

**Architectural Inventory
Form**
1 of 5

Official eligibility determination
(OAHP use only)

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: 5ME.14754
2. Temporary resource number: 540.CED
3. County: Mesa
4. City: Grand Junction
5. Historic building name: n/a
6. Current building name: n/a
7. Building address: 540 Cedar Ave.
8. Owner name and address: Donald R Burkholder
540 Cedar Ave Grand Junction, CO 81501-7428

II. Geographic Information

9. P.M. Ute Principal Meridian Township 1 South Range 1 West
NW 1/4 of NE 1/4 of SE 1/4 of NW 1/4 of section 11
10. UTM reference
Zone 1 2 ; 7 1 0 7 2 8 mE 4 3 2 9 3 4 7 mN
11. USGS quad name: Grand Junction Quadrangle
Year: 1962 rev.1973 Map scale: 7.5' X 15' *Attach photo copy of appropriate map section.*
12. Lot(s): 11 Block: 2
Addition: Bookcliff Park Year of Addition: 1946
13. Boundary Description and Justification: Legal description of the site is: Lot 11 Blk 2
Bookcliff Park
Assessors Office Parcel ID # 2945-112-02-007
This description was chosen as the most specific and customary description of the site.

III. Architectural Description

14. Building plan (footprint, shape): Irregular Plan
15. Dimensions in feet: Length 55' x Width 50'
16. Number of stories: 1
17. Primary external wall material(s) (enter no more than two): Aluminum
18. Roof configuration: (enter no more than one): Side Gabled Roof
19. Primary external roof material (enter no more than one): Asphalt Roof
20. Special features (enter all that apply): Carport, Attached Garage, Chimney

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21. General architectural description: This is a simple wood frame side gabled roof house. The ridge runs generally east/west and the principal façade faces south. The principal façade is divided into three sections. The left section sits closest to the street and has a single double hung window centered on its face. The middle section is recessed back from the main wall line and has the main entry on the left and a picture window, flanked by double hungs, centered on the remainder of the wall to the right. The third section is a deep recess which has a single car garage door on the back wall. The overhanging section of roof is supported by a square post on the corner of the roof shape. The eave and ridge lines remain constant, creating a deep overhang at the recessed areas. A brick chimney is applied to the east side of the carport and runs through the roof plane, emerging in front of the main ridge line. A brick wainscoting runs across the façade at the height of the window sills; horizontal siding covers the remainder of the wall above the sills and the full height of the side walls. A large low pitched shed roof volume extends off the rear of the house.
22. Architectural style/building type: Ranch Type
23. Landscaping or special setting features: The site has a large street tree and several shrubs at the perimeter of the wall. A driveway runs into the carport and along side to the east, otherwise the yard is predominantly lawn.
24. Associated buildings, features, or objects: none

IV. Architectural History

25. Date of Construction: Estimate: 1951 Actual: _____
Source of information: Mesa County Assessors Office
26. Architect: unknown
Source of information: _____
27. Builder/Contractor: unknown
Source of information: _____
28. Original owner: Roy H. Adamson
Source of information: per Ted Sparn, neighbor
29. Construction history (include description and dates of major additions, alterations, or demolitions): Possible siding and window alterations; dates unknown
30. Original location Moved _____ Date of move(s): _____

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V. Historical Associations

31. Original use(s): Domestic, Single Dwelling
32. Intermediate use(s): _____
33. Current use(s): Domestic, Single Dwelling
34. Site type(s): Residential Neighborhood
35. Historical background: The is no directory listing for 1951. Roy H. Adamson, associated with the radio station KSTR, is shown as owner in the directories of 1955 through 1957. This building is part of Bookcliff Park developed in 1946. The owners were Gertrude B. Smith, Claude D. Smith, later the U. S. Bank of Grand Junction, and Thomas L. Brownson, Mabel L. Brownson, Bruce Brownson and Mary F. Brownson.
36. Sources of information: Mesa County Assessors Office; Museum of Western Colorado Archives; Polk Directories 1951, 1955, 1956, 1957

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 possess high artistic values, or represents a significant and distinguishable entity whose components may lack individual distinction; or
- _____ 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
39. Area(s) of significance: Architecture, Community Development and Planning
40. Period of significance: 1951; 1943 to 1957 Uranium Boom
41. Level of significance: National _____ State _____ Local
42. Statement of significance: The development in this area is a direct result of the nation's involvement in WWII and the drive for the development of nuclear weapons. The discovery of significant sources of Uranium in the region initiated development in Grand Junction that supported both the mining of the materials and the administration of programs related to the development of weapons. The building types, materials and

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neighborhood layout are all indicative of the national trends which were driven by the proliferation of the automobile and the enormous demand for single family homes. House designs departed from the romantic and revival styles that were prevalent in the earlier part of the 20th century and took on a California inspired design that was characterized by simple horizontally proportioned forms. Houses were typically mass produced on previously undeveloped tracts of land at the periphery of earlier development. These groups of houses were typically based on one or two plan types with a limited number of roof and exterior finish variations, further reinforcing the characteristics of mass production. In this particular subdivision there are examples of both repetitive house types and more high style individualized houses. The curvilinear street layout is characteristic of national planning trends and is unusual in this community, where new development tended to extend the existing street grid.

