

## 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.12781  
2. Temporary resource number: SHF-46  
3. County: Larimer  
4. City: Fort Collins  
5. Historic building name: W.H. and Margaret Marthinsen Residence  
6. Current building name: John and Cheryl Beckett House  
7. Building address: 1605 West Mulberry Street  
8. Owner name: John C. and Cheryl A. Beckett  
Owner organization:  
Owner address: 1951 Adriel Drive  
Fort Collins, CO 80524

Parcel number: 97151-09-004

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

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## II. GEOGRAPHIC INFORMATION

9. P.M.: **6th** Township: **7N** Range: **69W**  
**SE 1/4 NW 1/4 NW 1/4 NE 1/4** of section **15** Grid aligned on **northeast** corner of section.
10. UTM Reference Zone: **13**  
 Easting: **491181** Northing: **4492231**
11. USGS quad name: **Fort Collins** Scale: **7.5**  
 Year: **1984**
12. Lot(s): **East 165 feet of Lot 9**  
 Addition: **Slade Acres** Year of addition: **1948**
13. Boundary description and justification: **The property, 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): **Rectangular Plan**  
 Other building plan descriptions:
15. Dimensions in feet: **4652 square feet**
16. Number of stories: **Two**
17. Primary external wall material(s): **Brick**  
**Wood/Weatherboard**  
 Other wall materials:
18. Roof configuration: **Gabled Roof/Front Gabled Roof**  
 Other roof configuration:
19. Primary external roof material: **Asphalt Roof/Composition Roof**  
 Other roof materials:
20. Special features: **Chimney**  
**Garage/Attached Garage**  
**Porch**
21. General architectural description:  
**Oriented to the north, this two-story Modern Movements style home rests on a concrete foundation. The rectangularly shaped house features both brick and weatherboard siding painted light brown. The home has a front-gabled roof with a shallow pitch and overhanging eaves. It is covered in asphalt shingles and the exposed rafters are visible. The primary entry is nearly centered on the façade and a flat roof overhead with exposed rafters forms a minimal porch. The door appears to be solid wood painted white. Sidelights with frosted glass flank this entry. West of the entry there is an integrated brick planter along the foundation and a large, rectangular, vertically oriented window which spans nearly the entire height of the façade; this portion of the façade also has brick siding. The northwest corner of the home is comprised of a geometric window wall of multiple fixed panes. Inoperable clerestory windows appear on the façade nearest the roofline; the two lowest windows at either corner may be operable casements. To the east of the primary entry on the first floor brick façade there are a total of five rectangular windows; they all**

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appear to be sliders and all feature white trim. The second story, extending above the primary entry and two of the slider windows, is faced in weatherboard. This portion of the façade contains three more slider windows with white trim. The one immediately above the door is oriented vertically while the other two are paired and arranged horizontally. The west elevation features at least one window and a tall brick chimney. On the first story the east elevation features a secondary glass door entry near the northeast corner of the house and three window units, two are sliders and the third is a tripartite fixed pane. There are three windows on the second story of the east side of the home; the two nearest the street are quite narrow and appear to be fixed pane while the third is a slider. The south (rear) elevation was not visible from the public right of way but, according to a real estate brochure available when the fieldwork was completed, there is an attached garage on this side of the home. According to the Larimer County assessor records, this house has four bedrooms and four bathrooms. Character-defining features of this type evident at 1605 West Mulberry Street include: the dramatic window wall (allowing views of both the large front lawn and nearby City Park), horizontal orientation, and gabled roof.

22. Architectural style: **Modern Movements**

Other architectural style:

Building type:

23. Landscape or special setting features:

The lot has an elevation of over 5000 feet above mean sea level. There is a massive front lawn and a very generous setback. There are numerous mature deciduous trees on the lot, affording the house a great deal of shade. A long driveway runs from West Mulberry Street, around the northeast corner of the house, and behind the home to the attached garage. A light post painted white with three lamps and the house number is located close to the end of this driveway.

24. Associated building, features or objects:

Sculpture

At the northwest corner of the lot there is a large pierced metal sculpture. It features a globe and three children. The child in the center of the piece is sitting on the globe.

