Form No. 10-300 (Rev. 10-74)

# UNITED STATES DEPARTMENT OF THE INTERIOR PHOSO3576 DATA SHEFT

NATIONAL PARK SERVICE

## NATIONAL REGISTER OF HISTORIC PLACES **INVENTORY -- NOMINATION FORM**

FOR NPS USE ONLY

RECEIVED SEP 6 1977

DATE ENTERED

JAN 3 0 1978

SEE INSTRUCTIONS IN HOW T TYPE ALL ENTRIES (			S
1 NAME  HISTORIC  Beet Sugar Factory  AND/OR COMMON	SOWITELLEATTEICAL	SEE SECTIONS	
2 LOCATION			
STREET & NUMBER 5243 West Glendale Avenue	4-4 652 P. 602 YE	NOT FOR PUBLICATION	er Yra gar as
CITY, TOWN Glendale		CONGRESSIONAL DISTR	ICT
STATE	VICINITY OF CODE	COUNTY	CODE
Arizona	04	Maricopa	013
3 CLASSIFICATION			
CATEGORY OWNERSHIP	STATUS	PRES	ENTUSE
DISTRICTPUBLIC	-XOCCUPIED	AGRICULTURE	MUSEUM
XBUILDING(S) X_PRIVATE STRUCTURE BOTH	UNOCCUPIED	COMMERCIAL	PARK
STRUCTUREBOTHSITE PUBLIC ACQUISITION	WORK IN PROGRESS ACCESSIBLE	EDUCATIONALENTERTAINMENT	PRIVATE RESIDENCERELIGIOUS
OBJECTIN PROCESS	XYES: RESTRICTED	GOVERNMENT	SCIENTIFIC
BEING CONSIDERED	YES: UNRESTRICTED	X_INDUSTRIAL	_TRANSPORTATION
	NO	MILITARY	OTHER:
4 OWNER OF PROPERTY			
NAME			
Anna Ringer	and the second s		
Box 202			
CITY, TOWN		STATE	
Glendale	VICINITY OF	Arizona 853	311
5 LOCATION OF LEGAL DESCR	IPTION		
courthouse, REGISTRY OF DEEDS, ETC. Maricopa County C	ourthouse		
STREET & NUMBER			Description of the second
city. town Phoenix		STATE Arizona	
6 REPRESENTATION IN EXIST	ING SURVEYS		
TITLE			
DATE	FEDERAL	_STATECOUNTYLOCAL	
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DEPOSITORY FOR SURVEY RECORDS			



#### CONDITION

\_EXCELLENT \_XGOOD

\_FAIR

\_\_DETERIORATED

\_\_RUINS
\_\_UNEXPOSED

**CHECK ONE** 

\_\_UNALTERED

**CHECK ONE** 

X\_ORIGINAL SITE

\_\_MOVED DATE\_\_\_\_

#### DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE

The Beet Sugar Factory stands near SW corner of Glendale and 51st Avenue and faces South. The factory is a large rectilinear 3-story building with 3-bay wing and an 11-bay wing flanking a 5-story, 3-bay core.

Ground floor openings on the wings are arched while those on the second floor are semiarched. The fourth and fifth floor openings are arched. Brick detailing separates the floors and the cornice is denticulated. The 184 foot round smokestack was dismantled in December of 1951 after it had been split 80 feet from the top by lightning.

The factory is served by 3 spurs of the Santa Fe Railway.

The building is one of the earliest known examples of riveted steel construction in Arizona.

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SPECIFIC DAT	ES 1907	BUILDER/ARCH	Jules Fuehrm	an
· · · · · · · · · · · · · · · · · · ·		INVENTION		
_X1900-	COMMUNICATIONS	-XINDUSTRY	POLITICS/GOVERNMENT	_OTHER (SPECIFY)
1800-1899	COMMERCE	EXPLORATION/SETTLEMENT	PHILOSOPHY	_TRANSPORTATION
1700-1799	ART	ENGINEERING	MUSIC	THEATER
1600-1699	ARCHITECTURE	EDUCATION	MILITARY	_SOCIAL/HUMANITARIAN
1500-1599	_XAGRICULTURE	ECONOMICS	LITERATURE	SCULPTURE
1400-1499	ARCHEOLOGY-HISTORIC	CONSERVATION	LAW	SCIENCE
PREHISTORIC	ARCHEOLOGY-PREHISTORIC	COMMUNITY PLANNING	_LANDSCAPE ARCHITECTURE	RELIGION
PERIOD	AF	REAS OF SIGNIFICANCE CH	IECK AND JUSTIFY BELOW	

