

COLORADO CULTURAL RESOURCE SURVEY

Architectural Inventory Form

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**Official Eligibility Determination
(OAHF use only)**

OAHF1403

Rev. 9/98

Date _____ Initials _____
____ Determined Eligible – National Register
____ Determined Not Eligible – National Register
____ Determined Eligible – State Register
____ Determine Not Eligible – State Register
____ Need Data
____ Contributes to eligible National Register District
____ Noncontributing to eligible National Register District

I. IDENTIFICATION

1. Resource number: **5LR.6608** Parcel number(s): **9514428004**
2. Temporary resource number: **N/A**
3. County: **Larimer**
4. City: **Loveland**
5. Historic Building Name: **Peterson House; Sunderland House; Kingery House**
6. Current Building Name: **Williams House**
7. Building Address: **521 W 5th Street**
8. Owner Name: **Joseph F. and Rose Ann Williams**
Owner Organization:
Owner Address: **521 W 5th St**
Loveland, CO 80537-5425



44. National Register eligibility field assessment: **Not Eligible**
Local landmark eligibility field assessment: **Eligible**

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II. GEOGRAPHIC INFORMATION

9. P.M.: **6th** Township: **5N** Range: **69W**
SW ¼ of SE ¼ of NW ¼ of SE ¼ of Section 14
10. UTM reference (Datum: NAD27)
 Zone: **13** **492928 mE** **4471582 mN**
11. USGS quad name: **Loveland, Colorado**
 Year: **1962; Photorevised 1984** Map scale: **7.5'**
12. Lot(s): **Lot 1, and West 12 FT. of Lot 2, Except East 7 FT. of South 142 FT. of Lot 2, Block 1**
 Addition: **Seely Addition** Year of addition: **1906**
13. Boundary description and justification:
This legally defined parcel encompasses, but does not exceed, the land historically associated with this property.
 Metes and bounds?: Describe:

III. ARCHITECTURAL DESCRIPTION

14. Building plan (footprint, shape): **L-Shaped Plan**
15. Dimensions in feet: **Length: 76 feet x Width: 34 feet**
16. Number of stories: **1 1/2**
17. Primary external wall material(s): **Wood/Horizontal Siding**
18. Roof configuration: **Gabled Roof/Front Gabled Roof**
19. Primary external roof material: **Asphalt Roof/Composition Roof**
20. Special features:
Porch
Chimney
Garage/Attached Garage
21. General architectural description:
This single family residence consists of a historic (circa 1918) front-gabled Bungalow type dwelling, with a large 1993 gabled rear addition. The original dwelling measures 40' N-S (deep) by 30' E-W (across), while the 1993 addition, which is slightly offset to the west, measures 36' N-S by 30' E-W. The original dwelling is supported by a low painted grey concrete foundation, while its exterior walls are clad with painted white, narrow, horizontal wood siding. Painted white stucco appears in the upper gable end on the façade, however. The front-gabled roof is low-pitched, and is covered with grey asphalt composition shingles. Painted white rafter ends are exposed beneath widely-overhanging eaves, while a red brick chimney is located near the north end of the roof ridge. Decorative purlins appear in the façade's upper gable end. The house features a symmetrical façade, with a full width, 8' by 30', Craftsman style porch which faces toward West 5th Street on the south elevation. A stained natural brown glass-in-wood-frame door, covered by a non-historic white metal storm door, enters the center of the façade, and is flanked on either side by a 6/1 (ribbon style) double-hung sash window. The porch is approached by three concrete steps, and features a tongue-in-groove wood floor, an open wood railing, painted white narrow horizontal wood siding clad pedestals, and painted white wood piers. The porch is recessed under the front end of the house's front gable roof. The porch pedestals are adorned with flower boxes.

The 1993 36' by 30' addition is supported by a concrete foundation, and has painted white narrow horizontal exterior wood siding. It is covered by a low-pitched gable roof, with grey asphalt composition shingles and with

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painted white boxed eaves. The addition's windows are predominantly single light casements. A set of paired white metal-paneled doors, enter the addition on its east elevation.

A formerly detached wood frame garage now adjoins the east elevation of the original house and its addition. The garage measures 20' N-S by 18.5' E-W; it is supported by a concrete slab foundation, and its exterior walls are clad with painted white horizontal weatherboard siding with 1" by 4" corner boards. The garage roof is a low-pitched front gable, with grey asphalt composition shingles, and with painted white rafter ends exposed beneath widely-overhanging eaves. Two sets of paired vertical wood plank bi-fold garage doors penetrate the south elevation. These doors open onto a concrete ribbon driveway which extends along the east side of the house to W. 5th Street.

