

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.8879
2. Temporary resource number: 1421.SEV
3. County: Mesa
4. City: Grand Junction
5. Historic building name: n/a
6. Current building name: n/a
7. Building address: 1421 N. 7th Street
8. Owner name and address: Erica R Ficklin  
1421 N 7th St Grand Junction, CO 81501-3053

### II. Geographic Information

9. P.M. Ute Principal Meridian Township 1 South Range 1 West  
NW 1/4 of NW 1/4 of SW 1/4 of SE 1/4 of section 11
10. UTM reference  
Zone 1 2 ; 7 1 0 9 3 9 mE 4 3 2 8 5 3 1 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): 20 Block: \_\_\_\_\_  
Addition: Capitol Hill Year of Addition: 1898
13. Boundary Description and Justification: Legal description of the site is: S2 Of S 92ft Of  
Lot 20 Capitol Hill Subdivision  
Assessors Office Parcel ID # 2945-114-00-025  
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 51' x Width 26'
16. Number of stories: 1
17. Primary external wall material(s) (enter no more than two): Wood Horizontal Siding
18. Roof configuration: (enter no more than one): Front Gable Roof
19. Primary external roof material (enter no more than one): Asphalt Roof
20. Special features (enter all that apply): Porch, Chimney, Fence

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21. General architectural description: This is a wood frame house with a moderately pitched front gable roof. The ridge runs east/west and the principal façade faces east. A front gable porch is applied to the main façade and occupies over half of its width. The porch roof is supported by three tapered wood posts which sit on brick plinths. A post is located on each corner and the third post sits off center to the right, creating unequal bays. The right side has a door centered on the bay with side lights that start at the height of the plinths. The left side bay is infilled with multi-paned windows also with sills at the plinth height. The same pattern appears on the north and south walls. A wall with horizontal siding infills between the plinths. The posts support a simple entablature with horizontal siding infilling the gable ends. A small horizontal vent sits in the peak of the porch roof. Several steps run from the grade to the entry door. A double hung window sits to the north on the remaining main front gable wall and a small rectangular vent is located in the peak. The south wall has a shallow gabled projection, which has a group of three double hungs centered on the peak. A brick chimney is applied to the south wall to the right of the gable projection. Two small rectangular windows are located to each side of the chimney. A pair of double hung sit on the far end of the south wall. The north wall has a small shed roof projection near the east end and several double hungs distributed along the length of the wall. The roof has a moderate overhang and triangular brackets support the rake. Small basement windows are distributed around the perimeter and the base of the main wall flares outward. Another brick chimney sits along the ridge near the rear and a small porch is located off the south side of the rear wall.
22. Architectural style/building type: Craftsman
23. Landscaping or special setting features: The house has a low picket fence along the front and driveways run along both sides. A few shrubs are located along the north side, otherwise the yard is predominantly lawn.
24. Associated buildings, features, or objects: A gabled out building sits at the rear of the site.

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**IV. Architectural History**

25. Date of Construction: Estimate: 1927 Actual: \_\_\_\_\_  
Source of information: Mesa County Assessors Office
26. Architect: unknown  
Source of information: \_\_\_\_\_
27. Builder/Contractor: unknown  
Source of information: \_\_\_\_\_
28. Original owner: Possibly Elton R. Joy  
Source of information: 1931 Polk Directory

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29. Construction history (include description and dates of major additions, alterations, or demolitions): Alterations to the front porch; dates unknown.
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: Elton R. Joy is listed as the owner in 1931, 41, 51, 55 and 1956. The Joy name is associated with a number of properties in this section of N. 7th Street. This building is part of the Capitol Hill Subdivision. In October 1898 the subdivision was developed by Charles B. Rich and Monroe L. Allison, trustees of the estate of town founder, George Crawford. They laid out a very large property that encompassed the majority of the acreage from today's 7th Street to 12th Street between North Avenue and Patterson Avenue.
36. Sources of information: Mesa County Assessors Office; Museum of Western Colorado Archives; Polk Directories 1931, 1941, 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
40. Period of significance: 1927
41. Level of significance: National  State  Local

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42. Statement of significance: This house is representative of the early suburban development that occurred adjacent to the original core of the city on previously agricultural lands. The town expanded first on the historic arterial streets and then infilled the interior of the grid. This area of town reflects the City's transition, from early suburban development on a small scale to larger production style development during more rapid expansion. Though the automobile was a factor in the location of new development, the small modest houses that were built did not integrate the car into the design. The craftsman style was particularly popular during this period of time.
43. Assessment of historic physical integrity related to significance: Alterations to the porch have impacted several important features. Integrity is moderately compromised.

