



HISTORIC SITES INVENTORY

HISTORIC SITE FORM

PARK CITY MUNICIPAL CORPORATION



IDENTIFICATION

Property Name (if any): **Laura Fay House**

Address: **827 Woodside Avenue**

Date of Construction: **c. 1885**

City, County: **Park City, Summit County, Utah**

Architect/Builder: **Unknown**

Tax Number: **827-WS-1**

Current Owner: **Anat Madanes (trustee)**

Legal Description (include acreage): **LOT 1 827 WOODSIDE REPLAT SUBDIVISION; ACCORDING TO THE OFFICIAL PLAT ON FILE IN THE SUMMIT COUNTY RECORDERS OFFICE CONT 2622.89 SQ FT OR 0.06 AC ANAT MADANES TRUSTEE OF THE ANAT MADANES SELF DECLARATION OF TRUST**

STATUS / USE

Original Use: **Single dwelling**

Current Use: **Single dwelling**

Property Type:

Building

Structure

Site

National Register of Historic Places:

Eligible

Ineligible

Listed, Date:

Evaluation:

Landmark Site

Significant Site

Not Historic

DOCUMENTATION

Photographs:

Tax Photos

Prints

Historic

Research Sources:

Sanborn Maps

Tax Card

Census Records

City/ County Histories

Personal Interviews

Park City Museum

Newspapers

Other:

DESCRIPTION

Architectural Style: T/L cottage type / vernacular style

No. Stories: 1.5

Number of Associated Structures: Accessory building(s). # 0 Structure(s). # 0

Condition: Good Fair Poor Uninhabitable/Ruin

Location: Original location Moved (Date: _____, original location: _____)

Materials: (Describe the visible materials)

Exterior Walls: Wood drop siding and fish scale shingles

Foundation: concrete

Roof: Cross-wing roof form sheathed in asphalt shingles

Windows/Doors: Paired two-over-two replacement windows and hexagonal window in gable end

Additions: Major Minor None

Alterations: Major Minor None

Essential Historic Form: Retains Does Not Retain

NARRATIVE DESCRIPTION OF PROPERTY

(Briefly describe the property and its setting. Include a verbal description of the location; a general description of the property including the overall shape, number of stories, architectural style, materials, shape of roof; identify and describe any associated structures; identify any known exterior additions and/or alterations.)

827 Woodside is a T/L cottage that has undergone major changes. The T/L cottage, also known as a cross-wing, is one of the main three house types built during the historic Park City mining era. A large dormer has been added onto the stem wing roof. The cross gable roof is sheathed with composition shingles. The walls are clad with drop-novelty wood siding and the front gable and the outer walls of the dormer are clad with fish scale shingles, which are not original to the house. There is a hexagonal window in the gable of the cross-wing and a pair of two-over-two double hung sash windows beneath. There is another pair of two-over-two double hung sash windows in the dormer addition and one more pair in the porch area to the left of the door, but these are all new. A single double hung window is shown in the c. 1940 tax photo. The door appears to have also been changed since that time, and is now a wood frame and panel door with an upper oval lite. The

porch is covered by a shed extension of the main roof and supported by lathe turned wood posts. The foundation is concrete, as noted on the tax card. The site is informally landscaped and has a stacked stone retaining wall that parallels the sidewalk. Although the overall form remains legible, the cumulative formal and material changes have diminished its historic value.

SIGNIFICANCE

Historic Era:

- Settlement & Mining Boom Era (1868-1893)
- Mature Mining Era (1894-1930)
- Mining Decline & Emergence of Recreation Industry (1931-1962)

Narrative Statement of Significance:

(Briefly describe those characteristics by which this property may be considered historically significant.)

It is unknown when exactly this house was built, and it may have been while the property was under the ownership of the Park City Townsite Corporation or the first individual to possess the property, Laura Fay. The property as it exists today was created in 1904 when Laura Fay sold part of her land to Mary Stout.

Nothing is known of Laura Fay, but Mary Stout, or Mary McFalls, was a resident of Park City. She lived on Woodside Avenue during the 1900 census, but it is not known if it was at this house, or another of the houses that she owned. Her husband Charles died in 1900, leaving her with their four children. She sold this house in 1905 to E.S. Young.

