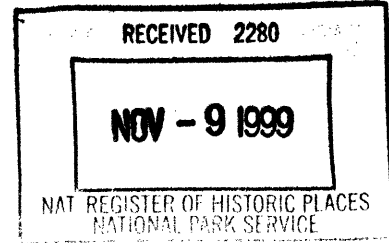


United States Department of the Interior
National Park Service

National Register of Historic Places Registration Form



This form is for use in nominating or requesting determinations of eligibility for individual properties or districts. See instructions in *How to Complete the National Register of Historic Places Form* (National Register Bulletin 16A). Complete each item by marking "x" in the appropriate box or by entering the information requested. If an item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions. Place additional entries and narrative items on continuation sheets (NPS Form 10-900a). Use a typewriter, word processor, or computer to complete all items.

1. Name of Property

historic name Van Dam, Louis E. and Florence Jensen, House

other names/site number _____

2. Location

street & number 407 East 8800 South N/A not for publication

city or town Sandy N/A vicinity

state Utah code UT county Salt Lake code 035 zip code 84070

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, as amended, I hereby certify that this X nomination request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property Xmeets does not meet the National Register criteria. I recommend that this property be considered significant nationally statewide Xlocally. (See continuation sheet for additional comments.)

W. M. A. 11/2/99
Signature of certifying official/Title Date

Utah Division of State History, Office of Historic Preservation
State or Federal agency and bureau

In my opinion, the property meets does not meet the National Register criteria. (See continuation sheet for additional comments.)

Signature of certifying official/Title Date

State or Federal agency and bureau

4. National Park Service Certification

I hereby certify that this property is:

- entered in the National Register.
See continuation sheet.
- determined eligible for the National Register.
See continuation sheet.
- determined not eligible for the National Register.
- removed from the National Register.
- other, (explain:)

Edson H. Beall 12/9/99
Signature of the Keeper Date of Action

Van Dam, Louis E. and Florence Jensen, House
Name of Property

Sandy, Salt Lake County, Utah
City, County, and State

5. Classification

Ownership of Property
(Check as many boxes as apply)

- private
- public-local
- public-State
- public-Federal

Category of Property
(Check only one box)

- building(s)
- district
- site
- structure
- object

Number of Resources within Property
(Do not include previously listed resources in the count.)

Contributing	Non-contributing	
<u>2</u>	<u>1</u>	buildings
_____	_____	sites
_____	_____	structures
_____	_____	objects
<u>2</u>	<u>1</u>	Total

Name of related multiple property listing
(Enter "N/A" if property is not part of a multiple property listing.)

Historic Resources of Sandy City

Number of contributing resources previously listed in the National Register

N/A

6. Function or Use

Historic Functions
(Enter categories from instructions)

DOMESTIC: single dwelling

Current Functions
(Enter categories from instructions)

DOMESTIC: single dwelling

7. Description

Architectural Classification
(Enter categories from instructions)

LATE VICTORIAN: Victorian Eclectic

Other: central block with projecting bays

Materials
(Enter categories from instructions)

foundation STONE

walls STUCCO

roof WOOD SHINGLE

other BRICK

Narrative Description

(Describe the historic and current condition of the property on one or more continuation sheets.)

X See continuation sheet(s) for Section No. 7

Van Dam, Louis E. and Florence Jensen, House
Name of Property

Sandy, Salt Lake County, Utah
City, County, and State

8. Statement of Significance

Applicable National Register Criteria

(Mark "x" on one or more lines for the criteria qualifying the property for National Register listing.)

- A** Property is associated with events that have made a significant contribution to the broad patterns of our history.
- B** Property is associated with the lives of persons significant in our past.
- C** Property embodies the distinctive characteristics of a type, period, or method of construction, or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
- D** Property has yielded, or is likely to yield, information important in prehistory or history.

Criteria Considerations

(Mark "x" on all that apply.)

Property is:

- A** owned by a religious institution or used for religious purposes.
- B** removed from its original location.
- C** a birthplace or grave.
- D** a cemetery.
- E** a reconstructed building, object, or structure.
- F** a commemorative property.
- G** less than 50 years of age or achieved significance within the past 50 years.

Narrative Statement of Significance

(Explain the significance of the property on one or more continuation sheets.)

