

Architectural Inventory Form

**Official Eligibility Determination
(OAHF use only)**

OAHF1403

Rev. 9/98

Date _____ Initials _____

- Determined Eligible – National Register
- Determined Not Eligible – National Register
- Determined Eligible – State Register
- Determine Not Eligible – State Register
- Need Data
- Contributes to eligible National Register District
- Noncontributing to eligible National Register District

I. IDENTIFICATION

- 1. Resource number: **5ST.130.13** Parcel number(s):
- 2. Temporary resource number: **N/A**
- 3. County: **Summit**
- 4. City: **Breckenridge**
- 5. Historic Building Name: **Methodist Episcopal Church**
- 6. Current Building Name: **Father Dyer United Methodist Church**
- 7. Building Address: **310 Wellington Road**
- 8. Owner Name: **Father Dyer Methodist Church**
- Owner Organization:
- Owner Address: **P.O. Box 383**
Breckenridge, CO 80424



- | | |
|---|---------------------|
| 44. National Register eligibility field assessment: | Not Eligible |
| Local landmark eligibility field assessment: | Not Eligible |

Architectural Inventory Form

Page 2 of 7

II. GEOGRAPHIC INFORMATION

9. P.M.: **6th** Township: **6S** Range: **77W**
SE ¼ of NW ¼ of NE ¼ of SW ¼ of Section 31
10. UTM reference
 Zone: **13** **410303 mE** **4370977 mN**
11. USGS quad name: **Breckenridge, Colorado**
 Year: **1970; photorevised 1987** Map scale: **7.5**
12. Lot(s): **1, Jordan Camp Subdivision**
 Addition: **Jordan Camp Sub.** Year of addition: **unknown**
13. Boundary description and justification:
This legally defined parcel encompasses but does not exceed the land historically associated with this property.
 Metes and bounds?: Describe:

III. ARCHITECTURAL DESCRIPTION

14. Building plan (footprint, shape): **Irregular Plan**
15. Dimensions in feet: **81' N-S by 56½' E-W overall dimensions**
16. Number of stories: **1**
17. Primary external wall material(s): **Wood/ Horizontal Siding**
18. Roof configuration: **Gabled Roof/ Front Gabled Roof**
19. Primary external roof material: **Asphalt Roof/ Composition Roof**
 Other roof materials:
20. Special features: **Tower**
21. General architectural description:
The Father Dyer United Methodist Church at 310 Wellington Road consists of the historic (1880) church building, which appears to measure approximately 62' N-S (deep) by 30' E-W (across), and a large L-shaped addition which covers most of the original west and north elevations, and which overall measures approximately 48' N-S by 59' E-W. The original church was built on N. French Street, just north of the courthouse, and was moved to this site in 1977, at which time the addition was also constructed. The extant building is supported by a low concrete foundation, and its exterior walls are clad with painted cream white horizontal wood siding, with painted blue 1" by 4" corner boards. The original roof is front gabled, with a tall tower and steeple located near the south (front) end of the roof peak. The addition features a two-story section to the north (rear), covered by a gabled roof, and a one-story section to the west (side), covered by a broadly-pitched saltbox roof. All of the roof forms are covered by asphalt composition shingles, and the eaves are boxed with painted blue and cream white wood frames. The original church features symmetrically-arranged Gothic-arched windows, including one on either side of the enclosed vestibule which is centered on the façade. A set of paired, stained natural brown, wood-paneled doors lead into the vestibule from a wide concrete sidewalk. Modern entry doors lead into the addition on the north and west elevation, and at the west end of the south elevation..

Architectural Inventory Form

Page 3 of 7

22. Architectural style: **Late Victorian/ Carpenter Gothic**
 Building type: **N/A**
23. Landscape or special setting features: **This property is located at the northwest corner of Wellington Road and Briar Rose Lane, near the north end of the Breckenridge Historic District. A large asphalt parking lot is located west of the church.**
24. Associated buildings, features or objects:
Father Dyer Cabin
The Father Dyer Cabin is located approximately 73' west and 13' north of the church's northwest corner, at the north end of the church parking lot. Built in 1880 at the rear of the church at its location on N. French Street, the cabin was moved to this location along with the original church building in 1977. The cabin measures 12' square, and its walls are made of hand-hewn squared logs with dovetail corner notching. The roof is side gabled, and vertical wood planks appear in the upper gable ends. A single wood-paneled door is located at the east end of the south elevation. A single window is located on the east elevation.