No information could be found on E.S. Young, nor does the house appear on the 1910 census, which occurred while Young owned it, so it is likely that the house was vacant at that time and Young did not reside in park City. The house was next sold to Minnie McKissick.

Minnie McKissick is found on the 1910 census living in another house on Woodside Avenue. She lived there with her husband Charles, who worked in the mines, and their two children. She was born in Germany and emigrated to the U.S. in 1894. They only owned the house for a short time and it is unknown if they actually lived in it. They sold it in 1915 to William Mozetowitz.

William Mozetowitz was a Russian immigrant who came to the U.S. in 1907. He lived at the house with his family at the time of the 1920 census, and worked as a track man for a mine. He and his wife Annie, who was also from Russia, were married in Park City. The house went up for a tax sale in 1920 and came under the ownership of the county.

The 1930 census states that the house was owned and occupied by Mary Lefler at that time, though the title search shows that it did not come under her ownership until 1937. Mary did not work but her son Vernon worked in the mines. She also lived in the house during the 1940 census, and her daughter and son in law lived with her at that time. She transferred the property to Arthur Lefler in 1945, but it is unknown what their relationship was. The property has traded hands several times since the historic period, and is currently owned by Anat Madanes.

REFERENCES

- Boutwell, John Mason and Lester Hood Woolsey. Geology and Ore Deposits of the Park City District, Utah. White Paper, Department of the Interior, United States Geological Survey. Washington: Government Printing Office, 1912.
- Carter, Thomas and Peter Goss. Utah's Historic Architecture, 1847-1940. Salt Lake City: Center for Architectural Studies, Graduate School of Architecture, University of Utah and Utah State Historical Society, 1988.
- Hampshire, David, Martha Sonntag Bradley and Allen Roberts. A History of Summit County. Coalville, UT: Summit County Commission, 1998.
- National Register of Historic Places. Park City Main Street Historic District. Park City, Utah, National Register #79002511.
- Peterson, Marie Ross and Mary M. Pearson. Echoes of Yesterday: Summit County Centennial History. Salt Lake City: Daughters of Utah Pioneers, 1947.
- Pieros, Rick. Park City: Past & Present. Park City: self-published, 2011.
- Randall, Deborah Lyn. Park City, Utah: An Architectural History of Mining Town Housing, 1869 to 1907. Master of Arts thesis, University of Utah, 1985.
- Ringholz, Raye Carleson. Diggings and Doings in Park City: Revised and Enlarged. Salt Lake City: Western Epics, 1972.
- Ringholz, Raye Carleson and Bea Kummer. Walking Through Historic Park City. Self-published, 1984.
- Thompson, George A., and Fraser Buck. Treasure Mountain Home: Park City Revisited. Salt Lake City: Dream Garden Press, 1993.

PHOTOGRAPHS

(Provide several clear historical and current photos of the property.)



Photo 1: 827 Woodside Avenue. East elevation. 2020



Photo 2: 827 Woodside Avenue. Southeast oblique. November 2013



Photo 3: 827 Woodside Avenue. East elevation. November 2013



Photo 4: 827 Woodside Avenue. Northeast oblique. November 2013



Photo 5: 827 Woodside Avenue. East elevation. 2006



Photo 6: 827 Woodside Avenue. in 1995



Photo 7: 827 Woodside Avenue in 1982 (Historic Architectural Survey, 1982)



Photo 8: 827 Woodside Avenue. c. 1941 (Tax Photos, Summit County)

MAPS

(Provide several clear historical and current maps indicating the location of the property in relation to streets or other widely recognized features.)

