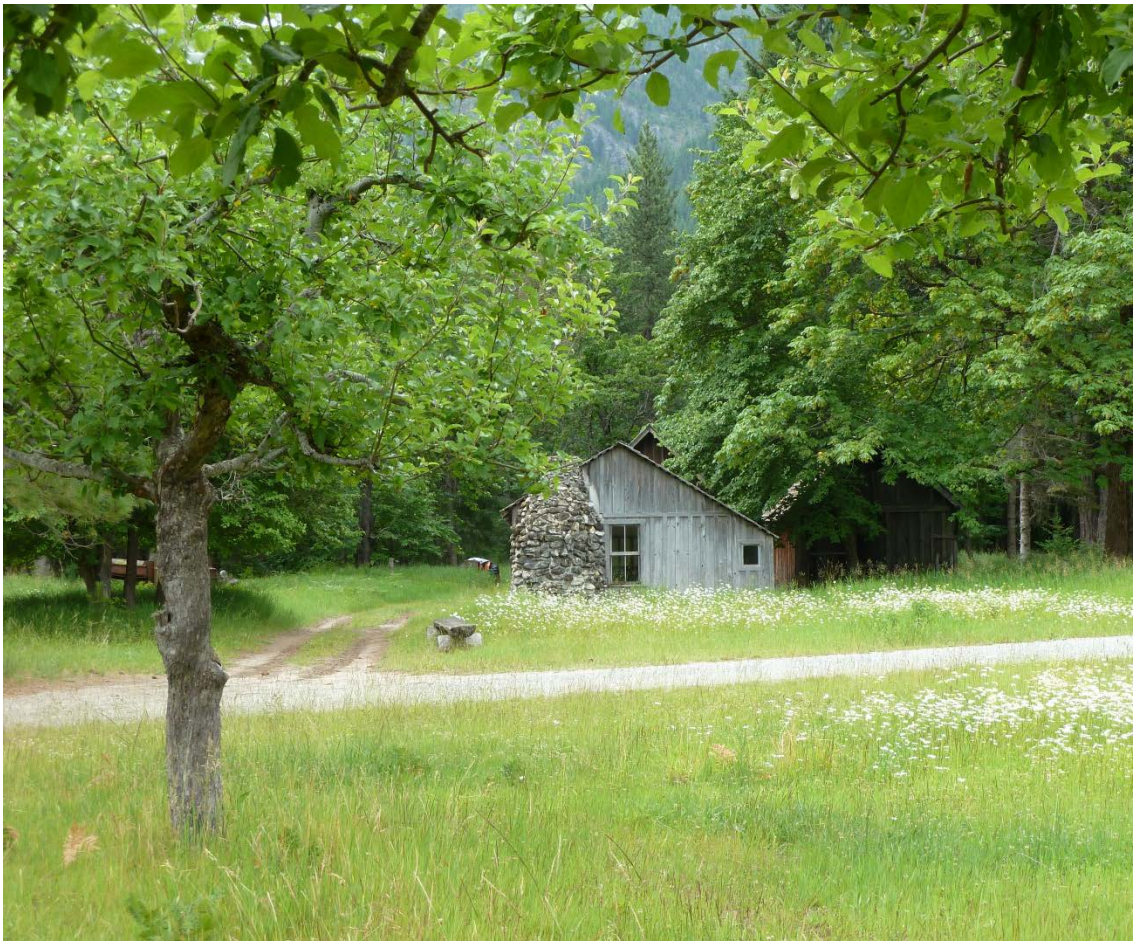
National Park Service
Cultural Landscapes Inventory
2016



Buckner Homestead Historic District
North Cascades National Park Complex

Buckner Homestead Historic District
North Cascades National Park Complex

North Cascades National Park concurs with the findings of the CLI, including the management category and condition assessment as identified below:

MANAGEMENT CATEGORY: **B: Should be preserved and maintained**

CONDITION ASSESSMENT: **Fair**

5/29/2015

Superintendent, North Cascades National Park Date

Please return to:

Vida Germano
Cultural Landscapes Inventory Coordinator
National Park Service
Cultural Resources, Pacific West Region
333 Bush Street, Suite 500
San Francisco, CA 94104-2828
vida_germano@nps.gov

Management Category

Must be Preserved and Maintained (Category A): An inventory unit meeting any one of the following criteria: the preservation of the inventory unit is specifically legislated; the inventory unit is related to the park's legislated significance; the inventory unit is nationally significant as defined by National Historic Landmark criteria or serves as the setting for a nationally significant structure or object; the inventory unit is less than nationally significant, but contributes to the park's national significance; the inventory unit is prehistoric.

Should be Preserved and Maintained (Category B): An inventory unit meeting all of the following criteria (failure to meet any of the conditions moves it to Category C): the inventory unit meets National Register criteria; the inventory unit is compatible with the park's legislated significance.

May Be Preserved and Maintained (Category C): An inventory unit meeting one of the following criteria: the inventory unit meets the National Register criteria but because of condition or other factors does not qualify for Category B classification; there is currently insufficient information available to determine eligibility for the National Register but preliminary study indicates eligibility, or a landscape that has been determined ineligible but is managed as a cultural resource base through an NPS planning process.

May be Released, Altered or Destroyed (Category D): An inventory unit meeting one of the following criteria: the inventory unit is an irreparable hazard to public health and safety of has lost its historical integrity; the inventory unit is a physical or visual intrusion on the park's legislated significance, as defined through the planning process; the inventory unit has been disposed of by planned action or destroyed by natural forces.

Condition Assessment

Good: Indicates the inventory unit shows no clear evidence of major negative disturbance and deterioration by natural and/or human forces. The inventory unit's cultural and natural values are as well preserved as can be expected under the given environmental conditions. No immediate corrective action is required to maintain its current condition.

Fair: Indicates the inventory unit shows clear evidence of minor disturbances and deterioration by natural and/or human forces, and some degree of corrective action is needed within 3-5 years to prevent further harm to its cultural and/or natural values. If left to continue without the appropriate corrective action, the cumulative effect of the deterioration of many of the landscape characteristics will cause the inventory unit to degrade to a poor condition.

Poor: Indicates the inventory unit shows clear evidence of major disturbance and rapid deterioration by natural and/or human forces. Immediate corrective action is required to protect and preserve the remaining historical and natural values.

Undetermined: This pick can be used during consultation with the park regarding the landscape's condition. Condition must be determined before a record can be approved as complete.

United States Department of the Interior
National Park Service

National Register of Historic Places Registration Form

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in National Register Bulletin, *How to Complete the National Register of Historic Places Registration Form.* If any item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions. **Place additional certification comments, entries, and narrative items on continuation sheets if needed (NPS Form 10-900a).**

1. Name of Property

historic name Buckner Homestead Historic District (Amended Documentation)

other names/site number Buzzard Homestead; Buckner Homestead; Buckner Orchard; Buckner Ranch

2. Location

street & number Rainbow Lane, Stehekin Valley Road ☐ not for publication

city or town Stehekin, Lake Chelan National Recreation Area ☐ vicinity

state WA code WA county Chelan code 007 zip code 98852

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, as amended,

I hereby certify that this _X_ nomination ___ request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60.

In my opinion, the property _X_ meets ___ does not meet the National Register Criteria. I recommend that this property be considered significant at the following level(s) of significance:

___ national ___ statewide _X_ local

[signature] Archeologist 8/26/2015
Signature of certifying official/Title Date

State or Federal agency/bureau or Tribal Government

In my opinion, the property X meets ___ does not meet the National Register criteria.

[signature] 10-29-15
Signature of commenting official Date

SHPO WASHINGTON STATE
Title State or Federal agency/bureau or Tribal Government

4. National Park Service Certification

I hereby certify that this property is:

✓ entered in the National Register ___ determined eligible for the National Register

___ determined not eligible for the National Register ___ removed from the National Register

___ other (explain:) _____

[signature] 4/25/2016
Signature of the Keeper Date of Action

United States Department of the Interior
National Park Service

National Register of Historic Places Registration Form

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in National Register Bulletin, *How to Complete the National Register of Historic Places Registration Form.* If any item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions.

1. Name of Property

Historic name: Buckner Homestead Historic District (Additional Documentation)
Other names/site number: Buzzard Homestead; Buckner Homestead; Buckner Orchard; Buckner Ranch
Name of related multiple property listing:
Historic Resources of North Cascades National Park Service Complex
(Enter "N/A" if property is not part of a multiple property listing

2. Location

Street & number: Rainbow Lane, Stehekin Valley Road
City or town: Stehekin, Lake Chelan National Recreation Area State: WA County: Chelan
Not For Publication: ☐ Vicinity: ☐

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, as amended,

I hereby certify that this ___ nomination ___ request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60.

In my opinion, the property __x_ meets ___ does not meet the National Register Criteria. I recommend that this property be considered significant at the following level(s) of significance:

___national ___statewide __x_local

Applicable National Register Criteria:

_x__A ___B ___C ___D

Signature of certifying official/Title: FPO DEPUTY/ASSOC DIRECTOR, CRPS **Date** 3/3/2016

State or Federal agency/bureau or Tribal Government

NPS Form 10-900
(Rev. 8-86)

T 33N R17E 23,26

OMB No 1024-0018

United States Department of the Interior
National Park Service

National Register of Historic Places Registration Form

DT 121.

This form is for use in nominating or requesting determinations of eligibility for individual properties or districts. See instructions in *Guidelines for Completing National Register Forms* (National Register Bulletin 16). Complete each item by marking "x" in the appropriate box or by entering the requested information. If an item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, styles, materials, and areas of significance, enter only the categories and subcategories listed in the instructions. For additional space use continuation sheets (Form 10-900a). Type all entries.

1. Name of Property Buckner Homestead Historic District
historic name Buzzard Homestead; Buckner Homestead
other names/site number Buckner Orchard; Buckner Ranch

2. Location Lake Chelan National Recreation Area
street & number Stehekin Valley Road ☐ not for publication
city, town Stehekin ☐ vicinity
state Washington code WA county Chelan code 007 zip code 98852

3. Classification

Ownership of Property	Category of Property	Number of Resources within Property	
		Contributing	Noncontributing
☐ private	☐ building(s)	12	2 buildings
☐ public-local	☒ district	1	sites
☐ public-State	☐ site		structures
☒ public-Federal	☐ structure		objects
	☐ object	13	2 Total

Name of related multiple property listing:
Historic Resources of North Cascades National Park Service Complex

Number of contributing resources previously listed in the National Register 1

4. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act of 1966, as amended, I hereby certify that this ☐ nomination ☐ request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property ☐ meets ☐ does not meet the National Register criteria. ☐ See continuation sheet.

Signature of certifying official — Date

State or Federal agency and bureau

In my opinion, the property ☐ meets ☐ does not meet the National Register criteria. ☐ See continuation sheet.

Signature of commenting or other official — Date

State or Federal agency and bureau

5. National Park Service Certification

I, hereby, certify that this property is:

☐ entered in the National Register.
☐ See continuation sheet.
☐ determined eligible for the National Register. ☐ See continuation sheet.
☐ determined not eligible for the National Register.
☐ removed from the National Register.
☐ other, (explain:) _____

Signature of the Keeper — Date of Action

Form 10-300
(July 1969)

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES INVENTORY – NOMINATION FORM

(Type all entries – complete applicable sections)

STATE: Washington	
COUNTY: Chelan	
FOR NPS USE ONLY	
ENTRY NUMBER	DATE
MAY 17 1974	

SEE INSTRUCTIONS

1. NAME

COMMON: Buckner Cabin #059

AND/OR HISTORIC: William Buzzard's Cabin

RECEIVED NOV 13 1972 NATIONAL REGISTER

2. LOCATION

STREET AND NUMBER:

CITY OR TOWN: Stehekin, Lake Chelan National Recreation Area

STATE	CODE	COUNTY	CODE
Washington	53	Chelan	009

3. CLASSIFICATION

CATEGORY (Check One)	OWNERSHIP		STATUS	ACCESSIBLE TO THE PUBLIC
☐ District ☒ Building	☒ Public	Public Acquisition:	☐ Occupied	Yes:
☐ Site ☐ Structure	☐ Private	☐ In Process	☒ Unoccupied	☒ Restricted
☐ Object	☐ Both	☐ Being Considered	☐ Preservation work in progress	☐ Unrestricted
				☐ No

PRESENT USE *(Check One or More as Appropriate)*

☐ Agricultural	☐ Government	☒ Park	☐ Transportation	☐ Comments
☐ Commercial	☐ Industrial	☐ Private Residence	☐ Other *(Specify)*	
☐ Educational	☐ Military	☐ Religious		
☐ Entertainment	☐ Museum	☐ Scientific		

4. OWNER OF PROPERTY

OWNER'S NAME: United States Department of the Interior, National Park Service

STREET AND NUMBER: Interior Building

CITY OR TOWN	STATE	CODE
Washington	District of Columbia	001

5. LOCATION OF LEGAL DESCRIPTION

COURTHOUSE, REGISTRY OF DEEDS, ETC: Chelan County

STREET AND NUMBER:

CITY OR TOWN	STATE	CODE
Chelan	Washington	53

6. REPRESENTATION IN EXISTING SURVEYS

TITLE OF SURVEY: None

DATE OF SURVEY: ☐ Federal ☐ State ☐ County ☐ Local

DEPOSITORY FOR SURVEY RECORDS:

STREET AND NUMBER:

CITY OR TOWN	STATE	CODE

STATE: | COUNTY: | FOR NPS USE ONLY: ENTRY NUMBER | DATE

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Inventory Unit Summary & Site Plan

The Cultural Landscapes Inventory Overview:

Purpose and Goals of the CLI

The Cultural Landscapes Inventory (CLI) is an evaluated inventory of all significant landscapes in units of the national park system in which the National Park Service has, or plans to acquire any enforceable legal interest. Landscapes documented through the CLI are those that individually meet criteria set forth in the National Register of Historic Places such as historic sites, historic designed landscapes, and historic vernacular landscapes or those that are contributing elements of properties that meet the criteria. In addition, landscapes that are managed as cultural resources because of law, policy, or decisions reached through the park planning process even though they do not meet the National Register criteria, are also included in the CLI.

The CLI serves three major purposes. First, it provides the means to describe cultural landscapes on an individual or collective basis at the park, regional, or service-wide level. Secondly, it provides a platform to share information about cultural landscapes across programmatic areas and concerns and to integrate related data about these resources into park management. Thirdly, it provides an analytical tool to judge accomplishment and accountability.

The legislative, regulatory, and policy direction for conducting the CLI include:

> *National Historic Preservation Act of 1966 (16 USC 470h-2(a)(1)).* Each Federal agency shall establish…a preservation program for the identification, evaluation, and nomination to the National Register of Historic Places…of historic properties…
>
> *Executive Order 13287: Preserve America, 2003.* Sec. 3(a)…Each agency with real property management responsibilities shall prepare an assessment of the current status of its inventory of historic properties required by section 110(a)(2) of the NHPA…No later than September 30, 2004, each covered agency shall complete a report of the assessment and make it available to the Chairman of the Advisory Council on Historic Preservation and the Secretary of the Interior… (c) Each agency with real property management responsibilities shall, by September 30, 2005, and every third year thereafter, prepare a report on its progress in identifying… historic properties in its ownership and make the report available to the Council and the Secretary…
>
> *The Secretary of the Interior's Standards and Guidelines for Federal Agency Historic Preservation* Programs Pursuant to the National Historic Preservation Act, 1998. Standard 2: An agency provides for the timely identification and evaluation of historic properties under agency jurisdiction or control and/or subject to effect by agency actions (Sec. 110 (a)(2)(A) *Management Policies 2006*. 5.1.3.1 Inventories: The Park Service will (1) maintain and expand the following inventories…about cultural resources in units of the national park system… Cultural Landscape Inventory of historic designed landscapes, historic vernacular landscapes,… and historic sites…
>
> *Cultural Resource Management Guideline, 1997, Release No. 5, page 22 issued pursuant to Director's Order #28.* As cultural resources are identified and evaluated, they should also be listed in the appropriate Service-wide inventories of cultural resources.

Responding to the Call to Action:

The year 2016 marks the 100th anniversary of the National Park Service. A five-year action plan entitled, "*A Call to Action: Preparing for a Second Century of Stewardship and Engagement*" charts a path toward that second century vision by asking Service employees and partners to commit to concrete actions that advance the agency's mission. The heart of the plan includes four broad themes supported by specific goals and measurable actions. These themes are: Connecting People to Parks, Advancing the NPS Education Mission, Preserving America's Special Places, and Enhancing Professional and Organizational Excellence. The Cultural Landscape Inventory relates to three of these themes:

> **Connect People to Parks.** Help communities protect what is special to them, highlight their history, and retain or rebuild their economic and environmental sustainability.
> **Advance the Education Mission.** Strengthen the National Park Service's role as an educational force based on core American values, historical and scientific scholarship, and unbiased translation of the complexities of the American experience.
> **Preserve America's Special Places.** Be a leader in extending the benefits of conservation across physical, social, political, and international boundaries in partnership with others.

The national CLI effort directly relates to #3, Preserve America's Special Places, and specifically to Action #28, "Park Pulse." Each CLI documents the existing condition of park resources and identifies impacts, threats, and measures to improve condition. This information can be used to improve park priority setting and communicate complex park condition information to the public.

Responding to the Cultural Resources Challenge:

The Cultural Resources Challenge (CRC) is a NPS strategic plan that identifies our most critical priorities. The primary objective is to "*Achieve a standard of excellence for the stewardship of the resources that form the historical and cultural foundations of the nation, commit at all levels to a common set of goals, and articulate a common vision for the next century*." The CLI contributes to the fulfillment of all five goals of the CRC:

> 1) *Provide leadership support, and advocacy for the stewardship, protection, interpretation, and management of the nation's heritage through scholarly research, science and effective management*;
>
> 2) *Recommit to the spirit and letter of the landmark legislation underpinning the NPS*;
>
> 3) *Connect all Americans to their heritage resources in a manner that resonates with their lives, legacies, and dreams, and tells the stories that make up America's diverse national identity*;
>
> 4) *Integrate the values of heritage stewardship into major initiatives and issues such as renewable energy, climate change, community assistance and revitalization, and sustainability, while cultivating excellence in science and technical preservation as a foundation for resource protection, management, and rehabilitation*; and
>
> 5) *Attract, support, and retain a highly skilled and diverse workforce, and support the development of leadership and expertise within the National Park Service*.

Scope of the CLI

CLI data is gathered from existing secondary sources found in park libraries, archives and at NPS regional offices and centers, as well as through on-site reconnaissance. The baseline information describes the historical development and significance of the landscape, placing it in the context of the landscape's overall significance. Documentation and analysis of the existing landscape identifies character-defining characteristics and features, and allows for an evaluation of the landscape's overall integrity and an assessment of the landscape's overall condition. The CLI also provides an illustrative site plan that indicates major features within the inventory unit and generates spatial data for Geographic Information Systems (GIS). The CLI also identifies stabilization needs to prevent further deterioration of the landscape and provides data for the Facility Management Software System.

Inventory Unit Description:

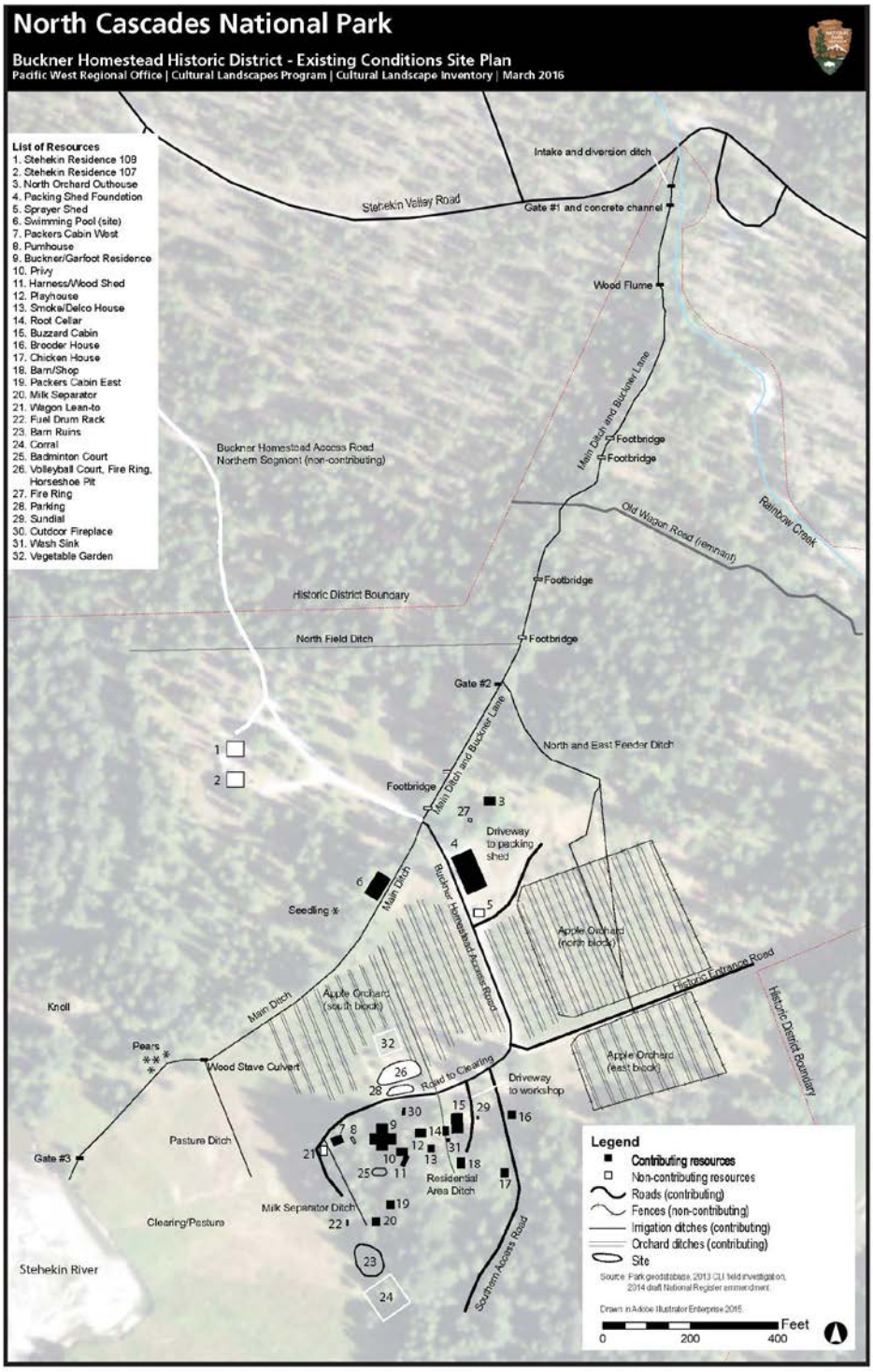
The Buckner Homestead Historic District is located on a horseshoe bend of the Stehekin River in Lake Chelan National Recreation Area in the remote North Cascades of central Washington State. Access to the site is limited; however, boat and/or plane service is offered to/from Stehekin. The 160-acre homestead was first developed by William Buzzard, an early settler to the Stehekin Valley, between 1889 and 1910. During this period, Buzzard built a small log cabin and cleared many acres of land for pasture and cultivation. In 1910, Buzzard sold the homestead to William Van and May Buckner who made many improvements to the property, which included establishment of approximately 50 acres of fruit trees and construction of several buildings and structures that supported residential activities as well as the orchard operation.

The Buzzard Cabin was listed in the National Register of Historic Places in 1974, while the Buckner Homestead Historic District was listed in 1989 as part of the "Historic Resources of North Cascades National Park Service Complex" Multiple Resource Documentation effort. In association with early settlement and agricultural development in the Stehekin Valley at the turn of the twentieth century, the property is locally significant under Criterion A. The National Register period of significance extended from 1889 through World War II. The nomination boundary encompasses approximately 90-acres of land that includes the buildings and structures at the site as well as the surrounding pasture, orchard and forest. In 2014, a draft National Register of Historic Places amendment form was prepared for the historic district, which revised several components of the original nomination including the period of significance, boundary and resource count. This inventory builds on the above-described documentation and adopts the proposed revised period of significance (1889-1955), boundary (105.5 acres) and resource count as described in the amendment for the Buckner Homestead to more accurately convey the historic occupation, use, and development of the homestead by William Buzzard and the Buckner family.

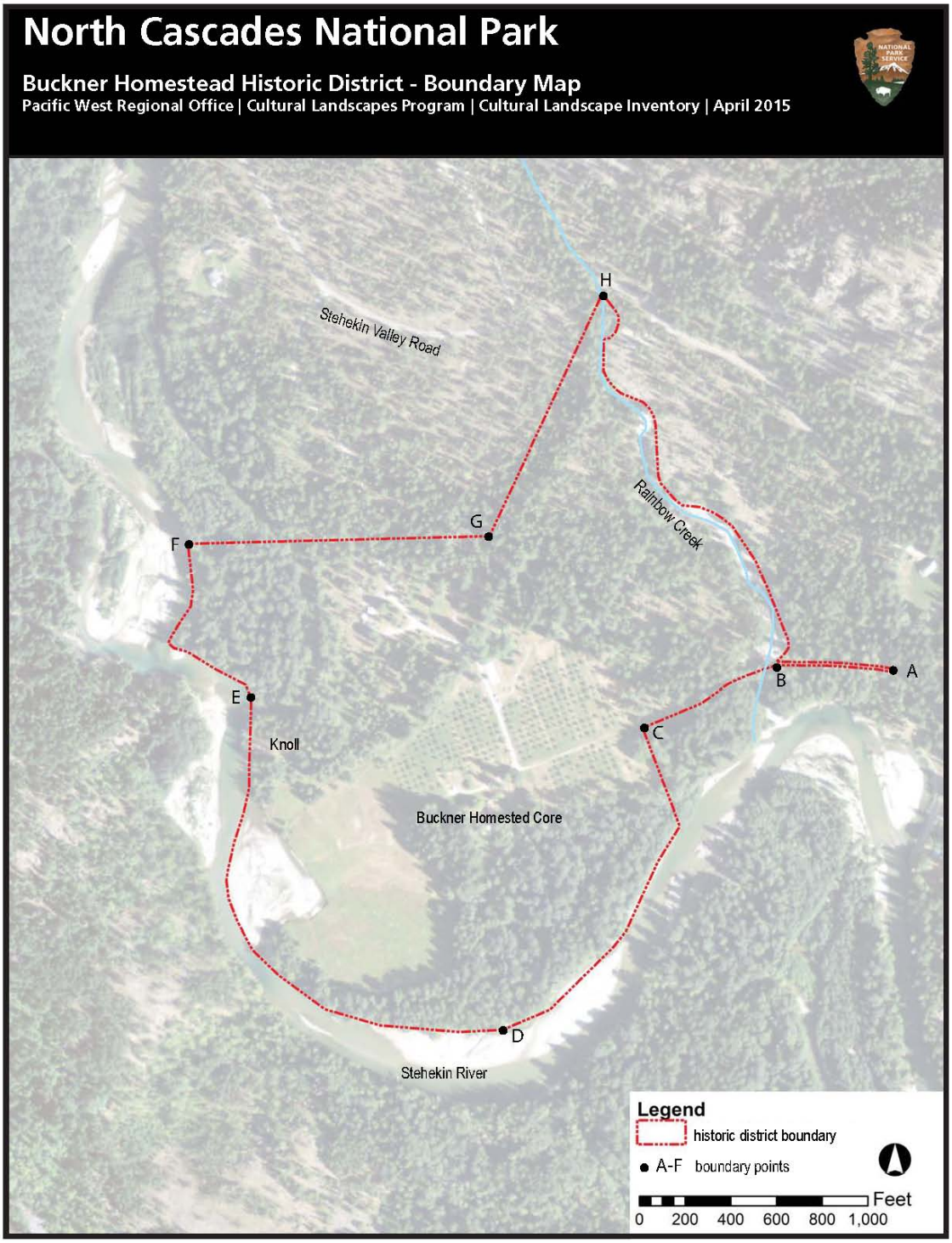
Several landscape characteristics help to convey the historic character of the site, including natural systems and features, spatial organization, circulation, constructed water features, vegetation, buildings and structures, and archeology. Numerous features associated with the above-mentioned landscape characteristics contribute to the feeling and association of the property. Furthermore, the rich history that has defined and shaped the property is displayed through a number of buildings and structures associated with the development of the site, including the Buckner/Garfoot House, Chicken House, Brooder House, Smoke/Delco House, North orchard outhouse, Privy, Packing shed foundation, Playhouse, Barn/Shop, Wood Shed/Harness Shed, Root Cellar, Milk Separator, Swimming pool, Sundial and two picker cabins. Other landscape features including the existing orchard and cleared pasture area remain as character-defining features. The location, design, setting, materials and workmanship of these buildings, structures, and associated landscape features convey the character of the homestead as it appeared during the period of significance. Collectively, the cultural landscape's contributing features are in fair condition.

