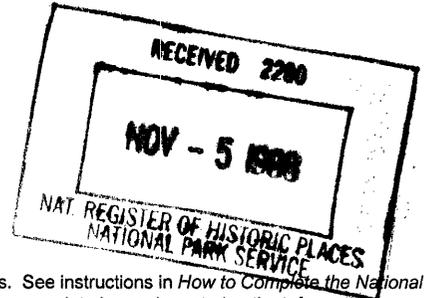


1458

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 determinations of eligibility for individual properties or districts. See instructions in *How to Complete the National Register of Historic Places 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 Knudsen, Christian and Sarah, House

other names/site number _____

2. Location

street & number 123 S Center Street _____ N/A not for publication

city or town Lehi _____ N/A vicinity

state Utah code UT county Utah code 049 zip code 84043

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] _____ 10/30/98
Signature of certifying official/Title 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 for additional comments.)

Signature of certifying official/Title Date

State or Federal agency and bureau

4. 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:)

[Signature] _____ 12-4-98
Signature of the Keeper Date of Action

Christian and Sarah Knudsen House
Name of Property

Lehi, Utah County, Utah
City, County, and 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 include previously listed resources in the count.)

Contributing	Non-contributing	
<u>1</u>		buildings
		sites
		structures
		objects
<u>1</u>	<u>0</u>	Total

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

Historic and Architectural Resources of Lehi, Utah

Number of contributing resources previously listed in the National Register

N/A

6. Function or Use

Historic Functions
(Enter categories from instructions)

DOMESTIC: single dwelling:

DOMESTIC: multiple dwelling:

Current Functions
(Enter categories from instructions)

DOMESTIC: single dwelling:

7. Description

Architectural Classification
(Enter categories from instructions)

LATE VICTORIAN

LATE 19TH AND 20TH CENTURY REVIVALS:

Classical Revival

Materials
(Enter categories from instructions)

foundation STONE: sandstone

walls 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
National Park Service

National Register of Historic Places Continuation Sheet

Section No. 7 Page 1

Christian and Sarah Knudsen House, Lehi, Utah County, UT

Narrative Description

The Christian and Sarah L. Knudsen House, built in 1909 at 123 South Center St. in downtown Lehi, is on a southeast corner lot immediately south of Lehi's business district. The house is a prominent part of Lehi's oldest neighborhood. The surrounding buildings are a mixture of homes from most of Lehi's historic periods, with the balance consisting of non-historic infill homes.

The Knudsen house was constructed of a light, buff-colored brick. This building material is common throughout Utah County, including several homes in Lehi. This two-story, central-block-with-projecting-bays, Victorian Eclectic house is the largest example of the use of this building material in Lehi, and indeed, is one of the largest homes in Lehi overall.¹ It stands on the site of two large wood agricultural outbuildings, as shown on 1890 and 1898 Sanborn Maps. The outbuildings were demolished when Knudsen bought the property and built his house on the site

A coarsely-laid limestone foundation supports the brick walls, which are sheltered by a hipped roof. Prominent architectural features on the exterior (much of which is obscured by vegetation) include projecting bays on the north and west facades, stone window sills and heads, pedimented gables, and a two-story wraparound porch on the southwest corner of the building. This porch, supported by Tuscan columns and clipped at its southwest corner, was partially enclosed sometime after its construction. Wood siding and wood double-hung windows in the porch enclosure indicate, however, that this work probably occurred within the historic period.

The main entrance to the house is through the southwest corner, which is clipped and accented by a small pedimented gable at the roof line. The leaded-glass transom window on the projecting bay is a typical Victorian Eclectic detail. A door to the second story porch is positioned immediately above the main entrance. Another enclosed porch is incorporated into a wood framed and sided addition on the east side of the house. This addition houses the kitchen and service areas.

The house's lot was much originally much larger, encompassing half the block. 1922 and 1931 Sanborn Maps of the property show several outbuildings on the property. It is not known if these buildings date from the same period as the house or if they were built earlier as part of a complex of buildings that included two barns that were later demolished to make way for the Knudsen house.² A large two-story wood barn stood south of the house; smaller outbuildings clustered around the barn. East of the house were three buildings marked on the map as outhouses. The property was gradually subdivided and today none of these buildings survive.

¹ Thomas Carter and Peter Goss' book, Utah's Historic Architecture, 1847-1940

²The 1890 and 1898 Sanborn Maps do not show the entire block upon which the Knudsen House sits; only the west half of

Christian and Sarah Knudsen House
Name of Property

Lehi, Utah County, Utah
City, County, and State

8. Statement of Significance

Applicable National Register Criteria

(Mark "x" on one or more lines 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" on all 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.)

