

COLORADO CULTURAL RESOURCE SURVEY

Architectural Inventory Form

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This survey form represents an **UNOFFICIAL COPY** and is provided for informational purposes only. All information, particularly determinations of eligibility for the National Register, the State Register, or as a local landmark, can and will change. Please contact the Colorado Historical Society Office of Archaeology and Historic Preservation for an official copy of this document.



I. IDENTIFICATION

- 1. Resource number: **5BL.10452** Parcel number: **158321222009**
- 2. Temporary resource number:
- 3. County: **Boulder**
- 4. City: **Eldora**
- 5. Historic building name: **Anna Williams Cabin; Senator Stuart H. Lovelace Cabin**
- 6. Current building name: **Lovelace-Pierce Cabin**
- 7. Building address: **125 South 7th Street**
- 8. Owner name: **Annie May Pierce and Stuart A. Lovelace**
- Owner organization:
- Owner address: **22 Skyline Dr
Lakewood, CO 80215-6634**

44. National Register eligibility field assessment:	<input type="checkbox"/> Individually eligible	<input checked="" type="checkbox"/> Not eligible	<input type="checkbox"/> Need data	<input type="checkbox"/> Previously listed
State Register eligibility field assessment:	<input type="checkbox"/> Individually eligible	<input checked="" type="checkbox"/> Not eligible	<input type="checkbox"/> Need data	<input type="checkbox"/> Previously listed
Local landmark eligibility field assessment:	<input checked="" type="checkbox"/> Individually eligible	<input type="checkbox"/> Not eligible	<input type="checkbox"/> Need data	<input type="checkbox"/> Previously listed

II. GEOGRAPHIC INFORMATION

9. P.M.: **6th** Township: **1S** Range: **73W**
NW 1/4 SE 1/4 SW 1/4 NW 1/4 of section **21** Grid aligned on **northwest** corner of section.
10. UTM Reference Zone: **13**
Easting: **451173** Northing: **4422043**
11. USGS quad name: **Nederland** Scale: **7.5**
Year: **1972**
12. Lot(s): **Lots 42 to 44 inclusive; Block 30**
Addition: **Eldora** Year of addition: **1898**
13. Boundary description and justification: **The boundary, as described above, contains but does not exceed the land historically associated with this property.**
 Metes and bounds exist

III. ARCHITECTURAL DESCRIPTION

14. Building Plan (footprint, shape): **Rectangular Plan**
Other building plan descriptions:
15. Dimensions in feet: **720 square feet**
16. Number of stories: **1**
17. Primary external wall material(s): **Wood/Log**
Other wall materials:
18. Roof configuration: **Gabled Roof/Front Gabled Roof**
Other roof configuration:
19. Primary external roof material: **Asphalt Roof**
Other roof materials:
20. Special features: **None Applicable**
21. General architectural description:
This cabin consists of a front-gabled core with a large, shed-roofed addition across its south elevation and a similar but narrower addition across its north elevation. Oriented to the east, this building lacks a formal foundation. Vertical, unpeeled log siding clads the exterior walls. Windows are 6-beside-6-light sliding sash, with green-painted wood frames and log surrounds. The principal doorway opens in the center of the original core's east elevation. It hosts a vertical wood plank door, opening behind a green-painted, wood-frame screen door. Sheltering the doorway is a front-gabled awning, with green asphalt shingles and a stick-work frame. The doorway provides access to an unsheltered wood deck and steps. A secondary doorway opens in the south end of the west elevation. Galvanized, corrugated metal covers the front-gabled main roof and the secondary shed roofs. The rafter ends are exposed. A metal chimney protrudes from the west end of the roof ridge.
22. Architectural style: **Late 19th And Early 20th Century American Movements/Rustic**
Other architectural style:
Building type:
23. Landscape or special setting features:
This property is located within a canyon, on the relatively flat canyon floor, at an elevation of around 8,600 feet above mean sea level. Houses are irregularly spaced along South 7th Street, a narrow north-south road connecting to Bryan Avenue at its south end. Dense stands of aspens, pines, and firs cover the property, and Middle Boulder Creek flows just north of the cabin.
24. Associated building, features or objects:
SHED
This outbuilding, a shed, is located just southwest of the cabin. Oriented to the northwest, the shed lacks a formal foundation. Unpeeled vertical wood planks comprise the walls. No doors or windows were visible from the public right-of-way. Sheets of corrugated tin cover the shed roof.

