

Historic Cultural Properties Inventory (HCPI) Base Form (FORM 1)

Historic Preservation Division, New Mexico Office of Cultural Affairs

For HPD Office use only: HCPI No. District No. NRHP: SRCP: Criteria: A B C D

NAME OF PROPERTY: **Quesnel St 110 - Kibby & Lucille Couse Rental House**
LOCATION OF PROPERTY: **110 QUESNEL**
CITY OR TOWN: **Taos**
COUNTY: **Taos**

LOCAL REFERENCE NUMBER: **2005014**
UTM ZONE:
UTM EASTING:
UTM NORTHING:

DATE OF SURVEY:
2/19/2005
PREVIOUS SURVEY?
Not Available
PREVIOUS SURVEY DATE:
Not Available

NAME OF PROJECT:
2005 CLG Survey

PHOTOGRAPH:
ROLL NUMBER:
FRAME NUMBER:
NEGATIVE LOCATION:



PROPERTY TYPE: **Primary** PHOTOGRAPH VIEW: **north and west elevations**

DESCRIPTION OF PROPERTY:

110 Quesnel Street is a single story Spanish Pueblo Revival style stuccoed adobe residence with a flat parapet. It has remarkable architectural integrity with preserved historic features including a wooden 27-lite fixed window on the north with an exposed lintel/structural beam, and a pair of wooden diagonal slat paneled garage doors on the north as well. An exterior chimney is visible on the west elevation. A single leaf wood panel door on the west elevation provides access to the structure. Other windows include a pair of 4-lite slider units on the west elevation. The massing of the structure is such that it steps toward the south following the topography of the site on which it stands. The site is below street grade and is surrounded on the south and west by picturesque open pasture lands. There are low block and coyote fencing along the north and west sides of the house.

CONSTRUCTION DATE KNOWN? **Yes** SOURCE FOR CONSTRUCTION DATE: **IRVIN W. COUSE**
Virginia Couse Leavitt

CONSTRUCTION DATE: **1939** to **1939**

SIGNIFICANT MODIFICATIONS? **1939-1957 addition on southeast corner**

NOTES ON CONDITION: **Fair**

WHO USES THE PROPERTY?: **single family residential**

SETTING:

Urban

RELATIONSHIP T

IF URBAN SETTING, NATURE OF IT:

COMMENTS ON SURROUNDINGS:

HCPI Base Form (FORM 1)

(Continued)

page 2

Historic Preservation Division, New Mexico Office of Cultural Affairs

LOCAL REFERENCE NUMBER: **2005014**

ADDITIONAL PERSPECTIVE: *(Photo, drawing, footprint, etc.; indicate north arrow when possible)*



NOTES ON ADDITIONAL PERSPECTIVE:

(If photo, include photo info, as in #10)

SURVEYOR BUSINESS NAME:

OWNER OR OTHER KNOWLEDGEABLE PEOPLE:

SURVEYOR FIRST NAME:

IRVIN W. COUSE

SURVEYOR LAST NAME: **Ragins**

SURVEYOR STREET ADDRESS: **9 Stone ridge Road**

IS THE PROPERTY ENDANGERED?: **NO**

SURVEYOR CITY: **Santa Fe**

HOW IS THE PROPERTY ENDANGERED?:

SURVEYOR ZIP CODE: **87505**

SURVEYOR TELEPHONE: **575.995.0852**

SURVEYOR EMAIL:

The building was built by Kibby and Lucille Couse as an income-producing rental property, The Couse family dates the building to 1935. This structure, if it were in the registered historic districts is eligible for designation as "contributing." RRP recommends expanding the historic district boundaries to include this property

SIGNIFICANCE TO CURRENT COMMUNITY: **High**

DESCRIPTION OF COMMUNITY SIGNIFICANCE: **intact architectural integrity and strong historic associations with prominent I**

OTHER INFORMATION OF INTEREST: *(Such as historical, legendary, structural, former ownership, etc.)*

The building was built by Kibby and Lucille Couse as an income-producing rental property, The Couse family dates the building to 1935. This structure, if it were in the registered historic districts is eligible for designation as "contributing." RRP recommends expanding the historic district boundaries to include this property and that which stands to its immediate west. Additional research should be undertaken to determine if it is otherwise eligible for individual listing on the State Register of Cultural Properties or National Register of Historic Places.

Construction Date From: Sanborn Maps

Individual Building Status

IS PROPERTY INDIVIDUALLY LISTED ON A REGISTER?:

INDIVIDUALLY LISTED ON SRCP?: **NO**INDIVIDUALLY LISTED ON NRHP?: **NO**

IF NOT LISTED, IS IT ELIGIBLE?:

IF ELIGIBLE, WHY?:

Building Located In A Special Historic District?IS PROPERTY IN SPECIAL HISTORIC DISTRICT? **NO**

DISTRICT NAME AND STATUS:

Taos Downtown Historic District - SRCP **NO**La Loma Plaza Historic District - SRCP **NO**Taos Historic Overlay Zone - Taos Only **NO****Historic Cultural Properties Inventory (HCPI) Detail Form (Form 2)***Historic Preservation Division, New Mexico Office of Cultural Affairs >>Complete HCPI Form 1 before Form 2<<*For HPD Office use only: HCPI No. District No. LOCAL REFERENCE NUMBER:

NAME OF PROPERTY:

LOCATION OF PROPERTY:

COUNTY: **Taos**

CITY OR TOWN:

DATE OF SURVEY: **1/1/1****ARCHITECTURAL AND CONSTRUCTION DETAILS**STORIES ABOVE GRADE? **N****CONSTRUCTION MATERIAL:**

Not Available

FOUNDATION:

DOES A FOUNDATION EXIST?:

TYPE OF FOUNDATION:

FOUNDATION MATERIALS

FOUNDATION NOTES:

GENERAL: Notes*Details*

stucco cracking at roofline and chimney, parapet needs stucco color coat

EXTERIOR: Notes*Details*

Not Available

ROOF: Notes*Details***Flat Parapet****DOORS: Notes***Details*

pair of wooden diagonal slat paneled garage door

WINDOWS: Notes*Details*

27-lite

**Divided Light
Exposed lintels
Fixed****PORCHES/PORTALES: Notes***Details*

Not Available

CHIMNEYS: Notes*Details*

exterior chimney

EXTERIOR WALLS : Notes

Details

Low block and coyote fencing along the north and west sides of the house. The massing of the structure is such that it steps toward the south following the topography of the site on which it stands.

LANDSCAPING: Notes

Details

Not Available

HCPI Detail Form (FORM 2)

(Continued)

page 2

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LOCAL REFERENCE NUMBER:

OTHER SIGNIFICANT FEATURES *Describe unique features.)*

MODIFICATIONS: *(For each entry, indicate source of the date. Enter "surveyor" if it is your own. If prior survey, give date.)*

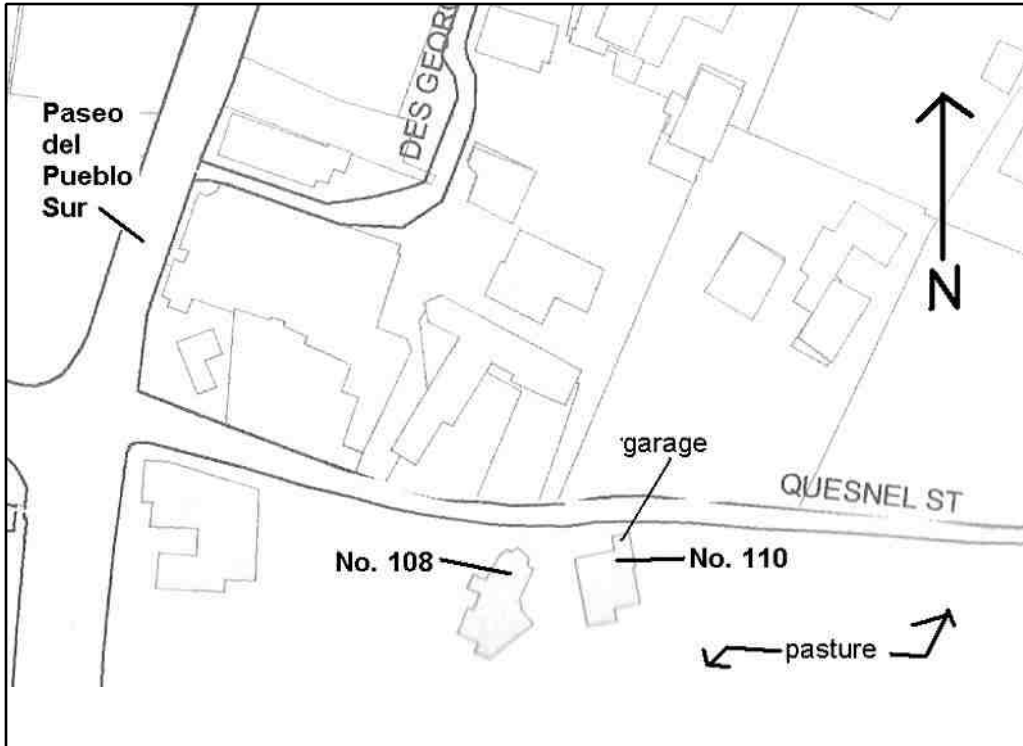
PRIMARY ARCHITECTURAL STYLE:

Spanish-Pueblo Revival

stucco cracking at roofline and chimney, parapet needs stucco color coat

SITE PLAN:

(Include footprint of building, porches and balconies, major landscape features, associated properties, walls, fences, gates, nearby roads, driveways, and north arrow.)



LOCATION OF, AND AVAILABLE DOCUMENTS

(Plans, histories, oral histories, maps, aerial photos, bibliographic references, etc. and where they can be found.)

[Empty box for location and availability of documents]

SITE PLAN NOTES:

Site. Base map provided by Taos GIS. NTS.

ATTACHED OR ASSOCIATED PROPERTIES:

(List and describe. Indicate whether surveys exist for these and provide survey numbers if known.)

DESCRIPTION OF ATTACHED OR ASSOCIATED PROPERTIES

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IF SO, ARE THEY ELIGIBLE FOR LISTING?:

None