

## COLORADO CULTURAL RESOURCE SURVEY

**Architectural Inventory Form**

Page 1

**IMPORTANT NOTICE**

This survey form represents a **DRAFT** only. All information, particularly determinations of eligibility for the National Register, the State Register, or as a local landmark, can and will change. If you would like to make additions or corrections to the information contained in this document, please contact Historitecture.

[www.historitecture.com/contactus.html](http://www.historitecture.com/contactus.html)

**I. IDENTIFICATION**

- |                               |  |                                    |
|-------------------------------|--|------------------------------------|
| 1. Resource number:           | <b>5BL.11044</b>                                       | Parcel number: <b>158136113004</b> |
| 2. Temporary resource number: | <b>Not Applicable</b>                                  |                                    |
| 3. County:                    | <b>Boulder</b>   |                                    |
| 4. City:                      | <b>Wondervu</b>  |                                    |
| 5. Historic building name:    | <b>Ralph B. Thompson Cabin; Thomas J. Murray Cabin</b> |                                    |
| 6. Current building name:     | <b>Graziana Lazzarino Cabin (Northeast)</b>            |                                    |
| 7. Building address:          | <b>24 Signal Rock Road</b>                             |                                    |
| 8. Owner name:                | <b>Graziana Lazzarino</b>                              |                                    |
| Owner organization:           |  |                                    |
| Owner address:                | <b>717 17th Street</b>                                 |                                    |
|                               | <b>Boulder, CO 80302-7601</b>                          |                                    |

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

Wondervu Historical and Architectural Survey

**HISTORITECTURE**

**II. GEOGRAPHIC INFORMATION**

- 9. P.M.: **6th** Township: **1S** Range: **72W**  
**NW 1/4 SW 1/4 NW 1/4 NE 1/4** of section **36** Grid aligned on **northwest** corner of section.
- 10. UTM Reference Zone: **13**  
Easting: **466011** Northing: **4419479**
- 11. USGS quad name: **Tungsten** Scale: **7.5**  
Year: **1972**
- 12. Lot(s): **Lot 13; Block 2; and Lots 1 and 2 and the eastern half of Lot 3; Block 3**  
Addition: **Wondervu Project** Year of addition: **1936**
- 13. Boundary description and justification: **The boundary, as described above, contains but does not exceed the land historically associated with this property.**  
 Metes and bounds exist

**III. ARCHITECTURAL DESCRIPTION**

- 14. Building Plan (footprint, shape): **Rectangular Plan**  
Other building plan descriptions:
- 15. Dimensions in feet: **481 square feet**
- 16. Number of stories: **1**
- 17. Primary external wall material(s): **Wood/Log**  
Other wall materials:
- 18. Roof configuration: **Gabled Roof/Cross Gabled Roof**  
Other roof configuration:
- 19. Primary external roof material: **Asphalt Roof/Composition Roof**  
Other roof materials:
- 20. Special features: **Chimney**  
**Porch**
- 21. General architectural description:  
**Oriented to the south, this cabin rests on a random-coursed, granite foundation, exposed only on the front (south) façade. What appears to have been a garage opening dominates the western half of the façade’s basement level. It now hosts unpainted sheets of plywood. Another doorway opens in the rear (north) elevation of the basement. It hosts a green-painted, 5-panel wood door. Openings pierce either end of the basement’s rear elevation. The eastern opening hosts a 6-light sash; the western opening has been boarded shut. Vertical, unpeeled split-log siding clads the exterior walls. It is set horizontally beneath some of the window openings. Windows are generally 1-beside-1-light, sliding sash, with brown aluminum frames and split-log surrounds. The principal doorway opens near the center of the front-gabled (eastern half) of the façade. It hosts a single-light, vertical-plank door opening behind a red-painted, wood-frame storm door. The doorway provides access to a shed-roofed porch sheltering the porch floor and concrete steps at the southeast corner of the building. The porch has square wood supports and railings. It has been extended around the southwest corner of the cabin and along the entire west elevation. This portion of the porch is enclosed with a wire-**

mesh screen. Another doorway opens near the center of a front-gabled addition extending the east elevation. It hosts a wood door. This doorway provides access to a front-gabled porch, with square, wood supports, and a concrete floor. Green asphalt shingles cover the more steeply pitched roof of the front-gabled, original core. Sheets of corrugated metal protect the more shallowly pitched roofs of the additions. The rafter ends are exposed. A random-coursed granite chimney protrudes from the northern half of the original core.

