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HISTORIC RESOURCE STUDY
DUTCHTOWN AND LULU CITY
ROCKY MOUNTAIN NATIONAL PARK
COLORADO

by

Susan B. Baldwin

Creative Land Use

January, 1980

TABLE OF CONTENTS

PREFACE v

CHAPTER I: EARLY HISTORY OF MIDDLE PARK 1

CHAPTER II: THE ESTABLISHMENT OF GRAND COUNTY 9

CHAPTER III: MINING IN THE RABBIT EAR RANGE 14

CHAPTER IV: LULU CITY 27

CHAPTER V: DUTCHTOWN 38

CHAPTER VI: TELLER CITY AND GASKILL 40

CHAPTER VII: THE CLOSE OF AN ERA 44

CHAPTER VIII: LULU'S FATE 47

CHAPTER IX: EVALUATION OF HISTORIC RESOURCES 49

CHAPTER X: RECOMMENDATIONS FOR PRESERVATION AND INTERPRETATION . 51

APPENDICES 53

1. Excerpts from Larimer County Homes and Mines, J. S. Perky, 1880 54
2. Letter from Mrs. Macfarlane-Hightower to Mr. Tom Thomas, Rocky Mountain National Park Library 65
3. Letter from Cloyd Redburn to Raymond Gregg, Rocky Mountain National Park Library 71
4. List of mines in Lulu City, Grand Lake Prospector, January 1, 1883 74
5. Legal Description of Lulu City 76
6. Map of Lulu City Survey, 1928 78
7. Reduced Copy of Lulu City Plat 80
8. Rand McNally Map of Colorado, 1882 and Cannon's Map of the Mineral Belt of Colorado, 1883 82
9. National Register Nomination Forms for Dutchtown, Lulu City and the Grand River Ditch 87
10. List of References Not Cited 108

BIBLIOGRAPHY 111

ILLUSTRATIONS 117

LIST OF ILLUSTRATIONS

1. Lulu City camp and Ezra Kauffman 118
2. Lulu City Historic View, 1889 119
3. Lulu City site, same view as Illustration 2, 1961 120
4. Lulu City, looking down the valley, ca. 1920 121
5. Lulu City, looking up the valley, ca. 1920 122
6. Lulu City, looking down the valley, 1938 123
7. Lulu City, remains of cabin, ca. 1962 124
8. Lulu City, bear trap, ca. 1962 125
9. Dutchtown, remains of cabin, 1964 126
10. Dutchtown, remains of cabin, 1964 127
11. Dutchtown, remains of cabin, 1964 128
12. Dutchtown, western most of the four cabin ruins, 1975 129
13. Lulu City, largest cabin remains, looking east, 1979 130
14. Lulu City, close-up of log construction, 1979 131
15. Lulu City, general view looking northwest, 1979 132

PREFACE

This report contains the histories of Dutchtown and Lulu City which were the product of a mining boom in the Rabbit Ear Range (now the Never Summer Mountains) in 1879. Although once the scene of great excitement, little now remains to mark their existence. Lulu and Dutchtown were only two of many mining camps and towns which were established in the region, none of which lasted over six years. It is, in fact, surprising that they lasted as long as they did. Insurmountable difficulties plagued the miners from the beginning. The lack of transportation, the absence of a nearby smelter and the general low-grade quality of the ore were the primary reasons for the failure of these towns to survive.

The histories of Dutchtown and Lulu City are of interest because they serve as representatives of an often repeated phenomenon, that of the boom town in the old West. Such towns experienced a brief period of rapid growth followed by an equally rapid abandonment during the second half of the nineteenth century, and helped shape, at least in a general way, the course of Colorado's history.

To be appreciated in full, the histories of Dutchtown and Lulu City must be placed into context. The ultimate causes and consequences of the events described in their histories are thus better understood when viewed along with the larger, more general chronology of the development of Grand County. To this end, in addition to the histories of Dutchtown and Lulu City, the early history and development of the Middle Park region and Grand County, general background concerning the development of mining in the Rabbit Ear Range, a brief account of the settlements of Gaskill, Teller City and Fairfax and information concerning the decline of mining and Lulu City since its abandonment are included in this study.

In the last two chapters, an evaluation of the historic resources represented by Dutchtown and Lulu City, and recommendations for their interpretation and preservation are discussed. An on-site investigation and appraisal of the remaining physical evidence of Lulu City was conducted

in order to evaluate the potential for the preservation and interpretation of the site. Photographic evidence of Lulu City and Dutchtown is presented in the Illustrations section.

Also included in this report are Appendices containing additional information about the two towns, and a map entitled Dutchtown-Lulu City Vicinity Historical Map drawn by Anne Christhilf, Landscape Architect.

In closing I would like to gratefully acknowledge the assistance of Chief Naturalist Dwight Hamilton and Librarian Helen Burgner at Rocky Mountain National Park. I would also like to thank Robert Black, author of Island in the Rockies, for his assistance and generosity in allowing me the use of his research materials.

CHAPTER I

EARLY HISTORY OF MIDDLE PARK

In order to fully comprehend the development of Middle Park a physical description is necessary in any account of its early history. The Rocky Mountains, which form the central portion of Colorado, are broken up by three parks or basins which have played significant roles throughout the history of the state. The parks, known as North Park (originally New Park), Middle Park (originally Old Park)[1] and South Park, were so named by French explorers, who appear to have been the first Europeans to have visited the Colorado Rockies. The meaning of the French word "parc" is "enclosure," and is descriptive of the three Colorado parks in that they are geological basins, surrounded by mountains. Further confirmation that the French were the first European visitors to the mountains of Colorado lies in the names of two of the state's major rivers, the Platte and the Grand (now the Colorado), both of French origin.[2]

Frequent use of the parks of Colorado began to take place in the early part of the nineteenth century by trappers and hunters. Evidence that the parks were well known to these men in 1820, was given in an oral description by a Frenchman, Joseph Bessonet (also known as Bijeau),

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[1]Chittenden in his book The American Fur Trade of the Far West gives an explanation for the designation of "Old" and "New" to Middle Park and North Park; "Where the names 'New' and 'Old', as applied to the North and Middle Parks, come from I do not know. Sage says that the modern North Park was not at first as much frequented by hunters as was the Middle Park, and as a result game increased in it at the expense of its southern neighbor. When the hunters began to be drawn to it extensively they called it the New Park in distinction from that which they had been longer acquainted." Hiram Martin Chittenden, The American Fur Trade of the Far West, 2 vols. (New York: Barnes and Noble, 1902) 2:750.

[2]Virginia McConnell, Bayou Salado: The Story of South Park (Denver: Sage Books, 1966) pp. 49-50; Robert C. Black, III, Island in the Rockies (Boulder, Colo: Pruett Publishing Co., 1969), pp. 16-17, (hereafter cited as Black, Island).

and later translated and written down into English. Bijeau had travelled extensively for six years through the mountains between the North Platte and Arkansas Rivers and was hired by the Stephen H. Long expedition as a hunter and packer. His description of Colorado's interior parks follows.

> The valleys within the Rocky Mountains are, many of them, extensive being from ten to twenty or thirty miles in width, and are traversed by many large and beautiful streams. In these valleys, which are destitute of timber, the soil is frequently fertile and covered with a rich growth of white flowered clover, upon which horses and other animals feed with avidity. They have an undulating surface, and are terminated on all sides by gentle slopes leading up to the base of the circumadjacent mountains.[3]

The topography of Middle Park differs markedly from that of North and South Parks, making it isolated and relatively inaccessible. Both South Park and North Park are characterized by spacious, unbroken valleys, whereas Middle Park presents a more involved topography and geology. The Middle Park basin "has been repeatedly disarranged by faults, overthrusts, anticlimes and other intricate deformities . . ."[4] Besides exhibiting a more complex geographical structure, Middle Park is, as Robert Black so aptly describes in his book of the same title, an "Island in the Rockies." Because of their altitude and the heavy winter snows which often cover the ground eight months of the year, the passes into Middle Park are more difficult to cross than those of its northern and southern neighbors. These two factors hampered early travel into the park, retarding its development. The easiest access to the park was via South Park and the valley of the Blue River, a route utilized by most early visitors.[5]

The first white men to frequent Middle Park did so without leaving written accounts of their travels. These men were hunters and trappers

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[3] Early Western Travels, XVI, pp. 58-60 quoted in Black, Island, p. 17.

[4] Black, Island, p. 14.

[5] Ruth Cowdery Cohig, "History of Grand County, Colorado" (M.A. Thesis, University of Denver, 1939), p. 15 (hereafter cited as Cohig, "History").

who passed down information by word of mouth; many were illiterate and others too busy with the work at hand to allow the luxury of written histories. During the years of early exploration (1810-1850) fur trapping and trading were the ruling activities in this region. The period from 1820-1840 was the most prosperous for trapping in Middle Park because of the great demand for beaver pelts, used in the manufacture of fashionable hats. Although Middle Park was frequented by trappers, the sources of the Missouri, Columbia and Green Rivers were the scenes of the most concentrated trapping. The nearest "rendezvous" or trading post was on the Green River, later called Brown's Hole, in the northwestern part of Colorado.[6]

The early hunters and trappers of Middle Park maintained friendly relations with the native Indians.[7] This was, in part, necessitated by the fact that Middle Park was the favorite hunting grounds of the northern Ute Indians. The streams were filled with fish, and game was abundant with elk, deer, mountain sheep, antelope, buffalo, all varieties of bear including grizzlies, grouse, sage hens, ducks, geese and turkeys making Middle Park the best hunting ground in Colorado.[8] The Utes were not the only Indians aware of this fact, and consequently they had frequent conflicts with the Arapahos who entered the park from the plains. Sioux, Crow and Blackfoot Indians also vied with the Utes for use of the region.[9] The Utes however, were the primary inhabitants of the area, and the tribe with which the early settlers were forced to deal. In addition to using Middle Park, the Utes travelled up and down the North Fork of Grand River, and over Thunder Pass to and from North Park. Access to the plains by the Arapahos and Utes was gained by various routes, including the Ute Trail (which is followed closely by Trail Ridge Road), Arapahoe

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[6]Cohig, "History," pp. 16-17; Chittenden, Fur Trade of the Far West, p. 730.

[7]Cohig, "History," p. 16; LeRoy R. Hafen, Colorado: The Story of a Western Commonwealth (Denver: Peerless Publishing Co., 1933) p. 77.

[8]Frank Hall, History of the State of Colorado, 4 vols. (Chicago: Blakely Printing Co., 1889-1895), 4:136; Wilber F. Stone, The History of Colorado, 4 vols. (Chicago: S.J. Clarke Publishing Co., 1918), 1:288.

[9]Black, Island, p. 16.

Pass, Rollins Pass and others.[10]

Middle Park was traversed by several exploration parties during the middle of the nineteenth century. The first to record and publish an account of their trip was a group from Peoria, Illinois. Eighteen men started the trip (intending to wrest control of the Pacific Northwest from Great Britain), but, only five reached Middle Park. Among the five was Thomas Jefferson Farnham who wrote the first printed account of the geography and wildlife of Middle Park in July of 1839.[11]

The next account of the area was from Rufus B. Sage, who visited the park in December of 1842. He wrote of Middle Park,

> It embraces a large tract of fertile territory well watered and timbered, but more or less undulating, and is hemmed in by high mountains, which are clothed with lateral forests of pine, cedar and aspen.

Sage, in the estimation of Robert Black, was Middle Park's first tourist. He travelled west for no apparent reason other than curiosity and was one of the few early visitors who wrote of his experiences.[12]

Another early exploration of Middle Park was made in June of 1844, by Captain John C. Fremont on his second expedition to the west. Accompanying the Fremont expedition was a cartographer by the name of Charles Preuss, who constructed "an exquisite map" showing all three parks "for the first time with reasonable accuracy." The party travelled through Muddy Pass and exited up the Blue River, thus seeing only the western part of the Park. This route was used by most of the early exploration parties who thus confined their visits to the western half of the park. There is no record of any travellers following the North Fork of the Grand River, though trappers certainly frequented the area.[13]

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[10]Oliver W. Toll, Arapaho Names and Trails (1962) p. 23.

[11]Black, Island, pp. 21-22.

[12]Ibid., pp. 22-23. LeRoy R. and Ann W. Hafen, eds. Rufus B. Sage, His Letters and Papers, 1836-1847, with an annotated reprint of his "Scenes in the Rocky Mountains, etc." The Far West and The Rockies Historical Series 1820-1875, vol. 5 (Glendale,California: Arthur H. Clark Co., 1956), pp. 185-187.

[13]Black, Island, pp. 24-25.

Little of lasting importance was imprinted upon the history of Middle Park by these early explorers. Nevertheless, one additional name should be mentioned as it was bestowed upon the mountain range on the western boundary of Middle Park and one of its passes. The name is that of Sir George Gore, a wealthy Englishman who came to America on a hunting expedition from 1854 to 1857. The exact path of Gore's travels is uncertain, although it is known that he crossed the pass, later named for him, with an entourage of twelve wagons and supplies.[14]

The use by white men of Middle Park declined when the demand for beaver pelts dropped off in the 1830s due to the change in the fashion world to silk hats. It was not until the mining rush to Colorado in 1859, that Middle Park began to attract visitors other than hunters, trappers and explorers. Prospectors entered the park, but found little evidence of minerals, except on the upper Blue River where the town of Breckenridge was founded. The springs in the central portion of the park, later named Hot Sulphur Springs, attracted the attention of some of the visitors and appeared rather prematurely on several maps as Saratoga West. Though mineral springs were in vogue at this time, Saratoga West never materialized as a resort or even a town.[15] Its failure was due in large part to its isolation, a problem which was to plague many enterprises undertaken in Middle Park until the arrival of the railroad in the early 1900s and the construction of modern highways.

Nevertheless, Saratoga West did become the site of the first settlement in Middle Park, Hot Sulphur Springs. The springs were a frequent camping spot of the Utes before and during the early visits of the white trappers and explorers, and continued to be used by the Indians until their removal from the park in 1879.

Aiding in the development of Middle Park was the discovery of Berthoud Pass and the eventual construction of a wagon road connecting Middle Park to Denver. This route joined the two in a more direct manner

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[14]Ibid., pp. 27-28.

[15]Cohig, "History," p. 37; Hafen, Colorado, pp. 82-83; Louise C. Harrison, Empire and the Berthoud Pass (Denver: Big Mountain Press, 1964), pp. 21, 24.

than the route down the Blue River and over Argentine Pass. With the discovery of Berthoud Pass came the first hope of a railroad connecting Middle Park with the eastern slope. More importantly, the pass was seen as the quickest route to Salt Lake City and gave Denver hope that the transcontinental railroad would pass through on its way west. A major impetus for the discovery of Berthoud Pass lay in the passage of the Overland Mail Bill by Congress on March 2, 1861. Coloradans had hopes that they would be on the main western route and so they set out to locate a moderate pass over the mountains. At a meeting held in Denver on April 30, 1861, the Overland Stage Company proposed to furnish an engineer, guide, pack animals and food, if the Empire and Idaho Springs districts would furnish men and horses to survey a route across the mountains to Salt Lake City.[16] Edwin L. Berthoud, a civil engineer was retained as surveyor, and Jim Bridger as a guide, although the pass was apparently unknown to him.[17]

When the Berthoud party crossed the pass into Middle Park, they continued on to the future site of Hot Sulphur Springs where they mapped out a townsite for Grand City, made claims on ranch sites and filed papers in Breckenridge for the Middle Park Claim Club. The plans for Grand City, as those for Saratoga West were never realized, once again because of its inaccessibility. A road into Middle Park over Berthoud Pass was not built for over ten years.[18]

A report of the discovery of Berthoud Pass by the survey party was published in the Rocky Mountain News on May 29, 1861.[19] The report inspired the reorganized Central Overland California and Pikes Peak Stage Company to survey the entire route from Denver to Salt Lake City, again utilizing the talents of Berthoud and Bridger. Leaving July 6, 1861, they surveyed and chained the entire route over Berthoud Pass, through

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[16]Cohig, "History," p. 40.

[17]Black, Island, p. 36.

[18]Cohig, "History," p. 42.

[19]An account of the discovery of Berthoud Pass in September, 1860 by five residents of Empire prior to the Berthoud reconnaissance is given in Harrison, Empire, p. 47 and Black, Island, p. 36.

Hot Sulphur Springs, over Gore Pass and along the White River valley to Utah by the first week in August. Although the route was not found in time to receive the mail contract, the desire for a transcontinental road of some kind to pass through Denver and Colorado, continued to grow. The opinion by Berthoud that a good wagon road could be built with little time and money was exaggerated in the newspapers the following spring into the misleading statement that, "loaded wagons can now pass without difficulty from Denver to Salt Lake City." In fact, as yet no road had been constructed.[20]

With the passage of the Pacific Railway act on July 1, 1862 Berthoud Pass and the route to Salt Lake City was again scrutinized, this time as a means of attracting the proposed transcontinental railroad through Denver and the Colorado Territory. Several surveys were made with the hope of locating a railroad over Berthoud Pass, but two engineers independently judged the terrain too steep. Several other surveys were made over the next few years, and the Union Pacific chose a more northern route, by-passing Denver in favor of the more practical moderate grade of Wyoming's South Pass.[21]

Despite the setbacks, the desire for a route west through Middle Park did not wane and in the fall of 1862, the Clear Creek and Hot Sulphur Springs Wagon Road Company was organized with the intention of building a wagon road over Vasquez Pass (just west of Berthoud) from Empire into Middle Park. The enterprise was short-lived due to financial difficulties and progressed only a short distance.[22] Another more notable attempt at building a road through Middle Park was made in the summer of 1865, by Bela M. Hughes and Ben Holladay of the Overland Stage Company.

> It was the largest enterprise this part of the West had yet seen. . . . The army provided, as escort and laborers, two complete companies, 150 men of the Third California Veteran Infantry, under the command of Lt. Colonel William M. Johns.

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[20]Black, Island, pp. 38-39; Cohig, "History," p. 43.

[21]Black, Island, p. 52; Cohig, "History," p. 43.

[22]Cohig, "History," p. 45; Harrison, Empire, p. 189.

The road building expedition set out from Salt Lake City in June, but had completed the road only as far as the Green River by the onset of winter. The remaining part of the trip to Denver was accomplished over virgin territory using Rollins (Boulder) Pass instead of Berthoud. The newspapers of Denver, in their usual mood of optimism, described the road as if it were a fait accompli and Bela Hughes promised that stages would be using it by July of 1866. His promise went upkept as this particular enterprise was never completed, and a road did not cross Berthoud Pass until 1874.[23]

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[23]Black, Island, p. 52.

CHAPTER II

THE ESTABLISHMENT OF GRAND COUNTY

Despite its isolation and the lack of transportation, some settlers continued to filter into Middle Park. Nevertheless, until the mid-1870s, the area was still only sparsely populated, with few settlers willing to endure the hardships of a winter in Middle Park and the problems of contact with the Ute Indians.

With the discovery of Berthoud Pass and the notice it received in Denver's news, Middle Park's first serious settlers began to arrive. William Byers, editor of the Rocky Mountain News, who eventually acquired the title to Hot Sulphur Springs and promoted its attractions to settlers and tourists, was one of the region's most significant and influential personalities. The exact date of his discovery of the Springs is not known, however it was probably in 1863. He was not the area's first discoverer, but he was the most important figure in its development. His dreams were grandiose:

> The stars and stripes would float above the Gothic piles, the world of wealth and fashion would preen itself in its parks, while the young and dashing would urge their matched pairs along its drives. The reality was, of course, otherwise. In 1870, visitors encountered a log hotel which "when finished," might accomodate twenty, a blacksmith shop which was equipped to service pack trains, and an enclosure about the principal pool which kept the Indian ponies out and the steam in.[1]

In addition to the small town of Hot Sulphur Springs, settlement occurred along the natural hay meadows of the Grand, Fraser, Williams Fork and Blue Rivers. There were also trappers and hunters, such as Joseph L. Wescott (who built the first cabin at Grand Lake in 1867) and others who lived in the park.[2]

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[1]Black, Island, p. 77.

[2]Everett M. Harmon, "Early Days in Middle Park," Western History Archives, Norlin Library, University of Colorado, Boulder.

Indicative of the undeveloped state of Middle Park during the late 1860s and early 1870s was its small population. Middle Park was originally a part of the large county of Summit, whose boundaries encompassed most of the northwestern portion of Colorado. The entire non-Indian population of Summit County, recorded in the United States census of 1870, was 258. Of that number, 144 were centered in the high country mining camps of Breckenridge, Montezuma and St. Johns and the other 114 were scattered over the county in unspecified locations. (Apparently Hot Sulphur Springs did not merit a separate entry.) Of these 258 people, only 14 were women, another indication of the lack of development in the area.

With the slowly increasing population of Middle Park came the desire for political separation from Summit County. Breckenridge, the county seat, was quite a distance from Middle Park; therefore its governing power with respect to the Park was ineffective if not non-existent. As a result, several of Middle Park's promoters including William Byers and John Quincy Adams Rollins began a movement to annex a portion of Summit County to form a new county, to be named Grand. This was done in part to make the area more attractive to settlers and promote the enterprises of Byers and Rollins, as well as to increase the efficacy of the local government. The county was signed into law by Governor Samuel Elbert on February 2, 1874 and Hot Sulphur Springs was designated as the county seat. Grand County's boundaries stretched west to Utah and north to Wyoming; Summit County had in effect been divested of more than half its area, retaining only the smaller southern "half" of the original. At the time of its inception the area of Grand County was 10,381 square miles. In 1877, Routt County was created taking in that section of Grand County west of the Gore Range, and reducing its size by more than one half. The size of Grand County was reduced again in 1886, with North Park becoming a part of Larimer County and the boundaries of Grand County and Middle Park coinciding. This did not happen until after the mining excitement had died out, although it first became an issue in the early 1880s. Four years before the change occurred, the Rand McNally Map

of 1882 showed North Park as a part of Larimer County.[3]

The creation of Grand County accomplished what its advocates had intended by bringing new attention to Middle Park as an area for settlement. The construction of two roads facilitated that settlement. John Quincy Adams Rollins built the first road into Middle Park in 1873-74. His enterprise, the Rollinsville and Middle Park Wagon Road did not markedly improve travel into Middle Park as it was quite rough, and virtually impassable during the winter months. A more important development was the construction, in less than five months, of the Georgetown, Empire and Middle Park Wagon Road over Berthoud Pass, by a corporation of the same name. On November 18, 1874 the first stage travelled over the pass from Georgetown inaugurating the passage of commercial traffic into the park.[4] One of the road's main promoters, Lewis D. Gaskill lived at the summit of Berthoud Pass for several years collecting tolls and ministering to the needs of those traversing the pass which earned him the nickname "St. Bernard of the Rockies." He was later involved in the mining of the late 1870s and early 1880s in Middle Park, and his name was given to one of the mining camps north of Grand Lake, Gaskill. The road over Berthoud Pass was an improvement over the Rollins Pass route, though heavy snows continued to isolate Middle Park during the winter months.[5]

Mr. Rollins, realizing that the Berthoud road was the superior of the two routes at an early date, proposed the joint ownership and operation of a road between his Junction Ranch (present site of Tabernash and intersection of the Rollins and Berthoud roads) and Hot Sulphur Springs. He even wrote a letter to the Georgetown Colorado Miner in which he extolled the "1st class" Berthoud Pass road.[6]

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[3]Black, Island, pp. 87-88, 113, 179; Rand McNally Map of Colorado, 1882. North Park became Jackson County in 1909.

[4]Black, Island, pp. 85, 92-93; Fred McLaren and H.V. Gammon "Notes on Early History of Grand County Lake," An interview with Judge Pettingill and J.L. Ish of Grand Lake and Green McQueary and Jim Ganson of Granby, Rocky Mountain National Park Library; Georgetown Colorado Miner, Nov. 21, 1874, p. 3.

[5]Dawson Scrapbook, Colorado State Historical Society, 6:87.

[6]Georgetown Colorado Miner, Nov. 21, 1874, p. 3.

These two roads, though not the only entrances to the park, were the first direct routes constructed and maintained as roads. Even today Berthoud Pass remains the only thoroughfare into the area from the east. The other routes were no more than trails, some of which were upgraded to wagon roads during the mining rush, later falling into disuse when mining declined. Some of the other routes into the park included a trail from Caribou via the Fourth of July lode; a trail used by Indians, the Ute trail; a trail from Central City over James Peak; and Jones' trail over Jones' Pass. Roads into North Park via Willow Creek Pass, Muddy Pass, Poudre Pass, Cameron Pass and several others were heavily traveled only during the mining era.[7]

In addition to the omnipresent problem of transportation, the continued presence of the Ute Indians delayed the settlement of Grand County.[8] A treaty had been made with one of several of the Ute subgroups, the Tabeguache, in 1863 in which the tribe agreed to relinquish their claim to Middle Park, however, this treaty was inherently meaningless as the Grand River Utes who were the primary inhabitants of Middle Park were not involved in the treaty meetings.[9] Had they been, it is doubtful that they would have given up the use of the park as it was their favorite hunting grounds and the location of a favorite camping spot, Hot Sulphur Springs. Although problems were infrequent in the early days of settlement the increasing population of Middle Park during the 1870s, caused the escalation of tensions between the Utes and the white settlers. Incidents between the two groups became less friendly as competition grew for the use of Middle and North Parks, and threatened to destroy the Indians' way of life. The problems came to a climax in the years 1878 and 1879. The Indians retaliated against the takeover of the land by killing several settlers, indiscriminately slaughtering game and setting

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[7]Ferdinand Vandiver Hayden, United States Geological and Geographial Survey of the Territories Annual Report, 1873 (Washington: Government Printing Office, 1873), pp. 663-665.

[8]It was rumored that the Arapahos were near the park in 1870, but most problems centered around the Utes. Black, Island, pp. 77-78.

[9]Ibid., p. 46.

fire to thousands of acres of timber. The final provocation which heightened the fear of the settlers of both Middle and North Parks, and brought about the complete removal of the Utes from their native surroundings, was the Meeker massacre of September, 1879.[10] Voicing the sentiments of the general public, the Georgetown Colorado Miner opined that,

> . . . this country does not belong to the Utes and they should be kept out of it. The government should see to this and protect its law abiding white subjects in the enjoyment of their rights and privileges.[11]

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[10]Since the mining boom in the Rabbit Ear Range was just beginning in the summer of 1879, the Indians did not significantly deter its development. Cohig, "History," p. 6; Stone, The History of Colorado 1:288; Black, Island, pp. 119-120, 129-130.

[11]Georgetown Colorado Miner, Nov. 15, 1879, p. 1.

CHAPTER III

MINING IN THE RABBIT EAR RANGE

In 1879, mining in Grand County began attracting the interest of people who did not reside within the county boundaries. The search for gold and silver in Grand County was inevitable with its prominent mountain ranges and interest in mining approaching its peak, but it was not until 1875 that any prospecting of note took place in the Rabbit Ear Range (now the Never Summer Mountains). Even then, the prospecting was sporadic and carried on only by local residents. Little attention was paid to the area by outsiders.