STATEMENT OF SIGNIFICANCE

The Beet Sugar Factory of Glendale vividly illustrates the trends and problems in the development of commercial agriculture in the Salt River Valley. It was the brainchild of a prominent pioneer land developer, it was intimately tied to the stabilization of water resources in the valley, it showed the necessity for outside financing for any major projects in the area, and it also exemplified the problems involved in adapting agricultural techniques from other areas to the special conditions of the valley.

William John Murphy (1839-1923), pioneer land developer, arrived in Arizona in 1881 with a grading contract for the Atlantic and Pacific. In 1883 he went to the Salt River Valley and started work on the Arizona Canal, completing it in 1887. This was the 4th canal north of the river and Murphy recognized the need for a unified canal system. He consequently organized the Arizona Improvement Company, of which he was the first president, to buy a controlling interest in the four canals. The company then connected the four waterways with a crosscut canal.

Murphy then embarked on land development, creating subdivisions and planting hundreds of acres of citrus and other crops in the Glendale area. He introduced commercial citrus growing to the valley, organized a citrus growers association, and built a packing house. He also laid out the town of Glendale and organized the founding of nearby Peoria. To serve these communities northwest of Phoenix, he laid out Grand Avenue and formed a street railway company to serve the residents of Phoenix.

Murphy seemed never to be at a loss for ways to further the growth and development of the valley. He was active in the drive for storage dams on the Salt River to regulate the flow of water and end the nightmare oscillations between flood and drought. He convinced President Theodore Roosevelt that federal forest preserves must be set aside for the protection of the Salt River watershed.

The first commercially successful beet sugar factory in the United States was built in California in 1870. During the next two decades, interest in sugar beet culture was aroused in several states and in the late 1880s, Phoenix newspapers began to urge the development of the industry in Arizona. By 1896, the University of Arizona was engaged in research in beet culture and in February of 1897 the Tempe Sugar Beet Assn. was formed Other communities in the Phoenix area also showed interest in the subject. Murphy was among those who studied the industry thoroughly and saw its possibilities for Arizona. Financing, of course, had to be secured elsewhere and Murphy persuaded processors in Michigan to invest in a beet sugar factory for Glendale.

Between 1898 and 1906, 24 such plants had been built in Michigan, inspired by the Dingley protective tariff of 1897. Most of the plants failed within a few years for various reasons, but several of them were quite successful. The industry had been doing fairly

## 9 MAJOR BIBLIOGRAPHICAL REFERENCES

See attached list.

10 GEOGRAPHICAL DA ACREAGE OF NOMINATED PROPERTY _ UTM REFERENCES			
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Woodford Addition (Glendale 60D and including existing			, 63 and southern portion of arcels.
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LIST ALL STATES AND COL	UNTIES FOR PROPER	TIES OVERLAPPING S	TATE OR COUNTY BOUNDARIES
STATE	CODE	COUNTY	CODE
STATE	CODE	COUNTY	CODE
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Marjorie Wilson, Nation		ntract Historian	TELEPHONE 271-4174 STATE
Marjorie Wilson, Nation ORGANIZATION Arizona State Parks Boa STREET & NUMBER 1688 West Adams Street,		ntract Historian	TELEPHONE 271-4174
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Form No. 10-300a (Rev. 10-74)

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## NATIONAL REGISTER OF HISTORIC PLACES INVENTORY -- NOMINATION FORM

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ITEM NUMBER 8

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well in other states for several years, using machinery imported from Germany duty free. After 1892, a 40% ad valorem tax was instituted and United States firms began to manufacture the machinery using German plans. The company formed by the Michigan sugar interests began construction of a factory in Glendale, northwest of Phoenix. The contractor was American Construction and Supply, founded in 1897 by architect H.T. Jules Fuehrman and agriculturist Teodor Hapke to build sugar beet processing plants. The company built several such factories in various states & Canada before starting on the Glendale job. The Glendale factory was to be a duplicate of one built by the company at Janesville, Wisconsin. The Janesville factory closed in 1938 and was dismantled and sold to Canadian interests in 1942.

