

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.14914
2. Temporary resource number: 240.NOR
3. County: Mesa
4. City: Grand Junction
5. Historic building name: Harbert Lumber
6. Current building name: n/a
7. Building address: 240 North Ave.
8. Owner name and address: Harbert Investment Co
Po Box 458 Grand Junction, CO 81502-0458

II. Geographic Information

9. P.M. Ute Principal Meridian Township 1 South Range 1 West
SE 1/4 of SW 1/4 of SW 1/4 of SW 1/4 of section 11
10. UTM reference
Zone 1 2 ; 7 1 0 3 4 0 mE 4 3 2 8 2 2 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): 1,2 & 3 Block: 4
Addition: Shafroth Rodgers Year of Addition: 1938
13. Boundary Description and Justification: Legal description of the site is: Lots 1-2-3 Blk 4
Shafroth Rodgers Addition Sec 11 1s 1w & Beg 520ft E of Sw cor Sd Sec 11 N 400ft E
50ft S 400ft W To Beg & That Pt Of W 10ft of Vac Row of 3rd St Adj on E Per City Ord Desc
in B-1704 P-668 Exc N 10ft For Alley as desc In B-1020 P-965 Mesa Co
Assessors Office Parcel ID # 2945-113-18-005
This description was chosen as the most specific and customary description of the site.

III. Architectural Description

14. Building plan (footprint, shape): Rectangular Plan
15. Dimensions in feet: Length 30' x Width 40'
16. Number of stories: 1
17. Primary external wall material(s) (enter no more than two): Brick, Stucco
18. Roof configuration: (enter no more than one): Flat Roof
19. Primary external roof material (enter no more than one): Synthetic Roof

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20. Special features (enter all that apply): none
21. General architectural description: This is a rectangular building that has been incorporated into a larger complex of buildings over time. The section that is being surveyed has brick piers on either side of the façade. The brick is a long horizontally proportioned unit that is stacked in a stack bond pattern that is consistent from bottom to top. In between the piers are six bays, the center four are equal widths and the two ends appear to be half width. The bays are marked by vertical wood pilasters which extend above the roof over a foot. The bays are infilled with vertical aluminum siding above and below the storefront windows. The entry door is located to the left of center, with a full glass side light. A horizontal canopy runs the full width of the bays inside the brick piers, at the height of the window head. A concrete apron with steps on either end sits in front of the length of the façade. The exposed side of the building is stucco and another building abuts the west side.
22. Architectural style/building type: Commercial Style
23. Landscaping or special setting features: none
24. Associated buildings, features, or objects: This building is part of a large complex of newer buildings on a wide heavily trafficked street. The building sits right up to the side walk.

IV. Architectural History

25. Date of Construction: Estimate: 1931 Actual: _____
Source of information: Mesa County Assessors Office
26. Architect: unknown
Source of information: _____
27. Builder/Contractor: unknown
Source of information: _____
28. Original owner: Glen Harbert
Source of information: Museum of Western Colorado Archives; Polk Directories, See also Phase Three Survey Report
29. Construction history (include description and dates of major additions, alterations, or demolitions): Possible addition of aluminum siding panels, additions to rear and construction of adjacent structures; dates unknown.
30. Original location Moved _____ Date of move(s): _____

V. Historical Associations

31. Original use(s): Commerce and Trade: Specialty Store
32. Intermediate use(s): Commerce and Trade: Specialty Store

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33. Current use(s): Vacant (this building only)
34. Site type(s): Commercial Strip
35. Historical background: Glenn Harbert [1890-1978] came to Grand Junction in 1926. He was at one time the manager for the Gibson's Lumber Company, and later started Harbert Lumber. He was an Army captain during WWI. When he retired in 1969, his son, Tyrus Glenn Harbert [1924-2001] succeeded the older Harbert as owner. Tyrus was two years old when he came with his family to Grand Junction in 1926. He was a decorated WWII war hero. Tyrus retired from the family business in 1990, when his son, Gordon became owner of Harbert Lumber.
The location of Harbert Lumber seems to have included several other businesses. The street numbers of 204 and 240 North Avenue tend to merge, probably due to an expansion of Harbert Lumber over the years. Between 1941 and 1946, the Dollar Cabins are shown to be at 240 North Avenue. By 1949, the name has been changed to Cozy Cabins. From 1951 to 1956, (the last year researched), the name was changed to the Star Motel. The year 1949 is the first reference of Harbert Lumber, but at 204 North. At this time Jasper Burch was listed at 206 North Avenue and the North Avenue Washeteria was listed at 216 North.
This building was originally part of the Shafroth-Rogers Addition, which was platted in 1938, later to become the North Avenue Addition in 1940.
36. Sources of information: Mesa County Assessors Office; Museum of Western Colorado Archives; Polk Directories; See also Survey Report Sources

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

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39. Area(s) of significance: Architecture
40. Period of significance: 1931
41. Level of significance: National State Local
42. Statement of significance: This building is significant for its position in the expansion of the commercial activities of the community. Development in this area was driven by the proliferation of the automobile. It is particularly associated with a business operation that has survived to this day.
43. Assessment of historic physical integrity related to significance: The building has minimal alterations, the original design intent appears to be fairly intact. The largest impact on the integrity is from surrounding development.

