

Architectural Inventory Form

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I. IDENTIFICATION

1. Resource number: **5BL8760**
2. Temporary number: **N/A**
3. County: **Boulder**
4. City: **Longmont**
5. Historic building name: **Muir House / McCullah House**
6. Current building name: **Wood House**
7. Building address: **709 Kimbark Street**
8. Owner name: **Marcy S. Wood**
Owner address: **3333 Iris Avenue**
Boulder CO 80301

II. GEOGRAPHIC INFORMATION

9. P.M. **6th** Township **2N** Range **69W**
SW¹/₄ of **SW¹/₄** of **NW¹/₄** of **NE¹/₄** of section **3**
10. UTM reference
Zone **13**
Easting: **491420**
Northing: **4446530**
11. USGS quad name: **Longmont, Colorado**
Year: **1968** (**Photorevised 1979**) **7.5'**
12. Lot(s): **S 1/2, 9** Block: **16**
Addition: **Longmont Original Town** Year of Addition **1872**
13. Boundary Description and Justification: **This legally defined parcel encompasses but does not exceed the land historically associated with this property.**

22. Architectural style / building type:

Bungalow

Official Eligibility Determination

(OAHP use only)

- Date _____ Initials _____
- Determined Eligible - National Register
- Determined Not Eligible - National Register
- Determined Eligible - State Register
- Determined Not Eligible - State Register
- Needs Data
- Contributes to eligible National Register District
- Noncontributing to eligible National Register District

III. ARCHITECTURAL DESCRIPTION

14. Building plan (footprint, shape):
Rectangular Plan
15. Dimensions in feet **1196 square feet**
16. Number of stories: **1**
17. Primary external wall material
Wood / Horizontal Siding
18. Roof configuration (enter one):
Hipped Roof / Gabled on Hip Roof
19. Primary external roof material (enter one):
Asphalt Roof / Composition Roof
20. Special features (enter all that apply):
Porch
Chimney

21. General Architectural Description

Built circa 1920, this Bungalow style home is located on the west side of Kimbark Street, between the First Baptist Church at 701 Kimbark Street to the south, and a residence at 713 Kimbark Street to the north. The house is set back approximately 43 feet from the street, and the front sidewalk paralleling Kimbark is separated from the curb by a wide strip of grass. The lot features front and back planted grass yards, with narrow side yards. The house is supported by a concrete foundation, 3' in height, which penetrated by 3-light hopper basement windows. The building is of wood frame construction, and the exterior walls are clad with painted white narrow horizontal wood siding. The roof is a moderately-pitched gable-on-hip, covered with grey asphalt shingles. The roof eaves extend well past the building's walls, and the rafter ends are exposed. One red brick chimney is located on the roof ridge. A rectangular bay window, with two 4/1 (ribbon style) windows, is located on the south elevation. Windows otherwise are primarily 4/1 and 6/1 (ribbon style) double-hung sash, with painted grey wood frames and surrounds. A painted brown wood-paneled door, with eight small leaded glass lights, opens onto a Craftsman style porch on the house's east elevation (façade). The porch features wood frame kneewalls, and paired squared post piers which support a gabled porch roof. Decorative purlins and a ridge pole appear in the porch roof's upper gable end, as does decorative false half-timbering. A non-historic rear entry door is located at the south end of the west elevation. A basement-level garage, which was part of the house's original design, is located at the northwest corner of the structure. A set of paired vertical wood plank garage doors, with diagonal cross bracing, are located in the basement level at the north end of the west elevation. The doors are reached by a concrete driveway which descends from the backyard to the west.

22. Architectural style / building type:

Please see front page.

23. Landscape or setting special features:

This building is located on the west side of Kimbark Street near the south end of the 700 block in Longmont's oldest core residential neighborhood. The area is now home to a mixture of single-family residences, small retail shops, professional offices, and a few small apartment buildings.

