

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.1861
2. Temporary resource number: 3170.DHR
3. County: Mesa
4. City: Grand Junction
5. Historic building name: n/a
6. Current building name: n/a
7. Building address: 3170 D.5 Road
8. Owner name and address: Brett D Redd  
3170 D 1/2 Rd Grand Junction, CO 81504-6101

### II. Geographic Information

9. P.M. Ute Principal Meridian Township 1 South Range 1 East  
SW 1/4 of SE 1/4 of SE 1/4 of NE 1/4 of section 15
10. UTM reference  
Zone 1 2 ; 7 1 9 4 0 8 mE 4 3 2 7 6 8 8 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): \_\_\_\_\_ Block: \_\_\_\_\_  
Addition: \_\_\_\_\_ Year of Addition: \_\_\_\_\_
13. Boundary Description and Justification: Legal description of the site is: Beg SW Cor SE4  
NE4 Sec 15 1s 1e N 374.5ft E 200.875fts 374.5ft W 200.87ft To Beg  
Assessors Office Parcel ID # 2943-151-00-112  
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 81' x Width 71'
16. Number of stories: 1
17. Primary external wall material(s) (enter no more than two): Stucco
18. Roof configuration: (enter no more than one): Flat Roof
19. Primary external roof material (enter no more than one): Synthetic Roof; Asphalt Roof
20. Special features (enter all that apply): none

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21. General architectural description: This is a long linear building with a central section and two symmetrical side wings on the principal facade. The central section faces the street and south. The central section has an rounded parapet wall which ends in the level parapet with a small ogee shape. The short vertical of the ogee aligns with the jamb of a vertically proportioned slot window on the wall below. This pattern is symmetrical around the center door, which is a four part assembly of a central double door and equally sized side lights. The central door opening is covered by a large half dome awning. The side wings have a series of five windows that are mulled together and sit off center near the central section. The windows have several muntins subdividing the large glass areas. The side wings have low pitched side gable roofs, with shallow overhangs. The window assemblies are covered by large shed awnings. The top edge of the parapet and the window sills are accentuated by a line of stucco that sits proud of the wall plane. A single door is located on the east end of the building. A large addition extends off the rear of the building.
22. Architectural style/building type: Late 19<sup>th</sup> and early 20<sup>th</sup> Century Revivals: Mission Style
23. Landscaping or special setting features: The building sits at the front of a lot with parking along the street and paving on the sides of the building.
24. Associated buildings, features, or objects: A low pitched side gable house is located behind the building.

**IV. Architectural History**

25. Date of Construction: Estimate: 1929 Actual: \_\_\_\_\_  
Source of information: 1981 Survey Inventory Form
26. Architect: unknown  
Source of information: \_\_\_\_\_
27. Builder/Contractor: unknown  
Source of information: \_\_\_\_\_
28. Original owner: unknown  
Source of information: \_\_\_\_\_
- 
29. Construction history (include description and dates of major additions, alterations, or demolitions): Addition on rear, awnings; dates unknown.
30. Original location  Moved \_\_\_\_\_ Date of move(s): \_\_\_\_\_

**V. Historical Associations**

31. Original use(s): Education; School
32. Intermediate use(s): \_\_\_\_\_
33. Current use(s): Education; School

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34. Site type(s): Rural Tracts combined with adjacent areas of recent suburban development
35. Historical background: This building was constructed by WPA labor in 1936. The building served as the Pear Park School until 1969. It was purchased by the current owner in 1971 and converted to a day care center. This building was known as the Pear Park Teacherage. The building was constructed of excelsior brick impregnated with concrete. The bricks were made in Chicago and ordered specially for this building.
36. Sources of information: Mesa County Assessors Office; Museum of Western Colorado Archives; Polk Directories; May 1981 survey form

**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; Education
40. Period of significance: 1929
41. Level of significance: National  State  Local
42. Statement of significance: The development in this area is a result of early land speculation. Developers bought large areas of land outside the city center, subdivided them and sold off ten acre tracts for the purpose of fruit orchard development. Future fruit growers were enticed by the promoter's promises of high quality land and success in the industry. The construction of local schools demonstrated the relative success of the settlements of the area. This building reflects a transition in stylistic influences from the more traditional eastern styles to a California and southwest influences. The building is also an example of the public works projects that the WPA was instrumental in during this period.