22. Architectural style:

Building type: **Bungalow**

23. Landscape or special setting features: **This property is located on the north side of West 5th Street in the block between Roosevelt and Sheridan Avenues. The planted grass front yard is nicely landscaped, and includes three small stands of aspen trees. A narrow planted grass strip of land is located between the front sidewalk and the street. A concrete ribbon driveway extends from W. 5th Street, along the east side of the house, to the garage.**

24. Associated buildings, features or objects: **A formerly detached garage, now attached to the house's addition, is described above in field 21.**

IV. ARCHITECTURAL HISTORY

25. Date of construction: Estimate: **1918** Actual:
Source of information: **Larimer County Assessor records; Loveland city directories**

26. Architect: **Unknown**
Source of information: **N/A**

27. Builder: **Unknown**
Source of information: **N/A**

28. Original owner: **Eric P. and Nora A. Peterson (probably)**
Source of information: **Loveland city directories**

29. Construction history:
Larimer County Assessor records list 1918 as this house's year of construction. This date is consistent with the house's Bungalow style, architectural details, and overall condition. The building's address (521 W. 5th Street) begins to appear in Loveland city directories in 1920 or 1922. The house and garage are both depicted on the 1927 and 1937 Sanborn Insurance maps. The house apparently stood as originally built until 1993 when a large gabled addition was built onto the rear (north) elevation of the original dwelling. The addition was built by D.H. Construction (operated by Doug Hasert), with Haas Plumbing, Gibson Heating, and Moon Light Electric acting as subcontractors to D.H. Construction. A building permit for the addition was obtained in June 1993, and the work was completed and approved by inspectors in October 1993.

30. Original location: ☒ Moved: Date of move(s):

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V. HISTORICAL ASSOCIATIONS

31. Original use(s): Domestic/Single Dwelling
32. Intermediate use(s): Domestic/Single Dwelling
33. Current use(s): Domestic/Single Dwelling
34. Site type(s): Single family dwelling

35. Historical background:

Larimer County Assessor records indicate that this house was built circa 1918, and its address begins to appear in Loveland city directories in the early 1920s. Eric P. and Nora Peterson, listed here in the 1922 directory, were perhaps the original residents. Born at Gestrikland, Sweden on May 1, 1869, Eric P. Peterson immigrated to the United States at a young age. He was married to Nora A. Wahlstrom in Galva, Illinois on June 10, 1897. The Petersons settled in Holdrege, Nebraska, where they raised a family and where Mr. Peterson was engaged in the grocery business, before moving to Loveland in 1921. The Petersons then ran a small grocery store on Garfield Avenue until they eventually retired. Mrs. Peterson passed away on December 23, 1958. She was followed by Mr. Peterson, who died fourteen months later in February 1960.

According to the city directories, after the Petersons, this house was occupied by J.W. Berry in the mid-to-late 1920s, followed by Edwin P. "Perry" Sunderland, who lived and owned here from the late 1920s to the early 1940s. Born in Marion County, Indiana on December 19, 1877, Edwin P. Sunderland was the son of Dan and Martha Sunderland. He was employed by the Great Western Sugar Company in Greeley between 1906 and 1908, before transferring to Loveland in 1908 where he continued his long career with the company which would eventually span thirty-seven years. He served as master mechanic at Great Western's Loveland factory for several years prior to his eventual retirement in 1943. Mr. Sunderland's first wife, Emma, died in 1933. His second wife, Bess (Hanes), passed away in June 1949, at the relatively young age of 54. Mr. Sunderland himself passed away in June of 1950 at the age of 73.

Following his death, during the 1940s and early 1950s, this house was occupied by Jim White, K.S. Gurwell, and perhaps others, until it was acquired by Richard and Merle Kingery circa 1952. Richard Ira Kingery was born in Madison County, Iowa on September 27, 1911. He graduated from Winterset, Iowa High School in 1931, and was married to Merle Berry of nearby Lorimor on June 9, 1937. The Kingerys farmed in Madison and Union counties, in Iowa, before moving to this house in Loveland in 1952. In Colorado, Mr. Kingery was employed as an engineer with the U.S. Bureau of Reclamation, and in this capacity was involved in designing power plants, irrigation works, and other projects prior to his retirement in 1973. The Kingerys lived in this house until the mid-1980s when they moved back to Winterset, Iowa. Mr. Kingery passed away there on October 14, 2005 at the age of 94. He was survived by his wife, Merle (they had been married sixty-eight years), and by two daughters, Shirley (Mrs. Gary Schmitz) and Rosemary (Mrs. Carl Doerr).

Following the Kingerys long tenure, this property has been owned and occupied by Joseph F. and Rose Ann Williams, from the late 1980s to the present. (2007).

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36. Sources of information:

Building permit files for 521 W. 5th Street. On file with the City of Loveland Building Division.

Larimer County Assessor records.

