**Name of Property:**

**Address:** 133 Woodside Avenue

**City, County:** Park City, Summit County, Utah  
**Tax Number:** PC-401

**Current Owner Name:** Alan Domonoske & Leigh Wright  
**Current Owner Address:** PO Box 918, Park City, UT 84060-0918

**Legal Description (include acreage):** 0.09 acres; ALL LOT 9 & LOT 8 BLK 32 PARK CITY SURVEY.

**Property Category**

<table>
<thead>
<tr>
<th>Evaluation*</th>
<th>Reconstruction</th>
<th>Use</th>
</tr>
</thead>
<tbody>
<tr>
<td>✓ building(s), main</td>
<td>□ Landmark Site</td>
<td>Original Use: Residential</td>
</tr>
<tr>
<td>☑ building(s), attached</td>
<td>☑ Significant Site</td>
<td>Current Use: Residential</td>
</tr>
<tr>
<td>☑ building(s), detached</td>
<td>□ Not Historic</td>
<td></td>
</tr>
<tr>
<td>☑ building(s), public</td>
<td>□ Full ☑ Partial</td>
<td></td>
</tr>
<tr>
<td>☑ building(s), accessory</td>
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<td></td>
</tr>
</tbody>
</table>

*National Register of Historic Places: ☑ ineligible □ eligible |

<table>
<thead>
<tr>
<th>Photos: Dates</th>
<th>Research Sources (check all sources consulted, whether useful or not)</th>
</tr>
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<tbody>
<tr>
<td>✓ tax photo:</td>
<td>☑ abstract of title</td>
</tr>
<tr>
<td>✓ prints: 1995 &amp; 2006</td>
<td>☑ city/county histories</td>
</tr>
<tr>
<td>☑ historic: c.</td>
<td>☑ personal interviews</td>
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<tr>
<td></td>
<td>☑ original building permit</td>
</tr>
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<td>☑ Utah Hist. Research Center</td>
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<td>☑ sewer permit</td>
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<td></td>
<td>☑ USHS Preservation Files</td>
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<tr>
<td></td>
<td>☑ Sanborn Maps</td>
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<tr>
<td></td>
<td>☑ USHS Architects File</td>
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<tr>
<td></td>
<td>☑ obituary index</td>
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<tr>
<td></td>
<td>☑ LDS Family History Library</td>
</tr>
<tr>
<td></td>
<td>☑ measured floor plans</td>
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<td></td>
<td>☑ Park City Hist. Soc/Museum</td>
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<tr>
<td></td>
<td>☑ site sketch map</td>
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<td></td>
<td>☑ university library(ies):</td>
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<td></td>
<td>☑ Historic American Bldg. Survey</td>
</tr>
<tr>
<td></td>
<td>☑ other:</td>
</tr>
<tr>
<td></td>
<td>☑ original plans:</td>
</tr>
<tr>
<td></td>
<td>☑ biographical encyclopedias</td>
</tr>
<tr>
<td></td>
<td>☑ other:</td>
</tr>
</tbody>
</table>

**Bibliographical References** (books, articles, interviews, etc.) Attach copies of all research notes and materials.


**Building Type and/or Style:**

- No. Stories:

**Additions:** ☐ none ☑ minor ☐ major (describe below)  
**Alterations:** ☐ none ☑ minor ☑ major (describe below)

**Number of associated outbuildings and/or structures:** ☑ accessory building(s), # _____; ☑ structure(s), # _____.

**General Condition of Exterior Materials:**

| ✓ Good | (Well maintained with no serious problems apparent.) |

**Researcher/Organization:** Preservation Solutions/Park City Municipal Corporation  
**Date:** 12-2008
☐ Fair (Some problems are apparent. Describe the problems.):

☐ Poor (Major problems are apparent and constitute an imminent threat. Describe the problems.):

☐ Uninhabitable/Ruin

Materials (The physical elements that were combined or deposited during a particular period of time in a particular pattern or configuration. Describe the materials.):

Site: House sits above finished road grade. Retaining wall--concrete--runs the length of the east lot line, punctuated by stairs leading to the front and side porch.

Foundation: Assumed to be concrete-unable to verify.

Walls: Walls are clad in vertical wood sheet. Central gable dormer clad in drop siding. Front porch is simple dropped shed roof over the door, supported by simple square posts and with low rail.

Roof: The side gable roof is sheathed in asphalt shingle with a metal strip along the front eave. The shed roof is sheathed in corrugated metal material.

Windows/Doors: Windows are paired double-hung wood and vinyl units.

