

COLORADO CULTURAL RESOURCE SURVEY

Architectural Inventory Form

Official Eligibility Determination (OAH use only)

OAHP1403 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.3394/THAS158**
- 2. Temporary resource number: **N/A**
- 3. County: **San Miguel**
- 4. City: **Telluride**
- 5. Historic Building Name: **"Female Boardinghouse"**
- 6. Current Building Name: **Jones House**
- 7. Building Address: **950 E. Columbia Ave**
- 8. Owner Name and Address: **Kevin and Robin Jones
P.O. Box 3375
Telluride, CO 81435**

Parcel number(s):

| |
|---------------------|
| 456731305079 |
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|---|--|
| 44. National Register eligibility field assessment: | Primary - Noncontributing With Qualifications |
| Local landmark eligibility field assessment: | Garage - Noncontributing With Qualifications |

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II. GEOGRAPHIC INFORMATION

9. P.M.: **New Mexico** Township: **43N** Range: **8W**
NE ¼ of SW ¼ of SW ¼ of Section 31
10. UTM reference (Datum: NAD27)
 Zone: **13** **253802 mE** **4202164 mN**
11. USGS quad name: **Telluride, Colorado**
 Year: **1955** Map scale: **7.5'**
12. Lot(s): **Lot 7, Block 24**
 Addition: **East Telluride Addition** Year of addition: **1898**
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: 46 feet x Width: 16 feet**
16. Number of stories: **1**
17. Primary external wall material(s): **Wood/Vertical Siding**
18. Roof configuration: **Gabled Roof/Front Gabled Roof**
19. Primary external roof material: **Metal Roof**
20. Special features: **Porch**
21. General architectural description:
This modest single-story wood frame dwelling is supported by a low painted green concrete foundation, and is sited on ground which slopes upward from south to north. The house's exterior walls are clad with painted green horizontal wood siding, with painted olive green 1" by 4" corner boards. The house is covered by a steeply-pitched front gable roof, with corrugated metal roofing material and with painted green boxed eaves. A painted red wood-paneled door, with one upper sash light, enters the house from a 2-step wood porch at the north end of the east elevation. This porch features a wood plank floor, painted green and red turned columns and engaged columns, and a shed roof. Non-historic painted red brackets with drop pendants, and scalloped eaves are also decorative porch elements. The home's windows are primarily 1/1 double-hung sash. A small two-story shed-roofed rear addition, with another one-story addition, forms the building's south (rear) elevation.
22. Architectural style: **No Defined Style**
 Building type:
23. Landscape or special setting features:
This property is located on the south side of the 900 block of East Columbia Street, in the block east of Columbine Street. This location is near the Lone Tree Cemetery.

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24. Associated buildings, features or objects:

Garage / Shed (THAS #158)

This rectangular-shaped wood frame building measures approximately 20' by 12', and is supported by a concrete foundation. Its exterior walls are clad with stained brown horizontal wood siding, and its front gable roof is covered with corrugated metal laid over 1x wood decking. A set of paired vertical wood plank doors, with diagonal bracing, open toward the alley on the east elevation, A non-historic glass-in-wood frame door is located at the south end of the east elevation.

IV. ARCHITECTURAL HISTORY

25. Date of construction: Estimate: **1890** Actual:
- Source of information: **Sanborn Insurance maps, February 1893 and December 1899.**
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:

This dwelling and its related garage/shed (THAS 158) were moved to this location in 1988. Both buildings were originally located in Lots 9 and 11 of Block 23 in Telluride's Original Townsite, where the dwelling was addressed as 116 W. Pacific Avenue. Sanborn Insurance maps depict the dwelling at that location in 1893, 1899, 1904, 1908, and 1923. The 1893 and 1922 Sanborn maps label the building's use as "D" (for dwelling); while the intervening 1899, 1904, and 1908 Sanborn maps label the building's use as "F. B." (for female boarding). The Sanborn maps also indicate that the garage / shed was built in Lot 11 of Block 23 between 1893 and 1899. It is presumably one of two adjacent buildings depicted on the Sanborn maps at that site between 1899 and 1922. The 1899, 1904 and 1908 Sanborn maps label the use of one of these building's as "F.B." The other building's use is not labeled, although it likely served as a stable or barn. Both buildings were rehabilitated after they were moved to this location in 1988. Post-1988 alterations to the house include a walkout basement, a rear deck, skylights, and newer door and window frame features. Post-1988 alterations to the garage / shed include exterior siding, a horizontal sliding glass door, and a window. Both buildings were also placed on new concrete foundations in 1988.

30. Original location: Moved: Date of move(s): **1988**

V. HISTORICAL ASSOCIATIONS

31. Original use(s): **Commerce and Trade/Brothel**
32. Intermediate use(s): **Domestic/Single Dwelling**
33. Current use(s): **Domestic/Single Dwelling**
34. Site type(s): **Single family dwelling**

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35. Historical background:

Sanborn Insurance maps indicate that this dwelling was erected between prior to 1893 on the south side of West Pacific Avenue, adjacent to the alley in the block between Pine and Fir Streets. It served historically at that location as a dwelling and as a "Female Boardinghouse" in Telluride's Red Light District. The dwelling and its related garage /shed were moved to its current location at 950 E. Columbia Avenue in 1988.

36. Sources of information:

San Miguel County Assessor records.

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 Whitacre, Christine. Historic Building Inventory Record, May 1986.

Town of Telluride Building Department building permit files.

Town of Telluride Planning Department files.

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, Social History**

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

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

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42. Statement of significance:

This dwelling is historically significant for its historic use as a "Female Boardinghouse" in Telluride's red light district during the 1890s and first two decades of the twentieth century. The building lost its integrity of setting when it was moved out of the Telluride National Historic Landmark District in 1988. The building's basic form has remained intact however, particularly when viewed from the front, and its historic use as a crib from the red light district is still in evidence. Because both the house and garage / shed (THAS #158) have been move outside the Telluride National Historic Landmark District boundaries, they appear to fall within the "Noncontributing With Qualifications" category. The former "Female Boardinghouse," in particular clearly does add to Telluride's historic and architectural character. As a rare example of a surviving property type there is some possibility that the building could qualify independently for inclusion in the State Register of Historic Properties, or less likely in the National Register of Historic Places.

43. Assessment of historic physical integrity related to significance:

This dwelling displays a mixed level of historical 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. The building lost its integrity of setting and location when it was moved from its original location in 1988. The building's basic form and elements of its physical integrity remain reasonably intact, however

VII. NATIONAL REGISTER ELIGIBILITY ASSESSMENT

44. National Register eligibility field assessment: **Not Individually Eligible**

Local landmark eligibility field assessment: **Noncontributing With Qualifications**

45. Is there National Register district potential? Yes No

Discuss: **This property is located outside the boundaries of 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 209-214 | CDs filed at: | Town of Telluride |
| 48. Report title: | Town of Telluride Re-Survey of Historic Structures | | Planning and Building Department |
| 49. Date(s): | 04/08/2008; revised April 15, 2013 | | 113 West Columbia Avenue |
| 50. Recorder(s): | Carl McWilliams Timothy Wilder | | Telluride, CO 81435 |
| 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

