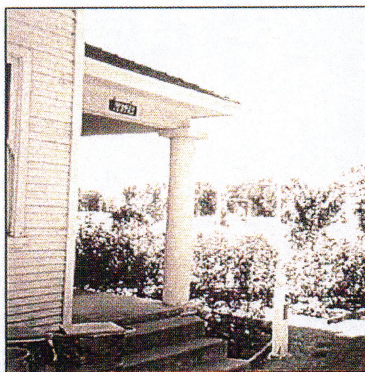


Master Plan for the Dry Creek Ranch Museum and Heritage Center 2001-2005




Prepared for:

The Rio Linda/Elverta
Historical Society, Inc.
and
Sacramento County
Department of Regional Parks,
Recreation, and Open Space



Prepared by:

The Rio Linda/Elverta Historical Society, Inc.
Dry Creek Ranch Master Plan Development
Committee Members
and

 Jones & Stokes



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Museum and Heritage Center**

2001–2005

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July 2001

Dedication

The Master Plan for the Dry Creek Ranch Museum and Heritage Center, 2001—2005 is dedicated in memory of Bob Kalal, for his commitment, leadership, and graciousness as chair of the master plan committee.

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Chapter 1

Introduction

Mission

The mission of the Dry Creek Ranch Museum and Heritage Center is to:

Restore and utilize Dry Creek Ranch for the preservation, interpretation, and promotion of Rio Linda/Elverta's historic heritage.

Objectives

In order to achieve this mission, the following objectives have been identified.

1. Complete renovation of the Dry Creek Ranch House
2. Establish a Rio Linda/Elverta History Museum to acquire, preserve, and interpret historic records and memorabilia
3. Increase community and school involvement in history appreciation, awareness, and activities
4. Ensure financial and organizational stability
5. Promote cooperation and collaboration with other agencies and non-profit organizations

Governance and Staff

The Dry Creek Ranch Museum and Heritage Center is operated by the Rio Linda/Elverta Historical Society (Society) under a lease from the Sacramento County Department of Regional Parks and Recreation (Regional Parks). This lease recognizes the fact that the Society has demonstrated a capability to initiate and complete projects of a historic nature and has the officers and staff necessary to maintain its continuing existence (see organizational chart in appendix A).

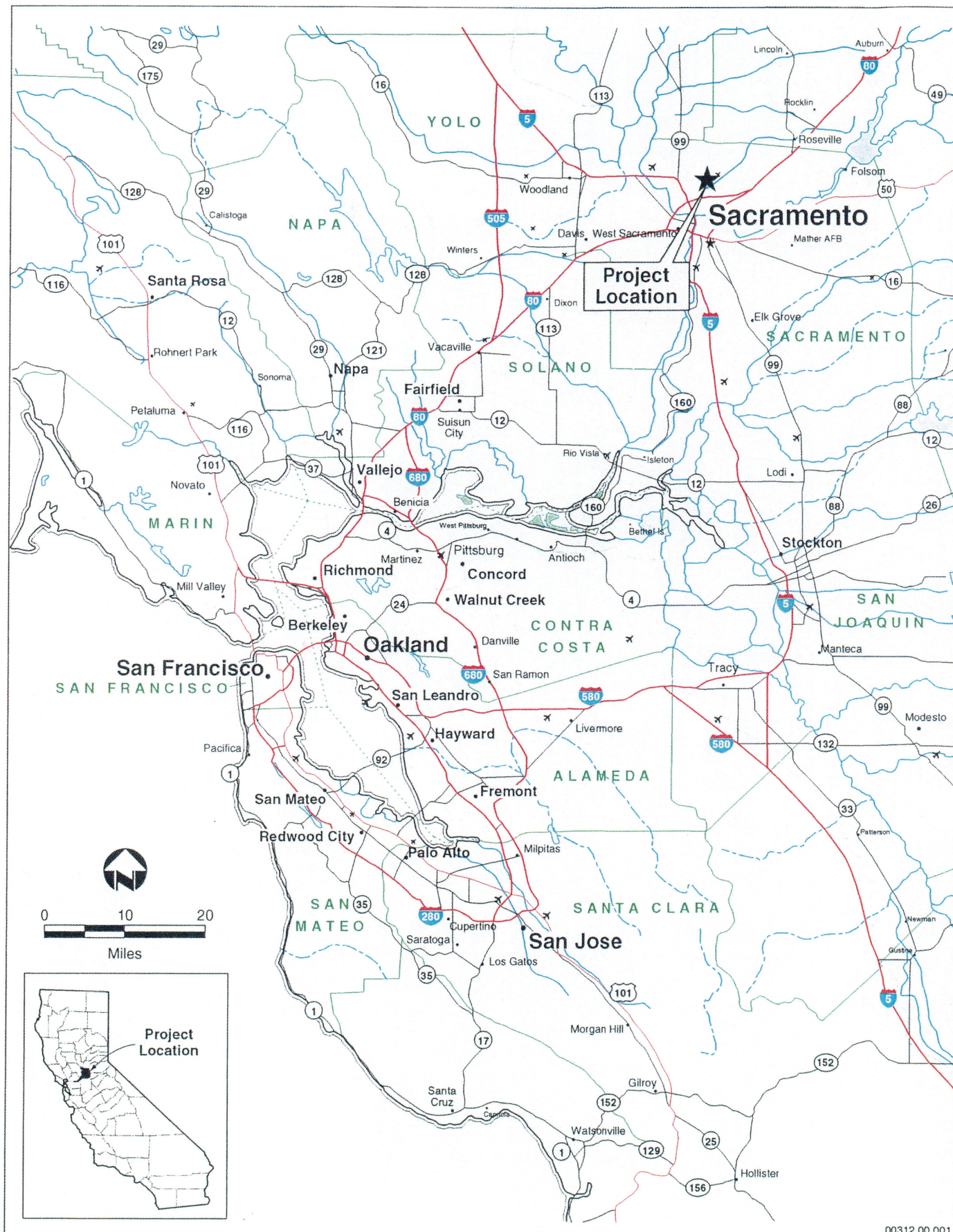
The Society's Board of Directors will oversee the operation of the Dry Creek Ranch Museum and Heritage Center. If needed, an advisory committee will be formed at a later date.

The Society performs the renovation of the ranch house, maintenance of the grounds and facilities, and minor repairs in coordination with the County. The County is responsible for major repairs and modifications, maintenance of the access roads, periodic surveillance, and ranger support as necessary for public control and general observation. The Society is authorized to plan and conduct special events on the property with approval from the County, and the County may schedule special events at the premises after consulting with the Society. Special events will be consistent with the objectives and policies presented in this master plan. In order to assure that the parkway is used for the intended purpose of public education, enjoyment, and recreation, the County provides surveillance of the facilities and activities promoted by the Society.

Purpose of the Master Plan

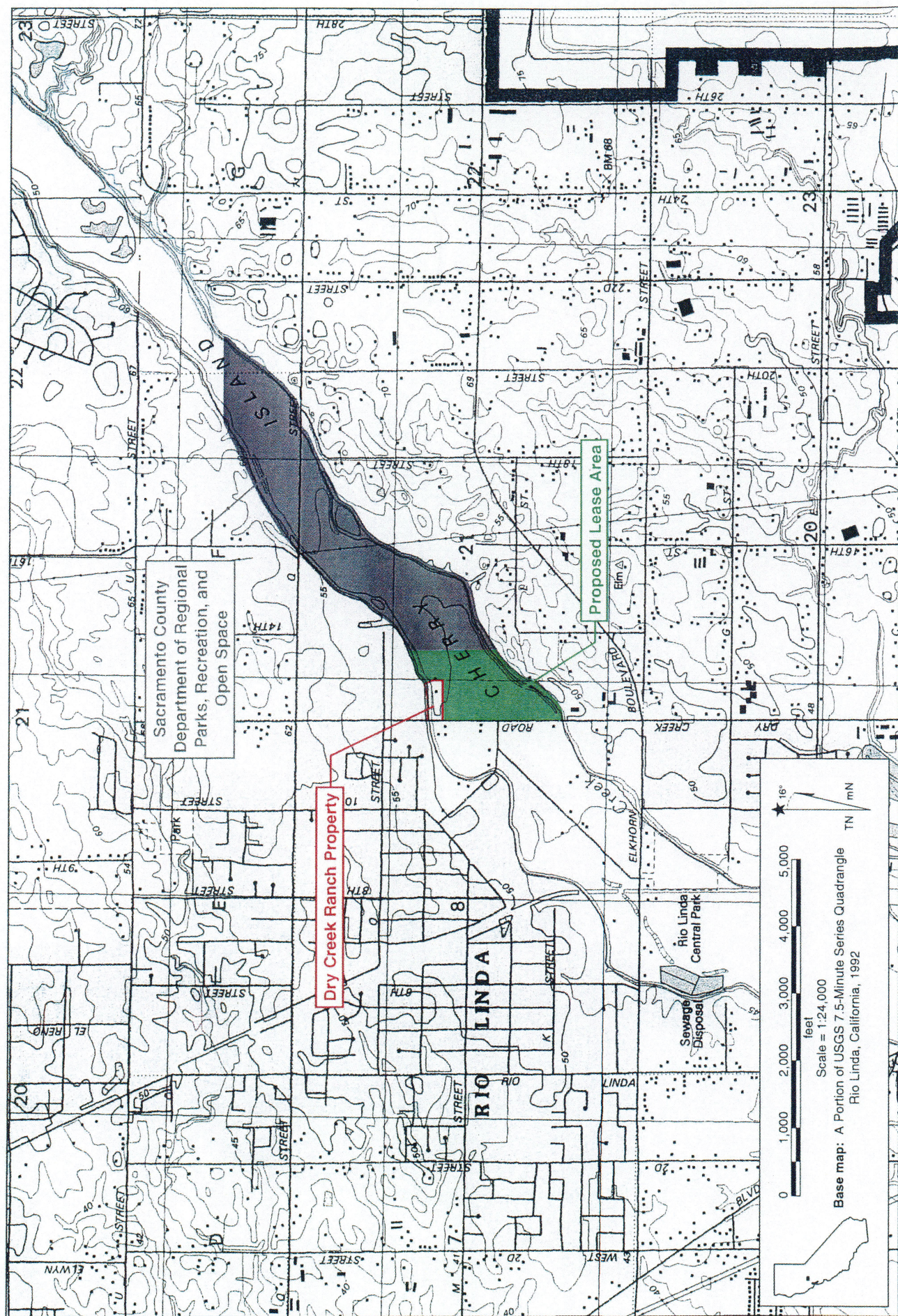
This master plan will set the long-term direction and the shorter-term management objectives for the Society's stewardship of the property. The mission statement above provides the long-term perspective of what the Society hopes to contribute to the community by sharing the property with Regional Parks and the communities of northern Sacramento County. The objectives presented above set out the benchmarks that the Society has identified for accomplishing the mission. The bulk of this master plan will define the policies and programs that the Society will implement on a daily and annual basis to go about achieving the objectives.

In addition to providing a concrete statement of the Society's mission and objectives for the property, the master plan is intended to serve as a communication tool. The Society will be able to use the master plan, or discreet portions of the document, for grant applications, partnership agreements, and outreach and coordination efforts. The master plan will help prioritize these efforts and help the Society and Regional Parks recognize those opportunities that are most consistent with the Ranch's vision.