Today, the Buckner Homestead continues to play an important role in the history of early homestead settlement in the Stehekin Valley, and remains as the only example of an intact homestead complex within the boundaries of the North Cascades National Park Complex.

Site Plan



Site plan showing the Buckner Homestead Historic District. See Appendix A for a larger version of this site plan (NPS PWR CL Program, 2016).



Site plan showing the Buckner Homestead Historic District boundary. See Appendix A for a larger version of this site plan (NPS PWR CL Program, 2015).

Property Level and CLI Numbers

Inventory Unit Name:	Buckner Homestead Historic District
Property Level:	Landscape
CLI Identification Number:	400068
Parent Cultural Landscape Inventory Name:	N/A
Parent Cultural Landscape Inventory Number:	N/A

Park Information

Park Name and Alpha Code:	North Cascades National Park Complex (NOCA)
Park Organization Code:	8480

CLI Hierarchy Description

The Buckner Homestead Historic District is a cultural landscape with no component landscapes.

Concurrence Status

Inventory Status: Complete

Completion Status Explanatory Narrative:
Fieldwork for the Buckner Homestead Historic District Cultural Landscape Inventory (CLI) was completed by Erica Owens and Cortney Cain Gjesfjeld in June 2013. Vida Germano edited the CLI in February 2015. Erica Owens, Cortney Cain Gjesfjeld and Vida Germano completed the draft and submitted the document for park review in April 2015. The CLI was completed upon review and concurrence by staff at North Cascades National Park Complex.

Concurrence Status:

Park Superintendent Concurrence:	Yes
Park Superintendent Date of Concurrence:	5/29/2015
National Register Concurrence:	Listed
Date of Concurrence Determination:	5/17/1974 2/10/1989

Geographic Information & Location Map

Inventory Unit Boundary Description:

The following information was adapted from the draft National Register of Historic Places amendment form for the Buckner Homestead Historic District (2014) prepared by Gretchen Luxenberg.

Verbal Boundary Description
The boundary begins at the junction of the Stehekin Valley Road and the Old Wagon Road (Historic Entrance Road), continues westerly along south side of the Old Wagon Road, crossing Rainbow Creek to reach the orchard, thence southerly to the Stehekin River, then southwesterly following the edge of the meandering river around the bend of the district and becoming northwesterly up to the north edge of Section 26 (T33N R17E), then continues due east along the section line approximately 1/4 mile, crossing over the Buckner Homestead Access Road, then continues northeasterly approximately 1/5 mile to reach Rainbow Creek, then crosses the creek and travels southerly along the east bank of Rainbow Creek to meet north side of the Old Wagon Road, then turns east along the north side of the Old Wagon Road back to the point of beginning.

This newly described acreage is 105.5 acres. The original nomination described the district as approximately 90 acres.

Boundary Justification
Due to the changing nature of the free-flowing Stehekin River and the availability of GPS units to identify accurate UTM points for the historic district, the updated and revised UTM points in the National Register amendment more accurately reflect the historic district's location and acreage. The district was drawn to include all of the contributing buildings, structures, and sites, including the extant and remnant original orchard, pasture, woodlands, the original historic entry to the district (Old Wagon Road/Historic Entrance Road), "Buckner Lane" walking path and the irrigation ditches leading along the lane from Rainbow Creek to the fruit trees, and enough acreage to provide a sense of the historic spatial organization.

Additionally, the National Register boundary encompasses two adjacent NPS-owned parcels associated with Residence #107 and Residence #108. Historically, the parcels were part of the Buckner Homestead; however, Harry and Lena Buckner sold the land in 1967. The new owners subsequently built seasonal homes on the adjacent parcels. Today, the remaining buildings are referred to by park staff as the "Texas Twins' Residences." While these buildings do not contribute to the Buckner Homestead, the properties were historically associated with the homestead and include contributing constructed water features such as the North Field Ditch.

State and County:

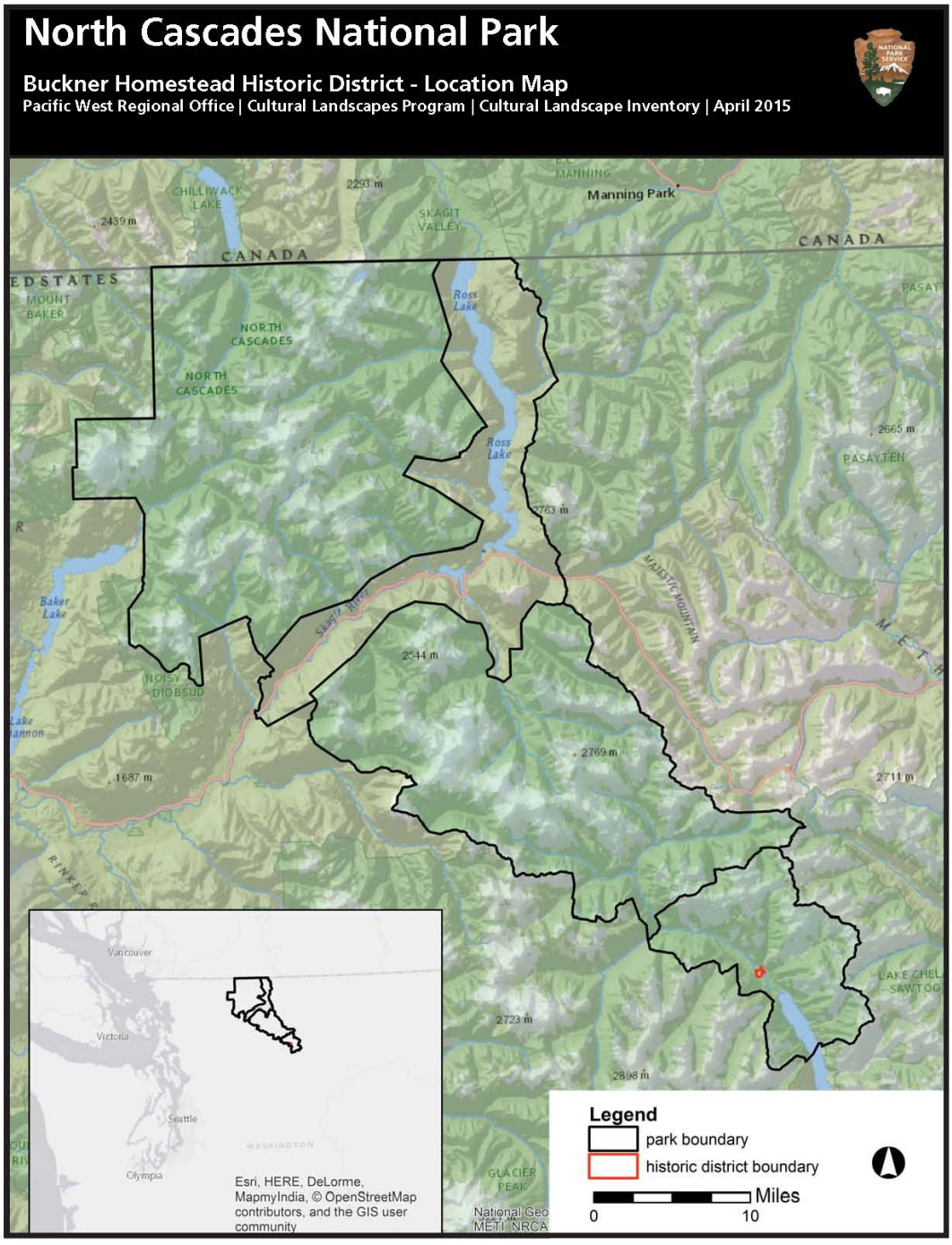
State: Washington
County: Chelan

Size (Acres): 105.5

Boundary UTMS:

Source	Type	Datum	Zone	Easting	Northing	Boundary Point
Other	Point	NAD 83	10	670911	5356241	A
Other	Point	NAD 83	10	670751	5356249	B
Other	Point	NAD 83	10	670575	5356165	C
Other	Point	NAD 83	10	670321	5355760	D
Other	Point	NAD 83	10	670052	5356206	E
Other	Point	NAD 83	10	669968	5356409	F
Other	Point	NAD 83	10	670371	5356420	G
Other	Point	NAD 83	10	670521	5356724	H

Location Map



The Buckner Homestead Historic District is located in the Lake Chelan National Recreation Area of the North Cascades National Park Complex (NPS PWR CL Program 2015).

Management Information

General Management Information

Management Category: B: Should be Preserved and Maintained

Management Category Date: 5/29/2015

Management Category Explanatory Narrative:

The Buckner Homestead Historic District meets criteria for significance under the National Register of Historic Places for its association with broad patterns in history (Criterion A). The homestead is also compatible with the park's legislated significance, providing recreational and interpretive opportunities to visitors. Lake Chelan National Recreation Area was established by Public Law 90-544 on October 2, 1968, "to provide for the public outdoor recreation use and enjoyment of portions of the Stehekin River and Lake Chelan, together with the surrounding lands, and for the conservation of the scenic, scientific, historic and other values contributing to the public enjoyment of such lands and waters."[1] As a result, the Buckner Homestead Historic District falls under Category B: Should be Preserved and Maintained.

NPS Legal Interest

Type of Interest: Fee Simple

Public Access

Type of Access: Unrestricted

Public Access Explanatory Narrative:

The Buckner Homestead Historic District is open to the public.

Adjacent Lands Information

Do Adjacent Lands Contribute? No

[1] U.S. Department of the Interior, *Land Protection Plan: Lake Chelan National Recreation Area* (National Park Service, Denver Service Center, June 1995), 5.

National Register Information

Existing National Register Status

National Register Landscape Documentation: Entered – Inadequately documented

National Register Explanatory Narrative:

The "Buckner Cabin" also known as the "Buzzard Cabin" was listed to the National Register of Historic Places in 1974 for its association with "pioneering and homesteading" activities in the Stehekin Valley in the late nineteenth century. In 1989, the Buckner Homestead Historic District was individually listed in the National Register of Historic Places as part of efforts associated with the completion of a Multiple Property Documentation form for historic resources in North Cascades National Park. In 2014, a draft National Register of Historic Places amendment form was prepared by Gretchen Luxenberg for the Buckner Homestead Historic District. The amendment will be submitted to the SHPO for review in 2015. This CLI documents the contributing landscape features associated with the historic district using the original National Register nomination and the amendment as a basis for the documentation.

National Register Eligibility

National Register Concurrence:	Eligible – Keeper
Contributing/Individual:	Individual
National Register Classification:	District
Significance Level:	Local
Significance Criteria:	A – Associated with events significant to broad patterns of our history
Criteria Considerations:	None
Period of Significance:	1889-1955
Historic Context Theme:	Peopling Places
Subtheme:	Other Peopling Places
Facet:	Other Peopling Places
Area of Significance:	
Area of Significance Category:	Exploration/Settlement

NRIS Information:

Alpha Code/NRIS Name (Number):	LACH Buckner Cabin (74000912)
Other National Register Name:	William Buzzard's Cabin
Primary Certification Date:	05/17/1974
Alpha Code/NRIS Name (Number):	LACH Buckner Homestead Historic District (88003441)
Other National Register Name:	Buzzard Homestead
Primary Certification Date:	02/10/1989

Statement of Significance

The 105.5-acre Buckner Homestead Historic District illustrates six decades of development (1889-1955), and is comprised of numerous contributing buildings, structures and landscape features as well as over 10 acres of land planted in orchard that is punctuated by an elaborate network of hand-dug irrigation ditches.

Originally, the homestead was settled by William Buzzard who occupied the 160-acre property between 1889 and 1910. Buzzard sold the homestead to William Van and May Buckner in 1910. The Buckners made many improvements to the property, which included establishment of approximately 50 acres of fruit trees and construction of a number of buildings and structures that supported the orchard operation. The Buzzard Cabin was listed in the National Register of Historic Places in 1974, while the Buckner Homestead Historic District was listed in 1989 as part of the "Historic Resources of North Cascades National Park Service Complex" Multiple Resource Documentation effort. Additional documentation efforts were completed in 2014 with the preparation of a draft National Historic of Historic Places amendment form for the Buckner Homestead Historic District, which identified a revised period of significance (1889-1955), an updated boundary to include 105.5 acres and additional contributing resources. This inventory builds on the above-described sources of information and adopts the proposed revised period of significance for the Buckner Homestead to more accurately convey the historic occupation, use, and development of the homestead by William Buzzard and the Buckner family. Additionally, following previously established analyses, the property is locally significant under Criterion A for its association with early homestead settlement and agricultural development in the Stehekin Valley at the turn of the twentieth century.

Ultimately, the evolution of the homestead from a single cabin to an intricate complex of buildings, structures and landscape features contributes to our understanding of homestead settlements in the remote North Cascades. While the property no longer functions as a homestead or commercial apple operation, apples are still harvested in the fall, water from Rainbow Creek continues to flow through the irrigation ditches, and many of the outbuildings are still in use. Significantly, today, the historic district continues to reflect land use activities, adaptations and horticultural practices that were articulated in the built environment and on the landscape over the course of several generations.

Criterion A

The Buckner Homestead Historic District is locally significant under Criterion A for its association with early settlement and agricultural development in the North Cascades. Today, the Buckner Homestead is the only example of an intact homestead complex within the boundaries of the North Cascades National Park Complex.[2] The historic district is also significant for its association with early agricultural development in the area and the propagation of a variety of apple known as the Common Delicious, which served as the precursor to the Red Delicious apple. Today, several trees of the Common Delicious variety remain extant within the historic district, illustrating the character-defining qualities of an orchard that was established prior to 1945.

As a result of the rugged mountains and dense forests characteristic of the area, early settlement in the Stehekin Valley was relatively restricted. Many of the earliest settlers were involved with mining in the area and established seasonal homes near the head of Lake Chelan. In 1889, William Buzzard established a permanent 160-acre homestead several miles up the valley, beyond the head of the lake near Rainbow Falls. During his tenancy, Buzzard built a cabin, grew crops and harvested timber on the property. In 1910, Buzzard sold 147 acres of his homestead to William Van Buckner and his wife May Buckner. Over the next 60 years, the Buckner family made many improvements to the homestead, while adopting a lifestyle of self-sufficiency, enterprise and land stewardship.

As early as 1911, the Buckner family began clearing stumps from the land in an effort to establish an orchard on the homestead. After acquiring water rights in 1912, the land was irrigated via hand-dug ditches that utilized water diverted from nearby Rainbow Creek. At this time, approximately 20 acres of apple trees were planted by the Buckners. By 1917, 52 acres had been cleared and additional fruit trees had been planted in the west and north fields of the Buckner property. Four different varieties of apples were grown, which included Common Delicious, Jonathan, Rome Beauty, and Winesap. Today, many of the remaining trees are Common Delicious, which are sweet-tasting apples that are mottled red in color. Today, the Common Delicious variety is no longer sold commercially because larger and more evenly colored apples like the Red Delicious have replaced them.[3]

Outbuildings on the property were constructed as needed from 1911 to 1955 and reflected the family's changing needs and desires, as well as evolving farm practices. Buildings and structures included the Buckner/Garfoot House, Chicken House, Brooder House, Smoke/Delco House, North orchard outhouse, Privy, Packing shed foundation, Playhouse, Barn/Shop, Wood Shed/Harness Shed, Root Cellar, Milk Separator and two picker cabins—everything necessary for a self-sufficient homestead. Similar in appearance, all of the buildings are wood-frame, sided in rough, unfinished board and batten, and have gabled roofs, with the exception of the existing Buzzard Cabin, which was largely of log construction. The family raised cows and pigs as well as vegetables, but were best-known for their delicious apple crop. In addition to the buildings and structures, several landscape features were established on the property, including the Swimming pool and Sundial. The Buckners owned the property until 1970 when they sold it to the National Park Service.[4]

[2] Gretchen Luxenberg, National Register of Historic Places nomination form for the Buckner Homestead Historic District, 1989, Section 7, pgs. 1-2.
[3] Renee Hudak. *Buckner Homestead Historic District Self-Guided Walk, (*Seattle, Washington: Northwest Interpretive Association in cooperation with Lake Chelan National Recreation Area, North Cascades National Park Service Complex, 1998), 6.
[4] Gretchen Luxenberg, *Historic Structures Inventory, North Cascades National Park Service Complex,* (Cultural Resources Division, Pacific Northwest Region, National Park Service, 1984), 69-69a.

Today, the Buckner Homestead remains an important part of the Stehekin Valley. While the property is no longer occupied, the National Park Service utilizes the homestead as a means to interpret the pioneer era in the Stehekin Valley. Since the period of significance the property has experienced some changes, including the loss of the Apple Packing Shed and a barn located near the pasture due to heavy snow loads. Additionally, the Swimming pool no longer functions in its original capacity and some of the buildings and structures have required stabilization and/or rehabilitation. While many original apple trees remain on site, they are generally in a state of decline due to their age. The National Park Service is using standard preservation maintenance actions to stabilize the trees and has an orchardist on staff to ensure that the trees are maintained. Despite their age, the trees are generally healthy and may live up to an additional 50 years with proper care.

Ultimately, the Buckner Homestead continues to reflect its historic composition and appearance as established during the period of significance, 1898-1955.

Historic Context

The following information was drawn from the Buckner Homestead Historic District National Register of Historic Places nomination form (1989) prepared by Gretchen Luxenberg.

Settlement and Development: 1880s-1920

Settlement within the remote North Cascades occurred slowly over many years. Pioneers moved northward from the Oregon Territory after Washington Territory opened to settlement in 1846. The abundant natural resources of the area and later, the Donation Land Claim laws of the 1850s, stimulated much early settlement. Gold was a resource which attracted settlers to the northern part of Washington State. News of gold strikes in Canada in the 1850s brought prospectors and their suppliers into Whatcom County, one of three counties that cover the park complex. Although the excitement was a short-lived event, many miners remained in the county after the rush in search of employment and land open for settlement.

Settlement trends in the North Cascades reflect the early settlers' need to find accessible, suitable farm land, coupled with a desire to profit from the region's natural resources. From Puget Sound they headed inland, traveling eastward along major drainages such as the Skagit and Nooksack Rivers, and westward up Lake Chelan. Primary settlement in the park followed three major watersheds: the Skagit and Cascade Rivers on the west side of the mountains and the Stehekin River (draining into Lake Chelan) on the east. Access was difficult: the upper Skagit could only be reached by canoe and rough trails; steamboats were navigating Lake Chelan soon after settlers established the town of Chelan (at the foot of the lake), and made runs as need to the head of the lake. Despite the difficulties of access, the small amounts of workable land, and the lack of surveyed land, the region was settled. The greatest overall development occurred along the banks of the Skagit, with homesteads and towns stretching from Puget Sound eastward into the foothills of the North Cascades. However, for such a remote area, the head of Lake Chelan and the Stehekin River valley experienced considerable settlement as well.

Pioneers on both sides of the divide were faced with similar challenges. Land needed to be cleared, a shelter constructed, and some form of subsistence crop planted. Homesteads grew in size over the years, according to needs or perceived needs, their appearance and permanence dictated by available materials, labor, and money. Long, severe winters and early frosts added to the settlers' hardships. Typically, money was scarce but always in demand. Seasonal logging and trapping in the mountains helped sustain some. Mining activity and providing supplies to the prospectors were the other primary means of making

a living. More often than not, however, conditions were such that settlers in the upper Skagit, Cascade, and, and Stehekin River valleys were forced to travel out of the mountains periodically throughout the year to seek additional employment elsewhere.

In addition to environmental and economic constraints, settlers in the North Cascades found themselves confronting significant governmental restrictions by the end of the 19th century. In 1897, pioneers who had already settled in the area found themselves living within the boundaries of the Washington Forest Reserve, a huge area of land encompassing nearly all of today's park complex. This reserve was created to protect the region's remaining stands of marketable timber. Concurrent with the establishment of the National Forests was the passing of the Forest Homestead Act of 1906, designed to halt indiscriminate settlement and use of forest land. Matters were further complicated by settlement on unsurveyed lands, which included nearly all of this territory. Claims of this sort gave these settlers squatters' rights only. In 1906, the USFS embarked on an ambitious campaign to determine which homesteads were valid. Under the restrictions of the Homestead Act, few existing homesteads qualified as legal claims. Settlers were offered special-use permits by the USFS in order to remain on a temporary basis, or lost their land completely. Other settlers, particularly those in remote areas, were simply left alone. When they died, their homesteads became government land. Settlement was greatly hindered after 1906, and new settlers could not locate homes in this region of the North Cascades unless a legal property owner chose to subdivide his/her land and sell.[5]

National Historic Landmark Information

National Historic Landmark Status: No

World Heritage Site Information

World Heritage Site Status: No

[5] Gretchen Luxenberg, Buckner Homestead Historic District National Register of Historic Places nomination form, 1989, Section 8, 2.

Chronology & Physical History

Cultural Landscape Type and Use

Cultural Landscape Type: Historic Vernacular Landscape

Current and Historic Use/Function

Primary Historic Function-Major Category: Domestic (Residential)

Primary Historic Function-Category: Single Family Dwelling

Primary Historic Function: Single Family Dwelling-Other

Primary Current Function-Major Category: Vacant (Not in Use)

Primary Current Function-Category: Vacant/Maintained (Mothballed)

Primary Current Function: Vacant/Maintained (Mothballed)

Other Current and Historic Uses/Functions:

Other Historic Function or Current Use–Major Category: Agriculture/Subsistence

Other Historic Function or Current Use–Category: Agriculture/Subsistence-Other

Other Historic Function or Current Use: Agriculture/Subsistence-Other

Other Historic Function or Current Use–Type: Historic

Other Historic Function or Current Use–Major Category: Agriculture/Subsistence

Other Historic Function or Current Use–Category: Horticulture Facility

Other Historic Function or Current Use: Horticulture Facility

Other Historic Function or Current Use–Type: Historic

Other Historic Function or Current Use–Major Category: Agriculture/Subsistence

Other Historic Function or Current Use–Category: Agricultural Outbuilding

Other Historic Function or Current Use: Agricultural Outbuilding

Other Historic Function or Current Use–Type:	Historic
Other Historic Function or Current Use–Major Category:	Domestic (Residential)
Other Historic Function or Current Use–Category:	Secondary Structure (Garage)
Other Historic Function or Current Use:	Secondary Structure (Garage)
Other Historic Function or Current Use–Type:	Historic

Current and Historic Names

Current and Historic Name	Type of Name
Stehekin Ranch	Historic
Rainbow Ranch	Historic
Buckner Ranch	Historic
Garfoot Residence	Current
Buckner Homestead	Both Current and Historic
Buckner Orchard	Both Current and Historic

Chronology

Year Begin	Year End	Event	Annotation
1889	1889	Built	William Buzzard claimed a 160-acre tract in a horseshoe bend of the Stehekin River and built a log cabin, known today as the Buzzard Cabin (NOCA #59).
1902	1902	Built	By 1902, Buzzard's cabin was described as a three-room house, 16 feet by 42 feet in size (the dimensions of the extant cabin today).
1889	1910	Farmed/Harvested	Buzzard logged nearly 100 acres of the homestead.
1910	1910	Land Transfer	Buzzard sold thirteen acres of land to Lydia George who opened the Rainbow Lodge on the property. The remaining 147 acres of his property were sold to William Van and May Buckner.
1911	1911	Altered	The Buckner family pulled tree stumps and excavated over four miles of irrigation ditch from Rainbow Creek to the homestead.
1911	1911	Built	The Privy (NOCA #64) was built.
1911	1911	Built	A stone fireplace was built onto the north room of the Buzzard Cabin.
1912	1912	Built	The wash sink was built adjacent to the water holding pool. They were associated with an irrigation ditch situated on the west side of the Root Cellar.
1912	1912	Established	Water rights to Rainbow Creek were obtained for "irrigation, domestic use, and power uses."
1912	1912	Planted	Approximately 700 fruit trees were planted on 20 acres of land located southwest of the house along the river. Today, this area is known as the clearing/pasture.
1913	1913	Built	The Pickers cabin east (Sleeping Cabin East) (NOCA #57) was built.
1913	1913	Built	The Pickers cabin west (Sleeping Cabin West) (NOCA #58) was built.
1913	1913	Built	The Chicken House (NOCA #66) was built.
1914	1914	Built	The Buckner/Garfoot House (NOCA #56) was built. The building was originally constructed as a 12-foot by 18-foot sleeping or pickers cabin, which was enlarged multiple times throughout the years to accommodate the growing Buckner family.
1915	1915	Altered	A 16-foot by 18-foot addition was built on to the Buckner/Garfoot House NOCA #56).
1915	1915	Built	The Delco House (NOCA #60) was built. This building originally functioned as a smokehouse until 1932.
1915	1915	Built	A barn was built near the pasture.
1916	1916	Built	The Milk Separator (NOCA #61) was built.
1916	1916	Built	The Root Cellar (NOCA #63) was built.

1917	1917	Planted	By 1917, 52 acres had been cleared and additional fruit trees had been planted in the west and north fields of the Buckner property.
1917	1917	Built	A bridge was built over the Stehekin River. The bridge washed out and was rebuilt several times. Eventually, the bridge crossing was abandoned.
1920	1920	Built	The Swimming pool was built.
1920	1920	Built	The Sundial was installed east of the Buzzard Cabin.
1921	1921	Built	The Brooder House (NOCA #68) was built.
1921	1921	Built	A brick and stone fireplace was built on the Buckner/Garfoot House (NOCA #56).
1921	1921	Altered	A bedroom was added onto the west side of the Buckner/Garfoot House (NOCA #56).
1921	1922	Built	The Apple Packing Shed was built.
1922	1922	Built	Circa 1922, the North orchard outhouse was built.
1923	1924	Built	The Playhouse (NOCA #62) was built by William Van Buckner for his grandchildren.
1924	1924	Planted	Additional acreages of fruit trees were planted across the north clearing and down the east portion of the homestead, both of which remain today.
1925	1925	Altered	A bedroom was added onto the south side of the Buckner/Garfoot House (NOCA #56) and a kitchen was added onto the east side, forming a “T” shape.
1925	1929	Built	In the late 1920s, Harry Buckner built a rack that could hold multiple 55-gallon drums of fuel, known today as the fuel drum rack.
1929	1929	Land Transfer	The deed for the Buckner property was transferred from W.V. Buckner and May L. Buckner to Harry S. Buckner (deed #’s 246952 and 246953).
1930	1930	Built	Circa 1930, Harry Buckner built a croquet court behind the sleeping (pickers) cabins. By the late 1930s, the area was also used as a badminton court.
1930	1949	Removed	Sometime in the 1930s or 1940s, the Buckners removed the fruit trees from the clearing/pasture. A valley resident planted alfalfa in the open field.
1940	1940	Built	The Outdoor Fireplace was built.
1949	1949	Built	The Barn/Shop (Haybarn/Workshop) (NOCA #65) was built.
1953	1953	Destroyed	The roof of the Apple Packing Shed collapsed under the weight of snow.
1955	1955	Built	The Woodshed/Harness Shed (NOCA #67) was built.
1955	1956	Destroyed	Circa 1955-1956, the barn located near the pasture collapsed under the weight of snow.
1957	1958	Altered	Circa 1957-1958, a utility room was added to the Buckner/Garfoot House (NOCA #56) and the porch was incorporated into the kitchen.
1965	1965	Altered	The brick and stone fireplace associated with the Buckner/Garfoot House (NOCA #56) was removed.