The Glendale factory was little more then a steel skeleton when the Michigan company folded and Murphy was obliged to find other financial backers in Colorado. The contractor was retained and construction resumed in December of 1905, financed by the Southwestern Sugar and Land Company.

The Michigan presence in Glendale remained as many people associated with the new factory had worked there. The layout for the factory was planned by construction engineers Joseph Eckert, Eugen Stoeckly, and James Dooley. Fritz Treskow, a German chemist and accomplished violinist, was superintendent at Glendale (1906-1908) after several years in Michigan. There were ties with Janesville, Wisconsin, too. Lafayette Meyers came from the Janesville factory to Glendale in 1909 and served as agriculturist. Porter Marks acquired some of his versatility in the early years at Glendale and eventually became secretary and general manager at Janesville.

Teodor Hapke, who built the factory, first came to the United States from Germany in 1891. He was primarily an agriculturist and was especially good at instructing farmers in the German-speaking areas of the midwest. He also wrote articles on beet culture for the local newspapers where factories were being established. His talents complemented those of his architect partner, Jules Fuehrman, and the company (American Construction & Supply) was quite successful.

The Glendale factory was completed and began processing beets on the 11th of August 1906. The million dollar factory was ready earlier but operations were delayed by a break in the Arizona Canal which cut off the water supply needed for washing the beets. The delay caused a loss of 1000 tons of beets.

The factory had a capacity of 1000 tons of beets per day. These had to be washed, then floated into a big wheel, then carried to the 3rd floor and back before being sliced and made into pulp. In addition to the water from the canal, the factory used well water and kept a 13 million gallon storage tank.

The first year (1906), about 4000 acres in the valley were planted with beets and it was predicted that farmers would get about \$200,000 from the 40,000 tons they raised that season.

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In 1909-1910 the company had 1500 acres of its own planted. Beets were selling for \$4.75 a ton and the factory was handling 700 tons a day. During the four month campaign (season) 300 people were employed in the factory and 280 in the field. In 1909 the factory paid \$250,000 to farmers and an equal amount to employees and maintenance.

For the 1910-1911 campaign the company undertook to develop 10,000 acres between the Agua Fria and the New River which it leased for beet raising. In addition, 6000 noncompany acres were planted. Greene and Griffen, local realtors, were the developers.

In Michigan, Russian immigrants had been sucessfully imported to raise beets and Greene and Griffen decided to try the same thing in Glendale. In the Los Angeles area they found a group of Molukans, Russian religious dissidents whose sect date from a 17th century schism. They were of peasant stock, pacifist, fundamentalist, and anti-ritual, with no ordained ministers. They had been persecuted continuously and in the 1840s had been exiled to a remote area of the Caucasus near the borders of Turkey and Iran. In the late 19th century they came to the United States, especially California. From 1905-1908 many worked in the southern California shipyards but they really wanted to return to farming. They purchased land from Greene and Griffen and arrived in Glendale in August of 1911 in a group containing nearly 200 adults. About 1000 of them came altogether, setting up little colonies of small frame houses, working their own 5-10 acre plots and working on company acres in addition. The venture was not successful as far as sugar beet production went because the crops failed but the Molukans turned to dairying, cotton, and milo maize. Some of them gave up and went back to California after the agricultural depression of 1921.

Greene and Griffen also imported 15 German families from Lincoln, Nebraska in 1912. These people settled south of Glendale on plots of 10-40 acres.

The beet sugar industry in Glendale survived only about six years. Several causes have been suggested for the failure, such as the low sugar content of most of the beets, curly top ( a disease transmitted by insects ), spoilage caused by summer heat, and more profitable uses for the land. In 1920 the machinery was moved to Delta, Colorado and the building stood idle for many years. It was purchased by Philip Ringer in 1937 and was eventually used as a bottling works. The upper floors remained vacant.

