

COLORADO CULTURAL RESOURCE SURVEY

**Architectural Inventory Form**

(Page 1 of 5)

**I. IDENTIFICATION**

- 1. Resource number: **5ST130.60**
- 2. Temporary number: **N/A**
- 3. County: **Summit**
- 4. City: **Breckenridge**
- 5. Historic building name: **Lewis F. Hilliard House**
- 6. Current building name: **Bubba's Bones BBQ**
- 7. Building address: **110 S. Ridge Street**
- 8. Owner name: **Henry E. Fish, II**  
 Owner address: **2802 Zuck Road**  
**Erie, PA 16506**

**II. GEOGRAPHIC INFORMATION**

- 9. P.M. **6th** Township **6S** Range **77W**  
**NW<sup>1</sup>/<sub>4</sub> of NW<sup>1</sup>/<sub>4</sub> of SE<sup>1</sup>/<sub>4</sub> of SW<sup>1</sup>/<sub>4</sub> of section 31**
- 10. UTM reference  
 Zone **13**  
 Easting: **410229**  
 Northing: **4370532**
- 11. USGS quad name: **Breckenridge, Colorado**  
 Year: **1970 (Photorevised 1987) 7.5'**
- 12. Lot(s): **26, 27** Block: **11**  
 Addition: **Abbott Addition** Year of Addition **1880**
- 13. Boundary Description and Justification: **This legally defined parcel encompasses but does not exceed the land historically associated with this property.**

22. Architectural style / building type:

**Other Style / Front Gabled Pioneer Log Cabin**

**Official Eligibility Determination**

(OAHP use only)

- Date \_\_\_\_\_ Initials \_\_\_\_\_
- \_\_\_ Determined Eligible - National Register
  - \_\_\_ Determined Not Eligible - National Register
  - \_\_\_ Determined Eligible - State Register
  - \_\_\_ Determined Not Eligible - State Register
  - \_\_\_ Needs Data
  - \_\_\_ Contributes to eligible National Register District
  - \_\_\_ Noncontributing to eligible National Register District

**III. ARCHITECTURAL DESCRIPTION**

- 14. Building plan (footprint, shape):  
**Rectangular Plan**
- 15. Dimensions in feet: **1467 square feet**
- 16. Number of stories: **1½**
- 17. Primary external wall material  
**Wood / Log**  
**Wood / Horizontal Siding**
- 18. Roof configuration (enter one):  
**Gabled Roof / Front Gabled Roof**
- 19. Primary external roof material (enter one):  
**Metal Roof**
- 20. Special features (enter all that apply):  
**Porch**

**21. General Architectural Description**

This building is located on the east side of Ridge Street, in the block between Lincoln and Washington Avenues. In its present configuration, the structure consists of the original 1881 log cabin, which measures 13' N-S by 20' E-W, as well as multiple shed-roofed additions. Built as a residence in 1880-1881, the original log cabin features a rectangular plan, and is set back approximately 16' from Ridge Street to the west. The cabin's walls are made of squared whole logs, with flush, square-notched, corners. The cabin is 2½ stories in height, and is covered by a steeply-pitched front gable roof, with corrugated metal roofing material laid over 1x wood decking and log rafters. A painted white decorative bargeboard adorns the roof eave on the facade. A 35-light fixed pane window, and a 10-light fixed-pane window penetrate the first story of the original cabin's facade wall. Above these windows, in the second story, there is a set of paired 1/1 double-hung sash windows, with painted cream white wood frames and surrounds. The shed-roofed additions all appear quite old, and according to the Sanborn maps, apparently date to the 1890s. The additions are all built of wood frame construction, and have vertical and horizontal board-and-batten exterior siding. The main entry door into the building is located at the south end of the west elevation. Here, an unpainted solid wood door opens onto an outdoor dining area which extends along the south side of the building.

