1173

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

FOR NPS USE ONLY
RECEIVED JUL - 8 1988
DATE ENTERED

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

1 NAME

HISTORIC: The Caverns Historic District

AND/OR COMMON: Carlsbad Caverns National Park Headquarters Area

2 LOCATION

STREET & NUMBER: 7 miles west of Hwy 62-180, at end of State Route 7

n/a NOT FOR PUBLICATION

CITY, TOWN: Carlsbad

x VICINITY OF

CONGRESSIONAL DISTRICT: 2nd

STATE: New Mexico CODE: 35 COUNTY: Eddy CODE: 015

3 CLASSIFICATION

CATEGORY	OWNERSHIP	STATUS	PRESENT USE	
x DISTRICT	x PUBLIC	x OCCUPIED	_ AGRICULTURE	_ MUSEUM
_ BUILDING(S)	_ PRIVATE	_ UNOCCUPIED	_ COMMERCIAL	x PARK
_ STRUCTURE	_ BOTH	_ WORK IN PROGRESS	_ EDUCATIONAL	_ PRIVATE RESIDENCE
_ SITE	**PUBLIC ACQUISITION**	**ACCESSIBLE**	_ ENTERTAINMENT	_ RELIGIOUS
_ OBJECT	n/a IN PROCESS	x YES: RESTRICTED	x GOVERNMENT	_ SCIENTIFIC
	n/a BEING CONSIDERED	x YES: UNRESTRICTED	_ INDUSTRIAL	_ TRANSPORTATION
		_ NO	_ MILITARY	_ OTHER:

4 AGENCY

REGIONAL HEADQUARTERS: *(If applicable)* National Park Service, Southwest Regional Office

STREET & NUMBER: P. O. Box 728

CITY, TOWN: Santa Fe

n/a VICINITY OF

STATE: New Mexico 87501

5 LOCATION OF LEGAL DESCRIPTION

COURTHOUSE, REGISTRY OF DEEDS, ETC.: Same as #4

STREET & NUMBER:

CITY, TOWN:

STATE:

6 REPRESENTATION IN EXISTING SURVEYS

TITLE: List of Classified Structures Inventory

DATE: 7/86

x FEDERAL _ STATE _ COUNTY _ LOCAL

DEPOSITORY FOR SURVEY RECORDS: National Park Service, Southwest Regional Office - PCH

CITY, TOWN: Santa Fe

STATE: New Mexico

7 DESCRIPTION

CONDITION		CHECK ONE	CHECK ONE
X EXCELLENT	__DETERIORATED	__UNALTERED	X ORIGINAL SITE
X GOOD	__RUINS	X ALTERED	__MOVED DATE_____
X FAIR	__UNEXPOSED		

DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE

The Caverns Historic District consists of an assemblage of National Park headquarters buildings and landscaped features, dating from the 1920s through the early 1940s, surrounding the natural entrance of Carlsbad Cavern at Carlsbad Caverns National Park. The cave entrance is located near the bottom of a rocky wash named Bat Cave Draw which is vegetated with semi-desert plants. The buildings and landscaped features are located on the slopes and tops of the draw and at the bottom of the draw where the terrain was leveled and terraced for visitor access to the cave. The earliest buildings and the terracing are constructed of the limestone of the hillside that is the bedrock of the uplifted escarpment in which the caverns formed. The architectural theme of the limestone buildings, reflected also in the stone terracing, is the Pueblo Revival Style, imitating the broken masonry of prehistoric Indian ruins of the Southwest. Later buildings were built of adobe in the New Mexican Territorial Revival Style, derived from the Greek Revival Style. The assemblage of structures in regional historic revival styles gives, from a distance, the aspect of a Mexican village. Originally, sixteen rock buildings were erected near the cave entrance between 1926 and 1932. Of these, six have been demolished and eight remain standing unaltered. One rock building was encased in the present Visitor Center in the 1950s. Another rock building was stuccoed in the 1960s. A rock comfort station, which contributes in design and fabric to the assemblage, was added to the setting in 1984-5. The limestone landscaping includes terracing and parapeting of the parking lot, roads, and trails. A limestone amphitheater, which harmonizes with the landscaped setting, was built in front of the cave entrance in 1963-6. The four adobe buildings erected in 1940-42 in the New Mexican Territorial Revival Style still stand and are largely unaltered. In 1962, 1981, and 1985-6, three concrete block buildings, stuccoed to resemble adobe, were added to the adobe buildings which are grouped near the top of the north slope of the draw. The rock buildings and rock landscaped features are scattered over the slopes of the draw. Native plantings are part of the landscape design.

8 SIGNIFICANCE

PERIOD	AREAS OF SIGNIFICANCE -- CHECK AND JUSTIFY BELOW			
__PREHISTORIC	__ARCHEOLOGY-PREHISTORIC	__COMMUNITY PLANNING	X 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	__ENGINEERING	__MUSIC	__THEATER
__1800-1899	__COMMERCE	__EXPLORATION/SETTLEMENT	__PHILOSOPHY	__TRANSPORTATION
X 1900-1942	__COMMUNICATIONS	__INDUSTRY	__POLITICS/GOVERNMENT	X OTHER (SPECIFY) WPA public work program & NPS
		__INVENTION		

SPECIFIC DATES 1926-42 BUILDER/ARCHITECT Thomas C. Vint, and others

STATEMENT OF SIGNIFICANCE

The Caverns Historic District contains 13 administrative, residential, and maintenance buildings and various associated landscaped constructions of the Carlsbad Caverns National Park Headquarters Area that are architecturally significant under Criterion C as good examples of architecture and landscape architecture designs of the "rustic" theme for facility development used during the formative years of the National Park System. The Caverns examples combine the regional historic building types and styles of the Pueblo and New Mexican Territorial Revivals, which utilized traditional building materials and techniques, with the "rustic" ideal of harmony with the natural setting and the historic past. The buildings and landscape features in the district that were constructed before 1942 but less than 50 years ago are significant under both Criterion A and Criterion C [illegible] because of exceptional importance both as illustrative of National Park Service stylistic architectural development prior to World War II, and as examples of Civilian Conservation Corps work of the Depression Era. The assemblage of buildings, terraces, trails, and roads is significant as a group of interrelated features of a landscaped setting which reshaped and incorporated the natural terrain.

9 MAJOR BIBLIOGRAPHICAL REFERENCES

See Continuation sheets.

10 GEOGRAPHICAL DATA

ACREAGE OF NOMINATED PROPERTY 13

UTM REFERENCES

	ZONE	EASTING	NORTHING		ZONE	EASTING	NORTHING
A	13	552800	3560180	B	13	552800	3559830
C	13	552420	3559830	D	13	552420	3560180

VERBAL BOUNDARY DESCRIPTION

See continuation sheet.

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

STATE	CODE	COUNTY	CODE
n/a			
n/a			

11 FORM PREPARED BY

NAME / TITLE
Betsy Swanson, Architectural Historian.

ORGANIZATION
n/a

DATE
August, 1986

STREET & NUMBER
825 Calle Mejia #1223

TELEPHONE
(505) 986-1803

CITY OR TOWN
Santa Fe

STATE
New Mexico 87501

12 CERTIFICATION OF NOMINATION

STATE HISTORIC PRESERVATION OFFICER RECOMMENDATION

YES ✓ NO ___ NONE ___

Buildings 25-28 are not exceptionally significant. See comments in letter of 5-23-88.

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 Edson W. Beasley

TITLE Chief Historian, National Park Service DATE July 5, 1988

FOR NPS USE ONLY

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

Beth Boland DATE 8/18/88

DIRECTOR, OFFICE OF ARCHEOLOGY AND HISTORIC PRESERVATION

ATTEST: DATE

KEEPER OF THE NATIONAL REGISTER

The Caverns Historic District
Carlsbad vicinity, New Mexico

The natural cave entrance of Carlsbad Cavern is situated high in the rugged Guadalupe Mountains of southeast New Mexico, about 4400 feet above sea level. The mountains consist of a massive Permian marine limestone escarpment uplifted above the surrounding rolling plains. The limestone bedrock, in which the caverns formed, is exposed over the surface of the mountains. Soil is sparse or non-existent. The terrain is broken and is covered with spiney vegetation characteristic of the Chihuahuan Desert. The climate is harsh, with temperatures that are often extreme. The weather is usually dry, but winter snows occur, and the area is subject to frequent summer storms and flash floods in the canyons.

