

United States Department of the Interior
National Park Service

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NATIONAL REGISTER OF HISTORIC PLACES
REGISTRATION FORM

NATIONAL
REGISTER

This form is for use in nominating or requesting determinations of eligibility for individual properties or districts. See instructions in Guidelines for Completing National Register Forms (National Register Bulletin 16). Complete each item by marking "x" in the appropriate box or by entering the requested information. If an item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, styles, materials, and areas of significance, enter only the categories and subcategories listed in the instructions. For additional space use continuation sheets (Form 10-900a). Type all entries. Use letter quality printer in 12 pitch, using an 85 space line and a 10 space left margin. Use only 25% or greater cotton content bond paper.

1. Name of Property

historic name GEFFAS APARTMENTS
other names/site number (Site #21) Kay's Apartments

2. Location

street & number 2675 Grant Avenue N/A not for publication
city, town Ogden N/A vicinity
state Utah code UT county Weber code 057 zip code 84401

3. Classification

Ownership of Property	Category of Property	No. of Resources within Property	
<input checked="" type="checkbox"/> private	<input checked="" type="checkbox"/> building(s)	contributing	noncontributing
<input type="checkbox"/> public-local	<input type="checkbox"/> district	<u>1</u>	<u>0</u> buildings
<input type="checkbox"/> public-State	<input type="checkbox"/> site	<u> </u>	<u> </u> sites
<input type="checkbox"/> public-Federal	<input type="checkbox"/> structure	<u> </u>	<u> </u> structures
	<input type="checkbox"/> object	<u> </u>	<u> </u> objects
		<u>1</u>	<u>0</u> Total

Name of related multiple property listing:

Three-story Apartment Buildings in Ogden,
1908-1928

No. of contributing resources
previously listed in the
National Register 0

4. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act of 1966, 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 X meets ___ does not meet the National Register criteria. ___ See continuation sheet.

Max E

Signature of certifying official

November 4, 1987

Date

Utah State Historical Society

State or Federal agency and bureau

In my opinion, the property ___ meets ___ does not meet the National Register criteria. ___ See continuation sheet.

Signature of commenting or other official

Date

State or Federal agency and bureau

5. National Park Service Certification

I, hereby, certify that this property is:

entered in the National Register.

___ See continuation sheet

Linda McClelland 12/31/87

___ determined eligible for the National Register. ___ See continuation sheet

___ determined not eligible for the National Register.

___ removed from the National Register.

___ other, (explain:)

Signature of the Keeper

Date

6. Functions or Use

Historic Functions

(enter categories from instructions)

Current Functions

(enter categories from instructions)

DOMESTIC: multiple dwelling

DOMESTIC: multiple dwelling

7. Description

Architectural Classification
(enter categories from instructions)

other: early 20th century vernacular
other: double-loaded corridor plan

Materials
(enter categories from instructions)

foundation concrete
walls brick (multi-colored)
roof unknown
other concrete (cast concrete trim)
wood (trim)

Describe present and historic physical appearance.

Built in 1922, the Geffas Apartments is a nondescript 3-story brick building with a flat roof, concrete foundation, and double-loaded corridor plan. The building maintains its integrity, having been altered on the exterior only by the addition of aluminum awnings over some of the windows.

The exterior features three colors of striated brick, cast concrete window and parapet trim, and a projecting one-story brick entry vestibule. The front elevation is roughly square but is given a vertical feeling because of six brick pilasters. The style is non-descript but similar to that of several commercial and industrial buildings in Ogden. Windows are flat-arched casements ganged in 2s, 3s, and 4s. The building contains 12 units, all flanking a central double-loaded corridor. Six are one-bedroom units and the other six are two-bedroom units. The interior features stained wood trim, Prairie Style stairs, and tile entries.

8. Statement of Significance

Certifying official has considered the significance of this property in relation to other properties: nationally statewide X locally

Applicable National Register Criteria X A B X C D

Criteria Considerations (Exceptions) A B C D E F G

Areas of Significance (enter categories from instructions)	Period of Significance	Significant Dates
<u>Architecture</u>	<u>1922-28</u>	<u>1922</u>
<u>Community Development</u>	<u> </u>	<u> </u>
<u> </u>	<u> </u>	<u> </u>
<u> </u>	<u> </u>	<u> </u>
<u> </u>	<u> </u>	<u> </u>
<u> </u>	<u> </u>	<u> </u>
<u> </u>	<u> </u>	<u> </u>
<u> </u>	<u> </u>	<u> </u>
Significant Person	Architect/Builder	
<u>N/A</u>	<u>unknown/unknown</u>	
<u> </u>	<u> </u>	

State significance of property, and justify criteria, criteria considerations, and areas and periods of significance noted above.

