

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.10461** Parcel number: **158321224001**
- 2. Temporary resource number:
- 3. County: **Boulder**
- 4. City: **Eldora**
- 5. Historic building name: **Erling Hansen Cabin**
- 6. Current building name: **"Columbine Chalet" Cabin; Harriett Hansen Cabin**
- 7. Building address: **660 Bryan Avenue**
- 8. Owner name: **Harriett Hansen**
- Owner organization:
- Owner address: **3429 S Iris Dr
Denver, CO 80227-4448**

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 type="checkbox"/> Individually eligible	<input checked="" 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 SW 1/4 SE 1/4 NW 1/4 of section **21** Grid aligned on **northeast** corner of section.
10. UTM Reference Zone: **13**
Easting: **451208** Northing: **4421963**
11. USGS quad name: **Nederland** Scale: **7.5**
Year: **1972**
12. Lot(s): **Lots 1 through 4 inclusive; Block 27**
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): **L-Shaped Plan**
Other building plan descriptions:
15. Dimensions in feet: **609 square feet**
16. Number of stories: **1**
17. Primary external wall material(s): **Wood/Vertical Siding**
Other wall materials:
18. Roof configuration: **Gabled Roof/Front Gabled Roof**
Other roof configuration:
19. Primary external roof material: **Asphalt Roof/Composition Roof**
Other roof materials:
20. Special features: **Chimney
Porch**
21. General architectural description:
This cabin consists of a front-gabled original core with a shed-roof addition to the south half of its east elevation. Oriented to the north, this cabin rests on a random-coursed granite foundation. Vertical, board-and-batten siding clads the exterior walls. Windows are generally 4-light hopper, awning, or casement, with white-painted wood frames and blue-painted wood surrounds. The west elevation hosts single-light windows. The principal doorway opens in the center of the symmetrical facade. It hosts a blue-painted, paneled wood door, opening behind a white-painted, aluminum-frame storm door. The doorway provides access to an unsheltered wood porch with decorative balustrade. Steps approach the porch from the west. Brown sheets of asphalt cover the front-gabled main and all other roof surfaces, and the rafter ends are exposed. A short, random-coursed granite chimney protrudes from the south 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, at the base of the canyon's south slope. The elevation is around 8,600 feet above mean sea level. Houses are irregularly spaced along Bryan Avenue, a narrow, generally east-west road. Surrounding the cabin is a dense stand of aspens.
24. Associated building, features or objects:
There are no other buildings associated with this property.

IV. ARCHITECTURAL HISTORY

25. Date of Construction: **1948** Actual Estimate
Source of information: **Boulder County Assessor Cards. Carnegie Branch Library for Local History, Boulder Public Library System. Record dates vary from 1949 to 1975.**
Hansen, Harriett. Interview with Adam Thomas, 20 March 2008.

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26. Architect: **No architect was used to design this cabin.**
Source of information: **Hansen, Harriett. Interview with Adam Thomas, 20 March 2008.**
27. Builder: **Erling C. Hansen**
Source of information: **Hansen, Harriett. Interview with Adam Thomas, 20 March 2008.**
28. Original Owner: **Erling C. Hansen**
Source of information: **Quit Claim Deed 90465792. From Leonard R. and Grace H. Eaton to Erling C. Hansen, 12 July 1948. Boulder County Clerk and Recorder, book 830, p. 172.**
29. Construction history:
According to Boulder County tax assessor records, this cabin was constructed in 1948. An analysis of the style, materials, and historical records corroborates this date. It was constructed by its original owner, Erling Hansen. This cabin originally consisted of just the front-gabled box, with the chimney engaged to what was then the rear (south) elevation. It lacked any kind of porch. According to Harriett Hansen, her brother, Erling Hansen, was always improving the building. Those improvements include additions to the rear and east elevation, and the construction of the front deck.
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 builder and original owner of this cabin, constructed in 1948, was Erling C. Hansen. He was born on February 10, 1922, in Kimballton, Iowa, the only boy in a family of six children. His father, Christian Hansen, had immigrated from Denmark and was a painter and decorator, as well as a musician. His mother, Emma Hansen, was born in Nebraska to Danish parents.

In 1923, Christian Hansen's brother, Carl Hansen, invited his sibling and his sibling's family to visit Carl's summer retreat in Eldora. The place made such an impression that the Christian Hansen family left their brand new home in Kimballton, Iowa, and resettled in Denver, with plans to spend every summer in Eldora. In 1925, they spent their first summer in Happy Valley, renting the "Glen Eden" cabin immediately east of this property, at 640 Bryan Avenue (5BL.10454). Members of the family continued to return to Eldora each summer for the rest of their lives.

Erling Hansen remained the owner of this property until his death on September 15, 1991. The following April, his estate transferred the property to his sisters. By 1992, the owners were Harriett Hansen and her husband, Lorang Hansen. (Despite having the same surname, Lorang Hansen was not related to Harriett and was Norwegian rather than of Danish descent.)