1967	1967	Land Transfer	On July 11, Harry and Lena Buckner sold .43 acres of land to U.R. Pickens and Marie Pickens.
1967	1967	Land Transfer	On July 11, Harry and Lena Buckner sold .41 acres of land to Andrew Jack Robertson and Juanita Robertson.
1968	1968	Established	North Cascades National Park, Ross Lake National Recreation Area, Lake Chelan National Recreation Area, and the Pasayten Wilderness were established.
1970	1970	Land Transfer	The National Park Service acquired the Buckner Homestead.
1972	1972	Destroyed	The bridge across Rainbow Creek was destroyed by high waters and was never rebuilt.
1971	2012	Inhabited	The Garfoot family resided in the Buckner/Garfoot House (NOCA #56).
1972	1972	Excavated	The irrigation ditches in the orchard were replowed.
1972	1972	Reconstructed	Phil Garfoot rebuilt the footbridges along Buckner Lane. Since that time, many of these bridges have been replaced.
1974	1974	Established	The Buzzard Cabin was listed to the National Register of Historic Places.
1978	1978	Maintained	Pickers cabin east (NOCA #57) and Pickers cabin west (NOCA #58) were re-roofed.
1979	1979	Maintained	The Milk Separator (NOCA #61) and Privy (NOCA #64) were re-roofed.
1979	1979	Altered	A roof overhang was built on the east side of the Buckner/Garfoot House (NOCA #56).
1979	1979	Restored	The Brooder House (NOCA #68) was restored by the Young Adult Conservation Corps (YACC).
1979	1980	Rehabilitated	The Root Cellar (NOCA #63) was rehabilitated.
1980	1980	Maintained	The Woodshed/Harness Shed (NOCA #67) was re-roofed and a few structural logs were replaced in-kind.
1980	1980	Planted	In an effort to replace apple trees that had died, 50 young seedlings of Siberian (Antonovka) crab apple rootstock were planted in the orchard.
1980	1980	Excavated	The orchard ditches were plowed to reestablish functionality.
1977	1980	Rehabilitated	Circa 1977-1980, the NPS rehabilitated the Buzzard Cabin, replacing select rafters, roof and a few sill logs.
1980	1981	Rehabilitated	The Buzzard Cabin fireplace was rehabilitated. The damage to the fireplace was the result of an earthquake that had struck the area in 1947.
1980	1982	Maintained	The Smoke/Delco House was re-roofed in 1980. Also, between 1981 and 1982, new sills were installed and sections of wall were replaced.
1982	1982	Maintained	The sills and floors of the Privy (NOCA #64) were replaced.
1982	1982	Built	The YACC built a log pole wagon shed on the site of a former wagon shed in an effort to protect historic farm machinery. The structure collapsed at an unknown date.

1982	1983	Planted	The National Park Service contracted locally to replant alfalfa in the clearing/pasture.
1983	1983	Stabilized	A YACC group stabilized the feed storage portion of the Chicken House (NOCA #66). Historically, the adjacent open-air, covered shed portion of the structure served as the Chicken House; however, it collapsed at an unknown date.
1983	1983	Altered	A finished porch was constructed on the east side of the Buckner/Garfoot House (NOCA #56) under the roof overhang.
1985	1985	Planted	An additional 50 new apple seedlings were planted in the orchard.
1985	1985	Established	Four wooden gates were installed along the continuation of the main ditch. The wood gates were constructed using treated lumber and plywood. They completely rotted out by 1998 and were not replaced. Today, water is controlled using soft dikes/ditch dams.
1986	1986	Excavated	The "B" garden and the "Flag Garden" were excavated in preparation for planting.
1987	1987	Planted	Flowers were planted in the "B" garden (viola, Lily of the Valley) and the "Flag Garden" (Gaillardia, larkspur, Shasta daisies).
1987	1987	Planted	The NPS planted 70 new apple seedlings in the orchard. The seedlings were grafted with scions that were appropriate to the rows in which they were planted (Common Delicious and Rome Beauty).
1987	1987	Altered	Gate 2 along the main ditch was replaced.
1988	1988	Established	The National Park Service acquired deed to the majority of objects (farm machinery, hand tools, etc.) on the property; however, the Buckner family retained ownership of approximately 50 objects and placed them on loan to the National Park Service.
1989	1989	Established	The Buckner Homestead Historic District was listed to the National Register of Historic Places.
1990	1990	Damaged	By 1990, there were very few surviving seedlings from the planting efforts undertaken in the 1980s.
1990	1991	Planted	Between 1990 and 1991, 150 apple seedlings were planted in the orchard. The seedlings had a poor survival rate as a result of rodents and lack of care.
1990	1990	Land Transfer	On October 18, the NPS acquired .41 acres of land (NPS Tract 05-139) from Andrew Jack Robertson and Juanita Robertson by deed #65.
1991	1991	Land Transfer	On July 22, the NPS acquired .43 acres of land (NPS Tract 05-138) from U.R. Pickens and Marie Pickens by deed #68.
1996	1996	Planted	In 1996, 70 apple seedlings were planted in the orchard. Of these, today, there are approximately 60 surviving seedlings.
1997	1997	Damaged	The Root Cellar (NOCA #63) sustained damage in a winter storm.

1997	1998	Built	Circa 1997-1998, the non-contributing Sprayer Shed was built to protect a historic sprayer.
1998	1998	Established	The Buckner Homestead Historic District Final Management Plan was completed.
2001	2001	Removed	Circa 2001, approximately 2,000 feet of overhead power lines were replaced with underground wire and five power poles were removed in proximity to Residence #107 and #108. Above-ground electrical poles and wires were also removed from the Buckner Orchard and buried at this time.
2001	2001	Rehabilitated	The Root Cellar (NOCA #63) was rehabilitated. Rotten, broken and cracked support studs were repaired and the walls were filled with fiberglass insulation.
2002	2002	Maintained	Preservation maintenance activities were undertaken on the following buildings: Buzzard Cabin (NOCA #59), Smoke/Delco House (NOCA #60), Playhouse (NOCA #62), Privy (NOCA #64), Barn/Shop (NOCA #65), Chicken House (NOCA #66) and the Brooder House (NOCA #68).
2003	2003	Eroded	Approximately 10 to 12 Jonathan apple trees (planted in 1912) located adjacent to the Stehekin River were washed away when the river channel moved during an October flood event.
2003	2003	Planted	25 Antanovka seedlings were planted and budded to Common Delicious and Rome. Today, all of these seedlings are still alive.
2004	2004	Rehabilitated	New concrete was poured over the existing Packing shed foundation.
2004	2004	Built	A new fir flume was built to replace the existing Yellow Cedar flume located on the main irrigation ditch that feeds from Rainbow Creek to the Buckner Homestead.
2005	2005	Built	Circa 2005, NPS staff and SCA volunteers replaced the decking of the Rainbow Creek dam.
2005	2015	Removed	Efforts were made by the NPS in partnership with the Buckner Homestead Heritage Foundation to reestablish the historic viewshed from the Buckner/Garfoot Residence toward Rainbow Falls through the thinning, topping and felling of vegetation.
2006	2006	Built	A portion of the Buckner Orchard was fenced to protect the fruit trees from damage by animals. The fence included a seasonal electric wire fence attached to a 9-foot tall wire fence to exclude bear in the summer and fall and elk in the winter.
2010	2011	Built	At this time, a second section of the Buckner Orchard was enclosed by a fence in an effort to protect it from bear and elk damage.

2011	2011	Maintained	Preservation maintenance activities were undertaken on the following buildings: Pickers cabin east (NOCA #57), Pickers cabin west (NOCA #58), Buzzard Cabin (NOCA #59), Smoke/Delco House (NOCA #60), Milk Separator (NOCA #61), Playhouse (NOCA #62), Privy (NOCA #64), and the Barn/Shop (NOCA #65).
2012	2012	Established	A new Buckner Orchard sign was installed on the Stehekin Valley Road outside of the historic district boundary. The sign was funded by the Buckner Homestead Heritage Foundation.
2012	2012	Maintained	Preservation maintenance activities were undertaken on components of the Buckner Homestead historic irrigation ditch. Work included construction of two wooden box culverts to the replace crushed wooden stave culverts located in the Buckner Homestead Access Road and Historic Entrance Road. Additionally, 20 feet of concrete ditch lining was replaced on the main ditch above the flume.
2014	2014	Planted	Activities in the orchard continued with the planting and successful budding (Common Delicious or Rome) of 16 Antanovka seedlings with the orchard grid. Also, in the same year, 84 Antanovka seedlings were planted around the bases of historic trees (planted in 1924) for inarch grafting. In the future, the grafts will help supply nutrients and structure to the old trees.
2014	2014	Removed	A Big-Leaf Maple tree located in front of the Buckner/Garfoot House removed in an effort to protect the building from impacts caused by falling limbs and root damage.
2014	2015	Maintained	Preservation maintenance activities were undertaken on the Buckner/Garfoot House. Work included lifting the building off of the ground into a level position and retrofit of a reinforced concrete footer and foundation under the building. As a result of this work, the laundry room addition (circa 1960s-1970s) was removed to gain access to critical foundation segments. Additional preservation maintenance activities will be completed on the building throughout 2015, including rehabilitation of the east gable and replacement of windows on the north main entrance.

Physical History

The following narrative is adapted from several sources including the *Historic Structures Inventory: North Cascades National Park Service Complex* (1984), *Historic Resource Study: North Cascades National Park Service Complex* (1986) and the *Buckner Homestead Historic District Final Management Plan* (1998). Information from supplemental sources is cited in the footnotes.

Construction and Development under William Buzzard: 1889-1910

Early Settlement and Mining in Stehekin

The Stehekin River valley was unknown to Euro-American settlers until the 1880s when miners began infiltrating the region. As early as 1887, extending through the second decade of the 20th century, settlers arrived in relatively significant numbers and located homesteads at the head of Lake Chelan at Stehekin.[6] In 1896, miners in the existing Chelan Mining District organized a new district, called the "Stehekin Mining District" in an effort to protect their mining interests. During this period, fortunes were sought in three primary areas on the eastern slope—at Doubtful Lake, Horseshoe Basin, and Bridge Creek. Similar to other mining districts, only those who had located prospects early and sold out to others left with a profit. By the close of the 1910s, mining activity had all but ceased in the upper Stehekin Valley. While some of the mines were reactivated in the 1940s, they never regained their former status, and as a result, work developing these claims ceased in the 1950s.

As miners and homesteaders moved to the Stehekin locale, early settlement patterns were primarily dictated by topography, available water supply, and accessibility to natural transportation routes such as the lake. Those settlers who came early were unrestricted by government regulations and found land practical for homesteading. Many chose to settle at the head of the lake where they were able to easily access the steamboat, which would take them to Chelan, Washington. Due to the changing course of the Stehekin River over time, land suitable for cultivation was somewhat limited and as a result subsequent arrivals to Stehekin were forced to search upriver for land to homestead.

Few early settlers remained in the valley through the winter months. Seasonal work, isolation from other people, and the lack of fresh supplies were hardships difficult to bear. As winter approached many traveled down the lake to Chelan and elsewhere, returning to Stehekin in the spring to prepare for the upcoming summer's activities. For most, these activities included mining, but Stehekin residents quickly realized that they could also earn a living by outfitting the hundreds of other prospectors who traveled up the lake each summer in search of gold. Packing goods to the mineral claims, guiding miners into the backcountry, and other related services proved to be profitable for several individuals. And before 1890, Stehekin boasted a hotel that served prospectors, tourists, and fishermen who increasingly sought out this interior mountain country.

Demonstrated success over the years made it apparent that a relatively comfortable existence could be made at the head of the lake. When the first Stehekin residents encouraged their families and friends to join them, the population of Stehekin increased and a permanent community began to develop. Although Stehekin's economy was originally based on mining, residents found other ways to make a living after mining opportunities began to decline. Subsistence farming, tourism, and logging sustained many Stehekin settlers. Winter trapping and hunting became a mandatory activity for most. Once the U.S. Forest Service was established in 1905, seasonal work became available in the Stehekin Ranger District

[6] Luxenberg 1989, Section 8, 2.

of the Chelan National Forest, providing another source of income for a few individuals. By 1910, many previously seasonal residents stayed year-round in the valley, surviving on the area's natural resources and their own ingenuity and self-determination.

William Buzzard

In 1889, William Buzzard selected a home site a couple miles upriver from the head of the lake along a horseshoe bend in the Stehekin River. At this location, he claimed 160 acres of land (T33N R17E, Section 26) near Rainbow Falls, built a small log cabin and cleared many acres of land for pasture and cultivation. By 1892, his famous potato crops were shipped down the lake to Chelan and up to miners in Horseshoe Basin.

Approximately thirteen years after Buzzard arrived; the U.S. Forest Service completed a government report on his "agricultural settlement." In 1902, the ranger responsible for the report noted a three-room house, 16 feet by 42 feet in size (the dimensions of the extant cabin today), a 24-foot by 27-foot barn, 25 acres of land "under plow," 40 acres "under fence," and 60 acres "under ditch".[7] On November 9, 1903, Buzzard officially purchased his homestead from the government.[8] William Buzzard's patent for Homestead Certificate No. 1655, Application No. 6773, was signed by President Theodore Roosevelt in Washington D.C., December 20, 1904, and was filed for record on December 26, 1907. The property was comprised of the East half of the North West quarter and the North half of the North East quarter of Section twenty-six in Township thirty-three North of Range seventeen East of Willamette Meridian in Washington and contained one hundred and sixty acres.[9]

While farming and mining occupied most of Buzzard's time, he found ways to supplement his income through other means, including a brief stint into horse packing for miners. He also sold cordwood logged from his land to the boat company operating on Lake Chelan.[10] Over a twenty-year period of occupancy, Buzzard logged nearly 100 acres of his claim.[11] Despite the success of his profitable ventures, Buzzard almost always left the valley to live in Spokane, Washington for the winter. Each spring, in March or April, he would return to his "valuable and beautiful home" in Stehekin and prepare to work his mining claims.

[7] This reference was found on page 136 of the *Historic Resource Study (1986)* in which Luxenberg suggests that the original configuration of the building had been established by 1902. Hovland suggests that the cabin was built in two stages, the log portion in 1889 and the frame addition in 1910. Others suggest that Buzzard built the original log portion of the cabin in 1890, then, 12 years later, added a second room with a walkway connecting the two. At some time, prior to 1910, Buzzard enclosed the walkway, creating a third room. While questions remain today regarding the historical development of the Buzzard Cabin, it is clear that the building had achieved its general form by 1910 when Buzzard sold the property.

[8] Gretchen Luxenberg, *Historic Resource Study: North Cascades National Park Service Complex, (*Cultural Resources Division, Pacific Northwest Region, National Park Service, Seattle, WA, 1986), 137.

[9] Donald E. Hovland, Sr. *Historic Structure Report: Buckner Cabin and Homestead, Courtney Cabin, and Gilbert's Cabin, North Cascades National Park, Washington,* (Denver, CO: Denver Service Center, Historic Preservation Division, National Park Service, United States Department of the Interior, 1979), 6-7.

[10] Luxenberg 1989, Section 8, 2.

[11] Cathy Gilbert, Gretchen Luxenberg and Renata Niedzweika, *Buckner Homestead Cultural Landscape Inventory, Lake Chelan National Recreation Area*, (Seattle, WA: Cultural Resources Division, Pacific Northwest Region, National Park Service, 1985), no page.



History Image #1: Photograph of the Buzzard Cabin showing the harsh winter weather conditions that were characteristic of the Stehekin Valley, n.d. (NOCA).



History Image #2: Photograph of the Buzzard Cabin during the summer months, n.d. Note the flower beds and window box associated with the cabin, which suggests that this photograph was taken after Buzzard sold the property (NOCA).

Construction and Development under the Buckner Family: 1910-1968

Henry Freeland Buckner was the first member of the Buckner family to settle in the Stehekin Valley.[12] He arrived in 1898 and was active in the Horseshoe Basin mining area. In 1910, his brother William Van Buckner and nephew Harry visited Henry in Stehekin. William was interested in purchasing property in the Stehekin Valley as an investment. During this time, he visited Buzzard's homestead near the horseshoe bend in the Stehekin River and later learned that he was willing to sell his property. Ultimately, Buzzard sold 147 acres of his homestead to William and May Buckner. (Buzzard had previously sold thirteen acres of his homestead to Lydia George who opened a lodge on the property.) As part of the sale, Buzzard entered into an escrow agreement with Buckner, which stated that Buckner would pay for the property by depositing $50.00 a month into a bank in California (in lieu of paying Buzzard the entire price), until the total amount for the property was paid. After this agreement was made and the papers signed, Buzzard moved down the lake to Chelan where he lived until his death in 1919. Local tradition holds that by the time Buzzard died, Buckner had paid off all but $50.00 of the $5,000 purchase price. With this remaining payment Buckner purchased a headstone for Buzzard, who was buried in the Old Fraternal Cemetery in Chelan.

In the spring of 1911, William and May Buckner as well as their three children moved to Stehekin. Despite the many improvements that had been made by Buzzard, the family discovered that only one acre of the property had been properly cleared for a garden, while the remaining acreage was riddled with stumps. Throughout the summer months, the family removed stumps from the homestead in an effort to prepare the land for an orchard. In order to successfully propagate the young fruit trees, an irrigation system was designed by the Buckners, which would divert water from nearby Rainbow Creek to various parts of the property. Ultimately, the family spent two months of the summer of 1911 digging the irrigation ditch by hand. Their efforts yielded completion of a rock dam across the creek and over four miles of irrigation ditch with gates that controlled the flow of water.[13] That fall the family returned to California, temporarily placing the homestead and orchard improvement on hold.

When the Buckners returned in the spring of 1912, they were able to plant approximately20 acres of apple trees (or 700 trees) on land located southwest of the Buzzard Cabin along the Stehekin River.[14] William bought the young trees from the Columbia & Okanogan Nursery in Wenatchee.[15] In an effort to expedite stump removal to clear additional acreage, William purchased a Hercules Stump Puller from Iowa during their second summer in Stehekin.[16] (The stump puller still remains on the property.) Also of significance, in 1912, the Buckner family obtained water rights to Rainbow Creek for "irrigation, domestic use, and power uses", which likely coincided with the construction of an outdoor laundry structure near the water box. Laundry was scrubbed on a washboard and rinsed in the tub, which was filled with water channeled from a nearby irrigation ditch. A fire was lit underneath the tub to heat the water.[17]

Throughout the years, many buildings and structures were built on the property as needed and as funds became available. The Privy was the first addition to the homestead in 1911. Within the year, a new stone fireplace was constructed in the north room of the Buzzard Cabin. Additional construction was

[12] Henry Buckner lived in Stehekin until his death in 1911.
[13] Gilbert et al., no page.
[14] Luxenberg 1989, Section 8, 3.
[15] Harry Buckner, "Farming and Fishing at Stehekin," as told to Dan Campbell on October 18, 1974, printed in *Lake Chelan History Notes*, (Chelan, WA: Lake Chelan Historical Society, Vol. 5, 1977), 13.
[16] Hudak, 5.
[17] Hudak, 14-15.

undertaken in 1913 with completion of the Pickers cabin east (Sleeping Cabin East), Pickers cabin west (Sleeping Cabin West) and the Chicken House. Both the east and west sleeping cabins were built with the same materials and floor plan and as a result are nearly identical. Generally, the cabins were used by apple pickers hired for orchard work; however, they also housed family guests and likely served other functions. Historically, the Buckners built a third sleeping cabin (pickers cabin) on the property near the Buckner/Garfoot House; however, this small structure, which measured 8 feet by 10 feet, was eventually torn down as a result of encroaching vegetation.[18] The following year, in 1914, the Buckner/Garfoot House was built. Originally constructed as a 12-foot by 18-foot sleeping or pickers cabin, the building was enlarged multiple times as the years progressed. Shortly after its construction, Frank and Irene Buckner moved into the home and lived on the homestead for the better part of four years.[19] During this time, William and May slept in the Buzzard Cabin while the boys slept in tents.[20] In 1915, a 16-foot by 18-foot addition was constructed on the Buckner/Garfoot House.

New construction efforts undertaken in 1915 included the Smokehouse, which was later named the Delco House. (This structure served as a smokehouse until approximately 1932 when both its function and name changed.[21]) Additional construction undertaken in 1915 included a barn to house livestock (horses, cows) and hay near the pasture. The barn had room for six head of horses, and stanchions for ten head of cattle. Reportedly, after the apples were all picked each season, the cows and horses were turned into the orchard to graze.[22] In the same year, 1915, the homestead received its first year-round resident when Harry Buckner decided to spend the winter, rather than returning to California.

The Buckners built the Milk Separator in 1916. Here, cool water diverted from a nearby irrigation channel fed by Rainbow Creek was directed toward the building to help facilitate the milk/cream separation process as well as help preserve perishables from spoiling. Historically, an ice house was nestled below the hill across from the Milk Separator; however, it is no longer extant.[23] Also in 1916, the Buckners constructed the Root Cellar. The structure included walls that measured approximately one-foot thick and were filled with sawdust to keep perishables insulated. The main room measured 12 feet by 14 feet and had shelves on all four sides, with space for the door on the north end.[24]

By 1917, 52 acres of the flourishing homestead had been cleared with the help of a stump puller, and more fruit trees had been planted in the west and north fields of the property.[25] At this time, in 1917, a bridge was built over the Stehekin River providing access to the property from the original wagon road located on the south side of the river. Over the course of several years, the bridge washed out and was rebuilt numerous times. Eventually, the bridge crossing was abandoned. [26] At an unknown date, a bridge was also built across Rainbow Creek that provided the primary access route to the homestead from Stehekin Valley Road, located on the north side of the river. Throughout the years it washed out on three different occasions. [27] The last washout occurred in 1972and the bridge was never rebuilt. [28]

[18] Buckner Sisters, *The Stehekin We Remember*, (Centralia, WA: Gorham Printing, 2007), 32.
[19] Buckner Sisters, 11.
[20] Hudak, 12.
[21] Jacilee Wray, "A walk through the Buckner property with Hobbie Morehead, Irene Sargo, and Bucky Gans, September 9, 1985", Seattle, WA: National Park Service Pacific Northwest Region, 3.
[22] Buckner Sisters, 42.
[23] Hudak, 16.
[24] Buckner Sisters, 36.
[25] Gilbert, et al., no page.
[26] Wray, 4.
[27] Hudak, 9.
[28] Wray, 4.

Subsequently, the entrance to the ranch was relocated near where the current access road is situated today.[29]

Also in 1917, Harry Buckner and Olive Field were married. Olive was born and raised in the Field Hotel at the head of Lake Chelan.[30] Except for Harry's absence while serving in World War One, the ranch served as the couple's home. They had three daughters—Irene (1919), Harriet "Hobbie" (1921) and Elizabeth "Bucky" (1926).[31] It was not long before the Buckner Homestead became a place well-known for both its delicious apple crop and family hospitality. Summer or winter, valley residents who passed by were always welcomed into the Buckner home to chat over homemade ice cream and coffee or a hot cooked meal. Over the years the Buckner home also became a popular community gathering place with dances frequently held at the Apple Packing Shed. In addition to the orchard, visitors to Rainbow Falls quickly discovered the irrigation ditch that extended from Rainbow Creek to the homestead and its remarkable charm. Young couples took walks along the ditch, developing a trail that they called "Lovers' Lane." Harry Buckner took an interest in this trail and constructed five or six small footbridges across it, each one with a different architectural influence.[32]

Additional improvements were made to the homestead in 1920, which included installation of a sundial built out of river rock and copper near the Buzzard Cabin and the construction of a swimming pool located in a sunny clearing north of the orchard.[33] The Swimming pool was built using local river rock and concrete and was filled with water diverted from an irrigation channel that fed the orchard.[34] The pool measured six inches deep at the shallow end and six feet deep at the other end. A small grassy patch located at the end of the pool served as an ideal location for sunbathing. Also at an unknown date, the Buckners constructed a wooden fence that measured one mile in length. It was built to contain the property and likely to offer the fruit trees some protection from wildlife damage. No longer standing, the fence was composed of four horizontal boards in height and had a vertical post every 8 feet.[35]

Prior to 1924, May Buckner established several ornamental gardens around the Buzzard Cabin. The "B" garden, which delineated the letter "B" (for Buckner), was composed of two types of flowers: Lily of the Valley and viola.[36] Located northeast of the "B" garden was the "Flag Garden," which was composed of red Gaillardia for the outer circle, Shasta daisies for the middle circle, and blue larkspur with a 30-foot flagpole at the center.[37] The Flag Garden was maintained until an adjacent dogwood tree grew too large and shaded out the garden.[38] After that time, the flagpole was moved to another location somewhere between the Buckner/Garfoot House and the present vegetable garden in the vicinity of the present driveway.[39] This potential location of the flagpole may be feasible, in part, due to the fact that the drive in front of the Buzzard Cabin and Buckner/Garfoot House was historically closer to the buildings.[40] It was moved to its current location at an unknown date. Various flower beds were also located around the

[29] Hudak, 9.
[30] Hudak, 2.
[31] Hudak, 2.
[32] Hovland, 6.
[33] The time displayed by the sundial is accurate, except during daylight savings time when it is one hour off.
[34] Gilbert, et al., no page.
[35] NOCA orchardist Laurie Thompson noted in May 2015 that the rotted original gate section of the structure is lying on ground where the fence crossed Buckner Lane.
[36] Hudak, 13.
[37] Hudak, 13.
[38] NPS Memo, "Cultural Landscape – Buckner Orchard Historic District, 9/27/1992," Seattle, WA: NPS PWR Gilbert Buckner Homestead Project Files.
[39] NPS Memo, 9/27/1992.
[40] NPS Memo, 9/27/1992.

Buckner/Garfoot House during this period, including a large triangular bed (bounded on two sides by paths) that contained columbines.[41]

Due to their relative isolation, the family maintained a large vegetable garden directly south of the Barn/Shop.[42] The garden was watered by an irrigation ditch and was enclosed by a chicken wire fence to offer protection from deer. The Buckners grew peas, carrots, beets, lettuce, kale, kohlrabi, string beans, Swiss chard, spinach, radishes, cucumbers, parsnips, and potatoes for home consumption—much of which was canned by Olive.[43] Corn, squash, and pumpkins were also grown in another location on the property. The chicken yard was located just east of the garden.[44]

As the fruit trees began producing, the Apple Packing Shed was built between 1921 and 1922. The concrete floor of the structure measured 40 feet by 100 feet and was poured in 1921, while the building itself was completed in 1922.[45] The packing shed had two rooms—one for boxing and the other for storing apples.[46] After years of planting, the last fruit trees were planted in 1924.[47] By this time, the orchard covered nearly 50 acres and included four different varieties of apples: Common Delicious, Jonathan, Rome Beauty, and Winesap.[48]

In 1921, the Brooder House was built and the Buckner/Garfoot House was modified with the addition of another bedroom on the west side of the house as well as the addition of a brick and stone fireplace. William built the Playhouse for the Buckner girls between 1923 and 1924. Additional improvements were made to the Buckner/Garfoot House in 1925 when a bedroom was added on the south side of the building and a kitchen was added onto the east side to form a "T" shape.

During this period, William and his wife May lived in the Buzzard Cabin seasonally until 1924 before returning to California.[49] At this time, a wood pergola was associated with the Buzzard Cabin. The ornamental structure extended to the northwest corner of the cabin—encompassing the area in front of the Root Cellar.[50] The character of the pergola appeared to be relatively open and did not include any vines or plantings growing on it.[51] There was; however, a climbing vine (Virginia creeper) that covered the chimney on the north end of the cabin. [52] The pergola was removed at an unknown date.

In the late 1920s, tractors and trucks began to replace horse-powered equipment on the homestead. In order to store enough fuel for the equipment to last between barge runs, Harry designed a fuel rack at the north end of the wagon shed to hold 55-gallon drums.[53] As a result of Harry's innovative design, fuel could be gravity fed into the equipment.[54] Today, this fuel rack remains extant on the property.

[41] Buckner Sisters, 17-18.
[42] Gilbert, et al., no page.
[43] Buckner Sisters, 22.
[44] Wray, 6.
[45] Hudak, 7.
[46] Hudak, 8.
[47] Gilbert, et al., no page.
[48] Hudak, 6.
[49] In the late 1930s, Bill and Florence McLane (?) lived in the Buzzard Cabin, renting it from Harry Buckner. Also, circa 1946-1949, Harry's daughter Irene and her husband Tony (Sargo) lived in the Buzzard Cabin.
[50] Wray, 2.
[51] Wray, 2.
[52] Wray, 2.
[53] Buckner Sisters, 37.
[54] Hudak, 18.

Approximately five years after William and May returned to California, in 1929, the homestead, including the orchard, was transferred from William Van Buckner to Harry Buckner.[55] After the property transfer, the Buckners continued to farm and work the orchard. Soon after, a mechanized apple processing system was established, which helped pack as many as 4,000 to 5,000 boxes of fruit each year.[56] Despite the volume of apples that was annually produced on the orchard, Harry Buckner noted that "I wouldn't say that the Stehekin River valley is particularly suited to grow apples. The apples we did grow were of a hard and good quality, but small, and we couldn't grow very big crops."[57]

Later additions to the homestead included the development of a croquet court (later converted to a badminton court) behind the pickers cabins circa 1930. With the aid of a horse-drawn Fresno scraper, Buckner dug out a shallow area about 8 inches deep, leveled it off, and laid out the croquet court of standard dimensions.[58] In 1940, the Outdoor Fireplace was built near the Buckner/Garfoot House. Until 1943, the building known as the Smoke/Delco House contained a gas-powered generator and batteries for DC electricity; however, after that time power was converted to AC current that was generated from a Pelton wheel on Boulder Creek. It was common for each homestead in the Stehekin Valley to provide its own source of electricity until the 1960s.[59] Later additions to the property included the hay barn or workshop (Barn/Shop) that was constructed onsite in 1949. Also, at an unknown date, two wood sheds were built between the Buzzard Cabin and the Buckner/Garfoot House. One sat near the present location of the picnic table, while the other was situated closer the Buzzard Cabin.[60] It is unknown when these buildings were removed.

