

# COLORADO CULTURAL RESOURCES INVENTORY

## Greeley 8th Avenue Survey

### Historical and Architectural Reconnaissance Form

Eligibility Evaluation (OAHP use only)

Date \_\_\_\_\_ Initials \_\_\_\_\_

\_\_\_\_ Determined Eligible – NR

\_\_\_\_ Determined Eligible - SR

\_\_\_\_ Needs Data

\_\_\_\_ Eligible District – Contributing

\_\_\_\_ Eligible District - Noncontributing

### IDENTIFICATION

- 1. Current Property Name: **Dollar General**  
 Historic Property Name **Warren Motor Company, Warren-Mylander Motor Used Cars**
- 2. Resource Classification: **Building**
- 3. Ownership: **Private**  
 Owner(s) contact info:

### LOCATION

- 4. Street Address: **1412 8th Avenue**
- 5. Municipality: **Greeley, Colorado**
- 6. County: **Weld**
- 7. USGS Quad (7.5'): **Greeley, Colorado** year: **1950** **Photorevised 1980**
- 8. Parcel Number: **096108222020**
- 9. Parcel Information: Lot(s): **4** Block: **152** Addition: **Boomer's**
- 10. Acreage: **< 1 (35,150 square feet)**
- 11. PLSS information: Principal Meridian: **6th** Township: **5 North** Range: **65 West**  
**NE¼ NW¼ SE¼ NW ¼** of section **8**
- 12. Location Coordinates: **Zone 13** **526257 mE** **4474020 mN**  
 Datum: NAD83

### DESCRIPTION

- 13. Construction features (forms, materials)
  - Property Type: **One Story Commercial Building**
  - Building Plan: **Rectangular Plan**
  - Dimensions in Feet: **70' N-S by 140' E-W**
  - Stories: **One**
  - Architectural Style/Type: **Twentieth Century Commercial**
  - Foundation: **Concrete**
  - Walls: **The west-facing wall (facing 8<sup>th</sup> Avenue) is made of light brown brick laid in common bond, with most of the lower wall surface covered by a painted pale beige vertical wood plank veneer. The east-facing and south-facing walls are**

made of painted beige brick laid in common bond. The north-facing wall is made of red brick laid in running bond. Signage, advertising the building's current retail business, "DOLLAR GENERAL" appears at the top of the west elevation wall and above the main entry near the west end of the south elevation.

Windows:

A set of paired floor-to-ceiling single-light fixed-pane windows are located just west of the primary entry doors, at the west end of the south-facing wall. The west-facing wall contains three single-light fixed-pane windows. Two large plywood covered window openings are located toward the east end of the south-facing wall.

Roof:

The roof is flat

Chimney(s):

N/A

Porch(s) / Doors:

A set of paired glass-in-silver-metal-frame doors enter the building near the west end of the south elevation. The west elevation contains a glass-in-silver-metal-frame door, with a transom light and sidelights. This door is no longer in use, though. A set of paired service entry doors are located near the east end of the south elevation. Another service door is located within a former garage bay door opening on the south elevation which has been filled in with painted beige vertical wood siding. Three former garage bay door openings on the east elevation are respectively filled with painted beige concrete block, vertical wood siding, and plywood.

14. Landscape (important features of the immediate environment)

- Garden
- Mature Plantings
- Designed Landscape
- Walls
- Parking Lot
- Driveway
- Sidewalk
- Fence
- Seating

## HISTORICAL ASSOCIATIONS

- 15. Historic function/use: **Commerce/Trade / Specialty Store (automobile showroom)**  
 Current function/use: **Commerce/Trade / Department Store (Dollar General store)**
- 16. Date of Construction: **Circa 1948 (per city directories, Sanborn maps, and Assessor records)**
- 17. Other Significant Dates: **N/A**

18. Associated NR Areas of Significance

- Agriculture
- Architecture
- Archaeology
- Art
- Commerce
- Community Planning & Development
- Conservation
- Economics
- Education
- Engineering
- Entertainment/Rec.
- Ethnic Heritage
- Exploration/Settlement
- Health/Medicine
- Industry
- Invention
- Landscape Architecture
- Law
- Literature
- Maritime History
- Military
- Performing Arts
- Philosophy
- Politics/Gov't.
- Religion
- Science
- Social History
- Transportation
- Other

- 19. Associated Historic Context(s) (if known): **City of Greeley 8th Avenue Survey; Greeley Downtown Historic District**

- 20. Retains Integrity of:  Location  Setting  Materials  Design  Workmanship  Association  Feeling

21. Notes:

This large commercial building is located on the east side of the 1400 block of 8<sup>th</sup> Avenue. The west elevation fronts directly onto a wide concrete sidewalk paralleling 8<sup>th</sup> Avenue. A concrete and asphalt paved parking lot is located south and east of the building. Another commercial building, at 1400/1402 8<sup>th</sup> Avenue is adjacent to the north. The exterior appearance has been significantly altered in recent decades so that limited evidence of the building's historic use as an automobile sales and service garage now remains.

