

COLORADO CULTURAL RESOURCE SURVEY

Architectural Inventory Form

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I. IDENTIFICATION

- 1. Resource number: **5PE.6472** Parcel number: **525122003**
- 2. Temporary resource number:
- 3. County: **Pueblo**
- 4. City: **Pueblo**
- 5. Historic building name: **John W. Davidson House**
- 6. Current building name: **Vivian W. Reed House**
- 7. Building address: **1919 North Elizabeth Street**
- 8. Owner name: **Vivian W. Reed**
- Owner organization:
- Owner address: **1919 N Elizabeth St
Pueblo, CO 81003**

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: **20S** Range: **65W**
NE 1/4 SW 1/4 NW 1/4 NE 1/4 of section **25**
10. UTM Reference Zone: **13**
Easting: **533711** Northing: **4237339**
11. USGS quad name: **Northeast Pueblo** Scale: **7.5**
Year: **1961 (Photorevised 1970 and 1974)**
12. Lot(s): **north 15 feet of Lot 25 and all of Lot 26; Block 23**
Addition: **Dundee Place** Year of addition: **1888**
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: **1,236 square feet**
16. Number of stories: **1 1/2**
17. Primary external wall material(s): **Wood/Horizontal Siding**
Other wall materials:
18. Roof configuration: **Gabled Roof/Cross Gabled Roof**
Other roof configuration:
19. Primary external roof material: **Asphalt Roof/Composition Roof**
Other roof materials:
20. Special features: **Fence
Ornamentation/Decorative Shingles
Porch
Chimney
Window/Stained Glass**

21. General architectural description:
Oriented to the east, this house rests on a foundation of random-coursed, rock-faced, pink rhyolite ashlar. Khaki-painted, horizontal wood siding, with the same color cornerboards, clads the exterior walls. Kahki-painted wooden composition siding covers a nearly flat-roofed addition across the rear (west) elevation. Decorative wood shingles cover the front (east-facing) gable; square-cut wood shingles cover the rear-facing gambrel and the gambrel ends. The gable and gambrel ends are pedimented. Windows are generally 1-over-1-light, double-hung sash, with white-painted wood frames and surrounds, with projecting cornices. Some of the window frames are painted the same khaki color as the exterior walls. The window opening south of center in the first story of the asymmetrical front (east) facade has a narrow upper sash with leaded glass. A nearly identical window opens in the center of a three-sided, canted bay protruding west of center from the south elevation. The upper sash of the windows opening in the north-, east-, and south-facing gabled consist of 5-lights set in a diamond-shaped pattern. A leaded-glass hopper or awning window, with a fleur-de-lis motif, opens in the north end of the facade. A similar window opens in the east end of the north elevation. The south elevation of the rear addition hosts multi-light sash or casement windows. Spanning the facade is a hipped roof porch. It features a wood floor, white-painted wood balustrade, and white-painted, Doric supports. A small balustrade spans a portion of the porch roof to create a small, second-story porch. Concrete steps approach the northern third of the first-story porch, generally aligning to the principal doorway. It hosts a single-light, 6-panel oak door, opening behind a white, aluminum-frame storm door. Above the door is a leaded-glass transom. A band of four, 15-light, glass-in-wood-frame doors open in the west elevation of the rear addition, offset to the north. Each open behind an aluminum-frame storm door. The doors provide access to an unsheltered patio. The cross-gabled roof actually consists of a gambrel roof (oriented north-south) intersecting a front-gabled roof (oriented east-west). Dark gray asphalt shingles cover the main roof. A rubber membrane covers the nearly flat roof of the addition. White-painted wood soffit and fascia, with projecting cornice, box the eaves. A red-brick chimney protrudes near the apex of the roof.

22. Architectural style: **Late 19th And 20th Century Revivals**
Other architectural style:

Building type:

23. Landscape or special setting features:

This property is located on terrain sloping downward from west to east, with an elevation of around 4,700 feet above mean sea level. The surrounding residential neighborhood features modest and large, 1- and 2-story houses. Setbacks from North Elizabeth Street are generally the same on this block. This property is situated on the west side of the street, between 1915 North Elizabeth Street to the south and 1921 North Elizabeth Street to the north. Separating the street from the concrete sidewalk is a grass-covered strip. A planted-grass yard, with mature landscaping, covers the lot. Surrounding the back yard is a wood privacy fence.

