

COLORADO CULTURAL RESOURCES INVENTORY

Greeley 8th Avenue Survey

Historical and Architectural Reconnaissance Form

OAHP Site #: **5.WL.7837**

Eligibility Evaluation (OAHP use only)

Date _____ Initials _____

____ Determined Eligible – NR

____ Determined Eligible - SR

____ Needs Data

____ Eligible District – Contributing

____ Eligible District - Noncontributing

IDENTIFICATION

1. Current Property Name: **Northern Colorado Agri-Business Inc., et. al.**
Historic Property Name **Kurland Motor Company, Messer & Porter
Feed & Seed Store, B & M Furniture Store**
2. Resource Classification: **Building**
3. Ownership: **Private**
Owner(s) contact info:

LOCATION

4. Street Address: **1221 8th Avenue**
5. Municipality: **Greeley, Colorado**
6. County: **Weld**
7. USGS Quad (7.5'): **Greeley, Colorado** year: **1950** **Photorevised 1980**
8. Parcel Number: **096108210021**
9. Parcel Information: Lot(s): **4** Block: **97** Addition: **Greeley Original Townsite**
10. Acreage: **< 1 (20,000 square feet)**
11. PLSS information: Principal Meridian: **6th** Township: **5 North** Range: **65 West**
NW¼ SW¼ NE¼ NW¼ of section **8**
12. Location Coordinates: **Zone 13** **526199 mE** **4474271 mN**
Datum: NAD83

DESCRIPTION

13. Construction features (forms, materials)
Property Type: **One Story Commercial Building**
Building Plan: **Rectangular Plan**
Dimensions in Feet: **50' N-S by 150' E-W**
Stories: **One**
Architectural Style/Type: **Early Twentieth Century Commercial**
Foundation: **Concrete**

- Walls:** The east wall (originally the façade, facing 8th Avenue), originally contained three garage door service bay openings, and two single entry doors. These former openings have been filled in with painted pale green vertical wood siding, above three stretcher courses of painted cream white brick, and one soldier course of red brick at the base of the east wall. The filled in former openings contain windows (described below), and are divided by four painted cream white brick columns. Two additional painted cream white brick columns are at either end of the east elevation. An applied brown metal faux roof eave is affixed to the upper east elevation wall, and wraps around to cover the upper east end of the south elevation, and most of the upper north elevation. The north wall is clad with a veneer of painted cream white brick laid in common bond, with five slightly projecting decorative brick buttresses. The west (rear) wall is made of painted cream white concrete blocks. The south wall is made of painted white brick laid in common bond.
- Windows:** The east wall (facing 8th Avenue) contains three sets of tripled, vertically-oriented, single-light fixed-pane windows, and two singular, vertically-oriented, single-light fixed-pane windows, all with painted red wood frames. These window arrangements on the east elevation are placed within three former garage door service bay openings, and two single entry door openings, now filled in and clad with painted pale green horizontal wood siding, and divided by the painted cream white brick columns. The west (rear) elevation contains three single-light windows, with metal awnings.
- Roof:** The roof is flat, with a flat parapet on the east elevation, and with a stepped parapet at the front (east) end of the south elevation.
- Chimney(s):** N/A
- Porch(s) / Doors:** The north wall contains a glass-in-metal-frame door which enters the building from a large patio with buff color concrete pavers, red brick planters and square columns, and a painted dark brown open roof framing system of heavy timbers. This door enters into office space currently occupied by Northern Colorado Agri-Business, and Padgett Services. Another glass-in-metal-frame door on the north elevation enters into a small (175 square feet) pentagon-shaped enclosed foyer addition. This small addition features an exterior veneer of red brick and painted pale green horizontal wood siding, and a flat roof. The office space accessed through the foyer is currently occupied by All-State Insurance. Two service entry doors are located on the west (rear) elevation.

