

COLORADO CULTURAL RESOURCE SURVEY

Architectural Inventory Form

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- | | |
|------------|---|
| 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: 5CF2222 | Parcel Number: 368132402417 |
| 2. Temporary Resource Number: 5 | SHF/CLG Grant Number: CO-06-017 |
| 3. County: Chaffee | |
| 4. City: Salida | |
| 5. Historic Building Name: Terrace | |
| 6. Current Building Name: N/A | |
| 7. Building Address: 136-44 N. C Street | |
| 8. Owner Name and Address: C Street Condos LLC, 29925 County Road 357, Buena Vista, CO 81211 (for Unit 2 only) | |

II. GEOGRAPHIC INFORMATION

- | | | | | | |
|---|---|---------------|------------|-------------------|---------|
| 9. P.M. N.M. | Township | 50N | Range | 9E | |
| SE 1/4 SE 1/4 | SE 1/4 SE 1/4 | SE 1/4 SE 1/4 | of Section | 32 | |
| 0. UTM Reference Zone | 13 | Easting | 413935 | Northing | 4265440 |
| 11. USGS Quad Name: | Salida East, Colo. | Year: | 1983 | Map Scale: | 7.5' |
| 12. Lot (s): | Unit 2 | Block(s): | 2 | Year of Addition: | N/A |
| 13. Boundary Description and Justification: | Boundary includes the building and the parcel on which it is located. | | | | |

III. ARCHITECTURAL DESCRIPTION

14. Building Plan (footprint, shape): Rectangular
15. Dimensions in Feet: Length 75 X Width 28
16. Stories: 1
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, Chimney, Porch, Segmental Arch Window.
21. General Architectural Description:

One-story rectangular painted brick three-unit dwelling with flat roof that is stepped down toward the rear. Concrete foundation etched to resemble stone. Façade has paneled flat brick parapets above each porch. Cornice with bands of brick above paneled band. Three projecting hipped roof porches on front have spindle supports, concrete decks, and wrought iron balustrades. Facing porches are paneled and glazed doors with transoms (one at south end covered). On either side of each porch is a depressed three-centered arch double-hung sash window and paired double-hung sash windows. The windows have brick hoodmolds and there is a decorative sill course. There are two brick chimneys with corbelled tops surmounted by stucco tops rising from the mid-point of the north and south walls,

as well as a center chimney. The north wall of the building has paired windows in a depressed three-centered arch near the east end. The rear wall has two depressed three-centered arch double-hung sash windows near the north end and two projecting, shed roof, enclosed frame porches.

22. **Architectural Style/Building Type:** Terrace Type

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

Corner lot with grass in parking lawn and yard, plantings along foundation of building. Porches extend almost to concrete public sidewalk.

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

Rectangular, frame, flat roof, three-car garage with horizontal board siding and three overhead garage doors facing east. Three small sheds with metal siding at rear.

IV. ARCHITECTURAL HISTORY

25. **Date of Construction:** Estimate 1888-95 Actual

Source of Information: Photographs taken from Tenderfoot Hill, 1888 and 1895

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):**

The ownership of this building is divided into three parcels: 368132402417 for 136 (Unit 2); 368132402418 for 140 (Unit 3); and 368132402419 for 144 (Unit 4).

This building was erected between 1888 and 1895, based on photograph taken from Tenderfoot Hill. This building is shown on the 1904 Sanborn map of Salida; earlier Sanborn maps do not cover this area. In 1904 the building did not have rear porches, which were added between 1914 and 1929. Also between 1914 and 1929, a small frame house on the rear (west) of the lot was removed and two sheds and a garage were added in its place. The three car garage was built after 1945. The garage may incorporate a one-car garage built between 1914 and 1929.

30. **Original Location:** Yes **Date of Moves:** N/A

V. HISTORICAL ASSOCIATIONS

31. **Original Use(s):** Domestic/Multiple Dwelling

32. **Intermediate Use(s):** Domestic/Multiple Dwelling

33. **Current Use(s):** Domestic/Multiple Dwelling

34. **Site Type(s):** Terrace, Multi-family Dwelling

35. **Historical Background:**

This three unit building was erected between 1888 and 1895.

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In 1911-12, Julia E. Morrison and her son Louis E. Morrison lived at 346 N. C. Julia's husband was deceased at this point. Julia was born in Missouri in 1863. Louis was born in Iowa in 1880. Julia worked at D&RG Hospital as a nurse and Louis was a carpenter. By 1920, they lived at a different address in Salida, with Louis working as a barber and Julia wasn't employed. Theodore and Mary Tripelas lived here by 1922, when no occupation was listed for either of them. Both of them were born in Greece, Theodore in 1887 and Mary in 1885. They had four children: Andre, Alace, Shimptra, and Bertha. All of the children were born in Greece except for Bertha, who was born in Colorado. Theodore came to the U.S. in 1910, while his wife and children followed in 1913. In 1920, Theodore worked as a laborer for the transfer company.

40. **Period of Significance:** N/A
41. **Level of Significance:** N/A
42. **Statement of Significance:**

This is a well-preserved example of the one-story brick Terrace style multi-family dwellings erected in Salida. Representative features include the one-story height, division into more than one dwelling, projecting porches, segmental arch windows, brick chimneys, and decorative cornice. The building housed persons of a variety of ages and occupations, including railroad workers, a nurse, a small business owner, and others.

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

This building maintains historic physical integrity. Minor alterations include wrought iron balustrades and concrete porch decks, and the porch supports may be replacements.