Areas of Significance

(Enter categories from instructions)

- ARCHITECTURE
- SOCIAL HISTORY
- _____
- _____
- _____

Period of Significance

1909-1943

Significant Dates

1909

Significant Person

(Complete if Criterion B is marked above)

N/A

Cultural Affiliation

N/A

Architect/Builder

Unknown

9. Major Bibliographical 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 # _____

Primary location of additional data:

- State Historic Preservation Office
- Other State agency
- Federal agency
- Local government
- University
- Other

Name of repository:

X See continuation sheet(s) for Section No. 8

X See continuation sheet(s) for Section No. 9

The interior of the building was divided into apartments during World War II. The house was returned to a single family dwelling after 1964. In 1985, new owners began a systematic restoration of the building which has continued through other owners to the time of this nomination (1998).

**United States Department of the Interior
National Park Service**

National Register of Historic Places Continuation Sheet

Section No. 8 Page 2

Christian and Sarah Knudsen House, Lehi, Utah County, UT

Narrative Statement of Significance

The Christian and Sarah Knudsen House, constructed in 1909, is significant through its association with the "Modernization, Steady Growth, and the War Years, 1900-1940s" context of the "Historic and Architectural Resources of Lehi, Utah" Multiple Property Submission. It is a historically significant example of the houses associated with the growing prosperity of Lehi in the late 19th and early 20th century. The arrival of the railroad in 1872 allowed for access to wider markets for Lehi's goods and produce. The 1890s were a decade of explosive growth in Lehi with industries such as the Utah Sugar Company Factory and the stock industry prospering. Easy access to the railroad in Lehi was a major factor in this growing prosperity, especially for stockmen such as Christian Knudsen, the builder of this house. Knudsen was not only prominent in the cattle industry but was notable for his philanthropy and church service in Lehi, as well.

The 1890s were an expansive decade in Lehi. The leading development of the decade, and perhaps the most important industry in Lehi's history, was the Utah Sugar Company Factory, the first of several such structures built by the company throughout Utah and Idaho. Started in 1890 at Mulliner's Pond, the factory employed many local people and continued to do so until its close in 1924.³ Due to the factory, with the statewide boom of mining, transportation and agricultural industries, Lehi experienced great prosperity in the 1890s. The construction of many fine commercial, industrial, governmental, educational, religious and residential buildings during the Victorian Era attests to its healthy urban nature.

In this phase of Lehi's development, larger, more elaborate houses were more prevalent. These buildings reflect the growing prosperity and sophistication that the arrival of the transcontinental railroad and other links to outside communities brought to Utah towns such as Lehi. Not only did Lehi's citizens have the financial means to build larger, more stylish homes, they were more aware of the popular architectural styles through contact with the rest of the nation. While some of these houses in Lehi were built by financiers or executives of the Utah Sugar factory and gained their wealth quickly, others such as the Webbs built later after accumulating wealth over a longer period of time. The Christian and Sarah Knudsen House is a significant example in Lehi of the second wave of wealth created by the prospering Lehi economy. The Knudsens built their house in 1909, at the end of the boom period and as Lehi was maturing and coming into its own. By this time, Christian was a prosperous cattleman who had benefitted from the economic affluence of the preceding decades.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section No. 8 Page 3

Christian and Sarah Knudsen House, Lehi, Utah County, UT

A native of Norway, Christian Knudsen arrived in Lehi with his family in 1872 at the age of fifteen.⁴ He married Sarah L. Otteson, of Spanish Fork, in 1879. They settled in Lehi and had ten children. In 1896, Christian was called to serve a mission for the Church of Jesus Christ of Later-day Saints (LDS or Mormon church) in Norway. During his absence, Sarah was a member of the first Missionary Wives Society in Lehi.⁵ After his return, he continued to oversee his growing cattle operations (Contemporary Polk Directories list him as a stock raiser) and was active in the Mormon church including being head teacher of the Theological Department of the Sunday School. The house they constructed was intended to stand until the Millennium (the second coming of Jesus Christ - a pivotal and imminent event in the Mormon faith). Soon after moving in, the Knudsens opened their home as a halfway house for Scandinavian travelers on their way to and from Salt Lake City. Christian and Sarah Knudsen also donated large sums to build the Provo, Alpine and Lehi LDS stake houses.