The cave entrance is located near the bottom of a canyon, wash, or arroyo, called Bat Cave Draw. In the bottom of the arroyo grow plants watered by intermittent run-off, including oak, juniper, madrone, hackberry, manzanita, black walnut, and desert willow. On the rocky slopes of the draw grow desert-type plants, such as ocotillo, prickly pear, sotol, Lechuguilla, and yucca, as well as juniper. An occasional cottonwood tree also grows on the slopes of the draw, although these trees would not naturally survive in this location without irrigation. The cottonwoods were planted in a late phase of the National Park Service landscaping scheme intended to help unify an assemblage of NPS buildings, roads, and trails bordering upon the mouth of the cave.

Initially, the NPS architectural scheme was to unite facility development to the landscape by emphasizing the use of building materials and plantings native to the slope of the draw. The earliest buildings were constructed of the limestone of the mountain. To further harmonize with the rugged environs, an architectural style having both primitive and regional qualities was chosen: the Pueblo Revival Style. The buildings were particularly designed to suggest a ruined prehistoric Indian pueblo, with broken masonry lines. The same broken masonry motif appears in the terrace parapets of the parking lot and other landscaped features executed in limestone during the 1920s and 1930s.

The parking lot, and most of the roads and trails were asphalted in the 1930s. These features receive continual maintenance and repair, but retain their general original appearance. Since the 1930s, the major addition to the limestone landscaping has been the amphitheater, built in front of the cave entrance in 1963-6. The rockwork of the amphitheater harmonizes with earlier rock construction surrounding the cave, and contributes to the

total architectural landscape setting.

A second phase of major construction began in 1940, with CCC labor and funds. The buildings constructed during this phase were entirely built of adobe bricks, covered with stucco. Another regional historical style was chosen for these buildings: the New Mexican Territorial Revival Style, derived from the Greek Revival Style. Instead of being scattered at random over the slope of the draw, as are the rock structures, the adobe buildings are grouped in two complexes. One complex consists of two multiple dwelling units and the other complex contains maintenance structures. The residential complex remains largely unchanged. Several cottonwood trees were planted around the residences after construction of the complex.

The maintenance complex received some additions and alterations, but retains its general architectural aspect. There are five buildings in the maintenance complex today. They face an asphalted court which is partially enclosed by the buildings and partially enclosed by a metal fence. Two of the buildings are adobe structures erected in the early 1940s by the CCC. One building is a large rock structure dating from the earlier rock construction, but stuccoed over in the 1960s to harmonize with the other adobe buildings at the top of the hill. In 1962-3 and in 1981, two stuccoed concrete block buildings were added to the maintenance complex. These buildings are similar in style and appearance to the earlier buildings of the utility court, and they contribute to the sense of enclosure of the court. In 1985-6, another compatible stuccoed concrete block shed was erected in a storage yard behind one of the maintenance buildings.

Except for several buildings which form the northeast enclosure of the utility court, the buildings, terracing, roads and trails are prominently viewed from the Visitor Center and its parking lots on the opposite side of the draw, when descending the draw to the natural cave entrance, and from the parking lot in the bottom of the draw.

In 1962, two additional multiple dwelling units were erected on the top of the hill on the north side of the draw. These residences cannot be viewed from the opposite side of the draw, or from within the draw. They are not included in the nominated area. The Visitor Center was erected on the south crest of the

draw in 1957. It completely encases and obscures the original limestone elevator building built in 1932. The Visitor Center and its parking lots are not included within the proposed district boundaries of this nomination.

No other buildings eligible for National Register status exist within the park, excepting two historic structures at Rattlesnake Springs, a separate unit of the park six miles away. These two structures are separately nominated.

Following building construction in the vicinity of the cave entrance, cacti and other native plants were reestablished according to plans by NPS landscape architects. Except for an increase in the size and amount of vegetation, and the demolition of some of the buildings, the structures, terraces and trails, and their semi-desert plant surroundings appear today much as they appear in photographs taken soon after construction was completed.

The buildings and landscape features belonging to the district are listed below in groups according to the following evaluations:

SIGNIFICANT: dating from the period of significance and retaining enough integrity to reflect original character.

SUPPORTING: more recent constructions not yet eligible for nomination to the National Register, but contributing in design and fabric to the historic architectural and landscaped setting. These constructions are evaluated as non-contributing to the historic district because they do not date from the period of significance.

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SIGNIFICANT BUILDINGS:

1. Bunk House and Mess Hall, NPS Bldg #16, designed in 1932 by Thomas C. Vint, Chief Landscape Architect, Western Field Office, San Francisco; built in 1932 by Armstrong and Armstrong, Contractors, Roswell, New Mexico; incorporating a residence structure designed by Superintendent Thomas Boles in 1927 and erected between 1927-9; part of building adapted for present use as administration building in 1944; part remains a women's dormitory.

Pueblo Revival Style; large, rambling, one-story, multi-level structure consisting of 4 rectangular units or wings adjoined in an irregular plan, measuring in greatest dimensions about 115' x 75'; walls of rough-cut limestone.

The structure is terraced into the hillside between the lower loop of the service road and the Bat Cave Parking lot. The entrance to the administrative offices fronts the service road. Stone terraces and steps paved with flagstone lead to entrances in both north and south facades. The northeast corner of the structure consists of one of the original small ranger residences. Its walls are more crudely constructed of rougher stone laid as random rubble, and it has wooden double-hung windows with 2/2 lites in the sashes. Specifications for joining the residence to the larger structure called for the door on the south side and one window on the north side to be removed and filled with masonry to match that of the surrounding walls.

The bunk house and mess hall, which was adjoined to the west and south walls of the residence, was constructed of more carefully dressed, coursed stone with steel casement windows having 8 lites to each sash and surmounted by decorative halved log lintels. Specifications called for the flat roof to be covered with asbestos felt and asphalt. The roof was recently sprayed with urethane foam. The stone walls are parapeted above the roof line, and decorative vigas project from 12" to 16" beyond the face of the walls at the front and rear of each wing. The foundations are bedrock.

According to specifications, the framing, floors, and interior woodwork was to be Douglas fir. Much of the interior hardware was to be brass or bronze. Most of the interior walls were constructed of plaster over metal lath. Both interior and exterior doors were to be constructed of tongue-and-grove sugar pine planks tied together by three oak splines. The interior doors are original. Several

exterior doors are original, some having a small glass pane. One exterior door is a plywood replacement with a glass pane.

As constructed in 1932, the floor plan consisted of 11 rooms, plus a kitchen, two baths, and a hall. Several rooms were added in 1956 by the construction of sheetrock partition walls. These rooms are used for extra office space. At the same time, new plumbing and heating/cooling systems were installed. The room constructed as a lounge or lobby, now called the "chapel," was built with some refinements. The ceiling of this room is composed of random width tongue-and-groove boards laid in herringbone pattern and supported by large beams. A large stone fireplace fronted by a flagstone hearth is centrally located in one wall of the room. Wooden Spanish-Pueblo Style furnishings in the New Mexican Colonial style are preserved in the Unit Manager's office. According to the Superintendent's Report of June 10, 1940, these furnishing were "made by the local N. Y. A. "

The exterior appearance of the building has not been altered. The southwest wing of the building still functions as a dormitory, housing women employees; the northwest wing now houses the Unit Manager's office and the secretarial offices; the eastern wings house park museum collections, and other offices. The building is in good condition.

2. Employee Residence, NPS Bldg #6, designed in 1927 by Superintendent Thomas Boles; built by the cave guides between 1927-9 as a guide's residence; now houses Cave Research Foundation scientists.

Pueblo Revival Style; unaltered by later additions; square in plan measuring 30' x 30', one-story; rock-face limestone laid as random rubble with battered walls flaring at the base; flat roof with crenelated parapet; decorative vigas on front facade; wooden double-hung windows with 2/2 lites in the sashes; log lintels.

Both the entrance door in the center of the facade and a side door are recent plywood replacements. The entrance is flanked by windows; the window to the east of the door is flanked by sidelites. The building is fronted by a terraced flagstone porch with stone steps. Interior is divided into 4 rooms and bath; interior walls are plastered; floors are wood on sills; ceilings are tongue-and-groove boards. The building is in need of repairs but is occupied.

