

# HISTORY COLORADO

## COLORADO STATE REGISTER OF HISTORIC PROPERTIES NOMINATION FORM

### SECTION I

#### Name of Property

Historic Name A.G. Ranch House

Other Names \_\_\_\_\_

#### Address of Property

[n/a] address not for publication

Street Address 56052 S. U.S. Highway 285 (driveway is entered off of unmarked FS Road 115)

City Shawnee

County Park

Zip 80475

#### Present Owner of Property

(for multiple ownership, list the names and addresses of each owner on one or more continuation sheets)

Name U.S. Forest Service, Pike and San Isabel National Forests, Cimarron and Comanche National Grasslands (PSICC)

Address 30403 Kings Valley Drive, Suite 2-115

Phone 303-275-5610

City Conifer

State CO

Zip 80433

#### Owner Consent for Nomination

(attach signed consent from each owner of property - see attached form)

#### Preparer of Nomination

Name Karen Pierce (for property owner)

Date February 1, 2019

Organization consultant for Park County

Address PO Box 3241

Phone 303-674-2104

City Evergreen

State CO

Zip 80437-3241

#### FOR OFFICIAL USE:

Site Number 5PA.756

2/1/2019 Nomination Received

5/17/2019 Review Board Recommendation

Approval  Denial

5/22/2019 HC Board State Register Listing

Approved  Denied

Listing Criteria  A  B  C  D  E

*Dr. Holly K. Norton*

*28 May 2019*

Certification of Listing: Deputy State Historic Preservation Officer HISTORY COLORADO

Date

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**SECTION II**

**Local Historic Designation**

Has the property received local historic designation?

no

yes ---  individually designated  designated as part of a historic district

Date designated \_\_\_\_\_

Designated by \_\_\_\_\_ (Name of municipality or county)

**Use of Property**

Historic DOMESTIC / Single Dwelling, AGRICULTURE / Animal Facility, AGRICULTURE / Storage, AGRICULTURE / Field, AGRICULTURE / Outbuilding, RECREATION AND CULTURE / Outdoor Recreation/fishing pond

Current DOMESTIC/Seasonal housing

**Original Owner** Albert J. Gould, Jr.

Source of Information Park County land records and Gould family documents

**Year of Construction** ca. 1941

Source of Information Building Plans by A.J.G., dated May 21, 1940

**Architect, Builder, Engineer, Artist or Designer** Albert J. Gould, Jr.

Source of Information Building Plans by A.J.G., dated May 21, 1940

**Locational Status**

Original location of resource(s)

Resource(s) moved to current location

Date of move \_\_\_\_\_

**For Office Use Only**

Property Type:  building(s)  district  site  structure  object  area

Architectural Style/Engineering Type: Rustic

Period of Significance: ca.1941-ca. 1953

Level of Significance:  Local  State  National

Multiple Property Submission: n/a

Acreage 10.35

UTM Reference: NAD83

1. Zone: 13 S Easting: 452093 Northing: 4364202

2. Zone: 13 S Easting: 452287 Northing: 4364038

3. Zone: 13 S Easting: 452138 Northing: 4363890

4. Zone: 13 S Easting: 452025 Northing: 4363981

Site Elevation: 8,098 feet

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### SECTION III

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#### DESCRIPTION AND ALTERATIONS

(describe the current and original appearance of the property followed by a discussion of all alterations)

The A.G. Ranch House (5PA.756) is located in the Pike National Forest, situated in a valley meadow in mountainous terrain in northern Park County, Colorado. The front of the Rustic-style one-story A.G. Ranch house faces U.S. Highway 285 to the south. On the south side of the highway the Shawnee National Register Historic District (5PA.4177, listed 2010) is visible. Shawnee was founded in 1900 as a small recreation residence community. It lies in forested terrain with mountains rising beyond. The back (north side) of the house overlooks a fishing pond and the North Fork of the South Platte River, with meadow and mountains beyond. To the west of the house, also in the large field/meadow area, is a barn, with high mountain peaks visible in the distance. Predominant vegetation on site includes pasture grasses, bunch grasses, low lying shrubs, and forbs. There are very few tall trees on the site—these are mostly aspen and ponderosa pines. Willows line the banks of the river and pond. Soils on site are comprised of shallow light brown sandy loam, ranging from 5 to 20 cm deep.

The 10.35-acre site consists of a Rustic-style ranch house (Resource 1), a vernacular agricultural barn (Resource 2), a pond (Resource 3), a large metal shed (Resource 4), and a small portable metal Tuff Shed (Resource 5). The site is entered from the east by a two-track driveway connected to a dirt road (Forest Service Road 115) located east of the site boundary. The driveway enters the site on the north side of the house—south of the pond. At about 270' west of the house it makes a loop back to the east, ending at a small gravel parking lot on the south (front) side of the A.G. Ranch house. There is a spur at the head of the loop leading northwest to the barn and shed. South of the barn, on the eastside of the driveway spur, there are two low retaining walls where the grade slopes down south of the corral area. This general area was the location of one of the destroyed outbuildings (HP06) and these retaining walls may have been added by the USFS after the outbuilding was removed. Parallel to the driveway is a 30' long retaining wall of three to four courses of round logs stacked horizontally and held in place by seven upright log posts. Perpendicular to the driveway is a low stone retaining wall comprising four courses of grey and red dressed-stone slabs extending east approximately 21'. At the loop there is also a less-used two-track driveway that serves the lower level of the house, which is above grade on the north side. Aerial photos from 1938 and 1953 (HP26, HP27) show that the main driveway once entered the site from U.S. Highway 285, near the western site boundary. Wire fencing is present in different areas of the site, presumably for animal control. It is not known if any fencing installed by Gould still remains, though it seems unlikely since the site served different functions after it was purchased by the United States Forest Service (USFS) in 1977. Also present on the site is an isolated find (5PA.5823, sheet metal) and a sparse prehistoric lithic scatter (5PA.5828). Although these are located within the site boundary, they are not associated with the area or period of significance.

#### **RANCH HOUSE, ca. 1941, Contributing Building (Photos 001–020, Historic Photos HP01–HP04, HP06–HP14)**

The Rustic-style characteristics of the architecture of the ca. 1941 A.G. Ranch house are evident in its log siding, native stone and mortar foundation, multi-light windows, overhanging roof with exposed rafters, and stone chimney. The overall dimensions of the house are 44'-11" x 64'-0". The house is rectangular in appearance from the main south façade, but there is a 12'-deep enclosed porch and dining room projection on the back northeast corner of the house, creating an L-shaped plan. The rectangular mass is also broken by a bay window on both the front and back sides. The house sits on land gently sloping toward the river, thereby creating a walkout basement on the north side. An uncut, uncoursed native stone foundation wall is visible on portions of the west, northwest, and east sides, with a chimney of the same stone construction on the east exterior wall. The house is

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of frame construction faced with milled red-cedar log-cabin siding (commercially-manufactured milled-wood that resembles quarter or half-round logs), with 2" x 6" inlaid vertical corner moldings. Windows all have 1" x 3" milled-wood casings and sills. The house has a main side-gable roof with clipped gables at each end, intersecting cross gable at the entrance, a shed roof over the rear L-projection, and hip roofs over the two bay windows. The roof has overhung exposed rafters and composition shingles, with gutters and fascia in some areas. A second stone chimney projects from the roof near the ridge line on the west side of the house.

Today the overall appearance of the house is almost identical to the house that Albert J. Gould designed and built between 1940-42 (Figure 1). The mass remains the same, with the main alteration being the enclosure of the screened porch on the northeast side of the house. During Gould's ownership one window was added on the lower level of the east side. Around 2005, windows were replaced with modern double-pane thermal aluminum-frame windows. Although these keep the overall appearance of the original multi-light windows, they are not true divided-light windows. A single pane of glass is overlaid on the interior side by wood faux-muntins, to create the look of a multi-light window. Exceptions to retaining the original appearance are noted in the descriptions below. Roof shingles were also replaced around 2005, but these too are similar in appearance to the original. The first color photo of the house shows it stained or painted a light, natural wood color, with similar light-colored trim. By 1961 the house was painted dark brown, with a slight reddish cast to the trim color. In 1979 it was painted a caramel-color, presumably the color it was when purchased by the USFS two years earlier. Today the paint, which is now deteriorating and uneven in color, is a dark brown color. Window casings and sills are painted dark red, as are the doors.

The main façade of the house is oriented lengthwise on a northeast to southwest axis, facing U.S. Highway 285 to the southwest, and the back side of the house facing a fishing pond and the South Platte River to the northeast. In the interests of clarity, the four sides will simply be referred to as north, south, east, and west, with the south side corresponding to the main façade. Albert J. Gould, Jr.'s building plans designate the main façade as the South Elevation (Figure 1). In contrast, previous survey reports (Hartley and Schneck 1994) designated the main façade as the west side of the house.

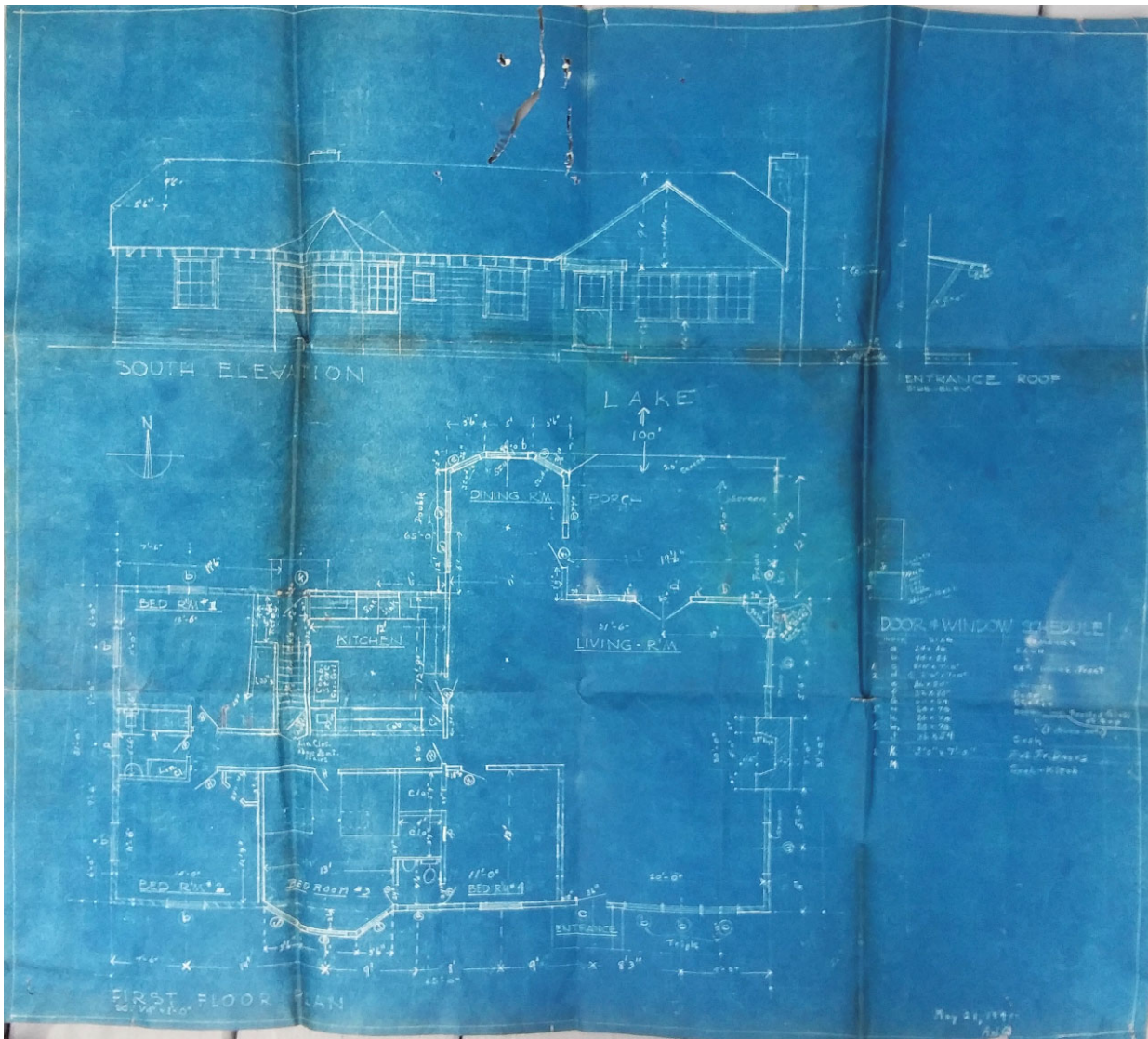


Figure 1. A.G. Ranch house first floor building plan and main façade/south elevation, prepared by Albert Gould—labeled May 21, 1940, A.J.G. (Gould Family Photo Collection, courtesy of Nancy Kempf).