24. Associated buildings, features, or objects

n/a

IV. ARCHITECTURAL HISTORY

25. Date of Construction:
Estimate
Actual **1920**

Source of information:
Boulder County Assessor records; Longmont City Directories; Sanborn Insurance maps.

26. Architect:
n/a

Source of information:
n/a

27. Builder/ Contractor:
unknown

Source of information:
n/a

28. Original owner:
Edward L. and Mary Alice Muir

Source of information:
Longmont City Directories

29. Construction History (include description and dates of major additions, alterations, or demolitions):

Boulder County Assessor records list 1920 as this house's years of construction, and the house's address, 709 Kimbark Street, first appears in Longmont City Directories in 1921, indicating that the 1920 construction date is probably accurate. Sanborn Insurance Maps provide corroborating evidence, at least to the extent that the house was built sometime between 1918 and 1930. The house has had very little changed from its original construction.

30. Original location: **yes**
Moved **no**
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(s): **Residence**

35. Historical Background

Built in 1920, this Bungalow style dwelling at 709 Kimbark Street was home to two generations of the same family for more than fifty years, from 1920 until 1977. The home's original owners were Edward Lewis and Mary Alice Muir, who moved into the house soon after its construction in 1920. Born in Memphis, Missouri in 1857, Edward Muir was united in marriage to Mary Alice on March 6, 1892, at Memphis, Missouri. Mary Alice had been born on September 28, 1868 at Lebanon, Iowa. Prior to her marriage she had worked as a school teacher. In 1894, the Muirs welcomed a baby daughter named Faye into their lives.

The family moved to Monte Vista, Colorado in 1901, and to Longmont in 1904. Before moving into this house in 1920, the Muirs lived nearby at 638 Kimbark Street. Boarding with the Muirs at 638 Kimbark was their nephew, O. Vance Muir, who was employed at the Gilcrest Lumber Company. Edward Muir was a successful real estate agent and insurance man. Active in civic and political affairs, Mr. Muir served on the Longmont City Council, and was a member of the Methodist Episcopal Church. He passed away on January 27, 1928. Mary Alice continued to live here in the family home until her death in July 1956.

In the late 1910s, Edward's and Mary Alice's daughter, Faye Muir, was married to Fred Maier. She was widowed in 1920 at age 26, and in 1927, Faye was united in marriage to William Oscar McCullah. The McCullahs, along with Faye's mother, Mary Alice, continued to live here at 709 Kimbark Street for many years. Mr. McCullah had been born at Marionville, Missouri on June 9, 1879, and had come to Longmont in 1916. He was assistant superintendent of the Great Western Sugar Company factory in Longmont and earlier had worked for Great Western at Fort Collins, Loveland and Windsor. William McCullah passed away on June 11, 1968. His widow, Faye, continued to live here in the family home until shortly before her death in March 1977.

Following the long tenure of the Muir / McCullah family, 709 Kimbark evidently became a rental property. Residents here from the late 1970s to the early 1990s included Charles Stephenson, Joyce L. Contreras, Gary Hill, Frank Mestas, and Jill P. Fernandez. In recent years, the property has shifted from residential use to professional office space.

36. Sources of Information

(Boulder County) "Real Estate Appraisal Card – Urban Master." On file at the Boulder Carnegie Library.

"E.L. Muir, Well Known Longmont Citizen, Dies." *Longmont Daily Times*, January 21, 1928, p. 1.

"Muir." (Edward Lewis Muir obituary) *Longmont Ledger*, January 27, 1928, p. 1.

"Mary Alice Muir Dies Here Today." *Longmont Times-Call*, July 30, 1956, p. 1.

Polk's Longmont City Directory, [generally published annually], Denver, Kansas City, and Salt Lake City: R.L. Polk and Company Publishers.

Polk's Longmont City Directory, [generally published annually], Denver, Kansas City, and Salt Lake City: R.L. Polk and Company, Publishers, 1966 - 1997.

Sanborn Fire Insurance Maps, dated December 1890, September 1895, November 1900, April 1906, June 1911, March 1918, June 1930, and May 1956.