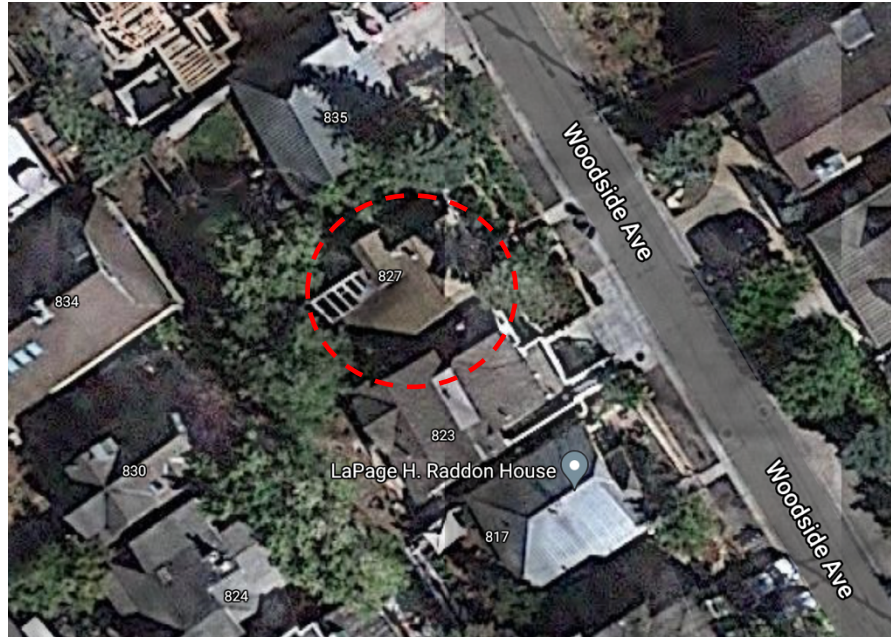
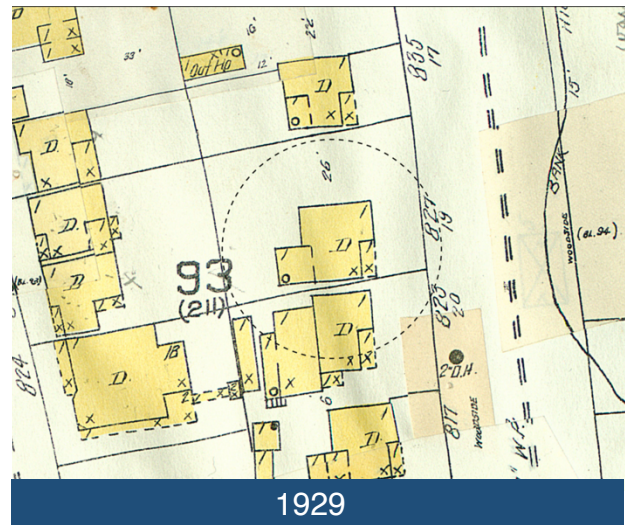
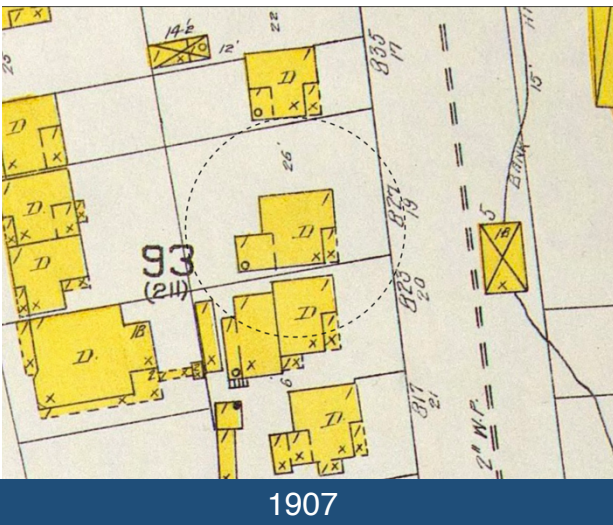
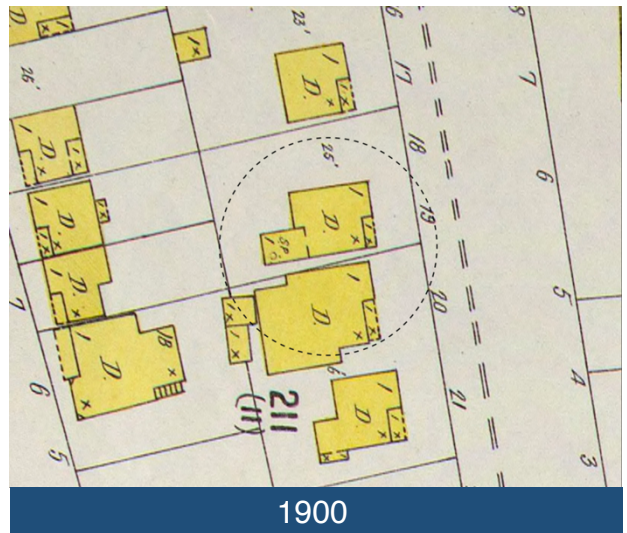
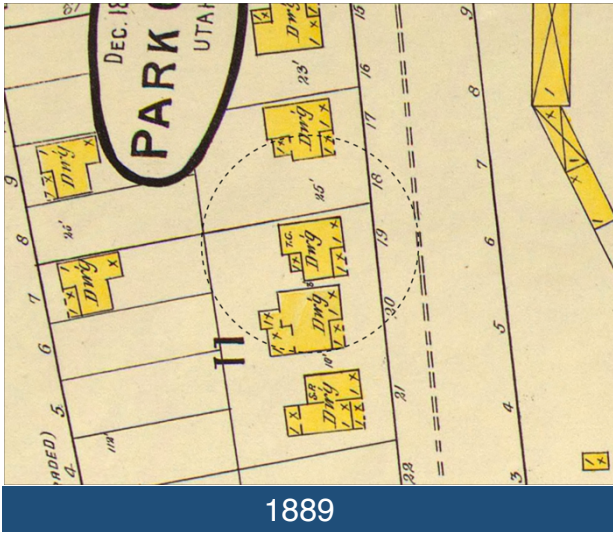