### South Façade

The south façade is the front of the house featuring the main entry. In some areas the rubblework stone foundation is visible to a height of about 1' above grade. There are seven windows across the front. From west to east an eight-over-eight double-hung sash window is followed by a projecting three-sided bay with an eight-over-eight double-hung sash window in each side of the bay. There is a hipped roof over the bay that projects out from the main eave line across the front of the house. Log siding joints of the bay are mitered. To the east of this bay at grade is an opening for a coal chute, with a six-over-six double-hung sash window above. An eight-over-eight double-hung sash window is to the east of this. The entry area is marked by a cross gable roof above a wood entrance deck of the same width. The deck is just above grade and is constructed of painted milled lumber. The outward-sloping wood railings on three sides of the deck incorporate a built-in bench—all constructed out of 1" x 4" dimensional lumber—with the entrance-opening in the railing on the west side of the deck in front of the main entry door. The door is wood with single pane glass at top and a crisscross design panel at bottom. To the east of

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this is a ribbon window with three double-hung eight-over-eight sash windows. A neon sign of the AG brand hangs over the cross gable face.

*Alterations.* Several minor alterations are determined by comparing the current features with historic photographs. A Gould family photograph from 1961 (HP12) of the front entry area shows a multi-light door. An earlier architectural recording (Hartley and Schneck 1994) reports a wood paneled, half-glazed three-over-three door, with an aluminum screen door. The current door is a replacement and the screen door is no longer present. The railings of the original wood deck (HP12, 1961) employed round logs constructed in a hitching-post style, with a vertical log post at each corner and end, supporting a horizontal log rail. There was a single low wood stair up to the deck. The original deck and railings are visible in a 1979 photograph (HP13) taken after the property was owned by the USFS, and thus they were replaced sometime after that. The current deck and railings are described above.

### **East Side**

Although the east side is all on the same plane, visually it appears divided due to a restricted area of exposed stonework, the slight misalignment of the log siding on the wall above the endpoint of the stone, and the illusion created by changes in the roofline. On the east side the ground slopes down from the front (south) to the back (north) of the house. Subsequently, the exposed rubble stone foundation is about 1' above ground on the south end, with milled log siding above. The amount of exposed-stone increases as the ground slopes down going toward the north. Finally reaching a height of nearly 7' above ground, the stone ends in a straight vertical line two-thirds of the way towards the north end of the house. The remaining northern third of the exterior wall is faced with log siding. At the south end of the east side there is a historic plate glass window on the main level. Gould noted these plate glass windows as 'studio' windows on the building plan. To the north of the window is a chimney of the same stone construction as the foundation. Rising from the ground at a 7'-width, the chimney begins to taper in near the level of the top of the main level window until it reaches the roof, from which point it rises straight. Another historic plate glass window is located symmetrically to the north of the chimney.

The overall roof form on the east side is clipped gable over the main portion of the house with the stone foundation wall, and a shed roof to the north of that. On the north end of the clipped gable an eave projects out from the log-sided wall, which mirrors the portion of gable eave that extends towards the front of the house. This detail makes it appear that there was an addition to the back of the house; however, the blueprint for the house indicates that it was originally designed in the form it is today.

In the lower level, centered below the main-level plate glass window to the north of the chimney, is a small fixed single-pane window located at the top of the stonework. Continuing to the north, the northern one-third of the east side has metal flashing at the ground level rising about 1' high. Half-round log siding extends above this to the roof. At the lower level, north of the end point of the exposed stone foundation, a double six-over-six double-hung sash window is followed by a flush wood entry door. Above these, on the main level, is a ribbon window with three eight-over-eight double-hung sash windows. The northern one-third of the east side is the small leg of the house's L-shaped plan and here the roof changes to a shed roof extending north from the main ridgeline of the house. Contrary to previous speculation about this leg of the L-shaped plan (Hartley and Schneck 1994), the blueprint for the house (Figure 1) and an early photograph (HP09) have revealed that this was not an addition to the house, and that this area on the lower level underneath the porch was always enclosed.

*Alterations.* Several alterations have taken place on the east side since the house was originally constructed. As indicated on the original blueprints, the upper level of the northeast corner of the shed roof-projection of the house was first constructed as a partially-screened porch. The porch was initially constructed with a three-over-five

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(fifteen light) exterior wood frame door located at the south end (HP09) of the porch, and a large plate glass window—noted as 'glass' on the blueprint (Figure 1)—on the north end. Gould family photographs never show that an exterior stair was constructed for the main level porch door. Historic photographs (HP11, HP12) show that sometime before 1961, during Gould's ownership, the (unusable) porch door was removed and log siding filled-in the lower part of the opening—to match the height of the adjacent siding—and the upper area of the opening was presumably glass in keeping with the adjacent plate glass window; however, it is difficult to determine from the historic photographs.

More minor alterations include a change to the small window that is located in the stone wall to the north of the chimney, which was originally a three-light window and is now single-light. The lower level entry door was originally a five-panel wood door. Originally there was no lower-level window to the south of this door. An historic photo (HP12) indicates the double window was added here by 1961. The metal flashing at the ground level was not present during Gould's ownership.

The most significant alteration was the conversion of the semi-screened porch to the enclosed interior space that it is today. This was done around 2005, after the USFS took ownership of the property, presumably in order to gain another interior room (presently it is a bedroom) when the house was used by the USFS to house seasonal employees. The exterior fixed glass windows and screen were replaced with the ribbon windows described above. Incidentally, the fenestration on the two interior walls of the porch was left unchanged. On the interior west wall (the wall between the porch and the dining room) is a double eight-over-eight double-hung sash window, which is presumed to be the same fenestration pattern as originally constructed, but there are no historic photos that show this wall. The interior south wall (the wall between the porch and the living room) has an eight-over-eight double-hung sash window on the west end, followed by a pair of fifteen-light French doors, followed by an eight-over-eight double-hung sash window on the east end, which is the same fenestration that appears in historic photos (Figure 2 and HP17).

### **North Side**

Because of the L-projection at the east end, the north side is on two different planes. The ground is fairly level across the north side. About 1' of sheet metal-clad siding/foundation is visible toward the east end. The entire east half of the north side is surfaced with milled log siding on both levels.

The L-projection has a rectangular footprint on the lower level walk-out, which has two twelve-light casement windows (as with most of the windows in the house, which replaced the original windows, these are new aluminum-frame thermopane windows with a single pane of glass overlaid on the interior side by wood faux-muntins to create the look of a multi-light window—see current photo 10). Above, on the upper level, is a ribbon window of four eight-over-eight double-hung sash windows. To the west of these windows the upper level wall angles in to meet an inset three-sided bay, creating a V-inset in the overall exterior wall plane on the east side of the three-sided bay. The bay's angled walls are inset back from the plane of the rectangular wall of the lower level. Overlaid vertical corner molding covers the log siding joints on the bay. There is an eight-over-eight double-hung sash window on the angled wall and one located on each side of the three-sided bay. The shed roof spans the V-inset and meets the bay's hip roof, which has three hip segments following the contour of the bay.

Turning the corner, the ground is level on the west side of the L-projection. From the ground to approximately 1' high metal flashing covers the face of the wall, with log siding above. There is a double window, two six-over-six double-hung sash on the lower level. A full height vertical rain gutter drain is located a couple of feet south of the north corner. In contrast to the 90-degree corner on the lower level, the outer north edge of the main level is angled at 45 degrees, with the previously described window visible on both the north and west sides. To the

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south of this on the main level there is a double eight-over-eight double-hung sash window.

The west half of the north side—under the side-gable roof—is set back 12' to the south. Here the north side is faced with stone on the lower level and log siding on the main level above. On the lower level, there is a small single light window on the east. To the west of this is an unglazed wood entry door with a 3" rough-milled lintel above, paired with a screen door that has a single light in the upper half and X-panels below. On the main level, from east to west, the three windows are a double six-over-six double-hung sash, a single six-over-six double-hung sash, and a larger eight-over-eight double-hung sash window. Three rustic-design wood bird houses are placed high on the wall (Photos 7 and 8, HP14), presumed to have been installed during Gould's ownership. A rubble stone chimney is located about midway along the roof and just to the north of the ridge line.

*Alterations.* Several alterations have taken place on the north side since the house was originally constructed. On the west end of the lower level a small exterior shed-roof furnace room was added after the USFS purchased the property. This has since been removed and the stonework and siding has been patched to match existing, although this area remains unpainted and is clearly visible. A small partial-height wall constructed of vertically oriented dimensional lumber projects perpendicularly from the north side at this location, with a gas meter mounted on the west side of it. On the east end of the main level, the ribbon windows and the window on the V-inset were not part of the original construction, as that wall was originally screen over three vertical wood mullions and two end posts, with a horizontal rail extending across at the lower third of the screen height. The blueprint (Figure 1) indicates the east side of the V-inset was also screen, but it cannot be seen in historic photos. It was around 2005 that the screened porch was enclosed (Glenn Ryan, personal communication 2018). The windows in the three-sided bay were originally plate glass—'studio windows', as Gould noted on the blueprint (Figure 1). These are visible in historic photos (HP14, HP16).

### ***West Side***

On the west side of the house, the ground slopes up from the back (north) to the front (south) of the house. Subsequently, the top of the exposed rubble stone foundation of the lower level is close to 7' above ground on the north end and only about 1' above ground on the south end. Centered in the stone foundation wall is a single light window at the top of the stone, with another located on the south end. Above the stone foundation wall, log siding faces the entire main level within the clipped gable end wall. On the main level from north to south the windows are an eight-over-eight double-hung window, a six-over-six double-hung window, and an eight-over-eight double-hung window. Electric lines enter the house midpoint, with electric meter boxes centered on the wall just above the lower level window. Rain gutters are located at the corners.

*Alterations.* The minor alteration noted on the west side is the replacement of the original three-light windows on the lower level to single-light windows.

### ***Interior (Photos 16–20, Historic Photos HP16–HP19, Figure 2)***

The house is 2,160 square feet (Dargan 1979). On the main level the rectangular plan has a large open great-room on the east side with bedrooms on the west side. The main level of the house was designed with four bedrooms with closets in each, one- and half-bathrooms, a kitchen, and a dining area off the large open living room, which features a stone fireplace. Originally a large screened porch was located off the living room (Gould blueprint of house 1940), but it was later enclosed after purchase by the USFS. Historic photos show the living/dining area looks today very much as it did in the past. The half-round log siding used on the exterior is continued inside to face the interior walls in the two public rooms. The lower level is a walkout basement with an unfinished crawlspace under the southeast corner of the house. Large native foundation stones support 18"-



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square timber floor joists. The rectangular footprint of the main stone foundation sits under the main rectangular part of the house, creating a portion of interior stone wall between the rectangular area of the house and the L-shaped projection. In the northeast area of the lower level there is a single large finished (painted) room with windows facing north and an exterior entry door on the east side, another finished (wood paneled) room with windows facing west, and a half bath with window facing north. On the west side the other rooms/spaces are utilitarian.