The earliest recorded discovery in the area was made by two prospectors, Alexander "Sandy" Campbell and James H. Bourn, who located a mine called the Wolverine on July 10, 1875. The Wolverine later became what was perhaps the most important mine in the Rabbit Ear Range. Several other mines were discovered that summer by Campbell and Bourn including the Sandy Campbell, the Silent Friend, the Jim Bourn and the North Star.[1] (Bourn's name was given to a mountain and gulch and remains today although misspelled as Bowen. The misspelling first occurred in the early records of Grand County though whether from illegibility or pronunciation is uncertain.) Also associated with the early mining in the Rabbit Ear Range were John H. Stokes, Charles Royer, Len Pollard, Charles H. Hook, the Smart brothers and John Baker all of whom played an important role in the development of Grand County.[2] With their discoveries, came the formation of the Campbell Mining District which was recorded on July 20, 1875 in Grand County's Reception Book I.[3]

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[1]Black, Island, pp. 110-111; Grand County Deed Book I, pp. 70-74; Grand County Deed Book II, pp. 11-12.

[2]Frank Fossett, Colorado: Its Gold and Silver Mines, Farms and Stock Ranges, Health and Pleasure Resorts (New York: G.G. Crawford, 1880), pp. 562-563; Hall, History of the State of Colorado, 4: 138.

[3]Grand County Reception Book I, p. 83.

Interest in the Rabbit Ear mines continued during 1876, bringing more settlers to Middle Park, and in April of that year two new election precincts were created. One included the valley of the North Fork of the Grand River and the other the eastern half of North Park.[4] Although the settlers of Grand County were optimistic about the county's future in mining and many claims were filed in 1875 and 1876,[5] Raymond Rossiter, the United States Commissioner of Mining Statistics was prophetic in his report in early 1876 on Grand County's mining prospects. He noted in his book Mines and Mining concerning the Rabbit Ear mines that, "little may be said except prospects are fair." He also remarked that there were no reducing works within sixty miles and none were expected unless the quantity and character of the ore would justify it.[6] Adding to this pessimistic outlook was the transfer of the area's best prospect, the Wolverine, and five other lodes from Campbell and Bourn to Georgetown grocers Spruance and Hutchinson for one hundred dollars because of debt.[7] Despite these early signs of trouble, hopes and dreams of rich mines and easy money prevailed, and in 1879 mining interest in both Middle Park and North Park mounted. In 1880 it skyrocked.

Prospecting and mining were Colorado's major attractions for potential settlers in the mid-nineteenth century. The first permanent white settlers of Colorado came in search of gold in 1858, with expectations of amassing a fortune with little effort. Mining, however, required hard work and when their expectations were not immediately realized, many of these potential settlers gave up, and returned to their homes in the East. In spite of the difficulties, many chose to stay, and sometimes their perseverance paid off with new discoveries of ore. Not all who stayed were successful; it was not an easy life, and by the mid-1860s many mining camps had already become ghost towns. Gold

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[4]Grand County Commissioners Proceedings Book I, pp. 16-17.

[5]Grand County Deed Book II, pp. 37-67.

[6]Raymond Rossiter, Statistics of Mines and Mining in the States and Territories West of the Rocky Mountains (Annual Reports of U.S. Commissioner of Mining Statistics), (Washington: Government Printing Office, 1876), pp. 318-319.

[7]Grand County Deed Book I, pp. 70-74.

placers were spent and the ores in the gold lodes had become refractory, leading to a slump in mining.[8] The Rabbit Ear Range mining boom which led to the establishment of many towns including Lulu City and Dutchtown was of little consequence in the larger picture of Colorado history. (In fact it is only briefly if ever mentioned in many Colorado histories.) Nevertheless, it is an example of a phenomenon which was repeated many times in the history of the state. The men (for they were the first to come, bringing women and children later) of these mining camps and towns were ever hopeful, believing that success and the vein which would make them rich lay just beyond in the next tunnel. Those involved believed wholeheartedly in the richness of their mines, often exaggerating their worth, and few words of doubt made their way into the local newspapers. This promotion or boosterism of a mining area was a common occurrence in Colorado and led many unknowingly to disappointment. The founding of Lulu City and the other mining towns in the Rabbit Ear Range illustrates a significant aspect of Colorado history. Optimism ran high in the search for silver and gold, and a discovery of any kind, no matter how small was often enough to spark the creation of a new town.

A major factor in the development of mining in the Rabbit Ear Range was the discovery of silver and subsequent boom of Leadville in 1877. Leadville had been founded some ten years earlier and abandoned; its rediscovery and the richness of its mines gave prospectors the "proof that once abandoned, a mineral site should not necessarily be written off."[9] The finds in Leadville, therefore, proved to be a catalyst for a new wave of mining interest. Prospectors went out with hopes of discovering another Leadville; thus the silver mines of the Rabbit Ear range were identified as being similar to those of Leadville. Charles H. Hook, one of the early miners of the area, stated in an interview with the Chicago Tribune that, "far richer mines [are being discovered] than were

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[8]Robert G. Athearn, The Coloradans (Albuquerque: University of New Mexico Press), p. 85; Hafen, Colorado, p. 164.

[9]Ibid., p. 130.

ever known in the region known as the Leadville Country."[10] After examining a sample of silver ore from one of the Rabbit Ear mines a Professor Boyd of the Valley Smelting Works in Golden wrote that it was "just exactly like the Leadville carbonates carrying lead."[11]

The interest in mining in the Rabbit Ear range increased dramatically in 1879, and with it came the establishment of many mining towns and camps. Both Middle Park and North Park were the sites of intense mining activity which caused new towns to appear overnight and the population of Grand County to swell. A new mining district, the Lead Mountain Mining District was organized in 1880. Its boundaries included the Continental Divide on the north, the Campbell Mining District on the south, the eastern slope of Specimen Mountain on the east, and the Jack and Park Mining Districts (in North Park) on the west. The mining camps and towns of this new district, the Campbell Mining District and the North Park districts were established for the most part in 1879 and 1880. Some, like Lulu City were surveyed and platted, while others were merely short term camps inhabited briefly for only several weeks or months. Anticipation of success ran high, as evidenced by the large townsites platted. The mining boom was short-lived however, and by 1884 the towns and camps were deserted with the exception of a few miners who continued their work in anticipation of finally striking the vein that would make them rich.

The major town of the Lead Mountain Mining District was Lulu City. (The word "city" was often attached to the names of boom towns to give them an air of importance and permanence, another example of the boosterism which occurred in the mining towns of Colorado. This practice was called "kiting" a town. "As one adds a tail to a kite before it is sent into flight, so when a town was laid out and a name chosen, they 'kited' it by adding [the word] 'City.'")[12] Other mining camps and towns located

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[10] Georgetown Colorado Miner, April 3, 1889, p. 1.

[11] Fort Collins Courier, June 18, 1880, p. 3

[12] Mrs. MacFarlane-Hightower (granddaughter of Benjamin Franklin Burnett, one of Lulu City's founders) to Mr. Tom Thomas (Chief Park Naturalist Rocky Mountain National Park), February, 1968, Rocky Mountain National Park Library.

in the Rabbit Ear Range districts were Park City, Tyner, Crescent City, and Halsteadville, Queant Pass and Wolverine Mine, described as being located on the Divide and in North Park. These latter four were, in fact, the only camps in the mining area included in the United States Census of 1880 (taken in June, 1880) though little appears to have been written concerning their history. They were rarely mentioned in the newspapers which reported the mining news of the area. Attention was focused instead on Lulu City in Middle Park and Teller City in North Park (both of which were often referred to without their "tail" as simply Lulu and Teller). These two towns were established in the early summer of 1880. Dutchtown, located just west of Lulu City, was another camp which, like many others, was never documented by newspapers, census or published accounts. (See chapter V).

The Campbell Mining District spawned only one town of significance, the aforementioned Gaskill, which was located below the Wolverine mine along the North Fork of the Grand River. Of lesser importance was Fairfax, a mining camp located above the Wolverine near the mines of the Alice Ormand Mining Company which included the Ruby, the Cleopatra and the Cross. Fairfax was a later addition to the Campbell Mining District serving for just over one year (March, 1884 to July, 1885) as a post office for the surrounding mines before it was discontinued.[13]

There were, of course, many cabins and camps which sprang up next to the mines they served, of which there remains a relative paucity of information. Two of interest were Joe Shipler's cabins which as the Fort Collins Courier noted were called "Coon town"[14] and a camp

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[13]Grand Lake Prospector, March 6, 1884, p. 2, March 20, 1884, p. 3; U.S. Post Office Department Record of Appointments of Postmasters (National Archives) cited in Black, Island, p. 135; William H. Bauer et al., Colorado Postal History: The Post Offices (Denver: J-B Publishing Co., 1971), p. 52.

[14]Joe Shipler was one of the original prospectors in the area and continued to prospect into the early twentieth century. One source reported that he was prospecting in the area as early as 1872. The name "Coon town" came from one of his associates by the last name of Coon. Fort Collins Courier, July 9, 1880, p. 3; Rocky Mountain News September 30, 1879, p. 2; J.S. Perky, Larimer County Homes and Mines--Where to Outfit for North Park and Middle Park Mining Districts (Fort Collins: Courier Publishing Company, 1880) p. 17.

called Gillette. M.V.B. Gillette, another of the early prospectors of the region apparently decided he would establish a town, an event reported in the Fort Collins Courier. The article stated that Gillette was the newest town in the park and that fifty lots were to be given away in the center of the town to anyone willing to settle there. By way of inducement to prospective miners and settlers, the Fort Collins Courier described Gillette's prime location. "Gillette is on the banks of the main branch of the Grand and within about a quarter of a mile of all the principal mines on Lead and Sheep Mountains. . ." Two weeks later, it was noted that the town was to be laid out the next week. As these are the only references found about Gillette, it is assumed that as so many others, the town never became more than an idea.[15]

With the daily discoveries and growing population came the development of Grand Lake as a supply town. Prior to the mining boom, Grand Lake was the home of few, the most prominent of whom was Joseph Wescott, the Lake's first settler in 1867. He was joined by John Baker (whose name was given to Baker Mountain) in 1876.[16] Wescott started a resort in the early 1870s with cabins, rafts, canoes and skiffs to attract tourists to the Lake,[17] but not until mining began to attract prospectors to the region north of Grand Lake, did the resort begin to attract tourists and settlers. In August of 1879, 320 acres were designated for Grand Lake's townsite. At that time a saloon was in operation and a hotel was being constructed.[18] By June of 1880, there were 31 residents and nine dwellings.[19] Grand Lake was termed the "metropolis of Grand County " the nearest post office for the mining towns was located there and dances were held for the entertainment of the miners and settlers.[20] With the

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[15]Fort Collins Courier, July 9, 15, 1880, p. 3.

[16]Grand Lake Prospector, January 6, 1883, p. 4.

[17]Black, Island, p. 78.

[18]Georgetown Colorado Miner, Aug. 30, 1879, p. 3.

[19]U.S. Census, Grand County, (1880) pp. 68-73.

[20]Georgetown Colorado Miner, July 31, 1880, p. 1.

attention of Grand County focused almost entirely on mining, the residents of Grand Lake and the surrounding mining towns felt that the county seat should be moved to Grand Lake. North Park was still a part of Grand County and it was felt that Hot Sulphur Springs was too far from the center of the county's population to be effective as a seat of government. After a controversial election and ensuing political battle, Grand Lake became the County seat in 1881, although it was not until April of 1882 that the District Court finally ruled that the votes cast in favor of the change were legal. This event and the men involved, had lasting political ramifications which resulted in one of Grand County's most tragic and historic moments.[21]

Grand Lake was the primary supply town for the Rabbit Ear mines, but Fort Collins and Georgetown also served that function. Georgetown was, in effect, Grand Lake's supply town being on the main route between Denver and Middle Park. Travellers on their way to and from Denver passed through Georgetown where the stages for Middle Park originated. Fort Collins also played an important role in the development of the mines of North Park and Middle Park. Much of the growth in the population of the area can be attributed to residents of Fort Collins. Because of their interest, the Fort Collins newspapers reported a great deal of information about the mines to its readers.

As mining grew there was a corresponding need for improved transportation. Construction of new roads and the improvement of those existing was a major item of business during meetings of the Grand County Commissioners. Roads connecting the new mining towns as well as roads facilitating travel in and out of the county were needed. As early as August of 1875, a road which started at the "Campbell mines" running down Queant Creek to the North Fork of the Grand River and on to Hot Sulphur Springs, was declared a county road by the County Commissioners subject to survey by the county surveyor.[22] The word, road, was broad in meaning and more often than not it meant no more than a rough trail barely wide enough for a wagon to pass through. In July of 1877, a petition

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[21]Georgetown Colorado Miner, May 7, 1881, p. 3; Black, Island, pp. 177-178. A brief description of this event is found in Chapter VII.

[22]Grand County Commissioners Proceedings Book I, p. 9.

was brought before the Grand County Commissioners by John Stokes and other miners which stated that rapidly increasing interest and travel towards the extensive silver mines in the Rabbit Ear Range was being retarded by the inferiority of the road to and from the mines. In light of this fact, it was requested that the trail running north from Grand Lake be declared a county road and maintained accordingly.[23] Whether or not this was a different trail than that which had been declared a county road in 1875 is not certain. In 1879 a third road was reportedly under construction from Grand Lake to the mines by the North Grand Lake, North Fork and Rabbit Range Toll Road Company.[24] The reason for what appears to have been the construction of several roads over the same route was probably due to the severity of the winters, which inflicted a heavy toll on the roads. Therefore, the maintenance of the roads was a constant problem for which neither county nor private interests wished to be responsible.

As more people came to try their luck at prospecting in Middle and North Parks, additional roads to carry supplies and mail were cleared between the new settlements. During the boom years of 1879 to 1883, roads were built connecting Grand Lake, Gaskill, Lulu City and Teller City. Trails and roads also connected the main mines to these towns. The Georgetown Colorado Miner reported in October of 1881, that a road was being constructed from the mouth of Bowen Gulch (location of Gaskill) to the Wolverine and other mines.[25] This road, built by the county, was completed in August of 1882.[26] It had originally been a section of a road that was to have been built between Gaskill and Teller. Started in August of 1881, by one Isaac Burton, the road was to have been built at a cost of no more than one thousand dollars. Although the county appropriated an additional two thousand dollars, the road progressed little and Isaac Burton's position as special roadmaster was revoked and

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[23]Ibid., p. 39.

[24]Georgetown Colorado Miner, June 21, 1879, p. 2.

[25]Ibid., Oct. 22, 1881, p. 3.

[26]Grand County Commissioners Proceedings Book I, p. 177.

work suspended on January 12, 1882.[27]

One of the major reasons for wanting to have a good wagon road connecting Teller to Gaskill and Grand Lake was the desire to channel its trade and travel through Grand Lake and Georgetown. During the early days of the mining boom, Fort Collins realized the importance of a road to both North and Middle Parks. The Fort Collins Courier stated in no uncertain terms that, "We must have a road to North and Middle Parks. Mining camps will be springing up . . . [and it is] probable that before a road can be built there will be a number of mines already opened up."[28] A toll road was constructed by S.B. Stewart of Fort Collins up the Cache la Poudre River into North Park in 1880. It reached Lulu City in July of 1880, making travel less difficult through North Park than Middle Park for the first time.[29] The Georgetown Colorado Miner noted that Grand County was

> . . . making efforts to construct good roads from Teller, Lulu and Grand Lake to connect with the Berthoud Pass road. With good roads and mail facilities much of the trade and travel that now goes to Fort Collins and Laramie City would go to Georgetown.[30]

One suspects that political as well as economic considerations must have been in play, with Grand County desiring to keep North Park from becoming a part of Larimer County. The fact that Fort Collins and Larimer County were more accessible to Teller and the North Park mines than Grand Lake, presented a threat to Grand County's ability to govern North Park. Despite the need for a good wagon road from Grand Lake to Teller, the route remained only a trail and was never completed.

Although the roads connecting the mines and mining towns to one another and to the supply towns were necessary to their survival, they were still primitive. Transportation was slow and during the winter snowshoes and sleds were often the only means of travel. Black states that

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[27]Grand County Coms. Procs. Book I, pp. 110, 122, 130; Georgetown Colorado Miner, Aug. 20, 1881, p.3.

[28]Ft. Collins Courier, July 10, 1879, p. 2.

[29]J.S. Perky, Larimer County Homes and Mines, p. 15 ; Rocky Mountain News, July 10, 1880, p. 3.

[30]Georgetown Colorado Miner, Sept. 17, 1881, p. 3.

despite the construction of new roads and the improvement of old roads, transportation on both public and private roads was not adequate in Grand County. "The reasons given were typical: A difficult terrain, severe winters, a lack of funds. But one may suspect an additional factor: the expectation of railways.[31] Throughout the early history of Grand County the hopes of its settlers, both ranchers and miners, were focused on the construction of a railroad. Their expectations of a railroad entering Middle Park were not solely the product of wishful thinking. By May of 1881, the Georgetown Colorado Miner reported that a certificate of incorporation had been received at the recorder's office for the seventh railroad through Middle Park, the Boulder, Middle Park and Green River Railroad Company.[32] Many companies filed articles of incorporation but it was not until 1905 that the Denver, Northwestern and Pacific Railway laid the first rails in Middle Park. The existence of some of the railroad companies was confined to the paper which set forth their articles of incorporation. Seven railroad companies conducted surveys: the Greeley, Salt Lake and Pacific; the Denver and Rio Grande; the Denver, South Park and Pacific; the Colorado Railway; the Boulder, Left Hand and Middle Park; the Denver, Utah and Pacific; and the North Park and Grand River Valley. Of these seven, only four, the Denver and Rio Grande; the Denver, South Park and Pacific; the Denver, Utah and Pacific; and the Colorado Railway began work grading their routes.[33]

The amount of work done on these railroads was small in comparison to the excitement generated by their proposals. The local newspapers continuously boosted the hopes of Grand County residents for a railroad. On January 22, 1881 the Georgetown Colorado Miner reported that the prospects for a railroad within the next year were good, and on May 21, it was noted that a railway survey party was between Hot Sulphur Springs and Grand Lake and there were no problems with the route.[34] The next

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[31]Black, Island, p. 169.

[32]Georgetown Colo. Miner, May 7, 1881, p. 3.

[33]Black, Island, p. 170; Grand County Articles of Incorporation.

[34]Georgetown Colo. Miner, Jan. 22, 1881, p. 3; May 21, 1881, p. 3.

year the Rocky Mountain News declared that a railroad through Middle Park was "a foregone fact!"[35] By 1884, however the tone of assurance was somewhat subdued; "A season of mining activity as this is expected to be will start one or more of them [railroad companies] in this direction."[36] A distinct note of ridicule was found in the following article published in the Georgetown Colorado Miner:

> The various railroad companies have spoiled several valuable tracts of timber which they used as stakes, staking off their different routes to Salt Lake City, but as yet, they have done little beyond this, and bluff one another through the newspapers.[37]

The belief that a railroad would soon break the isolation of Middle Park stimulated growth in both ranching and mining activities. It was generally acknowledged that the mines could not pay without a railroad for transporting ore, or a smelter for processing it. This, however, was not viewed as an insurmountable obstacle by most residents of the mining districts, as they believed implicitly that the construction of these facilities was imminent. Demonstrating the same belief they had in the construction of a railroad through Middle Park, the newspapers wrote with confidence concerning the erection of a smelting facility, during the most active mining years in the Rabbit Ear Range (1879-1883) and even beyond. As early as September 30, 1879, the Rocky Mountain News projected the construction of a mill.[38] The most promising prospect for the construction of a smelter lay in the plans of a Chicago company, the Grand Lake Mining and Smelting company, which had purchased the Wolverine from Georgetown grocers Spruance and Hutchinson in the fall of 1879.[39] The Georgetown Colorado Miner and Grand Lake Prospector repeatedly reported for four years that a smelter was to be constructed

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[35]Rocky Mountain News, Feb. 16, 1882, p. 3.

[36]Grand Lake Prospector, Feb. 7, 1884, p. 2.

[37]Georgetown Colo. Miner, May 24, 1884, p. 3.

[38]Rocky Mountain News, Sept. 30, 1879, p. 2.

[39]Grand Lake Prospector, Jan. 6, 1883, p. 3.

by spring, summer or fall. In September of 1882, the correspondent for the Georgetown Colorado Miner indicated his displeasure with the Grand Lake Mining and Smelting Company, but did not appear to doubt that eventually a smelter would be constructed.

> Machinery has been purchased but the company is waiting for the county to build roads so they do not have to go to the expense to do so themselves. This is a queer way for a rich corporation to act, but is a fact nevertheless. Some other company should come in and secure the patronage of the camp from the "tardy outfit" above mentioned by building a mill.

The article went on to note that,

> The smelter's failure to be in has had no depressing effect on the miners, you will observe, for as much, if not more work will be done this winter in the mines than ever before.[40]

Despite signs of decline in mining activity as early as 1882, the Grand Lake Mining and Smelting Company continued to indicate their intention of bringing a smelter to the Rabbit Ear mines. In February of 1884, despite the fact that mining activity had all but ceased, the Grand Lake Prospector proclaimed that the smelter was an assured fact, and was to be installed in the spring.[41]

The long-awaited and promised smelter did not materialize during either spring or summer as is evident in the following article which expressed great indignation over the matter.

> Col. John B. Schott, President of the Grand Lake Mining and Smelting Company, who unfortunately are the owners of such valuable mining property as the Wolverine mine, came in some time since to take out his yearly grub stake. This time it is ten tons and the epicure of bologna sausage says if the test this one undergoes proves satisfactory a mill for the concentration of ores will be put up at Gaskill, probably by this outfit, in the year 3001. In the meantime the people of this section will live, and in all probability keep the wolf from the door if this promising "Teuton" never puts a

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[40] Georgetown Colorado Miner, Sept. 16, 1882, p. 1.

[41] Grand Lake Prospector, Feb. 14, 1884, p. 2.

> mill here for the treatment of ores. Since they (the above company) have done so much blowing about what they would do in the matter of mills, we are now in great hopes they will do nothing, for in another year people who regard their word as something more than mere wind, will go to work to build a mill.[42]

Although a smelter was never built and the railroad did not arrive until years after mining activity had ended, the fact was that, despite reports to the contrary, the ore being taken from the mines was quite low-grade in quality. These three factors together were more than enough reason for the short-lived period of mining activity, and in fact it is astonishing that interest in the Rabbit Ear Range lasted as long as it did. Nevertheless, the desire to strike it rich was powerful and the optimism and belief of those involved caused them to overlook the signs of failure that were readily visible after the first two years.

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[42] Georgetown Colorado Miner, Sept. 20, 1883, p. 1.

CHAPTER IV

LULU CITY

Lulu City[1] was one of the most notable towns to come into existence during the mining rush to Grand County. Though accounts of its early history vary, the following facts appear to be correct. In June of 1879, a small party of prospectors from Fort Collins, including Joseph E. Shipler, Marcus Coon, William Smith and Benjamin Duncia outfitted themselves and set out to prospect in the vicinity of the North Fork of the Grand River. It was a small party and attracted little attention, being seen primarily as a pleasure excursion. On June 23, 1879 the group discovered and named Mount Shipler where they located the North Star and Southern Cross lodes. In the belief that they had located a rich belt of silver, they returned to Fort Collins to report their findings. Their report generated considerable interest and the men went back to the North Fork of the Grand in company with P.H. Dailey, Frank P. Stover, Frank Trefinger and William B. Burgess. They again visited Mount Shipler where they located the Tiger, Rainbow, Blue Bird and Iron mines. William Burgess discovered galena-bearing quartz and laid claim to the Reindeer, Boangeres, Dunderburg, Esmerelda, Carbonate, Eureka and others. (Several of these mines were some of the few mines in the area that were ever surveyed by the General Land Office.) On their return to Fort Collins they met M.V.B. Gillette, an old California and Nevada miner, who became quite excited over the news of the discoveries and became one of the area's pioneer miners.[2]

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[1]Lulu was misspelled as Lula in the Postal Guides, a spelling which transferred to many maps and pamphlets. Bauer, Colorado Postal History, p. 86; Wm. Bradley & Bro., Colorado (map), 1887.

[2]It was stated that M.V.B. Gillette, who was believed to be knowledgeable in mining matters because of his previous experience, was firm in the belief that the rush to this region "will be as great as to Leadville last year." Fort Collins Courier, Feb. 19, 1880, p. 2, March 31, 1881, p. 1.

Two other men who visited the future location of Lulu City during the summer of 1879, and played important roles in its development, were William B. Baker and Benjamin Franklin Burnett, also residents of Fort Collins. William Baker, it was reported, went into the future Lead Mountain Mining District and located a 160 acre ranch at the head of the Grand River. Baker camped there until November 24, 1879 at which time he built a log cabin measuring 14 by 16 feet. He had one companion with him by the name of J.E. Howard. It was reported in the Fort Collins Courier on February 26, 1880, that, "Wm. Baker has been spending the winter at Lulu City." This was the first mention found of Lulu City by name. Mr. Baker was reported to have been the first person to reach Lulu City in the spring of 1880. (He and Mr. Howard had left the area on February 20, because of a lack of provisions.)[3]

Benjamin F. Burnett, another of the original miners in the area, also located mines in the vicinity of Lulu City during the summer of 1879. The Fort Collins Courier noted in October of 1879 that he planned to go east for mining machinery and capital for a smelter. The article also stated that Burnett, William Baker, David Patton, M.V.B. Gillette and William B. Burgess had formed a company which was said to own the following mines: Galena, Mountain Gorge, Snow Flake, Fairplay, Pioneer, Lulu, Diamond, Crystal and Silver Streak.[4]

Burnett and Baker were both charter members of the Middle Park and Grand River Mining and Land Improvement Company, which was organized for the purpose of establishing Lulu City. Other members included: George S. Brown (president), D.M. Harris, J.W. Norvell (treasurer), C.J. Hilton, H.F. Sturtevant (secretary), and J.B. Fletcher, all of whom were residents of Fort Collins. The townsite of Lulu City was laid out and platted by H.Y. Harding Deputy U.S. Surveyor in early June of 1880, with the assistance of D.M. Harris, chairman; H.F. Sturtevant, flagman; William B. Baker, corner man and two employees. The Fort Collins Courier noted that the party,

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[3] Perky, Larimer County Homes and Mines, p. 19; Fort Collins Courier, Feb. 26, 1880, p. 3, May 6, 1880, p. 3, May 13, 1880, p. 2, July 15, 1880, p. 2.

[4] Fort Collins Courier, September 25, 1879, p. 3, Oct. 23, 1879, p. 3.