See continuation sheet(s) for Section No. 8

9. Major Bibliographical References

Bibliography

(Cite the books, articles, and other sources used in preparing this form on one or more continuation sheets.)

Previous documentation on file (NPS):

- preliminary determination of individual listing (36 CFR 67) has been requested
- previously listed in the National Register
- previously determined eligible by the National Register
- designated a National Historic Landmark
- recorded by Historic American Buildings Survey # _____
- recorded by Historic American Engineering
- Record # _____

Areas of Significance

(Enter categories from instructions)

SOCIAL HISTORY

ARCHITECTURE

Period of Significance

c. 1908-1940s

Significant Dates

c. 1908

Significant Person

(Complete if Criterion B is marked above)

N/A

Cultural Affiliation

N/A

Architect/Builder

Unknown

Primary location of additional data:

- State Historic Preservation Office
- Other State agency
- Federal agency
- Local government
- University
- Other

Name of repository:

Utah State Historic Preservation Office

See continuation sheet(s) for Section No. 9

Van Dam, Louis E. and Florence Jensen, House
Name of Property

Sandy, Salt Lake County, Utah
City, County, and State

10. Geographical Data

Acreage of property 0.42 acres

UTM References

(Place additional UTM references on a continuation sheet.)

A 1/2 4/2/5/6/4/0 4/4/9/3/6/2/0 B 1 11111 111111
Zone Easting Northing Zone Easting Northing

C 1 11111 111111 D 1 11111 111111

Verbal Boundary Description

(Describe the boundaries of the property.)

ALL OF THE WEST 1/2 OF LOTS 1 & 2 BLOCK 7, IN FLAGSTAFF ADDITION TO SANDY, BEING A SUBDIVISION OF THE NORTHEAST 1/4 OF SEC 6, T 32, R 1E, SLM.

Property Tax No. 28-06-205-001

 See continuation sheet(s) for Section No. 10

Boundary Justification

(Explain why the boundaries were selected.)

The boundaries are those which are currently and which were historically associated with the property.

 See continuation sheet(s) for Section No. 10

11. Form Prepared By

name/title Korral Broschinsky
organization Sandy City Community Development Department date October 8, 1999
street & number 1049 University Village telephone (801) 581-1497
city or town Salt Lake City state UT zip code 84108

Additional Documentation

Submit the following items with the completed form:

- Continuation Sheets
- Maps: A USGS map (7.5 or 15 minute series) indicating the property's location.
A Sketch map for historic districts and/or properties having large acreage or numerous resources.
- Photographs: Representative black and white photographs of the property.
- Additional items (Check with the SHPO or FPO for any additional items.)

Property Owner

name Van C. and Elenor McCleary
street & number 7350 South State Street telephone (801) 565-0367
city or town Midvale state UT zip code 84047

Paperwork Reduction Act Statement: This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C. 470 et seq.).

Estimated Burden Statement: Public reporting burden for this form is estimated to average 18.1 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Chief, Administrative Services Division, National Park Service, P.O. Box 37127, Washington, DC 20013-7127; and the Office of Management and Budget, Paperwork Reductions Projects (1024-0018), Washington, DC 20503.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section No. 7 Page 1

Van Dam, Louis E. and Florence Jensen, House, Sandy, Salt Lake County, UT

Narrative Description

The Louis and Florence Van Dam residence, built c. 1908, in a one-story, brick and stucco central-block-with-projecting-bays-type house. The house sits on a stone foundation and has a wood-shingled roof. The Victorian Eclectic styling of the house has been altered somewhat over the years, but is still quite apparent in the details. The house is located at 589 East 8800 South in Sandy.¹ The house is located on a nearly a 1/2 acre of land facing south on 8800 South, and contains mature deciduous and coniferous trees and shrubbery at various places around the year. The house is in good condition and contributes to the historic resources of Sandy.²

Judging from a c. 1938 tax file photograph, the house was fairly elaborate in style and detail, but has undergone some alteration over time which has removed most of the Classical details. The original brick walls have since been stuccoed, at least as early as 1938 according to tax file information. Also, probably at this time, the front porch was altered, replacing the original Tuscan-style columns with square, plaster piers arching into a flat plaster cornice. The house retains the original wooden, one-over-one, double-hung sashes, as well as the square, single-light fixed sashes with transoms located on the three bays. One of the rear windows features four vertical lights over one. All of the window opening have two-course, brick relieving arches which have been obscured by the stucco.

