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

1 IDENTIFICATION

Name of Property:
Address: 830 EMPIRE AVE
City, County: Park City, Summit County, Utah
Current Owner Name: ZALLER THOMAS F X
Current Address: 137 BOLLING RD NE ATLANTA, GA 30305-3104
Legal Description (include acreage): BEG NW COR LOT 16 BLK 14 SNYDERS ADDITION TO PARK CITY; TH N 35*59’ W 50 FT; N 54*0’ E 15.5 FT; SE’LY IN DIRECT LINE TO A PT ON S’LY LINE 15 WH IS N 54*01’ E 38.4 FT FROM BEG; TH S 54*01’ W 38.4 FT TO; 0.03 AC

2 STATUS/USE

Property Category | Evaluation* | Reconstruction | Use
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☑ building(s), main | ☑ Landmark Site | Date: | Original Use: Residential
☑ building(s), attached | ☑ Significant Site | Permit #: | Current Use: Residential
☑ building(s), detached | ☑ Not Historic | ☐ Full ☐ Partial
☑ building(s), public
☑ structure(s)

*National Register of Historic Places: ☐ ineligible ☑ eligible listed (date: )

3 DOCUMENTATION

Photos: Dates
☑ tax photo: c. 1940
☑ historic: c.

Research Sources (check all sources consulted, whether useful or not)
☐ abstract of title
☐ tax card
☐ original building permit
☐ sewer permit
☑ Sanborn Maps
☐ obituary index
☐ city directories/gazetteers
☐ Census records
☐ biographical encyclopedias
☐ other:

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

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


4 ARCHITECTURAL DESCRIPTION & INTEGRITY

Building Type and/or Style: Rectangular or Gable front type / vernacular style
No. Stories: 1 ½
Additions: ☐ none ☑ minor ☐ major (describe below)
Alterations: ☐ none ☑ minor ☐ major (describe below)

Researcher/Organization: Preservation Solutions/Park City Municipal Corporation Date: 12-2008
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.)
☐ 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: Painted wooden fence
Foundation: Photo evidence of painted cement block foundation, although entire structure cannot be verified as such.
Walls: Drop-novelty wood paneling and white painted trim. May be original to the house- unable to verify based on photo alone. Wooden deck and railings.
Roof: Metal roofing
Windows: Varied single pane, 4x4 and 6x6 pane sliding, single pane sliding, and decorative picture.

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): Adjusted version of Gable Front house as entrance is based on side of intended structure face, even in the original tax photo. Current exterior color choices of teal and pink are likely not original but could not be referenced for date of application. The house remains largely unchanged, including the multiple roof additions, from the c. 1940 tax photo.

Setting (The physical environment—natural or manmade—of a historic site. Describe the setting and how it has changed over time.): Building lot on a slight incline, with small manmade retaining walls of stacked stone. Native trees and grasses in the landscape. Unique 3 corner lot on compacted property. Tax photo indicates a shed on upper slope of property no longer existing.

Workmanship (The physical evidence of the crafts of a particular culture or people during a given period in history. Describe the distinctive elements.): The distinctive elements that define this as a typical Park City mining era house are the simple methods of construction, the use of non-beveled (drop-novelty) wood siding, the plan type, the simple roof form, the informal landscaping, 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 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 central block was a common house type built in Park City during the mining era.

5 SIGNIFICANCE

Architect: ☑ Not Known ☐ Known: (source: ) Date of Construction: c. 1911

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

1 Summit County Recorder.
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. 4: East elevation. Camera facing west, 2008.
Photo No. 9: Northwest oblique. Camera facing southeast, c. 1940 tax photo.

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