

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.14741
2. Temporary resource number: 510.BKC
3. County: Mesa
4. City: Grand Junction
5. Historic building name: n/a
6. Current building name: n/a
7. Building address: 510 Bookcliff Drive
8. Owner name and address: Larue Olsen Marital Trust
PO Box 13519 Arlington, TX 76094

II. Geographic Information

9. P.M. Ute Principal Meridian Township 1 South Range 1 West
NE 1/4 of SW 1/4 of NE 1/4 of NW 1/4 of section 11
10. UTM reference
Zone 1 2 ; 7 1 0 6 6 8 mE 4 3 2 9 4 8 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): 16 Block: _____
Addition: Bookcliff Heights Year of Addition: 1950
13. Boundary Description and Justification: Legal description of the site is: Lot 16 Bookcliff Hts Sub Exc Beg Se Cor N 0deg15' W614ft S 75deg02' W 294.6ft S 20deg34' E 204.25ft S2deg16' W 135ft N 88deg54' W 30ft S 44deg54' W 46.62ft 108.43ft Alg Arc Of A Cve Whose Chord Bears S 75deg22'w 103.4ft N 74deg10' W 49.75ft 27.65ft Alg Arc Of Acve Whose Chord Bears S 68deg40' W 25.78ft To N Li Bookcliff Ave Sely Alg Sd N Li To Beg Assessors Office Parcel ID # 2945-112-10-023
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 60' x Width 150'
16. Number of stories: 1
17. Primary external wall material(s) (enter no more than two): Brick, Wood Siding
18. Roof configuration: (enter no more than one): Gabled Roof

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19. Primary external roof material (enter no more than one): Asphalt Roof
20. Special features (enter all that apply): Chimney, Attached Garage, Porch
21. General architectural description: This is a large wood frame house with a series of side gable roofs. The central section is the tallest with a ridge running northeast/southwest. On each end the ridge steps down on either end, but the northwest roof plane is continuous. The principal façade faces southeast and the central side gable is bracketed by two large horizontally proportioned brick chimneys. In the center of the main section a front gable projects forward and has a large area of glazing on the western half, which wraps around the corner to the western side, and then onto the southeast wall of the side gable. The main side gable wall is recessed creating a deep overhang on the southeast side. The wings on either side of the main section have large areas of brick wall with corner picture windows, which wrap from the southeast to the southwest and northeast respectively. A flat roofed trellis infills the ell created by the western most wing and the large chimney. On the rear of the building, two front gables extend to the northwest. The first one being a single garage door, and the second being a series of openings like a screened porch. The side gable roof also has a deep overhang on the north side and the main entry appears to be on this wall. The brick walls extend to the eave line and horizontal siding infills the gable ends up to the peak. At the peak, triangular vents infill the entire width. The large chimneys are faced with a rusticated roman brick and the walls appear to be a more common brick type.
22. Architectural style/building type: Ranch Type
23. Landscaping or special setting features: The house sits on large lot that rises above the street with the driveway on the north west side. The main façade overlooks a large area of lawn with a couple of trees. Numerous shrubs and trees surround the house, obscuring most of the house from the street.
24. Associated buildings, features, or objects: none seen

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: J. Perry Olsen
Source of information: 1955 Polk Directory

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29. Construction history (include description and dates of major additions, alterations, or demolitions): No major alterations are apparent.
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: This house is associated with J. Perry Olsen. His name appears in the 1955, 1956 and 1957 directories. He is also one of the original developers of the Bookcliff Heights subdivision. This house is part of Bookcliff Heights. The subdivision was owned by J. Perry Olsen, Thomas T. Brownson, Mabel Brownson, Bruce Brownson, Mary F. Brownson and the Sisters of Charity in parts. The portion called Rose Hill was owned by the Sisters and was the future site of St. Mary's Hospital.
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: 1951; 1943 to 1957 Uranium Boom
41. Level of significance: National State Local

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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. This house is located in a neighborhood of larger, unique and more high style houses, possibly due to the proximity to the hospital and the hillside location.
43. Assessment of historic physical integrity related to significance: The house appears to be in original condition. Integrity is intact.