Lorang Bertil Hansen was born on November 11, 1920, in Tonsberg, Norway. He arrived in Denver for special training while serving in the Norwegian Air Force. Harriet's family often hosted foreign youth for dinner and invited Lorang and another young Norwegian to their home for Thanksgiving. Lorang and Harriet eventually married and had three children: Christian, Thor, and Nils. Lorang Hansen died on December 19, 1997. Harriett remains the sole owner and returns to Eldora each summer.

36. Sources of information:

Boulder County Assessor Records.

Boulder County Assessor Cards. Carnegie Branch Library for Local History, Boulder Public Library System. Record dates vary from 1949 to 1975.

Deeds 90465792, 1177288, 1210281, and 1249854. Weld County Clerk and Recorder.

Hansen, Harriett. Interview with Adam Thomas, 20 March 2008.

Hansen, Harriett. "An Eldora Memory." In the *Eldora Civic Association Newsletter*, 1995-1999.

"A Tribute to Our Friends: Loran Hansen." In the *Eldora Civic Association Newsletter*, 1995-1999.

U.S. Census of 1930. Denver, Denver County, Colorado. Roll: 232; Page: 7A; Enumeration District: 8; Image: 887.0.

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: **Social History**

40. Period(s) of Significance: **1948-1958**

41. Level of Significance: National State Local

42. Statement of Significance:

This property is significant for its association with the mid twentieth-century development of Eldora as a summer vacation destination. As well, it is significant for its association with Eldora as a family tradition. The builder had been coming to Eldora since 1925 and the building remains in the same family. However, 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, or as a Boulder County Landmark.

43. Assessment of historic physical integrity related to significance:

Constructed in 1948, 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. While additions have altered the original form, they were constructed by the original builder and are generally compatible in design yet subordinate to the original building. The cabin retains sufficient physical integrity to convey its historical and architectural 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): **bryanave0660 - 1 to - 4**
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**

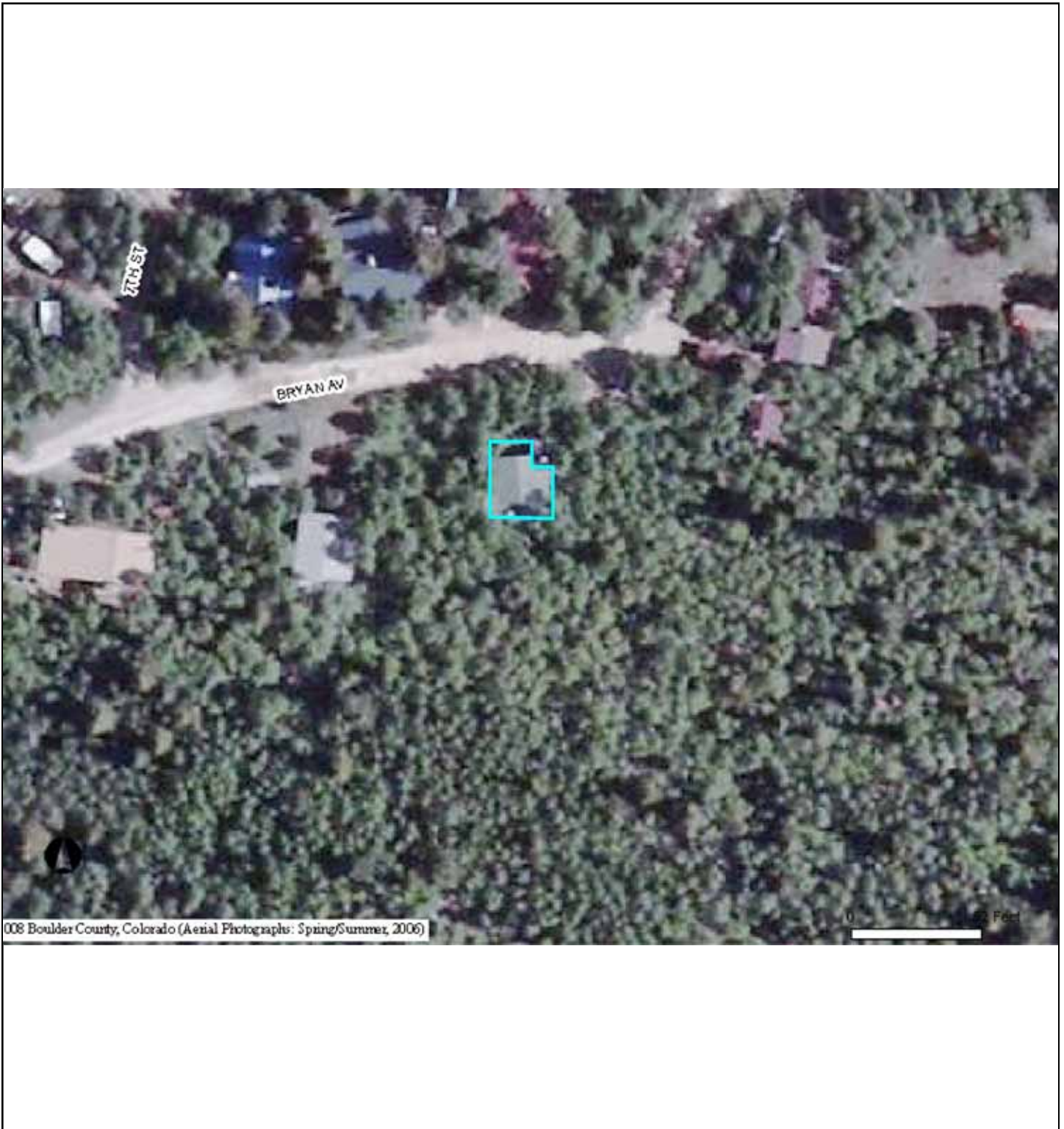
50. Recorder(s): **Adam Thomas, Jeffrey DeHerrera, and Sierra Standish**