Not long after being purchased by the USFS and presumably before any modifications had been made to the house, a 1979 assessment of the house described it as having:

hardwood floors, linoleum flooring in kitchen, interior walls knotty pine, three bedrooms up, two bedrooms in basement, 1 and a half baths up, ½ bath in basement. Living room and dining room ceilings are knotty pine, bedroom and hall ceilings are acoustical tile, large moss rock fireplace on east side of living room, coal fired forced air heat, automatic coal feeder, combination gas and coal antique range also utilized to heat hot water, 40-gallon hot water tank, wood double-hung windows, large closets in bedrooms, modern lighting fixtures and adequate outlets, coal room in basement, poured concrete floor over 60 percent of the basement. The house has generally been well kept...On site improvements include rail fence, minimal shrubbery and landscaping. Drilled well with electric pressure system located in the basement (piped to caretaker's house and yards). (Dargan 1979:4).

*Alterations.* The house was used as a seasonal dwelling for USFS employees since at least 1985, when Scott Dollus (personal communication 2018), a long-time and still-current USFS employee for the Pike and San Isabel National Forests Comanche and Cimarron National Grasslands (PSICC), resided there. One report mentions that the bathrooms were remodeled in 1984, so this may be when the use of the house as a bunkhouse for USFS personnel commenced. Around 1992 the site was made headquarters for the Rocky Mountain Regional Specialty Pack String (RMRSPS) operation. Both the house and barn were slightly updated when the RMRSPS was moved here. In an interview, USFS employee Glen Ryan (personal communication 2018) said that it was in 2005 that the new windows were installed, the roof re-shingled, furnace changed, screened-in porch enclosed, and electric wiring modified in the dining room.

### **OTHER RESOURCES ASSOCIATED WITH THE HOUSE**

#### **Barn, ca. 1938-53, Contributing Building (Photos 021–029; Historic Photos HP20–HP22)**

Northwest of the house and set within a meadow near the South Platte River is a rectangular one-story rustic log hay barn with a fenced corral area on the east and south sides. The date of construction for the barn is difficult to state exactly. An assessment of historic photos and maps suggests the barn dates after May 1934, and was likely built around the same time as the house (Map 3, Powless 1917; Park County Archives Shawnee Historic Photos 516, 2548, 3246, HP24). A 1934 oblique aerial photo of Shawnee (HP24) shows no buildings in the present-day area of the barn. A 1938 aerial photo (HP26) shows a driveway, which was not present on the 1934 aerial photo (HP24), leading from the main road (now U.S. Highway 285) to the area of the barn and outbuildings. The driveway suggests there is routine activity occurring at the area of the barn and outbuildings; however, due to a 'gap' in the aerial photography coverage, this area is at the edge of the only photo and is somewhat blurry. It is not possible to tell if there are any buildings present. A 1940 family photo of Albert Gould with a horse named Dynamite, presumably taken in Shawnee, suggests he may have kept his horse on the A.G. Ranch land—with associated equestrian facilities—which was directly across the highway from his Shawnee cabin (discussed below). The barn appears to be present in a 1946 aerial photo (Bond 2010: HP04—USFS BOV69-47, 9/9/1946),

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but an original print of this photo was unobtainable at the time of writing. The first absolute photographic evidence of the barn and outbuildings is a 1953 aerial photo (HP27), and the earliest known historic non-aerial (family) photo that documents the presence of the barn and outbuildings dates to 1957 (HP20), but it is likely Gould built the barn before the first horseback ride of the Roundup Riders of the Rockies in 1948 (discussed below).

The barn faces southeast towards the A.G. Ranch house. This southeast side is herein referred to as the south side. The barn is log post-and-beam construction, measuring 41'-9" x 45'-6". As reported by Hartley and Schneck (1994), originally there was no foundation—log posts were driven into the ground. The barn consists of a main portion with corrugated metal gable roof, with a shed-roof lean-to extending out from the roof edges on either side to the east and west. A third shed-roof portion extends across the north gable face and connects the two side wings at the rear. All of the lean-tos are log post-and-beam construction and have 4"-diameter log rafters with corrugated metal roofing over 1" x 8" horizontal sheathing. After the USFS took ownership of the property, the log rafters were reported to have been cut back on the ends to prevent further wood rot (Glenn Ryan, personal communication 2018).

The main gable portion is a hay-storage log crib constructed of saddle-notched, unpeeled logs of regular length, but irregular diameter, 4"-square cut crowns, loosely set with gaps between the logs that form the walls—which allows the loose hay to stay dry—with no chinking or daubing. On the south side a beam and mechanics for a hay conveyer project outward from the gable peak; this was used for picking up hay, transporting it through the two gable doors, and depositing it in the hay crib storage area. A manger is located on the north end of the crib.

### **South Side**

On the south side, the west lean-to face has a metal gate and no wall. On the east end of the central log crib there is a board door. The gable face above this features rough milled vertical boards, with double out-swinging board doors in the loft center. A ridge beam extends to support a hay fork over the south gable. The shed lean-to on the east end has board-and-batten walls, with one board door located adjacent to the center log crib. Inside the eastern shed extension there is a wood plank floor. It was reported that new flooring and gates were installed in the barn after the RMRSPS was moved here.

### **West Side**

The wall of the shed extension on the west side is vertical board-and-batten, with no windows or doors.

### **North Side**

The wall of the lean-to on the north side is vertical board-and-batten, with a portion of the wall on the west end where siding is missing, hence in this area the interior wall of an enclosed room is visible, with about five vertical boards remaining on the exterior. There is one small window, unglazed, located high in the center of the wall, previously reported to have board-and-batten shutters (Hartley and Schneck 1994). A metal pole corral fence and gates surround the north side and adjoin at the east side of the barn.

### **East Side**

The wall of the shed extension on the east side is vertical board-and-batten, with a wide open-entryway on the north end. Previous reports indicate that this entryway had a metal gate for animals.

*Alterations.* According to previous monitoring reports (Priscilla Riefkohl Guzman, USFS PSICC Zone Archaeologist, Cultural Resource Re-Visitation Form 2014) in 1992, the northwest interior corner of the western shed extension was enclosed and insulated, and a wood plank floor and a foundation were installed. In her 2014 recording, Guzman noted other modifications she observed that were not mentioned in the previous site recording effort. These "consist of evidence for some of the horizontal logs that form the central log crib having

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been cut, so as to create openings that provide access to the surrounding extensions from the central log crib. When the logs were cut is unknown. However, the openings have created a need for placement of supports for the horizontal logs. There is evidence of haphazard attempts to attach posts to and insert chinks/spacers between the logs of the northern wall of the log crib, apparently in an effort to keep the otherwise unsupported horizontal logs, spanning nearly 30', from sagging. However, the spacers are useless. It appears that what is actually holding up the log load is a central upright column."

A site revisit by USFS PSICC archaeology technicians in 2017 (Architectural Inventory Form) reports that "in 2015, the US Forest Service, in partnership with HistoriCorps, completed a preservation project on the barn. This consisted of jacking up the structure in order to create a foundation and replace rotting logs that were originally laying on the ground. River cobbles were used to create a stone foundation for the structure. Five original peeled logs were replaced with in-kind materials. A new plank door was added to the south façade, and new board-and-batten siding was installed along the east wall of the eastern lean-to."

### **Fishing Pond, ca. 1941, Contributing Structure, (Photos 004, 013, 014; Historic Photos HP04, HP15)**

A manmade pond, which is somewhat triangular in form, is situated north of the house and south of the North Fork of the South Platte River. One side of the pond runs parallel to the river. At its longest and widest dimensions the pond is approximately 330' long (northwest-southeast) x 140' wide (northeast-southwest), tapering nearly to a point on the northwest end. The 'Gould Lake' pond was apparently constructed by Gould shortly before the house was built. Aerial photos from 1938 are unclear because of a gap in coverage over Shawnee, resulting in blurry edges directly over the A.G. House location (Aerial Photos of Colorado 1938 BOV Project). However, in one aerial photo (HP25) topographic features at the pond location somewhat resemble the pond's shape, but water does not appear to be present, as was seen in other nearby ponds in that photograph. This suggests the pond location may have been seasonally filled with water, either through water diversion or natural seasonal flooding, or perhaps the pond was under construction. A photo of the house during construction clearly shows the pond in the background, so the pond is definitely present by ca. 1941 (HP04). The Colorado Division of Water Resources indicates the 1.98 acre-foot capacity Gould Lake Reservoir water rights date back to 1910; however, it is not clear whether the original water rights relate to the present-day pond, or merely to the use of the water source. The source of water for the pond is the North Fork of the South Platte River, where water is diverted by a concrete dam and stored in this reservoir. This artificial lake was used by Gould to provide water for fish propagation, recreation, the irrigation of ten acres of land, and stock watering. Gould filed a statement of claim to a right of priority of appropriation of water and water rights (not heretofore adjudicated) in the District Court of Park County (Claim 3701) on May 23, 1968.

### **Metal Shed, ca. 1953-1979, Non-Contributing Building (Photo 030, HP23)**

South of the barn is a 65'-0" x 20'-1" rectangular metal building that functioned both as a machine-shed and a maintenance-shop. It has corrugated-metal walls and a corrugated-metal shed roof. A historic photo (HP23) indicates that in 1979 the shed had an open front, but it is now enclosed with a series of corrugated-metal doors. According to an earlier recording of the building, the machine shed portion of the building has a pole foundation and dirt floor (Dargan 1979). The maintenance shop portion has a poured concrete foundation and floor, a walk-through door on the east side, and an overhead metal door on the north side (Dargan 1979). The construction date of this shed is unknown; however, two somewhat conflicting pieces of information suggest a construction date range for the shed. The shed does not appear to be present on the 1953 aerial photos (HP27), so it was built sometime after this.

Glenn Ryan (personal communication 2019), a USFS South Platte Ranger District employee who has lived at the

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ranch house for a number of years while overseeing the USFS Rocky Mountain Regional Specialty Pack String (RMRSPS) operation, said that years ago a woman from the USFS stopped by the ranch and told him that she and a crew of USFS women built the shed in 1979.

The A.G. Ranch Improvements Analysis [EAR] (Dargan 1979), which describes the buildings on the ranch, was dated May of 1979, and it would have taken some time prior to this to gather the information contained in the report. As stated within the report, the purpose of the EAR was to “recommend the action concerning the disposition of the improvements (buildings) located on the Ranch property.” The report states the responsible official was Larry O. Gadt, District Ranger, South Platte Ranger District. In this report the machine shed was described as “fairly new,” and the maintenance shed as “approximately the same age,” but no construction date was assigned. Because this report was prepared by the South Platte Ranger District—the same district that manages the ranch—the assumption is that they would have known of any new construction that occurred on the ranch after its acquisition by the USFS late in 1977, and would have stated the exact construction date in their report. Since the shed was reported merely as “fairly new” one might assume that it was not built by the USFS, but rather built by Gould sometime before he died in 1976.

It seems more likely that the USFS women did some work on an existing shed in 1978 or 1979—perhaps an addition, repair, or remodel—but we cannot exclude the possibility that they built the shed.

Based on the available information the date of the shed cannot be stated precisely. However, with a probable construction date in the 1970s, this building is non-contributing due to its installation after the period of significance of ca. 1941- ca. 1953.

