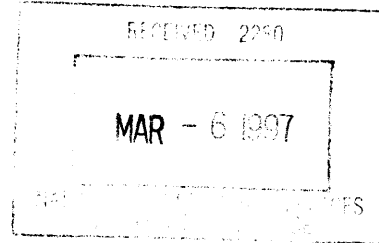


United States Department of the Interior
National Park Service



National Register of Historic Places Registration Form

This form is for use in nominating or requesting determination for individual properties and districts. See instruction in *How to Complete the National Register of Historic Places Registration 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 Kistler Stationery Company Building

other names/site number 5DV492

2. Location

street & number 1636 Champa Street [N/A] not for publication

city or town Denver [N/A] vicinity

state Colorado code CO county Denver code 031 zip code 80202

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, as amended, I hereby certify that this 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 meets does not meet the National Register criteria. I recommend that this property be considered significant nationally statewide locally.
(See continuation sheet for additional comments [].)

[Signature] State Historic Preservation Officer March 4, 1997
Signature of certifying official/Title Date

State Historic Preservation Office, Colorado Historical Society
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 the 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
See continuation sheet [].

for
Signature of the Keeper Date
[Signature] 4-14-97

Kistler Stationery Company Building
Name of Property

Denver County, Colorado
County/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 count previously listed resources.)

Contributing	Noncontributing	
1	0	buildings
0	0	sites
0	0	structures
0	0	objects
1	0	Total

Name of related multiple property listing.

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

N/A

Number of contributing resources previously listed in the National Register.

0

6. Function or Use

Historic Function

(Enter categories from instructions)

COMMERCE: specialty store

Current Functions

(Enter categories from instructions)

VACANT

7. Description

Architectural Classification

(Enter categories from instructions)

LATE 19TH AND 20TH CENTURY
REVIVALS: Late Gothic Revival

Materials

(Enter categories from instructions)

foundation CONCRETE
walls TERRA COTTA
BRICK
roof ASPHALT
other

Narrative Description

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

United States Department of the Interior
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NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET

Section number 7 Page 1

W.H. Kistler Stationery Company Building
Denver County, CO

DESCRIPTION

The W.H. Kistler Stationery Company Building is a 75' x 125', seven-story, two part vertical block commercial building designed with distinct Late Gothic Revival Style elements. The structure is located on the southeast side of Champa Street in downtown Denver, fronting to the northwest and occupying a prominent place between the 16th Street Mall, the city's historic retail shopping street and promenade, and 17th Street, the city's historic banking and insurance thoroughfare. Constructed of poured concrete with brick sidewalls and a terra cotta facade, it is one of the finest examples of commercial terra cotta buildings in downtown Denver and is one of the few to exhibit Gothic Revival details. The use of large window spaces with narrow mullions and horizontal panels gives the building the overall appearance of a glass wall typical of early 20th century commercial skyscraper styles.

The following elevation details are noted on the W.H. Kistler Stationery Company Building:

- Northwest Elevation (along Champa St.) - The symmetrical main facade on the Kistler Building is characterized by ornate Gothic terra cotta elements from the ground to the roof line. Three tall flattened Gothic arches frame the first and second floors of the building along with three recessed arcade bays at ground level. The first floor arcade is finished with newer fixed show windows with metal frames and limestone wall panels. Ornamentation on the arches is highlighted by numerous evenly spaced glazed terra cotta rosettes. Recessed terra cotta panels and quatrefoils embellish the narrow spaces above the Gothic arches. The second floor is characterized by three bays of nine large newer fixed picture windows (arched at the top) set in metal frames. Floors three through seven are characterized by three bays of large fixed triple picture windows on each floor set in metal frames. These upper floor windows are surrounded by terra cotta sills, lintels and mullions. Recessed terra cotta panels are also noted between each floor.

