

COLORADO CULTURAL RESOURCE SURVEY

Architectural Inventory Form

Official Eligibility Determination
(OAH P use only)

OAHP1403
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: **5BL.10147** Parcel number(s): **131502206013**
- 2. Temporary resource number: **N/A**
- 3. County: **Boulder**
- 4. City: **Longmont**
- 5. Historic Building Name: **Hay House**
- 6. Current Building Name: **Harbert House**
- 7. Building Address: **760 Martin Street**
- 8. Owner Name: **Harbert, Robert L & Sharon M Mitchell**
- Owner Organization:
- Owner Address: **760 Martin St**
Longmont , CO 80501

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

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II. GEOGRAPHIC INFORMATION

9. P.M.: **6th** Township: **2N** Range: **69W**
NW ¼ of SW ¼ of NW ¼ of NW ¼ of Section 02
10. UTM reference
 Zone: **13** **492154 mE** **4446861 mN** **(NAD83)**
11. USGS quad name: **Longmont**
 Year: **1968 (photorevised 1979)** Map scale: **7.5**
12. Lot(s): **Lot 8**
 Addition: **Pratt & Brown Gardens** Year of addition: **Unknown**
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: 54 feet x Width: 34 feet**
16. Number of stories: **1**
17. Primary external wall material(s): **Metal/Aluminum Siding**
18. Roof configuration: **Gabled Roof/Cross Gabled Roof**
19. Primary external roof material: **Asphalt Roof/Composition Roof**
 Other roof materials:
20. Special features: **Porch**
21. General architectural description:
The single-story Ranch style dwelling at 760 Martin Street is set well back from the street, and features an L-shaped plan. The north leg of the "L" is covered by intersecting saltbox and gable roof forms, and measures 24' N-S (across) by 34' E-W.(deep). The south leg of the "L" is covered by a side-gable roof and measures 30' N-S by 14' E-W. Two shed-roofed extensions have been built onto the east (rear) elevation of this side-gabled part of the house. The dwelling is supported by a low concrete foundation, and its exterior walls are clad with light beige color horizontal aluminum siding. The roof is covered with green asphalt composition shingles, and the eaves are boxed. A red brick chimney is located on the south-facing slope of the saltbox roof. A single-light fixed-pane picture window penetrates the façade wall to the north of the entry door. Elsewhere, the home's windows are primarily single 1/1 double-hung sash with painted white wood frames and surrounds. A stained natural brown solid wood door, with three stepped upper sash lights, and covered by an aluminum storm door, leads into the façade from a 3-step, 5' by 5' uncovered concrete porch. A rear entry door leads into the shed-roofed addition on the east elevation.
22. Architectural style:
 Building type: **Ranch Type**

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23. Landscape or special setting features: **This property is located on the east side of Martin Street, north of Longs Peak Avenue, just east of the eastern periphery of Longmont's historic Eastside residential neighborhood.**

24. Associated buildings, features or objects:

1: Type: **Barn/ Garage**
 Describe: **A pre-fabricated metal building, described in its building permit application as a "720 s.f. engineered pole barn", is located southwest of the house. Erected in 2002, this structure rests on a concrete slab foundation, and is covered by a gabled roof. Its walls and roof are sheathed with metal, presumably over metal framing. A hipped-roof cupola is located on the ridge. Two brown metal roll-away garage doors, and a single metal paneled door, are located on the west elevation. Vehicular access to the structure is via a long concrete driveway which extends along the south side of the house to Martin Street.**

IV. ARCHITECTURAL HISTORY

25. Date of construction: Estimate: Actual: **1950**
 Source of information: **(Boulder County) Real Estate Appraisal Card Urban Master. On file at the Boulder Carnegie Library.**

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

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

28. Original owner: **John W. Hay**
 Source of information: **(Boulder County) Real Estate Appraisal Card Urban Master. On file at the Boulder Carnegie Library.**

29. Construction history:
Boulder County Assessor records indicate that this dwelling was built in 1950, having replaced an earlier side-gabled cottage which had measured 22' N-S by 18' E-W, with an 8' by 6' extension at the east end of the south elevation. (There is some possibility that the original dwelling was somewhat incorporated into the construction of the new house. No building permits related to the dwelling's construction were located on file with the City of Longmont - presumably because it was then outside the city limits. A building permit for the "720 s.f. engineered pole barn was obtained on June 12, 2002. According to the permit application, this structure was furnished by Morton Buildings, was to measure 24' by 30', and to be located 65 feet southeast of the house.

