



**HISTORIC SITES INVENTORY**  
**HISTORIC SITE FORM**  
 PARK CITY MUNICIPAL CORPORATION



**IDENTIFICATION**

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Property Name (if any): Andrew and Rika Peterson House

Address: 341 Ontario Avenue

Date of Construction: c. 1900

City, County: Park City, Summit County, Utah

Architect/Builder, if known: unknown

Tax Number: PC-451-A

Current Owner: Matthew Day

Legal Description (include acreage): PC 451 LOT 22 BLK 54 PARK CITY SURVEYIQC-534 M200-624 1571-469 1623-622; 0.04 AC

**STATUS / USE**

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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

Non Historic

**DOCUMENTATION**

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Photographs:

Tax Photos

Prints:

Historic

Research Sources:

Sanborn Maps

tax Card

Census Records

City/ County Histories

Personal Interviews

Park City Museum

Newspapers

Other:

## DESCRIPTION

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Architectural Style: hall-parlor type

No. Stories: 1

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

Condition:  Good  Fair  Poor  Uninhabitable/Ruin

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

Materials: (Describe the visible materials)

Exterior Walls: Drop siding

Foundation: Not verified

Roof: Gable roof form sheathed in asphalt shingles

Windows/Doors: Double-hung sash type flanking a center door--near symmetrically placed on primary façade

Additions:  Major  Minor  None

Alterations:  Major  Minor  None

Describe Additions/ Alterations (Dates):

Essential Historic Form:  Retains  Does Not Retain

## NARRATIVE DESCRIPTION OF PROPERTY

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(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.)

341 Ontario is a hall-parlor type house. The hall-parlor is one of the main three house types that were built during the historic Park City mining era, and was the earliest of those three, occurring mostly in the beginning of that period. The gable roof is sheathed with asphalt shingles, and has two small gable dormers placed symmetrically on the front façade and were built between 1940 and 1995. The house is sheathed with drop-novelty wood siding, which appears to be original. The windows on the primary façade are one-over-one double hung sash type and are arranged symmetrically on either side of the door, which is centered on the primary façade. The door itself is a frame and panel wood door that is different than the one shown in the c. 1940 photo. A small oriel window is on the north façade and was built sometime between 1940 and 1995. A full width porch is shown in the early tax photos and on the Sanborn maps, but was slowly modified over time, shown later with simpler roof supports, and finally, in the 2006 photo, removed altogether. The site is on a steep slope with the house being below the grade of Ontario Avenue. A small shed extension exists on the north side of the building, but is currently boarded up. Although the form remains legible, the cumulative formal and material changes have diminished its historic value.

## SIGNIFICANCE

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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.)

This house was built between 1900 and 1907, judging from the Sanborn Insurance maps from those years. Other structures existed in this area previously, shown on the 1889 Sanborn map, but many of them were gone at the time of the 1900 map. It is possible that many of the buildings in this area were destroyed in the fire of 1898. There were two owners of the property from 1900 to 1907, and it is unknown which of them owned the property at the time this house was constructed.

Jennet Decker owned the property from 1888 to 1902, and Andrew and Rika Peterson from 1902 to 1911.

No information could be found on Jennet Decker. Rika Peterson appears on the 1910 census, living on Ontario Ridge (which may have been what this section of Ontario Avenue was called at this time), with her two sons. She was born in Sweden, and immigrated to the U.S. in 1889. The census indicates that she was widowed at this time, and it is assumed that Andrew was her husband, though this is unconfirmed. The house was sold in 1911 to Carl Nilson.

No Carl Nilson exists on any census for Park City, and it is unknown if he ever lived in this house, as no census occurred during the period of his ownership. It is possible that he may have rented out the house. The next owner of the house was Ida Carlson, who obtained it in 1915. She also did not own the house during the time of a census, with her period of ownership ending in 1917, thus it is unknown if she lived in or rented out the house. The next owner was F.J. McLaughlin.

Frank J. McLaughlin appears on the 1920 census, likely in this house, though his address was not recorded on that census. He worked as a postmaster for Park City at that time, and lived in the house with his daughter Gertrude. Prior to becoming postmaster, he had owned his own general store. He sold the house in 1923 to Emma Johnson, and moved away from Park City in 1925.

Emma Johnson appears on the 1930 census for Park City, living on Marsac Avenue with her husband Ancil. It seems they used the house as an income property, as it was being rented at the time of that census by John and Lottie Wallenzian. No information could be found on them. The house was sold to Louis Lindstrom in 1937.

Louis Lindstrom (or Linstrom) occupied this house during the 1940 census, with his wife Florence and their daughter Mary Lou. He was born in Park City, and worked as a miner for the Silver King Coalition mine. He died in

1950, after several months of illness. The house has changed hands several times since that time, and is currently owned by Matthew Day.

## REFERENCES

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- 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.

