

COLORADO CULTURAL RESOURCE SURVEY

Architectural Inventory Form

Official Eligibility Determination

OAHP 1403

(OAHP use only)

Date _____ Initials _____

Determined Eligible - National Register

Determined Not Eligible - National Register

Determined Eligible - State Register

Determined Not Eligible - State Register

Need Data

Contributes to Eligible National Register District

Noncontributing to Eligible National Register District

1. Resource Number: 5DA2661
2. Temporary Resource Number: 761
3. County: Douglas
4. City: Castle Rock
5. Historic Name: The Mountain States Telephone and Telegraph Company Building
6. Current Building Name:
7. Building Address: 421 Perry Street
8. Owner Name and Address: Barry and Beverley Meyer; 421 Perry Street, Castle Rock, CO 80104



- | | |
|------------------------------------|--------------|
| 44. National Register Eligibility: | Not Eligible |
| 44A. Local Landmark Eligibility: | Eligible |

II. GEOGRAPHIC INFORMATION

9. PM: 6th Township: 8 Range: 67W
1/4 of NE 1/4 of SE 1/4 of NE 1/4 of NW of Section: 11
10. UTM Reference Zone: 13 Easting: 512 154.0E Northing: 4358294.0N
11. USGS Quad Name: Castle Rock South Map Scale: 7.5' MapYear: 1965/1994
12. Lot: North 40' of Lot 2 Block: 12 Addition: Town of Castle Rock
- 12A. Historic Neighborhoods: Central Downtown
Downtown Conservation Area: N/A
13. Boundary Description: The building is bounded on the north by 423 Perry Street; on the east by a public sidewalk, on-street parking and Perry Street; on the south by the City Hotel; on the west by a paved alley.
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III. ARCHITECTURAL DESCRIPTION

14. Building Plan: Rectangular Plan
15. Dimensions in Feet: 98 feet by 28 feet
16. Stories: One
17. Wall Material: Concrete/Concrete Block
18. Roof Configuration: Flat Roof
19. Roof Material: Asphalt Roof
20. Special Features:

21. Architectural Description:

This building is a concrete block building with a flat roof and concrete-tile parapet cap.

East Elevation: There is an entrance door on this elevation with brick, dentil moulding above the door and a brick surround. The window to the north of the door also has a brick sill and brick, dentil moulding above. The door is a single lite wood door with a glass transom above. The window is a single lite plate glass window. There is a concrete block addition to the north. It has a long narrow anodized bronze window on the east elevation. The addition also has clay tile parapet cap.

North Elevation: The addition is painted concrete block.

South Elevation: This elevation is concrete block with no fenestrations. The building has an addition at the rear approximately 20 feet long.

West Elevation: There is a double door centered on this elevation with a stretched canvas signage frame. The rear of the building has a raised concrete dock with a metal railing.

22. Architectural Style: Commercial Style

23. Landscape or special setting features:

The east elevation has a town maintained landscaping strip and attached public sidewalk. The front of the building has low growing deciduous and evergreen bushes with rock infill. There is a concrete paver in front of the addition. The north elevation has primarily rock with a deciduous tree. There is a concrete sidewalk that extends along the south elevation.

24. Associated buildings, features, or objects:

None

IV. ARCHITECTURAL HISTORY

25. Date of Construction: Estimate: Actual: 1954
Source of Information: 1950s aerial photograph and Douglas County Tax Records
26. Architect: Unknown
Source of Information: N/A
27. Builder: G. W. Starbuck - Addition
Source of Information: Mountain States Telephone and Telegraph Company Records
28. Original Owner: Mountain States Telephone and Telegraph Company
Source of Information: Mountain States Telephone and Telegraph Company Records
29. Construction History:
1954 Building was constructed.
July - November 1964 West addition was constructed.
2004 North addition was constructed.

The building was constructed in 1954 and was presumed to have been used as a switching building for the telephone company until 1963 when they moved from 309 Third Street (5DA.2658). The company constructed an addition possibly for offices or because of demand in 1964. They remained in the building until 1984.

The Meyers expanded the building in 2004 for their Locksmith business.

