

8-2006

Laramie University Neighborhood Historic District: Summary Survey Report (2006)

Mary Humstone

University of Wyoming, humstone@uwyo.edu

Jonas Landes

University of Wyoming

Tony Dube

University of Wyoming

Follow this and additional works at: http://repository.uwyo.edu/university_neighborhood



Part of the [Historic Preservation and Conservation Commons](#)

Recommended Citation

Humstone, Mary; Landes, Jonas; and Dube, Tony, "Laramie University Neighborhood Historic District: Summary Survey Report (2006)" (2006). *The Laramie University Neighborhood Survey*. 4.

http://repository.uwyo.edu/university_neighborhood/4

This Book is brought to you for free and open access by the Historic Preservation at Wyoming Scholars Repository. It has been accepted for inclusion in The Laramie University Neighborhood Survey by an authorized administrator of Wyoming Scholars Repository. For more information, please contact scholcom@uwyo.edu.

**LARAMIE'S UNIVERSITY NEIGHBORHOOD
INVENTORY OF HISTORIC BUILDINGS**

Wyoming SHPO: CLG Grant # 56-064-21554.05
Albany County Historic Preservation Board

Prepared by the University of Wyoming American Studies Program
Mary Humstone, Principal Investigator
Jonas Landes, Graduate Assistant
Tony Dubé, Intern

August 2007

**LARAMIE’S UNIVERSITY NEIGHBORHOOD
INVENTORY OF HISTORIC BUILDINGS**

CLG Grant # 56-064-21554.05

TABLE OF CONTENTS

Introduction.....2

Narrative Summary.....2

 a. Description

 b. History

 c. Methodology

 d. Survey Explanation

Recommendation for a National Register of Historic Places District8

List of Buildings Surveyed (table).....9

Map Showing Boundaries of the Survey Area.....16

Bibliography.....17

Wyoming Architectural Inventory Forms (154) for Laramie’s University
Neighborhood (attached as separate document)

INTRODUCTION

In October, 2006, the University of Wyoming American Studies Program (UW-AMST) entered into an agreement with the Albany County Historic Preservation Board to complete an inventory of historic buildings in a 20-block residential area of Laramie. The project was undertaken by UW-AMST as part of the public-sector component of the American Studies curriculum. This inventory is the first phase of a two-phase project to nominate the surveyed area to the National Register of Historic Places.

NARRATIVE SUMMARY

Laramie's University Neighborhood District extends from University Avenue on the north to Garfield Street on the south, 6th Street to the west and 15th Street to the east. The district comes within one block of the eastern boundary of the Laramie Downtown Historic District (NR, 11/10/88). The district is largely contained within the plat of the original town; however, the blocks between 11th and 13th streets were platted under the Union Pacific Company's 4th Addition, and the blocks between 13th and 15th streets were platted under the first Grand Avenue Addition. This particular area was chosen for Laramie's initial residential survey because it is one of the oldest residential areas in the city, with a significant concentration of historic and architecturally notable houses.

Description

The district consists of a grid of paved streets running slightly askew of the cardinal directions. Concrete sidewalks are laid along all streets of the district, and deciduous and evergreen trees are planted in tree strips and in most yards, adding to the historic character of the district. Setbacks are generally uniform in the residential sections of the district. Front yards are generally open to the sidewalk, giving the district a neighborhood feel. Some of the older homes have sandstone instead of concrete sidewalks. At every corner the name of the street is embossed in the curb.

As the primary east-west corridor in Laramie, Grand Avenue serves as both a residential street and a U.S. Highway. Although traffic is heavy at certain times of the day, the presence of large trees and landscaping help to buffer the homes from the traffic. Ivinson Avenue provides the primary access to the University of Wyoming, while Garfield and the north-south streets are generally quieter and more residential in nature.

The 20-block district is anchored on each end by individually listed National Register properties. At the western end is the Ivinson Mansion (Queen Anne, 1892) and at the eastern terminus is the Cooper House (Spanish Eclectic Revival, 1921). Other National Register-listed properties within the district include the Conley House (178 Ivinson Avenue; 1888), the William Goodale House (214 S. 14th Street; 1931), and the Lehman-

Tunnell Mansion (618 Grand Avenue; 1891). Just outside of the district boundaries are additional National Register listed properties including Old Main at the University of Wyoming (1886), the East Side School (1878; 1928; 1939), St. Paul's Evangelical Church (1891), and the St. Matthews Cathedral Close (1892-1925).

The district highlights the growth and development of Laramie's residential neighborhoods from the 1870s to the 1950s. This eight-decade window of development allows for a broad diversity of building styles, from Italianate (700 Iverson) and Gothic Revival (310 South 10th) to Prairie style (1117 Grand) and Moderne (1420 Grand). The district has the highest concentration of 100-year-old houses in Laramie, most of which are found on Iverson and Grand Avenues.

The historic structures within the district are primarily residential, but there are a few exceptions. There are five churches, the former Laramie High School (1910-1911; now apartments), and the former Iverson Hospital (1917; now home to University of Wyoming Campus Police and offices). There are also four commercial buildings, located on Grand Avenue and on 8th Street.