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Carlsbad vicinity, New Mexico

3. Employee Residence, NPS Bldg #7,
4. Employee Residence, NPS Bldg #8,
5. Employee Residence, NPS Bldg #9, identical buildings; center portion of each building designed in 1927 by Superintendent Thomas Boles and built in 1927-9 by the cave guides as guides' residences; each building enlarged according to plans by Thomas Vint, Chief Landscape Architect, Western Field Office, San Francisco, in 1932 by day labor under the direction of NPS Landscape Engineers Ira Stinson and Herbert Kreinkamp of the Western Field Office; Bldg #7 now serves as housing for Cave Research Foundation scientists; Bldg #8 still serves as an employee residence; Bldg #9 now serves as an Employee Recreation Center.

Pueblo Revival Style; one-story; two rooms plus kitchen and bath; L-shaped plan with wing projecting from facade at west end, measuring about 50' x 25' in greatest dimensions; flagstoned terrace with steps at center of facade.

The central portion of each building, which is that portion fronted by the terrace, is one of the original ranger's residences constructed in 1927-9 with random rubble limestone masonry. In 1932, a bedroom was added to the west side of each of these three original residences, and a kitchen was added to each on the east side. When these additions were made, random rubble was also used in the wall construction to correspond with the walls of the original houses. However, the outside corners and windows of the additions are formed with more carefully dressed quoins. The walls of both the original houses and the additions are battered, and flare outward near the ground.

The additions contain steel casement windows of various sizes with sashes of 4 or 8 lites, surmounted by decorative halved log lintels. The windows of the original houses are double-hung, wooden sashes with 2/2 lites, surmounted by log lintels. The roof is flat, is covered with asphalt and asbestos, and has undulating parapets simulating broken masonry. The terrace walls repeat the broken masonry motif of the parapets. Vigas project from the front and rear facades, and are exposed in the ceiling of the original houses (which now comprise the central living area of each building). Ceramic tile canales drain the roofs of the additions.

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The entrance doors are located in the center of the original houses. Bldg #7 retains its original door of wide tongue-and-groove planks tied together with wrought-iron straps and containing a small glass pane. The side door of Bldg #7 is a plywood replacement. The doors of Bldg #8 are also plywood replacements. The doors of Bldg #9 are original, with a small glass pane. Most of the doors are fronted by screen doors which are recent additions. Some original interior doors survive, and these are constructed of sugar pine random width tongue-and-groove planks tied together with oak splines. The wood framing of the additions is Douglas fir, and the floors are finished with Oregon pine. The interior walls and ceilings are composed of plaster over metal lath.

Building #7 is in fair condition, and in need of repairs. Buildings #8 and #9 are in good condition.

6. Employee Residence, NPS Bldg #13 A & B, designed by Thomas Vint, Chief Landscape Architect, Western Field Office, San Francisco; built in 1931 as a single dwelling unit; enlarged as a duplex in 1932 by Armstrong and Armstrong, Contractors, Roswell, New Mexico; today used as a men's dormitory.

Pueblo Revival Style; one-story; rectangular in plan with rectangular projections, measuring in greatest dimensions about 75' x 30'; rough-cut coursed limestone; flat asphalt and asbestos roof with undulating parapet simulating the broken masonry of a ruin; decorative vigas projecting 12" to 16" on front and rear facades; ceramic tile canales above the vigas; steel casement windows with 3 lites in each sash, surmounted by decorative halved log lintels.

At each end of the building is a projecting stone chimney built to serve the kitchens. The entrance doors are fronted by small stone terraces and stone steps which are paved with flagstone. One original exterior door of vertical planks tied together by wrought-iron straps remains on the west end. The other exterior doors are plywood replacements. All the doors are fronted by screen doors which are recent additions. The interior doors are of random width tongue-and-groove sugar pine planks tied together by oak splines.

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The original dwelling unit built in 1931 consisted of the three rooms plus kitchen and bath on the west side of the structure. A bedroom, kitchen, and bath were added on the east side of the building in the following year. The wood framing and interior woodwork is Douglas fir, and the floors are finished with Oregon pine. The interior walls and ceiling are constructed of plaster over metal lath. The livingroom, located at the southwest corner of the building, has adzed beams and tongue-and-groove boards in the ceiling. The building is in good condition.

7. Employee Residence Duplex, NPS Bldg #14 A & B, designed in 1932 by Thomas Vint, Chief Landscape Architect, Western Field Office, San Francisco; built in 1932 by Armstrong and Armstrong, Contractors, Roswell, New Mexico; occupied as 2 residences.

Pueblo Revival Style; one-story; two adjoining dwelling units, each consisting of two rooms plus kitchen and bath; rectangular plan with wing projecting from center of facade, measuring about 80' x 25' in greatest dimensions; flanked by flagstoned terraces and steps; rough-cut coursed limestone walls; flat asphalt and asbestos roof with undulating parapet simulating broken masonry. The terrace wall repeats the broken masonry motif of the parapet. Decorative vigas project 12" to 16" on the front and rear facades, and ceramic tile canales are located above the vigas.

The windows are steel casements of various sizes having 4 or 8 lites to each sash and surmounted by decorative halved log lintels. The exterior doors are original and are constructed of sugar pine random width tongue-and-groove planks tied together by oak splines and having a small glass pane. Aluminum screen doors have been recently installed in front of the wooden doors. The interior doors are of the same construction, but without the glass pane. The wood framing and interior woodwork is Douglas fir, and the floors are finished with Oregon pine. The interior walls and ceilings are finished with plaster over metal lath. The building is in good condition.

8. Employee Residence, NPS Bldg #15, designed by Chief Landscape Architect Thomas Vint, Western Field Office, San Francisco, in 1932;

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built in 1932 by Armstrong and Armstron, Contractors, Roswell, New Mexico; occupied as a residence.

Pueblo Revival Style; one-story; two rooms plus kitchen and bath; L-shaped plan with wing projecting from facade at east end, measuring about 40' x 25' in greatest dimensions; fronted by a flagstoned terrace and steps; walls of rough-cut coursed limestone; flat asphalt and asbestos roof with undulating parapet simulating broken masonry. The top of the terrace wall repeats the broken masonry motif of the parapet. Decorative vigas project 12" to 16" on the front and rear facades, and ceramic tile canales are located above the vigas. The windows are steel casements of various sizes having 4 or 8 lites to each sash and surmounted by decorative halved log lintels.

The exterior doors are original and are constructed of sugar pine random width tongue-and-groove planks tied together by oak splines, with a small glass pane. Aluminum screen doors have been recently installed in front of the wooden doors. The interior doors are of the same construction, but without the glass pane. The wood framing and interior woodwork is Douglas fir, and the floors are finished with Oregon pine. The interior walls and ceilings are constructed of plaster over metal lath. The building is in good condition.

9. Multiple Dwelling Unit #1, NPS Bldg #25 A, B & C,
10. Multiple Dwelling Unit #2, NPS Bldg #28 A, B & C, two employee residence triplexes; site design by J.C. Miller in 1940; architectural design by Ken Saunders in 1940; design revisions by Lyle E. Bennett in 1942; patio and walk design by Harvey Cornell in 1941; all of NPS Regional Office in Santa Fe, New Mexico; built 1940-42 by CCC workers; occupied as employee residences.

New Mexican Territorial Revival Style; beige-colored stuccoed adobe; one-story; two adjacent buildings, each consisting of 3 adjoining dwelling units, with each unit containing 3 to 4 rooms plus kitchen and bath, and 3 attached garages. The ground plans of the buildings are in reverse of each other and consist of irregular rectangles with projecting wings. Together, the two buildings stretch for about 275' across the top of the hillside. The buildings are terraced into the hillside, with concrete foundations. The original asphalt and asbestos roofs were recently covered with urethane foam. The roofs are parapeted, and the parapets of Building #28 have concrete cornice copings.

The wooden windows are double-hung with 6/6 and 4/4 lites in the sashes. Some of the windows retain original wooden Territorial Style pedimented mouldings. Although some window mouldings have been removed from the buildings, the original drawings show that not all windows and doors were designed to have mouldings. Five portals are recessed in the angles of each building, fronting one or both sides of the livingrooms. Box columns, some retaining their original Doric caps, support the parapeted entablatures of the portals. Vigas support the portal ceilings which are composed of tongue-and-groove planks. Wooden canales lined with tin drain the roofs of the portals and buildings. Several brick chimneys rise from the roofs.

Some of the entrance doors retain their pedimented lintels. The wooden doors are original and are composed of 6 moulded panels. Aluminum screen doors have recently been placed in front of the wooden doors. Some original decorative iron light fixtures remain in the portals. The facades facing the downward slope of the hillside were originally fronted by low stuccoed walls that enclosed three yard areas. These walls have been removed. The attached garages that face the service road contain metal pull-down doors that are replacements for the original wooden doors.