**Please see continuation sheet.**

**29. Construction History (include description and dates of major additions, alterations, or demolitions):**

The original portion of this structure was built as a single-story, hewn log cabin, in 1880-1881, as modest residence for William L. and Mary Patterson. By 1886, a second story had been added to the structure. Sanborn Insurance maps reveal that additions had been built onto the structure by October 1890, and that the extant additions had likely been built by January 1896. The footprint of the building and its addition(s) appears the same on Sanborn maps dated January 1896, November 1902, and August 1914.

**23. Landscape or setting special features:**

This former residence is located on the east side of South Ridge Street, in the block between Lincoln and Washington Avenues. This area, one block east of Main Street, is home to a variety of commercial businesses, including several restaurants, and a few private dwellings.

**24. Associated buildings, features, or objects**

**Garage; two Sheds**

**IV. ARCHITECTURAL HISTORY**

**25. Date of Construction:**

Estimate  
Actual **1880-1881**

Source of information:

**Summit County Journal, February 25, 1881;  
Summit County Clerk and Recorder.  
Grantee Record book, December 8, 1880.**

**26. Architect:**

**n/a**

Source of information:

**n/a**

**27. Builder/ Contractor:**

**unknown**

Source of information:

**n/a**

**28. Original owner:**

**Mary and William L. Patterson**

Source of information:

**Summit County Journal, February 25, 1881.**

**30. Original location: yes**

Moved **no**  
Date of move(s) **n/a**

---

**V. HISTORICAL ASSOCIATIONS**

31. Original use(s): **Domestic / Single Dwelling**
32. Intermediate use(s): **Commerce and Trade / Professional (assay office)**
33. Current use(s): **Commerce and Trade / Restaurant**
34. Site type(s): **Restaurant (formerly a residence)**

**35. Historical Background**

Mary and William L. Patterson had this one story, hewn timber residence built between December of 1880 and February of 1881. The house, however, is best known as the home of Lewis F. Hilliard who gained fame as the assayer who cleaned and weighed "Tom's Baby", Colorado's largest gold nugget. The nugget weighed 160 oz. when it was first discovered, and 136 oz. 5 dwt. after its face was cleaned. It was taken out of the Gold Flake mine, on Farncomb Hill near Breckenridge, on July 23, 1887. The nugget is now on display with the John F. Campion Collection at the Denver Museum of Nature and Science.

By August of 1886, a second story had been added to the log structure and it housed an assay office, with a gasoline furnace. In 1887, assayer Lewis F. Hilliard and his wife, Mary M. purchased the structure and made it their permanent home. They lived there, with their two daughters Lilly and Mary. Hilliard was also a Civil War veteran and a member of the Masonic order.

The property remained in the Hilliard family until Mary Hilliard Williams, a daughter, sold the property to Rebecca and Dean Bussart in 1961. Other owners after 1961 include Lester B. and Dean L. Kappelman; Joane G. Gaudreau; Blue River Foods, Inc.; Frank Scott; Lois Campenella; TBI, Inc.; and Henry E. Fish. The early log residence became the Angel's Rest Restaurant in 1973 and the A. R. Restaurant and Bar in 1987. The New York Deli moved into the building in 1993. It has served as the home of Bubba's Bones BBQ since 1996.

**36. Sources of Information**

*Breckenridge Daily Journal*, July 25, 1887.

*Breckenridge Daily Journal*, July 26, 1887.

Sanborn Fire Insurance Maps, dated August 1883, August 1886, October 1890, January 1896, November 1902, and August 1914.

Summit County Assessor, Commercial Property Appraisal Record.

Summit County Clerk and Recorder. Grantee Record book, December 8, 1880.

*Summit County Journal*, February 25, 1881.

