



EMPIRE RANCH FOUNDATION NEWS

P.O. Box 842 • Sonoita, Arizona 85637-0842

All Heart: Empire Roundup Open House and BBQ



Light hearts, art, music, history, education, and fun for all ruled the day at the Empire Ranch Roundup Open House held Sept. 16. The event was attended by over 500 visitors, beautiful sunny weather, and a constant cooling breeze.

A Conestoga wagon carried visitors from their parked cars down to the Empire Ranch Headquarters corrals. There, continuous demonstrations of reata and horsehair ropemaking and leatherworking by Dick Schorr, Larry Denike, and Ben Claridge kept questions and conversations going in the shade of the stone corral.

Demonstrations of horseshoeing and branding by Karl Rossi and Mac Donaldson gathered spectators out in the sunshine, where they also queued up at the colorful green chuckwagon from the Poco Toro Ranch for servings of lemonade, beans, and other tasty fare. An additional favorite with the kids was roping practice in the front yard, guided by Katy Stump and volunteers from the Alpha Gamma Rho fraternity.

Inside the historic ranch house, lively and unique pieces of art in oil and bronze and signed prints and ceramics were on exhibit, to please and to tempt. These pieces, generously made available by the artists for sale to benefit the foundation, all portrayed themes of the West and Arizona, and brought to life the now bare walls of the living room and master bedroom.

Finely crafted jewelry and designs in
(continued on page 3)

Millennium Matching Grant Deadline Looms

Successful fundraising this Fall is essential to performing major ranch house repairs now needed. It also is critical to meeting the Dec. 31 deadline for raising the Foundation's remaining matching funds for its \$95,300 Millennium Grant. The grant opportunity expires Jan.1, 2001.

As of Sept.16, \$85,402 had been matched for this Grant. An additional \$9,898 must be raised before Dec. 31 if the Millennium Grant is to be fully utilized. All private donations are matched 100% by the Grant, and all contributed and matching funds are dedicated 100% to stabilization and preservation work on the Empire ranch house and associated structures.

The Foundation seeks gifts of cash, grants, or donations of relevant equipment, supplies or hours of volunteer service to match the Millennium Grant. Please send donations to the Empire Ranch Foundation, P.O. Box 842, Sonoita AZ 85637-0842.

MILLENNIUM GRANT: A LOOK AT THE NUMBERS

Millennium Grant	\$ 95,300
Matched by cash donations	23,507
Matched by other grants	35,000
Matched by ERF	2,074
Matched by volunteer hours	7,659
Matched by equipment & supply donations	13,279
Matched by Roundup proceeds	<u>3,883</u>
Total matched (90%)	<u>\$ 85,402</u>
Balance to be matched as of Sept. 17	\$ 9,898

Volunteer Spotlight

The Roundup Open House and Barbecue would not have been possible without the dozens of volunteers who helped with mailing, publicity, taking care of the art, moving art, artwork, decoration, set up, cleanup, fix up, gifts and loans of equipment and materials, food and drink, muscle power, brain power and time, time, time. The Empire Ranch Foundation is deeply grateful to each of you for going all out for the Empire. Thank you!

Working Calendar

November

18 Foundation Board meeting and elections

December

15 Finalize Master Plan (Board)
31 Millennium Grant matching funds deadline

January

20 Foundation Board meeting

February

17 Foundation Board meeting

Ongoing

Volunteer to help with historic preservation projects at the Empire. Contact Steve Boice (520/889-3451) for more information.

Preservation Projects

Preservation of the Empire ranch house and other buildings is a primary mission of the Foundation. Recent preservation projects completed, underway, or scheduled are summarized below.

- Repair and restore windows, doors and lintels (*complete*)
- Repair and replace selected roof coverings (*complete*)
- Remove contaminated soil above ceilings (~80% *complete*)
- Shore up walls and ceilings currently at risk (*complete*)
- Improve drainage conditions around foundations (*partially complete*)
- Plan for emergency stabilization of stone corral (*Fall 2000*)
- Complete emergency repairs to adobe haybarn foundation (*Fall 2000*)
- Complete electrical wiring safety measures (*Fall 2000*)
- Secure concrete chimney supports (*to be determined*)

Thanks for Your Support!

We are very grateful to the 32 individuals who donated \$3,012 during the months of July through Sept. 16 to support the Roundup or the stabilization project.

Sincere thanks also to those who have contributed a total of over \$13,700 in memory of Carey Ingram, a Vail descendant and a founder and past president of the Foundation, who passed away unexpectedly early this year.

Last, our appreciation to those who gave so generously to the Roundup fundraiser and helped raise nearly \$4,000.