#### IV. ARCHITECTURAL HISTORY

25. Date of Construction: **1962** ☒ Actual ☐ Estimate

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

26. Architect: **Unknown**

Source of Information:

27. Builder: **Unknown**

Source of Information:

28. Original Owner: **W.H. and Margaret Marthinsen**

Source of Information: **1962 Fort Collins City Directory.**

29. Construction history:

According to Larimer County assessor records, this building was constructed in 1962. An analysis of the style, building materials, and other historical records corroborate this date of construction. Two historic images, one dated 1961 and the other from 1968, indicate there have been changes to the home over time. The house originally featured white brick siding rather than the tan brick evident today. Also the flat roofed portion of the home near the northeast corner of the house was built to serve as an upper terrace and featured a minimal safety screen, canted outward, around the edge of this area. As originally constructed, the home also had a low wall of decorative breezeblock running along the façade from in front of the primary entry to nearly the northeast corner of the house. The center portion of this wall extended vertically and may have provided extra privacy to a first floor front patio. Finally the attached garage was originally located in the east elevation (underneath the rooftop patio). There were two separate openings/ garage doors in 1961, but by 1968 there was a third as well.

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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**  
**Health Care/Medical Business/Medical Office**33. Current uses(s): **Domestic/Single Dwelling**34. Site type(s): **Modified Modern Movements home.**

35. Historical background:

The home at 1605 West Mulberry Street has long associations with two different families, the Marthinsen-Baers and the Baths. The original owners of the house were W.H. and Margaret Marthinsen. The husband was retired while his wife worked as a researcher at Colorado State University. It appears W.H. Marthinsen passed away and Margaret remarried Garland F. Baer, a teacher at CSU. In 1964 the couple, plus two teenagers from Margaret's first marriage, lived at the house. The city directory listed Minnie M. Koegler, a widow, and Frank W. Marthinsen, a student at Poudre High School, living at this address in 1966; it seems likely Minnie was Margaret's mother and Frank's grandmother. Although there is no mention of Baer and Margaret, there was a listing for number 1605 the same year; four CSU students lived in what may have been a basement apartment. By 1970 the residents of the main house were Gunther and Margaret Baer; it is not clear whether this is the same husband as the man listed as Garland Baer six years earlier or whether Margaret remarried again to another member of the Baer clan. In the mid 1970s the owners were A.M. and Janet Oskamp; they lived at the property with their five children: Katy, Libby, Marge, Mike, and Patty. From 1980 to 1998 the home was associated with the Bath family. Dr. Carl F. and Eva E. Bath lived at the large home. Carl was born on November 30, 1907, in Laramie, Wyoming. He and Eva Elizabeth Tarbox were married on March 3, 1930, also in Laramie. Carl served in the Navy during World War II. The Baths moved to Fort Collins in 1946 and had twin sons, Clifford and Clayton. Carl and his son Clifford both practiced chiropractic and chiro-electric therapy from the house at 1605 West Mulberry Street. Both Carl and Eva passed away in 1996. The house transferred from the Eva E. Bath Trust to Alison and Steven Bush two years later. In 2002 this couple sold the home to John C. Beckett. Beckett and his wife Cheryl A. sold the house to Sheely Properties Inc. in 2008.

36. Sources of information:

Larimer County tax assessor property records (online).

Fort Collins City Directory. Fort Collins: Mauer &amp; Mauer; Omaha: R.L. Polk &amp; Co.; Colorado Springs and Loveland: Rocky Mountain Directory Co.; Loveland: Johnson Publishing Co.; and others, consulted 1962 through 1986.

Obituary: Carl Bath. Larimer County Genealogical Society. <http://www.lcgsc.org/obits/Bathca96.jpg> [Accessed 2 January 2011].Obituary: Eva Bath. Larimer County Genealogical Society. <http://www.lcgsc.org/obits/Bathev96.jpg> [Accessed 2 January 2011].**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.

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- ☒ 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
- ☐ 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: **1962**41. Level of Significance: ☐ National ☐ State ☒ Local ☐ Not Applicable

42. Statement of Significance:

Architecturally, this home represents a modified example of a Modern Movement style home. Character-defining features include the dramatic window wall (allowing views of both the large front lawn and nearby City Park), horizontal orientation, and gabled roof. This level of architectural significance is not sufficient for this property to qualify for individual listing in the National Register of Historic Places, the Colorado State Register of Historic Properties or as a Fort Collins Landmark.

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43. Assessment of historic physical integrity related to significance:

Constructed in 1962, this residential building exhibits a 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, association, and feeling. Removal of the original patio and distinctive breezeblock wall has adversely impacted the aspects of design, materials, workmanship, and feeling. The building does not retain sufficient physical integrity to convey its architectural significance for listing.