22. Sources:

The Greeley City and Rural Route Directory. (Generally published annually by *the Greeley Tribune-Republican Publishing Company*.)

Sanborn Insurance Company maps for Greeley, Colorado dated June 1886, December 1887, January 1891, October 1895, January 1901, January 1906, October 1909, January 1918, April 1927, September 1946 (as an update of the April 1927 Sanborn maps), August 1968 (also as an update of the April 1927 Sanborn maps).

Weld County Assessor Property Information Map. <http://www.co.weld.co.us/maps/propertyinformation>

Weld County Assessor Property reports. <https://propertyreport.co.weld.co.us>

## FIELD ELIGIBILITY RECOMMENDATIONS

Local Landmark Eligible?  yes  no  needs data

Individually State Register Eligible?  yes  no  needs data

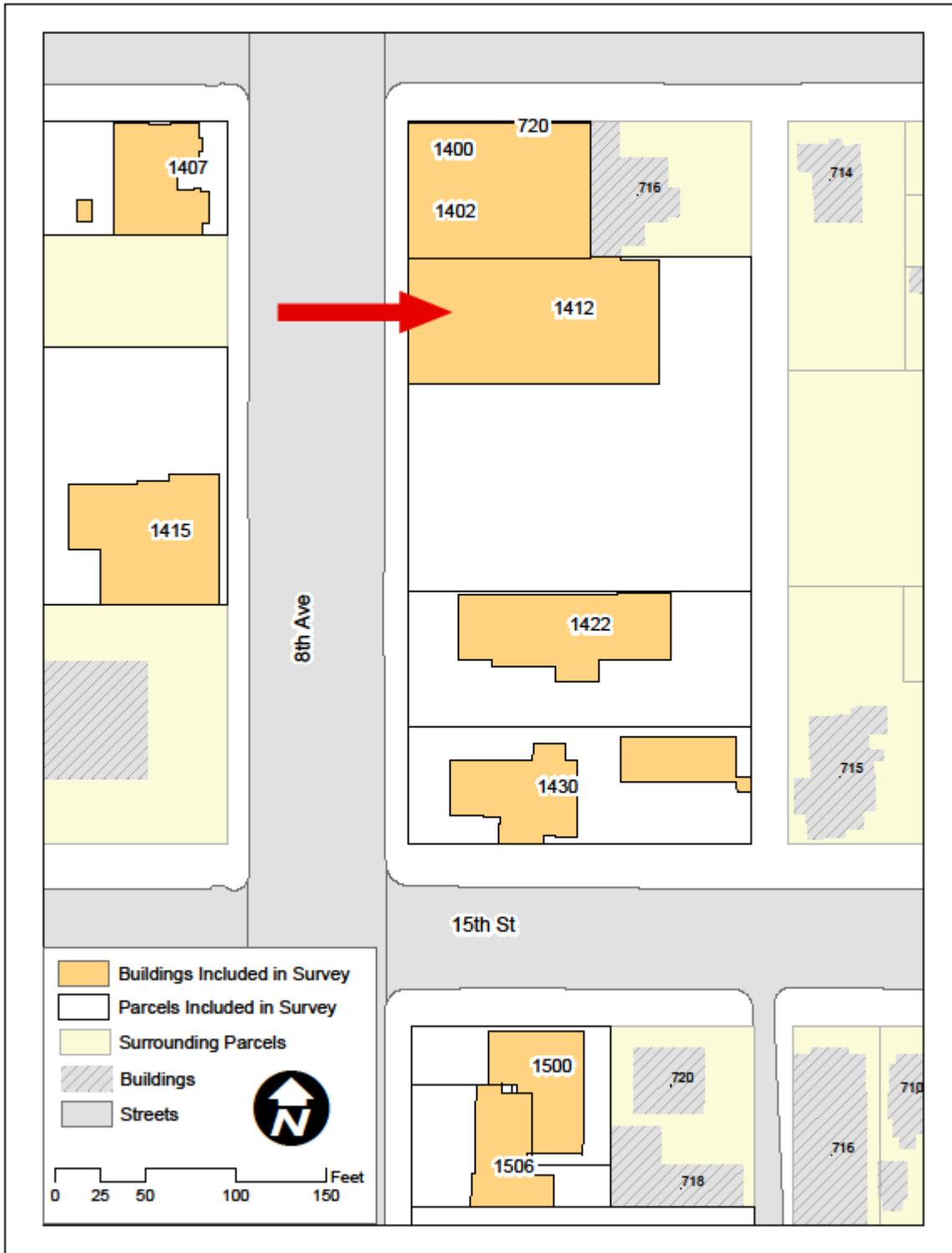
Individually National Register Eligible?  yes  no  needs data

Contributes to a Potential Historic District?  yes  no  needs data  property is not located within a potential district