24. Associated building, features or objects:

GARAGE

A single-car garage is located at the northwest corner of this property. Oriented to the west, it rests on a concrete foundation. Khaki-painted wood siding clads the exterior walls. A 5-panel, khaki-painted, wood, overhead-retractable garage door dominates the west elevation. There is one window visible from the public right-of-way; it is tripartite fixed-sash window opening in the south elevation. The window has white-painted wood frames and surrounds. Gray asphalt shingles cover the front-gabled roof, and the rafter ends are exposed.

IV. ARCHITECTURAL HISTORY

25. Date of Construction: **1902** Actual Estimate

Source of information: **Pueblo County Assessor Property Profile.**

26. Architect: **Unknown**

Source of information:

27. Builder: **Unknown**

Source of information:

28. Original Owner: **John W. Davidson**

Source of information: **Pueblo City Directory. Pueblo, Co.; Salt Lake City; Kansas City, Mo.; and others: R.L. Polk & Co., consulted 1886 through 2003.**

29. Construction history:

According to Pueblo County tax assessor records, this house was constructed in 1902. An analysis of the style, materials, and historical records corroborates this date. The only notable alterations has been the construction of the flat-roofed addition across the rear elevation. It appears to date to after 1970.

30. Location: **Original Location** 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): **Residence**

35. Historical background:

The first owner and resident of this house, constructed in 1902, was prominent Pueblo lawyer and district attorney John W. Davidson. Davidson lived at this address with his wife, Mary, and their son, George. The family also employed a domestic servant; in 1909 the servant was Beatrice Wilson. John Davidson was born around 1871 in Missouri; Mary was born around 1877, also in Missouri. The couple was married circa 1895. The Davidsons moved from this house around 1916 and appear to have left the Pueblo area.

Fred W. Sandford and his family were the residents of this house in 1919. He lived here with his wife, Fay, and their two children: Fred W. and Fay L. The elder Fred Sandford was born around 1887 in Kansas, and the elder Fay Sandford was born around 1891 in Illinois. While living at this address, Sandford worked for the Pueblo Motor Sales Company. The family moved to Colorado Springs around 1920, where Sandford found similar employment.

Beginning around 1921, Edgar D. Spruill was the property owner. He originally resided here with his wife, Mabel; however, she died in 1925. Edgar Spruill was born around 1868 in Plymouth, North Carolina, and had lived in Pueblo since 1884. During the time he resided at this address, Spruill was a managing partner of the Veith-Spruill Investment Company, a real estate and insurance brokerage firm serving most of southern Colorado. Prior to starting his own business, Spruill was a silent partner with John F. Vail in the operation of the Vail Hotel, Pueblo's largest and most elegant hostelry. Spruill later became the auditor of the Star-Journal Publishing Corporation. The *Pueblo Chieftain* stated that Spruill "was regarded by the members of the *Star-Journal* and *Chieftain* as one of the most trustworthy persons ever to be employed by the company." Edgar Spruill moved from this house prior to 1935 and died on August 2, 1944.

Ernest B. Hornbaker started a nearly quarter century residency of this house prior to 1935. He was born about 1883 in Ohio. His wife, Marguerite, was born around 1895 in Missouri. The couple married around 1925 and appear not to have had any children. Hornbaker worked for the Southern Colorado Power Company, of which he eventually became superintendent. The Hornbakers lived here until almost 1960.

Virgil M. and Corinne Miles were the residents of this house in 1960. Virgil was a manager for the nearby Safeway grocery store. The couple did not live here long; they had moved by 1965.

That year, Sam J. and Joan Taullie were the residents. Sam Taullie worked as an engineer for the Pueblo Engraving Company when the couple moved into this house. He later owned and operated Taullie Landscape after Pueblo Engraving had been sold in 1972.

Robert J. and Joan M. Molina purchased the house and lot in 1977. Robert was an employee of the CF&I Steel Corporation. Ownership of the property transferred to the Majestic Saving & Loan Association in 1983. Norma L. Vice purchased the property in 1984, selling it to Donald C. and Gale B. Christine in 1994. The Christines sold the property to the current owner, Vivian W. Reed, in 2000.

