



HISTORIC SITES INVENTORY HISTORIC SITE FORM

PARK CITY MUNICIPAL CORPORATION



IDENTIFICATION

Property Name (if any): Otis L. Brown House

Address: 508 Marsac Avenue

Date of Construction: c. 1885 (moved c. 1985)

City, County: Park City, Summit County, Utah

Architect/Builder, if known: unknown

Tax Number: OA-3

Current Owner: Gregory P. Grieve (trustee)

Legal Description (include acreage): LOT 3 ONTARIO AVENUE SUBDIVISION; ACCORDING TO THE OFFICIAL PLAT ON FILE IN THE SUMMIT COUNTY RECORDERS OFFICE CONT 6541 SQ FT OR 0.15 AC

STATUS / USE

Original Use: single dwelling Current Use: single dwelling

Property Type:

Building

Structure

Site

National Register of Historic Places:

Eligible

Ineligible

Listed, Date:

Evaluation:

Landmark Site

Significant Site

Non Historic

DOCUMENTATION

Photographs:

Tax Photos

Prints:

Historic

Research Sources:

Sanborn Maps

tax Card

Census Records

City/ County Histories

Personal Interviews

Park City Museum

Newspapers

Other:

DESCRIPTION

Architectural Style: Hall-parlor type / Vernacular style

No. Stories: 1.5

Number of Associated Structures: Accessory building(s). # Structure(s). #

Condition: Good Fair Poor Uninhabitable/Ruin

Location: Original location Moved (Date: unknown, original location: Near Town Lift)

Materials: (Describe the visible materials)

Exterior Walls: The exterior walls are clad in painted wooden horizontal drop or novelty siding which appears to be original. An almost full-width hipped-roof porch spans the front façade with Victorian Eclectic-style brackets and shaped wooden supports

Foundation: The foundation is not visible in either the 2006 or the 1995 RLS photographs and therefore its material or existence cannot be verified

Roof: The roofs of the porch and the house are both clad with wooden rough cut shake shingles

Windows/Doors: The windows are two-over-two double-hung sash windows in vertically-oriented openings and are symmetrically placed on the façade and visible side elevation. Doors are not visible in either of the 1995 or 2006 RLS photos

Additions: Major Minor None

Alterations: Major Minor None

Describe Additions/ Alterations (Dates):

Essential Historic Form: Retains Does Not Retain

NARRATIVE DESCRIPTION OF PROPERTY

(Briefly describe the property and its setting. Include a verbal description of the location; a general description of the property including the overall shape, number of stories, architectural style, materials, shape of roof; identify and describe any associated structures; identify any known exterior additions and/or alterations.)

508 Marsac was listed of the National Register as the Otis L. Brown House, a contributing member of the Mining Boom Era Residences Thematic District that was moved in the mid-1980s to make way for the Town Lift. The National Register nomination from 1984 described the house as:

“A one and one half story hall and parlor house with a gable roof. The façade arrangement is atypical for this type of house. Generally the openings of a hall and parlor house are symmetrically arranged on one plane. Although the arrangement of openings of this house is symmetrical, the south half [now the north half] of the façade is recessed. A door and single window are set into the recessed [north] half of the façade, and there is a single window on the [south] half of the façade. Both of the windows on the façade are the two over two double hung sash type. A porch with slender square piers and a straight post balustrade spans the façade. The house is two rooms deep, as indicated by its broad proportions, and by the two windows on the [south] side. The roof on the [east] side extends down toward the ground like a saltbox type roof. A major gable roof addition and a small shed extension were attached to the back of the house. Both alterations were probably made within the historic period, and do not affect the building’s original character. They were built of materials and in a scale that complement the original building. In-period rear extensions are part of Park City’s architectural vocabulary. Although in many cases an extension represents a major alteration of the original house, it usually contributes to the significance of a house because it documents the most common and acceptable method of expansion of the small Park City house. This house is in good condition and retains its original character.”

The Otis L. Brown House stood at 713 Woodside from its construction c. 1885 until the 1980s. With the approval of the Town Lift to the ski resort, it was noted that 713 Woodside was the “one historic structure within the liftway,” and that it was an option for the resort to buy the house. A new concrete foundation was built at the current site and the house was moved. Moved houses are not automatically disqualified from consideration for the National Register. Because this house was already listed and maintained its architectural integrity and the relocated site is also a Park City miner’s housing area, it is still eligible, although this is at the final discretion of the National Park Service. The overall form and materiality of the building remains intact and the building retains its historic value.

SIGNIFICANCE

Historic Era:

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

Narrative Statement of Significance:

(Briefly describe those characteristics by which this property may be considered historically significant.)