Essential Historical Form: ☑ Retains ☐ Does Not Retain, due to:

Location: ☑ Original Location ☐ Moved (date __________) Original Location:

Design (The combination of physical elements that create the form, plan, space, structure, and style. Describe additions and/or alterations from the original design, including dates--known or estimated--when alterations were made): The simple side passage/side entry house sits above the finished road grade on a narrow building pad. The original porch (with simple posts and decorative brackets) has been replaced by a dropped shed roof porch supported by square posts. The original siding--drop siding as seen in the tax photo--has been replaced with vertical wood sheet. Also, the front door is atypical for Park City mining era houses. The windows on the main façade appear to be vinyl or vinyl clad. The windows in the dormer appear to be wood double-hung. The 1995 photograph shows a single large casement window on the main façade which has been restored to the paired double-hung configuration seen in the c. 1940 tax photo. Overall, the alterations are significant and diminish the building's original character.

Setting (The physical environment--natural or manmade--of a historic site. Describe the setting and how it has changed over time.): The house sits on approximately 0.09 acres on a lot that rises slightly from south to north. Landscaping is informal and includes planter boxes along the retaining wall, and perimeter of the house. A concrete retaining wall runs along the street edge. The wall appears in the c. 1940 tax photo and sections of it appear in the 1995 photograph, but it appears to have been faced with concrete and it is not known how much, if any is extant. A short wooden fence runs into the handrail of the front porch. The house is surrounded by homes of similar size and scale within close proximity.

Workmanship (The physical evidence of the crafts of a particular culture or people during a given period in history. Describe the distinctive elements.): Much of the physical evidence from the period that defines the typical Park City mining era home has been altered and, therefore, lost.

Feeling (Describe the property's historic character.): The physical elements of the site, in combination, do not effectively convey a sense of life in a western mining town of the late nineteenth and early twentieth centuries.

Association (Describe the link between the important historic era or person and the property.): The side passage/side entry was a common house type built in Utah in the late nineteenth and early twentieth centuries; however, the extent of the alterations to the main building diminishes its association with the past.

The extent and cumulative effect of alterations to the site render it ineligible for listing in the National Register of Historic Places.

5 SIGNIFICANCE
The site must represent an important part of the history or architecture of the community. A site need only be significant under one of the three areas listed below:

1. Historic Era:
   - Settlement & Mining Boom Era (1868-1893)
   - Mature Mining Era (1894-1930)
   - Mining Decline & Emergence of Recreation Industry (1931-1962)

   Park City was the center of one of the top three metal mining districts in the state during Utah's mining boom period of the late nineteenth and early twentieth centuries, and it is one of only two major metal mining communities that have survived to the present. Park City's houses are the largest and best-preserved group of residential buildings in a metal mining town in Utah. As such, they provide the most complete documentation of the residential character of mining towns of that period, including their settlement patterns, building materials, construction techniques, and socio-economic make-up. The residences also represent the state's largest collection of nineteenth and early twentieth century frame houses. They contribute to our understanding of a significant aspect of Park City's economic growth and architectural development as a mining community.2

2. Persons (Describe how the site is associated with the lives of persons who were of historic importance to the community or those who were significant in the history of the state, region, or nation):

3. Architecture (Describe how the site exemplifies noteworthy methods of construction, materials or craftsmanship used during the historic period or is the work of a master craftsman or notable architect):

6 PHOTOS

Digital color photographs are on file with the Planning Department, Park City Municipal Corp.


Photo No. 3: Southeast oblique. Camera facing northwest, tax photo.

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1 Summit County Tax Assessor.
2 From “Residences of Mining Boom Era, Park City - Thematic Nomination” written by Roger Roper, 1984.
SERIAL NO.
RE-APPRaisal CARD (1940 APPR. BASE)

Owner's Name
Owner's Address
Location
Kind of Building
Res.
Street No.

<table>
<thead>
<tr>
<th>Schedule</th>
<th>Class</th>
<th>Type</th>
<th>Cost</th>
<th>X</th>
<th>%</th>
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<tbody>
<tr>
<td>1</td>
<td>3</td>
<td>1-2-3-4</td>
<td>$1025</td>
<td></td>
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</table>

No. of Rooms
Condition

Description of Building
Foundation
Stone
Concrete
None

Ext. Walls
BRICK
TEX

Insulated—Floors
Walls
Closet

Roof—Type
Type A

Dormers—Small
Large

Bays—Small
Med.

Porches—Front
18 @ 90

Rear
55 @ 60

Cellar—Basement
½ ½ ½ ½ full-floor

Basement Apts.—Rooms
Fin.

Attic Rooms
2
Fin.
Unfin.

Plumbing
Class A
Tub.
Traps

Sink.
Toilet

Urn.
Ftns.
Shr.

Dishwasher
Garbage Disp.

Heat
Stove
Oil.

Gas.