> . . . is supplied with tools and building materials and under the direction of Mr. Harris who is an experienced mechanic, some eight or ten buildings will be put up before they return. A hotel, store, saloon, blacksmith shop and various other business enterprises will be opened between now and mid-June.
>
> Steps are being taken to establish a mail route from Fort Collins to Lulu City and other points in Middle and North Park.
>
> Management of the company is in the hands of competent and responsible people and no pains nor expense have been spared in acquiring a perfect title to its property.[5]

The plat of Lulu City, conceived on an ambitious scale, encompassed 159.98 acres of land and was situated along the North Fork of the Grand River. Its east-west streets were numbered from 1st to 19th, and those running north-south were given the names, Lead Mountain, Trout, Riverside and Howard.[6]

Lulu City, described as being located in the heart of the Lead Mountain Mining District, was named for Benjamin F. Burnett's eldest daughter. "Squeaky Bob," who frequented Lulu City during the mining era, and later homesteaded and opened a guest ranch called Hotel de Hardscrabble on the North Fork of the Grand River (south of Lulu City), is quoted as saying that Lulu Burnett "was the most beautiful girl I ever saw; she had jet black hair, black eyes, and a very white skin; her lips were rosy red and they didn't have lipstick in those days." [7]

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[5] It was not until March 2, 1882, in Patent No. 359, that the townsite was conveyed by the United States to County Judge Allen B. Hoyt in trust for the use and benefit of its occupants. Plat of Lulu City Townsite (Map original in file--Old Towns, etc., Grand County Clerk's Office); Patent No. 359, (Bureau of Land Management and Grand County Deed Book V, pp. 169-171); Fort Collins Courier, June 3, 1880, p. 3; Bureau of Land Management Field Notes vol. 4, p. 32.

[6] Plat of Lulu City Townsite

[7] In Louisa Ward Arps and Elinor Eppich Kingery's book High Country Names (Denver: Colorado Mountain Club, 1966), p. 123, it is stated that Lulu City may have been named for Lulu Stewart, daughter of a mail carrier. No information was found to support this source for the name of Lulu City. Fort Collins Courier, June 3, 1880, p. 3; Mary Lyons Cairns, Grand Lake in the Olden Days (Denver: The World Press Inc., 1971), p. 144; Bureau of Land Management, Homestead Records.

On July 10, 1880 the Rocky Mountain News reported that there were twelve men in Lulu camp and that Lulu City had four houses with others under construction.[8] Less than a week later the News in an article entitled "Lulu City: The Coming Metropolis of Grand County" noted that there "are hundreds of prospectors within 10 miles of Lulu."[9] The Georgetown Colorado Miner estimated the number of miners prospecting near Lulu City at the time at two hundred.[10] Mining was booming on the north slope of the Rabbit Ear Range, as well, with 300 to 500 miners reportedly in the area giving rise to the establishment of four towns: Crescent City, Park City, Tyner and Jack City (later renamed Teller City).[11]

During the summer of 1880, the newspapers of Fort Collins, Georgetown and even Denver, communicated the air of excitement which permeated the mining districts of Middle and North Parks with frequent articles describing their progress. Much of their attention was focused on Lulu City. By mid-July it was reported that lots were being sold rapidly for twenty to thirty dollars each. Development of the town was progressing rapidly:

> We have a butcher shop, run by Burnett Bros., a real estate agency and mining exchange, by Stots, Housten and Ramer, and about twenty dwelling houses, besides many others under construction.[12]

Lulu City was growing by leaps and bounds and her inhabitants were said to be jubilant.[13] Miners were reportedly leaving North Park for Middle Park, many heading for Lulu City, and new discoveries were being made everyday. "Blasts can be heard at all hours in Lulu," exclaimed

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[8] It is not certain whether Lulu camp and Lulu City refer to different locations. It is suspected that they were, if not one and the same, within close proximity of one another. Rocky Mountain News, July 10, 1880, p. 3.

[9] Ibid., July 15, 1880, p. 2.

[10] Georgetown Colorado Miner, July 17, 1880, p. 3.

[11] Ibid., June 19, 1880; July 17, 1880, p. 3.

[12] Rocky Mountain News, July 15, 1880, p. 2.

[13] Fort Collins Courier, July 29, 1880, p. 1.

the Georgetown Colorado Miner.[14]

By early August, a twice-weekly postal route had been established from Fort Collins to Lulu, utilizing the newly opened Stewart Toll Road.[15] The first stage carrying passengers and mail from Fort Collins arrived in Lulu City on August 12, "and was met at the outskirts of the city by the band."[16] Not until September, was a road opened between Grand Lake and Lulu which made communication with Denver and Georgetown possible and allowed mail delivery to begin from Grand Lake.[17]

Further indication of Lulu City's development was the establishment of an election precinct and a road district. These were petitioned by the citizens of Lulu and granted by the Grand County Commissioners in late August. Elections were to be held in the Post Office building and D.M. DeLong, F.B. Parker and Hiram Churchill were appointed as judges of the election.[18] Although most reports pointed to a promsing future, as early as November of 1880, one of the residents of Lulu City felt it necessary to defend the mines against reports that the ore was low grade and the assays small.[19] His concern was somewhat premature, for 1881 proved to be a boom year for Lulu City. The Georgetown Colorado Miner reported that some men were working through the winter and that a large number of people were expected in the spring. Miners listed as staying for the winter were: A.J. Godsmark, J.R. Brannan, F. Wendenburg, S. Fields, Mr. O'Donald, J.H. Hopkins, George Golden, A.E. McCracken, Bart McDonough, F. Thornton, William Duncia, and Andrew Renetzky among others.[20]

Movement into the mining districts was slow in the spring of 1881 due to late snows which made the roads virtually impassable. By late May neither the Stewart Toll Road nor the Berthoud Pass road were

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[14] Georgetown Colorado Miner, July 31, 1880, September 18, 1880, p. 1.

[15] Rocky Mountain News, July 15, 1880, p. 2; August 12, 1880, p. 5.

[16] Fort Collins Courier, Aug. 19, 1880, p. 3.

[17] Georgetown Colorado Miner, September 18, 1880, p. 1.

[18] Grand County Commissioners Proceedings Book I, p. 85.

[19] Fort Collins Courier, November 4, 1880, p. 1.

[20] Ibid., Feb. 10, 1881, p. 2; Georgetown Colo. Miner, Jan. 22, 1881, p. 3.

open to wagons; yet, prospectors began arriving despite the difficulties in travel. It was not until mid-June that the Stewart road was passable. Stewart and Deaver reportedly started running their stage of four horse carriages from Fort Collins to Teller and Lulu on a tri-weekly basis. In July, the stage company announced that they were having to turn people away whose destinations were Lulu and Teller because of the high demand for passage. A stage run by the Northwest Line Stage Company also began running a tri-weekly line between Grand Lake and Lulu, which connected with the Georgetown and Grand Lake line.[21]

The improved transportation facilities made Lulu more easily accessible and aided in its development. More businesses were opened and houses constructed during the summer of 1881, and the sale of town-site lots was rapid. A saw-mill, owned by Hertel and Tabor, had been located the previous fall, ten miles south of Lulu, providing lumber for construction, and more were expected.[22] An article in the Rocky Mountain News described some of the new businesses and their activities:

> Snell and Larosh of Denver, . . . have just arrived with several loads of goods. [They] will carry a full stock of groceries, hardware, etc. . . . Gleason and Meyers will open their barbershop at the beginning of the week. Both men have musical talent and the citizens of Lulu will be edified in the near future by hearing them sing out "next." . . . E.J. Buxton . . . will, in connection with his grocery, carry a full stock of liquors, cigars and tobacco. . . . Parker and Godsmark's hotel restaurant is now open. This hotel has been full from the day of opening . . . [and they are planning] to add an addition to their building. . . .[23]

Throughout the summer the the newspapers took note of the new businesses that were being constructed. By June 11, 1881 in addition to the above named businesses, there were two saw mills running day and night, and a Mr. Cunningham from Denver had driven twenty cows

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[21]Denver Republican, April 22, 1881, p. 2, May 27, 1881, p. 6, June 27, 1881, p. 15; Rocky Mountain News, July 15,1881.

[22]Fort Collins Courier, Nov.18, 1880, p. 2; Rocky Mountain News, June 10, 1881, p.2.

[23]Rocky Mountain News, June 10, 1881, p. 2.

in to furnish milk and butter for the town.[24] A newspaper was to be started in early July, called the Grand County Range, but it never materialized.[25] And Benjamin F. Burnett was selling clothes that were termed one of the "finest lots of clothing ever brought into a mining camp."[26]

Although the impresssion given by the newspapers of Lulu City is one of remarkable development (due to the fact that many of the reporters were correspondents living in Lulu City and therefore given to some exaggeration), an article in the Fort Collins Courier brings the picture into better perspective. It mentioned two new buildings and then stated that, most of the "other buildings are not out of the ordinary for a new camp and so are not described." One of the buildings noted in the article was the new Godsmark and Parker hotel which was to be 25 feet by 30 feet and would replace the long tent which had been used in the past![27] The new hotel was termed a "1st class" house and later accounts describe it as having "fine linen, lovely silverware and sparkling glasses."[28]

The mines surrounding Lulu continued to be developed with results noted as being favorable. The development of the mines, however, did not appear to match the intensity of the development of the town. M.V.B. Gillette felt it necessary to state that his company ". . . will this summer show something from this district that will prove to all the world that our camp is what it is represented to be."[29] This defensive assertion may have been made in response to the report of State Geologist, J. Alden Smith who stated in his Biennial Report that, "samples of very rich silver ores [have been] brought from the region, but the ore, though reported as

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[24]Georgetown Colorado Miner, June 11, 1881, p. 3.

[25]Rocky Mountain News, July 1, 1881, p. 2.

[26]Rocky Mountain News, July 15, 1881.

[27]Fort Collins Express, July 21, 1881, p. 2.

[28]Cairns, Grand Lake in the Olden Days, p. 146, Georgetown Colorado Miner, p. 3.

[29]Rocky Mountain News, July 15, 1881.

occurring in great quantities as a rule is of rather low grade."[30]

Although it recorded the truth, Alden's report did not seem to discourage the miners of Lulu City or others in the Rabbit Ear Range. During 1881, many mining companies were organized which owned mines in the vicinity of Lulu City, including: the Galena Consolidated Mining Company, owners of the Friday Night and eleven other valuable lodes; the Howard Mountain Mining Company, owners of the Golden Rule, Bengal and Potosi; and the Lead Mountain Mining Company, owners of the Park, Carbonate and Eureka; and others.[31] Despite the continued activity of the miners the General Land Office conducted surveys on only five mines for the year ending on June 31, 1881.[32]

During the winter months of 1881-1882 it was reported that ten mines, a smaller number than the previous winter were being worked, and the store of Snell and Larosh was the sole supplier of goods remaining open for business.[33] Prospects, however, were reported to be excellent for Lulu and with the arrival of spring, many who had left for the winter returned to their claims.[34] "Lulu will be lively this summer," declared the Georgetown Colorado Miner.[35] The news of the construction of a smelter by the Grand Lake Mining and Smelting Company, owner of the Wolverine, undoubtedly sparked the enthusiasm of many. The mill, it was thought, would induce many to develop their leads, "and make the camp boom, as it would or could not without a mill."[36] Thus, despite signs that

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[30]J. Alden Smith, State Geologist Biennial Report of the State Geologist of Colorado for Term Ending Dec. 31, 1880 (Denver: Tribune Publishing Company, State Printers, 1881).

[31]Denver Republican May 27, 1881, p. 6; Rocky Mountain News May 27, 1881, p. 4; July 15, 1881; Fort Collins Courier April 14, 1881, p. 2.

[32]Black, Island, p. 151.

[33]Georgetown Colorado Miner, Dec. 17, 1881, p. 3, Dec. 31, 1881, p. 3.

[34]Rocky Mountain News, January 21, 1882, p. 6.

[35]Georgetown Colorado Miner, June 24, 1882, p. 1.

[36]Rocky Mountain News, May 12, 1882, p. 5.

the mines of the Rabbit Ear Range would never equal those of Leadville, many stayed on in the belief that their efforts would soon pay off. The outlook in the early summer of 1882 was one of optimism; new buildings continued to be erected in Lulu City and the Episcopal Society of Fort Collins was making plans to build a church. There were about forty dwellings in the town, a large hotel was planned, and several stores were to be built according to the Georgetown Colorado Miner. In June, it was reported that thirteen new buildings, most of which were for business purposes, were under construction. The Park Hotel, owned by the Godsmark Brothers, was being "fitted up in first class style" with everything new and of first quality.[37] Although, the newspapers of May and June of 1882, were filled with reports predicting the bright future of Lulu City, no mention was made in July or August concerning its mines or businesses. Ironically, 1882 was the first year that Lulu made its first appearance in the Colorado State Business Directory. The population was recorded as 50 and the following businesses were listed: W.E. Backenesto, assayer; Boyd and Harrington, lumber mill; H. Churchill, justice of the peace; Wm. Dugnay, drugs; M.V. Gillett and Co., smelter; J.R. Godsmark, justice of the peace; Godsmark and Co., hotel; Hertel and Tabor, lumber mill; Howard Mountain Mining Co.; E. Snell, postmaster; Snell and Larosh, gen'l. merchandise.[38] In spite of its belated inclusion in the state business directory Lulu City had already begun to decline.

Correspondence from the neighboring mining town of Gaskill gave some insight into the decline in activity around Lulu.

> Times are not so lively around this camp as when I last wrote you. The long-looked-for and many-time-promised smelter that was to have been put in this summer by the the Grand Lake Mining and Smelting Company, is now, so we are informed, to be postponed until another year . . .

It was also reported that Snell moved his goods to Gaskill, apparently

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[37]Georgetown Colorado Miner, Dec. 31, 1881, p. 3, April 29, 1882, p. 3; Rocky Mountain News, June 5, 1882, p. 6, June 26, 1882, p. 3; Fort Collins Courier, May 4, 1882, p. 2.

[38]Colorado State Business Directory (Denver: J.A. Blake, 1882) p. 307.

leaving Lulu without supplies for the winter.[39] The Godsmark brothers were the only miners recorded as staying through the winter of 1882-1883. The Georgetown Colorado Miner stated that nearly all the miners in Lulu had left for the winter and that capital was needed in order to develop the mines into paying propositions.[40]

During the years 1883 and 1884, mining activity in the vicinity of Lulu City continued to decline, although a few rather ludicrous reports were printed in the newspaper regarding its future prospects. The Grand Lake Prospector reported in July that, "Lulu at present promises to be the liveliest of the mining camps around here this summer.[41] As late as August 11, 1883, the Georgetown Colorado Miner announced the arrival of miners: "Lulu is beginning to liven up some as the old boys get in, and many of them are now at work doing their assessments."[42]

The mines were for the most part, deserted by late 1883, as was Lulu City. Postal service was discontinued on November 26, 1883 and no elections were held there that year.[43] Several entertaining articles were published during late 1883 and 1884, Lulu City's last years. On December 1, 1883 it was noted that,

> Lulu is practically dead for the winter, the bears having run everyone out of there. J.R. Godsmark, county judge elect will winter at the Lake and as he has been the mainstay of Lulu, it will leave that place without a head.[44]

A year later, with little of significance occurring during the intervening months, the following was written by someone who continued to believe that mining prospects were not dead.

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[39] Georgetown Colorado Miner, September 16, 1882, p. 1.

[40] Ibid., Jan. 27, 1883, p. 2.

[41] Grand Lake Prospector, July 13, 1883, p. 3.

[42] Georgetown Colorado Miner, Aug. 11, 1883, p. 1.

[43] Grand Lake Prospector, Nov. 8, 1883, p. 3; Bauer, et al., Colorado Postal History, p. 86.

[44] Georgetown Colorado Miner, Dec. 1, 1883, p. 2.

> Much anxiety is felt for the safety of the mines at Lulu. Since the departure of Judge Godsmark and some more of the old timers, the bears and mountain lions have taken possession of the boys' houses and old, discarded overalls and gumboots, and are running a municipal government of their own, to, wit; using all their efforts to restore Lulu to its primeval status. But wait until Judge G. returns and assumes the judicial ermine, then their rule will soon end. Lulu has a bright future in store for her the coming summer.[45]

Although during its prime, Lulu City attracted considerable attention, it never matured beyond the status of a transitory mining camp. The population was reported to have been anywhere from fifty to several hundred, but few could be considered permanent residents as most appeared to have left during the winter months. There was no formal schooling; the closest schools were located in Grand Lake and Teller City, both of which were designated county school districts. Organized religion was also absent from Lulu City, another indication of its transient nature. Services were reported to have been held several times, but a church or regular place of worship was never constructed.[46] Politics were not a primary concern of the residents. It appears that only one election was ever held for town offices. This took place on August 27, 1881, with the following results: A.J. Godsmark, mayor; B.F. Burnett, M.J. Ragan and Captain Thomas, trustees; Hiram Churchill, recorder and clerk; and B. McDonough, marshall.[47] The concerns of the residents of Lulu City, in fact, appear rarely to have risen above the development of their mines, the problems associated with that development and the basic necessities of life.

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[45] Ibid., January 5, 1884, p. 3.

[46] Grand Lake Prospector, January 1, 1883, p. 1; Fort Collins Courier, July 29, 1880, p. 1.

[47] Fort Collins Courier, September 1, 1881, p. 1.

CHAPTER V

DUTCHTOWN

Dutchtown is said to have been established as a result of a disturbance created by several German residents of Lulu City, at an unspecified date during the Grand County mining era. There is only one source of information concerning the existence of Dutchtown, and it appears to be the basis of all later accounts of the town's history. No mention was found regarding its inhabitants or mines in contemporary newspapers or public records. It is the physical remains themselves which provide the major proof of Dutchtown's existence. They leave no doubt that a mining camp was inhabited at the site called Dutchtown, however, the story of how it came into being can not be corroborated.

The story of Dutchtown was recorded in a letter written by Cloyd Redburn, a resident of Grand Lake, to Raymond Gregg of the National Park service, as it was told to him in 1919 by Andy Aerhart who was in Dutchtown during the mining boom. (Andy Eairhart was listed in the Colorado State Census of 1885 for Grand County as being a miner, age 30. No place of residence was given.) Dutchtown, so the story goes, came into existence sometime between the years of 1879 and 1884. The different nationalities which inhabited Lulu City resided in different sections of the town, as there was prejudice "even in those early days." There were eight "Dutchmen" (probably Germans who were called Dutch due to the German word for their own nationality, "Deutsche") who lived in Lulu City. One night after drinking heavily in Grand Lake they returned to Lulu where they began "to eliminate some of the other races." A fight ensued and the Dutchmen were told in no uncertain terms to leave the town. It was decided by Mr. Burnett, Lulu City's unofficial mayor that no more Dutchmen were to live within the city limits. As a result of this edict, the Dutchmen left Lulu City to settle on a site near timberline two miles

southwest of their former home, and when supplies were needed they went to Gaskill or Grand Lake.[1]

The story recounted above is supported by the current and earlier names of two creeks which are tributaries of the North Fork of the Grand River: Little Dutch Creek and Big Dutch Creek. The names of these creeks were given as Dutch Town Creek and Little Dutch Town Creek on a right-of-way map of the Grand River Ditch, dated July 12, 1907.[2]

The existence of Dutchtown is documented by only the small amount of evidence above. No indication of a distinct German (or Dutch) population or of a fight were found in the newspapers of the time. Nonetheless, the physical evidence of a mining camp remains, as do the creek names, leading one to believe that though the story may have been exaggerated over the years, it does contain an element of truth.

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[1]The letter in its entirety may be found in Appendix 3. Mr. Cloyd Redburn, Grand Lake to Mr. Raymond Gregg, National Park Service, June 8, 1940. Rocky Mountain National Park Library.

[2]Right-of-Way Map of the Grand River Ditch, Water Division 51, District 51, #0123368, Bureau of Land Management.

CHAPTER VI

TELLER CITY AND GASKILL

The mining boom in the Rabbit Ear Range produced several other mining camps and towns which paralleled the development of Lulu City. Two of these, Teller City and Gaskill deserve mention.

Teller City, as Lulu City, was established during the early part of June, 1880. It was located just north of the Continental Divide. northwest of Lulu City on Jack Creek in North Park and was first called Jack City. The name was changed shortly after its inception to Teller, in honor of Senator Henry M. Teller.[1] Teller City, or Teller as it was often called, became the largest of the towns which sprang from the rush for silver in the Rabbit Ear Range. Its growth was rapid; by July 8, 1880 there were sixty houses, all of log construction with dirt roofs, blankets for doors and holes in the walls for windows. Despite this rather inelegant beginning, Teller City gave several indications of becoming the most permanent of the mining towns. It was the only town in the Rabbit Ear Range to become incorporated. Its political structure included a mayor, four trustees, two city judges, a recorder and a marshall. Additional evidence of its more permanent nature lay in the establishment of a school, and a newspaper, the North Park Miner, both in 1881. These institutions, not found in the other towns, were accompanied by the relatively common occurrence of the start of postal service (on July 19, 1880) and the surveying and patenting of a townsite (in the spring of 1881). The plat for Teller City encompassed over 300 acres.[2]

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[1] Fort Collins Courier, July 15, 1880, p. 3; Cairns, Grand Lake in the Olden Days, p. 153.

[2] Fort Collins Courier, July 8, 1880, p. 2; Bauer, Colorado Postal History, p. 127; Denver Republican, Apr. 25, 1881, p. 2; Records Probate and County Courts Grand County 1876-1884, p. 102; Black, Island, p. 155, Thomas S. Chamblin, ed. The Historical Encyclopedia of Colorado, 2 vols., (Denver ?, n.d.), p. 182.

The population of Teller was recorded at its peak at 500 in the Colorado Business Directory of 1882. The Directory listed over thirty businesses located in Teller, which included a watchmaker, bakery and restaurant, several saloons and mining companies, a blacksmith and a doctor among others.[3] Although Teller's population was larger than that of the other mining towns and it appeared to be more established, its demise came only shortly after that of Lulu City. The North Park and Vandalia Mining and Smelting Company, owners of the most promising mine in Teller (the Endomile), like the Grand Lake Mining and Smelting Company (owners of the Wolverine), time and again reported their intention to construct a smelter for processing ore. The smelter never materialized, and in December of 1885 postal service was discontinued. By 1886, Teller was listed as having only four businesses and was not listed at all in the Colorado Business Directory of 1887.[4]

Gaskill, which served the miners of the Campbell Mining District (Baker and Bowen Gulches), was located about eight miles to the south of Lulu City on the North Fork of the Grand River at the mouth of Bowen Gulch. The Georgetown Colorado Miner noted that in addition to its proximity to the mines of the Campbell district, Gaskill was surrounded by hundreds of acres of good meadowland and timber. Gaskill came into being several months after its neighbors Lulu and Teller. In August of 1880, A.R. Warner built a small log cabin from which he sold provisions to the miners. John K Mowrey and John Monger joined Warner in September. They built another small cabin in which they kept a small stock of groceries, provisions and cigars. As the Wolverine and Ruby mines were the only two mines being worked at the time, Warner moved to Grand Lake where the competition was not so great. Mail delivery was inaugurated from Grand Lake to Gaskill in October of 1880, and John Mowrey was appointed Postmaster of Gaskill.[5]

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[3]Colorado State Business Directory, 1882, pp. 283-284.

[4]Denver Tribune, June 19, 1883; Grand Lake Prospector, April 24, 1884, p. 2; Colorado State Business Directory, 1886, p. 420, 1887.

[5]Gaskill was misspelled on several maps as "Catskill," see Appendix 8. Georgetown Colorado Miner, March 19, 1881, p. 3; Grand Lake Prospector, January 6, 1883, pp. 3-4.

As mentioned previously, Gaskill was named for L.D.C. Gaskill, who was the first foreman of the Wolverine from October 31, 1880 to December 20, 1880. An interesting note concerning Gaskill which contained a portent of things to come, was the Grand Lake Mining and Smelting Company's failure to pay him $160.66 for his labor.[6] Despite this early shadow cast on the future of the Grand Lake Mining and Smelting Company, development of the Wolverine proceeded. During 1881, newspapers sang the praises of the Wolverine, "one of the finest and most valuable free fissure lodes in the known world."[7] "The Wolverine and Ruby are steadily producing ore of good quality."[8] By the end of the year it was reported that there were two hundred tons of ore on the dump of the Wolverine. This large amount of ore prompted the promise of the Grand Lake Mining and Smelting Company to construct a smelter since transporting such a large amount of low-grade silver ore would have been prohibitively expensive. As the years went by and the smelter did not materialize, it became apparent that the economics of erecting a smelter were also questionable. (One article stated that the smelter was to cost $100,000.)[9]

Meanwhile, the town of Gaskill continued to develop, though seemingly without the fervor or Lulu City and Teller City. A plat was drawn up by E.P. Weber, superintendent of the Wolverine, containing 165 blocks. Four blocks near the center were designated as a public square and there were 32 lots per block. The north-south avenues were numbered from 1st to 11th and there were 15 streets running east-west named: Bluff, Weber, Main, Ashley, Park, Gaskill, Elizabeth, Centre, Grand, Beaver, Willow, Water, Pine, Mountain and Spruce. Gaskill was renamed Auburn, for the original residence of L.D.C. Gaskill in Auburn, New York; however, the name was never used. According to the plat, laid out in June of 1882,

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[6]Grand County Deed Book II, p. 339.

[7]Denver Republican, June 2, 1881, p. 2.

[8]Georgetown Colorado Miner, Aug. 6, 1881, p. 3.

[9]Georgetown Colorado Miner, March 19, 1881, p. 3; December 31, 1881, p. 3; July 15, 1882, p. 2.

Gaskill contained a post office, two saloons, one store and several occupied dwellings with more buildings under construction. The town, it was stated, "is destined to be one of the mining centres of the Rabbit Ear Mining District."[10]

During the summer of 1882, as Lulu began to decline, Gaskill was still growing. "Times are lively in this new burg."[11] Construction was booming. New log houses were being erected and the Mowrey Brothers had enlarged their store. In competition with the Mowrey Brothers, Clements and Larson had also opened a general store. There was not one but two restaurants serving Gaskill at this time. Godsmark and Churchill (former residents of Lulu) were the proprietors of the Cascade Restaurant, and R. Rogerson had just opened a newly constructed hotel and restaurant. A drugstore was to open soon as was a dance house. A by now familiar prediction was given by the Georgetown Colorado Miner to the town: "Gaskill will be the future metropolis of Grand County."[12]

The population of Gaskill never increased beyond 50, and although it hung on for a short time longer than the others, it was also eventually abandoned. Its post office continued to operate until November 11, 1886 but mining operations had ceased by this time.[13] An indication of the quiet times which had fallen over the North Fork of the Grand River was the following quote from the Grand Lake Prospector on July 31, 1886.

> As usual J.H. Hedrick is making a success of vegetable growing on his ranch between here and Gaskill, and exhibits a variety of fine looking "garden-truck."[14]

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[10]Plat of City of Auburn (map original in file--Old Towns, etc., Grand County Clerk's Office).

[11]Georgetown Colorado Miner, September 16, 1882, p. 1.

[12]Ibid.

