

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.

1. Name of Property

historic name Sugar House Postal Station
other names/site Sugar House Station, Sugar House Post Office

2. Location

street & number 2155 South Highland Drive N/A not for publication
city, town Salt Lake City N/A vicinity
state Utah code UT county Salt Lake code 035 zip code 84106

3. Classification

Ownership of Property	Category of Property	No. of Resources within Property	
<input type="checkbox"/> private	<input checked="" type="checkbox"/> building(s)	contributing	noncontributing
<input checked="" type="checkbox"/> public-local	<input type="checkbox"/> district	<u>1</u>	<input type="checkbox"/> buildings
<input type="checkbox"/> public-State	<input type="checkbox"/> site	<input type="checkbox"/>	<input type="checkbox"/> sites
<input type="checkbox"/> public-Federal	<input type="checkbox"/> structure	<input type="checkbox"/>	<input type="checkbox"/> structures
	<input type="checkbox"/> object	<input type="checkbox"/>	<input type="checkbox"/> objects
Name of related multiple property listing:		<u>1</u>	<u>0</u> Total
<u>Historic U.S. Post Offices in Utah 1900-1941</u>		No. of contributing resources previously listed in the National Register <u>0</u>	

4. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act of 1966, 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. See continuation sheet.

[Signature] 1/13/94
Signature of certifying official 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.

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

Entered in the
National Register

[Signature] 2/18/94

Signature of the Keeper Date of Action

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The building is currently vacant and Salt Lake City has successfully negotiated for its purchase from the U.S. Postal Service for re-use, perhaps by community art groups. The building has been listed on the Salt Lake City Register of Cultural Resources which will help insure its preservation and maintenance.

Although the interior lobby area has been partially modernized and a handicapped ramp has been added to the front, the building retains a high degree of integrity of design and material. Even though the building is spartan in design, it clearly states its role as a stable and unpretentious symbol of the federal government. The building thus is a legacy of federal programs at the end of the Depression era, and civic involvement that has served to maintain the neighborhood's identity as a distinct community.

The Sugar House Postal Station was documented as part of a Multiple Property nomination of postal service properties throughout the state which was submitted to the National Register in 1988.⁸ At that time the Sugar House Postal Station was ineligible because it did not meet the fifty year age requirement. Today, with that requirement met, the postal station meets the requirements in the multiple property nomination already in place. The Sugar House Postal Station fits the functional category of a "small, single-purpose post office" located in a "neighborhood area within the service area of the main post office."⁹ As a historically significant structure in the community, it would be categorized under "B. Politics/Government and Economic Significance, Criterion A."¹⁰

___ See continuation sheet

⁸H.J. "Jim" Kolva and Steve Franks. "Historic U.S. Post Offices in Utah 1900-1941." National Register of Historic Places Multiple Property Documentation Form. (Copy available at the Utah SHPO.) 1988.

⁹Ibid. Section F-II, p.1.

¹⁰Ibid. Section F-III, p.3.

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building for the Sugar House Station at 2033 South 1100 East, but area growth in the 1930s taxed the capacity of this facility. The May 7, 1936 edition of the Sugar House Bulletin reported a "rousing talk" by local Postmaster Smoot that was a 'call to arms' to members of the newly-formed Sugar House Rotary. Mr. Smoot stated that a new federal building was seriously needed to handle the sixteen percent increase in mail during just the preceding twenty months.⁴ In 1937, U.S. Representative J. Will Robinson requested that a building for Sugar House be included in the application to Congress for \$23,000,000 by the postal department. An immense lobbying effort by members of the Sugar House Rotary Club and the Business Men's League of Sugar House insured community enthusiasm and business support.⁵

On March 19, 1938, the Salt Lake Tribune announced that the House Appropriations Committee had approved \$150,000 for a new Sugar House Postal Station, and Congressmen Robinson reported that the building was included in the House's recommended \$70,000,000 building program. Two sites were under consideration for the postal station: one south of the existing 1928 Sprague Library (located at 2131 South 1100 East--still in use and NR eligible) costing \$17,875; and another site on the east side of 1100 East between 2100 South and Ramona Avenue costing \$29,900. Public opinion favored the location next to the library, which was eventually purchased in May 1938.

The building was designed by Louis A. Simon, Office of the Supervising Architect and the architect of record for several contemporary postal facilities in the state. W.J. Dean and Sons secured the contract for the construction for \$78,276 and construction began in 1939.⁶ The building was completed in 1940 at a final cost of \$85,976 and the Salt Lake Tribune announced that a crowd of 2500 people attended the dedication ceremony on November 16, 1940. According to the post office inspector in charge of the Denver district, "very few places the size of Sugar House have been granted a substation as large as the one now being dedicated."⁷ The new station began operation the following Monday, November 18, 1940.

The building adequately served the community until 1962 when a two story addition was built on the east end of the building to house a variety of staff and mechanical spaces and an improved loading dock facility. The U.S. Postal Service continued operation of the building until it was replaced in 1991 by a new building located about two blocks to the north.

X See continuation sheet

⁴"Rotarians Hear Rousing Talk By Postmaster Smoot". Sugar House Bulletin, May 7, 1936.

⁵"Federal Building Gets Tentative Approval," Sugar House Bulletin, March 19, 1937.

⁶"Sugarhouse Breaks Ground For New Post Office", Salt Lake Tribune, December 9, 1939. p.14.

⁷"2500 Throng to dedication Ceremony At \$150,000 Sugar House Post Office," Salt Lake Tribune, November 17, 1940, Page, B3.

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building also have windows similar to the west elevation. In 1962 the east (rear) end of the building was mostly covered by a compatibly designed, two story brick addition.

