

HISTORIC SITE FORM

(10-91)

UTAH OFFICE OF PRESERVATION

1 IDENTIFICATION

Name of Property: **Butt-Pedersen House**

Address: 7059 S. 1700 East

Township: 2 S Range: 1 E Section: 28

City, County: Cottonwood Heights, Salt Lake County, Utah 84121 UTM: 12T 428651 4497356

Current Owner Name: William T. & Frances V. Gore

USGS Map Name & Date:
Draper, Utah Quad, 2011

Current Owner Address: 7059 S. 1700 East
Salt Lake City, Utah 84121

Tax Number: 22-28-201-001

Legal Description (include acreage): COM AT N 1/4 COR SEC 28 T 2S R 1E SL MER S 0°05'23" W 96 FT S 89°58'25" E 148 FT N 0°05'23" E 130 FT N 89°58' 25" W 148 FT S 0°05'23" W 34 FT TO BEG. 0.44 AC

2 STATUS/USE

Property Category

☒ building(s)
☐ structure
☐ site
☐ object

Evaluation

☒ eligible/contributing
☐ ineligible/non-contributing
☐ out-of-period

Use

Original Use: Single Dwelling
Current Use: Single Dwelling

3 DOCUMENTATION

Photos: Dates

☐ slides:
☒ prints: 2016
☒ historic: circa 1967

Research Sources (check all sources consulted, whether useful or not)

☒ abstract of title
☒ tax card & photo
☐ building permit
☐ sewer permit
☐ Sanborn Maps
☐ obituary index
☒ city directories/gazetteers
☒ census records
☐ biographical encyclopedias
☒ newspapers
☒ city/county histories
☐ personal interviews
☒ USHS Library
☒ USHS Preservation Files
☐ USHS Architects File
☒ LDS Family History Library
☒ local library: Whitmore Library
☐ university library(ies):

Drawings and Plans

☒ measured floor plans 1938 1957
☒ site sketch map aerial photograph
☐ Historic American Bldg. Survey
☐ original plans available at:
☐ other:

Bibliographical References (books, articles, interviews, etc.)

Attach copies of all research notes, title searches, obituaries, and so forth.

Broschinsky, Korral. "Selective Reconnaissance Level Survey 2016: Cottonwood Heights, Salt Lake County, Utah." Final Report and Appendices, May 30, 2016. Available at the Utah State Historic Preservation Office.

Stelter, Melt. "Chris Lane: A 'Bit' O'History!" Privately printed 2004.

Polk Directories, Salt Lake City, 1930-2022. Published by R.L. Polk & Co. Available at the Utah State Historical Society.

Pope, Arnold C., editor. *Butlerville, 1847-1967*. Compiled for the Butler Stake 5th Anniversary. Privately printed.

Roberts, Allen D. *City Between the Canyons: A History of Cottonwood Heights, 1849-1953*. United States: Cottonwood Heights City, 2018.

[Salt Lake County Tax Assessor's Cards and Photographs]. Available at the Salt Lake County Archives.

[Salt Lake County Title Abstracts]. Available at the Salt Lake County Recorder's Office.

Salt Lake Tribune, Deseret News. Salt Lake City, Utah, various issues.

United States Census. *Butlerville Precincts, Salt Lake County, Utah, 1900-1950*.

Researcher/Organization: Preservation Documentation Resource/prepared for Cottonwood Heights City

Date: 2022

Building Style/Type: Ranch / Ranch No. Stories: 1

Foundation Material: Concrete Wall Material(s): Brick

Additions: none minor X major (describe below) Alterations: none X minor major (describe below)

Number of associated outbuildings 4 and/or structures 1.

Briefly describe the principal building, additions or alterations and their dates, and associated outbuildings and structures.
Use continuation sheets as necessary.

The *Butt-Pedersen House*, is a Ranch-style house with its wide façade facing west to 1700 East in Cottonwood Heights, Utah. According to the tax assessor's records, the brick-faced Ranch house was built around an existing 1918 frame cottage when the house was remodeled in 1955. There is no visible evidence of the older portion on the exterior. The entire house is faced with an orange brick veneer with wide siding in the gable ends. The foundation is concrete. The roof is sheathed in brown shingles. The house and its property have good historic integrity for the post-war Ranch period. The 0.44-acre parcel included a contributing 1962 brick-faced garage, a larger non-contributing garage built in 1985, two non-contributing shed, and a pool built in 1986, a structure, which although non-contributing supports the overall integrity of the Ranch house site [Map #1].