Though the angle of the c. 1938 tax photograph makes it difficult to see the west wing, all three wings appear on the tax card footprint drawing and are most likely original. This makes the house somewhat cruciform in plan, with three simple gables extending from the central pyramidal roof. All of the bays have pedimented gables with alternating circle and diamond shingles as gable trim. The east and west gables have rectangular, double-hung windows. The front gable has an oculus window, which appears from the tax photo to be a replacement (date unknown).

Only one of the three original brick chimneys remains, located at the rear of the house. A porch at the northeast corner was enclosed with beadboard paneling, probably quite early. Recently a wooden deck was added as an extension off of the west side of the front porch.

There are two outbuildings located on the property. One is a wood-frame and plywood-sided garage or shed. This is either new, or is a renovated garage which is listed on the old tax file, but it appears non-contributing. The other building is possibly one listed as "studio" on the tax file and has 1938 as the date of construction. The building, located near the northeast corner of the house, has a single entryway and no windows that are apparent. The gable roof has an almost indiscernible pitch. The

¹In 1986, Sandy changed its address system in its historic district to conform with the Salt Lake County system. The original address of the house was 717 East Second South.

²Large portions of the narrative in sections 7 and 8 were written by J. Cory Jensen. See Jensen's *Intensive Level Survey of the Louis E. and Florence Jensen Van Dam House*, prepared for the Sandy City Community Development Department, April 1998.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Continuation Sheet**

Section No. 7 Page 2

Van Dam, Louis E. and Florence Jensen, House, Sandy, Salt Lake County, UT

wood-frame structure is covered in what appears to be false clapboards with rounded edges. This building is in fair condition and is contributing. The tax file also lists a barn located on the property which was removed sometime after 1956.

The landscaping is mostly lawn to the front and east side. A concrete sidewalk runs along 8800 South, up to the house, and around the east side to the rear. A sandstone-lined gutter (c. 1905) follows the line of the sidewalk on the street. A concrete pad for parking which serves as a driveway is in the rear near the northwest corner of the house. Additional more for parking (on gravel) is located to the south of the pad. The west side of the property faces a side street. There is a chain-link fence at the back of the west property line and along the rear of the property. A wood fence runs along the east side. There are two large deciduous trees in the front yard and a large conifer on the west side of the house. The houses along 8800 South are a mix of late-nineteenth-century Victorian house types, bungalows, and a few later houses. The Van Dam house is in good historic condition, and despite alterations, contributes to the historic resources of the neighborhood.

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National Register of Historic Places Continuation Sheet

Section No. 8 Page 1

Van Dam, Louis E. and Florence Jensen, House, Sandy, Salt Lake County, UT

Narrative Statement of Significance

The Louis E. and Florence Jensen Van Dam house, built c. 1908, is significant under Criteria A and C. Under Criterion A it is significant for its association with two periods of development in Sandy's history: the *Mining, Smelting, and Small Farm period of 1871-c. 1910* and the *Specialized Agriculture, Small Business, and Community Development Period (1906-1946)* of the multiple property submission, *Historic Resources of Sandy City*. Long time citizens of Sandy, the Van Dam family served in a number of civic capacities. The house is also architecturally significant under Criterion C as an example of a common house type, the central block with projecting bays, built by residents of Sandy during the mining boom period. Though it has been altered slightly, the Van Dam house retains much of historic integrity and contributes to the historic resources of Sandy.