Over the next twenty years, portions of the orchard were removed, cut, or abandoned for various reasons including poor and rocky soils in the north field. In turn, the Buckners allowed a valley resident to plant the cleared field with hay and alfalfa for his own family's cows and horses.[61] As the years passed, the character of the Buckner Homestead began to change. In 1948, Olive Buckner passed away and soon after the Buckner children married and started families of their own. The roof of the Apple Packing Shed collapsed in 1953 under the weight of a heavy snow load.[62] In 1954, Harry married Lena Ward and the following year, in 1955, the Woodshed/Harness Shed was built.[63] Harry became postmaster in Stehekin, which demanded more of his time. Subsequently, the maintenance demands of the orchard and associated homestead became less of a priority. Another building on the homestead was lost between 1955 and 1956 when the barn located near the pasture collapsed under the weight of snow. Circa 1957-1958, a utility room was added to the Buckner/Garfoot House and the porch was incorporated into the kitchen.[64] The final renovation to the Buckner/Garfoot House, which occurred under the ownership of Harry Buckner, included the removal of the brick and stone fireplace on the Buckner/Garfoot House. By the 1960s, Harry Buckner was no longer able to commercially operate the orchard. Due to the age of the trees, it was burdensome for the family to maintain the orchard. Also by this time, shipping apples down lake had become cost prohibitive and it was difficult to secure pickers and packers for the apples. On July 11,

[55] Gilbert, et al., no page.
[56] Hudak, 8.
[57] Hudak, 18.
[58] Buckner Sisters, 102.
[59] Hudak, 14-15.
[60] NPS Memo, 9/27/1992.
[61] Hudak, 17.
[62] Gilbert, et al., no page.
[63] Hudak, 19.
[64] Gretchen Luxenberg, *Historic Structures Inventory, North Cascades National Park Service Complex*. Cultural Resources Division, Pacific Northwest Region, National Park Service, 1984, 70.

1967, Harry and Lena Buckner sold .43 acres of land to U. R. Pickens and Marie Pickens.[65] On the same day, Harry and Lena Buckner also sold .41 acres to Andrew Jack Robertson and Juanita Robertson.[66] It is likely that the parcels were sold on the same day due to the fact that Juanita Robertson and Marie Pickens were sisters. After acquiring the property, the Pickens and Robertsons built two homes on the adjacent parcels, which were seasonally occupied. Jack and Juanita lived in Texas and visited the area many times over the course of two decades. Juanita Robertson died on September 7, 2012 and was survived by her sister, Marie. Her obituary noted that "She and Jack developed a vacation cabin on the Stehekin River in Washington state and spent many delightful summers there." Today, the remaining buildings are referred to by park staff as the "Texas Twins' Residences."

Only three years after the sale of these tracts, the Buckners sold the remainder of their property to the National Park Service in 1970 and moved to another location down river where Harry lived until his death in 1976.[67]

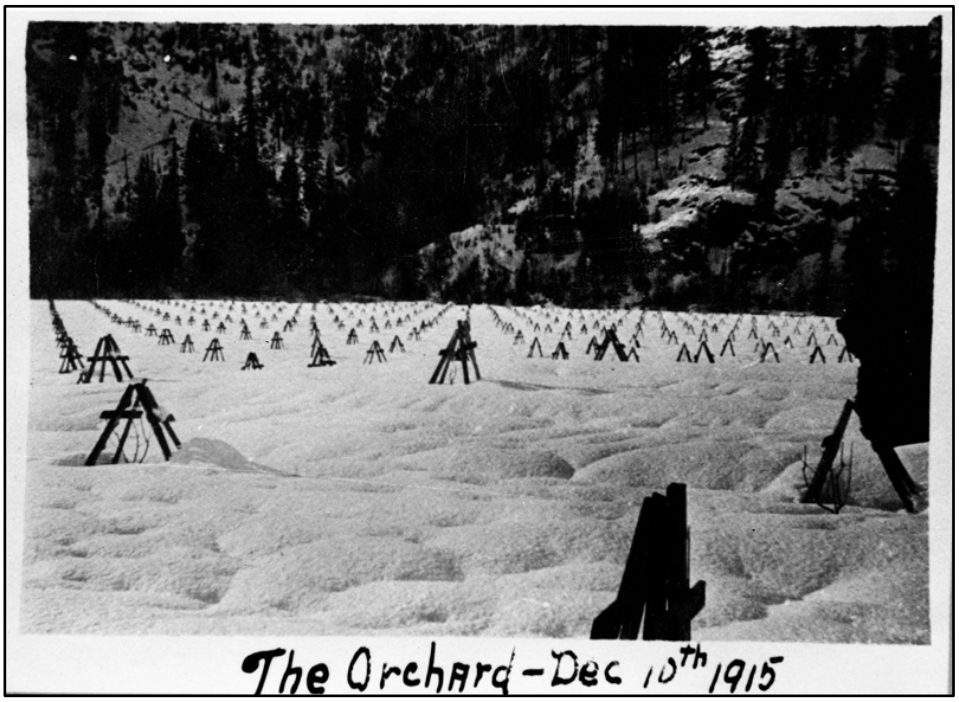


History Image #3: Photograph of the barn and adjacent wagon shed on the Buckner Homestead, 1915. Note cattle in the foreground (NOCA 19651g).

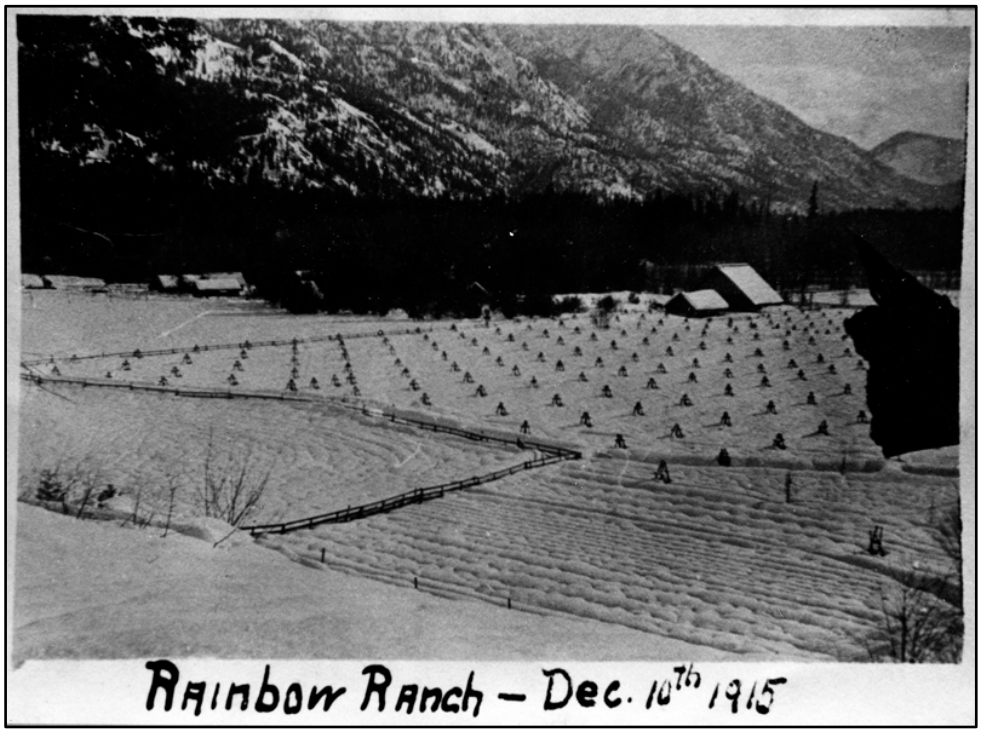
[65] According to NPS LANDS files**,** U. R. Pickens and Marie Pickens, Husband and Wife, acquired NPS Tract 05-138 from Harry S. Buckner and Lena Buckner, Husband and Wife on July 11, 1967 under volume 682, page 1939 in the records of Chelan County, WA. (Auditor's file # 668890). The NPS acquired said property (.43 acres, fee) on July 22, 1991 by deed # 68.

[66] According to NPS LANDS files, Andrew Jack Robertson and Juanita Robertson, Husband and Wife, acquired NPS Tract 05-139 from Harry S. Buckner and Lena E. Buckner, Husband and Wife on July 11, 1967 under volume 682, page 1940 in the records of Chelan County, WA. (Auditor's file # 668891). The NPS acquired said property (.41 acres, fee) on October 18, 1990 by deed # 65.

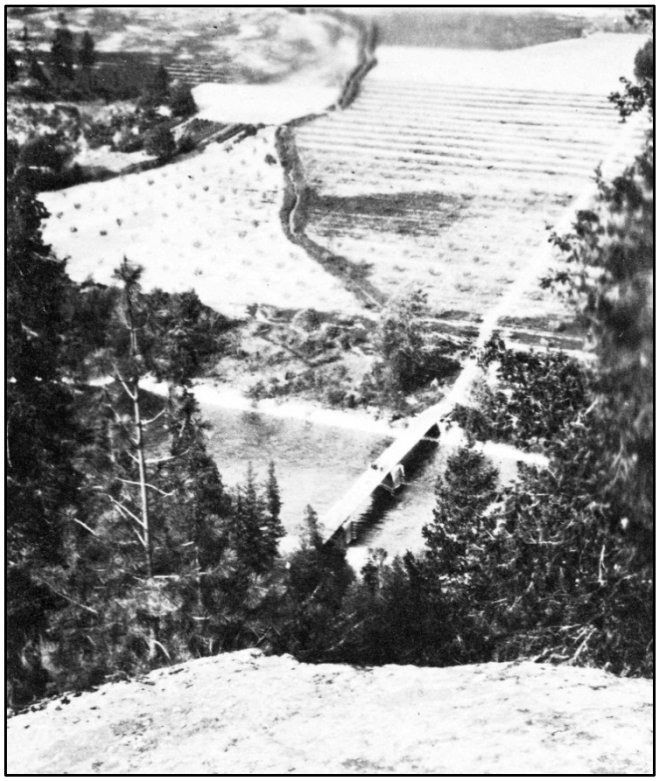
[67] Hudak, 20.



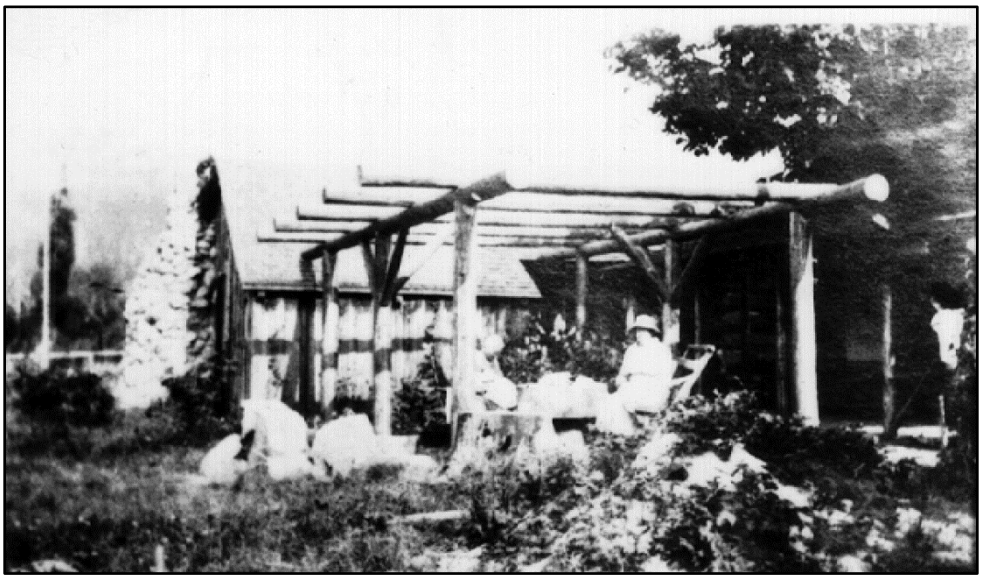
History Image #4: Photograph of the Buckner Orchard during the winter, 1915. Note wood "A-frames" around the young trees, which offered protection from the heavy winter snow (NOCA 19651f).



History Image #5: Photograph of the Buckner Orchard, fence system and associated building development during the winter, 1915 (NOCA 19651d).



History Image #6: Photograph showing the Buckner Homestead and associated orchards from the southwest side of the Stehekin River. Note substantial bridge located in the center foreground, 1915 (NOCA 19651k).



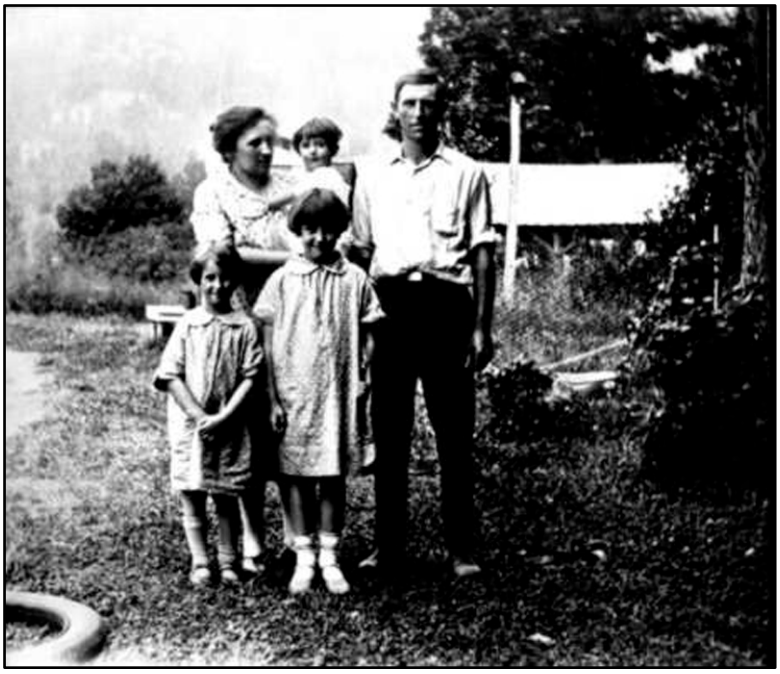
History Image #6: Photograph showing the pergola located adjacent to the Buzzard Cabin, n.d. (NOCA).



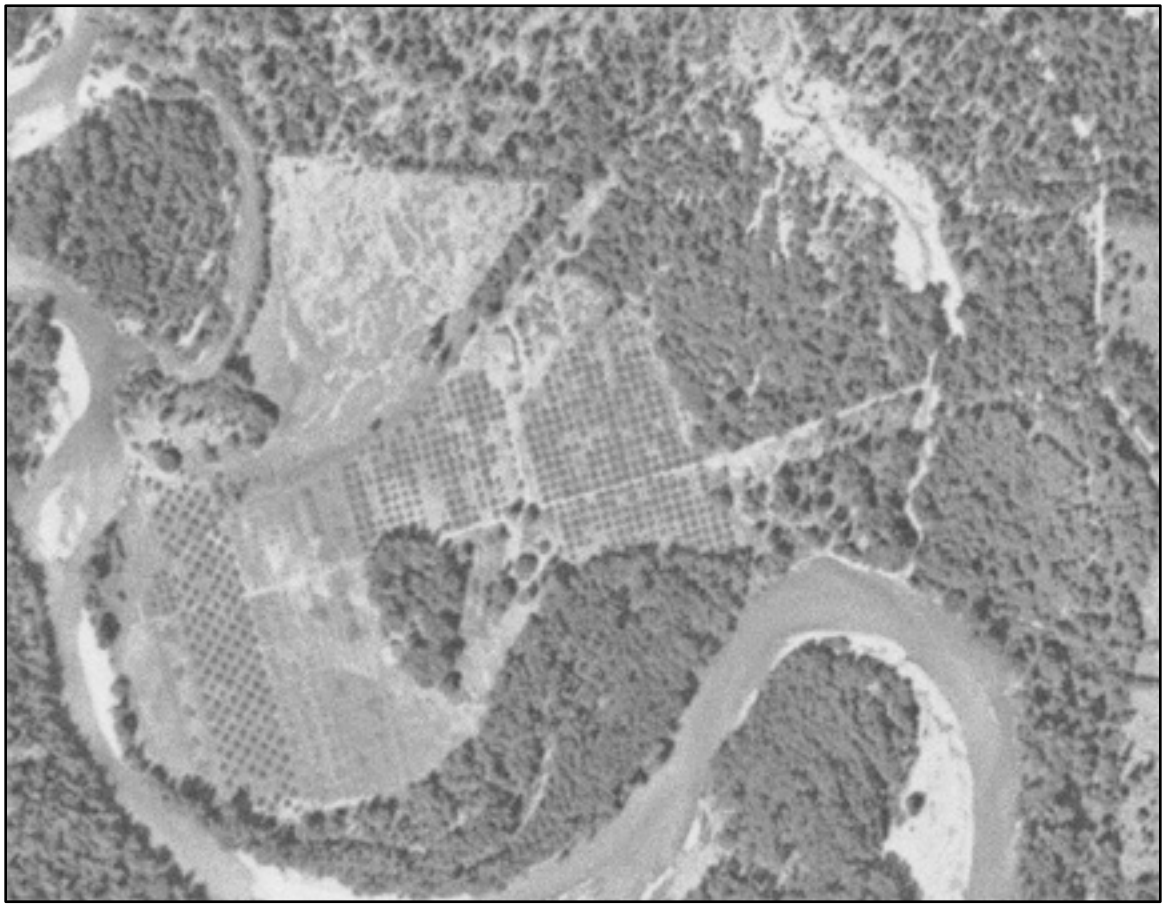
History Image # 7: Photograph of the Swimming pool at the Buckner Homestead, n.d. Note the diving board at the far end of the pool (NOCA).



History Image #8: Photograph of the Apple Packing Shed prior to its collapse, n.d. (NOCA).



History Image # 9: Photograph of the Buckner family, 1927 (NOCA).



History Image #10: Aerial photo of the Buckner Orchard, August 1953 (USGS Earth Resources Observation & Sciences Center).

National Park Service Ownership: 1970-Present

In 1971, Phil Garfoot, a National Park Service employee, and his family moved into the Buckner Residence. When the Garfoot's arrived, the homestead was in need of a significant amount maintenance work. The buildings and structures required stabilization and the fruit trees were in decline. One year later, in 1972, Tom Courtney voluntarily re-plowed the orchard ditches using his own tractor in an effort to reestablish the vigor of the fruit trees. In 1972, Garfoot also rebuilt several of the footbridges located along Buckner Lane. Since that time, many of these bridges have been replaced due to wear and tear as well as exposure to elements. In 1974, the Buzzard Cabin was listed to the National Register of Historic Places as a result of its association with early homesteading in the Stehekin Valley. Ultimately, during their tenure at the Buckner Homestead, the Garfoot family spent a great deal of their time maintaining the property. They hosted countless community gatherings, including potlucks, weddings, graduations, memorials and annual July Leo parties. Additionally, Wendy Garfoot volunteered daily for over 20 years serving apple juice and talking with visitors during scheduled guided walks.[68] Throughout the years, the Garfoot family was supported by the Stehekin community who volunteered their time in the orchard to prune, gather brush, and share in the work of the apple harvest.

Stabilization efforts continued throughout the late 1970s, targeting specific buildings and structures. Circa 1977-1980, the NPS rehabilitated the Buzzard Cabin, replacing select rafters, roof and a few sill logs. Also during this period, the stone fireplace associated with the Buzzard Cabin was rebuilt. Between 1977 and 1978 new roofs were installed on both the East and West pickers' cabins, while the following year, in 1979, the roofs of the Milk Separator and the Privy were reshingled. Circa 1979-1980 the Root Cellar was completely rebuilt and work was undertaken on the Brooder House. The Buckner/Garfoot House also received a new roof overhang in 1979 and a porch was completed in 1983.[69] In 1980, a new roof was installed on the Smoke/Delco House and Woodshed/Harness Shed, while the sills and sections of wall on the Smoke/Delco House were replaced circa 1981-1982. Also, in 1982 the sills and floor were replaced on the Privy and a new wagon shed was built on the property. The wagon shed was built by YACC personnel to protect Buckner family farm machinery and has since collapsed. The following year, in 1983, the YACC performed additional work at the homestead through rehabilitation of the Chicken House.

Orchard and fruit tree stabilization efforts were also initiated throughout the 1980s. The first efforts were undertaken in 1980 when many of the overgrown irrigation ditches were re-dug and fruit trees that had died were replaced. At this time, 50 young seedlings of Siberian (Antonovka) crab apple rootstock were planted, some of which may have been Rome Beauty grafted onto an unknown rootstock at the nursery. Five years later, a June 1985 inventory concluded that the success rate of the seedlings was less than 50 percent. It was determined that the low survival rate was due to a number of factors including lack of water and fertilization. It is likely that the sporadic investments of time and labor in the orchard by NPS personnel and volunteers also did not help success rates. In an effort to alleviate irrigation issues, four wooden gates were installed along the continuation of the main ditch in 1985.[70] Also, in 1985, 50 new seedlings were planted by the NPS with the same poor rate of success. A third attempt was made in 1987

[68] Information provided by NOCA orchardist Laurie Thompson to the PWR Cultural Landscapes Program in May 2015.
[69] Gretchen Luxenberg, *Historic Structures Inventory, North Cascades National Park Service Complex*. Cultural Resources Division, Pacific Northwest Region, National Park Service, 1984, 70.
[70] According to NOCA orchardist Laurie Thompson, the wood gates were constructed using treated lumber and plywood. They had completely rotted out by 1998 and were not replaced. Today, water is controlled using soft dikes/ditch dams.

when 70 new seedlings were planted. Also at this time, gate two along the main ditch was replaced in 1987. By 1988, some seedlings were still alive, but none were expected to become mature trees or be suitable for further grafting attempts due to a lack of care. Ultimately, between 1980 and 1988 approximately 55 trees died, mostly the Common Delicious variety. By 1990, there were very few surviving seedlings from the planting efforts undertaken in the 1980s.

In 1990, 150 seedlings were planted in the Buckner Orchard, of which 100 trees were successfully bud-grafted. An analysis of the seedlings in 1991 indicated that there were positive grafts, but most were damaged or girdled by mice and many had rebudded. Seedlings that had not been bud grafted in 1992 were to be scion grafted in the spring of 1993. In 1994, the orchard received minimal care. Inadequate watering and pruning proved especially detrimental to the young trees. Between 1994 and 1995, seventeen fruit trees died. As a result of the continued loss of fruit trees, in 1995, the NPS budgeted $13,000 for orchard maintenance, which paid for seasonal employment of an orchardist. At this time, an orchard inventory reported 139 live seedlings, 24 of which may have been viable apple varieties, and several dozen which were one to three feet tall with spiny rootstock shrubs. In order to prioritize resources, rootstock that showed no vigorous growth and were small in size were culled, while remaining viable trees became the focus. Stronger snow and deer fences were built and soil was removed from the orchard to be exchanged with fresh soil from the pasture to remedy the replant disease problem. In the fall of 1996, 70 new fruit trees were planted; however, winter storms took a heavy toll on the newly planted trees, breaking many below the bud unions. The damage was mitigated by re-budding the following year.. Of these, today, there are approximately 60 surviving seedlings. Circa 1997-1998, the non-contributing Sprayer Shed was built onsite to protect a historic sprayer.[71]

In the early 2000s there was a renewed interest in rehabilitation and stabilization of buildings and structures on site. On the verge of collapse due to a heavy snow load, temporary actions were taken to stabilize the Root Cellar in 2000. Additional stabilization work was undertaken the following year, which included removing the emergency bracing throughout the interior and exterior walls. All rotten, broken or cracked support studs were repaired and the walls were filled with fiberglass insulation. After the work had been completed, all of the board and batten that had been removed was reinstalled. Finally, drainage work and brush removal was performed around the sill plates to keep the sills dry and prevent future rotting and ant habitat.[72] Circa 2001, approximately 2,000 feet of overhead power lines were replaced with underground wire and five power poles were removed in proximity of two non-contributing residences (Residence #107 and #108). Above-ground electrical poles and wires were also removed from the Buckner Orchard and buried. Also at this time, two, 1,000-gallon septic tanks were installed near Residence #107 and Residence #108 to replace existing tanks.[73]

Additional preservation maintenance activities were undertaken in 2002 on the following buildings: Buzzard Cabin (NOCA #59), Smoke/Delco House (NOCA #60), Playhouse (NOCA #62), Privy (NOCA #64), Barn/Shop (NOCA #65), Chicken House (NOCA #66) and the Brooder House (NOCA #68). More specifically, the NPS cleared organic materials away from the foundation, siding and roof of the Smoke/Delco House, Playhouse and Privy. Additionally, the NPS undertook grading around the Smoke/Delco House to facilitate drainage and also replaced warped and cracked roofing board with similar material. Also at this time, minor repair work was performed on the Privy, which included replacement of the vent screen. Debris, dirt and dust from the interior of the Barn/Shop was removed, the ladder rack was rebuilt and missing components of the board-and-batten siding were replaced. The floor board and roof board were repaired and wire mesh was replaced on the Brooder House. The most

[71] Buckner Homestead Historic District Final Management Plan, Lake Chelan National Recreation Area, February 1998.
[72] Project Management Information System (PMIS) # 63188 Component Completion Report.
[73] Project Management Information System (PMIS) # 9065 Component Completion Report.

extensive undertaking involved the Chicken House, which included repair of the concrete foundation/footers and reconstruction of two small wing walls (east end of structure), with like materials and construction. The interior of the structure was cleaned and the floor boards were replaced. Exterior modifications included the replacement of rotten board and batten cladding as well as the replacement of a missing window screen and trim with like materials. Significantly, at this time the NPS removed the old rotted, fallen, and snow-crushed shed portion of building (east end of structure).[74]

In 2003, 25 Antanovka seedlings were planted and budded to Common Delicious and Rome. All are surviving presently.[75] Also, in the same year, approximately 10 to 12 Jonathan apple trees (planted in 1912) located adjacent to the Stehekin River were washed away when the river channel moved during an October flood event.[76] In 2004, new concrete was poured over the existing Packing shed foundation and a new fir flume was built to replace the existing flume located on the main irrigation ditch that feeds from Rainbow Creek to the Buckner Homestead.[77] Circa 2005, NPS staff and SCA volunteers replaced the decking (fir 1" x 13" x 4' or 5') of the Rainbow Creek dam.[78] Between 2005 and 2006, many of the fruit trees were severely damaged by elk browsing (bark eating) in the orchard and as a result, the NPS took a proactive approach to wildlife management within the Buckner Orchard.[79] In 2006, a portion of the Buckner Orchard was fenced to protect the fruit trees from further damage.[80] The fence included a seasonal electric wire fence attached to a nine-foot tall wire fence to exclude bear in the summer and fall and elk in the winter. Circa 2008, excessive winter snows required elevating the 800 lineal feet of elk enclosure fencing to keep animals out of the orchard. At this time, individual fruit trees were also fenced to prevent further damage from elk gnawing on and killing the limbs. In addition, the orchardist participated in the bear management team in Stehekin, which included hazing bears out of the orchard to prevent them from damaging trees.[81]

In the fall of 2009, materials were purchased to support the construction of an additional wildlife exclusion fence around a portion of the Buckner Orchard. In addition, gate materials and taller posts were purchased to upgrade the existing elk/bear fence. Construction of the new fence and upgrade of the existing fence was to be completed between 2010 and 2011. According to NOCA orchardist, Laurie Thompson, "The second fence is different in that it has low electric gates (seven) to allow deer and their fawns to jump over the gates. In the winter when the elk are present the gate openings are closed with big panels prohibiting all animals from the fenced area. The second fence was designed this way in order to let the deer in to eat all the apple thinnings and all the unpicked fruit which would create a large food

[74] Project Management Information System (PMIS) #24624 Component Completion Report. These preservation maintenance activities were undertaken in 2002.
[75] Information provided by NOCA orchardist Laurie Thompson to the PWR Cultural Landscapes Program in May 2015.
[76] NOCA orchardist Laurie Thompson noted in May 2015 that after the 2003 flood event, the river changed course at this location and by 2004 all the trees in the area were in the river. Sometime before this flood, buds were taken from the Jonathan trees and put on 8 young seedlings planted in 1996. She also indicated that the main ditch between the homestead and the Texas Twins' saved that area of the orchard from flooding.
[77] NOCA orchardist Laurie Thompson noted in May 2015 that the original Yellow cedar flume was replaced with a local fir wood flume milled in the same dimensions as the original. She also noted that the original flume had "double layers of cedar planks in the bottom of trough", while the replacement does not.
[78] Information provided by NOCA orchardist Laurie Thompson to the PWR Cultural Landscapes Program in May 2015.
[79] NOCA orchardist Laurie Thompson noted in May 2015 that the population of elk in the winter has gone from rare sightings historically to a steady 12 to 20 animals annually.
[80] Project Management Information System (PMIS) #93852B Project Funding Component Description.
[81] Project Management Information System (PMIS) #93852 B Component Completion Report.