[13]Bauer, Colorado Postal History, p. 58; Colorado Business Directory, 1882, p. 303; 1883, p. 314.

[14]Grand Lake Prospector, July 31, 1886, p. 3.

CHAPTER VII

THE CLOSE OF AN ERA

The decline of mining in Grand County, though not fully acknowledged by 1883, had a subduing effect on the mining towns and their populace. Reports were still published predicing rich mining prospects, but they appeared on a more infrequent basis than in the past. Although the mines and their towns were quiet, the political realm of Grand County was far from serene. Ill feelings, generated in part by the controversial election which had removed the county seat from Hot Sulphur Springs to Grand Lake, and fueled by the political ambitions of two of its commissioners, culminated in a shoot-out on the shore of Grand Lake on July 4, 1883. The men around whom the conflict centered were county commissioners E.P. Weber, superintendent of the Wolverine mine, and John G. Mills, a resident of Teller City. Factions had developed over the county seat issue; Weber, who was aligned with the proponents of Hot Sulphur Springs and Mills, with those of Grand Lake, were involved in a power struggle with both having the goal of the political control of Grand County. An ambush led by Mills, resulted in the shooting deaths of all three of Grand County's commissioners, Weber, Mills and Barney Day. Thomas J. Dean, one-time county judge and political ally of Weber and Hot Sulphur Springs, was also killed. Of the two other men involved, sheriff Charles Royer committed suicide in Georgetown on July 15th, and under-sheriff William Redman disappeared, his fate the subject of speculation. Though a significant incident in Grand County's history, the tragedy had little if any effect on mining in the Rabbit Ear Range; the decline in mining was the result of factors previously discussed.[1]

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[1]For a full discussion of the shooting and its political origins see Black's Island in the Rockies.

For all the excitement they had generated, mining statistics show that the mines of Grand County produced little of value. The Grand Lake Prospector reported that the output of the mines of Grand County for 1882 was only $10,000. The figure, the smallest recorded in the list of Colorado counties, was the same in 1883.[2] Even more revealing was information which appeared in Charles W. Henderson's Mining in Colorado concerning the production of gold, silver, copper, lead and zinc from 1859 to 1922, by county. Grand County, during its most active mining years was not listed, being lumped together in the category "all others" which presumably included those counties where mining was insignificant.[3]

By 1885 attention had turned to ranching. The Grand Lake Prospector noted on July 18th that there had been over twenty ranches located "in this end of Middle Park since mid-June."[4] And an article in the Rocky Mountain News listed Grand County's resources as cattle, sheep and coal;[5] silver was not mentioned. There were, however, a small group of miners who did not give up hope in mining. In March of 1886, the Prospector wrote, "A boom, no matter what size would be acceptable."[6] A week later they observed that, "A resumption of mining operations in the Rabbit Ear this year would cause much rejoicing in Grand Lake."[7]

For a brief period it seemed that the wishes of the Grand Lake Prospector would come true. That summer saw news of a new discovery by old timer Joseph Wescott splashed across the pages of the Prospector. The headlines of an article describing the mines were emphasized in capital letters "CARBONATES! INTEREST AND EXCITEMENT INCREASING." The new

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[2]Grand Lake Prospector, Jan. 17, 1884, p. 2.

[3]Charles W. Henderson, Mining in Colorado (Washington: Government Printing Office, 1926), p. 86-87.

[4]Grand Lake Prospector, July 18, 1885, p. 3.

[5]Rocky Mountain News, November 3, 1885, p. 6.

[6]Grand Lake Prospector, March 27, 1886, p. 3.

[7]Ibid., April 3, 1886, p. 3.

district, five or six miles from Grand Lake near Willow Creek, was known as the Wescott Mining District and its ore was likened (again!) to that of Leadville.[8] Plans for a town called Carbondale were underway and interest had been sparked in other parts of the county, including the Rabbit Ear Range.[9] Carbondale and the Wescott Mining District were short-lived due to water problems in the mines, and the work in the Rabbit Ear Range was reported in October to have been nothing more than assessment work.[10]

Seemingly against all odds, several miners stubbornly continued their work into the twentieth century. Joe Shipler, one of the original men to come to the Rabbit Ear Range in the 1870s from Fort Collins, was reportedly still conducting assessment work on his mining prospects, despite painful rheumatism, in the summer of 1912.[11] Though a few, like Shipler, never lost their hope, Ansel Watrous, in his History of Larimer County, summarized the basic outcome of mining activities in the Rabbit Ear Range,

> Nearly all of those who left Fort Collins to engage in mining and other enterprises at Teller and Lulu in the early days, returned to their homes here sadder but wiser men.[12]

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[8]Ibid., June 12, 1886, p. 3.

[9]Ibid., July 17, 1886, p. 2.

[10]Ibid., October 9, 1886, p. 3; October 16, 1886, p. 3.

[11]Middle Park Times, July 12, 1912.

[12]Ansel Watrous, History of Larimer County, Colorado (Fort Collins: Courier Printing and Publishing Co., 1911), p. 243.

CHAPTER VIII

LULU'S FATE

Following their general abandonment in 1884, the cabins of Lulu City were still used by occasional hunters and trappers for shelter.[1] Lulu City was also visited by the Burnett family during the summer months, as much for its beauty as for the memories it contained.[2] As the number of these infrequent visitors decreased, Lulu City was abandoned to the effects of wind and weather.

Men who worked on the Grand River Ditch (now known as the Grand Ditch) overlooking Lulu City in the early 1900s must have had an interesting view of the deserted town. The Grand River Ditch (still in use) was built to divert water from the western slope to the plains. The ditch was begun in 1890 by the Larimer County Ditch Company which was succeeded in 1891 by the Water Supply and Storage Company of Fort Collins, present owners of the ditch. By 1904, the workers were camped southwest of Lulu City at Big Dutch Creek. The ditch was continued to its present origin of Baker Creek in the 1930s. The remains of several ditch camps which were used for housing workers during its construction can still be seen today.[3]

In addition to the destructive forces of vandalism and weather, the remains of Lulu City and other mining towns in the area, suffered from the removal of wood from their cabins for construction and firewood, a practice common in the 1920s and 30s. At that time, the old townsites were not viewed as historic sites and therefore the use of their logs and boards was viewed as a practicality. Three cabins at Lulu City were

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[1] C.H. Hanington, "Isaac Alden," Colorado Magazine XXI (Sept., 1944): 59-61.

[2] Letter from Mrs. Macfarlane-Hightower to Mr. Tom Thomas.

[3] National Register Nomination Form for the Grand River Ditch.

dismantled by Squeaky Bob Wheeler and Johnny Holzwarth to be used as firewood, and it is said that the Civilian Conservation Corps also removed wood from the townsite.[4]

The townsite of Lulu City was eventually sold on May 24, 1949 from the estate of Hugh J. Harrison to the United States for inclusion in Rocky Mountain National Park.[5]

Today the site of Lulu City is a quiet meadow split by a peaceful stream, known originally as the North Fork of the Grand River, now the Colorado River. The remains of Lulu City are, for the most part, barely discernable. No traces remain of the roads indicated on the original plat of Lulu City; the only entrance to the site is by way of a well-kept path maintained by Rocky Mountain National Park. The ruins of one cabin and a bear trap are all that are easily visible.[6] Upon closer inspection one can see the last rotting logs of the foundations of several additional buildings. These remains, some tree stumps, plus several regular discolorations in the grass and depressions in the ground (suggestive of the past existence of a building in that location) are the only physical traces of the existence of Lulu City today. Regrowth of the natural meadowland is almost complete.

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[4]Nell Pauly, Death of the Mines (1959) pp. 17-18; Interview with Patience Kemp, Grand Lake, Colorado, Nov. 21, 1979; Conversation with John Holzwarth, Feb., 1980.

[5]Grand County Deed Book 98, pp. 201-202.

[6]The bear trap was constructed for the bears which roamed the streets of Lulu City. Letter from Mrs. Macfarlane-Hightower to Mr. Tom Thomas.

CHAPTER IX

EVALUATION OF HISTORIC RESOURCES

As previously stated, only a small amount of physical evidence remains on the sites of Dutchtown and Lulu City. The primary value of many types of historic resources lies in the presence of certain physical remains; in the absence of such remains these resources would be considerably less valuable. The value of the historic resources of Lulu City and Dutchtown do not, for the most part, lie in such physical remains. The interest in these towns lies instead in their ability to illustrate a common phenomenon which occurred time after time in the history of Colorado and that of many other western states; that of the boom town. Some kind of resource, usually gold or silver, was the reason that these towns were settled and flourished for a time, and due to the exhaustion or unprofitable nature of the mines, many became ghost towns.

Silver mining was the sole basis of Dutchtown and Lulu City's existence, and when the mines did not prove profitable, the miners were forced to return from whence they had come, leaving behind the fruits of their labor in the form of deserted mines, log buildings and townsite plats. There are many such deserted towns throughout Colorado, of which Lulu City and Dutchtown provide valuable examples. These towns are of historical interest and value, in part, because of their very failure and temporary nature. Their importance is strenghtened by their location in Rocky Mountain National Park, which makes them more visible and accessible to the public than others of similar description.

Mining was the essential theme associated with the founding of Lulu City and Dutchtown. On a more human level the theme associated with these towns and their neighbors was the power of hope. The mines of the Rabbit Ear Range did not, from the appearance of most official reports, contain rich deposits of ore, however, miners hoped against hope that they would strike it rich.

If one were to read a modern, general history of Colorado to gain a basic knowledge of the events which were significant since it first attracted the attention of gold seekers, it is unlikely that he or she would find any information concerning Dutchtown, Lulu City or even mining in the Rabbit Ear Range. The notable mining discoveries such as Leadville and Cripple Creek would be mentioned as would the ghost town phenomenon, but specific reference to the former towns would be missing. Although rather insignificant in the large picture of Colorado history, and almost non-existent in terms of physical remains, Dutchtown and Lulu City are significant in that they illustrate not only the boom-bust syndrome of many mining towns, but the hopes and dreams of the settlers who were attracted to these towns by the allure of rich mines. The resulting failure, is manifest in the disappearing remains of Dutchtown and Lulu City.

CHAPTER X

RECOMMENDATIONS FOR PRESERVATION AND INTERPRETATION

In the recent past, the care and maintenance of Lulu City and Dutchtown have been characterized by a policy of benign neglect, allowing the natural deterioration of the remaining ruins to proceed unchecked. Over the years, these sites have been the victims of vandalism and other destructive forces (including wind and weather), leaving only the scattered remains of the original mining camps. Because their significance does not lie within their physical remains, it is recommended that the ruins of Lulu City and Dutchtown be left to fade away with no intervention. In allowing this to happen, the natural tendency of a deserted settlement of logs to disappear is illustrated.

Although no physical preservation of the actual remains is recommended, this policy mandates that the preservation of Dutchtown and Lulu City be accomplished through interpretation, as with the passing of several years, most of the evidence of their existence will have deteriorated beyond recognition. Towards this end, it is recommended that several steps be taken. If possible, the boundaries of the townsite of Lulu City should be identified with permanent markers. Additionally, an archaeological study of the site might be desirable in terms of determining the locations of the various buildings which once stood in Lulu City.

As the information about Lulu City is more complete than that of Dutchtown, and a visit to the site requires a relatively easy hike of only several miles, its interpretation is of correspondingly greater importance than that of Dutchtown. In order to improve the interpretation of Lulu City, it is suggested that the sign which now marks the site be revised to present information of a more factual nature. Information concerning the reasons for its establishment and abandonment, and mention of the other mining camps in the area, would give those who visit the site a better understanding of the history of Lulu City. To further enhance the

interpretation of the site, reproductions of the plat of the townsite and the earliest known photograph (1889) should also be included on the sign or in a pamphlet. Though little information exists regarding the history of Dutchtown, its story is interesting and should be made available in the form of a plaque marking the site or a pamphlet. The self-guiding trail book for Lulu City might be revised to include information about Dutchtown.

The well-executed interpretation of Dutchtown and Lulu City is of great importance. As the actual physical evidence of their existence will soon be gone, interpretation of the sites using written material, maps and photographs becomes more important, providing the only way of preserving their memory.

APPENDICES

Appendix 1

This pamphlet was was published by the Fort Collins Courier in 1880. It describes the mining regions of North Park and Middle Park, and the experiences of some of the early miners. It also contains a map of the region designating North Park as part of Larimer County. (This change in county lines did not occur officially until 1886.)

COLORADO.

LARIMER COUNTY

1880

HOMES AND MINES.

—WHERE—

TO OUTFIT FOR NORTH PARK

COLORADO COLLECTION,
PUBLIC LIBRARY
OF THE CITY OF DENVER.

Middle Park Mining

DISTRICTS

WRITTEN AND COMPILED BY
J. S. PERRY.

FORT COLLINS:
COURIER PUBLISHING COMPANY.
1880.

145833
6-25-10
DENVER PUBLIC LIBRARY D

TO THE PUBLIC.

This pamphlet is published by the undersigned in the interest of immigration to Larimer county, Colorado. While our space is limited, we have endeavored to answer such questions as are of most importance to the public. Our map is the most complete ever published of North Park, and the North and Middle Park mining districts. The outlines were taken from Hayden's survey.

We are indebted to the BUSINESS and ENTERPRISING men of Larimer county for their appreciation and liberal patronage of our pamphlet. We thank those who have contributed articles on different subjects. Also, those who have given us statistics and favors rendered in other ways.

Respectfully yours,
J. S. PERKY.

HOMES

IN AND NEAR THE

COLORADO CO
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OF THE CITY OF DENVER

ROCKY MOUNTAINS

NORTH PARK AND ITS RICHES.

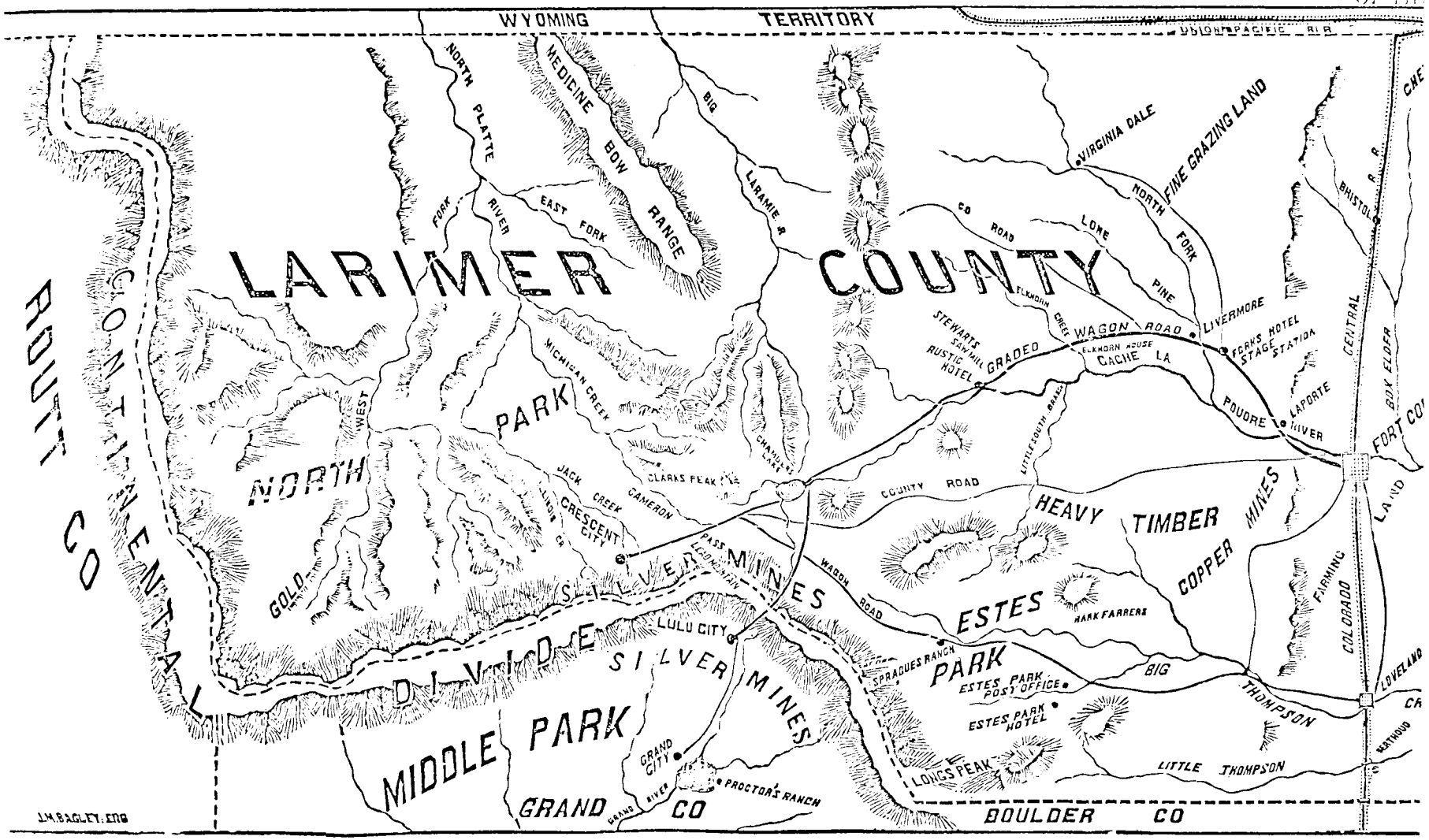
GRADED WAGON ROAD INTO THE PARK; ESTES PARK THE FAMOUS RESORT; THE HOME OF THE INVALID; FINE HUNTING AND FISHING; MOUNTAIN SCENERY UNEXCELLED IN THE WORLD; BOUNTIFUL HARVESTS REAPED; ALL IN

LARIMER COUNTY

—AND—

STATE OF COLORADO

FORT COLLINS:
COURIER PUBLISHING COMPANY.
1880.


WYOMING TERRITORY
UNION PACIFIC R.R.
LARIMER COUNTY
CONTINENTAL
ROUTT CO
NORTH PLATTE RIVER
FORK
EAST FORK
MEDICINE BOW RANGE
BIG LARAMIE R
VIRGINIA DALE
FINE GRAZING LAND
NORTH
CO ROAD
LONE PINE
FORK
ELKHORN CREEK
WAGON ROAD
LIVERMORE
FORKS HOTEL STAGE STATION
BRISTOL
CENTRAL
STEWARTS SAWMILL
RUSTIC HOTEL
GRADED
ELKHORN HOUSE
CACHE LA
POUDRE
LAPORTE
RIVER
FORT CO
BOX ELDER
LAND
MICHIGAN CREEK
NORTH PARK
WEST
CLARKS PEAK
JACK
CAMERON
CRESCENT CITY
LINDA CR
PASS
LEAD MOUNTAIN
COUNTY ROAD
LITTLE SOUTH BRANCH
HEAVY TIMBER COPPER MINES
WAGON ROAD
SILVER MINES
GOLD
LULU CITY
ESTES
PARK FARMERS
FARMING
COLORADO
SPRAGUES RANCH
PARK
ESTES PARK POST OFFICE
BIG THOMPSON
LOVELAND
ESTES PARK HOTEL
LONGS PEAK
LITTLE THOMPSON
MIDDLE PARK
GRAND CITY
GRAND RIVER
PROCTOR'S RANCH
GRAND CO
BOULDER CO
J.M. BAGLEY, ENG

COLORADO COLLECTION,
PUBLIC LIBRARY
OF THE CITY OF DENVER.

LARIMER COUNTY.

Larimer county is situated in the northern part of the State of Colorado. It is bounded on the north by Wyoming Territory, on the east by Weld county, on the south by Boulder county to Long's Peak, thence the line of the county follows the summit of the Continental Divide, or Snowy Range, in a north and west direction to within about twenty miles of the north line, thence directly north to the Wyoming line. Grand county bounds this county on the south west and Routt county on the west. There are about seven thousand square miles in the county. North Park takes up about one fourth of Larimer county in the west and is possessed with silver and gold mines incalculable in richness. The nutricious grass which grows so bountiful in the Park feeds thousands of cattle annually.

Traveling east from North Park we encounter mountainous country, dotted here and there with beautiful little parks, occasional small lakes and numerous picturesque canyons. The mountains and central part of this county is not a waste, as the mountain sides and canyons are lined with dense pine forests which has attracted the sawyer, and now are located numerous steam saw mills in the pineries, rolling out pine lumber by the millions of feet, which is hauled to the towns along the line of the Colorado Central railroad. This region is the garden spot of the sportsman, as thousands of mountain trout are decoyed onto the fisherman's hook, and many are the deer, elk and grizzly bear that are brought down by the hunter's rifle. Coming south-east and at the base of Long's Peak we find the world wide known Estes Park. This park is noted for its beautiful scenery, as a great summer resort, and its fine sporting grounds. The park is about 8500 feet above sea level, and during the summer months the streams are dotted with camper's tents, whose occupants gather there

CHEAP STORE.

F. B. PARKER

Has the BEST Assortment of

Dry Goods, Boots, Shoes,

HATS, CAPS, CLOTHING, BLANKETS, Etc.

Don't fail to see him before purchasing elsewhere.

REMEMBER THE PLACE,

THE CHEAP STORE.

F. B. PARKER,

Fort Collins, Larimer County, Colorado.

for health and pleasure from the busy world without, to be guarded over by the majestic Long's Peak, whose summit is about 6000 feet above them. To the north and east of Estes Park are some very fine copper lodes, which in the near future will be thoroughly developed. North and south within the mountain range are found a great many cattle, sheep and potatoe ranches. Cattle and sheep thrive and grow fat here the year through, while grain and hay are almost unknown to them. Potatoes are raised by the thousands of bushels in the beautiful little meadows or parks, and the farm is called "a potato ranch." East of this region and directly after emerging from the foot-hills of the Rockies we view the finest agricultural belt in the State of Colorado. The south half of this belt includes the Cache-la-Poudre river and Big and Little Thompson creeks, from which irrigating ditches lead in all directions, making a perfect network of streams from which water is used to irrigate the crops, which grow so abundantly. This Cache-la-Poudre and Big and Little Thompson belt is comprised of about three-hundred square miles, and for a heavy yield of wheat, oats, barley, rye, potatoes, vegetables of all kinds, small fruits, etc., this agricultural belt is not surpassed anywhere in the United States. There is no place in the Union that the farmer can get his land so cheaply and realize so much money from it, by tilling the soil, as he can in Colorado. The northeast part of Larimer County is noted for its fine grazing lands, and thousands of sheep and cattle are fed in this section. Larimer County was organized in 1864, and the same year Colonel Collins located a military post within its borders, which was named after the brave Colonel. The population of the county is about seven thousand. With the grand rush that will settle up the vacant farming lands, and the thousands who will go into North Park will swell the population to at least 15,000 before 1881.

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Miners' boots a specialty

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CORNER JEFFERSON AND LINDEN STS.,

FORT COLLINS, COLORADO.

North Park Outfitting Store.

We have a large stock of

Dry Goods, Notions, Clothing, Furnishing Goods.

Overalls and Lined Duck Goods a Specialty.

Our Grocery Department

Is full and complete, and at lowest prices.

HARDWARE. MINERS' PICKS, BLASTING POWDER, FUSE, NAILS, QUEENSWARE, &c.

We carry the largest stock of

TOBACCOS, CIGARS, PIPES, &c.,

In the City.

Come and see us.

A. B. TOMLIN & CO.

TOKLAS, BROWN & CO.'S
Celebrated
CALIFORNIA CLOTHING
—AND—
DUCK GOODS.

We are the sole agents for Larimer County for the above goods.

NORTH PARK.

FORT COLLINS THE NEAREST, CHEAPEST AND BEST OUTFITTING POINT—GRADED WAGON ROAD INTO THE PARK—ITS STREAMS, NATURAL RESOURCES, Etc., Etc.

North Park takes up about one-fourth of Larimer county on the west. It heads at the base of the snowy range or continental divide and slopes north to the Wyoming line. Its main stream is the North Platte river with its tributaries, the west and east forks, Illinois, Michigan and Jack creeks, with fifteen or more other tributaries not named; in all it is considered the best watered park in the Rocky Mountains. It furnishes excellent grazing, and stock by the thousands are fattened here and sold in the eastern markets. The Park is about 9,000 feet above sea level and the climate is mild and salubrious. Here the hunter always gets satisfaction with the choicest game and the fisherman a line full of mountain trout. Vast coal beds are found in various places. What has given North Park such a widespread repatation is

THE LEAD MOUNTAIN MINING DISTRICT,

which is located in the southeastern part of North Park and on the head of the Grand river in Middle Park and takes in about fifteen miles square. We have talked with a number of men whose veracity is unquestioned and they all say that the Lead Mountain Mining district is *very rich* and that they are going into the mines as soon as spring opens. An enterprise which gives confidence to all in regard to the prosperity of the Park, is Stewart's graded wagon road from Fort Collins; one can reach the mining districts by Stewart's line in about seventy-five miles. Much praise is due Mr. Stewart for this enterprise. A great many assays were made on rock brought from Lead Mountain district last fall (1879), and it was found that from six ounces to twelve hundred ounces of silver to the ton of ore existed in most of the lodes, and none of them developed to any extent.

Crescent City is located on Jack creek in North Park and

L. R. RHODES. EPH LOVE.

Rhodes & Love,

ATTORNEYS.

AGENTS FOR

The Colorado Mortgage and Investment Company's

Lands in Larimer and Weld Counties.

L. R. RHODES, COUNTY ATTORNEY.

LINDEN STREET,

FORT COLLINS, COLORADO.

Baker and Confectioner,

Linden Street, Fort Collins, Colo.

Fresh Bread, Cakes and Pies

Always on hand.

DEALER IN

Stationery, Smoking Articles

And Green and Dried Fruits.

Lulu City on the head of the Grand river in Middle Park. A line of stages will be put on the route as soon as spring opens and U. S. mail and passengers will be carried regularly from Fort Collins to both Crescent and Lulu cities. Fort Collins is at least twenty-five miles nearer the Lead Mountain mines than *any other* out fitting point; it has the double advantage by having a fine farming district which markets its produce here, thus making a much cheaper market than points to which produce must be shipped. In the southwestern part of the Park gold has been taken out to a considerable extent. We are reliably informed that parties have been in that region for the past two seasons, and while the water lasted in the spring, would wash out from six to ten dollars a day per man. It is the opininion of prominent men that the Lead Mountain North and Middle Park mining districts will soon be among the most prominent in the state, and soon may the citizens of Larimer county point to her mines with pride.

The following is a statement made by J. E. Shipler, an old miner who spent last summer in North Park prospecting. Resides at Fort Collins.

