

United States Department of the Interior
National Park Service

National Register of Historic Places Registration Form

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in National Register Bulletin, *How to Complete the National Register of Historic Places Registration Form*. If any item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions. Place additional certification comments, entries, and narrative items on continuation sheets if needed (NPS Form 10-900a).

1. Name of Property

historic name Bell & Canant Mercantile – Crossan's M & A Market
other names/site number M.M. Buck & Son; Buck & Moore; Geo. E. Canant General Store; M & A Market / 5RT.3120

2. Location

street & number 101 Main Street

N/A	not for publication
N/A	vicinity

city or town Yampa
state Colorado code CO county Routt code 107 zip code 80483

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, as amended,
I hereby certify that this X nomination ___ request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60.
In my opinion, the property X meets ___ does not meet the National Register Criteria. I recommend that this property be considered significant at the following level(s) of significance:
___ national ___ statewide X local
A. W. T. Deputy State Historic Preservation Officer 5/29/12
Signature of certifying official/Title Date
State or Federal agency/bureau or Tribal Government

In my opinion, the property ___ meets ___ does not meet the National Register criteria.
Signature of commenting official Date
Title State or Federal agency/bureau or Tribal Government

4. National Park Service Certification

I hereby certify that this property is:
___ entered in the National Register ___ determined eligible for the National Register
___ determined not eligible for the National Register ___ removed from the National Register
___ other (explain:)
Signature of the Keeper Date of Action

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5. Classification

Ownership of Property
 (Check as many boxes as apply.)

Category of Property
 (Check only **one** box.)

Number of Resources within Property
 (Do not include previously listed resources in the count.)

<input type="checkbox"/>	private
<input checked="" type="checkbox"/>	public - Local
<input type="checkbox"/>	public - State
<input type="checkbox"/>	public - Federal

<input checked="" type="checkbox"/>	building(s)
<input type="checkbox"/>	district
<input type="checkbox"/>	site
<input type="checkbox"/>	structure
<input type="checkbox"/>	object

Contributing	Noncontributing	
1	0	buildings
0	0	sites
0	0	structures
0	0	objects
1	0	Total

Name of related multiple property listing
 (Enter "N/A" if property is not part of a multiple property listing)

Number of contributing resources previously listed in the National Register

N/A

N/A

6. Function or Use

Historic Functions
 (Enter categories from instructions.)

Current Functions
 (Enter categories from instructions.)

COMMERCE/ General Store

VACANT / Work in Progress

7. Description

Architectural Classification
 (Enter categories from instructions.)

Materials
 (Enter categories from instructions.)

False front commercial

foundation: STONE
 foundation: EARTH
 walls: WOOD

 roof: METAL
 other: BRICK

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Narrative Description

(Describe the historic and current physical appearance of the property. Explain contributing and noncontributing resources if necessary. Begin with a **summary paragraph** that briefly describes the general characteristics of the property, such as its location, setting, size, and significant features.)

Summary Paragraph

The Bell & Canant Mercantile - Crossan’s M & A Market is located in Yampa, Colorado at 101 Main Street, the heart of Yampa’s commercial area. Although the mercantile went through several owners during its initial six years, by the mid-1930s the Crossan family owned the business and continued operating it until it closed in 1964. As one of the earliest mercantiles in Yampa, it continued operating at this site for sixty-one years providing local residents and the surrounding community with essentials including dry goods, groceries, and everyday staples. Today, it is one of only a small number of false front commercial buildings in Yampa and one of only four two-story false front commercial buildings in the town.

Narrative Description

Setting and Location

Located in the south end of Yampa, the Bell & Canant Mercantile - Crossan’s M & A Market building faces west toward Main Street. State Highway 131 is only approximately four blocks east of the building; the highway parallels the Rio Grande Western Railroad and connects the small town of Yampa with the small town of Phippsburg approximately six miles to the north. The building sits at the northeast corner of Main and First streets. Bordering the Bell & Canant Mercantile building to the north is an empty lot, which was the former site of the Bell Mercantile Company, an early rival of the Bell & Canant business. Across the street to the west is a 1903 bank building (now home to the Yampa-Egeria Museum) and to the immediate east is the site where two small frame outbuildings sat until recently; one was used as a coal shed for the Bell & Canant building and the other one was built later and not used in association with the mercantile building. The site of these buildings is not included in the nomination boundary. Evidence of a privy associated with the mercantile has not been found. Further east across a vacant lot is another of Yampa’s false front, commercial two-story buildings, which from the front has a similar characteristic with its centered gable pediment. However, the original exterior siding has been covered or replaced with non-historic siding.

The 1903 Bell & Canant Mercantile - Crossan’s M & A Market is a two-story rectangular building measuring approximately 60’ x 31’ with approximately 3,710 square feet built in the False Front Commercial style.¹ The building sits on wooden beams, which sit on earth and small slabs of stone as the foundation. A concrete sidewalk appears on the west and east sides, where on both sides it meets the original dirt road before transitioning to the asphalt streets. The original building is wood frame construction with white horizontal lap siding on three sides; the north side is simple horizontal boards. On all sides, particularly the north, west and east, weathering has worn the paint off and the bare wood remains with only particles of white paint visible. The building features a front-gable roof partially concealed behind a pedimented gable parapet. The gable roof continues the full length of the building with multiple layers of roofing materials, with the most recent material being metal ProPanels.

West-facing (main) façade

Original storefront windows flank a centrally position double entry recessed door. The main entry is recessed with flared walls leading to a pair of glazed wood doors topped by a transom, which plywood now covers to protect from weather and vandalism. What appear to be the original screen doors cover

¹ City of Steamboat Springs. *Historic Preservation Design Guidelines*. November 2001, p.16.

