

## COLORADO CULTURAL RESOURCE SURVEY

**Architectural Inventory Form**

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Date \_\_\_\_\_ Initials \_\_\_\_\_

- \_\_\_\_\_ Determined Eligible- NR  
 \_\_\_\_\_ Determined Not Eligible- NR  
 \_\_\_\_\_ Determined Eligible- SR  
 \_\_\_\_\_ Determined Not Eligible- SR  
 \_\_\_\_\_ Need Data  
 \_\_\_\_\_ Contributes to eligible NR District  
 \_\_\_\_\_ Noncontributing to eligible NR District

**I. IDENTIFICATION**

1. Resource number: **5LR.12747**
2. Temporary resource number: **SHF-16**
3. County: **Larimer**
4. City: **Fort Collins**
5. Historic building name: **Fischer-Cook-Sutlive Residence**
6. Current building name: **Treanor-Anderson Duplex**
7. Building address: **1005-1007 Cragmore Drive**
8. Owner name: **Spencer J. Treanor and Kirsten N. Anderson**
- Owner organization:
- Owner address: **1332 Bennett Road**  
**Fort Collins, CO 80521-4551**

Parcel number: **97153-05-019**

- |   |   |                                       |                                     |  |
|---|---|---------------------------------------|-------------------------------------|--|
| 44. National Register eligibility field assessment: | <input checked="" type="checkbox"/> Individually eligible | <input type="checkbox"/> Not eligible | <input type="checkbox"/> Needs data | <input type="checkbox"/> Previously listed |
| State Register eligibility field assessment:        | <input checked="" type="checkbox"/> Individually eligible | <input type="checkbox"/> Not eligible | <input type="checkbox"/> Needs 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"/> Needs data | <input type="checkbox"/> Previously listed |

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## II. GEOGRAPHIC INFORMATION

9. P.M.: **6th** Township: **7N** Range: **69W**  
NW 1/4 NE 1/4 NW 1/4 SW 1/4 of section **15** Grid aligned on **northwest** corner of section.
10. UTM Reference Zone: **13**  
Easting: **490498** Northing: **4491494**
11. USGS quad name: **Fort Collins** Scale: **7.5**  
Year: **1984**
12. Lot(s): **Lot 19**  
Addition: **Miller Brothers Foothills, 1st filing** Year of addition: **1957**
13. Boundary description and justification: **The boundary, as described above, contains but does not exceed the land historically associated with the property.**
- ☐ Metes and bounds exist

## III. ARCHITECTURAL DESCRIPTION

14. Building Plan (footprint, shape): **L-Shaped Plan**  
Other building plan descriptions:
15. Dimensions in feet: **1552 square feet**
16. Number of stories: **One**
17. Primary external wall material(s): **Brick**  
  
Other wall materials:
18. Roof configuration: **Gabled Roof/Cross Gabled Roof**  
Other roof configuration:
19. Primary external roof material: **Other Roof Material**  
Other roof materials: **Built-up rock**
20. Special features: **Garage/Attached Garage**
21. General architectural description:  
**Oriented to the east, this Ranch type duplex rests on a concrete foundation. The L-shaped house features blonde Roman brick siding and a flat roof with overhanging eaves. The cornice appears to be wooden and is painted mint green. There is an attached two-car garage with the wooden door painted mint green and adorned with an "X" pattern of diamonds painted dark red. This garage is located near the southeast corner of the house. The primary entry for 1005, a stained wooden door with two rectangular windows set on the diagonal, is located on the portion of the house facing south/ the driveway. The metal storm door, like the wooden door, appears original. The primary entry for 1007 is located on the east-facing portion of the house near the ell-intersection and faces south/ the driveway. Although this door was not completely visible from the public right of way, it appears similar in detail to the entry for 1005. Metal posts painted mint green and oriented on the diagonal support the roof near each entry. Near the entry to Unit 1007 there is a east-facing fixed pane window (or perhaps sliding patio door). Two rectangular slider windows flank the front door of Unit 1005; the one to the east/ closer to the street is larger. Mature vegetation obscures the street-facing portion of the house belonging to Unit 1005 and located near the northeast corner of the building. The north, south, and west (rear) elevations were not**

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visible from the public right of way. According to Larimer County Assessor Records, the home has four bedrooms and two bathrooms/ two bedrooms and a bathroom per unit. Character-defining features of this property type evident at 1005-1007 Cragmore Drive include: horizontal orientation, Roman blonde brick, flat roof with overhanging eaves and prominent cornice, decorative metal roof supports, original entry doors with diagonal windows, and two-car attached garage.

