

COLORADO CULTURAL RESOURCE SURVEY

Architectural Inventory Form

1 of 4

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.14704
2. Temporary resource number: 1927.THDC
3. County: Mesa
4. City: Grand Junction
5. Historic building name: n/a
6. Current building name: n/a
7. Building address: 1927 N. 3rd Court
8. Owner name and address: George M Bennett
1927 N 3rd Ct Grand Junction, CO 81501-2114

II. Geographic Information

9. P.M. Ute Principal Meridian Township 1 South Range 1 West
SE 1/4 of SE 1/4 of SW 1/4 of NW 1/4 of section 11
10. UTM reference
Zone 1 2; 7 1 0 4 2 9 mE 4 3 2 9 0 4 9 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): 4 Block: 2
Addition: Mt. View Addition Year of Addition: 1953
13. Boundary Description and Justification: Legal description of the site is: Lot 4 Blk 2 Mt View Add Sec 11 1s 1w Exc That Pt Of Sd Lot 4 Beg Nw Cor Lot 3 Sd Blk 2 S 85deg25'56sec E100.2ft Alg Arc Of Cve To Right 13.84ft Rad 50ft Cntr lang 15deg 51' 30sec S 87deg 58' 35sec W 91.4ft To Beg
Assessors Office Parcel ID # 2945-112-20-011
This description was chosen as the most specific and customary description of the site.

III. Architectural Description

14. Building plan (footprint, shape): L-Shaped Plan
15. Dimensions in feet: Length 28' x Width 56'
16. Number of stories: 1
17. Primary external wall material(s) (enter no more than two): Brick
18. Roof configuration: (enter no more than one): Side Gabled Roof
19. Primary external roof material (enter no more than one): Asphalt Roof

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20. Special features (enter all that apply): Chimney, Attached Garage
21. General architectural description: This is a single story brick structure with an L-shaped plan. The long leg of the 'L' runs generally north/south, with a front gable projecting to the east. The main entry is located in the inside corner of the 'L'. A series of curved steps lead to the door which is located on the north facing wall of the front gable. A picture window flanked by narrow double hungs sits on the main side gable wall near the entry with two smaller slider windows located along the length. Small horizontal windows are located at the base of the building, indicating a basement. A single car garage door is located under the front gable offset to the south. The wall material is a thin horizontally proportioned unit with a rusticated surface. Horizontal wood siding infills the gable ends.
22. Architectural style/building type: Ranch Style
23. Landscaping or special setting features: The building sits on a cul-de-sac in a simple landscape dominated by lawn.
24. Associated buildings, features, or objects: none

IV. Architectural History

25. Date of Construction: Estimate: 1955 Actual: _____
Source of information: Mesa County Assessors Office
26. Architect: unknown
Source of information: _____
27. Builder/Contractor: unknown
Source of information: _____
28. Original owner: William E. Sanderson
Source of information: 1956 Polk Directory
29. Construction history (include description and dates of major additions, alterations, or demolitions): The building appears to be original condition
30. Original location Moved _____ Date of move(s): _____

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: William E. Sanderson is shown as the owner in the directory of 1956. The building is part of the Mt. View Subdivision which was established in 1953. The owners of Mt. View Addition were Coe Van Deren, Lee B. Ford and Blaine D. Ford.

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36. Sources of information: Mesa County Assessors Office; Museum of Western Colorado Archives; Polk Directories 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: 1955; 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 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.

43. Assessment of historic physical integrity related to significance: The house retains its integrity.

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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: _____

