COLORADO CULTURAL RESOURCE SURVEY

Architectural Inventory Form

Official Eligibility Determination (OAHP use only) OAHP1403 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.2661** Parcel number(s): **115204017**
2. Temporary resource number: **N/A**
3. County: **Routt**
4. City: **Steamboat Springs**
5. Historic Building Name: **Russold House**
6. Current Building Name: **Keating House**
7. Building Address: **637 North Park Road**
8. Owner Name: **Kenneth & Sandra E. Keating**
   Owner Organization:
   Owner Address: **146 Freeman Road**
   Oxford, Ct 06478

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 **NE** ¼ of **SE** ¼ of Section **8**
10. UTM reference (Datum: NAD27)
    Zone: **13** **345378 mE** **4483872 mN**
11. USGS quad name: **Steamboat Springs, Colorado**
    Year: **1969** Map scale: **7.5'**
12. Lot(s): **Lots 17, 18, 19, 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): **Square Plan**
15. Dimensions in feet: **Length: 32 feet x Width: 32 feet**
16. Number of stories: **1 1/2**
17. Primary external wall material(s): **Stucco**
    Wood/Horizontal Siding
18. Roof configuration: **Gabled Roof/Cross Gabled Roof**
19. Primary external roof material: **Asphalt Roof/Composition Roof**
20. Special features: **Porch**
    Chimney
    Garage/Attached Garage
    Roof Treatment/Dormer

21. General architectural description:
    The residence at 637 North Park Road consists of an L-shaped, cross-gabled dwelling, with an attached shed-roofed garage addition at the south end of the east elevation. The main L-shaped portion of the house measures 32' N-S by 30' E-W, while the garage addition measures 13' N-S by 21' E-W. The extant dwelling, including the garage addition, features a nearly square plan which measures 32' N-S by 32' E-W. The 1½story dwelling is supported by a low concrete foundation, and its concrete block walls are covered with pale blue color stucco. Painted pale blue horizontal weatherboard siding appears in the upper gable end at the south end of the west elevation. The house is covered by a steeply-pitched cross-gable roof, with red asphalt composition shingles, and with painted white rafter ends and a fascia board exposed beneath the eaves. A gabled dormer is located near the east end of the south-facing roof slope. A red brick chimney is located at the base of the south-facing roof slope, above the shed-roofed garage addition. Another, short, metal-clad chimney is located near the west end of the roof ridge. The home features a variety of window openings, covered by exterior wood storm windows, and with painted white wood frames and some with decorative wood shutters. A stained natural brown solid wood door, with three stepped upper sash lights, and covered by a wood screen door, enters the east elevation from an open 4' by 4' porch. This porch has a concrete floor, two painted white 4" by 4" wood posts, and a gable roof. A glass-in-wood-frame door, covered by a painted pale blue wood screen door, enters the west

end of the south elevation from an open porch/ deck. This porch/deck is approached by three wooden steps, and features a wood plank

floor, three painted white 4" by 4" wood posts, and is partially covered by a shed roof. A painted pale grey vertical wood plank overhead garage door, with a single vertical wood plank door inset within it, enters the attached garage addition at the south end of the east elevation.

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

23. Landscape or special setting features: **This house is located on a spacious lot at the southwest corner of North Park Road and Park Avenue. A minimally-maintained planted grass yard, with mature landscaping features, surrounds the house.**

24. Associated buildings, features or objects:

Shed

A small wood frame shed, which measures approximately 8' by 6', is located near the rear southwest corner of the property. This building is supported by a wood timbers on grade foundation, its exterior walls are clad with painted pale blue horizontal weatherboard siding with painted white 1" by 4" corner boards, and it is covered by a shed roof. The roof is covered with wood shake shingles, laid over 1x wood decking and 2x wood rafters. The rafter ends are painted white and are exposed below the eaves. A wood-paneled door enters the shed's north elevation, while a single-light fixed-pane window penetrates the east elevation.

IV. ARCHITECTURAL HISTORY

25. Date of construction: Estimate: **1946 (original); 1962 (alterations)** Actual:
    Source of information: **Routt County Assessor, Residential Property Appraisal Record; 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 list 1946 as this house's year of construction; however, oral information passed down to its current residents holds that the house was moved here from Mount Harris, probably in the late 1950s. The most likely scenario may be that one wing of the house was built here circa 1946, and the other wing was moved here from Mt. Harris circa 1958. Located east of Hayden, Mt. Harris was founded as a coal mining town in 1914, and was home to miners and their families who were employed at three area mines: the Mt. Harris Mine, owned by the Colorado-Utah Coal Company, which operated between 1914 and 1958; the Wolf Creek Mine, which was opened by the International Fuel Company in 1915, and was later operated by the Pinnacle-Kemmerer Coal Company; and the Wadge Mine, which was operated by the Victor American Fuel Company between 1917 and

1958. Mt. Harris was a complete and vibrant town. In addition to houses for miners, business owners, and others, Mt. Harris also boasted an extensive number of businesses, a post office, boardinghouses, hotels, a community center, offices for the mining companies, and other improvements. All of the town's buildings were sold at auction in 1958, and either razed, or moved to nearby towns. This house at 637 North Park Road, may be one of several former Mt. Harris houses which were moved to Steamboat Springs in the late 1950s and early 1960s.