I went into North Park on the 16th of June; have been in mining districts for the past seven years; located seventeen lodes in Lead Mountain district; names of mines are Mercer, Elk, Mica, Capt. Jenks, Alice, Alleghany, Big Sunflower, Daisie, Ute, Cinnamon, The Pet, and others. Assays have run as high as 240 oz. of ruby silver to the ton, from surface rock, taken from my mines; prospects are very flattering. Think most all of the North Park lodes will pay well when developed; all my mines are between Jack and Michigan creeks. On Jack creek are two good lodes owned by LaFevre brothers, their assay at six feet deep was 320 oz. of ruby silver. Cumming & Co. found over 600 oz. of ruby silver at a depth of eight feet on Jack creek; were recently offered $40,000 for an interest in their claim. Near Clark's Mountain there has been brittle silver found that assayed 900 oz. to the ton. I spent all last summer and fall in North and Middle Parks. Climate very mild; any quantity of game in the parks; have caught as many as 583 trout in one day. Grazing is excellent in North and Middle Parks, grass grows

CACHE-LA-POUDRE AND NORTH PARK

TOLL ROAD.

The only graded road from

Fort Collins to North and Middle Parks

—*via*—

LA PORTE, LIVERMORE, ELKHORN, PINGRE'S CAMP, RUSTIC HOUSE, POUDRE FALLS, CHAMBERS LAKE, CAMERON PASS AND MICHIGAN CREEK TO

CRESCENT CITY,

And from Chambers Lake *via* Grand Pass to

LULU CITY.

The best Thoroughfare in the Rocky Mountains.

On this route are good hotels, fine camping grounds and plenty of timber. No point within 1000 feet of timber line. Fort Collins the nearest railroad and

BEST OUTFITTING POINT.

Thousands are waiting to go into the gold and silver mines,

THE RICHEST IN COLORADO.

The finest hunting and fishing grounds in the state are found along this route.

The Rustic House,

Forty miles from Fort Collins, always has a full supply of camp outfitting goods. The Rustic House is half way from Collins to Crescent City, North Park, and Lulu City, Middle Park.

Our motto is plenty of travel and low rates of toll.

S. B. STEWART.

knee high along the streams. Heavy timber in the mountains. Great quantities of coal exist in North Park, so I have been informed. Never saw an Indian; there is no danger in the Lead Mountain districts. It is not to exceed sixty-five miles to North or Middle Park mining districts. I traveled it in two days and lead a pack animal. I am going into the mines this month (March) on snow shoes.

A statement made by Wm. B. Baker, who has been in the Lead Mountain district, in Middle Park, up to the 20th of February, 1880: I am formerly from Queen City, Schuyler county, Mo. Went into the Lead Mountain mining district the last of July, 1879; located a ranch on the head of Grand river, and took up 160 acres of land; camped until the 24th of Nov., and then built a log cabin 14x16 feet; had one man with me, J. E. Howard by name.

It has been quite stormy on the range this winter and snow very deep. Think Fort Collins the nearest and best outfitting point for the Lead Mountain district. Three men have been in Jack Baker's gulch all winter; it is situated 10 miles south of my ranch at Lulu City. I saw the assay certificate for the Wolverine lode in the Jack Baker gulch and it run 1200 ounces in silver to the ton of ore. I also saw certificate for the Grand Lake lode and it run 850 ounces to the ton, in silver. I understand a Chicago company is going to develop those mines in the spring. I have located about twenty claims at Lead Mountain and brought out rock from eight of them which will assay well. We were five days coming across the range and reaching Fort Collins; were three days on snow shoes. Think Lead Mountain mining district will be one of the richest in the state; am going back to work my claims as soon as spring opens.

The following is what Mr. Burnett, of Fort Collins, says of his property in Lead Mountain district: The Lulu, Diamond Crystal and Silver Star mines are owned by Mr. Burgess, myself and Illinois capitalists. The Lulu ran 104 oz. of silver from surface rock, Messrs. Patton, Burgess, Jewett and myself own the following mines which are located in Lead Mountain district: Fair Play, Reindeer, Pioneer, Galena, Mountain Gorge, Rocky Falls, Snow Flake, Bonanza

FORT COLLINS, LEAD MOUNTAIN

—AND—

NORTH PARK STAGE LINE!

A Four-Horse Concord Coach

—LEAVES—

Fort Collins Daily

—FOR—

CRESCENT CITY, NORTH PARK,

—AND—

LULU CITY, MIDDLE PARK.

Our Coaches are new, and stock first-class.

Rates reasonable, and satisfaction guaranteed.

S. B. STEWART.

No. 1, Bonanza No. 2, Eureka, and Baker. The above mines are located at Lulu City and on or near Lead Mountain. We have refused $150,000 from Denver capitalists for ten of the above mines. The Carbonate mine assayed 23 oz. silver from surface rock, and 87 oz. at four feet depth. We have four cabins and a blacksmith shop completed; had ten men stay in the mines all winter. Are going in with a large force as soon as spring opens to develop our claims, There will be a good general store in Lulu City as soon as goods can be got there.

ESTES PARK.

About forty miles to the southwest of Fort Collins, at the base of Long's Peak and the snowy range is found Estes Park; the most beautiful of the many Parks of the Rocky Mountains. Trout fishing is fine in all the streams. The Mountain Sheep, Black- and White-Tailed Deer, Elk, Antelope, in fact most all game that roam the Rockies are to be found within or near its limits. Its average elevation is about 8,500 feet above sea level; thus furnishing, with its circle of perpetual snow-capped peaks, the most healthful and picturesque summer resort in the world. There is a very fine hotel in the eastern end of the park. Mr. Sprague is P. M. of the Estes Park post office, to which mail is carried tri-weekly from Loveland.

Most prominent among the many ranchmen in the park are E. W. James, Mr. Fergusson, McGregor, Beckworth and Hank Farrer. Most of these ranchmen are supplied with cottages for the accommodation of pleasure-seekers. During the summer of 1879 there were no less than two thousand people in the Park. Extensive preparations are being made for the great rush of the coming season.

LOVELAND.

Loveland is the metropolis of the Big Thompson valley, a distance of thirteen miles south of Fort Collins on the C. C. R. R. There are between two and three hundred people within its limits. Among the many improvements now under way is a $5,000 school building, also a flouring mill, when completed, will have six run of stone. The Big

COMMERCIAL HOTEL

GEO. S. BROWN, PROPRIETOR.

Fort Collins, Colorado.

Passengers and baggage transferred to and from hotel free of charge.

RATES, TWO DOLLARS PER DAY.

This hotel is most convenient to the depot of any in the city, and has a beautiful view of the Rocky Mountains and Long's Peak. It has recently been refitted and refurnished throughout by its present proprietor and has thirty large *WELL VENTILATED AND WELL FURNISHED ROOMS.*

Its tables are furnished with the *choicest* of *this* and *Denver* markets, together with experienced servants, which are always in attendance, makes this the *MOST ATTRACTIVE HOTEL* in Northern Colorado.

A four-horse coach leaves this hotel every day at 7 A. M. for Crescent City, North Park, and Lulu City, Middle Park, the great mining camps of Northern Colorado, *via* La Porte, Livermore, Rustic Hotel, (home station for stage line) Chambers Lake and Grand and Cameron Passes.

SAMPLE ROOM

Always stocked with

The very Finest Wines, Liquors and Cigars.

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Appendix 2

This letter and story of Lulu City was written by the granddaughter of Benjamin Franklin Burnett, one of the founders of Lulu City. It was for Mrs. Macfarlane-Hightower's mother, Lulu Burnett Macfarlane, that Lulu City was named. The letter provides an informal account of the history of Lulu City. (It appears that much of the information is from the book Golden Memories of Colorado (1965) written by her uncle, and son of Benjamin F. Burnett, Frank Burnett.)

Received Feb. 18, 1968

Tom D. Thomas
Chief Park Naturalist
U. S. Department of Interior
Rocky Mountain National Park
Estes Park, Colorado 80517

Dear Mr. Thomas:

Enclosed please find the story of Lulu City per your request. I'm sorry I didn't get this typed up for you since my handwriting is so poor.

And I do have some letters and pictures packed away which my mother left me when she died at the ripe age of ninety but in fact I have not been able to run across them. As soon as I find them, I shall forward them to you.

I hope this report I have written for you gives you pretty much what you're looking for.

Sincerely,

Mrs. Macfarlane-Hightower
1272 Pearl Apt. 4
Denver, Colorado

Lulu City

by

Mrs. Macfarlane- Hightower

1272 Pearl, Apt. 4
Denver, Colo. 80203

Lulu City was founded in 1879 by my grandfather, Benjamin Franklin Burnett. There was an old Fort Collins pioneer by the name of Joe Shippler who was prospecting in the mountains west of what was to become Lulu City. Actually, Joe's house was wherever he and his two pack burros made camp, and this camp site he chose showed some claims with good silver (Galena) value.

When my grandfather heard of Joe Shippler's discovery, he sent out a prospector, John Rigdon to see if any silver-producing claims could be found.

Rigdon had to go over a pass which was called Thunder Pass (from the Indian word for Thunder). Crossing this Pass, going on down, he finally reached the headwaters of the Grand. He, too, camped in the blue gloom of this beautiful park.

When he began prospecting, Rigdon was fortunate enough to find a vein which had good silver and lead value; also some rich "float". Upon Rigdon's returning to Ft. Collins with the sample of ore, my grandfather had the samples assayed (Birmingham and Co. Assay Office in Denver). When Grandfather found the ore assayed out very well, he decided to go up himself.

In the summer of 1879, leaving his general store in Ft. Collins in care of a friend, he took his wife and six children in a wagon which he had had made in Pekin, Illinois before coming to Colorado.

When Grandfather had settled his family in tents in this beautiful, highly elevated park, he and his oldest son, Frank Jones Burnett (author of Golden Memories of Colorado) located some claims; and with the help of a Mr. Godsmark, they laid out a townsite. The streets ran from First to Nineteenth and the avenues were named Ward, Mountain, Riverside and Trout.

Grandfather erected a general store made of logs and they built several log cabins that summer. This, then, was Lulu City which he named in honor of my mother (his oldest daughter) (Lulu Burnett Macfarlane)

A few miles below Lulu City is the Phantom Valley Ranch or as it is often called, Squeaky Bob's place. Mr. Wheeler (Squeaky Bob) has said of my mother, "Lulu Burnett was the most beautiful girl I ever saw. She had jet black hair, blue eyes and a very white skin. Her lips were a rosy red and they didn't have lipstick in those days."

My mother's name was also given to Thunder Pass and Thunder Mountain and are still so named on a good many maps as Lulu Pass and Lulu Mountain.

Later, during Indian Summer, and before the snows came, my grandfather returned to Ft. Collins where he bought six large mules and a wagon which he loaded with supplies for his new general store in Lulu City.

It was a long, arduous trip for the mule-driven wagon. At that time, there was no road up the Cache-La-Poudre River so they had to go to Livermore, thence to Manhattan and to Old Baldy. Between the 2 peaks of Old Baldy the road wound west to the top and on to Cameron Pass. From Cameron Pass, the wagon traveled to Lulu Pass down the headwaters of the Grand River (now called the Colorado River) and into Lulu City. By mule team, this trip took seven or eight days.

Grandfather had hired a driver by the name of Jack Springer who was an expert. As he would come down the canyon into Lulu City, they could hear the crack of his whip while he was several miles away - the sound being carried down the canyon so clearly. He had a long whip, and he would lash out at the lead mules' rump, but then he would jerk the whip back so quickly that it (the tip) would land in his right hand.

The only road down to the Cache La Poudre River at the time was over

Pinegree Hill, elevation 8,000 feet. It was three miles down to the River - a drop of 1,000 feet to Zimmerman's Summer Resort.

With the building and supplying of his general store, along with the claims grandfather, Shippler, Rigdon, Renetzky, E.M. Harmon and other miners staked out, Lulu City began to "boom".

As more miners and their families moved in, they built a hotel - the largest building in Lulu City. Here was the focal point of their's and other surrounding "boom" towns - Teller, Manhattan - social life. Here dances were held once a week and their food was excellent.

And again over the same rough, makeshift roads, the finest of silver, china, crystalware and linens were transported in to supply the hotel.

I believe part of the old hotel still stands.

Wild game, of course, was plentiful -- pheasant, deer, sage hen which the hotel served in abundance. Hot cakes and bear steak for breakfast; Colorado's famed rainbow trout for lunch. Rich preserves and desserts were made from the wild raspberry, gooseberry and current bushes.

Pioneers in golden Colorado were in a veritable Garden of Eden when it came to stocking the cuisine.

Timber for cabins and mine shafts was plentiful; and no thought of "conservation" entered their heads in those days as I'm sure the many tree stumps around the ghost towns of today attest.

Stone, too, from the rocky crags, was plentiful with which to construct fireplaces. Everyone had a fine Christmas tree each year strung with cranberry and popcorn strands and paper angels colored blue and gold.

Nature, as you know, is lavish with beauty in the Park. Wild flowers and berry bushes and fern, the forest purple - gloomed at sunset, sparkling waterfalls like Lulu Falls (also named for my mother) and the clear, sweet air made it a memorable place for my forebearers.

Saloons there were, but there were also "horseshoes", dances, quilting bees, hunting and fishing expeditions and much good conversation and laughter around the cozy fireplaces in the cool of the spring.

Much silver and lead was discovered, but it eventually proved out to be too low-grade to ship. Placer mines were found in the fine-grained sand of the Grand's North Fork which flowed through the Kewaunechee Valley.

In spite of the low grade ore, the Lulu City "boom" lasted about four years. Some of the mines around it had rather imaginative names, like Hidden Treasure, Silver Heels, Wolverine and Ptarmigan.

As late as 1884, Mr. Renetzky was still enthusiastic about one of his claims, the Ptarmigan. From the Prospector, 1882, "Rumor of a new strike in the "Wolverine". And again from the Prospector, 1883, "Lulu at present promises to be a fast-developing place". As late as 1884, there was a population of about 500.

There was a stage coach going to Ft. Collins about three times a week. There were two or three lumber mills, - the Hertel and Tabor. Godsmark General Merchandise Store, the Duguay Drug Store, the Holly Saloon, and, of course, quite a few mining companies.

And I believe the Bear Trap or "Calaboose" they finally got old three-toed Jim -the dangerous bear - in, still stands today in Lulu City.

Frank Trefinger, a friend of my grandfather's and who was clerk in Stover's Drugstore in Ft. Collins, joined the others in Lulu City to do some prospecting of his own.

And it was he who first met the huge silvertipped bear, later known as "three-toed Jim". He was sitting in his tent one afternoon with both flaps to the door open, when he looked up from his reading and found himself staring into this large bear's face. He made a dash for the door and ran in the direction of Lulu City. The bear, as startled as he was, went lumbering off in the other direction.

When Trefinger got to Lulu City, he told my grandfather breathlessly about his narrow escape. My grandfather and several other men grabbed their guns and went after silvertip, but did not catch sight of him.

John Zimmerman, who also was doing some prospecting in Lulu City , decided he would trap this bear. He returned to the Cache La Poudre to get his trap. When he got back to Lulu, he built this minature log cabin or "calaboose" and placed his bear trap in it and a large piece of meat, covered it over and awaited results.

Old silvertip returned one night, sprang the trap, got the meat, but caught only one foot in it which took off some of his toes. In tracking him, they could tell from the trailing blood that the bear had only three toes left, so my grandfather called him "Three-toed Jim".

"Three-toed Jim" showed himself frequently; but when it came to trapping him again or shooting him, he was as elusive as the almighty dollar.

Several years after this while Mr. Zimmerman was out hunting, he came over a hilltop and there was this large silvertip bear in the wallow down below. Mr. Zimmerman was a crack shot. He had a 45-90 single-shot rifle. He shot the bear in the shoulder the first time and brought him down; but the bear got up again and it took two more shots to kill him.

When he cut the bear's throat to bleed him, he noticed had only three toes. Mr. Zimmerman was quite elated he had killed Lulu City's elusive bear, "Three-Toed Jim." This was one of the largest bears killed in Colorado at the time; and Mr. Zimmerman had to go home for his sled to mount the bear on before his horse could pull him.

He had the hide tanned, having the head and all four paws on, made it into a rug and placed it in the lobby of his hotel, Zimmerman's Summer Resort.

Mr. E. Snell was Postmaster until about 1886, when a news item from the Prospector reads "Lulu has been discontinued as a post office."

And so Lulu City, which Don and Jean Griswald in their book, "Colorado's Century of 'Cities'" describe as "revering the raven-haired beauty, Lulu Burnett," gradually faded into a ghost town like Gaskill and Teller City. My grandfather and grandmother moved back to their General Store in Ft. Collins where they lived for many years and were a respected family of that steadily growing community.

However, nearly every summer, especially after the road up the Cache La Poudre was built and they built their summer home, "Laugh-A-Lot" cottage on the Poudre, they went on up to Lulu City and spent part of the summer there too. It held a special place in their hearts and memories.

One other thing I might add, that if visitors wonder why so many small "boom" towns were named some kind of City, it is because what the old pioneers called "kiting" a town. As one adds a tail to a kite before it is sent into flight, so when a town was laid out and a name was chosen, they "kited" it by adding "City".

They do say when Teller and Lulu City finally "folded up", the people were in such a hurry to move out that they left dirty dishes behind in Teller and clothes hanging in closets in Lulu City.

"Pay dirt" played out and people moved on to greener pastures just as they do today.

Appendix 3

This letter from Cloyd Redburn, resident of Grand Lake, Colorado, to Raymond Gregg at Rocky Mountain National Park, tells the story of Dutchtown. It seems to be the sole source of all accounts concerning the existence of Dutchtown. From Historical Notes Miscellaneous typed excerpts, etc., File: History - West Side, Atkins Work File.

Grand Lake, Colo.
June 8, 1940

Mr. Raymond Gregg
Nat'l Park Office
Estes Park
Colo.

Dear Mr. Gregg:-

I told you over here at the AAA Banquet that I would write you the story of Dutchtown, as told to me by an old fellow that was in Dutchtown at the time of the boom. His name was Andy Aerhart. This story was told to me in 1919 at Grand Lake.

The following is the story of Dutchtown, located in Hitchins Gulch, in the Never Summer Range. At the head of the North Fork of the Colorado River.

There seems to be considerable difference of opinion as to the actual dates of the life of this little settlement, but 1879 to 1884 will take in the beginning and the end of this town.

Of course Lulu City was really established before Dutch Town, and Dutch Town was eventually to become a suburb of Lulu City.

It seems that even in those early days, the different nationalities were prejudiced against the others. The Dutch Irish and the Swedes.

When Lulu City started each of these picked out their section of the City.

There were eight Dutchmen lived in one corner of the City. One day they went to Grand Lake and returned in the night sometime pretty well under the influence of liqor and proceded to eliminate some of the other races of people of Lulu City.

With the result that they were completely and soundly beaten, their houses wrecked and some of them had to have medical aid.

Some of the more peaceful citizens of Lulu City were pretty badly damaged including one woman who came out of the fracas with a broken arm, one man with several broken ribs, and one fellow lost an eye.

Lulu's father, who by popular consent has always been the mayor of Lulu City demanded that they all be run out of town, and that no more Dutchmen be allowed to build or live within the limits of Lulu City.

As soon as the Dutchman were able to be around again they were all called together and told what the score was, and they believed it.

Consequently with many misgivings they left Lulu City and started up the Gulch where Mr. Hitchins had a claim, and a Cabin.

About two miles above Mr. Hitchins claim they decided on a sight and camped and immediately started to build.

During the next two months they had plenty of trouble.

Some of the men at Lulu City were holding a grudge, and several times the Dutchmen were firedoon from the hills surrounding their little village. One man being hit in the leg by a bullet.

They even went so far as to start a rock slide above the village hoping that it would wipe out the village and the men in it.

But the Dutchmen stuck and a natural barrier sprang up between them.

There is a small ridge between the Colorado River Valley and Hitchins Gulch and this was declared as the deadline, and it wasn't considered safe for either side to venture across this ridge.

Thereafter if the population of Dutchtown had any business anywhere outside their little village they either had to go to Grand Lake or the little town of Gaskil, located at the mouth of Bowen Gulch, that was going strong at the same time.

While nobody ever hit any ore that made them any money the settlement at Dutchtown stuck some six months to a year longer than at Lulu City, and Mr. Hitchins stayed with his claim about twenty years longer.

Sincerely

Sdg/ Cloyd Redburn
Grand Lake, Colorado

Appendix 4

List of mines "in Lulu City" from the Grand Lake Prospector, January 6, 1883.

Adelade
Argentine
Bachelor Boy
Battle Creek
Bertie Boy
Buena Vista
Business
Carbonate
Cumberland
Elkhorn
Emma
Esmeralda
Eureka
Georgiana
Good Luck
Grand View
Greenboro
Highland Chief
Homestake
Last Chance
Matilda
Merrimac
Michigan
Miners Dream
Monitor
North Star
Osborne
Park
President
Ptarmigan
Rattlers (#1 & 2)
Reindeer
Robinson
Ruby Chief
Rustic
Sabbath Day
Silver Heels
Southern Cross
Storm King
Treasure Mountain
Triumph
Sheep Mountain

Appendix 5

Legal Description of Lulu City

Legal description of Lulu City from the deed of May 24, 1949:

A tract of land known as Lulu City Townsite containing 159.98 acres in Townships 5 and 6 N. of Range 75 W. described as follows, Beginning at a point fixed on for the N. E. corner marked by a pile of stones and a stake about 4 feet high. Va. 15° E. This point is 320 feet east from an iron stake driven in a rock, the rock weighs about 40 tons and is 100 feet east of the Grand River

Commencing from the N. E. corner (#1) and running on a true line S

Feet 130 Line running through timber on side hill
" 487 Stake marked S. 3
" 930 Tree on line marked with two blazes
" 1848 Rock about 3 feet high on line
" 2402 Water course running S. W.
" 3828 Gully running W. and line continuing through timber
" 4339 Tree on line marked by two blazes
" 4831 Gulch known as Specimen Mountain Gulch
" 5280 To S. E. corner which is marked by a Pine Tree about 2 feet in dia. bearing the following mark L xC.

From S. E. corner (#2) running on true line West

Feet 502 Stake marked by pile of stones
" 706 Stump of tree on line blazed
" 1320 To S. W. corner marked with stake 4 ft. high and a pile of stones. 35 Ft. W. of Cor. is a Pine Tree marked L x C as refcrence tree.

From S. W. corner running on true line North

Feet 165 Gully running W.
" 1307 Edge of Timber
" 1749 Grand River generally bearing N. & S.
" 3003 Line leaves open country and passes through timber
" 4567 Gully running East
" 5280 To N. W. corner marked with stake and pile of stones - Stake about 4 in. square and 4 ft. high.

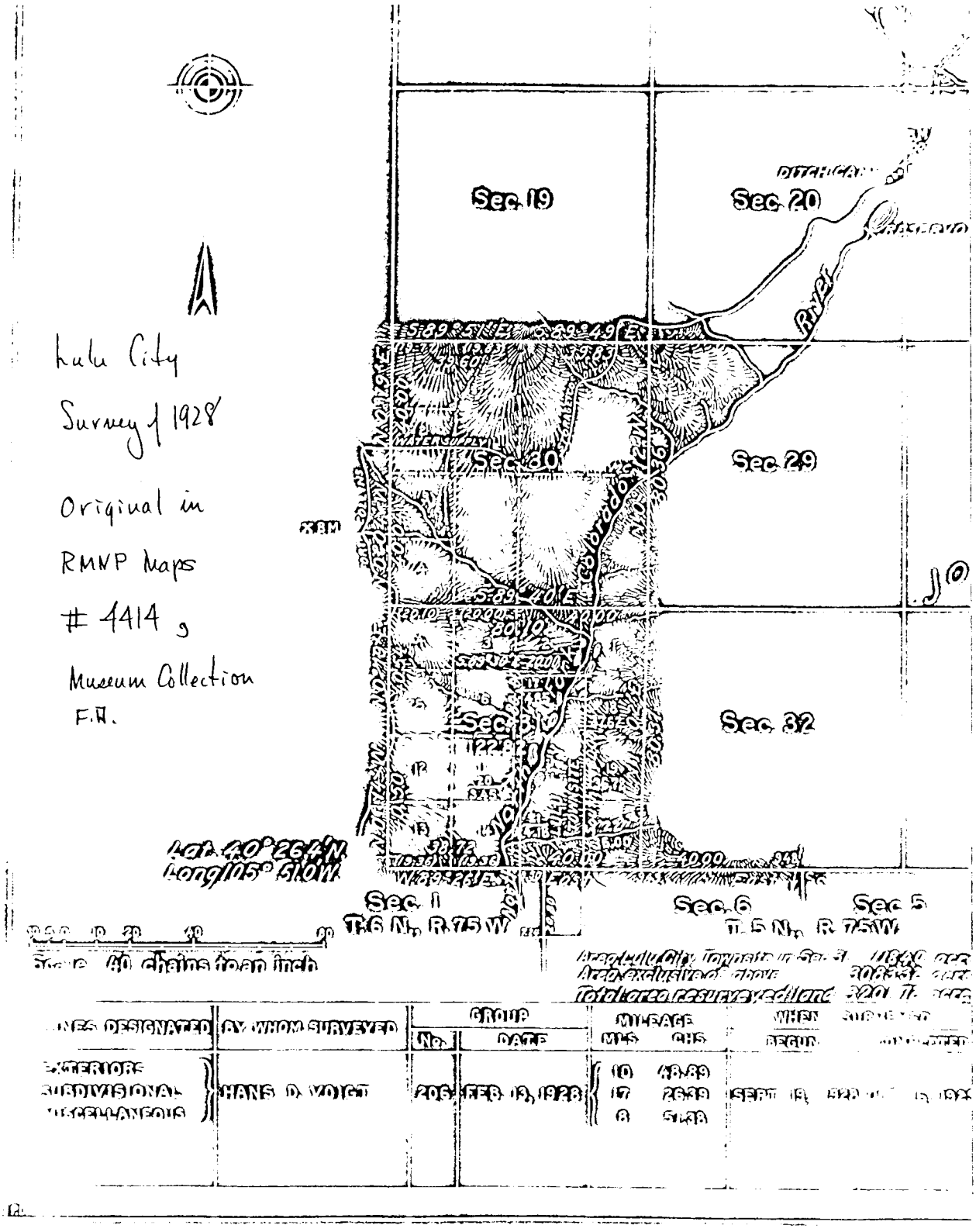
From N. W. cor. (#4) running on true line East to point of commencement

Feet 835 Grand River
" 1000 Crosses edge of rock in which iron stake is driven for reference point
" 1320 Crosses a production of the Eastern boundary 17 links N. of point of commencement (#1) Return to last corner (#4) and close on bearing S. 89° 31' E. or otherwise described as follows, to-wit:

Commencing at a point east four hundred and nine and one third (409-1/3) links from an iron stake driven in a rock, said point marked by a stake and pile of stones, thence running south eighty (80) chains to a tree marked L. C. thence running west twenty (20) chains to a stake five (5) links west of a stake is a tree marked C. thence from stake north eighty (80) chains to a stake and pile of stones, thence east twenty (20) chains to the point of beginning, located in the County of Grand, State of Colorado.

Appendix 6

Copy of map of Lulu City Survey of 1928. Original in Rocky Mountain National Park Maps #4414, Rocky Mountain National Park Library.



