

COLORADO CULTURAL RESOURCES INVENTORY

Greeley 8th Avenue Survey

Historical and Architectural Reconnaissance Form

OAHP Site #: **5.WL.7851**

Eligibility Evaluation (OAHP use only)

Date _____ Initials _____

____ Determined Eligible – NR

____ Determined Eligible - SR

____ Needs Data

____ Eligible District – Contributing

____ Eligible District - Noncontributing

IDENTIFICATION

1. Current Property Name: **Healing Way**
Historic Property Name **Rapp's Appliance Store**
2. Resource Classification: **Building**
3. Ownership: **Private**
Owner(s) contact info:

LOCATION

4. Street Address: **1535 8th Avenue**
5. Municipality: **Greeley, Colorado**
6. County: **Weld**
7. USGS Quad (7.5'): **Greeley, Colorado** year: **1950** **Photorevised 1980**
8. Parcel Number: **096108226016**
9. Parcel Information: Lot(s): **15** Block: **164** Addition: **West & Thayers**
10. Acreage: **< 1 (9500 square feet)**
11. PLSS information: Principal Meridian: **6th** Township: **5 North** Range: **65 West**
SW¼ SW¼ SE¼ NW¼ of section **8**
12. Location Coordinates: **Zone 13** **526197 mE** **4473786 mN**
Datum: NAD83

DESCRIPTION

13. Construction features (forms, materials)

Property Type: **One Story Commercial Building**

Building Plan: **Irregular Plan**

Dimensions in Feet: **48' N-S by 187' E-W overall dimensions**

Stories: **One**

Architectural Style/Type: **Twentieth Century Commercial**

Foundation: **Concrete**

Walls: **The façade wall (east elevation) is angled or bowed outward from the corners to the center. The upper façade and the north and south ends of the lower façade are clad with beige color stucco, outlined with a single course of brown brick**

rowlocks. The kick plate areas below the windows on the façade feature brown bricks laid in running bond. A large sign fastened perpendicular to the upper façade wall advertises the building's current occupant "HEALING WAY." The front (east) end of the south wall is made of painted white brick, with painted blue and grey bands, laid in common bond. The long western end of the south wall is made of wire-cut red brick laid in running bond. The west (rear) wall, and the long western end of the north wall, are also made of wire-cut red brick laid in running bond.

Windows: The symmetrical façade contains a centered recessed entryway (described below), flanked on either side by nearly floor-to-ceiling fixed-pane display windows. The south elevation contains eight 2-light windows with red brick rowlock sills. Seven of these windows are covered with steel security bars, and the eighth one is infilled with plywood. The west (rear) elevation contains two window openings with red brick rowlock sills, infilled with beige color metal panels

Roof: Flat roof

Chimney(s): A large brick chimney is located on the south elevation.

Porch(s) / Doors: A glass-in-silver-metal-frame door, with a transom light and sidelight, enters the east elevation (façade) from within a slightly recessed centered entryway. The building's address "1135" appears in painted white letters on the transom glass. A painted white solid wood door, with one upper sash light, enters the building near the west end of the south elevation. A rollaway loading dock door is also located on the south elevation. The western end of the south elevation contains three single door openings (two of which are no longer in use), and a former garage door opening (now infilled with plywood and no longer in use).

14. Landscape (important features of the immediate environment)

- Garden Mature Plantings Designed Landscape Walls Parking Lot
- Driveway Sidewalk Fence Seating

HISTORICAL ASSOCIATIONS

- 15. Historic function/use: **Commerce/Trade / Gas Station**
Current function/use: **Religion / Church**
- 16. Date of Construction: **1948 (actual) (per city directories, Sanborn maps, and Assessor records)**
- 17. Other Significant Dates: **N/A**

18. Associated NR Areas of Significance

- Agriculture Architecture Archaeology Art Commerce
- Community Planning & Development Conservation Economics Education Engineering
- Entertainment/Rec. Ethnic Heritage Exploration/Settlement Health/Medicine Industry
- Invention Landscape Architecture Law Literature Maritime History
- Military Performing Arts Philosophy Politics/Gov't. Religion
- Science Social History Transportation Other

- 19. Associated Historic Context(s) (if known): **City of Greeley 8th Avenue Survey; Greeley Downtown Historic District**

20. Retains Integrity of: Location Setting Materials Design Workmanship Association Feeling

21. Notes:

This building is located on the west side of the 1500 block of 8th Avenue. The façade (east elevation) fronts directly onto a wide concrete sidewalk paralleling the avenue. Another commercial building at 1525 8th Avenue is adjacent to the north. An asphalt alley and parking lot are to the south. An asphalt alley is behind the building to the west. Only limited evidence of the building’s original use as a gas station now remains.

Due to a substantial loss of integrity, this building is ineligible for listing in the National and State Registers, and ineligible for local landmark designation in the Greeley Historic Register.

