

Signs of Sun City's Past by Ed Allen

Lucy Krug's good idea: A Sun City home with room for a horse!

John Meeker's secretary, Lucy Krug, enjoyed riding horseback, and suggested to her boss one day: "Why not have an area in Sun City where residents can have a home and horses, too?" An area south of Peoria Ave. and west of 111th Ave. was vacant in the mid-1960s and purchased with that idea in mind. It would be divided into one acre or larger lots with horse privileges and bridle paths, giving access to the riverbed to the west. An acre lot would cost \$10,990 and buyers could select from any of the Sun City model homes. The estates opened for sale in 1967, and the brochure shown at right was given to prospective buyers.

Lucy and her husband Richard Shields bought one of the lots in 1970 and had a modest ranch home built, along with a small building for her horse and feed storage. Later, they moved to a much larger, deeper lot along 112th Ave., and built the same model home with an outbuilding for her horse. They named this property Rancho Ventura, and the sign and home remain to this day.



the Shields were gone a two-story workshop and office were built on their lot, the horse-shed converted to a nine-vehicle outbuilding, and the house was remodeled.

The next owner of Rancho Ventura planned to repair recreational vehicles in the large workshop and display them for sale on the lot. When the neighbors objected, "Friendly Freddie" got it annexed into Youngtown. But that didn't solve his problem, as there was no access from Youngtown to his property.

A satellite view shows how the lot is larger than those to the north or south, and protrudes into Youngtown, which abuts Rancho Estates on the west. The house and buildings are all on the back section of the lot. At last count, the property has been listed for 2765 days – 7-1/2 years! Last recorded asking price was \$850,000.

The property carries a Sun City address, but legally is part of Youngtown. As such, age restrictions do not apply, nor do Rancho Estates or Sun City CC&Rs. In a curious twist, however, if the buyer is 55 or over, he or she could buy membership in Sun City Rec Centers for \$10,073, plus the annual rec center fee.

A New Years "Thank You!" to those of you that have visited the Del Webb Sun Cities Museum – and especially to those who have taken out memberships!! They are the museum's primary source of income.

When You Buy In
RANCHO ESTATES
Here's What You Get:

1. One full acre lot or larger with rear fence . . . only \$10,990
2. Horse privileges . . . keep 1 or 2 horses . . . Horses only
3. Bridle paths wind throughout Rancho Estates
4. Underground utilities . . . electric power and telephone lines are underground
5. Optional irrigation . . . if planning to grow your own feed, etc., you may hook up to optional underground irrigation system (domestic water at a special rate)
6. Build a corral or stable:
 - * Must build in rear of home . . . not in front or side yard
 - * 1,200 sq. ft. of corral per horse required
 - * Corral must be minimum of 10 feet from rear or side property line
 - * Building permit required
7. Del Webb will build any current model home (no building except a single family residential dwelling) on your site at same price as on price information sheet.

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See a lot in Rancho Estates today... 111th Avenue just south of Peoria Avenue

Many Rancho Estates residents had interests other than horses, and soon larger garages and sheds were built. Some housed RVs, some were used to restore old cars, and still others housed antique farm equipment and boats. After

