

COLORADO CULTURAL RESOURCE SURVEY

Architectural Inventory Form

Official Eligibility Determination
(OAHF use only)

OAHF1403
Rev. 9/98

- Date _____ Initials _____
- Determined Eligible – National Register
- Determined Not Eligible – National Register
- Determined Eligible – State Register
- Determine Not Eligible – State Register
- Need Data
- Contributes to eligible National Register District
- Noncontributing to eligible National Register District

I. IDENTIFICATION

- 1. Resource number: **5RT.2668** Parcel number(s): **111200001**
- 2. Temporary resource number: **N/A**
- 3. County: **Routt**
- 4. City: **Steamboat Springs**
- 5. Historic Building Name: **Campbell House; Struble House**
- 6. Current Building Name: **Eck House**
- 7. Building Address: **1020 Thornburg Street**
- 8. Owner Name: **William Eck & Lisa Fraser-Eck**
- Owner Organization:
- Owner Address: **8826 Carefree Ave
Orland Park, IL 60462-1117**



44. National Register eligibility field assessment:	Not Eligible
Local landmark eligibility field assessment:	Not Eligible

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II. GEOGRAPHIC INFORMATION

9. P.M.: **6th** Township: **6N** Range: **84W**
NE ¼ of SE ¼ of SE ¼ of NW ¼ of Section 8
10. UTM reference (Datum: NAD27)
 Zone: **13** **344593 mE** **4484271 mN**
11. USGS quad name: **Steamboat Springs, Colorado**
 Year: **1969** Map scale: **7.5'**
12. Lot(s): **Lot 1**
 Addition: **Campbell Subdivision Filing 5** Year of addition: **unknown**
13. Boundary description and justification:
This legally defined parcel encompasses, but does not exceed, the land historically associated with this property.
 Metes and bounds?: Describe:

III. ARCHITECTURAL DESCRIPTION

14. Building plan (footprint, shape): **Rectangular Plan**
15. Dimensions in feet: **520 square feet**
16. Number of stories: **1**
17. Primary external wall material(s): **Wood/Horizontal Siding**
18. Roof configuration: **Gabled Roof/Front Gabled Roof**
19. Primary external roof material: **Metal Roof**
20. Special features: **Porch**
21. General architectural description:
This modest single-story wood frame dwelling features a rectangular plan which measures approximately 44' N-S (deep) by 12' E-W (across). The building is supported by an unpainted concrete foundation, and the foundation wall above grade on the north elevation is penetrated by two 3-light hopper basement windows. The dwelling's exterior walls are clad with stained brown horizontal wood siding, and it is covered by a front gable roof, with metal roofing material, and with stained brown 2x wood rafter ends exposed beneath the eaves. A painted turquoise wood-paneled front door, with one upper sash light enters the south (front) elevation from an uncovered wood plank porch, which measures approximately 6' by 12'. A painted turquoise color wood-paneled door, with one upper sash light, enters a 6' by 4' enclosed gabled rear porch, from a wood stoop, on the north elevation. Most of the building's windows have stained brown and/or painted turquoise wood frames and surrounds, and some also have exterior wood storm windows. A single 1x1 horizontal sliding window penetrates the south elevation, facing Thornburg Street. The east (side) elevation is penetrated by three 1x1 horizontal sliding windows, and by a single 1/1 double-hung sash window. Three 1x1 horizontal sliding windows, and a single-light fixed-pane window are located on the west (side) elevation. The north elevation is penetrated by a single 1x1 horizontal sliding window, and by a 1/1 double-hung sash window in the upper gable end
22. Architectural style: **No Style**
 Building type:

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23. Landscape or special setting features: **This property is located on the north side of Thornburg Street in the block west of Yahmonite Street. An asphalt pad is located south of the building.**

24. Associated buildings, features or objects: **Not Applicable**

IV. ARCHITECTURAL HISTORY

25. Date of construction: Estimate: **1923** Actual:
- Source of information: **Routt County Assessor/Treasurer Parcel Detail Information.**
26. Architect: **Unknown**
- Source of information: **N/A**
27. Builder: **Unknown**
- Source of information: **N/A**
28. Original owner: **Unknown**
- Source of information: **N/A**

29. Construction history:

Routt County Assessor records indicate that this building was constructed in 1923. This date has not been corroborated through other sources, however. The Assessor records also indicate that the rear porch was enclosed in 1950.

