

COLORADO CULTURAL RESOURCE SURVEY

Official Eligibility Determination
(OAHF use only)

OAHF1403
Rev. 9/98

Architectural Inventory Form

Page 1 of 7

- 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.1793/THAS.137**
- 2. Temporary resource number: **N/A**
- 3. County: **San Miguel**
- 4. City: **Telluride**
- 5. Historic Building Name: **McLellan House**
- 6. Current Building Name: **Pitts House**
- 7. Building Address: **218 N. Willow Street**
- 8. Owner Name and Address: **Peter Pitts
P. .O Box 564
Telluride, CO 814350564**

Parcel number(s):	477901115010



44. National Register eligibility field assessment:	Primary - Contributing to District
Local landmark eligibility field assessment:	Shed - Contributing to District

Architectural Inventory Form

Page 2 of 7

II. GEOGRAPHIC INFORMATION

9. P.M.: **New Mexico** Township: **42N** Range: **9W**
SW ¼ of SW ¼ of SE ¼ of SE ¼ of Section 036
10. UTM reference (Datum: NAD27)
 Zone: **13** **253279 mE** **4202426 mN**
11. USGS quad name: **Telluride, Colorado**
 Year: **1955** Map scale: **7.5'**
12. Lot(s): **Lot 10, Block 36**
 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: **1095 square feet**
16. Number of stories: **1½**
17. Primary external wall material(s): **Wood / Weatherboard**
18. Roof configuration: **Gabled Roof / Front Gabled Roof**
19. Primary external roof material: **Metal Roof**
20. Special features: **Porch, Dormer**
21. General architectural description:
This house consists of the following elements: a main 1½-story front gabled section, which measures 17' N-S (across) by 18½' E-W (deep); an open full-width front porch, which measures 17' N-S by 6' E-W; a projecting gabled and shed-roofed section on the north elevation, which measures approximately 4½' N-S by 14' E-W; a single-story shed-roofed section on the east (rear) elevation which overall measures approximately 21' N-S by 16' E-W. The dwelling is supported by a low sandstone foundation, and its exterior walls are clad with painted white, wide, horizontal weatherboard siding with 1" by 4" corner boards. The roof is covered with metal roofing material, and the eaves are boxed with painted white wood trim. The house's asymmetrical facade faces Willow Street on the west elevation. A wood-paneled door, painted white with purple trim, enters the facade from the full-width front porch. The porch is approached by two wood steps, and features a wood plank floor, turned columns, a decorative frieze, and a shed roof. Another wood-paneled door, painted white with purple trim, enters the shed-roofed extension on the east elevation. Two 1/1 double-hung sash windows, including one in the upper gable end, penetrate the facade wall. A small, square, stained and leaded glass window overlooks the front porch south of the entry door. Other windows are either 1/1 double-hung sash or single-lights, all with painted purple wood frames and surrounds.
22. Architectural style: **Late Victorian**

Architectural Inventory Form

Page 3 of 7

Building type:

23. Landscape or special setting features:

This property is located on the east side of Willow Street in the block between Columbia and Galena Avenues. A planted grass front yard and narrow side yards flank the house. A stand of aspen trees is in the front yard near the north property line.

24. Associated buildings, features or objects:

Shed (THAS #137)

A shed (THAS #137) is located adjacent to the alley at the rear east end of the property. This single-story wood frame structure measures 16' N-S by 9' E-W. It is supported by a low stone foundation, and its exterior walls are made of board-and-batten. It is covered by a shed roof, with corrugated metal roofing material laid over 1x wood decking. A vertical wood plank door enters the south end of the west elevation. A window opening near the north end of the east elevation is covered by a horizontal wood plank shutter, side-hinged with metal strap hinges. A metal-covered window opening is on the west elevation.

IV. ARCHITECTURAL HISTORY

25. Date of construction: Estimate: Actual: **1886**
 Source of information: **Sanborn Insurance map, August 1886**
26. Architect: **Unknown**
 Source of information: **N/A**
27. Builder: **Unknown**
 Source of information: **N/A**
28. Original owner: **Unknown**
 Source of information: **N/A**

29. Construction history:

The original front gabled section of this dwelling was constructed in 1886. The Sanborn Insurance map for Telluride published in August 1886 depicts this dwelling with the notation "B. C." indicating that it was being constructed at that time. Subsequent Sanborn maps indicate that the gabled and shed-roofed extensions to the north and east elevations were constructed between 1904 and 1908. The Sanborn maps also reveal that the shed (THAS #137) was built between 1893 and 1899.

30. Original location: Moved: Date of move(s):

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**

Architectural Inventory Form

Page 4 of 7

35. Historical background:

Peter M. and Ella M. McLellan, listed at this address in the 1900 federal census, are this home's earliest known residents. A stonemason by trade, Mr. McLellan had been born in Canada in February 1867, and immigrated to the United States in 1886. His wife, Ella (maiden name unknown) was born in Missouri in December 1873. They were married circa 1896, and according to census records, they apparently had no children. By 1910, Mr. and Mrs. McLellan had moved to Durango where Peter continued to work as a building contractor. The 1920 census lists Ella M. McLellan as widowed, and as operating a boardinghouse in Pagosa Junction in Archuleta County, Colorado. R. H. Lewis, of Albuquerque, New Mexico, owned this property in the 1980s.

36. Sources of information:

"San Miguel County Assessor Data Site." <http://sanmiguel.valuwest.net>

San Miguel County Property Appraisal Record.

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

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

Telluride Historical Museum. www.telluridemuseum.org

Town of Telluride Building Department building permit files.

U. S. Census Records.

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 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).

xx 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

Architectural Inventory Form

Page 5 of 7

39. Area(s) of significance: **Architecture**
40. Period of significance: **1886, circa 1906**
41. Level of significance: National: State: Local: **xx**

42. Statement of significance:

This property is historically significant for its association with Telluride's residential development, dating from the time of its construction in the 1880s. The house is also architecturally significant for its representative front gabled plan and modest Late Victorian era details, most notably elements of the front porch. Both the primary residence and the shed rate as "contributing" resources within the Telluride National Historic Landmark District.

43. Assessment of historic physical integrity related to significance:

This property displays a high standard 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 have been no additions and no notable adverse alterations to the historic residence, or to the historic shed. A sense of time and place remains intact, relative to how this property appeared during the late 1800s and the early decades of the twentieth century.

VII. NATIONAL REGISTER ELIGIBILITY ASSESSMENT

44. National Register eligibility field assessment: **Not Individually Eligible**
 Local landmark eligibility field assessment: **Eligible / Contributing to District**
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 311-314** CDs filed at: **Town of Telluride**
48. Report title: **Town of Telluride Re-Survey of Historic Structures** **Planning and Building Department**
49. Date(s): **August 9, 2010** **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

Page 6 of 7

Sketch Map



Architectural Inventory Form

Location Map