22. Architectural style: **Late 19th And Early 20th Century American Movements/Rustic**

Other architectural style:

Building type:

23. Landscape or special setting features:

This property is located on an east-west-oriented ridge top, at an elevation of over 8,600 feet above mean sea level. The cabin is situated in the most densely settled portion of Wondervu. Setbacks from Signal Rock Road vary greatly, with this cabin set back shallowly from the road. The terrain is relatively flat, hosting mature aspens, pines, and spruces. A large granite outcropping is located west of the cabin.

24. Associated building, features or objects:

**Privy**

A privy is located near the northwestern corner of the property. Oriented to the west, the building appears to lack a formal foundation. The walls consist of white-painted sheets of plywood. A plywood door opens near the center of the front (west) façade. Gray sheets of asphalt cover the shed roof.

#### IV. ARCHITECTURAL HISTORY

25. Date of Construction: **1934**  Actual  Estimate  
 Source of Information: **Boulder County Assessor Records.  
 Deed 90316832. Boulder County Clerk and Recorder.**

26. Architect: **Unknown**  
 Source of Information:

27. Builder: **Unknown**  
 Source of Information:

28. Original Owner: **Ralph B. Thompson**  
 Source of Information: **Deed 90316832. Boulder County Clerk and Recorder.**

29. Construction history:  
 According to Boulder County assessor records, this cabin was constructed in 1934. An analysis of the style, materials, and other historical records corroborates a 1934 date of construction. The cabin appears to have consisted originally of just the front-gable core. The large porch along the west elevation was a very early modification. Additions to the north and east are much more recent, probably dating to after 1980.

30. Location: **Original Location** Date of move(s): **Not Applicable**

#### V. HISTORICAL ASSOCIATIONS

31. Original use(s): **Domestic/Cabin**

32. Intermediate uses(s): **Domestic/Cabin**

33. Current uses(s): Domestic/Cabin

34. Site type(s): Cabin

35. Historical background:

The original owner of this cabin, constructed in 1934, was Ralph B. Thompson, who purchased the property from Wondervu developers Otto Friedrichs and Charles E. Hollingsworth. This appears to have been the same Ralph B. Thompson who was born in December 1881, in Sweden. He arrived in the United States with his widowed mother and siblings between 1892 and 1895. By 1900 Ralph's family had settled in Chicago, where his mother worked as a finish tailor and Ralph was a "shoe wrapper." By 1910 Ralph identified himself as a shoe salesman. Between 1920 and 1930 Ralph moved with his sister, Anna, to Denver, where he continued to work as a shoe salesman.

In 1936, Ralph Thompson sold this property to Thomas J. Murray. He was born around 1882 in Canada and immigrated to the United States in 1900. His wife, Tillie R. Murray, was born in Illinois around 1885. They married circa 1903 and had a son, Clifford J. Murray. By 1930 they resided in Denver, where Ralph was a hotel supply salesman.

Thomas Murray sold this property in 1940 to Helen Lundy. She married fellow Wondervu resident Jack M. Horne in 1959 and changed her name to Helen L. Horne. Jack was born on April 1, 1907, in Iowa. He worked as an industrial clerk and served briefly in World War II. In 1963, Jack and Helen Horne sold this property to Margaret and Herman Schriebvogel. Margaret died around 1969, leaving Herman as the sole owner. From that time until 1979, Herman Schriebvogel transferred this property through various combinations of family members. That year, however, he and Kenneth H. Schriebvogel sold the property to John Joseph Albert. A few months later, John Albert transferred the property to Annemarie A. Parnell, Howard H. Parnell, and John S. McKean Jr. Boulder County seized the property in 1983 and, by 1985, Herman Schriebvogel was once again the owner. He sold the cabin and lots in 1986 to William and Diane Graves. Graziana Lazzarino, the current owner, acquired the property from the Graveses in 1993.