43. Assessment of historic physical integrity related to significance: The house appears to be generally intact in original form. Siding and window alterations have a minor impact on integrity, but are consistent with the original pattern. The house continues to contribute to the character of the neighborhood.

VII. National Register Eligibility Assessment

44. National Register eligibility field assessment:

Eligible Not Eligible Need Data

45. Is there National Register district potential? Yes No

Discuss: The Bookcliff Park Subdivision lies on the periphery of the historic city center and was originally established by single group of investors. The sites were built out to accommodate the rapid growth associated with the Uranium Boom over a short period of time. The architectural styles present in the area represent a significant concentration and continuity of dwellings and a subtle transition of styles over the building period. Few intrusions have been made into the original neighborhood and it retains a high level of integrity.

If there is National Register district potential, is this building: Contributing

Noncontributing

46. If the building is in existing National Register district, is it:

Contributing

Noncontributing

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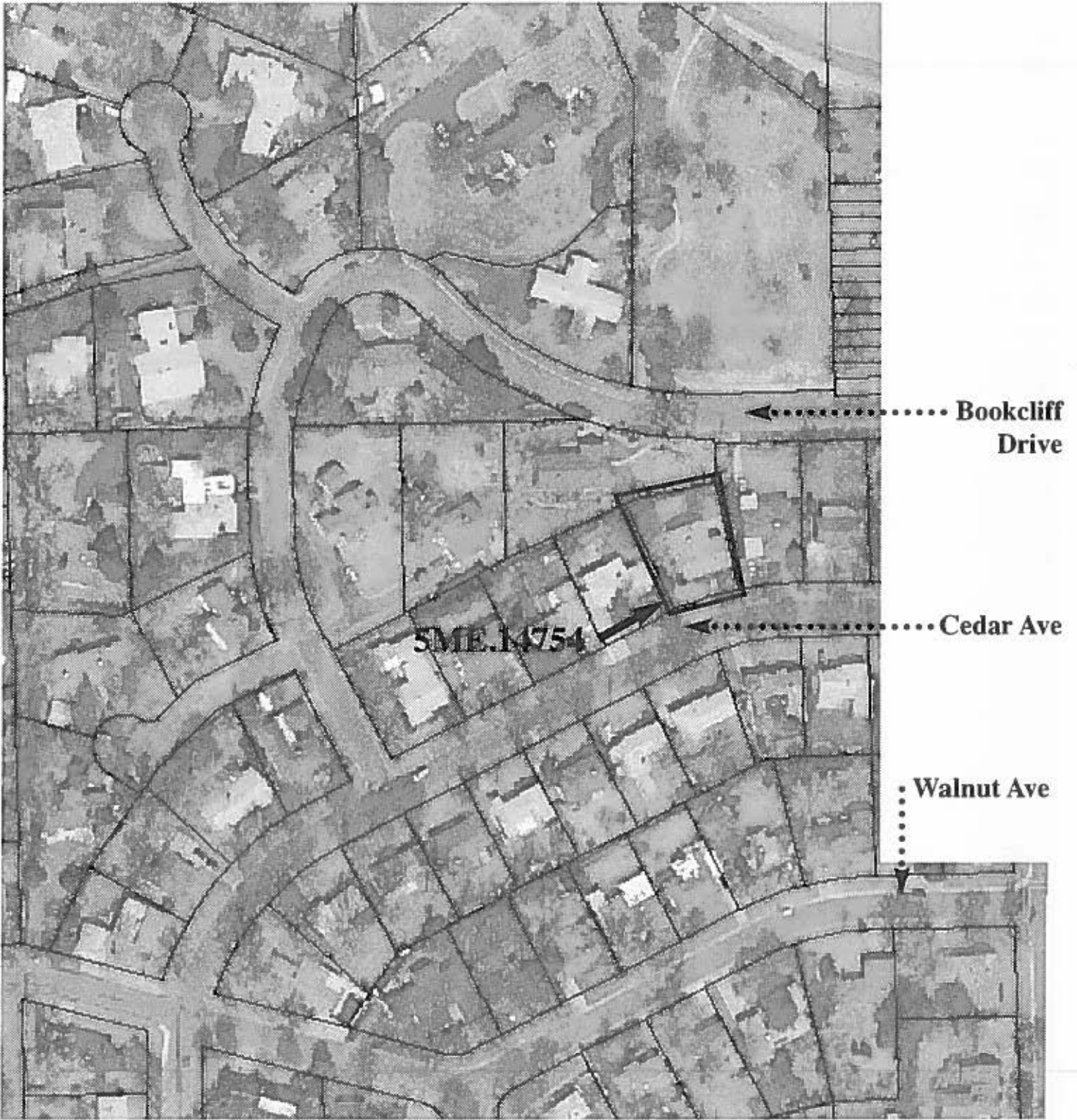
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VIII. Recording Information

47. Photograph numbers: Roll # 7 Frame # 35 also digital image 540.CED
Negatives filed at: City of Grand Junction Planning Dept.
48. Report title: Grand Junction Phase 3 Survey 49. Date(s): March 2005
50. Recorder(s): Suzannah Reid, Patrick Duffield and Lydia Herron
51. Organization: Reid Architects, Inc.
52. Address: PO Box 1303 Aspen, Colorado 81612
53. Phone number(s): 970 920 9225

NOTE: Please attach a sketch map, a photocopy of the USGS quad. map indicating resource location, and photographs.

