



# Glendale Arizona Historical Society

*"preservation of the past"*

MARCH 2018 NEWSLETTER

Volume 39, Issue 3

## UPCOMING EVENTS

at a glance

Please Save These Dates

### "Where the Boys Are"

Presented by:

Councilmember Ian Hugh & Jerry Eldridge  
Monday, March 26, 2018, at 7:00 pm  
Manistee Ranch

### "The 1927 Sands Family Trip to Taos"

Presented by Dr. Tricia Loscher  
Monday, April 23, 2018 at 2:00 pm  
Manistee Ranch

### "Restoring a Historic Home"

Presented by Tim Quinn  
Monday, May 21, 2018 at 7:00 pm  
Manistee Ranch



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## "Where the Boys Are"

Presented by Councilmember Ian Hugh and Jerry Eldridge



Ian Hugh

Get ready for a ride through Glendale when "boys" and "girls" had great fun growing up in a small agricultural community that was starting to expand. What mischief did they experience? What were their hot spots? Both men will tell stories that will make you laugh and maybe even cry.

"Ian Hugh, married 40 years to his lifetime love Sharon, is a Glendale businessman. Together, they established Ian Hugh Tire and Auto Repair. Ian became active in Rotary and from 1986-1991, was on the Glendale City Council. He served on the Glendale Union High School District Board from 2004-2012, and in 2012, Ian filled the remainder of

another Council term, and in 2016, he was re-elected to the Council and served as Vice Mayor from 2015 to 2017.

Jerry Eldridge is a Glendale native, who married his high school sweetheart, Sharon. Jerry was a Captain with the Glendale Police Department and later an inspector with the Arizona Registrar of Contractors.

Don't miss these two very interesting and successful Glendale natives sharing their memories. Join us at 7pm, Monday evening March 26th at Manistee Ranch (enter off 51st Avenue, through the driveway just south of Walgreens), and please bring your friends. Spirits will be high, and refreshments will be served.



Jerry Eldridge

## FLORALCROFT HISTORIC DISTRICT GETS NOTICED

This past December, the **Phoenix New Times** featured eight valley neighborhoods you should know about. Reporters Katie Johnson and Becky Bartkowski felt that the median price of \$140,000 for a Floralcraft home is just right. Becky commended this "beautiful neighborhood... charming homes in red brick and pink stucco with original crank windows and white wood siding". The reporter carefully researched and explained the history of this unique collection of home styles. Flora Mae Gillett-Statler Ludden, daughter of a Glendale pioneer clergyman and real estate speculator

Charles Gillett, was born in 1890 in Missouri and came to Glendale with her family. Flora married Luther Statler in 1911 and had two children, Vernon and Elizabeth. After WWI, Flora's father open a service station in Glendale with Homer C. Ludden, who also worked in real estate. Flora worked at their gas station and in her father's office. In 1928, Flora decided to make her own real estate investment by platting an 83 lot subdivision north of town and named it Floralcraft. Since her husband Luther Statler was often away on business, he and Flora separated, and she married

Homer Ludden. Flora founded the town of Surprise, AZ and platted land in El Mirage, starting that town too.

She lived in a 2-story model home in Floralcraft (*pictured below*) and then in the Norman style cottage next door until her death from breast cancer in 1953.





Ron Short, President  
GAHS Board of Directors

## President's Message

The Glendale Arizona Historical Society can be very thankful for generous financial and volunteer supporters that have allowed for the essential

maintenance of Manistee Ranch. The Manistee Ranch House is remarkably beautiful with its new roof and exterior paint. Bill Greb has worked hard to handle the many, many needed repairs of the Sky Parlor windows, plumbing problems, electrical issues, binding main door, and replacement of screens, in addition to his and John Geurs wonderful and extensive volunteer clean-up of the Orchard at Manistee Ranch.

The Charlie Sands family provided funding to allow the Society to install eight

security cameras at Manistee Ranch. Leslie Newcomb has kept the interior cleaned and looking beautiful for meetings. There will be on-going upkeep of all the historic buildings at Manistee and more funding will be needed to maintain the house, garage, office and granary.

