COLORADO HISTORICAL SOCIETY Office of Archaeology and Historic Preservation 1300 Broadway Denver, CO 80203			SITE NO.: 5ME8616
		Eligible for Nationa	Registeryesno
HISTORIC BUILDING INVENTORY		date initials CriteriaABCD Contributes to a potential National Register districtyesno district name;	
COUNTY: Mesa	CITY: Grand Junction	Eligible for State Registeryesno date initials Criteriaabcde Areas of significance:	
HISTORIC BUILDING NAME: Nichols, Charles,	Period of significance		
CURRENT BUILDING NAME:		LOCAL LANDMARK DESIGNATION: [] yes [X] no Date of designation: N/A Designating authority: N/A	
ADDRESS: 609 Grand Ave., Grand Junction, CO 81501			
	P.M.: UTE township: 1S range:1W NE ¼ of NE ¼ of NE½ of SW¼ of section 14		
OWNER NAME & ADDRESS: Theodore B. Koer 81501-3027	UTM REFERENCE-12 Easting: 710920 Northing: 4327180		
	USGS QUAD NAME: Grand Junction		
	Year: 1962; photorevised 1973 [X] 7.5' [] 15'		
STYLE: Bungalow	Block: 83 Lot(s): 3 and 4 Addition: Year of addition:		
BUILDING TYPE:	[X] original location [] moved		
	Date of moves(s):		
MATERIALS: Concrete Foundation - Brick on	HISTORIC USE: Domestic		
	PRESENT USE: Domestic		
STORIES: 2	SQUARE FOOTAGE: 2029	9500	non- estimate; 1922 actual; on: Tax Assessor's Records
PLAN SHAPE:	north arrow	ARCHITECT: Unknow	wn
		Source of informati	on:
		Builder/contractor: Unknown	
		Source of information:	
		ORIGINAL OWNER: Charles Nichols	
		Source of Information: Lot and Block Books	
	ASSOCIATED BUILDINGS- [X] yes [] no		
	Type: Duplex At Rear		

ARCHITECTURAL DESCRIPTION: Two story, cross gable roof. Concrete basement skirted with muted other brick. Double pane basement windows. Concrete steps on center of facade with massive brick piers and concrete coping, lead to hip roof porch that wraps around the northeast corner of the house. The porch facade has three full height, squared, brick piers and a quarter height squared pier with concrete coping. Attached to the quarter height pier, is a brick half-wall with concrete coping. House has two main doors that are French, one has wood frame screen door. Enclosed east side of porch has two large, full height brick piers on porch facade. Porch glazing consists of ribbons of double hung, wood sash windows, one-over-one, with wood frame screens. Between the windows are mullions. Wood shingles on half-wall. Majority of windows are double hung, wood sash, one-over-one. Gable faces on east and west elevation have a ribbon of three sash windows, three over one. Large fixed pane picture windows with transoms on facade. First floor of house has red brick siding laid in common bond. Second story gable faces have pale yellow wood shingles. Small gable wing projects from west side of facade. Sunporch posts, window frames and surrounds, and wood frame screens are dark brown. Raking cornices are pale yellow. Gray composition shingle roof. Brick chimney on south slope. Full height brick fireplace chimney is on the west eave wall. Small brick arch niches on brick porch piers.

Yard near house has lava rock. Grass backyard with mature tree. Broad sidewalk along street has a small maple in a grated opening,

PHOTOGRAPHS (include photographs showing each side of building and any associated buildings)

Film roll no.: 43 Negative no.: 5 Photographer: Carolyn Howard

Location of negatives: City Of Grand Junction

CONSTRUCTION HISTORY (include description and dates of major additions, alterations, or demolitions): Porch enclosed. Entries for apartments. Additional construction or modifications not noted in Assessor's records.

HISTORICAL BACKGROUND (discuss important persons and events associated with this building): This house was first owned/occupied by Grace and Charles Nichols, a clerk and later a railroad ticket agent, ca. 1923-1937. Beatrice and Victor DeMerschman lived in the house ca. 1939-1940 before converting it to the DeMerschman Apartments, with an average of four tenants per year.

INFORMATION SOURCES (be specific): Plat Map, Appraisal Card, Lot and Block Books, Grand Junction City Directories. Sanborn Fire Insurance Maps: 1961, 1947.

THEME(S):

SIGNIFICANCE (check appropriate categories)

Architectural significance:

[] represents the work of a master

[] possess high artistic value

[X] represents a type, period, or method of

construction

National Register eligibility: Individual [] yes [X] no

Criteria: [] A [] B [] C [] D

Area(s) of significance: Architecture

Historical significance:

[] associated with significant person(s)

[] associated with significant event

[] associated with a pattern of events

[] contributes to an historic district

Contributes to a potential district:

[]yes [X]no

District name:

Period of significance: 1922

STATEMENT OF SIGNIFICANCE (briefly justify the significance checked above): A large Bungalow which has been converted to ten small apartments. It still retains much of it's original appearance. Although not eligible for the National Register, this house may contribute to a local register.

INVENTORY COMPLETED BY: Museum Group Staff

AFFILIATION: Museum of Western Colorado

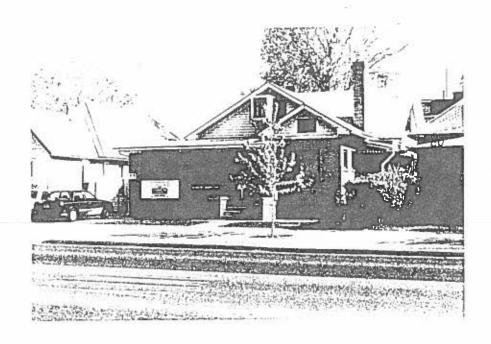
PHONE: (970) 241-9117

ADDRESS: PO Box 20000-5020, Grand Junction, Colorado 81502-5020

PROJECT NAME: Grand Junction Historic Resources Survey, Phase 2



609 Grand Ave., Grand Junction, Mesa Co, CO 2945-143-06-002 04/29/1996 Roll 43 Frame 5 View N Dir S/SE • 5ME8616



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