Also on the northwest facade are four large pilasters separating the building vertically into three parts and accentuating the height of the structure as they stretch from the ground to several feet above the roof line. The pilasters exhibit refined divisions and elements of a classic order, noted by the heavy plinths of black shale, vertically ribbed columns of terra cotta masonry, entablatures composed of ornate Gothic tracery friezework, and pinnacles and finials extending above the roof line.

An old metal flagpole is also noted at the top of the building, extending from the roof upward about thirty-five feet.

- Northeast Elevation (abutting the Boston Building) - The Kistler Building abuts the adjacent Boston Building from floors one through seven on this elevation and therefore exhibits no features other than interior structural framework.
- Southwest Elevation (abutting the Champa Center Building) - The Kistler Building abuts the adjacent Champa Center Building from floors one through two on this elevation. Above the second floor it is possible to see the brick sidewall, which is composed of stretcher bonding

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NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET

Section number 7 Page 2

W.H. Kistler Stationery Company Building
Denver County, CO

with no ornamentation and a plain roof line.

- Southeast Elevation (rear alleyway) - The first floor of the Kistler Building in the rear alleyway is finished with a newer loading dock area and metal freight doors. Floors two through seven are characterized by multiple lite, wired glass, fixed factory windows with central awning windows and metal frames covering 2-1/2 bays of the building. Stuccoed concrete walls surround these large banks of windows. The southwest corner of the building is finished with brickwork, containing one fixed wired glass window with a sandstone sill facing the alleyway on each floor.

The interior of the W.H. Kistler Stationery Company Building has been renovated in recent decades and contains no evident historic materials other than structural concrete and simple industrial columns that can be seen above the dropped ceilings. The foundation of the building is also made of poured concrete.

ALTERATIONS

The W.H. Kistler Stationery Company Building, constructed in 1916, has undergone several periods of renovation over the decades. The first major alteration to the building took place in 1937, when the storefront and interior were remodeled by the F.J. Kirchof Construction Company.

The 35' flagpole currently seen on the roof of the building was added in 1944 during World War II.

The second alteration to the building occurred in 1947, when the front entry was remodeled by contractor Platte Rogers.

The final significant alteration of the W.H. Kistler Stationery Company Building occurred in 1971, when the main facade windows were replaced. The original windows on first floor were large fixed show windows mounted flush with the remainder of the facade in three bays with multi-lite transoms above; the second floor windows were characterized by large fixed triple windows in each bay with multi-lite transoms above; and the windows on the third through seventh floors were triple Chicago-style windows characterized by central awnings surrounded by sidelites, transom lites, and lower lites. These 1916 windows were replaced in 1971 with the large fixed picture windows found on the building today.

The interior of the building has been remodeled extensively and contains little in the way of existing historic fabric. Except for alterations to the windows on the main facade, changes which are certainly reversible, the W.H. Kistler Stationery Company Building exterior maintains its integrity in terms of location, design, setting, materials, workmanship, feeling and association.

Kistler Stationery Company Building
Name of Property

Denver County, Colorado
County/State

8. Statement of Significance

Applicable National Register Criteria

(Mark "x" in one or more boxes 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" in all the boxes 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.)

9. Major Bibliographic 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)

COMMERCE

Periods of Significance

1916-1946

Significant Dates

1916

Significant Person(s)

(Complete if Criterion B is marked above.)

N/A

Cultural Affiliation

N/A

Architect/Builder

Edbrooke, Harry W.J.

Kirchhof, Frank J.

Primary location of additional data:

- State Historic Preservation Office
- Other State Agency
- Federal Agency
- Local Government
- University
- Other

Name of repository:

Colorado Historical Society
Denver Public Library, Western Hist. Dept.