30. Original Location: Yes Date of Move: N/A
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V. HISTORICAL ASSOCIATIONS

31. Original Use: Industry/Communications Facility 32. Intermediate Use: Unknown Use
33. Current Use: Commerce/Trade/Specialty Store
34. Site type(s): Telephone Switching Building and a Locksmith Shop
35. Historic Background:
1945 - 1954 C. Douglas Andrews (includes 3 lots and the City Hotel)
1954 - 1982 The Mountain States Telephone and Telegraph Company
1982 - 1986 Harold S. Kelly (wife - Mary S. Kelly)
1986 - 1994 Harold S. Kelly Marital Trust
1994 - Present Barry and Beverley Meyer

Businesses in the building

- 1954 - 1982 Mountain States Telephone and Telegraph Company
1983 Trail Ridge Products
1994 Acoma Locksmith

The property sat empty from 1945 to 1954 while Douglas Andrews owned the property. He sold the property to the Mountain States Telephone and Telegraph Company. The company constructed this building and it is believed that it was used as some sort of switching station as the offices remained at 309 Third Street (5DA.2658). When they moved their offices to this location, they also expanded the building.

The Mountain States Telephone and Telegraph Company (MST & T) provided local telephone service in the Rocky Mountain region until 1984. Through the years, MST & T, also known as Mountain Bell, provided telephone services in Colorado, Utah, Arizona, New Mexico, Montana, Southern Idaho, Wyoming, and the El Paso, TX vicinity. After the 1984 divestiture of AT&T, MST & T was left under the management of U. S. West.

36. Sources of Information:

Mountain States Telephone and Telegraph Company Records;

VI. SIGNIFICANCE

37. Local Landmark Designation: **No**

Designation Authority: **N/A**

Date of Designation: **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 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 Consideration A through G (see Manual).
- Does not meet any of the above National Register Criteria.

38A. 2.18.160 Castle Rock Criteria for Designation:

- A. The character, interest or value of the proposed landmark as part of the development heritage or cultural characteristics of the town;
- B. The proposed landmarks as a location of a significant local, county, state, or national event;
- C. The identification of the proposed landmark with a person or persons significantly contributing to the local, county, state or national history;
- D. The proposed landmark as an emodiment of the distinguishing characteristics of an architectural style valuable for the study of a period, type of method of construction, or the use of indigenous materials, the use of locally quarried rhyolite rock being of special importance to the Town;
- E. The proposed landmark as an identification of the work of an architect, landscape architect or master builder whose work has influenced the development in the Town, County, State, or Nation;
- F. The proposed landmark's architectural, cultural or archeological significance;
- G. The proposed landmark as an example of either architectural or structural innovation;
- H. The relationship of the proposed landmark to other distinctive structures, districts, or site which would also be determined to be of historic significance; and
- I. The age of the structure. A fifty-year minimum is generally required.

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

40. Period of significance: **1954; 1954 - 1959**

41. Level of significance: **Local**

42. Statement of significance:

Communications: The building is significant for its contribution to the growth and development of Castle Rock. The advent of the telephone allowed people to connect in a new and different way. As the telephone became more affordable and popular more people purchased the service. The growth of the telephone companies increased dramatically in the 1930s, 40s and 50s in Castle Rock. This growth caused the telephone company to expand their buildings to include this building. When the telephone company outgrew the building at 309 Third, they moved their equipment to this building and later their offices. Soon after, they constructed a new building for the equipment, making this building an office.

43. Assessment of historic integrity related to significance:

The building's level of 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), is intact. The building has changed little since the building was constructed by the telephone

company in 1954. The addition on the north elevation was added by the Meyers, and reflects the growth that was occurring in and around Castle Rock. Unfortunately, the addition falls outside the period of significance as it is not fifty years old and almost doubles the size of the east elevation.

Because of the addition, the building does not have sufficient integrity to convey its significance for National or State Register eligibility, but is still significant on a local level as a Castle Rock landmark, because its association with the growth of the telephone industry and the growth of Castle Rock during the 1950s.

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: N/A

Discuss: This resource was surveyed and documented as part of a project in which buildings within the downtown area of Castle Rock were surveyed. The survey area was from Front Street on the east, to Fifth Street on the north, to Elbert Street on the west and Third Street on the south. This building is outside the described boundary, but was included because of its sale status and its potential to be demolished for future development.

The boundaries of a historic district have not yet been determined since many areas of the town have not yet been surveyed. Additionally, this building might be associated with an adjacent unsurveyed area. A preliminary evaluation of whether this property would be a contributing resource, if found to be within the boundaries of a district, has been made to assist future studies.

Is there Local District Potential: N/A

If there is National Register district potential, is this building contributing: N/A

46. If the building is in existing National Register district, is it contributing: N/A

VIII. RECORDING INFORMATION

47. Photographic References: 5DA2661_east elevation.jpg; 5DA2661_north elevation.jpg; 5DA2661_north elevation 2.jpg; 5DA2661_south elevation.jpg; 5DA2661_south elevation 2.jpg; 5DA2661_south elevation 3.jpg; 5DA2661_west elevation.jpg

Photographer: Barbara Darden

Negatives Filed At: There are no negatives - photos are digitally reproduced.