14. Landscape (important features of the immediate environment)

- Garden
 Mature Plantings
 Designed Landscape
 Walls
 Parking Lot
 Driveway
 Sidewalk
 Fence
 Seating

HISTORICAL ASSOCIATIONS

15. Historic function/use: **Commerce/Trade / Specialty Store (automobile sales and repair garage, feed and seed store, furniture store)**
- Current function/use: **Commerce/Trade / Business/Professional**
16. Date of Construction: **1930 (actual) (per city directories, Sanborn maps, and Assessor records)**
17. Other Significant Dates: **N/A**

18. Associated NR Areas of Significance

- | | | | | |
|-----------------------------------------------------------|--------------------------------------------------|----------------------------------------------------|------------------------------------------|----------------------------------------------|
| <input type="checkbox"/> Agriculture | <input checked="" type="checkbox"/> Architecture | <input type="checkbox"/> Archaeology | <input type="checkbox"/> Art | <input checked="" type="checkbox"/> Commerce |
| <input type="checkbox"/> Community Planning & Development | <input type="checkbox"/> Conservation | <input type="checkbox"/> Economics | <input type="checkbox"/> Education | <input type="checkbox"/> Engineering |
| <input type="checkbox"/> Entertainment/Rec. | <input type="checkbox"/> Ethnic Heritage | <input type="checkbox"/> Exploration/Settlement | <input type="checkbox"/> Health/Medicine | <input type="checkbox"/> Industry |
| <input type="checkbox"/> Invention | <input type="checkbox"/> Landscape Architecture | <input type="checkbox"/> Law | <input type="checkbox"/> Literature | <input type="checkbox"/> Maritime History |
| <input type="checkbox"/> Military | <input type="checkbox"/> Performing Arts | <input type="checkbox"/> Philosophy | <input type="checkbox"/> Politics/Gov't. | <input type="checkbox"/> Religion |
| <input type="checkbox"/> Science | <input type="checkbox"/> Social History | <input checked="" type="checkbox"/> Transportation | <input type="checkbox"/> Other | |

19. Associated Historic Context(s) (if known): **City of Greeley 8th Avenue Survey; Greeley Downtown Historic District**

20. Retains Integrity of: Location Setting Materials Design Workmanship Association Feeling

21. Notes:

This property is located on the west side of the 1200 block of 8th Avenue. The building fronts directly onto a concrete sidewalk with brick pavers along the 8th Avenue curb line. A patio with buff color concrete pavers, red brick planters and square columns, and a painted dark brown open roof framing system of heavy timbers, is adjacent to the east (front) end of the building's north side. Asphalt parking lots are north and west of the building. Another single story commercial building is adjacent to the south.

Originally an automobile dealership and repair garage, followed by a feed and seed store, and a furniture store, the building was remodeled into professional office space circa 1976. Very limited evidence of the building's original and historic uses now remains.

22. Sources:

The Greeley City and Rural Route Directory. (Generally published annually by *the Greeley Tribune-Republican Publishing Company.*)

Sanborn Insurance Company maps for Greeley, Colorado dated June 1886, December 1887, January 1891, October 1895, January 1901, January 1906, October 1909, January 1918, April 1927, September 1946 (as an update of the April 1927 Sanborn maps), August 1968 (also as an update of the April 1927 Sanborn maps).

Weld County Assessor Property Information Map. <http://www.co.weld.co.us/maps/propertyinformation>