The sugar industry in Arizona did not revive until 1966 when the state managed finally to get a sugar allotment. (Cuban sugar had been cut off in 1961). In 1967, Spreckels set up a plant in Chandler but Glendale did not revive as a sugar processing center.

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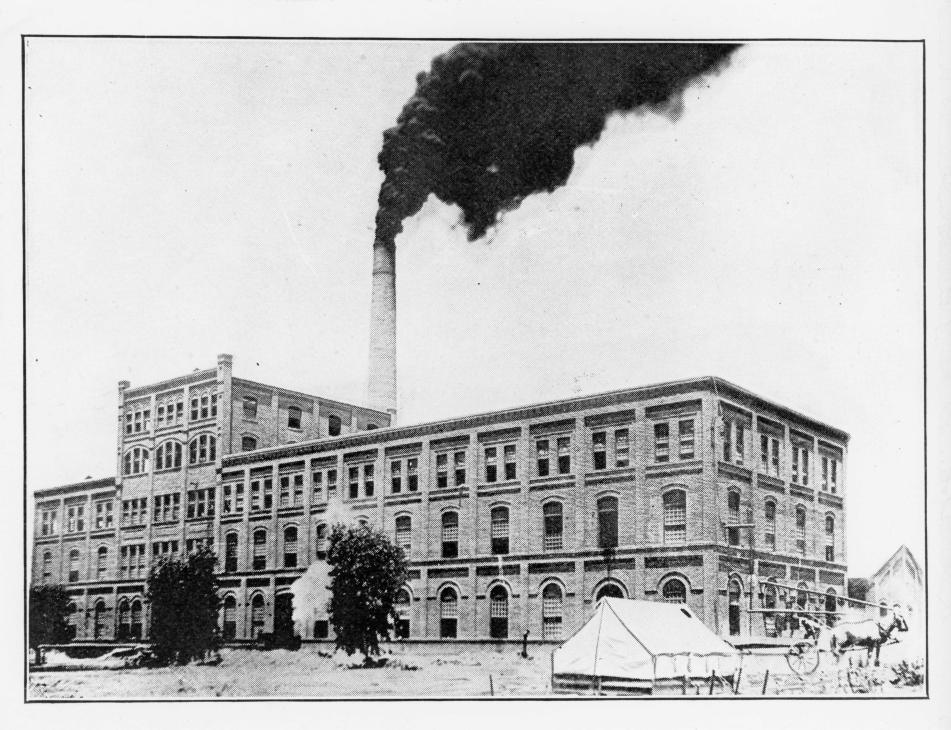
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# PROPERTY OF THE NATIONAL REGISTER

Maricopa County SEP 6 1977

Beet Sugar Factory front Date: 1907 Negative at Arizona State Library and Archives

