

United States Department of the Interior
National Park Service

National Register of Historic Places
Inventory—Nomination Form

For NPS use only
received **AUG 2 1983**
date entered

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

1. Name

historic Plaza Hotel ~~5EP331~~

and/or common Plaza Building

2. Location

street & number 830 North Tejon n/a not for publication

city, town Colorado Springs n/a vicinity of

state Colorado code 08 county El Paso code 041

3. Classification

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

4. Owner of Property

name Price Walker & Associates

street & number #300-1090 W. Georgia Street

city, town Vancouver, British Columbia n/a vicinity of state British Columbia, Canada

5. Location of Legal Description

courthouse, registry of deeds, etc. County of El Paso Treasurer/Assessor Office

street & number 27 E. Vermijo

city, town Colorado Springs state Colorado 80901

6. Representation in Existing Surveys

title Historic Sites Inventory of Colorado has this property been determined eligible? yes XX no

date Ongoing federal XX state county local

depository for survey records Colorado Preservation Office, 1300 Broadway

city, town Denver state Colorado

7. Description

Condition		Check one	Check one
<input type="checkbox"/> excellent	<input type="checkbox"/> deteriorated	<input type="checkbox"/> unaltered	<input checked="" type="checkbox"/> original site
<input checked="" type="checkbox"/> good	<input type="checkbox"/> ruins	<input checked="" 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 Plaza Hotel, built in 1901, is a four-story, symmetrical, H-shaped structure of pressed brick. It is located in Colorado Springs in a commercial area near Colorado College. One block east of the hotel is Nevada Avenue, one of the major north-south thoroughfares running through the city. Within six blocks north of the hotel is the North End Historic Residential District, listed in the National Register.

The hotel is Renaissance Revival in its overall massing, with Spanish influences, seen in some of its elements. The ground floor, particularly, reflects the Renaissance Revival with the use of brick bands resembling stone, and the arched windows in the projecting units. The arched bays are continued in the arcade across the recessed center section. Other features characteristic of the style include the deep eaves of the hipped roof.

The two towers arising out of the center front section of the roof could perhaps be classified as a Spanish detail.

The brick surface of the facade is somewhat stark, with paired one-over-one windows on the second and third floors in the projecting units. The only trim consists of stone lintels and the slightly raised brick which frame the windows.

The fourth level in the projecting section contain two tripartite windows. Emphasizing the horizontal lines of the building are stone bands separating the first and second floors, and between the third and fourth floors.

Unrelated to the style of the rest of the structure is the oriel in the center of the building extending from the second to third floors. The feature is apparently original. (See historic photo.) Panels above and below the winds are stuccoed.

The rear of the north projecting unit extends to almost double the size of the south section. The rear walls of all sections are stuccoed. The south wall of the building is also partially stuccoed except for a bay section which matches the trim of the facade. (Corbelling wraps around the extends to one bay on the south side, as do the stone belt courses.)

Original interior trim remaining include clay tile flooring in the lobby areas, and stair bannisters.

A description of the hotel is found in the 1901 edition of Facts Magazine:

There is one handsome building, however, which has been just completed, which marks an entirely new departure in this city. This is "The Plaza," the edifice on the corner of North Tejon and Cache de la Poudre streets. This building is to be opened as a family hotel.

Messrs. W. W. and G. F. Atkinson, the builders, and owners, are thoroughly experienced men. From the inception of the plans, the adaptability of the new building to its distinctive use, was the first consideration and the result is a hotel which is admirably suited to its purpose.

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The material used in construction is St. Louis white pressed brick. The style of architecture is Spanish, with the red tiled roof and overhanging eaves. It is plain, with an imposing entrance. The hotel is four stories in height and contains 120 rooms. The floors are of hardwood throughout. The rooms are communicating and can be used en suite or separately. All have outside light and air, are of large size and conveniently arranged. The parlors, main hallways and stairways and elevator are located in front of the building and the rooms are arranged on both sides of them and in the two large wings.

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/
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> art	<input type="checkbox"/> engineering	<input type="checkbox"/> music	<input type="checkbox"/> humanitarian
<input type="checkbox"/> 1800-1899	<input type="checkbox"/> commerce	<input type="checkbox"/> exploration/settlement	<input type="checkbox"/> philosophy	<input type="checkbox"/> theater
<input checked="" type="checkbox"/> 1900-	<input type="checkbox"/> communications	<input type="checkbox"/> industry	<input type="checkbox"/> politics/government	<input type="checkbox"/> transportation
		<input type="checkbox"/> invention		<input type="checkbox"/> other (specify)

Specific dates 1901

Builder/Architect W.W. & G.F. Atkinson

Statement of Significance (in one paragraph)

The Plaza Hotel has architectural significance within the community of Colorado Springs through its unique vernacular interpretation of the Renaissance Revival and Spanish styles.