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Map 1
Vicinity Map



Map 2 Location Map

Chapter 2

Resources and Facilities

The Dry Creek Ranch is located in northern Sacramento County, to the east of downtown Rio Linda. The property is located at 6852 Dry Creek Road, which is approximately 0.5 mile north of Elkhorn Boulevard. The property is bounded by Dry Creek Road on the west, the north fork of Dry Creek to the north, and leased agricultural land within the Dry Creek Parkway to the east and south.

Sacramento County Acreage

In 1994, Sacramento County purchased approximately 175 acres of agricultural land in the Rio Linda vicinity and designated it as a parkway. The purchase includes the acreage between the two forks of Dry Creek between Dry Creek Road on the western boundary extending northeastward to 20th Street on the eastern boundary. This parkway land is managed by the Sacramento County Department of Regional Parks and Recreation.

The Dry Creek Ranch is subject to periodic overflows from Dry Creek but is suitable for agricultural production. The property includes structures, primarily the Dry Creek ranch house, that typify the type of buildings common to the area in the early 20th century. The County has recognized the potential to develop the location into a park that will be of interest to county residents as a commemoration of early settlers in the area and as a glimpse into local history.

To accomplish the overall goal of a park that will be attractive and interesting to the public, and to put the available land to its best use, the County awards two leases. One lease is to the Rio Linda/Elverta Historical Society for the development and maintenance of facilities designed for viewing by the public. The other lease is awarded by competitive bidding to an individual or company for active farm production. In keeping with the overall goal of establishing a park that is accessible and attractive to the public, both leases stress the importance of maintaining high standards of appearance.

Dry Creek Ranch Complex

The County currently leases 2.5 acres to the Rio Linda/Elverta Historical Society to develop and maintain the grounds and structures and to provide docents and

programs to interpret the history of the property to the public. Facilities located within the 2.5 acres include the 1912 ranch house, which is set approximately 300 feet east from Dry Creek Road, a caretaker's mobile home set 50 feet east of the ranch house, and an access road that runs along the north border of the leased property. Landscape features include a sycamore grove at the west end of the property, a picnic area and a grove of native oaks immediately south of the ranch house, a rose garden immediately west of the ranch house, and some ornamental plantings between the caretaker's home and the ranch house. The sycamore grove was planted by the Society as a tribute to the Rio Linda/Elverta Recreation and Park District for their ongoing commitment to the success of the Dry Creek Ranch Museum and Heritage Center. A large, metal shop building located adjacent to the eastern border of the leased property is currently used for storage by the agricultural leasee.

Utilities and Improvements

Table 1. Existing and Planned Utilities and Improvements

Improvements	Capacity
Parking	On access road: 25 cars, 2 buses South of grove (dry weather): 125 cars
Water and sewer	
Hookup for caretaker home	Septic tank (county)
Hookup for Dry Creek Ranch house	Septic tank (original)
Public restroom	Sweet-smelling toilets
Metal shop building	Septic tank (county)
Electricity	
Hookup for caretaker home	All facilities are served by a 50,000-volt-capacity transformer with a meter at each building
Hookup for Dry Creek Ranch house	
Shop building	
Lighting for grounds	

Chapter 3

Geographic and Historic Background

Geographic Context

The Dry Creek Ranch is located at the northern end of the Great Valley of California, commonly referred to as the Central Valley. In northern California, the valley is called the Sacramento Valley, while in southern California it is known as the San Joaquin Valley. The Central Valley is a relatively flat alluvial floodplain, composed of thousands of feet of sediments eroded from the surrounding mountains. The valley extends from the Tehachapi Mountains on the south, to the Klamath Mountains on the north. The valley is bounded by the Sierra Nevada Mountains to the east, and the Coast Range on the west. The valley measures nearly 475 miles in length, and has an average width of 45 miles. Elevations across the valley floor are relatively low—generally just few hundred feet above sea level. The northern and southern reaches of the Central Valley are each drained by a major river that bears a corresponding name: the Sacramento River to the north, and the San Joaquin River to the south. Before terminating in San Francisco Bay, both rivers reach a confluence, thereby composing the 750-square-mile delta region, located 30 miles east of San Francisco.

The communities of Rio Linda and Elverta are located in an unincorporated area of Sacramento County, approximately 10 miles north of the City of Sacramento. The Rio Linda/Elverta area, generally defined by the postal boundaries, has a population of approximately 20,000. In brief, Rio Linda was originally part of the Rancho Del Paso land grant established in 1844. Originally known as Dry Creek, developers renamed the area Rio Linda in 1910 after they purchased and subdivided the rancho into small, ten-acre ranch parcels. Nearby Elverta was named in 1908 for Elverta Dike, whose husband had given a building lot for a community church; however, the two areas share a common history and identity (Gudde 1969). Despite the recent construction of high-density housing tracts, the area has remained semi-rural to the present day.

Historic Overview

Prehistory

The Rio Linda/Elverta area lies in the ethnographic territory of the Nisenan Maidu. Also known as the Southern Maidu, the Nisenan inhabited the general area within the watersheds of the American, Bear, Yuba, and lower Feather rivers. Village sites within the Sacramento Valley are generally found on low rises near streams and rivers and on south facing slopes. Along Dry Creek, villages have been located on either side of the stream. During the early part of the historic period, the Nisenan had limited contact with the Spanish. In the late 1820s, fur trappers from the Hudson's Bay and American companies began expeditions into Nisenan territory. In 1832, a malaria epidemic introduced by northern trappers tore through the Sacramento Valley, decimating whole villages (Hurtado 1988: 46–47; Kroeber 1976: 395; Sacramento County Department of Environmental Review and Assessment 1997: 335–336).

Historic Period

European settlers in Alta California virtually ignored the Sacramento Valley for settlement until the mid-19th century. The Spanish confined their settlement of the region to a thin strip along the coastline; Mission Soledad, the farthest inland Spanish settlement, was only 30 miles from the sea. Following the discovery of the Central Valley by Pedro Fages in 1772, there were periodic forays into the region to search for suitable mission sites or in pursuit of runaway neophytes, but no permanent settlements. The most important Spanish explorer of the Central Valley was Gabriel Moraga. In 1806, Moraga explored much of the San Joaquin Valley, following the Kern and Kings Rivers into the foothills of the Sierra Nevada range. Two years later, he led an expedition into the mountains to the sources of the Calaveras, Mokelumne, and Cosumnes Rivers. Heading north along the lower Sierra, Moraga encountered the American River just below the current City of Auburn. He followed the American River down into the valley and eventually encountered the Feather and Sacramento Rivers, crossing the latter near Nicolaus. Moraga explored north as far as Oroville (Bean 1978: 43; Sacramento County Department of Environmental Review and Assessment 1997: 337).

Beginning in the late 1820s, American and British trappers began making inroads into the Central Valley. The most notable incursion was the Hudson's Bay Company expedition of 1832–33, led by John Work. Unbeknownst to Work, members of the expedition carried malaria, probably introduced from Hawaii. The disease spread rapidly through the party, at one point infecting 72 out of the 100 men comprising the expedition. For the Indians living in the valley, the newly introduced disease had a disastrous effect where the death rates reached 75% or higher (Hurtado 1988: 46–47; Sacramento County Department of Environmental Review and Assessment 1997: 338).

With the permission of Mexican authorities, Americans and Europeans began to establish permanent settlements in the Sacramento Valley beginning in the late 1830s. The first and perhaps the most famous of the early settlers was John A. Sutter, who founded his New Helvetia complex near the confluence of the American and Sacramento Rivers in 1839. The success of Sutter's colony led to further white settlement on the rich interior lands, and within a few years there were isolated ranches scattered from the junction of the Sacramento and San Joaquin Rivers as far north as Red Bluff. On December 18, 1844, the Mexican Governor of California granted Elias and Hiram Grimes 44,371 acres north of the American River. Known as the Rancho Del Paso, the grant extended north from the American River for seven miles to the Grant Line road (currently U Street) and east from the present Old Marysville Road for 10 miles to near Manzanita Road in Carmichael. These boundaries included much of the Rio Linda area (Dillon 1967; Perez 1996).

The Rancho Del Paso has the distinction of being one of the few Mexican land grants held intact into the 20th century. Although originally granted to the Grimes Brothers, the first settler on the rancho land was lessee John Sinclair, who established a residence near the American River. In August 1849, the Grimes sold the rancho to Samuel Norris, to whom the U.S. government granted a patent to the land in 1858. After using the land for a variety of agricultural and ranching purposes for more than a decade, in 1862, Norris sold Rancho Del Paso to James Ben Ali Haggin and Lloyd Tevis. Haggin and Tevis attempted unsuccessfully to subdivide the land, and consequently it was under nearly constant litigation for nearly 20 years. Finally in 1881, Haggin decided to use the rancho lands to raise horses. In time, it became one of the most famous horsebreeding establishments in the United States (McGowan 1961: 182, 263–264; Perez 1996).

In 1905, Haggin decided to sell his stock and dispose of the Rancho Del Paso land; however, it required five years to accomplish the final disposition. In January 1910, the Sacramento Valley Colonization Company, a subsidiary of the United States Land Company of Chicago, purchased the Rancho. The company then announced plans to subdivide the land and establish 2 towns, one near the Southern Pacific station at Walerga and the other near Dry Creek station of the Sacramento Northern Electric Railway (two years earlier, in 1908, the Sacramento Northern had laid out the town of Elverta north of Dry Creek station). The company first gave the city of Sacramento the option to purchase lands for a park. The following year, Sacramento selected 900 acres near Arcade Creek and developed the land as the Del Paso Park and Haggin Oaks Golf Course (McGowan 1961: 183; Sacramento County Department of Environmental Review and Assessment 1997: 341).

To make the area more alluring, the Sacramento Valley Colonization Company renamed the Dry Creek area "Rio Linda" and began a sale promotion in Minneapolis and other parts of the Midwest. Parcels were sold at \$400 to \$500 an acre, and the first buyers moved into the area in 1913. Around the same time, Alva Roebuck purchased about 21,000 acres in the area, and the Interurban Acres Land Company bought 12,500 acres to further subdivide and sell. By the 1920s, the area was widely marketed as an ideal location for poultry farming, orchard

farming, and horse ranching. Despite the construction of modern tract housing in recent years, the area has remained semi-rural since that time (Gudde 1969: 101, 270; McGowan 1961: 183; Sacramento County Department of Environmental Review and Assessment 1997: 341).