A surprising number of houses retain all of their original features. Original building materials include sandstone (for foundations and occasionally exterior walls), brick, wood clapboard or shiplap siding, and stucco. Most roofs were originally covered with cedar shingles. The most common alterations include enclosed porches, rear additions, replacement windows, covering of exterior walls with stucco or asbestos-shingle siding, and covering of roofs with asphalt shingles. However, even houses that have undergone alterations have retained their basic form, and thus contribute to the historic character of the neighborhood.

An unusually large percentage of homes in the district have detached one or two-bay garages that were constructed during the early automobile era (1910 – 1930) and still retain their integrity. Many of these have original wood siding and wooden hinged or sliding garage doors. Only a few other types of outbuildings, such as sheds and backyard barns, are found in the district.

History

Laramie's University Neighborhood District developed roughly from west to east. The earliest houses are found closest to the downtown, on Iverson and Grand Avenues west of 9th Street. After 1900, lots closer to the University began to be developed. The district illustrates steady development up until World War II, with 21 houses built before 1900, 41 from 1900 to 1919, 64 from 1920 to 1939, 14 from 1940 to 1959, and 14 from 1960 to the present. The 1920s saw the most houses built, with 41 added during that decade. Relatively few houses were torn down to make way for new construction. Rather, lots were in-filled as Laramie grew, creating the interesting mixture of architectural styles seen in the district today.

This 20-block neighborhood has been the home of many of Laramie's most influential businessmen and politicians. The first secretary of Wyoming Territory and the acting

Governor when Wyoming gained its statehood, John Meldrum, lived in the district at 703 Iverson Street. Edward Iverson was a successful businessman and philanthropist who lived at 603 Iverson Street. Prominent local attorney Constantine P. Arnold and his family built three houses in the district, their family residence at 812 Grand Avenue, a cottage next door (814 Grand) and their son Thurman's residence at 318 S. 15th Street. Early in his career, Thurman W. Arnold served as mayor of Laramie, but he is best known for serving as Assistant Attorney General of the United States under President Franklin Roosevelt from 1938 to 1943, and earning the nickname "Trust Buster."

University of Wyoming faculty and presidents have long resided in the district, especially on Iverson Avenue. John Conley, a member of the first faculty of the University of Wyoming, lived at 718 Iverson. The second owner of 718 Iverson was Elmer Smiley, the UW president from 1898-1903. The house at 715 Iverson was built by University of Wyoming President Charles Merica in 1909 (with a loan from future UW President Aven Nelson). This Craftsman-style home served as the UW President's residence until 1948, when President George Duke Humphrey moved the President's residence to the Tudor-Revival-style house at 1306 Iverson. This house remained the official President's residence until 1995.

Other houses in the district have been occupied over the years by UW professors and their families. The Gothic-Revival-style house at 310 S. 10th Street was owned in the early 1900s by Emma Knight, who became the Dean of Women at the University of Wyoming. Knight Hall was named in her honor. In 1919, Emma sold the house to her son Samuel Knight, a UW geology professor who with his students built the Tyrannosaurus Rex model outside the Geology Museum.

Many of the houses were also used as boarding houses for students and as fraternities. As early as 1929, single family homes such as the Holliday home at 719 Grand Avenue were converted to apartments for students and/or faculty, and this trend continued through the 1970s. The first apartment building, Sprucelynn (now Knight) Apartments, was built at 816-20 Iverson Avenue in 1915. Others soon followed at 906 Iverson (1923), 710 Iverson (1937) and 1010 Grand (1952). Few residential neighborhoods in Wyoming have apartment buildings of this size and number.

The district is also notable for the large number of houses designed by Laramie architect Wilbur Hitchcock. Hitchcock designed approximately two hundred buildings in Laramie between 1908 and 1930, including many buildings on the University of Wyoming campus. Hitchcock was a versatile architect who worked in a variety of styles, including Colonial Revival, Prairie, Craftsman and Tudor Revival. His designs set a high standard for architectural quality in the district. Twenty-three houses in the district, as well as four remodeling projects, have been documented as Wilbur Hitchcock designs. Several others were likely designed by him.

Other notable architects who designed houses in the district were Walter E. Ware, architect of the Iverson Mansion and the Arnold House as well as Old Main at the University of Wyoming, Frederic Hutchinson Porter, who designed Thurman Arnold's house as well as several University of Wyoming campus buildings, and Wilbur

Hitchcock's sons, the firm of Hitchcock and Hitchcock. Also in this district is the first apartment building (815 Iverson) designed by Bin Chang, a University of Wyoming Professor from Taiwan. Chang went on to design a number of other apartments that helped redefine the Laramie landscape.

Methodology

Survey: Each structure within the boundaries of the 20-block district was surveyed by University of Wyoming American Studies students under the direction of Mary Humstone, using a customized version of the WYSHPO cultural resources architectural survey form. In addition, digital photographs were taken of each structure to document overall design and architecturally significant elements. Using survey notes, photographs and on-site inspection, narrative descriptions of each structure were composed. Dates for each structure were determined from the Albany County Assessor's Office and other sources including *Sanborn Fire Insurance Maps* for the years 1894, 1912, 1924 and 1931, and city building records, city directories, newspaper articles and dated historic photographs. Historical information about each property was gathered, although some properties yielded more information than others. Another invaluable resource for historical information was an "Index of Historic Addresses and Residents" compiled by Judy Knight of the Laramie Plains Museum.