Coal

Air Conditioned
Incinerators

Radiant—Pipeless

Finish
Hd. Wd.

Flr.

Conc.

Cabinets
Mantels

Tile
Wainscot.

Floors

Lighting—Lamp.
Drops
Fix.

Wood LINED

Wood LINED

Total Additions and Deductions
284
236

Net Additions or Deductions
+$548

REPRODUCTION VALUE
$2322

Age
Yrs. by
Est. Owner
Tenant
Neighbors
Records

58
47

Remodeled
Est. Cost
Remodeling Inc.


Depr. 1-2-3-4-5-6
%

975

Garage
S
C
Depr. 2% 3%

Obsolescence

Outdated

Cars
Walls

Roof
Size
Age

Floor
Cost
Depreciated Value Garage

Remarks
AN AGE ON OLD

Total Building Value

Appraised
Oct.
1947
By
Ch.

A.T.
<table>
<thead>
<tr>
<th>Description of Buildings</th>
<th>Additions</th>
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<tbody>
<tr>
<td>Foundation—Stone Conc.</td>
<td>None</td>
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<tr>
<td>Ext. Walls Brick on Siding</td>
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<tr>
<td>Insulation—Floors Walls Clgs.</td>
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<tr>
<td>Roof Type</td>
<td>Gr</td>
</tr>
<tr>
<td>Dormers—Small Med. Large</td>
<td></td>
</tr>
<tr>
<td>Bays—Small Med. Large</td>
<td></td>
</tr>
<tr>
<td>Porches—Front</td>
<td>2x6</td>
</tr>
<tr>
<td>Rear</td>
<td>8x14</td>
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<tr>
<td>Porch</td>
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<tr>
<td>Metal Awnings</td>
<td>Mtl. Rail</td>
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<tr>
<td>Basement Entr.</td>
<td>@</td>
</tr>
<tr>
<td>Planters</td>
<td>@</td>
</tr>
<tr>
<td>Cellar-Bmt. — ¼ ½ ¾ ¾ ¾ Full Floor</td>
<td></td>
</tr>
<tr>
<td>Attic Rooms Fin.</td>
<td>2</td>
</tr>
<tr>
<td>Class Tub</td>
<td>Trays</td>
</tr>
<tr>
<td>Basin Sink</td>
<td>Toilet</td>
</tr>
<tr>
<td>Wtr. Sftr. Shr. St.</td>
<td>O.T.</td>
</tr>
<tr>
<td>Dishwasher</td>
<td>Garbage Disp.</td>
</tr>
<tr>
<td>Built-in Appliances</td>
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</tr>
<tr>
<td>Oil</td>
<td>Gas</td>
</tr>
<tr>
<td>Air Cond.</td>
<td></td>
</tr>
<tr>
<td>Finish—Fir</td>
<td>Hd. Wd.</td>
</tr>
<tr>
<td>Floor—Fir</td>
<td>Hd. Wd.</td>
</tr>
<tr>
<td>Cabinets</td>
<td>Mantels</td>
</tr>
<tr>
<td>Tile—Walls</td>
<td>Walls Wainscot</td>
</tr>
<tr>
<td>Storm Sash—Wood D.</td>
<td>S.</td>
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</table>

| Total Additions | $350 |

<table>
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<tr>
<th>Year Built</th>
<th>Avg. Age</th>
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<tbody>
<tr>
<td>1949-45</td>
<td>50</td>
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<table>
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<tr>
<td>1949-45</td>
<td>50</td>
<td></td>
<td>123456</td>
<td>33</td>
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<td>2692</td>
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<table>
<thead>
<tr>
<th>Carport—Factor</th>
<th>Total Building Value</th>
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<tbody>
<tr>
<td>$559</td>
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</tbody>
</table>
Owners Name: J. S. Smith
Location: 1894 43rd Ave. N.E.
Kind of Bldg.: Dwelling
Class: 7
Type 1 1/2 4.

Stories | Dimensions | Sq. Ft. | Factor | Totals | Totals
------- | ---------- | ------ | ------ | ------ | ------
1       | x         | 1058   | $2936  | $2936  | $2936

Att. Gar.—C. P. x
Fir. Walls—4 Cl.

Description of Buildings

Foundation—Stone
Roof Type—Asphalt
Dormers—Small
Bays—Small
Porches—Front
Rear
Porch
Planters
Ext. Base. Entry
Cellar-Basmt. — 1/4 3/4 1 1/4 3/4 Full
Basmt. Gar.

Basement-Apt.
Rms.
Fin. Rms.
Attic Rooms Fin.
Unfin.

Class 1 Tub 1 Trays
Basin 1 Sink 1 Toilet
Wtr. Sfr. Shr. St. O.T.
Dishwasher Garbage Disp.

