

1-16-73

**NATIONAL REGISTER OF HISTORIC PLACES
INVENTORY - NOMINATION FORM**

(Type all entries - complete applicable sections)

STATE: Colorado	
COUNTY: Larimer	
FOR NPS USE ONLY	
ENTRY NUMBER	DATE
JUL 24 1972	

1. NAME

COMMON:
Avery House

AND/OR HISTORIC:
Avery House

2. LOCATION

STREET AND NUMBER:
328 West Mountain Avenue

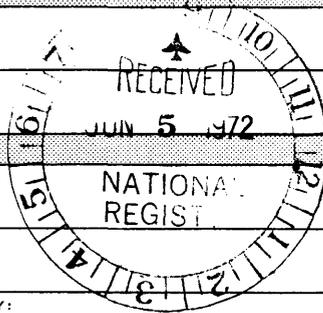
CITY OR TOWN:
Fort Collins

STATE: Colorado

CODE: 08

COUNTY: Larimer

CODE: 069



3. CLASSIFICATION

CATEGORY (Check One)	OWNERSHIP	STATUS	ACCESSIBLE TO THE PUBLIC
<input type="checkbox"/> District <input type="checkbox"/> Site <input type="checkbox"/> Object <input type="checkbox"/> Building <input checked="" type="checkbox"/> Structure	<input type="checkbox"/> Public <input checked="" type="checkbox"/> Private <input type="checkbox"/> Both	<input checked="" type="checkbox"/> Occupied <input type="checkbox"/> Unoccupied <input type="checkbox"/> Preservation work in progress <input type="checkbox"/> In Process <input checked="" type="checkbox"/> Being Considered	Yes: <input checked="" type="checkbox"/> Restricted <input type="checkbox"/> Unrestricted <input type="checkbox"/> No

PRESENT USE (Check One or More as Appropriate)

<input type="checkbox"/> Agricultural	<input type="checkbox"/> Government	<input type="checkbox"/> Park	<input type="checkbox"/> Transportation	<input type="checkbox"/> Comments
<input type="checkbox"/> Commercial	<input type="checkbox"/> Industrial	<input checked="" type="checkbox"/> Private Residence	<input type="checkbox"/> Other (Specify)	
<input type="checkbox"/> Educational	<input type="checkbox"/> Military	<input type="checkbox"/> Religious		
<input type="checkbox"/> Entertainment	<input type="checkbox"/> Museum	<input type="checkbox"/> Scientific		

4. OWNER OF PROPERTY

OWNER'S NAME:
R. J. Bliss and R. L. Codd

STREET AND NUMBER:
1025 Lamay Avenue

CITY OR TOWN:
Fort Collins,

STATE: Colorado

CODE: 08

5. LOCATION OF LEGAL DESCRIPTION

COURTHOUSE, REGISTRY OF DEEDS, ETC:
Larimer County Courthouse

STREET AND NUMBER:
1513 Lakeside Avenue

CITY OR TOWN:
Fort Collins

STATE: Colorado

CODE: 08

6. REPRESENTATION IN EXISTING SURVEYS

TITLE OF SURVEY:
Fort Collins, Colorado Landmark Commission Survey

DATE OF SURVEY: 1970 Federal State County Local

DEPOSITORY FOR SURVEY RECORDS:
Larimer County Courthouse

STREET AND NUMBER:
1513 Lakeside Avenue

CITY OR TOWN:
Fort Collins

STATE: Colorado

CODE: 08

SEE INSTRUCTIONS

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COUNTY: Larimer
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DATE
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7. DESCRIPTION

CONDITION	(Check One)					
	<input type="checkbox"/> Excellent	<input checked="" type="checkbox"/> Good	<input type="checkbox"/> Fair	<input type="checkbox"/> Deteriorated	<input type="checkbox"/> Ruins	<input type="checkbox"/> Unexposed
	(Check One)			(Check One)		
	<input type="checkbox"/> Altered	<input checked="" type="checkbox"/> Unaltered	<input type="checkbox"/> Moved	<input checked="" type="checkbox"/> Original Site		

DESCRIBE THE PRESENT AND ORIGINAL (if known) PHYSICAL APPEARANCE

The Fort Collins Landmark Commission claims that the Avery House is one of the city's best remaining examples of the colorful construction done during its early days and of High Victorian Gothic architecture.