The county assessor records indicate that the attached garage addition was built in 1962, along with the covered porch.

30. Original location: Moved: ☑ **(possibly)** Date of move(s): **circa 1958**

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**

35. Historical background:

Routt County Assessor files indicate that a residence has existed at this location since circa 1946, although, some portion of the extant dwelling may have been moved here from Mt. Harris at a later date. Mountain States Telephone and Telegraph directories list Ed Russold as this home's occupant from the early 1960s to the early 1980s. More recent Assessor records reveal that Kenneth and Sandra Keating, currently of Oxford, Connecticut, have owned this home for the past quarter century. They purchased it from James J. Williams and Larry J. Sanzenbacher in May of 1983.

36. Sources of information:

Holderness, Patricia (project director). *History of Hayden and West Routt County 1876 - 1989*. Dallas: Curtis Media Corp., 1989.

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 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 property is historically significant for its association with Steamboat Springs' residential development dating from the time of its construction, circa 1946. The house is somewhat architecturally significant for its gabled-L plan, which may be a result of one of its wings having been moved here from Mt. Harris. 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 may also be considered ineligible for listing in the Routt County Register of Historic Places.

43. Assessment of historic physical integrity related to significance:

This property displays a less than stellar level 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 original, circa 1946, gable-roofed house was probably joined by another gable-roofed building moved here from Mt. Harris circa 1958, creating an L-shaped house. These two gable-roofed elements are, therefore, both over fifty years old. Garage and porch additions, and a gabled dormer, were built onto the L-shaped house in 1962, thus, the appearance of the extant building dates to 1962. An overall impression of how this building appeared during its early history is for the most part no longer present.

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 200-204** CDs filed at: **City of Steamboat Springs**
137 10th Street
Steamboat Springs, CO
80477

48. Report title: **Old Town Steamboat Springs Residential Survey Phase VII**

49. Date(s): **08/26/2008**

50. Recorder(s): **Carl McWilliams**
Timothy Wilder

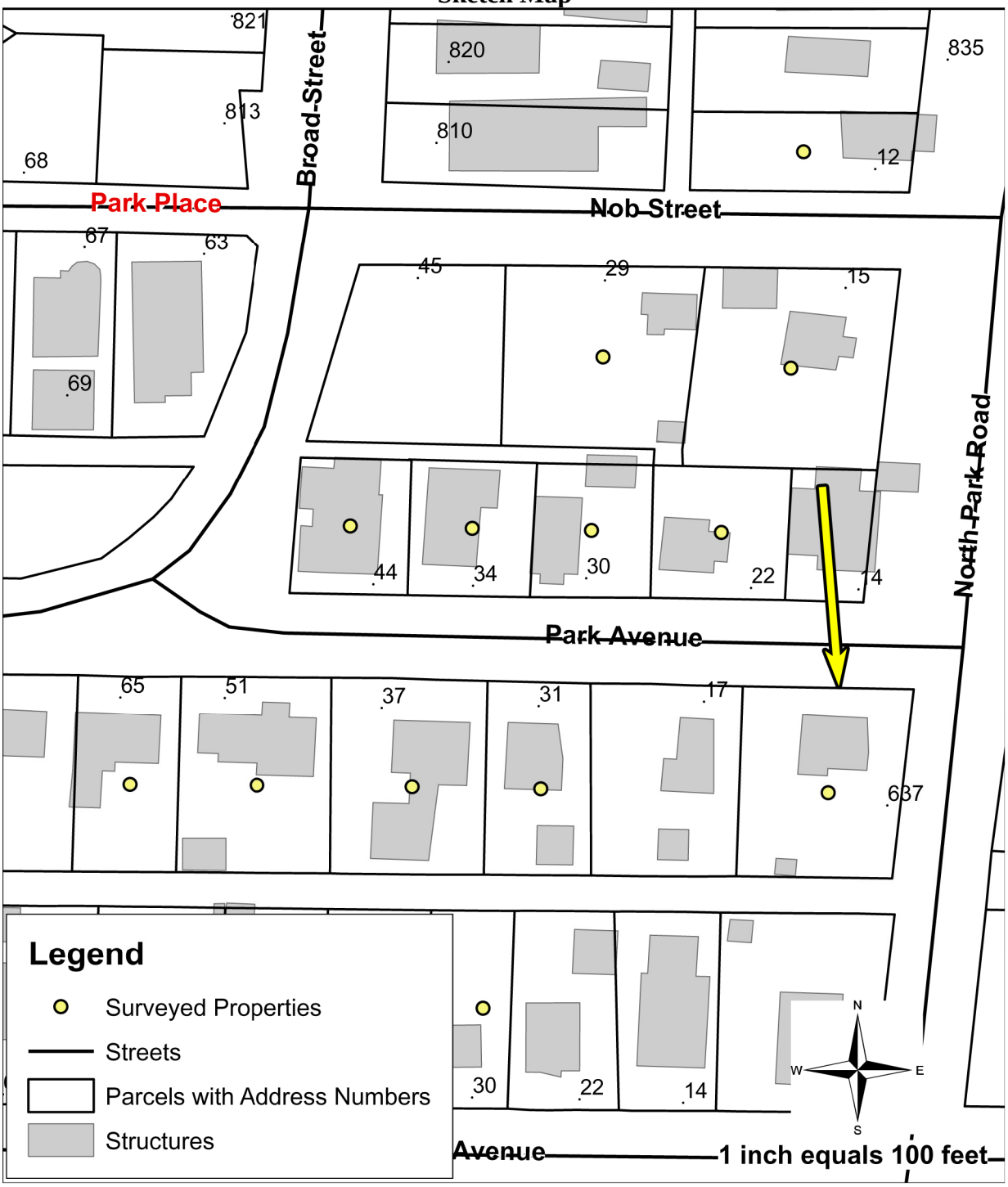
51. Organization: **Cultural Resource Historians**