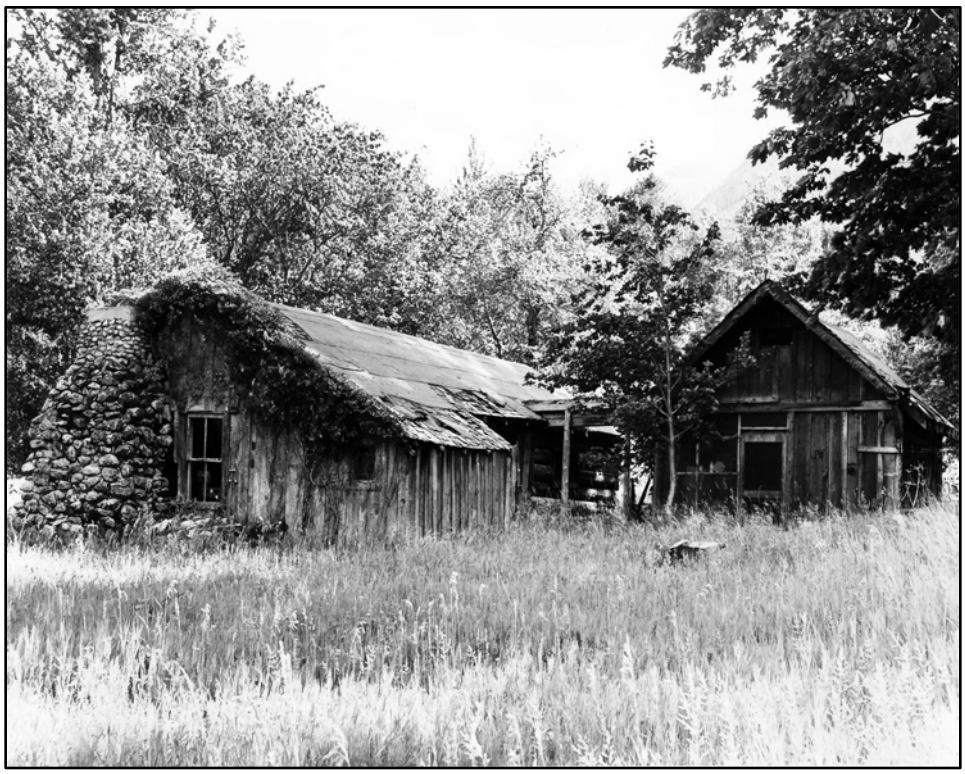
source for rodents which are very destructive to the fruit tree bark." Also at this time, the individual protective cages that protected 76 young fruit trees were removed. The need for the fences was demonstrated by the orchardist who indicated that maintenance and stabilization of the 200 original apple trees was extremely difficult due to the severe bear damage that the fruit trees sustained every year. With the installation of exclusion fences, effective stabilization efforts such as cabling and bridge grafting was now possible.[82]

Additional preservation maintenance activities were undertaken in 2011 on the following buildings: Pickers cabin east (NOCA #57), Pickers cabin west (NOCA #58), Buzzard Cabin (NOCA #59), Smoke/Delco House (NOCA #60), Milk Separator (NOCA #61), Playhouse (NOCA #62), Privy (NOCA #64), and the Barn/Shop (NOCA #65). See footnote for additional information regarding the work.[83] The following year, in 2012, preservation maintenance activities were undertaken on components of the Buckner Homestead historic irrigation ditch. Work included construction of two wooden box culverts to the replace crushed wooden stave culverts located in the Buckner Homestead Access Road and Historic Entrance Road. Additionally, 20 feet of concrete ditch lining was replaced on the Main Ditch above the flume.[84] Additionally, new Buckner Orchard sign was installed by the Buckner Homestead Heritage Foundation on the Stehekin Valley Road outside of the boundaries of the historic district in 2012.[85]
In2014, activities in the orchard continued with the planting and successful budding (Common Delicious or Rome) of 16 Antanovka seedlings with the orchard grid. Also, in the same year, 84 Antanovka seedlings were planted around the bases of historic trees (planted in 1924) for inarch grafting. In the future, the grafts will help supply nutrients and structure to the old trees. As of May 2015, the total number of young trees, including all of the NPS plantings is 190, while the total remaining original apple trees sums about 180.[86]
In 2014, the NOCA NPS Preservation Maintenance Crew performed extensive stabilization activities on the Buckner/Garfoot House. Work included lifting the building off of the ground into a level position and retrofit of a reinforced concrete footer and foundation under the building.[87] As a result of this work, the

[82] Project Management Information System (PMIS) # 154856 Component Status Report.
[83] As of 2011, all work orders identified with this project have been substantially completed (PMIS #149736): This project is directed at the cyclic maintenance needs of eight contributing features (structures) of the National Register listed Buckner Homestead Historic District: Sleeping Cabin East #57; Sleeping Cabin West #58; Buzzard Cabin #59; Delco House #60; Milk Separator House #61; Playhouse #62; Outhouse #64; Haybarn/Workshop #65. The project is designed to provide the timely cyclic maintenance necessary to promote the preservation of these resources in a cost effective manner. FMSS Work orders: 118192 Sleeping Cabin (East) #0057 Windows, 118193 Sleeping Cabin (East) #0057 Electrical, 118203 Hay Barn/Workshop #0065 Repair/replace EXT Window, 118204 Hay Barn/Workshop #0065 Repair/replace EXT door, 118205 Hay Barn/Workshop #0065 Roof structure, 118254 Buzzard Cabin #0059 Rebuilt EXT Door Shutter/Blin, 118329 Milk/Separator House Repair EXT Wall Surf, 118330 Milk/Separator House Repair EXT Wall Trim, 118331 Milk/Separator House Repair Foundation, 1309159 Apple Picker Cabin W. #0058 Reglaze Window, 1309481 Milk/Separator House #0061 Repair Sill Plate, 1309564 Buzzard Cabin #0059 Replace Sill Log, 1309568 Buzzard Cabin #0059 Reglaze Windows, 1309706 Buzzard Cabin #0059 Repair Ext Walls, 1309716 Privy #0064 Replace Sill Plate, 1309722 Playhouse #0062 Replace Sill Plate, 1670532 Delco House Repair Exterior Walls, 1670539 Delco House Repair Exterior Ceiling, 1670547 Delco House Repair Exterior Window, 1670552 Delco House Repair Roof Surface, 1670559 Playhouse Replace exterior siding, 88508 Privy #0064, Repair Ext Wall Surface/Cove, 88509 Privy #0064 Replace Ext Door Frame.
[84] Information provided by NOCA orchardist Laurie Thompson to the PWR Cultural Landscapes Program in May 2015. Laurie noted that the box style of culvert predated the stave style. Additionally, she indicated that the WCC provided the NPS assistance with these projects.
[85] The Buckner Homestead Heritage Foundation (BHHF) is an organization dedicated to "Promoting the care and preservation of the Buckner homestead, orchard, and community Atmosphere in perpetuity." For more information see their website at http://bucknerhomestead.org/
[86] In March 2015, North Cascades National Park hired a permanent orchardist, Laurie Thompson, to maintain the Buckner Orchard. Thompson has maintained the orchard on a seasonal basis for the NPS for the last 20 years.
[87] Dana Barton, Draft Buckner House Preservation Maintenance 2015 Scope of Work, November 26, 2014.

laundry room addition (circa 1960s-1970s) was removed to gain access to critical foundation segments. In association with this project, a Big-Leaf Maple tree located in front of the Buckner/Garfoot House was removed in an effort to protect the building from impacts caused by falling limbs and root damage.[88] Additional preservation maintenance activities will be completed on the building throughout 2015, including rehabilitation of the east gable and replacement of windows on the north main entrance. Future use and occupancy of the building has not been determined; however, many hope that it will provide long-term housing for NPS staff in the years to come.

Today, the Buckner Homestead remains an important part of the identity of Stehekin Valley. Through the annual apple harvest and cider pressing in the fall as well as the various potlucks, dances and other events that are held on the property throughout the year, the Buckner Homestead remains a popular and significant meeting place for Stehekin residents. While the homestead is no longer occupied, the property is utilized by the National Park Service as an interpretive tool, helping visitors understand the rich history of early homesteading settlement in the Stehekin Valley.



History Image #11: View looking south toward the Buzzard Cabin (left) and the Root Cellar (right) shortly after the NPS acquired the property, 1971 (National Register of Historic Places nomination form).

[88] Planning, Environment and Public Comment (PEPC) #0056, Preservation Maintenance of Buckner Homestead Historic District Main Residence, 2014.



History Image #12: Photograph of the Root Cellar (far left) and Buzzard Cabin (center right) looking toward the orchard and mountains beyond, circa 1985 (PWR Cultural Landscapes Program).



History Image #13: Photograph of the clearing/pasture looking toward the corral, circa 1985. Historically, a portion this area served as an apple orchard; however, the trees were removed in circa 1940s (PWR Cultural Landscapes Program).



History Image #14: Photograph of the Buckner Homestead and orchard, circa 1985 (PWR Cultural Landscapes Program).



History Image #15: Photograph of the Buckner sisters on the homestead, circa 1985 (PWR Cultural Landscapes Program).



History Image #16: Photo of the Buckner/Garfoot House prior to the removal of the Big-Leaf Maple situated in front of the building (PWR, June 2013).

Analysis & Evaluation of Integrity

Analysis and Evaluation of Integrity Narrative Summary:

The Buckner Homestead Historic District continues to convey its significance as an early settlement and agricultural development in the North Cascades. Eight landscape characteristics help to convey the historic integrity of the historic district including natural systems and features, spatial organization, circulation, vegetation, constructed water features, buildings and structures, small scale features, and archeological sites. The analysis and evaluation of key landscape characteristics is based on historical research and documentation of existing conditions.

Natural systems, including the area's climate, topography, hydrology, native vegetation, and fauna, create the unique environment within which the Buckner Homestead is located and influenced its development. The natural topography of the narrow Stehekin River valley and thick, Ponderosa pine/Douglas-fir forest creates a dramatic backdrop for the historic district that creates a feeling of enclosure. The relatively flat river terrace on which the homestead is located required little earth movement for development, however, the dense forest made clearing the land for orchard development difficult. Rainbow Creek continues to provide ample water to irrigate the apple orchard.

Historically, the homestead served as the home and commercial orchard of the Buckner family. The orchard continues to be managed, although not commercially, and the landscape still reflects its historic spatial organization patterns that helped to support the utilitarian and functional needs of operating the homestead. The organization is characterized by a main cluster of residences and outbuildings with a small number of gravel or dirt roads that extend out to the surrounding orchards and field. An extensive irrigation system runs through the site to carry water to the orchards and other ancillary areas of the district. This organization has remains considerably intact since the period of significance.

The road system at Buckner Homestead is characterized by rural and utilitarian with roads and driveways constructed for access and operation of the homestead. The primary roads are 14-feet wide gravel roads, with no formal edges or drainage system, while the driveways and secondary roads are 9-feet wide, two-track, dirt roads. Roads also served as the main pedestrian circulation routes through the homestead. Buckner Lane was the only formal path constructed at the homestead, which is a footpath following the main irrigation ditch.

The main contributing vegetation feature of the Buckner Homestead is the apple orchard that the Buckner's planted in the early 1900s. Other historic vegetation includes several ornamental trees planted near the Buzzard Cabin and Buckner/Garfoot House, several fruit trees located north of the main irrigation ditch, and a large clearing that was historically used as an orchard and pasture. The irrigation system that waters the orchard still operates as it did during the period of significance. It is a gravity fed system consisting of flow ditches controlled by gates that are manually opened and closed to regulate the amount and direction of the flow into the appropriate sections of the orchard. In addition to irrigating the orchard, the system was also used to distribute water to other areas of the homestead, such as the swimming pool, wash basin, Milk Separator, and vegetable garden.

There are fifteen contributing buildings and structures in the historic district including residences and outbuildings. Buildings and structures at the Buckner Homestead are simple and rustic in character. The historic buildings are primarily constructed with wood frames and board and batten siding, with the exception of the Buzzard Cabin, which has a portion constructed of logs. Historic small scale features

include original features constructed or acquired by the Buckner family, such as the Sundial, Outdoor Fireplace, and farm equipment.

Several archeological sites also date to the period of significance and are important to understanding the significance and extent of the activities within the historic district. These sites include the Swimming pool ruin, the Lower Buckner Can Dump, old wagon road remnants, and barn ruins.

Some changes since the period of significance have slightly impacted the historical integrity of the historic district. The greatest alteration has been the access to the homestead, which used to be from the east, but is now from the north. However, the Historic Entrance Road still exists from the homestead core to Rainbow Creek. Another change occurred in the 1960s, when the Buckner family sold a small portion of their property, which had a large clearing that was subsequently developed with two small residences referred to locally as the "Texas Twins" (Stehekin Residences 107 and 108). These residences are screened from view from the building cluster and the orchards by trees. Also, orchard trees and a section of irrigation ditches along the bank of the Stehekin River were lost during a recent flood event that severely cut into the bank. Despite these changes a majority of the historic landscape features and systems still remain intact and help to convey the historic character and layout of the Buckner Homestead.

Integrity Assessment

The Buckner Homestead Historic District retains all aspects of its integrity including its location, design, setting, materials, workmanship, feeling, and association. All of the significant historic resources of the homestead remain in their original location including buildings, irrigation system, site features, and orchard within the Stehekin River valley. The design of the homestead has been maintained because the essential spatial organization of the entire homestead site is intact, while the design of the structures and vegetation, including the orchard, remains laid out much as it was during the period of significance. The materials of the contributing resources have been maintained, and any changes to materials are in-kind in keeping with the same material palette of native or in-kind materials, such as some of the components of the irrigation system. The workmanship of the building, irrigation system, gates, bridges, and troughs reflect hand-crafted resources utilizing the local resources through hand-labor.

The physical environment of the Stehekin River valley has not changed dramatically, resulting in a historic setting that conveys the significance of the rural homestead. The valley and the thick forest create a feeling of remoteness and rustic beauty. The buildings and grounds retain direct association with their original uses and activities. In total, the homestead remains a vernacular rural property that displays the character of a historic homestead in the Stehekin River valley.

Natural Systems and Features

Natural Systems and Features are defined as the natural aspects that have influenced the development and physical form of the landscape. The development and use of the Buckner Homestead was historically influenced by the area's climate, topography, hydrology, native vegetation, and fauna.

Climate
The climate in the area is characterized with warm, dry summers and cool, snowy winters. Average high temperatures in July are around eight-three degrees Fahrenheit, while average lows in January are twenty-three degrees Fahrenheit. Average rainfall measure about thirty-five inches per year and the average snowfall is 128 inches. The dry summers, combined with the high elevation and aspect of the homestead was ideal for growing apples. However, heavy snow can cause damage to the orchard trees, which requires propping up branches in the fall before the snow begins to fall. Heavy snow loads have also caused some buildings to collapse in the past.

Topography
The homestead is located in the narrow Stehekin Valley, surrounded by steep valley walls. Together, the dramatic peaks and the narrowness of the valley create a strong sense of enclosure at the homestead. At the bottom of the valley, the homestead is sited on a relatively flat or gently sloped river terrace along the Stehekin River. There is one rock outcropping that served as a landmark, referred to by the Buckner's as the "knoll," that rises above the homestead along the bank of the river. Today, a commemorative plaque is affixed to the boulder, which reads:

In Remembrance of
Harry Sprague Buckner
1895-1976
Olive Field Buckner
1895-1948
From Their Daughters
Irene – Hobbie – Bucky
1993

Hydrology
The Buckner Homestead is located within the flood plain of the Stehekin River. The river flows around the western and southern edges of the site and then continues southward toward Lake Chelan. Recent floods have caused large portions of the historic orchards and clearing/pasture to be eroded away.

North of the historic district is Rainbow Creek, which supplies water for the irrigation of the orchard. Rainbow Falls is a 312-foot high waterfall along the creek that is located directly north of the historic district. During the historic period, Rainbow Falls was visible from the homestead, as noted by the Buckner sisters[89]. There is still evidence of cut trees between the Buckner/Garfoot House and the falls, but subsequent vegetation growth has since obscured the view.

Native Vegetation
The homestead is surrounded by second growth Ponderosa pine/Douglas-fir forest. The tall trees form a tall, abrupt edge around the agricultural field and create the deep green hues of the surrounding hills and mountain peaks. The homestead was essentially carved out of the surrounding forest. Removing the trees

[89] Buckner Sisters, 16.

to clear the land for development was a difficult task. Historically, the area between the main core of homestead buildings and the Stehekin River bank to the south was lightly forested, which would have allowed filtered light through and views to the south. Since the period of significance, the Douglas-fir forest has become denser, changing the character of this area of the homestead by blocking natural light and views toward the south that would have been visible historically. With thicker vegetation, hazard fuels are building up under the trees creating a fire-prone area adjacent to the historic buildings.

Fauna

The Stehekin Valley is home to innumerable native animal species, but the three that have the greatest impact on the historic district are elk (*Cervus elaphus*), black bear (*Ursus americanus*), and rodents. These animals cause extensive damage to the orchard trees that requires protection of the trees to maintain their health. To prevent damage from elk and bears, a 9' tall game fence and electric fence has been installed around half of the orchard. To protect trees from rodents and elk eating the bark, the trunks are wrapped every fall.



Natural Systems and Features Image #1: Photo showing Rainbow Creek near the location of the remnant Historic Entrance Road.



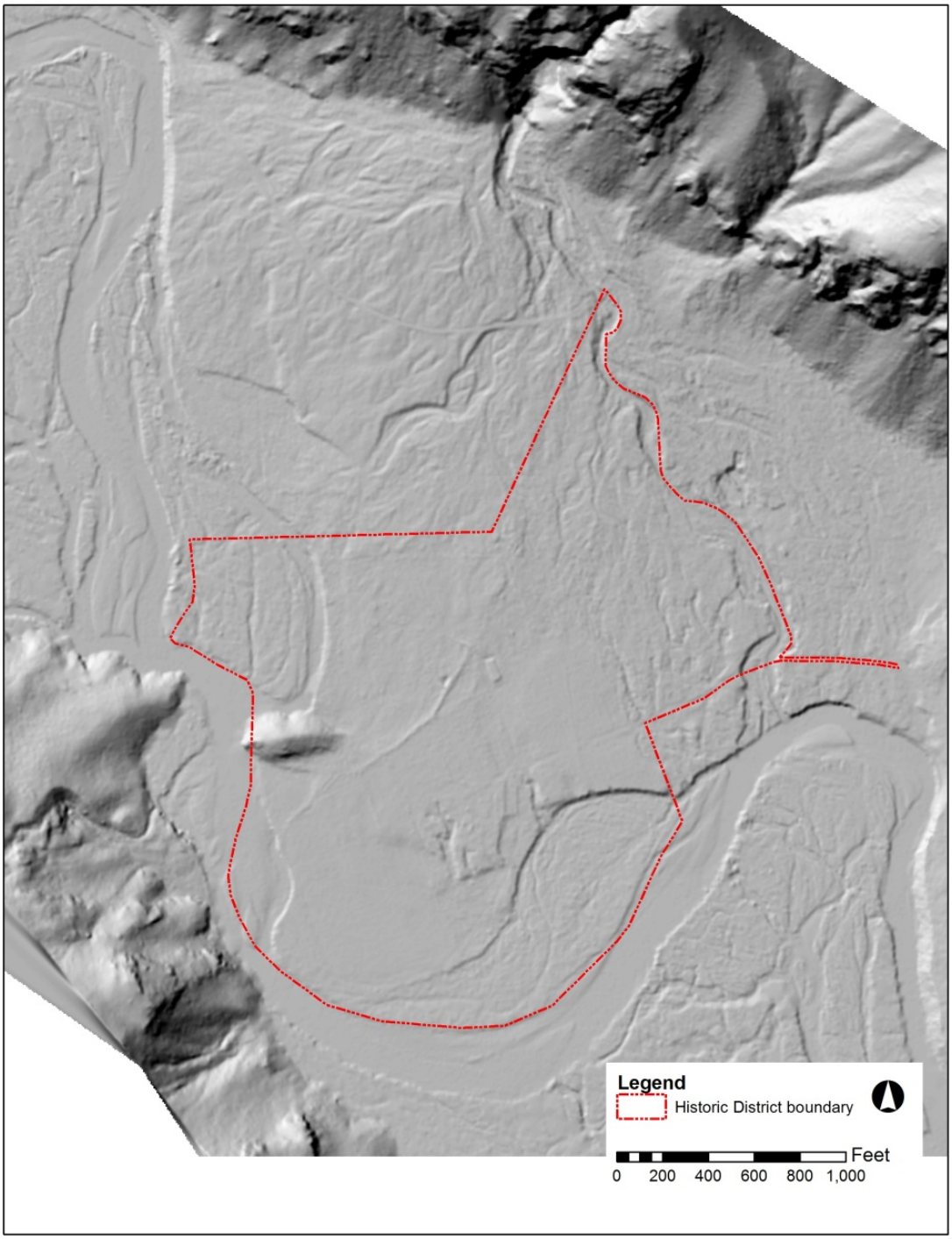
Natural Systems and Features Image #2: Photo looking southwest showing the Stehekin River (PWR, June 2013). Note river and gravel in the foreground illustrating the previous location of approximately 10 to12 historic Jonathan apple trees that were destroyed in 2003 when the river channel moved.



Natural Systems and Features Image #3: Photo looking northwest showing the mountainous topography characteristic of the Stehekin River valley (PWR, June 2013). The vegetable garden is located in the foreground.



Natural Systems and Features Image #4: Photo looking southeast showing the contrast in vegetation between the open grassy clearing and the tree line (PWR, June 2013).



Natural Systems and Features Image #5: LiDar of the historic property showing the topography of the valley outside of the historic district and the knoll within the historic district (PWR, 2015).

Spatial Organization

Spatial Organization is defined as the three dimensional organization of physical forms and visual association in the landscape.

The Buckner Homestead landscape is organized to meet the utilitarian and functional needs of operating the orchard. It is characterized by a main cluster of residences and outbuildings with a small number of gravel or dirt roads that extend out to the surrounding orchards and open field. An extensive irrigation system runs through the site to carry water to the orchards and other ancillary areas of the district. This organization has remained considerably intact since the period of significance.

The main building cluster is located near the middle of the historic district and is where the majority of historic buildings and structures are located. These buildings include the Buckner/Garfoot House, Buzzard Cabin, Pickers cabin west, Pickers cabin east, Root Cellar, Smoke/Delco House, Barn/Shop, Woodshed/Harness Shed, Milk Separator, Playhouse, Privy, Chicken House, and Brooder House. Two non-historic buildings exist within this cluster, the Pumphouse and the Wagon Lean-to.

Surrounding the central building cluster to the west, north, and east are the orchard and a large clearing, while second growth forest is to the south. The orchard is divided into three sections by the road system. The sections are currently referred to as the north block, east block, and south block by NPS employees. The orchard trees and irrigation ditches within the orchard are in a traditional grid. The Packing shed foundation, non-contributing Sprayer Shed, and North orchard outhouse are located in the north orchard block. The Swimming pool is located north of the south block and the main irrigation ditch.

A large clearing is located west of the building cluster. Its use has changed over time. In the early 1900s, the Buckners planted an orchard there (the west orchard block), but removed most of the trees sometime in the 1930s or 40s. Since then, it has served as a pasture or field as evidenced by the location of a corral and barn ruins on the eastern edge of the clearing. Most recently, the southern portion of the field was planted with alfalfa by a local resident, but the clearing is not currently in use due to rocks that were deposited in the field during a recent flood event.

The homestead is currently accessed from the north by the Buckner Homestead Access Road. This is not the historic entrance, but the southern segment of the road was a historic road used to access the Apple Packing Shed. Several roads and driveways branch off the Buckner Homestead Access Road to provide secondary access to other parts of the ranch, such as the orchard, field, and buildings.

The Historic Entrance Road branches from the southern end of the Buckner Homestead Access Road. It runs southwest to northeast from the Buckner Homestead Access Road, between the north and east orchard block, terminating at the bank of Rainbow Creek. This road was originally used as the historic entrance to the homestead, until the 1970s, when a major flood destroyed the bridge across Rainbow Creek. At that point, the current entrance route became the main access to the homestead. The Historic Entrance Road is now used to access the north and east orchard block and a storage area.

The Road to Clearing/Pasture extends from the terminus of the Buckner Homestead Access Road to provide access to the clearing located west of the building cluster, then curves southeastward to the Fuel Drum Rack and Milk Separator. The Southern Access Road extends south and westward from the Historic Entrance Road (near its intersection with the Historic Entrance Road) to provide access to Brooder House and the southern end of the clearing/pasture (which was an orchard until the 1930s or 40s). It is a nine-foot wide, two-track, dirt road. Also branching off from the Historic Entrance Road (just east of the Buzzard Cabin) is a historic driveway to the Barn/Shop behind the Buzzard Cabin.

Another important feature that runs through the homestead is the irrigation system. This historic system is comprised of a series of ditches that draw water from Rainbow Creek and carry it to the orchard. The main ditch runs in a relatively straight path in a southwestern direction from the creek to the Stehekin River. From this main ditch, several feeder ditches branch off to carry water to the orchard. Along the main ditch is a foot path, referred to as Buckner Lane. It was historically and is currently used to operate the irrigation system. It was also considered a pleasant walk through the forest, among the wildflowers blooming along the water ditch, and over several Rustic-style wood footbridges at crossings.

Some changes since the period of significance have slightly impacted the historic organization of the district. The greatest alteration has been the access to the homestead, which used to be from the east, but is now from the north. Another change occurred in 1967, when the Buckner family sold approximately one acre of their property, which had a large clearing that was subsequently developed with two small residences referred to locally as the "Texas Twins" (Stehekin Residences #107 and #108). Also, orchard trees and a section of irrigation ditches along the bank of the Stehekin River were lost during recent flood events.

Despite these changes a majority of the historic spatial patterns still remain intact and help to convey the historic character and layout of the Buckner Homestead.

Vegetation

The Vegetation section documents human manipulated vegetation: deciduous and evergreen trees, shrubs, vines, ground covers and herbaceous plants used for design and/or ornamental purposes, whether indigenous or introduced in the landscape.

The main contributing vegetation feature of the Buckner Homestead is the apple orchard that the Buckner's planted beginning in 1912. Other historic vegetation includes several ornamental trees planted near the Buzzard Cabin and Buckner/Garfoot House, several fruit trees located north of the main irrigation ditch, and a large clearing that was historically used as an orchard and pasture. The Buckner's also had several ornamental gardens and vegetable gardens that no longer remain.

Apple Orchard
Covering nearly ten acres, the apple orchard is a prominent landscape feature of the historic district. The trees are planted in a traditional grid with thirty-four rows that are divided into three sections by the road system. The sections are currently referred to as the north block (east of the Buckner Homestead Access Road), east block (south of the Historic Entrance Road), and south block (west of the Buckner Homestead Access Road). The west block was located west of the extant orchard and no longer remains.

The orchards associated with the Buckner Homestead Historic District represent the modern period in the history of fruit tree culture in the United States, from 1880 to 1945. Planted roughly between 1900 and 1945, the orchards exhibit a narrow range of variety trees, short trunks (18 inches to 3 feet high), pruned tree form (open bowl style), quality fruit, shorter longevity, and wide geometry of tree layout (30 foot by 30 foot tree spacing).[90] Collectively, these qualities help define the orchard and its associated character-defining features. Today, the Buckner Orchards represents an outstanding example of the modern period in the history of orchard culture.

As of May 2015, the total number of young trees (Common Delicious, Rome Beauty, Jonathans, and Winesaps) , including all of the NPS plantings is 190, while the total remaining original apple trees (Common Delicious, Rome Beauty, Lodi) sums about 180.[91] The trees were grafted onto Antonovka seedling rootstocks (allowing the trees to become full-sized) and the orchard groundcover was primarily alfalfa. Notably, the orchard includes the Common Delicious (Hawkeye) apple, a strain of the Delicious variety that is no longer grown commercially, produced, grafted, or sold in this country. Susan Dolan notes in "Fruitful Legacy" that "…the Buckner Homestead Historic District contains a 90-year old apple orchard that reflects a revolutionary event in the modern discovery of the Delicious apple variety by the Stark Brothers. This discovery transformed the growing of apples in the 20th century. Among the oldest trees of the Buckner Orchard are trees of the Common Delicious strain of the Delicious variety—Stark Brother's name for the early, unimproved variety they acquired as "Hawkeye" – a red and yellow apple. The Buckner Orchard represents the advent of the Delicious variety, before it was turned into a red apple, or Red Delicious variety, through strain selection in the 1920s."[92] As a result, the orchard serves as an important repository of this heirloom apple variety.

