

COLORADO CULTURAL RESOURCE SURVEY

Architectural Inventory Form

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- Date _____ Initials _____
- ___ Determined Eligible-National Register
 - ___ Determined Not Eligible - National Register
 - ___ Determined Eligible - State Register
 - ___ Determined Not Eligible - State Register
 - ___ Need Data
 - ___ Contributing to eligible National Register District
 - ___ Noncontributing to eligible National Register District



I. IDENTIFICATION

- 1. Resource number: **5PE.5647** Parcel number(s):
- 2. Temporary resource number: **525409008**
- 3. County: **Pueblo**
- 4. City: **Pueblo**
- 5. Historic building name: **Cassidy, Harry N., House**
- 6. Current building name: **Orona, Florine J., House**
- 7. Building address: **609 W 13th Street**
- 8. Owner name: **Florine J. Orona**
- Owner organization:
- Owner address: **PO Box 1003**
Canon City, CO 81215

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

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II. GEOGRAPHIC INFORMATION

9. P.M.: **6th** Township: **20S** Range: **65W**
SE 1/4 of **NW 1/4** of **NW 1/4** of **SE 1/4** of Section **25**
10. UTM reference zone: **13**
Easting: **533697** Northing: **4236644**
11. USGS quad name: **Northeast Pueblo** Scale: **7.5**
Year: **1961 (Photorevised 1970 and 1974)**
12. Lot(s) : **Lot 14: Block 41**
Addition: **County Addition** Year of addition: **1869**
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 (length x width): **1,305 square feet**
16. Number of stories: **2**
17. Primary external wall material(s): **Stucco** Other wall materials:
18. Roof configuration: **Gabled Roof/Cross Gabled Roof**
Other roof configurations:
19. Primary external roof material: **Asphalt Roof/Composition Roof**
Other roof materials:
20. Special features:
Balcony
Chimney
Porch
Roof Treatment/Dormer
21. General architectural description:
Oriented to the south, this house rests on a sandstone foundation, covered in brown-painted stucco. The same stucco clads the exterior walls. Windows are 9-over-6-light in the first story and 6-over-6-light in the second story, single-hung sash, with brown, aluminum frames. The easternmost window opening in the front (south) façade's second story appears within a front-gabled wall dormer. A 1-beside-1-light, sliding-sash window opens near the center of the east elevation's second story. A shed-roof porch spans the entire inside (southeast-facing) corner. It has a concrete floor and brown-painted, turned supports, with scrolled brackets. A single concrete step approaches the porch on the west end of its south elevation. The principal doorway opens near the center of the asymmetrical façade. It hosts a brown-painted metal door, with a single light. This light has diamond-shaped glazing. The door opens behind a brown, aluminum-frame storm door. A small, shed-roof porch protrudes from the center of the rear (north) elevation. It has a concrete floor and square, wood supports. It provides access to another doorway, which hosts a brown-painted, wood slab door, opening behind a brown, aluminum-frame storm door. Another doorway opens in the second story of the west end of the rear elevation. It hosts a brown-painted wood slab door, providing access to an uncovered balcony. Surrounding the balcony is a simple, wood balustrade. Brown, interlocking asphalt shingles cover the cross-gabled roof, and the eaves are boxed with brown-painted wood fascia and soffit. A red-brick chimney emerges

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from the junction of the east-west and easternmost north-south roof ridges.

22. Architectural style: **No Style**

Other architectural styles:

Building type:

23. Landscape or special setting features:

This property is located on terrain sloping downward from north to south, with an elevation of around 4,700 feet above mean sea level. The neighborhood features modest, one- and two-story houses and commercial buildings. A concrete-covered strip separates West 13th Street, the busy, principal east-west thoroughfare through this area, from the sidewalk. This property is situated on the north side of West 13th Street, between 1301 North Elizabeth Street to the east and 613 West 13th Street to the west. Gravel covers the front yard, and the backyard lacks planted grass. Junipers grow in front (south of) the house.