It is a ² ~~one and one-half~~ story (with unfinished basement) building, constructed on an irregular plan. The ground floor and the dominating gables, centered in the front (south) and west facades, and in the northwest corner of the back (north) facades are constructed of pink sandstone. Dominating feature of the east facade is a two-story, sandstone turret-like tower. Wherever sandstone is used, the quoins, window and door trim and radiating voussoirs are of a darker, rust-colored stone. A porch which turns the southeast corner on the first floor, also has rust colored stone balustrade, but with lighter colored stone pillars.

The high, hipped shingle roof is symmetrical in the front (south) facade with the high center gable, a dormer on either side with overhang and elaborately carved trim. Similar dormers are found on the east and west facades. Sleeping porches and other rooms make the second floor in the rear (north) facade asymmetrical.

The Avery carriage house, north of the main house, is similar in many ways to the main house, although in miniature. It is square and more regular in design than the main house. The ground floor is of stone and trimmed with the darker rust-colored stone. There is a small porch and entranceway in the southwest corner. The carriage house has a symmetrical high-hipped roof. A dormer similar in size and appearance to those found on the main house is centered in the front (south) roof. Larger dormers with double sashes are centered on the east and west roofs. An irregular, elongated dormer, with two off-center windows, runs the length of the rear (north) roof.

The large yard also contains a highly ornamental wooden gazebo. It was originally built by Avery, and has been rebuilt and repainted in recent years by the students who reside in the house.

SEE INSTRUCTIONS



SIGNIFICANCE

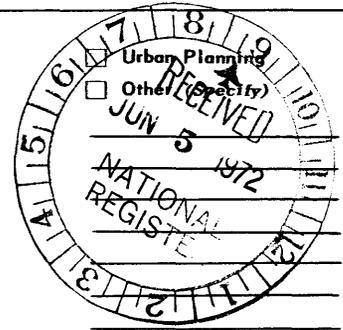
PERIOD (Check One or More as Appropriate)

- Pre-Columbian | 16th Century | 18th Century | 20th Century
 15th Century | 17th Century | 19th Century

SPECIFIC DATE(S) (If Applicable and Known)

AREAS OF SIGNIFICANCE (Check One or More as Appropriate)

- | | | |
|--|---|--|
| <input type="checkbox"/> Aboriginal | <input type="checkbox"/> Education | <input type="checkbox"/> Political |
| <input type="checkbox"/> Prehistoric | <input type="checkbox"/> Engineering | <input type="checkbox"/> Religion/Philosophy |
| <input type="checkbox"/> Historic | <input type="checkbox"/> Industry | <input type="checkbox"/> Science |
| <input type="checkbox"/> Agriculture | <input type="checkbox"/> Invention | <input type="checkbox"/> Sculpture |
| <input checked="" type="checkbox"/> Architecture | <input type="checkbox"/> Landscape Architecture | <input type="checkbox"/> Social/Humanitarian |
| <input type="checkbox"/> Art | <input type="checkbox"/> Literature | <input type="checkbox"/> Theater |
| <input type="checkbox"/> Commerce | <input type="checkbox"/> Military | <input type="checkbox"/> Transportation |
| <input type="checkbox"/> Communications | <input type="checkbox"/> Music | |
| <input type="checkbox"/> Conservation | | |



STATEMENT OF SIGNIFICANCE

The local landmark commission and historical society believe that the Avery House is one of the best remaining examples of Victorian architecture in Fort Collins. It is also one of the oldest remaining buildings in the city.

Construction began on the house in 1879. No expense was spared and Avery insisted that the stone walls be one foot thick. This is why the house remains sturdy today. The house remained in the Avery family until the early 1960s and is little altered from the original.

Franklin C. Avery, a civil engineer, came to Colorado with the Union Colony that settled Greeley around 1870. He assisted in the platting of the new community and, in 1872, was hired to survey and plat nearby Fort Collins. Later the same year he was elected Surveyor of Larimer County.

For the next forty years, until his retirement in 1910 Avery was deeply involved in banking, real estate and other business enterprises in Larimer and Weld County. He was also elected and appointed to many political, civic, and church offices, and was a key figure in the early prosperity and progress in the region.