#134



## FROPERTY OF THE NATIONAL REGISTER

Maricopa COUNTY

SEP 6 1977

Beet Sugar Factory east facade Date: 1976 Negative at Arizona State Parks Board

JAN 3 0 1978 #2 24



## PROPERTY OF THE NATIONAL REGISTER

Maricopa COUNTY

SEP 6 1977

Beet Sugar Factory looking NW

Date: 1976

Negative at Arizona State Parks

Board

#3 94

JAN 3 0 1978

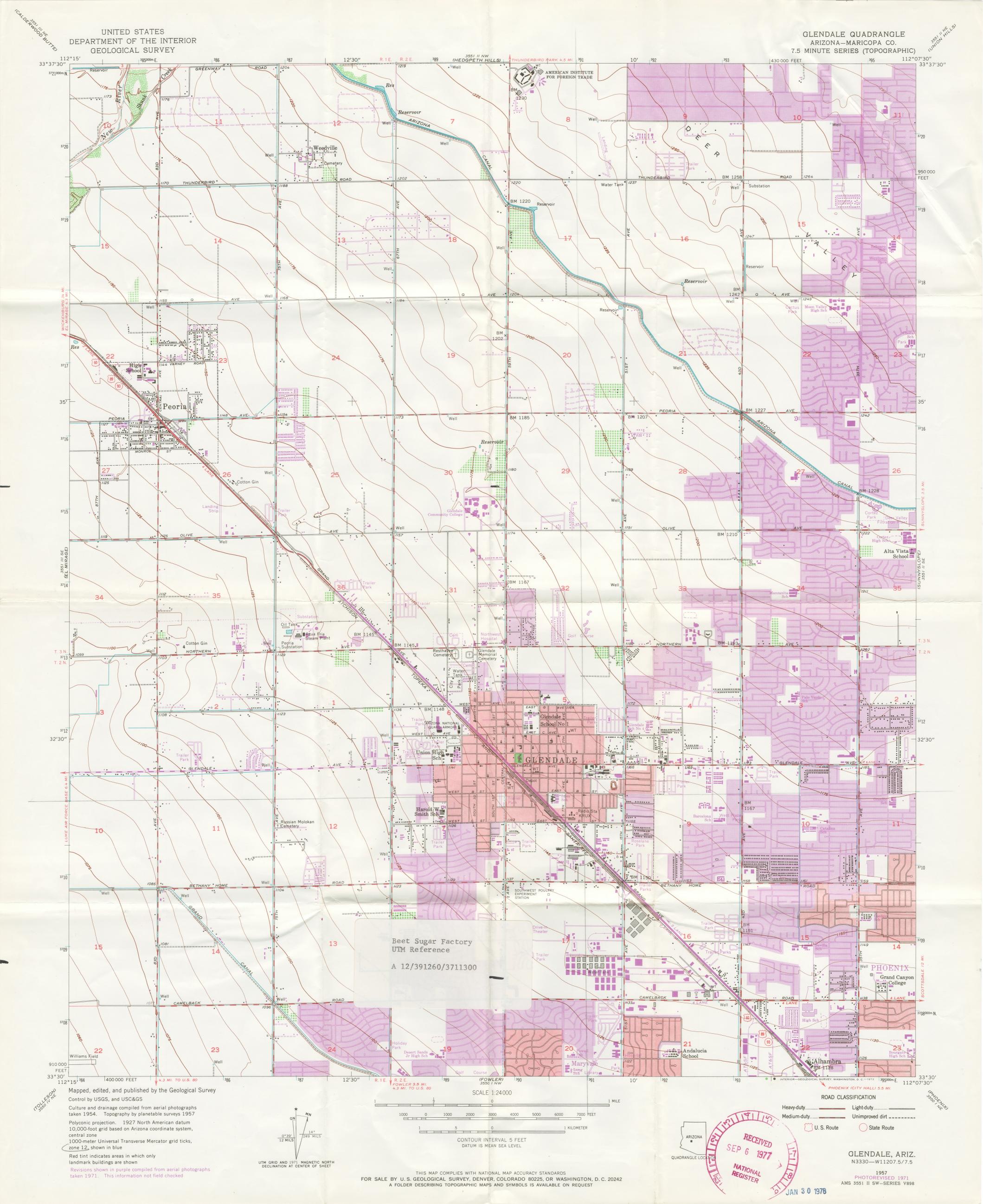


Maricopa County

Beet Sugar Factory SEP 6 1977 looking W Date: 1976 Negative at Arizona State Parks Board

JAN 3 0 1978

PROPERTY OF THE NATIONAL REGISTER





## ARIZONA STATE PARKS

NATURAL AND CULTURAL RESOURCE CONSERVATION SECTION

1688 WEST ADAMS STREET PHOENIX, ARIZONA 85007 TELEPHONE 602-271-4174

> RAUL H. CASTRO GOVERNOR

MICHAEL A. RAMNES DIRECTOR

DOROTHY H. HALL SECTION CHIEF STATE HISTORIC PRESERVATION OFFICER

MARJORIE H. WILSON HISTORIAN

JAMES W. GARRISON HISTORICAL ARCHITECT

PATRICIA BERGTHOLD NATURAL AREAS AND TRAILS COORDINATOR



Charles Herrington
National Register
Office of Archaeology &
Historic Preservation
National Park Service
Dept. of the Interior
Washington, D.C. 20240

Dear Mr. Herrington:

MHW: sw

The nomination form 10-300 for the Beet Sugar Factory is enclosed together with a USGS map and 4 photographs.

