

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.14633
2. Temporary resource number: 1320.ELM
3. County: Mesa
4. City: Grand Junction
5. Historic building name: n/a
6. Current building name: n/a
7. Building address: 1320 Elm Ave.
8. Owner name and address: Harold R Heath  
800 Belford Ave Grand Junction, CO 81501-3100

### II. Geographic Information

9. P.M. Ute Principal Meridian Township 1 South Range 1 West  
SE 1/4 of SW 1/4 of NW 1/4 of SW 1/4 of section 12
10. UTM reference  
Zone 1 2; 7 1 1 9 0 0 mE 4 3 2 8 6 4 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): 21 & 22 Block: 2  
Addition: Prospect Park Year of Addition: 1947
13. Boundary Description and Justification: Legal description of the site is: W 47ft Of Lot 21 +  
Lot 22 Blk 2 Prospect Park Exc N 16ft  
Assessors Office Parcel ID # 2945-123-13-022  
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 41' x Width 44'
16. Number of stories: 1
17. Primary external wall material(s) (enter no more than two): Wood Shingle
18. Roof configuration: (enter no more than one): Hipped Roof
19. Primary external roof material (enter no more than one): Asphalt Roof
20. Special features (enter all that apply): Chimney

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21. General architectural description: This is a horizontally proportioned hipped roof house with a couple of additive volumes. The main ridge runs east/west and the principal façade faces south. A smaller hipped volume extends off the main wall to the south in the center of the façade. The entry is on the left side of the projecting volume. A pair of double hungs are located on the south west corner, adjacent to the entry wall. A picture window flanked by a double hung on each side is centered on the south face of the projecting volume. A brick chimney is applied to the east side of the projecting volume. The west side has a pair of double hungs on the south corner that match those on the south side. A door is centered on the wall and another pair of double hungs is located on the north corner. The roof has almost no overhang and a second brick chimney is located off the ridge toward the rear. The house sits on a concrete foundation with several steps up to the floor level. The front door has a concrete landing running the length of the south wall to the driveway on the west side. This landing has a thin metal rail along the steps and across the open side. A narrow addition extends off the rear of the house.
22. Architectural style/building type: Minimal Traditional
23. Landscaping or special setting features: Large shrubs front the house and two large street trees are located along the sidewalk. The small yard is otherwise predominantly lawn.
24. Associated buildings, features, or objects: A low pitched front gable garage is located on the west side at the rear.

**IV. Architectural History**

25. Date of Construction: Estimate: 1939 Actual: \_\_\_\_\_  
Source of information: Mesa County Assessors Office
26. Architect: unknown  
Source of information: \_\_\_\_\_
27. Builder/Contractor: unknown  
Source of information: \_\_\_\_\_
28. Original owner: George R. Simpson and Frances A. Simpson (partial)  
Source of information: Prospect Park Plat Map
29. Construction history (include description and dates of major additions, alterations, or demolitions): Possible siding replacement; dates unknown.
30. Original location  Moved \_\_\_\_\_ Date of move(s): \_\_\_\_\_

**V. Historical Associations**

31. Original use(s): Domestic, Single Dwelling
32. Intermediate use(s): \_\_\_\_\_

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33. Current use(s): Domestic, Single Dwelling
34. Site type(s): Residential Neighborhood
35. Historical background: George R. Simpson is shown as owner on the Prospect Park Plat Map and the directories of 1951 and 1955. In 1956 it is listed as vacant and in 1957 Donald H. Weese is shown as occupant. This building is part of Prospect Park subdivision. This area was originally part of the larger Grandview Subdivision, created in 1905 by the Grand Junction Land & Investment Company. This investment group was formed by R.J. Bolles, as President, Arlie B. Yeaton and James Ramey.
36. Sources of information: Mesa County Assessors Office; Museum of Western Colorado Archives; Polk Directories; Prospect Park Plat Map of 1947

**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: 1939

41. Level of significance: National  State  Local

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

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design. These early suburban examples were compact houses with simple forms and simple materials, based on traditional styles.

43. Assessment of historic physical integrity related to significance: The house appears generally intact in its original form.