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43. Assessment of historic physical integrity related to significance: The building is relatively intact. The large addition is concealed behind the building. The awnings have a minor impact on the overall character of the building. Integrity is generally 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 # 15 Frame # 5  
Negatives filed at: City of Grand Junction Planning Dept.

48. Report title: Grand Junction Phase 3 Survey 49. Date(s): October 2005

50. Recorder(s): Suzannah Reid, Patrick Duffield and Lydia Herron

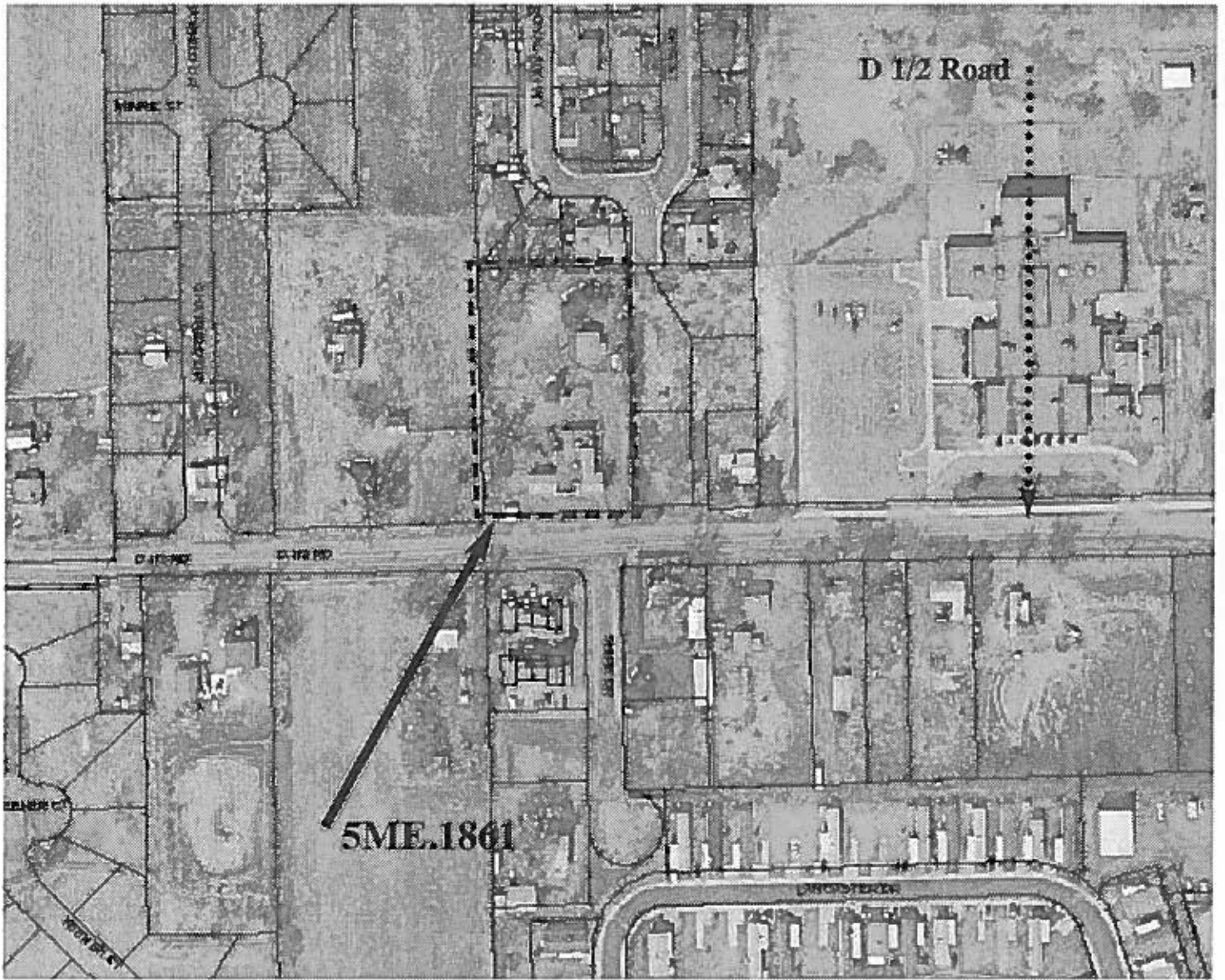
51. Organization: Reid Architects, Inc.