[90] Susan A. Dolan. Fruitful Legacy: A Historic Context of Orchards in the United States, with Technical Information for Registering Orchards in the National Register of Historic Places. U.S. Department of the Interior, National Park Service, Olmsted Center for Landscape Preservation, Pacific West Regional Office, Cultural Resources Program; Park Historic Structures and Cultural Landscapes Program, 2009.
[91] Information provided by NOCA orchardist Laurie Thompson to the PWR Cultural Landscapes Program in May 2015.
[92] Ibid.

Fruit Trees
Several fruit trees are located north of the main ditch and south orchard block. Four pear trees, a plum, and an unidentified seedling have been located and were likely planted by the Buckner's during the period of significance.

Ornamental Trees and shrubs
A few ornamental trees and shrubs are located around the Buckner/Garfoot House and the Buzzard Cabin. This includes several maple trees, such as a red-leaf maple planted by the Garfoot's near the Buckner/Garfoot House, a single Subalpine fir, a snowball shrub near the outdoor fireplace, and a cluster of lilacs.[93] In 2012, a large Douglas-fir tree that was crowding the Subalpine fir was removed. Since that time, the condition of the fir is improving and showing new growth. Also, in 2014, a large Big-Leaf Maple tree that was located in front of the Buckner/Garfoot House was removed because it was too close to the foundation and causing damage to the structure. The other remaining trees provide shade to the historic buildings and the area between the two buildings.

Clearing/Pasture
A large, open clearing is located west and southwest of the building cluster. In the early 1900s, this area was planted with apple trees, but in the 1930s or 40s, the trees were removed and the clearing was used as a pasture. After the period of significance, the northern portion of the clearing was used as a pasture and the southern end as a hayfield. More recently, a local resident used the field to grow alfalfa. However, since a recent flood event that deposited rocks in the hay field, it has not been cultivated and there is no longer a fence defining the northern end as a pasture. Today, the clearing reads as one large open space dominated by grasses and other herbaceous species.

Gardens
The Buckner's maintained several ornamental gardens and vegetable gardens that are no longer present. Historic flower gardens included the "B" Garden, flag garden, and pergola garden and were located near the Buzzard Cabin. Fruits and vegetables were grown in three areas: a strawberry patch north of the Buzzard Cabin, a garden plot south of the Barn/Shop, and another patch to the east of the Buzzard Cabin. These gardens are described in the history section. In the 1980s, some of the historic flower gardens were recreated. Today, all that remains are the open areas where the gardens existed and some remnant flowering plants, such as Shasta daisies, Blue bells, and Vinca around the Buzzard Cabin.

Today, a non-historic vegetable garden is located north of the Buckner/Garfoot House within the south orchard block. It is a small square-shape plot that is enclosed by a wooden picket fence.

[93] According to Laurie Thompson, the Buckner sisters indicated that the family dug up the Subalpine fir tree near Bridge Creek (around milepost 15) and used it as their Christmas tree before planting out in the yard the following Spring.



Vegetation Image #1: View looking south of a clearing associated with the Buckner Homestead, which was previously associated with pasturage and agricultural activities (PWR, June 2013). Note the contrast in vegetation between the forest edge and the field.



Vegetation Image #2: View looking northeast showing one of the historic orchards associated with the Buckner Homestead (PWR, June 2013). Note the rugged topography in the background.



Vegetation Image #3: View of a historic apple tree associated with the Buckner Homestead orchard (PWR, June 2013). This tree exhibits many features characteristic of an apple tree planted before 1945, including a short trunk and open-bowl form. Note cavity at a base of trunk that has been filled with small river cobbles to prevent rodents from nesting inside and chewing on the trunk and grafts.



Vegetation Image #4: View of a historic pear tree associated with the Buckner Homestead orchard (PWR, June 2013). This remnant tree is located north of the pasture and outside of the boundaries of the established orchard. Encroaching vegetation may threaten this tree in the future.



Vegetation Image #5: View of a seedling (possibly a quince or apricot) associated with the Buckner Orchard (PWR, June 2013). This remnant tree is located north of the pasture adjacent to a historic pear tree and outside of the boundaries of the established orchard.



Vegetation Image #6: View looking south toward the Buckner/Garfoot House (right), Privy (center) and the Playhouse (left) (PWR, June 2013). Note ornamental vegetation located in close proximity to the buildings, including Big-Leaf Maple (removed in 2014)red-leaf maple (left), and snowball (near outdoor fireplace).



Vegetation Image #7: View looking northwest toward the vegetable garden and associated wooden picket fence enclosure (PWR, June 2013).

Circulation

Circulation includes the spaces, features, and applied material finishes which constitute systems of movement in a landscape. Contributing circulation features at the Buckner Homestead include historic roads, driveways, and a footpath locally referred to as "Buckner Lane."

The circulation system at Buckner Homestead is characterized by rural and utilitarian roads and driveways constructed for access and operation of the homestead, such as hauling out packed fruit boxes for shipment to Chelan and Wenatchee, harvest activities, and maintenance. The primary roads are fourteen-foot wide gravel roads, with no formal edges or drainage system, while the driveways and secondary roads are nine-feet wide, two-track, dirt roads. Roads also served as the main pedestrian circulation routes through the homestead. Buckner Lane was the only formal path constructed at the homestead, which is a footpath following the main irrigation ditch.

Buckner Homestead Access Road (Buckner Orchard Access Road, RT 103) – Contributing & Non-Contributing portions

The homestead is currently accessed by the Buckner Homestead Access Road (Buckner Orchard Access Road, RT 103), which is comprised of three sections: 1) the non-historic road originally built to access the Texas Twins residences (Stehekin Residences #107 and #108), 2) the historic road built to access the Apple Packing Shed and the historic Buzzard Cabin and Buckner/Garfoot House, and 3) the parking area in front of the Buckner/Garfoot House (Buckner House Parking, RT 971). In total, this road is just over a half-mile long.

Buckner Homestead Access Road (Southern Segment) - Contributing
The historic segment of the road begins where the Buckner Homestead Access Road crosses the main irrigation ditch. It enters the northern end of the extant orchards, cutting through them in a straight line heading southeast for approximately 0.10 mile. The Buckner Homestead Access Road curves at an intersection with the Historic Entrance Road (Buckner Powder House Road, RT 414) turning southwest and terminates at the parking area in front of the Buckner/Garfoot House. It is surfaced with gravel and measures approximately fourteen-feet wide.

Historic Entrance Road (Buckner Powder House Road, RT 414) – Contributing
The Historic Entrance Road runs in a straight line northeast to southwest from Rainbow Creek, between the north and east orchard blocks, and terminates at an intersection with the Buckner Homestead Access Road. Originally, it crossed a bridge over Rainbow Creek to provide access from the Stehekin Highway; however, this connection was lost in the 1970s when the bridge washed out. It is a nine-foot wide, two-track, dirt road, approximately 1050 feet in length.

Road to Clearing/Pasture– Contributing
This road extends from the terminus of the Buckner Homestead Access Road to provide access to the clearing historically associated with the pasture, then curves southeastward to the Fuel Drum Rack and Milk Separator, approximately 400 feet in length. It is a nine-foot wide, two-track, dirt road.

Southern Access Road – Contributing
The Southern Access Road extends south and westward from the Historic Entrance Road (near its intersection with the Historic Entrance Road) to provide access to Brooder House and the southern end of the clearing/pasture (which was an orchard until the 1930s or 40s). It is a nine-foot wide, two-track, dirt road.

Driveway to Work Shop - Contributing
This driveway branches off from the Historic Entrance Road, just east of the Buzzard Cabin, to access the Barn/Shop. It is a nine-foot wide, two-track, dirt road, approximately 160 feet in length.

Driveway to Packing shed foundation Parking (Buckner Packing Shed Parking, RT 948) –Contributing
This driveway branches off from the Historic Entrance Road, just south of the Packing shed foundation. It runs northeast for approximately 300 feet and terminates with the Buckner packing shed parking area. It is a nine-foot wide, two-track, dirt road. Parking occurs along the edge of the road and at an informal, irregular shaped, clearing at the end of the route.

Buckner Lane - Contributing
Locally referred to as "Buckner Lane," this is a 0.3-mile footpath that follows the main irrigation ditch in a southwesterly direction from Rainbow Creek to the orchard. It historically served as a functional trail to maintain and operate the irrigation ditch and as a strolling lane with footbridges and flowers along the bank. The path is narrow, averaging 12-inches wide, surfaced with native soil and edged with low-growing, herbaceous native vegetation. It crosses the ditch in six locations where rustic-style footbridges are located. (The footbridges are described in the Buildings and Structures section.)

Buckner Homestead Access Road (Northern Segment) - Non-Contributing
The northern, 0.4-mile segment of the road is the non-historic portion, which runs from the Stehekin Valley Road (milepost 4), past the non-historic Texas Twins residences, and ends at the main irrigation ditch. It is a curvilinear, gravel road that travels through the lightly forested land and has two driveways used to access the Texas Twins residences. Only the southernmost 0.15 miles of this non-historic segment of the road is within the boundaries of the historic district. It is surfaced with gravel and measures approximately fourteen-feet wide.

Buckner/Garfoot House Parking, RT 971 – Non-contributing
The parking area is an informal, irregular, semi-circle-shaped clearing at the end of the Buckner Homestead Access Road. It is surfaced with gravel and grass and measures approximately seventy-feet long and thirty-feet wide.

Ski Trails – Non-Contributing
A non-historic network of cross-country ski trails are maintained throughout the homestead property for the use of both visitors and residents throughout the winter, following many of the existing roads and the Old Wagon Road remnant (described in the Archeological Sites section).



Circulation Image #1: Photo looking northeast of Buckner Lane traversing along the west side of the irrigation ditch (PWR, June 2013). Note the subtle alignment of trail with yellow flowers forming a vegetative edge on both sides of the ditch.



Circulation Image #2: Photo looking south of the Buckner Homestead Access Road (PWR, June 2103). Note non-contributing Sprayer Shed located adjacent to the gravel paved road alignment.



Circulation Image #3: Photo looking northeast toward the intersection of the current graveled Buckner Homestead Access Road and two-track Historic Entrance Road (old wagon road) (PWR, June 2103).



Circulation Image #4: Photo looking south of the driveway that provides access to the Barn/Shop (PWR, June 2013).



Circulation Image #5: Photo looking southwest toward the Historic Entrance Road (PWR, June 2013). Today, the two track road terminates at the bank of Rainbow Creek where a bridge historically provided a connection to the other side of the creek.



Circulation Image #6: Photo looking south of the two track Southern Access road to the field/clearing and corral (PWR, June 2013). Note Brooder House on left and associated farm equipment.



Circulation Image #7: Photo looking west of a compact dirt and grass-covered road leading past the Buckner/Garfoot House to the clearing historically associated with the clearing/pasture (PWR, June 2013).

Buildings and Structures

Buildings are defined as the elements primarily built for sheltering any form of human activities. Structures are defined as the functional elements constructed for other purposes than sheltering human activity. Buildings and structures at the Buckner Homestead are simple and rustic in character. The historic buildings are primarily constructed with wood frames and board and batten siding, with the exception of the Buzzard Cabin, which has a portion constructed of logs.

Contributing Buildings and Structures

Buzzard Cabin, #0059 (LCS# 006718) (FMSS# 17870)
The Buzzard Cabin is the oldest residence on the homestead built in 1889 with a 1910 addition. The 1889 portion is a one-story cabin measuring 16'x18' and has planked ends with saddle notched corners and a gable roof. The 1910 portion is a one-story, frame addition on a concrete foundation measuring 16' by 23' and has a shake gable roof and a massive stone chimney that was added in 1911 (NPS rebuilt the fireplace and chimney in 1980).

Privy, #0064 (LCS# 006723) (FMSS# 17877)
The Privy, built in 1911, is a small, one-story, wood-frame shed measuring 5’4” by 5’4”. It has a wood-shingled, steep gable roof with extended eaves and exposed curved rafter ends, board and batten siding with a vertical wood board center entrance on north side, and a wood foundation. Exterior features include a square vent beneath gable on north; knee braces on north and south; and plain fascia boards with curved ends.

Pickers cabin east, #0057 (LCS# 006717) (FMSS# 17861)
The Pickers cabin east, built in 1913, is a simple wood-framed cabin measuring 12’ by 14’. The cabin is one-story, with wood-shingled gable roof with extended eaves and exposed rafter ends, vertical board and batten siding with a screened 18"-high opening around perimeter below eaves, and a log foundation.

Pickers cabin west, #0058 (LCS# 006732) (FMSS# 17865)
The Pickers cabin west, built in 1913, is a simple wood-framed cabin measuring 12’ by 14’. The cabin is one-story, with wood-shingled gable roof with extended eaves and exposed rafter ends, vertical board and batten siding with a screened 18"-high opening around perimeter below eaves, and a post foundation.

Chicken House, #0066 (LCS# 006726) (FMSS# 17879)
The Chicken House, built in 1913, is a one-story, wood-frame structure measuring 10’ by 10’. It has a wood-shingled gable roof with extended eaves at gable ends and exposed rafter ends, board and batten siding, a vertical wood-paneled entrance on the south, and a concrete foundation. Exterior features include wall openings on the north and east sides with plain surrounds; plain fascia boards; and knee braces at the north and south.

Buckner/Garfoot House #0056 (LCS# 006716) (FMSS# 17859)
The Buckner/Garfoot House is a 1,439 square-foot, wood-framed house constructed as a series of additions over time. The first portion constructed was a 12’ by 18’ cabin built in 1914. A 16' by 18' addition was constructed in 1915, a bedroom was added on west elevation in 1921, a bedroom was added on south elevation and a kitchen on the east elevation in 1925, a utility room was added in 1957-58, a roof overhang added on east elevation in 1979, and a porch added in 1983. A fireplace was built in 1921 and removed in 1965. The residence has a metal roof, weatherboard siding, and a stone foundation. Between

2014 and 2015, the house underwent extensive preservation maintenance activities, which leveled the building and stabilized the foundation.

Smoke/Delco House, #0060 (LCS# 006719) (FMSS# 17871)
The Smoke/Delco House is a one-story, 4’ by 8’ rectangular, wood-frame structure built between 1915 and 1925. It has a wood-shingled shed roof with exposed rafter ends, vertical board and batten siding, a shed roof porch, and concrete foundation. Built originally as smokehouse, it was later used as a power generator house called the Delco House.

Root Cellar, #0063 (LCS# 006722) (FMSS# 17876)
The Root Cellar, built between 1916 and 1925, is a one-story, wood-frame, rectangular structure measuring 14'6" by 24'6", with a concrete foundation. It has a wood-shingled, steep gable roof with extended eaves and exposed rafter ends. The walls are sheathed with board and batten siding over 1-foot thick walls filled w/sawdust for insulation. It is one bay wide with a center screened entrance on the north. Exterior features include four small openings set into the south wall; small square vents on the north and west; small openings beneath gable end on the south; the north wall is partially screened; plain fascia boards; corner boards; and knee braces on the north and south.

Milk Separator, #0061 (LCS# 006720) (FMSS# 17874)
The Milk Separator consists of a small shed and an associated stone trough, constructed between 1916 and 1925. The shed is a 6'x8', 1-story, rectangle, wood-frame structure set on a on raised concrete foundation. It has a wood-shingled gable roof with extended eaves, horizontal wood board siding, and an entrance opening on east with plain surrounds. Exterior features include screened openings on north and south walls, plain fascia boards, and corner boards. Beside the house is a mortared stone water trough. This structure used water diverted from Rainbow Creek to cool and assist in keeping the milk and cream.

Packing shed foundation (LCS# TBD) (FMSS# 241474)
The Apple Packing Shed was constructed in 1921. The shed structure itself was constructed in 1922, but collapsed under heavy snow load in 1953. The concrete foundation still remains. It is a large raised concrete platform measuring 40’ by 100’.

Brooder House, #0068 (LCS# 006728) (FMSS# 17881)
The Brooder House, built in 1921, is a one-story, wood-frame structure measuring 4’ by 6’. It has a wood-shake steep gable roof, horizontal board siding with a small vertical wood panel door on the west, and a log foundation. A partially enclosed pen (4' by 4') on north side has a clapboard roof. Exterior features include an opening on the south wall with plain surrounds; pedimented gable ends; exposed rafter ends; and plain fascia boards.

Playhouse, #0062 (LCS# 006721) (FMSS# 17875)
The Playhouse, constructed in 1923, is a wood-frame structure set on a concrete foundation. It is 8'6” by 10'6”, one-story, rectangular, wood frame structures, three bays wide. It has a wood-shingled gable roof with extended eaves and exposed rafter ends, board and batten siding, vertical wood-paneled center entrance with plain surrounds on the south. Exterior features include 4-pane fixed sash windows with plain surrounds on the south and west sides; plain fascia boards; corner boards; and knee braces on the north and south. It was built by William Van Buckner for his son Harry’s daughters.

Barn/Shop, #0065 (LCS# 006725) (FMSS# 17878)
The Barn/Shop, built 1949, is a one and a half-story, wood-frame structure measuring 24'3” by 20'6”. It has a metal-covered steep gable roof with extended eaves and exposed rafter ends, board and batten siding, a vertical wood panel sliding center door on the north, and a concrete foundation. Exterior features

include nine rectangular openings across the south facade filled with reinforced translucent plastic film; a vertical opening above the main entrance (loft); plain fascia boards; and a corner boards.

Woodshed/Harness Shed, #0067 (LCS# 006727) (FMSS# 17880)
The Woodshed/Harness Shed, built in 1955, is a one-story, open-log structure measuring 12' by 20'. It has a board gable roof with round log burlins, open sides, round log posts set on concrete posts.

North orchard outhouse (LCS# TBD) (FMSS# 241375)
The North orchard outhouse, built circa 1922, is a small, one-story; wood-frame shed measuring 5’ by 5’. It has a wood-shingled, steep gable roof with extended eaves and exposed curved rafter ends, board and batten siding with a vertical wood board center entrance on north side, and a wood foundation. Exterior features include a square vent beneath gable on north; knee braces on north and south; and plain fascia boards with curved ends.

Non-Contributing Buildings and Structures

Non-contributing residence (Stehekin Residence #107)
One of two houses locally referred to as the “Texas Twins,” this building was constructed after the period of significance and is used by the NPS for park employee housing. The small rectangular building measures approximately 24’ x 28’ and incudes a small outbuilding/shed.

Non-contributing residence (Stehekin Residence #108)
One of two houses locally referred to as the “Texas Twins,” this building was constructed after the period of significance and is used by the NPS for park employee housing. The small rectangular building measures approximately 24’ x 28’ and incudes a small outbuilding/shed.

Non-contributing Pumphouse, #0136 (FMSS# 17885)
The pumphouse is located west of the Buckner/Garfoot House and was constructed after the NPS acquired the property from the Buckner family. The gabled structure is clad in board and batten wood siding and has a brown corrugated metal roof.

Non-contributing Sprayer Shed
Built circa 1997-1998, the non-contributing Sprayer Shed is a one-story, open log structure. It has a shed roof, round log posts and was constructed after the period of significance to protect historic sprayer equipment on display.

Non-contributing Wagon Lean-to
Built in the in the 1990s, the non-contributing Wagon Lean-to is an open, lean-to shed structure constructed of wood. Located west of the Buckner/Garfoot House and Pickers cabin west, the structure was built to cover an old wagon on display. The structure is leaning and many boards are loose.

Elk/Bear Fences
In 2006 and 2011, game fences were constructed around two sections of the orchard to protect the fruit trees from elk and bears. The fences are 9’ tall, constructed of 6” by 6” woven wire mesh supported by roughhewn wood posts. For the summer and fall seasons, electrical lines are added to the lower portion of the fence to keep the bears out.

Corral
A corral was constructed on the eastern edge of the clearing during the Garfoot family's occupation of the homestead (1970s-2012). It is a square corral constructed of wood posts, approximately 4' tall and 12" in diameter, spaced 8' to 10' apart, with three rails, approximately 3" in diameter.

Buckner Lane Foot Bridges
Six rustic-style footbridges are located along Buckner Lane were it crosses the main irrigation ditch. One of the six bridges is an arched wood bridge with a railing, one is a simple half-log, one is a simple, single board, the other three bridges are standard log-stringer bridges. These bridges are replacements of historic bridges that existed during the period of significance.



Buildings and Structures Image #1: Photo looking south toward the Buckner/Garfoot House (NOCA NPS Preservation Crew, 2014). Note Big-Leaf Maple tree stump at right adjacent to the residence, which was removed by the NPS in 2014 in an effort to protect the building.



Buildings and Structures Image #2: Photo looking southwest toward the Buzzard Cabin (PWR, June 2013). Note mortared stone chimney and varied wood cladding (log and board and batten) on building exterior.



Buildings and Structures Image #3: Photo looking northwest toward the Pickers cabin east (PWR, June 2013). Note small dry-stacked stone wall situated in front of the cabin.



Buildings and Structures Image #4: Photo looking south toward the Pickers cabin west (PWR, June 2013). Note large Douglas-fir trees located adjacent to the building.



Buildings and Structures Image #5: Photo looking northeast toward the Playhouse (PWR, June 2013). Note recent preservation maintenance activities evident on the building exterior.



Buildings and Structures Image #6: Photo looking northwest toward the Root Cellar (PWR, June 2013).



Buildings and Structures Image #7: Photo looking northeast toward the Brooder House (PWR, June 2013). Note remnant equipment adjacent to the building located in the foreground.



Buildings and Structures Image #8: Photo looking northwest toward the Chicken House (PWR, June 2013).



Buildings and Structures Image #9: Photo looking southwest toward the Buckner Smoke/Delco House (PWR, June 2013). Note recent preservation maintenance activities evident on the building exterior.



Buildings and Structures Image #10: Photo looking southeast toward the Barn/Shop (PWR, June 2013).



Buildings and Structures Image #11: Photo looking southwest toward the Milk Separator (PWR, June 2013).



Buildings and Structures Image #12: Photo looking of the stone and mortar trough associated with the Milk Separator (PWR, June 2013). Note the encroaching vegetation obscuring the structure.



Buildings and Structures Image #13: Photo looking southwest toward the Privy (PWR, June 2013). Note recent preservation maintenance activities evident on the building exterior.



Buildings and Structures Image #14: Photo looking southeast toward the North orchard outhouse (PWR, June 2013).



Buildings and Structures Image #15: Photo looking southeast toward the Packing shed foundation (PWR, June 2013).



Buildings and Structures Image #16: Photo looking southwest toward the Wood Shed/Harness Shed (PWR, June 2013).



Buildings and Structures Image #17: Example of a contemporary foot bridge over the irrigation ditch along Buckner Lane (PWR, June 2013).



Buildings and Structures Image #18: Photo looking southwest toward the non-contributing Pumphouse located east of the Pickers cabin west (PWR, June 2013).



Buildings and Structures Image #19: Photo looking east toward the non-contributing Sprayer Shed located adjacent to the Buckner Homestead Access Road (PWR, June 2013).



Buildings and Structures Image #20: Photo looking south toward the non-contributing Wagon Lean-to located west of the Buckner /Garfoot House and the Pickers cabin west (PWR, June 2013).



Buildings and Structures Image #21: Photo showing the remnant wooden corral located adjacent to the clearing historically associated with the clearing/pasture (PWR, June 2013). Note tall grasses and encroaching vegetation that is obscuring the corral.



Buildings and Structures Image #22: Photo showing non-contributing elk/bear enclosure fences that surround two orchard areas associated with the Buckner Homestead (PWR, June 2013).

Constructed Water Features

Constructed water features are defined as the built features and elements which utilize water for aesthetic or utilitarian functions in the landscape. The irrigation system for the Buckner Orchard is a primary element of the historic district that is not only important for the interpretation of the homestead, but it is also critical to the survival of the fruit trees.

Based on a water right that was established in 1912, the irrigation system generally operates now as it did when the Buckner's operated the orchard. The irrigation system is a gravity fed system consisting of flow ditches controlled by gates that are manually opened and closed to regulate the amount and direction of the flow into the appropriate sections of the orchard. In addition to irrigating the orchard, the system was also used to distribute water to other areas of the homestead, such as the Swimming pool, wash sink, Milk Separator, and vegetable garden.

Irrigation System - Contributing
The irrigation system consists of a main ditch that carries water from Rainbow Creek that is diverted at different points into feeder ditches that carry the water to specific sections of the orchard. Within the orchard, each row of trees has a ditch on either side of the row to deliver water evenly on either side of each tree. Some smaller features of the ditch have had to be replaced, such as the wood flume and concrete gate #2, but they were both replaced in-kind, matching the materials and dimensions, thus retaining the integrity of the historic system.

Main Ditch
The main ditch is an approximately 2,900' long, earthen ditch. It begins at its intake at Rainbow Creek (near Rainbow Creek Dam, located outside the boundary of the CLI) and flows southwest along the northern edge of the orchard to the bank of the Stehekin River. The original intake was abandoned or destroyed in the 1940s due to erosion and was the intake was subsequently moved to its current location by the end of the period of significance. The ditch abruptly ends at the Stehekin River bank as the last section of this ditch was lost from erosion during a flood event. This ditch historically turned south and followed the river bank to deliver water to the field and the orchard that were located in the western section of the homestead. Along the main ditch route, there are several constructed features that help to regulate water flow to the orchards, including the intake, concrete gates, canvas dikes, a wood flume, and culverts.

- *Intake, log/earth cribbing, and diversion ditch (Historic)*: The irrigation system begins at the Rainbow Creek intake and diversion ditch. Water flow into the diversion ditch is regulated by a stacked log and earth structure that allows water into the ditch. From the diversion ditch, some water is channeled into the main irrigation ditch, while the excess water returns back into Rainbow Creek. The amount of flow into the main ditch is controlled with a wall of stacked rocks that can be added or removed as needed.

- *Concrete channel (Historic)*: From the diversion ditch, the water enters a concrete channel that measures approximately 40" wide and 30' long.

- *Concrete gate #1 (Historic)*: This is gate is located 118' from Rainbow Creek. The side walls are made of concrete set into either side of the ditch. The walls are approximately 6" thick and are spaced approximately 40" apart. Wood boards span the top of the two walls.

- *Wood Flume (Replaced in-kind in 2004)*: Constructed of fir, the flume trough measures approximately 18" wide by 25-30' long.

- *Concrete gate #2 (Replaced in-kind in 1987)*: This is gate is located 1310’ from Rainbow Creek. The side walls are made of concrete, 4” thick, set into either side of the ditch. The walls have grooves to place wood slats to control the flow of water.

- *Canvas Dikes (Non-historic)*: Several temporary "soft dikes" are made using heavy canvas nailed to boards and weighted down with rocks. They are located at various points along the main ditch between concrete gates #2 and #3.

- *Wood Stave Culvert (Historic)*: Located at 2,460’ from Rainbow Creek, this culvert historically fed water into the Pasture Ditch, which is no longer in use.

- *Concrete Gate #3 (Historic)*: This gate is located 2790’ from Rainbow Creek, near the end of the main ditch. The side walls are made of concrete set into either side of the ditch. The walls have grooves to place wood slats to control the flow of water. This gate is no longer in use. It is overgrown with vegetation and portions of the concrete have crumbled.

Feeder Ditches
The total length of feeder ditches is approximately 1335’. The North and East feeder ditch delivers water to the north and east blocks of the orchard. The ditch begins at concrete gate #2. Once it enters the north block, it splits into two ditches that eventually rejoin at the southern end of the block. The ditch then passes under the Historic Entrance Road through a recently constructed wooden box culvert (that replaced a historic wood stave culvert) to carry water to the east orchard block.

Orchard Ditches
The total length of orchard ditches is approximately 16,100’ (north block = 10,600’, east block = 4,460’ south block = 10,040’). Orchard ditches are the ditches that flow from the feeder ditches, deliver the water to the ditches that run parallel to the orchard trees, and collect water at the end of the rows. Each row of trees has two ditches, one to the east and one to the west of the row. Every so often, as part of a preservation maintenance activity, these ditches must be replowed due to silt build-up to keep the water flowing in the proper direction. The ditches are replowed following their original alignment and still retain their integrity.

