

# Architectural Inventory Form

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## 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.14677
2. Temporary resource number: 1502.ORB
3. County: Mesa
4. City: Grand Junction
5. Historic building name: n/a
6. Current building name: n/a
7. Building address: 1502 Orchard Ave.
8. Owner name and address: Sean P Dolan  
893 S Coronado Dr Sedalia, CO 80135-8304

### II. Geographic Information

9. P.M. Ute Principal Meridian Township 1 South Range 1 West  
SW 1/4 of SW 1/4 of SE 1/4 of NW 1/4 of section 12
10. UTM reference  
Zone 1 2 ; 7 1 2 1 2 2 mE 4 3 2 9 0 5 5 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 Block: 1  
Addition: Weaver Subdivision Year of Addition: 1956
13. Boundary Description and Justification: Legal description of the site is: Lot 1 Blk 1  
Weaver Subdivision  
Assessors Office Parcel ID # 2945-122-06-019  
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 27' x Width 47'
16. Number of stories: 1.5
17. Primary external wall material(s) (enter no more than two): Wood Horizontal Siding
18. Roof configuration: (enter no more than one): Gable on Hip Roof
19. Primary external roof material (enter no more than one): Asphalt Roof
20. Special features (enter all that apply): Porch, Car port

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21. General architectural description: This is a large wood frame house with a series of additive volumes. The main section is a steeply pitched pyramidal roof. A lower cross gable extends to the west and meets the main volume wall plane. The gable shares the same south roof plane as the pyramid section. Another gable extends off the south roof plane, creating a long front gable, facing the main street. The long front gable faces south and the entry is in the ell created by the two gables. A shed roof extends to the south over the entry door. The roof is supported by a group of thin metal supports and several concrete steps run off the west side to the entry walk. The west facing gable has a bay in the center with vertically proportioned double hung windows on each face. A single square window sits in the upper level near the peak. A horizontally proportioned window sits to the north of the west gable on the main volume wall. A pair of window units sit on the west side of the south front gable at the corner and are mirrored on the south wall corner. A single double hung sits in the peak of the south gable. The house is predominantly horizontal wood siding with corner boards a band of contrasting material infills the gable ends above the window heads. Vertical board and batten siding fills the inside corner of the entry area.
22. Architectural style/building type: Late Victorian
23. Landscaping or special setting features: Dense vegetation surrounds the house and a patch of lawn sits between the bushes and the sidewalk.
24. Associated buildings, features, or objects: A gable garage sits at the rear, connected to the house by a trellis, with a carport on the side.

**IV. Architectural History**

25. Date of Construction: Estimate: 1898 Actual: \_\_\_\_\_  
Source of information: Mesa County Assessors Office
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): Some window and siding alterations, addition of trellis and carport, alterations to entry porch; dates unknown
30. Original location  Moved \_\_\_\_\_ Date of move(s): \_\_\_\_\_

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**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: Herman R. Ogle is listed as the occupant in 1955. This is the first instance of this address in the available directories. The property is listed as vacant in 1956.
36. Sources of information: Mesa County Assessors Office; Museum of Western Colorado Archives; Polk Directories

**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: 1898
41. Level of significance: National  State  Local
42. Statement of significance: This house is representative of the development that occurred adjacent to the original core of the city on agricultural lands. This house sits on a historically arterial street. Presently, this area of town reflects the City's transition, from agricultural development on a small scale to larger production style development during more rapid expansion. This is a particularly large house, of which few remain in the area.
43. Assessment of historic physical integrity related to significance: Alterations have had a serious impact on 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 # 6 Frame # 22 and Roll # 16 Frame # 18

