

COLORADO CULTURAL RESOURCE SURVEY

Architectural Inventory Form

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Official eligibility determination (OAHP use only)

Date _____ Initials _____
____ Determined Eligible- NR
____ Determined Not Eligible- NR
____ Determined Eligible- SR
____ Determined Not Eligible- SR
____ Need Data
____ Contributes to eligible NR District
____ Noncontributing to eligible NR District

I. IDENTIFICATION

1. Resource number: _____
2. Temporary resource number: 100311008
3. County: Routt County
4. City: Steamboat Springs
5. Historic building name: N/A
6. Current building name: N/A
7. Building address: 399 3rd Street
8. Owner name and address: Elvin C. Miles
P.O. Box 770163, Steamboat Springs, CO 80477

II. GEOGRAPHIC INFORMATION

9. P.M. 6 Township T6N Range R84W
____ ¼ of ____ ¼ of ____ ¼ of NE ¼ of section 17
10. UTM reference
Zone 13; 345260 mE 448310 mN
11. USGS quad name: Steamboat Springs
Year: _____ Map scale: 1:25,000 Attach photo copy of appropriate map section.
12. Lot(s): Lot 8,9, N20'0" of Lot 10 Block: 11
Addition: First Addition to Steamboat Springs Year of Addition: _____
13. Boundary Description and Justification: Given the urban setting of the resource, property lines are an appropriate boundary justification. The resource is located on more than two city lots, occupying 0.24 acres.

III. Architectural Description

14. Building plan (footprint, shape): L shaped plan
15. Dimensions in feet: Length ca. 37'0" x Width ca. 32'0"
16. Number of stories: 1 1/2
17. Primary external wall material(s) (enter no more than two): horizontal and vertical siding
18. Roof configuration: (enter no more than one): cross gabled roof

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19. Primary external roof material (enter no more than one): metal
20. Special features (enter all that apply): enclosed porch
21. General architectural description: This is a vernacular wood frame 'L' shaped house built on a concrete foundation, enclosing a basement, which rises two feet above grade on average. The basement access is on the west elevation via an exterior staircase. The house has one and a half stories, and has a cross gabled roof. The first storey is clad in aluminum siding, while the attic level is clad in vertical siding. The street facing (east) elevation has two entries. One is at the base of the 'L', with a set of concrete stairs rising to it. To the north of this door is a fixed window divided into 32 lights. At the attic level is a one over one sash window. Recessed from the base of the 'L' is the elevation comprising of a gable roof enclosed porch and a fixed window to the south of it. There is no fenestration at the attic level. The south elevation has a basement access and one slider window at grade. Above this window is a fixed window flanked by divided side lights on each side, which is centered on the top of the 'L' elevation. At the attic level is a one over one sash window. This elevation also reveals the enclosed porch protrusion. The side elevation of the porch has a fixed window. The base of the 'L' has two one over one sash windows, below which is a horizontal slider at the basement level. The west elevation is planar, and has a single fixed window at the southwest corner, and a one over one sash window at the northwest corner. A horizontal slider is centered on this elevation at the basement level. The north elevation has a one over one sash window located at the center of this elevation, and a fixed window with 8 divided lights. The attic level has a one over one sash window.
22. Architectural style/building type: No Style - The steep roof pitches, which maximize snow shed is the only element that may suggest a Gothic style; however, since other Gothic elements are absent, this resource is best classified as having no style.
23. Landscaping or special setting features: This house sits at the rear of the lot and presents an aberration in typical setbacks along 3rd Street. The lot is landscaped with a lawn, and has a gravel drive on the north end of the property. There is a metal fenced area in the southwest corner of the lot. The front elevation has a semicircular concrete patio. The majority of the landscaping comprises of an expanse of lawn.
24. Associated buildings, features, or objects: one gambrel roof 'barn style' garage, a structure that postdates the main house

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IV. ARCHITECTURAL HISTORY

25. Date of Construction: Estimate 1946 Actual _____

Source of information: Routt County Assessor

26. Architect: unknown

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Source of information: _____

27. Builder/Contractor: unknown

Source of information: _____

28. Original owner: unknown

Source of information: _____

29. Construction history (include description and dates of major additions, alterations, or demolitions) It appears that no additions have been made to the house. However, aluminum cladding on the first floor is a retrofit. It appears that the original cladding is still present underneath, since the siding projects beyond the window trim.