IV. ARCHITECTURAL HISTORY

25. Date of construction: Estimate: Actual: **1880**
 Source of information: **Town of Breckenridge**
26. Architect: **Unknown**
 Source of information: **N/A**
27. Builder: **John Lewis Dyer**
 Source of information: **Town of Breckenridge, Department of Community Development files.**
28. Original owner: **Methodist Episcopal Church**
 Source of information: **Town of Breckenridge, Department of Community Development files.**
29. Construction history:
The Methodist Episcopal Church was erected by Father John Lewis Dyer, north of the Summit County Courthouse on N. French Street in Breckenridge in 1880. It stood at that location for nearly a century, until it was moved to its present site in 1977. A large addition was then built onto the church's west elevation in 1978-1979. The cabin was also built by Father Dyer in 1880, reportedly to shelter two young prospectors that he had befriended. It was originally located behind the church on N. French Street, and was also moved to this location in 1977.
30. Original location: **No** Moved: **Yes** Date of move(s) **1977**

Architectural Inventory Form

Page 4 of 7

V. HISTORICAL ASSOCIATIONS

31. Original use(s): **Religion/ Church**
 32. Intermediate use(s): **Religion/ Church**
 33. Current use(s): **Religion/ Church**
 34. Site type(s): **Church**

35. Historical background:

Breckenridge was included in Father John Lewis Dyer's 1862 Blue River Mission. In 1879, he was appointed to Breckenridge again, during the area's silver and lead carbonate boom. He was 67 years old. That fall he purchased a town lot with a cabin and gave half of the lot to trustees to build a church. In the spring of 1880, after raising enough money by subscription to start, Dyer secured lumber from a local sawmill and went to work putting up Breckenridge's first church building. Between August 12th and 15th, friends finished the roof and installed the floor. The first service was held on Sunday, August 22, 1880. So far, the building had cost Dyer \$350.

Dyer's appointment ended in 1880, and Rev. J. F. Coffman finished the church. He ~~also~~ built a small parsonage north of the building, which cost \$400. Coffman also served as the superintendent of schools at that time. At the end of his three-year pastorate, the church building had cost nearly \$1,200 and considerable volunteer labor.

The building began as the Methodist Episcopal Church and measured twenty-five by fifty feet and was sixteen feet high. The building's original location was north of the courthouse, on French Street.

In 1881, Dyer built a cabin up Indiana Gulch near his mining claims. In the vicinity of the cabin, the mining camp of Dyerville (Dyersville) and the Warrior's Mark mine developed. During this time he preached a number of sermons at the church. After finding the church without a minister in 1886, he began preaching every week. Revival and temperance meetings were held during this period. The Widow Van Cott conducted a week of services in 1886. Father Dyer considered the meetings highly successful, and the church was full to capacity at every service. Another revivalist, Miss L. M. White, followed the temperance theme. In her two weeks of services, 113 people signed the pledge. It was two years before Dyer was relieved.

The building's bell and steeple were added in 1890, arched windows in June of 1892, and a vestibule in July of 1905. Dyer made later visits to Breckenridge—1891 to 1892 and 1899. He passed away on June 16, 1901.

Rev. G. E. Tuttle followed Father Dyer's last pastorate. His ministry lasted a year. The pastorate of Rev. Florida Passmore provoked a dynamiting of the church bell and burning of the preacher in

Architectural Inventory Form

Page 6 of 7

42. Statement of significance:

This property was historically significant for its associations with Breckenridge's socioeconomic development during the "Town Phase" and "Stabilization Phase" periods of the town's growth. Because it has been moved, however, and because a large addition has been built onto the original building, it is no longer able to convey a sense of its former significance. The property may be considered ineligible for individual listing in the National and State Registers of Historic Places. It is also ineligible for local landmark designation by the Town of Breckenridge, and it is a non-contributing resource located within the boundaries of the Breckenridge Historic District.

43. Assessment of historic physical integrity related to significance:

This property exhibits a below-average level of integrity, relative to the seven aspects of integrity as defined by the National Park Service and the Colorado Historical Society - setting, location, design, materials, workmanship, feeling and association. The original church building lost its integrity of setting and location, and much of its integrity of feeling and association when it was moved from its original location in 1977. The subsequent construction of a large addition further diminished the original building's physical integrity. The property does not meet the requirements for Criteria Consideration B.

44. National Register eligibility field assessment : **Not Eligible**

Local landmark eligibility field assessment : **Not Eligible**

45. Is there National Register district potential? Yes No **N/A**

Discuss: **This property is located within the boundaries of the Breckenridge Historic District which was listed in the National Register of Historic Places on April 9, 1980.**

If there is National Register district potential, is this building contributing? **N/A**

46. If the building is in existing National Register district, is it contributing **Yes**

VII. RECORDING INFORMATION

47. Photograph number(s):	Breckenridge Phase IV Survey – CD-2; Images 114-121	Images filed at:	Town of Breckenridge 150 Ski Hill Road Breckenridge, CO 80424
48. Report title:	Town of Breckenridge Phase IV Cultural Resource Survey		
49. Date(s):	June 17, 2006		
50. Recorder(s):	Carl McWilliams	Rebecca Waugh	
51. Organizations:	Cultural Resource Historians	Town of Breckenridge	
52. Address:	1607 Dogwood Court Fort Collins, CO 80525	150 Ski Hill Road Breckenridge, CO 80424	
53. Phone number(s):	(970) 493-5270	(303) 629-6966 ext. 142	

Architectural Inventory Form