

HEADING RANCH

TRAP & SKEET FACILITY  
PARKING LOT

1/4 MILE  
181ST AVE.  
PRIVATE ROAD  
1 MILE  
DYNAMITE ROAD

CATTLE GUARD

1/4 MILE  
107TH AVE.  
LAKE PLEASANT RD.  
1/4 MILES



END OF PAVEMENT

BEARDSLEY RD.

107TH AVE.  
2.0 MILES

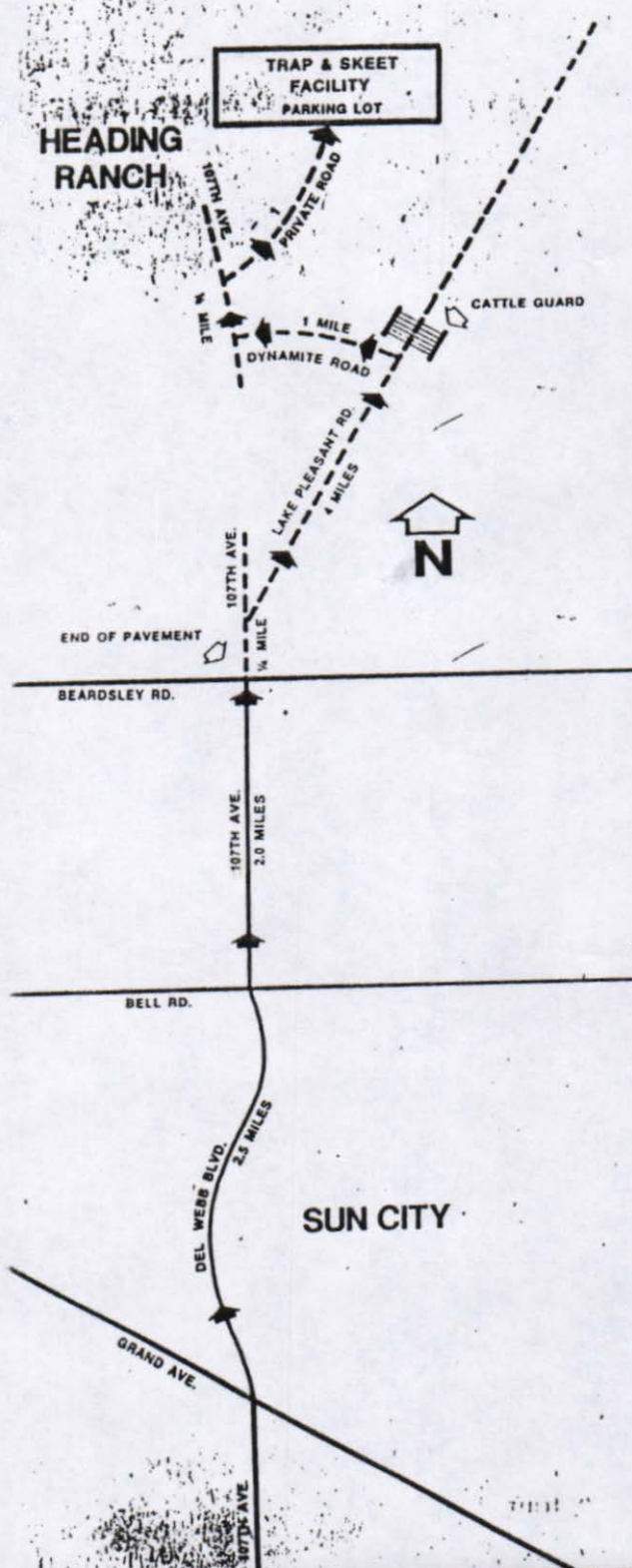
BELL RD.

SUN CITY

DEL WEBB BLVD.  
2.5 MILES

GRAND AVE.

107TH AVE.





# Weighing Heading Ranch

There is considerable reluctance evidenced by Sun Citians about the proposed takeover of Heading Ranch by the Recreation Centers of Sun City.

The big issue seems to be concern that the Rec Centers might become liable for damage suits such as the one for \$4 million in which the Del E. Webb Development Co. is a co-defendant because of flooding. Flood victims in the ranch area claim Webb diverted the Aupa Fria River course to protect Heading Ranch.

It would be prudent, of course, for the Rec Centers to determine that it is adequately safeguarded against similar lawsuits in the future or, at least, that the risks are very minimal.

A full-blown discussion of the subject at a membership meeting, together with full disclosures of other aspects of the takeover deal, ought to put the members' minds at ease. If such action fails to do so, the logical conclusion is that the disadvantages outweigh the advantages and, thus, the takeover ought to be abandoned.

But we cannot at this stage go along with an outright rejection, as some propose.

Let's go about 60 or 70 miles south for a moment to get some perspective on what is transpiring here. In Arizona City, a resort community developed to appeal primarily to senior citizens, the developers want to sell the recreation facilities to the homeowners for \$696,000. The developer thinks it's a good deal for the residents because it estimates the golf course, two restaurants, a bar, a lake, and tennis club and street lighting are worth \$2.5 million.

By contrast, the Webb company "gave" the Rec Centers in Sun City seven golf courses for "\$10 and a cup of coffee" and later threw in an eighth golf course (but, admittedly, we don't know how many cups of coffee or other considerations

were involved in the latter deal because the 1978 rec board never discussed it publicly).

We are not inferring that Webb didn't come out well on the golf course deal. We are inferring that the Rec Centers did come out well. Heading Ranch, with its very costly and one-of-a-kind facilities, ought not to be approached from how Webb will benefit but how the Rec Centers membership will benefit.

The Rec Centers seemingly would come out quite well by assuming ownership of Heading Ranch.

There seems to be an assumption that there are two possibilities only with regard to Heading Ranch—that the Rec Centers will operate it for the benefit of Sun Citians or, if the takeover is rejected, that Webb will continue to operate it for the benefit of Sun Citians.

Those are not the only possibilities.

Webb, if determined to get rid of it, could give it to Sun City West, in which case Recreation Centers of Sun City members could be precluded from Heading Ranch use or could be allowed its use by a magnanimous Sun City West citizenship which forever would hold the right of revocation.

When Sun Citians were asked to allow Sun City West newcomers the temporary use of Rec Centers facilities, many urged rejection on the basis of overcrowding. What's to keep Sun City West from pleading overcrowding, too, and thus banning Sun Citians from Heading?

There also is the possibility of Webb giving or selling Heading Ranch to an outsider, who then could turn it into a commercial venture with a sizable charge for archery, small arms firing, and individual and group picnicking.

Weighing all of the pros and cons fully will lead to the right answer on the Heading Ranch issue.

# Editorials



# Heading Ranch in shambles, SC picnics move elsewhere

By TOM BAUER  
Staff Writer

Where is Heading Ranch, the much talked-about recreation area used by the Sportsmen's Club, state groups and a number of others who just want to picnic?

For the record, you go north on 99th Avenue to Jomax Road, turn left and drive until you run up to the main gate.

But for the time being it doesn't really matter, because you can't get there from here. Or from anywhere else for that matter — except on foot.

Even if you do get there, there isn't anything to do.

**FLOOD WATERS** have nearly destroyed the facility, including the road leading up to the main gate and the

main gate itself.

Picnic tables are overturned; what used to be a parking lot is now a sand lot; and anyone wishing to use the rest rooms might find the experience quite embarrassing.

As if the flood damage were not enough, it appears vandals are starting to take their toll. Light fixtures have been ripped out of ramadas only to be smashed on the ground or taken for use elsewhere.

A **SPOKESMAN** for the Del E. Webb Development Co. said no assessment has been made but it appears the flood-caused damages are extensive.

Exactly when the recreation facility will open is unclear, but picnics and other events scheduled for Heading

Ranch have been canceled.