Kalu City

Survey of 1928

Original in

RMNP Maps

4414 9

Museum Collection

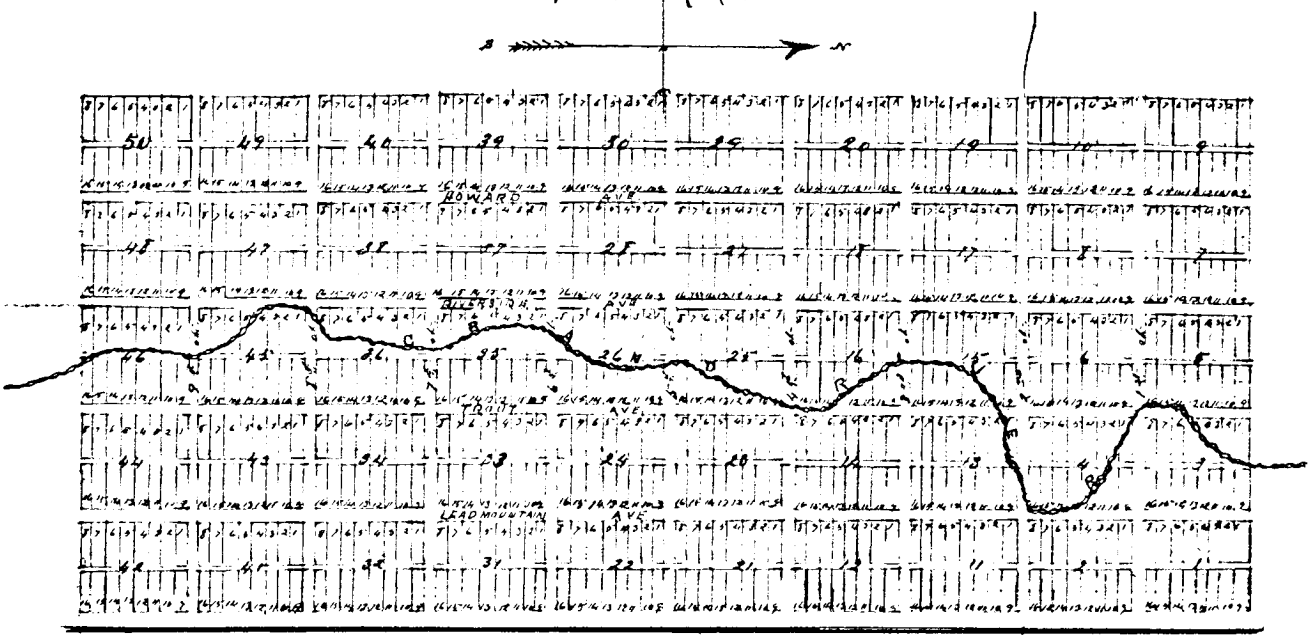
F.R.

Appendix 7

Reduced Copy of Lulu City Plat
Grand County Mortgages, Trust Deeds,
and Release Deeds Book 2, pp. 328-329

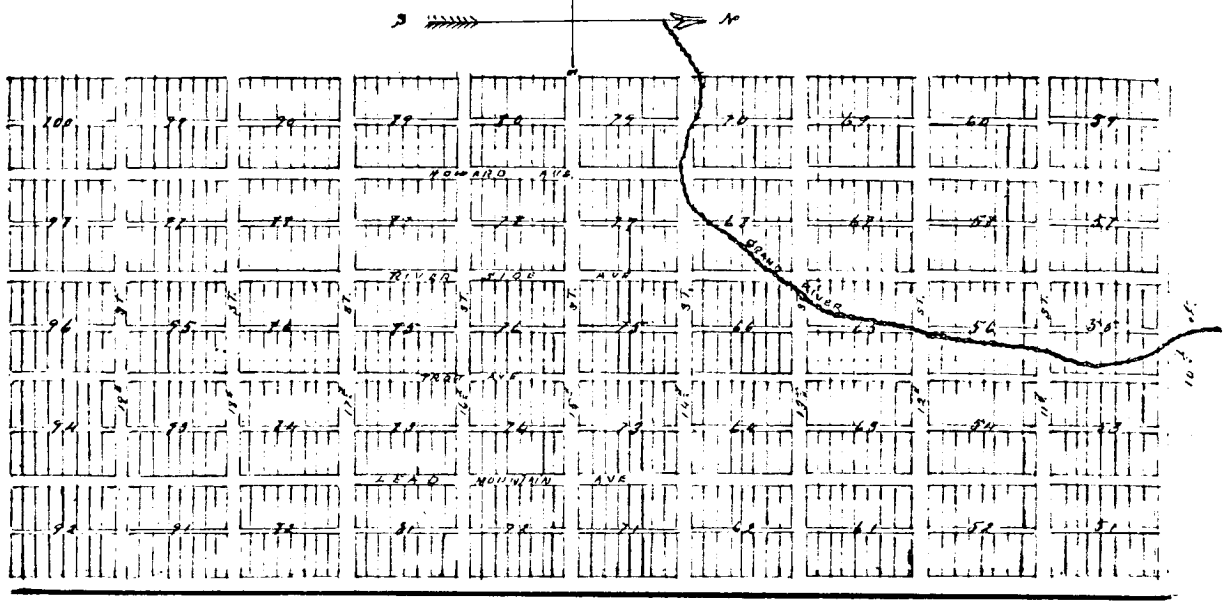
LULU CITY

NORTH HALF



LULU CITY

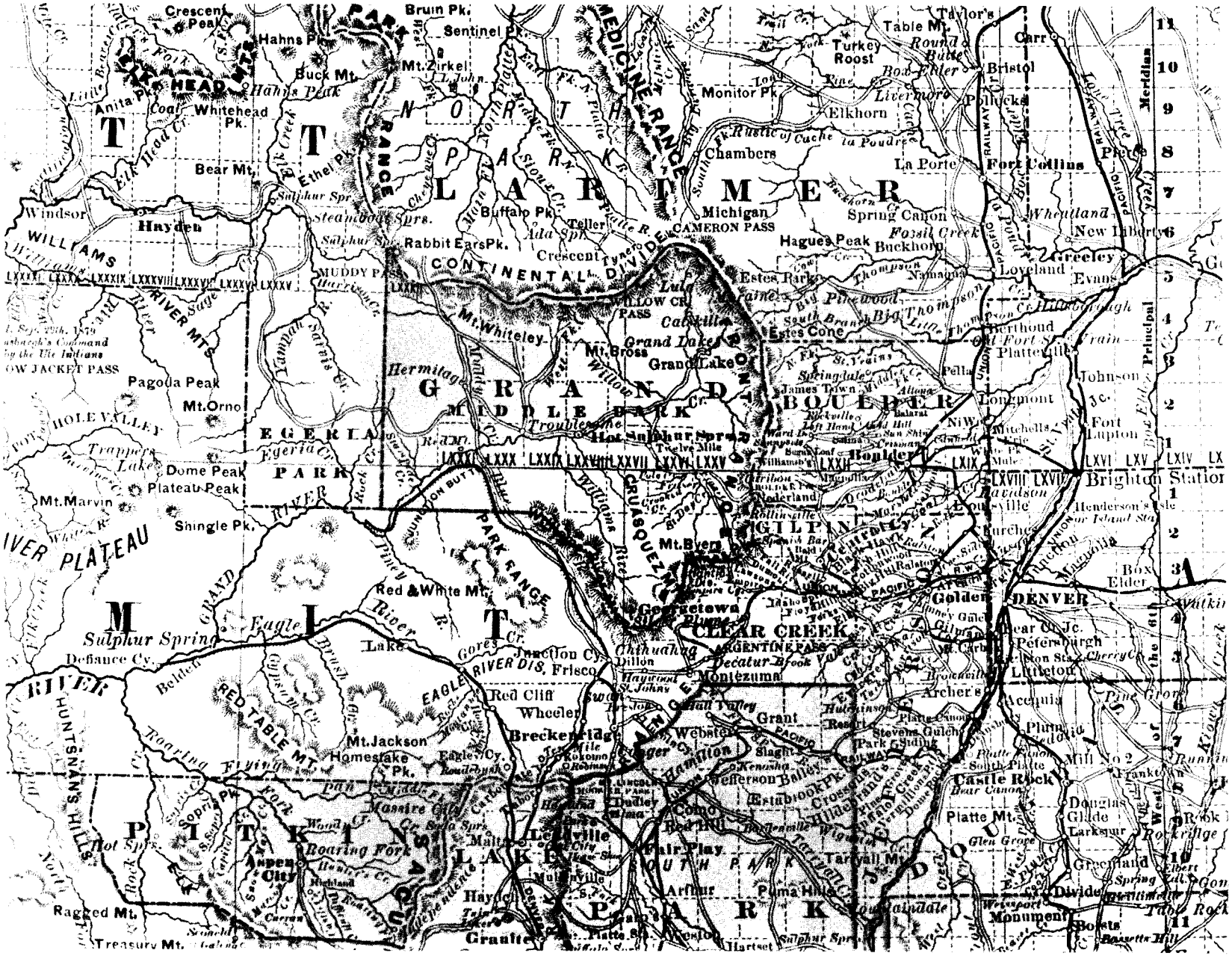
SOUTH HALF

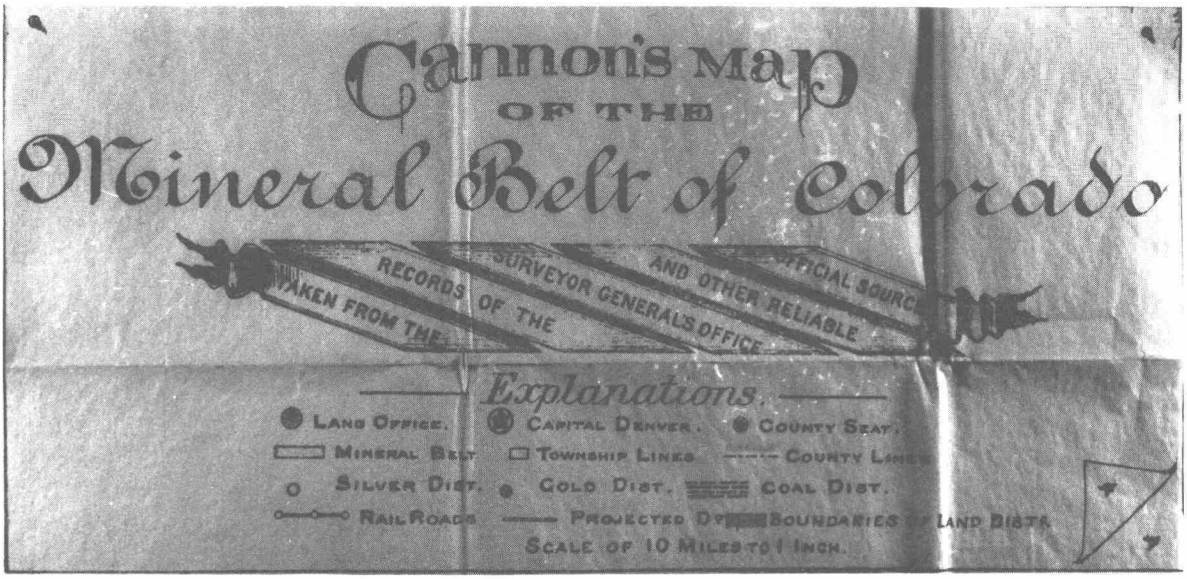


Appendix 8

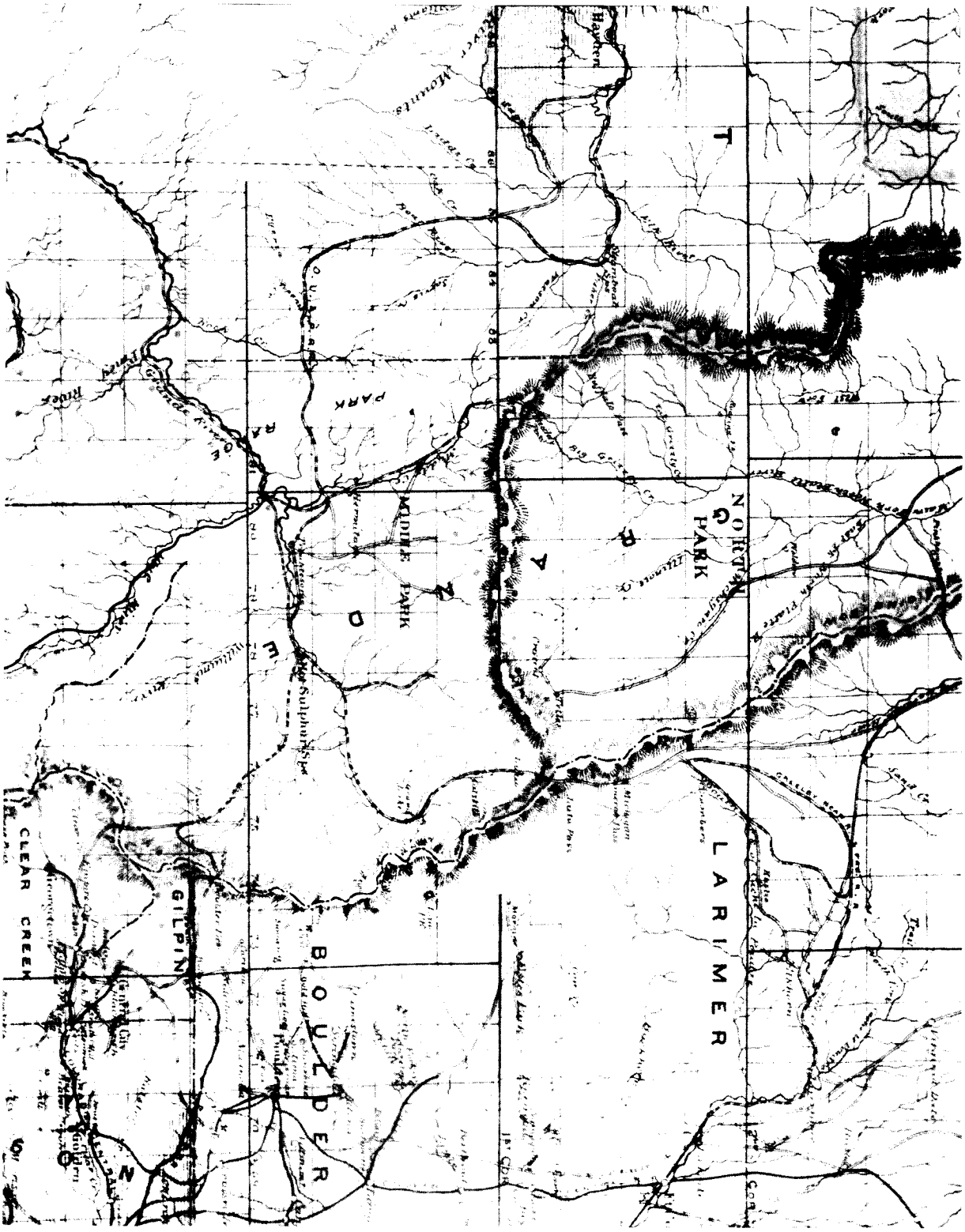
Rand McNally Map of Colorado, 1882
and
Cannon's Map of the Mineral Belt of Colorado, 1883

Rand McNally Map of Colorado, From Rand McNally &
Company's Indexed Atlas of the World, 1882.


Crescent Peak
Hahns Pk.
Bruin Pk.
Sentinel Pk.
Mt. Zirkel
Buck Mt.
Hahns Peak
Anita Pk.
Coal Whitehead Pk.
Elk Head Cr.
Bear Mt.
Ethel P.
Windsor
Hayden
WILLIAMS RIVER MTS.
Sulphur Spr.
Steamboat Spr.
Rabbit Ears Pk.
Buffalo Pk.
Teller
Ada Spr.
Crescent
MUDDY PASS
CONTINENTAL DIVIDE
WILLOW CR. PASS
Mt. Whiteley
Mt. Bross
Grand Lake
Hermitage
Pagoda Peak
Mt. Orno
HOLE VALLEY
EGERIA PARK
Egeria Cr.
Trappers Lake
Dome Peak
Plateau Peak
Mt. Marvin
Shingle Pk.
RIVER PLATEAU
Sulphur Spring
Defiance Cy.
Red & White Mt.
Eagle River
Lake
Frisco
Red Cliff
Wheeler
Breckenridge
Mt. Jackson
Homestake Pk.
RED TABLE MT.
Roaring Fork
Flying Pt.
Massire Cliff
Leadville
Hot Spr.
Aspen
Ragged Mt.
Treasury Mt.
Granite
Buena Vista
Hayden Pk.
Arthur
Puma Hills
Fair Play
Mt. Evans
Tarryall Mt.
Monument
Bolts
Table Mt.
Turkey Roost
Monitor Pk.
Elkhorn
Chambers
La Porte
Michigan
CAMERON PASS
Hagues Peak
Buckhorn
Bristol
Pollucks
Livermore
Fort Collins
Spring Canon
Fossil Creek
Wheatland
New Liberty
Greeley
Loveland
Evans
Estes Park
Estes Cone
Longmont
Johnson
Platteville
Fort Lupton
Brighton Station
Boulder
Mitchells
Gilpin
Golden
DENVER
Clear Creek
Argentine Pass
Decatur
Montezuma
Chihuahua
Dillon
Jnction Cy.
Grant
Webster
Stevens Gulch
Park Siding
Jefferson
Bailey
Hamilton
Slaght
Kenosha
Estabrook
Crossopolis
Castle Rock
Bear Canon
Platte Mt.
Douglas
Glide
Larkspur
Greenland
Spring Gulch
Divide
Rockridge
Elbert
Tabor Rock
Meridian
Principal
Middle Park
Grand
Gore
Williams
Troublesome
Willow
Vasquez
Park Range
Medicine Bow Range
Rabbit Ears Range
Gore Range
Tenmile Range
Mosquito Range
Front Range
Park
Jackson
Grand
Eagle
Summit
Lake
Pitkin
Clear Creek
Gilpin
Boulder
Jefferson
Douglas
Elbert
Park
Teller
Hot Sulphur Springs
Kremmling
Parshall
Troublesome
Willow Cr. Pass
Grand Lake
Estes Park
Longmont
Boulder
Golden
Denver
Central City
Idaho Springs
Georgetown
Silver Plume
Frisco
Dillon
Breckenridge
Leadville
Fairplay
Alma
Buena Vista
Granite
Aspen
Ashcroft
Independence
Montezuma
Red Cliff
Wheeler
Minturn
Tennessee Pass
Climax
Fremont Pass
Hoosier Pass
Kokomo
Robinson
Copper Mt.
Frisco
Dillon
Silverthorne
Heeney
Green Mt. Reservoir
Lake Dillon
Blue River
Ten Mile Creek
Eagle River
Gore Creek
Vail
Minturn
Red Cliff
Wheeler
Gilman
Eagle
Gypsum
Dotsero
Glenwood Springs
Carbondale
Basalt
Aspen
Snowmass
Woody Creek
Independence
Ashcroft
Castle Creek
Maroon Creek
Maroon Bells
Pyramid Peak
Capitol Peak
Snowmass Mt.
Mount Sopris
Crystal River
Redstone
Marble
Crystal
Carbondale
Glenwood Springs
Rifle
Parachute
Battlement Mesa
Grand Mesa
Plateau Creek
Mesa
Collbran
Molina
De Beque
Palisade
Grand Junction
Fruita
Loma
Mack
Colorado River
Roan Creek
Roan Plateau
Book Cliffs
Douglas Pass
Rangely
Meeker
White River
Piceance Creek
Yellow Jacket Pass
Ute Indians
Trappers Lake
Egeria Park
Williams River Mts.
Flat Tops
Gore Range
Park Range
Rabbit Ears Range
Medicine Bow Range
Front Range
Tenmile Range
Mosquito Range
Sawatch Range
Elk Mountains
Sangre de Cristo Range
Wet Mountains
Arkansas River
South Platte River
North Platte River
Cache la Poudre River
Big Thompson River
Little Thompson River
St. Vrain Creek
Boulder Creek
Clear Creek
Bear Creek
Cherry Creek
Plum Creek
Kiowa Creek
Bijou Creek
Black Squirrel Creek
Rush Creek
Big Sandy Creek
Publican Point
Limon
Hugo
Genoa
Arriba
Flagler
Seibert
Stratton
Burlington
Kit Carson
Cheyenne Wells
Eads
Lamar
Wiley
Holly
Granada
Las Animas
Boggsville
Timpas
Model
Trinidad
Aguilar
Walsenburg
La Veta
Cuchara
Huerfano River
Purgatoire River
Apishapa River
Cucharas River
Greenhorn Mt.
Spanish Peaks
Huerfano Butte
Sangre de Cristo Pass
Mosca Pass
Music Pass
Poncha Pass
Marshall Pass
Tennessee Pass
Fremont Pass
Hoosier Pass
Kenosha Pass
Trout Creek Pass
Ute Pass
Wilkerson Pass
Raton Pass
Ratonville
Cimarron
Springfield
Las Animas
Lamar
Granada
Holly
Wiley
Model
Timpas
Boggsville
Trinidad
Aguilar
Walsenburg
La Veta
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Huerfano River
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Poncha Pass
Marshall Pass
Tennessee Pass
Fremont Pass
Hoosier Pass
Kenosha Pass
Trout Creek Pass
Ute Pass
Wilkerson Pass
Raton Pass
Ratonville
Cimarron
Springfield


Cannon's Map
OF THE
Mineral Belt of Colorado
TAKEN FROM THE
RECORDS OF THE
SURVEYOR GENERALS OFFICE
AND OTHER RELIABLE
Explanations
LAND OFFICE.
CAPITAL DENVER.
COUNTY SEAT.
MINERAL BELT
TOWNSHIP LINES
SILVER DIST.
GOLD DIST.
COAL DIST.
RAIL ROADS
SCALE OF 10 MILES TO 1 INCH.

1883


CLEAR CREEK
GILPIN
BOULDER
LARIMER
NORTH PARK
MIDDLE PARK
PARK
Hawken
Mountain
Rabbit Ears Pass
Gore Range
Ranch
Sulphur Springs
Grand Lake
Lake Granby
Willow Creek Pass
Rocky Mountain National Park
Estes Park
Longs Peak
Pikes Peak
Cripple Creek
Colorado Springs
Denver
Boulder
Golden
Central City
Idaho Springs
Georgetown
Empire
Fraser
Tabernash
Granby
Kremmling
Hot Sulphur Springs
Walden
Steamboat Springs
Yampa
Oak Creek
Hayden
Craig
Meeker
Rangely
Dinosaur
Vernal
Maybell
Dixon
Baggs
Savery
Little Snake River
Yampa River
Green River
Colorado River
Grand River
Platte River
Arkansas River
Rio Grande
Gunnison River
Uncompahgre River
Dolores River
San Juan River
Animas River
Durango
Silverton
Ouray
Telluride
Lake City
Gunnison
Montrose
Delta
Grand Junction
Fruita
Palisade
Glenwood Springs
Aspen
Leadville
Buena Vista
Salida
Canon City
Pueblo
Trinidad
La Junta
Lamar
Springfield
Holly
Wiley
Eads
Kit Carson
Cheyenne Wells
Burlington
Limon
Hugo
Kiowa
Elizabeth
Castle Rock
Parker
Littleton
Englewood
Aurora
Brighton
Fort Lupton
Greeley
Loveland
Fort Collins
Wellington
Laporte
Berthoud
Longmont
Lyons
Boulder
Nederland
Ward
Black Hawk
Central City
Idaho Springs
Georgetown
Empire
Golden
Morrison
Evergreen
Conifer
Bailey
Pine
Buffalo Creek
Kittredge
Conifer
Elk Creek
Deckers
Sedalia
Perry Park
Larkspur
Palmer Lake
Monument
Woodmoor
Black Forest
Falcon
Peyton
Ramah
Simla
Matheson
Calhan
Ellicott
Yoder
Rush
Bennett
Strasburg
Byers
Deer Trail
Agate
Limon
Hugo
Genoa
Arriba
Flagler
Seibert
Stratton
Bethune
Burlington
Kit Carson
Cheyenne Wells
Eads
Wiley
Holly
Springfield
Lamar
La Junta
Las Animas
Rocky Ford
Manzanola
Fowler
Swink
Ordway
Crowley
Olney Springs
Sugar City
Haswell
Eckley
Wiggins
Hillrose
Merino
Atwood
Sterling
Crook
Peetz
Julesburg
Ovid
Sedgwick
Proctor
Pawnee Buttes
Grover
Keenesburg
Hudson
Lochbuie
Erie
Frederick
Firestone
Dacono
Platteville
Gilcrest
Kersey
Eaton
Windsor
Johnstown
Milliken
Severance
Ault
Pierce
Nunn
Wellington
Laporte
Bellvue
Timnath
Berthoud
Longmont
Lyons
Boulder
Nederland
Ward
Jamestown
Lyons
Longmont
Boulder
Nederland
Ward
Black Hawk
Central City
Idaho Springs
Georgetown
Empire
Golden
Morrison
Evergreen
Conifer
Bailey
Pine
Buffalo Creek
Kittredge
Conifer
Elk Creek
Deckers
Sedalia
Perry Park
Larkspur
Palmer Lake
Monument
Woodmoor
Black Forest
Falcon
Peyton
Ramah
Simla
Matheson
Calhan
Ellicott
Yoder
Rush
Bennett
Strasburg
Byers
Deer Trail
Agate
Limon
Hugo
Genoa
Arriba
Flagler
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Manzanola
Fowler
Swink
Ordway
Crowley
Olney Springs
Sugar City
Haswell
Eckley
Wiggins
Hillrose
Merino
Atwood
Sterling
Crook
Peetz
Julesburg
Ovid
Sedgwick
Proctor
Pawnee Buttes
Grover
Keenesburg
Hudson
Lochbuie
Erie
Frederick
Firestone
Dacono
Platteville
Gilcrest
Kersey
Eaton
Windsor
Johnstown
Milliken
Severance
Ault
Pierce
Nunn
Wellington
Laporte
Bellvue
Timnath

Appendix 9

National Register of Historic Places
Nomination Forms for Dutchtown, Lulu
City and the Grand River Ditch.

