

## 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:           | <b>5LR.12753</b>  | Parcel number: <b>97153-06-098</b> |
| 2. Temporary resource number: | <b>SHF-23</b>   |                                    |
| 3. County:                    | <b>Larimer</b>  |                                    |
| 4. City:                      | <b>Fort Collins</b>   |                                    |
| 5. Historic building name:    | <b>Paul and Norma Mayhak Residence</b>                            |                                    |
| 6. Current building name:     | <b>Schweizer House</b>  |                                    |
| 7. Building address:          | <b>2012 Evergreen Court</b>                                       |                                    |
| 8. Owner name:                | <b>Edward E. Schweizer Trust &amp; Marilyn A. Schweizer Trust</b> |                                    |
| Owner organization:           |   |                                    |
| Owner address:                | <b>2012 Evergreen Court<br/>Fort Collins, CO 80521-4335</b>       |                                    |

- |   |   |                                       |                                     |  |
|---|---|---------------------------------------|-------------------------------------|--|
| 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**  
**NE 1/4 SW 1/4 SW 1/4 SW 1/4** of section **15** Grid aligned on **southwest** corner of section.
10. UTM Reference Zone: **13**  
 Easting: **490419** Northing: **4490861**
11. USGS quad name: **Fort Collins** Scale: **7.5**  
 Year: **1984**
12. Lot(s): **Lot 98**  
 Addition: **Miller Brothers South Foothills, 2nd 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): **Square Plan**  
 Other building plan descriptions:
15. Dimensions in feet: **1296 square feet**
16. Number of stories: **One**
17. Primary external wall material(s): **Brick**  
**Wood/Horizontal Siding**  
 Other wall materials:
18. Roof configuration: **Other Roof**  
 Other roof configuration: **Raised flat on flat**
19. Primary external roof material: **Other Roof Material**  
 Other roof materials: **Built up rock**
20. Special features: **Garage/Attached Garage**  
**Chimney**  
**Porch**
21. General architectural description:  
**Oriented to the west, this Modern Movements style home with Contemporary influences rests on a concrete foundation. The square-shaped house features wide horizontal siding painted dark brown. There is also brick facing—in a range of cream, brown and terra cotta hues—from beneath the large picture window to the foundation on the façade. This same type of brick is used in an integrated planter which defines the small front porch. Three streamlined wooden or metal beams, also painted dark brown, are located within this planter and support the overhanging roof of the porch. The home's irregular roof with overhanging eaves features a flat portion over the garage and a separate flat section, raised slightly and oriented on the diagonal, above the main living space of the house. The raised roof portion has a prominent (likely metal) cornice painted the same dark brown as the rest of the home. There is also a large brick chimney located on this raised roof. The assessor lists the roofing material as built-up rock. The primary entry, an original stained wooden door with a long rectangular vertically oriented window**

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and a metal storm door with two large panes of glass, is centered on the façade. The single-car attached garage, located at the northwest corner of the house, features a door with decorative lines painted in lighter brown within the rectangular panels. Several rows of breezeblock, painted dark brown, form the visible portion of the northern elevation beside the garage. The remainder of the north, the south, and the east (rear) elevations were not visible from the public right of way. According to Larimer County assessor records, the home has three bedrooms and two bathrooms. Character-defining features of this style, particularly the Contemporary influences, evident at 2012 Evergreen Court include: the irregular flat roof with overhanging eaves and prominent cornice, streamlined roof supports, original entry door with a narrow vertical window, and single-car attached garage.

22. Architectural style: **Modern Movements**

Other architectural style: **Contemporary**

Building type:

23. Landscape or special setting features:

This house is located in the northeast curve of a small cul-de-sac. There is a manicured grass lawn and mature landscaping featuring deciduous trees and what appear to be some type of cacti near the northwest property line. This house is sited on a relatively level, triangular-shaped lot with an elevation of slightly over 5000 feet above mean sea level. A stone (or concrete) bollard appears in the corner of the front yard near the corner of the driveway.

24. Associated building, features or objects:

**None visible.**

**IV. ARCHITECTURAL HISTORY**

25. Date of Construction: **1963** ☒ Actual ☐ Estimate

Source of Information: **Larimer County Assessors Records (online).**

26. Architect: **Unknown**

Source of Information:

27. Builder: **Unknown**

Source of Information:

28. Original Owner: **Paul J. and Norma Mayhak**

Source of Information: **1964 Fort Collins City Directory.**

29. Construction history:

**According to Larimer County assessor records, this building was constructed in 1963. An analysis of the style, building materials, and other historical records corroborate this date of construction. There are no known alterations to this home.**

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

**V. HISTORICAL ASSOCIATIONS**

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

32. Intermediate uses(s): **Domestic/Single Dwelling**

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33. Current uses(s): **Domestic/Single Dwelling**

34. Site type(s): **Suburban home**

35. Historical background:

This home has had only two owners. The first, from 1964 to 1968, were Paul J. and Norma Mayhak. They lived in the house with their children Jody, Kimberly, and Timothy. Paul was a building contractor and owner of Paul's Drywall Service. Their son Timothy enlisted in the Navy in 1975 and was assigned to the USS Midway. The couple still lives in Fort Collins and from 1993-1994 owned another mid-century home at 626 Del Norte Place. This property has been associated with the Schweizer family since 1968. In that year Edward E. Schweizer and his wife, Marilyn, lived in the house with their children Edward and Suzanne. Edward Sr. was a plant physiologist for the U.S. Department of Agriculture, and he has published many scholarly articles and appears in the American Men and Women of Science publication. In 1999 ownership transferred to the current owner of the home, the Marilyn A. Schweizer Trust.