**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 # 4 Frame # 7

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

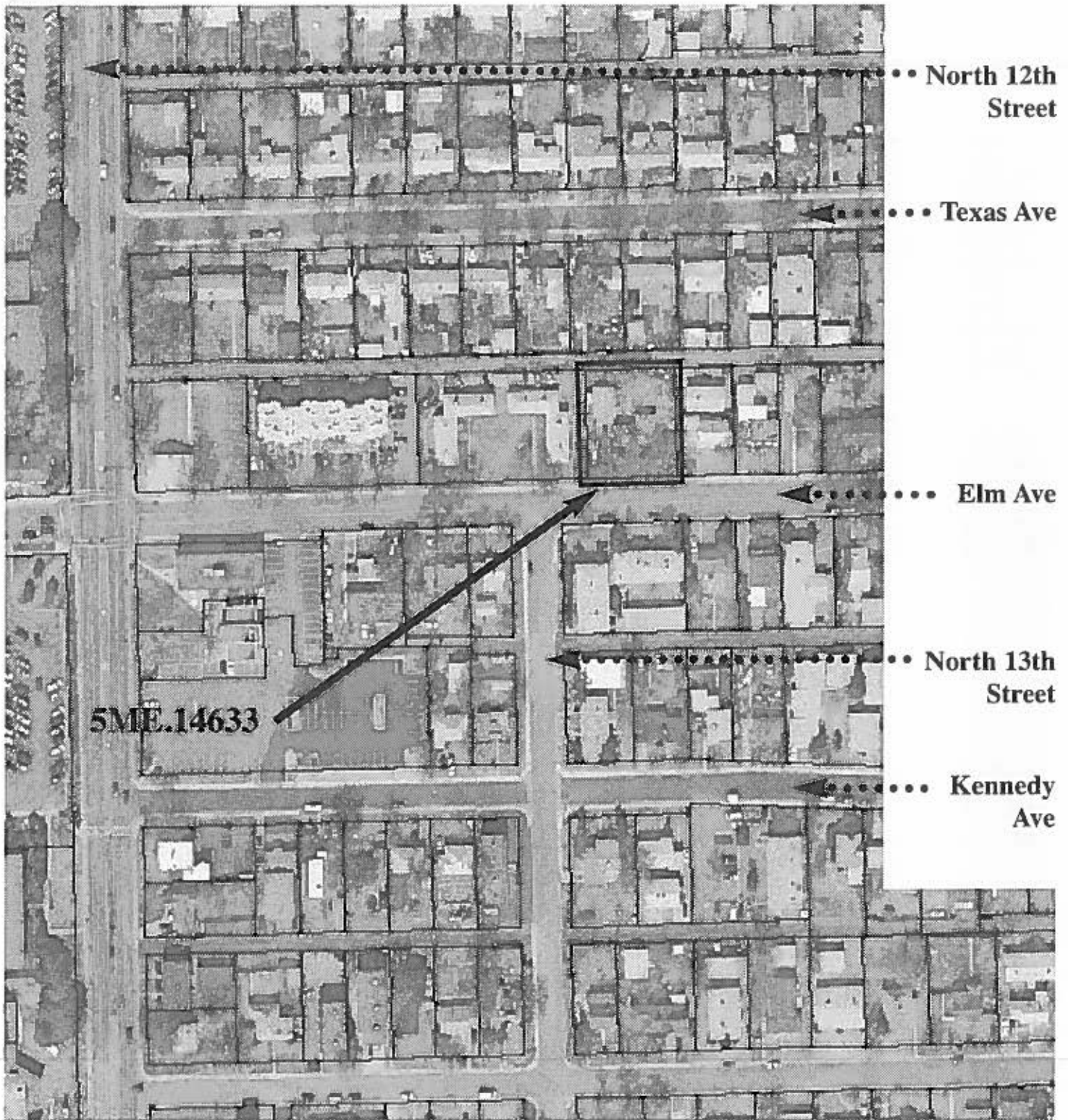
51. Organization: Reid Architects, Inc.

