

COLORADO CULTURAL RESOURCE SURVEY

# Architectural Inventory Form

Page 1 of 3

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: 5CF1575
2. Temporary Resource Number: 84
3. County: Chaffee
4. City: Salida
5. Historic Building Name: Greenburg Furniture
6. Current Building Name: Storyville Theater
7. Building Address: 135 W. 1st St.
8. Owner Name and Address: Brad A. Lokey, 135 W. 1st St., Salida, CO 81201

Parcel Number: 368132421388  
SHF Grant Number: 2001-02-004

## II. GEOGRAPHIC INFORMATION

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

10. UTM Reference  
Zone 13 Easting 413531 Northing 4265589

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

12. Lot (s): 8 Block(s): 21  
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 150 X Width 29
16. Stories: 1
17. Primary External Wall Material(s) (enter no more than two):  
Stucco 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):  
Glass Blocks (rear)
21. General Architectural Description:

One-story rectangular commercial building with flat roof. Façade has stuccoed parapet with wood panels underneath. Flat marquee and hanging sign above entrance. Inset central entrance with vertical panel siding covering angled walls flanking double glazed doors. Plate glass windows with paneled kickplates, sloping tile sills, and square columns at interior corners. Rear brick wall has two windows filled with glass blocks and an off-center slab door.

22. Architectural Style/Building Type: No Style

Landscaping or Special Setting Features:

N/A

24. Associated Buildings, Features, or Objects:

None

#### IV. ARCHITECTURAL HISTORY

25. Date of Construction: Estimate Actual 1886

Source of Information: Sanborn Map, 1886

26. Architect: Unknown

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):

This block of West 1st Street was destroyed in the fire of March 1886. The 1883 Sanborn map had shown a slightly smaller drug store building in this location. The September 1886 Sanborn map showed that the drugstore had been rebuilt in the current building. The building received a rear addition between 1914 and 1929. The building was stuccoed by 1967, based on a photograph.

30. Original Location: Yes Date of Moves

#### V. HISTORICAL ASSOCIATIONS

31. Original Use(s): Health Care/Medical Business/Medical Office

32. Intermediate Use(s): Commerce and Trade/Specialty Store

33. Current Use(s): Recreation and Culture/Theater

34. Site Type(s): Commercial Building

35. Historical Background:

An earlier drugstore in this location was destroyed in the March 1886 Salida fire. This building was erected later that year and also housed a drugstore. A drugstore is shown in this building on 1886 through 1890 Sanborn fire insurance maps. There were three druggists listed for Salida in the 1887-88 State Business Directory, but no location information was provided to associate one of them with this store. The storefront was vacant in 1893. A second hand store occupied the building in 1898 and 1904. The 1903-04 city directory lists Clarence A. Thompson's second hand store at this location (then addressed as 137 W. 1st Street). In 1905-06 Bartlo's Installment House occupied this storefront. A.N. Bartlo, the proprietor, advertised furniture, carpets, rugs, stoves, and crockery, and promised "your credit is good." The store was vacant in 1909. A bowling alley appears on the 1914 Sanborn fire insurance map. An unidentified store is shown on 1929 and 1945 maps.

By 1967, the building had been stuccoed. At the time of the 1981 historic buildings survey, this building did not have a separate front entrance, but was part of 139 W. 1st Street to the west. The building now houses a theater.

36. Sources of Information:

Chaffee County Assessor records; Salida City Directories; Sanborn Insurance Maps; Salida Walking Tours; Survey Form, 139 W. 1st St., 1981; Denver Public Library, Western History Department, Photograph #X-13444; Colorado Illustrated Business Directory, 1887-88, 1st annual vol. (Denver: C.A. Boland, 1887)..

#### VI. SIGNIFICANCE

37. 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 associated with the development of W. 1st St. immediately after the fire of 1886 and housed such businesses as a drugstore, second hand store, and bowling alley before becoming a theater. Alterations to the building have diminished its historic physical integrity.

**43. Assessment of Historic Physical Integrity Related to Significance:**

The building has diminished historic physical integrity due to stucco and wood paneling on the walls and alteration of the storefront.

**VII. NATIONAL REGISTER ELIGIBILITY ASSESSMENT**

**44. National Register Field Eligibility Assessment:** Not eligible

**45. Is there National Register district potential? Discuss.** N/A

This building is located adjacent the existing Salida Downtown Historic District. If the building were included in the district, it would be a noncontributing resource.

