

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.925
2. Temporary resource number: OMH (MH)
3. County: Pitkin
4. City: Aspen
5. Historic building name: \_\_\_\_\_
6. Current building name: Opal Marolt House
7. Building address: 40176 Hwy 82
8. Owner name and address: City of Aspen  
130 South Galena Street Aspen Co 81611

**II. Geographic Information**

9. P.M. 6 Township 10 South Range 85 West  
NW 1/4 of NW 1/4 of SE 1/4 of SW 1/4 of Section 12
10. UTM reference  
Zone 1 3; 3 4 3 2 8 5 mE 4 3 3 8 9 5 0 mN
11. USGS quad name: Aspen, Colorado Quadrangle  
Year: 1960, Photo Rev. 1987 Map scale: 7.5' X 15' Attach photo copy of appropriate map section.
12. Lot(s): \_\_\_\_\_ Block: \_\_\_\_\_  
Addition: \_\_\_\_\_ Year of Addition: \_\_\_\_\_
13. Boundary Description and Justification: Site is identified by the Assessors Office Record  
Numbers: 273512363706 and 273512363852  
This description was chosen as the most specific and customary description of the site.

**III. Architectural Description**

14. Building plan (footprint, shape): Irregular
15. Dimensions in feet: Length 40' x Width 40'
16. Number of stories: One and one half story
17. Primary external wall material(s) (enter no more than two): Metal, Aluminum; Wood Shingle
18. Roof configuration: (enter no more than one): Cross Gable Roof
19. Primary external roof material (enter no more than one) Synthetic Roof

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20. Special features (enter all that apply): Chimney, Fence
21. General architectural description: A wood frame mining era house with a large front gable facing north. A smaller front gable covers a rectangular entry volume which is attached to the right side of the main facade, the entry door and a single double hung window are arranged asymmetrically on the entry wall. The main facade has an additional double hung window just to the left of the entry volume and a group of three principal windows complete the main facade. The three windows are two narrow double hungs on either side of a larger double hung, they share the same sill and head heights and the upper sashes have vertical muntins subdividing the glass. The cross gable projects from the side of the main volume and has typical modest openings. One sandstone chimney sits at the intersection of the cross gable on the east and another chimney sits near the main ridge on the opposite side. The volumes are wrapped in horizontal aluminum siding up to the eave line where wood shingles infill the gable ends. The roof overhangs a minimal amount and the profile is very thin. The building sits on a sandstone base which is visible below the aluminum siding.
22. Architectural style/building type: Ranch Type
23. Landscaping or special setting features: A horizontal wood plank fence encloses the front yard. The house sits on a gravel road in an isolated context.
24. Associated buildings, features, or objects: A detached garage is located to the southwest and the original ranch barn is located to the east (a separate form addresses the barn)

**IV. Architectural History**

25. Date of Construction: Estimate 1920's Actual \_\_\_\_\_  
Source of information: Based on previous survey information
26. Architect: Unknown  
Source of information: \_\_\_\_\_
27. Builder/Contractor: Unknown  
Source of information: \_\_\_\_\_
28. Original owner: Commonly associated with the Marolt family  
Source of information: \_\_\_\_\_
29. Construction history (include description and dates of major additions, alterations, or demolitions): Alterations to exterior materials, aluminum storm windows, new roof materials and probable alterations to trim materials, all pre 1990.
30. Original location  Moved \_\_\_\_\_ Date of move(s): \_\_\_\_\_

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**V. Historical Associations**

31. Original use(s): Domestic, Homestead  
32. Intermediate use(s): \_\_\_\_\_  
33. Current use(s): Domestic, Homestead  
34. Site type(s): Ranch  
35. Historical background: This structure is representative of Aspen's transition from mining to ranching at the turn of the century. The house and barn are associated with a ranching family which has continued to live and work in the community.  
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 X No \_\_\_\_\_ Date of designation: 1995  
Designating authority: Aspen City Council
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: Early 1900's Ranching Era
41. Level of significance: National \_\_\_\_ State \_\_\_\_ Local X
42. Statement of significance: This structure is significant for its position in the pattern of development of ranching that took over from mining after the silver crash. It represents the average lifestyle of a family or individual during that time..
43. Assessment of historic physical integrity related to significance: This building has been minimally remodeled. The original form remains but exterior materials have been altered.

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**VII. National Register Eligibility Assessment**

44. National Register eligibility field assessment:

Eligible \_\_\_\_\_ Not Eligible X Need Data \_\_\_\_\_

45. Is there National Register district potential? Yes \_\_\_\_\_ No X 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: R5, F17 & 18

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  
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