

United States Department of the Interior  
National Park Service

National Register of Historic Places  
Inventory—Nomination Form

For NPS use only  
received **MAR 10 1983**  
date entered

See instructions in *How to Complete National Register Forms*  
Type all entries—complete applicable sections

**1. Name**

historic Belmont Hotel

and/or common Belmont Hotel

**2. Location**

street & number 430 ~~North~~ Higgins Avenue n/a not for publication

city, town Missoula n/a vicinity of

state Montana code 030 county Missoula code 063

**3. Classification**

Category	Ownership	Status	Present Use	
<input type="checkbox"/> district	<input type="checkbox"/> public	<input checked="" type="checkbox"/> occupied	<input type="checkbox"/> agriculture	<input type="checkbox"/> museum
<input checked="" type="checkbox"/> building(s)	<input checked="" type="checkbox"/> private	<input type="checkbox"/> unoccupied	<input checked="" type="checkbox"/> commercial	<input type="checkbox"/> park
<input type="checkbox"/> structure	<input type="checkbox"/> both	<input type="checkbox"/> work in progress	<input type="checkbox"/> educational	<input type="checkbox"/> private residence
<input type="checkbox"/> site	<b>Public Acquisition</b>	<b>Accessible</b>	<input type="checkbox"/> entertainment	<input type="checkbox"/> religious
<input type="checkbox"/> object	<input type="checkbox"/> in process	<input checked="" type="checkbox"/> yes: restricted	<input type="checkbox"/> government	<input type="checkbox"/> scientific
	<input type="checkbox"/> being considered	<input type="checkbox"/> yes: unrestricted	<input type="checkbox"/> industrial	<input type="checkbox"/> transportation
	n/a	<input type="checkbox"/> no	<input type="checkbox"/> military	<input checked="" type="checkbox"/> other: apartments

**4. Owner of Property**

name Pingree/Dahle, Inc.

street & number 1981 East 4800 South, Suite 110

city, town Salt Lake City n/a vicinity of state Utah 84117

**5. Location of Legal Description**

courthouse, registry of deeds, etc. Clerk and Recorder's Office, Missoula County Courthouse

street & number 200 West Broadway

city, town Missoula state Montana 59802

**6. Representation in Existing Surveys**

title Missoula Historic Resource Survey has this property been determined eligible?  yes  no

date March 1980  federal  state  county  local

depository for survey records City of Missoula Montana State Historical Society

city, town Missoula, Montana state Helena, Montana

## 7. Description

<b>Condition</b>		<b>Check one</b>	<b>Check one</b>
<input type="checkbox"/> excellent	<input type="checkbox"/> deteriorated	<input checked="" type="checkbox"/> unaltered	<input checked="" type="checkbox"/> original site
<input checked="" type="checkbox"/> good	<input type="checkbox"/> ruins	<input type="checkbox"/> altered	<input type="checkbox"/> moved date _____
<input type="checkbox"/> fair	<input type="checkbox"/> unexposed		

### Describe the present and original (if known) physical appearance

The Belmont Hotel is located at 430 North Higgins Ave., the major street in Missoula's central business district. The Belmont Hotel building is the northern-most commercial building on the east side of North Higgins Ave. The structure is rectilinear in plan and constructed with zero lot lines on all boundaries. Although originally a hotel, the building has had varied usage since the 1940's.

The Belmont Hotel is a three-story masonry and wood frame structure with a flat roof. The west or front facade is a two bay arrangement with a thickened division which functions as a narrow stair entry on the ground floor. The original ground floor facades have been lost through changes in function and ownership. The bays of the upper two floors consist of two windows with masonry vertical divisions and inset masonry spandrel panels. The masonry detailing is planar, and rectilinear with a blind arcade corbelled brick cornice. The masonry pattern of the front facade is running bond using a hard salmon-colored face brick imported from outside Montana. Side and rear elevations have segmental brick arched windows and a common bond brick pattern using a softer redder Missoula brick.

The first floor interior spaces have been altered through several functional changes and now house a bar and card room. Original materials between tops of storefront windows and the steel beam at first floor level may exist with new overlay materials covering them. The original wood soffit and oak rail and stile floor still exist in the north bay of the building. On the first floor, dropped ceilings cover the original ceilings.

The interior stair has been altered between the first and second floors. Cylindrical wood handrails exist on the first flight. The second floor stair lobby has been altered, enclosing the stair and flooring over the flight(s) from a hotel lobby. The flight from the second to third floors is original with historic rails, balustrades, and treads still in place. There is a large skylight over the stair.

The second and third floors are double loaded corridors with a variety of uses. The second floor corridor has been altered by overlaying new wall material and door trim material over the historic surfaces. Some door trim may have been removed. Some rooms have been altered in function as storage and mail rooms for the Bike-Centennial Group which occupies a major portion of the second floor.

The third floor has retained much of its character and, although grafittied, has most of its historic materials. Door and window trim is an architrave type of classical revival design made from spruce or hemlock with a dark finish.

About 1917, another building was constructed adjacent to the Belmont Hotel to the south. The two buildings share a party wall, but otherwise are not functionally related. Each has separate exterior access and there is no interior passage between the two buildings. The south building (424 Higgins) was also constructed as a hotel, the Victoria Hotel, and repeats the buff colored brick detailing of the Belmont Hotel on the front facade. Due to the objection of the owner to National Register listing, the Victoria Hotel building is not included in this nomination.