Evaluation: In addition to the historical research and architectural description, each property was evaluated for its potential to contribute to a National Register of Historic Places district. To be eligible for listing in the National Register of Historic Places, resources must be significant *and* retain integrity. Integrity is defined as "the ability of a property to convey its significance." Integrity is evaluated by considering how the resource's physical attributes relate to its significance. The accumulation of numerous changes and alterations over time can render the property's original appearance or function unrecognizable and thus result in a loss of integrity.

There are seven aspects of integrity that must be considered after the significance of a property has been determined: setting, location, design, materials, workmanship, feeling and association. Resources must demonstrate at least minimal levels of integrity in those aspects that are most appropriately related to the significance of the resource.

Ratings: Each building was evaluated as contributing or noncontributing based on physical integrity and sense of time and place. In addition, the integrity of contributing buildings was rated on a scale of 3 to 1. A rating of 3 was assigned to buildings that show features of a recognizable style or type and retain a high degree of all seven aspects of integrity from their period of significance. A rating of 2 was assigned to buildings that have experienced minor changes, including replacement siding and/or roofing, or replacement windows and doors, but that are in good condition and retain enough original features such as porch supports, windows, doors and trim, to convey the feeling and association of the historic period. Buildings with more extensive replacement that still retain their original form and at least some recognizable historic features, and buildings with historic features that are in poor condition were rated 1. Buildings rated 0 were determined noncontributing, either due to extensive alterations that obscure the historic

form of the building, or due to age (less than 50 years old). Garages and other outbuildings were described as “ancillary structures” and were given their own ratings.

Personnel: Graduate assistant Jonas Landes worked on the project for two semesters, researching the history of the district and individual properties, identifying owners of the buildings, and writing architectural descriptions. Students in American Studies 5400 (“American Built Environment”) also participated in the survey and evaluation of buildings in the district. An exchange student from England, Christopher Bodych, did additional work as part of an independent study course. Finally, an American Studies graduate student, Tony Dubé, was hired as a summer intern to help pull together all the pieces at the end of the project. Because this project was carried out by a number of individuals, working as graduate assistants, interns and students, and because some properties are better documented than others, there is some inconsistency in the amount of detail included on the individual forms. However, all forms contain well more than the minimum expected for a historic buildings survey.

Drafts of each survey form were reviewed by the project director, and field checks were made to ensure the accuracy of all descriptions. In addition, forms were edited for consistency in writing style, and the entire report was reviewed by the Albany County Historic Preservation Board.

Public Meeting: Near the conclusion of the project, a public meeting was held at the Albany County Public Library, to which all property owners in the district were invited. About 35 people attended. Following a brief presentation on the survey project by Mary Humstone, property owners had an opportunity to ask questions and share information about their historic properties. Attendees were generally supportive of the survey and encouraged the Albany County Historic Preservation Board to continue with the nomination of the district to the National Register of Historic Places. Several residents expressed concern about changes to streets in the district proposed by the City of Laramie and the State of Wyoming, including making Garfield and Grand Avenues into a one-way couplet, and widening Grand Avenue, thus destroying its residential character.

The boundaries of the district were also discussed at the meeting. It was noted that the current boundaries were “working boundaries” and would be re-evaluated if and when the district was nominated to the National Register. The name of the district was also questioned, with the same response. Attendees requested that the inventory information be made available on the internet.

Survey Explanation: Architectural Types and Terms

Buildings that exhibit features of an identifiable architectural style are identified as such. Major styles found in the district include Italianate, Gothic Revival, Queen Anne, Eastlake, Prairie, Craftsman, Colonial Revival, Tudor Revival, Dutch Colonial Revival, Mission/Pueblo Revival, Renaissance Revival and International. The prevalent house type in the district is the Craftsman Bungalow, followed closely by the Tudor Revival cottage.

Free Classic refers to a style that mixes elements of the Queen Anne and Colonial Revival styles. Free Classic houses generally have the irregular floor plans and numerous projections typical of the Queen Anne style, mixed with columns, pediments and other Classical features.

False Mansard refers to a style popular in the 1970s which uses the form of the mansard roof, but in no way resembles the Second Empire style with which the mansard is usually associated.

Some structures in the district are classified as vernacular, meaning that they do not exhibit distinctive qualities of any particular architectural style. Vernacular houses are identified by their general form and roof type. “Cottage” is commonly used to refer to a small, one-story, vernacular residence, while “house” is used to refer to a two-story or larger vernacular residence. Common vernacular house forms found in the district include:

Hip-roofed (or Pyramidal) Cottage: a square, 1-story cottage, with a peaked, hipped roof, sometimes truncated or forming a short ridge at the top. Chimneys are most often placed at or near the peak of the roof. Variations include porches, placement of doors (center or to one side), windows and rear additions.

Gable-front Cottage/House: 1 to 2-story, rectangular residence with the gable facing forward and containing the front entrance.

Eave-front Cottage/House: 1 to 2-story, rectangular gable-roofed residence with the eave facing forward and containing the front entrance.

Gable- and-wing Cottage/House: 1 to 2-story residence with a front-facing gable and an intersecting side gable, forming an L shape.

Decorative window types found in the district include:

Prairie or Craftsman style: the upper portion of the window is divided by vertical muntins, forming anywhere from 3 to 7 vertical panes.

Queen Anne: the upper sash of the window contains small panes of colored glass or unusual glazing patterns.

Cottage: similar to Queen Anne, but wider, usually used in a parlor or dining room.