Interior refinements include exposed vigas and herringbone pattern planks in the ceilings of the livingrooms, decorative iron light fixtures, and panelled doors. The interior walls are covered with plaster over metal lath, the floors are of wood laid on joists. The buildings are in good condition.

11. Powerhouse, NPS Bldg #10, center portion designed as a powerhouse in 1928 by Chief Landscape Architect Thomas Vint, Western Field Office, San Francisco; built 1929-30; wings added for repair and machine shops in 1931 after designs by Vint; now serves as Storage, Roads and Trails, Plumbing and Fire Cache Building.

Pueblo Revival Style; one-story; rock faced random rubble battered walls with buttresses at the corners, covered with beige-colored stucco in 1963. The building is rectangular in plan; the original center structure measures about 75' x 42'; the wings added at either side measure about 35' x 25'. The interior walls are concrete block, and the exterior stone work was laid against the concrete block walls. The foundations are stone, and the floors are concrete. The roof of the center structure was

originally a low gabled wooden truss roof, covered with corrugated iron. The rock side walls of the center building were gabled, and both front and sides were parapeted in a manner which simulated the masonry of a broken ruin. The wings were constructed with flat roofs and were given the same broken masonry parapets. Both the center building and the wings originally had vigas projecting below the parapets on both front and rear facades. The roofs were altered in 1959: the parapets and vigas were removed, reducing the visual height of the structure, and the gabled roof of the center building was replaced with a flat metal roof. The new roof slightly overhangs the front and rear of the center structure.

The front facade of the center structure contains two large garage doors, and each wing contains one garage door. These doors were originally wooden but are now metal doors. Originally, window openings contained steel multi-lite projecting, or pivoting, windows. Examples of these survive only in the east end of the building. All other window openings were installed with fixed plate glass in 1963. The windows and doors were originally surmounted by decorative halved log lintels set in concrete, but the lintels have been removed. In 1954, a small rock-walled addition, now stuccoed, was made the the rear of the west wing. This addition only reaches to the height of the window sills of the wing, has a flat concrete slab roof, small louvered windows, and a wooden door. It is identified on the working drawing as a vault for a unit substation and switch gear.

Three diesel generators totaling 180 KW power were housed in the original powerhouse, or center portion of the structure. They served as the only source of electric power for the park until 1949 when commercial lines were brought in. Thereafter, the structure was adapted to other uses. The building is in good condition.

12. Warehouse, NPS Bldg #26, designed in 1941 by architect Ken Saunders of the Branch of Plans and Design, Regional Office, Santa Fe; erected in 1942 by CCC workers; now used as a Maintenance Office and Warehouse.

Simplified New Mexican Territorial Revival Style; one-story; rectangular plan measuring about 58' x 31'; beige-colored stuccoed adobe; arched wooden truss roof with iron tie rods is hidden behind

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an adobe parapet, and was recently sprayed with urethane foam; concrete floors and foundations; plastered interior walls.

The large windows are steel with fixed multi-lite panes inset with projecting, or pivoting, windows. The rear wall contains 4 small projecting windows of 6 lites each. The entrance door with side lites has recently been remodeled with plate glass inset to replace the original multi-lites. Metal canales project from the sides of the building. The building is in good condition.

13. Garage, NPS Bldg #27, probably designed by Ken Saunders, architect, Branch of Plans and Design, Regional Office, Santa Fe; erected in 1940 by CCC workers; formerly also used for storage of supplies and equipment, and as a radio and electric shop, as well as a garage; still used as a garage.

Simplified New Mexican Territorial Revival Style; one-story; rectangular plan measuring about 97' x 25'; beige-colored stuccoed adobe walls; flat asphalted roof; concrete floor; stuccoed interior walls. The 12 windows are steel fixed multi-lite panes inset with projected windows of 4 lites. The interior contains 3 wall divisions built of wood. The front of the building is entirely open but originally contained large wooden doors. Wooden canales drain the roof. The building is in good condition.

SUPPORTING BUILDINGS:

14. Utility Building, NPS Bldg #41, designed in 1962 by C. Sigler, architect, Branch of Landscape Architecture, NPS Washington D.C. Office; built in 1962-3, D. A. Kane, project supervisor, as a service building containing a carpenter shop, fire cache and vehicle maintenance and repair, vehicle storage, vehicle washroom, tool room and equipment storage, office space, boiler room, flammable liquid storage and restroom-showers; today named the Carpenter, Fire Truck, and Automotive Building.

Simplified New Mexican Territorial Revival Style; one-story; rectangular plan measuring about 135' x 40'; steel and cement block walls with beige-colored stucco exterior; flat urethane foam roof.

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The facade contains 5 large metal garage doors. The interior is divided into 9 rooms. The building is in excellent condition.

15. Paint Shop and Flammables Storage Building, NPS Bldg #42, designed in 1981 by Sam Romero, Division of Maintenance, NPS Southwest Regional Office, Santa Fe, New Mexico; constructed in 1981 by Structural Finishing, Inc., San Mateo, California.

Simplified Pueblo Revival Style; one-story; beige-colored stuccoed concrete block walls; rectangular plan measuring 12' x 26'; flat asphalted roof; concrete floor and foundation; small aluminum windows; metal door. Built to house flammables separately. The structure is in excellent condition.

16. Bat Flight Amphitheater Comfort Station, NPS Bldg #62, designed by Claude Phipps, Carlsbad Caverns National Park Engineer; built 1984-5 by Restroom Facility Inc., Reno, Nevada, building contractor.

Pueblo Revival Style; one-story; rectangular plan measuring 14' x 44'; rough-cut limestone laid as random rubble in slabs 6" to 8" thick against wood frame inner walls; rear wall stuccoed instead of rock faced; flat parapeted roof with decorative vigas projecting from front facade; metal coping on parapet; 4 metal doors; concrete floor and foundation. The building was set into the hillside by excavation of the building site. It is fronted by flagstoned rock terraces and steps, and it immediately overlooks the rock-terraced parking lot.

The interior ceiling is covered with tongue-and-groove boards supported by beams. The floor is tiled. The building is in excellent condition.

17. Shed, built 1985; stuccoed concrete block; metal shed roof; metal swing-up door; measuring about 20' x 30'; built to shelter sand for spreading on icy roads. Built adjacent to the rear northeast corner of Warehouse, NPS Bldg #26, in a storage yard at the rear of that building, which is enclosed by a metal fence.

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SIGNIFICANT LANDSCAPED FEATURES:

Limestone landscaped terracing and other structural and decorative landscape features, begun 1926:

Parking terraces, begun in 1926 when laid out by A. W. Burney of the Engineering Department of Yellowstone National Park. Construction work began in 1927 under the direction of Chief Guide Jim White and Engineer J. R. Yates. Two parking terraces, cut into the hillside at the bottom of Bat Cave Draw, were completed by September 1927 under the direction of newly arrived Superintendent Thomas Boles, who was an engineer. The surfaces were paved with local white shale. In 1928, employees other than guides were used to extend the parking terraces, and a third parking terrace was constructed.

In 1935, plans were prepared under the direction of A. W. Burney, then NPS Acting Chief Engineer, for enlargement of the parking lot. The work was done with Public Works Project funding. At the lower side of the hill, near the arroyo, the inner retaining wall of a double wall that formed a cactus bed was removed, leaving only the outer wall a few feet farther downhill. At the upper side of the hill, the bedrock was cut back to add a few more feet of parking space. The parking lot was also asphalted at this time.

On the uphill side, the parking lot is largely walled by natural rock escarpment exposed in excavation. Some stones have been laid at random along the top of the natural bedrock. The three downhill terrace walls also partially use bedrock at the base of the walls. All the walls are battered, and all the masonry is random laid except along the tops of the walls where the masonry is coursed. The rocks at the bottom of the walls are dry laid, and those along the tops of the walls are set in mortar. Steps giving access to the differing terraced levels are inset in the walls. Flagstone walks give access to and from the parking lot and various points of destination. The parking lot stretches for about 750' and is about 115' wide. It terminates with a semi-circular wall in front of the cave entrance. Cactus is planted around the outer terrace walls, and several plots tended as cactus gardens adjoin the parking lot. Photographs made in

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the 1930s show the parking lot terrace walls essentially as they appear today.