VII. National Register Eligibility Assessment

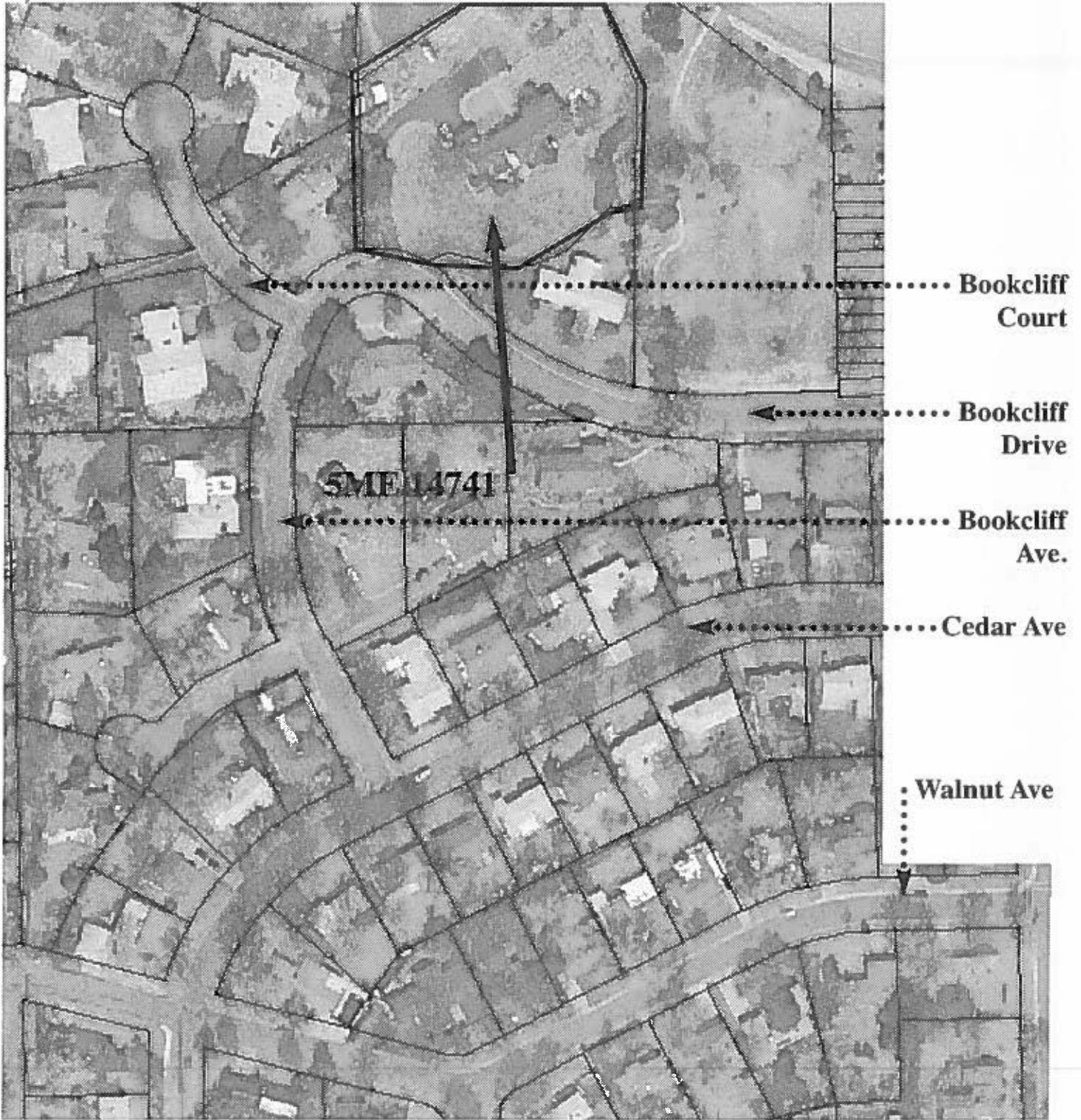
44. National Register eligibility field assessment:
Eligible Not Eligible Need Data
45. Is there National Register district potential? Yes No Discuss: _____
If there is National Register district potential, is this building: Contributing _____
Noncontributing _____
46. If the building is in existing National Register district, is it: Contributing _____
Noncontributing _____