United States Department of the Interior
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET

Section number 8 Page 3

W.H. Kistler Stationery Company Building
Denver County, CO

SIGNIFICANCE

The W.H. Kistler Stationery Company Building is significant under Criterion A due to its association with one of Colorado's leading printer/binders, and stationery and office supply retailers, over a 50-year span of time. One of the state's pioneer firms, the company helped establish Denver as a regional center of commerce, supplying business firms located far beyond the Denver city limits. The Kistler firm was present on the site from 1916 until 1966, although it operated at earlier locations in downtown back to 1883 and is currently located in northeast Denver today, serving generations of Denverites as one of the primary and most long-lasting business retail and service establishments in the city. The period of significance for the purpose of this National Register Nomination runs from 1916, when the Kistler Building was constructed, through 1946, the fifty year cutoff for eligibility.

In relation to its smaller competitors, the W.H. Kistler Stationery Company weathered the high and low cycles of the retail market and lasted at its downtown location for a good many years. Growing along with the city it served, the company expanded into its new building at 1636 Champa Street, and then moved to the suburbs in the mid-1960s in order to increase operating space and compete effectively in the marketplace. The firm was so widely known that it fulfilled most of San Francisco's printing needs following the Great California Earthquake of 1906. Known as the "Colorado House" and the "Business Man's Department Store," the Kistler Company at its peak was one of the four largest stationery businesses in the country. It expanded rapidly from its beginnings to include not only printing and binding services, but also the sale of office supplies and furniture.

William Henry Kistler arrived in Denver as one of its pioneers in 1870, learned the printing and bindery business working for one of the state's earliest newspapers, and started his own printing business in 1883. Within a few short years, Kistler's company rose to prominence in the city and he became known for operating a successful and high quality service-oriented business. As his business notoriety expanded, Kistler became one of the most influential stationers in the country during the early part of this century. Following his death in 1936, the company passed into the hands of his son Erle. The Kistler Company continued to attract customers through the Depression years, the years of World War II, and into the post-War era. In 1966, the company changed ownership, moved to the Denver suburb of Montbello, and its name was changed to the Kistler Kwill Business Center.

The Kistler Company was notable for its apprenticeship programs to educate young people interested in the printing business. The company also sponsored the "Saturday and Sunday Club," a group of ten prestigious stationers and printers from different parts of the country who gathered to discuss problems common to the industry.

The W.H. Kistler Stationery Company Building is a structure that typifies early 20th century commercial architecture in its overall form, although it strays from the sometimes sparsely ornamented Early 20th Century Commercial Style with its beautiful Late Gothic Revival ornamentation. Originating with Chicago architects in the late-1800s, the Early 20th Century Commercial Style is typically characterized by patterned large, rectangular windows (as on the original building) that occupy more space than structural and facing materials; increasingly spare use of ornamentation (in this case, highly ornamental Gothic elements); and stacked layers usually reaching heights of at least five floors. In addition, "the composition is analogous to the divisions of a classical column: base, shaft and capital." (Longstreth, p. 93) In this case, the first and second

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National Park Service

NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET

Section number 8 Page 4

W.H. Kistler Stationery Company Building
Denver County, CO

floor arcade and Gothic arches represent the base, the third through seventh floors represent the shaft, and the ornate Gothic cornice topped with pinnacles and finials represents the capital. This building is one of the few remaining examples of late Gothic Revival Style in commercial architecture in downtown Denver.

The Kistler Building was designed by Harry W.J. Edbrooke, nephew of one of Denver's leading architects, Frank E. Edbrooke. Harry Edbrooke also designed the 1909 Public Service Co. Building, the 1911 First National Bank Building, the 1917 addition to the A.T. Lewis Department Store, and the 1923 Valverde School.

In terms of historical context, the early evolution and growth of the W.H. Kistler Stationery Company took place within the larger development of the city of Denver during its rail/streetcar period, from 1870 through 1920. During these years, the city's economic base "developed from a mining service town to a manufacturing city to a diversified Rocky Mountain economic and political empire capital." (Hill, p. 178) One significant result of this growth and change in transportation patterns was the migration of the city's earlier commercial core from the intersection of 15th Street and Larimer Street, to the length of 16th Street. In addition, the city's growing banking and insurance industries established themselves along the length of 17th Street. By 1920, 16th Street had become the city's primary retail strip and 17th Street the primary banking/insurance strip, both characterized by early skyscraper architecture in the 20th Century Commercial Style with a variety of ornamental substyles. Many of these buildings have been demolished over the past three decades and replaced by parking lots and late-20th Century commercial high-rise structures.