RECOMMENDATION FOR A NATIONAL REGISTER OF HISTORIC PLACES DISTRICT

It is the opinion of the Principal Investigator that Laramie's University Neighborhood is eligible for the National Register of Historic Places under Criteria A and C. The district is significant in the history and development of Laramie and the University of Wyoming (Areas of Significance: Community Planning and Development, Education). It is also significant as a well preserved collection of houses and apartment buildings representing more than 100 years in the development of Laramie, and including a wide range of architectural styles (Area of Significance: Architecture). It includes an unusually high percentage of houses designed by a prominent architect, Wilbur Hitchcock. The district contains a high percentage (85%) of contributing buildings from the historic district's period of significance (1878 – 1958).

As part of the National Register nomination process, the boundaries of the district should be reviewed. The survey did not find any blocks that should be excluded. However, on Garfield Street, 6th Street and University Avenue there are houses across the street from the district boundary that might deserve consideration. Therefore, the National Register process should allow for some additional survey work along these boundaries, and consultation with the Wyoming SHPO is recommended.

LIST OF BUILDINGS SURVEYED

BLDG#	Address	Architectural Style	Date	Rating	Outbuilding	Rating
1	716 University Av.	Ranch	1959	0	Garage	0
2	802 University Av.	Gable-and-wing Cottage	1931	2	Garage	2
3	804 University Av.	Two-story Cube	1915	0	N/A	N/A
4	812 University Av.	Craftsman	1920	3	Garage	2
5	603 Ivinson Av.	Queen Anne	1892	3	Carriage House Virginia Cottage Log Cabin	3 3 0
6	700 Ivinson Av.	Italianate	1878	2	N/A	N/A
7	703 Ivinson Av.	Tudor Revival	1883; 1920	3	N/A	N/A
8	709 Ivinson Av.	Tudor Revival	1929	2	Garage	2
9	710 Ivinson Av.	Mission Revival	1937	3	Garage	3
10	715 Ivinson Av.	Craftsman Bungalow	1909	2	Garage	2
11	716 Ivinson Av.	Eastlake	1897	3	Studio 1 Studio 2 Garage	0 0 1
12	718 Ivinson Av.	Folk Victorian	1888	3	Carport	0
13	719 Ivinson Av.	Craftsman Bungalow	1910	3	Garage	3
14	803 Ivinson Av.	Tudor Revival	1919	3	N/A	N/A
15	805 Ivinson Av.	Queen Anne Cottage	1892	3	Garage	2
16	812 Ivinson Av.	Craftsman	1924	3	Garage	3
17	815 Ivinson Av.	False Mansard	1972	0	N/A	N/A
18	816-820 Ivinson Av.	Colonial Revival	1915	3	N/A	N/A
19	819 Ivinson Av.	Colonial Revival	1924	3	N/A	N/A
20	906 Ivinson Av.	Tudor Revival	1923	3	N/A	N/A
21	910 Ivinson Av.	Folk Victorian Cottage	1923	2	N/A	N/A

22	914 Ivinson Av.	Colonial Revival	1909	2	Shed	1
23	1010 Ivinson Av.	Eclectic	1916 & later	2	N/A	N/A
24	1108 Ivinson Av.	Modern Apartment	1972	0	N/A	N/A
25	1116 Ivinson Av.	Moderne	1958	3	Garage	1
26	1120 Ivinson Av.	Craftsman Cottage	1906	2	Garage	2
27	1200 Ivinson Av.	Tudor Revival	1929 & later	1	Garage	2
28	1216 Ivinson Av.	Tudor Revival	1930	2	N/A	N/A
29	1306 Ivinson Av.	Tudor Revival	1937	3	N/A	N/A
30	1314 Ivinson Av.	Modern	1971	0	N/A	N/A
31	1316 Ivinson Av.	Tudor Revival	1929	3	Garage	3
32	608 Grand Av.	Modern Commercial	1964	0	N/A	N/A
33	612 Grand Av.	Craftsman Bungalow	1920	2	Studio Garage	2 1
34	618 Grand Av.	Queen Anne	1891	3	Garage/ apartment	0
35	703 Grand Av.	Modern Religious	c.1970	0	N/A	N/A
36	709 Grand Av.	Folk Victorian	1894	1	N/A	N/A
37	715 Grand Av.	Folk Victorian	1892	1	Garage	1
38	719 Grand Av.	Free Classic	1886	3	Garage 1 Garage 2	3 2
39	812 Grand Av.	Eastlake	1895	2	N/A	N/A
40	814 Grand Av.	Folk Victorian Cottage	1891	3	N/A	N/A
41	815 Grand Av.	Cross-gable House	1886	3	Garage	1
42	816 Grand Av.	Gable-front House	1900	1	N/A	N/A
43	817 Grand Av.	Free Classic	1900	2	Garage	2
44	903 Grand Av.	International	1949	2	N/A	N/A
45	911 Grand Av.	Gable-and-wing Cottage	1945	0	N/A	N/A
46	914 Grand Av.	Tudor Revival	1929	2	N/A	N/A