Form No. 10-306 (Rev. 10-74)

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES INVENTORY -- NOMINATION FORM

FOR FEDERAL PROPERTIES

2-5-03/0011

FOR NPS USE ONLY

RECEIVED

DATE ENTERED

SEE INSTRUCTIONS IN *HOW TO COMPLETE NATIONAL REGISTER FORMS*
TYPE ALL ENTRIES -- COMPLETE APPLICABLE SECTIONS

1 NAME

HISTORIC
Dutchtown

AND/OR COMMON
Dutchtown Site

2 LOCATION

STREET & NUMBER
Ditch Road — __NOT FOR PUBLICATION

CITY, TOWN
Grand Lake — X VICINITY OF

CONGRESSIONAL DISTRICT
Fourth

STATE	CODE	COUNTY	CODE
Colorado	08	Grand	049

3 CLASSIFICATION

CATEGORY	OWNERSHIP	STATUS	PRESENT USE	
__DISTRICT	X PUBLIC	__OCCUPIED	__AGRICULTURE	__MUSEUM
__BUILDING(S)	__PRIVATE	X UNOCCUPIED	__COMMERCIAL	X PARK
__STRUCTURE	__BOTH	__WORK IN PROGRESS	__EDUCATIONAL	__PRIVATE RESIDENCE
X SITE	**PUBLIC ACQUISITION**	**ACCESSIBLE**	__ENTERTAINMENT	__RELIGIOUS
__OBJECT	__IN PROCESS	__YES: RESTRICTED	__GOVERNMENT	__SCIENTIFIC
	__BEING CONSIDERED	X YES: UNRESTRICTED	__INDUSTRIAL	__TRANSPORTATION
		__NO	__MILITARY	__OTHER:

4 AGENCY

REGIONAL HEADQUARTERS *(If applicable)*
National Park Service, Rocky Mountain Region

STREET & NUMBER
655 Parfet

CITY, TOWN
Denver — ___ VICINITY OF

STATE
Colorado

5 LOCATION OF LEGAL DESCRIPTION

COURTHOUSE, REGISTRY OF DEEDS, ETC.
Subject site within the boundaries of Rocky Mountain National Park, created from the public lands by Act of Congress of January 26, 1915; region including Dutchtown Site added to Rocky Mountain National Park by Act of Congress of June 21, 1930.

STREET & NUMBER

CITY, TOWN

STATE

6 REPRESENTATION IN EXISTING SURVEYS

TITLE
None

DATE

__FEDERAL __STATE __COUNTY __LOCAL

DEPOSITORY FOR SURVEY RECORDS

CITY, TOWN

STATE

7 DESCRIPTION

CONDITION		CHECK ONE	CHECK ONE
_EXCELLENT	_DETERIORATED	X UNALTERED	X ORIGINAL SITE
_GOOD	X RUINS	_ ALTERED	_MOVED DATE
_FAIR	_UNEXPOSED		

DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE

The Dutchtown Site lies just below timberline in a spectacular valley of the Never Summer Range, flanked by Lead Mountain on the northwest and Mount Cirrus on the southwest.

No trace is found in the Tract Books of the Bureau of Land Management of the village of Dutchtown. Accordingly, it seems clear that the village was never formally entered and platted.

An examination of the site reveals 4 decaying cabin ruins. The ruins of cabin #1 (see sketch map) stand about 4' high. This cabin, approximately 12' x 16', is constructed of square notched logs which protrude from the corners. A rubblestone chimney, long since fallen, stood in the northwest corner. Cabin #2, approximately 9' x 10', is constructed of saddle notched logs. This cabin stands about 2' high. Cabin #3, about 2' high, is approximately 15' x 18'. This cabin, of saddle notched logs, contains the ruins of a rubblestone chimney which stood in the northwest wall. Cabin #4, approximately 12' x 15', stands about 2' high. This cabin of saddle notched logs had a rubblestone chimney in the west wall.

8 SIGNIFICANCE

PERIOD	AREAS OF SIGNIFICANCE -- CHECK AND JUSTIFY BELOW				
__PREHISTORIC	__ARCHEOLOGY-PREHISTORIC	__COMMUNITY PLANNING	__LANDSCAPE ARCHITECTURE	__RELIGION	
__1400-1499	__ARCHEOLOGY-HISTORIC	__CONSERVATION	__LAW	__SCIENCE	
__1500-1599	__AGRICULTURE	__ECONOMICS	__LITERATURE	__SCULPTURE	
__1600-1699	__ARCHITECTURE	__EDUCATION	__MILITARY	__SOCIAL/HUMANITARIAN	
__1700-1799	__ART	__ENGINEERING	__MUSIC	__THEATER	
X 1800-1899	__COMMERCE	__EXPLORATION/SETTLEMENT	__PHILOSOPHY	__TRANSPORTATION	
__1900-	__COMMUNICATIONS	X INDUSTRY (mining)	__POLITICS/GOVERNMENT	__OTHER (SPECIFY)	
		__INVENTION			

SPECIFIC DATES 1879 - 1884 BUILDER/ARCHITECT Unknown

STATEMENT OF SIGNIFICANCE

The Dutchtown Site, located at timberline on the east slope of the Never Summer Range, is now marked only by crumbling cabin ruins. Settled by outcasts from Lulu City, the site was inhabited for no more than 5 years, was deserted when the prospectors gave up their search for valuable ores. Dutchtown is representative of numerous tiny settlements of the gold rush period, wrapped in isolation and seldom remarked by journalists in their lifetime or historians in their demise.

Since the hamlet was settled by miners who simply squatted briefly on the public domain, one searches the official record in vain for reference to Dutchtown. The story of the settlement is effectively summarized by a letter written in 1940 by an oldtimer, Cloyd Redburn, who was acquainted with a man who had been in Dutchtown in its heyday:

> "There seems to be considerable difference of opinion as to the actual dates of the life of this little settlement, but 1879 to 1884 will take in the beginning and the end of this town.
>
> "Of course Lulu City was really established before Dutch Town, and Dutch Town was eventually to become a suburb of Lulu City.
>
> "It seems that even in those early days, the different nationalities were prejudiced against the others. The Dutch, Irish, and the Swedes.
>
> "When Lulu City started each of these picked out their section of the City.
>
> "There were eight Dutchmen lived in one corner of the City. One day they went to Grand Lake and returned in the night sometime pretty well under the influence of liquor and proceeded to eliminate some of the other races of Lulu City.

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES INVENTORY -- NOMINATION FORM

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DATE ENTERED

CONTINUATION SHEET ITEM NUMBER 8 PAGE one

"With the result that they were completely and soundly beaten, their houses wrecked and some of them had to have medical aid.

"Some of the more peaceful citizens of Lulu City were pretty badly damaged including one woman who came out of the fracas with a broken arm, one man with several broken ribs, and one fellow lost an eye.

"Lulu's father, who by popular consent had always been the mayor of Lulu City demanded that they all be run out of town, and that no more Dutchmen be allowed to build or live within the limits of Lulu City.

"As soon as the Dutchmen were able to be around again they were called together and told what the score was, and they believed it.

"Consequently with many misgivings they left Lulu City and started up the Gulch where Mr. Hitchins had a claim, and a Cabin.

"About two miles above Mr. Hitchins claim they decided on a site and camped and immediately started to build.

"During the next two months they had plenty of trouble.

"Some of the men at Lulu City were holding a grudge, and several times the Dutchmen were fired on from the hills surrounding their little village. One man being hit in the leg by a bullet.

"They even went so far as to start a rock slide above the village hoping that it would wipe out the village and the men in it.

"But the Dutchmen stuck and a natural barrier sprang up between them.

"There is a small ridge between the Colorado Valley and Hitchens Gulch and this was declared as the deadline, and it wasn't considered safe for either side to venture across this ridge.

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"Thereafter if the population of Dutchtown had any business anywhere outside their little village they either had to go to Grand Lake or the little town of Gaskill, located at the mouth of Bowen Gulch, that was going strong at the same time.

"While nobody ever hit any ore that made them any money the settlement at Dutchtown stuck some six months to a year longer than at Lulu City, and Mr. Hitchins stayed with his claim about twenty years longer."

9 MAJOR BIBLIOGRAPHICAL REFERENCES

Cloyd Redburn Letter, Library, Rocky Mountain National Park

10 GEOGRAPHICAL DATA

ACREAGE OF NOMINATED PROPERTY fifteen

UTM REFERENCES

	ZONE	EASTING	NORTHING
A	13	4,12,5,19,5	4,4,17,6,4,9,5
B			
C			
D			

VERBAL BOUNDARY DESCRIPTION

A circle with center A and radius 456.05246 ft.

LIST ALL STATES AND COUNTIES FOR PROPERTIES OVERLAPPING STATE OR COUNTY BOUNDARIES

STATE	CODE	COUNTY	CODE
STATE	CODE	COUNTY	CODE

11 FORM PREPARED BY

NAME / TITLE

D. Ferrel Atkins, Ranger-Naturalist

ORGANIZATION: National Park Service

DATE: August 5, 1975

STREET & NUMBER: Rocky Mountain National Park

TELEPHONE: 303 - 586 - 2371

CITY OR TOWN: Estes Park

STATE: Colorado

12 CERTIFICATION OF NOMINATION

STATE HISTORIC PRESERVATION OFFICER RECOMMENDATION

YES ___ NO ___ NONE ___

STATE HISTORIC PRESERVATION OFFICER SIGNATURE

In compliance with Executive Order 11593, I hereby nominate this property to the National Register, certifying that the State Historic Preservation Officer has been allowed 90 days in which to present the nomination to the State Review Board and to evaluate its significance. The evaluated level of significance is ___ National ___ State ___ Local

FEDERAL REPRESENTATIVE SIGNATURE

TITLE DATE

FOR NPS USE ONLY

I HEREBY CERTIFY THAT THIS PROPERTY IS INCLUDED IN THE NATIONAL REGISTER

DATE

DIRECTOR, OFFICE OF ARCHEOLOGY AND HISTORIC PRESERVATION

ATTEST: DATE

KEEPER OF THE NATIONAL REGISTER

Form No. 10-306 (Rev. 10-74)

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES INVENTORY -- NOMINATION FORM

FOR FEDERAL PROPERTIES

25/03/2013

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DATE ENTERED

SEE INSTRUCTIONS IN *HOW TO COMPLETE NATIONAL REGISTER FORMS*
TYPE ALL ENTRIES -- COMPLETE APPLICABLE SECTIONS

[1] NAME

HISTORIC
Lulu City

AND/OR COMMON
Lulu City Site

[2] LOCATION

STREET & NUMBER
Trail Ridge Road — __NOT FOR PUBLICATION

CITY, TOWN — CONGRESSIONAL DISTRICT
Grand Lake — X VICINITY OF — Fourth

STATE	CODE	COUNTY	CODE
Colorado	08	Grand	049

[3] CLASSIFICATION

CATEGORY	OWNERSHIP	STATUS	PRESENT USE	
__DISTRICT	X PUBLIC	__OCCUPIED	__AGRICULTURE	__MUSEUM
__BUILDING(S)	__PRIVATE	X UNOCCUPIED	__COMMERCIAL	X PARK
__STRUCTURE	__BOTH	__WORK IN PROGRESS	__EDUCATIONAL	__PRIVATE RESIDENCE
X SITE	**PUBLIC ACQUISITION**	**ACCESSIBLE**	__ENTERTAINMENT	__RELIGIOUS
__OBJECT	__IN PROCESS	__YES: RESTRICTED	__GOVERNMENT	__SCIENTIFIC
	__BEING CONSIDERED	X YES: UNRESTRICTED	__INDUSTRIAL	__TRANSPORTATION
		__NO	__MILITARY	__OTHER

[4] AGENCY

REGIONAL HEADQUARTERS *(If applicable)*
National Park Service, Rocky Mountain Region

STREET & NUMBER
655 Parfet

CITY, TOWN — STATE
Denver — VICINITY OF — Colorado

[5] LOCATION OF LEGAL DESCRIPTION

COURTHOUSE
REGISTRY OF DEEDS, ETC
Grand County Courthouse

STREET & NUMBER

CITY, TOWN — STATE
Hot Sulphur Springs — Colorado

[6] REPRESENTATION IN EXISTING SURVEYS

TITLE
None

DATE

__FEDERAL __STATE __COUNTY __LOCAL

DEPOSITORY FOR
SURVEY RECORDS

CITY, TOWN — STATE

DESCRIPTION

CONDITION		CHECK ONE	CHECK ONE
_EXCELLENT	_ DETERIORATED	_UNALTERED	X ORIGINAL SITE
_GOOD	X RUINS	X ALTERED	_MOVED DATE ...
_FAIR	_ UNEXPOSED		

DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE

Lulu City is sited in a meadow at the headwaters of the Colorado River, flanked on the east by Specimen Mountain and on the west by the Never Summer Range. The plat of the town encloses 160 acres, extending a mile from north to south and ¼ mile from east to west. The town is divided into 100 blocks by 4 north-south avenues (Howard, Riverside, Trout and Lead Mountain) and 19 east-west streets (1st through 19th). Each block is subdivided into 16 lots with a north-south alley bisecting each block.

The original plat shows the Grand River (now the Colorado) flowing into the townsite near the middle of the north boundary, swinging to the west, and crossing the west boundary about ¼ mile north of the southwest corner. The survey of 1882 shows the stage road lying a few feet east of, and roughly parallel to, the Grand River. In view of these two lines, one naturaly and one artificial, which swing through the town quite independently of the plat, one may question whether the streets were ever formally dedicated. On the other hand, the Grand County records show the transfer of individual lots so it seems obvious the subdivisions of the town were surveyed.

Since there were two sawmills in operation by the summer of 1881, one may assume the existence of frame structures though no evidence of such is found on the site or in the historic record. The photograph of 1889 shows 6 structures, all of log construction, although one has a false front of frame construction.

Today one searched in vain for the streets and finds significant remains of only 3 cabins (see sketch map). The northernmost cabin, of saddle notched log construction, stands nearly 6' high at its northwest corner. The middle cabin, standing about 3' high, is of saddle notched log construction. The southernmost cabin, a sizeable structure of V notched log construction, stands about 5' high. The remaining cabin sites marked on the sketch map range from ruins one log high to barely discernable squares of rotten wood. In other cases one cannot differentiate between rectangular land forms (both elevations and depressions) which may have been cabin sites or may have arisen from natural erosion.

This site is deterioriating rapidly from both natural and human erosion. From a previous examination, made about 1962, it appears that the structures have 'melted' about 2' in the last 13 years. Most of the cabin sites will soon be lost unless the village receives prompt examination and survey by an archeologist, so as to lay out the plat of the city. The level of treatment will be to take no further action beyond defining the main street patterns.

SIGNIFICANCE

PERIOD	AREAS OF SIGNIFICANCE -- CHECK AND JUSTIFY BELOW				
_ PREHISTORIC	_ARCHEOLOGY-PREHISTORIC	_ COMMUNITY PLANNING	_LANDSCAPE ARCHITECTURE	_ RELIGION	
_ 1400-1499	_ ARCHEOLOGY-HISTORIC	_ CONSERVATION	_LAW	_ SCIENCE	
_ 1500-1599	_AGRICULTURE	_ ECONOMICS	_LITERATURE	_ SCULPTURE	
_ 1600-1699	_ARCHITECTURE	_ EDUCATION	_MILITARY	_SOCIAL/HUMANITARIAN	
_ 1700-1799	_ART	_ ENGINEERING	_ MUSIC	_THEATER	
X 1800-1899	_ COMMERCE	_ EXPLORATION/SETTLEMENT	_PHILOSOPHY	_TRANSPORTATION	
_ 1900	_ COMMUNICATIONS	X INDUSTRY (mining)	_ POLITICS/GOVERNMENT	_ OTHER (SPECIFY)	
		_INVENTION			

SPECIFIC DATES 1879 - 1884 BUILDER/ARCHITECT Unknown

STATEMENT OF SIGNIFICANCE

Lulu City is the only platted ghost town in Rocky Mountain National Park and one of the few such towns on lands administered by the National Park Service. The town is typical of those settlements which advanced to the log cabin stage, but never reached the stage of brick and stone construction. Because of its location in Rocky Mountain National Park and its ready access from the highway, Lulu City is probably one of the most frequently visited primitive mining camps in the United States.

The Lead Mountain Mining District appears to have first gained the attention of prospectors in the summer of 1879, though one published account indicates miners were in the area as early as 1878. In the spring of 1880 a pamphlet was published by J. S. Perky, supported by the "BUSINESS and ENTERPRISING men of Larimer County", describing the mines located by J. E. Shipler, B. F. Burnett, and William B. Baker. Shipler stated that he went into the Lead Mountain Mining District on June 16, 1879 and located 17 mines on the west side of the Never Summer Range, some assaying 240 oz. of silver per ton. Burnett claimed interest in 14 mines "at Lulu City and on or near Lead Mountain" and said that his principal mine, the Lulu (named for his daughter), had assayed 104 oz. of silver per ton. There were 10 men who spent the winter of 1879-80 at Lulu City, a settlement of 4 cabins and a blacksmith shop, and Baker, before he left on February 20, 1880, had located 20 claims "at Lead Mountain" which he was confident would assay well.

The summer of 1880 marked a stampede to Lulu City and blasting could be heard at any hour of the day from the village. The Rocky Mountain News of July 10 reported; "Twelve men are in Lulu camp. Lulu City has four houses, and others are going up". As of this date Stewart's Cache LaPoudre and North Park toll road was "in good condition for hauling loads" and "for the past two weeks . . . has been giving good satisfaction".

In reading newspaper articles of the period one must make allowance for delays in communication as well as deliberate exaggeration designed to promote a mining district. The Rocky Mountain News of July 15, in an article datelined "Lulu City, Colo., July 9, 1880", reported "hundreds of prospectors and miners within ten miles of Lulu" working in holes thought to be "as rich as . . . Fryer's hill". The completion of the Stewart road was expected within 5 or 6 days, opening the road for the sawmill which was already on the way. As of that date, the town included the Burnett Brothers butcher shop, the H. F. Sturdevant real estate agency and mining exchange (which was selling Lulu City lots at prices from $20 to $50 each), the Stots, Houston, and Ramer general store, and 20 houses -- with more houses under construction.

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NATIONAL PARK SERVICE

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The winter of 1880-81 was quiet in Lulu City -- some men worked while others brought in supplies by sled over the new road from Grand Lake, a road which not only improved access from Georgetown but also threatened the dominance of Ft. Collins. But with the arrival of spring, interest in the mines revived and Georgetown and Ft. Collins now vied for the position of principal supplier for the Lulu City mines. The Colorado Miner of June 11 reported that the road was open to loads of up to 2,000 lbs. between Georgetown and Lulu City, adding with some sarcasm -- and perhaps prejudice since the Miner was published in Georgetown -- that they expected to hear soon that the Fort Collins people had "started out with at least 2 jacks and 3 men to shovel through" the Stewart road.

Without doubt 1881 was the boom year for Lulu City. In May, Norvall and Sturdevant, Fort Collins agents for Lulu City lots, reported a good demand, and by June the sale of lots had doubled. Businesses listed as operating in Lulu City in the summer of 1881 include: the Plater freight line, from Lulu City to Georgetown; the Northwest Stage Line, from Lulu City to Grand Lake; the Denver and Stewart stage, from Lulu City to Fort Collins; two sawmills, which ran night and day; the Snell and Larosh general store (groceries and hardware); the Buxton grocery (including liquor, cigars, and tobacco); the Gleason and Myers barber shop; the Buxton and Plater "supply store"; the Cunningham dairy, supplying milk and butter from 20 cows driven from Denver; the Brackensto assay office; the B. F. Burnett clothing store; and the Parker and Godsmark hotel and restaurant, first housed in a tent but moved in late July into a building 25' x 50', an occasion marked by a "grand ball".

By the end of the summer of 1881 there were 40 houses in Lulu City -- so the village had doubled in size within the last year -- but the future of the community was already in doubt. On the one hand, mines were being sold at prices ranging up to $30,000; 10 mines were worked through the winter of 1881-82; Lulu City properties were reported as doubling in value in the autumn of 1881; and it is true that there were 5 mail deliveries a week through the winter -- 2 from Georgetown and 3 from Fort Collins. On the other hand, Mr. Snell -- who operated the only store kept open through the winter -- "gave his friends, which took in all the people of Lulu, one of the finest New Year's dinners that was ever given in the Park", indicating that the winter population must not have been large.

One gains the impression that most reports of the boom of 1882 are in the nature of wishful thinking. Although "several new stores" were expected in the early spring and "old prospectors and miners are returning to the camp every day", there is little evidence of a boom. The "large hotel" which was anticipated in April never appeared, and the smelter which M. V. B. Gillette was supposedly bringing to town never arrived. William Dugney opened a new store in a building 20' x 50',

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

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dealing in drugs and hardware, but of the businesses operating in 1881, only the Snell store, the sawmills, and the Godsmark hotel seem to have opened in 1882. By September, even Snell perceived the decline and moved his goods to Gaskill.

In 1882, as the town began to decline, the foresighted members of the community made an effort to dispose of their holdings -- only to find that the original town promoters had never secured title to the land from the United States and that, accordingly, all titles were flawed. Inspired by a lynching atmosphere, the promoters made a very hasty trip to Washington to rectify this matter. Patent #359, dated July 25, 1882, was issued to Allen B. Hoyt, County Judge of Grand County, "in trust for the several use and benefit of the occupants of the townsite of Lulu City".

There were a few miners who spent the winter of 1882-83 in Lulu City -- enough to warrant mail delivery -- but it appears that the only mine worked through the winter was Godsmark's Triumph in which a "fine streak of ore was located, assaying from 50 to 300 ounces per ton".

There are virtually no newspaper reports from Lulu in the summer of 1883, and those which appear refer to "the old boys" doing assessment work. By December of 1883, Lulu was dead for the winter, "the bears having run everyone out of there". J. R. Godsmark, the county judge-elect, wintered at Grand Lake "and as he has been the mainstay of Lulu it will leave the place without a head". Godsmark denied the decline, stating that they could look forward to "brighter and better times in Lulu . . . in 1884", but the Federal government viewed the scene more realistically and announced the closing of the Lulu City post office in the Rocky Mountain News of December 12th.

The epitaph of Lulu City is found in the Colorado Miner of January 5, 1884:

> "Much anxiety is felt for the safety of the mines at Lulu. Since the departure from there of Judge Godsmark and some more of the oldtimers, the bears and mountain lions have taken possession of the boys' houses and old, discarded overalls and gum boots, and are running a municipal government of their own, to wit; using all their efforts to restore Lulu to its primitive status."

10-300a
(10-74)

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NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES INVENTORY -- NOMINATION FORM

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DATE ENTERED

CONTINUATION SHEET ITEM NUMBER 10 PAGE three

Legal description of Lulu City from the deed of May 24, 1949:

A tract of land known as Lulu City Townsite containing 159.98 acres in Townships 5 and 6 N. of Range 75 W. described as follows, Beginning at a point fixed on for the N. E. corner marked by a pile of stones and a stake about 4 feet high. Va. 15° E. This point is 320 feet east from an iron stake driven in a rock, the rock weighs about 40 tons and is 100 feet east of the Grand River

Commencing from the N.E. corner (#1) and running on a true line S.

Feet 130 Line running through timber on side hill
" 487 Stake marked S. 3
" 930 Tree on line marked with two blazes
" 1848 Rock about 3 feet high on line
" 2402 Water course running S. W.
" 3828 Gully running W. and line continuing through timber
" 4339 Tree on line marked by two blazes
" 4831 Gulch known as Specimen Mountain Gulch
" 5280 To S. E. corner which is marked by a Pine Tree about 2 feet in dia. bearing the following mark L XC.

From S. E. corner (#2) running on true line West

Feet 502 Stake marked by pile of stones
" 706 Stump of tree on line blazed
" 1320 To S. W. corner marked with stake 4 ft. high and pile of stones. 3 Ft. W. of Cor. is a Pine Tree marked L XC as reference tree.

From S. W. corner running on true line North

Feet 165 Gully running W.
" 1307 Edge of Timber
" 1749 Grand River generally bearing N. & S.
" 3003 Line leaves open country and passes through, timber
" 4567 Gully running East
" 5280 to N. W. corner marked with stake and pile of stones - Stake about 4 in. square and 4 ft. high

From N. W. cor. (#4) running on true line East to point of commencement

Feet 835 Grand River
" 1000 Crosses edge of rock in which iron stake is driven for reference point
" 1320 Crosses a production of the Eastern boundary 17 links N. of point of commencement (#1) Return to last corner (#4) and close on bearing S. 89° 31' E. or otherwise described as follows, to-wit:

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NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES INVENTORY -- NOMINATION FORM

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DATE ENTERED

CONTINUATION SHEET ITEM NUMBER 10 PAGE four

Commencing at a point east four hundred and nine and one third (409-1/3) links from an iron stake driven in a rock, said point marked by a stake and pile of stones, thence running south eighty (80) chains to a tree marked L. C. thence running twenty (20) chains to a stake five (5) links west of a stake is a tree marked C. thence from stake north eighty (80) chains to a stake and pile of stones, thence east twenty (20) chains to a point of beginning, located in the County of Grand, State of Colorado.

9 MAJOR BIBLIOGRAPHICAL REFERENCES

Perky, J. S., Larimer County Homes and Mines, 1880, Fort Collins, Courier
Colorado Miner, Georgetown, Colorado
Rocky Mountain News, Denver, Colorado
Express, Fort Collins, Colorado
Republican, Denver, Colorado
Tract Books, Bureau of Land Management, Denver, Colorado
Public records, Grand County Courthouse, Hot Sulphur Springs, Colorado

10 GEOGRAPHICAL DATA

ACREAGE OF NOMINATED PROPERTY 160

UTM REFERENCES

	ZONE	EASTING	NORTHING
A	13	4 2,7 8,8 0	4,4 7,6 1,1 5
B	13	4 2,8 4,0 0	4,4 7,6 1,1 5
C	13	4 2,8 4,0 0	4,4 7,7 7,0 0
D	13	4 2,7 8,8 1 0	4,4 7,7 7,0 0

VERBAL BOUNDARY DESCRIPTION

Starting at point A, thence 1320' east to point B, thence 5280' north to point C, thence 1320' west to point D, thence 5280' south to the point of beginning.

LIST ALL STATES AND COUNTIES FOR PROPERTIES OVERLAPPING STATE OR COUNTY BOUNDARIES

STATE	CODE	COUNTY	CODE
STATE	CODE	COUNTY	CODE

11 FORM PREPARED BY

NAME / TITLE

D. Ferrel Atkins, Ranger Naturalist

ORGANIZATION — DATE

National Park Service — August 19, 1975

STREET & NUMBER — TELEPHONE

Rocky Mountain National Park — 303 - 586 - 2371

CITY OR TOWN — STATE

Estes Park — Colorado

12 CERTIFICATION OF NOMINATION

STATE HISTORIC PRESERVATION OFFICER RECOMMENDATION

YES___ NO___ NONE___

STATE HISTORIC PRESERVATION OFFICER SIGNATURE

In compliance with Executive Order 11593, I hereby nominate this property to the National Register, certifying that the State Historic Preservation Officer has been allowed 90 days in which to present the nomination to the State Review Board and to evaluate its significance. The evaluated level of significance is ___National ___State ___Local.