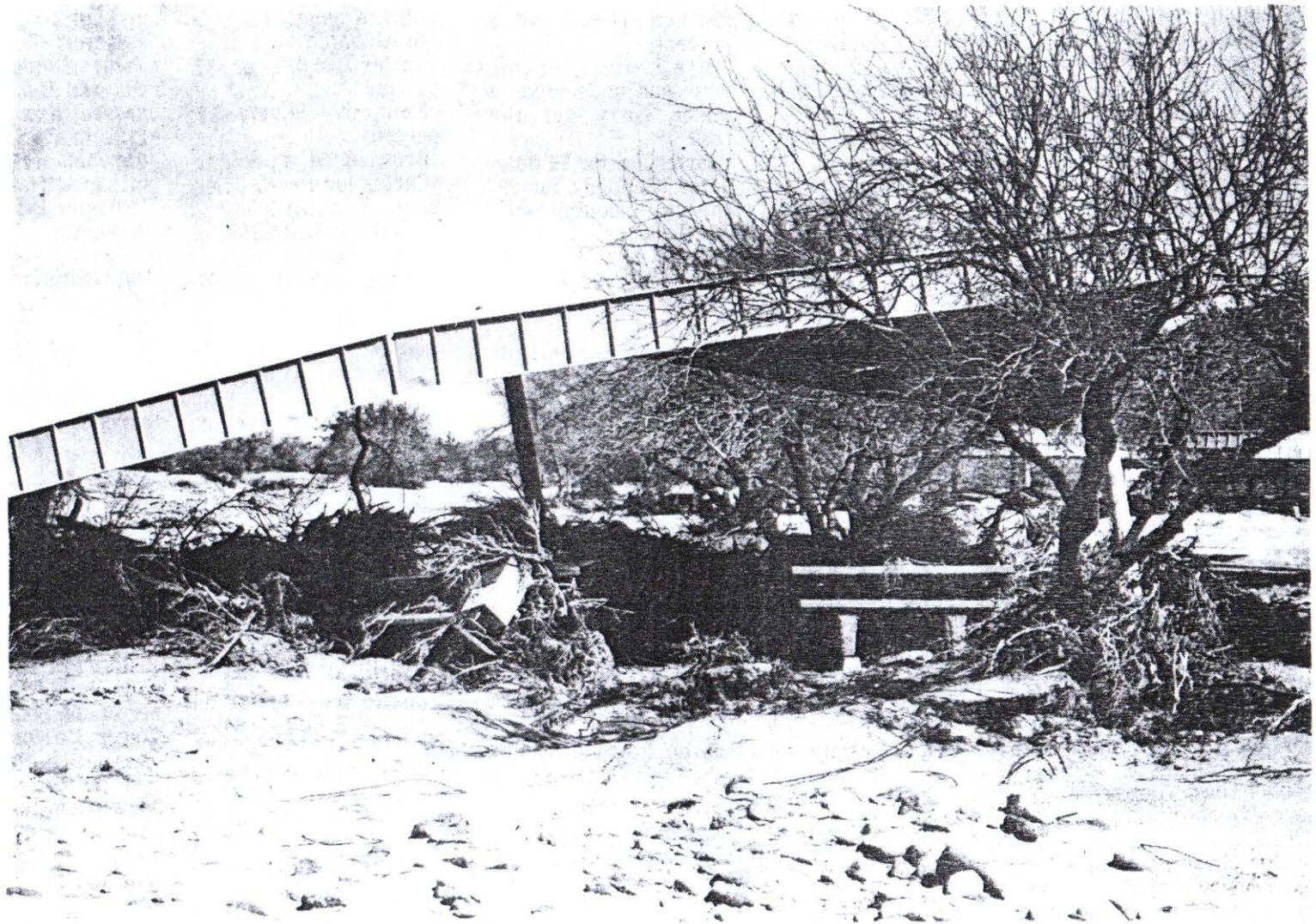
The Webb spokesman said it is up to the individual clubs or organizations to reschedule any planned activities.

**SOME CLUBS** have opted to move their events to the Sun Bowl, where a 50-cent to \$1 a person charge is being levied. The charge — for maintenance and cleanup — is the same as for Heading Ranch.

Meanwhile, Recreation Centers Inc. has received a letter from Webb reaffirming the position that Rec Centers is in no way involved with Heading Ranch.

The letter states that Webb "releases the Recreation Centers of Sun City from any liability and responsibility" for Heading Ranch.



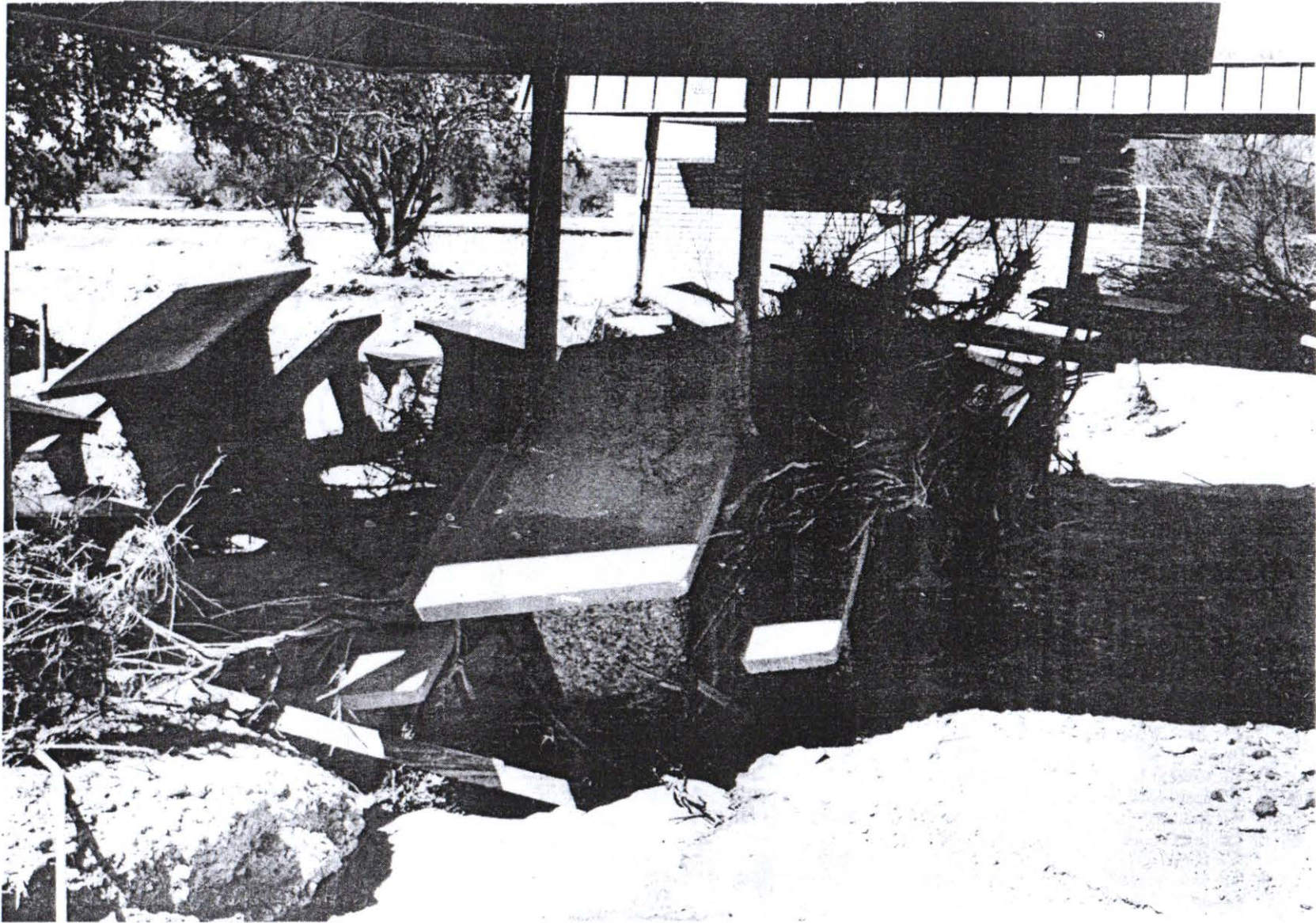


This is why clubs which once had spring and summer picnics at Heading Ranch are seeking other locations. Flood waters and vandals have created havoc at the popular area.

News-Sun photographer Charley Ritter had to park his car and walk in a half mile to get this picture. Others he took are on Page 1C.