### **Tuff Shed, ca. 2000, Non-Contributing Building (Photo 030)**

In the early 2000s a portable metal Tuff Shed, which measures 12'-1" x 8'-1", was installed in front of the corrugated metal shed (Glenn Ryan, personal communication 2018). This building is non-contributing due to its installation after the period of significance.

### **Demolished Buildings (HP20, HP22, HP23)**

During Gould's lifetime he wrote an undated document that mentioned several buildings, which are believed to have been located near the barn. Gould described them as a granary, a barn, and an implement shed (Kempf et al. 2017). Several buildings that were located near the barn were demolished by the USFS in the 1980s. As reported by the USFS, these included a wood frame loafing shed/poultry house, a wood frame dairy parlor, which sat west of the barn, and coal storage shed (HP15; Dargan 1979). The caretaker's house was also demolished by the USFS. These buildings are reportedly documented in the property appraisal, although a copy of this report was unobtainable by USFS/PSICC archaeologists in 2017 (Mitchell 1977).

### **INTEGRITY**

Today the A.G. Ranch House site retains its historic integrity by possessing most of the seven aspects of integrity. The location remains the same. The setting of the natural environment surrounding the A.G. Ranch house is similar to its appearance when the house was first constructed, set in a field adjacent to the North Fork of the South Platte River, as indicated on historic and aerial photos (Aerial Photos of Colorado 1938). However, the setting has changed with the removal of the caretaker's house and most of the agricultural outbuildings in the early 1980s. The design of the Rustic-style A.G. Ranch house has not substantially changed since it was built. While alterations have occurred, the house appears almost as it looked when it was first

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constructed, with the major exception being the enclosure of the porch at the rear. Additionally, the porch railings have been replaced, and all of the original windows were replaced with aluminum-frame thermopane windows that resemble the original windows, but the wood dividing muntins are superficial and only present on one side of the glass. The native stone and log siding materials are original and are characteristic of Rustic-style architecture. The workmanship of the house is typical of a well-constructed Rustic-style building. Visitors to the property and those passing by on U.S. Highway 285 no doubt feel the historic sense of the ranch. The change of setting has in turn affected association to a degree, since the association with the historic agricultural function and use of the site are now difficult to discern in the absence of the agricultural outbuildings, although the extant barn is a strong reminder. The house, barn, and fishing pond that remain today clearly reflect the property's original association with both recreation and small-scale ranching. This historic property retains the aspects of integrity necessary for its listing under Criterion C, Architecture, in that the location, design, materials, workmanship, and feeling remain essentially unchanged and are good examples of a Rustic-style house and a vernacular agricultural barn.

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## SECTION IV

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### Significance of Property

#### Nomination Criteria

- A** - property is associated with events that have made a significant contribution to history
- B** - property is connected with persons significant in history
- C** - property has distinctive characteristics of a type, period, method of construction or artisan
- D** - property is of geographic importance
- E** - property contains the possibility of important discoveries related to prehistory or history

#### Areas of Significance

- |   |   |  |
|---|---|--|
| <input type="checkbox"/> Agriculture                              | <input type="checkbox"/> Economics                        | <input type="checkbox"/> Landscape               |
| <input checked="" type="checkbox"/> Architecture                  | <input type="checkbox"/> Education                        | Architecture                                     |
| <input type="checkbox"/> Archaeology –<br>prehistoric             | <input type="checkbox"/> Engineering                      | <input type="checkbox"/> Law                     |
| <input type="checkbox"/> Archaeology –<br>historic                | <input type="checkbox"/> Entertainment/<br>Recreation     | <input type="checkbox"/> Literature              |
| <input type="checkbox"/> Art                                      | <input type="checkbox"/> Ethnic Heritage                  | <input type="checkbox"/> Military                |
| <input type="checkbox"/> Commerce                                 | <input type="checkbox"/> Exploration/<br>Settlement       | <input type="checkbox"/> Performing Arts         |
| <input type="checkbox"/> Communications                           | <input type="checkbox"/> Geography/<br>Community Identity | <input type="checkbox"/> Politics/<br>Government |
| <input type="checkbox"/> Community<br>Planning and<br>Development | <input type="checkbox"/> Health/Medicine                  | <input type="checkbox"/> Religion                |
| <input type="checkbox"/> Conservation                             | <input type="checkbox"/> Industry                         | <input type="checkbox"/> Science                 |
|   | <input type="checkbox"/> Invention                        | <input type="checkbox"/> Social History          |
|   |   | <input type="checkbox"/> Transportation          |

## **SIGNIFICANCE STATEMENT**

(Provide a summary paragraph that includes level of significance, applicable criteria, areas of significance, and justification for the period of significance.)

The A.G. Ranch house is locally significant under Criterion C for Architecture. The ca. 1941 A.G. Ranch house is locally significant as a well-built example of a Rustic-style frame-construction house with its exterior half-round log siding, stone foundations/walls, stone chimney, replacement windows that appear similar to the original multi-light sash windows, wood trim, and overhanging clipped gable roof, which all convey an association with the house's mountainous setting and characterize the Rustic-style associated with vacation homes and dude ranches that were typically built after 1905. Surrounded by the vast mountainous Pike National Forest lands in the area, the A.G. Ranch house blends in with the natural environment and is consistent with rural rustic architecture of this time period and region. The ca. 1938-53 log barn, previously used to store hay for animal fodder, is a good example of a vernacular agricultural barn. Both the ranch house, used primarily as a vacation home, and the log hay-barn used in the small-scale ranching operation, embody distinctive characteristics of a type, period, and method of construction. The ca. 1941 manmade 'Gould Lake' fishing pond enhanced the recreational use of the property. Albert J. Gould Jr., a prominent Denver lawyer and socialite, used this house for recreation, entertaining, and as the base for a small ranch operation. The A.G. Ranch complex reflects the rustic ideal and captures the experience of the 'Western Tradition' that Albert Gould sought with his recreation-based ranch.

## **DEVELOPMENTAL HISTORY / ADDITIONAL HISTORIC CONTEXT INFORMATION**

The A.G. Ranch house (5PA.756) is located in a broad field adjacent to the historic rural mountain community of Shawnee (5PA.4177) in northern Park County, Colorado—situated by the North Fork of the South Platte River. In the second half of the nineteenth century, before the development of the resort community of Shawnee, the area of settlement was called by turns Granite Vail, Slaghts, and Fairville. Historically, this area has been used by a multitude of people, from prehistoric populations hunting and gathering, to early Euro-American settlers engaged in logging, mining, settlement, and ranching activities, which increased dramatically beginning around 1860 (Gilmore et al. 1999; Guilfoyle 2007; Muhn 2017; Simmons and Simmons 2002). With the advent of the mining industry and the development of railroads, came a steady demand for wood. The Denver, South Park & Pacific Railway (DSP&P) tracks reached (then) Slaghts in 1878 and facilitated shipment of goods associated with these enterprises (Poor 1976:150). Trains also brought recreationalists to the area, which became a popular fishing and summer community as early as the 1880s. The DSP&P later became the Colorado & Southern Railway (C&S), which opened the Shawnee Depot and Shawnee Lodge in 1900. With these facilities and the concurrent founding of the Shawnee community, recreation, lodging, and summer homes in the area were heavily promoted. The later popularization of automobiles shifted the mode of tourist transportation and the railroad eventually stopped service in 1937. Throughout the twentieth century people enjoyed the many outdoor recreational opportunities that the area has to offer, many of which are in the Pike National Forest that surrounds the Shawnee area. The A.G. Ranch house was incorporated into the Pike National Forest in 1977 when the former 1000-acre A.G. Ranch property was purchased by the US Forest Service.

The A.G. Ranch house sits on a portion of the land that was originally homesteaded by James W. Price in 1882 (NARA/Denver 1880s; NARA/DC 1890).<sup>1</sup> Price's house/hotel (Fairview / Grandview Hotel, 5PA.1592) and other Price family-owned buildings were located on the south side of the stagecoach road that ran through the area (now modern-day U.S. Highway 285), while his land on the north side was agricultural. Price subdivided a small segment of his homestead land into lots and founded the town of Shawnee in 1900 (Bond 2009). To augment the development of Shawnee, Price also sold several separate parcels of his homestead land to the C&S Railroad on which they built the Shawnee Depot—land that decades later, after the railroad failed, became part of the greater A.G. Ranch (not part of the nominated site)—and the lot for the Shawnee Lodge (Park County Archives historic photos 453, 455, 457; Park County Clerk and Records Office, Book 107, Page 128), which was destroyed by fire in 1929. The Shawnee Lodge is prominent in many historic photos of Shawnee and aids in dating those photos to the period 1900–1929. J.W. Price's homestead proof documents

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<sup>1</sup> The James W. Price homestead was 160-acres in T7S R73W, E½ NW¼, SW¼ NE¼, NW¼ SE¼, Section 21. Price began residing there in 1882 and received his Homestead Patent in 1890 (NARA/DC).

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(NARA/DC 1890) indicate that Price cultivated several different crops on his land—potatoes, vegetables, hay, and grain—of which part is the nominated site area. Historic photos (Park County Archives historic photos 516, 2548, 3246) and maps (Map 3, Powless 1917, NARA/Denver 1880s) indicate that in the first three decades of the twentieth century the nominated site area was under cultivation, with no buildings present. Two buildings are indicated adjacent to the nominated area on the north side of the stagecoach road on a 1914 map (NARA/Denver 1914); however, it is likely that these are located on land that was part of Price's Shawnee lots (possibly one building was on the present-day private land adjacent to the west side of the site boundary). In 1933 Albert J. Gould, Jr. purchased the majority of the Price homestead land from John S. Hale (Park County Clerk and Records Office, Book 86, Page 548), plus additional land (120-acres) in Section 28.<sup>2</sup>

A blueprint of the A.G. Ranch house with the initials A.J.G. and a date of May 21, 1940 (Figure 1) indicates that Gould designed the house in 1940. The single-page blueprint that remains in the Gould family is a near-professional quality architectural floor plan that includes an elevation, a window/door schedule, and is drawn to scale—presumably by Gould; however, it is not known where or when Gould would have acquired these design and drafting skills. Incidentally, the year 1940 is not long after the railroad failed, which may have made the building site quieter and more appealing for a residence, as the tracks had been located just north of the South Platte River—not far from the house. Although it is possible that the house was built that same year, as construction of a house averages six months, it may not have been finished until 1942, when professional photographs of the house were taken (HP08, HP09). Since those photographs were taken during the winter in the Colorado mountains, it is likely the house was finished at least by the onset of snow in 1941, if not by the end of 1940. A number of historic photographs show the house during construction. One of these photos (HP04) shows that the fishing pond, which was called 'Gould Lake', was already present by the time the house was under construction.

Gould, who lived in Denver, used the house as a base for mountain recreation, to entertain guests, and as headquarters for his small ranching operation. He built the house and was the sole owner of the property until his death in 1976, when it passed on to his heirs for a short time—presumably while his estate was in probate. The U.S. Forest Service (USFS) purchased the ranch the following year; thus there have only been two owners of the A.G. Ranch house. The USFS used the house as a temporary bunkhouse for crew starting in the early to mid-1980s. The house and barn were later used as the base for the USFS Rocky Mountain Regional Specialty Pack String (RMRSPS) operation through 2018. As of October 2018 the pack mules have been relocated and the house will be vacant until the USFS determines its new function. Photographs through time show that very little has changed since the house was built, both inside and out. The ca. 1941 house remains a good example of Rustic-style architecture that functioned primarily as a recreation/vacation residence located in a community founded on the ideals of mountain recreation.