The original frame cottage, built circa 1918, had footprint measuring 26 by 42 feet. One of the shorter ends featured a nearly full-width porch (probably the north end facing today's Fort Union Boulevard). When the house was remodeled and expanded in 1955, the front entrance was moved to the west elevation under a projecting simple gable, which intersects the main ridgeline running parallel to 1700 East. The porch as a concrete deck and the porch roof is supported on silver-colored wrought-iron posts. The tax cards show an expanded footprint of 27 by 62 feet with the new section, the south 19 feet [Photograph 1, Figure 1]. The tapestry brick veneer is laid in a running bond with flush mortar. There is a small notch at the southeast corner where the back door porch is located. There is a wide brick chimneystack in slightly off-center at the north gable end. The windows are aluminum sliders with brick rowlock sills. The façade features faux shutters [Photograph 2]. On the interior, the house has 1,642 square feet of space on the main floor, which is fairly large even by Ranch-style standards. There are nine rooms, including three bedrooms, a full bath, and large living room with mantel. The older house had a concrete-lined cellar until one-third of the house, but it is not finished.

The *Butt-Pedersen House* is located in the east Union area of Cottonwood Heights. Aerial photographs show the house as one of only a handful of homes along 1700 East.¹ Although there are later subdivisions in the neighborhood, 1700 East was developed slowly over time and displays an eclectic range of housing stock from the 1940s to the 1990s. The Butt-Pedersen House may be the oldest house left on the street. The house's 0.44-acre parcel is located in a notch at the southwest corner of the Canyons Church parking lot. The church property and the house to the south was originally part of the Butt and Pedersen farms and the parking lot is where the chicken coops were located (demolished). There is lawn in the front and back yards; however, most of the land is covered by the four outbuildings and the pool. The oldest is a concrete block double-car garage built in 1962 near the southeast corner of the house. This contributing garage has façade piers with a brick veneer to match the house. Just behind the 1962 garage is a larger concrete block garage built in 1985 [Photograph 3]. This non-contributing garage/workshop measures 30 by 40 with two tall garage doors facing north. North of the house are the two non-contributing storage sheds, one is used as a garage for the north driveway. The non-contributing pool structure (built 1986) is located in the northeast quadrant of the parcel. The front yard has a chain link fence. The back yard has privacy provided by a concrete block fence [Map #2].

¹ The house retains its later historic address of 7059 South. However, two houses to the south have the more grid-accurate addresses of 7021 and 7035.

Architect/Builder: Unknown Date of Construction: 1918, 1955

Historic Themes: Mark themes related to this property with "S" or "C" (S = significant, C = contributing).
(see instructions for details)

<u>C</u> Agriculture	<u> </u> Economics	<u> </u> Industry	<u> </u> Politics/
<u>C</u> Architecture	<u> </u> Education	<u> </u> Invention	<u> </u> Government
<u> </u> Archeology	<u> </u> Engineering	<u> </u> Landscape	<u> </u> Religion
<u> </u> Art	<u> </u> Entertainment/	<u> </u> Architecture	<u> </u> Science
<u> </u> Commerce	<u> </u> Recreation	<u> </u> Law	<u> </u> Social History
<u> </u> Communications	<u> </u> Ethnic Heritage	<u> </u> Literature	<u> </u> Transportation
<u> </u> Community Planning	<u> </u> Exploration/	<u> </u> Maritime History	<u> </u> Other
<u> </u> & Development	<u> </u> Settlement	<u> </u> Military	
<u> </u> Conservation	<u> </u> Health/Medicine	<u> </u> Performing Arts	

Write a chronological history of the property, focusing primarily on the original or principal owners & significant events. Explain and justify any significant themes marked above. Use continuation sheets as necessary.

The *Butt-Pedersen House* does not appear particularly significant or distinctive when compared to other Ranch-style houses in neighborhood. The history of the house, including a possibility of an older house inside, contributes to the historic resources of Cottonwood Heights under Criterion C in the area of Architecture. The property also contributes to the history of the city under Criterion A in the area of Agriculture. The outline of the former Butt-Pedersen farm has been mostly preserved in the parcel belonging to the Canyons Church (former Southern Baptist Southeast Church). The house represents a pattern of transition from subsistence agriculture to suburban development on Poverty Flats, the nicknamed given to the dry bench where the Butt-Pedersen House is located.