Built in 1922, the Geffas Apartments is one of 21 apartment buildings included in the multiple property study "Three-story Apartment Buildings in Ogden, 1908-1928." These buildings are architecturally significant as examples of a distinct type of multi-family dwelling that was constructed in Ogden during the first three decades of the twentieth century. Characteristic features are their their multi-story height, brick construction, flat roofs, and self-contained apartment units on the interior. These apartment buildings are also historically significant, representing an attempt to accommodate the rapid population growth that Ogden experienced during its economic boom period of the early twentieth century. The expanding railroad industry and the introduction of major manufacturing plants and governmental facilities sparked the transformation of Ogden into an important urban center. Apartment buildings were constructed in response to the increased demand for housing, rising land values, and the appeal of apartments as a new and modern type of urban housing

The Geffas is the westernmost of Ogden's 21 three-story apartments. The building represents the effort of a lone, one-time investor to take advantage of the need for housing in Ogden during the early decades of the twentieth century. Theodore Geffas came to Ogden in about 1908 with enough money to buy a small cafe on the busy 25th Street. He earned enough there to buy or build a 4-unit apartment house in 1916. By 1922 he had acquired enough capital to build the 12-unit Geffas Apartments on Grant Aveune, only a few blocks from his City Cafe on lower 25th Street. He lived in the apartments, eventually with his wife, Katie W., and continued as proprietor of a succession of various small restaurants. He X See continuation sheet

NPS Form 10-900a
(Rev. 8-86)
Utah Word Processor Format (02741)
Approved 10/87

OMB No. 1024-0018

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NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET

Section number 8 Page 2
(Geffas Apartments, Weber County, Utah)

apparently developed no other apartments and died c. 1955. The Geffas is one of five apartments built in a tight group west of Washington Avenue.

The city directories for 1925 and 1930 provide a general profile of the occupants of the Geffas during the 1920s. Like other apartment buildings, the Geffas filled its rooms mainly with single men during its early years. Of the two women residents initially in the building, one was a salesperson at a local watch shop. The occupation of other residents were generally low-visibility positions in railways, sales, and clerical work. Within ten years all of the original residents had been replaced.

(doc 02421)

9. Major Bibliographical References

Polk Directories for Ogden City.

Sanborn Fire Insurance Maps for Ogden City.

Weber County Recorder and Assessor Records, Ogden, Utah.

___ See continuation sheet

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 # _____

- Primary location of additional data:
- State Historic Preservation Office
 - ___ Other State agency
 - ___ Federal agency
 - ___ Local government
 - ___ University
 - ___ Other
- Specify repository: _____

10. Geographical Data

Acreeage of property less than one acre

UTM References

A	<u>1/2</u>	<u>4/1/8/4/2/0</u>	<u>4/5/6/3/0/9/0</u>	B	<u>/</u>	<u>/ / / / /</u>	<u>/ / / / / /</u>
	Zone	Easting	Northing		Zone	Easting	Northing
C	<u>/</u>	<u>/ / / / /</u>	<u>/ / / / / /</u>	D	<u>/</u>	<u>/ / / / /</u>	<u>/ / / / / /</u>

___ See continuation sheet

Verbal Boundary Description: (tax no. 01-008-0003)

Part of Lot 1, Block 10, Plat A, Ogden City Survey; beginning at a point 70 feet N from the SE corner of said Lot 1, running thence N 86 feet, W 120 feet, S 16 feet, W 5 feet, S 70 feet, E 125 feet to the place of beginning.

___ See continuation sheet

Boundary Justification

The boundary is based on the legal description of the property that has historically been associated with the building. ___ See continuation sheet

11. Form Prepared By

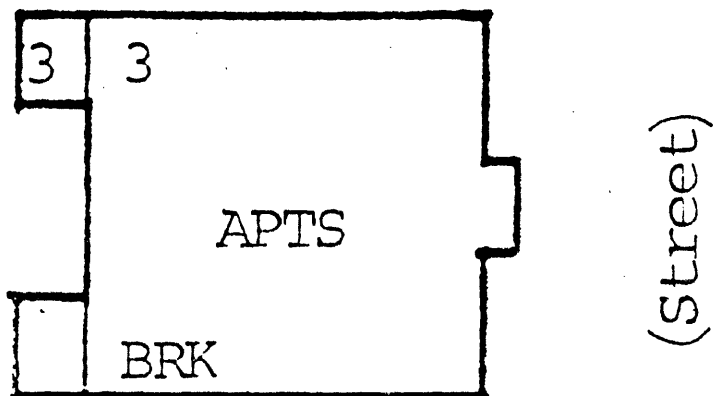
name/title Allen D. Roberts/architect; Linda Ostler, researcher

organization Cooper/Roberts Architects, AIA date August 1987

street & number 202 West 300 North telephone (801) 355-5915

city or town Salt Lake City state Utah zip code 84103

21. Geffas



Key to Abbreviated Notations

Street = Street(s) the building faces

1,2,3 (inside building) = # of stories

B = Basement

A = Automobile garage

BRK = Brick construction


FR = Frame "

M = Metal "

ST = Stone "

CCNC = Concrete "

APTS = Apartments

 = Former structure, now razed

NOTES: North is always at the top of the page; information is taken from Ogden Sanborn Map, 1906 updated through 1951; all buildings are drawn at 1" = 25 feet scale.