36. Sources of information:

Pueblo County Office of Tax Assessor. Property information card. [internet]

Pueblo City Directory. Pueblo, Co.; Salt Lake City; Kansas City, Mo.; and others: R.L. Polk & Co., consulted 1886 through 2003.

Sanborn Fire Insurance Maps (for Pueblo, Colorado). New York: Sanborn Map and Publishing Co., 1883, 1886, 1889, 1893, 1904-05, 1904-51, and 1904-52.

U.S. Census of 1910. Precinct 2, Pueblo, Pueblo County, Colorado. Sheet 1B.

U.S. Census of 1920. Precinct 15, Colorado Springs, El Paso County, Colorado. Sheet 3A.

U.S. Census of 1930. Precinct 2, Pueblo, Pueblo County, Colorado. Sheet 1A.

"Spruill (Edgar Durwood)" [obituary]. *Pueblo Chieftain*, 3 August 1944, p. 5.

"Spruill Succumbs Here Wednesday." *Pueblo Chieftain*, 3 August 1944, p. 2.

U.S. Census of 1930. Precinct 22, Pueblo, Pueblo County, Colorado. Sheet 2A.

"Pueblo Engraving Company Purchased by *Star-Journal*." *Pueblo Star-Journal*, 21 September 1972, p. 6A.

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 City of Pueblo landmark criteria:

- 1a. History: Have direct association with the historical development of the city, state, or nation; or
- 1b. History: Be the site of a significant historic event; or
- 1c. History: Have direct and substantial association with a person or group of persons who had influence on society.
- 2a. Architecture: Embody distinguishing characteristics of an architectural style or type; or
- 2b. Architecture: Be a significant example of the work of a recognized architect or master builder, or
- 2c. Architecture: Contain elements of architectural design, engineering, materials, craftsmanship, or artistic merit which represent a significant or influential innovation;
- 2d. Architecture: Portray the environment of a group of people or physical development of an area of the city in an era of history characterized by a distinctive architectural style.
- 3a. Geography: Have a prominent location or be an established, familiar, and orienting visual feature of the contemporary city, or
- 3b. Geography: Promote understanding and appreciation of Pueblo's environment by means of distinctive physical characteristics or rarity; or
- 3c. Geography: Make a special contribution to Pueblo's distinctive character.
- Does not meet any of the above City of Pueblo landmark criteria.

39. Areas of significance: **Architecture**
Social History

40. Period(s) of Significance: **Architecture, 1902; Social History, 1902-1958**

41. Level of Significance: National State Local

42. Statement of Significance:

This property is historically significant under Pueblo Landmark Criterion 1A for its association with the 20th-century development of Pueblo's North Side Neighborhood, when the city's professional and entrepreneurial class moved northward to construct homes in the latest contemporary suburban styles. This house has been home to a series of Pueblo professionals, including district attorney John Davidson, salesman Fred Sandford, businessman Edgar Spruill, and utility superintendent Ernest Hornbaker. As well, the house is architecturally significant under Pueblo Landmark Criterion 2A as an example of a minimal interpretation of the Classical Revival style. Character-defining features include the window glazing, pedimented gables, and Doric columns. 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 or the Colorado State Register of Historic Properties, it could be individually eligible as a City of Pueblo Landmark. It is, in any case, a contributing resource within a potential historic district.

43. Assessment of historic physical integrity related to significance:

Constructed in 1902, this house exhibits a moderately high 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. The only notable alteration has been the construction of the rear addition, which is compatible with but subordinate to the original design. The addition is entirely isolated to the rear elevation. The house 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: **Pueblo's North Side Neighborhood represents the evolution of the city's professional middle and upper classes. Its diversity of architectural styles and forms directly represents the city's changing economic and cultural climates. As well, the neighborhood is distinctive because it appears to have evolved independently of the area's dominant industry, steel manufacturing.**