Switchback trail into the natural cave entrance, built 1930-1. The asphalted footpath has 7 steep switchbacks, each from 50' to 100' long, that enter the mouth of the cave. Four of the switchbacks are entirely within the cavern. Although the switchbacks within the cavern are visible from the exterior, those which directly concern this nomination are the 3 switchbacks exterior to the rim of the roof of the cavern entrance.

The path is bordered by rockface limestone walls of various heights, laid as random rubble, undulating at the top in simulation of the broken masonry of ruined walls, and repeating the ruined masonry theme of the buildings on the hill. The walls serve both as terrace retaining walls and as guard walls because of the steepness of the trail. The trail was originally unsurfaced, and was bordered only by several courses of limestone blocks along the tops of the retaining terraces. High guard walls were subsequently built along the sides of the upper switchbacks. The low limestone block borders are retained in the lower switchbacks which pass into the mouth of the cave.

The trail replaced a long flight of wooden stairs that had been constructed at the cave entrance in 1925. As originally constructed in 1930, the trail had 8 switchbacks. the position of the top switchback is now occupied by the amphitheater, and the lower guard wall of the amphitheater is built upon the curved contour of the lower side of the top switchback. In 1936, the trail was asphalted in accordance with plans by A. W. Burney, NPS Acting Chief Engineer.

Cactus gardens, laid out 1933, or earlier. A plan of 1933, drawn under the direction of NPS Acting Chief Architect W. G. Carnes shows cactus gardens and beds laid out at the head of the parking lot, in front of the cave entrance, and on the retaining walls of the parking lot. Large cacti and other native plants grow in these areas today.

Between the flagstoned terrace behind the amphitheater and the parking lot is a small garden plot with winding paths 2' wide bordered by mortared layers of rough-cut rock 1' to 2' high.

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The plot contains native desert plants set in beds of pebbles. In the garden is a rock with a mortar hole and a metate used by Indians for grinding food. Beside the garden is a drinking fountain set in rough-cut rocks. It is probably the same fountain that appears on the 1933 plan. Nearby is another plot ringed by rock and containing a prehistoric mescal pit, or ring of fire-cracked rock about 50' wide. Such sites are known as ring middens and were used by Indians to bake desert plants.

Masonry supports of the footbridge crossing the arroyo at the bottom of Bat Cave Draw, bridge designed in 1932 by Assistant Landscape Architect Herbert A. Kreinkamp of the Western Field Office in San Francisco; built in 1932.

The bridge supports, or abutments, are constructed of battered walls of rough-cut limestone blocks. The walls form retaining terraces that project as bridge approaches into the arroyo. The bridge is about 15' long and is of metal construction with metal railings. It may not be the original bridge. On the north side of the arroyo, the limestone bridge abutment joins the outer wall of the parking lot retaining terrace. On the south side of the arroyo, the limestone abutment ascends the side of the arroyo and joins the asphalted path that winds uphill to the Elevator Building-Visitor Center.

Footpath to the Elevator Building, built in 1932. The asphalted path is about 600' long and about 7' wide. It is bordered on both sides by limestone blocks about 1' square. It is the path taken by visitors who walk from the Elevator Building-Visitor Center into the natural cave entrance, and who come to the amphitheater on summer evenings to watch the bat flights. From this path, visitors view the buildings on the opposite hillside and the parking lot terracing, as well as the masonry abutments of the bridge they must cross.

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Rock terracing on the north slope of Bat Cave Draw, and footpaths to the employee residences and the administration building, begun in 1926. The footpaths are both gravel and asphalt, and are lined on both sides with rough-cut limestone blocks. The path ascending from the parking lot to the administration building (former Bunk House and Mess Hall) contains several sets of limestone stairs. At least some of these steps were reconstructed by the CCC workers in 1940.

Existing paths on the hillside are visible in old photographs. The paths were probably laid as the buildings were constructed. Through the years, the paths received resurfacing and repairs. Some paths are asphalted, some are flagstoned, some are graveled, and some are concreted. Portions of some paths are the natural bedrock of the hill.

A plan of 1941 by NPS Regional Landscape Architect Harvey Cornell for the landscaping of the adobe residences shows a flagstone walk at the rear and a gravel walk at the front of the complex. The existing front walk differs slightly in position. It is flanked by rough-cut limestone blocks. On the uphill side of the walk, the hillside was terraced with limestone walls which were originally topped with stuccoed adobe walls. The adobe walls are gone, and the stone terraces have in several small sections been replaced with concrete block. Limestone steps are set in the terrace walls.

The service road that partially encircles the employee and maintenance buildings appears on plans of the 1930s. The downhill portion of the service road, with its parapeted limestone revetment, is an integral part of the complex of buildings on the hillside as viewed from the opposite side of the draw. The road is asphalted. Most of the asphalt surfaces contain a large quantity of limestone pebbles, grey-tan in color like the limestone of the hillside and the buildings. Therefore, most of the asphalt paths and road surfaces are not very much darker than the buildings and the rocks of the landscape.

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SUPPORTING LANDSCAPED FEATURES:

Amphitheater, built 1963-6 after designs signed by "Medlicott," NPS Branch of Landscape Architecture, Washington D.C. Office. Situated in front of the natural cave entrance, the amphitheater was erected to provide seating for evening bat flights out of the cave entrance. It is built of rock face limestone laid at random, is about 100' wide, and descends downhill for about 75' toward the mouth of the cave. It contains 22 rows of semi-circular stone seats on concreted risers. It is partially flanked by stone walls, and partially by natural outcroppings of large rocks. The asphalt path to the cave entrance descends on the southeast side of the amphitheater. The amphitheater is an integral part of the earlier limestone construction in the total landscaped setting. It is in excellent condition.

Nature trail on the south slope of Bat Cave Draw, built in 1950s. The asphalted footpath leads eastward from the bridge crossing the arroyo in the bottom of the draw, up the slope of the draw to the top of the hill, or mesa. Until it reaches the top of the hill, it is bordered by rock revetments set in mortar, as well as by large loose bolders. The trail is viewed from the parking lot and cave entrance at the bottom of the draw, and, from the trail, the buildings on the opposite side of the draw and the parking lot terraces, amphitheater, and other features are viewed. Another short rock bordered asphalt path leads from the 1932 path to the Visitor Center parking lot. It was also built in the 1950s.

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Carlsbad Cave National Monument was created by presidential proclamation in 1923. In 1930, the area was designated a National Park and subsequently expanded to the present 46,753 acres on the Guadalupe limestone escarpment in which the caverns formed. There are 72 caves in the park, but the famed Carlsbad is the largest. It is the focus of the park and was the reason for its establishment.[1]

The cave entrance was known to homesteaders and ranchers who settled in the area in the 1870s and 1880s. A large colony of bats lives in the cave, and cowboys herding cattle nearby frequently noticed the great cloud of bats that flew out of the cave on summer evenings. The settlers gave the cave the name of Bat Cave.[2]

First to explore the cave was cowboy James Larkin White, about 1898. In the two decades that followed, Jim White continued to explore the cave. He publicized the cavern, and promoted its tourist development and preservation as a park. By means of ropes, ladders, and kerosene lanterns, he guided visitors through the cave on primitive trails that he built. He was instrumental in the establishment of the cavern as a National Monument.[3]

When the park was established, tourists were being lowered by a hoist into the cave in guano mining buckets because the natural entrance was too precipitous to safely descend. In the early 1900s, shafts had been cut into Bat Cave near the natural entrance for the purpose of mining bat guano. The bucket that was lowered into the shaft was large enough to hold one person standing erect.[4]

In 1925, the Carlsbad Chamber of Commerce constructed a wooden stairway of 216 steps over the lip of the natural entrance and into the cave. The stairway was first used in 1926, at which time the first electric light was installed in the cave, powered by a small generator near the entrance.[5]

The park was initially administrated by unpaid custodians, Willis Lee and W. F. McIlvain, who were members of the Chamber of Commerce of the City of Carlsbad. In 1927, Thomas Boles was appointed NPS superintendent of the park. Boles was an engineer, and during the two decades of his superintendency, he helped to plan, design, and direct development facilities at Carlsbad Caverns.[6]

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The first priority in NPS development was the safety and comfort of the cavern visitors who traveled to the remote and rugged area on primitive roads, and descended into the dark depths of the caverns on slippery and rocky trails. The cave could not be toured without the direct assistance of the rangers, who were called "guides." The few electric lights were insufficient to illuminate the vast caverns, and the guides were required to light the way with the lanterns they carried. Drinking water was daily hauled into the cavern by the guides, and the refuse of comfort stations set up in the caverns was hauled out. There was no food or exterior shelter available at the caverns, no telephone service, and no convenient medical facilities.