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

V. HISTORICAL ASSOCIATIONS

31. Original use(s): **Domestic/Single Dwelling**
32. Intermediate use(s): **Domestic/Single Dwelling**
33. Current use(s): **Vacant/Not in Use**
34. Site type(s): **Single family residence**

35. Historical background:

Routt County Assessor files indicate that this building was erected in 1923. Information regarding its early uses and people associated with it has not been uncovered. In the years prior to 1987, this property was owned by Omar M. Campbell and Virginia S. Campbell. In June of 1987, the Campbells sold the property to Kenneth R. Struble and Patricia M. Struble, who then owned it for the next seven years. Gary Crawford and Renee F. Crawford were the property's next owners, between October of 1994 and October of 2002. By 2004, Gary E. Crawford was the property's sole owner, and in July of that year he sold it to Geoff and Ann Coon. William Eck and Lisa Fraser-Eck, the property's current owners, acquired it from the Coon family in July of 2007.

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36. Sources of information:

Mountain States Telephone and Telegraph/ Mountain Bell Telephone Directories for Steamboat Springs, 1956 – 2007. On file at the Denver Public Library, Western History Department.

Routt County Assessor, Residential Property Appraisal Record.

Routt County Assessor/Treasurer Parcel Detail Information.

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 possesses high artistic values, or represents a significant and distinguished entity whose components may lack individual distinction;
 - 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.

Steamboat Springs Standards for Designation:

- | | |
|----------------|--|
| Not Applicable | A. Its character, interest, or value as part of the development, heritage, or cultural characteristics of Routt County, the State of Colorado, or the United States. |
| Not Applicable | B. Its location as a site of a significant historic event. |
| Not Applicable | C. Its identification with a person or persons who significantly contributed to the culture and development of Routt County. |
| Not Applicable | D. Its exemplification of the cultural, economic, social, or historic heritage of Routt County. |
| Not Applicable | E. Its portrayal of the environment of a group of people in an era of history characterized by a distinctive architectural style. |
| Not Applicable | F. Its embodiment of distinguishing characteristics of an architectural type or specimen. |
| Not Applicable | G. Its identification as the work of an architect or master builder whose individual work has influenced the development of Routt County. |
| Not Applicable | H. Its embodiment of elements of architectural design, detail, materials, and/or craftsmanship that represent a significant architectural innovation. |
| Not Applicable | I. Its relationship to other distinctive areas that are eligible for preservation according to a plan based on an historic, cultural, or architectural motif. |
| Not Applicable | J. Its unique location or singular physical characteristic representing an established |

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and familiar visual feature of a neighborhood, a community, or Routt County.

39. Area(s) of significance: **Not Applicable**
40. Period of significance: **Not Applicable**
41. Level of significance: National: State: Local:

42. Statement of significance:

This building is historically significant, to a minimal extent, for its association with Steamboat Springs' residential development dating from the time of its construction, circa 1923. It is also architecturally notable, again to a minimal extent, for its representative rectangular-shaped front gabled plan. The property's historical and architectural significance is not to the extent that it would qualify for individual listing in the National Register of Historic Places or in the State Register of Historic Properties. It also appears unlikely to qualify for local designation in the Routt County Register of Historic Places.

43. Assessment of historic physical integrity related to significance:

This property displays an overall high standard of physical integrity, relative to the seven aspects of integrity as defined by the National Park Service and the Colorado Historical Society - setting, location, design, materials, workmanship, feeling and association. Other than an enclosed rear porch, which reportedly dates to 1950, there are no apparent additions to the original building. Some windows do not appear original, however.

