

Resource Number: 5BL11283  
Temporary Resource Number: 157508435006

OAHP1403  
Rev. 9/98

COLORADO CULTURAL RESOURCE SURVEY

# Architectural Inventory Form

## Official eligibility determination (OAHP use only)

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

### I. IDENTIFICATION

1. Resource number: 5BL11283
2. Temporary resource number: 157508435006
3. County: Boulder
4. City: Louisville
5. Historic building name: Rappa/DiGiacomo House
6. Current building name: Anderson House
7. Building address: 627 LaFarge Avenue,  
Louisville, CO 80027  
.LaFarge is sometimes spelled La Farge. Alternate address may be: 627 La Farge.
8. Owner name and address:  
Scott Anderson  
3719 N. Seminary Avenue, Chicago IL 60613



### II. GEOGRAPHIC INFORMATION

9. P.M. 6 Township 1S Range 69W  
SE ¼ of SE ¼ of NW ¼ of SE ¼ of section 8
10. UTM reference NAD 83  
Zone 13; 488592 mE 4425146 mN
11. USGS quad name: Louisville, Colorado  
Year: 1965 revised 1994 Map scale: 7.5' X 15' Attach photo copy of appropriate map section.
12. Lot(s): 6 Block: 7  
Addition: Jefferson Place Year of Addition: 1880
13. Boundary Description and Justification: The surveyed area is bounded by LaFarge Avenue on the east, an alley to the west, and property lines to the north and south.

### III. Architectural Description

14. Building plan (footprint, shape): Rectangular plan
15. Dimensions in feet: Length 26 x Width 22
16. Number of stories: One
17. Primary external wall material(s): Aluminum siding
18. Roof configuration: Side gabled roof

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19. Primary external roof material: Asphalt
20. Special features: Fence
21. General architectural description: 627 LaFarge is a modest one-story wood framed house, rectangular in plan and situated on a small mid-block lot. Its primary façade faces east to LaFarge Avenue. The foundation is concrete. Exterior walls are clad with white horizontal steel siding. The main entrance is accessed by three concrete steps leading to a raised concrete stoop. The roof is a side gable, covered with tan asphalt shingles. The eaves are boxed. The roof has an overhang on the eave ends, and a slight overhang on the gable ends. The entrance door is a white panel door with a wooden sash screen door. Windows are wood sash, a variety of single-hung and sliders, painted white with simple wood trim painted green. Larger windows feature horizontally divided lights. There is a side door on the south, accessed by concrete steps up to a concrete stoop. The side door is a white-painted wood door with horizontally divided glass lights.
22. Architectural style/building type: Minimal Traditional
23. Landscaping or special setting features: Jefferson Place Subdivision is a historic residential neighborhood adjacent to downtown Louisville. The subdivision is laid out on a standard urban grid of narrow, deep lots with rear alleys. Houses are built to a fairly consistent setback line along the streets with small front lawns, deep rear yards and mature landscaping. Small, carefully maintained single-family residences predominate. Most of the houses are wood framed, one or one and one-half stories in height, featuring white or light-colored horizontal wood or steel siding, gabled or hipped asphalt shingled roofs and front porches. While many of the houses have been modified over the years, most of the historic character-defining features have been preserved. Although 627 LaFarge was built in the 1960s, it is consistent with these patterns and blends well with the scale and character of the neighborhood. Its front and rear yards contain grass lawns and bark mulch, some raised wooden planters, partial sandstone flagstone pavers, and generally modest landscaping. The front yard is enclosed with a chain-link metal fence on wood framing. The rear yard is enclosed with a wood privacy fence.

The north side of 627 LaFarge is one of several locations in Jefferson Place where a very narrow, ten-foot wide east-west alley existed in the original plat. These narrow alleys were vacated in the 1980s and ownership was deeded to the adjacent owners. The vacated alleys are still visible and mostly used for private off-street parking, as is the case with 627 LaFarge.

24. Associated buildings, features, or objects: There are two outbuildings at the west end of the lot, at to the north-south alley. The outbuildings are very close to each other. The northern one is a 2-car garage with a front gabled brown asphalt shingle roof, white-painted vertical composition siding, a single window on the south wall, and a metal panel garage door with four glass panels. Next to the garage to the south is a storage shed with a front gabled brown asphalt shingle roof, white-painted composition wood panel siding, and two wood casement windows on the south side.

