

COLORADO CULTURAL RESOURCE SURVEY

Architectural Inventory Form

Official Eligibility Determination (OAH use only)

- 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.237** Parcel number(s): **145017012**
- 2. Temporary resource number: **N/A**
- 3. County: **Routt**
- 4. City: **Steamboat Springs**
- 5. Historic Building Name: **Ernest Campbell Building; Albany Hotel**
- 6. Current Building Name: **Old Town Pub; Oddfellows Building**
- 7. Building Address: **600 Lincoln Avenue**
- 8. Owner Name: **Loud Larrock, LLC**
- Owner Organization:
- Owner Address: **P.O. Box 883438**
Steamboat Plaza
Steamboat Springs, CO 80488



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

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II. GEOGRAPHIC INFORMATION

9. P.M.: **6th** Township: **6N** Range: **84W**
SE ¼ of NW ¼ of NW ¼ of NE ¼ of Section 17
10. UTM reference (Datum: NAD27)
 Zone: **13** **344734 mE** **4483004 mN**
11. USGS quad name: **Steamboat Springs, Colorado**
 Year: **1969** Map scale: **7.5**
12. Lot(s): **Lot 12 Block 17**
 Addition: **Original Addition of Steamboat Springs** Year of addition: **1884**
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: **Length: 126 feet x Width: 50 feet**
16. Number of stories: **2**
17. Primary external wall material(s): **Wood/Weatherboard**
18. Roof configuration: **Flat Roof**
19. Primary external roof material: **Asphalt Roof/Composition Roof**
20. Special features: **Roof Treatment/Decorative Cornice**
21. General architectural description:
This two-story wood frame commercial building is located at the corner of Lincoln Avenue and Sixth Street in downtown Steamboat Springs. Built on a painted pale grey sandstone foundation, the building's exterior walls are clad with painted pale grey horizontal weatherboard siding. The facade fronts toward Lincoln Avenue on the southwest elevation where the horizontal weatherboard walls feature fluted, painted green, corner boards. An enclosed, single-story, flat-roofed foyer, which measures approximately 6' by 12', projects from the center of the facade. The foyer is approached on its east side by a 5-step wood porch leading to a stained natural brown wood-paneled door with an oval-shaped light. The foyer is penetrated by a large single-light fixed-pane window, topped by a segmental arch clerestory light. On either side of the enclosed foyer, the facade's first story wall is penetrated by four large single-light fixed-pane windows, each topped by a set of paired awning type windows. All of the first story facade windows are set over decorative wood panels. Two sets of paired, and two single, 1/1 double-hung sash windows penetrate the facade's second story. A bracketed cornice extends along the top of the southwest (facade) and southeast elevations, while a secondary cornice with a dentil course visually separates the first and second stories on the facade. The southeast elevation, which fronts to Sixth Street, is penetrated by six single-light-fixed-pane first story windows. Each of these first story windows is topped with an awning type window, and are set above decorative wood panels. A band of three distinctive fixed-pane oval-shaped windows, with molded hoods, are positioned near the southwest end of the southeast elevation. Two sets of paired, and three single, one over one double-hung sash windows penetrate the second story on the southeast elevation. Two wood-paneled entry doors are also located on the southeast elevation.

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A plaque affixed to the facade contains the following text:

Old Town Pub

Built in 1904 by Ernest Campbell as the Albany Hotel. Dr. F.E. Willett opened Steamboat Springs' first hospital here. Then one of the city's first post offices was in the building. In 1921, the Oddfellows Hall occupied the second floor, site of popular local dances. The main floor has housed a grocery, electrical shop, and public library. Since 1969, this building has been used as a restaurant.

Tread of Pioneers Plaque Program 1996

22. Architectural style: **Late 19th And Early 20th Century American Movements/Commercial Style**
 Building type:
23. Landscape or special setting features: **This prominent two-story commercial building is located at the northern corner of Lincoln Avenue and 6th Street in downtown Steamboat Springs. The Routt County Courthouse is located across Lincoln Avenue to the southeast.**
24. Associated buildings, features or objects: **Not Applicable**

IV. ARCHITECTURAL HISTORY

25. Date of construction: Estimate: Actual: **1904**
 Source of information: **"A New Building." *Steamboat Pilot*, March 9, 1904, p. 1.**
26. Architect: **Unknown**
 Source of information: **N/A**
27. Builder: **Unknown**
 Source of information: **N/A**
28. Original owner: **Ernest Campbell**
 Source of information: **"A New Building." *Steamboat Pilot*, March 9, 1904, p. 1.**
29. Construction history:
This building was constructed in 1904 and was originally owned by Ernest Campbell. On March 9, 1904, the *Steamboat Pilot* carried this small article regarding the building's construction:

"A New Building"

The first of the new business buildings which will go up in Steamboat Springs this year, opening the season, which will be one of great activity in the building line will be the Ernest Campbell Building, which will be put up on the corner opposite Wither's store. It will be 50x60 feet and two stories high, with the post office and a business firm occupying the lower floor and a hall above. The building will be first class in every respect and an ornament to the town. Work will begin in a short time and it will be rapidly pushed to completion.