The Knudsens remained in the house until 1926, when Christian fell from atop a hay wagon and died from a broken neck.⁶ Their son, Gilbert C. Knudsen lived in the family house along with his mother until his death in 1929. In 1943, Sarah Knudsen gave title to the house to her daughter, Vera Chipman.⁷ Vera was born to the couple in 1893. In 1916 she married T. Lester Chipman of nearby American Fork. Chipman was an employee (mechanist) of the Denver and Rio Grande Western Railroad, and was often relocated by his employer. They lived in Lehi briefly while he worked with D&RG. Vera Knudsen Chipman's biographical sketch in the Lehi Centennial History 1850-1950 notes that the couple, along with their family of four children, lived at various times in American Fork, Soldier Summit, Lehi, and Thistle. In 1939 the couple moved to Salt Lake City, where Vera became a member of the Lincoln Ward choir. At the time of the publication of the Lehi Centennial history in 1950, Vera Chipman was still a resident of Salt Lake City.⁸ Presumably, the Chipmans were living in Salt Lake City in 1943, when Vera assumed ownership of her parents' house. It is not known if the Chipmans ever lived in the house (or a portion of it) during Vera's period of ownership.

During the early years of World War II, the house was used a relocation center for four Japanese families. In 1943, the house was converted into three apartments as part of an effort in Lehi to relieve

⁴Biographical information for Christian and Sarah Knudsen is taken from Thomas F. Kirkham, ed., Lehi Centennial History 1850-1950 (including reprint of Hamilton Gardner's History of Lehi [Salt Lake City: Deseret News, 1913])(Lehi, Utah: Lehi Free Press Publishing Co., 1950), 792-793.

⁵Gardner, 108.

⁶Van Wagoner, 423.

⁷Ownership information is taken from the Utah County title abstracts located in the Utah County Recorder's Office, Provo, Utah.

⁸Thomas F. Kirkham, ed., Lehi Centennial History 1850-1950 (including reprint of Hamilton Gardner's History of Lehi [Salt Lake City: Deseret News, 1913])(Lehi, Utah: Lehi Free Press Publishing Co., 1950), 705-706.

**United States Department of the Interior
National Park Service**

National Register of Historic Places Continuation Sheet

Section No. 8 Page 4

Christian and Sarah Knudsen House, Lehi, Utah County, UT

the wartime housing shortage.⁹ Because of Lehi's location near Camp Williams, the industries in the Salt Lake Valley, and the Geneva Steel Plant, it was an ideal location for war housing.

The house remained apartments until 1964, when owners Alvin and June Schow converted it back into a single family residence. In 1985, new owners Michael and Sandra Schandrel began an ongoing restoration of the house.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section No. 9 Page 5

Christian and Sarah Knudsen House, Lehi, Utah County, UT

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Christian and Sarah Knudsen House
Name of Property

Lehi, Utah County, Utah
City, County, and State

10. Geographical Data

Acreeage of property 0.3 acres

UTM References

(Place additional UTM references on a continuation sheet.)

A 1/2 4 /2 /8 /2 /6 /0 4 /4 /7 /0 /8 /6 /0
Zone Easting Northing

B 1 //// ////
Zone Easting Northing

C 1 //// ////

D 1 //// ////

Verbal Boundary Description

(Describe the boundaries of the property.)

Commencing at NW corner of Lot 3, Block 27, Plat A, Lehi City Survey; E 151 ft; S 101.4 ft; W 151 ft; N 101.4 ft to beginning.

Property Tax No. 01:023:0010

 See continuation sheet(s) for Section No. 10

Boundary Justification

(Explain why the boundaries were selected.)

The boundaries of the nominated property include the entire parcel currently associated with the building and a portion of the land historically associated with the building.

 See continuation sheet(s) for Section No. 10

11. Form Prepared By

name/title Nelson W. Knight/Architectural Historian
organization Smith Hyatt Architects date July 1998
street & number 845 S Main Street telephone (801) 298-1666
city or town Bountiful state UT zip code 84010

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/or 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

name Christine D. and Eugene H. Herman
street & number 123 S. Center Street telephone Not listed
city or town Lehi state UT zip code 84043

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 Reduction Projects (1024-0018), Washington, DC 20503.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Continuation Sheet**

Section No. PHOTOS Page 6

Christian and Sarah Knudsen House, Lehi, Utah County, UT

Photo No. 1

1. Christian and Sarah Knudsen House
2. Lehi, Utah County, Utah
3. Photographer: Kim A. Hyatt
4. Date: December, 1997
5. Negative on file at Utah SHPO.
6. N elevation of building. Camera facing S.

Photo No. 2

1. Christian and Sarah Knudsen House
2. Lehi, Utah County, Utah
3. Photographer: Kim A. Hyatt
4. Date: December, 1997
5. Negative on file at Utah SHPO.
6. NW elevation of building. Camera facing SE.

Photo No. 3

1. Christian and Sarah Knudsen House
2. Lehi, Utah County, Utah
3. Photographer: Kim A. Hyatt
4. Date: June, 1997
5. Negative on file at Utah SHPO.
6. W elevation of building. Camera facing E.