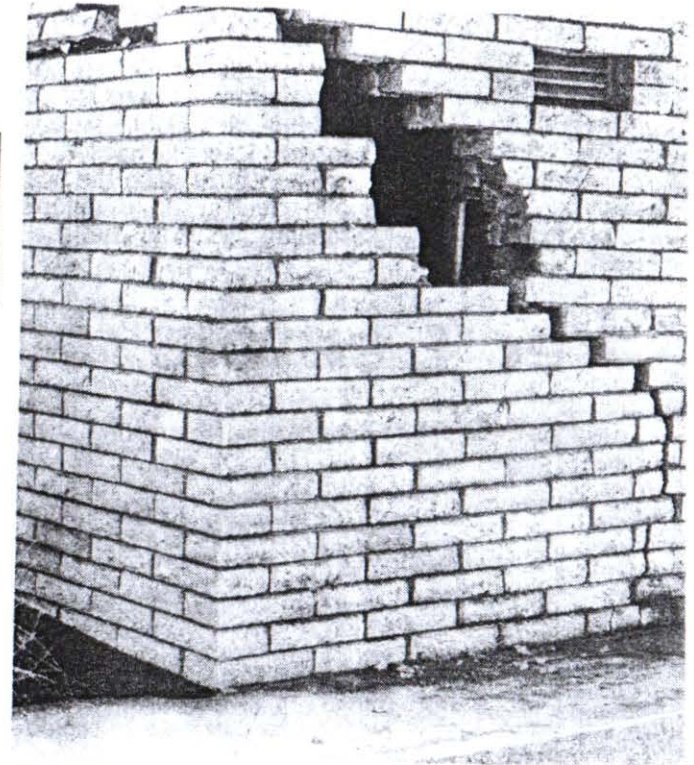
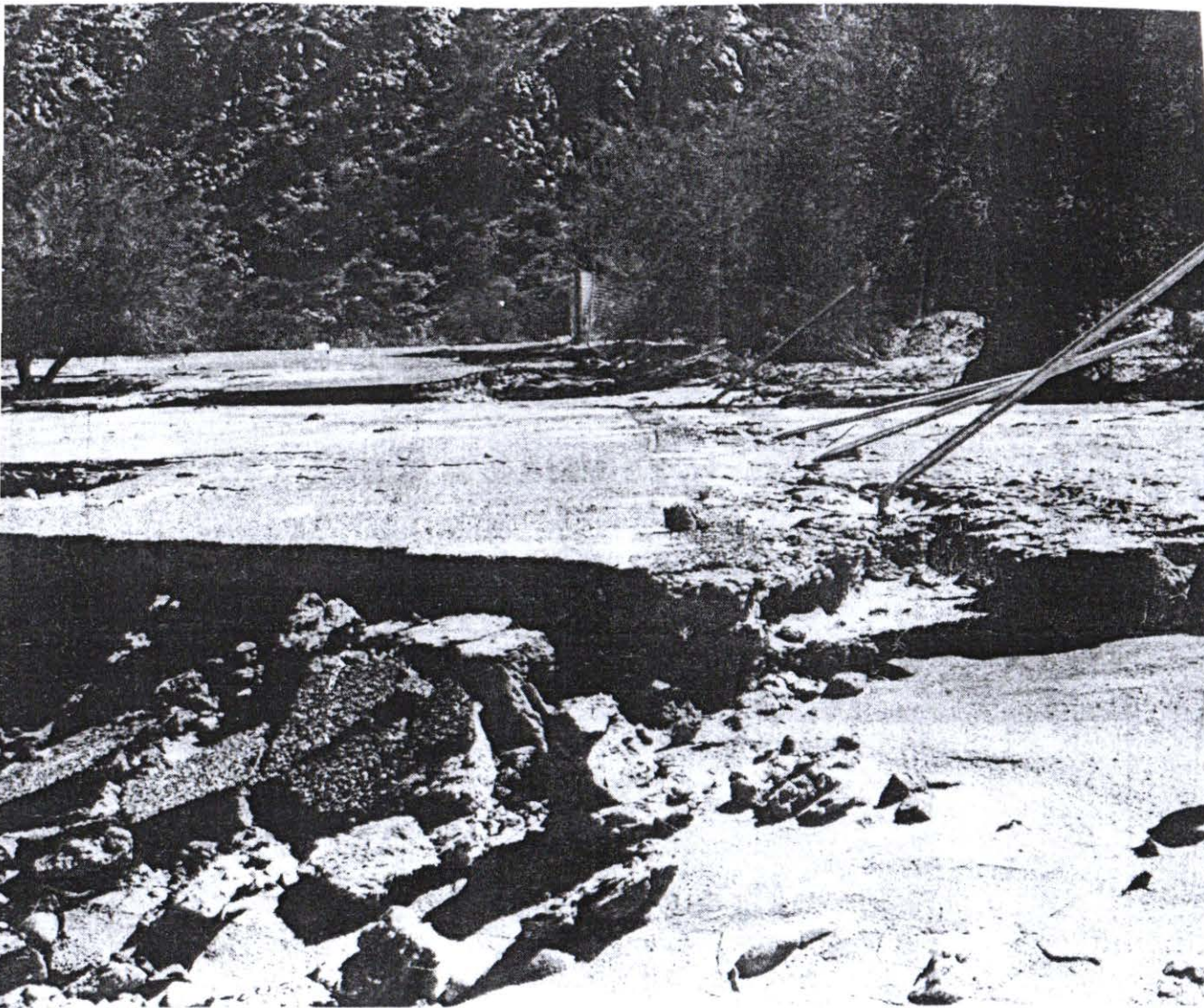
Where  
did all  
those  
picnics  
go?



Heading Ranch, once the setting for spring and summer picnics and barbecues, has been devastated by flood waters and more recent vandalism. Most clubs have taken their picnic business to the Sun Bowl.

(News-Sun Photos by Charley Ritter)





**ABOVE:**

A gaping crack shows the damage caused by water-weakened ground which caused shifting in the foundation of comfort stations at Heading Ranch.

**AT LEFT:**

This was the parking lot, now in a state of upheaval and inaccessible because of flood damage to the approach road.

(Story, Page 1)



VF      HEADING RANCH

# Sportsmen clubs study takeover of Heading Ranch

1-31-88

By TOM BAUER  
Staff Writer

The Sun City Sportsmen's Club and a similar group now being organized in Sun City West are working on plans to incorporate the Heading Ranch recreation area without in any way involving Recreation Centers Inc., says Jim Wormsley, Sportsmen's Club president.

"The two sportsmen's clubs are trying to find a solution so that the people of Sun City can have use of Heading Ranch," Wormsley said.

Jane Freeman, board member of Rec Centers, said any action taken by the

clubs will be separate from Rec Centers.

HEADING RANCH has long been an area of controversy, beginning last year when flooding in the area caused severe damage to nearby homes and several lawsuits resulted.

In July, Rec Centers rescinded agreements made with Del E. Webb Development Co., builders of Heading Ranch. However, in late 1979, word came out that plans were being made that would again involve Rec Centers with Heading Ranch.

The plans included forming a separate corporation that would have Rec Centers, the Sportsmen's Club, and the rec centers in Sun City West as members of the corporation.

The three entities were even mentioned in the proposed articles of incorporation given to the Rec Centers' board of directors.

PROTESTS ABOUNDED, with those who objected saying that Rec Centers members would be liable for damages caused by the floods.

Tony Makar, a member of Rec Centers' legal affairs committee, also opposed the idea and said it represented a conflict of interest on Wormsley's part.

Albert Brown, one of the protesters, spoke of hidden motives by Webb and a plan to form Heading Ranch, Rec Centers, and the Sun City West rec centers under one corporation.

But Rec Centers never agreed with plans for it to be a member of a separate corporation, Makar said. Because of this, Wormsley and other Sportsmen's Club members are working on different plans.

WEBB HAS refused comment on the situation only saying it "doesn't wish to make a comment at this time due to the status of the negotiations."

The legal committee is preparing an opinion on the original proposal to present to the board at its next meeting.

But Wormsley said he and the clubs will continue to work on a different proposal that would eliminate any involvement of Rec Centers.

# Heading Ranch picnic site may reopen by April 21

If water released from Waddell Dam recedes soon, Heading Ranch's picnic area may be reopened by April 21, Mike Britt, property manager for Del E. Webb Development Co., said Wednesday.

Before recent rains inundated the Agua Fria River floodplain, the ranch was 70 percent refurbished, Britt said.

"Money wise, there is more vandalism damage than there is storm damage," Britt said.

**BARBECUES**, rest room fixtures, trap and skeet equipment and "just about anything not nailed down" was stolen, wrecked or lost, Britt said.

John Betcher of Sun City Sportsmen's Club said his club has been using the Phoenix Trap and Skeet Club and the Black Canyon Trap and Skeet Club areas for its shooting. The pistol shooters have been using the Black Canyon area since flood waters shut down Heading Ranch.

Britt said walls and doors of structures at Heading Ranch have been shot full of holes by vandals.

**BRITT SAID** Webb will pay for the damage and probably will pay in the future, even when recreation centers of both Sun City and Sun City West take over the ranch after July 1.

"Webb will be in the picture for a few years, anyway," Britt said.

Only four Sun City groups had scheduled picnics at the ranch, Britt said, and two groups still plan to hold picnics there. One group has 500 persons scheduled to attend while the other has about 300 persons.

Any other picnics may be held at the Milwaukee Brewers' practice field at 115th Avenue south of Bell Road.