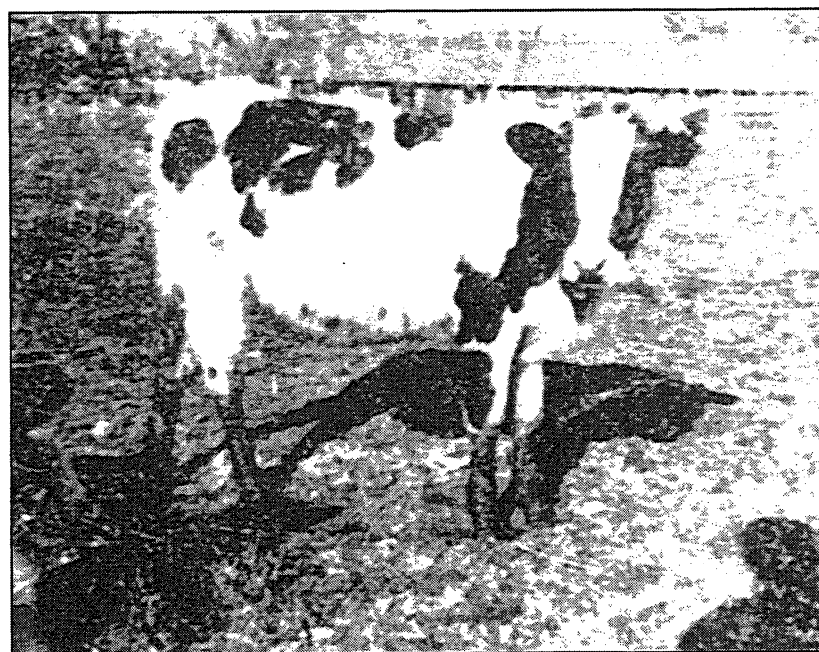
Dry Creek Ranch

Beginning in 1910, developers began subdividing and selling the rancho land in the Rio Linda area. One of the subdivided properties was the farm now known as the Dry Creek Ranch. The ranch is located on fertile river bottom lands of the southern end of Cherry Island. The 2 branches of Dry Creek form the island. The Dry Creek Ranch was originally part of the 12,500 acres purchased and subdivided by the Interurban Acres Land Company, which later became the Sacramento Suburban Fruitlands Company and marketed the Rio Linda area as ideal for orchard crops. In June 1914, David Smith purchased the 45 acres comprising lots 52, 53, and 65 of Rio Linda Subdivision No. 1 from the Interurban Acres Land Company. These 45 acres formed the core of the Dry Creek Ranch. Two years later, Smith had completed a permanent residence on lot 52 and was cultivating an orchard, alfalfa, and a truck garden. His plans for the ranch included the installation of an underground irrigation system (Bastian, personal communication 2000; Butler 1923; Rio Linda/Elverta Historical Society n.d.).

In 1925, Smith died in his home after suffering a heart attack. Because his wife, Jessie Smith, had predeceased him in 1922 and the two had no children, the Dry Creek Ranch passed to his brother Alexander Smith. Alexander Smith lived and worked the ranch for nearly a decade before he, too, died at the house in 1934. After 2 years of probate, the land was purchased for \$3,500 by Edgar William Johnson of Elk Grove. In addition to the Dry Creek Ranch, Johnson purchased an adjacent property and turned the parcels into a dairy farm. Improvements Johnson made to the property include a milk barn and milk house, a second barn, and a bunkhouse for hired men. At one point, the farm ran over 100 milk cows. In 1943, however, the Bank of America foreclosed on Johnson's loan and sold the property to Edwin Betschart, a successful local dairyman. In August of that same year, Betschart sold the ranch to George and Amelia Geiger. The Geigers, and later their sons, ran the dairy until 1954. At that time they sold to the Corporation of the President of the California Stake, Church of Jesus Christ of Latter Day Saints. The Mormons operated the ranch as the Linda Creek Dairy for less than a year before selling the herd and switching to beef cattle. About thirty acres of the ranch were used for cultivating tomatoes. During this time, the property became known locally as the Mormon Ranch. In 1984, the Church of Jesus Christ of Latter Day Saints sold the ranch to Daniel and Judith Paige and Charles J. Morris, who used the property to cultivate various crops. Following Morris' death in 1994, the Paiges sold the ranch to the County of Sacramento (Rio Linda/Elverta Historical Society n.d.).

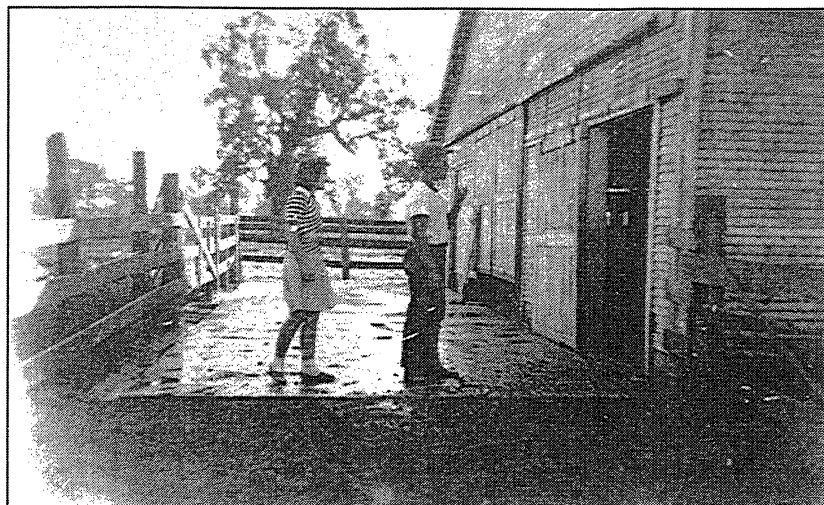


View with Ranch House at right showing attached laundry and mud room at rear, and small house built by Clarence Geiger in distance (ca. 1943–1954).

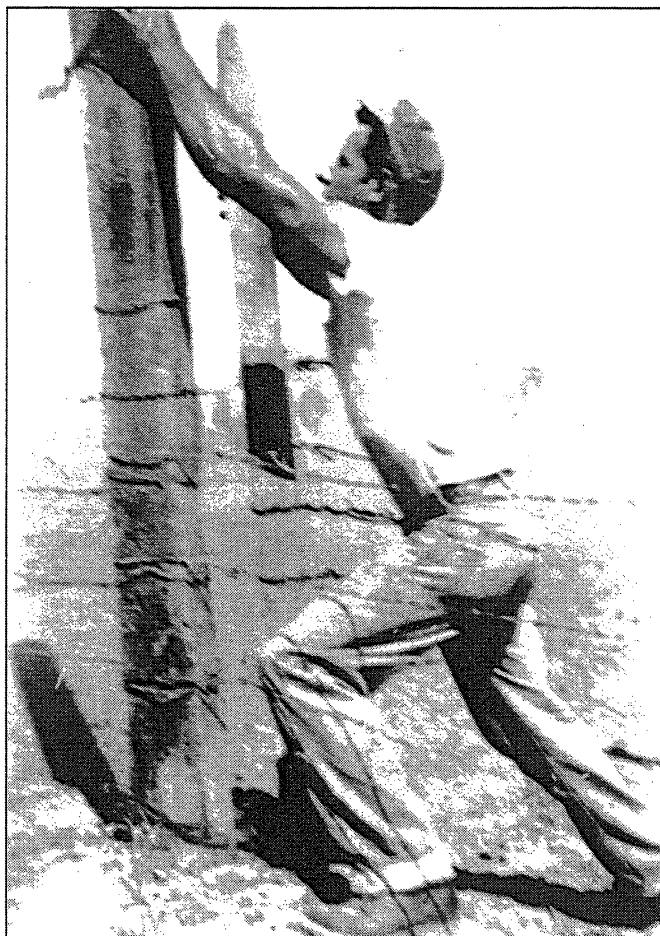


Milk cow with milk barn in background (ca. 1943–1954).

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Anne and Elmer Geiger at feed barn (ca. 1943–1954).

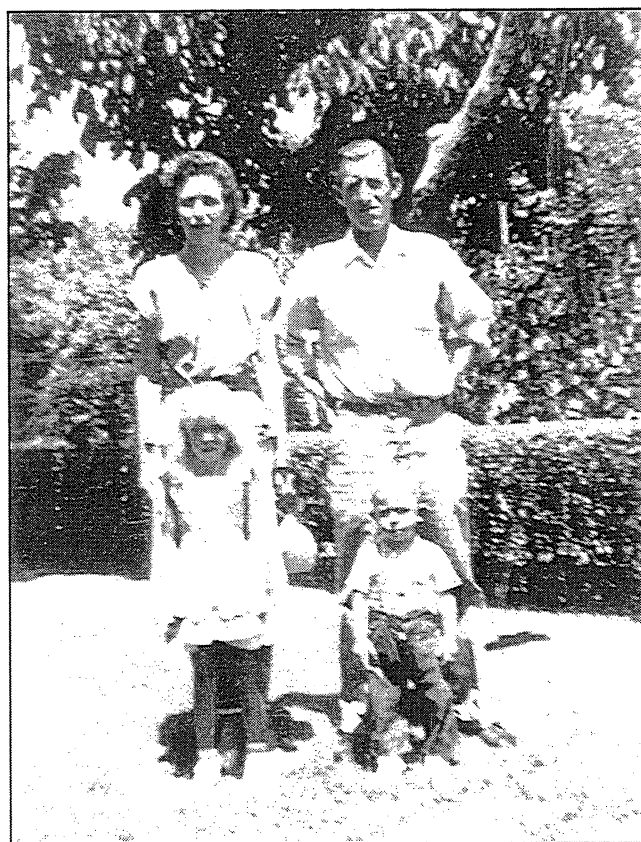


Elmer Geiger (ca. 1943–1954).

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Amelia and George Geiger (March 11, Downieville, California).



Joyce, Carol, Clarence, and Danny Geiger (ca. 1943–1954).

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Figure 3
Dry Creek Ranch Historic Photographs

Chapter 4

Land Use and Site Planning

The purpose of the Land Use and Site Planning element is to establish the specific long-range resource management objectives and policies necessary to protect and perpetuate the resource values of the Dry Creek Ranch. This element identifies specific resource sensitivities and physical constraints, and establishes the Society's guidelines for acceptable levels of development and use with respect to these values. The major programs that need to be developed to protect and perpetuate the heritage resources of the ranch are identified; however, specific means of implementing these programs are to be formulated as funding becomes available and more in-depth study is done.

The Dry Creek Ranch Museum and Heritage Center will serve the public in a variety of ways including historical interpretation, agricultural experiences, community events, and recreational activities. The facilities needed to implement the many uses have been carefully planned to be in harmony with the environment in which they are located and to serve their purpose efficiently.

Site Planning Considerations

Sacramento County

As a facility within the Sacramento County Department of Parks, Recreation, and Open Space, the Dry Creek Ranch Museum and Heritage Center shares the department's purpose of providing for public education, enjoyment, and recreation. The Dry Creek Ranch Museum and Heritage Center is also subject to County environmental review, flood plain management, and health and safety requirements. Compliance with these requirements is described in greater detail in Appendix B.

Dry Creek Parkway

The Dry Creek Ranch has been designated as a Historic and Cultural Resource Area within the Dry Creek Parkway Master Plan. According to the master plan, "this designation is applied to areas for the purpose of preservation and interpretation of historical and cultural resources. Cultural resources include historical and archaeological settings, sites, buildings, features, artifacts and/or

areas of ethnic, historical, religious or socio-economical importance. Interpretation near or upon known sites should be undertaken only when adequate security is available to protect the site and its resources. Permitted development and activities in this designation should avoid or minimize any adverse effects to such resources. . . . this land use designation can both preserve resources and provide community benefits by linking the present with the past in dynamic cultural resource management and historic preservation activities.” One of the policies of the Parkway master plan dictates that a master plan will be developed for areas designated as a Historic and Cultural Resource Area. This master plan for the Dry Creek Ranch Museum and Heritage Center serves to meet that policy requirement.