# PHOTOS

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

*341 Ontario Avenue, Park City, Summit County, Utah*  
*Intensive Level Survey—Biographical and Historical Research Materials*



Tax photo c. 1940















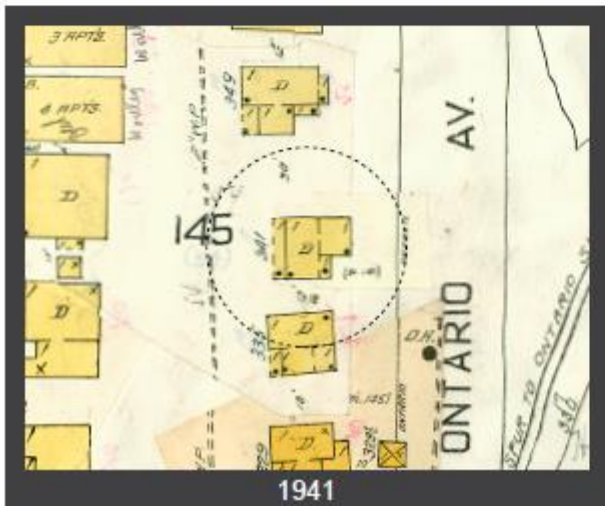
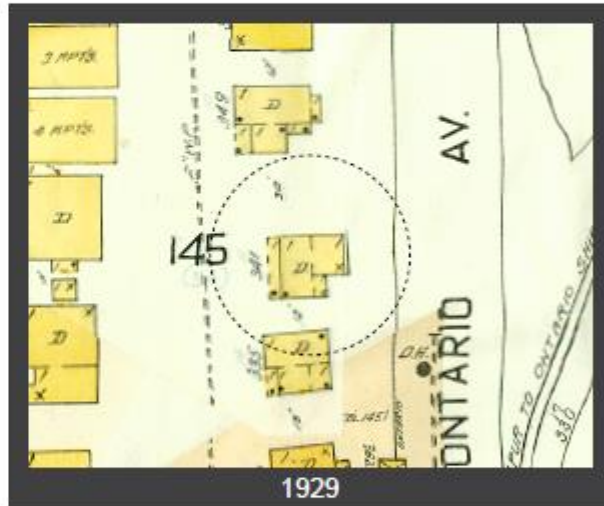
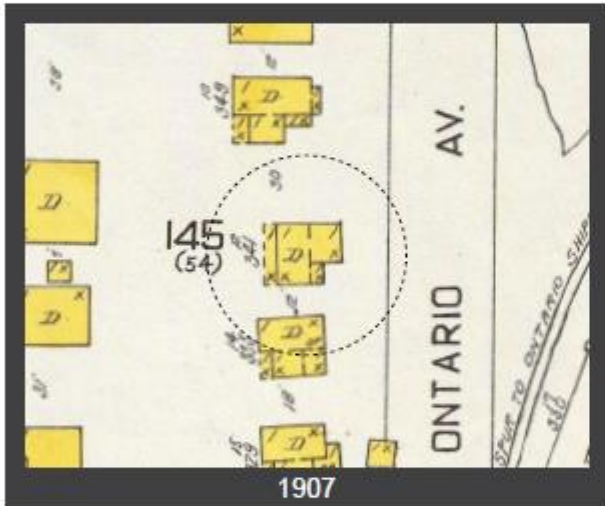
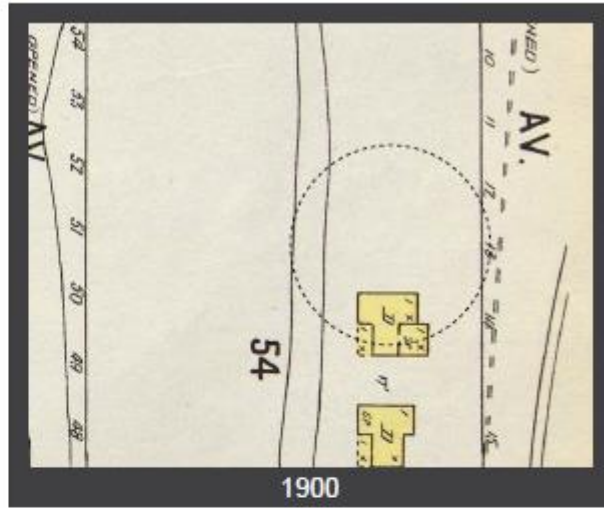
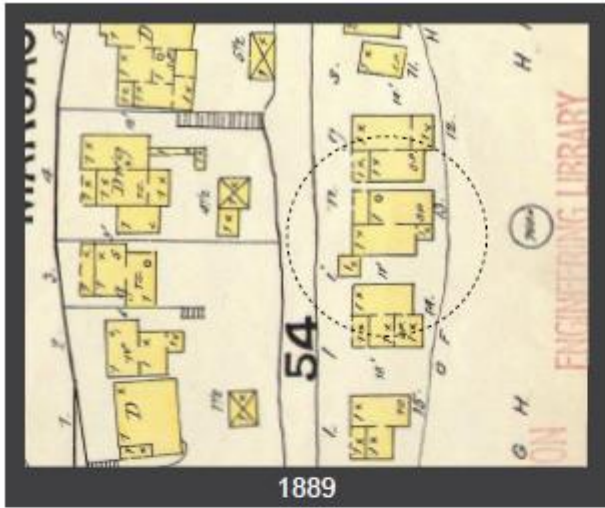