Roger Roper wrote the following historical narrative when the house was nominated for the Thematic District in 1984:

“Built c. 1885, the Otis L. Brown House at 713 Woodside is architecturally significant as one of 76 extant hall and parlor houses in Park City, 22 of which are included in this nomination. The hall and parlor house, the earliest house type to be built in Park City, and one of the three most common house types that were built during the early period of Park City’s mining boom era, significantly contributes to the character of the residential area.

“This house was built by at least 1889, as indicated by the Sanborn Insurance Maps, having probably been constructed in 1885 by Otis L. Brown, who had bought the property that year from Edward P. Ferry, a member of the Park City Townsite Corporation. Otis and Francis A. Brown, apparently his wife, owned the property until about 1916. Nothing is known about the Browns.

“Other owners of the house include W.R. Hutchinson (c. 1916-25), and Andrew L. and Rhea Hurley (1925-40). The Hurleys lived nearby at 713 Norfolk.”

As stated above, the house was moved in 1985 to make way for the Town Lift connecting Old Town to Park City Mountain Resort

REFERENCES

- Boutwell, John Mason and Lester Hood Woolsey. *Geology and Ore Deposits of the Park City District, Utah*. White Paper, Department of the Interior, United States Geological Survey. Washington: Government Printing Office, 1912.
- Carter, Thomas and Peter Goss. *Utah's Historic Architecture, 1847-1940*. Salt Lake City: Center for Architectural Studies, Graduate School of Architecture, University of Utah and Utah State Historical Society, 1988.
- Hampshire, David, Martha Sonntag Bradley and Allen Roberts. *A History of Summit County*. Coalville, UT: Summit County Commission, 1998.
- National Register of Historic Places. Park City Main Street Historic District. Park City, Utah, National Register #79002511.
- Peterson, Marie Ross and Mary M. Pearson. *Echoes of Yesterday: Summit County Centennial History*. Salt Lake City: Daughters of Utah Pioneers, 1947.
- Pieros, Rick. *Park City: Past & Present*. Park City: self-published, 2011.
- Randall, Deborah Lyn. *Park City, Utah: An Architectural History of Mining Town Housing, 1869 to 1907*. Master of Arts thesis, University of Utah, 1985.
- Ringholz, Raye Carleson. *Diggings and Doings in Park City: Revised and Enlarged*. Salt Lake City: Western Epics, 1972.
- Ringholz, Raye Carleson and Bea Kummer. *Walking Through Historic Park City*. Self-published, 1984.
- Thompson, George A., and Fraser Buck. *Treasure Mountain Home: Park City Revisited*. Salt Lake City: Dream Garden Press, 1993.

PHOTOS

(Provide several clear historical and current photos of the property as well as locational maps indicating the location of the property in relation to streets or other widely recognized features.)

508 Marsac Avenue, Park City, Summit County, Utah

Intensive Level Survey—Biographical and Historical Research Materials



c. 1941 (Summit County)

508 Marsac Avenue, Park City, Summit County, Utah
Intensive Level Survey—Biographical and Historical Research Materials



Overall photo (top) and detail (bottom) (Utah State Historical Society)

508 Marsac Avenue, Park City, Summit County, Utah
Intensive Level Survey—Biographical and Historical Research Materials



House in 1984 as part of National Register nomination, still located on Woodside Avenue (Utah State Historical Society)