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 _____

VIII. Recording Information

47. Photograph numbers: Roll # 10 Frame # 9

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

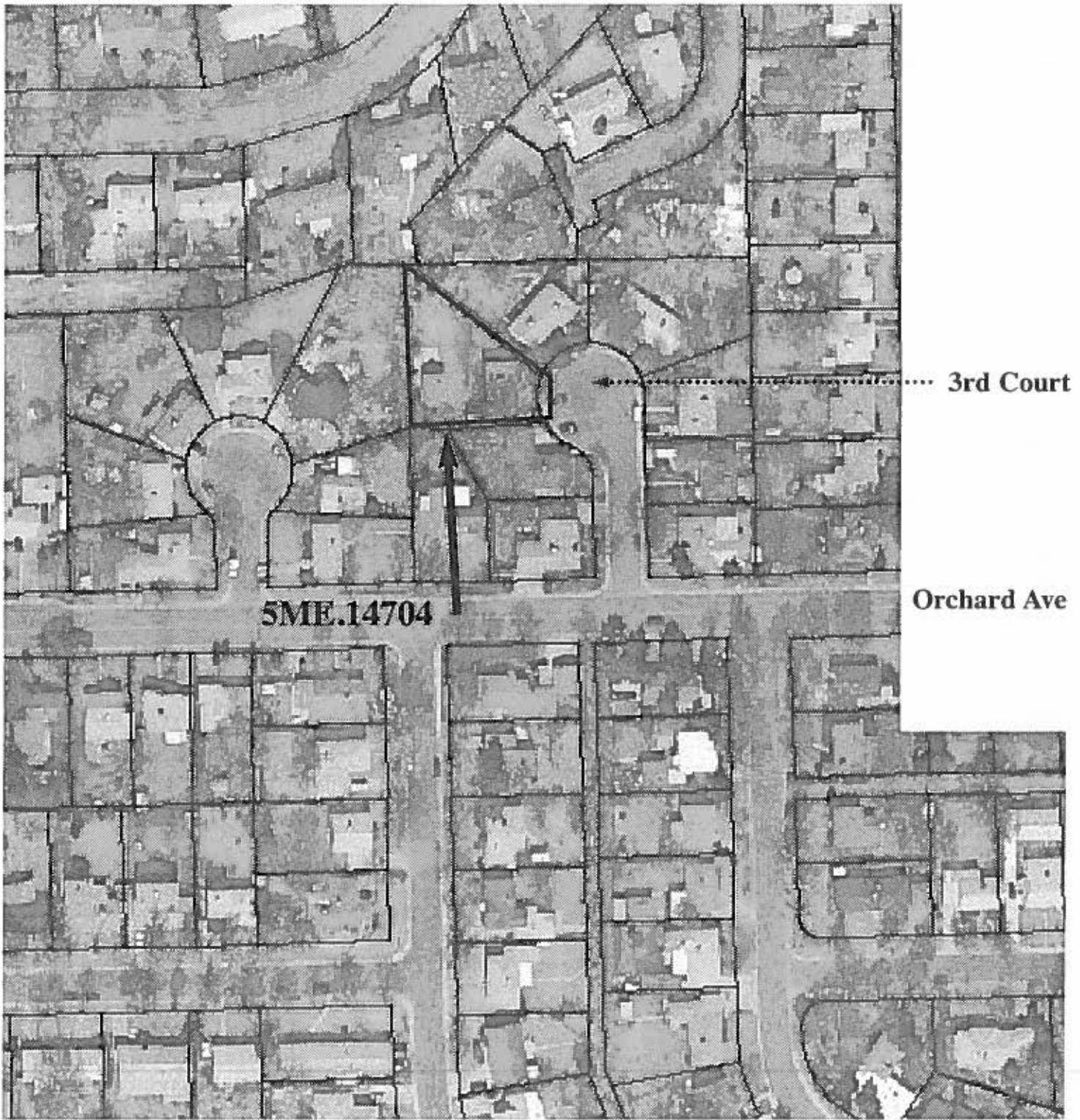
51. Organization: Reid Architects, Inc.