## 22. Architectural style:

Other architectural style:

Building type: **Ranch Type**

## 23. Landscape or special setting features:

This duplex features a grass front lawn and mature landscaping of juniper bushes plus deciduous trees. This property is sited on a relatively level lot with an elevation of slightly over 5000 feet above mean sea level. The home occupies nearly the entire lot, with no lawn/ landscaping on either the northern or southern sides of the house.

## 24. Associated building, features or objects:

**None visible.****IV. ARCHITECTURAL HISTORY**25. Date of Construction: **1960** ☒ Actual ☐ EstimateSource of Information: **Larimer County Assessor Records (online).**26. Architect: **Unknown**

Source of Information:

27. Builder: **Unknown**

Source of Information:

28. Original Owner: **1005: Gertrude M. Fischer; 1006: Glenn T. Cook; 1007: W.E. Sutlive**Source of Information: **1960 Fort Collins City Directory.**

## 29. Construction history:

According to Larimer County assessor records, this building was constructed in 1960. An analysis of the style, building materials, and other historical records corroborate this date of construction. This building was originally constructed as a triplex but currently appears to contain only two units. A study of city directories seems to indicate this change may have occurred in the 1980s.

30. Location: **Original Location** Date of move(s):**V. HISTORICAL ASSOCIATIONS**31. Original use(s): **Domestic/Multiple Dwelling**32. Intermediate uses(s): **Domestic/Multiple Dwelling**33. Current uses(s): **Domestic/Multiple Dwelling**

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34. Site type(s): Ranch-type duplex

35. Historical background:

This home was originally constructed as a triplex. In 1960 the residents were Gertrude M. Fischer, a clerk at Bon Marche department store (1005); contractor Glenn Cook and his wife Helmi E. (1006); and Willard E. Sutlive, an accountant with Greager & Company, and his wife since 1944, Buelah M. (1007). In 1962 Ms. Fischer remained, but had new neighbors at both 1006 and 1007. Joseph A. Intermill, his wife Evelyn, and their sons Joseph Jr. and Larry G. lived at 1006; Joseph Sr. worked for the State of Colorado as a port of entry officer while Joseph Jr., a 1958 graduate of Colorado State University, was employed at Horner Construction and Larry G. was a college student in Sterling, Colorado. Lenora Nelson, a nurse for Dr. Rumley, lived at 1007. Only one of the three addresses had a new resident in 1964: Jack D. Cameron, a forest ranger, lived at 1006 with his wife Lynn and their three children: Perri (age 5), Craig (age 3), and Scott (age 1). Two years later 1006 again had a new resident: Ethel M. Kapperman, an employee of Gene's Tavern, was originally from Bruning, Nebraska, where she was a teacher prior to her marriage in 1929 and farmed with her husband until his death in 1956.

The City Directory listing for 1972 revealed three new residents. Retiree John J. Rozine and his wife Cora D., married since 1937, lived at 1005. Elmer E. Dillman, a sales representative for Dupont, his wife Patricia A., and their daughter Pamela J. (age 3) lived at 1006. Another retired couple, S.L. and Gladys Crawford, lived in 1007. This third unit had new residents again in 1979 when Lawrence M. and Ollie V. Vondy, both retired, were listed; the couple was married in 1920, farming near Brush, Colorado, until they moved to Fort Collins in 1945.

In the late-1980s and the same year his wife Cora passed away, John Jacob Rozine sold the property to his sons Donald R., James P., and John Jr.; it seems likely they rented out the units within the property. The sons sold the home to James F. and Myrna J. Rodenberger in 2001. Myrna Rodenberger is the current Larimer County Treasurer, first elected in 2002 after serving for sixteen years as the county's Clerk and Recorder. The Rodenbergers retained ownership of the home until 2006, selling it to Spencer J. and William N. Treanor. In 2008 the property transferred, via quit claim, to current owners of the home Spencer J. Treanor, an agent at Allstate Permit Services, and Kirsten M. Anderson.