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the main doors. A muntin appears in the upper section of one of the screens, to create one vertical rectangle over another, while the muntin of the other screen door is absent. Three wood panels appear below the screened area. Approaching the entrance on either side of the doors, in the angled recess, are one-over-one fixed windows. Flanking the entrance recess are the original three-over-three display windows, which have one paneled wood kick plate or bulkhead. Each display window features fixed panes set in a wood frame with mullions. Wood pilasters, topped with scrolled brackets, flank the recessed entry door bay and appear again as they frame the outer edges of the display windows. Currently fiberboard covers the display windows, which contain some missing or broken panes. The original wood canopy overhang and posts are no longer in place but evidence of its original existence remains.

Paired one-over-one double-hung windows with wooden sills, wood surrounds, and slightly projecting wooden lintels appear in the second story over each of the storefront windows. The glass is missing and boards partially protect the openings. A false flat-roofed cornice with a centered gable pediment, which is aligned with the ridgeline and roof pitch, highlights the main facade.² The gable pediment extends outward by approximately 6”, where simple scrolled corbels appear on the cornice at the gable, where the pediment begins, and at the outer edges. Corner boards appear on the main façade and extend to the parapet. A sign reading:

CROSSANS M & A MARKET
GROCERIES & MEATS

remains above the entrance. However, the painted lettering has faded.

North-facing side

On the north-facing side of the building, a wood covered staircase leading to the upper level was removed after 2006 (for eventual rehabilitation). The staircase was wrapped in vertical board finish while the original exterior was horizontal boards. Ghost images of where the staircase was can still be seen. The original four paneled door and vertical wood siding have worn down to bare wood by weather. Plywood now covers the door opening. A small window appears in the second story toward the west façade. A small gable roof appendage appears on the first floor and appears to have been under the staircase. This contained a tank for fuel oil for the heating stove. The lower three feet of this side has been covered with ProPanel in a horizontal fashion. From this side two red brick chimneys are visible at the ridgeline, one at the very east (rear) and the other approximately one-third the way from the west façade. Vertical wood siding clads the north-facing side of a shed roof addition. One small window opening appears in the center of the addition, although plywood now covers the window and the configuration is unknown.

East-facing side

A one-story shed roof addition in an L-shape appears on the east-facing (or rear) side of the building. Vertical wood clads the walls while red asphalt shingles cover the roof. A small window appears in the east-facing side of the addition, however plywood now covers it, and therefore the configuration is unknown. The east-facing side of the main building contains one window opening in the second story, however, plywood covers it, and therefore the configuration is unknown.

South-facing side

On the south-facing side, a small window opening appears toward the front of the second story, with a larger window opening toward the middle. Fiberboard now covers these openings as a means of protection. Additionally, a paneled and glazed door on the main level exists toward the rear of the main

² Thira, Inc. Narrative addendum to the HSA Grant application. Historic Structure Assessment for Crossan’s M&A Market. 2010.

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building; however, fiberboard covers and protects it as well. A small window opening appears in the addition. Horizontally placed ProPanels exist on the lower four feet of the building on this side.

Alterations to the exterior

A 1903 photograph reveals a shed roof addition on the east-facing side, which therefore may have been constructed as part of the original plans or shortly after construction. A concrete walkway and step in front of the store replaced the original boardwalk circa 1950. The original wooden awning was also removed sometime between 1940 and 1952 and the large sign “M & A Market” was also removed at this time from the front of the building. It was then attached above the door on the west side of the building. It was repainted to say “Crossan’s M & A Market”. The paint on that sign is faded, but still legible, although now covered by plywood. Based on the Historic Structure Assessment completed in 2011, the original roof appeared to be shake, with green rolled asphalt roofing laid at some point after construction. The current roof is metal ProPanel, which is the result of a 2011 project. Because of safety issues, the outside covered staircase, which had an entry door on the main façade, was removed in 2010. The original boards are stored inside and the plan is to use the salvageable portions in rebuilding the exterior access to the second floor in the future.

Interior

On the first floor, the original outer-wall shelving and wooden checkout counters remain. Many of the mercantile and produce display stands remain on the premises as do some of the advertising signs from the 1950s-1960s. Additionally, the original wood plank floor remains. The ceiling is lath and plaster finish with a cove molding, which is now covered by fiberboard panels. The original walk-in ice cooler where meat, milk and eggs were kept was converted to a refrigerated cooler in the late 1940s or early 1950s. This walk-in cooler is constructed into the shipping and receiving area, which was located in the shed-roof addition attached to the east gable.³ The overhead track for moving the ice blocks remains in place.

The second floor was only accessible by the exterior staircase. Since the removal of the staircase after 2006, the second floor is now inaccessible. Five chamfered posts support the main second floor girt, also chamfered, that runs down the center of the main floor. At the west end of the second floor is an apartment divided into several rooms including a bathroom with toilet and tub and a circa 1930s hot water heater. The east end of the second floor is unfinished with the roof trusses exposed. The roof trusses are 2” x 4” rafters, 2” x 4” bottom chord, and 1” x 6” knee braces. There is some evidence of water penetration before the present metal roofing was applied.

There are no known alterations to the interior.

Integrity

The Bell & Canant Mercantile – Crossans M & A Market has a high degree of integrity regarding setting, location, association, feeling, design, materials, and workmanship. As an untenanted building for nearly fifty years, it has suffered neglect and deterioration. However, with the exception of the missing awning and the removal of the exterior staircase, the building is intact with its original windows, doors, chimneys, siding, interior wood floors, shelving, overhead ice-moving track, and floor plan as a general merchandise store.

³ Thira Inc. Narrative addendum to the Historic Structure Assessment Grant Application. July 2011.