24. Associated buildings, features or objects: **No associated buildings identified.**

IV. ARCHITECTURAL HISTORY

25. Date of Construction: Estimate: **1900** Actual:

Source of Information: **U.S. Census of 1900. Precinct 3, Pueblo, Pueblo County, Colorado. Series T623, roll 128, p. 11.**

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

26. Architect: **unknown**

Source of information:

27. Builder: **unknown**

Source of information:

28. Original Owner: **Harry N. Cassidy**

Source of information:

29. Construction history:

According to Pueblo County Tax Assessor records, this building was constructed in 1900. Sanborn maps and city directories corroborate a circa 1900 date of construction. While the pair of gabled wings protruding from the rear (north) elevation suggests that at least one of them was an addition, the building appears in pretty much its current form on a 1904-05 Sanborn map. However, all of the original windows have been replaced and stucco clads the original exterior wall cladding. Also, faint outlines around the windows suggest that surrounds have been removed. These modifications most likely date to the ownership of the current owner, which began in 2000.

30. Location: **original** Date of move(s):

V. HISTORICAL ASSOCIATIONS

31. Original use(s): **Single Dwelling**

32. Intermediate use(s): **Multiple Dwelling**

33. Current use(s): **Multiple Dwelling**

34. Site type(s): **Apartments**

35. Historical background:

The first owner of this house, constructed around 1900, was shoemaker Harry N. Cassidy, who resided here with his large family. Harry Cassidy was born in Pennsylvania in June 1856. He married his wife, Mary M., around 1883. She was born in Ohio in January 1857. They lived at this address with their two daughters, Agnes B. and Inez C., and five sons: Frederick A., a machinist for the Stearns Rogers Manufacturing Company; Walter I., a driver for Woodcroft Hospital; Howard J.; Henry F., an employee of the Rood Candy Company; and John M. The family remained at this address through 1914.

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In 1919 the resident was Robert C. Innes, a master painter and decorator. He later moved to 1912 West Street. In 1925, the resident was T.N. Tabor, followed in 1930 by James H. Howard. He appears to have owned the property and operated it as a boarding house or apartments. James Howard was married to Emma F. Howard and was father of Alvin G. Schneider. He resided here through 1945. In 1950, the resident was James F. Sawyer. Josephine Bicknell lived here in 1955. By 1960, this address was listed in city directories simply as "Apartments."

In 1981 F.N., E.J., and H.P. Rivera purchased this property. Florine J. Orona, the current owner, acquired the house and lot in 2000. It was vacant and for sale at the time of this survey.

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.

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 1900. Precinct 3, Pueblo, Pueblo County, Colorado. Series T623, roll 128, p. 11.

"Innes (Robert C.)" [obituary]. Pueblo Chieftain, 17 September 1964, p. 6B.

"Howard (James H.)" [obituary]. Pueblo Chieftain, 19 January 1949, p. 8.

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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 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 possess 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.

Pueblo Standards for Designation:1a. History Have direct association with the historical development of the city, state, or nation; or1b. History Be the site of a significant historic event; or1c. 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; or2b. Architecture Be a significant example of the work of a recognized architect or master builder, or2c. 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, or3b. Geography Promote understanding and appreciation of Pueblo's environment by means of distinctive physical characteristics or rarity; or3c. Geography Make a special contribution to Pueblo's distinctive character.Not Applicable Does not meet any of the above Pueblo landmark criteria.39. Area(s) of Significance: **Not Applicable**40. Period of Significance: **n/a**41. Level of significance: National: State Local

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42. Statement of significance:

This property is historically significant under Pueblo Local Landmark criterion 1A for its association with the development of Pueblo's North Side Neighborhood, when more architecturally sophisticated buildings like this one joined the smaller, plainer dwellings originally constructed here. However, the levels of architectural and historical significance, combined with physical integrity, 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 City of Pueblo Landmark. Nonetheless, it should be considered a contributing resource within any potential historic district.

43. Assessment of historic physical integrity related to significance:

Constructed around 1900, this house exhibits a moderately low 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 most of the additions have been made within the period of significance, more recent modifications have removed the original windows and concealed the original wall cladding, obscuring character-defining features. Nonetheless, this building retains sufficient 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
Local landmark eligibility field assessment: Individually eligible Not eligible Need data
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. Photograph numbers): **CD-ROM Photo Disc: North Side Photos**
File Name(s): 13thstw609
- Negatives filed at: **Special Collections**
Robert Hoag Rawlings Public Library
100 East Abriendo Avenue
Pueblo, CO 81004-4290
48. Report title: **Pueblo North Side Neighborhood Survey**
49. Date(s): **06/27/05**
50. Recorder(s): **Adam Thomas**
51. Organization: **Historitecture, L.L.C.**
52. Address: **PO Box 419**
Estes Park, CO 80517-0419
53. Phone number(s): **(970) 586-1165**

