

Canoa Ranch



Historic Rehabilitation Work by Pima County:
A sampling of before and after conditions between
2005 and 2014

Bond Funded Construction Phases I-IV 2006 - 2012

Team-work between building professionals, architects, contractors, and county staff was essential.





General Conditions in 2001:

When Pima County acquired the property in 2001, many of the adobe buildings were in a state of advanced deterioration or collapse.



These black and white photos show the Utility Building as it appeared before any work had begun.

The wall and roof had collapsed

Utility Building



2006



2008

Utility Building



2006



2008

Utility Building



2006



2010



Utility Building
(south side) with
portion of
Employee's House

2006



2010

A portion of this building
(at right) was used by the
Grijalva family.



Foreman's House

2008



2011

Employee's House



2005



2008



Employee's House

One corner had to be entirely rebuilt using site-made adobe bricks.

2008



2008



Structural Reinforcement

Most of the adobe buildings were upgraded to meet structural requirements.



On Bldg. 106, vertical metal channel is embedded into the adobe walls to tie wall and roof systems together.

Utility Building

These repaired doors and windows have since been painted blue to match the historic trim-color of the Manning period.

Top: 2005, bottom: 2008



This ca.1950s view from the water tower (since removed) shows the blue-colored doors and trim.



Manning Garage

The former garage was rehabilitated into public restrooms

2010



2010



Manning Garage

Interior during repair and rehabilitation work.

2010



2011

The original sliding doors were retained



Employee's House

Rehabilitated into a
staff and volunteer
office

2005



2006

Roof Repairs



Every building required a new roof surface, and in many cases, extensive structural repair due to the long-term lack of maintenance.



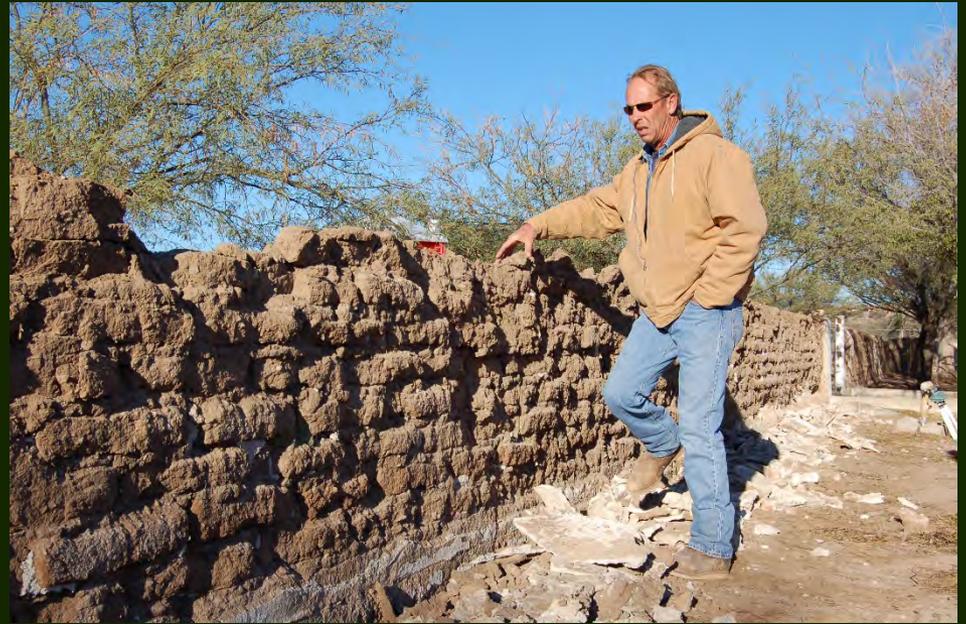
8,000 Hand-made Adobe Bricks

Made at Canoa by the contractor,
the bricks were used in a variety
of rebuilding and repair projects.
Extras were made to supply future
repair efforts.



Adobe Site Walls

The crumbling adobe walls in the Headquarters area were extensively repaired, and in some cases, rebuilt.



Traditional materials such as lime plaster and lime wash were used to coat and protect the walls, with modern paints on the original concrete wall-caps.



Trades Maintenance
staff technician, Richard
Hornby (far left) assisted
by Gerardo “Muggs”
Gutierrez worked with
about six Canoa
volunteers to rebuild
the first gate, 2014.



Rebuilt gates retain original hardware
except where too damaged to reuse.

Staff and volunteers plaster a re-constructed adobe wall, 2014



A volunteer hand-applies a clear-coat over the re-finished floor in Bldg. 104. 2014



Underground and Utility Work

As part of bringing buildings up to code and usefulness to the public, the following underground work was performed for:



- Electrical feeds
- Dry-wells for roof drains
- Septic fields
- New water lines, &
- Irrigation lines



Replanting historic areas of grass, hedges, and trees.



Approximately 25% of the historically landscaped area has been recreated, allowing visitors to appreciate how the ranch appeared in the early 1950s.