Eligibility for Listing as a Historical Resource

The 1912 ranch house does not appear eligible for listing in the National Register of Historic Places (NRHP) or the California Register of Historic Resources (CRHR) due to a loss of integrity of design, materials and workmanship. The house has been subjected to extensive interior and exterior modifications over the years. While the overall size and massing of the house is consistent with the original design, the materials and exterior features have been changed or removed. In essence, the house appears to be stripped of its historic character. Furthermore, the 2.5 acre ranch does not retain integrity as a complex due to the loss of the historic barn and the introduction within the past decade of the sycamore grove, the rose garden, the caretaker’s home, and the large metal shop building. However, the setting, feeling and association of the property as an early-20th-century ranch remains intact when viewed in the context of the entire 175 acres. While this is not sufficient to qualify the property for listing in the NRHP or the CRHR, it is sufficient as a starting point for renovating the property to interpret the history of early-20th-century farming in the area. With the renovation of the ranch house, the reconstruction of several ranch buildings, and the continued use of the surrounding lands for agricultural production, the property will continue to convey the significance of this important period in the community’s history.

Land Use and Site Planning Policies

Parking and New Entrance Road

A key consideration for preserving the agrarian context and experience of the ranch is dependent upon preserving the views of the agricultural setting. The design and location of visitor parking, circulation, and infrastructure should be carefully considered to be consistent with this goal. Techniques for maintaining the historical views of the property and the entry experience to the property have been successfully accomplished in many heritage tourism sites across the county— notably at Southern plantations and estates. The Dry Creek Ranch Museum and Heritage Center offers special opportunity for a similar entry

experience and scenic view since Dry Creek Road has an elevated roadbed and the ranch and surrounding undeveloped property are prominently visible from the roadway, as they would have been over the last near century.

However, fire safety standards require a minimum of two modes of egress from the property, and the property currently affords only one. The ranch program and anticipated events should be analyzed to determine overall use and numbers of visitors. It is likely that all parking could be accommodated in the existing area, with designation of overflow areas during special events. It is likely that special events would not coincide with peak traffic volumes on Dry Creek Road and that a new entrance would not be necessary from Dry Creek Road. In addition to potential inconsistency with the objective of preserving the historical entry to the ranch, a new entrance road is also likely to require the removal of hedgerow plantings along Dry Creek Road and would disrupt the agricultural setting and the ranch character of the farm fields, specifically through the introduction of a developed road, the addition of a new gate and signage, and the removal of vegetation. The following policies will guide the development of a circulation plan for the museum:

- The circulation plan shall retain the existing entry drive as the main property access route.
- The service road from Q street will be upgraded to meet code and will serve as the second mode of egress while preserving the agricultural setting.
- Parking shall be concentrated in the developed areas around the ranch house, perhaps by siting new parking to the east of (behind) the ranch house.
- Alternatives shall be considered to minimize asphalt paving and to maintain undeveloped ground, including installing cellular pavers which allow vegetation growth, decomposed granite, or managed vegetation.
- Overflow parking alternatives shall be considered, including off-site parking during high-volume events.

Display Area

Farm equipment is currently displayed along Dry Creek Road, which is a typical arrangement within a farm setting and context. In the spirit of consistency with maintaining a working ranch setting, the most appropriate locations for the equipment are likely where it currently is: adjacent to the ranch outbuildings or on the north side of the entrance road, as equipment is often stored on roadsides or near the barns and shops. Placing the equipment in the open field would not be a typical location. Placing the equipment near the outbuildings (and the caretaker's home) may also reduce the potential for vandalism and theft.

Event Services and Commercial Use

During some events there will be the need to locate temporary services, such as vendors, caterers, or temporary demonstrations. Once the program for receptions and larger events are scheduled and the necessary facilities are conceptualized, these elements can be sited and designed to not detract from the overall agricultural setting and views from Dry Creek Road or the ranch house. Clustering commercial use east of or immediately south of the house is likely the most appropriate location. The following policy will guide the development of event services and commercial uses:

- Event services and commercial use shall be concentrated near the existing buildings rather than in currently open areas where they would introduce new visual elements.

Diversity in Farming

In regard to gardens and crops, it could be a powerful and valuable interpretive educational tool to feature demonstration kitchen gardens around the ranch house (perhaps on the south and east), showcasing the foods, herbs, and gardening techniques of the ethnic groups who have settled in the region. Seasonal crops may also be desired, such as a community pumpkin patch. Local organizations such as 4-H, Future Farmers of America, and Boy Scouts and Girl Scouts may have interest in these programs. The following policies will guide the development of gardens and crops.

- Gardens should be designed and operated in a manner consistent with a typical working farm to the greatest extent feasible.
- Partnerships with other community groups should be explored to identify gardening techniques and volunteers.
- Crops grown in the agriculture fields shall reflect those typically cultivated in the area over the last century.

Trails

County Parks is currently in the process of updating the master plan for the Dry Creek Parkway, including a regional multi-use trail. The Dry Creek Ranch Museum and Heritage Center could likely become a destination or rest stop along the trail. Planning of trails on the ranch property should be coordinated with the plans and programs in the Dry Creek Parkway master plan to ensure connectivity and consistency. Trails and services for equestrian uses may be planned in conjunction with Gibson Ranch farther upstream along Dry Creek. The following policies will guide the development of trail systems.

- Trails leading to the Dry Creek Ranch Museum and Heritage Center shall be designed to connect with the Dry Creek Parkway multi-use trail.
- Trails shall be designed following specifications and guidance provided in the Parkway Master Plan.
- Trails shall be designed to be as unobtrusive as possible, preserving the agrarian setting of the historic ranch.

Disabled Access

To make the ranch experience accessible to all, disabled accessibility must be considered. This means all pathways, entrances, and exits must be accessible to wheelchairs and walkers. In addition, the Ranch will have all the necessary equipment needed to help the hearing and visually impaired experience the visit on the farm to the fullest. The following policies provide guidance for all projects.

- A special plan for the hearing and visually impaired will be designed with the help of the Office of Special Education, Sacramento County Office of Special Education.
- Alternative media for interpretive programming may be created throughout the ranch for the hearing and sight impaired. They will be made portable so that they can be brought out for use of children with special needs.
- All programs and site improvements will incorporate considerations for disabled visitors as directed by the Americans with Disabilities Act.

Agricultural Lands

Cultivated agricultural lands in the area represent an important aspect of the Valley's history and are recognized as significant to the community of Rio Linda/Elverta. The retention of this land in cultivated agriculture is considered of importance in providing the appropriate ambiance for the ranch.

- The agricultural land around the Ranch shall be used as farmland to preserve the sense of vast rural openness which characterizes the history of the area.

Land Needs

A number of programs addressed in the Master Plan could be expanded if additional lands were to become available for the Society to lease. As lands become available, the Society will prepare a proposal outlining the intended uses, the benefits to implementation of this master plan, and the financial commitments involved for the County's consideration. All discussions regarding land acquisition are intended for long-range planning purposes only and are not a

commitment for acquisition. Although some aspect of the following land uses could be implemented within the current 2.5 acres, a total acreage of approximately 40 acres would facilitate the success of the programs outlined in this master plan.

Demonstration Field

The Society has a strong relationship with area groups that are interested in the display and demonstration of historic farming equipment. These activities can be incorporated into the interpretive programs as an additional technique that will make the agricultural heritage come alive as participants watch how different technologies afforded different farming techniques. This interpretive technique requires the use of a substantial area that would allow machinery to maneuver and function according to that machine's purpose. The following policies will guide the development of demonstration field and demonstration areas for historic farming equipment.

- Opportunities should be determined for allowing hands-on use of historic farm equipment in combination with crops for seasonal use and demonstration purposes on the existing 2.5-acre lease property by coordinating closely with the agricultural leasee.
- Historic farm equipment activities shall be coordinated according to a written agreement between the Society and the Early Day Gas Engine and Tractor Association, Inc.
- Activities shall be planned to afford both recreation for the equipment owners and opportunities to interpret farming history to visitors.
- Equipment activities shall not conflict with the agricultural leasee's farming activities.
- Expansion of leased lands shall be pursued with Regional Parks to better suit this activity.

Living History Overnight Accommodations

The Society hopes to provide special-use, living history overnight accommodations. These facilities will be used by groups in conjunction with planned interpretive programs. Due to the preference to locate overnight accommodations to the east of the ranch house complex, these facilities would be developed on acreage that may be leased in the future. The following policies will guide the development of living history overnight accommodations.

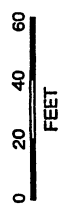
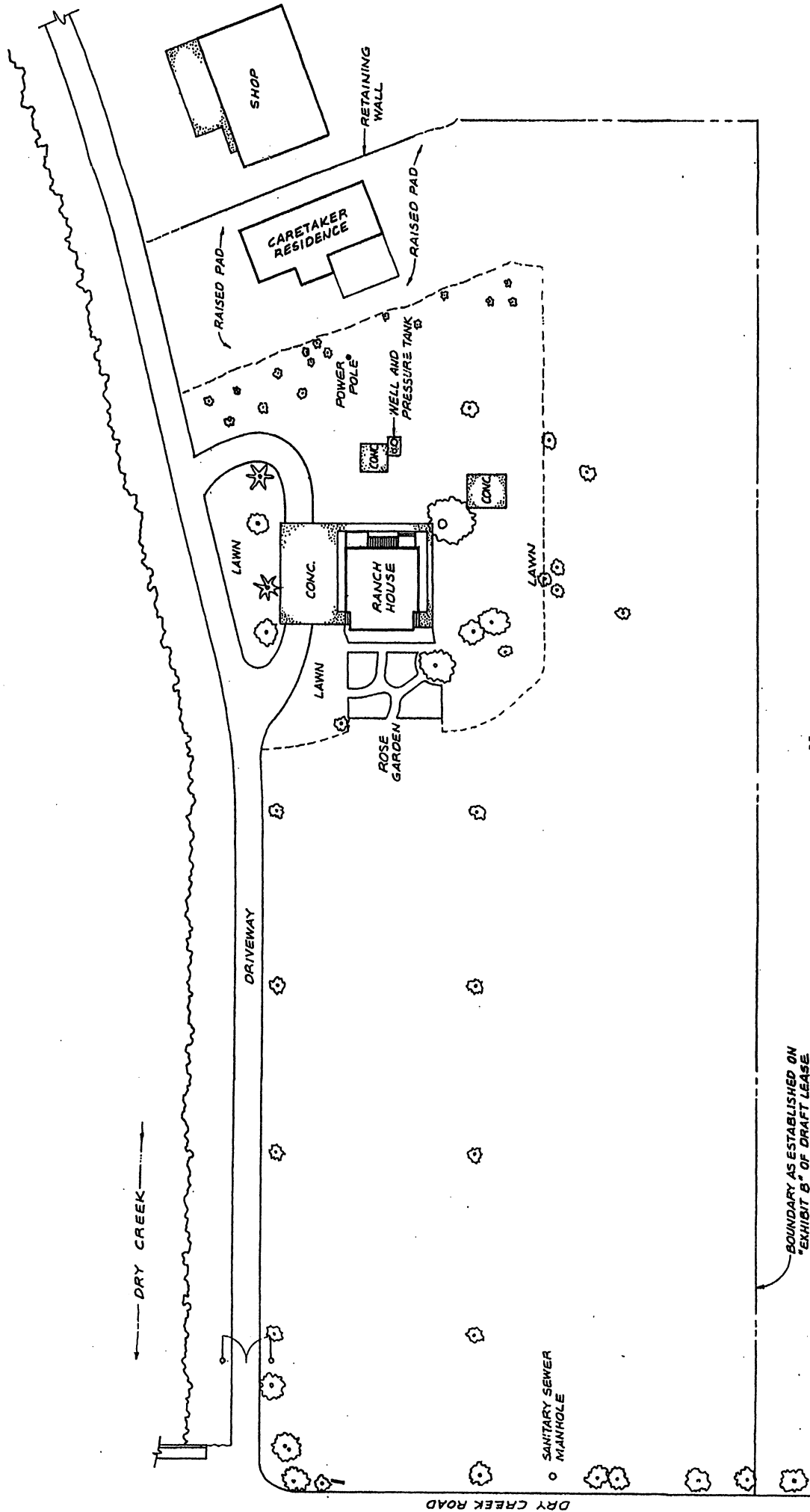
- Development should be clustered near the main facility, east of the metal shop building. This location is preferred because of the visual screening provided by the existing buildings, its distance from the creek allowing additional protection from flooding, its proximity to existing utility

connections, and its proximity to the caretaker's home, allowing for ease of maintenance and reduced threat of vandalism.