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

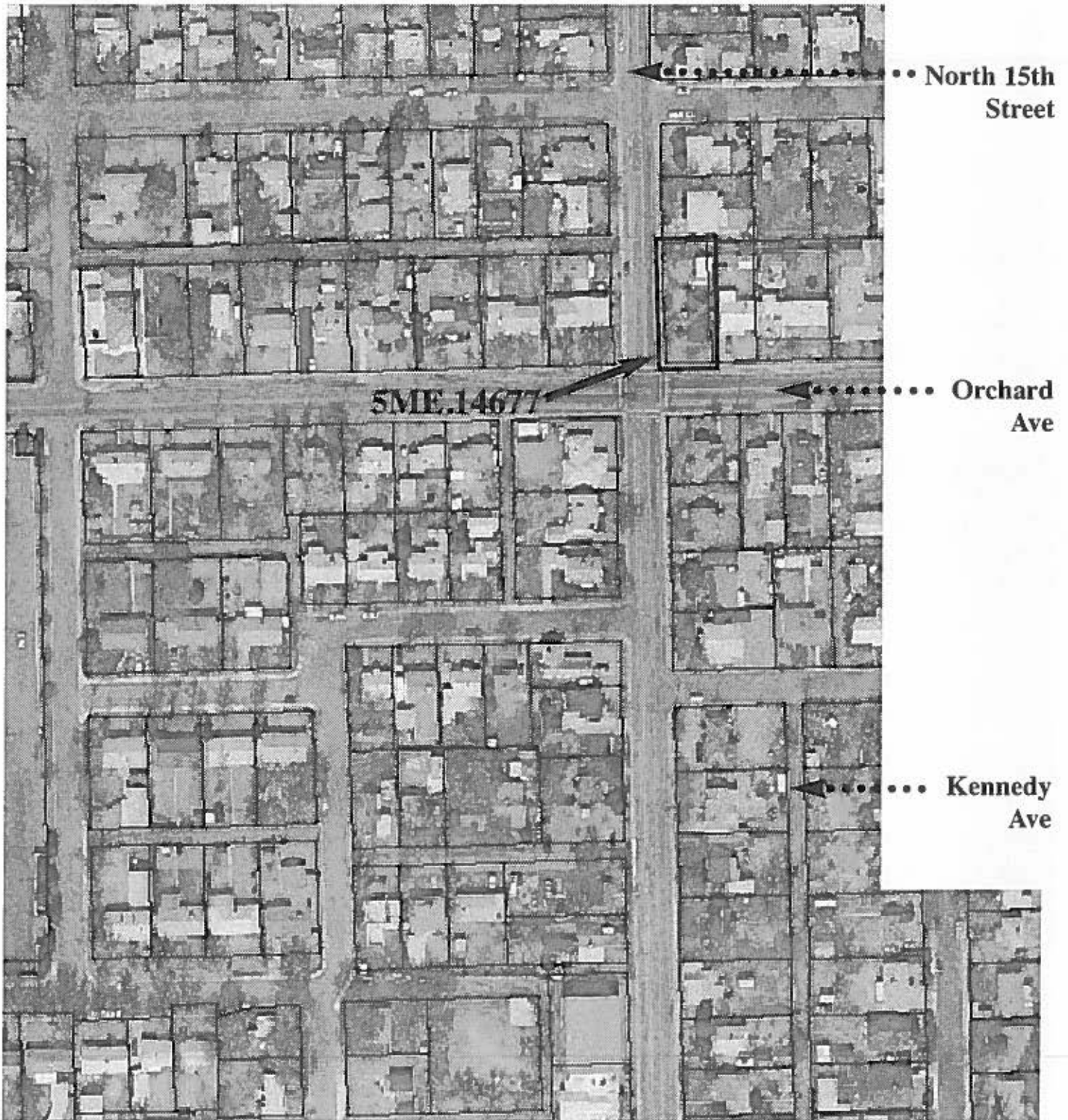
51. Organization: Reid Architects, Inc.

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



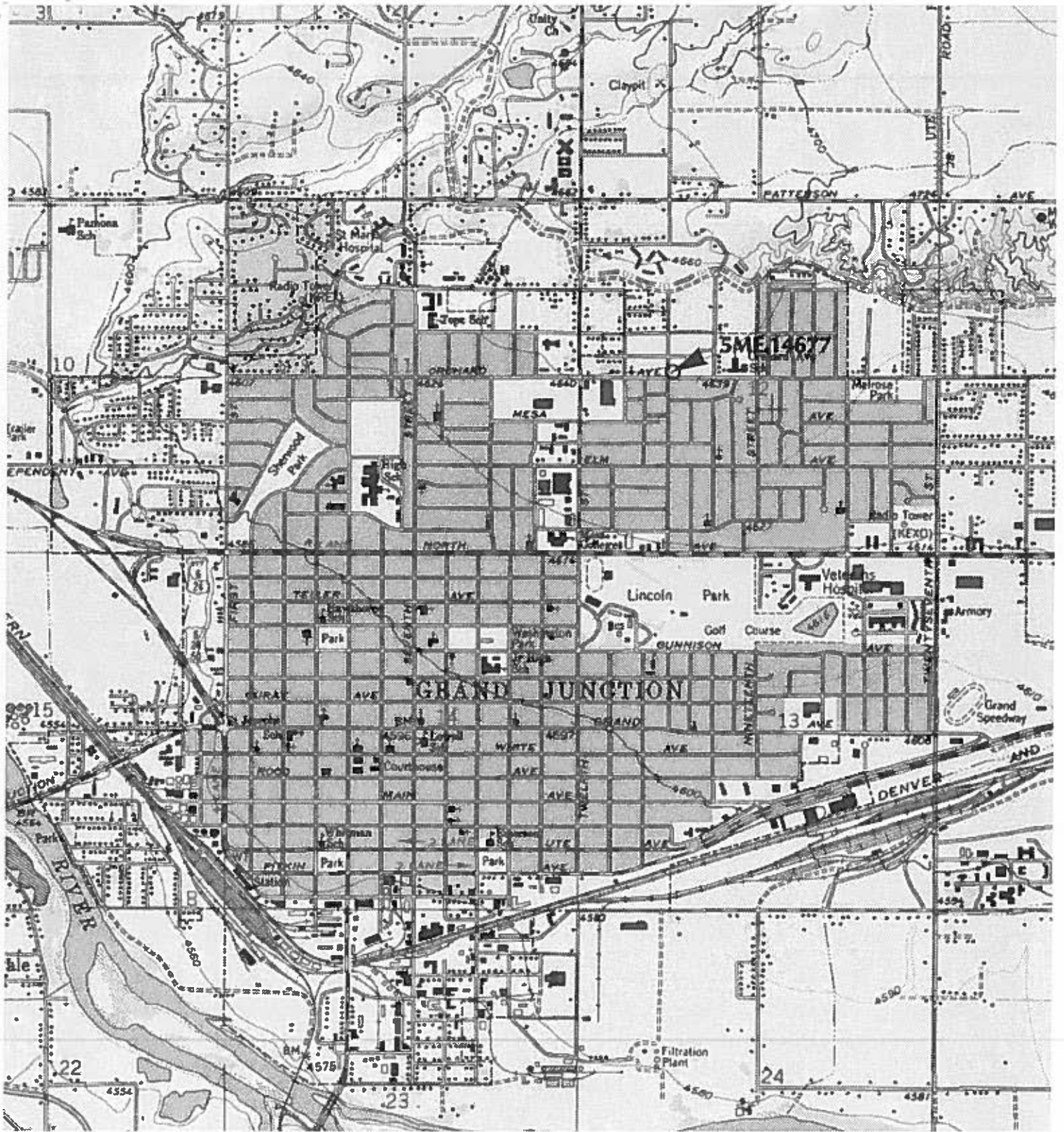
# 1502 Orchard Ave.



