

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.2639** Parcel number(s): **115204031**
- 2. Temporary resource number: **N/A**
- 3. County: **Routt**
- 4. City: **Steamboat Springs**
- 5. Historic Building Name: **Smith House; Ecker House; Padgett House**
- 6. Current Building Name: **Padgett House**
- 7. Building Address: **48 Logan Avenue**
- 8. Owner Name: **William D. Padgett**
- Owner Organization:
- Owner Address: **P O Box 771171**
Steamboat Springs, Co 80477-1171



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**
NW ¼ of SE ¼ of NE ¼ of SE ¼ of Section 8
10. UTM reference (Datum: NAD27)
 Zone: **13** **345294 mE** **4483829 mN**
11. USGS quad name: **Steamboat Springs, Colorado**
 Year: **1969** Map scale: **7.5'**
12. Lot(s): **Lots 31 & 32, Block 4**
 Addition: **Crawford Addition** Year of addition: **1901**
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: **972 square feet**
16. Number of stories: **1½**
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
Garage/Attached Garage
Roof Treatment/Dormer
Fence
21. General architectural description:
The residence at 48 Logan Avenue consists of an original 1.5-story front gabled dwelling, and an attached garage addition on the east (side) elevation. Routt County Assessor records list 1919 as the house's original year of construction, and 1965 as the attached garage's year of construction. The house is supported by a low concrete foundation, and its exterior walls are clad with painted yellow horizontal wood siding with painted brown 1" by 4" corner boards. The house, with its attached garage addition, is covered by a saltbox roof, with metal roofing material laid over 1x wood decking and 2x wood rafters. Painted brown rafter ends are exposed beneath the eaves on the east elevation. A shed-roofed dormer, with a single-light window, is located on the west-facing roof slope. A stained or painted blonde color wood-paneled front door, with a fanlight, enters the façade (south elevation) from an open front porch. The porch measures approximately 6' by 14', and features a wood plank floor, two painted yellow 6" by 6" wood posts, and a low-pitched gable roof. A painted white wood-paneled door, with one upper sash light, enters the east end of the north (rear) elevation from a small stoop. The façade wall is penetrated by a single-light fixed-pane window which overlooks the porch to the west of the entry door. Two non-historic single-light casement windows, and one plywood-covered window, penetrate the west elevation. A single 2-light window penetrates the east elevation. Two 1/1 double-hung sash windows, including one in the upper gable end, are located on the north elevation. A white roll-away garage door on the garage addition's south elevation opens onto a gravel driveway which extends to Logan Avenue.

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22. Architectural style: **No Style**
 Building type:

23. Landscape or special setting features: **This property is located on the north side of Logan Avenue in the block west of North Park Road. A wood privacy fence extends along the rear portion of the west property line. An older woven wire fence extends along the north (rear) property line and the rear portion of the east property line.**

24. Associated buildings, features or objects:
Shed

A wood frame shed, which measures approximately 12' by 10', is located near the rear northwest corner of the property. The shed is supported by a wood timbers on grade foundation, and its exterior walls are clad with painted yellow horizontal wood siding with 1" by 4" corner boards. The shed's steeply-pitched front gable roof is covered with rolled green asphalt roofing material, laid over 1x wood decking and 2x wood rafters. The rafter ends are painted yellow, and are exposed beneath the eaves. An open doorway on the south elevation is flanked on either side by a single-light fixed-pane window. A large 2-light window is located on the east elevation.

IV. ARCHITECTURAL HISTORY

25. Date of construction: Estimate: **1919** 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 house was built in 1919, and that the small shed near the rear of the property was erected in 1947. The Assessor files also indicate that the house's attached garage addition dates to 1965.

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): **Domestic/Single Dwelling**

34. Site type(s): **Single family residence**

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35. Historical background:

Routt County Assessor records reveal that this property has been owned by William D. "Bill" Padgett since 1994, and that it was previously owned by his mother, Irena Padgett (who passed away in 1994). Mr. Padgett has lived elsewhere in Steamboat Springs while maintaining this property as a rental in recent years. In a telephone interview, Mr. Padgett related that his grandparents, Benjamin J. and Martha E. Padgett, arrived in Steamboat Springs in the late 1910s. For some reason, though, the family was apparently not enumerated in the 1920 census. Twenty years earlier, the 1900 census records the Padgett family as residents of Okawville Township in Washington County, Illinois. At that time the family included Benjamin J. Padgett (born March 1859), his wife, Martha E. (born June 1862), and five children: Bertha L. (born November 1879), Alfred B. (born January 1885), Susana (born April 1893), Reuben (born September 1894), and baby Dora Lucita (born March 1900). By 1920, Benjamin and Martha Padgett, their son Reuben Padgett (and likely other family members) were Routt County residents. Some years later, Reuben married Irena Alverson. A native of Oklahoma, Irena had been born in 1907. (Bill Padgett is the son of Reuben and Irena.)

During his productive working years, primarily in Illinois, Benjamin Padgett worked as a machine repairman and reportedly as a blacksmith. Reuben Padgett supported his family in Steamboat Springs as a rural mail carrier for many years. Martha and Benjamin Padgett passed away within a year of each other in 1933 and 1934, and were both interred in the Steamboat Springs Cemetery. Reuben Padgett passed away in 1972, at the age of 78, followed by Irena in 1994, at the age of 87. They are also interred in the Steamboat Springs Cemetery.

Other than the Padgett family, information regarding families and individuals who have lived in this house remains relatively obscure. The (earliest available) 1956 Mountain States Telephone and Telegraph directory lists James Smith as the home's resident, followed by Eugene F. Ecker in the years surrounding 1970. Mr. Ecker later lived at 357 Spruce Street.

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.

Padgett, Bill. Telephone interview with Carl McWilliams, April 2009.

Routt County Assessor, Residential Property Appraisal Record.

"Routt County Assessor/Treasurer Parcel Detail Information."

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

Twelfth Census of the United States, 1900, Washington County, Illinois, Okawville Township Precinct, Okawville Village.

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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:

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 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 property is historically significant for its associations with Steamboat Springs' residential development dating from the time of its construction, circa 1919. The original house is also architecturally significant for its representative wood frame 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. Due to a loss of integrity, the property should also be considered ineligible for local designation in the Routt County Register of Historic Places.

43. Assessment of historic physical integrity related to significance:

This property displays a less than optimal 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. The historic house's physical integrity has been diminished by the construction of an attached garage. A sense of how this residence appeared during its early years remains only partially in place.

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 #1, Images 112-116	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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Location Map