Historical Significance

Located 12 miles south of Salt Lake City, historic Sandy is at the crossroads of what was once a busy series of mining districts. Paralleling to a large extent the history of mining in Bingham Canyon to the west and Big and Little Cottonwood Canyons to the east, Sandy's history and development either boomed or declined based on these mining operations. Sandy's first major period of development is known as the *Mining, Smelting, and Small Farm Era, 1871-c. 1910*. During this period Sandy became a strategic shipping point and a number of sampling mills and smelters were built in the area. While the dominant force in the economy of Sandy during the 1870s through the 1890s was undoubtedly that of mining, the local agricultural community continued to develop. The majority of those involved in agriculture were members of the Church of Jesus Christ of Latter-day Saints (LDS or Mormon church) who were encouraged to pursue agriculture instead of mining.³

The *Specialized Agriculture, Small Business, and Community Development Period (1906-1946)* is the second period of development in Sandy. It encompasses the first half of the twentieth century and was a period of transition for the city. The mining, smelting and small farm era (1871-circa 1910) was being replaced by a more diversified economy. In some ways the town still resembled the earlier predominantly agricultural community founded by Mormon settlers in the 1860s, especially as the "boom town" economy created around the mining industry waned. The population of Sandy remained around 1,500 for the four decades between 1900 and 1940.⁴ However, the city was defining itself as the political, economic, civic and social center for a major portion of the southeast Salt Lake Valley.

³See *Multiple Property National Register Nomination: Historic Resources of Sandy City*, prepared by Wayne Balle.

⁴Martha Sonntag Bradley, *Sandy City: The First 100 Years*, (Sandy, Utah: Sandy City Corporation, 1993), 205. The population totals in Sandy for census years 1880 to 1950 are as follows: 1880 - 488; 1900 - 1,632; 1910 - 1,716; 1920 - 1,208; 1930 - 1,436; 1940 - 1,487; 1950 - 2,095.

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National Register of Historic Places Continuation Sheet

Section No. 8 Page 2

Van Dam, Louis E. and Florence Jensen, House, Sandy, Salt Lake County, UT

This period of Sandy's history laid the groundwork for city's eventual transformation from small town to suburb. One of the earliest signs of community development was the creation of subdivisions from large farming parcels. During the first half of the twentieth century, the majority of Sandy residents continued to live on their farms, however most managed to survive economically by combining subsistence farming with other occupations, primarily cottage industries and mercantilism. Other farmers created large specialized agricultural enterprises such as sugar beets and poultry. Many Sandy residents continued to work in the mining and smelter industries in nearby communities after Sandy's smelters closed down.

The original section of land from which this lot was derived was patented to Joseph Barker in January 1877. The Last Chance Silver Mining Company of Utah then owned the property for a short time, until Liberty E. Holden purchased it in 1881. Holden retained ownership until after the turn of the century when two local businessmen and developers James Jensen and William Kuhre purchased the north half of the northeast quarter of section 6 in January, 1904, for \$3,500. In August 1905, this parcel was dedicated as a subdivision known as the Flagstaff Addition to Sandy. This particular lot was deeded to Florence Jensen Van Dam, daughter of James Jensen, on February 20, 1908, which is probably when she and Louis Van Dam had the house constructed where they spent the rest of their lives. The house is listed on the 1910 census of Sandy.

Louis Evans Van Dam was born on March 5, 1885 to Herbert and Mary Elizabeth Evans Van Dam in Salt Lake City. While still quite young he moved with his family to Canada where they homesteaded for several years before returning to settle in Sandy, Utah. Louis helped his father in raising cattle, and herding them to the White City area for grazing.⁵ He attended schools in Salt Lake City and Sandy, and attended the University of Utah. He then became an employee working for the Jensen and Kuhre Hardware Company in Sandy, a position he would hold for more than forty years. Louis Van Dam was Sandy City Recorder from 1922-1948, and was also secretary of the Sandy Canal Company and Sandy Irrigation Company.

Louis married Sarah Florence Jensen on April 20, 1905, in the Salt Lake City LDS Temple. Florence was the daughter of James and Anna Sophia Christensen Jensen. She was born on August 16, 1884, in Draper, Utah. She attended school in Draper and in Sandy after the family moved there in 1892, where her father became involved in various business activities. Florence was actively involved in the Church of Jesus Christ of Latter-day Saints (LDS or Mormon church), serving in various positions, including the Primary President, President of the Y.W.M.I.A., Sunday School, Director on the East Jordan Stake Relief Society Board, and ward (parish) organist for thirty years. Florence was also a member of the Sandburr Camp of the Daughter's of the Utah Pioneers.

Louis Van Dam was probably most remembered in the community for his singing and acting. Louis took part in many community plays, and accompanied by either his wife or daughter, sang at

⁵Roxie N. Rich, *The History and Early People of Sandy*, (n.p. [1975]), 680.