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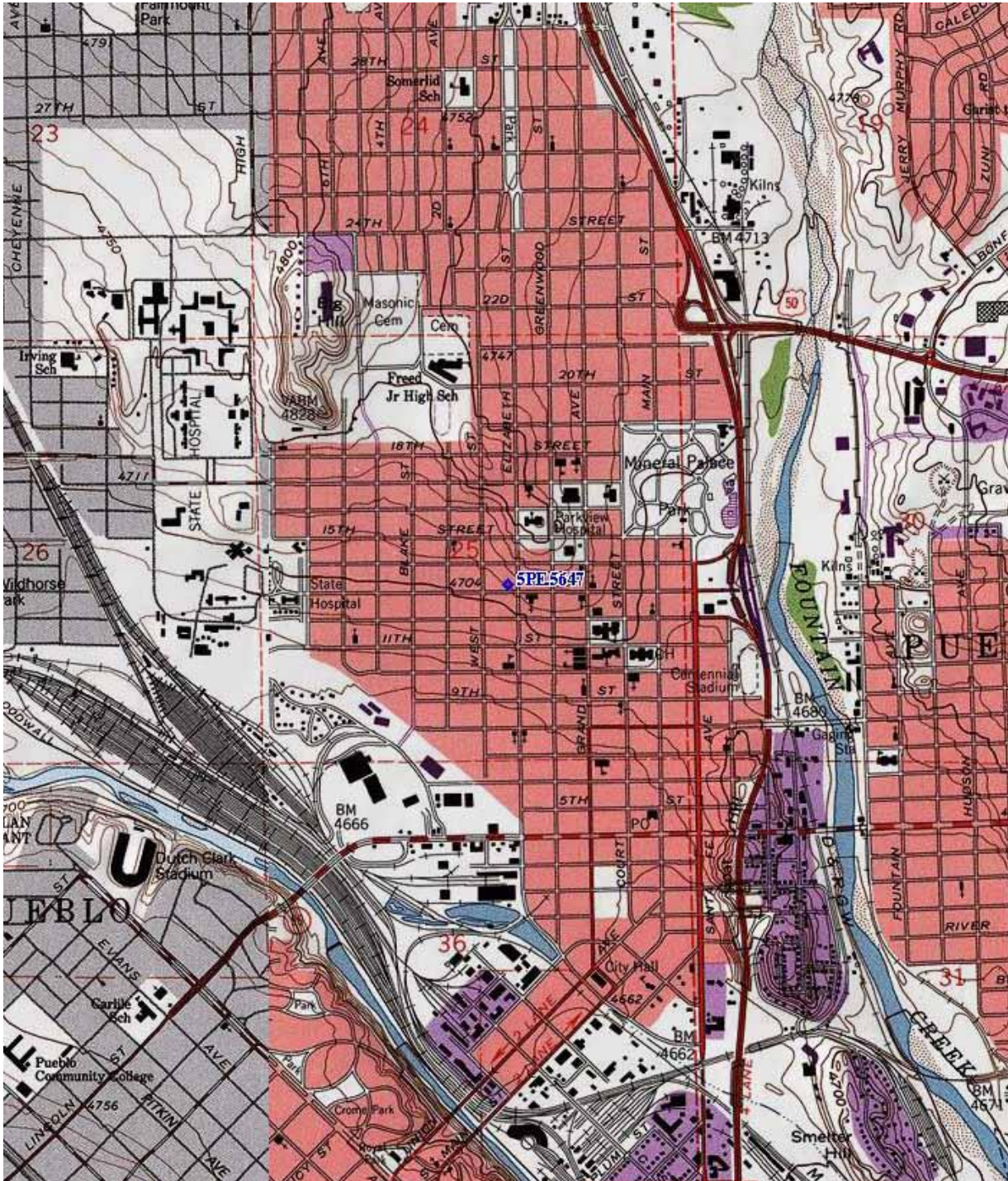
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SITE SKETCH MAP



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LOCATION MAP



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