While Webb may be able to replace the barbecues stolen from the ranch, the

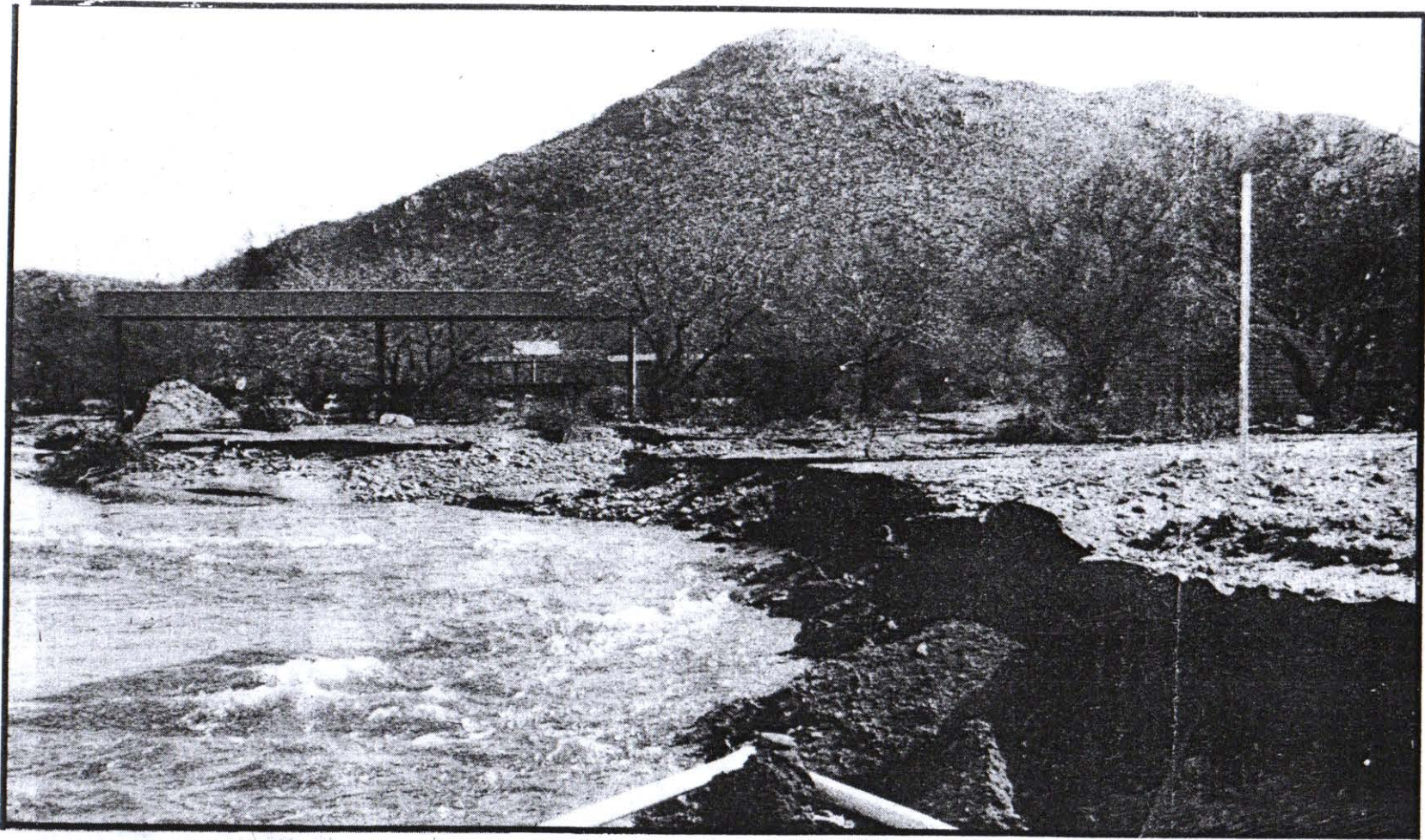
Sportsmen will have to scratch to replace the 1,500 cases of clay pigeons the river claimed as it raged past the ranch.

Betcher said the 1,500 cases were purchased and placed at the ranch only two days before the March 1978 floods which washed away 700 of them.

Floods in December, he said, took away the rest.

"That last flood really did the trick. We're going to have to start from scratch," Betcher said.





Agua Fria River floodwaters have damaged the Heading Ranch picnic area north of Sun City. Waters rose to a level 53 inches above the floors of the picnic area restrooms. Electrical, plumbing, fencing, roadwork and structural repairs will be necessary before the

facility can be reopened. Estimates of the cost of the repair were not available, but a Del E. Webb Development Co. spokesman said the area would be ready for use approximately two to three weeks after Waddell Dam at Lake Pleasant stops releasing water.



- RECREATION CENTERS - HEADING RANCH

# SC shooting range to open Thursday

Exhibitions in archery, rifle, and pistol shooting will be featured attractions at Thursday's grand opening of Sun City's trap and skeet facilities.

National skeet champion Bruce Kinkner is scheduled to present a shooting exhibition during the ceremonies, to get under way at 1:30 p.m. Al Hen-

derson and other expert archers from Phoenix will display their talents, in addition to small bore rifle and pistol demonstrations from Charles Craig of Sun City.

Members of the Sportsmen's Club will demonstrate and explain the techniques of trap shooting.

Participating in the

dedication ceremonies will be John W. Meeker, Del E. Webb Development Co. president; Spencer Moore, president of the Recreation Centers of Sun City Inc., and Ed Moreland, Sportsmen's Club president.

The facilities, located on the Heading Ranch, approximately six miles north of Bell Road, (see map at

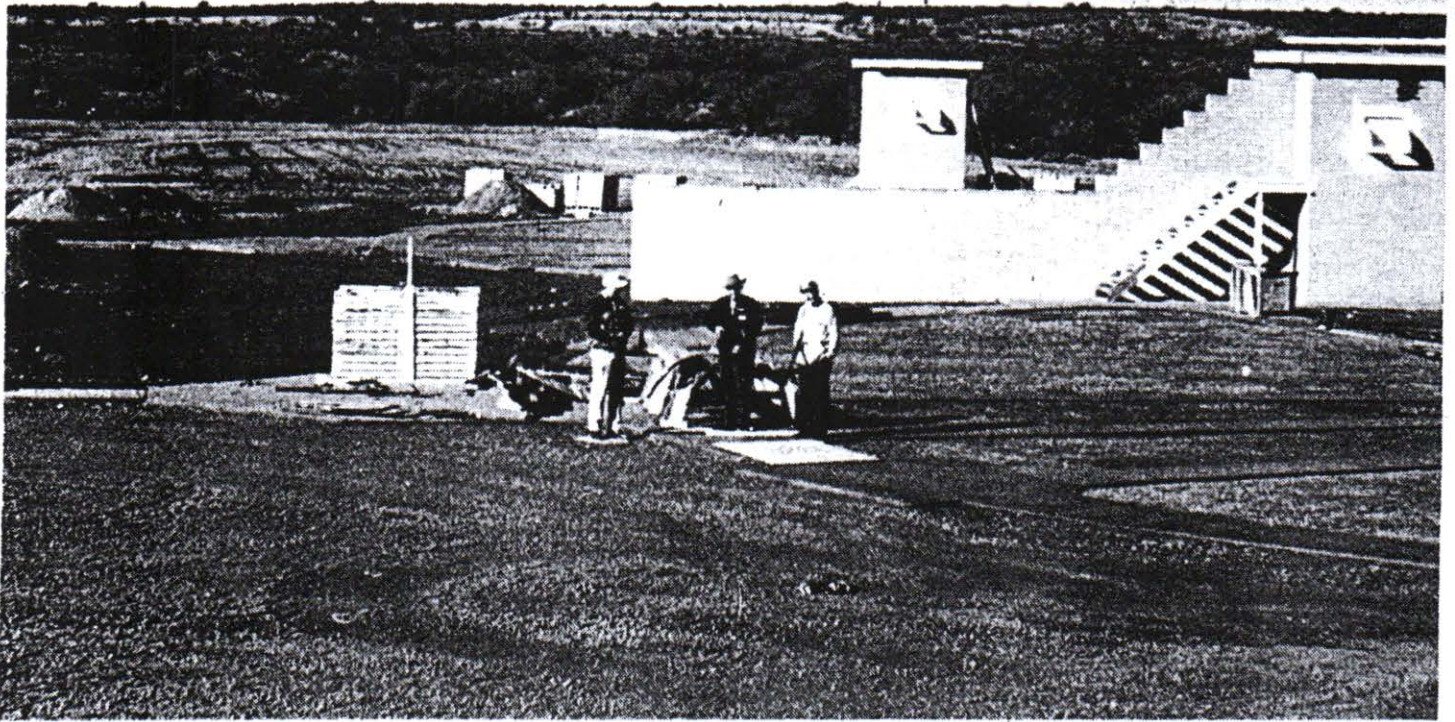
left), include two combination trap and skeet fields, a small bore rifle and pistol range, and archery range. It will be operated and supervised by the Sun City Sportsmen's Club.

Free doughnuts and coffee will be served throughout the afternoon. Those attending are advised to bring their own chairs.