**VII. National Register Eligibility Assessment**

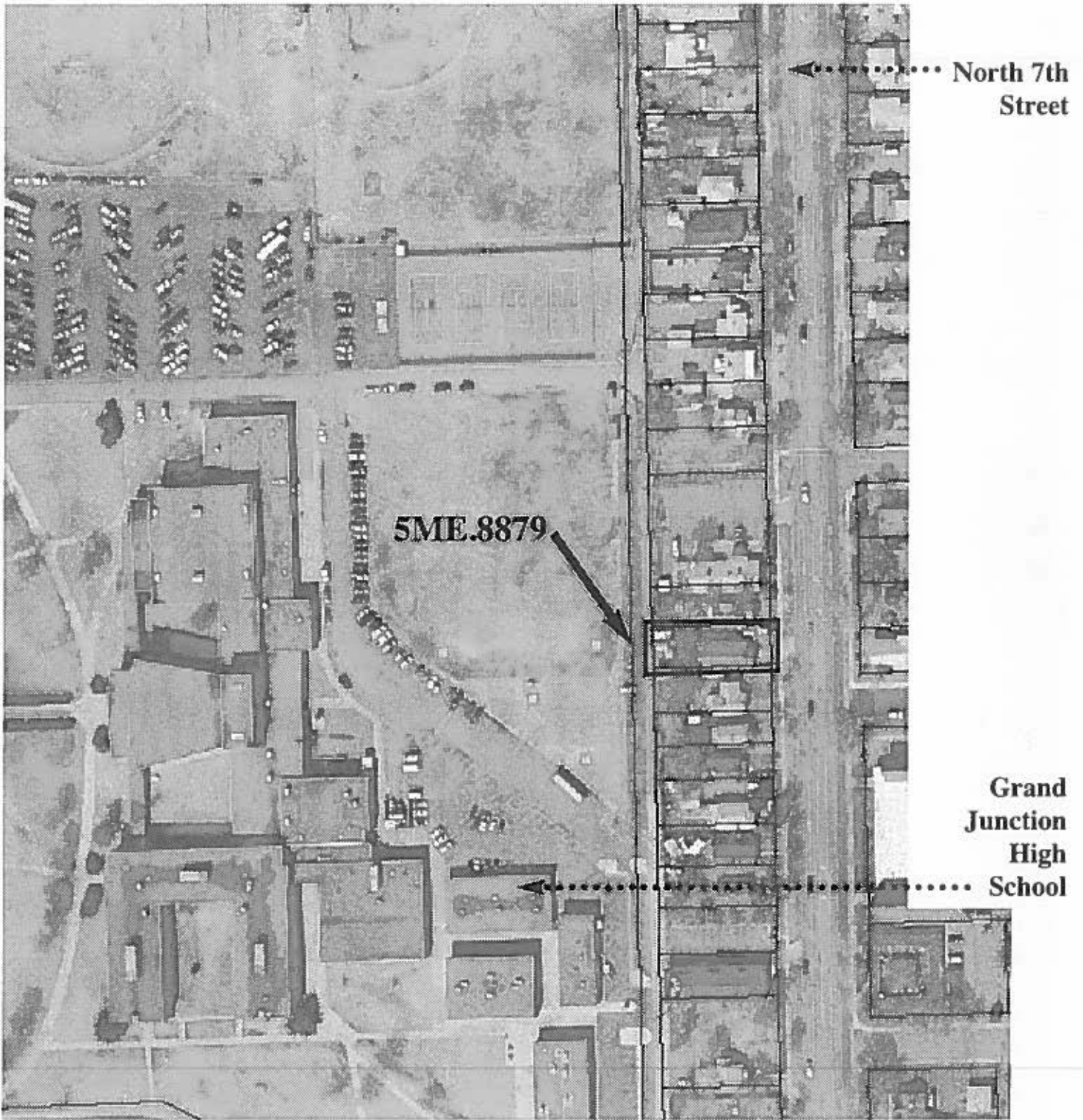
44. National Register eligibility field assessment:  
Eligible  Not Eligible  Need Data
45. Is there National Register district potential? Yes  No  Discuss: \_\_\_\_\_  
If there is National Register district potential, is this building: Contributing \_\_\_\_\_  
Noncontributing \_\_\_\_\_
46. If the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