36. Sources of information:

Larimer County tax assessor property records (online).

Fort Collins City Directory. Fort Collins: Mauer & Mauer; Omaha: R.L. Polk & Co.; Colorado Springs and Loveland: Rocky Mountain Directory Co.; Loveland: Johnson Publishing Co.; and others, consulted 1960 through 1985.

Obituary Ethel Kapperman. Larimer County Genealogical Society. <http://www.lcgscsco.org/obits/Kap2et96.jpg> [Accessed 2 December 2010].

Social Security Death Index: Gertrude Fischer.

Social Security Death Index: John J. Rozine.

Social Security Death Index: Willard E. Sutlive.

Missouri Marriage Records, 1805-2002: Willard E. Sutlive.

Obituary Cora D. Rozine. Larimer County Genealogical Society. <http://www.lcgscsco.org/obits/rozico89.jpg> [Accessed 2 December 2010].

Obituary Ollie Victoria Vondy. Larimer County Genealogical Society. <http://www.lcgscsco.org/obits/vondol91.jpg> [Accessed 2 December 2010].

Google Search: Joseph Intermill Jr.

Google Search: Myrna J. Rodenburger.

## 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.

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- ☐ 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 Fort Collins landmark criteria:

- ☐ 1. The property is associated with events that have made a significant contribution to the broad patterns of history; or
- ☐ 2. The property is associated with the lives of persons significant in history; or
- ☒ 3. The property embodies the distinctive characteristics of a type, period, or method of construction, or that represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components may lack individual distinction; or
- ☐ 4. The property has yielded, or may be likely to yield, information important in prehistory or history.

39. Areas of significance: **Architecture**40. Period(s) of Significance: **1960**41. Level of Significance: ☐ National ☐ State ☒ Local ☐ Not Applicable

42. Statement of Significance:

The home, architecturally, represents an example of a Ranch type duplex. Character-defining features include the horizontal orientation, Roman blonde brick, flat roof with overhanging eaves and prominent cornice, decorative metal roof supports, original entry doors with diagonal windows, and two-car attached garage. According to the Colorado Office of Archaeology and Historic Preservation, the level of architectural significance of this duplex is sufficient for this property to qualify for individual listing in the National Register of Historic Places and the Colorado State Register of Historic Properties. This home also qualifies for listing as a Fort Collins Landmark.

43. Assessment of historic physical integrity related to significance:

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Constructed in 1960, this residential building exhibits a 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, association, and feeling. The change from a triplex to a duplex has not adversely affected the integrity for this resource. This building retains sufficient physical integrity to convey its architectural significance for listing in the National Register, State Register, and as a Fort Collins Landmark.

## VII. NATIONAL REGISTER ELIGIBILITY ASSESSMENT

44. National Register eligibility field assessment: ☒ Individually eligible ☐ Not eligible ☐ Needs data ☐ Previously listed  
 State Register eligibility field assessment: ☒ Individually eligible ☐ Not eligible ☐ Needs data ☐ Previously listed  
 Local landmark eligibility field assessment: ☒ Individually eligible ☐ Not eligible ☐ Needs data ☐ Previously listed

45. Is there National Register district potential: ☒ Yes ☐ No ☐ Needs Data

Discuss: **This inventory was conducted as an intensive-level selective survey and, therefore, lacks the continuity of resource data necessary to recommend the creation of an historic district. More survey is needed to determine whether the Miller Brothers Foothills subdivision qualifies for listing in the National Register of Historic Places and/or as a Fort Collins historic district. If listed for Criterion C: Architecture, this resource would be a contributing resource.**

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): **cragmoredr1005-1007-1.tif through cragmoredr1005-1007-3.tif**  
 Digital photographs filed at: **Historic Preservation Program, City of Fort Collins**  
**281 N. College Avenue**  
**Fort Collins, CO 80522**
48. Report title: **Fort Collins Post-War Survey**
49. Date(s): **08/26/2010**
50. Recorder(s): **Mary Therese Anstey**
51. Organization: **Historitecture, LLC**
52. Address: **PO Box 181095**  
**Fort Collins, CO 80218-8822**
53. Phone number(s): **(303) 390-1638**