47	916 Grand Av.	Tudor Revival	1929	3	N/A	N/A
48	919 Grand Av.	Craftsman	1913	3	N/A	N/A
49	1010 Grand Av. (also 305-309 10 St)	International	1952	3	N/A	N/A
50	1012 Grand Av.	Craftsman	c. 1915	3	Garage	2
51	1020 Grand Av.	Free Classic	1900	1	N/A	N/A
52	1102 Grand Av.	Craftsman Bungalow	1914	2	Garage	1
53	1107 Grand Av.	Prairie-style Church	1950	2	N/A	N/A
54	1108 Grand Av.	Craftsman Cottage	1922	2	Garage	2
55	1114 Grand Av.	Craftsman	c. 1922	2	Garage	2
56	1115 Grand Av.	Craftsman Cottage	c. 1912	1	N/A	N/A
57	1117 Grand Av.	Prairie	1917	3	Garage	2
58	1124 Grand Av.	Eave-front Cottage	1940	1	N/A	N/A
59	1202 Grand Av.	Colonial Revival	1948	2	Garage	1
60	1205 Grand Av.	Classical Revival Church	1936 & later	0	N/A	N/A
61	1210 Grand Av.	Dutch Colonial Revival	1924	2	Garage	2
62	1214 Grand Av.	Tudor Revival	1937	3	N/A	N/A
63	1218 Grand Av.	Tudor Revival	1937	3	N/A	N/A
64	1222 Grand Av.	Tudor Revival	1938	3	N/A	N/A
65	1300 Grand Av.	Tudor Revival	1920	2	Garage	1
66	1303 Grand Av. (also 213 13th St)	Hip-roofed Commercial	1952	2	N/A	N/A
67	1308 Grand Av.	Eave-front House	1905	0	N/A	N/A
68	1309 Grand Av.	Modern Religious	1968	0	N/A	N/A
69	1310 Grand Av.	Modern Apartment	1959	0	N/A	N/A
70	1312 Grand Av.	Bungalow	1923	1	Garage/Residence	1
71	1320 Grand Av. (also 304 14th St)	Colonial Revival	1925	3	Garage	3

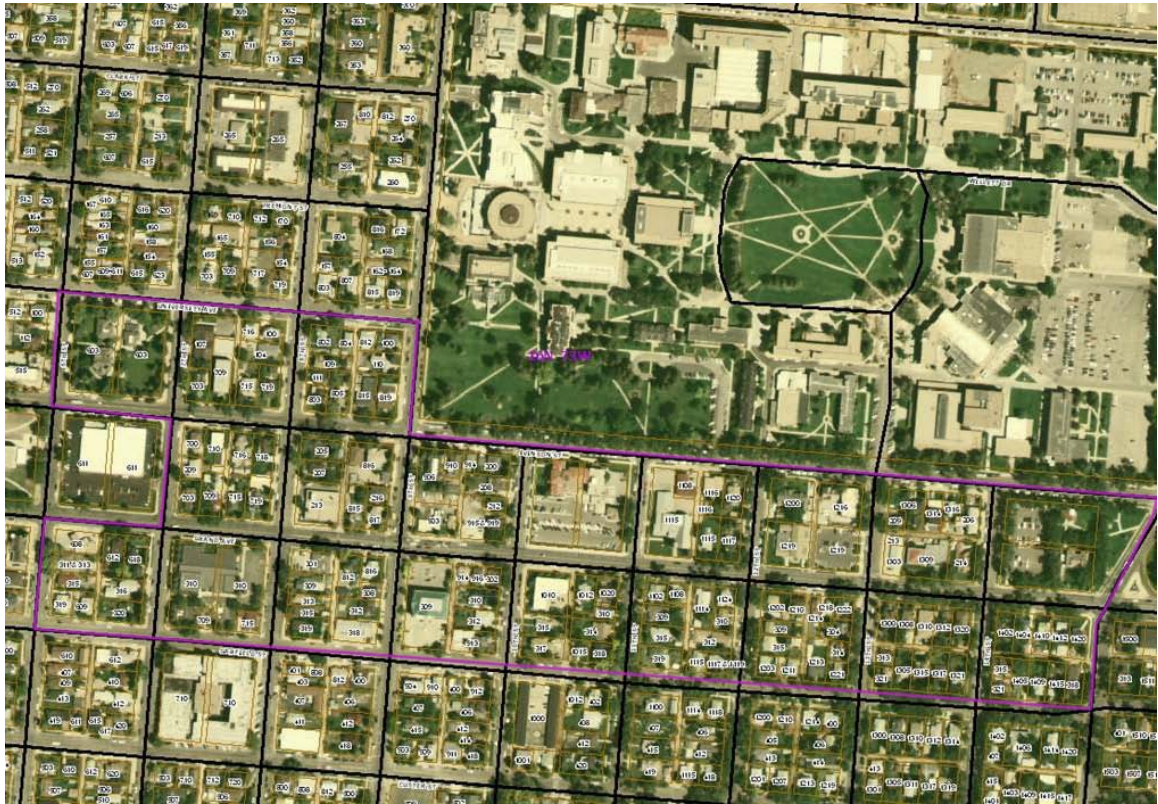
72	1400 (1402) Grand Av.	Tudor Revival	1941	3	N/A	N/A
73	1404 Grand Av.	Dutch Colonial Revival	1923	3	Garage	3
74	1410 Grand Av.	Tudor Revival	1926	3	Garage	3
75	1411 Grand Av.	Mission/Pueblo Revival	1921	3	Garage/squash court	3
76	1412 Grand Av.	Colonial Revival	1923	2	N/A	N/A
77	1420 Grand Av.	International	1941	3	N/A	N/A
78	609 Garfield St.	Craftsman Bungalow	1920	1	N/A	N/A
79	715 Garfield St.	Craftsman Bungalow	1918	2	Garage	2
80	1015 Garfield St.	Cape Cod	1954	0	Garage	2
81	1115 Garfield St.	Hip-roofed Cottage	1920	2	Garage	1
82	1117-1119 Garfield St.	Duplex Cottage	1911	2	N/A	N/A
83	1203 Garfield St.	Craftsman	1918	3	Garage	2
84	1211 Garfield St.	Hip-roofed Cottage	1913	2	N/A	N/A
85	1213 Garfield St.	Craftsman	1920	3	Garage	2
86	1221 Garfield St.	Clipped-gable-roofed Cottage	1932	2	N/A	N/A
87	1305 Garfield St.	Gable-front House	1931	1	N/A	N/A
88	1315 Garfield St.	Tudor Revival	1927	3	Garage	3
89	1317 Garfield St.	Gable-front Cottage	1935	3	N/A	N/A
90	1321 Garfield St.	Colonial Revival (Cape Cod)	1927	3	Garage	3
91	1405 Garfield St.	Tudor Revival	1931	2	N/A	N/A
92	1409 Garfield St.	Pyramidal Cottage	1913	1	N/A	N/A
93	1415 Garfield St.	Craftsman Cottage	1925	2	N/A	N/A
94	311 S. 6th	Pyramidal Cottage	1900	1	Garage	1
95	313 S. 6th	Pyramidal Cottage	1900	1	N/A	N/A
96	315 S. 6th	Craftsman Cottage	1923	1	Garage	1
97	319 S. 6th	Craftsman Cottage	1919	2	N/A	N/A