#### IV. ARCHITECTURAL HISTORY

25. Date of Construction: Estimate: ca. 1960 – 1962 Actual: \_\_\_\_\_  
Source of information: Interview with Jean Shaufer, previous owner
26. Architect: Unknown  
Source of information: N/A
27. Builder/Contractor: Unknown  
Source of information: N/A
28. Original owner: Nettie Cardilla Rappa, original owner of current house  
Source of information: Boulder County warranty deed
29. Construction history (include description and dates of major additions, alterations, or demolitions):  
According to Boulder County records, a small, wood-framed two-room cottage was built on this lot in 1905. It is unclear exactly when this cottage was removed. The current house was built at some time between 1960 and

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1962. No major modifications are evident. Building permits for the current garage and shed were issued in 1987.

30. Original location  X  Moved      Date of move(s):

#### V. HISTORICAL ASSOCIATIONS

31. Original use(s): Domestic, Single Dwelling

32. Intermediate use(s): N/A

33. Current use(s): Domestic, Single Dwelling

34. Site type(s): Urban residence

35. Historical background:

This building is part of Jefferson Place, the first residential subdivision in Louisville. However it is not the original house on the lot.

A previous owner of this property, Jean DiGiacomo Shauer, has stated that she recalls that the year of construction for the house at 627 La Farge was 1960.

Boulder County gives 1963 as the year of construction for the house, but the County Assessor cards for 1963 and 1977/78 do not appear to actually state what year the house was constructed. On the 1948 card for a previous house at this location, the Assessor's office made a later notation that the original house was gone. The 1948 assessor's card indicates that the earlier house had been built in 1905 and that it was very small, measuring 16 feet by 20 feet.

Owner Georgette Detrez transferred 627 La Farge to Nettie Rappa in 1962, according to a deed that was recorded with Boulder County in 1962.

Nettie Rappa lived from 1889 to 1972. She was born Nettie Cardilla in either Italy or Colorado (based on two different federal census records) of Italian parents. Prior to purchasing this property, she lived on East St. and Grant Ave. in Louisville. Her husband, Anthony Rappa, died in 1948. By coming to live at this address, Nettie Rappa came to live very close to her granddaughter, Jean Shauer, who was living with her own family about fifty feet away in an apartment at 812 Pine St. in the Jefferson Place subdivision, according to Louisville directories.

Nettie Rappa's granddaughter, Jean Shauer, has stated that her father, Nicholas DiGiacomo, poured the cement in front of the house at 627 La Farge and it likely still displays the handprints of Jean's two children, Maria and Greg. Nicholas DiGiacomo, who was a farmer, coal miner, and real estate developer from a prominent Italian farming family in Louisville, died on December 1, 1962.

Taking into account Jean Shauer's recollection of when the house was built, the warranty deed to the Rappa family recorded in 1962, and the information about Nicholas DiGiacomo and the fact that he died in 1962, it appears that the house was constructed circa 1960-62.

The 1966 Louisville directory confirms that Nettie Rappa was living in this house in 1966.

In 1966, Nettie Rappa transferred the property to her daughter, Lucy Rappa DiGiacomo (1910-2003), and her granddaughter, Jean Shauer. However, according to her granddaughter, Nettie Rappa continued to reside in the house until her death in 1972. In 1985, her daughter and granddaughter conveyed it outside of the family, according to Boulder County property records.

More recent owners included Susan Fischer, Susan and Mark Chapman, Diane Willian, Nancy Schoomaker, Charles and Nancy Conner, and the current owner, Scott Anderson.

36. Sources of information:

Boulder County "Real Estate Appraisal Card – Urban Master," on file at the Carnegie Branch Library for Local History in Boulder, Colorado.

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Boulder County Clerk & Recorder's Office and Assessor's Office public records, accessed through <http://recorder.bouldercounty.org>.

Directories of Louisville residents and businesses on file at the Louisville Historical Museum.

Census records and other records accessed through [www.ancestry.com](http://www.ancestry.com) .