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



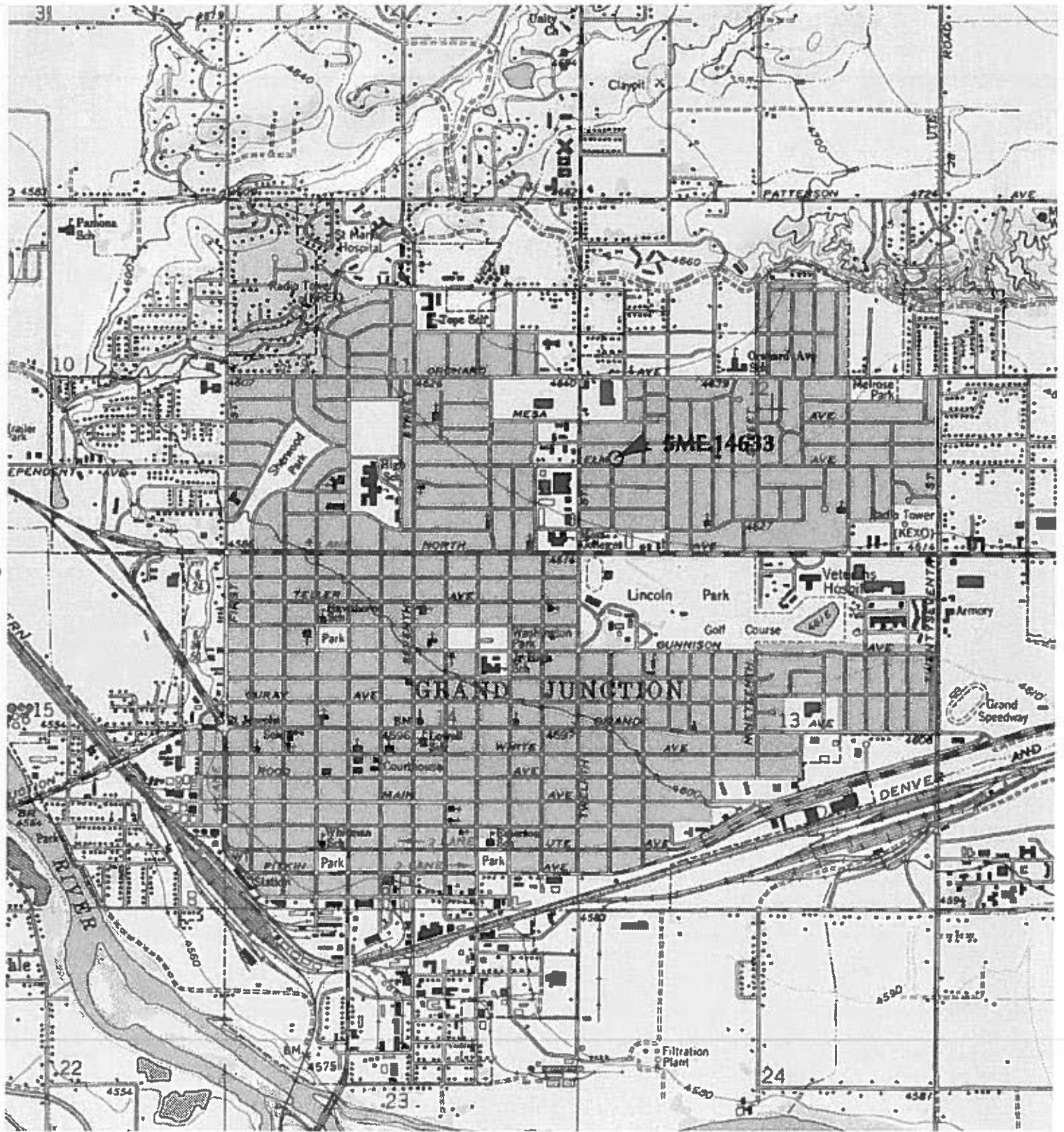
1320 Elm Ave.



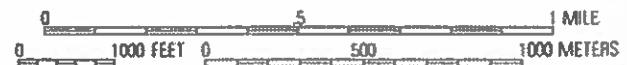
North

Grand Junction, Colorado  
*image from 2002 aerial map*

City of Grand Junction • Phase Three Survey  
2004



TN \* MN  
11 1/2°



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# GRAND JUNCTION, COLORADO

Phase Three Historic Survey  
2004



5ME.14633

1320 Elm Ave.

Roll # 4 Frame # 7

Looking northeast

Grand Junction, Mesa County, CO

WHF BA010A1X0N NNN+ 2 5653 002916

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sharp

54760