508 Marsac Avenue. Southwest oblique. November 2013.



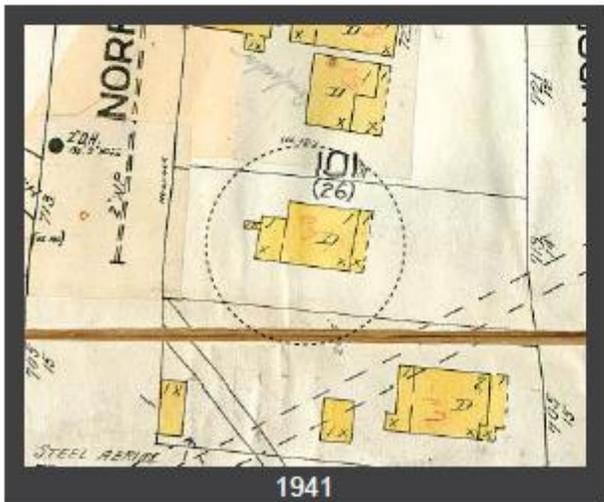
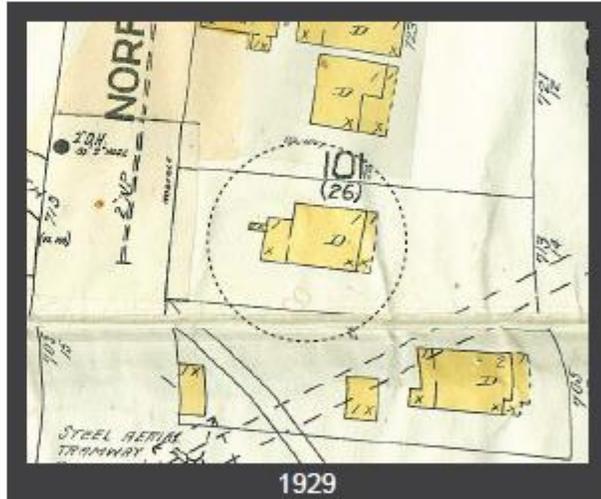
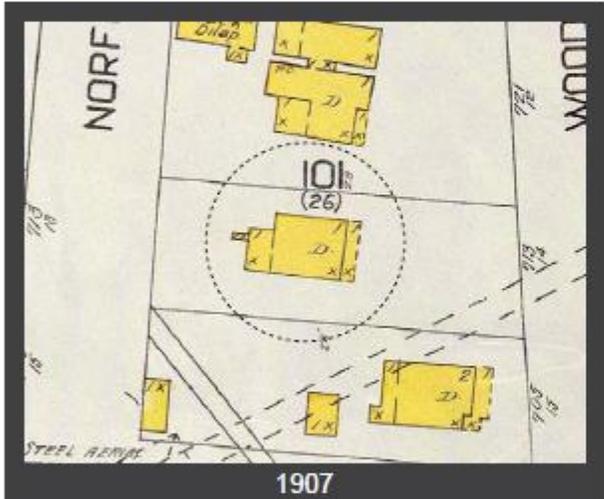
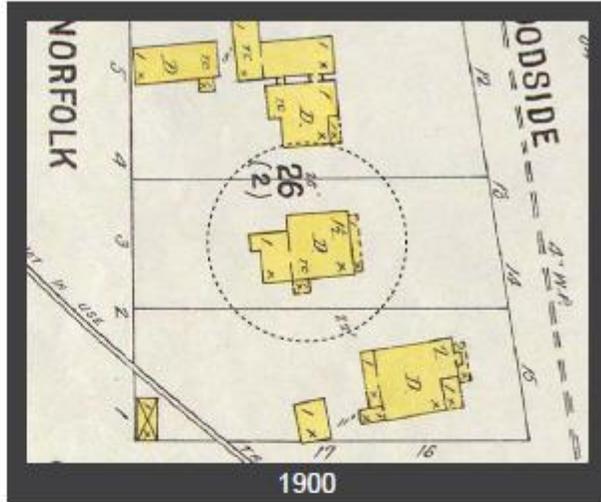
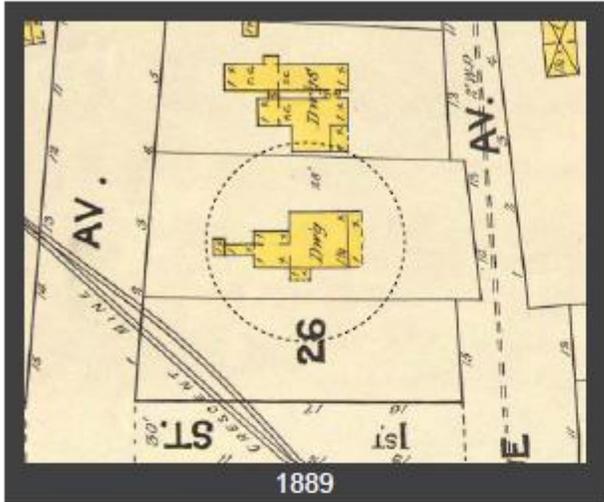
508 Marsac Avenue. West elevation. November 2013.