*Green Mountain Cemetery Index to Interment Books, 1904-1925*, Boulder Genealogical Society, 2006.

Archival materials on file at the Louisville Historical Museum, including obituaries for Lucy DiGiacomo (2003) and Nicholas DiGiacomo (1962).

Interview with previous owner Jean DiGiacomo Shaufer conducted by Louisville Historical Commission member Patricia DiGiacomo Seader, December 2010.

Louisville Building Permit files

## VI. SIGNIFICANCE

37. Local landmark designation: Yes  No  Date of designation: NA

Designating authority: NA

37A. Applicable Local Landmark Criteria for Historic Landmarks:

A. Architectural.

- (1) Exemplifies specific elements of an architectural style or period.
- (2) Example of the work of an architect or builder who is recognized for expertise nationally, statewide, regionally, or locally.
- (3) Demonstrates superior craftsmanship or high artistic value.
- (4) Represents an innovation in construction, materials or design
- (5) Style particularly associated with the Louisville area.
- (6) Represents a built environment of a group of people in an era of history that is culturally significant to Louisville.
- (7) Pattern or grouping of elements representing at least one of the above criteria.
- (8) Significant historic remodel.

B. Social.

- (1) Site of historic event that had an effect upon society.
- (2) Exemplifies cultural, political, economic or social heritage of the community.
- (3) Association with a notable person or the work of a notable person.

C. Geographic/environmental

- (1) Enhances sense of identity of the community.
- (2) An established and familiar natural setting or visual feature that is culturally significant to the history of Louisville.

Does not meet any of the above local criteria.

Local Field Eligibility Assessment: Not eligible.

37B. Applicable State Register of Historic Properties Criteria:

- A. The property is associated with events that have made a significant contribution to history.
- B. The property is connected with persons significant in history.
- C. The property has distinctive characteristics of a type, period, method of construction or artisan.
- D. The property has geographic importance.
- E. The property contains the possibility of important discoveries related to prehistory or history.
- Does not meet any of the above State Register criteria.

State Register Field Eligibility Assessment: Not eligible

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 possess 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 (see Manual)
- Does not meet any of the above National Register criteria

39. Area(s) of significance (National Register): N/A

40. Period of significance: N/A

41. Level of significance: N/A National  State  Local

42. Statement of significance: This small house is located in Louisville's first residential subdivision, Jefferson Place. It is an example of a 1960s infill that blends well with the scale and form of historic residences in the subdivision. The first owner of the house, Nettie Cardilla Rappa, was of Italian descent like many of her Jefferson Place neighbors.

43. Assessment of historic physical integrity related to significance: Since its 1960s construction date, the property has not been modified and retains integrity of setting, materials, design, location, workmanship, feeling and association.

**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

Historic District Potential: Jefferson Place is eligible as a State Register and local historic district. There is potential for a National Register historic district. This property is unrelated to the District significance and is non-contributing.

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Discuss: This building is being recorded as part of a 2010-2011 intensive-level historical and architectural survey of Jefferson Place, Louisville's first residential subdivision, platted in 1880. The purpose of the survey is to determine if there is potential for National Register, State Register or local historic districts. Jefferson Place is eligible as a State Register historic district under Criterion A, Ethnic Heritage, European, for its association with European immigrants who first lived here and whose descendants continued to live here for over fifty years. The period of significance for the State Register historic district is 1881 – 1980. Jefferson Place is potentially eligible as a National Register historic district under Criterion A, Ethnic Heritage, European. However it needs data to determine dates of some modifications, and to more definitely establish the significant impacts of various European ethnic groups on the local culture of Louisville. The period of significance of a National Register district is 1881 – 1963. Jefferson Place is eligible as a local Louisville historic district under local Criterion B, Social, as it exemplifies the cultural and social heritage of the community.

European immigrant families flocked to Colorado coal mining communities, including Louisville, in the late nineteenth and early twentieth centuries in search of economic opportunities they could not find in their own countries. Louisville's Welch Coal Mine, along with other mines in the area, recruited skilled workers from western Europe. In the early years before 1900, most of the miners who lived in Jefferson Place came from English-speaking countries.