### ***Albert J. Gould Jr.***

Born in Denver on January 1, 1897, Albert J. Gould, Jr., graduated from the University of Colorado in Boulder with a degree in law in 1919 (Harmon 1916). Following that, he attended the University of Denver Law School, where he graduated cum laude in 1921. Gould was a member of the Denver, Colorado, and American Bar associations, serving as Secretary-Treasurer of the Denver Bar Association from 1925-32, and as President from 1932-33. He was a public administrator for the City and County of Denver from 1933-37, and from 1949-59 he was president of the University of Denver Associates. He served as an Army lieutenant during World War I. According to Gould's obituary (*Rocky Mountain News* 1976), Gould was a "member of the board of sponsors for the Denver Society for Crippled Children and Adults, and formerly served on the advisory board of

<sup>2</sup> T7S R73W, SW¼ NE¼, NW¼ SE¼, NE¼ NW¼ Section 21; and NW¼ SE¼, S½ NW¼ Section 28; plus all water rights and rights to contract with C&S Railway Co. pertaining to railroad water tank for annual rental of \$100/year.



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Stephens College, Columbia, Mo. He was a director of the Denver Club and a member of the Denver Country Club, the Denver Athletic Club and the Denver Petroleum Club. A 32<sup>nd</sup> degree Mason, he was a member of El Jebel Shrine and Colorado Consistory No 1.”

Considered a prominent corporate and tax law attorney, Gould’s legal practice included civil, corporation, mining, probate, real estate, and trial law. His firm Gould and Kugeler represented clients that included mining companies, publishing and real estate entities, drug stores, and theaters, among others. Later business partnerships included the legal firms of Gould and Moch; Gould, Moch, and Schermerhorn; and Gould and Stormo. In 1945, Gould formed a corporation with L. Becker and K.L. Smith named Altamaha Apartments (also called Altamaha Industries, Inc.). The nature of the business was to acquire and sell real or personal property for investment purposes.

### ***Gould’s Family Life***

Albert Gould was married and divorced twice and married for a third time ten years before his death (*Rocky Mountain News* 1976). His first wife was Eleanor Whitford. Born in 1902, she was the daughter of Mrs. Edith Whitford and step-daughter of The Honorable Judge Greeley Webster Whitford, a justice of the Supreme Court of the state of Colorado, who married the widow of his deceased brother, Clay B. Whitford, hence the same last names (Parke County Indiana Biographies 2017). Albert Gould and Eleanor Whitford were married on November 21, 1923. Together they had two daughters, Edith Whitford Gould Gleason (born 1924), and Elaine, who died at age 32 from complications of childhood-onset diabetes. Their daughter, Edith, and her husband John Gleason had a son, John Gleason Jr., and two daughters; Nancy Gleason (Sinclair Kempf), and Katherine (Kate) Gleason (Eaton)—Gould’s three grandchildren.

The year of their divorce is unknown, but several clues suggest it was around 1948-49. One is a letter from Eleanor thanking Albert for her two-week use of the cabin, written August 24, 1949 (Kempf et al. 2017). The second is a notice of *lis pendens* filed on the property in 1948, listing Eleanor Gould’s name (Park County Clerk and Records Office; Book 13, Page 151).<sup>3</sup>

Beginning in the 1950s, Albert Gould was frequently pictured in the *Denver Post* society pages attending benefits and theater, as were his three wives, who were often referred to simply as Mrs. Albert Gould. It appears that Albert had already remarried for the second time by 1950, as a February 22, 1954 *Denver Post* photograph caption states that Mr. and Mrs. Albert Gould are celebrating their fourth wedding anniversary. Almost nothing is known about Gould’s second wife, whose name, according to his grandchildren, was Ellen, although she does appear in numerous newspaper photographs with Albert in the 1950s. In 1962 there is an image of Albert and his first wife, Eleanor, attending a Rose Hospital Gourmet Dinner at the Hilton (*Denver Post* December 3, 1962—Eleanor was referred to as Mrs. Eleanor Whitford Gould in the newspaper caption).

A different woman is pictured with Albert in a *Denver Post* photo on February 1, 1964. She appears again in 1965, and although not named in the caption, she was his third wife, Irene (*Denver Post* November 8, 1965). Gould married Mrs. Otto S. (Irene) Kretschmer in October 1964 (*Rocky Mountain News* Oct. 30, 1964) after she was widowed. They too attended social events and the theater in Denver (*Denver Post* January 12, 1966, March 28, 1968).

Albert J. Gould, Jr. died of an apparent heart attack at age 79 in 1976. He is buried in Fairmount Cemetery in

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<sup>3</sup> A person can file a “lis pendens against real estate in Colorado to give notice of a pending suit involving title to the real property” (<https://mallon-lonnquist.com/blog/what-are-purposes-filing-lis-pendens-colorado/>).

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Denver (Gould obituaries: *Greeley Tribune* March 13, 1976, page 29; *Rocky Mountain News* March 13, 1976, page 29).

### ***Recreation and Entertaining at the A.G. Ranch***

Prior to acquiring the A.G. Ranch, Albert J. Gould purchased a summer cabin (among other names, also known as the Thomas House, 5PA.850, within the National Register-listed district) in Shawnee in 1929. His grandchildren have talked about how much he loved the Shawnee area and called it “God’s Country.” In an interview in 2017, they said, “Granddaddy loved his career as an attorney but he really enjoyed being outdoors. When he was going to DU, he would frequently go camping in the mountains for the weekend. He loved riding horses and cooking outdoors with his friends” (Kempf et al. 2017).

Gould was passionate about the mountains, the wildlife, and the surrounding beauty and he was eager to share his love of the Shawnee area with others. The Shawnee cabin was on a small lot compared to the size of the ranch, even in its early stages, and perhaps it was Gould’s love of horses and fishing that inspired him to purchase the larger parcels of land in the area. The parcel he bought in 1933 was directly across U.S. Highway 285 from his Shawnee cabin and was easily accessible by a short walk. It was bordered by the North Fork of the South Platte River with easy access to fishing and was also a place where one could keep horses. In 1940 Gould drew up a blueprint for the house and by 1942 Gould had built the house on this parcel. As discussed previously, it is possible that the barn and/or some agricultural outbuildings were already present at this time. The ranch was used mainly for relaxation and entertaining. Gould often brought friends who were considered prominent in the Denver area. He was also connected nationally, as he reportedly represented 20th Century Fox. As his granddaughter, Nancy Kempf, recalls, “Granddaddy used to love to entertain at Shawnee. He had a rack of western handkerchiefs attached to clothes pins with the names of his guests. I remember looking at the names which included prominent Denver names as well as prominent entertainment names. At night Granddaddy would set up the movie projector and we would watch movies from [provided by] his entertainment friends (Kempf et al. 2017).” Gould’s grandson, John Gleason, Jr., states,

The ranch was a working one to a point, but probably never intended to be self-sustaining. However, my grandfather had an acute business mind and most certainly would have had generated some revenue from operations, if only to pay the caretakers expenses. As a child I remember vividly the caretakers as a husband and wife team who wore many hats, he responsible for ranch operations and she responsible for the main house cleaning and cooking when it was occupied. The lake was used again for the pleasure of fishing, my grandfather would stock with trout when needed. Trout was served at breakfast, just caught that morning by my grandfather and cooked by the caretaker’s wife on the old cast iron wood stove in the kitchen (Kempf et al. 2017).

In many respects the A.G. Ranch operated as a dude ranch of sorts—for comradery, guest entertainment, fishing, horseback riding in the mountains, and a general all-around embracing of the experience of the “Western Tradition,” which is described by the organization, Roundup Riders of the Rockies (2017) on their website as a tradition “associated with the relationship between the American Cowboy and his horse.”

### ***A.G. Ranch Livestock and Agriculture***

Gould named his ranch the A.G. Ranch after his initials. ‘AG’ (a single symbol combining the right side of the letter A with the left side of the letter G) became the cattle brand, which was emblazoned on the doors of ranch vehicles, and Gould had a neon sign of the AG brand made to put up on the house over the front windows.

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Gould's grandchildren provided original documents that describe his ranching activities. One undated document, which reads as if it is an advertisement for the sale of the ranch, describes acreage (500 acres in fee and 700 acres under permit for forest reserve), water rights, fences, improvements, and equipment. It states that approximately 30 acres of hay land was under irrigation and it describes the upper summer pasture with three streams. Aside from the ranch house and caretaker's house (HP23), which are described in detail, the document lists a granary, barn, and implement shed on the property. Also listed are "\$5,000 worth of machinery and stock, such as Model D John Deere tractor, 1 bull, 9 cows, 5 horses with a combination work and saddle team. Caretaker, Roy Thompson, gets \$50 monthly, house and one half of cows. Excellent fishing" (Kempf et al. 2017). Another grandchild describes "a small corral with horse stalls and a tack room with feed bins. Attached to the stalls was a pen for two hogs, who were always being fattened up" (Kempf et al. 2017).

Another document provided by Gould's grandchildren (Kempf et al. 2017) from June 1975 outlines the responsibilities of a couple who were essentially going to rent and operate the ranch for the year, which ended up being the year before Gould's death. Gould said the ranch operators could run cattle to the river pasture, but that he would confine his horses in a separate area. He stated that the big barn was full of hay from the upper meadow, and they would have to harvest the hay. He also told them that the alfalfa fields would have to continue to be irrigated and the ditches operated to preserve their water rights. This last statement about water rights indicates that Gould was keenly aware of the importance of maintaining and using the ditches on his ranch land to retain water rights, and speaks to the value that water rights add to the property.<sup>4</sup>

While actively pursuing land exchanges with the US Forest Service in the late 1950s and early 1960s, Gould wrote several letters to Forest Service personnel in which he references some of his ranching activities. In these letters Gould mentions a situation in which he purchased land to solve fence and access issues where "every time we went to and from the back pasture we had to open and close two gates" (Gould letter to Forest Ranger Robert Lake, Sept. 15, 1958; Gould letter to Forest Supervisor Smith, Nov. 28, 1958). In another he states that gaining a certain tract of land would enable him to connect his properties to "make it easier for me to move my cattle and livestock from one part of my property to the other" (Gould letter to Forest Supervisor Smith, Oct. 1, 1957). U.S. Forest Service employee Glenn Ryan (personal communication 2017) said the ranch land could only support grazing of about 15-20 head of cattle. Although there is no evidence as to why Gould chose to own cattle, according to Ken Carpenter (personal communication 2017), a 25-year member of Roundup Riders of the Rockies, many 'recreation ranches' put cattle on the land to get classified for lower-rate agricultural taxes.

### ***Gould's own description of the A.G. Ranch House***

A typed document authored by Albert J. Gould, of unknown date, describes the ranch property and the house for sale for \$75,000. It is possible that this was in 1948, when Gould and his first wife, Eleanor Gould, may have been divorcing, as land records indicate she filed a Notice of lis pendens on the property (Park County Clerk and Records Office; Book 13, Page 151). In an excerpt from this document, Gould describes the house, stating:

Excellent improvements. Main house well built. The outside construction is sheeting, asphalt felt and red cedar log siding. Interior construction is asphalt felt and either cedar log siding or knotty pine. Roof construction is sheeting, asphalt felt and best grade of Certain-Teed

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<sup>4</sup> Due to the nominated area and its accompanying water rights being solely owned by USFS, the Colorado state law regarding water supply structures, CRS 24.80-1, does not apply.

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composition shingles. Ceilings are Celotex. The main house has living room 20' x 30', 4 bedrooms on second floor, 2 bedrooms on first floor. 3 bedrooms have built-in beds, kitchen with 12 cu. ft. Frigidaire and combination coal and gas range with hot water tank, stoker for forced air furnace with blower. Dining room 11' x 32'. Porch 14' x 20'. Soft water" (Kempf et al. 2017).