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8. Statement of Significance

Applicable National Register Criteria

(Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing.)

- A Property is associated with events that have made a significant contribution to the broad patterns of our history.
- B Property is associated with the lives of persons significant in our past.
- C Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
- D Property has yielded, or is likely to yield, information important in prehistory or history.

Criteria Considerations

(Mark "x" in all the boxes that apply.)

Property is:

- A Owned by a religious institution or used for religious purposes.
- B removed from its original location.
- C a birthplace or grave.
- D a cemetery.
- E a reconstructed building, object, or structure.
- F a commemorative property.
- G less than 50 years old or achieving significance within the past 50 years.

Areas of Significance

(Enter categories from instructions.)

COMMERCE

ARCHITECTURE

Period of Significance

1903-1964

Significant Dates

1903

1964

Significant Person

(Complete only if Criterion B is marked above.)

N/A

Cultural Affiliation

N/A

Architect/Builder

unknown

Period of Significance (justification)

The period of significance begins in 1903, the year of construction and opening of the Bell & Canant Mercantile - Crossan’s M & A Market and continues until 1964, the year the store closed. Although the period of significance ends less than fifty years ago, it coincides with the year the market closed and never reopened, and therefore is a logical period with which to conclude it.

Criteria Considerations (explanation, if necessary) N/A

Statement of Significance Summary Paragraph (Provide a summary paragraph that includes level of significance and applicable criteria.)

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Bell & Canant Mercantile – Crossan’s M & A Market is significant under **Criterion A** for *commerce* as a general mercantile in business from 1903 through 1964. Even though its first few years were under several different owners and different names, it always provided a wide variety of meat, groceries, dry goods, clothing and farm supplies to the residents of Yampa and the surrounding areas. The building is also significant under **Criterion C** for *architecture*. It is an excellent example of a two-story False-Front commercial building type with a pedimented gable in the parapet. Character-defining features of this building type exhibited by the mercantile include a front-gabled roof, main façade parapet extending above the roof, rectangular plan, and wood-frame construction. Less common for the False-Front commercial building type is the two-story version.

The building is significant at the local level for both criteria.

Narrative Statement of Significance (Provide at least **one** paragraph for each area of significance.)

Criterion A: Commerce

Bell & Canant Mercantile, later well known as the Crossan’s M & A Market, offered a wide variety of necessary commodities for an isolated community. Markets and general stores were also a center for all who came into the valley; a general store was one of the few places where both men and women of all walks of life met and exchanged ideas. Bell & Canant Mercantile was significant to northwestern Colorado as one of the first general stores in the Yampa Valley and was already in place when the Moffat Railroad first arrived in 1908. During its tenure as a market and general store, Yampa residents and the surrounding areas relied upon it heavily as their source for a wide variety of meats, groceries, dry goods, clothing, and farm supplies. This general store offered the necessities for living in an isolated and remote area, with a population of approximately 400 by 1906. It was an integral part of the cultural and economic heritage of the region, its prominent location on the corner of First Street and Main Street has remained an established and familiar feature for more than one hundred years.

The Bell & Canant Mercantile building interior today expresses the evolution of the customers’ shopping experience. The original 1903 shelves against the walls were where the store displayed merchandise for customers to view, however, the store clerk was responsible for retrieving the merchandise per the customers’ request. As the grocery industry and general shopping experience evolved, by the 1940s the owners built bins for produce and shelving around which a customer maneuvered a small shopping cart and retrieved many grocery items themselves. Many of the circa late 1930s -1950s bins and shelves remain in the building.

Criterion C: Architecture

The Bell & Canant Mercantile - Crossan’s M & A Market is also significant under **Criterion C** in the area of *architecture* as an excellent example of a false-front, two-story, commercial building. Its gable roof is partially concealed behind the two-and-a-half-story clapboarded façade with a central pediment that is aligned with the ridge and pitch of the roof. The main front entrance has a recessed entry flanked by two storefront windows. Yampa has several buildings remaining from the late 1800s and early 1900s, but this building is the best example of a two-story commercial building with the least amount of change. It is the only two-story commercial building that has not been altered in southern Routt County. It appears very much as it did more than 100 years ago and has a high degree of integrity.

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False front commercial buildings are iconic of the early western frontier towns and commonly appeared in early Colorado mining settlements and towns of the late nineteenth century and early twentieth century. Yampa continues to have a small number of false front commercial buildings, reflecting the town founders’ appreciation of this type of building. Bell & Canant is one of four false front commercial buildings containing two stories; however, it has the highest degree of integrity. Two of the other two-story false front commercial buildings have non-historic siding and the third was built in 1940 and clad in asbestos siding.

Developmental history/additional historic context information (if appropriate)

Yampa Settlement

In 1861 Louis Berthoud and Jim Bridger were hired to survey a wagon road from Denver to Salt Lake City. In an article for *The Rocky Mountain News*, Berthoud wrote: “Indeed nature here seemed still so new, so fresh in creation, that we in imagination appeared to be the first human tenants; and from each poplar grove the wood nymphs, the dryads of antiquity, still remained and peeped at us shyly, indeed the name for this park suggested by Governor Gilpin is very appropriate – Egeria.” The nymph Egeria was a mythical companion and advisor of Numa, the legendary second king of Rome.⁴

Egeria Park included the Valley from the area that is now Toponas, Colorado north to what is now Phippsburg, Colorado. The area around Toponas became Upper Egeria. The land surrounding Yampa and Phippsburg became Lower Egeria. The town now known as Yampa first used the name of Egeria, with the Egeria Post Office established in 1883.