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



*detail map*

# 3170 D.5 Road



*area map*

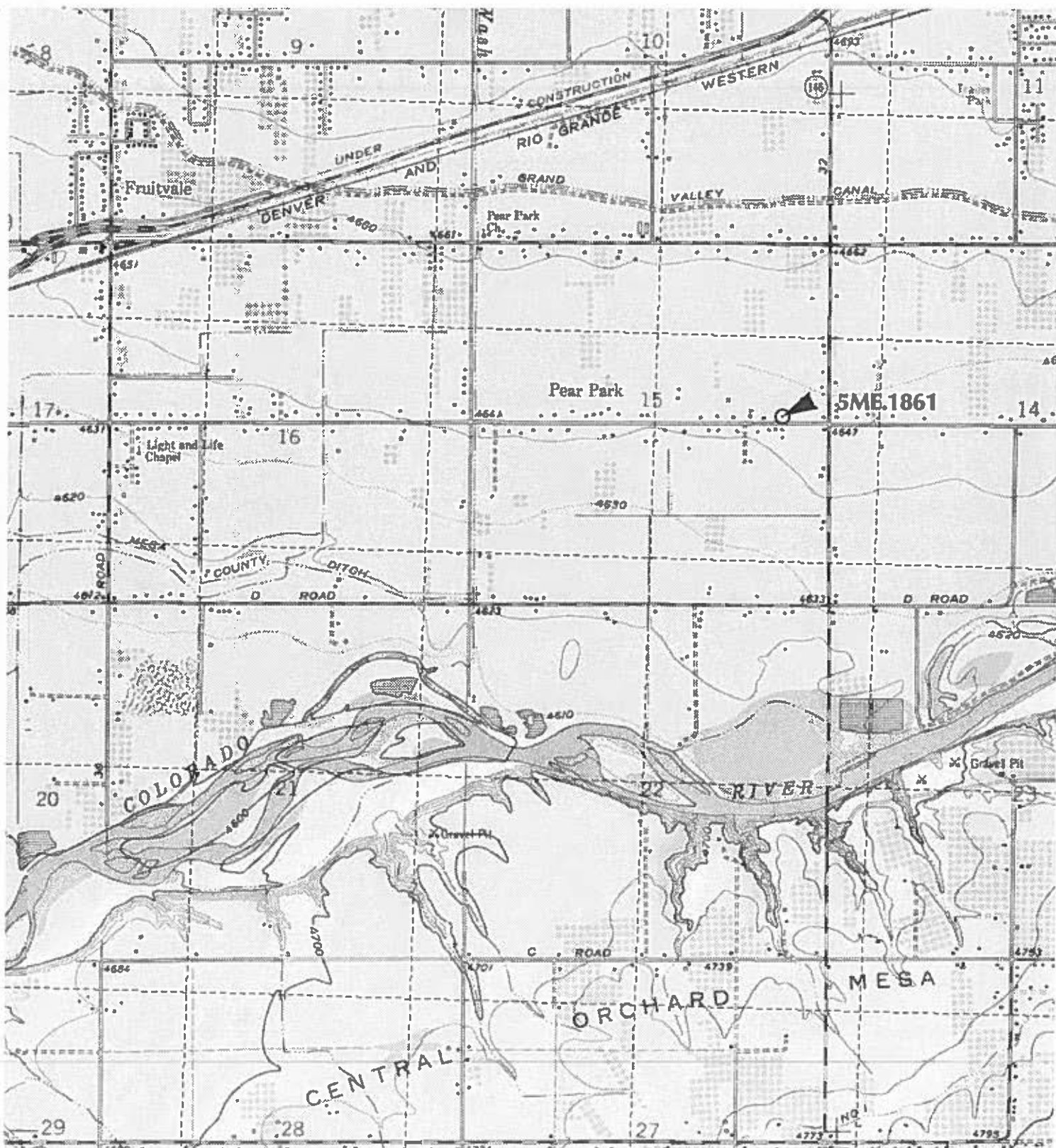
Grand Junction, Colorado  
*image from 2002 aerial map*



North

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.1861

3170 D.5 Road

Roll # 15 Frame # 5

Looking northwest

Grand Junction, Mesa County, CO

NR 0ANX0ND NNN+ 1 2219 002991

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