The house was a social hub of the community, even after Avery and his wife moved to California in 1916. One or more of his children lived in the house after that. One son, Edgar D. Avery, a prominent insurance man in Fort Collins, ultimately purchased the home and lived in it until his death in 1961. It has since been used as doctors' offices and student rooms. Today it provides rooms for students of Colorado State University. The stable house was purchased several years ago and has been converted into a private residence.

However, the house is endangered at present--not from deterioration, but because of the high value of the property and the great demand for apartment and office space in Fort Collins. The landmark commission and the historical society are working desperately to raise money to acquire the house, and/or find another use for the building in the future that would preserve it. They believe that increased stature provided by National Register listing may encourage the owners to preserve the house.

SEE INSTRUCTIONS

9. MAJOR BIBLIOGRAPHICAL REFERENCES

Gaslights and Gingerbread by Sandra Dallas, Sage Books, Denver, 1965.

Historic American Buildings Survey, Research by Foudre Historic Landmark Commission.

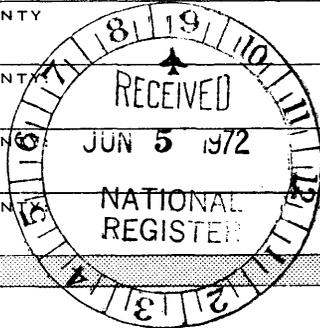
10. GEOGRAPHICAL DATA

LATITUDE AND LONGITUDE COORDINATES DEFINING A RECTANGLE LOCATING THE PROPERTY			O R	LATITUDE AND LONGITUDE COORDINATES DEFINING THE CENTER POINT OF A PROPERTY OF LESS THAN TEN ACRES		
CORNER	LATITUDE	LONGITUDE		LATITUDE	LONGITUDE	
	Degrees Minutes Seconds	Degrees Minutes Seconds		Degrees Minutes Seconds	Degrees Minutes Seconds	
NW	° ' "	° ' "		40° 35' 12"	105° 4' 22"	
NE	° ' "	° ' "				
SE	° ' "	° ' "				
SW	° ' "	° ' "				

APPROXIMATE ACREAGE OF NOMINATED PROPERTY: Less than one acre.

LIST ALL STATES AND COUNTIES FOR PROPERTIES OVERLAPPING STATE OR COUNTY BOUNDARIES

STATE:	CODE	COUNTY	CODE



11. FORM PREPARED BY

NAME AND TITLE: Perry Eberhart, Research Associate

ORGANIZATION: State Historical Society of Colorado DATE: May 23, 1972

STREET AND NUMBER: 200 - 14th Avenue,

CITY OR TOWN: Denver STATE: Colorado CODE: 08

12. STATE LIAISON OFFICER CERTIFICATION

NATIONAL REGISTER VERIFICATION

As the designated State Liaison 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. The recommended level of significance of this nomination is:

National State Local

Name Stephen H. Hart
 Title Colorado State Lisison Officer

Date May 25, 1972

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

Robert M. Tuttle
 Chief, Office of Archeology and Historic Preservation

Date 7/24/72

ATTEST:
Madford
 Secretary of The National Register
 Date 7/19/72

13/493/20/4492230
12-8-75-2111
SEE INSTRUCTIONS

**NATIONAL REGISTER OF HISTORIC PLACES
PROPERTY MAP FORM**

(Type all entries - attach to or enclose with map)

STATE	
Colorado	
COUNTY	
Larimer	
FOR NPS USE ONLY	
ENTRY NUMBER	DATE
JUL 24 1972	

SEE INSTRUCTIONS

1. NAME

COMMON: Avery House
AND/OR HISTORIC: Avery House

2. LOCATION

STREET AND NUMBER:
328 West Mountain Avenue

CITY OR TOWN:
Fort Collins

STATE:	CODE	COUNTY:	CODE
Colorado	08	Larimer	069

3. MAP REFERENCE

SOURCE:
U.S.G.S.

SCALE: 1:2400

DATE: 1960

4. REQUIREMENTS

TO BE INCLUDED ON ALL MAPS

- Property boundaries where required.
- North arrow.
- Latitude and longitude reference.

