

COLORADO CULTURAL RESOURCE SURVEY

Architectural Inventory Form

Official Eligibility Determination
(OAHHP use only)

OAHHP1403
Rev. 9/98

Date _____ Initials _____

- Determined Eligible – National Register
- Determined Not Eligible – National Register
- Determined Eligible – State Register
- Determine Not Eligible – State Register
- Need Data
- Contributes to eligible National Register District
- Noncontributing to eligible National Register District

I. IDENTIFICATION

- 1. Resource number: **5SM.1710 / THAS.55**
- 2. Temporary resource number: **N/A**
- 3. County: **San Miguel**
- 4. City: **Telluride**
- 5. Historic Building Name: **Wheeler House**
- 6. Current Building Name: **Cowart House**
- 7. Building Address: **239 N. Aspen Street**
- 8. Owner Name and Address: **Trent and Janice Cowart
3206 Caliente Court, No. 6458
Arlington, TX 76017**

Parcel number(s):

456536313001



THLD RATING:

**1710 Residence - Contributing
55 – Barn/Shed - Contributing**

Architectural Inventory Form

Page 2 of 8

II. GEOGRAPHIC INFORMATION

9. P.M.: **New Mexico** Township: **43N** Range: **9W**
NE ¼ of SE ¼ of SE ¼ of SW ¼ of Section 036
10. UTM reference (Datum: NAD27)
 Zone: **13** **252811 mE** **4202629 mN**
11. USGS quad name: **Telluride, Colorado**
 Year: **1955** Map scale: **7.5'**
12. Lot(s): **Lot 13, Block 41**
 Addition: **Telluride Original Townsite** Year of addition: **1883**
13. Boundary description and justification:
This legally defined parcel encompasses, but does not exceed, the land historically associated with this property.
 Metes and bounds?: Describe:

III. ARCHITECTURAL DESCRIPTION

14. Building plan (footprint, shape): **Rectangular Plan**
15. Dimensions in feet: **1538 square feet**
16. Number of stories: **1½**
17. Primary external wall material(s): **Wood / Horizontal Siding**
18. Roof configuration: **Gambrel Roof / Front Gambrel Roof**
19. Primary external roof material: **Asphalt Roof / Composition Roof**
20. Special features: **Porch, Dormers, Decorative Shingles, Flared Eaves, Chimney, Fence**
21. General architectural description:
This 1½-story Dutch Colonial Revival style dwelling is supported by a sandstone foundation, and its exterior walls are clad with painted green horizontal wood siding with 1" by 4" corner boards. Painted green square-cut wood shingles appear in the upper gambrel ends. The gambrel roof is steeply-pitched, with a large intersecting gambrel on the south-facing roof slope. A large hipped-roof dormer, with two 1/1 double-hung sash windows, is located on the north-facing roof slope. The roof is finished with green asphalt composition shingles, and the eaves are flared with painted cream white wood trim. A distinctive gable ornament adorns the façade's upper gambrel end, while a tall red brick fireplace chimney, with a corbelled cap, is located near the front end of the south elevation. A canted bay, with three 1/1 double-hung sash windows, forms the southern 2/3s of the façade, facing toward Aspen Street on the east elevation. Other windows are primarily 1/1 double-hung sash with painted dark green wood frames and painted cream white wood surrounds. A painted green wood-paneled door, with one upper sash light, enters the north end of the façade from a 4-step porch which is recessed under the home's northeast corner. The porch features a tongue-in-groove wood floor, paired painted white Tuscan columns, a painted white square incised column, and a bead board ceiling. The north end of the porch bays out, is enclosed by an open wood railing, and is covered by a bracketed hipped porch roof extension. A painted green wood-paneled door, with one upper sash light, enters the house from within a glassed-in rear porch on the west elevation.
22. Architectural style: **Dutch Colonial Revival**
 Building type:

Architectural Inventory Form

Page 3 of 8

23. Landscape or special setting features:

This well-maintained property is located at the southwest corner of Aspen Street and Galena Avenue. A small planted grass front yard and narrow side yards are enclosed by a picket fence. The lawn is nicely landscaped with native plants and shrubs.