IV. ARCHITECTURAL HISTORY

25. Date of Construction: **1934** Actual Estimate
Source of information: **Boulder County Assessor Records. Current records available on-line.**
26. Architect: **Unknown**
Source of information:
27. Builder: **Unknown**
Source of information:
28. Original Owner: **Anna M. Williams**
Source of information: **Deeds 90283809 and 90347483. Boulder County Clerk and Recorder.**
29. Construction history:
According to Boulder County tax assessor records, this cabin was constructed in 1934. An analysis of the style, materials, and historical records corroborates this date. The side additions appear to date to before 1960 and the deck to after 1980.
30. Location: **Original Location** Date of move(s):

V. HISTORICAL ASSOCIATIONS

31. Original use(s): **Domestic/Cabin**
32. Intermediate use(s): **Domestic/Cabin**
33. Current use(s): **Domestic/Cabin**
34. Site type(s): **Vacation Residence**
35. Historical background:
The history of this cabin begins in 1931, when an Anna M. Williams purchased this property from the Boulder County Treasurer. While historical records are unclear about the identity of this woman, she appears to have been the same Anna Williams who was married to Clarice C. Williams and resided in Boulder and, by 1930, in Denver. She was born in Illinois around 1880. Her husband, Clarice, was born in Kentucky around 1874. They had two sons: Carl F. and Kenneth C. Williams. Clarice Williams was an accountant for the Great Western Sugar Company. Williams sold the property to Eldora real estate investor Oran G. Markham in 1938.

Markham and his wife, Helen, sold the cabin and lots to Senator and Mrs. Stuart H. Lovelace in 1946. Beyond serving in the Colorado State Senate, Stuart Lovelace was the editor, publisher, and sole owner of the Englewood *Herald and Enterprise* newspaper. He was born in Brighton, Colorado, in 1898, and attended Boulder public schools. Lovelace graduated from the University of Colorado in 1921 and initially worked as a reporter for the Boulder *News Herald*. He was later the night editor of the *Greeley Tribune*, before purchasing the *Herald and Enterprise*. Lovelace served in the Colorado House of Representatives before being elected to the Senate. On January 4, 1944, Stuart Lovelace married Eva M. Breyfogle. They had two children: Annie May and Stuart A. Lovelace. The entire family spent portions of the summer in this cabin.

Annie May Lovelace was a 1944 graduate of the University of Colorado and served briefly during World War II in the Navy's WAVES (Women Accepted for Volunteer Emergency Services) program. She was assigned to a naval hospital on Long Island, New York, where she met her future husband, Lowel Pierce. A native of Los Angeles, Pierce had joined the Navy following the bombing of Pearl Harbor and served in North Africa. In 1951, Lowel and Annie May Pierce settled in Greeley, where they operated a medical laboratory. They had five children.

The younger Stuart Lovelace was born in 1929 and also attended the University of Colorado. His wife was Dorothy Lovelace. The elder Stuart Lovelace died in 1971. In 1976, the cabin and lots became the property of the Lovelace children: Annie May Pierce and Stuart A. Lovelace. They remain the current owners.

36. Sources of information:
Boulder County Assessor Records.
U.S. Census of 1920. Boulder Ward 4, Boulder County, Colorado. Roll: T625_156; Page: 14B; Enumeration District: 53; Image: 548.
U.S. Census of 1930. Denver, Denver County, Colorado. Roll: 232; Page: 25B; Enumeration District: 216; Image: 637.0.

Eldora Survey

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“Stuart H. Lovelace.” In *Colorado and Its People*, vol. III, ed. Le Roy Hafen. Lewis Historical Publishing Co., 1948, p. 288.

Jackson, Bill. “Navy sparked couple’s marriage.” *Greeley Tribune*, 30 September 2007.

Deeds 90283809, 90347483, 90434246, 90966687, and 204941. Boulder County Clerk and Recorder.