## 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 Slade Acres subdivision qualifies for listing in the National Register of Historic Places and/or as a Fort Collins historic district. 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

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): mulberrystw1605 - 1.tif through mulberrystw1605 - 6.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  
 Denver, CO 80218-8822
53. Phone number(s): (303)690-1638

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SKETCH MAP



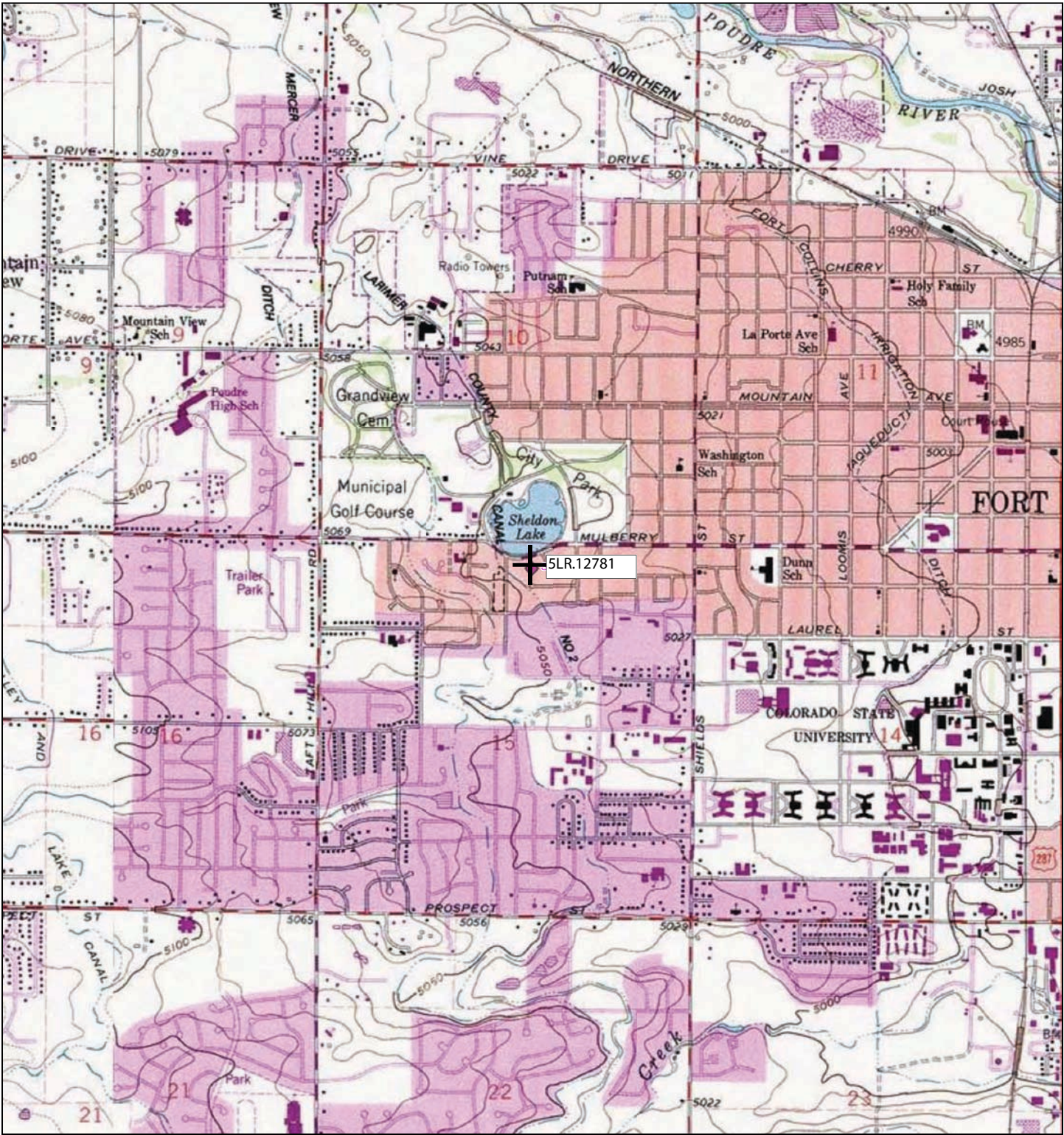
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LOCATION MAP



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

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