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



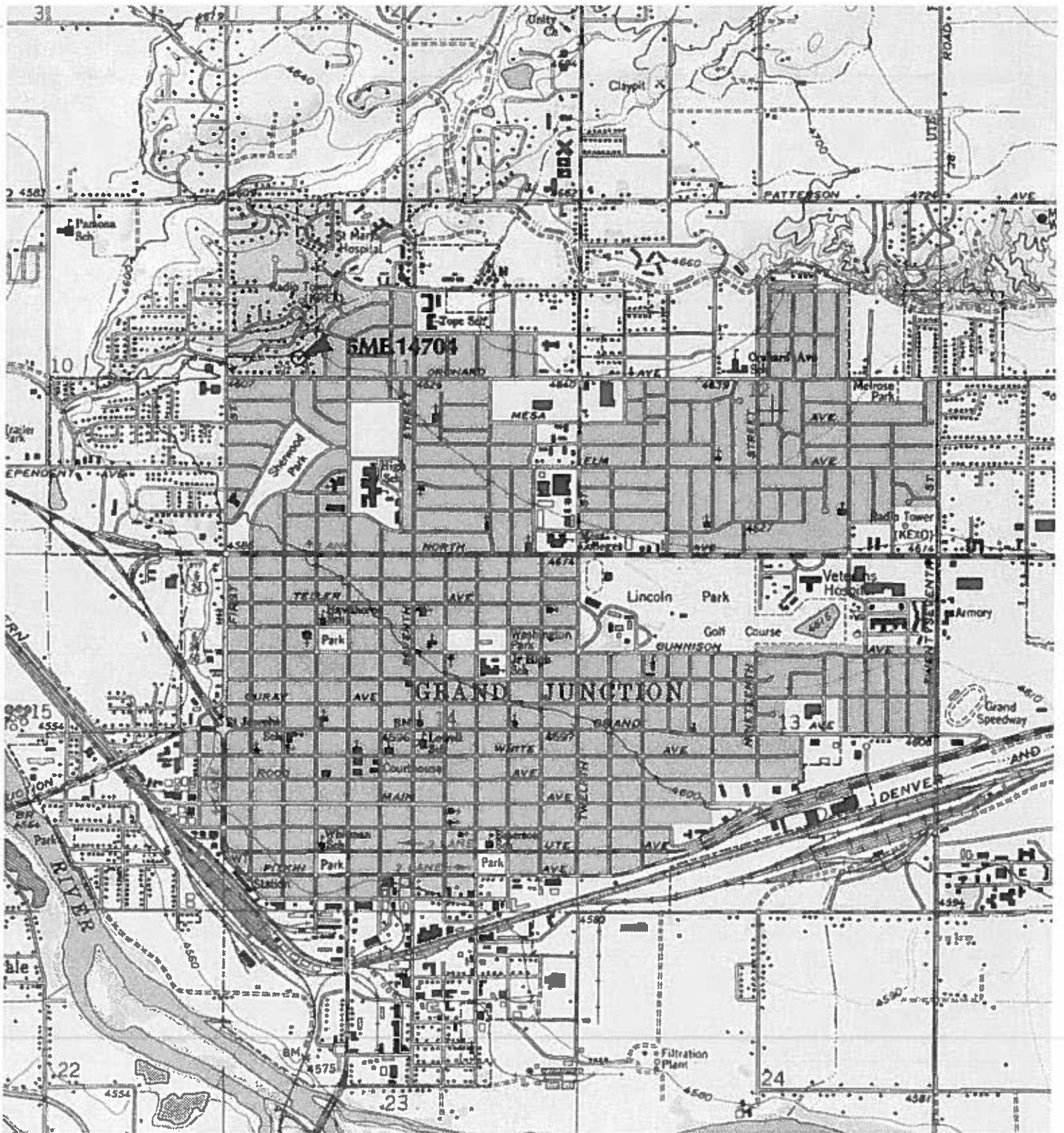
1927 N. 3rd Court



North

Grand Junction, Colorado
image from 2002 aerial map

City of Grand Junction • Phase Three Survey
2004



TN $\frac{1}{2}$ MN
11 $\frac{1}{2}$ °



Map created with TOPO! © 2003 National Geographic (www.nationalgeographic.com/topo)

GRAND JUNCTION, COLORADO

Phase Three Historic Survey

2004

5ME.14704

1927 N. 3rd Court

Roll # 10 Frame # 9

Looking northwest

Grand Junction, Mesa County, CO

WHF BA010A1X0N NNN+ 1 5649 002912

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sharp

54624