Weld County Assessor Property reports. <https://propertyreport.co.weld.co.us>

FIELD ELIGIBILITY RECOMMENDATIONS

Local Landmark Eligible? yes no needs data

Individually State Register Eligible? yes no needs data

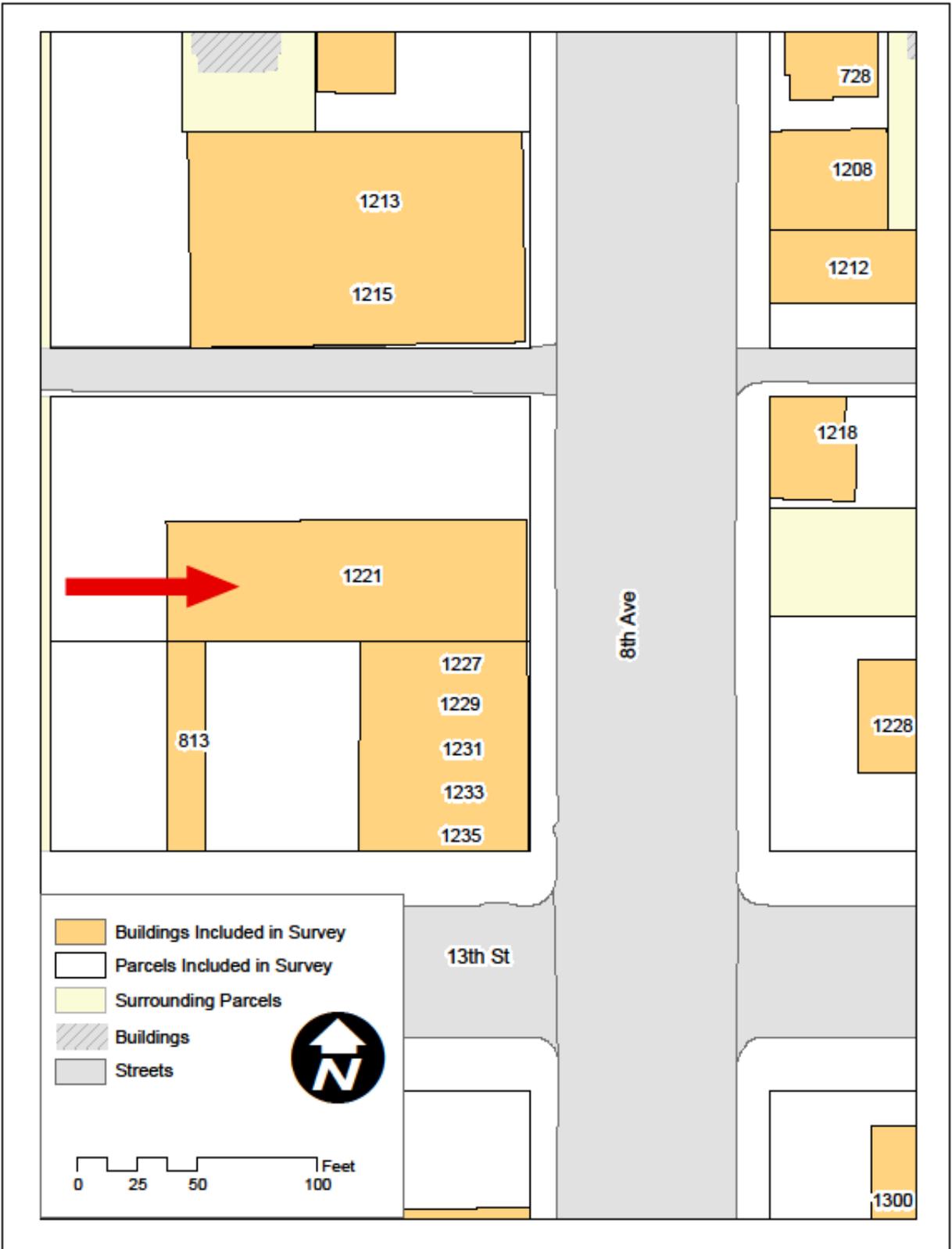
Individually National Register Eligible? yes no needs data

Contributes to a Potential Historic District? yes no needs data property is not located within a potential district

