dudes to "the Buffalo Bill Country" at Cody, a jumping off spot for dude ranches within a 50 mile radius of the depot.

Both the tourism industry and one of its components, Western dude ranching, began in Wyoming shortly after the turn of the century. Dude ranching's period of significance in Wyoming lasted from 1904 through 1950. By 1937 there were about 100 dude ranches in Wyoming; the same number exists today. While the total number of beds at dude ranches in Wyoming is small, the Dude Ranching Associations of both Wyoming and Colorado emphasize that dude ranching is very "big on image, and the rest of tourism rides on its coat-tails."

There were three general periods when dude ranching was not especially profitable: from 1917 to 1919 during World War I, from October 1929 until the mid-1930's because of the Great Depression, and from about 1940 to 1945 because of World War II. However, despite these setbacks dude ranching has been important to the state's economy. One of the reasons is that many of the guests are from a higher socio-economic class than the average tourist. For example, even though economic times were not exactly robust in 1937, one Wyoming newspaper reported that, "According to a recent issue of the Wall Street Journal, 97 dude ranches in Wyoming did a business in 1937 of approximately \$2,000,000. Guests of these ranches [are] of the wealthy class for the most part, [and] are said to spend an average of close to \$500 each during the last season. Most years it takes several 'beef critters' to clear that much for a rancher." The article goes on to say that dude ranching appeared to have so much potential in the growth of Wyoming's economy, that the University of Wyoming, in 1935, started a course in recreational ranching, including "institutional management, cuisine, animal production, zoology, geology, Western lore, veterinary science and agronomy." In 1937 rates at Wyoming dude ranches ranged from \$20 to \$77 per week, averaging around \$40.

The UXU Ranch remains one of the most intact examples of historic dude ranches along the Yellowstone Highway (U.S. Highway 14-16-20) within the Shoshone National Forest. During its period of significance between 1929 and 1950, it reflected the growing mobility and affluence of the American public, in its quest for new recreational opportunities and experiences.

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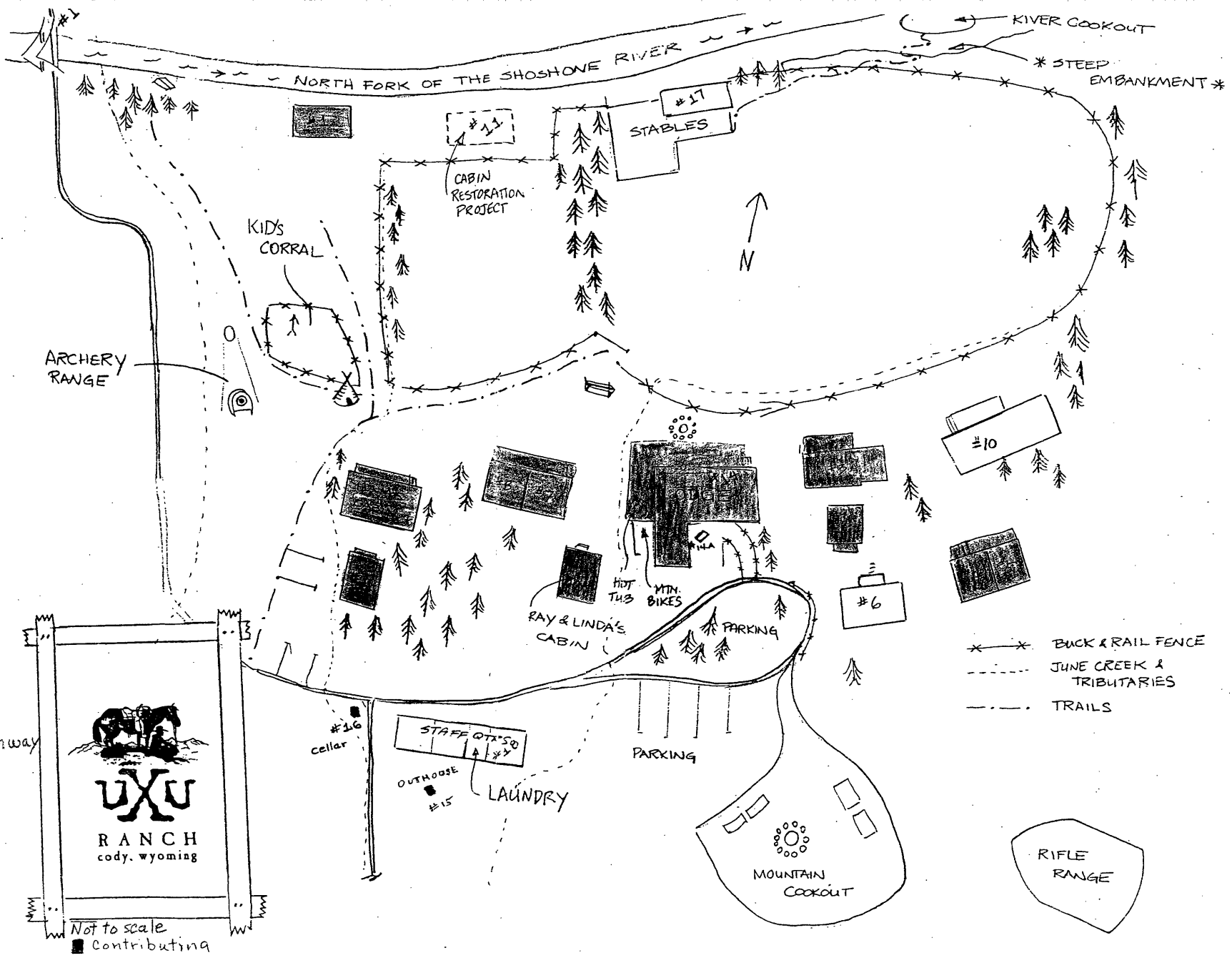
Verbal Boundary Description

The boundary of the nominated property is delineated on the attached map by the polygon whose vertices are marked by the following UTM reference points: A 12 602175 4923150; B 12 602475 4923250; C 12 602350 4922850; D 12 602150 4922535; E 12 602050 4923000.

Public Land Survey System (Township and Range)
Township 52 North Range 107 West
SE1/4 SE1/4 Section 22
SW1/4 SW1/4 Section 23
NW1/4 NW1/4 Section 26
NE1/4 NE1/4 Section 27

Boundary Justification

The nominated property includes the entire parcel historically leased by the Shoshone National Forest to the UXU Ranch and its successors.



UXU Ranch
 1710 North Fork Highway
 Cody, WY 82414
 Park County
 Wyoming



Not to scale
 ■ Contributing