VI. SIGNIFICANCE

37. Local landmark designation: Yes No

Designation authority:

Date of designation:

38. Applicable National Register criteria:

- A. Associated with events that have made a significant contribution to the broad patterns 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 that represent the work of a master, or that possess high artistic values, or that represent a significant and distinguishable entity whose components may lack individual distinction.
- D. Has yielded, or may be likely to yield, information important in prehistory or history.
- Qualifies under Criteria Considerations A through G (see manual).
- Does not meet any of the above National Register criteria.

Applicable Colorado State Register criteria:

- A. Associated with events that have made a significant contribution to history.
- B. Connected with persons significant in history.
- C. Has distinctive characteristics of a type, period, method of construction or artisan.
- D. Is of geographic importance.
- E. Contains the possibility of important discoveries related to prehistory or history.
- Does not meet any of the above Colorado State Register criteria.

Applicable Boulder County landmark criteria:

- 1. the character, interest, or value of the proposed landmark as part of the development, heritage, or cultural characteristics of the county;
- 2. the proposed landmark as a location of a significant local, county, state, or national event;
- 3. the identification of the proposed landmark with a person or persons significantly contributing to the local, county, state, or national history;
- 4. the proposed landmark as an embodiment of the distinguishing characteristics of an architectural style valuable for the study of a period, type, method of construction, or the use of indigenous materials;
- 5. the proposed landmark as identification of the work of an architect, landscape architect, or master builder whose work has influenced development in the county, state, or nation;
- 6. the proposed landmark’s archaeological significance;
- 7. the proposed landmark as an example of either architectural or structural innovation; and
- 8. the relationship of the proposed landmark to other distinctive structures, districts, or sites which would also be determined to be of historic significance.
- Does not meet any of the above Boulder County landmark criteria.

39. Areas of significance: **Architecture**
Social History
40. Period(s) of Significance: **Architecture, 1938; Social History 1938-1958**
41. Level of Significance: National State Local
42. Statement of Significance:

This property is significant under Boulder County landmark criterion 1 for its association with the development of Eldora as a summer tourist retreat, often for Colorado professionals such as accountant Clarice Williams and newspaper editor and Senator Stuart Lovelace. This cabin is also architecturally significant under Boulder County landmark criterion 4 as an intact example of the Rustic style often found in Colorado mountain vacation settlements such as Eldora. Elements of the style embodied in this cabin are log construction, native stone structural features, small-paned windows, and the stickwork hood. While the levels of architectural and historical significance are not to the extent that this property would qualify for individual listing in the National Register of Historic Places, the Colorado State Register of Historic Properties, this property could be eligible as a Boulder County Landmark.

43. Assessment of historic physical integrity related to significance:
Constructed in 1934, this cabin exhibits a moderate level of physical integrity relative to the seven aspects of integrity as defined by the National Park Service and the Colorado Historical Society: location, setting, design, materials, workmanship, feeling, and association. Additions have been constructed on the side elevations. However, these additions are generally compatible with the original design and materials, and date to within the period of significance. This building retains sufficient physical integrity to convey its architectural and historical significance.

VII. NATIONAL REGISTER ELIGIBILITY ASSESSMENT

44. National Register eligibility field assessment: Individually eligible Not eligible Need data Previously listed
State Register eligibility field assessment: Individually eligible Not eligible Need data Previously listed
Local landmark eligibility field assessment: Individually eligible Not eligible Need data Previously listed
45. Is there National Register district potential: Yes No

Discuss: **This survey inventoried properties surrounding but not included within the Eldora National Register District (5BL.758). Moreover, this inventory was conducted as an intensive-level selective survey and therefore lacks the continuity of resource data necessary to determine any expansion of the existing district boundaries or to recommend the creation of a new district.**