Sincerely,

Marjorie H. Wilson

Historian

### ENTRIES IN THE NATIONAL REGISTER

STATE

ARIZONA

Date Entered

JAN 3 0 1978

Name

Location

Our Lady of Mount Carmel Catholic Church

Tempe Maricopa County

Beet Sugar Factory

Clendala Maricopa County

## Also Notified

Hon. Dennis DeConcini

Hon. Barry Goldwater

Hon. John J. Rhodes

Hon. Bob Stump

Regional Director, Western Region

880

Mott/js

2/1/78

State Historic Preservation Officer

Mrs. Dorothy H. Hall

Chief, Natural and Cultural Resource

Conservation Section

Arizona State Parks

1688 West Adams Phoenix, Arizona

85007

#### NATIONAL REGISTER DATA SHEE' NAME as it appears on federal register: Beet Sugar Factory 013 5 LOCATION street & number (6)NPS REGION city / town vicinity of state county AZ 5243 W. Glendale Ave. Glendale Maricopa Western OWNER OPRIVATE STATE MUNICIPAL COUNTY MULTIPLE FEDERAL (agency name) (8) ADMINISTRATOR: 12 SOURCE of NOMINATION if state who prepared form? WITHIN RATIONAL REGISTER HISTORIC DISTRICT? WITHIN NATIONAL HISTORIC LANGMARK? PRIVATE ORGANIZATION **M** CONDITION deteriorated original site 17 features: SUBSTANTIALLY INTACT-2 SUBSTANTIALLY INTACT-1 SUBSTANTIALLY INTACT - 3 Dexcellent Oruins. Qunaltered moved □NOT INTACT-O □ NOT INTACT-O O INOT INTACT - O good unexposed □ reconstructed □unknown UNKNOWN-4 UNKNOWN-5 5 UNKNOWN -6 □ fair unexcavated Dexcavated **≧**□ NOT APPLICABLE -7 MO NOT APPLICABLE-8 NOT APPLICABLE - 9 BACCESS YES-Restricted YES-Unrestricted (19) ADAPTIVE USE YES NO 20 □ No Access □ Unknown SAVED? YES IS PROPERTY A HISTORIC DISTRICT? yes no 21 AREAS OF SIGNIFICANCE: CLAIMS: explain ☐ ENGINEERING - 11 ☐ LANDSCAPE ARCH.- 15 ☐ POLITICS/GOVT.- 21 RECREATION -28 'first' □ ARCHEOLOGY - prehistoric - 2 □ COMMERCE - 6 □ LAW - 16 ☐ ENTERTAINMENT - 26 RELIGION - 22 SETTLEMENT-29 ARCHEOLOGY - historic - 1 COMMUNICATIONS - 7 ☐ EXPLORATION - 12 ☐ LITERATURE - 17 SCIENCE- 23 ☐ URBAN PLANNING-31 'oldest' AGRICULTURE -3 CONSERVATION - 8 HEALTH - 27 MILITARY - 18 □ SOCIAL/HUMANITARIAN-24 □ OTHER (SPECIFY) ☐ ARCHITECTURE - 4 □ ECONOMICS - 9 MUSIC - 19 ☐ INDUSTRY - 13 ☐ SOCIAL / CULTURAL-30 'only' ART-5 ☐ EDUCATION-10 ☐ INVENTION - 14 PHILOSOPHY - 20 TRANSPORTATION - 25 ETHNIC GROUP functions adates of initial construction: ASSOCIATION major alterations: WHEN HISTORICALLY SIGNIFICANT: historic events: CURRENTLY: architect: architectural style(s): master builder: engineer: martisan: builder/contractor: andscape architect/garden designer: interior decorator: artist: NAMES give role & date PERSONAL: EVENTS: INSTITUTIONAL: MATIONAL REGISTER WRITE-UP