On another note, the Society needs to be very alert and active in the preservation of historic buildings at Thunderbird Field. The school is being moved to Phoenix and the site is proposed for future development. The Society needs to work closely with ASU in their planning for redevelopment of Thunderbird Field. Also, other important historic resources may be in danger of demolition and the Society will work with the City Council, city staff, developers and property owners to preserve the City of Glendale's critical historic resources.



## Save Thunderbird Field #1

In December 2017 Michael M. Crow announced the relocation of Glendale's Thunderbird School of Global Management to downtown Phoenix in order to provide greater community embeddedness. This includes relocation of the Executive Training Program. Allen Morrison, Thunderbird CEO called the move "an exciting new chapter in the history of a transformational institution."

It is sad to see such an integral part of Glendale's culture and history for over seventy years removed to Phoenix. But what happens to the physical structures and important local, state and national historic resources of the Air Control Tower, Founders Hall, Hanger and Barracks that were built in 1941 to become a flight training

facility that trained 10,000 American, Chinese and British pilots to fight in WWII? ASU Enterprise Partners, a non-profit organization, proposes a new master plan for the 140 acre site at the SEC of Greenway Road and 59<sup>th</sup> Avenue.

The plan will "catalyze" economic development in the west valley according to Rick Shangraw, CEO of ASU Enterprise Partners. President Crow makes a commitment to Glendale and the west valley to use the Thunderbird Campus for the benefit of the community. There is no public mention about preserving the important historic assets of Thunderbird Field #1.

In discussion with city officials ASU officials did

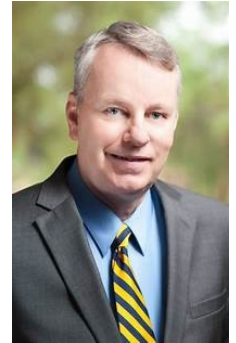
express appreciation for the historic buildings and especially for preserving the Air Control Tower that has been restored. It is important that the Air Control Tower, Founders Hall and the Hanger be preserved with adaptive reuse in the new master site plan. These three historic structures should be nominated and placed on the National Register of Historic Places by the Arizona State University.

The Glendale Arizona Historic Society needs to be an important stakeholder in developing this new master site plan and work closely with ASU Enterprise Partners to assure the historic resources are preserved and properly adapted to future uses.

Service pilot John H. "Jack" Connelly, and *Life* magazine photographer John Swope, founders of Southwest Airways. Many Hollywood stars invested in the project.

## Historic Preservation Champion Retires

Jon Froke, M.Ed., AICP, Glendale Planning Director and Historic Preservation Officer, retired as of January 1, 2018 from the City of Glendale, AZ after 16 years as Planning Director and 26 years working for Glendale.



As a young planner Jon worked on and helped guide the plans of Arrowhead. He guided rapid commercial development at Westgate and on Bell Road. Jon is a visionary who helped guide two major updates of the Glendale General Plan in 2002 and 2017. Jon has been the primary person that guided staff in their work with the development community. Jon developed an excellent relationship of trust, confidence and expertise with developers, planning commissioners, City Council, administration and citizens over the years. Jon's expert planning guidance can be seen throughout the community. He worked to protect Luke AFB and set the stage for new and fantastic development in the Loop 303 corridor. Jon is a champion for historic preservation by supporting the development of nine new historic district nominations, individual nominations and restoration of Catlin Court homes and the creation of the Myrtle Avenue Cultural Gateway. Thank you, Jon, for a job well done.



Thunderbird Field began in 1939 as a project of Hollywood agent and producer Leland Hayward, former Air Service pilot John H. "Jack" Connelly, and *Life* magazine photographer John Swope, founders of Southwest Airways. Many Hollywood stars invested in the project.



# SANDS FAMILY TREE *Revisited*

The Glendale Arizona Historical Society sincerely apologizes for any misstatements about the Sands family's history published in our January 2018 newsletter. We are anxious to retract and correct them now.