Departed Friends

John Jefferson Woolley, II died suddenly on September 11, 1999 at his home in Ventura, California of a heart attack. He was a great grandson of Walter L. Vail, the founder of the Empire Ranch. His grandfather N. Russell Vail left the Empire in 1896, at age 14, when Walter Vail and family moved to Los Angeles to better manage Vail company's growing land and cattle interests there. John's mother Margaret Vail Woolley helped organize a Vail family reunion held at the Empire in 1998, for which John coauthored a presentation on Empire Ranch history.

John was born on October 2, 1952. He received a B.S. in Geology from U.S.C. in 1975 and a M.S. in Geology from San Diego State in 1978. John was an expert petroleum geologist, and had over 20 years experience in the oil and gas business.

John's love for geology got its start on the windswept hills of the Vail cattle ranch on Santa Rosa Island off the coast of Santa Barbara. He was regarded as one of the foremost authorities of the geology of Santa Rosa Island.

John also took a great interest in his Vail family history and became an authority on it as well. He authored the paper, "The Vast Empire of Walter L. Vail" that was published in the June 2000 issue of ERF News.

John is survived by his wife Margie; son James; daughter Kate; mother Margaret Vail Woolley, brother Will, and sisters Susan Woolley and Miller.

President's Corner

Welcome to our second issue of Empire Ranch Foundation News. We've been very gratified by the compliments received on our first issue, and hesitate to change a good thing. However, we believe this briefer format will let us give you news more frequently at less expense, while allowing us to include occasional longer informational pieces as insertions. We hope you like it, and we will appreciate and try to respond to your comments.

The Empire Ranch Roundup Open House and Barbecue held September 16 was a great success, as highlighted in this issue. More important than the exhibits, activities, and planned fun, however, was the wonderful spirit and heart of the community participating and enjoying their Arizona heritage - the real heart of the Empire Ranch. Our thanks to all of you who were able to join us, and our standing invitation to all to come and visit any time.

There's more news in this issue about how we are moving ahead with plans for the future and projects for the present, and about our current push to complete and go beyond meeting our goals for Millennium Grant matching funds. Thanks for reading and for your support.

Steve Boice, Foundation President

Roundup *(cont'd from page 1)*



Calf roping practice was fun for kids, and for the older volunteers helping them.



Demonstrations drew lots of interest.



Grupo Danzo Folklorico was a big hit.

wood, iron, and copper were also on display outdoors. Sales of these and other art pieces are planned to continue in the future, to be offered through events, the mail and through a planned web site art gallery.

Eric Means and Gerald Korte led guided tours through the ranch house, pointing out features of the building that reflect the needs and times of the past, and the steps and decisions that are needed for preservation or restoration.

The tours were supplemented by illustrated room exhibits by our contractor SRI that described progress and plans for Ranch House preservation. Other exhibits outlined the five-year plan being developed for restoration and for related educational events and programs at the Empire.

Arizona Historical Society docents in the breezeway explained meaning and background of many cultural artifacts of the times, selected from the Society's collection and brought to the Roundup.

A full program of additional special demonstrations and performances provided much more for everyone, and some difficult decisions. Go to the east side to learn from working collie, horsemanship and mulepacking exhibitions by Dodie Green, Joe Staheli, and Kate Ladson - or go to the Ranch House central breezeway to enjoy the Danzarte Grupo Folklorico whirl in Mexican folk dance? Or should you listen to old cowboy songs by Bruce Andre and cowboy poetry by Steve Lindsey - or go *(continued next page)*

Progress in Planning for the Empire

There's news we'd like to share on progress in three planning efforts which are critical to the Foundation's ability to achieve its goals.

Historic Preservation Plan

This October an updated action plan was completed for preservation of the Empire Ranch House. Historic preservation planning is a continuous process. Initially, ranch structures in need of stabilization (those requiring treatment to keep the buildings intact) were identified in a National Park Service field study in 1994. These needs were reevaluated and prioritized in 1998 by Statistical Research, Inc. (SRI), a historic preservation firm under contract with the Foundation.

Since 1998, much stabilization work has been done. However, much work remains, and new needs have become apparent as work progressed.

SRI's updated plan covers finishing stabilization work on the roof, drainage, and wall systems of the ranch house. SRI is also preparing a separate plan for emergency measures needed to stabilize the stone corral, where problems with roof, foundations, and walls have become apparent.

These plans are critical to doing the most important work first, and to doing it right. Our historic preservation planning involves several stages: identifying the problem; designing remedies or treatments that meet the Secretary of the Interior's Standards for the Treatment of Historic Properties; and review of plans by the Foundation, by professionals, the BLM and the Arizona State Historic Preservation Office. Review of the updated action plan is targeted for completion in November.