The interior of the building is presently unoccupied and consists of a partial basement, a main floor and a rear mezzanine. The main floor, approximately 9,185 gross square feet in size, contains the main entrance, public lobby, workroom and mailing platform. The public lobby runs along the west side of the building with the service counter is in the southeastern corner. While the postal lock boxes have been removed, some historic finishes remain although partially obscured -- terrazzo floors and marble or onyx walls. The floors are concrete beam and slab covered with wood in the work areas where the walls also have a tall wood wainscotting. The superintendent's office is adjacent to the north side of the lobby and separates the lobby from the workroom. Stairs at the southwest end lead to a partially excavated basement containing the boiler room and air conditioning room. The mezzanine at the east end in the 1962 addition contains the carriers' swing room. A lookout gallery at that level runs along the north and central portions of the work room.

___ See continuation sheet

9. Major Bibliographical References

Egleston, Elizabeth. "Designation of the Sugar House Postal Station to the Salt Lake City Register of Cultural Resources." Case No. 011-93, Salt Lake City Historic Landmark Committee Staff Report. (Unpublished report. Copy available at Utah SHPO.) January 27, 1993.

Kolva, H.J. "Jim." "Determination Of Eligibility -- Sugarhouse Station." (Unpublished report. Copy available at Utah SHPO) c.1985.

Kolva, H.J. "Jim," and Steve Franks. "Historic U.S. Post Offices in Utah 1900-1941." National Register of Historic Places Multiple Property Documentation Form. (Copy available at the Utah SHPO.) 1988.

The Sugar House Bulletin, various articles 1936-1939.

"Sugarhouse Breaks Ground For New Post Office." Salt Lake Tribune, December 9, 1939.

"2500 Throng to Dedication Ceremonies At \$150,000 Sugarhouse Post Office", Salt Lake Tribune, Nov. 17, 1993, p. B3.

___ 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

Acreage of property 0.77 acres

UTM References

A	<u>1/2</u>	<u>4/2/7/5/0/0</u>	<u>4/5/0/8/2/9/0</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

Lot 9, Block 46, and Part of Lot 39, Union Heights Subdivision in Block 46, all in 10-Acre Plat A, Big Field Survey.

___ See continuation sheet

Boundary Justification

The boundary includes the property originally purchased by the federal government for the postal station.

___ See continuation sheet

11. Form Prepared By

name/title Ruth Ellenburg / Historian date March 1993
organization _____ telephone 801-225-6782
street & number 142 Garden Park Drive state Utah zip code 84057
city or town Orem

6. Functions or Use

Historic Functions
(enter categories from instructions)

Current Functions
(enter categories from instructions)

GOVERNMENT / post office

VACANT/NOT IN USE

7. Description

Architectural Classification
(enter categories from instructions)

Materials
(enter categories from instructions)

Colonial Revival

foundation CONCRETE
walls BRICK
Granite
roof ASPHALT (Shingle and built-up)
other _____

Describe present and historic physical appearance.

The Sugar House Postal Station has been described as an example of "starved, or stripped classicism," yet it primarily suggests a restrained version of the Colonial Revival style. This style was popular in Utah from the 1890 to 1940 with the 1920s and 30s being some of the most popular years. Much more common in Utah in residential architecture, the institutional examples of the Colonial Revival style reflects the change from the heavily ornamented Beaux-Arts to a more conservative styles in the Twentieth Century. This simplicity also typifies many of the attitudes during the depression era. Colonial Revival elements or characteristics in the one-part block, Sugar House Postal Station include the symmetrical main facade, the hip roof, restrained classical motifs or elements, the main entry fanlight, and multiple-light window sash.¹

Located on Highland Drive, the southern extension of 1100 East and the major north/south road in the historic commercial node of Sugar House, the Postal Station is immediately south of the 1928, Jacobethan style Sprague Library. Together they form a substantial governmental/institutional presence in the center of Sugar House. The asymmetrical lot of the postal station is approximately 33,490 gross sq. ft. with the building occupying the west portion of the site. A paved maneuvering area, used for parking and access to the loading docks, is located at the east end of the lot. Two concrete driveways paralleling the building on each side provide access to the parking area from Highland Drive. The grounds in front of the building are landscaped with grass and deciduous shrubs.

The basement and foundations of the building are constructed with reinforced concrete using spread concrete footings. The exterior of the building is faced with a variegated, buff-colored brick and granite veneer on the foundation. The roof appears to be a shallow-pitched, truncated hipped roof but is actually a 'flat' roof with the visible, pitched and shingled portions forming a false roof structure on the north, west, and south sides. The front (west) facade is flat, with the main entrance centered between four tall evenly-spaced double-hung multiple light windows. The metal and glass double doors and windows are framed with fluted pilasters and a simply detailed lintel, all of cream colored stone. The entry also contains a fanlight transom. A deteriorated, visually intrusive, concrete wheelchair ramp was added to the front of the building in 1964. The sides of the

X See continuation sheet

¹Thomas Carter and Peter Goss, Utah's Historic Architecture, 1847-1940 (Salt Lake City, UT: University of Utah Press, 1988) pp.147-49.

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Section number PHOTOS Page 4 Sugar House Postal Station, Salt Lake City, Salt Lake Co., UT

Photo No. 1

1. Sugar House Postal Station
2. Salt Lake City, Salt Lake County, Utah
3. Photographer: Charles Shepherd
4. Date: February 1993
5. Negative on file at Utah SHPO
6. West and south elevations. Camera facing east-northeast.

Photo No. 2

1. Sugar House Postal Station
2. Salt Lake City, Salt Lake County, Utah
3. Photographer: Charles Shepherd
4. Date: February 1993
5. Negative on file at Utah SHPO
6. East and south elevations. Camera facing west-northwest.

___ See continuation sheet