VII. NATIONAL REGISTER ELIGIBILITY ASSESSMENT

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

45. **Is there National Register district potential? Discuss.** Yes

This resource was documented as part of a survey of a portion of northeast Salida lying between Downtown and the historic Denver & Rio Grande Railroad Hospital. A previous reconnaissance of this neighborhood of the city resulted in the recommendation that this area be intensively surveyed to determine whether a historic district might exist. The boundaries of such a district have not yet been identified since some areas included in the current survey might logically be associated with adjacent unsurveyed areas. A preliminary evaluation of whether this property would be a contributing resource, if found to be within the boundaries of a district, has been made to assist future studies.

If there is NRHP district potential, indicate contributing status: Contributing

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

VIII. RECORDING INFORMATION

47. **Photographic Reference(s):** 4: 5-6, 11-16; 21: 14

Negatives Filed At: City of Salida

Photographer: T.H. Simmons

48. **Report Title:** Salida, Colorado, Historic Buildings Survey, 2006-07

49. **Date(s):** June 2006

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

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

52. **Address:** 3635 W. 46th Ave., Denver, CO 80211

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



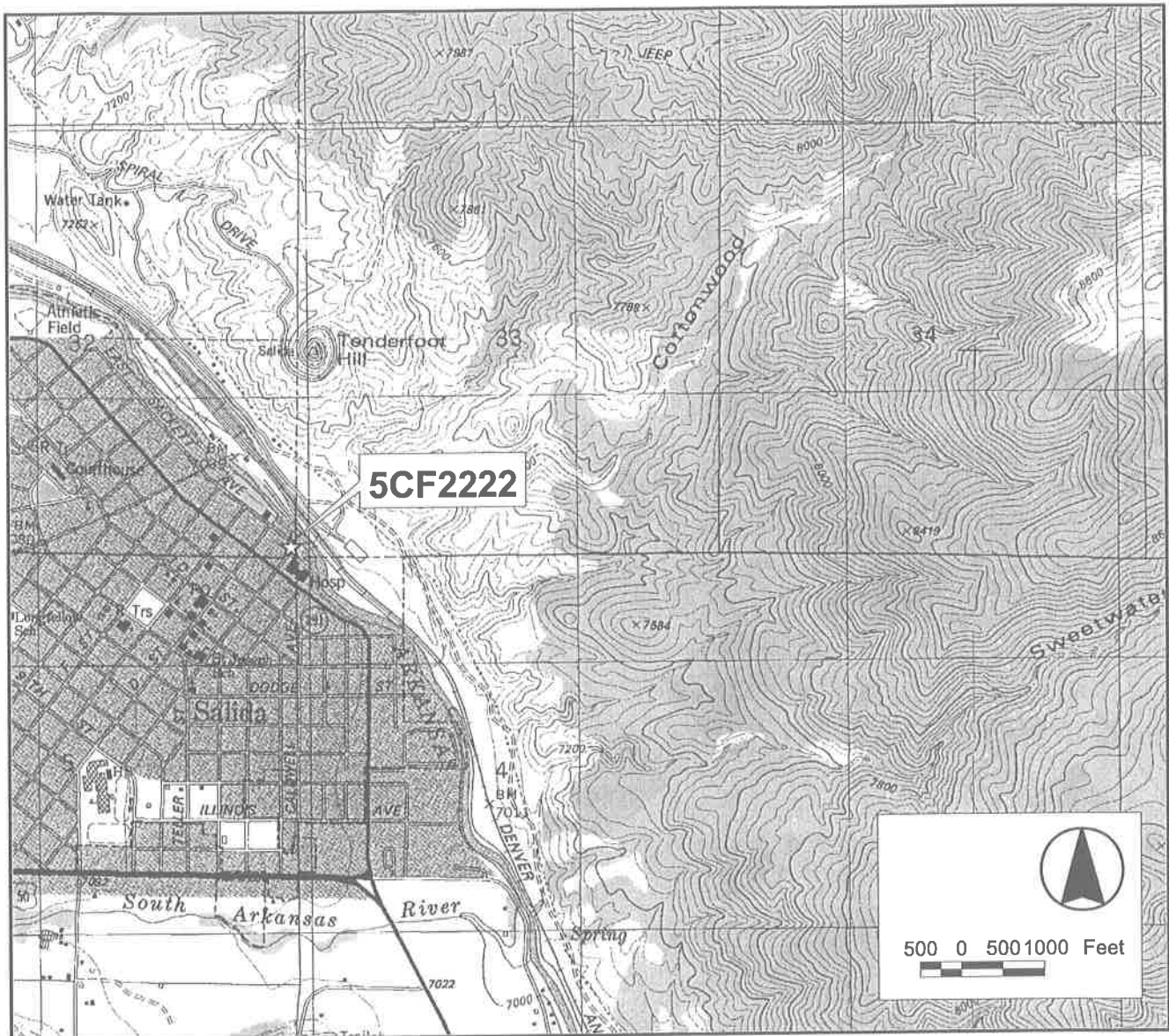
SOURCE: Building outlines from CAD file provided by City of Salida (and supplemented by fieldwork) and overlaid on parcels produced by Chaffee County. The resource described by this survey form is darkly shaded.



136-44 N. C Street



LEGEND	
	Survey Area Boundary
	Surveyed-Primary Buildings
	Surveyed-Outbuildings
	Not Surveyed



SOURCE: Extract of U.S. Geological Survey, "Salida East, Colo.," 7.5 minute quadrangle map (Denver: U.S. Geological Survey, 1994).

136-44 N. C Street