Euro-Americans did not permanently settle Egeria Park until after the U. S. government relocated the Yamparicas band of the Ute tribe (also referred to as the White River Utes, now the Northern Utes) to the Uintah-Ouray Reservation in Utah in 1881.⁵ The Yamparicas made winter camp in the Yampa region prior to Euro-American settlement. However, several Euro-Americans had spent time during the summers and fall in the area in between 1879 and 1881. According to Don Whipple, an early settler of the area, “In the winter of 1879 there were several of us who wintered in Egeria up until Christmas and then moved to Rock Creek for the balance of the winter.”⁶

The residents of Egeria adopted the name Yampa after the town of Craig stopped using the Yampa name. Not only was there an abundance of Yampa plants (*Perideridia gairdneri* subsp *borealis*) in the area, but it recognized the previous inhabitants.⁷ The name of the town became official when the post office was established in 1894.⁸

⁴ Jan Leslie, Anthracite, Barbee and Tosh. *The History of Routt County and Its Post Offices*. Walnut Street Publishers, Hayden, Colorado. 2005. p. 46.

⁵ “*Southern Ute Tribe: History of the Southern Ute*” from Southern Ute Tribe website at: www.southernute-nsn.gov/history last accessed April 4, 2012; Virginia McConnell Simmons *The Ute Indian*. University of Colorado Press, Boulder, Colorado, pp 16, 196.

⁶ Whipple, Don Wilmer (Billy). Letter to the *Steamboat Pilot* “More Early History of Egeria Park”. September, 1941.

⁷ The plant name is derived from the Ute Indian tribe Yamparicas (also referred to as the White River Utes), which inhabited the Colorado Yampa River Valley. The Indians ate the root of this plant, which they considered a delicacy.

⁸ Leslie, p.71.

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In anticipation of the railroad reaching the Yampa Valley, (the permanent survey was completed as far as the town of Yampa in the spring of 1903) the town of Yampa was touted as the gateway to the Flat Tops Wilderness Area, which is approximately ten miles west of Yampa. Entrepreneurs from both the cities and the mining towns flocked to the area.⁹ During 1903 about forty buildings were erected in town. This building boom included all the necessary establishments to create a community among them, general stores, grocery stores, saloons, livery stables, blacksmith shops, a drug store, a church, real estate firms, insurance agencies, a bank, and a newspaper.¹⁰ By 1904 there were at least three general stores and two meat markets.

Bell and Canant

The *Steamboat Pilot* noted in April 1903, “The Bell Bros. (Samuel M. Bell and Edward Bell) arrived in Yampa last week and are making preparations to start their new store.”¹¹ In March 1903, the partnership of Bell and Canant bought four lots in the Norvell Addition in Yampa, the site of the nominated property.¹² “These two men came from Cripple Creek, Colorado where they were very involved in town politics, including, Edward Bell serving as sheriff. After the business started Edward remained in Cripple Creek as sheriff for an unknown time. The Bell brothers were also involved in Cripple Creek mining and operated a mercantile store in Cripple Creek prior to opening the one in Yampa.¹³ They partnered with George Canant to operate the mercantile business.

By November of 1904, the Yampa store had changed: “The firm of Bell & Canant has been reorganized and will hereafter be known by the name of ‘The Bell Mercantile Co.’”¹⁴ This establishment advertised itself as: “dealers in general merchandise, furniture, and paints. Hay and grain. Live stock Brokers”. The building was operated in this fashion until the Bell brothers sold the building to M. M. Buck and Son in 1906.¹⁵ The Bells had already built a larger building on the adjoining lots to the north. Samuel and Edward Bell ran the new store in competition with the other general merchandise stores in town, until the railroad arrived at the coalfields in Oak Creek, Colorado.

Entrepreneurs and businessmen first and foremost, Edward and Samuel Bell moved their business closer to the coal mines and started the town of Oak Creek. They owned and platted the land for the town, which some wanted to call “Belltown”. This location was a ‘free town’ not owned by the coal mines, as most of the mining towns were. The Bell brothers built the Oak Creek Opera House and Samuel Bell became the mayor. When he died in April 1922, his obituary read: “Flags flew at half mast in Oak Creek this week as a last honor to Samuel M. Bell, mayor of the town, who died Tuesday at the Oak Creek hospital. His death followed an operation for appendicitis...”.¹⁶ Edward Bell had expanded his ventures as well: “The death of Edward Bell occurred at a Denver hospital last Friday (November 1931)...At the

⁹ Morning, Chas. A. “Early Experiences at Yampa and Hahn’s Peak” *Steamboat Pilot*-Golden Anniversary Edition. July 27, 1934. P. 11.

¹⁰ *Steamboat Pilot*, Special Spring Edition. March 2, 1904.

¹¹ *Steamboat Pilot*. Steamboat Springs, Routt County. April, 1, 1903.

¹² *Steamboat Pilot*, Yampa Correspondent, March 21, 1903.

¹³ *Morning Times* (Cripple Creek, El Paso County); Jan. 1, 1899; p. 7.

¹⁴ *Yampa Leader*. Yampa, Routt County. November 5, 1904.

¹⁵ *Yampa Leader*. March 24, 1906.

¹⁶ *Routt County Republican*, Routt County, Colorado July 11, 1913; *Oak Creek Times*, Routt County, Colorado. April 29, 1922.

