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

1 IDENTIFICATION

Name of Property:
Address: 541 MAIN ST #410
AKA:
City, County: Park City, Summit County, Utah
Tax Number: PC-130

Current Owner Name: BLACK JAMES L & MARY E H/W (JT)
Parent Parcel(s):
Current Owner Address: PO BOX 393, PARK CITY, UT 84060-0393

Legal Description (include acreage): Legal SUBD: PARK CITY BLOCK 9 BLOCK: 9 LOT: 12 PLAT: 0S 16 T 2S R
3E S'LY 22.6 FT LOT 12 BLK 9 PARK CITY SURVEY VWD-195 M32-427 HQC-21 SWD-591 M104-565 TWD-325
OWD-117-8 362-693448-433 508-758 518-390 (REF:596-54) 595-673 1372-441 1537-113 1547-620, 0.03 AC

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: Commercial</td>
</tr>
<tr>
<td>☐ building(s), attached</td>
<td>☐ Significant Site</td>
<td>Permit #:</td>
<td>Current Use: Commercial</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>☐ structure(s)</td>
<td>*National Register of Historic Places: ☐ ineligible ☑ eligible</td>
<td></td>
</tr>
<tr>
<td>☐ structure(s)</td>
<td></td>
<td>☑ listed (date: 03/07/1979 - Park City Main Street Historic District)</td>
<td></td>
</tr>
</tbody>
</table>

3 DOCUMENTATION

Photos: Dates
☐ tax photo:
☑ prints:  
☐ historic: c.

Research Sources (check all sources consulted, whether useful or not)
☐ abstract of title  
☑ city/country histories
☐ personal interviews

Drawings and Plans
☐ measured floor plans
☐ site sketch map
☐ Historic American Bldg. Survey
☐ original plans:
☐ other:

☑ Sanborn Maps
☐ obituary index
☐ city directories/gazetteers
☐ census records
☐ biographical encyclopedias
☐ newspapers

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

Carter, Thomas and Goss, Peter. *Utah’s Historic Architecture, 1847-1940: a Guide*. Salt Lake City, Utah:
University of Utah Graduate School of Architecture and Utah State Historical Society, 1991.
Notarianni, Philip F., "Park City Main Street Historic District." National Register of Historic Places Inventory, Nomination Form.
1979.

4 ARCHITECTURAL DESCRIPTION & INTEGRITY

Building Type and/or Style: 2-Part Block
No. Stories: 2
Additions: ☐ none ☑ minor ☐ major (describe below) Alterations: ☑ none ☐ minor ☐ major (describe below)
Number of associated outbuildings and/or structures: ☐ accessory building(s), # _____; ☐ structure(s), # _____.

Researcher/Organization: Preservation Solutions/Park City Municipal Corporation Date: 12-2008
General Condition of Exterior Materials:

☑ 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.):

☐ 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: Tax card indicates no foundation; not verified.

Walls: Drop siding.

Roof: Shed roof form.

Windows/Doors: Double-hung sash type and large display windows flanked by a recessed entryway with transom.

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 two-story frame 2-part block has been altered since it was listed on the NR as part of the Park City Main Street Historic District, but the changes have served to restore many of the historic elements. The tax card from 1968 indicates the building was clad in aluminum siding and the NR nomination also states the building is clad in aluminum siding. A photograph of an adjacent building taken for the NR nomination shows a portion of the front façade this is clad in aluminum siding, but the windows are also aluminum side slider type. Since the NR listing, the primary façade has been restored with three double-hung sash type windows in the upper façade and a typical storefront on the main level. The tax card includes a note that should be investigated further. It states, "Bldg. moved here after fire." The site retains its original design character.

Setting (The physical environment--natural or manmade--of a historic site. Describe the setting and how it has changed over time.): The setting is typical of a mining era commercial core; buildings are located adjacent to one another and abut the sidewalk or street edge.

Workmanship (The physical evidence of the crafts of a particular culture or people during a given period in history. Describe the distinctive elements.): The physical evidence from the period that defines this as a typical Park City mining era commercial building are the simple methods of construction, the use of non-beveled (drop-novelty) wood siding, the recessed entrance and display windows, transom windows, the restrained ornamentation, and the plain finishes.

Feeling (Describe the property's historic character.): The physical elements of the site, in combination, convey a sense of the commercial activity 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 two-part block is one of the most common commercial building types constructed in Park City during the mining era.

This site was listed as a contributing building on the National Register of Historic Places in 1979 as part of the Park City Main Street Historic District. It was built within the historic period (1868-1929), is associated with the mining era, and retains its historic integrity. As a result, it meets the criteria set forth in LMC Chapter 15-11 for designation as a Landmark Site.

5 SIGNIFICANCE
Architect: ☐ Not Known    ☐ Known: (source: )    Date of Construction: c. 1908

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. 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 commercial buildings represent the best remaining metal mining town business district in the state. The buildings along Main Street, in particular, provide important documentation of the commercial character of mining towns of that period, including the range of building materials, building types, and architectural styles. They contribute to our understanding of a significant aspect of Park City's economic growth and architectural development as a mining business district.

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.


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1 Notarianni, page 102.
2 From "Park City Main Street Historic District" written by Philip Notarianni, 1979 and "Residences of Mining Boom Era, Park City - Thematic Nomination" written by Roger Roper, 1984.
Owners Name: Stanley A Baker
Location: 523 1/2 E St 18 4x9 9 PC
Kind of Bldg: Res
St. No: 54116
Type: 1, 0, 3, 4
Cost: $5729
Factor: x .045%
Class: 3
Stories: 1
Dimensions: x x
Square Ft: 800
Factor: $ 5987

Att. Gar: C.P. x Flr. Walls Cl.
Description of Buildings

Foundation: Stone
Ext. Walls: Cinder Block
Roof Type: Shed
Dormers: Small
Bays: Small
Exterior Base Entry

Porch: Front Side 114 x 20
Rear 114 x 20
Porch Side 80 x 120

Planters: 8


Attic Rooms: Fin: Unfin.

Class: 1,
Trays: 2
Basin: 2
Sink: 2
Toilet: 2
Wtr. Strr: 1
Shr. St.: 1
O.T.: 1

Dishwasher: 340
Gas Stove: 340

Heat: Elec.
Oil: Gas
Coal: HW
Stkr: Elec.

Air Cond: Full
Fin: Panel

Floor: Fin: Hd. Wd.

Cabinets: Mantels

Tile: Walls: Wainscot

Storm Sash: Wood D: S:

Awnings: Metal

Total Additions: 2437

Year Built: 1900
Avg: 1.90
Replacement Cost: $8419
Obsolescence: 8319

Inf. by:
Owner - Tenant:
Neighbor - Record - Est.
Adj. Bld. Value: 706
Conv. Factor: 3.01

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: $1876

Appraised: 11-15 19 68 By 1333
Appraised: 19 12-27 1968

NOV 27 1968