It was vital that the NPS plan a construction program that would safely accommodate large numbers of visitors at Carlsbad Caverns. Indeed, the principal designer of the plan for the buildings and layout, Thomas C. Vint, Chief Landscape Architect of the Western Field Office in San Francisco, suffered an accident on one of his early inspections of the cave. According to Superintendent Boles' report, Vint slipped on a rock in the cave and fell with a snapping sound, which Boles thought was a stalagmite but which was rather Vint's leg. It took cowboy Jim White hours to bring help to carry Vint out of the cave, after which Vint made a long train ride to El Paso, Texas, to have his leg set.[7]

This incident illustrates the importance of the extensive and carefully engineered visitor development that Vint was planning both for the interior of the cavern and for the area exterior to the cave entrance, with leveling and terracing above and below ground and buildings positioned near the entrance. Today, visitors may choose to descend into the cave by elevator, enjoy hot lunches inside the cavern, and drink from piped water fountains. The caverns now have sufficient lighting, and the leveled trails have skid-resistant surfaces. Portable listening devises and illuminated signs allow large numbers of visitors to move safely and easily through the cave on self-guided tours. But in the 1920s, NPS planners sought to design development facilities that would most immediately accommodate the needs of the visitor. Their designs for these needs are reflected in the limestone buildings and the rock-terraced parking lot and trails near the cave.

Planning for development at the caverns began under the direction of Daniel Hull, Chief of the NPS Landscape Engineering Division in Los Angeles, California. The use of the Pueblo Revival

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Style and native rough-cut limestone was chosen for the Carlsbad Caverns buildings during Hull's administration. The buildings are interesting examples of the adaptation of a regional architectural style to the NPS "rustic" architectural mode popular in the late nineteenth and early twentieth centuries. Daniel Hull had guided early NPS efforts to develop "rustic," non-intrusive park building designs with the use of native construction materials. However, the NPS rustic ideal was brought to full expression under the direction of Thomas Vint, a draftsman on Hull's staff, who was appointed to replace Hull upon Hull's resignation in 1927.[8]

In the same year, the Landscape Division was moved to San Francisco, where it was housed in a joint NPS "Western Field Office." In 1933, Vint's Division at San Francisco was renamed the Branch of Plans and Design, Western Division.[9]

The most formative years of physical development at Carlsbad Caverns occurred under Vint's direction. Thomas Boles stated in a report that Vint "made the original general landscape plan." Vint also designed most of the rock buildings. Superintendent Boles claimed to have prepared the plans for some of the stone cabins. Other NPS architects and engineers contributed plans and helped direct construction. These included A. W. Burney of the Engineering Department of Yellowstone National Park; Merel S. Sager, Charles Peterson, Ira Stinson, and Herbert A. Kreinkamp, Assistant Landscape Engineers and Architects with the Western Field Office; and Frank A. Kittredge, NPS Chief Engineer. Nonetheless, Thomas Vint was the master planner of the original development, and all design and construction awaited his approval. He made frequent personal inspections of the work at Carlsbad Caverns.[10]

The first limestone building erected was a powerhouse with a small generator to provide electric lighting for the cave. It was built in 1926 about 50 feet up the north slope of the draw from the lip of the cave entrance. It was a small, square, flat roofed, random rubble structure with steel casement windows and concrete lintels. After a larger powerhouse was built on the top of the hill, this building was converted into a naturalist's office.[11]

In the same year, a ticket office was constructed directly in front of the cave entrance. It was a small, flat roofed, random rubble structure with vigas and a portal supported by large rock pillars. A guide's residence was also built nearby, and a house for Chief Guide Jim White was begun in 1926. Not completed until 1929, Jim White's house was a six-room structure with a raised basement and terraced patio, having random rubble walls, flat, crenelated roof, and vigas. It was built about 200' northeast of the lip of the cave, overlooking the roof of the cave. It is prominently shown in old photographs taken of the cave entrance.[12]

Custodian McIlvain wrote to the Director of the NPS that "the general appearance and architecture of the above buildings coincides very beautifully with the surroundings and when completed will be very attractive." He expressed the need for more buildings, for comfort stations, and "an administration building or some sort of building where visitors may be comfortable while waiting for friends who are in The Caverns or while waiting to make the trip through The Caverns. It gets very cold on the top of this bald mountain with no shelter."[13]

In 1926, A. W. Burney, of the Engineering Department of Yellowstone National Park visited Carlsbad Caverns and staked out the parking lot in front of the cave entrance. Custodian McIlvain reported in January of 1927, "Under the direction of Chief Guide Jim White, we have drilled and shot the rock along the line for the new road and parking place for several hundred feet." In April of 1927, Engineer Thomas Boles was appointed superintendent of the park, and took charge of the work.[14]

The parking lot was completed by August 1927. Boles reported that it had been surfaced with white shale and that it was "walled with rough, native stone making an attractive addition to the monument area." Boles wrote that "these parking terraces, to quote an expression of [NPS] Director [Stephen] Mather,'appear to have been brought in an unrolled into place.' This appearance more than justifies the slight extra expense."[15]

Other statements show that the parking lot was a source of pride to Boles and to New Mexicans. Boles wrote to the NPS Director that "the orderly parking of cars on the parking terraces at the cavern and the careful handling of the crowd during the

under-ground trip has been the source of much favorable comment which must be very gratifying to the National Park Service. Safety and comfort of the visitors is at all times paramount, and the favorable publicity resulting therefrom will reflect in our future attendance report."[16]

With his report to the Director for the following month, Boles sent an example of the "favorable publicity," an article clipped from the Santa Fe New Mexican reporting editor E. Dana Johnson's trip to the caverns:

> The United States Government has a lot of red tape, but it does some thing well. Handling National Monuments is one of them. Two roomy, stone banked terraces are ready for your car; attendants direct you into line; there may be one hundred cars ranked there. The parking is handled with expedition and care by the government employees. The National park and monument service, you see, has done its job well.[17]

The parking lot was enlarged a few years later by the addition of a third parking terrace. Most of the present rock terrace walls date from the 1926-7 construction. The rock is laid as dry random rubble, with an upper layer of mortared rock.

During 1927, Boles directed work on stone cabins for the guides. He claimed to have prepared plans for these cabins himself. The guides erected their stone cabins when not guiding tourists through the cavern. They were living in tents. When the cotton picking season was over that winter, other labor became available to assist the construction work. The guides' cabins were small, square, flat roofed, random rubble structures. Most of these cabins received later additions. NPS Building #6 is the only unaltered example that remains.[18]

Boles sent a photograph of one of the cabins to the NPS Director with the comment, "as you will note from the enclosed photograph, these stone cabins fit in perfectly with the surroundings." He later wrote that "considerable favorable comment has been received on the appearance and construction of these cabins."[19]

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In 1928, a large, new powerhouse was begun on the top of the north slope of the draw. It was monumental in appearance with its huge, battered, buttressed, random rubble walls. Designed by Thomas Vint, it still stands, although it has been stuccoed over.[20]

In 1928, work also began on a concession building where tourists might obtain food, drink, and souvenirs. A comfort station was incorporated into this building. The structure was located at a site selected by Vint, cut into the base of the hillside at the edge of the parking lot, about 200 feet northwest of the mouth of the cave. It was a large, random rubble, flat roofed structure with vigas and a portal. It was erected by the concessionaire, The Cavern Supply Company, but was built according to plans approved by the NPS. The first guide's residence, erected in 1926, was located behind and uphill from the concession building and was used by the concessionaire as a nursery and kennel.[21]

The assemblage of limestone buildings was completed between 1930 and 1935 with a large "Bunk House and Mess Hall," and "Elevator Building," additional residences, and additions to existing residences. All these improvements were designed by Vint. The limitations of funding necessitated that the work be carried out in phases and that the residences be periodically enlarged. Some of the work was done by day labor under the supervision of NPS engineers, and some work was done by the building contracting firm of Armstrong and Armstrong of Roswell, New Mexico.[22]

From the beginning, the rock buildings were an added tourist attraction at the caverns. Thomas Boles reported that "our rustic buildings prove of great interest to our visitors, who photograph them from every angle." Even today, rangers say that visitors often ask to be told about "the pueblo on the hill." According to Boles, Thomas Vint was very pleased with the results of his architectural designs. Vint especially admired the Chief Ranger's house and the "commanding position" he chose for it above the cave entrance. Boles said that this building "excited considerable favorable comment."[23]

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Vint's most elegant rock rubble Pueblo design was for a house for Superintendent Boles in the City of Carlsbad, on a lot donated to the NPS by the city. The building has been demolished, but it long served as a city show-piece for the park. Upon completion of the house, the Carlsbad Daily Current-Argus of April 15, 1930 called the house "a type of architecture that has made for itself an identification as Carlsbad Caverns type, and which has been an added interest to the visit of cavern visitors." The paper described the house as "rugged, rough, a transplanted bit of Guadalupe beauty. Native weathered stone is used, laid unevenly, to adapt the cavern detail to the Pueblo architecture."[24]

It is apparent that the double purpose of the rock Pueblo Revival Style cavern architecture, with crude stone walls and "broken" parapets suggesting a prehistoric pueblo ruin, was to blend unobtrusively with the cave's natural environs, and to attract public attention to the new National Park. Despite, and perhaps because of, the NPS rustic ideal of subjugating architecture to the landscape, the buildings became immediate tourist attractions.

