

HISTORIC SITE FORM - HISTORIC SITES INVENTORY

PARK CITY MUNICIPAL CORPORATION (10-08)

1 IDENTIFICATION

Name of Property:

Address: 1021 NORFOLK AVE

AKA:

City, County: Park City, Summit County, Utah

Tax Number: 1021-NOR-1

Current Owner Name: BILBREY, RYAN

Parent Parcel(s): SA-167; SA-168

Current Owner Address: 1960 SIDEWINDER DR STE 102; PARK CITY, UT 84060

Legal Description (include acreage): SUBD: 1021 NORFOLK AVENUE SUBDIVISION LOT: 1LOT 1, 1021 NORFOLK AVENUE SUBDIVISION; ACCORDING TO THE OFFICIAL PLAT ON FILE IN THE SUMMIT COUNTY RECORDERS OFFICE CONT 2937 SQ FT OR 0.07 AC 1948-594, 0.07 AC

2 STATUS/USE

Property Category

- building(s), main
- building(s), attached
- building(s), detached
- building(s), public
- building(s), accessory
- structure(s)

Evaluation*

- Landmark Site
- Significant Site
- Not Historic

Reconstruction

- Date:
Permit #:
 Full Partial

Use

Original Use: Residential
Current Use: Residential

*National Register of Historic Places: ineligible eligible
 listed (date:)

3 DOCUMENTATION

Photos: Dates

- tax photo:
- prints: 1995, 2006 & 2008
- historic: c.

Drawings and Plans

- measured floor plans
- site sketch map
- Historic American Bldg. Survey
- original plans:
- other:

Research Sources (check all sources consulted, whether useful or not)

- abstract of title
- tax card
- original building permit
- sewer permit
- Sanborn Maps
- obituary index
- city directories/gazetteers
- census records
- biographical encyclopedias
- newspapers
- city/county histories
- personal interviews
- Utah Hist. Research Center
- USHS Preservation Files
- USHS Architects File
- LDS Family History Library
- Park City Hist. Soc/Museum
- university library(ies):
- other:

Bibliographical References (books, articles, interviews, etc.) Attach copies of all research notes and materials.

Blaes, Dina & Beatrice Lufkin. "Final Report." Park City Historic Building Inventory. Salt Lake City: 2007.

Carter, Thomas and Goss, Peter. *Utah's Historic Architecture, 1847-1940: a Guide*. Salt Lake City, Utah: University of Utah Graduate School of Architecture and Utah State Historical Society, 1991.

McAlester, Virginia and Lee. *A Field Guide to American Houses*. New York: Alfred A. Knopf, 1998.

Roberts, Allen. "Final Report." Park City Reconnaissance Level Survey. Salt Lake City: 1995.

Roper, Roger & Deborah Randall. "Residences of Mining Boom Era, Park City - Thematic Nomination." National Register of Historic Places Inventory, Nomination Form. 1984.

4 ARCHITECTURAL DESCRIPTION & INTEGRITY

Building Type and/or Style: Other late 20th c. type / Neo-Colonial Revival style

No. Stories: 1

Additions: none minor major (describe below) Alterations: none minor major (describe below)

Number of associated outbuildings and/or structures: accessory building(s), # _____; structure(s), # _____.

Researcher/Organization: Preservation Solutions/Park City Municipal Corporation Date: Dec. 2008

General Condition of Exterior Materials:

- Good (Well maintained with no serious problems apparent.)
- Fair (Some problems are apparent. Describe the problems.):
- Poor (Major problems are apparent and constitute an imminent threat. Describe the problems.):
- Uninhabitable/Ruin

Materials (The physical elements that were combined or deposited during a particular period of time in a particular pattern or configuration. Describe the materials.):

Foundation: The foundation as visible in the 2006 photographs of the construction appears to be concrete.

Walls: The exterior walls are clad with clapboard siding.

Roof: The roof is sheathed in composition shingles.

Windows/Doors: The windows appear to be fixed multi-pane windows. The door is wooden with two panels.

Essential Historical Form: Retains Does Not Retain, due to:

Location: Original Location Moved (date __2006-08__) Original Location: North on same street; previously situated on large lot that was subdivided. House moved south.

Design (The combination of physical elements that create the form, plan, space, structure, and style. Describe additions and/or alterations from the original design, including dates--known or estimated--when alterations were made): The initial World War II-era cottage in the Minimal traditional style was lifted a full story and set in front of and on top of a new house and garage. Faux Colonial Revival touches such as the flared lintels and fluted pilasters flanking the door give a false sense of history.

Setting (The physical environment--natural or manmade--of a historic site. Describe the setting and how it has changed over time.): Like most of the historic neighborhoods in Park City, the overall setting is a compact streetscape with narrow side yards and other homes of similar scale within close proximity.

Workmanship (The physical evidence of the crafts of a particular culture or people during a given period in history. Describe the distinctive elements.): The physical evidence from the period that defines the typical WWII-era cottage have been altered and, therefore, lost.

Feeling (Describe the property's historic character.): The physical elements of the site, in combination, do not effectively convey a sense of life in a western mining town of the mid-twentieth century.

Association (Describe the link between the important historic era or person and the property.): The WWII-era Cottage type was a house type built in Park City during the Mining Decline & Emergence of Recreation Industry era; however, the extent of the alterations to the main building diminishes its association with the past.

The extent and cumulative effect of alterations to the site render it ineligible for listing in the National Register of Historic Places.

5 SIGNIFICANCE

Architect: Not Known Known: (source:)

Date of Construction: c. 1942¹

Builder: Not Known Known: (source:)

¹ Summit County Recorder.

The site must represent an important part of the history or architecture of the community. A site need only be significant under one of the three areas listed below:

1. Historic Era:

- Settlement & Mining Boom Era (1868-1893)
- Mature Mining Era (1894-1930)
- Mining Decline & Emergence of Recreation Industry (1931-1962)

Park City was the center of one of the top three metal mining districts in the state during Utah's mining boom period of the late nineteenth and early twentieth centuries. However, by the mid-twentieth century, most mines in Park City had closed, the population had dwindled, and building activity nearly ceased. Though the few houses built during this period generally reflect the types and styles used in communities throughout Utah, they were constructed in a way that reinforces the settlement patterns of Park City's significant mining era. They are both modest in scale and tightly packed on the hillsides, contributing to the overall character of the community.

2. Persons (Describe how the site is associated with the lives of persons who were of historic importance to the community or those who were significant in the history of the state, region, or nation):

3. Architecture (Describe how the site exemplifies noteworthy methods of construction, materials or craftsmanship used during the historic period or is the work of a master craftsman or notable architect):

6 PHOTOS

Digital color photographs are on file with the Planning Department, Park City Municipal Corp.

Photo No. 1: Southeast oblique. Camera facing northwest, 2008.

Photo No. 2: East elevation (primary façade). Camera facing west, 2008.

Photo No. 3: Northeast oblique. Camera facing southwest, 2008.

Photo No. 4: Southeast oblique. Camera facing northwest, 2006.

Photo No. 5: Southeast oblique. Camera facing northwest, 2006.

Photo No. 6: Northeast oblique. Camera facing southwest, 2006.

Photo No. 7: East elevation (primary façade). Camera facing west, 1995.



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