98	107 S. 7th	Modern Religious	1960	0	N/A	N/A
99	209 S. 7th	Ranch	1964	0	N/A	N/A
100	312 S. 7th	False Mansard Church	Pre-1937	0	N/A	N/A
101	316 S. 7th	Gable-front Cottage	1930	2	N/A	N/A
102	320 S. 7th	Free Classic	Pre-1890	3	Garage	1
103	100 S. 8th	Free Classic	1902	1	N/A	N/A
104	104 S. 8th	Hip-roofed cottage	1917	2	Garage	2
105	109 S. 8th	Gable-front House	1885	1	Backyard Barn Shed	3 2
106	111 S. 8th	Craftsman Cottage	1922	3	N/A	N/A
107	205 S. 8th	Folk Victorian Cottage	1885	2	Garage	2
108	207 S. 8th	Gable-front House	1892	1	North Garage South Garage	2 0
109	213 S. 8th	Modern Industrial	c. 1960	0	N/A	N/A
110	301- 303 S. 8th	Modern Commercial	1974	0	N/A	N/A
111	309 S. 8th	Gable-front House	1923	3	Garage Shed	2 0
112	310 S. 8th	Modern Institutional	1981	0	N/A	N/A
113	313 S. 8th	Craftsman Cottage	1930	2	N/A	N/A
114	315 S. 8th	Craftsman Cottage	1928	2	N/A	N/A
115	319 S. 8th	Italianate	c. 1887	2	Backyard Barn	2
116	100 S. 9th	Colonial Revival	1916	2	Garage	2
117	110 S. 9th	Ranch	1960s	0	N/A	N/A
118	210 S. 9th	Gable-front Cottage	1947	0	N/A	N/A
119	216 S. 9th	Prairie	1923	1	N/A	N/A
120	308 S. 9th	Gable-front House	1900	1	N/A	N/A
121	309 S. 9th	Renaissance Revival	1911, 1996	2	N/A	N/A

122	312 S. 9th	Gable-and-wing House	1898	1	Garage Shed	1 0
123	318 S. 9th	Gable-and-wing House	1892	0	N/A	N/A
124	200 S. 10th	Colonial Revival	1909	3	Garage	2
125	208 S. 10th	Gable-and-wing Cottage	1938	1	Garage Garage	1 0
126	212 S. 10th	Gable-front House	1910	1	N/A	N/A
127	302 S. 10th	Tudor Revival	1929	2	N/A	N/A
128	310 S. 10th	Gothic Revival	1870-72	3	N/A	N/A
129	312 S. 10th	Pyramidal Cottage	c. 1910	2	Garage	2
130	315 S. 10th	Pyramidal Cottage (with multiple additions)	1900	1	Garage 1 Garage 2 Shed	2 1 0
131	317 S. 10th	Prairie	1918	2	N/A	N/A
132	318 S. 10th	Folk Victorian	c. 1900	1	N/A	N/A
133	212 S. 11th	Eave-front Cottage	1939	2	N/A	N/A
134	309 S. 11th	Hip-roofed Cottage	1921	0	Garage 1 Garage 2	0 0
135	310 S. 11th	Hip-roofed Cottage	1917	2	N/A	N/A
136	314 S. 11th	Craftsman Bungalow	1920	3	Garage	1
137	315 S. 11th	Hip-roofed Cottage	1924	2	Garage	1
138	318 S. 11th	Craftsman Bungalow	1914	3	N/A	N/A
139	319 S. 11th	Pyramidal Cottage	1916	2	N/A	N/A
140	309 S. 12th	Colonial Revival	1924	1	Garage Shed	1 1
141	310 S. 12th	Gable-and-wing House	1938	1	N/A	N/A
142	312 S. 12th	Craftsman Cottage	1916	2	N/A	N/A
143	315 S. 12th	Craftsman Cottage	1918	1	Garage	0
144	209 S. 13th	Colonial Revival	1925	3	Garage/Shed	3
145	210 S. 13th	False Mansard Apartment		0	N/A	N/A