52. Address: **1607 Dogwood Court**
Fort Collins, CO 80525

53. Phone number(s): **(970) 493-5270**

Architectural Inventory Form

Sketch Map



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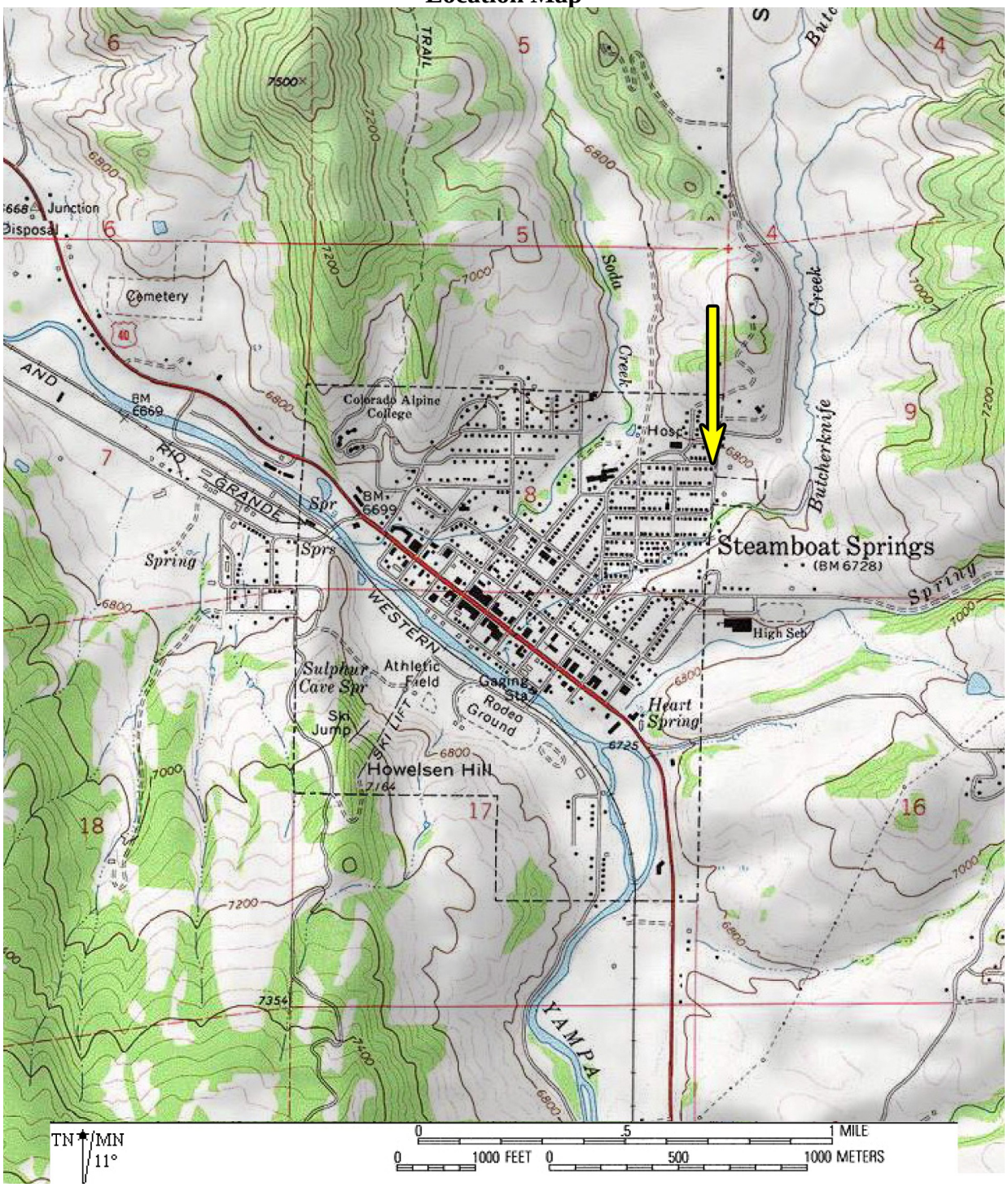
Location Map