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time of his death he was the president of the Bell Lumber company and also of the Bell Mercantile company.”¹⁷

Buck & Son

In 1906 M. M. Buck and Son acquired the store with the *Yampa Leader* noting their purchase of the “building on the corner opposite the Bank of Yampa ... having it remodeled and will move in when it is ready.”¹⁸ The Buck family arrived from the town of Hooper, Colorado, where in 1899 the local newspaper noted: “W. C. Buck now has his father associated with him in the general merchandise business under the firm name of Buck & Son”.¹⁹ The Bucks had visited Yampa earlier and declared that it was the “Land of Milk and Honey.” Apparently, they fully believed this as they moved to Yampa and became completely involved in the community. They advertised: “Dry goods, shoes, hats and gloves. We run a first-class meat market. You can get the best in fresh meats, fruits, vegetables, and the best of everything in groceries.”²⁰ They offered children’s shoes, hats and gloves priced between ten cents and \$2.25.

With a population of 482, the town of Yampa was incorporated on April 17, 1906²¹. The first permits were issued July 5, 1906 and went to Buck & Son for selling meat; George E. Canant for the Bell Mercantile Company (the competitor next to the building subject to this nomination); and Burnside & Hergott, Smith & Hight, and Lewis & Weaver, all for liquor sales.²²

M. M. Buck sold his share of the business to H. E. Moore in 1908. Buck’s son, W. C. (William) Buck, retained his portion of the business and the store became the “Buck and Moore”.²³ The local news had this to say: “The post office building and the Buck and Moore’s store building are resplendent in new coats of paint.”²⁴ At that time H. E. Moore had a slaughterhouse located about 1 ½ miles north of Yampa. Moore with the help of Tom Laughlin planned on furnishing all the beef and pork that the store needed.²⁵

George Canant

In the spring of 1909, George Canant once more bought the building that he had previously shared with the Bell Brothers: “George E. Canant has purchased outright the stock of Buck and Moore, and is now the ‘Geo. E. Canant General Store’”.²⁶ The store continued to sell a complete line of general merchandise, but “high quality meat”, butchered at Albert Bird’s slaughter house, became one of his specialties.²⁷ The store became an agent for Beatrice cream separators that Canant advertised in the February 12, 1912, edition of the *Yampa Leader* as: Beatrice cream separators “which is good as the best, and cheaper than all the others, quality considered.” The newspaper ads sometimes referred to it as “Canant’s on the Corner.”

¹⁷ *Oak Creek Times*. “Pioneer Merchant of Oak Creek Dies in Denver, Edward Bell Passed Away Suddenly While in Denver.” November 19, 1931.

¹⁸ *Yampa Leader*. March 24, 1906.

¹⁹ *The Hooper Tribune*. April 7, 1899.

²⁰ *Yampa Leader*. 1906.

²¹ Yampa town records.

²² *Steamboat Pilot*. Section D, “Birth of a Town”. p. 46. May 9, 1991.

²³ *Yampa Leader*. February 14, 1908.

²⁴ *Yampa Leader*. November 28, 1908. P.8.

²⁵ Moore, Francis. Interview with R. Herold. 2004.

²⁶ *Yampa Leader*. February, 26, 1909.

²⁷ Moore, Francis. Interview. 2004.

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From 1903 until 1930, there was a very fluid mix of stores in Yampa. The owners occasionally invested in more than one business. For example, George Canant owned part of the Bell Mercantile at the same time he owned an interest in a general store on Moffat Avenue.²⁸ Also a store that specialized in fresh vegetables occasionally changed its specialty to meat depending on availability and the owners. George Canant maintained and ran the store until his death in 1930. His daughter (Marie Canant Copeland) sold the store to Howard Allen and Joe Montgomery in 1935.²⁹

M & A (Montgomery and Allen)

Joe Montgomery and Howard Allen changed the name of the store to the M & A Market, but continued selling general merchandise. This partnership continued until 1936 when a "Quit Claim Deed" passed from Joseph Montgomery to Howard Allen. Robert Crossan (Howard's brother-in-law) bought Montgomery's share.³⁰

At that time, the store truly became a family enterprise, Lula Crossan Allen and Florence Crossan helped their husbands in the store, working as both clerks and bookkeepers. Lula Egeria Crossan Allen was the "first white child born in Egeria Park."³¹ Lulu continued the "firsts" as she was in the first graduating class at Yampa High School.³²

Through the years, many different people rented the upstairs apartment from the different owners. About 1943 when he was in high school, Ed Farrington said he made \$4 or \$5 dollars a month carrying coal and wood up the stairs for Mr. Simms, the superintendent of the school.³³ Mrs. Simms had a clothes line for drying the weekly wash stretched from the top landing across to the building next door, a span of about 15 feet.

Another resident had this to say about the market:

One of the things I remember about the M & A Market in the late 1940s is trading eggs for groceries. At that time, my mother would get 100 baby chicks each April. This meant there would be about 50 roosters to butcher during haying and she would keep the pullets for laying hens. Having young chickens meant there would be eggs most of the winter. She would trade the eggs that we didn't eat for other groceries at Crossan's store. Howard Allen and Bob Crossan were always very good about extending credit to the ranchers in the area. When the livestock were sold in the fall, the ranchers would then go into the store and pay whatever they owed.³⁴

By 1950 only two general stores remained. In 1952 Howard Allen sold his interest in the store to George C. Crossan, the son of Bob and Florence Crossan.³⁵ At that time, the name, Crossan's M & A Market was coined. Bob and his wife, Florence, with the help of their son, George, continued to manage the store until 1964 when Bob decided it was time to retire; at that point the building was put up for sale. The general store and mercantile business were closed. When Crossan's closed in 1964, one general

²⁸ *Yampa Leader*. Ads. 1904.

²⁹ Routt County Abstract. May 17, 1935.

³⁰ Routt County Abstract. 1936.

³¹ Crossan Family. Pioneer of South Routt County. Unpublished manuscript. p. 9.

³² *Steamboat Pilot*. Section D, "Birth of a Town". p. 46. May 9, 1991.