- Living history overnight accommodations shall be designed and programmed in such a way to not be visually obtrusive or detract from the agrarian sense of place.
- The location of the living history overnight accommodations shall be determined with consideration of preserving the agricultural setting by maintaining broad, open, undeveloped, and unobstructed vistas as viewed from Dry Creek Road and from the ranch house.
- Living history overnight accommodations shall consist of primitive tent camping on an overnight basis near the Dry Creek corridor, which would require minimal to no infrastructure.
- Improvements to living history overnight accommodations shall consider both agricultural setting, aesthetics, and the likelihood of flooding by limiting development to spartan amenities such as water service and a portable toilet.

Borrow Pit

This feature has not yet been evaluated. Each winter the pit fills with rain water. Primary reasons for fencing of aquatic features in this area would be for the exclusion of cattle (to protect habitat function) and exclusion of people (for child safety). It is questionable if fencing is necessary here, provided cattle use is limited and child use is supervised.



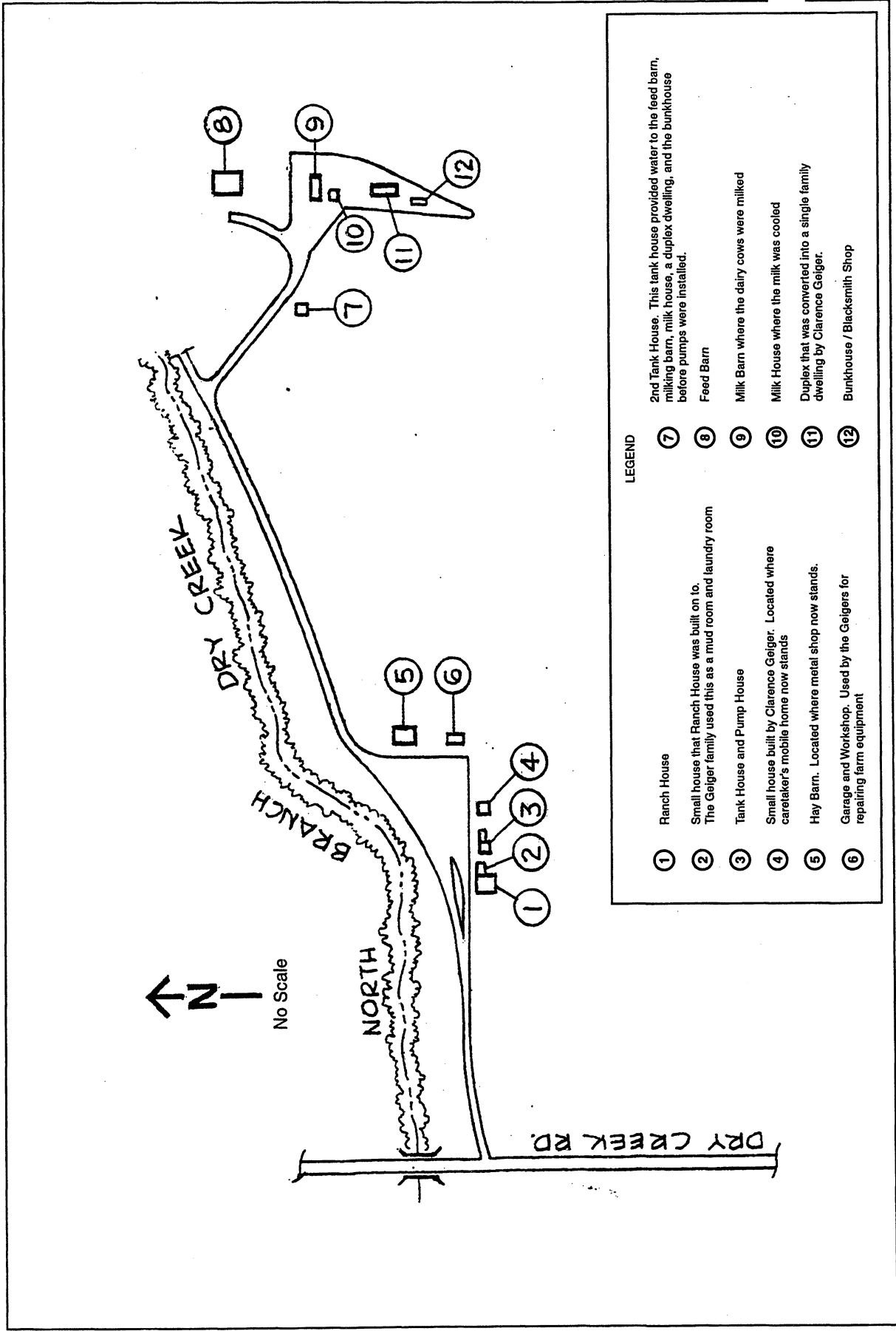


Source: USGS Aerial Photo, August 7, 1997.

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Map 4
Aerial Photograph



Source: Earl Geiger and John Posehn, Historian, Rio Linda / Elverta Historical Society.

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Map 5
Map of Buildings Formerly Existing on Site

Chapter 5

Renovation Program

All work conducted under the restoration program must be reviewed and approved by the Society prior to commencing work or committing funds. The committee will consult with the necessary experts, including their historic architect, the State Historic Preservation Office, and the County to ensure that the work is consistent with professional standards. This will include coordinating with the Director of Regional Parks to acquire the necessary environmental reviews as guided by appendix B.

Ranch House

The ranch house has experienced many modifications over the years. While the form and massing of the building remains true to its historic character, many of the exterior and interior materials and design details have been lost. Rather than proposing to undertake a restoration of the historic integrity of the house, the Society plans to renovate the house for use as a museum. The downstairs will be renovated to meet three uses: museum display space in the front rooms, Society offices in the southeast room, and kitchen space for use by Society staff in the northeast room. The upstairs will be renovated to provide period rooms for interpreting the history of the ranch, a reference library for the Society with limited public access, and minimal storage space.

The Society has identified the following improvements that will be necessary to achieve this renovation:

- Install air conditioning and climate control systems
- Activate the security system that has already been wired
- Complete the renovation of the kitchen
- Complete the renovation of the office area
- Convert the upstairs bathroom to a storage or docent staging area
- Establish a pest control system
- Plan and install detail finishing throughout the house
- Plan access improvements in compliance with the Americans with Disabilities Act and in conjunction with the County program assessment efforts

Museum Spaces

The museum space downstairs serves several purposes. Interpretive displays and revolving exhibits will be arranged in these spaces, providing an introduction to the heritage of the community for visitors. The front rooms may also serve as a staging area for small tours. This space will be renovated with as much sensitivity to the historic character of the house as possible. For example, window surrounds and trim that have failed over the years have been replaced with wood surrounds and trim that are compatible with the style of the house. Future renovation work will continue to follow this standard for compatibility with the 1912–1922 period of interpretation. The Society has identified the following projects that will be planned and implemented to create the museum space:

- Determine display needs, including accommodations designed in compliance with the Americans with Disabilities Act.
- Design appropriate exhibit furnishings
- Acquire and install exhibit furnishings
- Develop displays and exhibits

Period Rooms

There will be two bedrooms upstairs that will be renovated as period interpretive spaces. Ongoing research will guide the selection of furnishings and finishes to ensure compatibility with the 1912–1922 period of interpretation. The Society's collection of artifacts and furnishings that focus on this period will be integrated into these display spaces. The rooms will be viewed from the hallway in most cases. Docents or first person interpreters may occupy the room to facilitate their interpretive programs. The hallway may also be used to display historic photos of the ranch and its former occupants. The following projects will be planned and implemented to create the period rooms:

- Research and document the interpretive themes represented by the period rooms
- Develop furnishing plans that support the interpretive themes
- Acquire and install the period furnishings and finishes
- Develop interpretive programs that utilize the period rooms

Administrative Spaces

In order to perform the many administrative functions for the Ranch, the Society needs a space devoted as an office. For the short term this space will be located within the Ranch House, in the southeast corner of the first floor. Longer term

plans may include the incorporation of administrative spaces such as additional offices, meeting rooms, or storage in non-public spaces of other new facilities (such as the reconstructed barn). The following policies will guide the development of administrative spaces:

- Access to administrative spaces shall be limited to staff, volunteers, and other Society personnel. Visitors to the Ranch will be restricted.
- Administrative spaces shall be incorporated in a manner that does not detract from the historic setting of the Ranch.

Accessibility

As a public facility, the Dry Creek Ranch Museum and Heritage Center must comply with the Americans with Disabilities Act. The goal is to provide equitable access to the facilities and programs for all visitors, regardless of physical disabilities. The Society will work with the Sacramento County Department of Special Education and/or the Therapeutic Recreation Services division of Regional Parks to determine the best approaches to landscaping for maximum accessibility. The following policies will guide the development of accessible grounds and programs:

- Any walkways leading to the house, to the interpretive areas, and to any other public areas shall be made handicapped accessible.
- The public spaces on the first floor of the ranch house shall be made fully accessible. Displays will be incorporated on the first floor to provide interpretation of the second floor spaces which are not accessible.



View of Dry Creek Ranch House from Dry Creek Road entrance, looking east.



View of Ranch House fronted by memorial rose garden, looking east.