VII. NATIONAL REGISTER ELIGIBILITY ASSESSMENT

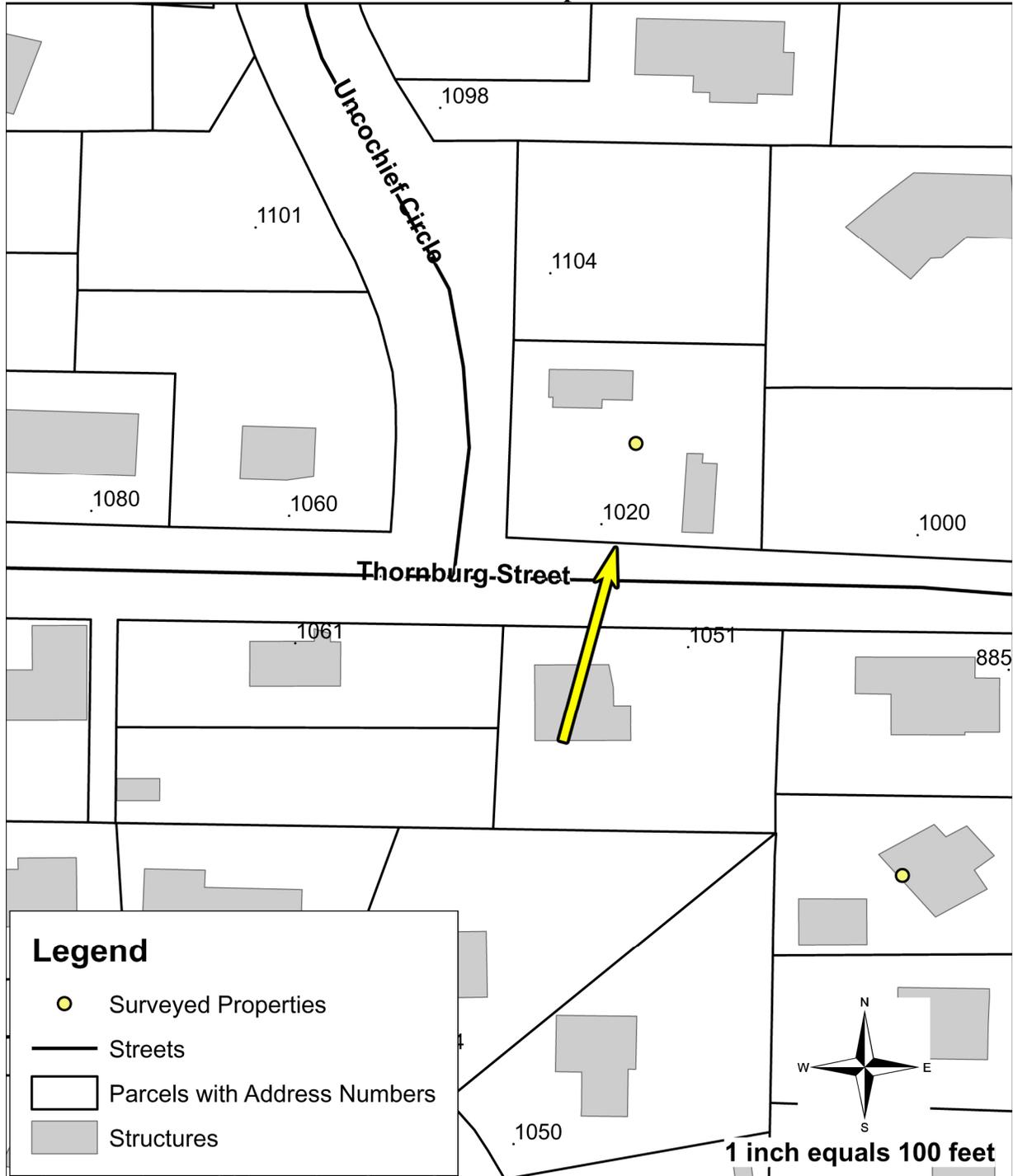
44. National Register eligibility field assessment: **Not Eligible**
Local landmark eligibility field assessment: **Not Eligible**
45. Is there National Register district potential? Yes No
- Discuss: **Historic buildings within the survey area do not collectively possess sufficient historical or architectural significance, and/or display sufficient physical integrity, to comprise a State or National Register historic district.**
- If there is National Register district potential, is this building: Contributing Noncontributing N/A:
46. If the building is in existing National Register district, is it: Contributing Noncontributing N/A:

VIII. RECORDING INFORMATION

47. Photograph number(s): **CD #2, Images 205-209** CDs filed at: **City of Steamboat Springs**
48. Report title: **Old Town Steamboat Springs Residential Survey Phase VII** **137 10th Street**
49. Date(s): **08/26/2008** **Steamboat Springs, CO**
80477
50. Recorder(s): **Carl McWilliams**
Timothy Wilder
51. Organization: **Cultural Resource Historians**
52. Address: **1607 Dogwood Court**
Fort Collins, CO 80525
53. Phone number(s): **(970) 493-5270**

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Sketch Map



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Location Map