VII. National Register Eligibility Assessment

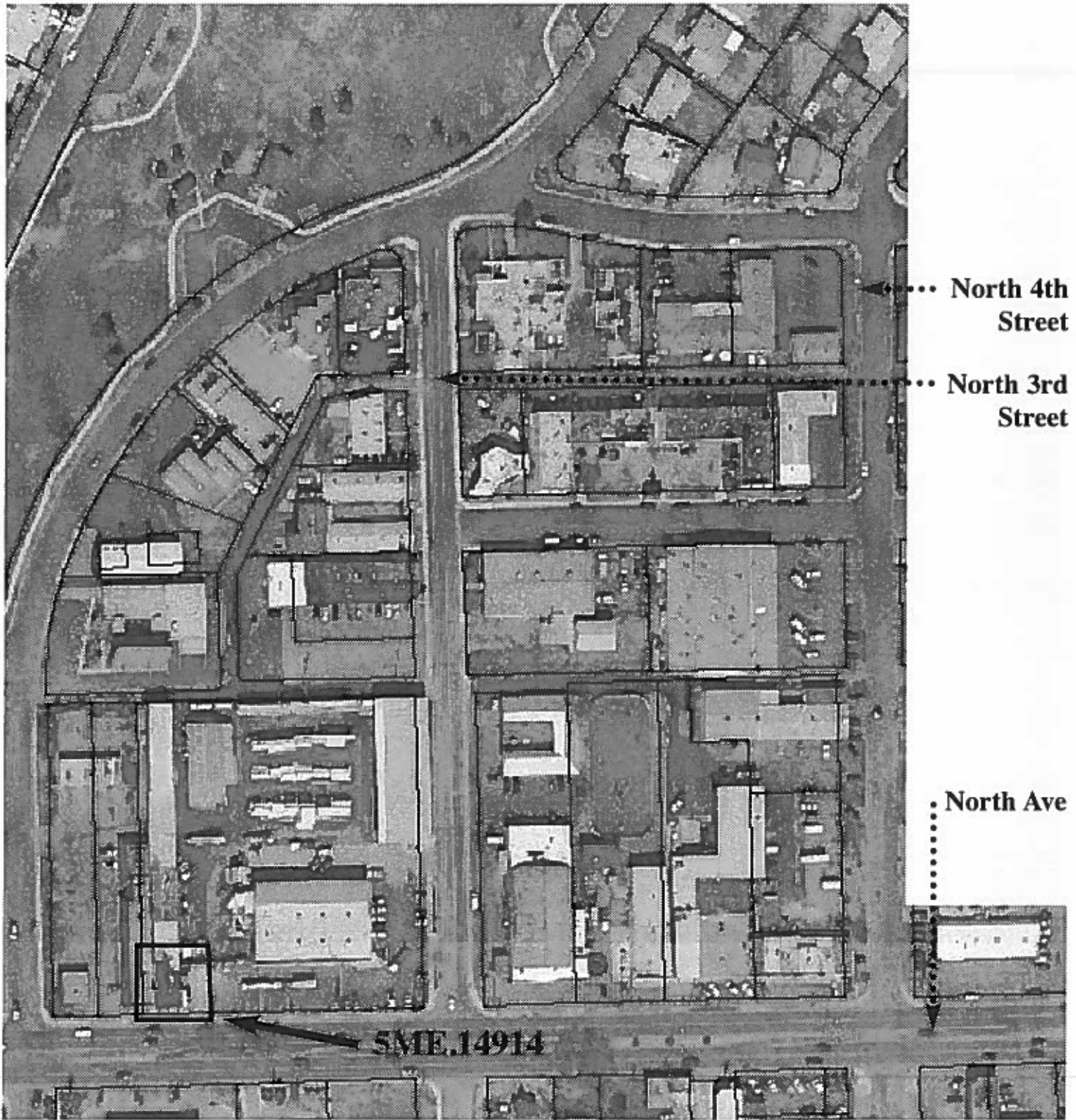
44. National Register eligibility field assessment:
Eligible Not Eligible Need Data
45. Is there National Register district potential? Yes No Discuss: _____
If there is National Register district potential, is this building: Contributing _____
Noncontributing _____
46. If the building is in existing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

VIII. Recording Information

47. Photograph numbers: Roll # 8 Frame # 31
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



240 North Ave.



North

Grand Junction, Colorado
image from 2002 aerial map

City of Grand Junction • Phase Three Survey
2004



TN \uparrow MN
11 1/2°



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

GRAND JUNCTION, COLORADO

Phase Three Historic Survey
2004



5ME.14914 240 North Ave.

Roll # 8 Frame # 31

Looking north

Grand Junction, Mesa County, CO

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