The twenty-five years from 1920 through 1945 are characterized as Denver's early auto period, and the W.H. Kistler Stationery Company continued to thrive during this time as well. During this period, the city grew steadily from approximately 256,000 to 445,000 citizens, and the economy continued to diversify. (Hill, p. 272) Increasing use of automobiles instead of rail and streetcars began to disrupt the centralized nature of the downtown commercial district. The result of automobile traffic was a need for large parking lots and widening of streets. Retail business continued to boom along 16th Street and banks/insurance companies along 17th Street, and the Kistler Company continued to serve its business clients from its location between these two major commercial thoroughfares.

Essentially, the downtown core retained its dominance but was beginning to experience a process of decentralization that would change the city forever during the post-WWII era. The final result of the expansion of the city of Denver, and decentralization of the downtown retail/business core in favor of suburban locations over the past fifty years was the closure of the downtown Kistler Company facility in 1966 and its move at that time to the suburb of Montbello.

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CONTINUATION SHEET

Section number 8 Page 5

W.H. Kistler Stationery Company Building
Denver County, CO

HISTORY

Pioneer printer and office supply merchant William Henry Kistler (1858-1936) first arrived in Denver from Springfield, Illinois in 1870 with his parents. Two years later, at the age of 14, he went to work as a bindery apprentice and journeyman printer with the Rocky Mountain News. In 1883, he struck out on his own when he purchased a small one-room bindery shop for a down payment of \$150. Kistler's timing could not have been better. With the region still experiencing a post-Civil War economic boom and with the mining industry operating at full speed in the mountains above the city, Denver grew from a population of 4,759 in 1870 to 35,629 in 1880, and then again to 106,713 by 1890. This tremendous growth rate continued virtually unabated into the next century, and the W.H. Kistler Stationery Company grew with the city and region it served.

Over the following decades Kistler built his enterprise into a sizable business, soon operating out of a five-story commercial building acquired in 1896 at 1532 Lawrence Street. Known by the turn of the century as one of the four largest concerns of its kind in the United States and referred to in the region as "The Colorado House" and "The Businessman's Department Store," the company proudly claimed virtually all of the western railroad lines as regular customers. An article about the Kistler Company in a trade publication, the *Inland Stationer* (1900), described the principal departments including "office furniture; office appliances, such as the addressograph and mimeograph; engraving department for steel and copper engraving; the wholesale department; the blank-book department; printing department; and general stationery supplies. There is a common saying in Denver that 'if Kistler hasn't it, no one has'."

In addition to handling orders for business stationery, the printing department completed orders for "catalogs, booklets, loose-leaf ledger supplies, tablets, blank-books, job bookbinding, and edition work." One of its more interesting services was the printing of stock certificates used during the mining booms in the mountains. In 1900, the company employed eight salesmen to solicit business within Denver alone, and the wholesale department sent additional salesmen to visit potential clients in a five-state area. Kistler even published his own corporate marketing monthly, a 16-page brochure entitled *Kistler's Comments*, filled with illustrations and humorous writing along with advertising for the company's products and services.

This tremendous growth resulted in the need for a downtown Denver building large enough to accommodate the firm's many departments and operational needs. In 1916, the W.H. Kistler Stationery Company purchased three adjoining lots fronting onto Champa Street for a reported \$160,000 and began construction of a seven-story Gothic Revival Style commercial headquarters building, much larger than its facility on Lawrence Street. This is the building found on the property today. Corporate officers at the time included W.H. Kistler as president, Mrs. W.H. (Carrie Oatman) Kistler as vice president, Mrs. Adolph Coors Jr. as secretary, and W.H.'s son Erle O. Kistler as treasurer. By 1918, the company employed around 200 people in its downtown facility, along with at least twenty traveling salesmen. The building was entirely occupied by the Kistler Company, with one entire floor utilized for printing presses, another to display office furniture, another containing a bindery, a fourth floor for offices, and the main floor for retail sales of office supplies.