Immigrants from England brought a strong tradition and expertise in coal mining. The English are widely credited with developing the techniques of coal mining that were used locally, and they taught these techniques to other miners. The British mining culture was instilled in the early Colorado coal mines. English immigrants also brought expertise in other necessary skills such as blacksmithing and chain forging.

Later Jefferson Place residents arrived from Italy, France, Austria, Germany, Hungary, Slovakia, and Slovenia, among other places. The Italians eventually became the largest single ethnic group in Jefferson Place and in Louisville as a whole. About one-third of the houses in Jefferson Place were owned and occupied by Italian immigrants. Italian immigrants left their mark on Louisville in the food and beverage industries. To the present day, downtown Louisville is known throughout the Front Range for its tradition of Italian restaurants. The impacts of the heritage and customs of the other European ethnic groups could be significant, but are not well documented and need further investigation.

If there is National Register district potential, is this building: Contributing \_\_\_ Noncontributing X

46. If the building is in existing National Register district, is it: Contributing \_\_\_ Noncontributing \_\_\_\_\_

The property is not within an existing National Register district.

#### VIII. RECORDING INFORMATION

47. Photograph numbers: 5BL11283\_627LaFarge\_01 through 5BL11283\_627LaFarge\_07

Digital images filed at: City of Louisville, Planning Department

48. Report title: Historical and Architectural Survey of Jefferson Place Subdivision, Louisville, Colorado

49. Date(s): 2013

50. Recorder(s): Kathy and Leonard Lingo, Avenue L Architects, and Bridget Bacon, City of Louisville

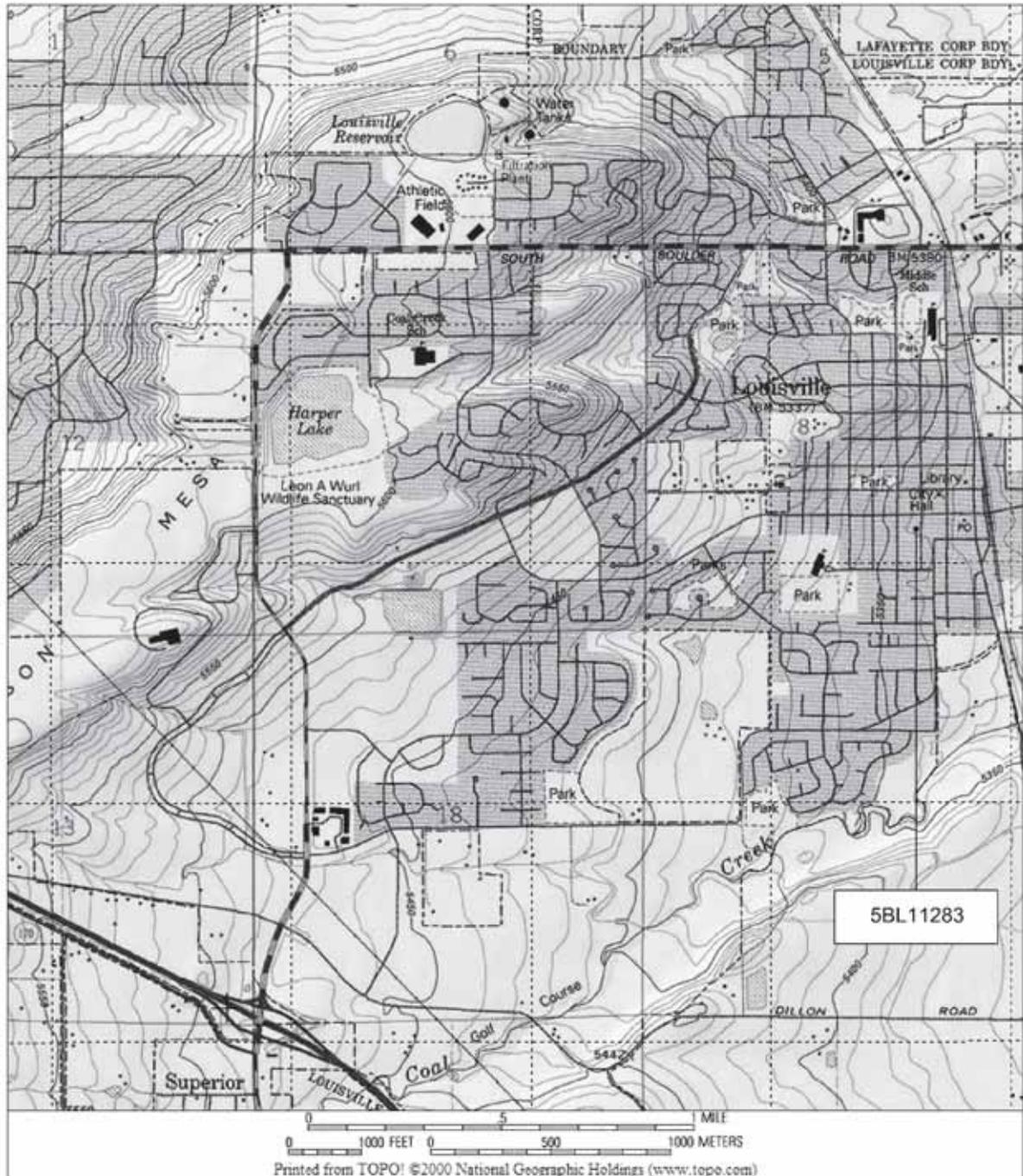
51. Organization: Avenue L Architects

52. Address: 3457 Ringsby Court Suite 317, Denver, CO 80216

53. Phone number(s): (303) 290-9930

NOTE: Please include a sketch map, a photocopy of the USGS quad map indicating resource location, and photographs.

Colorado Historical Society - Office of Archaeology & Historic Preservation  
1200 Broadway, Denver, CO 80203 (303) 866-3395



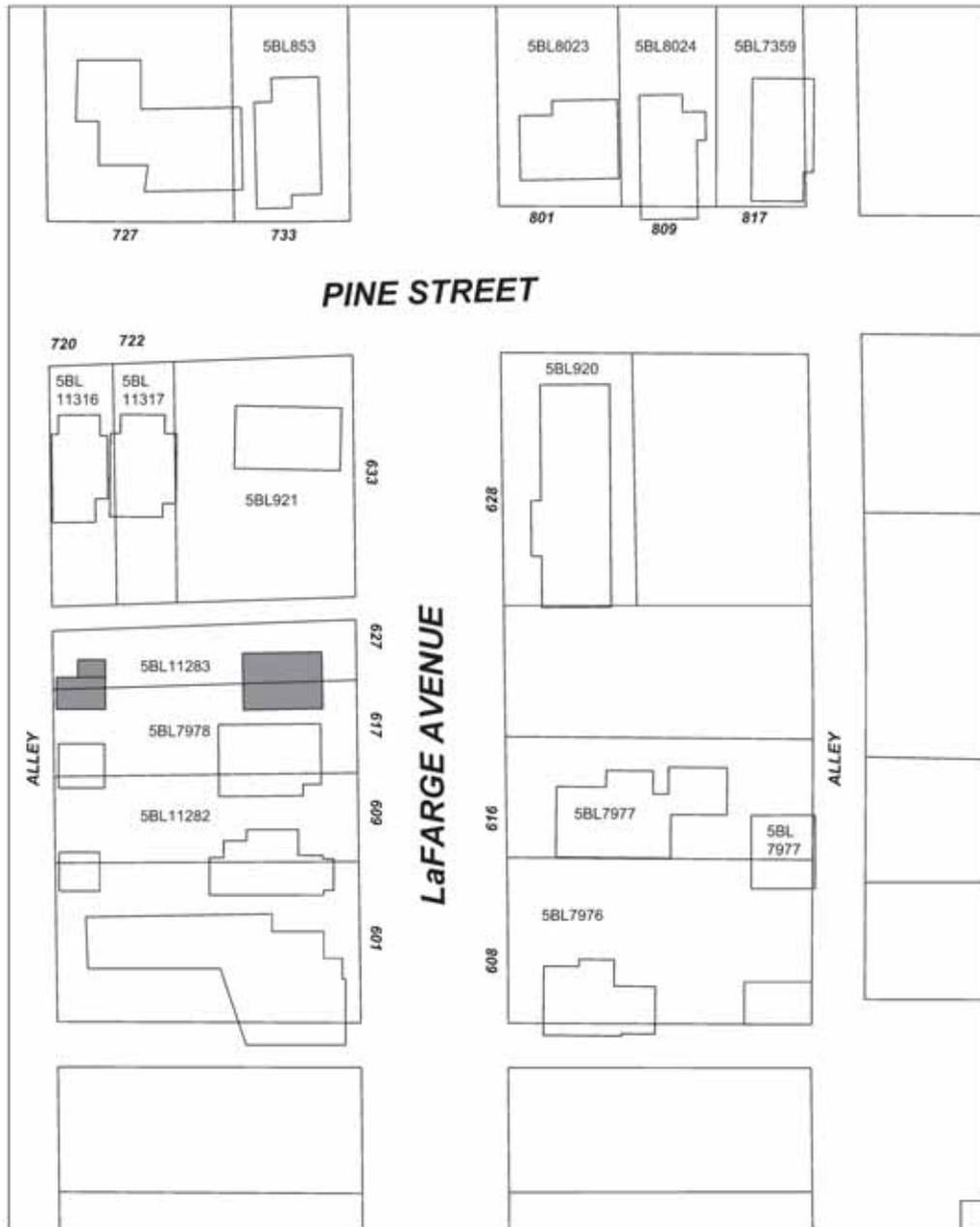
627 LaFarge Avenue, Louisville, Colorado