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Figure 4
Dry Creek Ranch Photographs



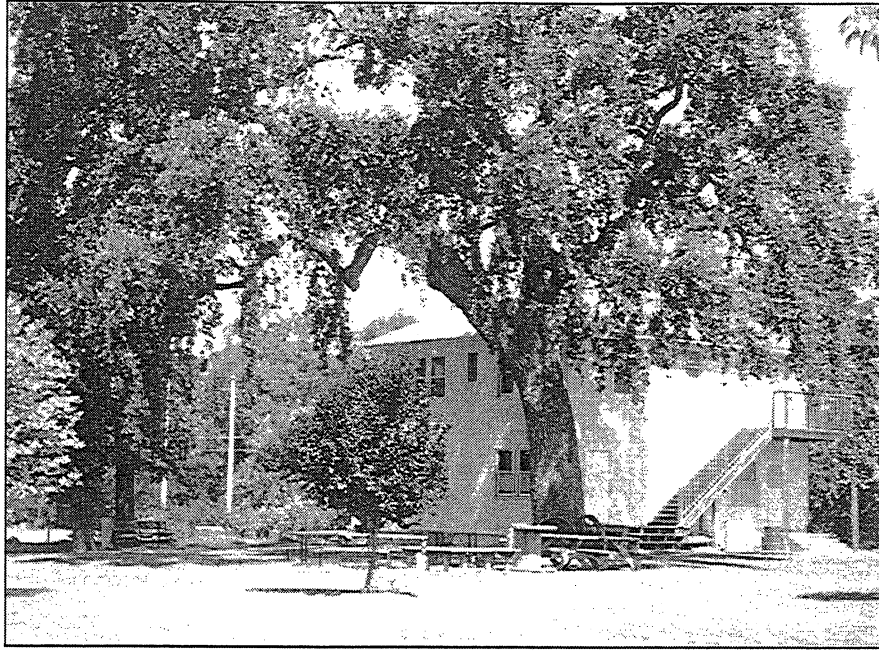
View of Ranch House, looking southeast.



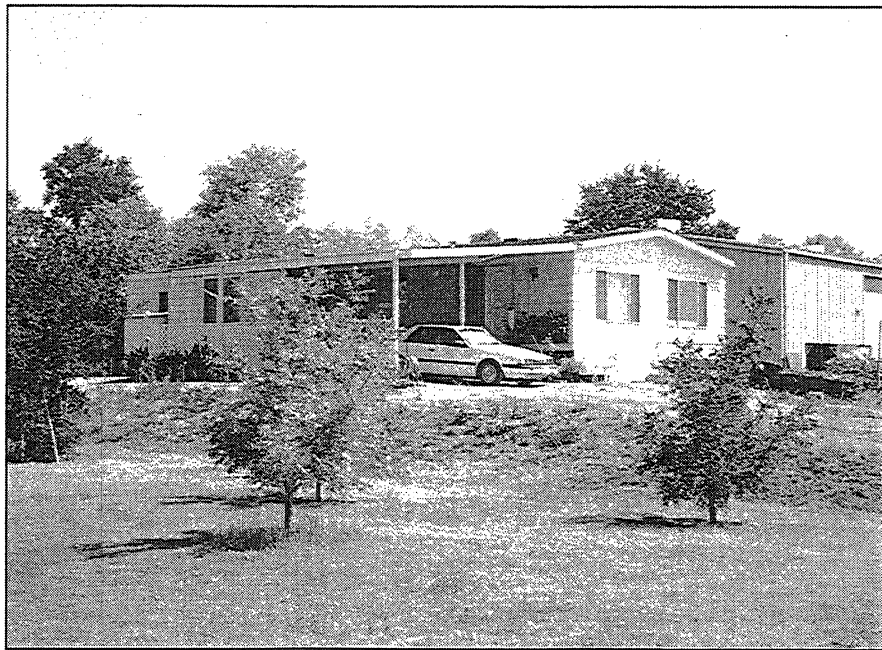
View of Ranch House porch and memorial rose garden looking west toward Dry Creek Road.

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Figure 5
Dry Creek Ranch Photographs



View of Ranch House with picnic grounds, looking northwest.



View of caretakers residence and metal shed, looking northeast.

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Figure 6
Dry Creek Ranch Photographs

Chapter 6

Facilities Development

Caretaker's Home

Because the ranch is relatively isolated and used only for interpretive programs and events, it is vulnerable to theft and vandalism. A caretaker living on the property is one method of preventing anyone on the premises without permission. The caretaker will be provided with reduced housing costs in lieu of payment, with duties to be defined by the terms of a separate contract to be negotiated with the Society. The primary purpose of the caretaker is to ensure security of the premises and to support the Society's goal of stewardship of the ranch museum. Thus, the following policies will guide the responsibilities and accommodation of the caretaker:

- The Society shall provide a residence that is adequate in size and amenities for a single person or a couple in exchange for security related duties such as patrolling, reporting intruders, and minor grounds maintenance as defined in a separate contract between the caretaker and the Society.
- The caretaker residence shall be located and constructed in a manner that will not be intrusive or detract from the historical setting or interpretive goals of the ranch museum.

Security Improvements

A gate has been placed at the entry to the driveway off of Dry Creek Road. Locks and keys to the gate will be provided by the Society to the caretaker, the agricultural leasee, and to select members of the Society as appropriate. Lighting is another essential improvement for maintaining security. The caretaker must be able to see the grounds surrounding the ranch house, and future facilities, to monitor for trespassers. The following policies will guide the development and maintenance of security related improvements:

- Access for County maintenance personnel, scheduled tours, and other visitors shall be provided only through advanced arrangements with the caretaker or members of the Society's Board.

- Lighting shall be installed and maintained to illuminate the Ranch House and immediate grounds in a manner that supports the security purpose with as little detracton as possible from the rural setting and historic character of the ranch.

Blacksmith's Shed

Historic research indicates that blacksmithing activities were conducted on site as needed. The Society has identified interpretive opportunities, as well as volunteers and equipment, to educate visitors about this craft. In order to house this activity, the Society will build a shed structure, consisting of a concrete floor, posts, and a roof. The following policies will guide the development and maintenance of the blacksmith's shed:

- The shed shall be designed and constructed in accordance with requirements for construction in the flood plain.
- The shed shall house equipment only during on-going programs. The equipment shall be maintained by the volunteers who are conducting the program.
- The shed may be used for other, compatible, purposes when not being used to house the blacksmithing equipment and program.

Barns

Historic research indicates that there have been at least two barns on the property. One was located in close proximity to the east of the ranch house. Indications are that this was a two-story barn. The second barn was located farther to the east. This barn was in disrepair when the County obtained the property, and burned down sometime in the mid-1990s. Reconstruction of one or both of these barns will be tremendous benefit to the interpretation of early-20th-century ranching. The following policies will guide the reconstruction and maintenance of barn structures on the ranch property:

- Additional historical research shall be conducted to identify the locations and configuration of historic barns on the property. Plans for reconstruction shall be based upon this research.
- The function of the reconstructed barns shall primarily be to interpret the historic functions of the barn on the ranch during the early 20th century. Secondary spaces within the barns may be used for Society purposes (such as meeting rooms, offices, or storage) if planned in a manner that does not detract from the interpretive purpose.

Tank House

A small tank house will be built immediately to the east of the ranch house. The tank house will be designed to be as unobtrusive as possible. The designs will be reviewed by the County in accordance with the compliance process outlined in Appendix B to ensure compatibility with environmental regulations and for construction in the flood plain.

Restrooms

There is a need to provide restroom facilities for public visitors, the caretaker, and Society personnel. Two septic tanks serve the property: one that is original to the property and one that was installed by the County. The former serves the ranch house and the latter serves the caretaker's home and the metal shop building. The Society and the County have examined the options for public restrooms and determined that sweet-smelling toilet (SST) units will be funded through grants and maintained by the Society.

Landscaping

Current landscaping features include the sycamore grove to the west of the ranch house, the memorial rose garden immediately adjacent to the west facade of the ranch house, and decorative trees and plantings directly west of the caretaker's home. Pathways and other circulation features are informally established. Interpretive landscaping, such as gardens, are not yet conclusively located. A coordinated site plan, including circulation, landscaping, and the siting of interpretive programs, should be developed within the first year. The guiding principle of the site plan should be to restore and maintain the historic agricultural setting and character of the ranch while facilitating the interpretation of early-20th-century ranching and farming.

Chapter 7

Interpretive Programs

Audience

School Groups

The demand for high-quality destinations for school field trips is greater than the available supply. The interpretive programs for the Dry Creek Ranch Museum and Heritage Center have been developed to work well within the California history and social science content standards and with the evolving Service-Learning Program. The interpretive programs will allow area teachers to incorporate field trips to the Dry Creek Ranch Museum and Heritage Center into their lesson plans for grades K through 8. Older students can incorporate projects at the Dry Creek Ranch Museum and Heritage Center into their own service-learning or club projects.

Youth Groups

Areas set aside for youth-group activities are scarce in the Sacramento Valley. The living history overnight accommodations in particular are intended to provide a facility for use by area scout troops. The interpretive programs, such as the Environmental Learning Program, can be incorporated into visits by the scouts and other youth groups. Another group that has already benefitted from the ranch programs is the Sacramento County Juvenile Works Program. They have already contributed their time creating a trail along the creek and may help with other projects in the future.

General Public

The Dry Creek Ranch Museum and Heritage Center will provide a place for all members of the community and the region to enjoy recreational and educational programs focused on the farming history of the early 20th century. Depending upon the availability of docents and volunteers, the Society plans to host general admission days on a regular basis. Special events will be planned and advertised to encourage public participation in demonstrations, special exhibits, and other

programs. Opportunities will be provided for travelers along the Dry Creek Parkway trail system to enjoy a side trip to the ranch.

Interpretive Themes

The interpretive themes presented here have been crafted to support the state History-Social Science Content Standards. This will help area teachers incorporate field trips to the Dry Creek Ranch Museum and Heritage Center into their lesson plans. It will also help the Society with customizing the day's events for each group visiting the ranch. The content standards are included in appendix C of the master plan.

This section of the master plan provides the themes and their associated message, the techniques for conveying the message, and the most appropriate facilities for conveying the message. In order to implement this section of the master plan the Society will develop a module for each theme. The modules will include information for the docents to use with their audience, with options for use with different age groups. These modules should at minimum include: a statement of the interpretive theme and message, enough historic background for the docent to understand the story, specific activities that the audience can participate in to experience the story, and options for customizing the module to different age groups.

It is understood that as each program is attempted it will be tested for continuance, or perhaps the Society will consider a new and more meaningful program. Interpretive efforts will focus on the heritage of the Rio Linda/Elverta area, the Dry Creek Ranch, and early-20th-century farm life and agriculture. The Society also intends to interpret the historic and cultural evolution of farming practices in northern Sacramento County.

Interpretive Techniques

Diverse interpretive methods and media will be used at the Dry Creek Ranch Museum and Heritage Center. Interpretive displays, panels, and brochures will be presented in the museum spaces of the ranch house; tours of the period rooms in the ranch house will be provided; and the grounds will be used for demonstrations, hands-on experiences, first-person encounters, and other appropriate activities. This would be done in an effort to enrich the visitor's enjoyment and understanding of the interpretive themes. At places where safety permits, there will be evening programs. Below are some of the interpretive techniques that will be used.

- **Guided Tours:** Guided tours will be developed by the Society based upon the historic context of the Ranch and the interpretive themes presented below. Tours of the grounds and farmland surrounding the ranch house will interpret the agricultural history of the region.