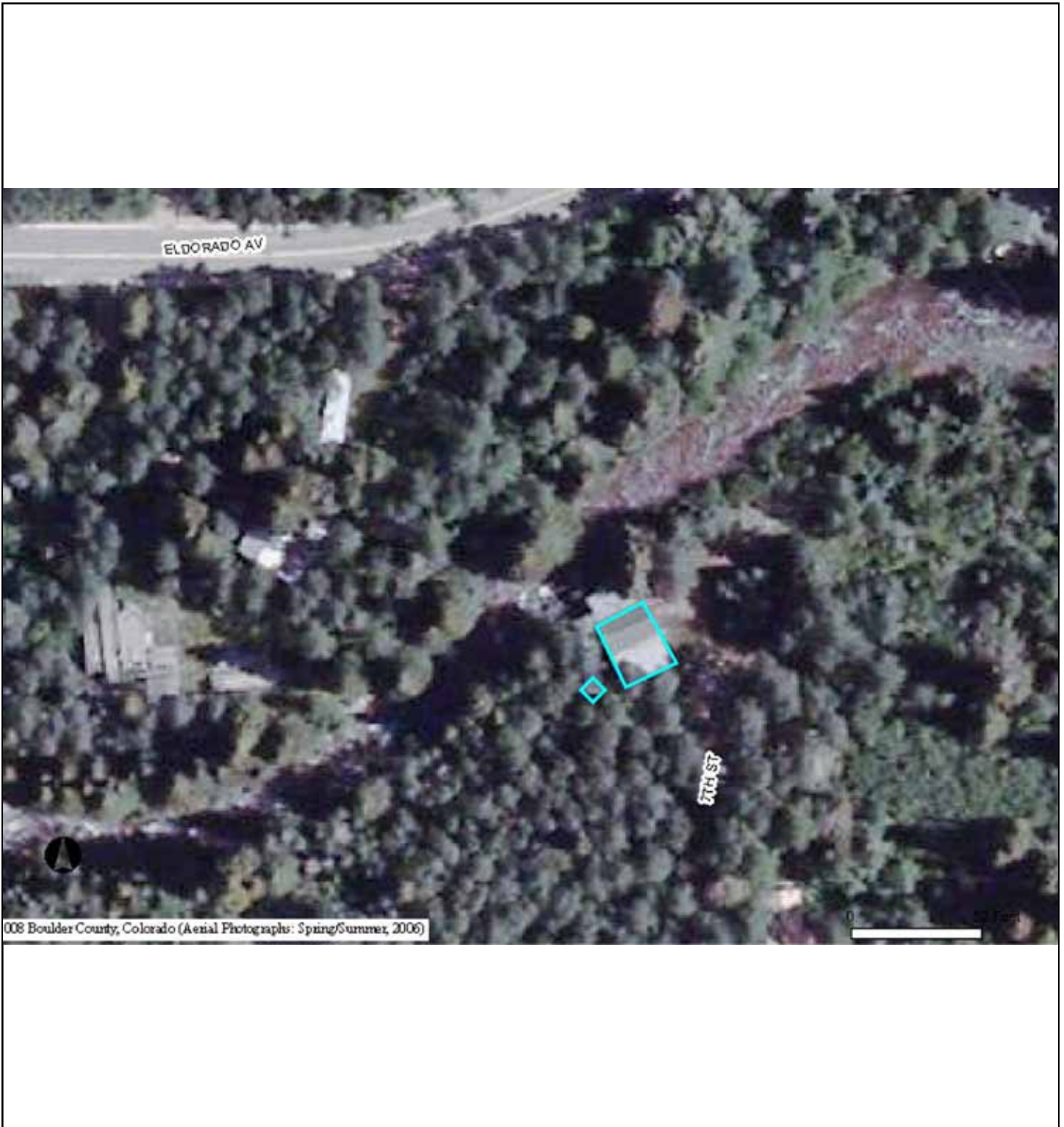
If there is National Register district potential, is this building contributing: Yes No N/A

46. If the building is in existing National Register district, is it contributing: Yes No N/A

VIII. RECORDING INFORMATION

47. Digital photograph file name(s): **07thsts0125 - 1 to - 3**
Digital photographs filed at: **Boulder County Parks and Open Space
5201 St. Vrain Rd
Longmont, CO 80503**
48. Report title: **Eldora Historical and Architectural Survey, 2007-08**
49. Date(s): **12/18/2007**
50. Recorder(s): **Adam Thomas, Jeffrey DeHerrera, and Sierra Standish**
51. Organization: **Historitecture, LLC**
52. Address: **PO Box 419
Estes Park, CO 80517-0419**
53. Phone number(s): **(970) 586-1165**

