

COLORADO CULTURAL RESOURCE SURVEY

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: 5PT.115.12
2. Temporary resource number: 403.WHA (403.WH)
3. County: Pitkin
4. City: Aspen
5. Historic building name: _____
6. Current building name: _____
7. Building address: 403 West Hallam Street Aspen Colorado 81611
8. Owner name and address: Mary Janss 1992 Revocable Living Trust
1667 Fairmont Blvd. Eugene, OR 97403

II. Geographic Information

9. P.M. 6 Township 10 South Range 85 West
SW ¼ of SW ¼ of NE ¼ of NE ¼ of Section 12
10. UTM reference
Zone 1 3; 3 4 2 3 4 0 mE 4 3 3 9 6 6 0 mN
11. USGS quad name: Aspen Quadrangle
Year: 1960, Photo Rev. 1987 Map scale: 7.5' X 15' Attach photo copy of appropriate map section.
12. Lot(s): East 1/2 H, Lot I Block: 36
Addition: _____ Year of Addition: _____
13. Boundary Description and Justification: Site is comprised of East 1/2 Lot H, Lot I; Block 36 of the City and Townsite of Aspen. Assessors office Record Number 2735-124-33-005
This description was chosen as the most specific and customary description of the site.

III. Architectural Description

14. Building plan (footprint, shape): Rectangular
15. Dimensions in feet: Length _____ x Width _____
16. Number of stories: One story
17. Primary external wall material(s) (enter no more than two): Aluminum Siding
18. Roof configuration: (enter no more than one): Gable Roof
19. Primary external roof material (enter no more than one): Asphalt Roof
20. Special features (enter all that apply): _____

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21. General architectural description: A typical single story wood frame Miner's Cottage. A gable end faces the street with a single large double hung, in a shallow bay, as the principal window. The bay has a hip roof with a decorative frieze, the base of the bay is supported by brackets. A cross gable runs parallel to the street. A shed takes off from the 1/3 point of the front gable and runs down to a wall aligned with the face of the cross gable. The full rake of the front gable is exposed under the shed roof rake. The main entry door sits on the face of the shed roof form. A similar geometry occurs on the east side of the structure. The cross gable has a similar bay, and a single story shed roof volume extends to the south. The shed volume has a series of casement windows on the east side. Decorative shingles infill both gable ends.
22. Architectural style/building type: Late Victorian
23. Landscaping or special setting features: Three historic cottonwoods along Third St. One historic cottonwood at north east corner. Lilac mass in east side of front yard.
24. Associated buildings, features, or objects: A gable end, single story garage structure along the alley

IV. Architectural History

25. Date of Construction: Estimate Pre - 1893 Actual _____
Source of information: Sanborn & Sons Insurance Maps
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): Porch infill, metal siding, windows on east side, rear addition, all pre 1990.
30. Original location Moved Date of move(s): _____

V. Historical Associations

31. Original use(s): Domestic
32. Intermediate use(s): _____
33. Current use(s): Domestic
34. Site type(s): Residential Neighborhood
35. Historical background: This structure is representative of Aspen's mining era character. The building represents a typical type known locally as the "Miner's Cottage", characterized by the size, simple plan, and front gable / porch relationship

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36. Sources of information: Pitkin County Courthouse records; Sanborn and Sons Insurance Maps; 1990 and 1980 City of Aspen Survey of Historic Sites and Structures

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: Late 1800's Silver Mining Era

41. Level of significance: National State Local

42. Statement of significance: This structure is significant for its position in the context of Aspen's mining era. It describes the nature of the life of an average family or individual during that period, as well as the construction techniques, materials available and the fashion of the time.

43. Assessment of historic physical integrity related to significance: Alterations have removed most the of the character defining features of the structure. The basic massing and original form of the structure, and the characteristic pattern is intact.

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

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VIII. Recording Information

47. Photograph numbers: R6; F16, 17 Negatives filed at: Aspen/Pitkin Community Development Dept.
48. Report title: City of Aspen Update of Survey of Historic Sites and Structures, 2000
49. Date(s): 6/29/2000 50. Recorder(s): Suzannah Reid and Patrick Duffield
51. Organization: Reid Architects
52. Address: 412 North Mill Street, PO Box 1303, Aspen CO 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