

**COLORADO HISTORICAL SOCIETY**  
 Office of Archaeology and Historic Preservation  
 1300 Broadway Denver, CO 80203

**HISTORIC BUILDING INVENTORY**

SITE NO.: 5ME8164

Eligible for National Register  yes  no  
 date \_\_\_\_\_ initials \_\_\_\_\_  
 Criteria  A  B  C  D  
 Contributes to a potential National Register district  
 yes  no district name: \_\_\_\_\_

COUNTY: Mesa

CITY: Grand Junction

Eligible for State Register  yes  no  
 date \_\_\_\_\_ initials \_\_\_\_\_  
 Criteria  a  b  c  d  e  
 Areas of significance: \_\_\_\_\_

HISTORIC BUILDING NAME: Masser, James, House

Period of significance \_\_\_\_\_  
 Needs data  date \_\_\_\_\_ initials \_\_\_\_\_

CURRENT BUILDING NAME: Ybarra Residence

LOCAL LANDMARK DESIGNATION:  yes  no

ADDRESS: 811 Gunnison Ave., Grand Junction, CO 81501-3209

Date of designation: N/A  
 Designating authority: N/A

P.M.: UTE township: 1S range:1W  
 SE 1/4 of NE 1/4 of SW 1/4 of NE 1/4 of section 14

OWNER NAME & ADDRESS: Anthony R. Ybarra, 811 Gunnison Ave., Grand Junction, CO 81501-3209

UTM REFERENCE-12  
 Easting: 711230  
 Northing: 4327560

USGS QUAD NAME: Grand Junction  
 Year: 1962; photorevised 1973  7.5'  15'

STYLE: Vernacular Wood Frame

Block: 48  
 Lot(s): 3 and 4  
 Addition:  
 Year of addition:

BUILDING TYPE:

original location  moved

Date of moves(s):

MATERIALS: Concrete Foundation - Wood Frame - Asphalt Shingle Roof

HISTORIC USE: Domestic

PRESENT USE: Domestic

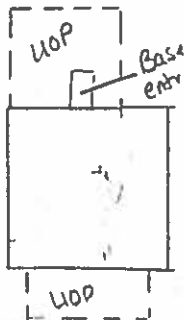
STORIES: 2

SQUARE FOOTAGE: 876

DATE OF CONSTRUCTION- estimate: 1910 actual:  
 Source of information: Tax Assessor's Records

PLAN SHAPE:

north arrow



ARCHITECT: Unknown

Source of information:

BUILDER/CONTRACTOR: Unknown

Source of information:

ORIGINAL OWNER: J.B. Masser

Source of information: Lot and Block Books

ASSOCIATED BUILDINGS-  yes  no

Type:

**ARCHITECTURAL DESCRIPTION:** Two story with side gable. Concrete foundation. Rounded corners on concrete steps. Screened porch with gable extends across center two-thirds of facade. Half-wall is shingled. Three large half columns across porch facade. Metal framed screen door. Flush front door with three vertical lights. Windows are double hung wood sash, one-over-one. Some first floor windows and second floor facade windows are steel casement. Gray simple drop siding. Window and door surrounds, columns, corner boards and narrow fascia boards are white. Brown composition shingle roof. Vertical beaded siding on porch gable. Brick chimney on south slope.

Landscaped with lawn and evergreens on porch facade. Very large spruce tree on west lawn. Chain link fence around side and backyard. Locust tree in parking area.

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

Film roll no.: 33  
 Negative no.: 9

Photographer: Carolyn Howard  
 Location of negatives: City Of Grand Junction

**CONSTRUCTION HISTORY (include description and dates of major additions, alterations, or demolitions):** Steel casement windows, flush door, metal screen door. Additional construction or modifications not noted in Assessor's records.

**HISTORICAL BACKGROUND (discuss important persons and events associated with this building):** The first owners/residents of the house were Jennie and James B. Masser, ca. 1909-1919. Mr. Masser is first listed as President of the Boston Shoe Company and later as a rancher. Mary B. and R.J. Owens, carman, were the owners/occupants ca. 1923-1925. W.G. and Corda Strong were the absentee owners ca. 1926-1944. Tenants during that time included a bus driver for the Grand Junction and Grand River Valley Railway, two carpenters, a rancher, and a stockman. H.B. and Nellie Tabor were the owners ca. 1945-1947, and the renters Irene and Donald D. Kimmel, a mechanic at Harris Auto Company.

**INFORMATION SOURCES (be specific):** Plat Map, Appraisal Card, Lot and Block Books, Grand Junction City Directories, Sanborn Maps, 1912-1926.

**SIGNIFICANCE (check appropriate categories)**

**Architectural significance:**  
 represents the work of a master  
 possess high artistic value  
 represents a type, period, or method of construction

**Historical significance:**  
 associated with significant person(s)  
 associated with significant event  
 associated with a pattern of events  
 contributes to an historic district

**National Register eligibility:**  
 individual  yes  no  
 Criteria:  A  B  C  D  
 Area(s) of significance: Architecture

**Contributes to a potential district:**  
 yes  no  
 District name:

**Period of significance:** 1910

**THEME(S):**

**STATEMENT OF SIGNIFICANCE (briefly justify the significance checked above):** The steel casement windows in this vernacular house are the only substantial change. However, the window openings are in scale with the original windows. Although not eligible for the National Register, this house may contribute to a local register.

<b>INVENTORY COMPLETED BY:</b> Museum Group Staff	<b>DATE:</b> 3/29/96
<b>AFFILIATION:</b> Museum of Western Colorado	<b>PHONE:</b> (970) 241-9117
<b>ADDRESS:</b> PO Box 20000-5020, Grand Junction, Colorado 81502-5020	<b>PROJECT NAME:</b> Grand Junction Historic Resources Survey, Phase 2



811 Gunnison Ave. , Grand Junction, Mesa Co, CO

2945-141-27-002

02/29/1996

Roll 33 Frame 9 View N Dir SW

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