### ***Roundup Riders of the Rockies (3R)***

Gould was a member of the Roundup Riders of the Rockies (RRR), an organization formed in 1948 and "dedicated to the perpetuation of the Western Tradition associated with the relationship between the American Cowboy and his horse. Equally important, the organization is strongly dedicated to the promotion, advancement and prosperity of the State of Colorado and the preservation and utilization of our public lands and trails for the benefit of all citizens" (Roundup Riders of the Rockies 2017; Denver Public Library Digital Collections 2017). The RRR has an "annual, week long horseback ride in the Colorado Rockies [that] is a challenging experience emphasizing horsemanship and horsemastership in an environment of sportsmanship and camaraderie. This experience engenders respect for the Western Tradition among warm and enduring friends" (Roundup Riders of the Rockies 2017). The RRR's first ride originated at the A.G. Ranch (Figure 2), when "a handful of friends invited other friends to join the ride, and that's how it started in July of 1948, with 18 riders traveling from Al Gould's ranch on the Platte River at Shawnee to Van Vleet's Caribou Ranch near Nederland, Colorado" (Witte 2013:84–85). Gould (Figure 3) was appointed the Round-Up Riders 'sheriff' on this first ride (Ken Carpenter, personal communication 2017). A Gould family photo (HP17) shows another Roundup Rider event at the A.G. Ranch house. As Bill Lucas, a Regional Forester in the Rocky Mountain Region in the 1970s, reminisced in 2004, the Colorado Trail was in part inspired by the Roundup Riders of the Rockies (Colorado Trail Foundation 2017). Part of the Colorado Trail runs through the Pike National Forest about six miles due south of the A.G. Ranch House.



**Figures 2 and 3.** Photos from the first ride of the Roundup Riders of the Rockies, which originated at the A.G. Ranch in July 1948 (photos from Denver Public Library Digital Collections). Left: the interior of the Gould ranch house, with Albert Gould on the far right (call # Z-7291). Right: Al Gould, prominent Denver attorney, on horseback (call # Z-7283).

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A.G. Ranch House

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### ***A.G. Ranch Land Acquisition History***

The Park County land records (Park County Clerk and Recorder's Office) indicate that in 1929, Albert J. Gould, Jr. purchased his first property in Shawnee. This property is south of present-day U.S. Highway 285, across from the A.G. Ranch house and barn. Gould's cabin (5PA.850) was built in 1904 and today is a private home and art gallery (Bond 2009; Pierce et al. 2017:44). A Gould family photo album has a photograph of this cabin located "across the street" from the ranch (Kempf et al. 2017). This was the first of many land parcels Gould was to purchase in Shawnee; however, it is not part of the A.G. Ranch.

All land purchases in Shawnee that followed Gould's first 'cabin' purchase later formed the 1,000-acre A.G. Ranch (Pierce et al. 2017:46–48). In 1933, Gould made a second land purchase, and between 1940-42, Gould designed and built a ranch house on this parcel. Through the 1940s, '50s, and '60s Gould was actively acquiring property in four sections of neighboring lands (Township 7 South, Range 73 West, Sections 20, 21, 28, and 29). Correspondence between Gould and the USFS indicates that between 1958 and 1961, Gould was particularly active in land exchanges with the Forest Service in an attempt to consolidate his ranch land as one large contiguous property (Gould letter to PSICC Regional Forester Don Clark May 9, 1958, on file with PSICC South Platte Ranger District). Gould even petitioned a U.S. Senator from Colorado, Gordon Allott, to help expedite one of the land exchanges with the Forest Service in the Washington, D.C. offices, so that he and his neighbor, a Shawnee summer resident, could straighten out their fences during the summer months (Gould letter to Senator Allott March 3, 1959; Senator Allott letter to Richard McArdle, Chief, Forest Service USDA, March 7, 1959, on file with PSICC South Platte Ranger District). Several of Gould's land purchases were nearby yet outside of the Township 7, Range 73 boundary, and appear to have been used as exchange properties for land adjacent to Gould's ranch property.

The public land records in the Park County Clerk and Recorder's office indicate approximately twenty-three land transactions (deeds & patents) associated with the accumulated purchases of the A.G. Ranch lands, plus additional entries for the release of 'deeds of trust' (paying off a loan) and land swaps. From this it is clear that the A.G. Ranch as it is known today, was not a ranch as such when Gould made his first purchase and constructed the first buildings upon it. Whether he had a vision from the onset to develop such a large ranch is not known.

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## SECTION V

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### GEOGRAPHICAL DATA

#### Verbal Boundary Description of Nominated Property

(describe the boundaries of the nominated property)

The southern boundary is the A.G. Ranch property line that runs adjacent to U.S. Highway 285. The northern boundary is the south bank of the North Fork of the South Platte River, except at the very northwest corner where the river bends northward—here the boundary continues straight. The western boundary extends 64' straight west of the western-most corner of the log barn. Connecting that point with the point of intersection of the U.S. Highway 285 property line and the private land located to the west, this angled boundary line is extended north up towards the river bank. The eastern boundary is marked by a point 18' straight east of the easternmost point on the east bank of the pond. From here the eastern boundary runs at angle extending north to the river and south to U.S. Highway 285. A line extended from the front side (on the same angle) of the A.G. House would extend 164' east to meet the eastern boundary at that point. See Maps 1, 2, and 4.

#### Boundary Justification (Explain why the boundaries were selected.)

The greater A.G. Ranch totaled approximately 1000 acres, but the entire ranch is not considered eligible for the national or state historic registers because of changes made after the original ownership was transferred to the USFS. As this is a nomination for Criterion C, Architecture, the nomination boundary was selected to

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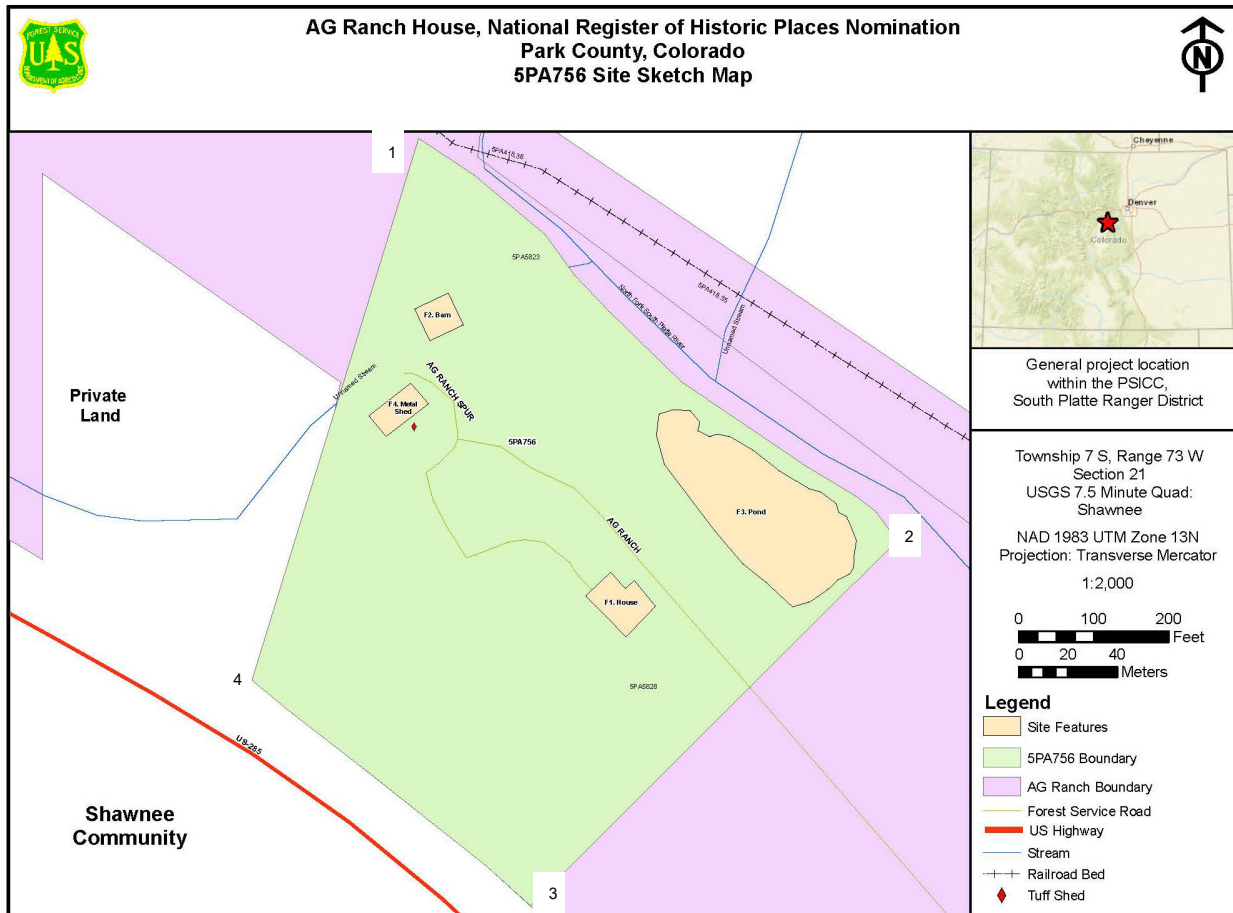
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incorporate the house, and associated barn, pond, sheds, and a portion of the field that is located south of these resources, which historically has been used for growing crops and hay. The original driveway entrance, used during the time Gould owned the house, crossed the field on the west side of this bounded area. The south bank of the river and the property line at the north side of U.S. Highway 285 are distinct natural and manmade features that mark the north and south sides of the area most closely associated with the house. This boundary also incorporates sites 5PA.5823 (Isolated Find—sheet metal) and 5PA.5828 (sparse lithic scatter), which do not contribute to the area or period of significance.



**Map 1.** Site 5PA.756 Sketch Map, 10.35 acres (USFS:11/6/2018).

UTM Reference: NAD83

- 1. Zone: 13 S Easting: 452093 Northing: 4364202
- 2. Zone: 13 S Easting: 452287 Northing: 4364038
- 3. Zone: 13 S Easting: 452138 Northing: 4363890
- 4. Zone: 13 S Easting: 452025 Northing: 4363981

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**Map 2.** 2015 Google Earth aerial photo showing A.G. Ranch house, barn, pond, shed, and North Fork of the South Platte River and Highway 285, which form the north and south boundary lines of the site.



