

COLORADO CULTURAL RESOURCE SURVEY

Architectural Inventory Form

Page 1 of 4

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: 5CF406.9
2. Temporary Resource Number: 37
3. County: Chaffee
4. City: Salida
5. Historic Building Name: Webb & Corbin Building
6. Current Building Name: Dakota's
7. Building Address: 122 N. F St.
8. Owner Name and Address: Jackson, Dakota & Katherine, 7001 Co. Road 109, Salida, CO 81201

Parcel Number: 368132405109
SHF Grant Number: 2001-02-004

II. GEOGRAPHIC INFORMATION

9. P.M. N.M. Township 50N Range 9E
1/4 1/4 SE 1/4 SE 1/4 of Section 32

10. UTM Reference
Zone 13 Easting 413612 Northing 4265626

11. USGS Quad Name: Salida East, Colo.
Year: 1994 Map Scale: 7.5' Attach photo copy of appropriate map section.

12. Lot (s): 24-26 (part) Block(s): 5
Addition: Salida Original Townsite Year of Addition: 1880

13. Boundary Description and Justification:
Boundary includes the building and the urban parcel on which it is situated.

III. ARCHITECTURAL DESCRIPTION

14. Building Plan (footprint, shape): Rectangular
15. Dimensions in Feet: Length 64 X Width 29
16. Stories: 2
17. Primary External Wall Material(s) (enter no more than two):
Brick
18. Roof Configuration (enter no more than one):
Flat
19. Primary External Roof Material (enter no more than one): Asphalt
20. Special Features (enter all that apply):
Decorative Cornice, Segmental Arch Windows
21. General Architectural Description:

Two-story rectangular painted red brick commercial building with flat roof, stepped down toward rear. Paneled brick cornice of red painted brick and contrasting yellow brick; corbel table under panels. Upper story of façade has two window openings with segmental arched lintels with brick hood molds with stone keystones and springers. Each opening has two tall, narrow, segmental arched, double-hung sash windows in wood frames. Hanging sign attached to lower wall between windows. Storefront metal cornice with molding and round ornaments. Doors at each end of the façade are inset: south door is vertical board, hinged, and has a large glazed overdoor; north door is paneled

and glazed with large rectangular light and overdoor. Walls adjacent to entrances are angled inward. Fluted cast iron columns (square) at each end of façade and one center column. Center bay of first story façade has two-part plate glass display windows, covered clerestory, and stuccoed kickplates. Some of the bricks composing the building are made of adobe, according to information in a Salida walking tour.

22. **Architectural Style/Building Type:** Late Victorian/Italianate

23. **Landscaping or Special Setting Features:**

N/A

24. **Associated Buildings, Features, or Objects:**

None

IV. ARCHITECTURAL HISTORY

25. **Date of Construction:** Estimate Actual 1883

Source of Information: Eleanor Fry, Salida: The Early Years, 66.

26. **Architect:** Unknown

Source of Information:

27. **Builder/Contractor:** Unknown

Source of Information:

28. **Original Owner:** Webb & Corbin

Source of Information: Eleanor Fry, Salida: The Early Years, 66.

29. **Construction History (include description and dates of major additions, alterations, or demolitions):**

This building appears on the 1883 Sanborn map as a rectangular building with a one-story porch topped by a balcony across the façade and an iron clad open projection on the north toward the rear. An early photograph of the building shows a stairway to the second floor on the north toward the front of the building. Between 1893 and 1898 the front porch was removed. Between 1898 and 1904 the iron clad projection was removed.

30. **Original Location:** Yes **Date of Moves**

V. HISTORICAL ASSOCIATIONS

31. **Original Use(s):** Commerce and Trade/Department Store/Grocery Store

32. **Intermediate Use(s)** Commerce and Trade/Restaurant/Bar

33. **Current Use(s):** Commerce and Trade/Restaurant

34. **Site Type(s):** Commercial Building

35. **Historical Background:**

This building is one of the oldest in the commercial district and was one of the first brick buildings in the district. The building was erected by Elias H. Webb and Edward W. Corbin to house the Webb & Corbin grocery store in 1883. The store had previously been housed in a frame building on the same site. Webb & Corbin was one of the original businesses in Salida, beginning operation in 1880. By 1881 the firm had branches at Malta, Bonanza, and Sargents. The building was one of two on this block which survived the fire of 1886, although Eleanor Fry reports that Webb & Corbin collected insurance on damages. In 1887 Webb & Corbin sold this building to Gillett & Whitehurst, another grocery firm.