Story and photos by Art Preuss

Dec. 12, 1972

S.C./Youngtown News Sun

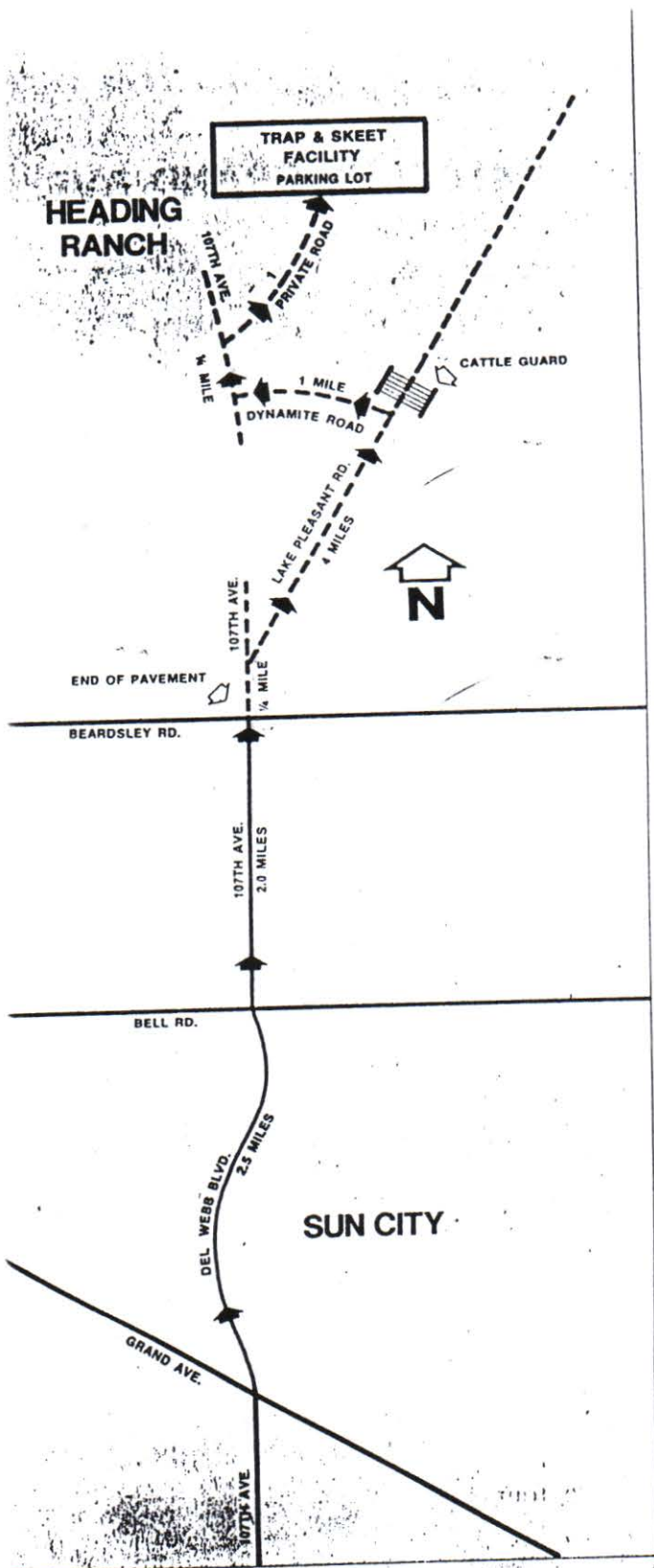


OVER-ALL view shows trap range in foreground and skeet facilities to right rear.



GETTING feel of newly poured concrete firing pads at trap range.



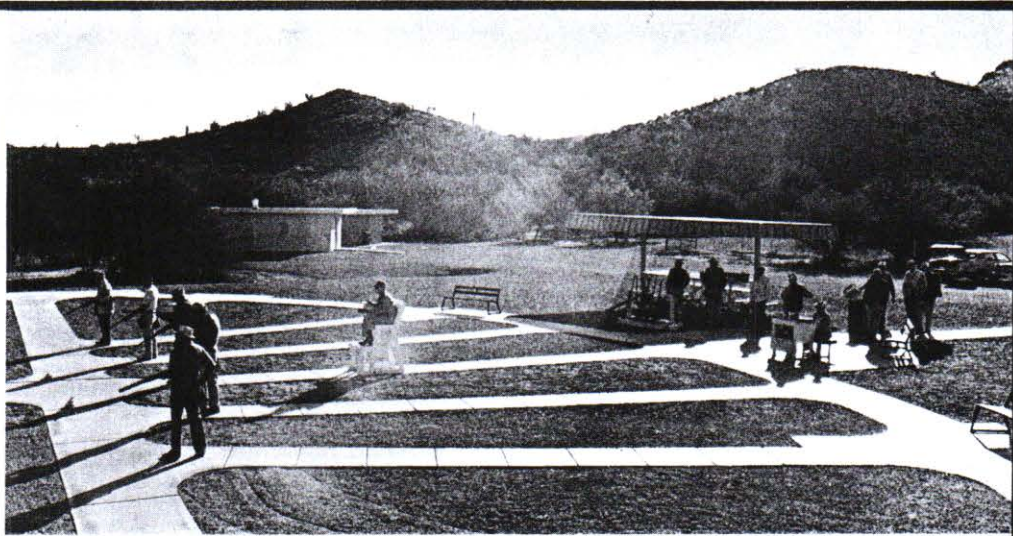


DISCUSSING grand opening plans while inspecting new trap and skeet facilities are (from left) John Betcher, 1973 Sun City Sportsmen's Club president; Ed Moreland, current president; and John Anderson, board member.



Many will remember Heading Ranch, located several miles north of 99th Avenue. It was here that the S.C. trap and skeet range was located as well as a rifle and pistol range. Picnic ramadas made it a popular place for family and club outings. Severe flooding destroyed the entire area before the Recreation Centers had assumed ownership. Unfortunate that a popular spot was lost, but fortunate in that the Recreation Centers incurred no financial loss.





*The Heading Ranch Trap and Skeet Range and Picnic Area north of Sun City are available for use by Sun City Westers. Information on the shooting range may be obtained from Karl Culler at 584-2950. Groups wishing to use the picnic area should call Del Webb Property Mgmt. at 974-7516.*



# Heading Ranch issue still alive

By Bob Fell

Although the Rec Centers board of directors has rescinded its agreement with DevCo to take over the Heading Ranch property, the issue is not quite dead.

As far as the present board is concerned, however, the matter is dead until several conditions have been changed. At this point, no overtures have been made by DevCo to the Rec Centers of Sun City board to make any changes.

During discussion on the question at the regular board meeting last week, **Jane Freeman**, board

member, commented that even if the board should rescind the agreement, it doesn't preclude drawing up a new agreement and starting all over again.

Also, **Anthony Makar**, a member of the board's Legal Affairs Committee, who called the present agreement "too vague and uncertain," had suggested making a new agreement which should be "very carefully prepared and reviewed" before the board approved. It should be acceptable to all concerned, he said.

The last agreement with DevCo had been for the Heading Ranch pro-

perty to go to a joint council composed of representatives from Sun City and Sun City West recreation groups, with a presumably impartial arbitrator named by DevCo. This was one of the reasons the Rec Centers of Sun City rejected the agreement—DevCo would have control through its representative and through supervision and support of the Sun City West Recreation Center organization for the next 12 to 18 months.

Gerald Williams, legal counsel for DevCo, explained that DevCo had suggested an independent outsider to serve as arbitrator but the people in Sun City West had asked for someone familiar with Sun City West.

Another objection was the claim that Rec Centers of Sun City has no authority outside the boundaries of Sun City and Heading Ranch is about three miles north of the community.

The fear of a lawsuit was another reason for the Rec Centers board to rescind the agreement.

DevCo is being sued by property owners downstream from Heading Ranch for damages allegedly caused by construc-

tion work done by DevCo.

Williams pointed out, however, that DevCo is being sued as the construction contractor, not as the owner. He said he cannot see how Rec Centers could be sued solely as the owners.

Mrs. Freeman commented that if this board doesn't reach a new agreement with DevCo, some future board might.



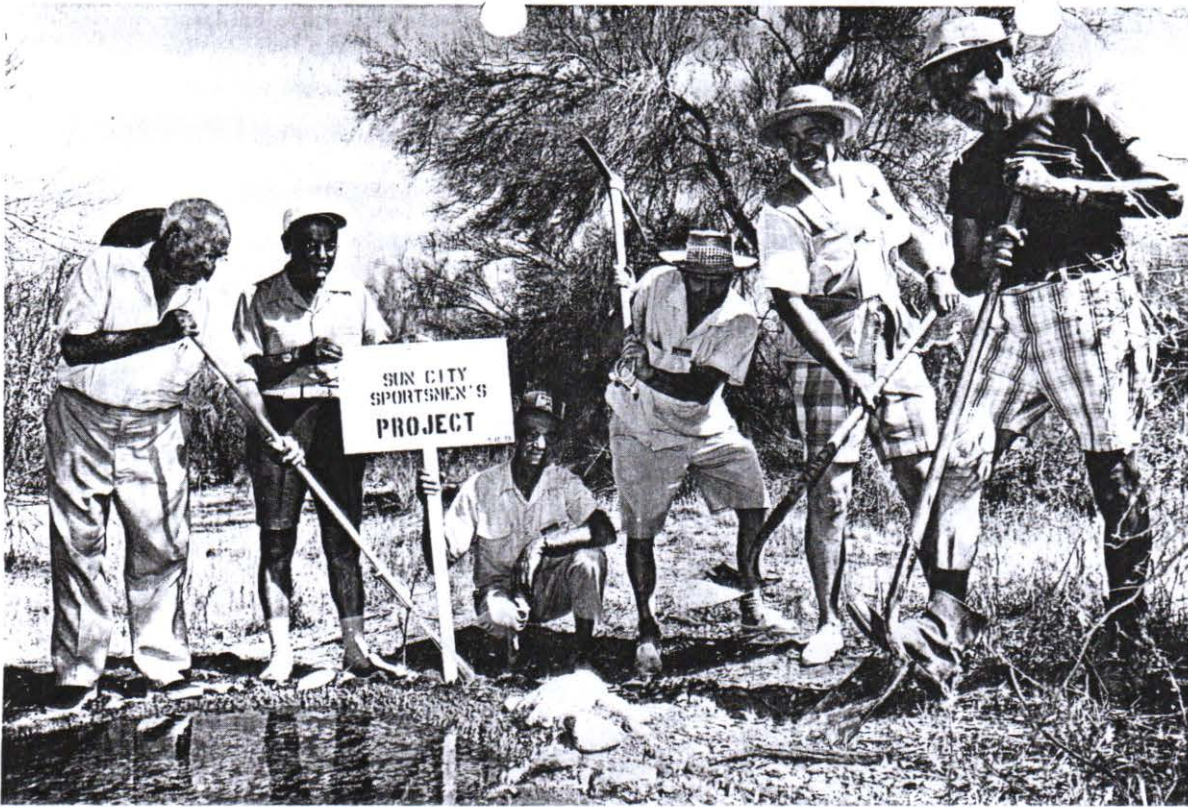
# - - GREAT FOR OUTDOOR FUN



DESERT BACKDROP - The Heading Ranch was the site for the Sun City Round Dance Club's graduation exercises. Instructors Maurice and Lois Seibert presented diplomas to 80 couples. Following two hours of dancing, everyone enjoyed a picnic lunch.