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Van Dam, Louis E. and Florence Jensen, House, Sandy, Salt Lake County, UT

approximately 1,300 funerals. Mr. Van Dam was invited to sing with the Mormon Tabernacle Choir on their 1911 New York tour which included fifty concerts and a performance at the White House before President Howard Taft. Florence Van Dam was as involved with music as her husband. She played piano and organ, performed at various community events and taught piano lessons.⁶ The Van Dams had six children. Florence died June 17, 1932, in Sandy. Louis died on March 1, 1960. The house still remains in the family.

Architectural Significance

The center of Sandy's initial settlement possesses a unique character due to several components. First, the width of the residential streets remain consistently smaller than many towns in Utah that were laid out with wide streets and ten-acre blocks. Although Sandy employed the grid pattern of development, the streets, other than the major thoroughfares such as Main Street, are relatively narrow. Secondly, the scale of the residences are consistent, mostly one or one-and-a-half story homes with a modest footprint. Third, the earliest buildings are sporadically placed within the city's core. The buildings built prior to 1910 provide the street scape with a strong sense of historic association as they are located among homes that date from the 1920s through the 1940s. The blending of pre-1910 buildings within the narrow streets of smaller-scale residential structures provide a distinctive quality to Sandy's historic core.

This house is representative of a major shift in Sandy community architecture. When the Sandy mining boon ended in 1893 and local commerce turned to agricultural business, construction slowed and the quality of houses improved. The homes built at the turn-of-the-century in Sandy were permanent, substantial structures made of brick, stone, adobe, or frame with shiplap siding, and adorned with decorative woodwork of trained craftsmen. This house is expressive of the level of craftsmanship attained locally during this turn-of-the-century shift to more substantial and elaborate homes.

Victorian forms were popular in Utah 1885-1915. The central-block-with-projecting-bays house type was an important basic form of the Victorian house. Projecting bays were added to the principal rooms to achieve a desired external irregularity of design and make the rooms larger and brighter. This house form is characterized by a roughly square central section punctuated by bays to one or several sides. The main roof is hipped or pyramidal, while the bays are usually gabled. The smaller, less expensive houses usually had an entry leading directly to the living room or parlor.⁷ The Van Dam house with, its cruciform plan, is one of the more elaborate examples in Sandy.

The style of the house also illustrates the early twentieth century changes that were occurring in Utah. Victorian Eclectic details, such as the lathe-turned columns originally on the Van Dam house, were

⁶ibid., 681, 683.

⁷Carter and Goss, 44.

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**National Register of Historic Places
Continuation Sheet**

Section No. 8 Page 4

Van Dam, Louis E. and Florence Jensen, House, Sandy, Salt Lake County, UT

important in describing the end of isolation of Utah in the late nineteenth century. Rural areas were less isolated from stylistic developments occurring on both the national and local levels. The pattern book styles and standardized building components were available and easily adapted for use with local materials. The former isolation of rural areas was no longer an obstacle to building well.⁸ The stuccoed walls and new front porch were an attempt in the 1920s or 1930s to update the look of the house, making the Van Dam a link between the Victorian era and early twentieth century styles such as the bungalow or period cottage.

⁸Carter and Goss, 110-111.

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National Register of Historic Places Continuation Sheet

Section No. 9 Page 1

Van Dam, Louis E. and Florence Jensen, House, Sandy, Salt Lake County, UT

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**National Register of Historic Places
Continuation Sheet**

Section No. PHOTOS Page 1

Van Dam, Louis E. and Florence Jensen, House, Sandy, Salt Lake County, UT

Common Label Information:

1. Van Dam, Louis E. and Florence Jensen, House
2. Sandy, Salt Lake County, Utah
3. Photographer: Korral Broschinsky
4. Date: 1998
5. Negative on file at Utah SHPO.