Subsequent to its original construction, the building has been extended to the rear. Modest changes have also been made to the façade to accommodate changing retail uses over the years.

30. Original location: Moved: Date of move(s): **N/A**

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V. HISTORICAL ASSOCIATIONS

31. Original use(s): **Commerce and Trade/Business
Government/Post Office**
32. Intermediate use(s): **Social/Meeting Hall
Commerce and Trade/Restaurant**
33. Current use(s): **Commerce and Trade/Restaurant**
34. Site type(s): **Two-story commercial building**
35. Historical background:

Built in 1904, this building has had a long and colorful history, with a multitude of uses and occupants. Owned originally by Ernest Campbell, the building was designed with two retail spaces on the ground floor, with the Albany Hotel located in the second story. The post office was originally located in one half of the first floor, while the other half was occupied by a series of restaurants and other retail establishment. Early businesses in the building reportedly include George Malanson's Restaurant, Watson's Mercantile, and Abe Goldstein's Novelty Store. B.F. Niesz, Steamboat Springs' postmaster during the early 1900s, reportedly lived upstairs with his family. The post office later moved to the Maxwell Building at 842 Lincoln Avenue, with Charlie Baer as postmaster.

The Steamboat Sanitarium, Steamboat Spring's first hospital operated by Dr. F.E Willett, was located in this building between 1914 and the early 1920s. The second story was then subsequently used by the International Order of Oddfellows (I.O.O.F.), while the local library was located in the main level for some twenty-five years. During this time, the building became popularly known as the "Oddfellows Building.

From the late 1960s to the present (2007), the building's primary use has been as a restaurant. The Mother Lode Restaurant was located here in 1970, but in December of that year was replaced by the Cameo Restaurant. A popular eatery, the Cameo existed here until 1984, when it was replaced by the Old Town Pub.

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36. Sources of information:

Alexandroff, Marty. "Colorado Cultural Resource Survey Architectural Inventory Form." February 1996, on file with the City of Steamboat Springs, and the Colorado Historical Society Office of Archaeology and Historic Preservation.

Colorado's Historic Newspaper Collection. <http://www.coloradohistoricnewspapers.org>. "A New Building." *Steamboat Pilot*, March 9, 1904, p. 1.

"History Behind New Restaurant Building." *Steamboat Pilot*, May 14, 1970. Located at Tread of Pioneers Museum.

Klein, Naomi. "Colorado Cultural Resource Survey Inventory Record." May 1981, on file with the City of Steamboat Springs, and the Colorado Historical Society Office of Archaeology and Historic Preservation.

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

Munson, Clay. Oral interview located at Tread of Pioneers Museum.

"Old Town Pub Opens its Downtown Doors." *Steamboat Pilot*, January 12, 1984. Located in clipping file at Tread of Pioneers Museum.

Routt County Assessor, Commercial Property Appraisal Record.

Sanborn Insurance maps for Steamboat Springs, July 1911, June 1920.

"72 Years Serving Steamboat Springs," *Three Wire Winter*, Spring 1976. Located at Tread of Pioneers Museum.

"The *Steamboat Pilot* 113 Years." *Steamboat Today*, July 31, 1998, pp. 12, 13. Located at Tread of Pioneers Museum.

"Steamboat Sanitarium Sixth and Lincoln." *Steamboat Pilot*, June 26, 1975. Located in clipping file at Tread of Pioneers Museum.

"Steamboat Springs, Co. About 1910." Plat map, on file at the Tread of Pioneers Museum.

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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:

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.

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.

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.

J. Its unique location or singular physical characteristic representing an established 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:

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42. Statement of significance:

This building is historically significant for its associations with Steamboat Springs' socioeconomic growth throughout the first half of the twentieth century. With its widely-varied use, including as a hotel, restaurant, hospital, post office, library, and Odd Fellows hall, this building has played an especially prominent role in the city's growth. The building is also architecturally notable for its early twentieth century commercial architectural style. Due to some loss of integrity, the building probably does not qualify for individual listing in the National Register of Historic Places. However, it may qualify for individual listing in the State Register of Historic Properties, and it would qualify for individual local landmark listing in the Routt County Historic Register.

43. Assessment of historic physical integrity related to significance:

This building displays a reasonably high standard of physical integrity, relative to the seven aspects of integrity as defined by the National Park Service and the Colorado Historical Society, Office of Archaeology and Historic Preservation - setting, location, design, materials, workmanship, feeling and association. There have been alterations to the façade, including the enclosed entryway. Additions which have extended the original building toward the alley are architecturally compatible with the original construction.

VII. NATIONAL REGISTER ELIGIBILITY ASSESSMENT

44. National Register eligibility field assessment: **Not Eligible**

Local landmark eligibility field assessment: **Eligible**

45. Is there National Register district potential? Yes No

Discuss: **Historic buildings in the core area of downtown Steamboat Springs may collectively possess the historical and/or architectural significance, and 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 #1, Images 31-33** CDs filed at: **City of Steamboat Springs**

48. Report title: **Historic Building Inventory of Downtown Steamboat Springs** **137 10th Street**

49. Date(s): **06/22/07** **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