³³ Ed Farrington. Interview with Wendy Moreau, Yampa Colorado. July, 2011.

³⁴ Rita Herold, Unpublished manuscript. July, 2010

³⁵ Routt County Abstract. 1952.

Bell & Canant Mercantile – Crossan’s M & A Market
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mercantile remained in town. The next closest place to buy milk, eggs, bread or other staples was ten miles away. Joe Montgomery, who owned the rival general store, bought the building and used the space for storage. It remained in the Montgomery family until 2006 when the Town of Yampa purchased the building. Today there remains only one general mercantile in the small town of Yampa, which now has approximately 429 residents.

Bell & Canant Mercantile – Crossan's M & A Market
Name of Property

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9. Major Bibliographical References

Bibliography (Cite the books, articles, and other sources used in preparing this form.)

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Crossan Family. Pioneer of South Routt County. Unpublished and undated manuscript.

Federated Commercial Clubs of Northwestern Colorado. "Imperial Empire-Northwestern Colorado". Supplement to the *Steamboat Pilot*. June 18, 1924.

Herold, Rita. 'South Routt History'. Unpublished manuscript prepared for CNCC. 2004.

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Hooper Tribune – Hooper, Colorado

Leslie, Jan. Anthracite, Barbee and Tosh, *The History of Routt County and Its Post Offices*. Walnut Street Publishers, Hayden, Colorado. 2005.

Moore Francis. 'Incidents from My Memory' unpublished manuscript. 1991.

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Morning, Charles. A. "Early Experiences at Yampa and Hahn's Peak," *Steamboat Pilot*-Golden Anniversary Edition. July 27, 1934. P. 11.

Oak Creek Times – Oak Creek, Colorado

Routt County Abstracts, Steamboat Springs, Colorado

Routt County Republican – Hayden, Colorado

Simmons, Virginia McConnell *The Ute Indian*. University of Colorado Press. Boulder, Colorado, 2000.

Southern Ute Tribe: History of the Southern Ute" from Southern Ute Tribe website last accessed April 4, 2012 at: www.southernute-nsn.gov/history

Stanko, Jim, Sureva Towler and Judy Seligson. *The Historical Guide to Routt County*. Steamboat Springs, CO: Tread of Pioneers Museum, 1979.

Steamboat Pilot- Steamboat Springs, Colorado

Thira, Inc. The Crossan's M & A Market Application for Local Historic Designation. January 2008.

Thira, Inc. The Crossan's M & A Market Historic Structure Assessment, September 23, 2011, on file with the Office of Archaeology and Historic Preservation, Denver, Colorado.

Bell & Canant Mercantile – Crossan’s M & A Market
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Yampa Leader-Yampa Colorado.

Yampa Town Records—Yampa, Colorado.

Previous documentation on file (NPS):

- preliminary determination of individual listing (36 CFR 67 has been requested)
- previously listed in the National Register
- previously determined eligible by the National Register
- designated a National Historic Landmark
- recorded by Historic American Buildings Survey # _____
- recorded by Historic American Engineering Record # _____
- recorded by Historic American Landscape Survey # _____

Primary location of additional data:

- State Historic Preservation Office
 - Other State agency
 - Federal agency
 - Local government
 - University
 - Other
- Name of repository: Yampa – Egeria Museum, Yampa, CO

Historic Resources Survey Number (if assigned): _____

10. Geographical Data

Acreeage of Property Less than one
(Do not include previously listed resource acreage.)

The UTMS were derived by OAHP from heads up digitization on Digital Raster Graphic (DRG) maps provided to OAHP by the U. S. Bureau of Land Management.

UTM References (NAD 27)

(Place additional UTM references on a continuation sheet.)

1	<u>13</u> Zone	<u>337 497</u> Easting	<u>4446 111</u> Northing	3	_____ Zone	_____ Easting	_____ Northing
2	_____ Zone	_____ Easting	_____ Northing	4	_____ Zone	_____ Easting	_____ Northing

Verbal Boundary Description (Describe the boundaries of the property.)

Lots 1 & 2, except the eastern 36 feet, of Block 1 in the Norvell addition to the Town of Yampa, Colorado, which is further described as the southeast quarter of the southeast quarter, of the southwest quarter of the northwest quarter of section 10, in township 2 north, range 85 west of the 6th Principal Meridian, Routt County, Colorado.

Boundary Justification (Explain why the boundaries were selected.)