Figure 1: Aerial view showing the location of 827 Woodside Avenue. (ESRI 2020)

Sanborn Maps



TITLE SEARCH FORM

[Obtain information from title abstract books at County Recorder's Office]

Address: 827 Woodside Avenue

City: Park City, UT

Current Owner: Anat Madanes (trustee)

Address: (see historic site form for address)

Tax Number: 827-WS-1 (parent: SA-125)

Legal Description (include acreage): 827 Woodside Sub. (2006) (SA BK11 L7 & S1/2 L8)
(see historic site form for complete legal description)

TRANSACTION DATES	GRANTOR (SELLER)	GRANTEE (BUYER)	TYPE OF TRANSACTION	DOLLAR AMOUNT	COMMENTS
11/14/1883	Geo. G. Snyder	David C. McLaughlin	W		[L4-19]
5/7/1887	David C. McLaughlin	Albert L. Martin	W		"7"
7/30/1887	Albert L. Martin	Mrs. Laura Fay	W		"7"
5/22/1888	David C. McLaughlin	Laura Fay	W		"8, pt. 9"
11/18/1904	Laura Fay	Lucy R. Garvin	Mortg		"7, S1/2 8" [rest of form]
11/21/1904	Laura Fay	Mary A. Stout	W.D.		
11/20/1905	Mary A. Stout	E.S. Young	W.D.		
8/24/1912	E.S. Young	Mrs. Charles McKissick	W.D.		
12/17/1915	Mrs. Minnie McKissick	William Mozetowitz	W.D.		
4/15/1920	County Treasurer	Summit County	A.D.		[1915 Tax Sale]
5/3/1937	Summit County	Mary A. Lefler	Red. Cert.		
2/3/1945	Mary A. Lefler	Arthur Lefler	Q.C.D.		
8/3/1964	Summit County	Gail C. & Maxine Kummer	Q.C.D.		[under 1945-1949 tax sale]
1/17/1974	Gail C. & Maxine Kummer	H.A., Jr., E.E. & R.D. Auth	W.D.		
5/8/1979	Ronald D. Auth, et al	Bud H. Tommesen	W.D.		
7/17/1981	Bud H. Tommesen	Dean Wright & Selena M. Hovey	W.D.		

Researcher: John Ewanowski, CRSA Architecture

Date: 1/7/2015

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TRANSACTION DATES	GRANTOR (SELLER)	GRANTEE (BUYER)	TYPE OF TRANSACTION	DOLLAR AMOUNT	COMMENTS
7/28/1987	Dean W. & Selena M. Hovey	Dixie Barber & Philip Ford	W.D.		
10/13/2005	Dixie Barber & Philip Ford	Amos E. Madanes	W.D.		
8/8/2006	Amos E. Madanes	Anat Madanes (trustee)	W.D.		

Researcher: John Ewanowski, CRSA Architecture

Date: 1/7/2015