Rock landscape work continued through the mid-1930s. Rangers continued to labor at construction work, especially the landscape work. The rock terrace work carried out above ground corresponds with the rockwork being constructed at the same time underground for retaining walls beside the trails and parapets. Despite considerable reshaping of the terrain, above ground as below, the rock terracing gives the appearance of having naturally emerged from the bedrock. The appearance of many of the rock walls and parapets in the cavern was altered in 1986 by the addition of silvery metal railings.[25]

The appearance of the cave entrance was significantly changed in 1930-1, when the precipitous rock incline in front of the entrance was blasted away, and a winding switchback trail was constructed to replace the wooden stairway over the lip of the entrance. The switchbacks are reveted and parapeted with rock walls. As elsewhere in the park terracing, the walls sometimes incorporate outcroppings of the bedrock. The rockwork continued into the mid-1930s, when the parking lot was enlarged. Other rock landscaping included the lining, reveting, and parapeting of paths and roads, and the construction of abutments for a bridge over the arroyo of Bat Cave Draw.

The planting of cacti and other native plants was also an important part of the landscaping, and also involved rockwork.[26]

In 1931-2, two elevator shafts were sunk into the caverns from the crest of the south side of Bat Cave Draw, and the limestone Elevator Building, designed by Thomas Vint, was erected over the shafts. In 1957, this building was encased in a large Visitor Center structure which is not included in this nomination. Large parking lots were constructed on either side of the Visitor Center. The sinking of the elevators and the later enlargement of the Visitor Center caused the concentration of visitor arrivals and departures to be drawn away from the natural cave entrance. Correspondingly, the need lessened for the visitor facility structures positioned close to the cave entrance.[27]

By 1940, the NPS was conducting planning studies to determine the feasibility of removing the rock structures near the natural entrance and more distantly constructing new NPS buildings. A "Master Plan" was developed by the NPS Regional Office in Santa Fe, New Mexico, which called for the positioning of large complexes of employee residences and maintenance buildings on top of the hill, or mesa, on the north side of the draw. One plan proposed 32 buildings on the hilltop.[28]

In 1937, Thomas Vint's Landscape Division was moved to NPS Headquarters in Washington D. C. Vint was appointed Chief of Planning, and actual design work was thereafter carried out by the architects in the NPS regional offices.[29]

In 1938, a Civilian Conservation Corps camp was established at the separate Rattlesnake Springs Unit of Carlsbad Caverns National Park, to carry out work projects in the park. The CCC was originally organized under the March, 1933 "Emergency Conservation Work (ECW) Act." CCC enrollees were recruited by the Department of Labor, organized and transported by the War Department, and put to work by the Departments of Agriculture and Interior. The National Park Service received enrollees under the Interior allotment for the construction and improvement of buildings, roads, trails, and other work.[30]

Funds and labor made available by the CCC work program made possible the initiation of work on the "Master Plan." The Pueblo Revival limestone construction theme was abandoned,

and adobe buildings in the New Mexican Territorial Revival Style were built at the top of the hill. The original Pueblo Revival Style designs for Carlsbad Caverns were conceived at an NPS Division in California where the style had, perhaps not incidentally, originated in 1894. It was obviously chosen for the buildings at Carlsbad because it was derived from Indian pueblos of the Southwest. The Pueblo Revival Style features flat roofs; projecting vigas, or log roof beams; and exposed -lintel openings. Most examples of the style are constructed of adobe, or materials that imitate adobe. Rock was less frequently used as a construction material for the style, although the prehistoric Indian pueblo ruins that survive in the Southwest are largely those that were built of rock. The Pueblo Revival Style buildings at Carlsbad Caverns are significant for their interpretation of the style as rock pueblo ruins.

The New Mexican Territorial Revival Style was locally inspired and developed in New Mexico, particularly Santa Fe and Albuquerque, in the 1920s. It was based on the late nineteenth century New Mexican interpretation of the Greek Revival Style design for officers' quarters that was brought to New Mexico by the United States Army after the conquest of New Mexico in 1846. The style achieved widespread domestic popularity in New Mexico in the late nineteenth and early twentieth centuries, New Mexico's Territorial Period. The revival of the style was actually a resurgence of popularity for the existing tradition. The style is distinguished by simple, Doric portals, symmetrical fenestration, pedimented lintels, and flat parapeted roofs with denticulated brick cornices.

In 1940-2, an adobe residential complex consisting of two multiple dwellings of three units each was built in the New Mexican Territorial Revival Style at the top of the north slope of the draw. In 1940-1, two adobe maintenance buildings were erected in simplified versions of the style. Ken Saunders of the NPS Regional Office in Santa Fe was the principal architect for the buildings. The architects of the Regional Office were apparently influenced by the popularity of the New Mexican Territorial Revival Style in Santa Fe, and projected this style for the Master Plan.[31]

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The new maintenance buildings were positioned with the existing powerhouse so as to form a court, or plaza. The adobe Territorial Revival buildings are historically important as examples of CCC work. They are architecturally significant as good examples of the style, and for the diversity they contribute to the assemblage of NPS buildings.

While the foundations were being prepared for the adobe buildings, it was realized by the NPS Regional Office that the Master Plan could not be carried out. Superintendent Boles related in his report of March 5, 1940:

> Landscape Architects [Harvey] Cornell, [Ken M.] Saunders and [Jerome] Miller from the Regional Office visited here to determine the most feasible site for future development of the park residential and utility areas. Two new site locations were found at a reasonable distance from the present headquarters area. One site was found to be entirely suitable from the standpoint of ease of construction and isolation from view of the headquarters area. However, after thorough study, with due consideration given to relative cost of construction of utilities, and to the remote possibility of ever being able to abandon the existing development, it was agreed by all present that the existing residential and utility area would be retained. In line with this decision it will be possible to utilize all existing sewerage and water facilities, and a majority of the existing residential structures. A compact architectural treatment will be attempted with connecting walls and patios, and a certain amount of planting to tie the group into a closely knit layout.

The CCC camp was disbanded in 1942, and construction work came to a halt at Carlsbad Caverns. Even though the Master Plan was never fully carried out, some of the demolition work called for in the plan was eventually executed. The Ticket Office, the Chief Ranger's House, the old Power House-Naturalist's Office, the Concession Building-Comfort Station, the Nursery-Kennel, and one employee residence were "obliterated" in 1959-74. A Project Completion Report explained that "the purpose . . . was to remove unneeded and obtrusive building[s] from the area in the vicinty of the natural entrance. In a

few years the site will be grown out and blend in with the surrounding area, to provide a more natural entrance area to the Cavern."[32]

Restoring the hole left in the hillside by the removal of the large Concession Building necessitated the hauling in of eight truck loads of rocks, the laying of 159 square yards of top soil, the transplanting of 30 native plants, and the sowing of 10 pounds of black grama grass seed. In 1984, when the need for a comfort station near the cave entrance was again acknowledged, the site was partially reexcavated and the rock "Bat Flight Amphitheater Comfort Station" was constructed. This building is supportive in appearance to the setting, not as a replacement for the building that originally occupied the site, but because the rock walls and simplified Pueblo Revival Style design of the new building coordinate with the original limestone structures and terraces.[33]

The limestone amphitheater had been built in front of the cave entrance in 1963-6 to provide seating for evening bat flights from the cave. It is integrated with the earlier landscape rock construction and is supportive to the entire setting because of the similarity of its fabric and design to the earlier rock landscaping.[34]

In 1962-3 and in 1981, two stuccoed concrete block buildings were erected on the Utility Court, with designs evoking simplifications of the New Mexican Territorial Revival Style and the Pueblo Revival Style. The buildings contribute to the sense of enclosure of the Utility Court and are therefore supportive to the setting. A compatible stuccoed concrete block shed was built behind one of the maintenance buildings in 1986.[35]

The Caverns Historic District
Carlsbad vicinity, New Mexico

Those buildings and landscaped features constructed between 1926 and 1942 are the significant components of the proposed district. These buildings and features are evaluated as "Significant." Those "Significant" buildings and features less than 50 years old are evaluated as "Significant" because they are good examples of CCC construction of the Depression Era and because they represent examples of NPS stylistic architectural development prior to World War II. Some buildings rated as "Significant" have received some alterations, but they retain enough integrity to reflect their original architectural character.

