

# Architectural Inventory Form

- Date \_\_\_\_\_ Initials \_\_\_\_\_
- \_\_\_\_\_ Determined Eligible - National Register
  - \_\_\_\_\_ Determined Not Eligible - National Register
  - \_\_\_\_\_ Determined Eligible - State Register
  - \_\_\_\_\_ Determined Not Eligible - State Register
  - \_\_\_\_\_ Need Data
  - \_\_\_\_\_ Contributes to eligible National Register District
  - \_\_\_\_\_ Noncontributing to eligible NR District

## I. Identification

1. Resource number: 5HN68.70
2. Temporary resource number: 21
3. County: Hinsdale
4. City: Lake City
5. Historic building name: Dolan House
6. Current building name:
7. Building address: 326 Bluff Street, Lake City, CO 81235
8. Owner name and address: Gerald and Robyn Fleenor, P.O. Box 2231 , Glenwood Springs CO 81601

## II. Geographic Information

County Property No.: R1072

9. P.M. 6th Township 44N Range 4W SW4 of NE4 of SW4 of Section 27
10. UTM reference  
Zone 13 296650 mE 4211490 mN
11. USGS quad name: Lake City Quad year: 1985 Map scale: X 7.5' \_\_\_ 15'
12. Block(s): 56 Lot(s): 30-31 Legal:  
Addition: Year of Addition: 0
13. Boundary description and justification: Perimeter of parcel

## III. Architectural Description

14. Building plan: Rectangular
15. Dimensons: 1064 square feet
16. Number of stories: 1
17. External wall material(s): Wood
18. Roof configuration: Half hipped
19. Roof material: Metal
20. Special features: Chimney
21. General architectural description:  
One-story, half-hipped, frame dwelling. Metal roof; brick chimneys in south roof slope and in roof ridge. Walls clad in board and batten. Windows are 2-over-2 double hungs with 1-over-1 storms. Off-center entrance has paneled door with paired round-arched lites and a storm/screen door. Wood walkway along façade; wood deck on rear
22. Architectural style/Building type: No style
23. Landscaping or special setting:

24. Associated building, features or objects:

#### IV. Architectural History

25. Date of construction Estimate: \_\_\_\_\_ Actual: 1877 Source of info: SILVER WORLD, January 5, 1878
26. Architect: None Source of info:
27. Builder/contractor: James "Larry" Dolan Source of info: SILVER WORLD, January 5, 1878
28. Original owner: James "Larry" Dolan Source of info: SILVER WORLD, January 5, 1878
29. Construction history (major additions, alterations, demolitions):
30. Original location:  Moved  Date of move(s) \_\_\_\_\_

#### V. Historical Associations

31. Original use(s): Single dwelling
32. Intermediate use(s):
33. Current use(s): Single dwelling
34. Site type(s):
35. Historical background:

This house was built in 1877 by saloonkeeper James "Larry" Dolan (1837-1895). Cost of the 16' x 26' single story residence was \$250. Dolan relocated to Lake City from Saguache, Colorado, and operated the well known Centennial Saloon where he entertained patrons with colorful stories.

One of Dolan's best known and enduring tales was his rendition of Judge Gerry's sentence of convicted murderer Alferd Packer in 1883. Dolan's version of the sentence -- rather than Judge Gerry's flowery prose -- has been recounted on a national and international basis: "...they was sivin Dimmycrats in Hinsdale County an' ye et five iv thim, God Damn ye! I sintins ye t'be hanged be the neck... as a warnin' ag'in reducin' the Dimmycratic popyalashun iv th' state!"

Dolan's widow, Mary E. Dolan, sold the house to John S. Hough in 1904 and for years it was the home of Hough's son, Frank, and his wife, Sallie B. Hough. It was later owned by Lake Fork native Bessie Dwyer (1884-1966), partner with Lillian Griffiths in the Lake City telephone exchange, who lived in the house from 1948 until her death in 1966.

36. Sources of information: SILVER WORLD, January 5, 1878; Lake City TIMES, March 21, 1895, page 2, and February 13, 1902, page 3; Lake City PHONGRAPH, March 16, 1895, page 2; Gunnison NEWS-CHAMPION, September 29, 1949, page 3; CEMETERIES OF HINSDALE COUNTY, COLORADO, 1874-1996, Decorah, Iowa: Anundsen Publishing Co., 1996, page 46.

## VI. Significance

37. Local landmark: Yes  No  Date of design.: \_\_\_\_\_ Design. authority: \_\_\_\_\_  
Within Lake City Historic District (local historic district)
38. Applicable National Register Criteria:
- A. Associated with events that have made a significant contribution to the broad pattern of our history;
- B. Associated with the lives of persons significant in our past;
- C. Embodies the distinctive characteristics of a type, period, or method of construction, or represents the work of a master, or that possesses high artistic values, or represents a significant and distinguishable entity whose components may lack individual distinction; or
- D. Has yielded, or may be likely to yield, information important in history or prehistory
- Qualifies under Criteria Considerations A through G
- Does not meet any of the above National Register criteria
39. Area(s) of significance: Social history, architecture
40. Period of significance: 1877 -1904
41. Level of significance: National  State  Local
42. Statement of significance:  
This house is associated with settlement and development of Lake City during the late 1800s mining era. It is representative of the vernacular dwellings constructed in Lake City during this period, as reflected in its simple design, board and batten, exterior, 2-over-2 double-hung windows, and lack of architectural details that indicate a particular style.
43. Assessment of historic physical integrity to significance:  
The architectural integrity of this dwelling is intact, as evidenced by minimal alterations to its character-defining features.

