

# 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.14794
2. Temporary resource number: 581.WAL
3. County: Mesa
4. City: Grand Junction
5. Historic building name: n/a
6. Current building name: n/a
7. Building address: 581 Walnut Ave.
8. Owner name and address: Jean G Turner  
581 Walnut Ave Grand Junction, CO 81501-7437

### II. Geographic Information

9. P.M. Ute Principal Meridian Township 1 South Range 1 West  
NE 1/4 of SE 1/4 of SE 1/4 of NW 1/4 of section 11
10. UTM reference  
Zone 1 2 ; 7 1 0 8 2 0 mE 4 3 2 9 2 0 4 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): 6 & 7 Block: 6  
Addition: Bookcliff Park Year of Addition: 1946
13. Boundary Description and Justification: Legal description of the site is: Lot 6 + N 21ft Of  
Lot 7 Blk 6 Bookcliff Park  
Assessors Office Parcel ID # 2945-112-07-006  
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 55' x Width 65'
16. Number of stories: 1
17. Primary external wall material(s) (enter no more than two): Brick
18. Roof configuration: (enter no more than one): Cross Gabled Roof
19. Primary external roof material (enter no more than one): Asphalt Roof
20. Special features (enter all that apply): Attached Garage, Porch, Chimney

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21. General architectural description: This is a long horizontally proportioned wood frame house with a moderately pitched gable roof. The main ridge runs east/west and the principal façade faces north. The principal facade is comprised of three sections: a front gable projection that extends off the left side of the façade; a central recess; and a two car garage. The front gable has a large picture window, with casements on either side and a transom, centered on the wall plane. The casements and transom have thin muntins. The gable end is infilled with shingle siding above the eave line. The central section of the façade is recessed back from the main wall plane of the side wing. The entry door sits on the left with two side lights. Another picture window is located in the recess to the right of the door. The window has a central fixed section with casements to each side and a transom across the top. Thin horizontal and vertical muntins subdivide the glass area. The recess is infilled with a concrete porch area; steps run up to the porch at the door and a thin metal rail runs along the edge. The far side wall returns to the main side wing plane and has a single large garage door. The eave of the side gable remains constant across the varied façade and runs to the face of the side gable roof. A corresponding gable runs off the rear of the house on the east side. The wall has several window openings with picture window assemblies similar to the main façade and sets of matching casements. A brick chimney sits on the ridge near the cross gables. Another is located on the side wing ridge above the entry. The ridge of the side wing steps down over the garage section. The face brick is a roman style unit laid in a running bond pattern.
22. Architectural style/building type: Ranch Type
23. Landscaping or special setting features: The house sits on a corner lot with a large central tree and shrubs along the face of the house. The driveway runs to the garage on the west; otherwise the yard is predominantly lawn.
24. Associated buildings, features, or objects: none

**IV. Architectural History**

25. Date of Construction: Estimate: 1949 Actual: \_\_\_\_\_  
Source of information: Mesa County Assessors Office
26. Architect: unknown  
Source of information: \_\_\_\_\_
27. Builder/Contractor: unknown  
Source of information: \_\_\_\_\_
28. Original owner: Albert V. Turner  
Source of information: 1951 Polk Directory

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29. Construction history (include description and dates of major additions, alterations, or demolitions): Garage door has been changed from two to one; 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: Albert V. Turner, associated with Alco Building Company, is shown as owner in the directories of 1951 through 1957. This building is part of Bookcliff Park developed in 1946. The owners were Gertrude B. Smith, Claude D. Smith later the U. S. Bank of Grand Junction, and Thomas L. Brownson, Mabel L. Brownson, Bruce Brownson and Mary F. Brownson.

36. Sources of information: Mesa County Assessors Office; Museum of Western Colorado Archives; Polk Directories 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, Community Development and Planning

40. Period of significance: 1949; 1943 to 1957 Uranium Boom

41. Level of significance: National  State  Local

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42. Statement of significance: The development in this area is a direct result of the nation's involvement in WWII and the drive for the development of nuclear weapons. The discovery of significant sources of Uranium in the region initiated development in Grand Junction that supported both the mining of the materials and the administration of programs related to the development of weapons. The building types, materials and neighborhood layout are all indicative of the national trends which were driven by the proliferation of the automobile and the enormous demand for single family homes. House designs departed from the romantic and revival styles that were prevalent in the earlier part of the 20th century and took on a California inspired design that was characterized by simple horizontally proportioned forms. Houses were typically mass produced on previously undeveloped tracts of land at the periphery of earlier development. These groups of houses were typically based on one or two plan types with a limited number of roof and exterior finish variations, further reinforcing the characteristics of mass production. In this particular subdivision there are examples of both repetitive house types and more high style individualized houses. The curvilinear street layout is characteristic of national planning trends and is unusual in this community, where new development tended to extend the existing street grid.
43. Assessment of historic physical integrity related to significance: Alterations have had a minor impact on the integrity of the house. The house continues to contribute to the character of the neighborhood.

