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

1 IDENTIFICATION

Name of Property:  
Address: 1060 PARK AVE  
AKA:  
City, County: Park City, Summit County, Utah  
Tax Number: SA-357  
Current Owner Name: GASPARAC GEORGE & MARY  
Parent Parcel(s):  
Current Owner Address: PO BOX 829, PARK CITY, UT 84060-0829  
Legal Description (include acreage): SUBD: SA BLOCK: 56 PLAT: 0S 16 T 2S R 4E LOTS 9-10-11& 12 BLK 55 SNYDERS ADDITIONALSO THAT PART OF TH E 1/2 OF BLK 55 SNYDERS ADDITION E'LY FROM LOTS9-10-11-12 SUBJECT TO EASEMENT; 0.32 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: 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>☐ structure(s)</td>
<td></td>
<td></td>
<td></td>
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</tbody>
</table>

3 DOCUMENTATION

<table>
<thead>
<tr>
<th>Photos: Dates</th>
<th>Research Sources (check all sources consulted, whether useful or not)</th>
</tr>
</thead>
<tbody>
<tr>
<td>☐ tax photo:</td>
<td>☑ abstract of title</td>
</tr>
<tr>
<td>☑ prints:</td>
<td>☐ tax card</td>
</tr>
<tr>
<td>☐ historic: c.</td>
<td>☑ original building permit</td>
</tr>
<tr>
<td></td>
<td>☐ sewer permit</td>
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<tr>
<td></td>
<td>☐ Sanborn Maps</td>
</tr>
<tr>
<td>☐ measured floor plans</td>
<td>☐ obituary index</td>
</tr>
<tr>
<td>☐ site sketch map</td>
<td>☐ city directories/gazetteers</td>
</tr>
<tr>
<td>☐ Historic American Bldg. Survey</td>
<td>☐ census records</td>
</tr>
<tr>
<td>☐ original plans:</td>
<td>☑ biographical encyclopedias</td>
</tr>
<tr>
<td>☐ other:</td>
<td>☐ newspapers</td>
</tr>
</tbody>
</table>

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

4 ARCHITECTURAL DESCRIPTION & INTEGRITY

Building Type and/or Style: WW-II Era Cottage  
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: November, 08
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: Two accessory structures.

Foundation: Concrete.

Walls: Board & batten siding, stone veneer, aluminum/vinyl siding.

Roof: Cross-wing roof form sheathed in asphalt shingle.

Windows: Casement.

Improvements: Garage-Frame: 625 SF Typical Quality; Tool Shed: 160 SF Typical Quality

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 WW II-era cottage appears to have been altered with the application of stone veneer, board & batten siding and aluminum siding. It is not clear how much, if any, of the original materials are extant. Additional research should be conducted to determine complete information about the design history of the site. Without additional information, it is not possible to substantiate eligibility for National Register listing.

Setting (The physical environment—natural or manmade—of a historic site. Describe the setting and how it has changed over time.): The setting is atypical for most Park City mining ear homes in Old Town; the site has large side and rear yards.

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 post-mining era house are the simple methods of construction, 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 mid-twentieth century.

Association (Describe the link between the important historic era or person and the property.): the WW II-era cottage is a common house type constructed in Utah during the mid-20th century, but it appears that modifications were made to the house that diminish the site’s association with the past.

The lack of information on the site render it ineligible for listing in the National Register of Historic Places. If additional information is reviewed, the site should be re-evaluated for a confirmation of the current other designation. The site retains its essential historical form and meets the criteria set forth in LMC Chapter 15-11 for designation as a Significant Site.

5 SIGNIFICANCE

Architect: ☑ Not Known ☐ Known: (source: ) Date of Construction: c. 1946

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. However, by the mid-twentieth century, most mines in Park City had closed, the population had dwindled, and building activity nearly ceased. Though the few houses built during this period generally reflect the types and styles used in communities throughout Utah, they were constructed in a way that reinforces the settlement patterns of Park City’s significant mining era. They are both modest in scale and tightly packed on the hillsides, contributing to the overall character of the community.

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.