48. Report Title: "Town of Castle Rock - Survey of Historic Resources" (August 29, 2005); Preservation Partnership

49. Date(s): April 2009

50. Recorders: Barbara Darden

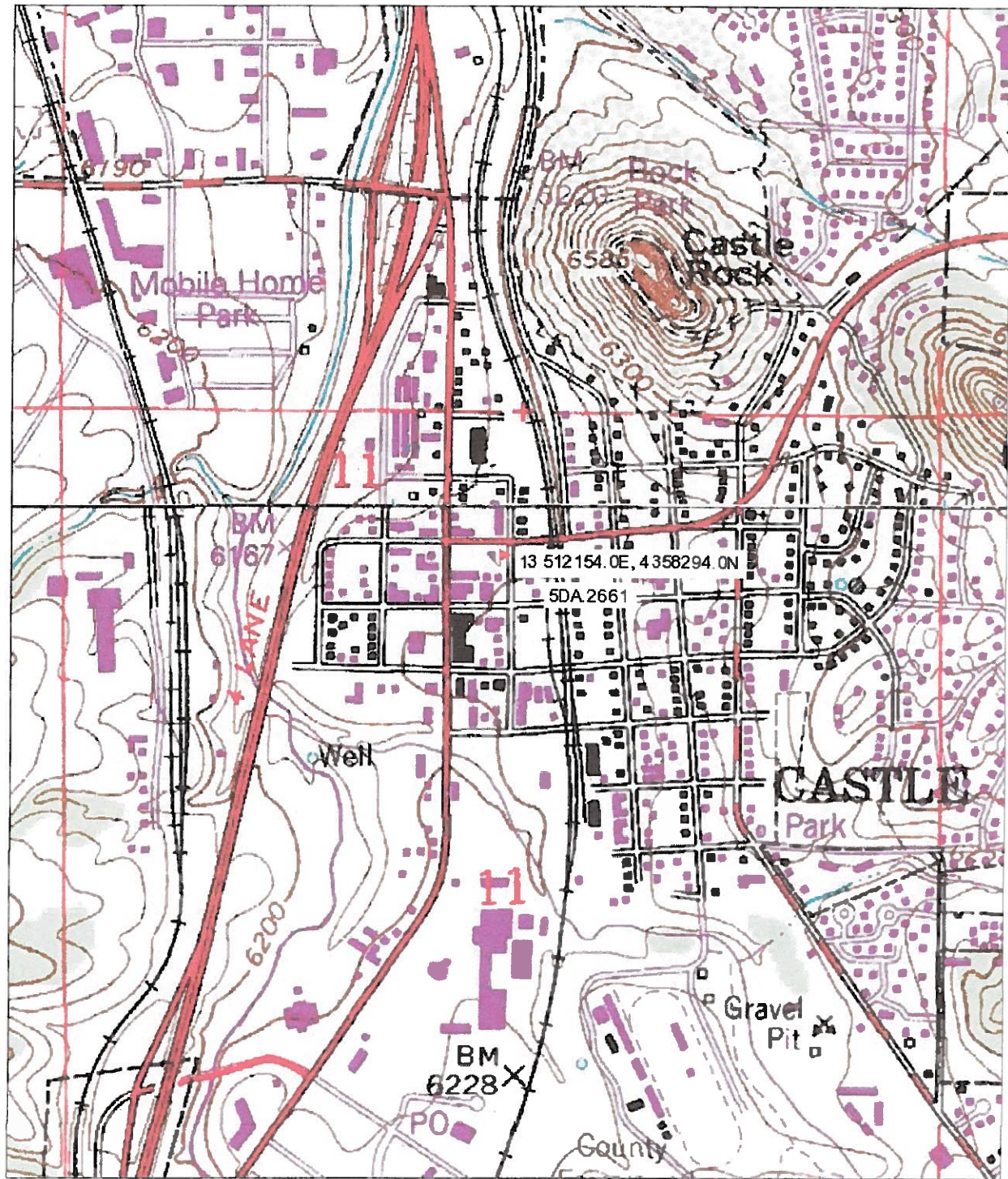
51. Organization: Scheuber + Darden Architects

52. Address: 10800 E. Bethany Drive, Suite 380, Aurora, Colorado 80014

53. Phone Number(s): 303-755-7395

NOTE: Please attach a sketch map, a photocopy of the USGS quad map indicating the resource's location, and photographs

Colorado Historical Society - Office of Archeology and Historic Preservation
1300 Broadway, Denver, Colorado 80203 (303) 866-3395







Circa 1964 Photo - Courtesy of the Telecommunications Group