Edward W. Corbin was one of the most prominent of Salida's pioneer citizens. Born in 1855, he moved to Colorado from Illinois in 1879 and established a mercantile at Cleora. After moving to Salida he became one of its most active businessmen and civic leaders. Corbin served as mayor of the city, partner in a successful grocery firm, and investor in the Salida Opera House, of which he was the first manager. Following the fire of 1886, he helped create a fire code for the downtown district. In the 1880s he formed a partnership with William E. Robertson and W.W. Roller to build the still-standing, but greatly altered, Central Block on F St. When Corbin suffered an untimely death at the age of 34 in 1889 following a tooth extraction, the Salida Mail judged, "Through the demise of Mr. Corbin, Salida lost one of its best and most enterprising citizens, who had no superior in business circles in this city." Elias H. Webb was also prominent in early day Salida as an incorporator of the Salida & South Platte Toll Road Co.,

member of the first fire company, and organizer of the first school. He later moved to the Denver area and served as Arapahoe County Sheriff. Webb died in 1898 at the age of 54.

The 1888, 1890, and 1893 Sanborn maps indicate that the building was used as a grocery. The 1889 Salida News Holiday Edition recorded the following about Gillett & Whitehurst: "In the grocery business Messrs. Gillett & Whitehurst hold a leading position. They have earned that position by carrying one of the largest and most complete wholesale and retail stocks outside of Denver, and by uniformly honorable and courteous business methods. Their trade reaches into every hamlet within a radius of one hundred miles, and in addition their home trade is one of the marvels of Salida's business community. Messrs. Gillett & Whitehurst richly deserve abundant success."

By 1898, the Sanborn map indicates the building had become a saloon, as it was also shown in 1904. The saloon was operated by Joseph Hafner, who also resided here. The Salida News Holiday edition of 1889 reported, "Joe Hafner, formerly of the firm of Lehritter & Hafner, successors to R. Devereaux, has one of the finest refreshment resorts in the city. Joe carries everything usually found in a first-class sample room. Mr. A. Reufly, an old and popular bartender, may be found at Mr. Hafner's place. Joe carries only the best goods and his bar is well patronized and very popular with all." In 1909 the upstairs held furnished rooms managed by Lizzie M. Hafner, although the saloon was no longer listed. The Sanborn map of 1909 indicates the building was a restaurant, although the list of restaurants in the city directory does not include one at this address. A restaurant is also indicated here on the 1914 Sanborn map. On the 1929 Sanborn map the building is labeled as a store. The 1930-31 city directory lists the Jacob Askinofsky clothing store here. By 1951 The Men's Shop operated by Sam A. DeLeo was here, specializing in tailoring and men's haberdashery. Also located here was Club Reo, a café and bar owned by J.C. Orr. The Club Rio Bar [as it was later spelled] was listed here in 1961.

36. Sources of Information:

Salida News Holiday Edition, 1889, 13 and 15; Eleanor Fry, Salida: The Early Years (Salida: Arkansas Valley Publishing, 2001), 55, 64-66, 79, 88, 120; Chaffee County Assessor records; Salida City Directories; Sanborn Insurance Maps; Salida Walking Tours; Survey Form, 100 Block North F, West Side, 1981.

VI. SIGNIFICANCE

... Local Landmark Designation: 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 possesses 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 to history or prehistory.

Qualifies under Criteria Considerations A through G (See Manual).

X Does not meet any of the above National Register criteria.

39. Area(s) of Significance:

40. Period of Significance:

41. Level of Significance:

42. Statement of Significance:

This building is significant as one of the oldest buildings in Salida's downtown district, having been built in 1883. The building housed one of the city's pioneer grocery firms and is notable for having survived the fire of 1886 which destroyed almost all of this block. The building is also notable for its association with Edward W. Corbin, who erected it with his partner, Elias H. Webb. Corbin was one of the most active civic leaders and developers in early Salida, and served as mayor and manager of the Opera House. The building is important for its architecture, which, although altered, includes brick walls (with some adobe bricks), a paneled cornice with corbel table, segmental arched windows, and cast iron columns.

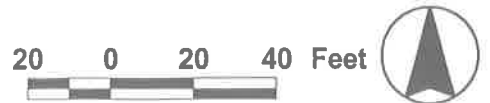
43. Assessment of Historic Physical Integrity Related to Significance:

The building retains a fair amount of historic physical integrity, although it has been altered somewhat since its original construction. An 1884 photograph shows the building with a porch topped by balcony and a bay window in the north façade window. The building retains many of its original features and its historic character.