Ancillary Ditches
Ancillary Ditches are narrow ditches that branch off of the main ditch to carry water to non-orchard related areas of the homestead:

- Milk Separator Ditch: Approximately 220’ long. As of 2013, this ditch has been partially dug out, but requires further work to carry water all the way to the Milk Separator.

- Residential Area Ditch: Approximately 538’ long. Carries water to the Water Holding Pond and wash sink near the Root Cellar and the historic location of the vegetable garden south of the Barn/Shop.

- Pasture Ditch: Approximately 265’ long. The pasture ditch was historically fed from the main ditch through the wood stave culvert located at 2460’ along the main ditch. This field is no longer in use and the ditch is no longer maintained, but is still visible.

North Field Ditch (Abandoned)
The north field ditch, approximately 900' long, was historically a feeder ditch used to irrigate an agricultural area located where the Texas Twin residences (Stehekin Residences #107 and #108) are located now. This ditch has been abandoned and unmaintained for several decades and only traces remain today.



Constructed Water Features Image #1: View looking northeast of historic concrete diversion gate #2 located along Buckner Lane (PWR, June 2013). Note the main ditch extending to the north and east feeder ditch extending east at right.



Constructed Water Features Image #2: View looking northeast of the intake, log/earth cribbing structure, and diversion ditch located at the intersection of Rainbow Creek and Buckner Lane (PWR, June 2013). The Stehekin Valley Road and ridge is situated in the background.



Constructed Water Features Image #3: View looking northeast of the main irrigation ditch located along Buckner Lane (PWR, June 2013). This photo was taken near its origin and is significantly wider than other portions of the ditch and its associated system.



Constructed Water Features Image #4: Photo of an irrigation ditch associated with the Buckner Orchard (PWR, June 2013). Today, many of the original ditches continue to function.



Constructed Water Features Image #5: Photo of the Residential Area Ditch located on the west side of the Root Cellar (PWR, June 2013). Note edge of a wooden box culvert, built in 2012, is visible in the center foreground. This culvert replaced the original wire wrapped wooden stave culvert.



Constructed Water Features Image #6: Photo the remnant Milk Separator Ditch (PWR, June 2013). During the period of significance, the ditch supported activities associated with Milk Separator and trough located south of the Buckner/Garfoot House.



Constructed Water Features Image #7: Photo of a contemporary wooden flume associated with the ditch along Buckner Lane (PWR, June 2013).

Small Scale Features

Small scale features are the elements which provide detail and diversity for both functional needs and aesthetic concerns in the landscape. The small scale features at the Buckner Homestead include many original features constructed or acquired by the Buckner family and help visitors understand how the homestead functioned during the period of significance. Features such as the Outdoor Fireplace and Sundial are constructed of stone and reflect the use of surrounding and available materials.

Contributing Features

Sundial, #0059A (LCS# 030173) (FMSS# 98702) - Contributing
The Sundial was constructed in 1920. The mortared river rock base is a square column measuring approximately 3' high. The copper gnomon situated on top of the rock base was replaced by the NPS in 2001.

Fuel Drum Rack – Contributing
Constructed of wood, this rack was built to store metal fuel drums. The rack measures approximately 15' long and 45" tall. The wooden frame is supported by log posts and diagonal braces. One end still supports three rusty drums, while the other end has partially collapsed.

Outdoor Fireplace – Contributing
Constructed of mortared stone, the Outdoor Fireplace is located between the Buzzard Cabin and the Buckner/Garfoot House. The structure consists of a low, u-shaped fireplace approximately 22" tall and 40" wide that has an open front and top. Stone "wings" flank either side of the fireplace, gently curving inward. These wings are approximately 18" tall and were possibly used as benches or table tops to set items during use of the fireplace.

Historic Farm Equipment & Tool Shed Implements (Museum Collection Artifacts)
A large collection of historic farm equipment and tools located throughout the site, including tractors, plows, hand tools, and orcharding equipment, are on loan from the Buckner family. They were inventoried by the park in the Collections Management Plan (1994). Many of these artifacts have been restored by the NPS or the Buckner family.

These artifacts are associated with a wide range of activities and represent tools of a labor-intensive ranch. They play a role in the interpretation of the Buckner Homestead Historic District, some of which were made by William Van or Harry Buckner to accomplish specific homestead tasks. They constitute the tangible link connecting historic maintenance of the homestead to the present operations. The following list is not an exhaustive list of existing artifacts, but provides examples of some of the equipment and tools that were inventoried:

- Stump Puller and Lever (LACH 125 and 236): a Hercules stump puller
- Sprayer (LACH 95)
- Spike-tooth Harrow (LACH 99): a horse-drawn, spike tooth revolving harrow
- Mower (LACH 97): a horse drawn mowing machine with a 5' cutting bar
- Middlebuster (LACH 98): a 14" walking plow with gas pipe handles
- Middlebuster (LACH 120): a hand-guided spring tooth harrow
- Fresno Buckets (LACH 101): a 5' roll-over, tractor drawn, Fresno scraper
- Farm Tractor (LACH 115): a 1925-26 Fordson steel tired tractor kept by Buckner's for spare parts, a common historic practice

- Farm Tractor (LACH 116): a 1925-26 Fordson type 234 tractor
- Circular Saw (LACH 100)
- Flatbed Truck (LACH 114)
- Laundry Tub (LACH 107)
- Washing Machine (LACH 106): a gas engine operated, copper drummed washing machine
- Farm Wagon (LACH 117): a 2-ton wagon with all steel roller bearings
- Brush Rake (LACH 121)
- Hay-Lifting Fork (LACH 224)
- Hay-Bunching Rake (LACH 118): a Sears and Roebuck, horse drawn, self-dumping hay rake
- Drag Saw (LACH 123)
- Dolly (LACH 108): a box truck for loading apple boxes
- Blacksmith's Forge (LACH 111)
- Blacksmith's Blower (LACH 110)
- Blacksmith's Anvil (LACH 112)
- Sled (LACH 122)
- Drill Press (LACH 113)

Non-Contributing

Picnic Table – Non-Contributing
A Rustic-style picnic table built from logs is located adjacent to the Buckner/Garfoot House. The table top and seats are constructed of logs cut lengthwise and are supported by whole logs stacked on either end.

Log Benches – Non-Contributing
Several Rustic-style benches are located within proximity of the buildings and on the packing shed foundation. The benches were constructed using logs that were cut lengthwise for the seats, supported by two short segments of whole logs at either end. These features measure approximately 10' long.

Fire Rings – Non-Contributing
One stone fire ring is located near the Packing shed foundation and North orchard outhouse. Another stone fire ring is located near the extant garden, north of the Buckner/Garfoot Main Residence. These features were established after the period of significance, most likely by the Garfoot family.

Horseshoe Pit – Non-Contributing
A horseshoe pit is located near the extant garden, north of the Buckner/Garfoot Main Residence. This feature was established after the period of significance, most likely by the Garfoot family.

Volley Ball Court – Non-Contributing
A volley ball court is located near the extant garden, north of the Buckner/Garfoot Main Residence. This feature was established after the period of significance, most likely by the Garfoot family.



Small Scale Features Image #1: Photo of the Sundial (PWR, June 2013).



Small Scale Features Image #2: Photo showing a non-contributing split log bench located on the Buckner Homestead property adjacent to the main road (PWR, June 2013).



Small Scale Features Image #3: Photo showing remnant farm equipment (truck) associated with the Buckner Homestead property (PWR, June 2013).



Small Scale Features Image #4: Photo showing the contributing wooden Fuel Drum Rack with associated barrels located in a woody area between the Buckner/Garfoot House and the pasture clearing (PWR, June 2013).



Small Scale Features Image #5: Photo of the outdoor fireplace, looking east, showing a split log bench and contributing stone and mortar associated with the Buckner Homestead (PWR, June 2013).



Small Scale Features Image #6: Photo looking southeast toward the Playhouse showing the non-contributing split log picnic table associated with the Buckner Homestead (PWR, June 2013).



Small Scale Features Image #7: Photo of the remnant wash sink located west of the Root Cellar (PWR, June 2013).

Archeological Sites

Archeological sites are the location of ruins, traces, or deposited artifacts in the landscape, and are evidenced by the presence of either surface or subsurface features. Evaluation of these sites and features under Criterion D is outside of the scope of this study. However, these archeological sites are important to understanding the significance and extent of the activities within the historic district. The archeological features provide a sense of the scale of the homestead, as well as the historic layout and interrelationships.

For the purposes of the CLI, archeological features that are included in the inventory are associated with the period of significance of the district. However, it should be noted that within the Buckner Homestead District there is one archeological site that predates the period of significance. As described in the Buckner Homestead Historic District Final Management Plan, February 2008, there is a prehistoric archeological site 45CH412 (cross-listed as F.S. #26 in the park's archeological site inventory) that meets National Register eligibility criteria.

Buckner Homestead Archeological Sites

Swimming pool (Site), #0143 (LCS# 030172) (FMSS# 98701)
The Swimming pool, built in 1920, was historically filled with water from the main orchard irrigation system. Today it is in very poor condition: the concrete walls are cracked, the southwestern end has collapsed, and it is filled with earth and low-growing vegetation. The northeastern concrete wall is etched with "W.V. & H.S. Buckner 1920." The structure measures approximately 25' by 55'.

Old Wagon Road Remnant
Traces of an old wagon road can be found along the eastern and northern edges of the historic district. It begins near the eastern terminus of the Historic Entrance Road and curves in a north and westerly arc for nearly a half-mile until it intersects with the Buckner Homestead Access Road. The date and purpose of this road is unknown. The road is still visible as a compacted dirt route in a tree-clear corridor through the forest. In some areas, a cut or berm defines the edge of the road. In other areas, the road is obscured by vegetation.

"Lower Buckner Can Dump," Site #249 (45CH455)
This historic site is situated in this stand of trees with a thick overstory. It appears as a terrace, which drops off abruptly to a flood channel below. The area above the can dump contains some pieces of discarded materials, but the bulk of the dump is located on the hillside and below on the newly eroded flood channel. There is a mixture of recent (circa 1951) and relatively older refuse in the bank which runs parallel to the current Stehekin River.

Barn Ruins
In 1915, the Buckner family constructed a barn to house livestock (horses, cows) and hay near the pasture. Circa 1955-1956, the barn collapsed under the weight of snow.

Tractor/Wagon Shed Ruins
This shed was constructed in 1950 near the location of the current corral. The Buckner Homestead Historic District Final Management Plan (1998) suggested it be rehabilitated, but it has since collapsed.

Fire Ring Remnants
Remnants of a stone fire ring are located north of the Root Cellar. The remnants may be from a fire ring that was sited in this location in the 1920s.

Badminton Court
Traces of a badminton court are located a short distance southwest of the Buckner/Garfoot House. Initially constructed as a croquet court by Harry Buckner circa 1930, it was later used for badminton by the Buckner family. Encroaching vegetation has changed the character of this area; however, the overall delineation of the court can be generally discerned by the presence of compacted soil.



Archaeological Sites Image #1: Photo looking south toward the Swimming pool (PWR, June 2013). Note encroaching vegetation and deteriorating walls, which are negatively impacting the structure.



Archaeological Sites Image #2: Photo showing detail of a wall associated with the Swimming pool (PWR, June 2013).

Condition

Condition Assessment and Impacts

Condition Assessment: Fair

Assessment Date: 6/30/2014

Condition Assessment Explanatory Narrative:

Through the analysis and evaluation of landscape characteristics and features, it has been determined that the Buckner Homestead Historic District is in "Fair" condition. The landscape shows clear evidence of minor disturbances and deterioration by natural and/or human forces, and some degree of corrective action is needed with 3-5 years to prevent further harm to its cultural and/or natural values. If left to continue without the appropriate corrective action, the cumulative effect of the deterioration of many of the landscape characteristics will cause the inventory unit to degrade to a poor condition.

Impacts:

Type of Impact: Deferred Maintenance

External or Internal: Internal

Impact Description: Irrigation ditches in some locations of the orchard are not functioning properly and as a result, some trees receive an inadequate supply of water.

Type of Impact: Deferred Maintenance

External or Internal: Internal

Impact Description: Moss and lichens are growing on exterior wood finish components of several buildings and structures associated with the Buckner Homestead Historic District, leading to accelerated deterioration.

Type of Impact: Deferred Maintenance

External or Internal: Internal

Impact Description: The roof of the Buzzard Cabin is showing signs of deterioration and is leaking.

Type of Impact: Erosion

External or Internal: Internal and External

Impact Description: Due to the shifting course of the Stehekin River, erosion has negatively impacted portions of the property situated adjacent to the east bank of the river near the clearing associated with the clearing/pasture area. While no

buildings are in immediate danger, historically, this area supported an orchard and is an important component of the spatial organization of the site.

Type of Impact: Erosion

External or Internal: Internal and External

Impact Description: The "Lower Buckner Can Dump" is eroding out of a flood channel associated with the Stehekin River in the south-southwest portion of the homestead.

Type of Impact: Exposure to Elements

External or Internal: Internal

Impact Description: Several pieces of farm equipment associated with the Buckner occupation of the site (and on loan to the NPS by the Buckner family) lack sufficient protection and are exposed to the elements.

Type of Impact: Pests/Diseases

External or Internal: Internal

Impact Description: Segments of orchard fence have been damaged by wildlife, particularly bears. Additionally, fruit trees located outside of fenced areas show significant damage (broken limbs, etc.) caused by bear and elk.

Type of Impact: Structural Deterioration

External or Internal: Internal

Impact Description: A mortared stone trough located adjacent to the Milk Separator is obscured by encroaching vegetation. Portions of the structure have been lost, while remaining components suffer from deferred maintenance.

Type of Impact: Structural Deterioration

External or Internal: Internal

Impact Description: Portions of the Outdoor Fireplace exhibit loose mortar and missing stones.

Type of Impact: Structural Deterioration

External or Internal: Internal

Impact Description: Large sections of the concrete and stone perimeter walls associated with the Swimming pool have been lost, while remaining wall components are slumping and spalling. Leaf litter and woody debris has been deposited on the pool floor. Mosses and ferns have become established on the perimeter walls, which are trapping moisture hastening the deterioration of these features. Additionally, the empty swimming pool poses a threat to visitor safety and as a result, measures should be considered to prevent injury.

Type of Impact: Unknown

External or Internal: Internal

Impact Description: Slumping earth is evident in the northern portions of the orchard. The cause remains undetermined.

Type of Impact: Vegetation/Invasive Plants

External or Internal: Internal

Impact Description: The perimeter of the clearing/pasture is becoming overgrown with woody and herbaceous plants, including shrubs and young trees. Rocks are also scattered throughout the area, potentially making it difficult to reestablish its use as an agricultural field.

Stabilization Measures:

The following stabilization measures are applicable to the Buckner Homestead Historic District:

- Stabilize the banks of the Stehekin River to ensure that no additional acreage associated with the Buckner Homestead Historic District is lost to erosion.

- Remove moss and lichen buildup from exterior finish components of buildings and structures associated with the Buckner Homestead to deter deterioration.

- Remove encroaching woody vegetation, undergrowth and debris to reveal the mortared stone trough located adjacent to the Milk Separator. Consult with regional historical architect to determine appropriate stabilization measures.

- Remove encroaching woody vegetation, undergrowth and debris to reveal the remaining features associated with the Swimming pool. Consult with regional historical architect to determine appropriate stabilization measures.

- Selectively remove encroaching woody and herbaceous plants, including shrubs and young trees around the perimeter of the clearing/pasture to maintain the open character of the landscape.

- Consult with regional archaeologist and park resources staff to stabilize The "Lower Buckner Can Dump" and perform data recovery using appropriate methods.

- Repoint mortar joints associated with the Outdoor Fireplace to stabilize the structure.

- Selectively remove small trees, plants and woody vegetation growing in close proximity to buildings within the historic district to create a defensible space. Refer to the park's Fire Management Plan to evaluate the continued need for hazard fuel reduction practices within the Buckner Homestead Historic District.

Treatment

Approved Treatment: Yes

Approved Treatment Document: Rehabilitation

Approved Landscape Treatment Document Date: 1998

Approved Landscape Treatment Explanatory Narrative:

The following information was excerpted from page 12 of the Buckner Homestead Historic District Final Management Plan: "In adopting Rehabilitation as a general guiding treatment philosophy, the character-defining features and materials are protected and maintained as they are in Preservation. Rehabilitation will allow the replacement of extensively deteriorated, damaged, or missing features using either traditional or substitute materials. Further, Rehabilitation provides the opportunity to make possible an efficient contemporary use of a historic property through alterations and additions. It is recognized that rehabilitation is not feasible for all the units of the Buckner Homestead. Where appropriate, alternative treatments will be proposed."

Additional information found on page 13 of the Buckner Homestead Historic District Final Management Plan indicates that: "The primary management objective for this Buckner Homestead management plan is to rehabilitate the site as a whole: to maintain an atmosphere where history takes on physical characteristics that give people a heightened understanding of the events and ways of life of the past. Preservation of the historic fabric through rehabilitative treatments (orchard and irrigation system, homestead structures, et cetera) and maintenance of viable orchards and fields are key elements of this statement (i.e. preserving the character-defining features).

The degree to which this plan will be implemented is contingent upon available funding and the establishment of partnerships with volunteers and other organizations."

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Supplement Information

Appendix A: Large-format Site Plan
Appendix B: Location Map

Appendix A: Large-format Site Plan

North Cascades National Park

Buckner Homestead Historic District - Existing Conditions Site Plan

Pacific West Regional Office | Cultural Landscapes Program | Cultural Landscape Inventory | March 2016

List of Resources

1. Stehekin Residence 108
2. Stehekin Residence 107
3. North Orchard Outhouse
4. Packing Shed Foundation
5. Sprayer Shed
6. Swimming Pool (site)
7. Packers Cabin West
8. Pumhouse
9. Buckner/Garfoot Residence
10. Privy
11. Harness/Wood Shed
12. Playhouse
13. Smoke/Delco House
14. Root Cellar
15. Buzzard Cabin
16. Brooder House
17. Chicken House
18. Barn/Shop
19. Packers Cabin East
20. Milk Separator
21. Wagon Lean-to
22. Fuel Drum Rack
23. Barn Ruins
24. Corral
25. Badminton Court
26. Volleyball Court, Fire Ring, Horseshoe Pit
27. Fire Ring
28. Parking
29. Sundial
30. Outdoor Fireplace
31. Wash Sink
32. Vegetable Garden

Intake and diversion ditch
Stehekin Valley Road
Gate #1 and concrete channel
Wood Flume
Main Ditch and Buckner Lane
Footbridge
Footbridge
Buckner Homestead Access Road
Northern Segment (non-contributing)
Old Wagon Road (remnant)
Rainbow Creek
Footbridge
Historic District Boundary
North Field Ditch
Footbridge
Gate #2
North and East Feeder Ditch
1
2
Footbridge
Main Ditch and Buckner Lane
3
27
Driveway to packing shed
4
6
Main Ditch
Buckner Homestead Access Road
5
Seedling
Apple Orchard (north block)
Historic Entrance Road
Historic District Boundary
Knoll
Main Ditch
Apple Orchard (south block)
Pears
Wood Stave Culvert
32
Apple Orchard (east block)
26
28
Road to Clearing
Driveway to workshop
30
15
29
16
7
8
9
14
12
31
Pasture Ditch
Gate #3
21
10
13
18
25
11
Residential Area Ditch
17
Milk Separator Ditch
19
Clearing/Pasture
22
20
23
24
Southern Access Road
Stehekin River

Legend

- Contributing resources
- Non-contributing resources
- Roads (contributing)
- Fences (non-contributing)
- Irrigation ditches (contributing)
- Orchard ditches (contributing)
- Site

Source: Park geodatabase, 2013 CLI field investigation, 2014 draft National Register ammendment.

Drawn in Adobe Illustrator Enterprise 2015.

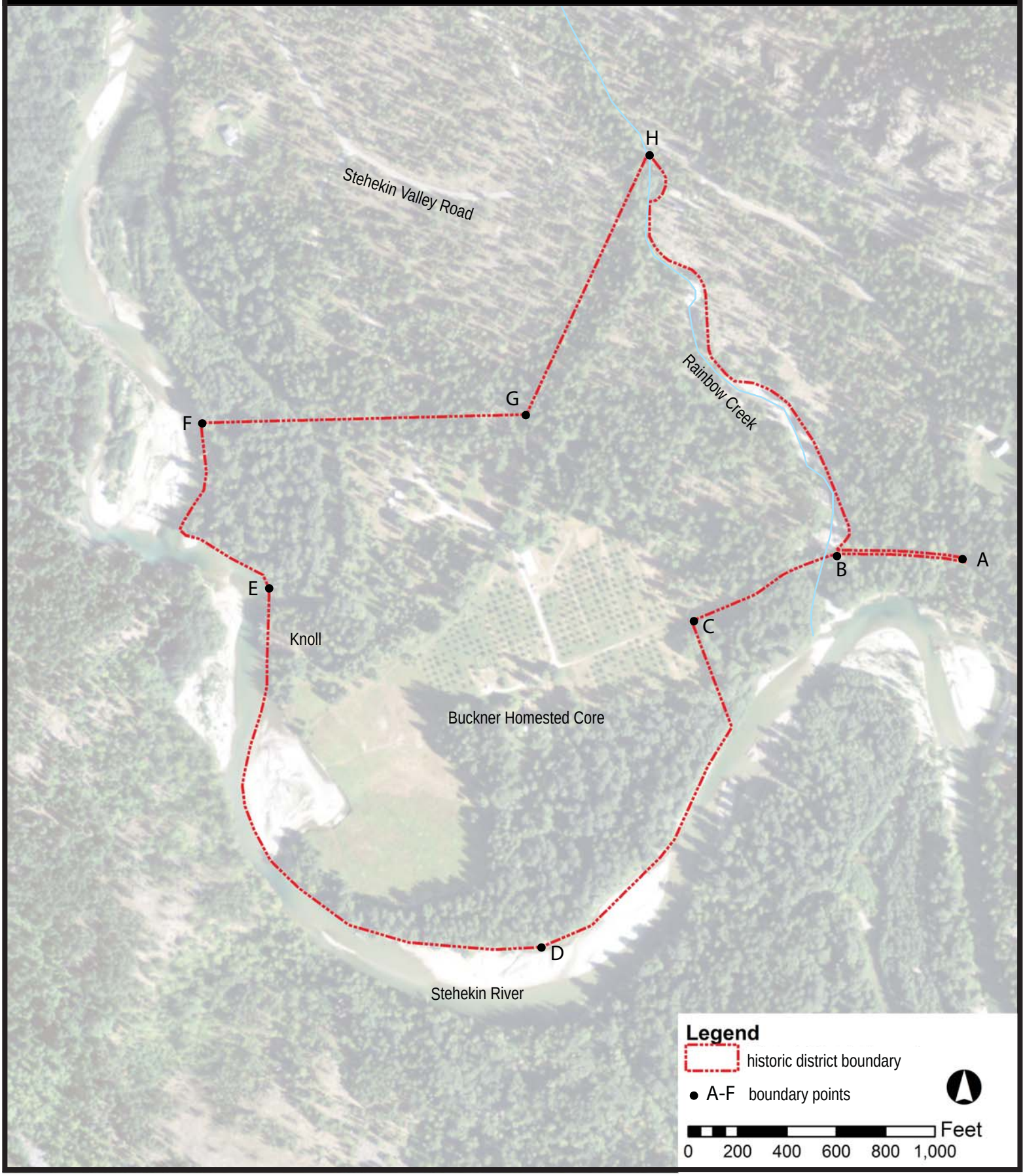
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Appendix B: Boundary Map

North Cascades National Park

Buckner Homestead Historic District - Boundary Map

Pacific West Regional Office | Cultural Landscapes Program | Cultural Landscape Inventory | April 2015



Appendix C: FMSS Spreadsheet

North Cascades National Park Service Complex - Lake Chelan National Recreation Area
Buckner Homestead Historic District - Recommended Data for FMSS

Hierarchy Level	Location No.	Location Name (as reflected in FMSS)	Asset Type	Asset Name (Abbreviated)	Asset No.	CompClass	Contributing Cult./Hist.	CR Database No. (CLI and LCS)	Qty	UM	Deficiencies	DM/ Stabilization and/or Treatment [Preservation or Restoration]	RM/ Preservation Maintenance	Notes
0	17856	LCS Buckner Homestead Historic District (Parent Location)												
0	98700	Buckner Orchard Area (Parent Location)												
1	105741	STE Buckner Powder House Road RT 414	1100	N/A	N/A	N/A	YES	400068 (CLI)	N/A	NA	N/A	N/A	N/A	Described in the CLI as the Historic Entrance Road to the Buckner Homestead.
2	105741	N/A	1100	Traffic Surface, Soil	464205	TRAFSURF	YES	400068 (CLI)	10	FT	As a result of high waters on Rainbow Creek, the bridge that connected this road to the homestead was destroyed, severing historic circulation patterns associated with access to the site.	Woody vegetation is encroaching on the road corridor. The road is clearly visible on the west side of Rainbow Creek, while the eastern segment (on the other side of the creek) is highly overgrown making it is difficult to locate the road trace.	Every 3 years, 1) inspect and repair road surface, 2) replace materials in-kind as needed, and 3) selectively thin encroaching vegetation from edges of road corridor to maintain it's historic character and alignment.	Confirm with park if eastern road segment is located on NPS property.
1	17895	STE Buckner Orchard Access Road, RT 103	1100	N/A	N/A	N/A	YES	400068 (CLI)	N/A	N/A	N/A	N/A	N/A	Described as the Buckner Homestead Access Road.
2	17895	N/A	1100	Traffic Surface, Gravel	402666	TRAFSURF	YES	400068 (CLI)	14	FT	There are currently no deficiencies.	There is currently no deferred maintenance.	Every 3 years, 1) inspect and repair, and 2) replace materials in-kind as needed.	
1	105797	STE Buckner Packing Shed Parking RT 948	1300	N/A	N/A	N/A	NO	400068 (CLI)	N/A	N/A	N/A	N/A	N/A	
2	105797	N/A	1300	Traffic Surface, Gravel	469562	TRAFSURF	NO	400068 (CLI)	600	SF	There are currently no deficiencies.	There is currently no deferred maintenance.	Every 3 years, 1) inspect and repair, and 2) replace materials in-kind as needed.	
1	105798	STE Buckner House Parking RT 971	1300	N/A	N/A	N/A	NO	400068 (CLI)	N/A	N/A	N/A	N/A	N/A	
2	105798	N/A	1300	Traffic Surface, Gravel	469563	TRAFSURF	NO	400068 (CLI)	1210	SF	There are currently no deficiencies.	There is currently no deferred maintenance.	Every 3 years, 1) inspect and repair, and 2) replace materials in-kind as needed.	
1	XXXXX	Buckner Lane	3100	N/A	N/A	N/A	NO	400068 (CLI)	N/A	N/A	N/A	N/A	N/A	New location.
2	N/A	N/A	3100	Land Surface, Earthen Trail	XXXXXX	LANDSUR	YES	400068 (CLI)	Unknown	SF	Tripping hazards, including loose stones and tree roots are located on the trail surface.	Woody vegetation and plants are encroaching on the edges of the trail corridor.	Every 3 years, 1) selectively thin encroaching vegetation and plants from edges of trail corridor to maintain it's historic character and alignment; 2) inspect trail for tripping hazards and repair or remove, when possible.	New asset.