22. Sources:

The Greeley City and Rural Route Directory. (Generally published annually by *the Greeley Tribune-Republican* Publishing Company.)

Sanborn Insurance Company maps for Greeley, Colorado dated June 1886, December 1887, January 1891, October 1895, January 1901, January 1906, October 1909, January 1918, April 1927, September 1946 (as an update of the April 1927 Sanborn maps), August 1968 (also as an update of the April 1927 Sanborn maps).

Weld County Assessor Property Information Map. <http://www.co.weld.co.us/maps/propertyinformation>

Weld County Assessor Property reports. <https://propertyreport.co.weld.co.us>

FIELD ELIGIBILITY RECOMMENDATIONS

Local Landmark Eligible? yes no needs data

Individually State Register Eligible? yes no needs data

Individually National Register Eligible? yes no needs data

Contributes to a Potential Historic District? yes no needs data property is not located within a potential district

RECORDING INFORMATION

Recorded by: **Carl McWilliams**

Date: **November 30, 2015**

Affiliation/Organization: **Cultural Resource Historians LLC**

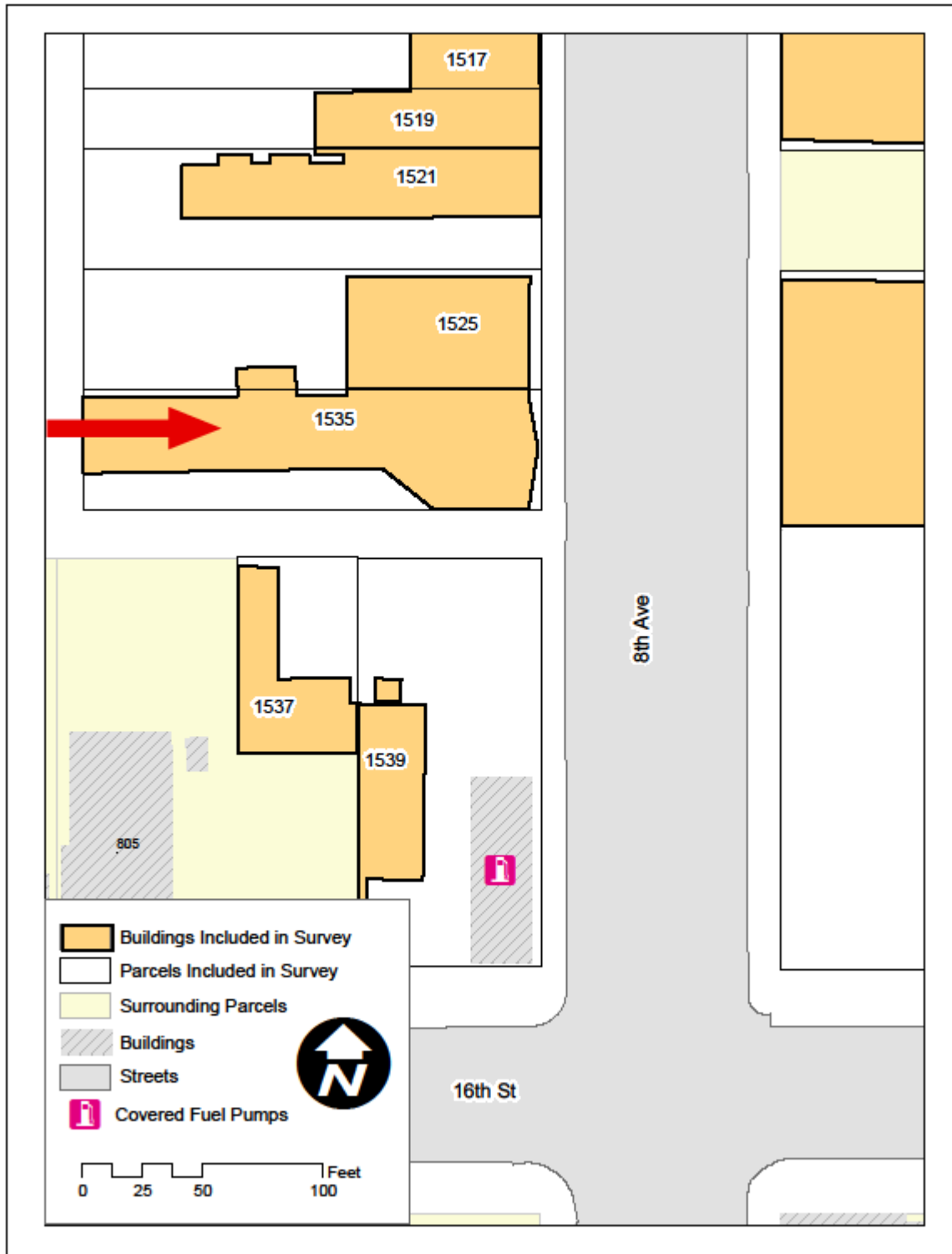
Phone Number: **(970) 493-5270**

Report title: **Greeley 8th Avenue Comprehensive
Historic Resource Survey**

Project Sponsor: **City of Greeley Historic Preservation Office**

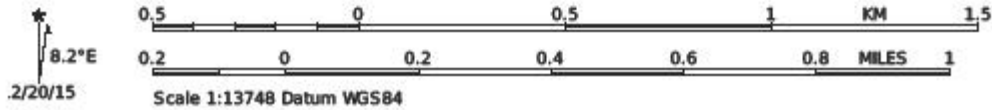
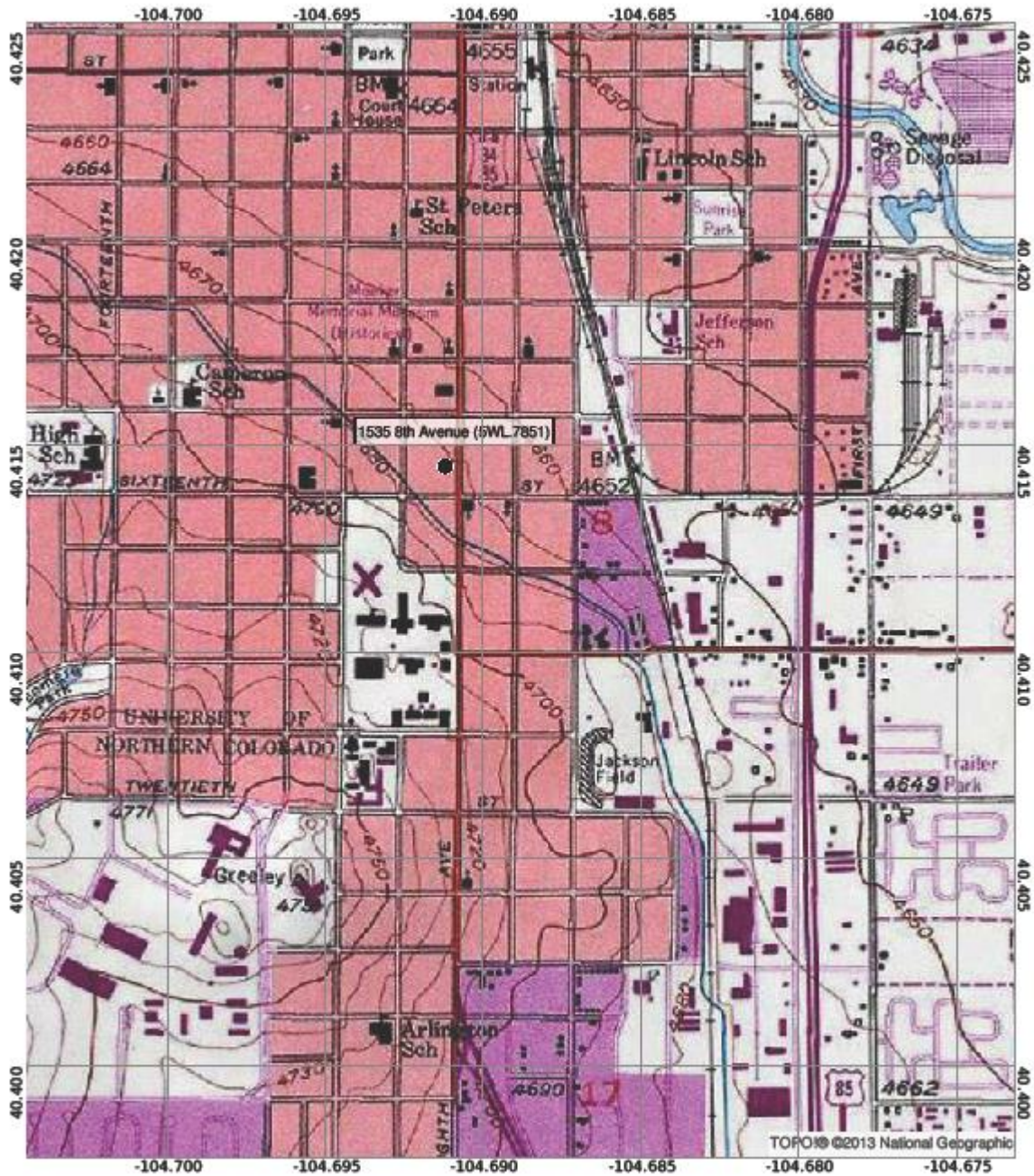
Photo Log: **CD 1, Images 124-129**

SKETCH PLAN



LOCATION MAP

1535 8th Avenue





CD 1, Image 124, View to west of façade (east)



CD 1, Image 125 View to NW of façade (east) and front portion of south side



CD 1, Image 126, View to north of front portion of south side



CD 1, Image 127, View to NW of rear portion of south side



CD 1, Image 128, View to NE of rear (west) and rear portion of south side



CD 1, Image 129, View to SE of rear (west) and rear portion of north side