



RESOLUTION 5, 2023
OF THE CITY OF FORT COLLINS
HISTORIC PRESERVATION COMMISSION
RECOMMENDING LANDMARK DESIGNATION OF THE EMMA MALABY GROCERY
PROPERTY,
313 N. MELDRUM ST., AS A FORT COLLINS LANDMARK PURSUANT TO CHAPTER 14
OF THE CODE OF THE CITY OF FORT COLLINS

WHEREAS, it is a matter of public policy that the protection, enhancement and perpetuation of sites, structures, objects, and districts of historic, architectural, archeological, or geographic significance, located within the city, are a public necessity and are required in the interest of the prosperity, civic pride and general welfare of the people; and

WHEREAS, it is the opinion of the City Council that the economic, cultural and aesthetic standing of this City cannot be maintained or enhanced by disregarding the historic, architectural, archeological and geographical heritage of the City and by ignoring the destruction or defacement of cultural assets; and

WHEREAS, the Emma Malaby Grocery Property, located at 313 N. Meldrum St. in Fort Collins (the "Property") is eligible for Landmark designation for the Property's significance to Fort Collins under Standard 1 – Events, Standard 2 – Persons/Groups, Standard 3 – Design/Construction, and Standard 4 – Information Potential, contained in City Code Section 14-22(a); and retaining sufficient historic integrity of Location, Setting, Design, Materials, Workmanship, Feeling, and Association, as described in City Code Section 14-22(b); and

WHEREAS, the Historic Preservation Commission has determined that the Property meets the criteria of a landmark as set forth in Section 14-22 of the code and is eligible for designation as a Fort Collins Landmark; and

WHEREAS, the owner of the Property nominated the Property and consents to landmark designation of the Property.

NOW, THEREFORE, be it resolved by the Historic Preservation Commission of the City of Fort Collins as follows:

Section 1. That the Historic Preservation Commission adopts and incorporates the foregoing recitals as findings of fact and:

1. That the designation of this Property will advance the City of Fort Collins's Policies and Purposes for Historic Preservation; and

2. That the Property is significant under Standard 1 – Events, because it represents two events/patterns in Fort Collins history: (1) the location of grocery stores within a residential setting prior to World War II; and (2) women's history in the area of business through association with

City of Fort Collins Historic Preservation Commission
Resolution No. 5, 2023

multiple women in the Collamer family who ran a business at this location, including Minerva Stoneburner and Emma Malaby, along with their sisters; and

3. That the Property is significant under Standard 2 – Persons/Groups, because it is associated with notable early photographer G.T. Wilkins, who operated a photography studio out of the store building, as well as with the Collamer family, who have been involved in Fort Collins religious, social, and political life for well over a century; and

4. That the Property is significant under Standard 3 – Design/Construction, because it contains one of three remaining false-front stores in Fort Collins, a stacked-plank shed, one of only two remaining examples of stacked-plank construction in Fort Collins, and a rare example of a barn original to and remaining in the boundaries of Fort Collins's original plat; and

5. That the Property is significant under Standard 4 – Information Potential, because it has potential to yield historical archaeological information related to the early to mid-twentieth century due to the known original location of a combined salvage yard and wood pile between the grocery building and barn, a stone-lined well that was filled in prior to 1980, and a likely privy site at the south edge of the property; and

6. That the Property retains a preponderance of integrity to convey its significance under the following aspects: Location, Setting, Design, Materials, Workmanship, Feeling, and Association; and

7. That the owner's desire to protect this historic Property and its resources will be furthered by the Property's status as a Fort Collins Landmark and the accompanying protections and review mechanisms designation confers; and

Section 2. That the Property located in the City of Fort Collins, Larimer County, Colorado, described as follows, to wit:

LOT 3, BLOCK 53, FORT COLLINS
ALSO KNOWN BY STREET AND NUMBER AS 313 N. MELDRUM ST.,
CITY OF FORT COLLINS, COUNTY OF LARIMER, STATE OF COLORADO

be designated as a Fort Collins Landmark in accordance with Chapter 14 of the Code of the City of Fort Collins.

Section 3. That the criteria contained in Chapter 14, Article IV of the City Code will serve as the standards by which alterations, additions and other changes to buildings and structures located upon the above described Property will be reviewed.

City of Fort Collins Historic Preservation Commission
Resolution No. 5, 2023

Passed and adopted at a regular meeting of the Historic Preservation Commission of the City of Fort Collins held this 21st day of June, 2023.

DocuSigned by:

Jim Rose

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Jim Rose, Co-Chair

ATTEST:

DocuSigned by:

Rayana Jones

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Secretary/Staff