

Official eligibility determination
(OAHP use only)

_____	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

1.	Resource number:	5LR.14723	Parcel number(s):
2.	Temporary resource no.:	N/A	9513414008
3.	County:	Larimer	
4.	City:	Loveland	
5.	Historic building name:	Jones House, Gorom House, Weddell House	
6.	Current building name:	Shaffer House	
7.	Building address:	720 E. 6th Street	
8.	Owner name and address:	Marge Shaffer 720 E. 6th Street Loveland, CO 80537	



Not Individually Eligible
Not Individually Eligible
Not Eligible
Noncontributing

II. GEOGRAPHIC INFORMATION

9. P.M. **6th** Township **5N** Range **69W**
SW ¼ of SW ¼ of NW ¼ of SE ¼ of section 13
10. UTM reference (NAD 27)
Zone **13: 494275 mE 4471650 mN**
11. USGS quad name: **Loveland, Colorado**
Year: **1962; Photorevised 1984** Map scale: **7.5**
12. Legal Description: **"W 8 FT 4 INCHES OF LOT 7, ALL LOT 8, E 9 FT 10 INCHES OF N 75 FT LOT 9 & E 18 FT 4 INCHES OF S 65 FT LOT 9, BLK 2, AMD, GIFFORD GOSS ADD, LOV"**
Addition: **Gifford-Goss** 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.**

III. ARCHITECTURAL DESCRIPTION

14. Building plan (footprint, shape): **Rectangular Plan**
15. Dimensions in feet: **1274 square feet**
16. Number of stories: **One**
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[SE1][CM2]: **Porch, Chimney, Decorative Shingles, Fence**
21. General architectural description:
This Bungalow type dwelling features a basic rectangular-shaped plan that measures 43' N-S x 26' E-W. Not included in these dimensions is an enclosed front porch that measures 8' N-S x 19- E-W. The dwelling rests on a painted grey concrete foundation, and its exterior walls are clad with painted pale green horizontal wood siding, with painted white 1" x 4" corner boards. The roof is a moderately-pitched front gable, covered with grey asphalt composition shingles. Painted white rafter ends are exposed beneath widely-overhanging eaves. Decorative painted white purlins with knee braces appear in the upper gable ends. Decorative, painted grey, fish scale shingles appear in the north-facing upper gable end. The south-facing upper gable end is clad with painted grey stucco, with painted white false half-timbering. A short brick chimney with concrete parging is on the roof ridge.

The facade is symmetrical and faces north toward 6th Street. A non-historic painted white wood-paneled door, with an oval-shaped, leaded-glass, light, enters the enclosed front porch from a non-historic 6-step exterior porch with a black wrought iron railing. A non-historic rear deck and an enclosed, hipped-roof, rear entry porch are on the south-facing wall. The home's windows are primarily single and paired one-over-one double-hung sash, with white metal or wood frames, and with painted white wood surrounds.

22. Architectural style/building type: **Bungalow**

23. Landscaping or special setting features:

This well-maintained property is located on the south side of the 700 block of East 6th Street in the primarily residential neighborhood east of downtown Loveland. A small planted grass front yard and side yard east of the house are unfenced. A planted grass backyard is enclosed by fences made of wood and of recycled Trex-type material. A concrete driveway extends from the street curb along the west side of the house to a detached garage. A wide grass strip is between the public sidewalk and the street curb. A gravel alley is behind the property to the south.

24. Associated buildings, features, or objects:

Garage^[SE3]^[CM4]

A single-story, wood-frame, garage, with an addition to its original south wall, is near the rear southwest corner of the property. The original garage measures 22' N-S x 17' E-W, and the addition measures 11' N-S x 17' E-W. The garage rests on a poured concrete foundation, and its exterior walls are clad with painted pale green horizontal weatherboard siding with painted white 1" x 4" corner boards. The garage roof is a moderately-pitched front gable, with grey asphalt composition shingles laid over 1x wood decking and 2x wood rafters. The rafter ends are painted white and are exposed beneath the eaves. Decorative painted white purlins and a ridgepole, with knee braces, appear in the upper gable ends. The north-facing wall contains a rollaway garage door that opens onto a concrete driveway providing vehicular access from 6th Street. The east-facing wall contains a 4-light window with a painted white wood frame and surround.

The exterior walls of the garage addition are clad with wide, pale green color, horizontal Masonite type siding. The addition's roof is a moderately-pitched front gable, with grey asphalt composition shingles laid over 1x wood decking and 2x wood rafters. The rafter ends are painted white and are exposed beneath the eaves.