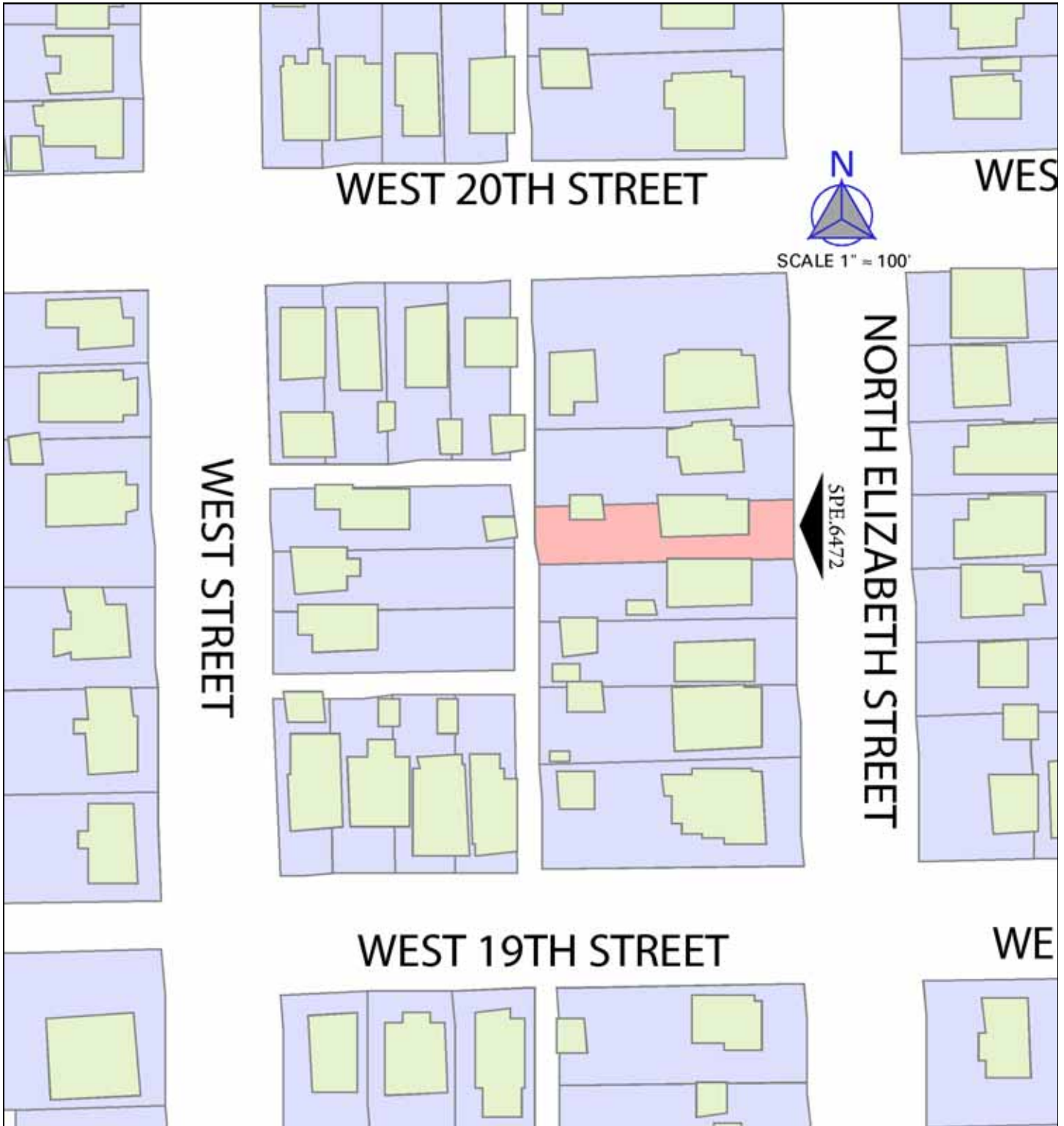
If there is National Register district potential, is this building contributing: Yes No N/A