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 1964 through 1999.

Google Search: Timothy Mayhak.

Google Search: Edward E. Schweizer.

**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 Fort Collins landmark criteria:

- ☐ 1. The property is associated with events that have made a significant contribution to the broad patterns of history; or

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- ☐ 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: **1963**

41. Level of Significance: ☐ National ☐ State ☒ Local ☐ Not Applicable

42. Statement of Significance:

The home, architecturally, represents an example of a home classified as Modern Movements with Contemporary influences. Character-defining features include the irregular flat roof with overhanging eaves and prominent cornice, streamlined roof supports, original entry door with a narrow vertical window, and single-car attached garage. According to the Colorado Office of Archaeology and Historic Preservation, the level of architectural significance 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 (Criterion C: Architecture). This resource also qualifies for listing as a Fort Collins Landmark.

43. Assessment of historic physical integrity related to significance:

Constructed in 1963, 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. There have been no known alterations to the home. This building retains sufficient physical integrity to convey its architectural significance for listing in the National Register, State Register, or 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 if the Miller Brothers South Foothills subdivision qualifies for listing in the National Register of Historic Places and/or as a Fort Collins landmark. If listed under Criterion C: Architecture, this resource would be considered contributing.

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

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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): **evergreenct2012-1.tif through evergreenct2012-4.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): **08/30/2010**
50. Recorder(s): **Mary Therese Anstey**
51. Organization: **Historitecture, LLC**
52. Address: **PO Box 181095**  
**Denver, CO 80218-8822**
53. Phone number(s): **(303) 390-1638**

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## SKETCH MAP



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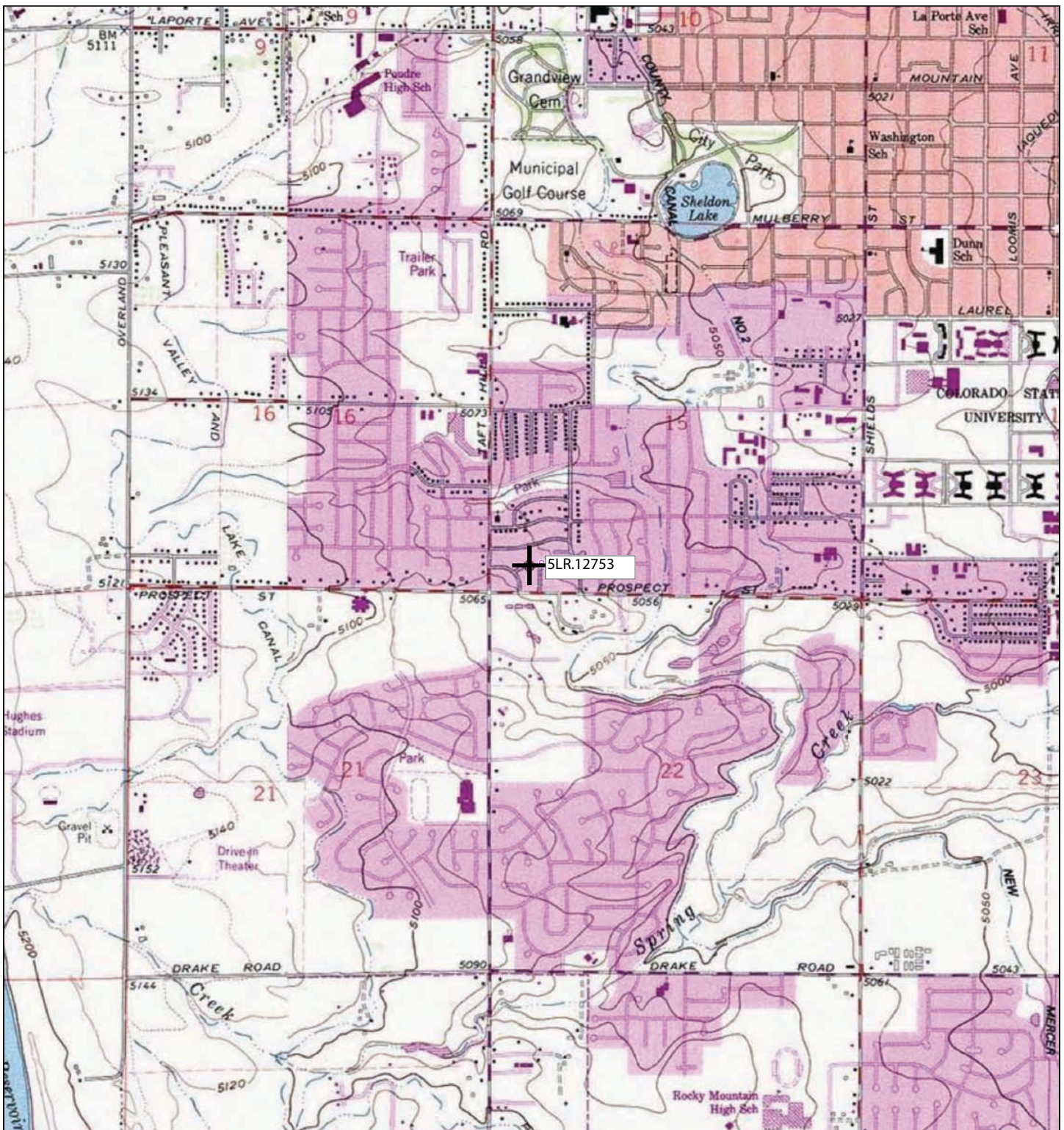
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## LOCATION MAP



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

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