51. Organization: **Historitecture, LLC**

52. Address: **PO Box 419
Estes Park, CO 80517-0419**

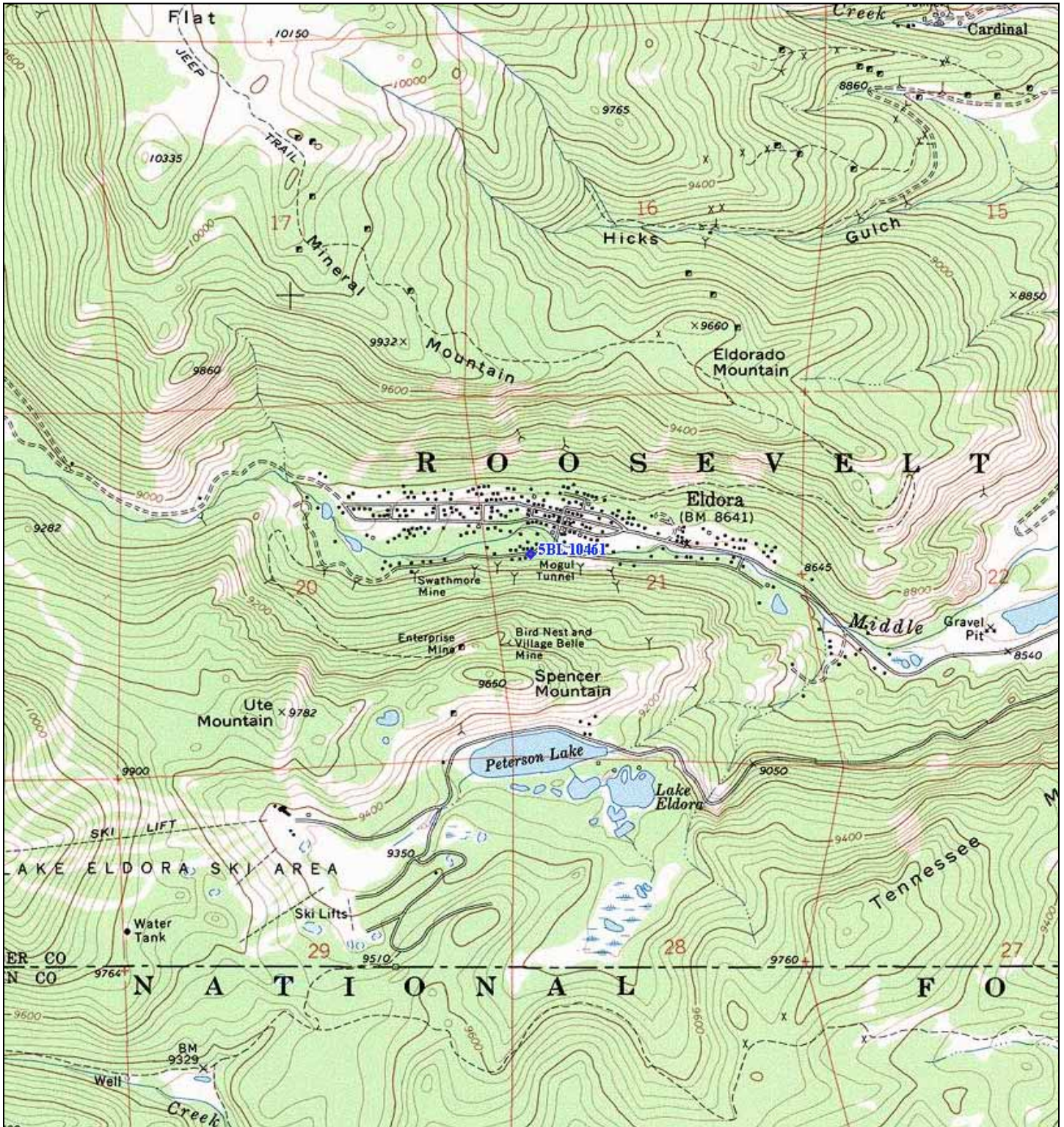
53. Phone number(s): **(970) 586-1165**

SKETCH MAP



008 Boulder County, Colorado (Aerial Photographs: Spring/Summer, 2006)

LOCATION MAP



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

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