IV. ARCHITECTURAL HISTORY

- | | |
|-------------------------------------|--|
| 25. Date of Construction: Estimate: | Actual: 1920 |
| Source of information: | Larimer County Real Estate Appraisal Card, Sanborn Insurance maps, Loveland city directories. |
| 26. Architect: | Unknown |
| Source of information: | N/A |
| 27. Builder/Contractor: | Unknown |
| Source of information: | N/A |
| 28. Original owner: | Unknown |
| Source of information: | N/A |

29. Construction history (include description and dates of major additions, alterations, or demolitions):
The six Bungalow style dwellings at 714, 720, 726, 732, 738, and 744 E. 6th Street were all built in 1919 or 1920, presumably by the same builder. Larimer County Assessor records list 1920 as this dwelling's year of construction. U. S. federal census records, city directories and Sanborn Insurance maps corroborate a circa 1920 date of construction. Harry J. Jones and family are listed at this address in the 1920 census. The property's address, 720 E. 6th Street is not listed in the 1919 Loveland city directory; however, it does appear in the next available 1922 directory. The dwelling and the garage (without its addition) are depicted on the August 1927 Sanborn Insurance map. Earlier Sanborn maps do not depict this block. A 1948 Assessor card photo shows the front porch screened-in at that time, with two diamond-shaped windows in the porch's upper gable end. A 1970 Assessor card photo shows the porch enclosed at that time, with one-beside-one horizontal-sliding windows flanking the front door. The 1970 Assessor card photo also depicts the extant exterior concrete porch and black wrought iron railing. The enclosed front porch's extant double-hung sash windows evidently postdate 1970.

The rear deck and enclosed rear entry porch perhaps date from 2003 or 2007. In June 2003, a building permit was issued for work described as: "interior remodel – addition – dwelling space." In November 2007, a building permit was issued for work described as: "addition – dwelling space – porch addition / alteration 1." Both permits expired, however, apparently without a notation that the work was inspected and finalized by the city.

30. Original Location: **Yes** Date of move(s): **N/A**

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: **Building**
35. Historical background:
Harry J. and Grace Jones, and their son, Edwin, were this home's original residents, from 1920 until 1937. Mr. Jones worked as a bookkeeper for the Great Western Sugar Company for 41 years, from 1917 until his retirement in 1958. The son of Samuel C. and Alice May (Alexander) Jones, Harry was born on June 11, 1889 at Maryville, Nodaway County, Missouri. He moved to Colorado as a young man where he met and married Miss Grace M. Travis in Fort Collins on Christmas Day in 1910. The daughter of William E. and Elizabeth "Lizzie" Travis, Grace was born in Weld County, Colorado on December 19, 1889. Elizabeth was the niece of venerable Fort Collins pioneer Benjamin Whedbee, for whom Whedbee Street in Fort Collins is named. When Elizabeth's husband passed away in 1897, she and her two young daughters - Grace (age 8) and Maryann (age 2) - went to live with the Whedbee family in Fort Collins. It was in the Whedbee household that Grace spent her formative years.

Harry and Grace Jones moved to Loveland not long after they were married. A son, whom they named Edwin, was born in 1913. The Jones family moved into this newly-built house on East 6th Street in 1919 or 1920, and remained here until circa 1937. In later years, they lived at 533 E. 9th Street. Harry retired from the Great Western Sugar Company in 1958, and at that time he and Grace moved to Woodland, California (near Sacramento), where their son Edwin was living. Harry passed away there on October 19, 1966 at the age of 77. Grace also died in Woodland, on May 29, 1983, at the age of 93.

This house was next associated with Kenneth and Glatha Gorom, beginning in 1938. The son of Frank C. and Anna Gorom, Kenneth was born in Cheyenne, Laramie, County, Wyoming on December 28, 1905. The Gorom family moved to Loveland in 1912 where Frank worked for many years as a master locomotive mechanic for the Great Western Railway (a subsidiary of the Great Western Sugar Company). The Gorom family lived at 518 E. 9th Street before moving to 744 E. 6th Street (5LR.14727) in 1919 or 1920.

Kenneth Gorom came of age in that home, and on February 21, 1928, he was married to Miss Glatha Warriner. Kenneth and Glatha would later make their home here, at 720 E. 6th Street, just down the block from his parents' house. The daughter of Horace and Elizabeth Warriner, Grace Louise Warriner was born at Schaller, Sac County, Iowa, on October 9, 1906.