Empire Ranch HQ Master Plan

Solid strides have been made in the past months in developing the long-term Master Plan for the Empire Ranch Headquarters. The Master Plan, currently in draft form, introduces the vision and goals for the Headquarters—the historic buildings and landscape—and outlines programs to be developed for the benefit of the public as funding is secured.

The Master Plan is the result of a joint planning effort by the Foundation Board of Directors and BLM. It currently envi *(continued next page)*

Empire Ranch House Repairs

Under contract to the Empire Ranch Foundation, Statistical Research, Inc. (SRI) has completed a draft action plan for completing long-term stabilization repairs to the roof, drainage, and wall systems of the Empire Ranch House. This report, replete with numerous architectural drawings, expands on the project plan completed by SRI for the Foundation in 1998 and provides the additional detail necessary to move ahead with essential repairs.

SRI subcontractors Eric Means and Bob Vint carefully photographed, measured and evaluated the structural integrity and original construction methods of the roof systems in each room of the Ranch House. Based on this information, room-specific solutions are proposed, which will be reviewed by a structural engineer before the actual repairs take place.

Recommendations include the repair of weakened members, the addition of new rafters in overspanned areas, methods to resist the outward pressure on the walls created by compression of the roof system, and securing attachment of the roof to the supporting walls.

Next, Means and Vint focused on the foundations and walls. Although the foundation is in relatively good condition where moisture has not collected against the building, areas of concentrated moisture have caused the walls to settle and move outwards in some places. Crack monitors placed in March 1999 have indicated up to 1.5 mm of movement over the past winter. Critical areas are along the south wall of the Victorian addition; the west walls of the cowboys kitchen, the office, and the bookkeeper's quarters; and the southwest corner of the cowboys quarters.

Recommendations for stabilizing the foundation focus on preventing moisture accumulation at the foundation line and on supporting foundations that have failed. Proposed methods include installation of customized drainage systems; underpinning the foundation; and placement of a moisture barrier between the foundation and the adobe. The report also provides an assessment of the adobe walls of the building.

Following review of report recommendations, approved work could begin in early 2001.

Joint Planning Efforts Underway (cont'd from p. 3)

sions three broad programs:

Restoration of the Empire Ranch House: Once we complete work to stabilize the ranch house, our goal is to restore the ranch house and interpret it for the public. The history, persons, diverse cultures and ranching ways witnessed by the Empire over the years will be brought alive by restoring rooms, adding interpretive signage and multimedia exhibits, and providing guides and special events such as the annual Roundup.

Establishing a Heritage Trail: We envision constructing an interpretive trail at the Empire Ranch Headquarters to link the historic buildings, natural landscape features and ecology, and outside exhibits. The trail will especially focus on children with suitably-sized signs and active exhibits.

Education on the Empire: Our goal is

to develop and offer educational programs for all ages but especially to augment classroom learning about the natural and cultural history of the region. A discovery area for teachers, parents and children, traveling trunks, living history demonstrations, and international exchange programs are examples of this vision.

Empire-Cienega Integrated Plan

The BLM's Empire-Cienega Integrated Management Plan will be ready for public review in Fall 2000. The plan presents a flexible strategy for managing the 49,000 acres of public lands, resources, and uses within the Empire-Cienega Planning Area, including the Empire Ranch and Headquarters. It was developed by BLM through a collaborative public planning process. Call Karen Simms at the Tucson BLM office (520/722-4289) for a copy of the draft plan.

Roundup Draws Over 500 to the Empire (cont'd from p. 3)

to the west side pavilion tent to take in more western songs by Tom Chambers and the St. Xavier Mission Music Ministry singing group? Many choices, all of them rewarding.

The well-attended fundraiser barbecue (personally prepared by Foundation president Steve Boice and his sisters Sherry, Carol, and Kitty) was the grand finale to the Roundup event. Bountiful servings of pit barbecue beef, breads, salads, brownies, and pie were consumed following a thrilling bull whip demonstration by Fred and Debbie Fellows, and accompanied by

the cowboy songs and poetry of Andy Hersey and Bud Strom.

The Roundup's success was possible only through generous volunteer participation and direct program donations of over 90 individuals and nearly 30 businesses and organizations, for which we are sincerely grateful. Supported by these donations, the net proceeds from visitor contributions and arts sales amounted to \$1,883, and the barbecue raised another \$2000 -- for a total of nearly \$4,000 to put to work to support coming projects. It really gives heart!



These smiles say it all, as we lined up for barbecue. We met some great folks, had a great day, and everyone learned more about the Empire Ranch and the history of the West..