---

**VI. SIGNIFICANCE**

37. Local landmark designation:

Yes

No **XX**

Date of Designation: **n/a**

38. Applicable National Register Criteria

**XX** A. Associated with events that have made a significant contribution to the broad patterns of our history;

B. Associated with the lives of persons significant in our past;

**XX** 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;

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:

**Architecture; Commerce; Community Planning and Development**

40. Period of Significance: **1880-1952**

41. Level of Significance:

National:

State:

Local: **XX**

**42. Statement of Significance**

This building is historically significant relative to National Register of Historic Places Criterion A for its association with Breckenridge's evolution as a successful Colorado mining town during the late 1800s and early 1900s. Built as a residence, the building also served as an assay office, and it was here that assayer Lewis F. Hilliard cleaned and weighed "Tom's Baby", Colorado's largest gold nugget, in July 1887. The original log cabin portion of the structure is also architecturally significant, under National Register Criterion C, for its early pioneer log construction. Due to some loss of integrity, the building is probably not individually eligible for listing in the National Register of Historic Places. The property, though (including the secondary structures), has retained sufficient integrity to be eligible for local landmark designation by the Town of Breckenridge. The property may also be considered a contributing resource within the Breckenridge Historic District.

**43. Assessment of historic physical integrity related to significance:**

This building's original historical integrity has been diminished by the construction of multiple shed-roofed additions. These additions, though, are well over fifty years of age, and have achieved some level of historic significance in their own right. The building's integrity was further diminished, by alterations to the facade, when the building was converted into a restaurant in the early 1970s.

---

**VII. NATIONAL REGISTER ELIGIBILITY ASSESSMENT**

44. National Register eligibility field assessment:

Eligible:

Not Eligible: **XX**

Need Data:

45. Is there National Register district potential?

Yes: **XX**

No:

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**

Noncontributing: **n/a**

46. If the building is in an existing National Register district, is it:

Contributing: **XX**

Noncontributing:

**VIII. RECORDING INFORMATION**

47. Photograph numbers:

Roll: **BREC-18**

Frame(s): **15-20**

Negatives filed at: **Town of Breckenridge  
150 Ski Hill Road  
Breckenridge, Colorado 80424**

48. Report title: **Breckenridge Historic District Historical Building Survey**

49. Date: **June 18, 2002**

50. Recorders: **Carl McWilliams** **Rebecca Waugh**

51. Organizations: **Cultural Resource Historians** **Town of Breckenridge**

52. Addresses: **1607 Dogwood Court** **150 Ski Hill Road**  
**Fort Collins, Colorado 80525** **Breckenridge, Colorado 80424**

53. Phone numbers: **970/493-5270** **303/629-6966 ext. 142**

**21. General Architectural Description (continued)**

An old garage is located just to the south of the restaurant's west end. This historic structure measures 11' N-S by 18' E-W, and is supported by a concrete slab foundation. The garage is of wood frame construction, and it is covered by a front gabled roof, with corrugated metal roofing material laid over 1x wood decking and 2x wood rafters. The building's exterior walls are also clad with corrugated metal. A set of paired, diagonal plank doors, side hinged with metal strap hinges, are located on the west elevation.

There are two sheds located behind the restaurant building to the east. The first shed (to the south), perhaps served historically as a chicken house. Now used for storage, this structure measures 16' N-S by 12' E-W, and is supported by a wood timbers on grade foundation. The shed's walls are made of unpainted horizontal wood planks, and horizontal half logs. The structure is covered by a shed roof, with deteriorated rolled brown asphalt roofing material, over 1x wood decking and 2x wood rafters. One plywood-filled window opening is located on the east elevation. A single plywood door, side hinged with metal strap hinges, is located at the west end of the north elevation. This structure is in deteriorated condition.

The second shed (to the north), measures approximately 10' by 10' square. It is supported by a wood timbers on grade foundation, and is of wood frame construction. Asphalt shingle siding exterior wall material, and horizontal wood siding, are fastened to vertical wood plank walls. The roof is a steeply-pitched gable, covered with corrugated metal roofing material, and with boxed eaves. A 4/4 double-hung sash window, with a painted white wood frame and a painted green wood surround, is located on the south elevation. A 1x1 horizontal sliding window is located on the north elevation. A single entry door is located on the south elevation, as well. This structure is in fair condition.