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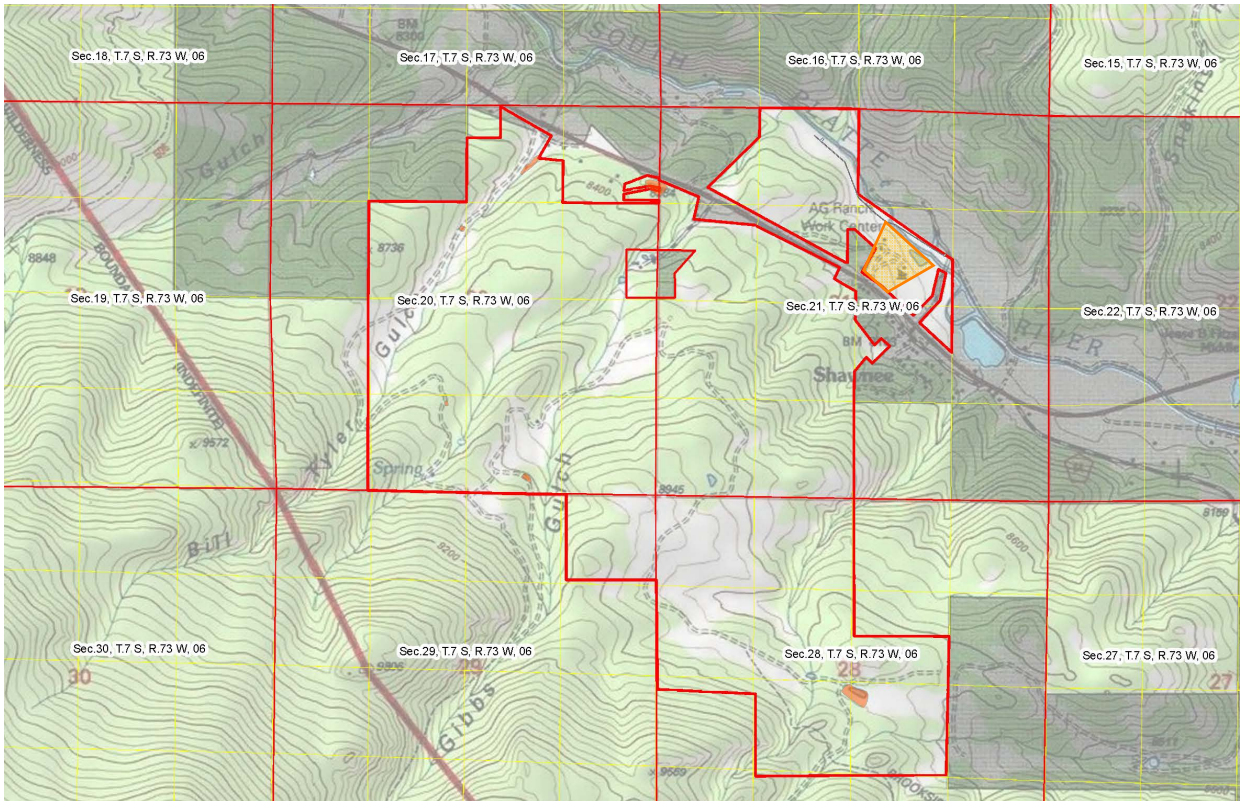
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## Official Map (show location of property on map)



**Map 4.** USGS Shawnee Quadrangle, Colorado, 1994, 7.5 Minute Series Topographic Map.

The approximate A.G. Ranch site boundary (house, barn, and pond) is indicated by the shaded orange trapezoid, within the U.S. Forest Service A.G. Ranch Boundary, outlined in bold red. Other red grid-lines define sections and yellow grid-lines define quarter-quarter sections.

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## SECTION VI

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### PHOTOGRAPH LOG

The following information pertains to photographs numbers 1-30, except as noted:

Name of Property: A.G. Ranch House

Location: Shawnee

Photographer: Karen Pierce

Date of Photographs: August 29, 2018

Photo No.	Description of View and Direction of Camera
001	Setting. West side of A.G. Ranch House taken from the barn area, camera facing southeast.
002	Setting. East side of A.G. Ranch House taken from driveway entry area, camera facing northwest.
003	South façade of house, camera facing northeast (Oct. 29, 2018).
004	West and south sides of house, with fishing pond to north in background, camera facing east.
005	West side of house, camera facing southeast.
006	North and west sides of house, camera facing south.
007	North side of house at west end, camera facing southwest (Oct. 29, 2018).
008	North side of house at east end, camera facing south (Oct. 29, 2018).
009	Door and lintel detail. North side of house at west end, camera facing southwest (Oct. 29, 2018).
010	North side of house at east end, camera facing southwest.
011	East side of house, camera facing northwest.
012	South and east side of house, camera facing north, with barn in distance to the west.
013	East side of house with pond in the distance to the north, camera facing north.
014	Driveway to house and barn and pond located north/northeast of house.
015	North Fork of the South Platte River in foreground with north side of house in distance, camera facing southwest (Oct. 29, 2018).
016	House interior—living room with dining room and enclosed porch in background, camera facing north.
017	House interior—living room, camera facing southwest.
018	House interior—living room/fireplace, camera facing southeast.
019	House interior—living room/fireplace with enclosed porch in background, camera facing northeast.
020	House interior—dining room, camera facing northeast.
021	Setting, north side of barn and metal shed, with camera facing southeast.
022	Setting, south side of barn, with camera facing northwest.
023	South and east sides of barn, with camera facing west.
024	South side of barn, with camera facing northwest.
025	West and south side of barn, with camera facing north.
026	North and west sides of barn, with camera facing southeast.
027	East and north sides of barn, with camera facing southwest.
028	Interior of barn showing hay-manger, with camera facing southwest.
029	Interior of barn showing inner log hay-crib area, with camera facing north.
030	Machine shed/maintenance shop, portable Tuff Shed, and barn to right, view to northwest (Oct. 29, 2018).

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### HISTORIC PHOTOGRAPHS & FIGURES

(Insert available digital images of historic photographs and figures illustrating the property over time. Include captions with source information.)

#### *House Construction*



**Photo HP01.** House construction—foundation wall, ‘Gould Lake’ pond or North Fork of the South Platte River in foreground, buildings in background were likely located on Price’s Shawnee lots, estimated between 1940–1942, view to southwest towards Shawnee (Gould Family Photo Collection, courtesy of Nancy Kempf).



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**Photo HP02.** House construction—foundation wall, estimated between 1940–1942, view to southwest (Gould Family Photo Collection, courtesy of Nancy Kempf).



**Photo HP03.** House construction—foundation wall, (well drilling?) between 1940–1942, view towards Shawnee? (Gould Family Photo Collection, courtesy of Nancy Kempf).

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**Photo HP04.** House construction—pond in background, between 1940–1942, view to northeast (Gould Family Photo Collection, courtesy of Nancy Kempf).



**Photo HP05.** Possible construction of an outbuilding, perhaps using demolished-building lumber, or demolition of a building, likely during the period of house construction, with what appears to be the North Fork of the South Platte River the in background, estimated between 1940–1942, view thought to be to north (Gould Family Photo Collection, courtesy of Nancy Kempf).

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**Photo HP06.** House construction—chimney, between 1940–1942, view to north (Gould Family Photo Collection, courtesy of Nancy Kempf).



**Photo HP07.** House construction—living room fireplace, between 1940–1942 (Gould Family Photo Collection, courtesy of Nancy Kempf).

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*House Exterior*



**Photo HP08.** West and south sides of house, probably 1942, with fishing pond to north in background, camera facing northeast (Gould Family Photo Collection, courtesy of Nancy Kempf).

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**Photo HP09.** East and north sides of house, 1942, camera facing west. Label on back of photo: "Albert J. Gould's Shawnee Ranch, March 8, 1942, George W. Olinger" (Gould Family Photo Collection, courtesy of Nancy Kempf).



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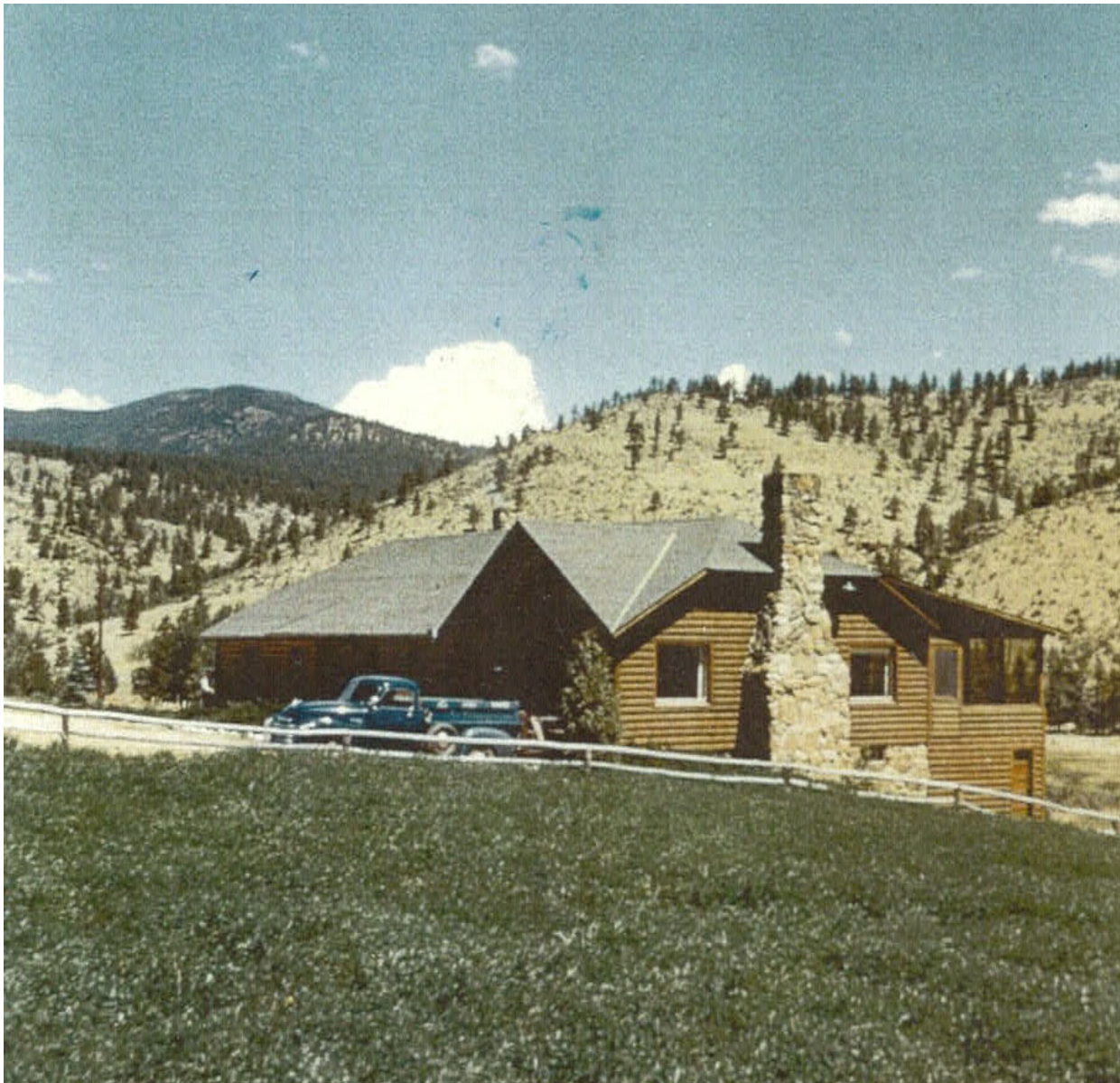
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**Photo HP10.** Fishing pond in foreground with north side of house in background, camera facing southwest, estimated between 1942-55 (Gould Family Photo Collection, courtesy of Nancy Kempf).



**Photo HP11.** South and east sides of house, probably between 1942 and 1961, with camera facing north (Gould Family Photo Collection, courtesy of Nancy Kempf).

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**Photo HP12.** South and east sides of house with window added on east side lower level, photo processing date Sept. 1961, with camera facing north (Gould Family Photo Collection, courtesy of Nancy Kempf).