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SKETCH MAP



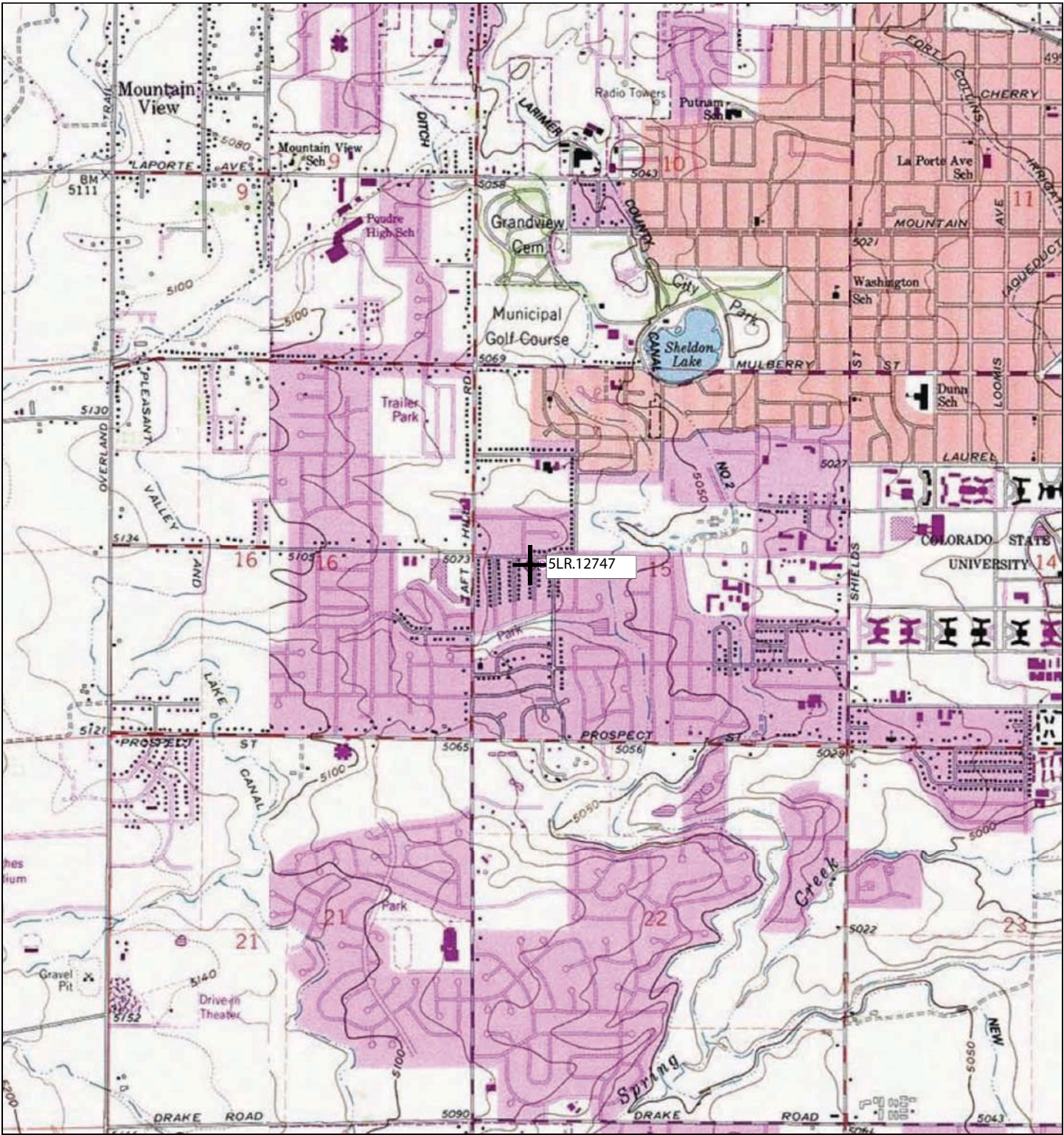
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LOCATION MAP



Source: U.S. Geological Survey 7.5' Fort Collins - 1984

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