Larimer County Assessor: Residential Property Appraisal Card.

Loveland city directories.

Sanborn Insurance Maps, August 1927, July 1937.

"Eric P. Peterson Dies at Hospital." *Loveland Daily Reporter Herald*, February 22, 1960, p. 6.

"Perry Sunderland, 73, Dies Tuesday." *Loveland Daily Reporter Herald*, June 27, 1950, p. 1.

"Mrs. Sunderland Dies Wednesday." *Loveland Daily Reporter Herald*, June 23, 1949, p. 1.

"Richard I. Kingery." (obituary) *Loveland Daily Reporter Herald*, October 21, 2005, p. B3.

VI. SIGNIFICANCE

37. Local landmark designation: Yes No ☒ Date of designation:

Designating authority:

38. Applicable National Register criteria:

A. Associated with events that have made a significant contribution to the broad pattern 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 represents the work of a master, or that possesses high artistic values, or represents a significant and distinguished entity whose components may lack individual distinction;

D. Has yielded, or may be likely to yield, information important in history or prehistory.

Qualifies under Criteria Considerations A through G (see Manual).

☒ Does not meet any of the above National Register criteria.

Loveland Standards for Designation:

- | | | |
|-------------------------------------|--------------------------|--|
| <input checked="" type="checkbox"/> | Architectural | Exemplifies specific elements of an architectural style or period |
| | Architectural | Is an example of the work of an architect or builder who is recognized for expertise nationally, statewide, regionally, or locally |
| | Architectural | Demonstrates superior craftsmanship or high artistic value |
| | Architectural | Represents an innovation in construction, materials, or design |
| | Architectural | Represents a built environment of a group of people in an era of history |
| | Architectural | Exhibits a pattern or grouping of elements representing at least one of the above criteria |
| | Architectural | Is a significant historic remodel |
| | Social/cultural | Is a site of an historic event that had an effect upon society |
| <input checked="" type="checkbox"/> | Social/cultural | Exemplifies the cultural, political, economic, or social heritage of the community |
| | Social/cultural | Is associated with a notable person(s) or the work of a notable person(s) |
| <input checked="" type="checkbox"/> | Geographic/environmental | Enhances sense of identity of the community |
| | Geographic/environmental | Is an established and familiar natural setting or visual feature of the community |

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39. Area(s) of significance: **Not Applicable**
40. Period of significance: **Not Applicable**
41. Level of significance: National: State: Local: ☒
42. Statement of significance:
- This house is architecturally significant for its highly-representative Bungalow style of architecture. Hallmarks of the Bungalow style found on this house include its full-width Craftsman style front porch, its low-pitched front gable roof, with exposed rafter ends beneath the eaves, the decorative purlins in the façade's upper gable end, and the ribbon-style double-hung windows. The property is also historically significant for its association with Loveland's residential development through the mid-1900s. The property's level of significance in these regards is not to the extent that it would qualify for individual listing in the National Register of Historic Places or in the State Register of Historic Properties. Despite some loss of integrity, the property, probably does qualify for local landmark designation by the City of Loveland.**
43. Assessment of historic physical integrity related to significance:
- This property displays a marginal level of integrity relative to the seven aspects of integrity as identified by the National Park Service and Colorado Historical Society - location, setting, design, materials, workmanship, feeling and association. The house's physical integrity has been somewhat diminished by the construction of a large rear addition in 1993. The addition, though, is quite compatible with the original construction, and is minimally visible from the street. Overall, a sense of time and place of a late 1910s Bungalow type house remains largely in evidence.**
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VII. NATIONAL REGISTER ELIGIBILITY ASSESSMENT

44. National Register eligibility field assessment: **Not Eligible**
 Local landmark eligibility field assessment: **Eligible**
45. Is there National Register district potential? Yes ☒ No
- Discuss: **Historic residential properties in the neighborhood west of downtown Loveland may collectively possess the historical and/or architectural significance, and display sufficient physical integrity, to comprise one or more State or National Register historic districts.**
- If there is National Register district potential, is this building: Contributing ☒ Noncontributing N/A:
46. If the building is in existing National Register district, is it: Contributing Noncontributing N/A: ☒
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VIII. RECORDING INFORMATION

47. Photograph number(s): **CD #3, Images 44-48CD #3** CDs filed at: **City of Loveland**
48. Report title: **City of Loveland Fifth Street Historic Survey** **Community and Strategic Planning Department**
49. Date(s): **10/07/07** **500 E. Third Street**
50. Recorder(s): **Carl McWilliams** **Loveland, CO 80537**
Timothy Wilder
51. Organization: **Cultural Resource Historians**
52. Address: **1607 Dogwood Court**
Fort Collins, CO 80525
53. Phone number(s): **(970) 493-5270**

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Sketch Map



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Location Map