*341 Park Avenue. Northwest oblique. November 2013.*



MAPS

341 Ontario Avenue, Park City, Summit County, Utah  
Intensive Level Survey—Sanborn Map history









DOCUMENTS

**TITLE SEARCH FORM**

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

Address: 341 Ontario Avenue

City: Park City, UT

Current Owner: Matthew Day

Address: (see historic site form for address)

Tax Number: PC-451-A

Legal Description (include acreage): PC BK54 L22 (see historic site form for complete legal description)

| TRANSACTION DATES | GRANTOR (SELLER)               | GRANTEE (BUYER)                | TYPE OF TRANSACTION | DOLLAR AMOUNT | COMMENTS            |
|-------------------|--------------------------------|--------------------------------|---------------------|---------------|---------------------|
| 12/22/1882        | Edwd. P. Ferry                 | David C. McLaughlin            | W                   |               | [L1-7, L18-32]      |
| 4/27/1887         | David C. McLaughlin            | Alonzo B. Richardson           | W                   |               | "22"                |
| 4/11/1888         | A.B. & Annie A. Richardson     | Jenett Decker                  | W                   |               | "22"                |
| 8/8/1902          | Jenett Decker                  | Andrew Peterson                | W.D.                |               | "22"                |
| 6/20/1906         | Andrew Peterson                | Rika Peterson                  | W.D.                |               | "22"                |
| 12/12/1911        | Rika Peterson                  | Carl J.E. Nilson               | W.D.                |               | "22"                |
| 10/21/1915        | Carl J.E. Nilson               | Mrs. Ida Carlson               | W.D.                |               | "22"                |
| 5/2/1917          | Ida Carlson                    | F. J. McLaughlin               | W.D.                |               | "22"                |
| 11/3/1923         | F. J. McLaughlin, widower      | Mrs. Emma Johnson              | W.D.                |               | "21, 22"            |
| 7/23/1937         | Mrs. Emma Johnson              | Louis Lindstrom                | W.D.                |               | "21, 22"            |
| 5/31/1960         | Summit County                  | Helen Colby                    | Tax Deed            |               | "21, 22"            |
| 4/9/1962          | Helen Colby                    | Harold & Benita N. Schindler   | Q.C.D.              |               | "22" [rest of form] |
| 10/13/1981        | Harold & Benita N. Schindler   | William O. & Roberta I. Wagner | Special W.D.        |               |                     |
| 5/29/1986         | William O. & Roberta I. Wagner | Leon Amiel                     | W.D.                |               |                     |
| 9/24/2003         | Leon Amiel                     | Realty Funding Company, Inc.   | W.D.                |               |                     |
| 5/26/2004         | Realty Funding Company, Inc.   | Michael J. Demkowicz           | W.D.                |               |                     |

Date: 5/12/2014

Researcher: John Ewanowski, CRSA Architecture





341 Ontario Avenue, Park City, Summit County, Utah

Intensive Level Survey—Biographical and Historical Research Materials

## F. J. McLaughlin Dies At Home Of Daughter

Last Saturday morning, Frank J. McLaughlin died at the home of his daughter, Mrs. Ben J. Kuban, Brea, California, of causes incident to age. Funeral services were conducted Tuesday in St. Mary's Catholic church, Fullerton, California, with interment at the Holy Sepulchre cemetery.

Mr. McLaughlin was born in Newark, N. J., January 28, 1861, and came to Park City as a young man, where he worked in the Henry Hirschman merchandise store, and later operated a general merchandise store of his own. Then he was Summit county treasurer for several terms and operated the old Dewey theatre.

He went to Ely, Nevada, in 1907, where he worked for the Campton Commercial store, returning to Park City several years later to manage the Welsh, Driscoll & Buck dry goods department store.

He left Welsh, Driscoll & Buck to become postmaster. He moved to Long Beach in 1935, where he operated a grocery store before moving to Brea about a year ago.

A member of the Catholic church he was a past grand counselor in Knights of Columbus and past exalted ruler of Park City Elks lodge, No. 734.

Survivors include 2 daughters, Mrs. Kuban and Mrs. Tessie Weeter, Bakersfield, California, and 3 grandchildren. Four sons died in childhood in this city and his wife died in Ely in 1907.

Park Record 7/20/1944