36. Sources of information:

Boulder County Assessor Records.

Deeds 1344054, 739970, 731947, 584820, 00374895, 00355520, 00066070, 00038815, 90736685, 90379923, 90332872, and 90316832. Boulder County Clerk and Recorder.

World War I Draft Registration Card for Ralph B. Thompson.

U.S. Census of 1900. Chicago Ward 23, Cook County, Illinois. Roll T623\_273; Page: 9A; Enumeration District: 697.

U.S. Census of 1910. Chicago Ward 22, Cook County, Illinois. Roll T624\_265; Page: 15A; Enumeration District: 966; Image: 483.

U.S. Census of 1920. Chicago Ward 21, Cook County (Chicago), Illinois. Roll T625\_332; Page: 10A; Enumeration District: 1196; Image: 533.

U.S. Census of 1930. Denver, Denver County, Colorado. Roll 233; Page: 34B; Enumeration District: 15; Image: 100.0.

U.S. Census of 1930. Denver, Denver County, Colorado. Roll 236; Page: 17A; Enumeration District: 92; Image: 653.0.

Marriage Certificate 90637323. Jack Horn to Helen Lundy, 1959.

## 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 Boulder County landmark criteria:

- 1. the character, interest, or value of the proposed landmark as part of the development, heritage, or cultural characteristics of the county;
- 2. the proposed landmark as a location of a significant local, county, state, or national event;
- 3. the identification of the proposed landmark with a person or persons significantly contributing to the local, county, state, or national history;
- 4. the proposed landmark as an embodiment of the distinguishing characteristics of an architectural style valuable for the study of a period, type, method of construction, or the use of indigenous materials;
- 5. the proposed landmark as identification of the work of an architect, landscape architect, or master builder whose work has influenced development in the county, state, or nation;
- 6. the proposed landmark's archaeological significance;
- 7. the proposed landmark as an example of either architectural or structural innovation; and
- 8. the relationship of the proposed landmark to other distinctive structures, districts, or sites which would also be determined to be of historic significance.
- Does not meet any of the above Boulder County landmark criteria.

39. Areas of significance: **Architecture**  
**Social History**

40. Period(s) of Significance: **Architecture, 1934; Social History, 1934-1940**

41. Level of Significance:  National  State  Local  Not Applicable

42. Statement of Significance:

**This property is historically significant for its association with the development of Wondervu, a collection of mountaintop summer cabins marketed to and owned by members of the working and middle classes. Owners of this cabin included a shoe salesman and a hotel supply salesman. The cabin is also architecturally significant as an example of the Rustic style. Character-defining features include log siding, native-**

stone chimney, and exposed rafter ends. However, because of its lack of notable historical or architectural significance, this property should not be considered individually eligible for listing in the National Register of Historic Places, the Colorado State Register of Historic Properties, or as a Boulder County Landmark.

43. Assessment of historic physical integrity related to significance:

**Constructed in 1934, this cabin exhibits a moderate 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, feeling, and association. Additions have altered the original plan, and the original windows have been replaced. Other character defining features, however, including the original wall cladding, remain intact. This building retains sufficient physical integrity to convey its historical and architectural significance.**

**VII. NATIONAL REGISTER ELIGIBILITY ASSESSMENT**

- 44. National Register eligibility field assessment:  Individually eligible  Not eligible  Need data  Previously listed
- State Register eligibility field assessment:  Individually eligible  Not eligible  Need data  Previously listed
- Local landmark eligibility field assessment:  Individually eligible  Not eligible  Need data  Previously listed

45. Is there National Register district potential:  Yes  No

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.**

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): **signalrockrd0024 - 1.tif to signalrockrd0024 - 4.tif**  
Digital photographs filed at: **Boulder County Parks and Open Space  
5201 St. Vrain Road  
Longmont, CO 80502**