Downtown Salida Historic Buildings Survey, 2001-02
Sketch Map

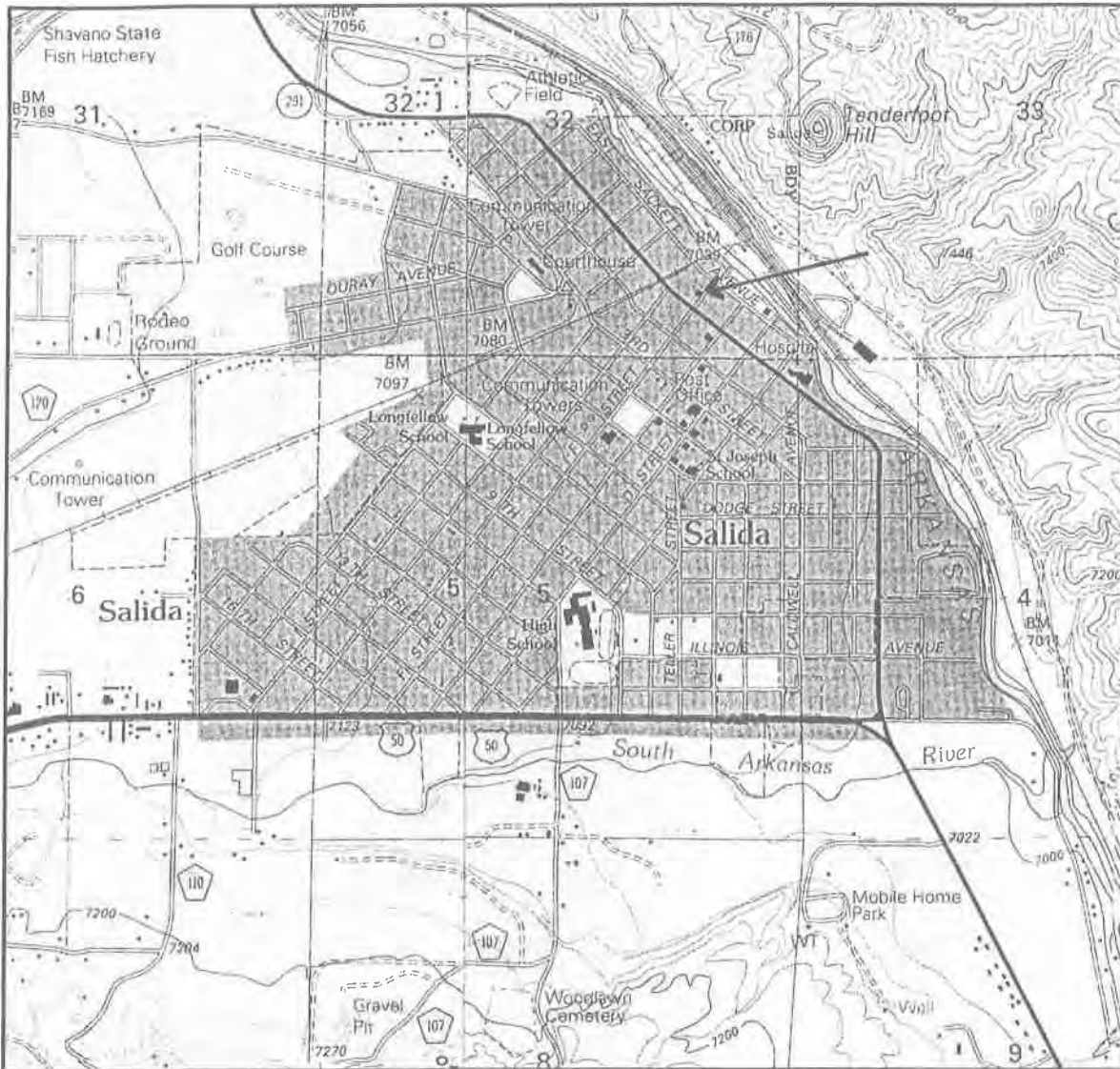


122 N. F Street, 5CF406.9



Downtown Salida Historic Buildings Survey, 2001-02
USGS Location Map

122 N F St, 5CF406.9



Mosaic of extracts from U.S. Geological Survey, "Salida East, Colo.," and "Salida West, Colo.," (Denver, Colo.: U.S. Geological Survey, 1994).