Photo No. 1:

6. South elevation of house. Camera facing northzzz.

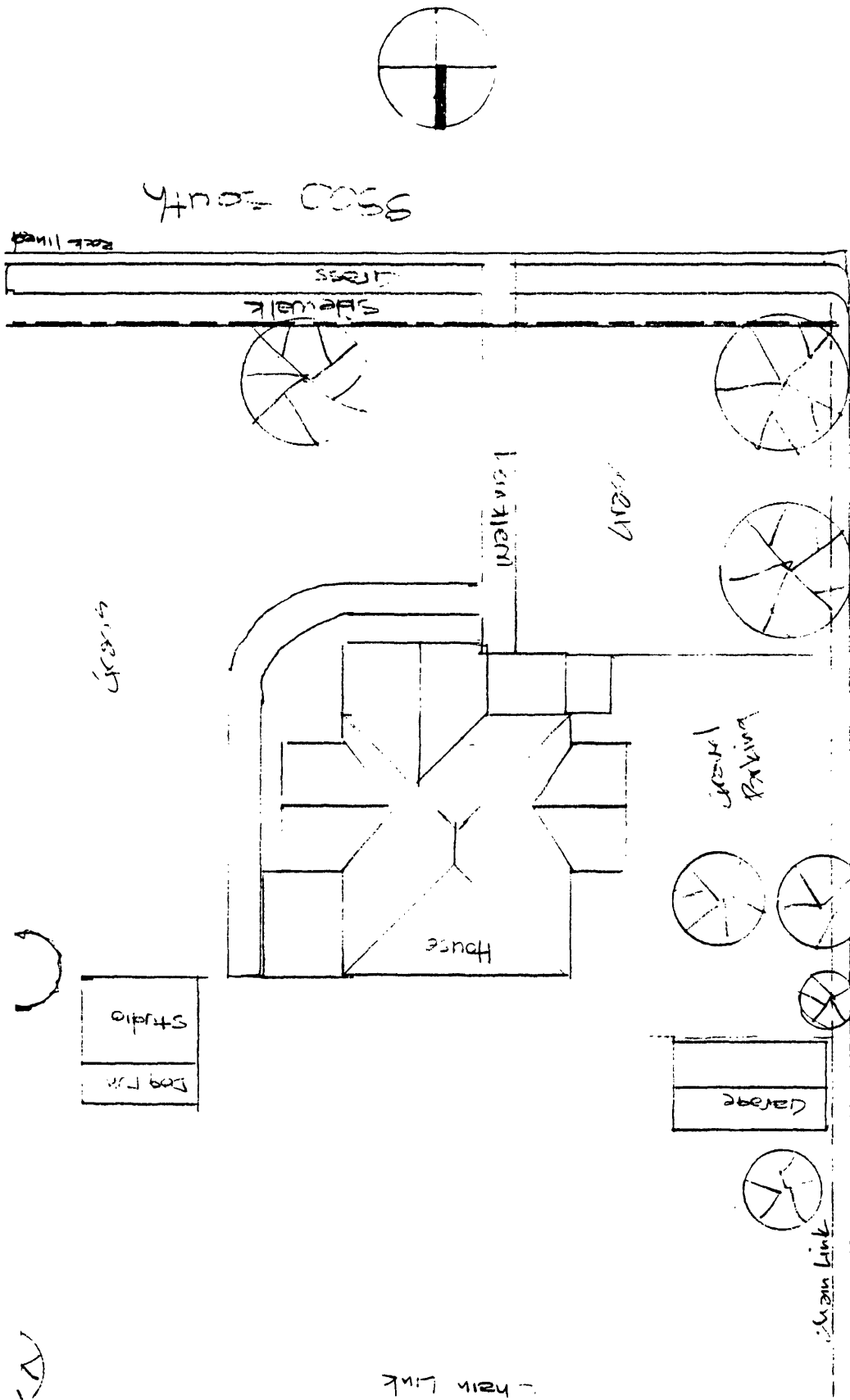
Photo No. 2:

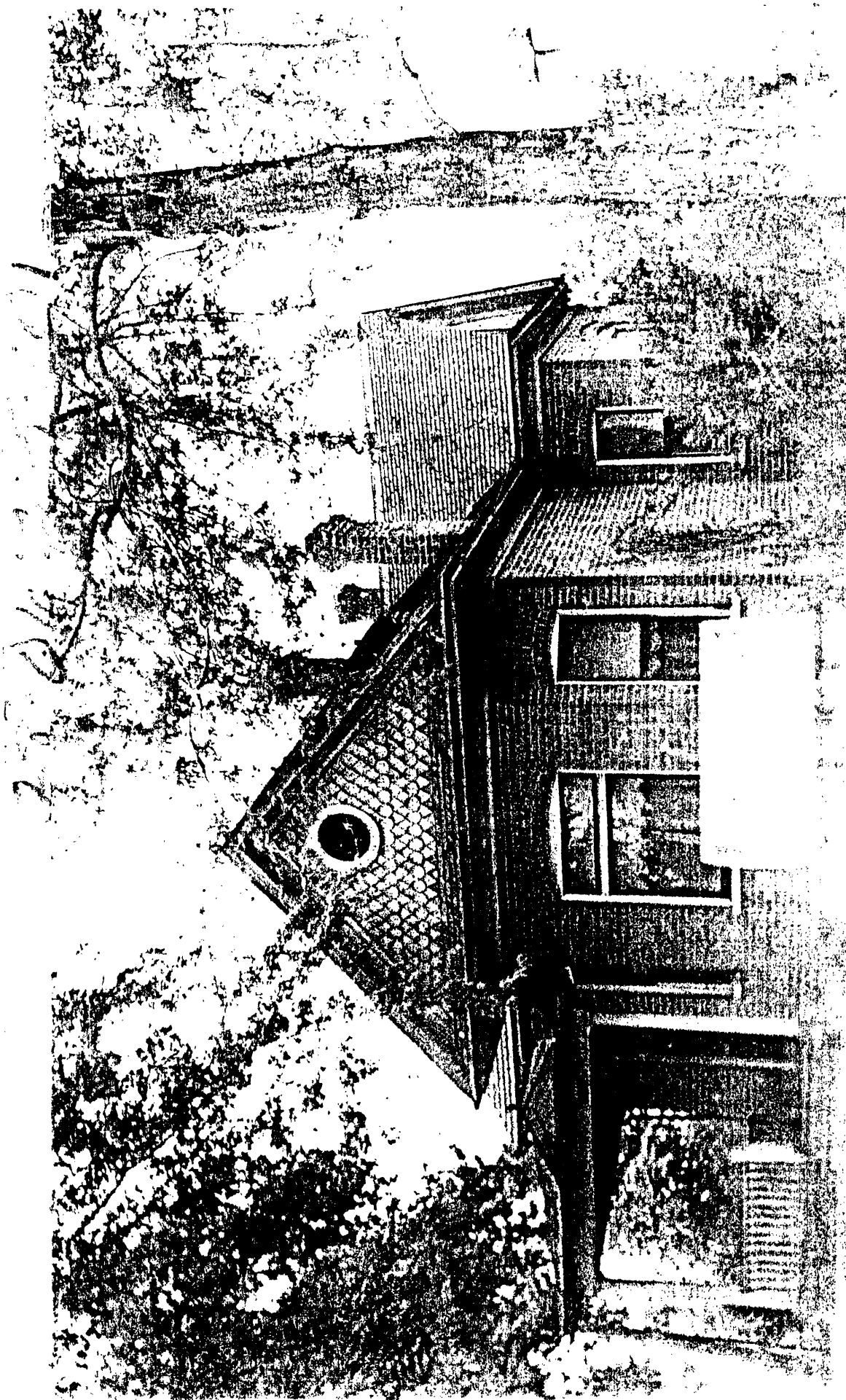
6. South and east elevations of house and studio. Camera facing northwest.

Photo No. 3:

6. West and north elevations of building. Camera facing southeast.

YAN DAMI HOUSE
SANEY HT 3/1988
NOT TO SCALE
DRAWN BY C. JENSEN



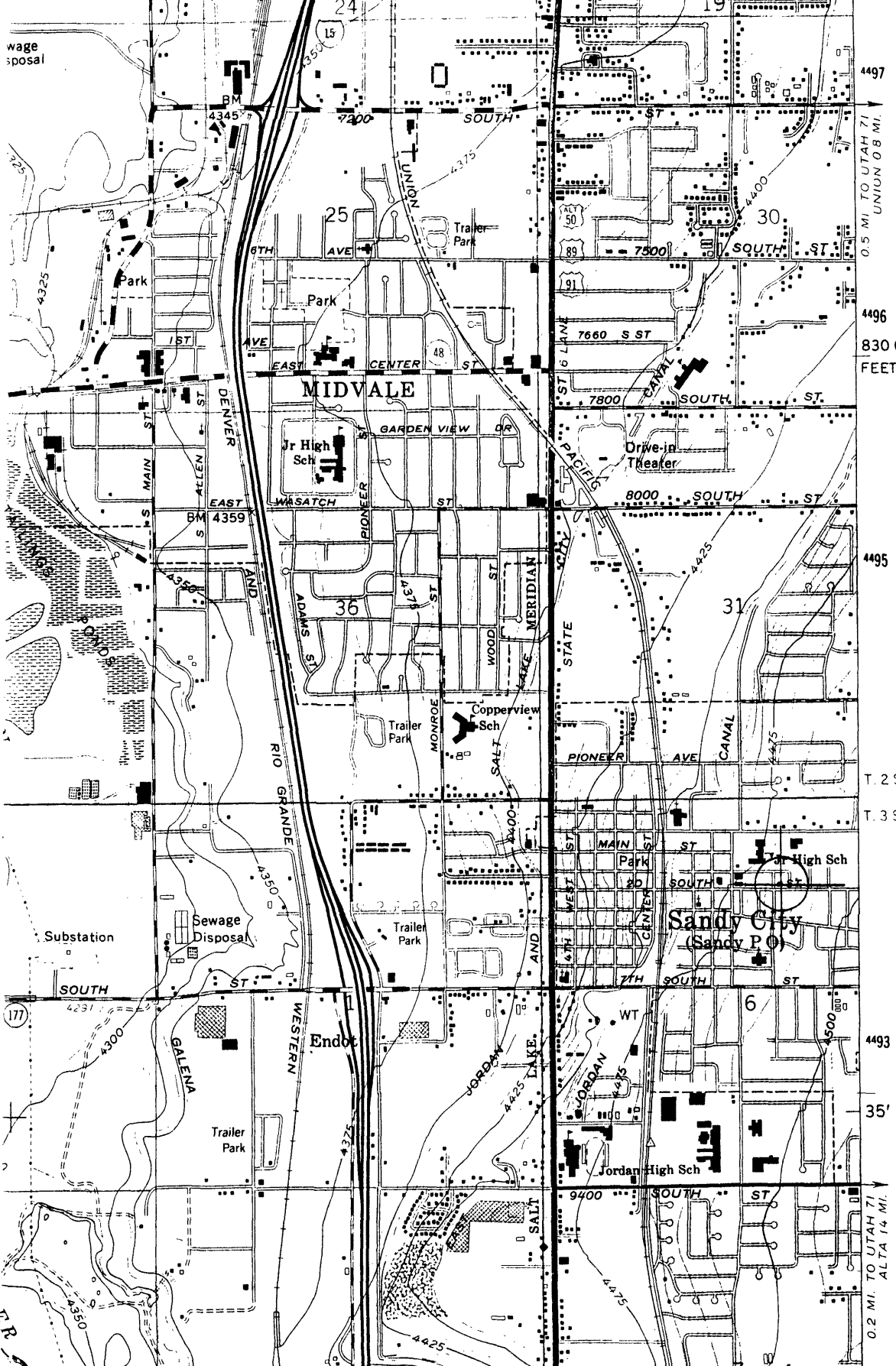


Tax cards, 1938 & 1958
Tax photograph circa 1938

MIDVALE QUADRANGLE
 UTAH-SALT LAKE CO.
 7.5 MINUTE SERIES (TOPOGRAPHIC)

3665 III NE
 (SUGAR HOUSE)

5' 423 1 890 000 FEET 1 R 1 W SALT LAKE CITY 10 MI MURRAY 23 MI. R 1 E 111°52'30" 40°37'30"



VAN DAM,
 LOUIS + FLORENCE
 HOUSE
 407 E. 8800 SOUTH
 SANDY, UT
 E 425640
 N. 4493620
 ZONE 12

4497
 0.5 MI TO UTAH 71 UNION 0.8 MI.
 4496
 830 000 FEET
 4495
 T. 2.5
 T. 3.5
 4493
 0.2 MI. TO UTAH 71 ALTA 14 MI.