48. Report title: **Wondervu Historical and Architectural Survey, 2009-10**

49. Date(s): **09/28/2009**

50. Recorder(s): **Adam Thomas**

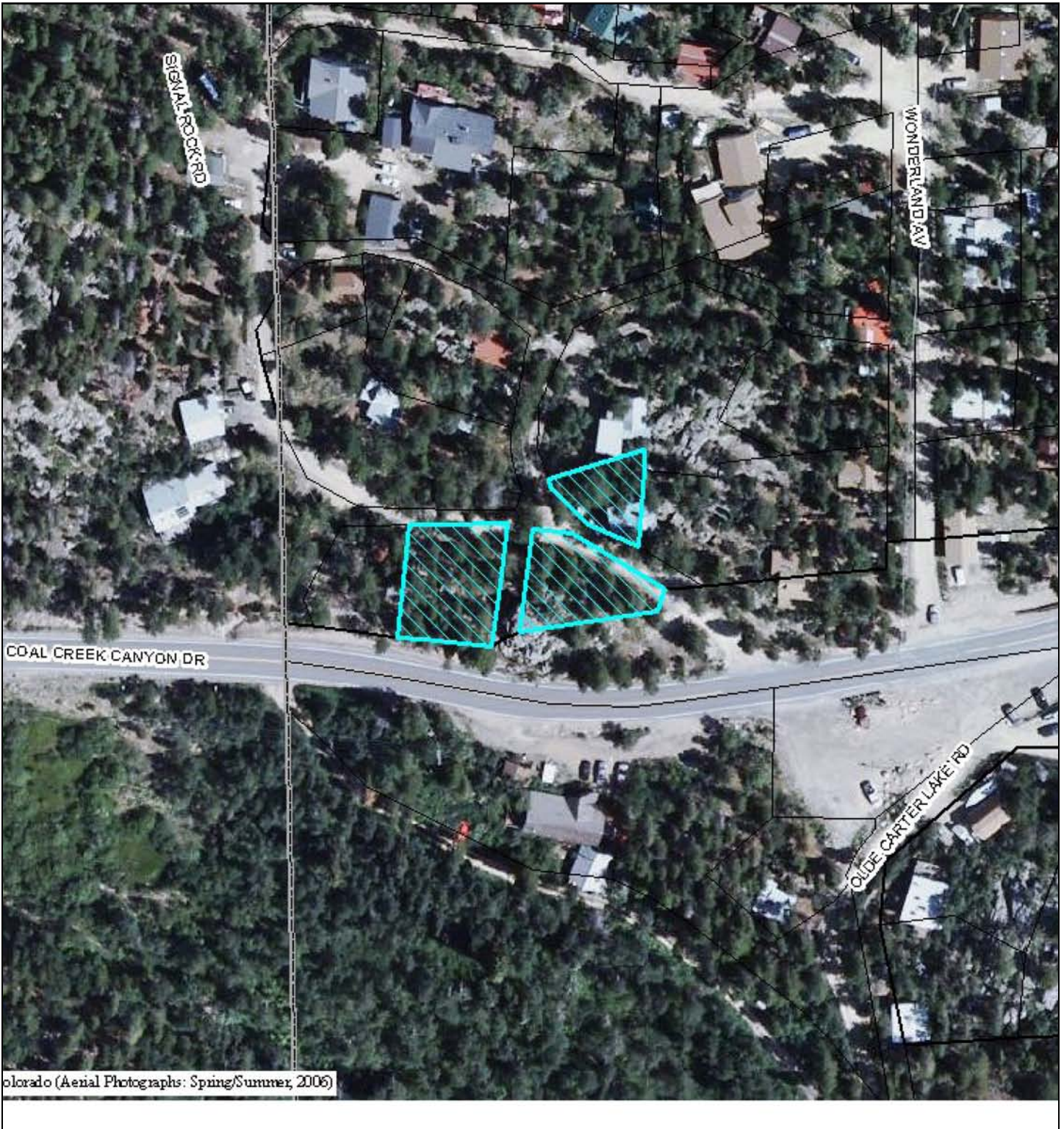
51. Organization: **Historitecture, LLC**