Oil Gas Coal Pipeless Radiant

Air Cond. Full Zone
Finish—Fir. Panel
Floor—Fir. Other
Cabinets Mantels

Tile—Walls Dining Wainscot Floors
Storm Sash Wood S. Metal D. S.
Awnings Metal Fiberglass

Total Additions: 1640

Year Built: 1920
Age: 2

Inf. by
Owner—Tenant—
Neighbor—Record—Est.
Adj. Bld. Value
Conv. Factor

Replacement Cost—1940 Base
Depreciation Column 1 2 3 4 5 6
1940 Base Cost, Less Depreciation

Total Value from reverse side

Total Building Value $7328

Appraised 10-29-68 By 1333
Appraised 10-29-68 By 1333

DEC 10 1968
### RESIDENTIAL OUT BUILDINGS

<table>
<thead>
<tr>
<th>Age</th>
<th>Size</th>
<th>Area</th>
<th>Factor</th>
<th>Cost</th>
<th>Conv. Fac.</th>
<th>Adj. Cost</th>
<th>Depr. Value</th>
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<tbody>
<tr>
<td></td>
<td>x</td>
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<td>.47</td>
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<td></td>
<td>.47</td>
<td></td>
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</tr>
</tbody>
</table>

**Garage** — Class — Depr. 2% 3%

**Cars** — Floor — Walls — Roof — Doors

Size — x — Age — Cost — x 47%

1940 Base Cost — x — % Depr.

<table>
<thead>
<tr>
<th>Remarks</th>
<th>Average Year of Construction Computation:</th>
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<tbody>
<tr>
<td>Year 1904 $452.1 = .88% $61... Year = 53.16</td>
<td></td>
</tr>
<tr>
<td>Year 1914 $555 = .12% $1... Year = 1/2</td>
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</table>

**Average Year of Construction** 191.1

\[ \frac{53.16 + 1/2}{2} = 53.80 \]

TC-74 REV. 61
STATE OF UTAH — STATE TAX COMMISSION
Utah State Historical Society  
Historic Preservation Research Office  
Structure/Site Information Form

1. **Street Address:** 133 Woodside Ave.  
   **Name of Structure:**  
   **Present Owner:** Theodore L. Jr. and Rita Smith  
   **Owner Address:** Box Holder, Park City, Utah 84060  
   **Original Owner:**  
   **Original Use:** Residential  
   **Present Use:** Single-Family  
   **Building Condition:** Good  
   **Integrity:** Unaltered  
   **Date:** Jul, 1978

2. **Plat PC Bl. 32 LoN 8**  
   **UTM:**  
   **Tax #:** PC 401  
   **Construction Date:** 1900  
   **Demolition Date:**  
   **Occupants:**  
   **Final Register Status:**  
   **Significant**  
   **Contributory**  
   **National Landmark**  
   **District**  
   **National Register**  
   **State Register**  
   **Multi-Resource**  
   **Thematic**  
   **City Directories**  
   **Biographical Encyclopedias**  
   **LDS Church Archives**  
   **LDS Genealogical Society**  
   **U of U Library**  
   **BYU Library**  
   **USU Library**  
   **SLC Library**  
   **Other**

3. **Photography:** 11/77  
   **Date of Slides:**  
   **Views Front Side Rear Other:**  
   **Date of Photographs:**  
   **Views Front Side Rear Other:**  
   **Research Sources:**  
   **Bibliographical References:** (books, articles, records, interviews, old photographs and maps, etc.)  
   **Bibliographical References:** Summit County Records.
Architect/Builder: unknown
Building Materials: wood  Building Type/Style: residential

Description of physical appearance & significant architectural features:
(Include additions, alterations, ancillary structures, and landscaping if applicable)

One-story gable frame home, with attic. A roof dormer, with two side-by-side double hung windows, sets on the front portion of the roof. Major alterations have occurred in the following changes: horizontal wood siding (possibly redwood) now covers the original vertical wood siding; the original door and window framing have been removed, with the complete altering of the front window; and an apparent change in a window located to the south. In addition, a small canopied-type front porch has been removed. (See below).

A rock retaining wall in the front remains as it appeared in a 1940's tax photo.

Statement of Historical Significance:

Although altered, the structure, in age, remains as a contributory element.
In 1884 the property went from Edward P. Ferry to Andrew A. Jackson, and to George W. Curtiss. Clyde D. Eastman was granted a deed of trust in 1891. Maggie Scarlan gained ownership in 1908, from Curtiss; and in 1924 Daniel Cunningham, et.al., received a warranty deed from Russell Williams et. al. In 1962 a waiver of lien was granted to Theodore L. Smith.

From Sanborn Maps:

Similar in 1900; but completely different in 1889.