The "Significant" building that has received the most alteration is the rock powerhouse built in 1929-30. The exterior walls of the powerhouse were stuccoed in 1963. As a result, the building appears to have been built of adobe and visually harmonizes with the adobe construction theme of the rest of the buildings at the top of the draw, as conceived by the Master Plan of 1940. Although this alteration reduced the architectural integrity of the powerhouse, the massive structure remains essentially intact. The building retains enough of its historic architectural character to be evaluated as contributing to the historic district.

Those buildings and landscaped features not yet 50 years old, and not erected by the CCC, and therefore not eligible for nomination to the National Register, but compatible in design and fabric to the historic architectural and landscaped setting, are evaluated as "Supporting" because they are integrated with the visual and physical historic setting. However, these "Supporting" buildings and features do not contribute to the historic character of the district and are therefore also evaluated as "Noncontributing."

The rock Elevator Building, which is encased in the glass, steel, and stucco Visitor Center, has no visual integrity and is excluded from the proposed historic district.

The Caverns Historic District
Carlsbad vicinity, New Mexico

Notes:

1. Robert Crisman, "A Capsule History of Carlsbad Caverns National Park," Unpublished typescript in files of Carlsbad Caverns National Park Headquarters, Carlsbad, New Mexico, p. 1, p. 3; Paul F. Spangle, ed., A Guide Book to Carlsbad Caverns National Park, Guide Book Series No. 1, The National Speleological Society, Washington D.C., 1960, pp. 22-23.

2. Ibid.

3. Ibid.; Jim White, The Discovery and History of Carlsbad Caverns, New Mexico, Privately printed, 1940, pp. 14-25.

4. ibid., p. 21.

5. Crisman, "A Capsule History," p. 2.

6. Ibid.

7. Thomas Boles, "Superintendent's Monthly Report," April 12, 1929, unpublished typescript, files of Carlsbad Caverns National Park Headquarters, Carlsbad, New Mexico,

8. William C. Tweed, Laura E. Soulliere, and Henry G. Law, National Park Service Rustic Architecture: 1916-1942, National Park Service, Western Regional Office, Division of Cultural Resource Management, February, 1977, p. 31, p. 47.

9. Ibid., p. 47.

10. Boles, "Report," November 12, 1930; October 6, 1927; Plans and Designs for Carlsbad Caverns National Park, National Park Service Southwest Regional Office, Santa Fe, and Carlsbad Caverns National Park.

11. W. F. McIlvain, "Custodian's Monthly Report," May 1, 1926, unpublished typescript, files of Carlsbad Caverns National Park Headquarters, Carlsbad, New Mexico.

12. Ibid.

The Caverns Historic District
Carlsbad vicinity, New Mexico

13. Ibid., May 1, 1926, November 9, 1926.

14. Ibid., September 20, 1926, January 10, 1927, April 10, 1927.

15. Boles, "Report," August 8, 1927, June 6, 1927.

16. Ibid., September 8, 1927.

17. Ibid., news clipping from the Santa Fe New Mexican, undated, attached to report of October 6, 1927.

18. Ibid., October 6, 1927, December 5, 1927; Building Files, NPS SWRO, Santa Fe.

19. Boles, "Report," October 6, 1927, December 5, 1927.

20. Ibid., December 8, 1928; Building Files, NPS SWRO, Santa Fe.

21. Boles, "Report," April 12, 1929; Building Files, NPS SWRO, Santa Fe.

22. Boles, "Report," August 5, 1932, October 6, 1932; Building Files, NPS SWRO, Santa Fe.

23. Boles, "Report," August 12, 1929, December 8, 1928.

24. "Cave Superintendent Home Completed by Park Service Constructed of Native Rock," Carlsbad Daily Current-Argus, April 15, 1930, p. 1.

25. Boles, "Report," February 5, 1930, July 12, 1930; Plans and Designs for Carlsbad Caverns National Park.

26. Boles, "Report," July 16, 1931; Plans and Designs for Carlsbad Caverns National Park.

27. Crisman, "A Capsule History," p. 4; Spangle, A Guide Book, p.23; Plans and Designs for Carlsbad Caverns National Park.

28. Plans and Designs for Carlsbad Caverns National Park.

The Caverns Historic District
Carlsbad vicinity, New Mexico

29. Tweed, et al, National Park Service Rustic Architecture, p. 96.

30. Ibid., p. 75; Crisman, "A Capsule History," p. 4.

31. Plans and Designs for Carlsbad Caverns National Park.

32. Crisman, "A Capsule History," p. 5; Rod J. Krause, Administrative Assistant, "Project Completion Report B-22, CACA," September 1963, files of Carlsbad Caverns National Park.

33. Krause, "Report;" Plans and Designs for Carlsbad Caverns National Park.

34. Plans and Designs for Carlsbad Caverns National Park.

35. Ibid.

The Caverns Historic District
Carlsbad vicinity, New Mexico

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Good, Albert H. Park and Recreation Structures. 3 vols. National Park Service. Washington D. C.: U. S. Government Printing Office, 1938.

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The Caverns Historic District
Carlsbad vicinity, New Mexico

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Photograph files. New Mexico State Museum Photo Archives, Santa Fe, New Mexico.

Plans and Designs for Carlsbad Caverns National Park, National Park Service Southwest Regional Office, Santa Fe, New Mexico; and Carlsbad Caverns National Park Headquarters, Carlsbad New Mexico.

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Whiffen, Marcus. American Architecture Since 1780, A Guide to the Styles. Cambridge: Massachusetts Institute of Technology Press, 1969.

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The Caverns Historic District
Carlsbad vicinity, New Mexico

The boundaries of the proposed Caverns Historic District are drawn to include the 13 significant buildings and various associated significant landscape constructions at the Headquarters Area of Carlsbad Caverns National Park. The boundaries are also drawn to encompass the areas of view of the buildings and the landscaped setting, as seen by visitors from the Visitor Center and when descending Bat Cave Draw.

The boundaries start at a point on the south side of the road to the parking terraces, where the limestone parapet of the parking terrace retaining wall ends. From this point the boundary runs 430 feet north-northeast to the south side of the end of the service road. It then turns northeast and follows the south side of the service road for 890 feet until it reaches a point 50 feet east of the rear of (12) Warehouse, NPS Bldg #26. It then turns south-southeast and follows a straight line for 965 feet, through a storage yard at the rear of the above named building, across the south loop of the service road, over the roof of the natural cave entrance, to the edge of the crest of the south slope of Bat Cave Draw. It then turns west-southwest and proceeds in a straight line for another 965 feet to a point in front of the stairs of the Visitor Center. It then turns north and runs for 55 feet, crossing the footpath from the Visitor Center to the cave entrance. From a point 25 feet north of the footpath and opposite the corner of the Visitor Center building, the boundary turns northwest and proceeds for 430 feet to the starting point where the limestone parapet of the parking terrace ends.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number _____ Page _____

SUPPLEMENTARY LISTING RECORD

NRIS Reference Number: 88001173 Date Listed: 8/18/88

The Caverns Historic District — Eddy — NM
Property Name — County — State

_____
Multiple Name

This property is listed in the National Register of Historic Places in accordance with the attached nomination documentation subject to the following exceptions, exclusions, or amendments, notwithstanding the National Park Service certification included in the nomination documentation.

Beth Boland — 8/18/88
Signature of the Keeper — Date of Action

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Amended Items in Nomination:

The Powerhouse (NPS Bldg. #10) is a non-contributing resource because it has lost integrity from its period of historic significance.

DISTRIBUTION:
National Register property file
Nominating Authority (without nomination attachment)