Louis Marshall Sands, son of Louis Sands, a Swedish emigrant and successful Michigan lumberman, moved to Flagstaff in 1900. There he became involved in lumbering with the Saginaw and Manistee Lumber Company. During the next few years, he acquired timberlands in northern Arizona and used them as grazing areas for sheep, which were wintered in Paradise Valley.

In November, 1906, Louis married Frances Porter, from Rockford, Illinois, and in March 1907 he purchased a ranch in Glendale, Arizona from Herbert

W. Hamilton. He named the 320 acre property Manistee Ranch after his home town in Michigan. The ranch became his home headquarters.

Louis developed the property into one of Arizona's most successful farms consisting of citrus trees, a palm grove and a cattle feeding center. It was anchored by the Queen Anne Revival style home originally built by Mr. Hamilton.

Louis and Frances had three children. The eldest, Louis M. Sands, Jr. was born in 1908. John Porter Sands was born in 1910, and Flora Sands in 1916. As the family expanded, additions were added to the main house in 1925. These additions were a bedroom for Flora and an extension to the living room, a second story bedroom and additional

bathrooms. In 1947 John Sands enclosed the breezeway between the main house and the separate kitchen, forming a new kitchen and breakfast room.

In 1996 the Glendale Arizona Historical Society acquired two acres and the buildings from the family with the help of grants from the State Historic Preservation Office and the Sands family. At the same time the City of Glendale acquired the date orchard from the family with the help of the Heritage Fund grant. The following is the corrected listing.

Louis Sands (1826-1905) and Isabella Marshall (1842-1914) of Manistee, Michigan were the parents of Louis Marshall Sands (1875-1941), the owner of the Manistee Ranch House in Glendale, AZ. Louis Marshall

Sands (1875-1941) married Frances Irene Porter (1873-1964) in 1906. They had three children: John Porter Sands (1910-1993), Louis Marshall Jr. Sands (1908-1975) and Flora Sands (1916-1995). John Porter Sands, Sr. (1910-1993) and Marie McSpadden (1912-1992) had four sons: John P. Sands, Jr., Edgar L. Sands, David C. Sands, and Charles F. Sands. The descendants of Louis Marshall Sands, Jr. (1908-1975) and Elizabeth Graham (1909-1992) are Elizabeth "Bonnie" Sands and Louis IV "Buzz" Sands. Flora Sands (1916-1995) and Robert Williams were the parents of Kathleen and Marilyn. The Society will update the Sands Family Tree when we are able to obtain accurate information on the current family members.

## WHO'S RESPONSIBLE FOR THE ASU WEST CAMPUS?



For many years, west valley college students had to take the very long drive to Tempe to attend ASU classes. The movement to get an ASU campus in the west valley started as a class project of Glendale Community College student Barbara Ridge.

In 1972, Barbara and others started the Westside Citizens Committee for Higher Education. Then In 1976 the Committee organized an extensive letter writing campaign of over 2,000 handwritten letters to House and Senate members asking for support for a west valley campus.

A feasibility study was done and the study committee determined it was time for a west valley campus. Sterling Ridge, past Glendale mayor and State Representative, R- District 17, was active in the creation of the ASU West Campus. In 1982 Senator Ann Lindeman, R-17, located the 300 acre site, owned by the state, which became the ASU West Campus. She drafted the 1984 legislation creating ASU West Campus and also drafted an innovative lease-purchase agreement that allowed for additional campus construction in 1988.

On April 18, 1984, Governor Bruce Babbitt signed a bill establishing A S U West. Architects Gerald McSheffrey and Jack DeBartolo designed the new west campus. In 1986 the ground breaking took place at 47<sup>th</sup> Avenue and Thunderbird Road.