SOURCE: Extract of Louisville, Colorado  
USGS map, 1994.



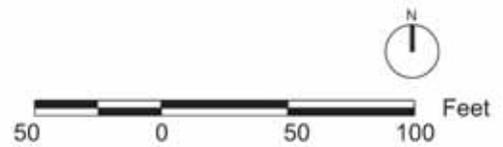
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Architectural Inventory Form  
Site Location Map



627 LaFarge Avenue, Louisville, Colorado

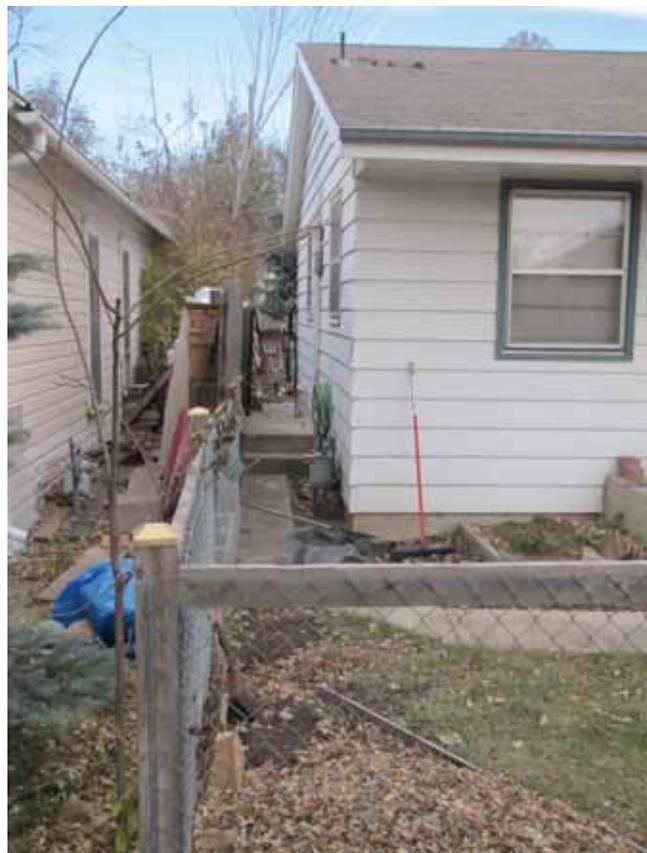
SOURCE: City of Louisville, Colorado  
GIS Files.



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5BL11283\_627 LaFarge East



5BL11283\_627 LaFarge South

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5BL11283\_627 LaFarge North



5BL11283\_627 LaFarge Southwest

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5BL11283\_627 LaFarge Garage West



5BL11283\_627 LaFarge Garage and Shed, West

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5BL11283\_627 LaFarge North

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Boulder County appraisal card, 1963



Boulder County appraisal card, 1977