"Services for W.C. McCullah." *Longmont Times-Call*, June 11, 1968, p. 3.

"Mrs. Faye McCullah." (obituary) *Longmont Times-Call*, March 23, 1977, p. 20.

VI. SIGNIFICANCE

37. Local landmark designation:

Yes

No **xx**

Date of Designation: **n/a**

38. **Applicable National Register Criteria**

xx 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;

xx 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;

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.

City of Longmont Standards for Designation

xx 2.56.040-A (1) The structure or district has character, interest or value, as part of the development, heritage or cultural characteristics of the city, state or nation.

2.56.040-A (2) The structure or district is the site of a historic event with an effect upon society.

2.56.040-A (3) The structure or district is identified with a person or group of persons who had some influence on society.

xx 2.56.040-A (4) The structure or district exemplifies the cultural, political, economic, social or historic heritage of the community.

2.56.040-B (1) The structure or district portrays the environment of a group of people in an era of history characterized by a distinctive architectural style.

xx 2.56.040-B (2) The structure or district embodies those distinguishing characteristics of an architectural type specimen.

2.56.040-B (3) The structure or district is the work of an architect or master builder whose individual work has influenced the development of Longmont.

2.56.040-C (1) The structure or district, because of being part of or related to a square, park or other distinctive area, should be developed or preserved according to a plan based on a historic, cultural or architectural motif.

2.56.040-C (2) The structure or district, due to its unique location or singular physical characteristics, represents an established and familiar visual feature of a neighborhood, community or the city.

Does not meet any of the above City of Longmont Standards for Designation.

39. Area(s) of Significance:

Architecture; Community Planning and Development

40. Period of Significance: **1920-1951**

41. Level of Significance:

National:

State:

Local: **XX**

42. Statement of Significance

This property is historically significant for its association with Longmont's residential development, from the time of its construction in 1920, until the middle of the twentieth century. In particular, the property is significant for its long association with the Muir / McCullah family who made important contributions to broad patterns of Longmont's history. The house is also architecturally significant as an excellent representative example of the Bungalow style of architecture. Although the house displays a high level of integrity, the property's significance is probably not to the extent that it would qualify for individual listing in the National Register of Historic Places. It does, however, qualify for individual designation as a City of Longmont local landmark. The property would also qualify as a contributing resource within either a City of Longmont local landmark historic district, or a National Register historic district.

43. Assessment of historic physical integrity related to significance:

The Muir / McCullah House displays a high degree of historical integrity, relative to the seven aspects of integrity identified by the National Park Service and the Colorado Historical Society – setting, location, design, materials, workmanship, feeling and association. There have been no additions to the building, and minimal exterior alterations, subsequent to the house's original construction in 1920.

44. National Register eligibility field assessment:

Eligible: **xx**

Not Eligible:

Need Data:

City of Longmont Local Landmark eligibility field assessment:

Eligible: **xx**

Not Eligible:

Need Data:

45. Is there National Register district potential?

Yes: **xx**

No:

Discuss: **This property is located one block to the northwest of the East Side Historic District, which is listed in the National Register of Historic Places. Properties in this area along Kimbark Street do have the potential to form a historic district of their own, or to be incorporated into the existing East Side Historic District.**

If there is National Register district potential, is this building:

Contributing: **xx**

Noncontributing:

46. If the building is in an existing National Register district, is it:

Contributing: **n/a**

Noncontributing: **n/a**

VIII. RECORDING INFORMATION

47. Photograph numbers:

Roll: **LONG-7**

Frame(s): **5-8**

Negatives filed at: **City of Longmont
Department of Community Development, Planning Division
Civic Center Complex
350 Kimbark Street
Longmont, Colorado 80501**

48. Report title: **East Side Neighborhood: Historic Context and Survey Report**

49. Date: **April 24, 2001**

50. Recorders: **Carl McWilliams**

51. Organization: **Cultural Resource Historians**

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

53. Phone number: **970/493-5270**