146	304 S. 13th	Tudor Revival	1937	3	N/A	N/A
147	313 S. 13th	Hip-roofed Cottage	1929	3	N/A	N/A
148	314 S. 13th	Tudor Revival	1936	3	N/A	N/A
149	321 S. 13th	Tudor Revival	1931	2	N/A	N/A
150	206 S. 14th	False Mansard Apartment	1971	0	N/A	N/A
151	214 S. 14th	Tudor Revival	1931	3	N/A	N/A
152	315 S. 14th	Tudor Revival	1929	3	N/A	N/A
153	321 S. 14th	Eclectic	1930	2	Garage	2
154	318 S. 15th	Cape Cod	1922	2	N/A	N/A

MAP SHOWING BOUNDARIES OF SURVEY AREA



BIBLIOGRAPHY

Albany County Assessor: Office Records. Albany County Courthouse: Laramie, WY.

Albany County Clerk: Office Records. Albany County Courthouse: Laramie, WY.

“Albany County Assessor.” Albany County Wyoming. 2006.
<<http://www.co.albany.wy.us/Departments/Assessor/tabid/55/Default.aspx>>.

Anderson, Clark. Interview by Tony Dubé. 3 July 2007.

Arnold, Thurman Wesley. Papers, 1895-1970. Accession Number 00627. American Heritage Center: Laramie, WY.

Beery, Gladys. “Historic Homes Section.” Laramie Daily Boomerang 7 Nov 1978.

Beery, Gladys. “Historic Homes: The Eggleston-Preston Home” Laramie Daily Boomerang 7 Aug 1977.

Bullock, Orin M. The Restoration Manual. Norwalk, CT: Silvermine Publishers, Inc., 1966.

Carter, Thomas, ed. Images of an American Land: Vernacular Architecture in the United States. Albuquerque, NM: University of New Mexico Press, 1997.

Clough, Wilson, O. A History of the University of Wyoming 1887-1964. Laramie, WY: University of Wyoming, 1965.

“College of Engineering- University of Wyoming.” University of Wyoming Website. 2006. <<http://www.uwyo.edu/tour/engbldghist.asp>>.

“Cooper Mansion.” Wyoming Division of State Parks and Cultural Resources. 2007.
<<http://wyoshpo.state.wy.us/cooperm.htm>>.

Corthell, N.E. Family Papers, 1868-1960. Accession Number 00075. American Heritage Center: Laramie, WY.

Fitch, James Marston. American Building. 1: The Historical Forces That Shaped It. Boston, MA: Houghton Mifflin, 1966.

“Frederic Samuel Hultz (1893-1961) Records, 1948-1961.” North Dakota University Archives. 2004. North Dakota State University. 20 June 2007.
<<http://www.lib.ndsu.nodak.edu/archives/collections/PresidentHultz.htm>>.

Gelernter, Mark. A History of American Architecture: Buildings in their Cultural and Technological Context. Hanover, NH: University Press of New England, 1999.

Gottfried, Herbert and Jan Jennings. American Vernacular Design, 1870-1940. Ames, IA: Iowa State University Press, 1988.

Gowans, Alan. The Comfortable House: North American Suburban Architecture 1890-1930. Cambridge, MA: The MIT Press, 1986.

Hardy, Deborah. Wyoming University, the First 100 Years 1886-1986. Laramie, WY: University of Wyoming, 1986.

Headlee, Richard S. "An Architectural History of Southern Wyoming, 1867-1887." Thesis, University of Wyoming, 1979.

"Henry Neale Roach Obituary." Laramie Daily Boomerang, 18 July 1967, 3.

"Hilda Roach Obituary." Laramie Daily Boomerang, 28 Dec. 1945, 1 and 6.

"Historic Iverson Mansion." Laramie Plains Museum. 2007.
<<http://www.laramiemuseum.org/index.html>>.

Hitchcock & Hitchcock. Records, 1907-1996. Accession Number 09921. American Heritage Center: Laramie, WY.

Hobbs, Jo and Rosa Ella Wagner. Respect the Past, Live the Present, Dream the Future: Preservation Planning in the Cowboy State: Wyoming's Statewide Historic Preservation Plan. Cheyenne, WY: The Dept of Parks and Cultural Resources, 2002.

Holliday Family. Papers, 1872-1960. Accession Number 00347. American Heritage Center: Laramie, WY.

Humstone, Mary. The King Ranch, Laramie, Wyoming, 1888-1950. 2004.
(Unpublished)

Jakle, John A., Robert Bastian and Douglas K. Meyer. Common Houses in America's Small Towns. Athens, GA: University of Georgia Press, 1989.

Jones, A.C. A. C. Jones Papers, 1888-1932. Accession Number 00069. American Heritage Center: Laramie, WY.

Junge, Mark. "Iverson Mansion- 603 E. Iverson Avenue. National Register of Historic Places Nomination Form, 1971. Wyoming State Historic Preservation Office Cultural Records. UW Archaeological and Anthropological Resource Facility: Laramie, WY.