Since its construction in 1901, the Plaza Hotel has served the community of Colorado Springs as a whole and the specialized community of Colorado College. It was built to serve the needs of a rapidly growing Colorado College and a booming Colorado Springs, much of this growth attributed to the extensive mining activity in Cripple Creek. Therefore, the building is an important representation of the era of expansion for the town and its educational facilities.

Facts Magazine in 1901 described the new Plaza Hotel as a "first class hotel" and the monetary investment was \$80,000. The builders, W. W. and G. F. Atkinson were local brick masons turned contractors. They did not seem to have local reputation as architects. The building's design and the ornamental twin towers on the roof suggest the influence of Thomas Maclaren, a prominent and prolific local architect of the day. A Maclaren building strikingly similar to the Plaza Hotel is the Cragmor Sanitorium Main Building; now known as Main Hall on the University of Colorado at Colorado Springs campus.

Before actual construction began, Colorado College asked the builders to enlarge upon their original design to accommodate the growing population of Colorado College. An extension was subsequently added to the west. It was leased by Colorado College to house women students from 1901 until 1903 until a new women's dormitory was built on campus. Unofficially the extension was known as South Hall.

On June 11, 1901 Tamm's drugstore opened on the right side of the first floor and quickly became a social center for Colorado College. In 1906, the Murray family then acquired the drugstore, which served both the community and the college students—filling prescriptions and serving sundries. They also stored the prescription records that were pulled from the fire at the original Antlers Hotel. (Also, some of the steel used in constructing the Plaza Hotel was salvaged from the remains of the original Antlers Hotel after the fire.) During World War I, oxygen tanks were filled at Murray's drug for the soldiers who were camped nearby due to a flu epidemic, and Murray's drug became the college bookstore.

During the late 1930s and again after World War II the president of Colorado College, Thurston J. Davies, lived at the Plaza Hotel. Also in the fall of 1946, Colorado College leased one floor of the Plaza Hotel to again accommodate male student overflow.

The Plaza Building reflected the growth and boom of Colorado Springs at the time of construction and it dually served the growing academic community of Colorado Springs through the war years. During the 1950s and '60s the downtown area was in a state of economic decline due to the rise of the suburbs. The Plaza Hotel continued to serve the tourist population and some local residents lived there year round.

9. Major Bibliographical References

- Colorado College Magazine. (November 1980) "50 Years of Sodas and Sociability."
Judy Reid Finley. pp. 16-17.
Fact Magazine. Volume 7. January 1, 1901. (continued on continuation sheet)

10. Geographical Data

Acreeage of nominated property .43 acre (19,000 sq. ft.)

Quadrangle name Colorado Springs

Quadrangle scale 1:24000

UTM References

A

1	3	5	1	5	3	9	0	4	2	2	9	9	3	0
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

Township 14; Range 66; NE $\frac{1}{4}$ of SW $\frac{1}{4}$ of Section 7 El Paso County
Lot 8 Block 1 Addition 1 830 N. Tejon

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

state n/a code county code

state n/a code county code

11. Form Prepared By

name/title Joe Wolfe, Property Manager

Edited: Gloria Mills

organization Intravest Management Corporation

date December 1, 1982

street & number 2140 N. Academy Circle Suite B

telephone 475-0860

city or town Colorado Springs

state Colorado

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

Barbara Sudler

title State Historic Preservation Officer (Acting)

date 7-27-83

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

Entered in the
National Register

date

9/1/83

for *Delores Byers*
Keeper of the National Register

Attest:

date

Chief of Registration

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The building, with its prominent location at the corner of Tejon and Cache La Poudre represents an interesting and unusual design in Colorado Springs. The twin towers give the structure a particular distinctiveness. Eclectic in its styling, the hotel contains some Renaissance Revival elements, such as the towers and the arched bays and brick bands on the first floor. Originally the building had a red tile roof, which can be considered a Spanish feature, as well as the cream colonial brick. Four stories in height, the structure blends well with the residential area and the campus of Colorado College that compose the neighborhood where the building is located.

In 1969, the building was converted to office space which is the present use of the old hotel. Storefront businesses occupy the first floor as they have since 1901. The Plaza Building remains an important part of the downtown area and the community of Colorado Springs architecturally, functionally, and historically.

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Oral History. Transcription of interview with Mrs. Helen Keener. October 29, 1979 by Judy R. Finley.

Oral History. Transcription of interview with Jack G. Murray, November 26, 1979 by Judy R. Finley

Reid, J. Juan. Colorado College: The First Century. 1874-1974. Colorado College; Colorado Springs, Colorado 1979

27th Annual Bulletin of Colorado College and Cutler Academy. 1901