RECORDING INFORMATION

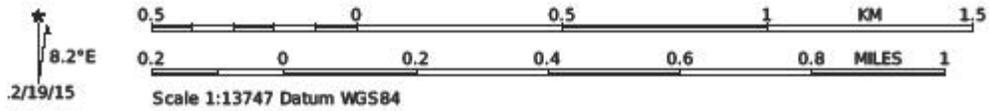
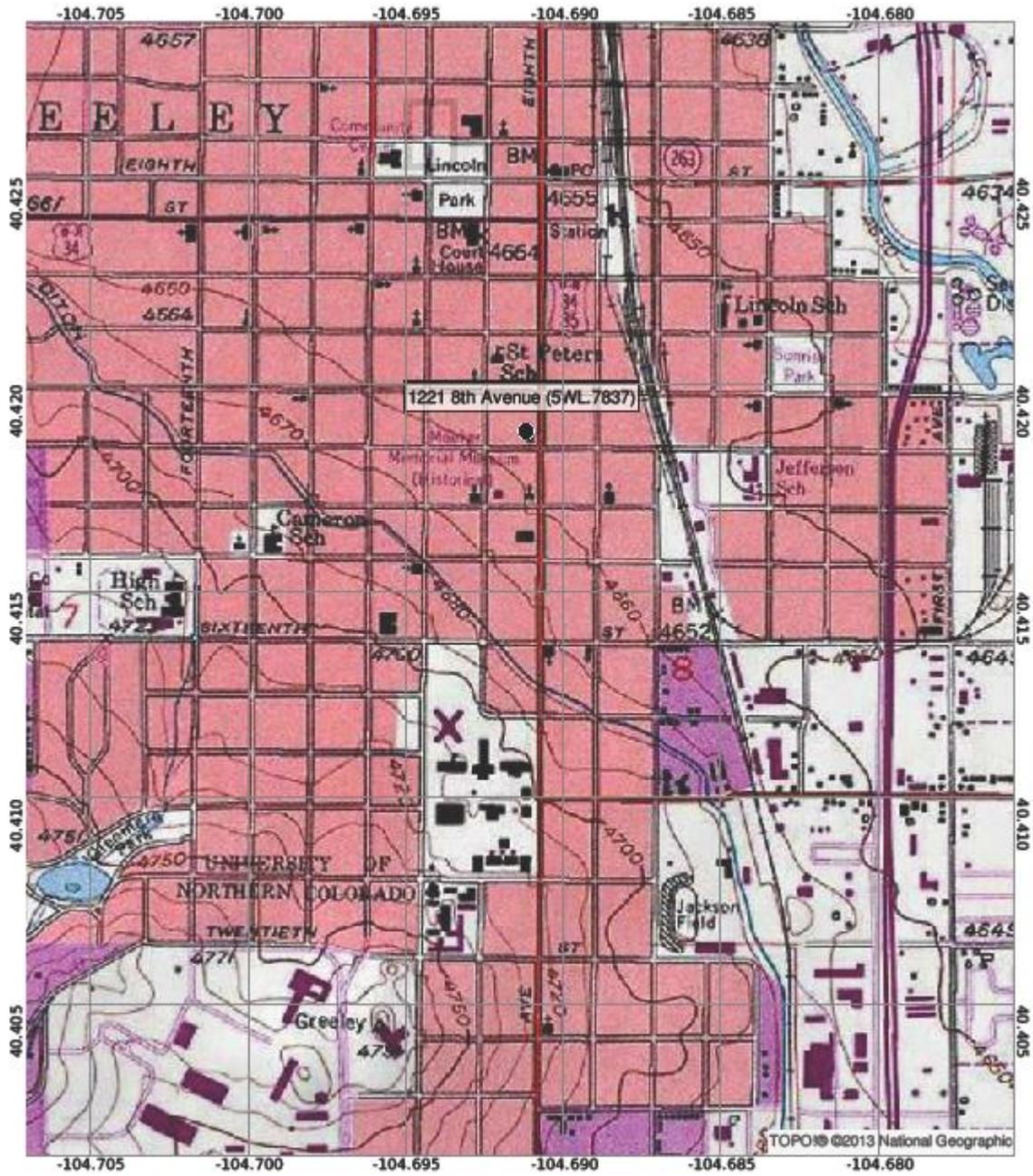
Recorded by: **Carl McWilliams** Date: **September 30, 2015**
Affiliation/Organization: **Cultural Resource Historians LLC** Phone Number: **(970) 493-5270**
Report title: **Greeley 8th Avenue Comprehensive
Historic Resource Survey**
Project Sponsor: **City of Greeley Historic Preservation Office**
Photo Log: **CD 1, Images 48-53**

SKETCH PLAN



LOCATION MAP

1221 8th Avenue





CD 1, Image 48, View to NW of façade (east)



CD 1, Image 49, View to SW of façade (east) and east portion of north side



CD 1, Image 50, View to SSE of north side



CD 1, Image 51, View to SE of rear portion of north side and of rear (west)



CD 1, Image 52, View to east of rear (west)



CD 1, Image 53, View to north of south side