Following in his father's footsteps, Kenneth Gorom also gained employment with the Great Western Railway. The 1938 Loveland city directory lists his occupation as "Mach. Helper – GWRY," while subsequent directories list his occupation as "Mach. GWRY." Kenneth and Glatha were the parents of two daughters, whom they named Joan and Nancy.

Kenneth Gorom lived to be just 45 years old. He passed away on October 26, 1951 following a year-long illness. Glatha Gorom continued to live in this home, and on April 29, 1961, she married her second husband, Joseph P. Weddell. Employed as a storekeeper by the Great Western Sugar Company, Joseph Wedell was a widower, as his first wife, Delores, had recently passed away in 1959. Joseph and Glatha Weddell then continued to live in this house for the next several years. Glatha Weddell (nee Gorom, nee Warriner) passed away on March 3, 1965, at the age of 58. Joseph Wedell continued to live in this home until he too passed away on June 30, 1973 at the age of 74.

Edna Ella Rhoads, the widow of Harvey E. Rhoads, next lived in this house between circa 1973 and her death in July 1985. The home's more recent residents include Bernie Lebrize, Jeff Thomas, Robert Leichter, Theresa Ann Shaffer, and Tyler Shaffer. Marge Shaffer is the current property owner, in 2020.

36. Sources of information:

A Guide to Historic Loveland (Loveland Museum and Gallery, 1996).

Larimer County Assessor Online Property Records: <https://www.larimer.org/assessor/search#/property/>
(Larimer County) "Real Estate Appraisal Card." On file at the Loveland Museum Gallery.

City of Loveland building permit files, on file in the Development Services Department, Building
Division, 410 E. 5th Street, Loveland, CO.

Loveland City Directories.

Loveland's Historic Downtown: A Guide to the Buildings (Loveland Museum and Gallery, 2001).

Newspaper Articles (arranged chronologically)

"Two Christmas Weddings." (Fort Collins) *Weekly Courier*, December 29, 1910, p. 1.

"Kenneth Gorom Dies After Year's Illness." *Loveland Daily Reporter Herald*, October 26, 1951, p. 1.

"Gorom – Weddell Vows Solemnized Recently." *Loveland Daily Reporter Herald*, May 19, 1961, p. 3.

"Former GW Employee Dies in California." (Harry J. Jones obituary) *Loveland Daily Reporter Herald*,
October 21, 1966, p. 10.

Sanborn Fire Insurance maps of Loveland, dated June 1886, December 1890, September 1893,
November 1900, March, 1906, May 1911, April 1918, August 1927, July 1937, and September 1946.

VI. SIGNIFICANCE

37. Local landmark designation: **No** Date of designation: **N/A**

Designating authority: **N/A**

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 possess high artistic values, or represents a significant and distinguishable entity whose components may lack individual distinction; or

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

38. A Loveland Standards for Designation

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
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)
Geographic/environmental	Enhances sense of identity of the community
Geographic/environmental	Is an established and familiar natural setting or visual feature of the community

39. Area(s) of significance: **Architecture**

40. Period of significance: **1920 - 1970**

41. Level of significance: **Local**

42. Statement of significance:

This house is architecturally notable as a representative Bungalow type dwelling, dating from 1920, a time when the Bungalow style was especially popular throughout America. The property is also historically significant for its association with residential development in Loveland, and in particular, for its association with the Jones, Gorom, and Weddell families, all of whom worked for the Great Western Sugar Company, or for its subsidiary, the Great Western Railway Company. The property's level of historical and architectural significance is not to the extent that it qualifies for individual listing in the National Register of Historic Places or in the State Register of Historic Properties. Due to some loss of integrity, the property is also evaluated as ineligible for local landmark designation by the City of Loveland.

43. Assessment of historic physical integrity related to significance:

This property displays a less than ideal level of physical integrity, relative to the seven aspects of integrity as defined by the National Park Service and the Colorado Historical Society - setting, location, design, materials, workmanship, feeling and association. Alterations to the historic dwelling (as described above in sections 21 and 29) have diminished this property's integrity, and thus, its ability to convey its architectural and historical significance.