508 Marsac Avenue. Northwest oblique. November 2013.

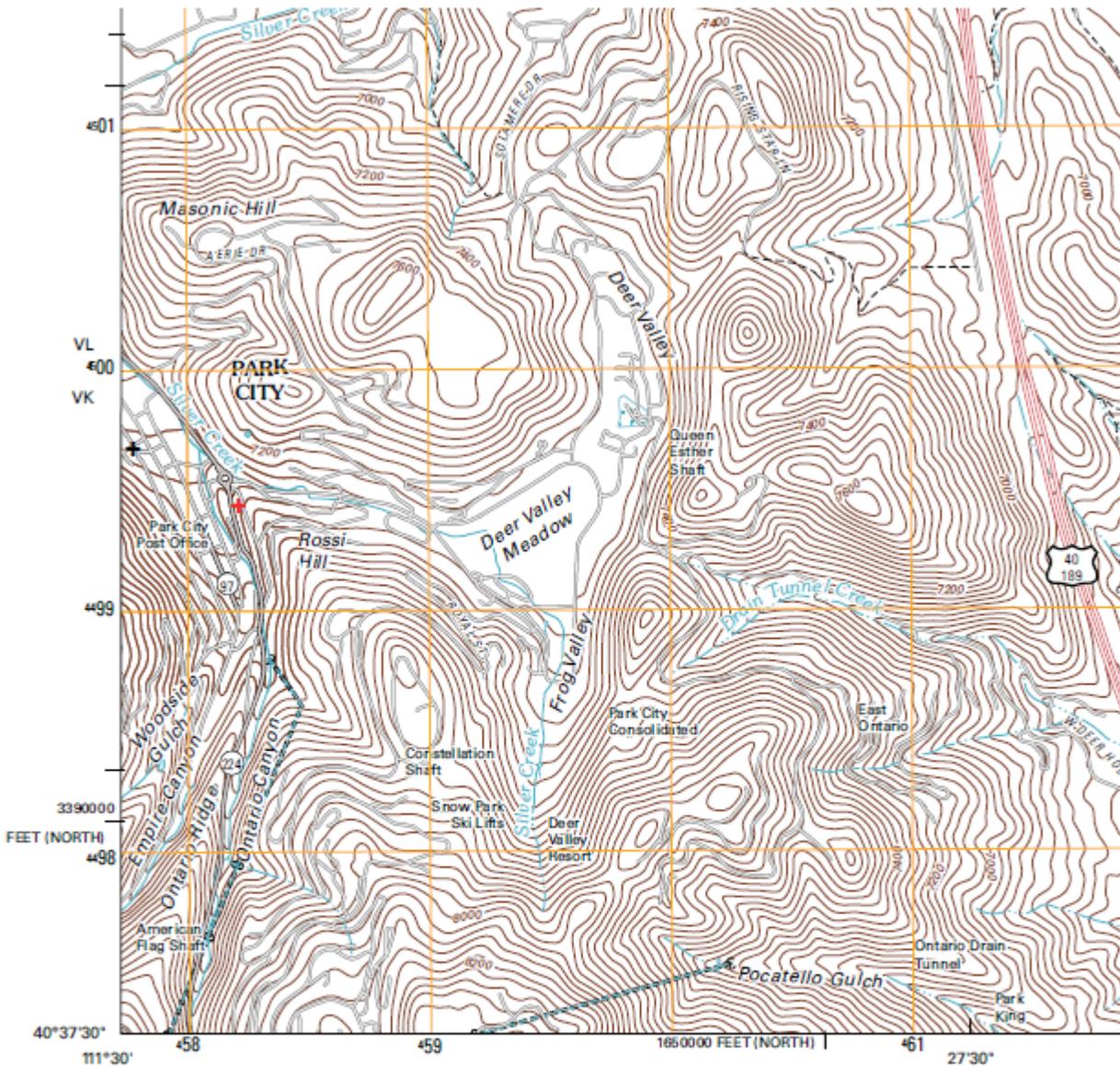
MAPS

508 Marsac Avenue, Park City, Summit County, Utah
Intensive Level Survey—Sanborn Map history



THIS SHEET DEPICTS THE HOUSE PRIOR TO ITS MOVE FROM 713 WOODSIDE AVENUE

508 Marsac Avenue, Park City, Summit County, Utah
 Intensive Level Survey—USGS Map

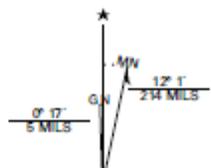


Produced by the United States Geological Survey
 North American Datum of 1983 (NAD83)
 World Geodetic System of 1984 (WGS84). Projection and
 1 000-meter grid: Universal Transverse Mercator, Zone 12T
 10 000-foot ticks: Utah Coordinate System of 1983
 (north and central zones)

Imagery.....NAIP, July 2009 - August 2009
 Roads.....©2006-2010 Tele Atlas
 Names.....GNIS, 2009
 Hydrography.....National Hydrography Dataset, 2009
 Contours.....National Elevation Dataset, 2008

+ original location

+ location on USGS Park City East 1:24000 Quadrangle Map (2011)



UTM GRID AND 2011 MAGNETIC NORTH DECLINATION AT CENTER OF SHEET

U.S. National Grid
100,000-m Square ID
VK = 11
Grid Zone Designation
12T