Colorado Historical Society - Office of Archaeology & Historic Preservation
1300 Broadway, Denver, CO 80203 (303) 866-3395



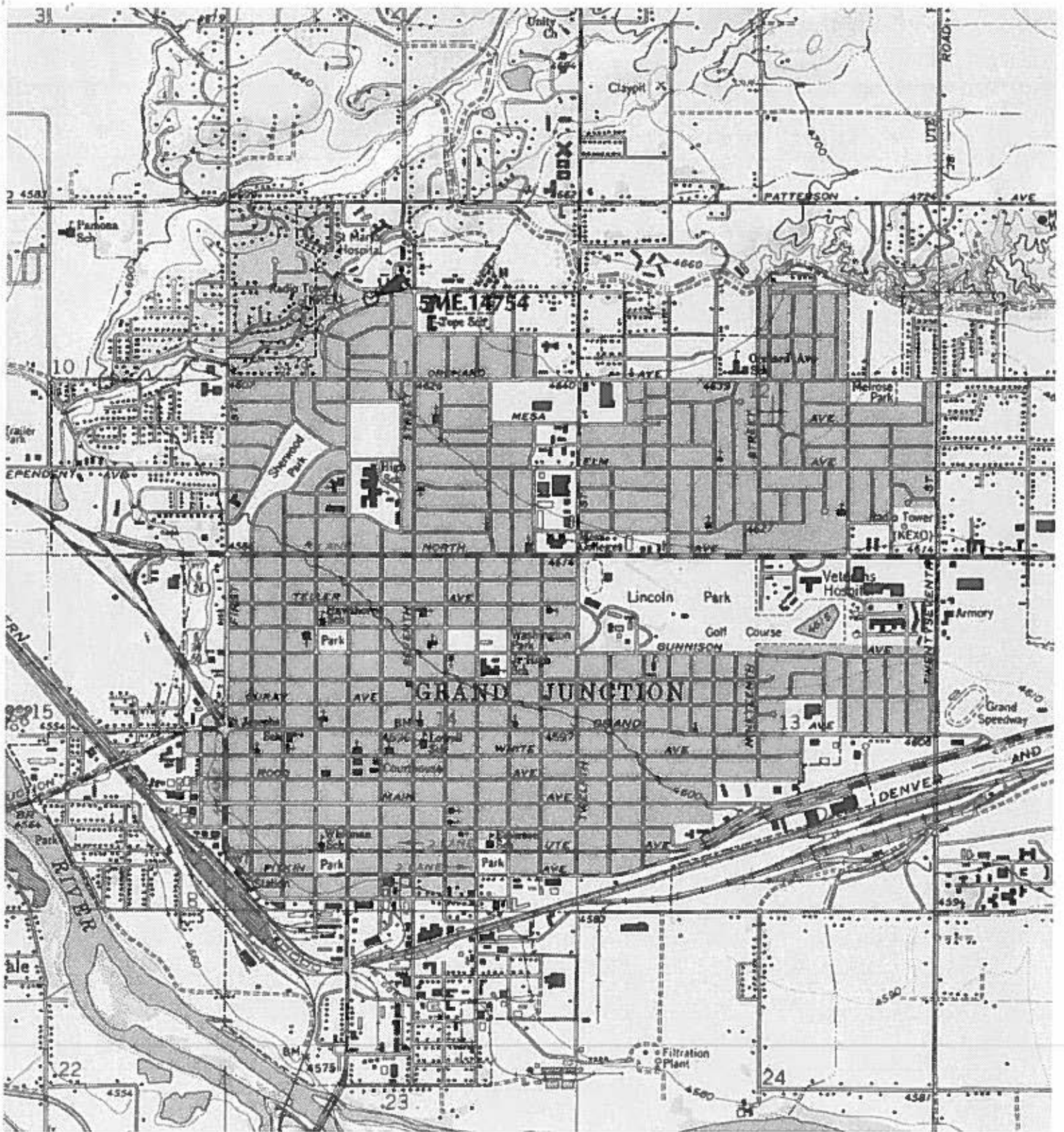
540 Cedar Ave.



North

Grand Junction, Colorado
image from 2002 aerial map

City of Grand Junction • Phase Three Survey
2004



TN * MN
11 1/2"

0 1000 FEET 0 500 1000 METERS 1 MILE
Map created with TOPO!® ©2003 National Geographic (www.nationalgeographic.com/topo)

GRAND JUNCTION, COLORADO

Phase Three Historic Survey
2004



SME.14754

540 Cedar Ave.

Roll # 7 Frame # 35

Looking northwest

Grand Junction, Mesa County, CO

WHF BA010A1X0N NNN 0 5870 002923

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sharp

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