52. Address: **PO Box 419  
Estes Park, CO 80517-0419**

53. Phone number(s): **(970) 586-1165**

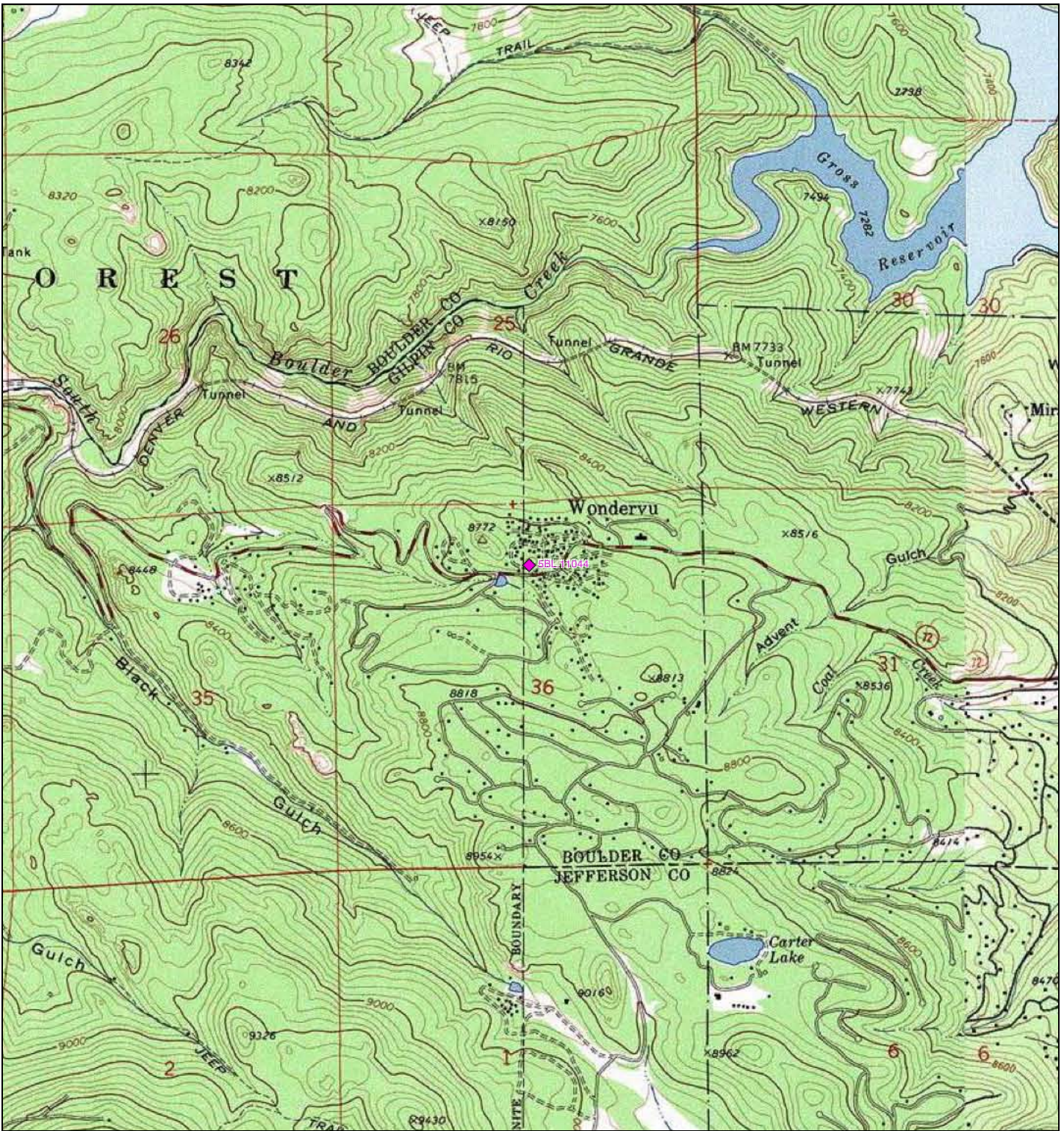


**SKETCH MAP**





LOCATION MAP



Source: U.S. Geological Survey 7.5' Tungsten - 1972