VIII. Recording Information

47. Photograph numbers: Roll # 12 Frame # 2
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



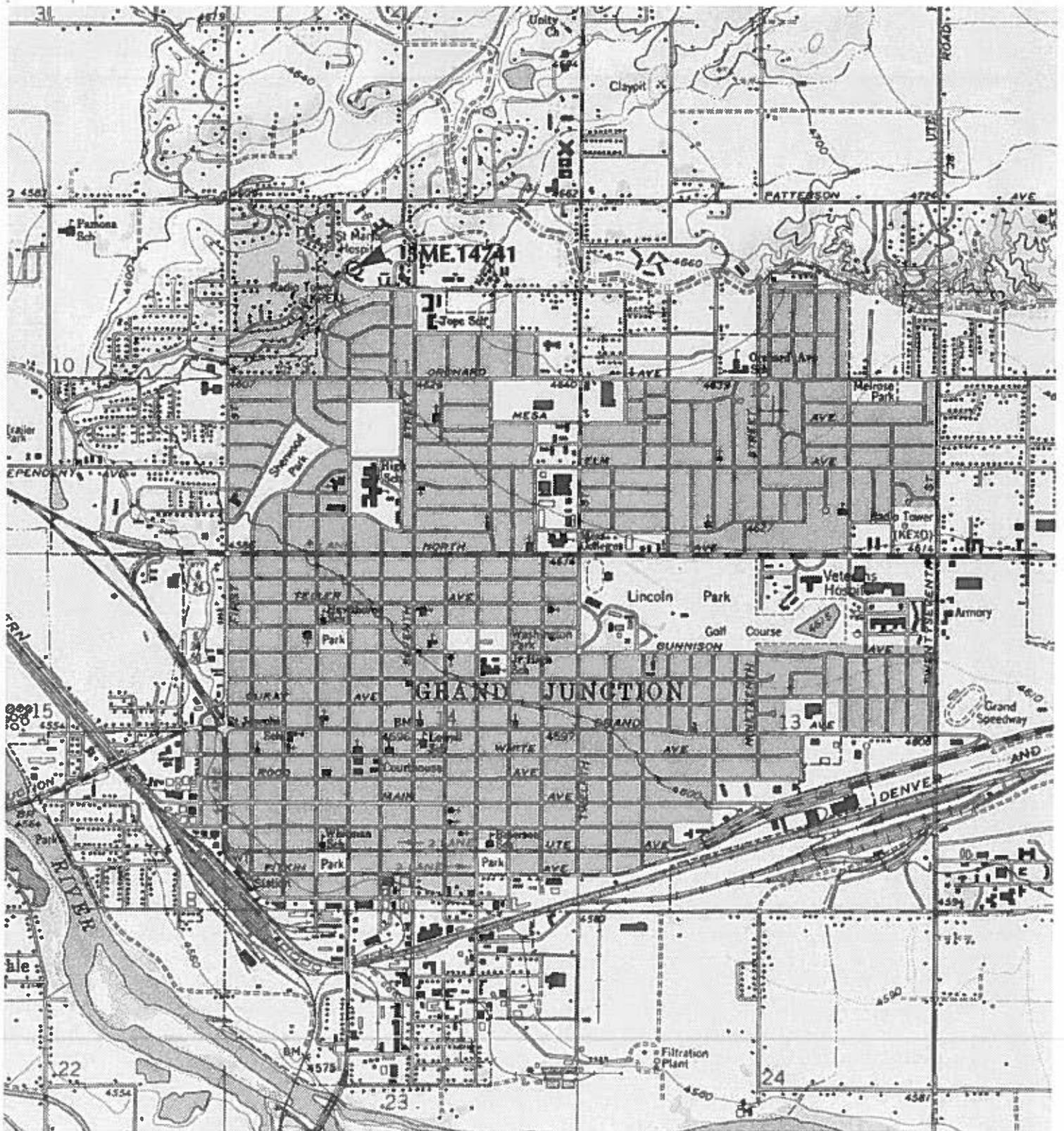
510 Bookcliff Dr



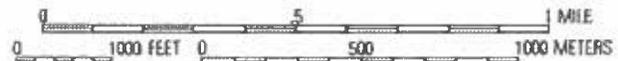
North

Grand Junction, Colorado
image from 2002 aerial map

City of Grand Junction • Phase Three Survey
2004



TN * MN
11 1/2°



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

GRAND JUNCTION, COLORADO

Phase Three Historic Survey
2004

5ME.14741

510 Bookcliff Drive

Roll # 12 Frame # 2

Looking northeast

Grand Junction, Mesa County, CO

WHF BA010A1X0N NNN+ 1 5647 002910

003

sharp

54566

Large brick farm behind the
house is St Mary's
Hospital