**Photo HP13.** South and east side of house, camera facing north (USFS Photo, Dargan 1979).

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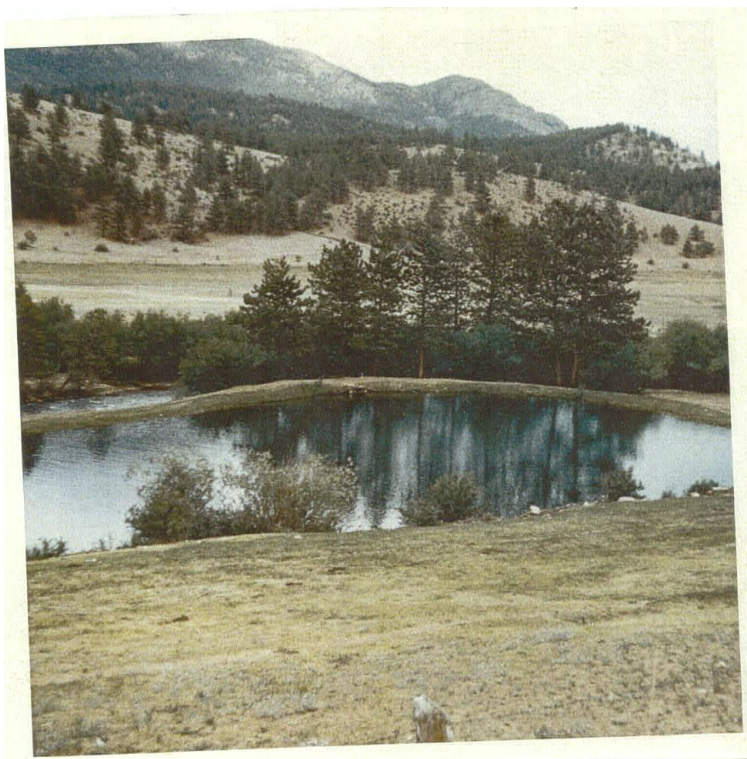
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**Photo HP14.** North and west sides of house, camera facing south (USFS Photo, Dargan 1979).

*Gould Lake Fishing Pond*



**Photo HP15.** Fishing pond and North Fork of the South Platte River beyond, camera facing northeast, estimated 1960s to 1970s (Gould Family Photo Collection, courtesy of Nancy Kempf).



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### *House Interior*



**Photo HP16.** Al Gould at head of table in A.G. Ranch house dining room, camera facing to northeast. Estimated between 1942–1950s (Gould Family Photo Collection, courtesy of Nancy Kempf).

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**Photo HP17.** Living room at the A.G. Ranch house with dining room and semi-screened porch in background, camera facing to northeast. This appears to be a Roundup Riders of the Rockies gathering. Estimated between 1948–1950s (Gould Family Photo Collection, courtesy of Nancy Kempf).

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**Photo HP18.** Living room fireplace at the A.G. Ranch house, camera facing to southeast. Date unknown (Gould Family Photo Collection, courtesy of Nancy Kempf).

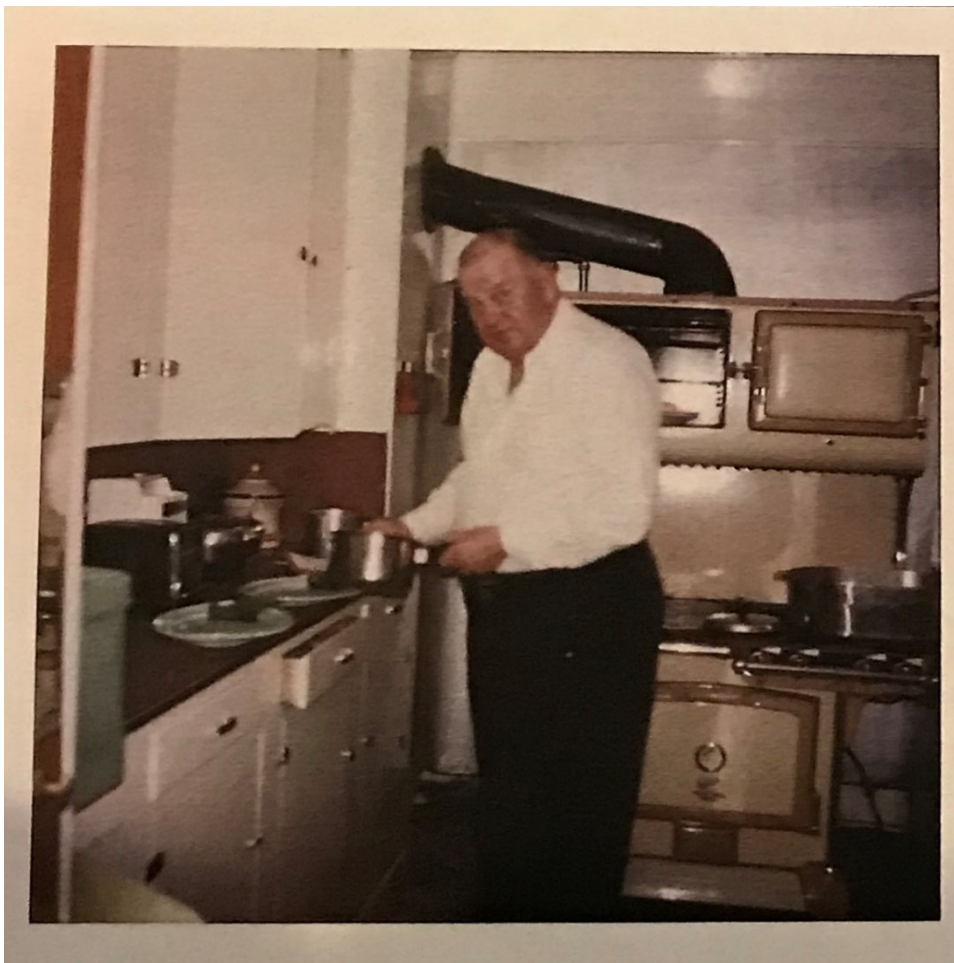
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**Photo HP19.** Al Gould in the A.G. Ranch house kitchen in 1966, camera facing to northwest. In the background is the combination coal and gas range (Gould Family Photo Collection, courtesy of Nancy Kempf).

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### *Barn and Outbuildings*



**Photo HP20.** Cluster of outbuildings with barn in distance at center; corral and outbuilding to right, camera facing northwest. Processing date on photo: February 1957. L to R: John Gleason, Jr., Nancy Gleason Kempf (Gould Family Photo Collection, courtesy of Nancy Kempf).



**Photo HP21.** West and south side of barn, with camera facing north (USFS Photo, Dargan 1979:8).

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**Photo HP22.** Barn (in distance) and outbuildings, camera facing to northwest. The barn is the only extant building—the outbuildings were removed in the 1980s (USFS Photo, Dargan 1979).



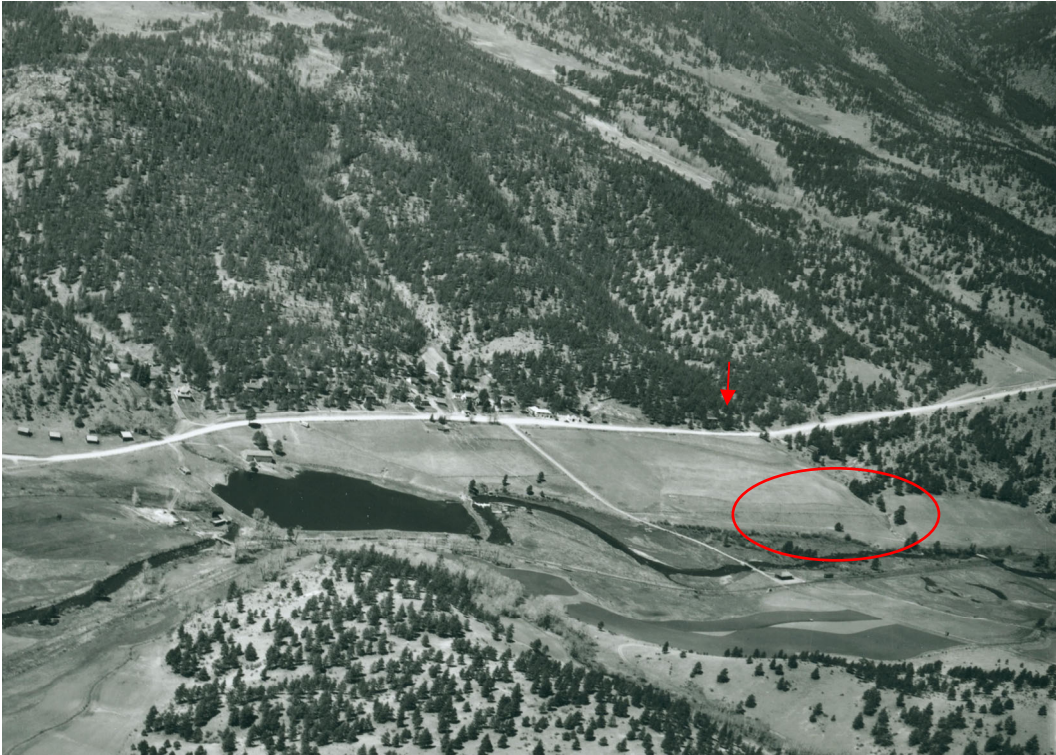
**Photo HP23.** Caretaker's house and maintenance/machine shed, camera facing to southwest. Shed is extant, caretaker's house was removed in the 1980s (USFS Photo, Dargan 1979:9).

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## Historic Aerial Photographs



**Photo HP24.** Oblique aerial photo of Shawnee in 1934. Red circle is area of later house, barn, outbuildings, and pond, which are not present in this photo. The Shawnee Depot is visible just under the circle on the left side, and Gould's cabin (outside nominated site boundary) at arrow (Colorado School of Mines, Arthur Lakes Library, Shawnee, May 6, 1934, Roll A, Frame 13. "[Aerial Photographs of Parts of Jefferson, Boulder, Park, Denver, and Clear Creek Counties, Colorado]." Denver, Colorado: [U.S. Army, Lowry Field, Photographers School] 1932, Print).

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**Photo HP25.** Portion of a 1938 aerial photo showing of a portion of A.G. Ranch land where the house and pond were later built—Shawnee Depot is visible. The aerial survey has a gap in coverage, so there are no clear photos of the ranch house and barn area (Aerial Photos of Colorado 1938, BOV Roll 19 Frame 82. Colorado School of Mines, Arthur Lakes Library: [Aerial Photographs of Parts of Arapahoe, Chaffee, Clear Creek, Denver, Douglas, Eagle, El Paso, Fremont, Gilpin, Grand, Gunnison, Jefferson, Lake, Park, Pitkin, Summit, and Teller Counties, Colorado, Series BOV].” Place of publication not identified: [U.S. Forest Service] 1939, Print).



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**Photo HP26.** Portion of a 1938 aerial photo showing part of the A.G. Ranch land where the barn is located. A driveway leads from the main road to the location of the barn and outbuildings; however, it is not possible to discern if buildings are present (Aerial Photos of Colorado 1938, BOV Roll 39 Frame 63, Colorado School of Mines, Arthur Lakes Library: [Aerial Photographs of Parts of Arapahoe, Chaffee, Clear Creek, Denver, Douglas, Eagle, El Paso, Fremont, Gilpin, Grand, Gunnison, Jefferson, Lake, Park, Pitkin, Summit, and Teller Counties, Colorado, Series BOV].” Place of publication not identified: [U.S. Forest Service] 1939, Print).

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**Photo HP27.** 1953 aerial photo with A.G. Ranch house, pond, barn, and outbuildings. Approximate site area outlined in red (Colorado School of Mines, Arthur Lakes Library: Online Aerial Photos of Colorado 1953, VV FS M 73 AMS 24 SEP 53 1226 6635; A001260736635.tif).

## SECTION VII

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### **ADDITIONAL MATERIALS TO ACCOMPANY NOMINATION**

**Sketch Map(s)**

**Digital Images (separate files)**

**PDF of Current photos (see check-off list)**

**Owner Consent Form (Section VIII)**

### **Use of Nomination Materials**

Upon submission to the Office of Archaeology and Historic Preservation, all nomination forms and supporting materials become public records pursuant to CRS Title 24, and may be accessed, copied, and used for personal or commercial purposes in accordance with state law unless otherwise specifically exempted. History Colorado may reproduce, publish, display, perform, prepare derivative works or otherwise use the nomination materials for History Colorado and/or State Register purposes.