*June*



Trap and Skeet Unit of the Sportsmen's Club has constructed three wild-life water catchments on the Heading Ranch. Catchments have attracted quail, doves, whitewings and coyotes.



Newcomers to our community gathered poolside following the June get-acquainted Coffee. These coffees are scheduled the fourth Friday of each month, 9:30 AM, Sundial Auditorium.



May



Over 1400 enjoyed hot dogs, cheese and cool refreshments at Annual Wisconsin Day.



SPRINGTIME PICNICS AND OUTDOOR FUN

The Heading Ranch Picnic Area has been a popular spot for many clubs and organizations, including the Horse & Carriage (left) and North Dakota groups (right).

MAY DATES TO REMEMBER

DATE	PROGRAM	TIME	PLACE
2	Bicentennial Pageant	8 PM	Sun Bowl
6	Sew 'N Sew Style Show	10 AM	Lakeview Poolside
9	Mother's Day Strawberry Festival	7 PM	Sun Bowl
	Orpheus Chorus		
14	Duquesne Tam-buritzans	8 PM	Sun Bowl
23	R & G Chorus	7:30 PM	Sun Bowl





# - GREAT FOR OUTDOOR FUN

*March*



DESERT BACKDROP - The Heading Ranch was the site for the Sun City Round Dance Club's graduation exercises. Instructors Maurice and Lois Seibert presented diplomas to 80 couples. Following two hours of dancing, everyone enjoyed a picnic lunch.

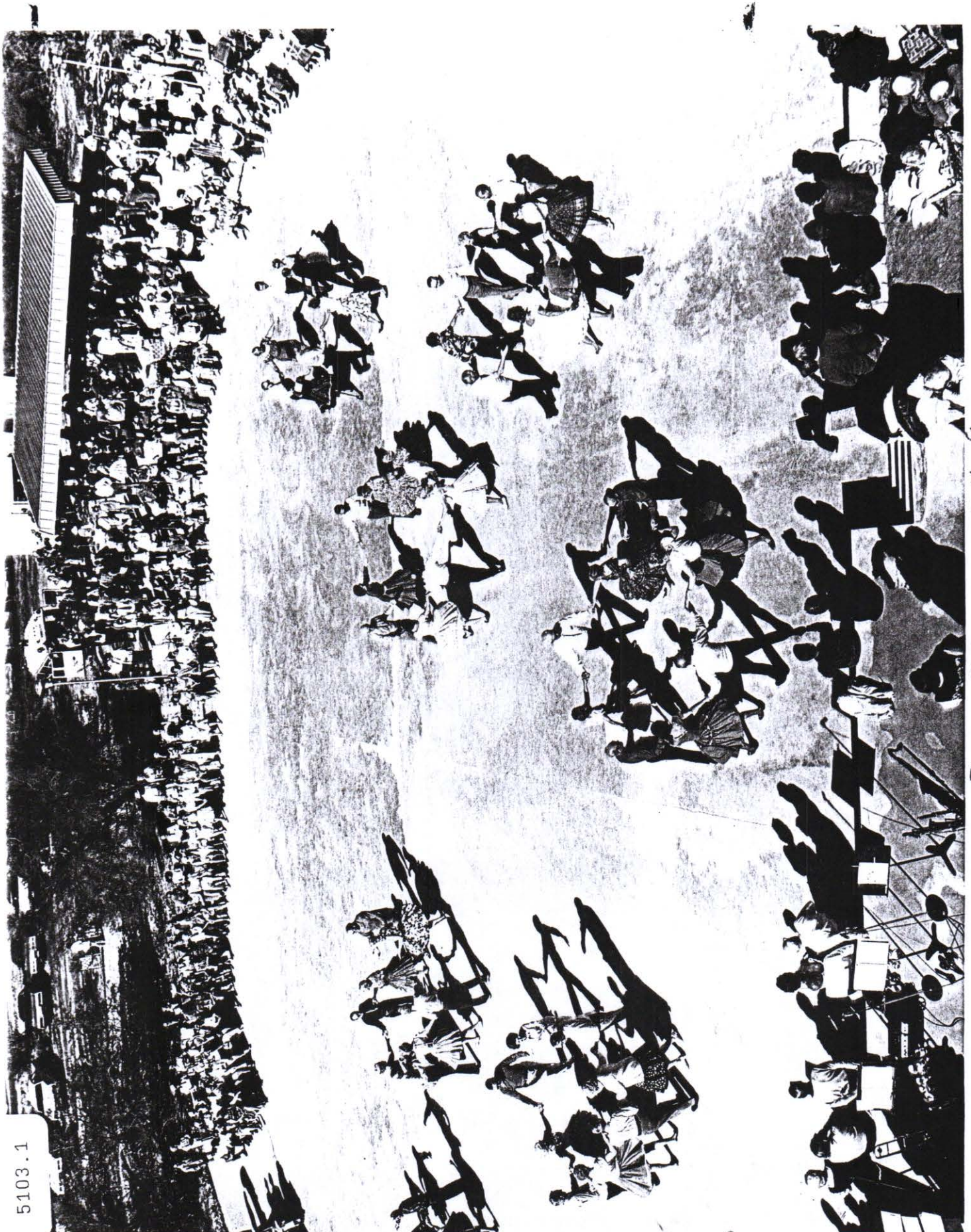
## GATHERINGS

NEW SUN CITY RESIDENTS - This good looking group attended the March Newcomers Coffee. These get-acquainted gatherings feature good times, friendly conversation, coffee and donuts.



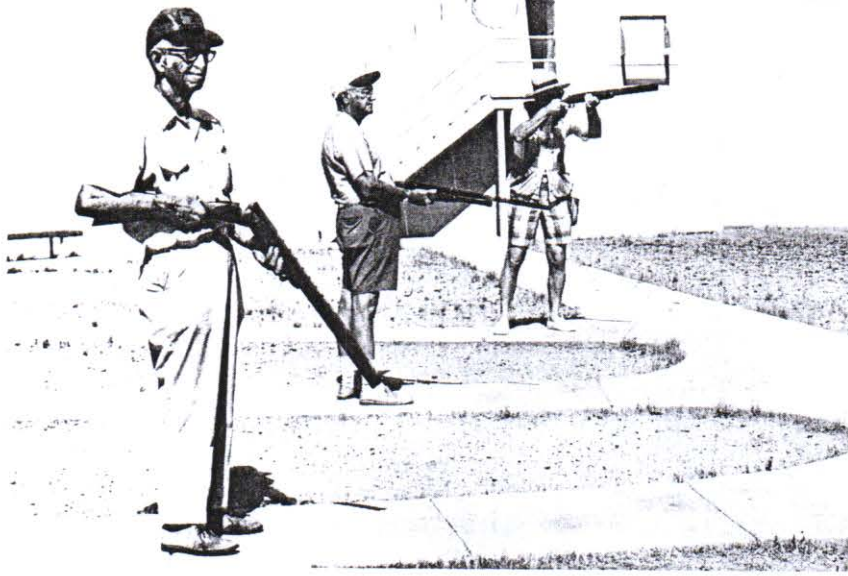


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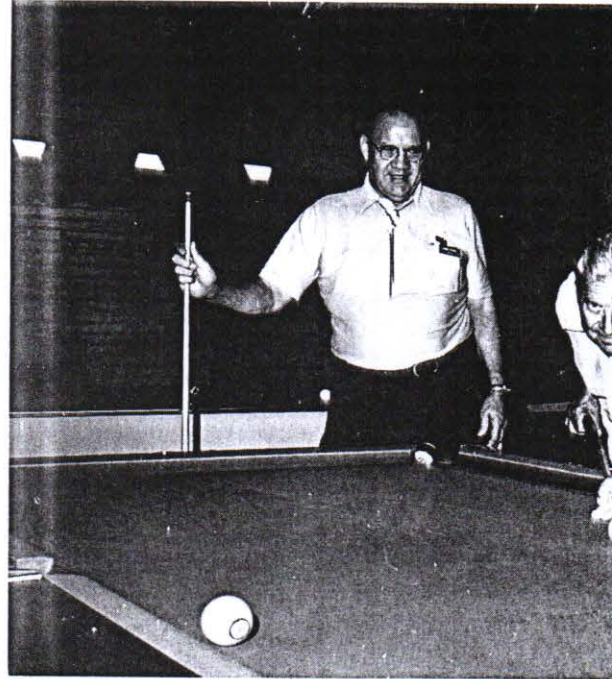