Most of Poverty Flats was originally part of the homestead of Daniel Bankhead Freeman, one of a group of African-American slaves brought to Utah by Mormon pioneers. The slaves were freed after the land in Union was found to be unsuitable for raising cotton.² By the time Daniel Freeman's family left Union around 1900, his homestead had been divided several times. Poverty Flats was so named because it was difficult to get water for crops. All of the early landowners dug wells. The property changed hands numerous times before Carl and Nettie Ohlin sold the parcel to Ellen S. Ash in January 1918. Six months later Ellen S. Ash sold the property to J. W. Machin. If the tax record is correct that a house was built in 1918, then John W. Machin was the likely builder. John W. Machin was a house carpenter; however, there is no evidence that he or his wife Sylvia, lived at the house. On the 1920 census, they are living in Salt Lake City. No addresses are provided on the 1920 census of Union and it is unclear if the house was occupied at the time. The Machin family sold the house to J. M. and Clara Tenant in 1922. The Tenants sold the house to Charles C. and Adelaide Seiler in 1924. Apparently, there was a contract of sale to Walter J. Butt in 1924. The Butts were probably the first family to occupy the house full time.

Walter John Butt Sr. was born in Devon, England, in April 1879. Emily Chastey was born in Devon in 1869. Walt and Emily were married in August 1903. She had two children from a previous marriage. Walt immigrated to Utah in 1912. Emily followed in 1913 with their children, three sons and one daughter. On the 1920 census, the family is living in Bingham Canyon where Walt was working as a shift boss for the mines. The family moved to Poverty Flats sometime between 1924 and when the deed to the property was finalized in August 1926. Walt and Emily are listed on the April 1930 census in Union with their two youngest children, daughter, Lilian "Lilie" Elizabeth (born 1908) and son, Walter John Jr. (born in 1912). Walt Sr. was still working for the mines in 1930. Lilie married Leslie Wood in June 1930. The 1940 census shows that Walt Sr. continued as a mine worker while Walt Jr. became a farmer. There was a small orchard on the property and several large chicken coops.

Sometime before 1950, Walt Sr. moved to Murray to live with his daughter, Lilian, and her husband, Albert Davies where appears on the 1950 census (284 W. 6400 South, demolished). Emily and Walt Jr. are still living in the house on 1700 East. Emily Chastey Butt died at Lilian's house on January 1, 1952. Walter John Butt Sr. died one year later, also in Murray, on February 3, 1953. Soon after Emily's death, Walt Jr. sold the Union property to Alfred and Dorothy Pedersen in March 1952. After many years as a single man, Walt Jr. married Alta Lucile Moesser, of Magna, Utah, on November 23, 1953. Walt and Alta lived in Murray and had two children. Walter John Butt Jr. died on October 12, 1991. His obituary states he was an army mechanic during World War II, worked at the Lark Mine, for Murray School District, and Cottonwood Hospital. Alta Lucile Moesser Butt died in 2014.

² Allen D. Roberts, *City Between the Canyons: A History of Cottonwood Heights, 1849-1953*, (United States: Cottonwood Heights City, 2018): 59-60.

—continued—

Alfred and Dorothy Pedersen bought a farmhouse in March 1952 and within three years and remodeled it into a modern suburban Ranch house. Alfred “Al” Lawrence Pedersen was born in Salt Lake City in 1925. His family later moved to a farm in the Chris Lane area of Union. Dorothy “Dot” Eleanor Manning was born in Kaysville, Utah, in 1923. Dorothy’s first husband was Eugene Thomas Randall who she married in 1940. They had three sons before they were divorced (one child died as a toddler). Dorothy married Alfred Pedersen in January 1946. They had five more children, two daughters and three sons. Al was the proprietor of an appliance repair business. The Pedersen family moved to Kelnowa, Canada, in 1963. Alfred died in 1991 and Dorothy died in 2014.

The Pedersen farm was divided and sold in 1964. In the 1960s, the house property passed from the Pedersens to Mack B. and Donna H. McGowan in 1965, and then to Bob Ray and Delores J. Duncombe, in 1968. The Duncombes sold the property to the current owners, William and Francis Gore in 1969.







Photograph 1
West elevation of house. Camera facing east.



Photograph 2
West and south elevations of house. Camera facing northeast.



Photograph 3

East and south elevations of house. Camera facing northwest.

**FIGURE 1****7059 S. 1700 East**

Cottonwood Heights, Salt Lake County, Utah

undated photograph of Butt house and chicken coop
best available copy printed in "Chris Lane"**FIGURE 2****7059 S. 1700 East**

Cottonwood Heights, Salt Lake County, Utah

circa 1957 tax assessor's photograph
courtesy Salt Lake County Archives