North

Grand Junction, Colorado  
*image from 2002 aerial map*

City of Grand Junction • Phase Three Survey  
2004



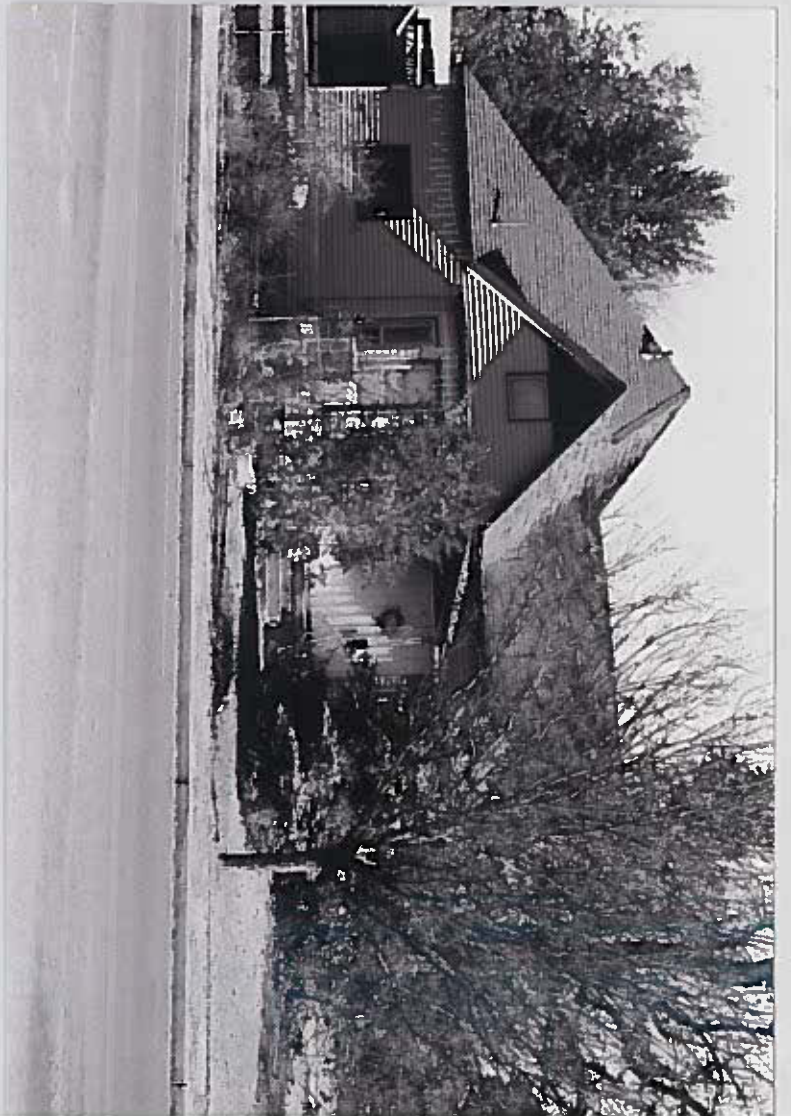
TN \* MN  
11 1/2°



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

# GRAND JUNCTION, COLORADO

Phase Three Historic Survey  
2004



5ME.14678 1502 Orchard Ave.

Roll # 6 Frame # 22

Looking east

Grand Junction, Mesa County, CO

WJF BA010A1X0N NNN 0 5651 002914

023

sharp

54699

5ME.14677

1502 Orchard Ave.

Roll # 16 Frame # 18

Looking north

Grand Junction, Mesa County, CO

06200 8122 1 +NNN 0NXXND 0N

763