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2	N/A	N/A	3100	Pedestrian Bridges (5), Wood	XXXXXX XXXXXX XXXXXX XXXXXX XXXXXX	WLKSTRUC	NO	400068 (CLI)	50	SF	Moss and lichens are growing on bridge components. In addition, pine needles and other debris is accumulating on the bridge decks. In some instances, vegetation is encroaching on the bridges.	Remove encroaching woody vegetation, undergrowth and debris from bridges.	Every 3 years, 1) inspect and repair bridges, 2) replace materials in-kind as needed, and 3) selectively thin small woody vegetation and undergrowth near the structures.	New assets.
1	17889	STE Buckner Apple Orchard	3100	N/A	N/A	N/A	NO	400068 (CLI)	N/A	N/A	N/A	N/A	N/A	
2	17889	N/A	3100	Fence/Gate, Wire	1170443	FENCGATE	NO	400068 (CLI)	1300	LF	Segments of fence have been damaged by wildlife, particularly bears.	Repair fence using compatible materials.	Every year, 1) inspect and repair fence, and 2) replace materials in-kind as needed.	
2	17889	N/A	3100	Planned Fence/Gate, Wire	1170446	FENCGATE	NO	400068 (CLI)	975	LF	Segments of fence have been damaged by wildlife, particularly bears.	Repair fence using compatible materials.	Every year, 1) inspect and repair fences, and 2) replace materials in-kind as needed.	Confirm if the fence was constructed.
2	17889	N/A	3100	Vegetation, Fruit Trees	XXXXX	PLANT	YES	400068 (CLI)	353	EA	1) The installation of additional fencing is needed to ensure that all fruit trees are protected from wildlife. Fruit trees located outside of fenced areas show significant damage (broken limbs, etc.) caused by bears and elk, 2) irrigation ditches in some locations of the orchard are not functioning properly and as a result, some trees receive an inadequate supply of water, and 3) slumping earth is evident in the northern portions of the orchard. The cause remains undetermined.	1) Train new seedlings to give them the proper structure for branching. Initial efforts in the orchard should be directed solely at encouraging vigor through weeding, watering, and fertilizing, and 2) as a general guideline, trees should receive maintenance pruning for two years, concentrating on removing vertical branches extending from the main limbs. In the third year a more radical pruning should be executed. Pruning will follow the open bowl style.	Every year, 1) prune fruit trees mid-February or March, depending upon snow conditions and temperatures. Pruned branches should be destroyed as soon as possible to reduce the chance of disease or pests spreading, 2) apply a fertilizer such as organic chicken manure to the orchard to ensure that the soil has enough nutrients, including nitrogen, sulfur, zinc and boron, as necessary, 3) in order to maintain the orchard floor, mow at least once in late June or early July, and preferably once more in August, to reduce competition for water and nutrients from weeds and grasses, 4) irrigate fruit trees at least once every two weeks through the entire growing season, and 5) thin fruit from trees as early as possible to protect them from damage by wildlife (bears) climbing in the trees. Collect data on all bear incidents in the Buckner Homestead area and enter into the Bear Information Management System (BIMS).	New asset. See Appendix E: Orchard Maintenance Activities in the *Buckner Homestead Historic District Final Management Plan* for additional information.
1	17896	STE Buckner Horse Pasture/Hay Field	3100	N/A	N/A	N/A	NO	400068 (CLI)	480,000	SF	The perimeter of the pasture/hay field is becoming overgrown with woody and herbaceous plants, including shrubs and young trees. Managing encroaching vegetation will stabilize the open character of the landscape and restore broad views that the Buckner's maintained during their occupancy of the homestead.	In the fall, selectively remove encroaching woody and herbaceous plants, including shrubs and young trees around the perimeter of the pasture/hay field.	Every year, 1) inspect the pasture perimeter for encroaching vegetation and selectively remove, and 2) continue propagating alfalfa as prescribed in the Buckner Homestead Historic District Final Management Plan, if appropriate.	See Appendix H: Pasture Maintenance Activities in the Buckner Homestead Historic District Final Management Plan for additional information.

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2	17896	N/A	3100	Archeological Site (45CH455)	XXXXXX	ARCHLOGY	YES	400068 (CLI) NOCA00249 (ASMIS)	Unknown	SF	The "Lower Buckner Can Dump" is eroding out of a flood channel associated with the Stehekin River in the south-southwest portion of the homestead.	Consult with regional archaeologist and park resources staff to stabilize site and perform data recovery using appropriate methods.	Monitor site.	New asset. Confirm number in ASMIS with park archaeologist.
2	17896	N/A	3100	Corral, Wood	XXXXXX	GENSTRCT	NO	400068 (CLI)	Unknown	LF	Segments of the fence are leaning and several rails have been lost. Small limbs from adjacent trees have fallen on the fence.	Stabilize structure until long-term management objectives can be confirmed.	Every 3 years, 1) inspect and repair corral, 2) replace materials in-kind as needed, and 3) remove downed limbs and undergrowth near structure.	New asset.
1	17898	STE Buckner Irrigation Ditch System	3100	N/A	N/A	N/A	YES	400068 (CLI)	N/A	N/A	N/A	N/A	N/A	
2	17898	N/A	3100	Irrigation Ditches, Soil	XXXXXX	IRRIGTN	YES	400068 (CLI)	25,000	LF	Some fruit trees do not receive an adequate supply of water as a result of a number of different issues associated with the functionality of the irrigation system.	Each spring, all ditches must be cleared. This is traditionally (during the Buckner tenure) done with a tractor attached to a special ditch clearing tool or plow. If the tractor is unable to accomplish this, the ditches should be cleared by weed eater, pitch fork, and water pressure and burned in the spring.	1) The ditch system should be checked at least once every other week to ensure that brush and other debris is not blocking the ditches, and that the sides of the ditch have not eroded. Pine cones, sticks, and leaves all should be removed, 2) the mouth of the ditch should be checked weekly. Debris often jams between and under the logs at the mouth, restricting water flow, and 3) all ditches must be cleared each spring.	New asset. See Appendix F: Irrigation Maintenance Activities in the Buckner Homestead Historic District Final Management Plan for additional information. The irrigation ditches have been identified as one system, rather than being individually counted. The system includes approximately four miles of ditches.
2	17898	N/A	3100	Irrigation Diversion Gates, Concrete	XXXXXXX	IRRIGTN	YES	400068 (CLI)	3	EA	The main gate, located approximately 30 feet from the beginning of the ditch should be more effectively utilized to ensure that water can reach the fruit trees, even during the driest months of the year. Repair of existing concrete gates may enhance performance of the irrigation system as well as help the orchardist, and 2) the addition of several more gates in the system will aid in further water control efforts without compromising the historical integrity of the orchard.	Consult with regional historical architect to prior to stabilization and/or treatment on the concrete irrigation diversion gates.	Every year, existing concrete irrigation gates should be checked, and 2) replace materials in-kind as needed.	New asset.

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2	17898	N/A	3100	Irrigation Flume, Wood	XXXXXXX	IRRIGTN	NO	400068 (CLI)	27	LF	There are currently no deficiencies.	There is currently no deferred maintenance.	Every 3 years, 1) inspect and repair wooden components, 2) replace materials in-kind as needed, and 3) selectively remove undergrowth and vegetation in contact with the structure.	New asset.
1	XXXXX	Buckner Yard	3100	N/A	N/A	N/A	NO	400068 (CLI)	1	EA	N/A	N/A	N/A	New location.
2	XXXXX	N/A	3100	Picnic Table and Bench, Wood	XXXXXXX	FURNITURE	NO	400068 (CLI)	2	EA	Moss and lichens are growing on the picnic table and bend, leading to deterioration of the structure.	Remove moss and lichen buildup from structures.	Every 3 years, 1) inspect and repair wooden components, 2) replace materials in-kind as needed, and 3) remove moss and lichen buildup using a soft wire brush.	New asset.
2	XXXXX	N/A	3100	Outdoor Fireplace, Stone/Mortar	XXXXXXX	FURNITURE	YES	400068 (CLI)	1	EA	Portions of the fireplace exhibit loose mortar and missing stones. Also, moss and lichens are growing on the fireplace, while grasses and plants are growing near its base.	Consult with regional historical architect to remove moss, lichen and vegetation and repoint mortar joints as necessary.	Every 3 years, 1) remove moss, lichen and other vegetation from the fireplace using a soft wire brush; 2) clear vegetation from the base of the fireplace, 3) inspect mortar joints and 4) repoint with materials in-kind as needed.	New asset.
2	XXXXX	N/A	3100	Fuel Drum Rack, Wood	XXXXXX	GENSTRCT	Yes	400068 (CLI)	1	EA	Moss and lichens are growing on wood components leading to deterioration of the structure. Ferns are growing around the structure and tree branches are in contact with the fuel barrels.	Remove moss and lichens as well as encroaching woody vegetation, undergrowth and debris from around the structure. Selectively thin tree branches in contact with the barrels.	Every 3 years, 1) inspect and repair wooden components, 2) replace materials in-kind as needed, and 3) selectively remove undergrowth and vegetation in contact with the structure.	New asset.
2	XXXXX	N/A	3100	Vegetable Garden	XXXXXX	PLANT or LANDSURF	NO	400068 (CLI)	2,000	SF	The vegetable garden is overgrown and does not appear to be well maintained.	Stabilize structure until long-term management objectives can be confirmed.	Every 3 years, 1) inspect and repair vegetable garden fence, and 2) replace materials in-kind as needed.	New asset.
1	17859	STE Q-0056-NP Buckner Homestead Residence LCS (PERM)	4100	N/A	N/A	N/A	YES	400068 (CLI) 006716 (LCS)	1	EA	N/A	N/A	N/A	

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2	17859	N/A	4100	Foundation Exterior Door Roof Surface Roof Surface Exterior Window Exterior Window Exterior Window Exterior Window Exterior Finish Exterior Finish Exterior Window *See FMSS for asset names and numbers associated with interior features.	1262701 310211 310209 310212 310213 310215 310216 310217 310218 310210 310214	FOUNDATN EXTDOORS ROOFSURF ROOFSURF EXTWINDW EXTWINDW EXTWINDW EXTWINDW EXTFINISH EXTFINISH EXT WINDW	N/A		N/A	N/A	The Historic Structures Preservation Guide for North Cascades National Park Complex (1987) identified numerous deficiencies, including extensive deterioration of sill and floor framing and foundation members due to the presence of moisture in many areas as well as issues related to vegetation, ventilation, framing roofing and exposed rafter ends. An updated building assessment should be completed by the regional historical architect prior to rehabilitation.	Planning efforts have been initiated to rehabilitate the Buckner Homestead Main House.	According to the Buckner Homestead Historic District Final Management Plan, the following routine preservation maintenance activities should be undertaken on all buildings and structures associated with the Buckner Homestead: 1) Standing water and other debris will be kept away from the building's perimeter. 2) Soil will be kept away from siding material. 3) Building surfaces and roofs will be kept free of all debris. 4) An approved pesticide treatment such as DRIONE will be used at the building perimeter, crawl, and cellar spaces. 5) Ventilation screens will be kept free from debris. 6) Chimney interiors will be cleaned on a regular basis. 7) All building surfaces, door thresholds, verges, eaves, window sills etc., will be kept free of standing water and nests, hives and other debris. 8) Vegetation that is in contact with the building will be removed.	This building has been identified as the Buckner/Garfoot House in the CLI. The NOCA NPS Preservation Maintenance team undertook extensive preservation mainteance on the building in 2014, which included leveling and foundation work.
1	241374	STE Buckner Packing Shed	4100	N/A	N/A	N/A	YES	400068 (CLI)	1	EA	N/A	N/A	N/A	
2	241374	N/A	4100	Buckner Packing Shed Foundation, Integral Concrete	1253049	FOUNDATN	YES	400068 (CLI)	N/A	N/A	There are currently no deficiencies.	There is currently no deferred maintenance.	Every year, 1) clear accumulated vegetation and duff from the surface of the concrete foundation, and 2) inspect and repair as necessary	
1	241375	STE Buckner Packing Shed Outhouse	4100	N/A	N/A	N/A	YES	400068 (CLI)	1	EA	N/A	N/A	N/A	
2	241375	N/A	4100	Buckner Packing Shed Outhouse, Roof Surface, Shingle	1253053	ROOFSURF	YES	400068 (CLI)	N/A	N/A	Roof surface: lichens and moss are growing on the wood shingles. The retention of moisture in the wood shingles leads to accelerated deterioration. Vegetation is also encroaching on the structure and the ventilation screen is missing.	Remove moss and lichen buildup from wood shingles and replace ventilation screen with compatible materials.	See RM/ Preservation Maintenance activities associated with location #17859 for the overall site. Every 3 years, 1) inspect roof to reveal loose or damaged shingles, and 2) remove vegetation, debris, moss, lichen, etc. as necessary from the wood shingles.	

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1	17861	STE LCS Buckner Homstd. Apple Picker Cabin E. #0057	4100	N/A	N/A	N/A	YES	400068 (CLI) 006717 (LCS)	1	EA	N/A	N/A	N/A	
2	17861	N/A	4100	Exterior Window Roof Surface Exterior Window Exterior Door Exterior Finish	217163 217168 217169 217173 217177	EXTWINDW ROOFSURF EXTWINDW EXTDOORS EXTFINISH	N/A	N/A	N/A	N/A	Exterior finish: lichens and moss are growing on the verge boards and rafter ends. Woody vegetation is also encroaching on the building. Retention of moisture in the wood components leads to accelerated deterioration.	Remove moss and lichen buildup from exterior finish components. Selectively remove vegetation (branches, etc.) in contact with the building and ensure that the roof is free of debris.	See RM/ Preservation Maintenance activities associated with location #17859 for the overall site. Every 3 years, 1) inspect wood exterior finish, and 2) remove, debris, moss, lichen, etc. as necessary from the building.	The most recent preservation maintenance activities were undertaken in 2011 on the Sleeping Cabin East (NOCA #57). This building has been identified as the Pickers cabin east in the CLI.
1	17865	STE LCS Buckner Homstd. Apple Picker Cabin W. #0058	4100	N/A	N/A	N/A	YES	400068 (CLI) 006732 (LCS)	1	EA	N/A	N/A	N/A	
2	17865	N/A	4100	Exterior Finish Exterior Door Exterior Door Exterior Window Exterior Window Roof Surface	217143 217131 217136 217137 217141 217147	EXTFINISH EXTDOORS EXTDOORS EXTWINDW EXTWINDW ROOFSURF	N/A	N/A	N/A	N/A	Exterior finish: lichens and moss are growing on verge boards and rafter ends. Woody vegetation is also encroaching on the building. Retention of moisture in the wood components leads to accelerated deterioration.	Remove moss and lichen buildup from exterior finish components. Selectively remove vegetation (branches, etc.) in contact with the building and ensure that the roof is free of debris.	See RM/ Preservation Maintenance activities associated with location #17859 for the overall site. Every 3 years, 1) inspect wood exterior finish, and 2) remove, debris, moss, lichen, etc. as necessary from the building.	The most recent preservation maintenance activities were undertaken in 2011 on the Sleeping Cabin West (NOCA #58).This building has been identified as
1	17870	STE LCS Buckner Homestead Buzzard Cabin #0059	4100	N/A	N/A	N/A	YES	400068 (CLI) 006718 (LCS)	1	EA	N/A	N/A	N/A	
2	17870	N/A	4100	Exterior Window Exterior Window Exterior Window Exterior Window Exterior Door Exterior Finish Roof Surface Exterior Window Exterior Finish	203503 203490 203498 203507 203509 203512 203519 203497 203516	EXTWINDW EXTWINDW EXTWINDW EXTWINDW EXTDOORS EXTFINISH ROOFSURF EXTWINDW EXTFINISH	N/A	N/A	N/A	N/A	Roof surface: tree branches are touching the roof of the building. Retention of moisture in the wood components leads to accelerated deterioration.	Selectively remove vegetation (branches, etc.) in contact with the building and ensure that the roof is free of debris.	See RM/ Preservation Maintenance activities associated with location #17859 for the overall site.	The most recent preservation maintenance activities were undertaken in 2011 on the Buzzard Cabin (NOCA #59).
1	17871	STE LCS Buckner Homestead Delco House #0060	4100	N/A	N/A	N/A	YES	400068 (CLI) 006719 (LCS)	1	EA	N/A	N/A	N/A	
2	17871	N/A	4100	Exterior Window Exterior Door Roof Surface Exterior Finish	203475 203479 203487 203483	EXTWINDW EXTDOORS ROOFSURF EXTFINISH	N/A	N/A	N/A	N/A	Roof surface: minor buildup of debris (pine needles) is evident on the shed roof. Retention of moisture in the wood shingles leads to accelerated deterioration.	Remove pine needles and other buildup from shed roof.	See RM/ Preservation Maintenance activities associated with location #17859 for the overall site. Every 3 years, inspect roof and remove vegetation, debris, moss, lichen, etc. as necessary.	The most recent preservation maintenance activities were undertaken in 2011 on the Delco House (NOCA #60).This building has been identified as the Smoke/Delco House t in the CLI.

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1	17874	STE LCS Buckner Hmstd. Milk/Separator House #0061	4100	N/A	N/A	N/A	YES	400068 (CLI) 006720 (LCS)	1	EA	N/A	N/A	N/A	
2	17874	N/A	4100	Exterior Window Exterior Finish Roof Surface Exterior Door	215952 215959 215960 215962	EXTWINDW EXTFINISH ROOFSURF EXTDOORS	N/A	N/A	N/A	N/A	Exterior finish: lichens and moss are growing on the roof shingles, verge boards and rafter ends. Woody vegetation is also encroaching on the building and the concrete foundation shows significant signs of deterioration, especially near pipe at rear.	Remove moss and lichen buildup from exterior finish components and roof. Selectively remove vegetation (branches, etc.) in contact with the building and ensure that the roof is free of debris. Stabilize concrete foundation.	See RM/ Preservation Maintenance activities associated with location #17859 for the overall site. Every 3 years, 1) inspect roof to reveal loose or damaged shingles, and 2) remove, debris, moss, lichen, etc. as necessary from the building.	The most recent preservation maintenance activities were undertaken in 2011 on the Milk Separator House (NOCA #61).This building has been identified as the Milk Separator in the CLI.
2	17874	N/A	4100	Milk Separator House Concrete Foundation	XXXXX	GENSTRCT	Yes	400068 (CLI)	1	EA	General structure: this feature is located adjacent to the Milk Separator House and has been obscured by encroaching vegetation.	Remove encroaching woody vegetation, undergrowth and debris to reveal structure. Stabilize historic structure.	See RM/ Preservation Maintenance activities associated with location #17859 for the overall site.	New asset.
2	17874	N/A	4100	Milk Separator House Mortared Stone Trough	XXXXX	GENSTRCT	Yes	400068 (CLI)	1	EA	General structure: this feature is located adjacent to the Milk Separator House and has been completely obscured by encroaching vegetation. Portions of the structure have been lost, while remaining components suffer from deferred maintenance.	Remove encroaching woody vegetation, undergrowth and debris to reveal structure. Stabilize historic structure.	See RM/ Preservation Maintenance activities associated with location #17859 for the overall site.	New asset.
1	17875	STE LCS Buckner Homstd. Playhouse #0062	4100	N/A	N/A	N/A	YES	400068 (CLI) 006721 (LCS)	1	EA	N/A	N/A	N/A	
2	17875	N/A	4100	Exterior Door Roof Surface Exterior Finish Exterior Window	203411 203396 203414 203391	EXTDOORS ROOFSURF EXTFINISH EXTWINDW	N/A	N/A	N/A	N/A	Exterior finish: lichens and moss are growing on verge boards and rafter ends. Retention of moisture in the wood components leads to accelerated deterioration.	Remove moss and lichen buildup from exterior finish components.	See RM/ Preservation Maintenance activities associated with location #17859 for the overall site. Every 3 years, 1) inspect wood exterior finish, and 2) remove, debris, moss, lichen, etc. as necessary from the building.	The most recent preservation maintenance activities were undertaken in 2011 on the Playhouse (NOCA #62).
1	17876	STE LCS Buckner Homstd. Root Cellar #0063	4100	N/A	N/A	N/A	YES	400068 (CLI) 006722 (LCS)	1	EA	N/A	N/A	N/A	
2	17876	N/A	4100	Exterior Window Exterior Door Exterior Finish Roof Surface	217275 217283 217286 217290	EXTWINDW EXTDOORS EXTFINISH ROOFSURF	N/A	N/A	N/A	N/A	Roof surface: tree branches are touching the roof of the building. Retention of moisture in the wood components leads to accelerated deterioration.	Selectively remove vegetation (branches, etc.) in contact with the building and ensure that the roof is free of debris.	See RM/ Preservation Maintenance activities associated with location #17859 for the overall site. Every 3 years, inspect roof and remove vegetation, debris, moss, lichen, etc. as necessary.	The most recent preservation maintenance activities were undertaken in 2001 on the Root Cellar (NOCA #63).
1	17877	STE LCS Buckner Homstd. Privy Outhouse #0064	4100	N/A	N/A	N/A	YES	400068 (CLI) 006723 (LCS)	1	EA	N/A	N/A	N/A	

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2	17877	N/A	4100	Exterior Window Roof Surface Exterior Door Exterior Finish	1021161 2033787 203368 203385	EXTWINDW ROOFSURF EXTDOORS EXTFINISH	N/A	N/A	N/A	N/A	Roof surface: tree branches are encroaching on the roof of the structure. Exterior finish: lichens and moss are growing on verge boards, roof shingles and rafter ends. Retention of moisture in the wood components leads to accelerated deterioration.	Selectively remove vegetation (branches, etc.) in contact with the structure and ensure that the roof is free of debris. Also, remove moss and lichen buildup from roof and exterior finish components.	See RM/ Preservation Maintenance activities associated with location #17859 for the overall site. Every 3 years, inspect roof and remove vegetation, debris, moss, lichen, etc. as necessary.	The most recent preservation maintenance activities were undertaken in 2011 on the Outhouse/Privy (NOCA #64).This building has been identified as the Privy in the CLI.
1	17878	STE LCS Buckner Homstd. Hay Barn /Workshop #0065	4100	N/A	N/A	N/A	YES	400068 (CLI) 006725 (LCS)	1	EA	N/A	N/A	N/A	
2	17878	N/A	4100	Exterior Window Roof Surface Exterior Finish Exterior Door	1021165 215905 215918 215890	EXTWINDW ROOFSURF EXTFINISH EXTDOORS	N/A	N/A	N/A	N/A	Roof surface: tree branches are touching the roof of the structure. Exterior finish: lichens and moss are growing on verge boards, roof shingles and rafter ends. Also, the storage of materials (i.e.. barrels, tools) against buildings is promoting the retention of moisture, which leads to accelerated deterioration of wood components.	Selectively remove vegetation (branches, etc.) in contact with the structure and ensure that the roof is free of debris. Also, remove moss and lichen buildup from roof and exterior finish components.	See RM/ Preservation Maintenance activities associated with location #17859 for the overall site. Every 3 years, inspect roof and remove vegetation, debris, moss, lichen, etc. as necessary.	The most recent preservation maintenance activities were undertaken in 2011 on the Haybarn/Workshop (NOCA #65). This building has been identified as the Barn/Shop in the CLI.
1	17879	STE LCS Buckner Homstd. Chicken House #0066	4100	N/A	N/A	N/A	YES	400068 (CLI) 006726 (LCS)	1	EA	N/A	N/A	N/A	
2	17879	N/A	4100	Exterior Door Exterior Finish Exterior Window Roof Surface	215965 216537 215970 217123	EXTDOORS EXTFINISH EXTWINDW ROOFSURF	N/A	N/A	N/A	N/A	Roof surface: lichens and moss are growing on the wood shingles. Retention of moisture in the wood shingles leads to accelerated deterioration.	Remove moss and lichen buildup from wood shingles.	See RM/ Preservation Maintenance activities associated with location #17859 for the overall site. Every 3 years, 1) inspect roof to reveal loose or damaged shingles, and 2) remove vegetation, debris, moss, lichen, etc. as necessary from the wood shingles.	The most recent preservation maintenance activities were undertaken in 2011 on the Chicken House (NOCA #66).
1	17880	STE LCS Buckner Homstd. Harness Shed #0067	4100	N/A	N/A	N/A	YES	400068 (CLI) 006727 (LCS)	1	EA	N/A	N/A	N/A	

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2	17880	N/A	4100	Exterior Window Exterior Door Roof Surface	1021166 1021671 217127	EXTWINDW EXTDOORS ROOFSURF	N/A	N/A	N/A	N/A	Roof surface: minor buildup of debris (pine needles) is evident on the roof. Tree branches from nearby trees are touching the roof of the building. Also, the trunk of an adjacent Douglas fir tree growing in close proximity to the structure is displacing shingles.	Remove pine needles and other buildup from wood shingles. Also, selectively remove vegetation (branches, etc.) in contact with the building and ensure that the roof is free of debris. Consider removal of the Douglas fir growing in close proximity if the tree is causing damage to the structure.	See RM/ Preservation Maintenance activities associated with location #17859 for the overall site. Every 3 years, 1) inspect roof to reveal loose or damaged shingles, and 2) remove vegetation, debris, moss, lichen, etc. as necessary	The most recent preservation maintenance activities were undertaken in 1980 when the Woodshed/Harness Shed (NOCA #67) was re-roofed and a few structural logs were replaced in-kind.This building has been identified as the Woodshed/harness shed in the CLI.
1	17881	STE LCS Buckner Homstd. Brooder House #0068	4100	N/A	N/A	N/A	YES	400068 (CLI) 006728 (LCS)	1	EA	N/A	N/A	N/A	The most recent preservation maintenance activities were undertaken in 2002 when the floor board and roof board were repaired and wire mesh was replaced.
2	17881	N/A	4100	Exterior Window Exterior Finish Exterior Door Roof Surface	1021167 203471 203448 203466	EXTWINDW EXTFINISH EXTDOORS ROOFSURF	N/A	N/A	N/A	N/A	Roof surface: lichens and moss are growing on the wood shingles. Evidence of deterioration of siding members. Retention of moisture in the wood shingles leads to accelerated deterioration.	Remove moss and lichen buildup from wood shingles.	See RM/ Preservation Maintenance activities associated with location #17859 for the overall site. Every 3 years, 1) inspect roof to reveal loose or damaged shingles, and 2) remove vegetation, debris, moss, lichen, etc. as necessary from the wood shingles.	See Preservation Briefs #19 "The Repair and Replacement of Historic Wooden Shingle Roofs" by Sharon C. Park, AIA for more information.
1	17885	STE Buckner Pumphouse #0136	4100	N/A	N/A	N/A	NO	400068 (CLI)	1	EA	N/A	N/A	N/A	
2	17885	N/A	4100	Exterior Window Foundation Exterior Finish Roof Surface Exterior Door *See FMSS for asset names and numbers associated with interior features.	1021747 1252587 217156 217160 217153	EXTWINDW FOUNDATN EXTFINISH ROOFSURF EXTDOORS	N/A	N/A	N/A	N/A	Vegetation is encroaching on the structure.	There is currently no deferred maintenance.	See RM/ Preservation Maintenance activities associated with location #17859 for the overall site.	Confirm with park Facility Management Division.

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1	XXXXX	Sprayer Shed	4100	N/A	N/A	NA	NO	400068 (CLI)	1	EA	Roof surface: lichens and moss are growing on the wood shingles. Evidence of deterioration of siding members. Retention of moisture in the wood shingles leads to accelerated deterioration.	Remove moss and lichen buildup from wood shingles. Keep grasses mowed low around structure.	See RM/ Preservation Maintenance activities associated with location #17859 for the overall site. Every 3 years, 1) inspect roof to reveal loose or damaged shingles, and 2) remove vegetation, debris, moss, lichen, etc. as necessary from the wood shingles.	New location.
1	XXXXX	Stehekin Residence #107	4100	N/A	N/A	N	NO	400068 (CLI)	1	EA				New location.
1	XXXXX	Stehekin Residence #108	4100	N/A	N/A	N/A	NO	400068 (CLI)	1	EA				New location.
1	17891	STE Buckner Water System	5100	N/A	N/A	N/A	NO	400068 (CLI)	1	EA	N/A	N/A	N/A	
2	17891	N/A	5100	*See FMSS for asset names and numbers associated with interior features.	N/A	N/A	N/A	N/A	N/A	N/A	Unknown.	Unknown.	Unknown.	Confirm with park Facility Management Division.

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1	98701	STE LCS Buckner Homestead Swimming Pool	7100	N/A	N/A	N/A	YES	400068 (CLI) 030172 (LCS)	1	EA	Large sections of the concrete and stone perimeter walls have been lost, while remaining wall components are slumping and spalling. Leaf litter and woody debris has filled the pool floor. Mosses and ferns have become established on the perimeter walls, which are trapping moisture hastening the deterioration of these features. The empty swimming pool poses a threat to visitor safety and as a result, measures should be considered to prevent injury.	Remove plants, mosses and associated debris from stone and concrete perimeter walls and from the pool floor to stabilize structure.	Every 3 years, 1) inspect concrete and stone perimeter walls, and 2) remove vegetation, debris, moss, and lichen as necessary from the walls and floor.	See page 24 of *The Buckner Homestead Historic District Final Management Plan* for additional information related to potential future treatment strategies.
1	98702	STE LCS Buckner Homestead Sundial	7100	N/A	N/A	N/A	YES	400068 (CLI) 030173 (LCS)	1	EA	Moss and lichens are growing on the body of the sun dial, and the mortar cap is spalling. Grasses and plants are growing near the base of the feature. Retention of moisture in the mortar leads to accelerated deterioration.	Consult with regional historical architect to repair mortar joints and spalling mortar cap.	Every 3 years, 1) remove moss, lichen and other vegetation from the sun dial using a soft wire brush; 2) clear vegetation from the base of the sun dial, 3) inspect mortar joints, and 4) repoint with materials in-kind as needed.	This feature was not included in National Register of Historic Places documentation; however, it is a contributing small-scale feature to the Buckner Homestead Historic District Cultural Landscape.