## VII. National Register Eligibility Assessment

44. National Register eligibility field assessment:  Eligible  Not Eligible  Need Data
45. Is there National Register district potential?  Yes  No  
Discuss \_\_\_\_\_
- If there is National Register district potential, is this building  Contributing  Noncontributing
46. If the building is in an existing National Register district is it?  Contributing  Noncontributing  
(Lake City National Historic District)

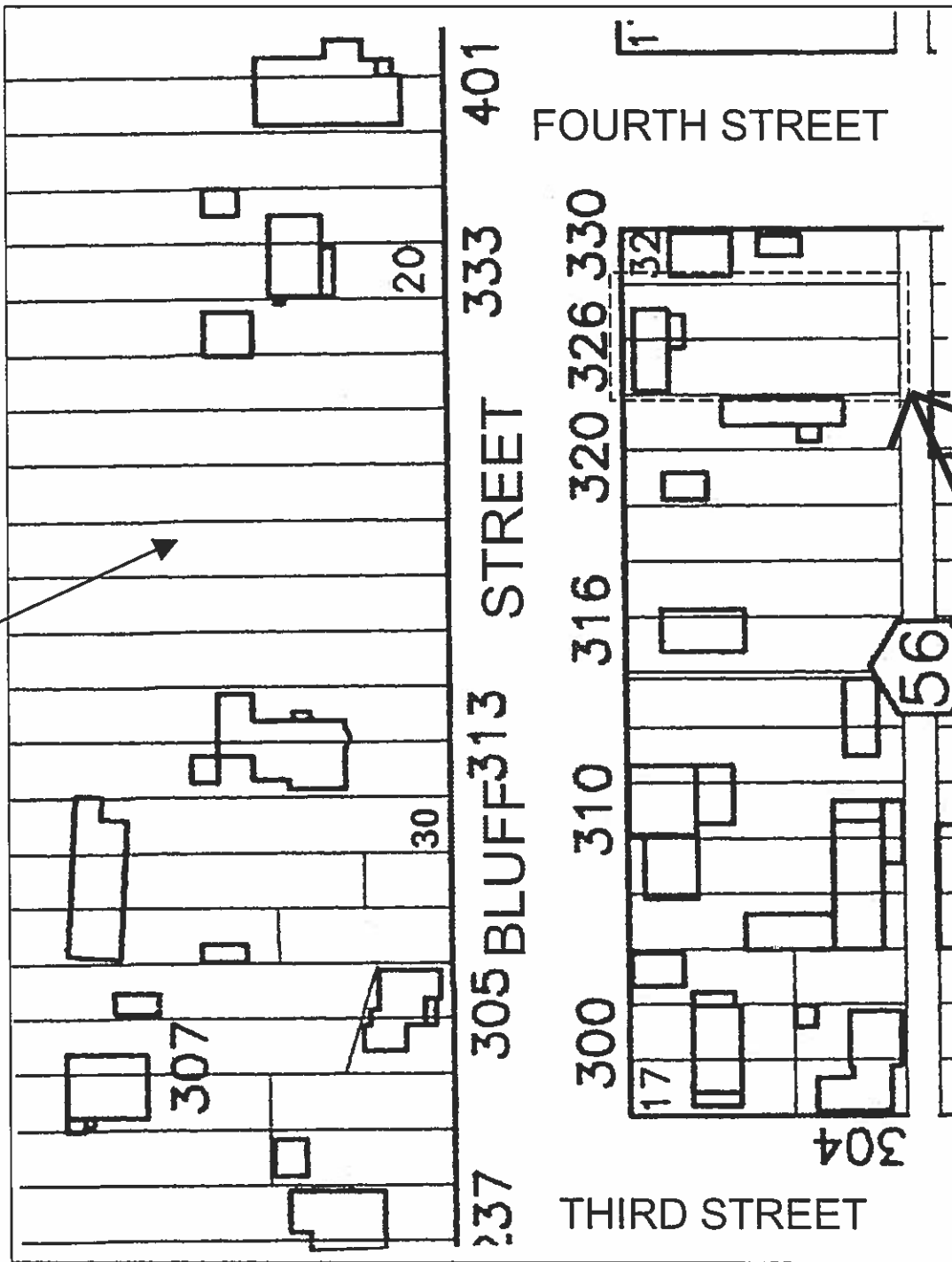
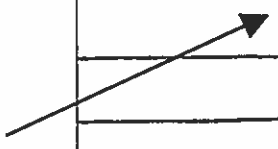
## VIII. Recording Information

47. Photograph numbers: Roll 2, frames 19 Negatives filed at: Lake City Town Hall
48. Report title: 2003 Architectural Survey of Lake City, Colorado
49. Date(s): September 2002 - June 2003
50. Recorders Cathleen M. Norman and Grant E. Houston
51. Organization: Town of Lake City
52. Address: 230 Bluff Street, Lake City CO 81235 53. Phone no. (970) 944-2333

Colorado Historical Society - Office of Archaeology and Historic Preservation  
1300 Broadway, Denver CO 80203 (303) 866-3395



CASCO ADDITION



NOT TO SCALE