HISTORIC SITE FORM - HISTORIC SITES INVENTORY
PARK CITY MUNICIPAL CORPORATION (10-08)

1 IDENTIFICATION

Name of Property:  
Address: 257 McHenry Avenue  
AKA:  
City, County: Park City, Summit County, Utah  
Tax Number:  
Current Owner Name:  
Parent Parcel(s):  
Current Owner Address:  
Legal Description (include acreage):  

2 STATUS/USE

<table>
<thead>
<tr>
<th>Property Category</th>
<th>Evaluation*</th>
<th>Reconstruction</th>
<th>Use</th>
</tr>
</thead>
<tbody>
<tr>
<td>☑ building(s), main</td>
<td>☑ Landmark Site</td>
<td>Date:</td>
<td>Original Use: Residential</td>
</tr>
<tr>
<td>☑ building(s), attached</td>
<td>☑ Significant Site</td>
<td>Permit #:</td>
<td>Current Use: Residential</td>
</tr>
<tr>
<td>☑ building(s), detached</td>
<td>☑ Not Historic</td>
<td>☑ Full ☑ Partial</td>
<td></td>
</tr>
<tr>
<td>☑ building(s), public</td>
<td>☑ National Register of Historic Places: ☑ ineligible ☑ eligible</td>
<td></td>
<td></td>
</tr>
<tr>
<td>☑ building(s), accessory</td>
<td></td>
<td>*National Register of Historic Places:</td>
<td></td>
</tr>
<tr>
<td>☑ structure(s)</td>
<td></td>
<td>listed (date:</td>
<td>)</td>
</tr>
</tbody>
</table>

3 DOCUMENTATION

Photos: Dates  
Research Sources (check all sources consulted, whether useful or not)  
☐ tax photo: ☐ abstract of title ☑ city/county histories  
☐ prints: ☐ tax card ☑ personal interviews  
☐ historic: c. ☐ original building permit ☑ Utah Hist. Research Center  
☐ sewer permit ☑ USHS Preservation Files  
Drawings and Plans  
☐ Sanborn Maps ☑ USHS Architects File  
☐ measured floor plans ☑ city directories/gazetteers  
☐ site sketch map ☑ census records  
☐ Historic American Bldg. Survey ☑ LDS Family History Library  
☐ original plans: ☑ university library(ies):  
☐ other: ☑ biographical encyclopedias  
☐ newspapers  

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


4 ARCHITECTURAL DESCRIPTION & INTEGRITY

Building Type and/or Style: T/L cottage type  
No. Stories: 1  
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:  

Researcher/Organization: Preservation Solutions/Park City Municipal Corporation  
Date: 12-2008
☐ Good (Well maintained with no serious problems apparent.)
☐ Fair (Some problems are apparent. Describe the problems.):
☑ Poor (Major problems are apparent and constitute an imminent threat. Describe the problems.): Site appears vacant; broken windows, peeling paint sagging porch roof.
☐ 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.):
  Foundation: Not verified.
  Walls: Brick-tex, aluminum siding.
  Roof: Cross-wing roof form sheathed in metal and rolled material.
  Windows/Doors: Large fixed casement and WWII-era fixed casement with multiple horizontal panes, and four-over-four double-hung sash type in addition.

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 one-story frame T/L cottage has been significantly altered. A small addition was added to the stem wing. The original siding has either been replaced or covered by brick-tex and aluminum siding. A concrete block chimney was constructed on the southwest elevation. The original porch elements have been replaced by open metal work columns. The windows have been replaced and likely the window openings have been altered. The changes are significant and diminish the site'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 setting does not appear to have been altered.

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 "T" or "L" cottage (also known as a "cross-wing") is one of the earliest and one of the three most common house types built in Park City during the mining era; 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

Architect: ☑ Not Known  ☐ Known: (source: )  Date of Construction: c. 1905

Builder: ☑ Not Known  ☐ Known: (source: )

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 Structure appears on the 1907 Sanborn Insurance map.
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.


² From “Residences of Mining Boom Era, Park City - Thematic Nomination” written by Roger Roper, 1984.