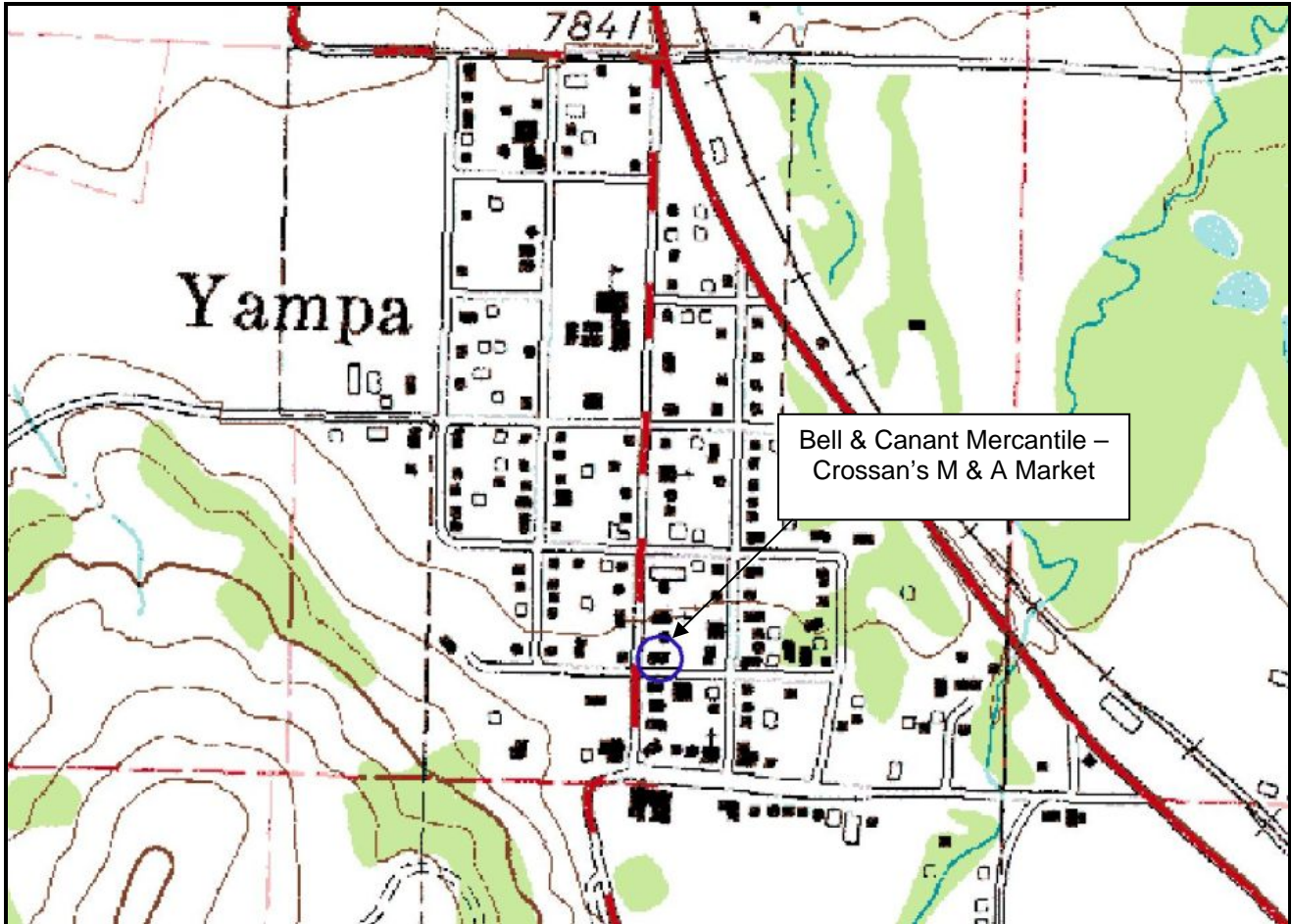
This is the boundary historically and currently associated with the Bell & Canant Mercantile – Crossan’s M & A Market. The eastern 36 feet of the lots were originally the site of an associated coal shed and an unrelated garage, however, the town of Yampa will be converting this portion of the lots to a parking area, and therefore this has been excluded from the nomination boundary.

Bell & Canant Mercantile – Crossan’s M & A Market
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USGS Topographic map
Yampa Quadrangle
7.5 minute

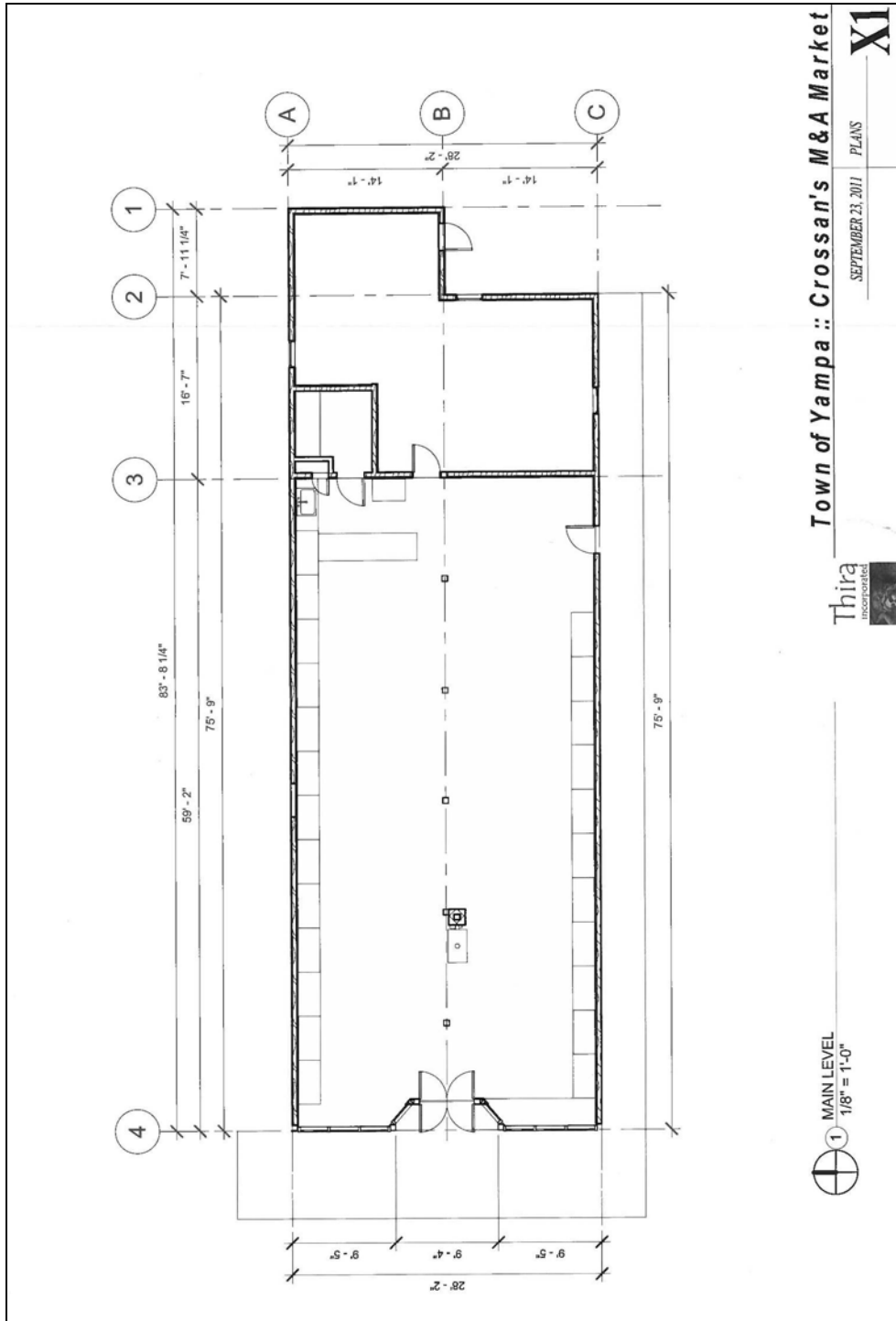
PLSS: 6th P.M. T 2N R 85W Section 10, NW SW SE SE
Elevation: Ranges from 7890'