- **Period Rooms:** The upstairs bedrooms will be renovated as period rooms from the period of interpretation (1912–1922). These rooms will be used during guided tours, first-person encounters, demonstrations and other activities to provide visitors with a view of life during the interpretive period. The upstairs interpretive message focuses on the history of the Dry Creek Ranch itself.
- **Museum Displays:** The first floor of the ranch house will be used for displays and programs pertaining to the broader history of the Rio Linda/Elverta area. Unlike the upstairs rooms, this floor provides space for changing exhibits that interpret all facets of Rio Linda/Elverta and northern Sacramento County's heritage.
- **Publications:** A variety of publications will be developed over time to augment the interpretive programs. Publications may include interactive games (such as scavenger hunts or bingo), brochures, and storybooks.
- **Demonstrations:** Docents and other volunteers will work with the Society to develop demonstrations that focus on a particular aspect of early-20th-century life in the region or on particular crafts or social events.
- **First Person Encounters:** Docents and other volunteers will develop a character based upon historical accounts and interact with visitors as if they were that character.
- **Hands-on Activities:** Units will be developed to provide instruction, materials, and an educational lesson pertaining an activity that allows children to make or operate some item typical of an early-20th-century farm.
- **Supervised Archaeological Digs:** Programs may be developed that allow visitors to participate in a professionally-designed and supervised archeological digs at the Ranch. The archeological investigations would be designed based upon historic research and the likelihood of gaining information about the historic uses of the ranch. The purpose of the archeological digs would be both to gain information and to instill in participants an appreciation for archeology and the protection, appropriate excavation, and analysis of archeological sites
- **Environmental Learning Program:** An Environmental Learning Program may be developed in the future to allow children the opportunity to live on the ranch for a day to experience what life was like on a typical ranch at the end of the 19th century. Similar programs have been established in several State Park system units. Such a program allows school or other groups of young people to visit a unit (usually overnight) and learn about a particular historical era by participating in a wide range of activities designed to bring that era to life.
- **Replicas:** The Association for Living Historical Farms and Agricultural Museums advocates the use of high quality replicas as stand-ins for genuine historic artifacts in hands-on educational programs and in other living-history activities. Relying on replicas saves wear and tear on original artifacts, which may be fragile, irreplaceable, and/or unattainable. The use of replicas often permits far more realistic portrayals of the uses or abuses of objects that were a part of everyday life in the past.

Primary Theme: The history and heritage of Rio Linda/Elverta

Story/Message

The Rio Linda/Elverta community has a rich and diverse history and heritage.

Supports Objectives

This theme supports the goals of interpreting historic records and memorabilia and of increasing community involvement in history appreciation. It can be used to illustrate the following history-social science content standards: K.5, 1.5, 2.1, 3.1, 3.3, and 4.1.

Techniques Used to Convey This Theme

- Exhibits in the gallery area of the Ranch House Museum that interpret the history of Rio Linda/Elverta.
- Period Room exhibits (2nd Floor) that describe ranch life in Rio Linda/Elverta in the 1920s
- Guided tours that focus on the history of community life in Rio Linda/Elverta
- Guided tours that focus on the Dry Creek Ranch and farming techniques used by different ethnic communities in the area
- Brochures that have detailed stories of the people, events, and places in the history of Rio Linda/Elverta

Facilities Used to Interpret This Theme

- Dry Creek Ranch Museum and Heritage Center gallery (downstairs exhibit space)
- Dry Creek Ranch Period Rooms
- Diversity in Farming gardens

Secondary Theme: The history of Dry Creek Ranch

Story/Message

The Dry Creek Ranch has an interesting and colorful history that is both typical and atypical of ranches in the Rio Linda/Elverta area and the Sacramento Valley in general.

Supports Objectives

This theme supports the goals of interpreting historic records and memorabilia, increasing community involvement in history appreciation, and promoting cooperation and collaboration with other agencies and non-profit organizations. This theme can be used to illustrate the following history-social science content standards: K.4, K.5, 1.4, 2.1, 3.3, 3.5, and 4.1.

Techniques Used to Convey This Theme

- House Room exhibits (2nd Floor) that interpret the general history of the Dry Creek Ranch
- Guided tours that interpret the history of the Dry Creek Ranch and its operations
- Special events or exhibits that include participation with other historic ranches in the area (Gibson, McFarland, Witter, etc.)

Facilities Used to Interpret This Theme

- Dry Creek Ranch House Museum Rooms
- Grounds and demonstration areas

Secondary Theme: Early-20th-century farm life and agriculture

Story/Message

Life on a farm in the early 20th century was very different from life today. Many tools and items we have now did not exist then or were made by hand. Many people contributed to the farm's success, and running the farm and selling the crops was done much differently than today.

Supports Objectives

This theme supports the goals of interpreting historic records and memorabilia and of increasing community involvement in history appreciation. It can be used to illustrate the following history-social science content standards: K.3, K.5, 1.4, 2.4, 3.3, 3.5, 4.4, 5.3, 5.8, and 8.12.

Techniques Used to Convey This Theme

- Hands-on activities that emphasize some of the chores and responsibilities of living on an early-20th-century farm, such as woodworking, blacksmithing, tending farm animals, laundry, cooking
- Demonstrations of more complex activities, such as repairing or operating farm equipment and planning the annual harvest (from planting to market)
- Interpretive displays that describe the factors that contributed to a well-run early-20th-century farm
- Guided tours with docents describing what life was like when the Dry Creek Ranch was first established, what activities went on at the ranch then, and how those activities have changed over time
- Agricultural education program with area high schools and youth organizations
- Community “harvest days” events

Facilities Used to Interpret This Theme

- The Dry Creek Ranch House Museum for interpretive displays and guided tours
- Grounds for demonstrations and hands-on activities
- Planned out-buildings (blacksmith shop, barn, chicken coop) for demonstrations and hands-on activities

Secondary Theme: Historic and cultural evolution in farming practices in northern Sacramento County

Story/Message

Farming by non-native people has occurred in the area since the late 19th century. Changes in technology over time, along with the influx of diverse ethnic groups (Japanese, Hmong, etc.), have led to changes in farming practices.

Supports Objectives

This theme supports the goals of increasing community involvement in history appreciation and promoting cooperation with other agencies. It can be used to illustrate the following history-social science content standards: K.4, K.5, 1.4, 1.5, 3.3, and 4.4.

Techniques Used to Convey This Theme

- Interpretive exhibits that illustrate the evolution of farming practices in the Rio Linda/Elverta area
- Guest speakers/guided tours/demonstrations showing different farming methods and techniques used over time
- Guest speakers/guided tours/demonstrations showing different farming methods and techniques used by different ethnic groups in the area

Facilities Used to Interpret This Theme

- Exhibit gallery in Dry Creek Ranch House (1st floor)
- Grounds and demonstration areas
- Diversity in Farming gardens

Secondary Theme: Preserving historic resources such as the Dry Creek Ranch helps us to understand our community and our role in society

Story/Message

The Rio Linda/Elverta area has a rich and unique history that has helped shape the growth of the community. By understanding the cultural history of our community we can better understand our role in the continuing growth of the area and appreciate what it means to be a citizen of Rio Linda/Elverta.

Supports Objectives

This theme supports the goals of increasing community involvement in history appreciation. It can be used to illustrate the following history-social science content standards: K.1, K.5, 1.1, 2.5, 3.1, and 3.3.

Techniques Used to Convey this Theme

- Guided tours that emphasize the contribution of Dry Creek Ranch and ranching in general to the establishment and growth of Rio Linda/Elverta
- Guided tours that focus on the restoration/construction efforts and the management of the Dry Creek Ranch Museum and Heritage Center
- Hands-on activities that focus on preservation activities, such as restoration/construction of out buildings, professionally supervised archaeological digs, creating interpretive materials, archival practices, or curation practices

Facilities Used to Convey this Theme

- Dry Creek Ranch House museum, including behind the scenes tours of curation/storage area and research library and archives
- Construction or renovation sites
- Future archeological digs on site

Museum Programs

The purpose of the Dry Creek Ranch Museum is to collect and preserve period artifacts and to present exhibits that will interpret the history of the Rio Linda/Elverta community as well as the Dry Creek Ranch. The interpretive period will be from approximately 1912 to the present. The following have been identified as possible programs for the museum:

- Collection of area historic artifacts
- Research library and archives
- Oral history program
- Collection of historic farm equipment
- Exhibit and display space

Community Programs

The Dry Creek Ranch Museum and Heritage Center will also be the site for living history programs as well as other pertinent history demonstrations. The following have been identified as possible community programs (the first two have already proven successful in past years):

- Farm and Tractor Days

- Youth Day
- Classic/vintage car show
- Flag Day and veterans picnic
- Society pot luck
- Rose garden clinics
- Civil War programs (with Gibson Ranch)
- Harvest Days events
- Livestock shows (possibly in conjunction with 4-H)
- Historic Walking Tour of Rio Linda (currently being prepared)

The Society will consider private functions on a limited and individual basis.

Chapter 8

Management and Operations

Administrative Operations

Administration of the interpretive programs and community events at the Dry Creek Ranch Museum and Heritage Center will be the ongoing responsibility of the Society. This responsibility includes organizing a strong volunteer base and ensuring that specialized staff are available for tours, interpretive programs, and special events. A committee has been established to develop a program for training and managing volunteers. A customized plan for the volunteer program should be developed within the first 18 months.

In addition to managing the volunteers who will staff programs and events, the Society will be responsible for scheduling all programs and events. This will include entering into agreements with area schools, organizations, and agencies to identify the Society's liabilities associated with providing these programs and events. The Society will work with the County to develop standard agreements that limit both the Society and the County's liabilities while ensuring the safety and enjoyment of visitors to the greatest extent feasible.

Facilities Operations

To ensure the protection of the cultural resources of the ranch and to implement the numerous and diverse programs that are proposed, it is essential that adequate facilities be provided. A number of support facilities are required to operate and administer any museum.

Volunteer Coordination

Heavy emphasis on interpretation at the Dry Creek Ranch Museum and Heritage Center will require specialized staffing to implement the proposed interpretive programs. Guided tours and talks provided by docents will be required to operate the ranch house and grounds. Proposed demonstrations and children's programs will require trained personnel. To accommodate these interpretive services, the Society should encourage development of internships, volunteerism, and docent

programs. Interpretive tours, talks, displays, and museums can greatly benefit from volunteer efforts.

Curation and Acquisitions

The Society currently manages a sizeable collection of historic objects and artifacts. This collection has been established mainly through donations from area families and individuals. Both storage and recordation of these materials are currently very challenging tasks. The Society will develop a curation plan to identify the use, care and scope of the collection.

Chapter 9

Implementation

This master plan provides development guidelines and resource management policies for the following five-year period. Because of the long-range scope, it is unlikely that the entire plan will be implemented in one step. It is more likely that the proposals of this plan will be implemented in a series of steps or phases. Considerations for implementing these phases include: financial constraints, user health and safety, resource protection, and activity and facility deficiencies.

One way to define the sequence of plan implementation is to assign priorities to each element of the plan. However, it is sometimes difficult to place constantly changing priorities together in a single phase. For this reason, the phases suggested here should be considered only as general guidelines; they must be re-analyzed as funding becomes available. Such a procedure will guarantee that each phase will satisfy the highest set of priorities at the time of its implementation.

Proposed activities and facilities have been assigned priority within six-month phases. The recommended sequence of plan implementation shown in the table on the next page takes into account existing and future user needs and recreational deficiencies.