Knight, Judy. "Index of Historic Addresses and Residents, 4th to 15th, University to Garfield." Draft Laramie Grand/Iverson Historic District. Notes compiled for Laramie Plains Museum. 2004.

"Laramie Historic Photos from Wyoming Tails and Trails." Wyoming Tails and Trails. 2005. <<http://www.wyomingtalesandtrails.com/photos6a.html>>.

"Laramie [Wyoming], 1885." Sanborn Fire Insurance Map. Sanborn Map Co., 1885.

“Laramie [Wyoming], 1890.” Sanborn Fire Insurance Map. Sanborn Map Co., 1890.

“Laramie [Wyoming], 1894.” Sanborn Fire Insurance Map. Sanborn Map Co., 1894.

“Laramie [Wyoming], 1907.” Sanborn Fire Insurance Map. Sanborn Map Co., 1907.

“Laramie [Wyoming], 1912.” Sanborn Fire Insurance Map. Sanborn Map Co., 1912.

“Laramie [Wyoming], 1924.” Sanborn Fire Insurance Map. Sanborn Map Co., 1924.

“Laramie [Wyoming], 1931.” Sanborn Fire Insurance Map. Sanborn Map Co., 1931.

Lombardi, Brian. Interview by Tony Dubé. 3 July 2007.

Mason, Mary Kay, ed. Laramie, Gem City of the Plains. Dallas, TX: Curtis Media Corp., 1987.

McAlester, Virginia and Lee. A Field Guide to American Houses. New York: Alfred A. Knopf, 1984.

“National Register Bulletin: Researching A Historic Property.” National Park Service: National Register Publications. 12 June 2007. <<http://www.cr.nps.gov/nr/publications/bulletins/nrb39/>>.

Nelson, Martha. From Dinosaur to Plainsman: A Hundred Years of Laramie High School History as Found in its Yearbooks. Laramie, Wyo.: M. Nelson, 1972.

Overmann, Megan. Interview by Jonas H. Landes. 28 April 2007.

Pomeroy, Karla. “Fraternity house gets facelift, on tour.” Laramie Boomerang. 9 Nov 2006. <<http://www.laramieboomerang.com/news/archivemore.asp?StoryID=105909>>.

Poppeliers, John. What Style is it? Hoboken, NJ: John Wiley & Sons, 2003.

Reiff, Daniel D. Houses from Books: Treatises, Pattern Books, and Catalogs in American Architecture, 1738-1950: A History and Guide. University Park, PA: The Pennsylvania State University Press, 2000.

Rifkind, Carole. A Field Guide to American Architecture. New York: A Plume Book, New American Library, 1980.

R. L. Polk & Co. Laramie City and Albany County Directories. Salt Lake City, UT: R. L. Polk & Co., 1897-1951.

Roth, Leland M. American Architecture: A History. Boulder, CO: Westview Press, 2001.

Sandberg, Curtis. Home for Sale flier for 715 E. Iverson Ave. 2007. (Unpublished).

Starr, Eileen. Architecture in the Cowboy State 1849-1940. Glendo, WY: High Plains Press, 1992.

Stevenson, Katherine Cole. Houses by Mail: A Guide to Houses from Sears, Roebuck and Company. NY: John Wiley & Sons, 1986.

“The John D. Conley House- 718 E. Ivinson Avenue.” National Register of Historic Places Nomination Form, 1980. Wyoming State Historic Preservation Office Cultural Records. UW Archaeological and Anthropological Resource Facility: Laramie, WY.

Triggs, J.H. History and Directory of Laramie City, Wyoming Territory. Laramie: Daily Sentinel Print, 1875.

“University of Wyoming- New Thinking.” University of Wyoming Website. 2006. <<http://www.uwyo.edu>>.

“Wyoming Cultural Sites Inventory Form AB 352- 718 E Ivinson.” Wyoming State Historic Preservation Office Cultural Records. UW Archaeological and Anthropological Resource Facility: Laramie, WY.

“Wyoming Cultural Sites Inventory form AB 1578- 719 E Grand Avenue.” Wyoming State Historic Preservation Office Cultural Records. UW Archaeological and Anthropological Resource Facility: Laramie, WY.

“Wyoming Cultural Sites Inventory form AB 1580- 815 E Grand Avenue.” Wyoming State Historic Preservation Office Cultural Records. UW Archaeological and Anthropological Resource Facility: Laramie, WY.

“Wyoming Cultural Sites Inventory form AB 1581 919 E Grand Avenue.” Wyoming State Historic Preservation Office Cultural Records. UW Archaeological and Anthropological Resource Facility: Laramie, WY.

“Wyoming Cultural Sites Inventory form AB 1595- 703 E Ivinson Avenue.” Wyoming State Historic Preservation Office Cultural Records. UW Archaeological and Anthropological Resource Facility: Laramie, WY.

“Wyoming Cultural Sites Inventory form AB 1596- 805 E Ivinson Avenue.” Wyoming State Historic Preservation Office Cultural Records. UW Archaeological and Anthropological Resource Facility: Laramie, WY.

“Wyoming Cultural Sites Inventory form AB 1619- 812 E University Avenue. Wyoming State Historic Preservation Office Cultural Records. UW Archaeological and Anthropological Resource Facility: Laramie, WY.