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

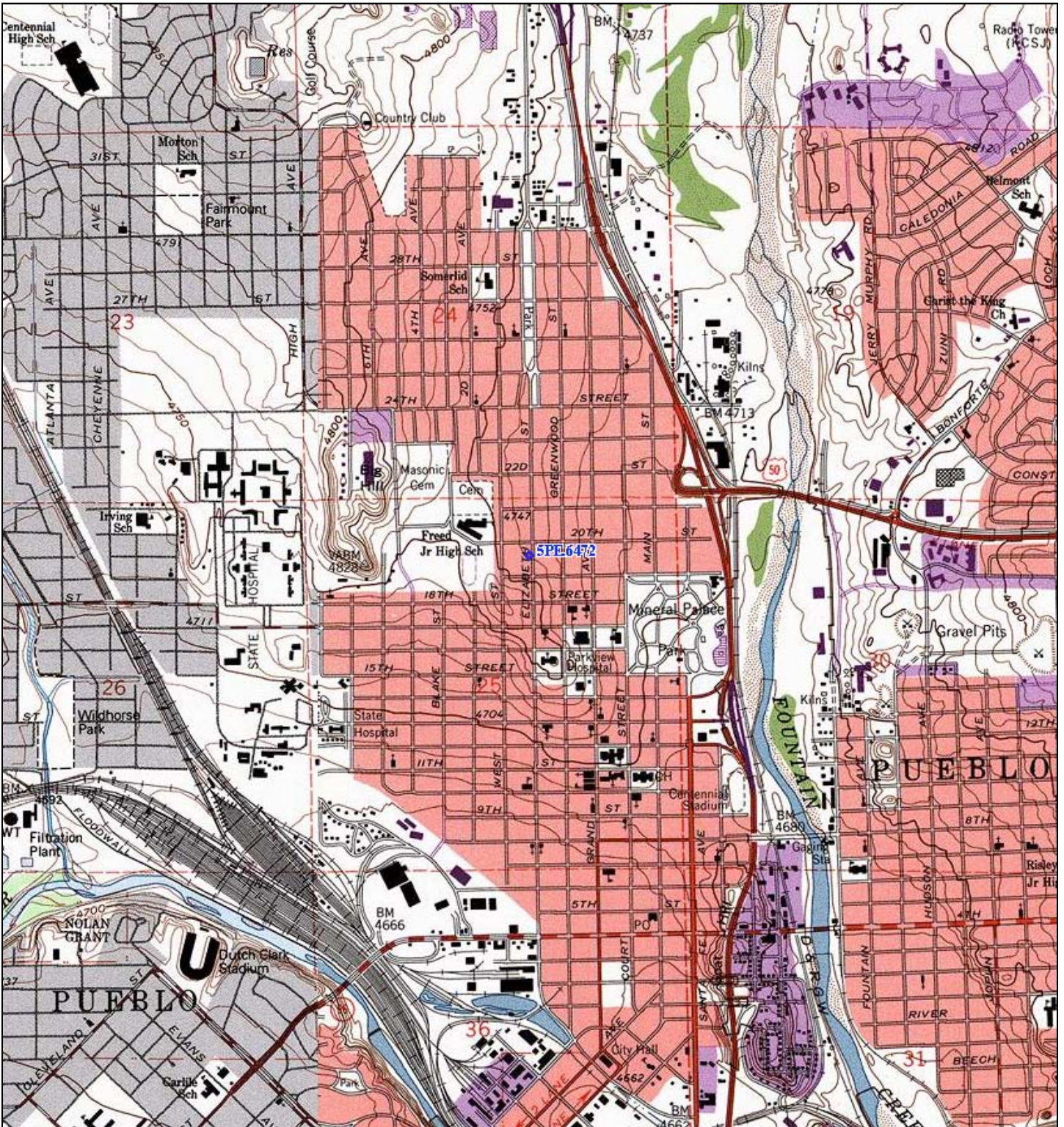
VIII. RECORDING INFORMATION

47. Digital photograph file name(s): **elizabethstn1919 - 1 to - 4**
Digital photographs filed at: **Robert Hoag Rawlings Public Library
100 E Abriendo Ave
Pueblo, CO 81004-4290**
48. Report title: **Pueblo North Side Neighborhood Survey, Phase 2**
49. Date(s): **1/31/2008**
50. Recorder(s): **Adam Thomas and Jeffrey DeHerrera**
51. Organization: **Historitecture, LLC**
52. Address: **PO Box 419
Estes Park, CO 80517-0419**
53. Phone number(s): **(970) 586-1165**

SKETCH MAP



LOCATION MAP



Source: U.S. Geological Survey 7.5' Northeast Pueblo - 1961 (Photorevised 1970 and 1974)