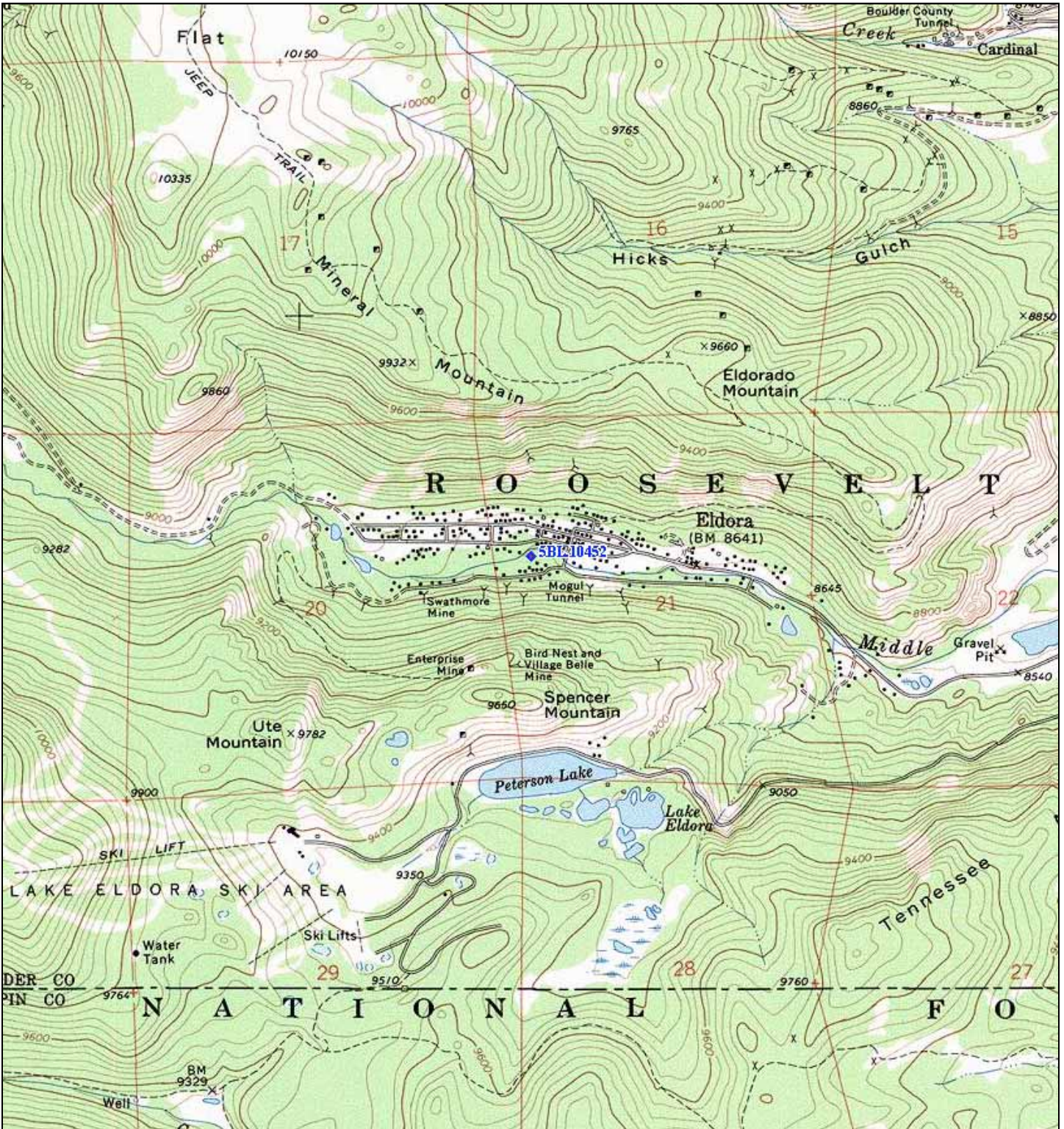
SKETCH MAP



Eldora Survey

Historitecture, LLC

LOCATION MAP



Source: U.S. Geological Survey 7.5' Nederland - 1972

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