24. Associated buildings, features or objects:

Barn/Shed (THAS #55)

A barn/garage (THAS #55) is located near the rear of the property. It is a wood frame cross-gabled structure, with a wood floor and board and batten exterior walls. The walls are covered with white paint which is badly faded. The cross gable roof is covered with metal roofing material laid over 1x wood decking and 2x wood rafters. Two painted white rollaway garage doors open toward Galena on the north elevation.

IV. ARCHITECTURAL HISTORY

25. Date of construction: Estimate: Actual: 1905
 Source of information: **Telluride *Daily Journal*, April 25, 1905, p. 3; Sanborn Insurance maps; San Miguel County Assessor records; Simmons, Laurie and Christine Whitacre, Historic Building Inventory Record, May 1986.**
26. Architect: **Lafe Felton**
 Source of information: **Telluride *Daily Journal*, April 25, 1905, p. 3**
27. Builder: **Lafe Felton**
 Source of information: **Telluride *Daily Journal*, April 25, 1905, p. 3**
28. Original owner: **William E. Wheeler**
 Source of information: **Telluride *Daily Journal*, April 25, 1905, p. 3**
29. Construction history:
- This house was built in 1905 as a residence for William E. and Antoinette Wheeler. The Telluride *Daily Journal* reported on the home's construction on at least four occasions during the spring and early summer of 1905. On April 25, 1905, the *Journal* reported:**
- Lafe Felton has the contract for building W. E. Wheeler's residence at the corner of North Aspen street and West Galena avenue, and has part of the material ordered at this time. The small dwelling on the lot has been purchased by John H. Adams and will be moved out of the way soon.**
- A subsequent article reveals that the small earlier house was moved to an unknown location by John Ruggles, a Telluride contractor. Then on June 29, 1905, the *Journal* reported:**
- The new residence of banker Wheeler has progressed far enough to show that its architecture makes it one of the most handsome and tasty little cottages in town.**
- San Miguel County Assessor records confirm that this house was built in 1905, while Sanborn Insurance maps provide corroborating evidence that the house was built between 1904 and 1908. Research efforts to uncover further information about Lafe Felton as a builder were unsuccessful.**
30. Original location: Moved: Date of move(s):

Architectural Inventory Form

Page 4 of 8

V. HISTORICAL ASSOCIATIONS

31. Original use(s): **Domestic / Single Dwelling**
32. Intermediate use(s): **Domestic / Single Dwelling**
33. Current use(s): **Domestic / Single Dwelling**
34. Site type(s): **Single Family Residence**

35. Historical background:

The West Telluride Addition was platted in 1891, and residential development in the neighborhood began to occur that same year. Initial development, though, concentrated along W. Colorado Avenue, and W. Columbia Avenue, as well as on N. Oak Street. This area along Aspen Street for the most part developed during the first decade of the twentieth century. This house was built in 1905 as a residence for William E. Wheeler, a Telluride banker, and his wife Antoinette Wheeler. According to U. S. census records, William E. Wheeler was born in Michigan in August 1858, while Antoinette (maiden name unknown) was born in Iowa in August 1875. They were married in 1899 or 1900, and lived previously for a time at 541 W. Colorado Avenue before moving into this house. Mr. and Mrs. Wheeler are not listed as Telluride residents in the 1920 or 1930 census records. Biographical information regarding other families and individuals who lived here during the early part of twentieth century has not been uncovered. Trent and Janice Cowart are the current owners. They purchased the property in July of 1975 according to the San Miguel County Residential Property Appraisal Record for this parcel.

36. Sources of information:

Colorado's Historic Newspaper Collection. <http://www.coloradohistoricnewspapers.org>.

Telluride *Daily Journal*, February 27, 1905, p. 3.