If there is NRHP district potential, indicate contributing status: N/A

**46. If the building is in an existing NRHP district, indicate contributing status:** N/A

**VIII. RECORDING INFORMATION**

**47. Photographic Reference(s):** 14: 25A; 15: 23.

**Negatives Filed At:** City of Salida

**Photographer:** Roger Whitacre

**48. Report Title:** Downtown Salida Historic Buildings Survey, 2001-02

**49. Date(s):** September 2002

**50. Recorder(s):** R.L. Simmons/T.H. Simmons

**51. Organization:** Front Range Research Associates, Inc.

**52. Address:** 3635 W. 46th Ave.

**53. Phone Number(s):** (303) 477-7597

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

**Colorado Historical Society-Office of Archaeology and Historic Preservation**  
1300 Broadway, Denver, Colorado 80203 (303) 866-3395

Downtown Salida Historic Buildings Survey, 2001-02  
Sketch Map

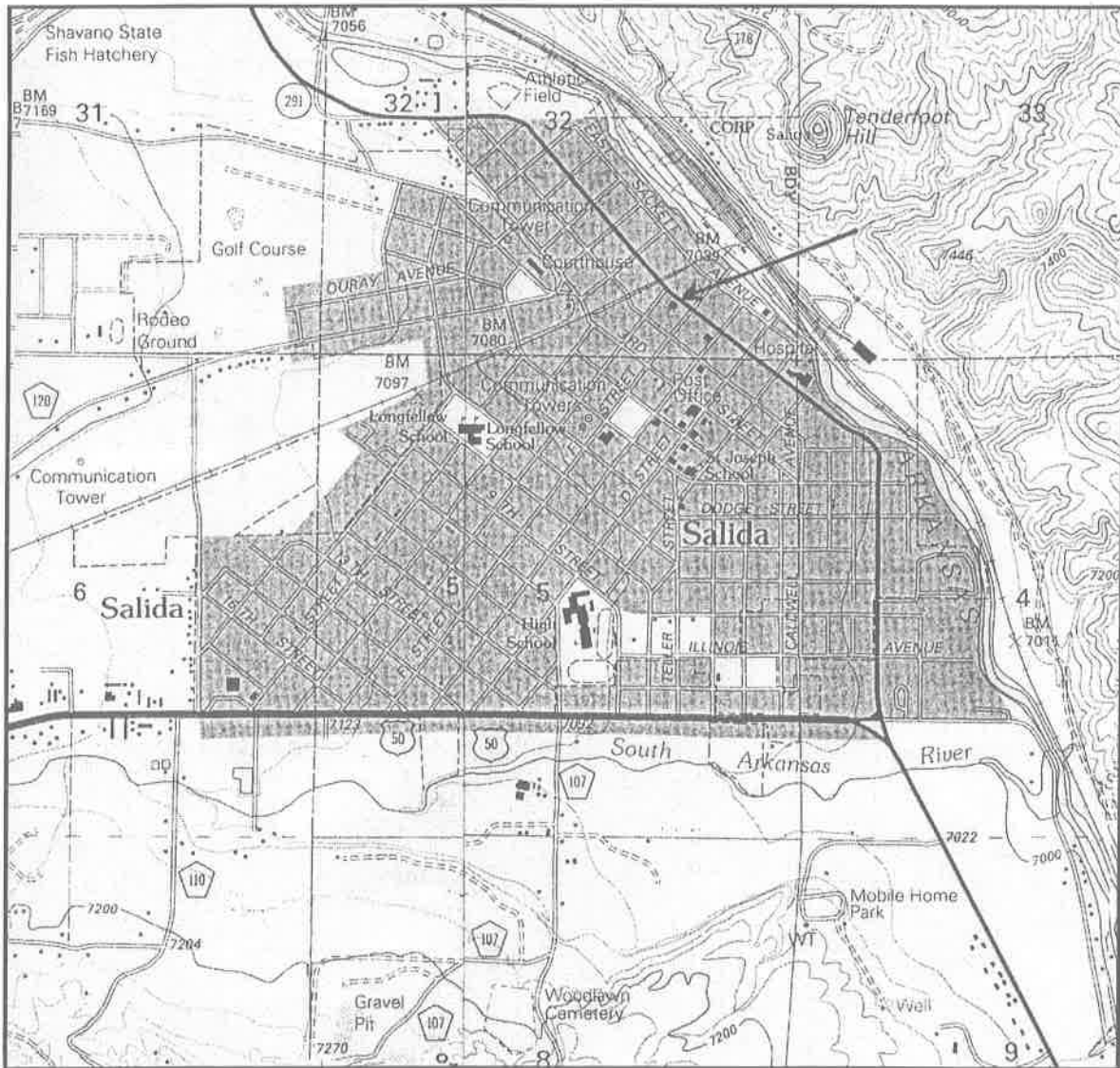


135 W. 1st Street, 5CF1575



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

135 W 1st St, 5CF1575



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