**VII. National Register Eligibility Assessment**

44. National Register eligibility field assessment:  
Eligible X Not Eligible \_\_\_\_\_ Need Data \_\_\_\_\_
45. Is there National Register district potential? Yes X No \_\_\_\_\_  
Discuss: The Bookcliff Park Subdivision lies on the periphery of the historic city center and was originally established by single group of investors. The sites were built out to accommodate the rapid growth associated with the Uranium Boom over a short period of time. The architectural styles present in the area represent a significant concentration and continuity of dwellings and a subtle transition of styles over the building period. Few intrusions have been made into the original neighborhood and it retains a high level of integrity.
- If there is National Register district potential, is this building:   Contributing X  
Noncontributing \_\_\_\_\_
46. If the building is in existing National Register district, is it:   Contributing \_\_\_\_\_  
Noncontributing \_\_\_\_\_

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**VIII. Recording Information**

47. Photograph numbers: Roll # 7 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



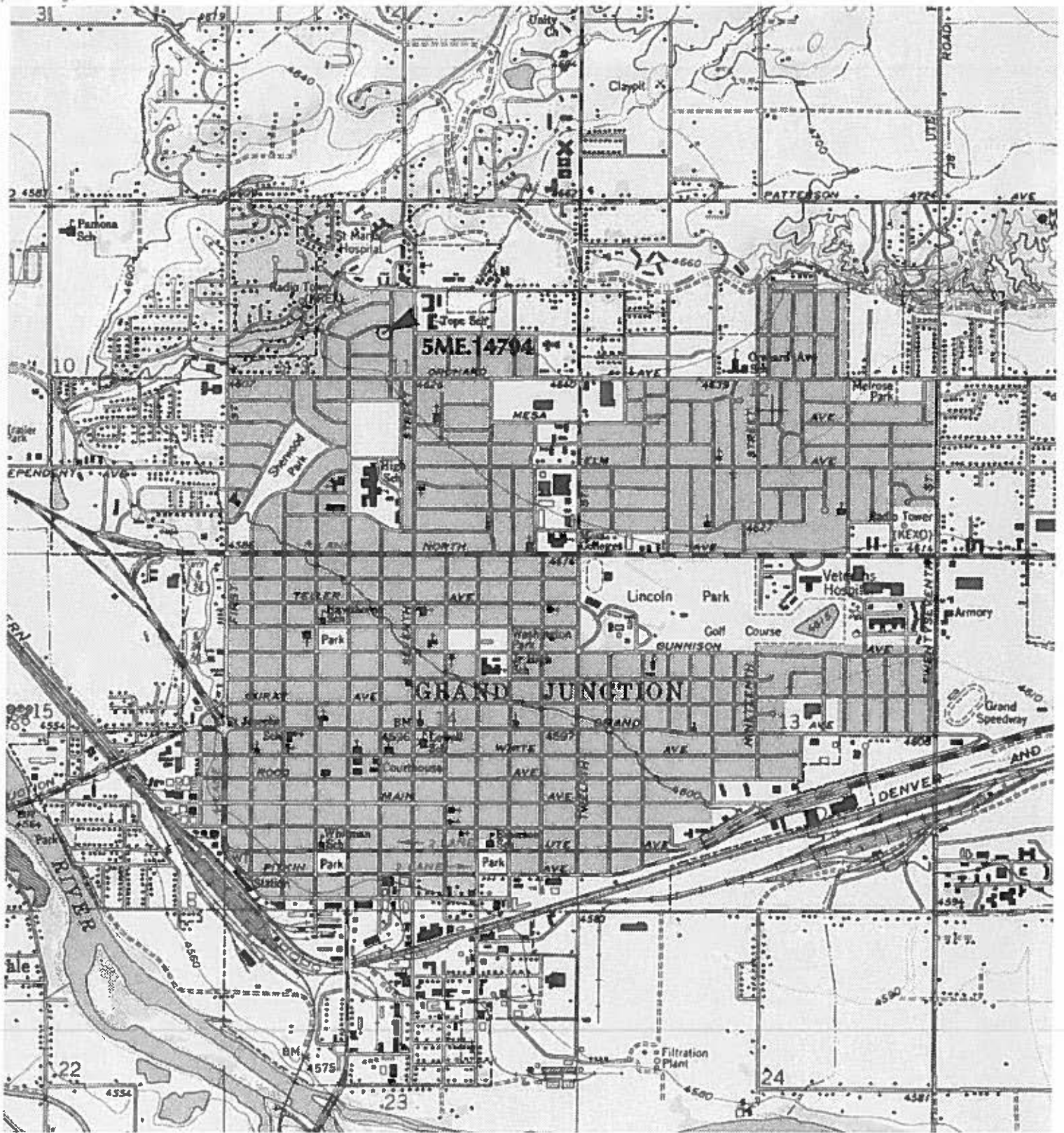
581 Walnut Ave.



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

SME.14794

581 Walnut Ave.

Roll # 7 Frame # 18

Looking southeast

Grand Junction, Mesa County, CO

WHF BA010A1X0N NNN- 1 5870 002923

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share

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