Telluride *Daily Journal*, February 27, 1905, p. 3.

Telluride *Daily Journal*, June 29, 1905, p. 7.

Telluride *Daily Journal*, August 10, 1905, p. 5.

San Miguel County Assessor records.

San Miguel County Commercial Property Appraisal Record.

Sanborn Insurance maps, August 1886, October 1890, February 1893, December 1899, July 1904, November 1908, October 1922.

Simmons, Laurie and Whitacre, Christine. *Historic Building Inventory Record*, May 1986.

Telluride Museum Digital Photo Collection: <http://www.telluridemuseum.org>

Trommer, Rosemary Wahtola. *Telluride's Victorian Vernacular: A Walking Tour*. Telluride: Telluride Historical Museum, 2001.

U. S. Census records, San Miguel County, West Telluride Precinct, 1900 and 1910.

Architectural Inventory Form

Page 5 of 8

VI. SIGNIFICANCE

37. Local landmark designation: Yes No Date of designation:
 Designating authority:
38. Applicable National Register criteria:
- xx** 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;
 - xx** C. Embodies the distinctive characteristics of a type, period, or method of construction, or represents the work of a master, or that possesses high artistic values, or represents a significant and distinguished entity whose components may lack individual distinction;
 - 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.

Telluride Standards for Designation:

- 7-505.A.1. The structure is representative of a unique historical social activity of an era
 - 7-505.A.2. The structure dominates the neighborhood by virtue of its mass, architecture or location
 - 7-505.A.3. The structure was an historically or architecturally important public building
 - 7-505.A.4. The structure has a unique historical significance beyond a local level
 - 7-505.A.5. The parcel was the site of an important historic event or activity
 - xx** 7-505.A.6. The structure has a "contributing or qualified contributing" rating on the THAS
39. Area(s) of significance: **Architecture**
40. Period of significance: **1905**
41. Level of significance: National: State: Local: **xx**
42. Statement of significance:

This house is historically significant for its association with Telluride's residential development, dating from the time of its construction in 1905. It is also architecturally significant for its Dutch Colonial Revival style of architecture, which is somewhat rare in Telluride. Displaying a high standard of integrity, this property is individually eligible for inclusion in the National of Historic Places and in the State Register of Historic Properties. The primary structure and the barn/shed are rated as a "contributing" resource within the Telluride National Historic Landmark District.

43. Assessment of historic physical integrity related to significance:
- This property displays a high level of physical integrity, relative to the seven aspects of integrity as defined by the National Park Service and the Colorado Historical Society, Office of Archaeology and Historic Preservation - setting, location, design, materials, workmanship, feeling and association. There are no noticeable adverse alterations to the historic dwelling. This dwelling is among Telluride's very best and most intact Dutch Colonial Revival houses dating from the early twentieth century.**

VII. NATIONAL REGISTER ELIGIBILITY ASSESSMENT

44. National Register eligibility field assessment: **Individually Eligible**
 Local landmark eligibility field assessment: **Eligible / Contributing to District**

Architectural Inventory Form

Page 6 of 8

45. Is there National Register district potential? Yes No

Discuss: **This property is located within the Telluride National Historic Landmark District.**

If there is National Register district potential, is this building: Contributing Noncontributing N/A:

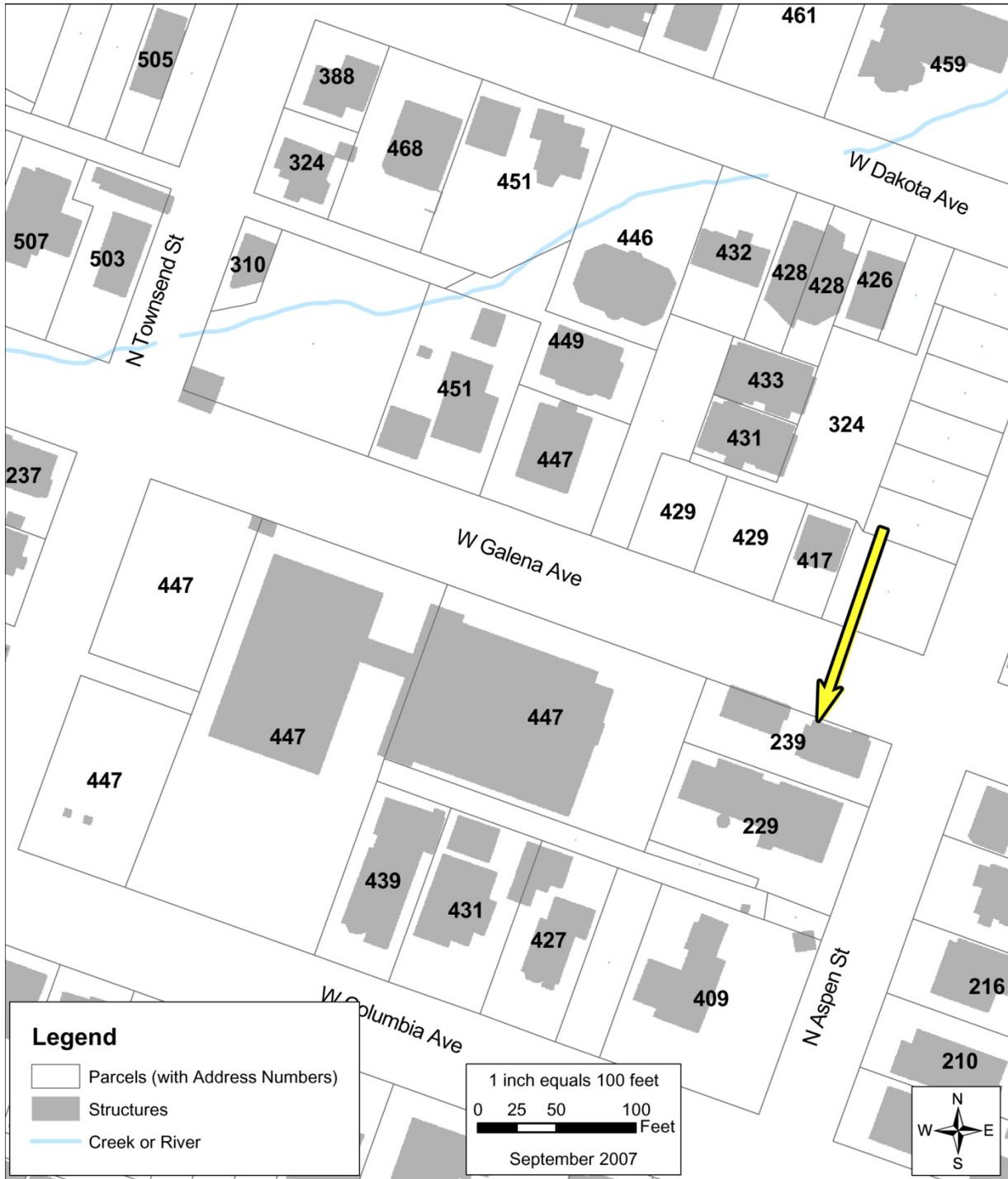
46. If the building is in existing National Register district, is it: Contributing Noncontributing N/A:

VIII. RECORDING INFORMATION

47. Photograph number(s):	CD #7, Images 53-58	CDs filed at:	Town of Telluride
48. Report title:	Town of Telluride Re-Survey of Historic Structures		Planning and Building Dept.
49. Date(s):	June 14, 2011		113 West Columbia Avenue
50. Recorder(s):	Carl McWilliams		Telluride, CO 81435
	Timothy Wilder		
51. Organization:	Cultural Resource Historians		
52. Address:	Dogwood Court		
	Fort Collins, CO 80525		
53. Phone number(s):	(970) 493-5270		

Architectural Inventory Form

Sketch Map



Architectural Inventory Form

Location Map