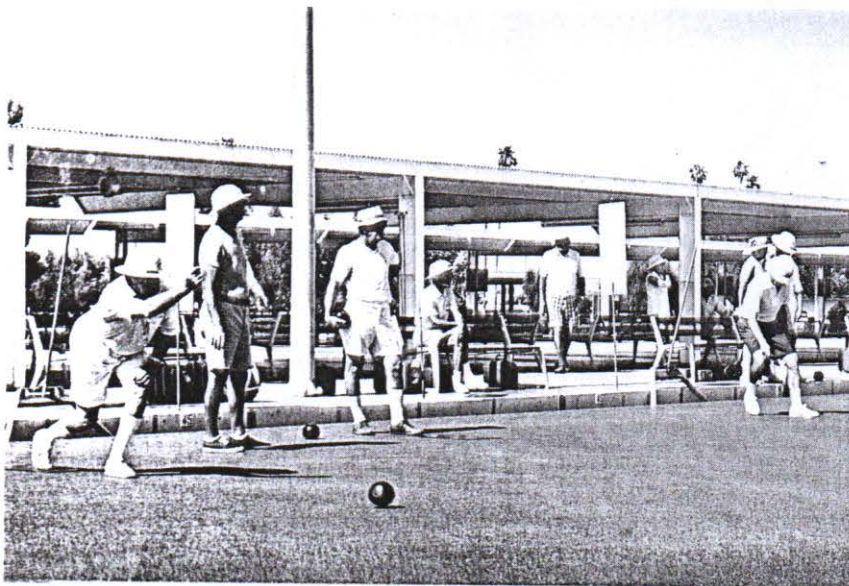
TRAP AND SKEET SHOOTING



SUNDIAL CRAFTS CLUB



POOL, BILLIARD



LAKEVIEW LAWN BOWLS CLUB

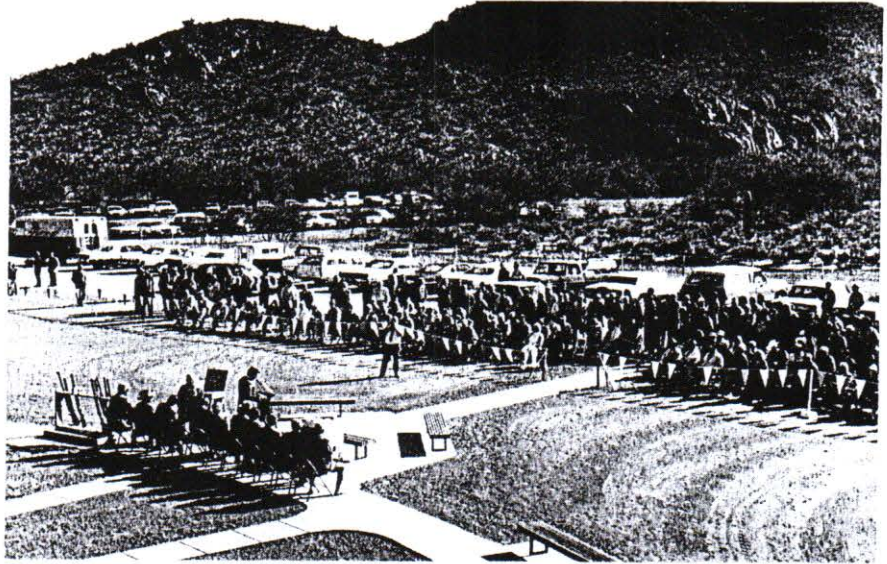
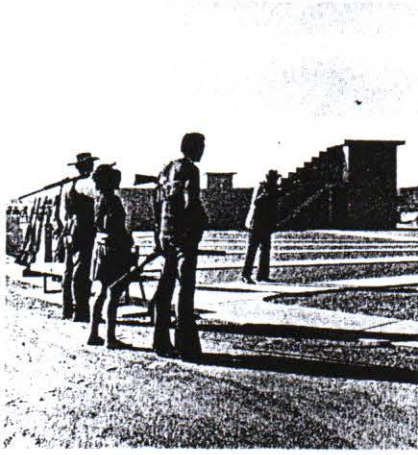


SWIM

SUMMER  
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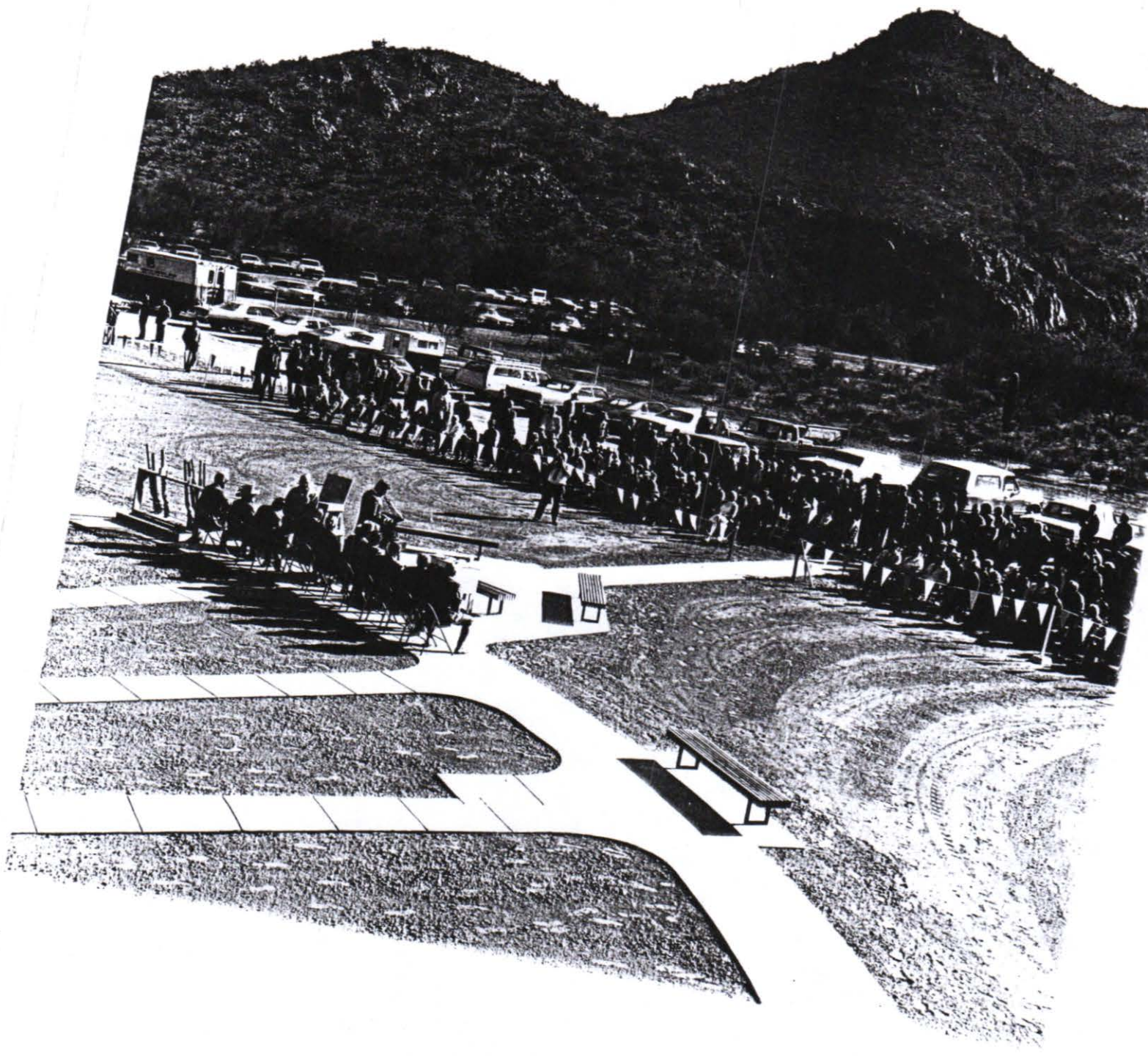
## Skeet Range Opened At Sun City, Arizona



**TRAP AND SKEET** range is newest recreation facility at Sun City, Ariz. Located on Heading Ranch six miles north of Sun City, it includes two trap and skeet fields, a small bore rifle and pistol range and archery lists. The December opening included an exhi-

bition by Bruce Kinker, national skeet champion. The Heading Ranch, 1040 acres of hills, desert and Agua Fria riverbed, is the planned site for a "cowboy" restaurant and other development.







# Sport creates special bond



News-Sun photo by Stephen Cherek

**OUT ON THE RANGE** — An empty shell flies rounds on a recent outing at the Sun Cities Trap and Skeet Club's firing range west of Sun City. The club is part of the Sun City Sportsmen's Club and has about 70 members.

OVER



# Trap, skeet enthusiasts enjoy sport, camaraderie

By KATHY GILLESPIE  
Outdoor editor

SUN CITY — When Jim Wormley speaks of his companions out on the range, he speaks quietly and chooses each word carefully.

It's clear that there exists a special bond between those who call trap and skeet shooting their sport.