## *Glendale's Premier Dairy Farmer Emil Rovey*

Just west of 75th Avenue on Northern Ave., one can't miss the grazing sheep, goats, a few llamas, and at times, that unmistakable aroma generated by 2,000 Jersey dairy cows on Rovey -owned land along both sides of Northern. Today, Paul Rovey, son of Emil, runs the farm with the help of his five children.

Emil was born in 1916 on an 80 acre farm at the northeast corner of Bethany Home and 19<sup>th</sup> Ave. His father died when he was five, but the family kept the farm running. Once Emil graduated from Glendale H.S., he was accepted to the University of Arizona's College of Agriculture. He graduated in 1943 with high distinction.

In 1941 Emil married Helen Louise Beck. They brought 145 acres of land in Glendale in 1943 along with 125 Jersey cows, ready for milking. He and Helen had five

sons all of whom worked on the farm. He also started a poultry business with 24,000 hens.

Emil led a distinguished life as a leader in all areas of farming, including both the dairy and poultry industries. He was named Man of the Year in Arizona Agriculture by the Future Farmers of America in 1958. In 1954 Rovey developed a unique friendship with international students from Denmark whom he hired to work on his farm. Following Helen's death in 1982 he married a long time friend Ruth Block Haertel. Emil passed away in 1998. Ruth died in 2004.



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*The Glendale Arizona Historical Society is designated as a Certified Historical Society by the Arizona Historical Society. All Rights Reserved.*

Our next member get-together is:

**"Where the Boys Are"**

Councilmember Ian Hugh & Jerry Eldridge  
Monday, March 26<sup>th</sup> at 7:00 pm  
at Historic Manistee Ranch

Please enter the driveway to Manistee Ranch from 51<sup>st</sup> Avenue, just south of Walgreens. Proceed through the parking lot, and continue through the open vehicle gate. Then keep right, and park along the dirt driveway.

Welcome our newest members:  
**MELISSA DAVIS & SARAH TRONE**

**How to make the most of your GAHS membership**

- ◇ Have fun as you find joy in learning about and helping preserve our history.
- ◇ Attend our monthly program and social events. Share stories and have fun.
- ◇ Get to know your fellow members. Enjoy their company and have fun.
- ◇ Think of all the things you're good at and ways you could help. Have fun.
- ◇ Call us at 623-435-0072 to volunteer.
- ◇ Did we mention, **"HAVE FUN!"**??

Glendale Arizona Historical Society  
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**2017 - 2018 Season: Remaining Tours of the Ranches**



Sahuaro Ranch Main House



Sahuaro Ranch Guest House



Sahuaro Ranch Adobe House



Manistee Ranch House

**SAHUARO RANCH 1895 MAIN HOUSE**

9802 N. 59<sup>th</sup> Avenue, Glendale, AZ

**FREE TOURS** of the Main House September —May: 10 am to 2 pm, Fridays & Saturdays; 1 pm to 4 pm, Sundays; June and July: 10am to 2pm Fridays & Saturdays (closed during August and on holidays, Thanksgiving weekend, December 24, 25, 31 and January 1.) Please call 623-930-4201 for group tours of 10 or more.

**SAHUARO RANCH 1898 GUEST HOUSE and 1887 ADOBE HOUSE**

9802 N. 59<sup>th</sup> Avenue, Glendale, AZ

**FREE TOURS** of the Guest House October – May: Sunday tours unless otherwise posted due to Weddings or Holidays

**FREE TOURS** of the 1887 Adobe House during festivals and with prior arrangements. Call 623-435-0072 for more information, if you have any questions, or for group tours.

**1897 MANISTEE RANCH 5127 W Northern Avenue (enter from the parking lot on 51st Avenue)**

Tours conducted by the Glendale Arizona Historical Society docents October to May: noon to 4 pm (last tour starts at 3 pm). Fees: Adults \$5, Seniors \$4, Ages 6-16 \$1, GAHS MEMBERS FREE. Remaining 2017-2018 season tours (the 1<sup>st</sup> and 3<sup>rd</sup> Saturday of each month, October to May) will be on the following dates: March 3 and 17; April 7 and 21 and May 5.