Table 2. Implementation Schedule

Programs	Completed	Months from summer 2001							Conditions	Funding	
		6	12	18	24	30	36	36+			
Renovation Program											
A/C Climate Control					X						
Alarm/Security					X						
Kitchen		X									
Upstairs Storage					X						
Pest Control		X	X	X	X	X	X	X			
Detail Finishing			X								
Office Space		X									
Library Space			X								
Museum Exhibit Space											
Determine display needs				X							
Design appropriate exhibit furnishings					X						
Acquire and install exhibit furnishings					X						
Develop displays and exhibits					X	X					
Museum Period Rooms											
Research and document the interpretive themes represented by the period rooms		X									
Develop furnishing plans that support the interpretive themes			X								
Acquire and install the period furnishings and finishes.			X	X	X	X	X	X			
Develop interpretive programs that utilize the period rooms		X		X							
Landscaping Plan											
Rose Garden	X		X								
Immediate Grounds				X							
Sycamore Grove	X			X							
Parking		X									
Public Restroom											
Tank House		X									
SST			X								
Caretaker's Home											
Develop caretaker agreement	X										
Hire caretaker	X										
Blacksmith Shed											
Design shed		X									
Construct shed			X								
Develop interpretive program				X							
Barn											
Research and design barn				X	X						
Barn-raising/construction						X					
Develop interpretive program					X	X	X				
Practice Field											
Develop plan for existing property		X									
Develop plan for expanded property		X	X								
Develop annual schedule of events			X								

[illegible]

Chapter 10

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Appendix A

**Rio Linda/Elverta Historical Society
Organizational Structure**

Rio Linda/Elverta Historical Society

Board of Directors

Elected Positions

President
Bob Bastian
Farm Days Co-Chair
MoA RLERec/Pk
RL Comm Contact
RLUSD Contact
Rangers, Sheriff
Juvenile Work Project

Secretary
Martha Glidden
Programs
Acting Curator
Volunteer Forms
Caretaker

2nd Vice President
Maynard Buckland
Farm Days Co-Chair
Nomination Comm

1st Vice President
Wilma Dyer
Elverta Comm Contact
Fire Dept Contact

Treasurer
John Posehn
IRS Records
Grants
Lutheran Church
Ranch House

Director 1
Roger Mitchell

Director 2
Arlete Hodel
Teacher
Coordinator
Education
Crafts

Appointed Positions

Sunshine Club
Marage Krans
Greeting Cards
List of Shut-Ins

Editor/Membership
Joyce Buckland
Newsletters
Mini-Eggspress
Farm Days Event
Planner

Historian
John Posehn
Local History
Photo Collection
Project

Telephone Comm
Emmie Makishima
Tee-shirts

Hospitality
Shirley Breckenridge
Coordinate
Refreshments

Master Plan
Maynard Buckland

Rose Garden
Adena Kalal

Volunteer
Coordination
Docents

Education Programs

Collections
Library Furnishings
Accessioning

Program Coordinators

Renovations
Ruby and Bill
Shepherd

Ranch House
Maintenance and
Repairs

Appendix B

Environmental Review

Appendix B

Environmental Review

The California Environmental Quality Act (CEQA) requires that public agencies that have discretion over approving a private or public project must assess the effects of the project on the environment prior to approval of the project. Included in the resources that must be evaluated are cultural resources. Cultural resources are defined as buildings, sites, structures, or objects, each of which may have historical, architectural, archaeological, cultural, or scientific importance. According to the CEQA Guidelines, a project with an effect that may cause a substantial adverse change in the significance of cultural resources is a project that may have a significant effect on the environment (CEQA rev. 1998 Section 15064.5(b)). The Guidelines further state that a substantial adverse change in the significance of a resource means the physical demolition, destruction, relocation, or alteration of the resource or its immediate surroundings such that the significance of an historical resource would be materially impaired. Actions that would materially impair the significance of a historic resource are any actions that would demolish or adversely alter those physical characteristics of an historical resource that convey its historical significance and qualify it for inclusion in the California Register of Historic Places (CRHR) or in a local register or survey that meet the requirements of sections 5020.1(k) and 5024.1(g) of the Public Resources Code. CEQA requires that if a project results in significant effects on important cultural resources, then alternative plans or mitigation measures must be considered.

The master plan is a planning document that will be reviewed at a programmatic level for CEQA compliance. As individual projects are planned and implemented, the Lead Agency, in this case the County of Sacramento, will conduct a project-level environmental review prior to consideration of approval of the project by the Sacramento County Board of Supervisors or their designee. The approval of a master plan may not be sufficient to allow individual projects to be implemented. However, the approval of the master plan with its accompanying environmental documentation provides a more streamlined approach for consideration of future projects consistent with the approved Master Plan.

This appendix provides information that will facilitate project approval, as well as the steps necessary to obtain these approvals. The planning considerations describe project attributes that would reduce project impacts if incorporated into the project and therefore are more likely to result in approval. The process section describes what information needs to be submitted to which agency and in which order.

Planning Considerations

- All projects that occur within the cultural preserve, or that may affect the physical or visual context of the cultural preserve, will need to be submitted to the Sacramento County Department of Environmental Review and Assessment (DERA) for environmental review. This should occur through the Sacramento County Department of Regional Parks, Recreation and Open Space as the manager of the property and project sponsor.
- Projects that take precautions to meet the Secretary of the Interior's Standards for the Treatment of Historic Properties are considered mitigated to a level of less than significant impact. Such projects will still need to be submitted for review, but the review will be quicker and the favorable outcome more predictable. Whether or not the project meets the Secretary's Standards should be determined and documented by a professional who meets the Secretary of the Interior's professional qualification standards for historic architect or architectural historian.
- Projects that may disturb archaeological resources (such as historic foundations or sites of former buildings) should incorporate a pre-project effort to mitigate this disturbance through data recovery, excavation or preservation. The results of excavation are beneficial to the Society, in that they provide additional information about the history of the Ranch, and perhaps artifacts that can be used for interpretive purposes.
- The Sacramento County Floodplain Management Ordinance requires that the lowest floor level must be 1 foot above the base flood elevation. The County of Sacramento Water Resources Division (Water Resources) requires a "floor requirement form" to document compliance with this requirement. This should be noted as part of the application for a building permit.
- The floodplain management ordinance allows that rehabilitation projects that are up to 49% of the value of the structure are exempt from compliance with the ordinance's requirements. This allowance is not cumulative. This should be considered when phasing projects over time. The justification for exemption would need to be documented as part of each project review application.
- Other concerns in the floodplain include the introduction of berms or fencing which would obstruct the flow of floodwaters and debris. Thus, fences should be three-board or three-wire, and other improvements should be designed to avoid causing obstruction.

Process

1. Compile the project review application. At a minimum this should include a brief introduction, a detailed description of the project, project plans or other graphic materials that show the location of the project, and steps that are being taken to ensure the protection of any significant historical resources.

2. Submit the project review application to the Director at Regional Parks for preliminary review.
3. Make changes to the application and/or project design per Director's comments. At this time consultation with DERA may be useful to identify any areas of concern and potential project changes that would reduce impacts.
4. Submit the completed project review application to the Department of Regional Parks, Recreation and Open Space for formal submittal to DERA for preparation of the necessary environmental documentation.
5. After DERA preparation of the environmental document, the following steps are required in the approval process by the lead agency: (1) environmental document certified, (2) project approved by hearing body, (3) Mitigation, Monitoring, and Reporting Program (MMRP) adopted (if necessary to reduce impacts).
6. After receipt of an approval letter from the Director of Regional Parks, proceed with applying for building permits and going to bid on the project (if relevant).
7. If the County requires Water Resources Division approval as a condition for granting the building permit, follow their instructions or contact Water Resources Division for guidance.
8. Comply with the MMRP adopted by the approving authority. The MMRP will be identify the method of compliance.

Appendix C

History-Social Science Content Standards

History-Social Science Content Standards

Kindergarten

- Living and Working Now and Long Ago
 - a. K.1 Students understand that being a good citizen involves acting in certain ways.
 - b. K.3 Students match simple descriptions of work that people do and the names of related jobs at the school, in the local community, and from historical accounts.
 - c. K.4 Students compare and contrast the locations of people, places, and environments and describe their characteristics.
 - d. K.5 Students understand that history relates to events, people, and places of other times.

Grade One

- A Child's Place in Time and Space
 - a. 1.1 Students describe the rights and individual responsibilities of citizenship.
 - b. 1.4 Students compare and contrast everyday life in different times and places around the world and recognize that some aspects of people, places and things change over time while others stay the same.
 - c. 1.5 Students describe the human characteristics of familiar places and the varied backgrounds of American citizens and residents in those places.

Grade Two

- People Who Make a Difference
 - a. 2.1 Students differentiate between things that happened long ago and things that happened yesterday.
 - b. 2.4 Students understand basic economic concepts and their individual roles in the economy and demonstrate basic economic reasoning skills.
 - c. 2.5 Students understand the importance of individual action and character and explain how heroes from long ago and the recent past have made a difference in others' lives

Grade Three

- Continuity and Change
 - a. 3.1 Students describe the physical and human geography and use maps, tables, graphs, photographs, and charts to organize information about people, places, and environments in spatial context.
 - b. 3.2 Students describe the American Indian nations in their local region long ago and in the recent past.
 - c. 3.3 Students draw from historical and community resources to organize the sequence of local historical events and describe how each period of settlement left its mark on the land.
 - d. 3.5 Students demonstrate basic economic reasoning skills and an understanding of the economy of the local region.

Grade Four

- California: A Changing State
 - a. 4.1 Students demonstrate an understanding of the physical and human geographic features that define places and regions in California.
 - b. 4.2 Students describe the social, political, cultural, and economic life interactions among people of California from the pre-Columbian societies to the Spanish mission and Mexican rancho periods.
 - c. 4.3 Students explain the economic, social, and political life in California from the establishment of the Bear Flag Republic through the Mexican-American War, the Gold Rush, and the granting of statehood.

- d. 4.4 Students explain how California became an agricultural and industrial power, tracing the transformation of the California economy and its political and cultural development since the 1850s.

Grade Five

- United States History and Geography: Making a New Nation
 - a. 5.1 Students describe the major pre-Columbian settlements, including the cliff dwellers and pueblo people of the desert Southwest, the American Indians of the Pacific Northwest, the nomadic nations of the Great Plains, and the woodland peoples east of the Mississippi River.
 - b. 5.2 Students trace the routes of early explorers and describe the early explorations of the Americas.
 - c. 5.3 Students describe the cooperation and conflict that existed among the American Indians and between the Indian nations and the new settlers.
 - d. 5.8 Students trace the colonization, immigration, and settlement patterns of the American people from 1789 to the mid-1800s, with emphasis on the role of economic incentives, effects of the physical and political geography, and transportation systems.

Grade Six

- World History and Geography: Ancient Civilizations
 - a. 6.1 Students describe what is known through archaeological studies of the early physical and cultural development of humankind from the Paleolithic era to the agricultural revolution.

Grade Seven

- World History and Geography: Medieval and Early Modern Times

Grade Eight

- World History and Geography: Ancient Civilizations
 - a. 8.1 Students analyze the divergent paths of the American people in the West from 1800 to the mid-1800s and the challenges they faced.

- b. 8.2 Students analyze the transformation of the American economy and the changing social and political conditions in the United States in response to the Industrial Revolution.