# 8. Significance

Period	Areas of Significance—Check and justify below			
<input type="checkbox"/> prehistoric	<input type="checkbox"/> archeology-prehistoric	<input type="checkbox"/> community planning	<input type="checkbox"/> landscape architecture	<input type="checkbox"/> religion
<input type="checkbox"/> 1400-1499	<input type="checkbox"/> archeology-historic	<input type="checkbox"/> conservation	<input type="checkbox"/> law	<input type="checkbox"/> science
<input type="checkbox"/> 1500-1599	<input type="checkbox"/> agriculture	<input type="checkbox"/> economics	<input type="checkbox"/> literature	<input type="checkbox"/> sculpture
<input type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> architecture	<input type="checkbox"/> education	<input type="checkbox"/> military	<input type="checkbox"/> social/ humanitarian
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> art	<input type="checkbox"/> engineering	<input type="checkbox"/> music	<input type="checkbox"/> theater
<input type="checkbox"/> 1800-1899	<input checked="" type="checkbox"/> commerce	<input type="checkbox"/> exploration/settlement	<input type="checkbox"/> philosophy	<input type="checkbox"/> transportation
<input checked="" type="checkbox"/> 1900-	<input type="checkbox"/> communications	<input type="checkbox"/> industry	<input type="checkbox"/> politics/government	<input type="checkbox"/> other (specify)
		<input type="checkbox"/> invention		

**Specific dates** ca. 1913      **Builder/Architect** unknown

## Statement of Significance (in one paragraph)

The Belmont Hotel, at 430 North Higgins Ave., is historically significant due to its association with the period of major growth and development of Missoula as a western Montana industrial and transportation center and as a fine example of early 20th Century commercial/hotel design and construction. An early commercial center developed at the north end of Higgins Ave. during the first decade of the 20th Century, occasioned by the expansion of the Northern Pacific Railroad's services to the community. In 1899, the Northern Pacific completed construction of its new passenger depot, set perpendicular to Higgins Ave. and thereby closing the street to through traffic. Between 1900 and 1915, a large number of unpretentious, two and three story, masonry hotel buildings were constructed in the immediate vicinity of the depot. The Belmont Hotel, built ca. 1913, was designed to accommodate the working class clientele travelling by or working for the railroad. Also clustered around the railroad depot were the Shepard, Atlantic, Norden, Workingman's, Couer d'Alene, Brunswick, Park, Florence, Montana, and Western Hotels. While this section of the young city was prospering, the Chicago, Milwaukee, St. Paul, and Pacific Railway completed its line through Missoula at the other end of town on the opposite side of the Clark Fork river in 1908. In addition to the urbanization of Missoula resulting from the expansion of transportation services, Missoula's manufacturing and lumbering industries also grew rapidly during this period.

The Belmont Hotel continued in importance as a hotel serving railroad passengers and employees until the 1940's when railroad passenger traffic declined drastically. The Belmont has retained primary integrity of design and materials, with the exception of the alterations which have occurred on the street level storefronts. The building exhibits interesting masonry detail work on the front facade around the windows, entranceways, and the corbelled cornice. This detailing was repeated on the front facade of the adjacent building to the south, which appears to have been constructed ca. 1917 as the Victoria Hotel. The Belmont Hotel is one of seven remaining early hotel buildings located within two blocks of the Northern Pacific passenger depot at the north end of Higgins Ave. Of these seven, the Park, Atlantic, Workingman's, and Belmont Hotels appear to have retained the highest degree of historic architectural integrity and to represent today the development of specialized services, which is reflected in the functional architectural design of the buildings. (The Victoria Hotel, adjacent to the Belmont Hotel, is not included in this nomination.)

## 9. Major Bibliographical References

Koelbel, Lenora, Missoula The Way It Was: Missoula, Montana: Gateway Printing 1972.  
McDonald, James R. and Williams, Gary, Missoula Historical Resource Survey; Missoula, Montana: Porky Pres 1980  
Missoula City Directories; 1896-1940's  
Sanborn Fire Insurance Maps

## 10. Geographical Data

Acreage of nominated property less than one acre

Quadrangle name southeast Missoula

Quadrangle scale 1:24000

### UTM References

A 

1	2	2	7	2	0	2	0	5	1	9	5	2	6	10
Zone		Easting				Northing								

B 

Zone		Easting				Northing								

C 

Zone		Easting				Northing								

D 

Zone		Easting				Northing								

E 

Zone		Easting				Northing								

F 

Zone		Easting				Northing								

G 

Zone		Easting				Northing								

H 

Zone		Easting				Northing								

### Verbal boundary description and justification

See attached Exhibit "A"  
T13N, R19W, Section 22

### List all states and counties for properties overlapping state or county boundaries

state	code	county	code
n/a			

state	code	county	code
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## 11. Form Prepared By

name/title James R. McDonald

organization Architect

date June 14, 1982

street & number P.O. Box 8163

telephone (406) 543-3787

city or town Missoula,

state Montana 59807

## 12. State Historic Preservation Officer Certification

The evaluated significance of this property within the state is:

national  state  local

As the designated State Historic Preservation Officer for the National Historic Preservation Act of 1966 (Public Law 89-665), I hereby nominate this property for inclusion in the National Register and certify that it has been evaluated according to the criteria and procedures set forth by the National Park Service.

State Historic Preservation Officer signature

*Marcell Sheff*

title Deputy SHPO

date 3-3-83

For NPS use only

I hereby certify that this property is included in the National Register

*Linda McClendon*  
Keeper of the National Register

date 4/20/83

Attest:

date

Chief of Registration