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

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**

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35. Historical background:

This Ranch style house was built in 1950, having replaced an earlier, smaller, dwelling at the same location. It was originally owned by John W. and Alice C. Hay, who at that time lived in Sinclair, Wyoming where John was employed by the Sinclair Oil Company. Mr. and Mrs. Hay, who had owned the property for some time, apparently built this home in anticipation of their retirement years. They rented it out during the 1950s and early 1960s, while continuing to live in Wyoming. When John retired from Sinclair Oil in 1962, the Hays then moved to this home in Longmont. John Hay had been born on January 8, 1903 in Exira, Iowa. He spent most of his childhood near Sterling, where his parents homesteaded, before moving to Rawlins, Wyoming as a young man where he gained employment with Sinclair Oil. John and Alice were married on November 23, 1927. She had grown up in Rawlins. The couple then lived in Sinclair, Wyoming (near Rawlins) where they raised a family of one son and two daughters, named John, Jean and Dorothy. Alice Hay passed away in November 1973. John died just over a year later, in January 1975, at the age of 72.

Following Mr. and Mrs. Hay, city directories indicate that this property was successively occupied by Shawn M. Mitchell, Earl Hunter, Jerald L. ad Sharon G. Rowe, and by its current owners, Robert L. and Sharon M. Harbert. The Harberts have lived and owned here since the late 1990s.

36. Sources of information:

Boulder County Assessor records.

"Mrs. Alice C. Hay." [obituary] Longmont Times-Call, November 3-4, 1973, p. 3.

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

City of Longmont building permit files.

Longmont City Directories.

"John W. Hay." [obituary] Longmont Times-Call, January 27, 1975, p. 3.

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.

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Longmont Standards for Designation:

- 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.
- 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.
- 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.
39. Area(s) of significance: **Not Applicable**
40. Period of significance: **Not Applicable**
41. Level of significance: National: State: Local:
42. Statement of significance:
Built in 1950, this house is historically significant, to a limited extent, for its association with Longmont's residential development in the post World War II period. It is also architecturally significant, again to a limited degree, for its Ranch style of architecture. The house's level of significance, though, is not to the extent that it would qualify for individual listing in the National or State Registers, or for local landmark designation by the City of Longmont.
43. Assessment of historic physical integrity related to significance:
This property exhibits a reasonably high level of 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. Two shed-roofed additions have apparently been built onto the east (rear) elevation.

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VII. NATIONAL REGISTER ELIGIBILITY ASSESSMENT

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

Local landmark eligibility field assessment: **Not Eligible**

45. Is there National Register district potential? Yes No

Discuss: **This property is located outside the boundaries of the existing Eastside Historic District, and just outside the one mile square boundaries of Longmont's original townsite. Properties on the east side of Martin Street do not collectively appear to demonstrate sufficient significance and integrity to be part of a National Register historic district.**

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:

VIII. RECORDING INFORMATION

47. Photograph number(s): **CLG Grant #08-05-20407-027 -** Negatives filed at: **City of Longmont**
CD-3, Images 285-289

48. Report title: **Eastside and Westside Neighborhoods: Historic** **Department of Community**
Context and Survey Report **Development, Planning**
Division