FEDERAL REPRESENTATIVE SIGNATURE

TITLE — DATE

FOR NPS USE ONLY

I HEREBY CERTIFY THAT THIS PROPERTY IS INCLUDED IN THE NATIONAL REGISTER

DATE

DIRECTOR, OFFICE OF ARCHEOLOGY AND HISTORIC PRESERVATION

ATTEST: DATE

KEEPER OF THE NATIONAL REGISTER

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

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES INVENTORY -- NOMINATION FORM

FOR FEDERAL PROPERTIES

FOR NPS USE ONLY	
RECEIVED	Fall River Pass, Mt. Richthofen, Powen Mtn. Quads
DATE ENTERED	

SEE INSTRUCTIONS IN *HOW TO COMPLETE NATIONAL REGISTER FORMS*
TYPE ALL ENTRIES -- COMPLETE APPLICABLE SECTIONS

1 NAME

HISTORIC
Grand River Ditch, Grand River North Ditch Feeder, Grand River South Ditch Feeder

AND OR COMMON
Grand Ditch and Specimen Ditch

2 LOCATION

STREET & NUMBER
Ditch Road — _NOT FOR PUBLICATION

CITY, TOWN
Grand Lake — X VICINITY OF

CONGRESSIONAL DISTRICT
Fourth

STATE	CODE	COUNTY	CODE
Colorado	08	Grand	049

3 CLASSIFICATION

CATEGORY	OWNERSHIP	STATUS	PRESENT USE	
_DISTRICT	X PUBLIC	_OCCUPIED	X AGRICULTURE	_MUSEUM
_BUILDING(S)	X PRIVATE right-of-way	X UNOCCUPIED	_COMMERCIAL	X PARK
X STRUCTURE	_BOTH	_WORK IN PROGRESS	_EDUCATIONAL	_PRIVATE RESIDENCE
_SITE	PUBLIC ACQUISITION	ACCESSIBLE	_ENTERTAINMENT	_RELIGIOUS
_OBJECT	_IN PROCESS	_YES RESTRICTED	_GOVERNMENT	_SCIENTIFIC
	_BEING CONSIDERED	X YES UNRESTRICTED	_INDUSTRIAL	_TRANSPORTATION
		_NO	_MILITARY	_OTHER

4 AGENCY

REGIONAL HEADQUARTERS *(If applicable)*
National Park Service, Rocky Mountain Region

STREET & NUMBER
655 Parfet

CITY, TOWN
Denver — ___ VICINITY OF

STATE
Colorado

5 LOCATION OF LEGAL DESCRIPTION

COURTHOUSE, REGISTRY OF DEEDS, ETC
Division of Water Resources

STREET & NUMBER
1845 Sherman

CITY, TOWN
Denver

STATE
Colorado

5 REPRESENTATION IN EXISTING SURVEYS

TITLE
None

DATE

_FEDERAL _STATE _COUNTY _LOCAL

DEPOSITORY FOR SURVEY RECORDS

CITY, TOWN

STATE

DESCRIPTION

CONDITION		CHECK ONE	CHECK ONE
__EXCELLENT	__DETERIORATED	__UNALTERED	X ORIGINAL SITE
X GOOD	__RUINS	X ALTERED	__MOVED DATE ___
__FAIR	__UNEXPOSED		

DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE

The Grand Ditch is sited on the precipitous eastern flank of the Never Summer Range. It starts at Baker Creek (elevation 10,300 ft.), runs northeastward through a rocky terrain covered intermittently with a spruce-fir forest, gathers water from Baker Creek, Red Gulch, Opposition Creek, Misquito Creek, Lost Creek, Big Dutch Creek, Middle Dutch Creek, Little Dutch Creek, Sawmill Creek, Lulu Creek, Lady Creek, and Bennett Creek, and discharges into a La Poudre Pass Creek at LaPoudre Pass (elevation 10,175 ft.).

Specimen Ditch runs from Specimen Creek (elevation 10,300 ft.) to La Poudre Pass, passing through a spruce-fir forest on the northwestern flank of Specimen Mountain.

The Grand Ditch is an earthen canal approximately 14.3 miles long. The cross section of the ditch widens, obviously, as one approaches La Poudre Pass; the typical cross section is trapezoidal, about 20' wide and 6' deep. An unimproved road, running along the berm, parallels the Grand Ditch for maintenance access. The Specimen Ditch, somewhat smaller than the Grand Ditch because of the smaller volume of water, is approximately 1.7 miles long.

Also included in this nomination is Camp 2, a work camp built about 1898 to house the workmen who constructed this segment of the Grand Ditch. Camp 2 is located about 400' west of the ditch in a marshy meadow, surrounded by a spruce-fir forest. Nine cabin ruins, of saddle notched and V notched log construction, were found at this site. A broken range identifies one of the cabins as a cook shack, and pieces of slag mark the blacksmith shop.

Although it is often said that "Chinese coolies" were used in the construction of the ditch, no evidence of such has been found. However, the account book of 1904 contains numerous references to Japanese workers, hired ordinarily, not as individuals, but in "companies". One of the most interesting features of Camp 2 is the series of Japanese "dugouts" in the hillside south of the meadow. It is said that the Japanese, unaccustomed to American food, drew food supplies and cooked for themselves, separate from the other workers. These dugouts were, supposedly, used by the Japanese for their cooking, and adjacent "ovens" may have been used for the making of charcoal.

The Grand and Specimen Ditch, owned by the Water Supply and Storage Company of Fort Collins, will continue to be used for water diversion and maintenance will be performed. The National Park Service will continue to maintain bridges, trails, signs, a ranger station, and a shelter cabin in and adjacent to the nominated area.

SIGNIFICANCE

PERIOD	AREAS OF SIGNIFICANCE -- CHECK AND JUSTIFY BELOW			
_PREHISTORIC	_ARCHEOLOGY-PREHISTORIC	_COMMUNITY PLANNING	_LANDSCAPE ARCHITECTURE	_RELIGION
_1400-1499	_ARCHEOLOGY-HISTORIC	_CONSERVATION	_LAW	_SCIENCE
_1500-1599	_AGRICULTURE	_ECONOMICS	_LITERATURE	_SCULPTURE
_1600-1699	X ARCHITECTURE	_EDUCATION	_MILITARY	_SOCIAL/HUMANITARIAN
_1700-1799	_ART	X ENGINEERING	_MUSIC	_THEATER
X 1800-1899	_COMMERCE	_EXPLORATION/SETTLEMENT	_PHILOSOPHY	_TRANSPORTATION
X 1900-	_COMMUNICATIONS	_INDUSTRY	_POLITICS/GOVERNMENT	_OTHER (SPECIFY)
		_INVENTION		

SPECIFIC DATES 1890 - present BUILDER/ARCHITECT J. J. Argo

STATEMENT OF SIGNIFICANCE

The Grand Ditch is the largest of the historical engineering projects for the diversion of water from the western slope of the Colorado Rockies to the South Platte River where the earliest irrigation ditches had been built in 1859. By the 1880's water was in short supply and, accordingly, the Larimer County Ditch Company first diverted water across LaPoudre Pass on October 15, 1890. Then, year by year, the ditch was extended to the south along the Never Summer Range. Working conditions under the inhospitable climate of the high altitude were excruciating, but the workmen shoveled tons of snow, patrolled during spring runoff, and then turned to the improvement and extension of the ditch with pick, shovel, blasting powder, and teams and scrapers. Work was suspended when the ditch reached Opposition Creek about 1911; but then the Ditch Company's successor, the Water Supply and Storage Company, fearing the loss of their claims to additional water, extended the ditch to Baker Creek in 1936.

The first diversion of water through La Poudre Pass from the western slope was accomplished by the Larimer County Ditch Company incorporated in the State of Colorado on February 26, 1881. Work on the Bennett Ditch (sometimes called the Bennett Ditch Feeder) was begun on September 1, 1890, and was completed October 15, 1890. The Certificate of Incorporation of the Water Supply and Storage Company, successor to the Larimer County Ditch Company, was filed with the State of Colorado on August 8, 1891, and the Larimer County Ditch Company was allowed to expire by statutory limitation.

By the mid-1890's, various companies and individuals were becoming aware of the need for the diversion of irrigation waters from the western slope to the northeastern plains of Colorado, and various claims were filed on the headwaters of the Grand River, today known as the Colorado: In a Statement of Claim of September 3, 1896, the Water Supply and Storage Company stated that they had begun work on the Grand River North Ditch

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Feeder and Grand River South Ditch Feeder on June 7, 1896, based on a survey begun on September 8, 1895. In a Statement of September 1, 1896 the National Land and Irrigation Company, a Nebraska corporation, claimed that it had begun work on the Grand River Ditch by "survey and location of line" on July 13, 1896. And a Declaratory Statement of November 21, 1896 describes a certain J. P. Johnson of Fort Collins as the "owner of the Grand River Ditch" and states that he began work on his ditch on September 14, 1896.

In the midst of these conflicting claims and statements of work performed, one can hardly avoid the vision of romantic "water wars", of tangled survey lines, and of crews frantically competing for priority. One must keep in mind, however, that the term "work begun" in this context often indicated nothing more than the beginning of a crude survey line, and the evidence seems to show that only the Water Supply and Storage Company had construction crews on the site in the summer of 1896. At any rate, it appears that the priority of the Water Supply and Storage Company was soon acknowledged by their competitors -- whose names promptly vanish from the record.

On November 15, 1904 the Water Supply and Storage Company filed with the State Engineer of Colorado a detailed Statement of Claim to Water Right for the purpose of adjudication. This document, signed by President A. A. Edwards on November 11, 1904, carefully describes the route of the ditch by both text and the map of J. J. Argo. Here we find a change in nomenclature, conforming closely to that used today: the name "Grand River Ditch" is applied to that portion of the ditch running from Baker Gulch to La Poudre Pass, while the canal from Specimen Creek to La Poudre Pass is designated as simply the "South Feeder". The Bennett Ditch Feeder is unmentioned, and vanishes from the record.

The water appropriation was adjudicated on August 11, 1906, the decree allowing the Water Supply and Storage Company to withdraw 524.6 c.f.s. of water from the headwaters of the Grand River for the purpose of irrigating 40,000 acres of cropland. Stating that the company had from the date of its first construction "proceeded with all reasonable dispatch and diligence", the date of priority of appropriation and diversion was established as September 1, 1890. Thus the rights are established, and the stage is set for the completion of construction.

It appears that the Grand Ditch was gradually, year by year, extended southward along the flank of the Never Summer Range as the first decade of the 20th century slipped by, though the evidence is fragmentary. The account book for the summer of 1904 contains entries referring to Camp 5 (located at Big Dutch Creek), indicating that work camps had advanced to that vicinity, and

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NATIONAL PARK SERVICE

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the ditch reached Mosquito and Opposition creeks by about 1911. Then followed a period of consolidation: the ditch was gradually widened to increase its capacity, slides were stabilized, headgates were improved, and leaks were patched by coating the bottom and sides of the ditch with clay.

By the early 1930's it became apparent to the Water Supply and Storage Company that their rights to Baker Creek water might be jeopardized by their failure to extend the Grand Ditch with "reasonable dispatch and diligence". Accordingly, on July 1, 1935 the company signed a contract with the Gordon Construction Company to complete the ditch "from the present terminus" to Baker Gulch, a distance of "approximately 6 miles".

With the first use of power equipment on the ditch, construction proceeded with dispatch, and at the Board of Directors meeting of September 2, 1936, President Bartels reported on his inspection of the ditch on August 27 and 28:

> "He also stated that he was informed that one of the contractors shovels had reached Baker Gulch the final and Western Terminus of the Grand River Ditch and its Extension. This fact was very gratifying as it appeared the consumation and completion of a long sought project was near at hand."

Thus the water diversion canal envisioned by pioneers of the 1880's was now complete, delivering waters to lands which would otherwise be indeed deserving of the descriptive name given them by Major Stephen H. Long in the summer of 1820: the Great American Desert.

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Account Book, Museum Collection, Rocky Mountain National Park
Interview with Harvey Johnson, Ferrel Atkins, June 27, 1966 and July 31, 1974

[10] GEOGRAPHICAL DATA

ACREAGE OF NOMINATED PROPERTY 460

UTM REFERENCES

	ZONE	EASTING	NORTHING
A	13	422155	4469115
B	13	430370	448025
C	13	429255	447845
D	13	428195	447965

VERBAL BOUNDARY DESCRIPTION

Lines 100' on each side of, and parallel to, the centerline of the Grand and Specimen ditches, starting at point A near Baker Creek, thence (following the sinuosities of the ditch) running generally in a northeasterly direction to point B near La Poudre Pass, thence running generally in a southeasterly direction to point C at Specimen Creek; including additionally those lands within a circle with center D and radius 1000' (enclosing Camp 2).

LIST ALL STATES AND COUNTIES FOR PROPERTIES OVERLAPPING STATE OR COUNTY BOUNDARIES

STATE	CODE	COUNTY	CODE
Colorado	08	Larimer	069
STATE	CODE	COUNTY	CODE

[11] FORM PREPARED BY

NAME / TITLE

D. Ferrel Atkins, Ranger Naturalist

ORGANIZATION	DATE
National Park Service	August 12, 1975
STREET & NUMBER	TELEPHONE
Rocky Mountain National Park	303 - 586 - 2371
CITY OR TOWN	STATE

[12] CERTIFICATION OF NOMINATION

STATE HISTORIC PRESERVATION OFFICER RECOMMENDATION

YES____ NO____ NONE____

STATE HISTORIC PRESERVATION OFFICER SIGNATURE

In compliance with Executive Order 11593, I hereby nominate this property to the National Register, certifying that the State Historic Preservation Officer has been allowed 90 days in which to present the nomination to the State Review Board and to evaluate its significance. The evaluated level of significance is ____National ____State ____Local.

FEDERAL REPRESENTATIVE SIGNATURE

TITLE DATE

FOR NPS USE ONLY

I HEREBY CERTIFY THAT THIS PROPERTY IS INCLUDED IN THE NATIONAL REGISTER

DATE

DIRECTOR, OFFICE OF ARCHEOLOGY AND HISTORIC PRESERVATION

ATTEST: DATE

KEEPER OF THE NATIONAL REGISTER

Appendix 10

List of References Not Cited

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A list of references used during this study but not cited is contained in Appendix 10.

ILLUSTRATIONS



Illustration 1.

Lulu City camp and Ezra Kauffman.

Rocky Mountain National Park, Ezra Kauffman Collection.

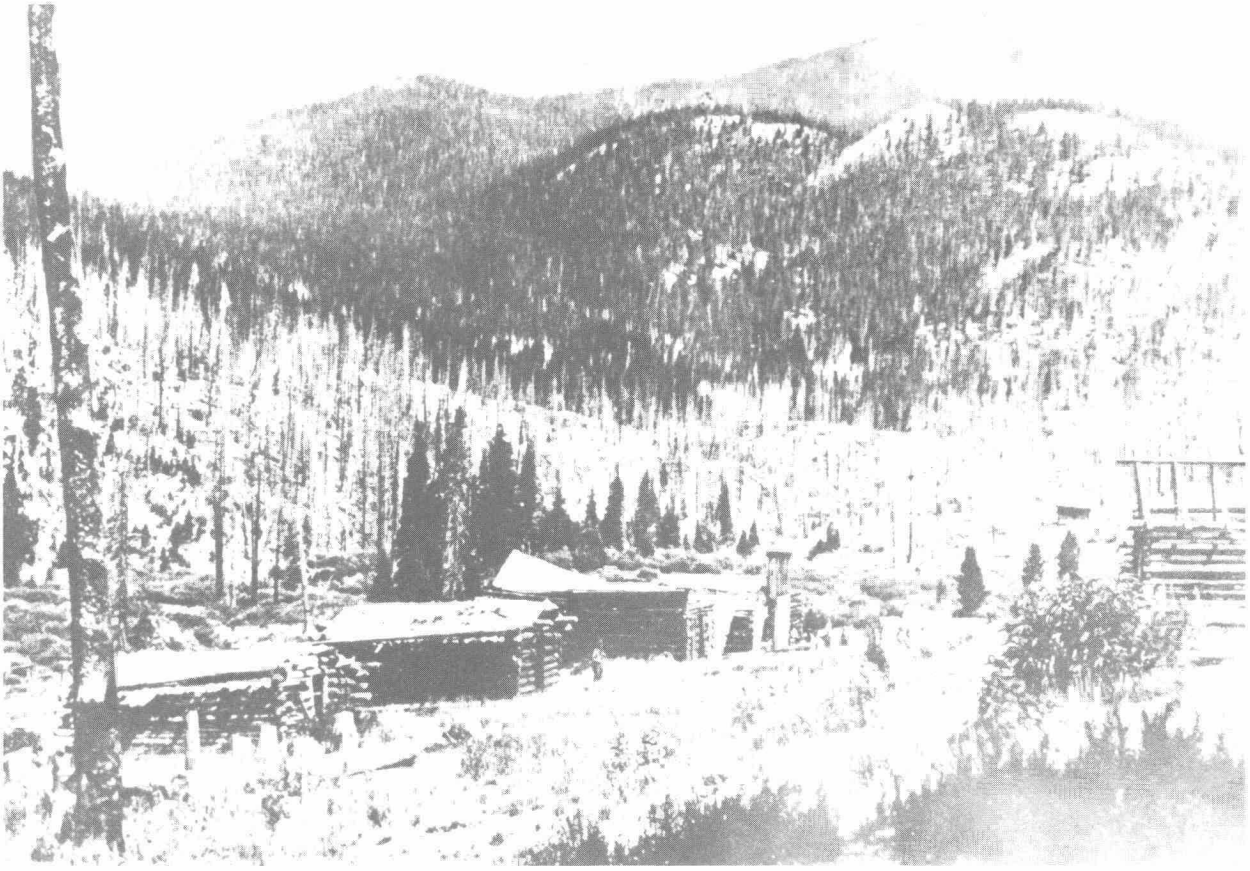


Illustration 2.

Lulu City Historic View, 1889.

Courtesy of Denver Public Library.



Illustration 3.

Lulu City site, taken from the same point as the July 28, 1889 photograph (Illustration 2) was taken, July 19, 1961.

Rocky Mountain National Park.



Illustration 4.

Lulu City, looking down the valley, ca. 1920.

Courtesy of Patience Kemp, Grand Lake.



Illustration 5.

Lulu City, looking up the valley, ca. 1920.

Courtesy of Patience Kemp, Grand Lake.



Illustration 6.

Lulu City, looking down the valley, January 6, 1938.

Rocky Mountain National Park, Raymond Gregg.



Illustration 7.

Lulu City, remains of cabin, ca. 1962.

Rocky Mountain National Park.

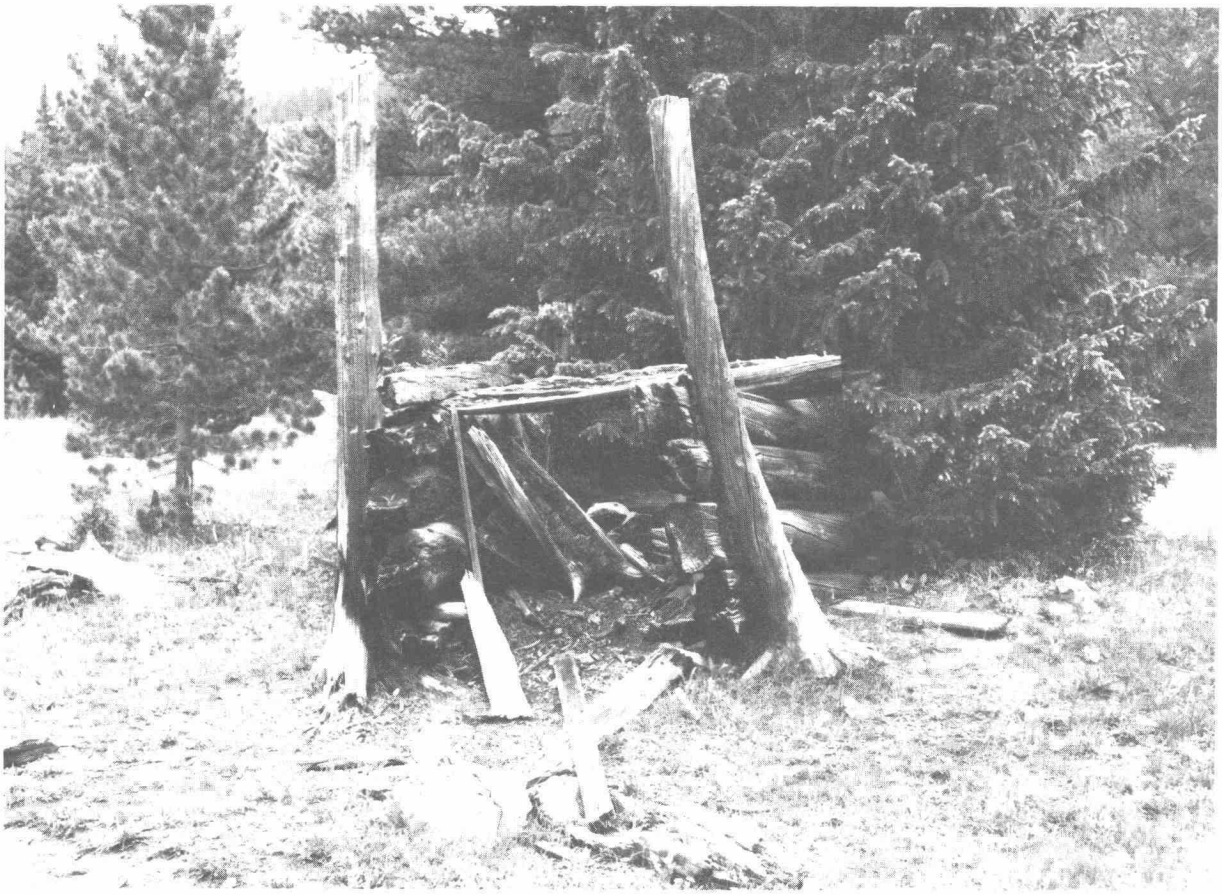


Illustration 8.

Lulu City, bear trap, ca. 1962.

Rocky Mountain National Park.



Illustration 9.

Dutchtown, remains of cabin, August, 1964.

Rocky Mountain National Park, Ferrel Atkins.



Illustration 10.

Dutchtown, remains of cabin, August, 1964.

Rocky Mountain National Park, Ferrell Atkins.



Illustration 11.

Dutchtown, remains of cabin, August, 1964.

Rocky Mountain National Park, Ferrel Atkins.



Illustration 12.

Dutchtown, western most of the four cabin ruins, July 31, 1975.

Rocky Mountain National Park, Ferrel Atkins.



Illustration 13.

Lulu City, largest cabin remains looking east, October, 1979.



Illustration 14.

Lulu City, close-up of log construction,
October, 1979.



Illustration 15.

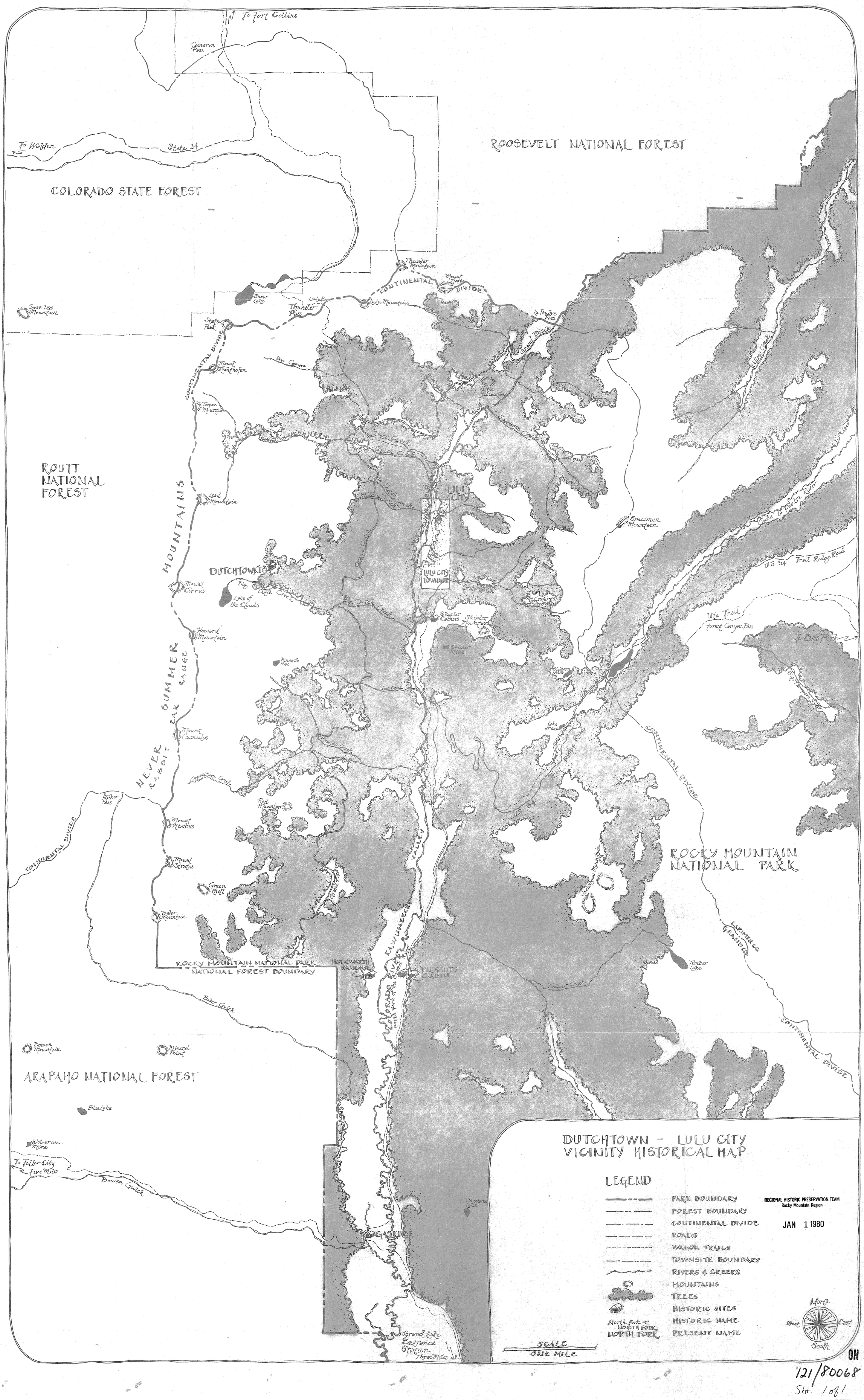
Lulu City, general view looking northwest, with barely visible site, October, 1979.

GPO 857-916

D-43
Rocky Mountain
NP

ON MICROFILM

DUTCHTOWN - LULU CITY VICINITY HISTORICAL MAP



LEGEND

- PARK BOUNDARY
- FOREST BOUNDARY
- CONTINENTAL DIVIDE
- ROADS
- WAGON TRAILS
- TOWNSITE BOUNDARY
- RIVERS & CREEKS
- MOUNTAINS
- TREES
- HISTORIC SITES
- North Fork or NORTH FORK — HISTORIC NAME
- NORTH FORK — PRESENT NAME

SCALE
ONE MILE

North
West
East
South

REGIONAL HISTORIC PRESERVATION TEAM
Rocky Mountain Region

JAN 1 1980

ON MICRO
121/80068
Sht. 1 of 1