VII. NATIONAL REGISTER ELIGIBILITY ASSESSMENT

44. National Register eligibility assessment: **Not Individually Eligible**

State Register eligibility assessment: **Not Individually Eligible**

Local Landmark eligibility assessment: **Not Eligible**

45. Is there National Register district potential? **Yes**

Discuss: [DJL5][CM6] **Historic properties in this primarily residential neighborhood east of downtown Loveland have the potential to form a historic district. More broadly, Loveland's east side neighborhoods, lying west and southwest of the former Great Western Sugar Company property have the potential to form one or more historic districts. This area is generally bordered by Jefferson Street on the west, 4th Street on the south, 13th Street on the north, and Monroe and Pierce Avenues on the east.**

If there is N.R. district potential, is this building contributing or noncontributing? **Noncontributing**

46. If the building is in an existing N.R. district, is it contributing or noncontributing? **N/A**

VIII. RECORDING INFORMATION

47. Photograph numbers: **CD #1; Images 75-81**

CD filed at: **City of Loveland
Development Services Department
410 E. 5th Street
Loveland, CO 80537**

48. Report title: **Germans from Russia and the Great Western Sugar Company: A Survey of Historical Properties (Loveland CLG project CO-19-10006)**

49. Date(s): **May 12, 2020**

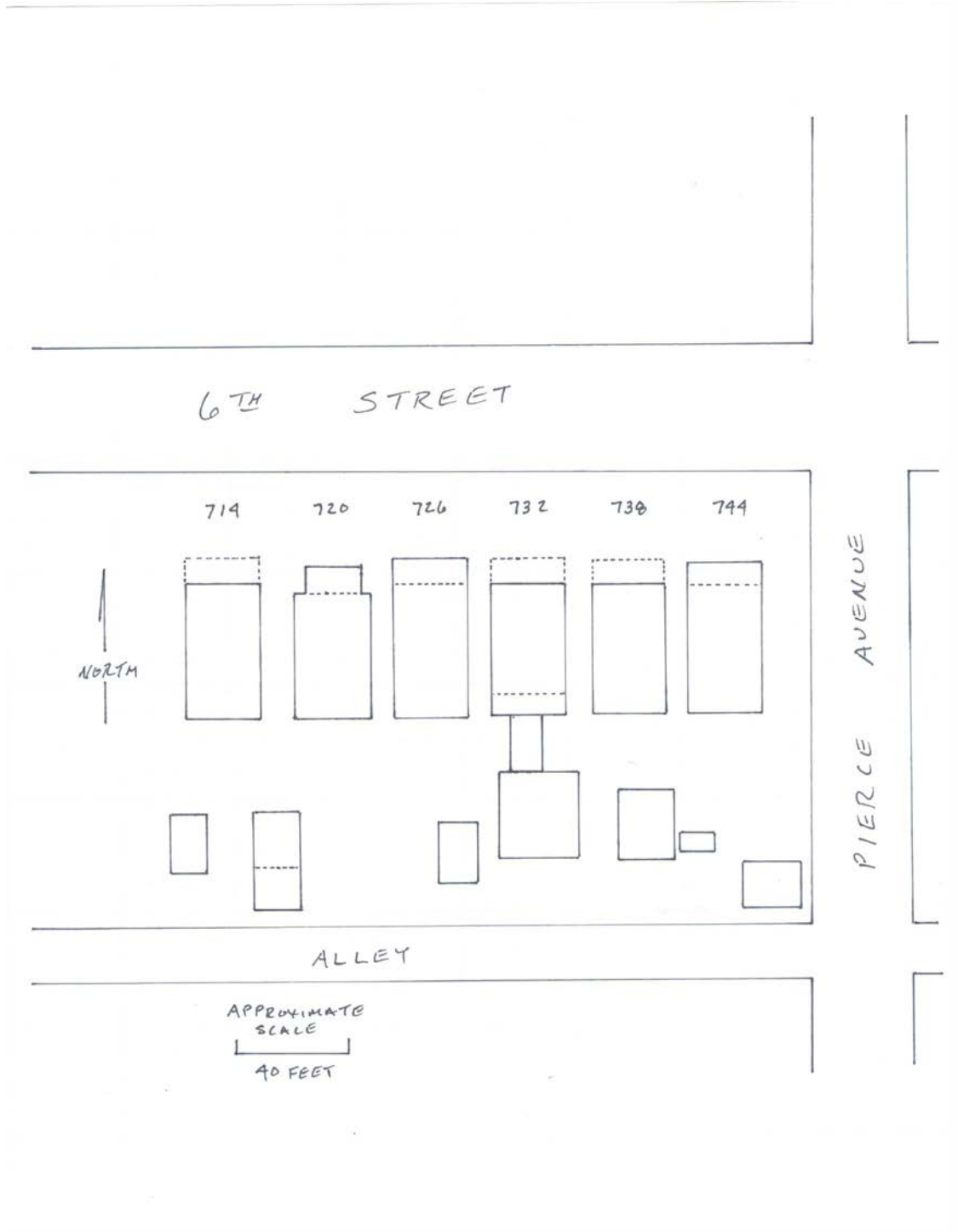
50. Recorder(s): **Carl McWilliams**

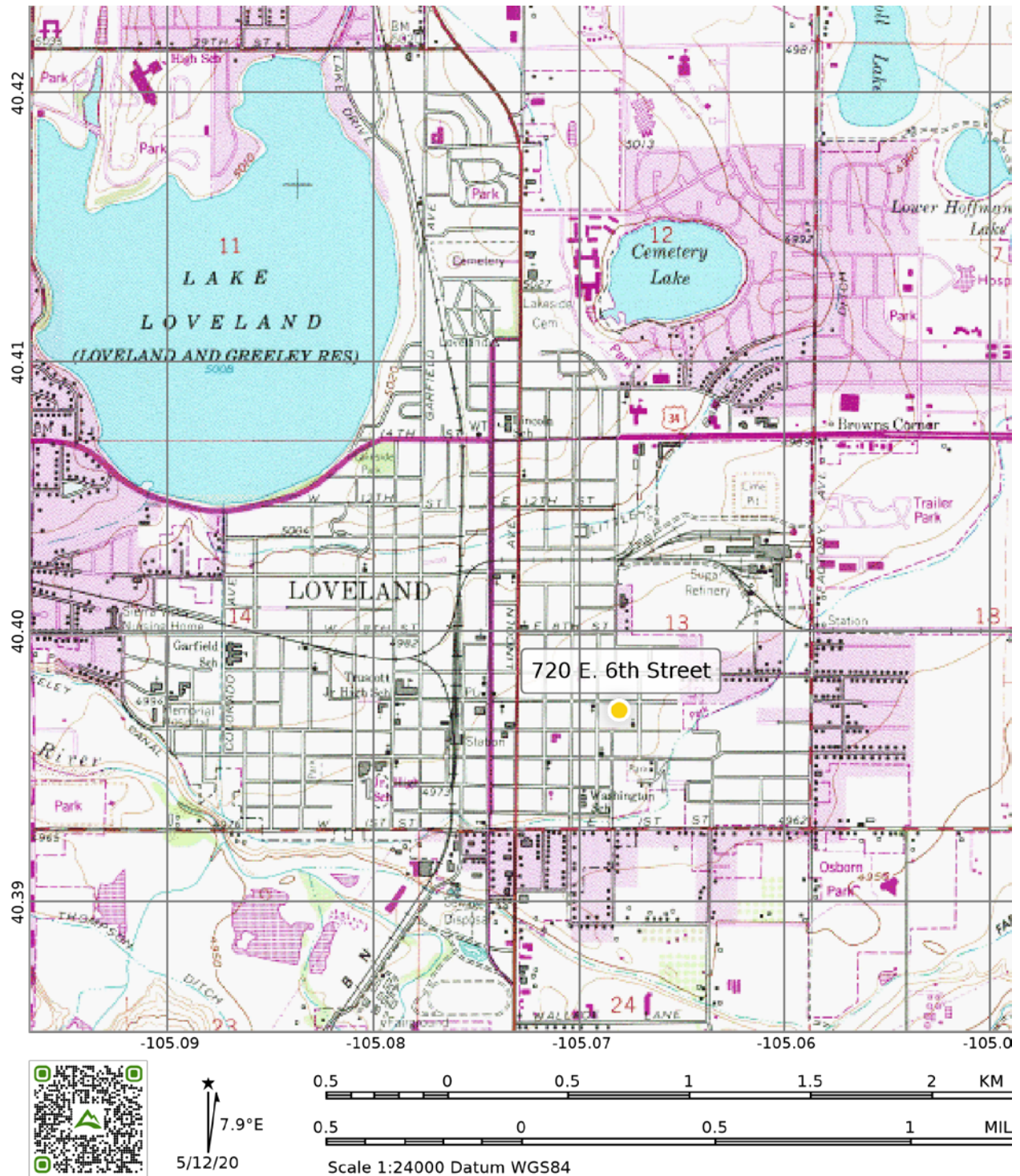
51. Organization: **Cultural Resource Historians**

52. Address: **1607 Dogwood Court, Fort Collins, CO 80525**

53. Phone number(s): **(970) 493-5270**

Sketch Map [SE7][CM8]



Location Map^[SE9]^[CM10]



CD 1, Image 75, View to South, of the dwelling



CD 1, Image 76, View to Southwest, of the dwelling



[SE11][CM12]



CD 1, Image 78, View to North, of the dwelling



CD 1, Image 79, View to Southwest, of the garage



CD 1, Image 80, View to Northwest, of the garage and the back fence



CD 1, Image 1, View to Northwest, of the garage