49. Date(s): **04/30/06** **Civic Center Complex**

50. Recorder(s): **Carl McWilliams** **350 Kimbark Street**
Longmont, Colorado 80501

51. Organization: **Cultural Resource Historians**

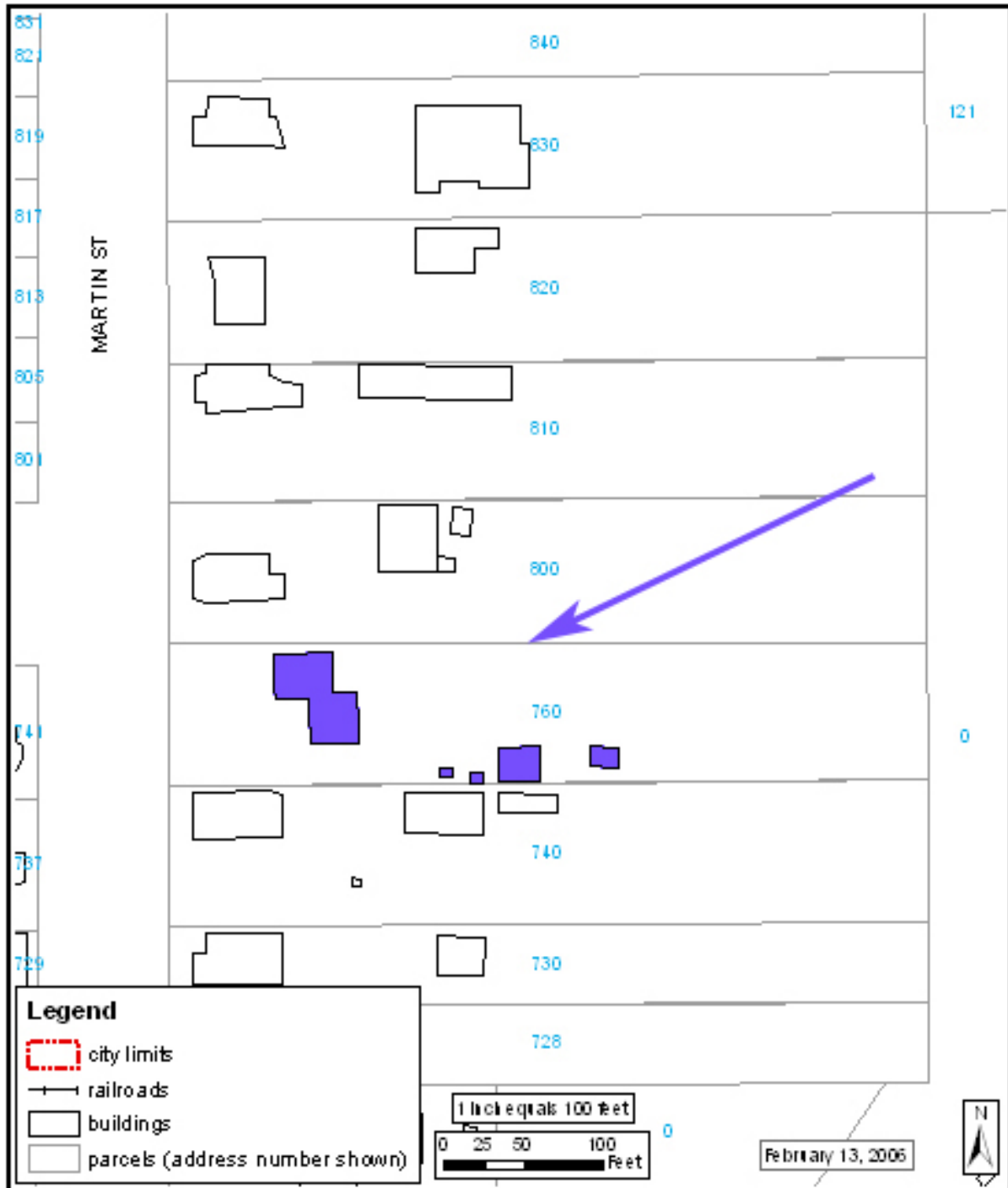
52. Address: **1607 Dogwood Court**
Fort Collins, Colorado 80525

53. Phone number(s): **9704935270**

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Sketch Map



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Location Map