Perhaps it is the crisp morning air at the quiet, isolated range northwest of Sun City West, home of the Sun City Sportmen's Club Trap and Skeet Club, that evokes such emotion.

Or maybe it's the way many

were introduced to the sport in their youth by fathers or grandfathers. It's easy to imagine father and son trotting off on a Saturday morning to share time and sport.

That's how Wormley learned the sport that began as a gentleman's game in Britain — back on his father's farm in Iowa.

Whatever it is, the feeling is deep and very real.

"People who are involved in trap and skeet shooting are of a fine demeanor," he said. "We expect that anymore. When we meet a man who shoots we know we're going to meet someone

that we can be quite congenial with."

Sun Citian Bob Muller, who competes and shoots about 15,000-20,000 rounds annually, agrees.

"Quite honestly, the thing that attracts me to skeet more than anything else is the people. Of all of the things that I've ever done, the finest group of people I've ever been involved with are skeet shooters," he said.

"They are a group of people who are very unpretentious and just out to have a good time. It's a close-knit group with sportsmanship that just doesn't exist in any other sport. Your toughest competitor will do all he can to help you. That just doesn't exist in other sports."

The club is open to residents of both Sun City and Sun City West and Wormley said there is no friction between members, unlike some other clubs or groups.

"About half of our members are residents of Sun City West," he said. "We have just the opposite of a problem. I've always felt that we belong together more or less and we are together in this activity."

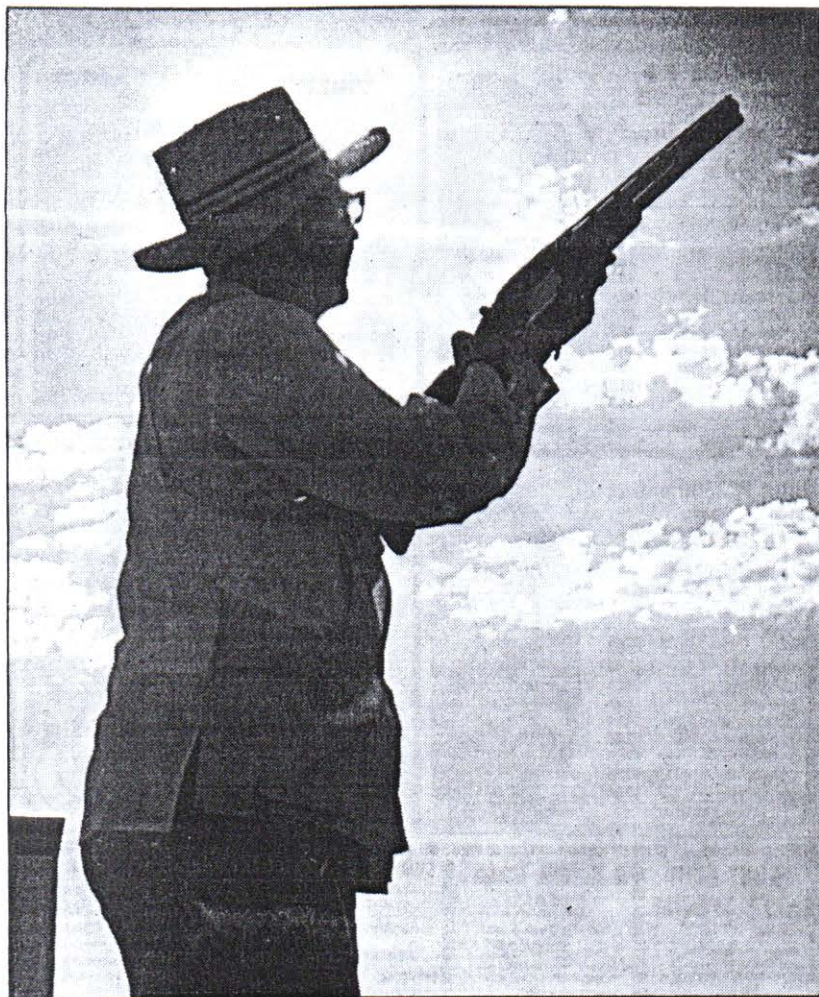
Trap and skeet shooting is a finesse sport pitting the marksman against flying targets known as clay pigeons or clay birds.

Participants stand in a designated area, shotgun nestled against a shoulder, barrel pointed upwards and shoot at the targets as they race across the sky.

Skeet shooting is actually the American version of British trap shooting. In skeet, the number of angles a shooter is confronted with varies widely, while in trap the angles are fewer.

And while some may use the sport as preparation for hunting wild game, it is a sport within itself and attracts people from all walks of life.

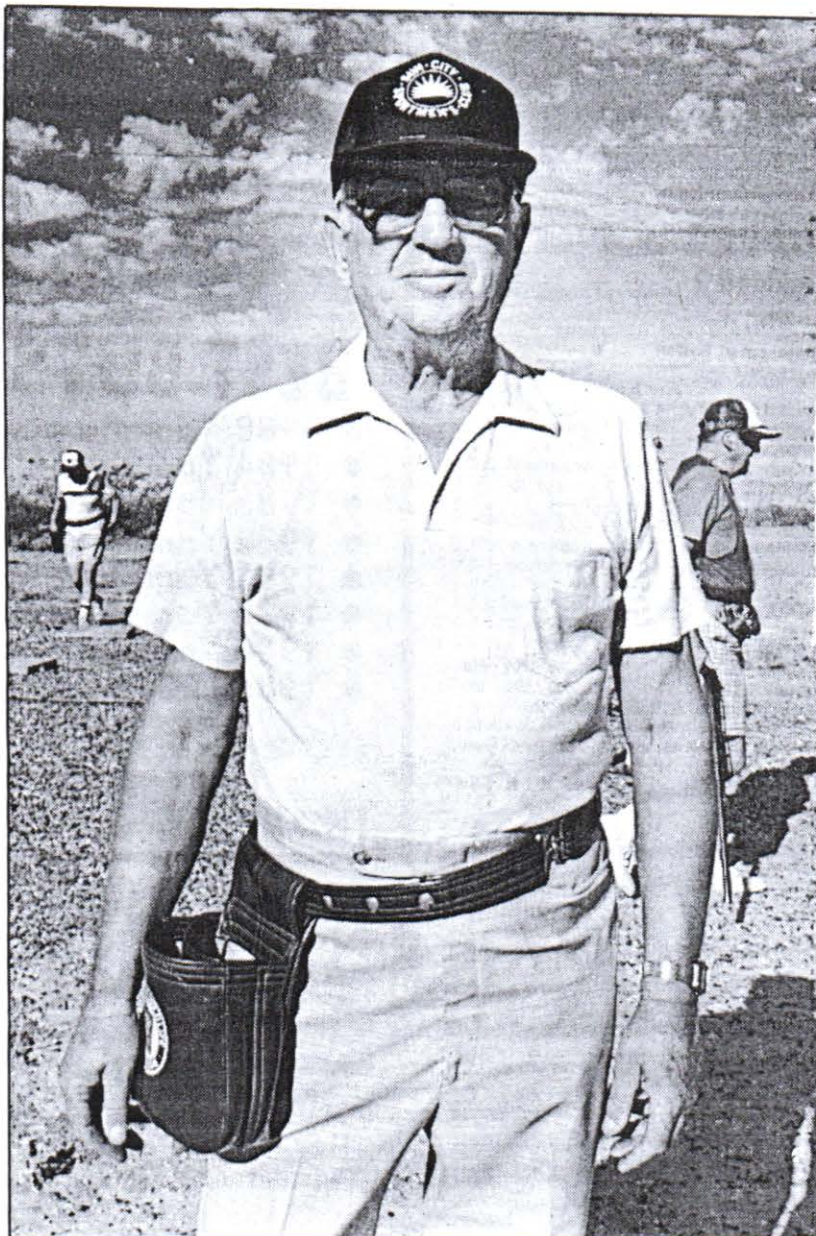
"It is a sport within itself for me," said Muller, a retired doctor. "I shoot four days a week but I hunt only three to four



News-Sun photo by Stephen Cherek

**LET IT GO!** — Ted Niemann yells "pull" and waits for the clay target to fly during a recent early morning session at the club's range.





News-Sun photo by Stephen Cherneski

**DEVOTED** — Jim Wormley, manager of the range and past president of the club, has been shooting since he was a young boy back on his Dad's farm in Iowa.

days a year."

Muller officially leads the Sportsmen's Skeet and Trap Club in skeet competition with 93.9 percent accuracy using a 12-gauge shotgun, 94 percent using a 20-gauge shotgun, 92.8 percent using a 28-gauge shotgun and 88.4 percent using a 410-gauge shotgun. He said competition in the state is quite stiff.

In last year's state competition, the winner scored 399 out of 400 for the win, he said.

But most of the 70 or so members of the Sportsmen's

Club don't shoot competitively although they do keep track of how they do.

"It's primarily a younger man's sport," Muller said. "Most of the competitive shooters are young."

Besides being a relaxing, social sport, Wormley said the skill required helps keep seniors' reflexes sharp.

"For we people here, that are retired, it's a fascinating recreation," he said. "We keep our reactions very sharp this way."