## RECORDING INFORMATION

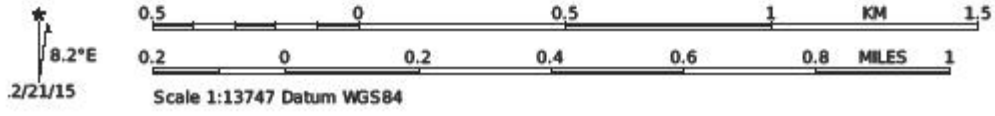
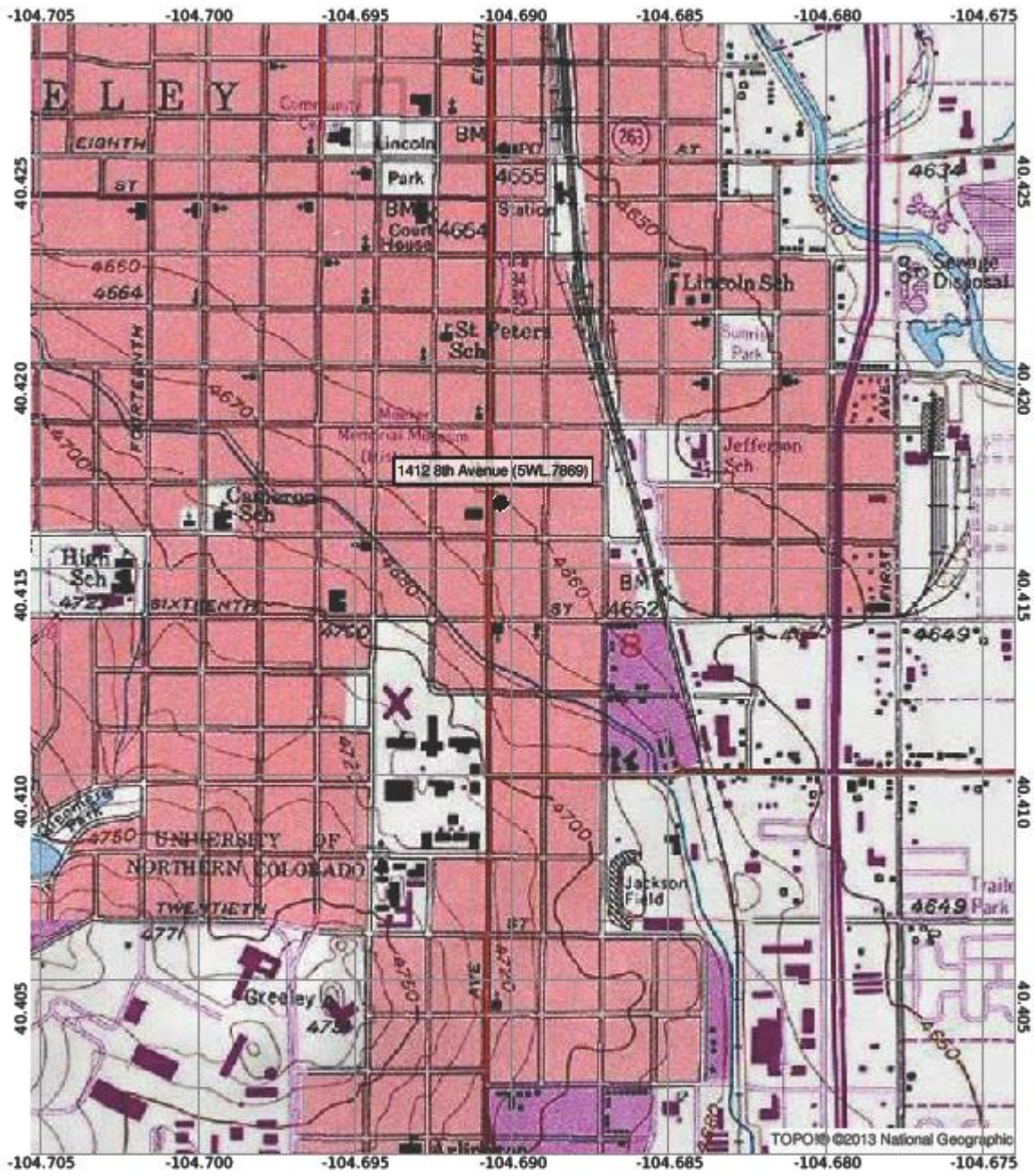
Recorded by: **Carl McWilliams** Date: **November 30, 2015**  
Affiliation/Organization: **Cultural Resource Historians LLC** Phone Number: **(970) 493-5270**  
Report title: **Greeley 8<sup>th</sup> Avenue Comprehensive  
Historic Resource Survey**  
Project Sponsor: **City of Greeley Historic Preservation Office**  
Photo Log: **CD 2, Images 20-23**

### SKETCH PLAN



# LOCATION MAP

## 1412 8th Avenue







*CD 2, Image 20, View to SW of rear (east) and east end of north side*



*CD 2, Image 21, View to NW of rear (east) and south side*



CD 2, Image 22, View to NE of façade (west) and south side



CD 2, Image 23, View to ESE of façade (west)