Following W.H. Kistler's death in 1936, his son Erle inherited the company and became its president. The company continued to thrive under his leadership. The following year, in 1937, the company remodeled the first floor interior of the building along with the front show windows, presumably to modernize the retail sales

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NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET

Section number 8 Page 6

W.H. Kistler Stationery Company Building
Denver County, CO

area to make it more attractive to modern customers. A flagpole was erected at the top of the building in 1944 at the height of America's involvement in World War II, and the front entry of the building was again remodeled in 1947. In 1949, the company employed almost three hundred people. By the late-1950s, the Kistler Company was still thriving under the leadership of Erle's son, William Kistler. In 1966, the company changed ownership, moved to the Denver suburb of Montbello, and its name was changed to the Kistler Kwill Business Center. The firm is still in business today under the name Kistler Graphics Inc., although it has not been owned by the Kistler family for thirty years.

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NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET

Section number 9 Page 7

W.H. Kistler Stationery Company Building
Denver County, CO

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Kistler Stationery Company Building
Name of Property

Denver County, Colorado
County/State

10. Geographical Data

Acreeage of Property less than one acre

UTM References

(Place additional UTM references on a continuation sheet.)

1. 13 500640 4399460
Zone Easting Northing

3. Zone Easting Northing

2. Zone Easting Northing

4. Zone Easting Northing

[] See continuation sheet

Verbal Boundary Description

(Describe the boundaries of the property on a continuation sheet.)

Boundary Justification

(Explain why the boundaries were selected on a continuation sheet.)

11. Form Prepared By

name/title Ron Sladek, President
organization Tatanka Historical Associates, Inc. date November 29, 1996
street & number PO Box 1909 telephone 970-229-9705
city or town Fort Collins state CO zip code 80522

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 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

(Complete this item at the request of SHPO or FPO.)

name National Boston Lofts Associates, L.P.
street & number 1228 15th St., Suite 400 telephone 303-534-6000
city or town Denver state CO zip code 80202

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.

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CONTINUATION SHEET

Section number 10 Page 8

W.H. Kistler Stationery Company Building
Denver County, CO

VERBAL BOUNDARY DESCRIPTION

Lots 5-7, inclusive, of Block 129, East Denver Addition, City and County of Denver, State of Colorado.

BOUNDARY JUSTIFICATION

The nominated property includes, and is limited to, the land on which the W.H. Kistler Stationery Company Building sits.

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National Park Service**

**NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET**

Section number _____ Page 9

**W.H. Kistler Stationery Company Building
Denver County, CO**

PHOTOGRAPH LOG

The following information applies to all photographs submitted with this registration form:

Name of property:	W.H. Kistler Stationery Company Building
City, county & state:	Denver County, Colorado
Photographer:	Ron Sladek
Date of photograph:	25 November 1996
Location of negative:	Tatanka Historical Associates, Inc. P.O. Box 1909 Fort Collins, CO 80525

- Photograph #1: Champa Street elevation (detail), facing southeast
- Photograph #2: Champa Street elevation (primary facade), facing east-southeast
- Photograph #3: Champa Street elevation (first-second floor arcade detail), facing east-southeast
- Photograph #4: Champa Street elevation (terra cotta rosette detail), facing southeast

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National Register of Historic Places
Continuation Sheet

Section number Additional Documentation Page 10

W.H. Kistler Stationery Company Building
Denver County, CO

USGS TOPOGRAPHIC MAP
Englewood, Colo.
7.5 Minute Quad
Revised 1994

