

COLORADO CULTURAL RESOURCE SURVEY

Architectural Inventory Form

Official Eligibility Determination
(OAHF use only)

OAHF1403
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.1544**
- 2. Temporary resource number: **N/A**
- 3. County: **San Miguel**
- 4. City: **Telluride**
- 5. Historic Building Name: **Roma Bar**
- 6. Current Building Name: **Honga's Lotus Petal Restaurant**
- 7. Building Address: **133-137 E. Colorado Avenue**
- 8. Owner Name and Address: **RRP Inc
529 East South Temple
Salt Lake City, UT 84102**

Parcel number(s):

477901106103
477901106101
477901106102

**Roma Building LLC
P. O. Box 1285
Telluride, CO 81435**



THLD RATING:

Contributing to District

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II. GEOGRAPHIC INFORMATION

9. P.M.: **New Mexico** Township: **42N** Range: **9W**
 ¼ of ¼ of ¼ of ¼ of Section 1
10. UTM reference (Datum: NAD27)
 Zone: **13** **253114 mE** **4202368 mN**
11. USGS quad name: **Telluride, Colorado**
 Year: **1955** Map scale: **7.5'**
12. Lot(s): **Lots 77, 79, Block 7**
 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: **Length: 25 feet x Width: 74 feet**
16. Number of stories: **1**
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: **Facade Treatment/False Front**
Roof Treatment/Decorative Cornice
21. General architectural description:
The building at 133/137 E. Colorado Avenue is made up of what historically was two adjacent, but separate, single-story, wood frame false-front commercial buildings. The interior of these two buildings, along with that of a similar building next door the west (131 E. Colorado Avenue) now comprise a single retail space occupied by Honga's Lotus Petal Restaurant. The façade of this building at 133/137 E. Colorado Avenue, thus, is composed of two storefronts.
- The storefront to the east (137 E. Colorado Avenue) is symmetrical. Here, a painted green wood-paneled door, with a long upper sash light, enters the building from within a centered recessed entryway. The door is flanked by sidelights and topped by a transom light (a relatively modern Marvin brand awning style replacement window). Fixed-pane display windows, with transom lights, flank the recessed entryway. Painted green wood-paneled kickplates are located beneath the windows. The single storefront is separated from the upper false-front facade wall by a short canvas awning. The upper false-front portion of the façade wall is clad with painted cream yellow horizontal weatherboard siding, with a modest wood cornice along the top of the wall.**
- The storefront to the west (133 E. Colorado Avenue) is also symmetrical, and also features a centered recessed entryway. A painted yellow wood-paneled door, with a long upper sash light, has flanking sidelights and is topped by a transom light (a relatively modern Marvin brand awning style replacement window). Storefront display windows, with transom lights, flank the recessed entryway, and feature painted red horizontal wood plank**

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kickplates. The upper false-front portion of the façade wall is clad with painted red horizontal wood plank siding, and features a modest wood cornice along the top of the wall surface.

A two-pitch (nearly flat and shed) roof, with corrugated metal roofing material, covers the entire building. The building's west elevation wall is clad with painted cream yellow horizontal wood siding. Two vertically-oriented single-light windows are located near the south (front) end of the west elevation. Four small square fixed-pane windows also penetrate the west elevation. The north (rear) elevation is also clad with cream yellow color horizontal weatherboard siding. A metal service entry door enters the building at the east end of the north elevation. A small, low, shed-roofed extension, used to store garbage containers, is also located on the north elevation.

22. Architectural style: **Late Victorian/False Front Commercial**
 Building type:

23. Landscape or special setting features:
This property is located at the northwest corner of Colorado Avenue and Spruce Street in downtown Telluride. Spruce Street in this area has been vacated to create a small park and pedestrian area.

24. Associated buildings, features or objects: **5SM.1543, 5SM.1828**

IV. ARCHITECTURAL HISTORY

25. Date of construction: Estimate: **1885** Actual:
 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:
Sanborn Insurance maps provide evidence that both of these small, originally separate, false-front commercial buildings were erected prior to 1886. Both buildings were renovated in the early 1980s, with re-built façade's. This property and the building next door to the west at 131 E. Colorado Avenue (5SM.1543) now share a common interior retail space, presently used by Honga's Lotus Petal Restaurant.

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

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V. HISTORICAL ASSOCIATIONS

31. Original use(s): **Domestic/Single Dwelling**
 Commerce and Trade/ Restaurant
32. Intermediate use(s): **Commerce and Trade/Restaurant**
 Commerce and Trade/Specialty Store
 Commerce and Trade/Grocery Store
 Commerce and Trade/ Warehouse
 Commerce and Trade/Bar
33. Current use(s): **Commerce and Trade/Restaurant**
34. Site type(s): **Two single-story, wood frame, false-front commercial buildings, combined into a single retail space.**
35. Historical background:
- Sanborn Insurance maps indicate that these two small, historically separate, buildings were erected prior to 1886. The August 1886 Sanborn map labels their respective uses as "Dw'g" and "Rest'r." (dwelling and restaurant). On the October 1890 and February 1893 Sanborn maps, the building to the west is labeled "W. R'm." (Warehouse Room) while the building to the east is labeled "Bakery:" with a dwelling to the rear. On the December 1899 and July 1904 Sanborn maps, the building to the west is labeled "Rest.r.", while the building to the east is labeled "Gro. and Bakery" with a "Bake House" to the rear. By 1908, the Restaurant had given way to a "Meat" market, while the Grocery and Bakery continued to exist, adjacent to the east. On the October 1922 Sanborn map, both of these small buildings are simply labeled "S" for store.**
- At some point after prohibition one, or both, of these buildings became the Roma Bar and Cafe. A popular local establishment, the Roma Bar was reportedly damaged by a fire in 1973. The buildings were then rehabilitated in the early 1980s and adapted for new retail uses. Both of these formerly separate buildings, and the building adjacent to the west, are now home to Honga's Lotus Petal Restaurant.**
36. Sources of information:
- Pera, Davine (comp.). *Conversations at 9,000 Feet A Collection of Oral Histories From Telluride, Colorado*. Ouray: Western Reflections Publishing Company, 2000.**
- 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.**

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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).

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

7-505.A.6. The structure has a "contributing or qualified contributing" rating on the THAS

39. Area(s) of significance: **Architecture, Commerce, Industry, Settlement**

40. Period of significance: **1878-1913**

41. Level of significance: National: State: Local:

42. Statement of significance:

This property is architecturally significant for its Late Victorian/False Front Commercial style of architecture, and it is historically significant for its association with Telluride's commercial development as a mining town beginning in the 1880s. Built prior to 1886, these buildings are among Telluride's oldest standing commercial structures. Despite some loss of integrity, the property may be regarded as a contributing resource within the Telluride National Historic Landmark district.

43. Assessment of historic physical integrity related to significance:

This property displays a somewhat less than optimal 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. Alterations to the façades have occurred over the years as the buildings have adapted to new retail uses. Nonetheless, a sense of time and place of two small 1880s wood frame false-front commercial buildings remains largely intact.

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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 #2, Images 59-62 | CDs filed at: | Town of Telluride |
| 48. Report title: | Town of Telluride Re-Survey of Historic Structures | | Planning and Building Dept. |
| 49. Date(s): | 05/30/2007; revised 4/10/2012 | | 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 | | |

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Sketch Map



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Location Map