**VIII. Recording Information**

47. Photograph numbers: Roll # 9 Frame # 32  
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



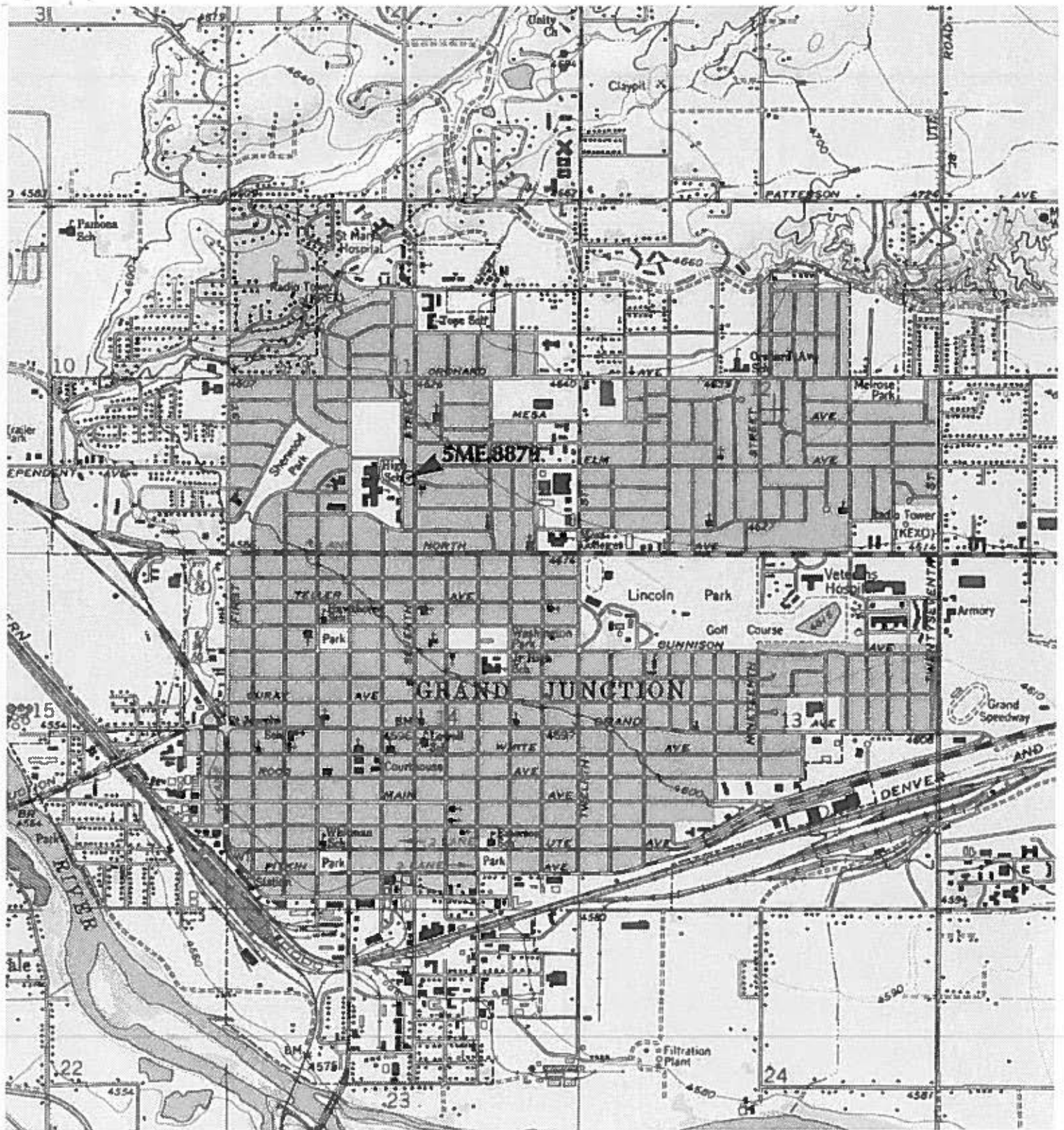
1421 N. 7th Street



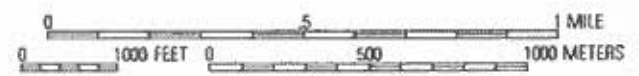
North

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.8879

1421 N. 7th Street

Roll # 9 Frame # 32

Looking west

Grand Junction, Mesa County, CO

WHF BA010A1X0N NNN+ 1 5883 002928

033

sharp

57967