30. Original location x Moved _____ Date of move(s): _____

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V. HISTORICAL ASSOCIATIONS

31. Original use(s): single dwelling
32. Intermediate use(s): N/A
33. Current use(s): single dwelling
34. Site type(s): residential
35. Historical background: Given the lack of information on original owners, a general background is provided. The post war years saw growing prosperity and the automobile became America's primary means of private transportation. The age of railroad was fading, indeed passenger service to Steamboat Springs was terminated in 1968. Instead a wealth of gas stations, motels, and other typical automobile related amenities appeared in the area. One example of a motel is Rabbit Ears Motel constructed in 1952. The development of a ski area on Storm Mountain began in 1958, and has grown into the larger resort operating today. This resource is located in the Original Town of Steamboat Springs, and provided a modest residence for a Steamboat Springs citizen.
36. Sources of information: Alexandroff, Marty. *Historic Property Survey of Downtown Steamboat Springs*. Steamboat Springs, Colorado: Tread of Pioneers Museum, 1996., Winter and Co., *Historic Context of Routt County*, 1994., Richards, Dee. *Steamboat Round the Bend*. Steamboat Springs, Colorado: Steamboat Springs Pilot, 1976., Routt County Assessor data

VI. SIGNIFICANCE

37. Local landmark designation: Yes No Date of designation: _____
Designating authority: _____
38. Applicable National Register Criteria:
- A. Associated with events that have made a significant contribution to the broad pattern of our history;
 - B. Associated with the lives of persons significant in our past;
 - C. Embodies the distinctive characteristics of a type, period, or method of construction, or represents the work of a master, or that possess high artistic values, or represents a significant and distinguishable entity whose components may lack individual distinction; or
 - D. Has yielded, or may be likely to yield, information important in history or prehistory.
 Qualifies under Criteria Considerations A through G (see Manual)
 - Does not meet any of the above National Register criteria
39. Area(s) of significance: Architecture

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40. Period of significance: 1946
41. Level of significance: National ___ State ___ Local x
42. Statement of significance: **This resource is an example of a modestly scaled dwelling built in the mid 1940s. The design is vernacular and does not contain elements representative of this decade, however, the resource is a typical gabled 'L' vernacular wood frame, whose design is timeless. The scarcity of ornamentation or detail typifies the character of 20th Century homes in Steamboat Springs.**
43. Assessment of historic physical integrity related to significance: **This resource has not undergone changes in footprint, design or massing. The setting remains intact as well. However, retrofitted elements such as aluminum siding, and new windows, detract from the historic character of the resource. This resource is only eligible under the condition that future maintenance and changes restore original finishes. Additionally, the gambrel roofed outbuilding is incongruous with the character of the main house.**

VII. NATIONAL REGISTER ELIGIBILITY ASSESSMENT

44. National Register eligibility field assessment:
Eligible ___ Not Eligible x Need Data _____
45. Is there National Register district potential? Yes ___ No x
Discuss: **This survey does not identify a potential district on this particular street, partially because the density of intact historic resources does not merit a district. However, future surveys may bring to light new contributing resources.**

If there is National Register district potential, is this building: Contributing ___ Noncontributing ___

46. If the building is in existing National Register district, is it: Contributing ___ Noncontributing ___

VIII. RECORDING INFORMATION

47. Photograph numbers: 6-10, 6-11, 6-12, 6-13 Negatives filed at: City of Steamboat Springs
48. Report title: Steamboat Springs Residential Survey
49. Date(s): 12.2000 50. Recorder(s): Margo Rettig
51. Organization: Mountain Architecture Design Group
52. Address: 610 1/2 Oak Street, P.O. Box 770420, Steamboat Springs, CO 80487
53. Phone number(s): (970) 879-5764

NOTE: Please attach a sketch map, a photocopy of the USGS quad. map indicating resource location, and photographs.