Bell & Canant Mercantile – Crossan's M & A Market
Name of Property

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Floor Plan – First Floor

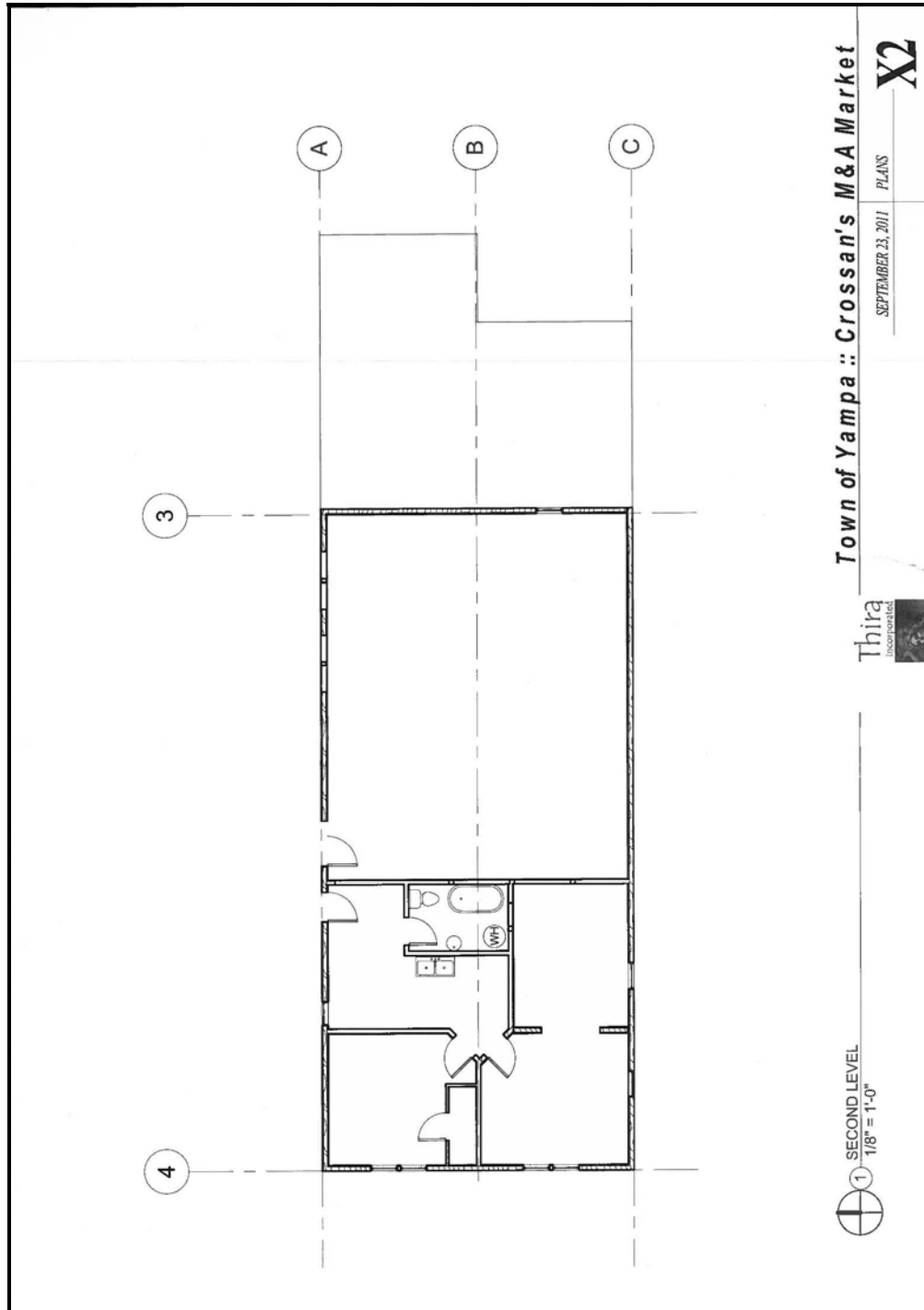


From The Crossan's M & A Market Historic Structure Assessment, by Thira, Inc. September 23, 2011

Bell & Canant Mercantile – Crossan's M & A Market
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Floor Plan – Second Floor



From The Crossan's M & A Market Historic Structure Assessment, by Thira, Inc. September 23, 2011

Bell & Canant Mercantile – Crossan's M & A Market
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Building Drawings – East and West Elevation

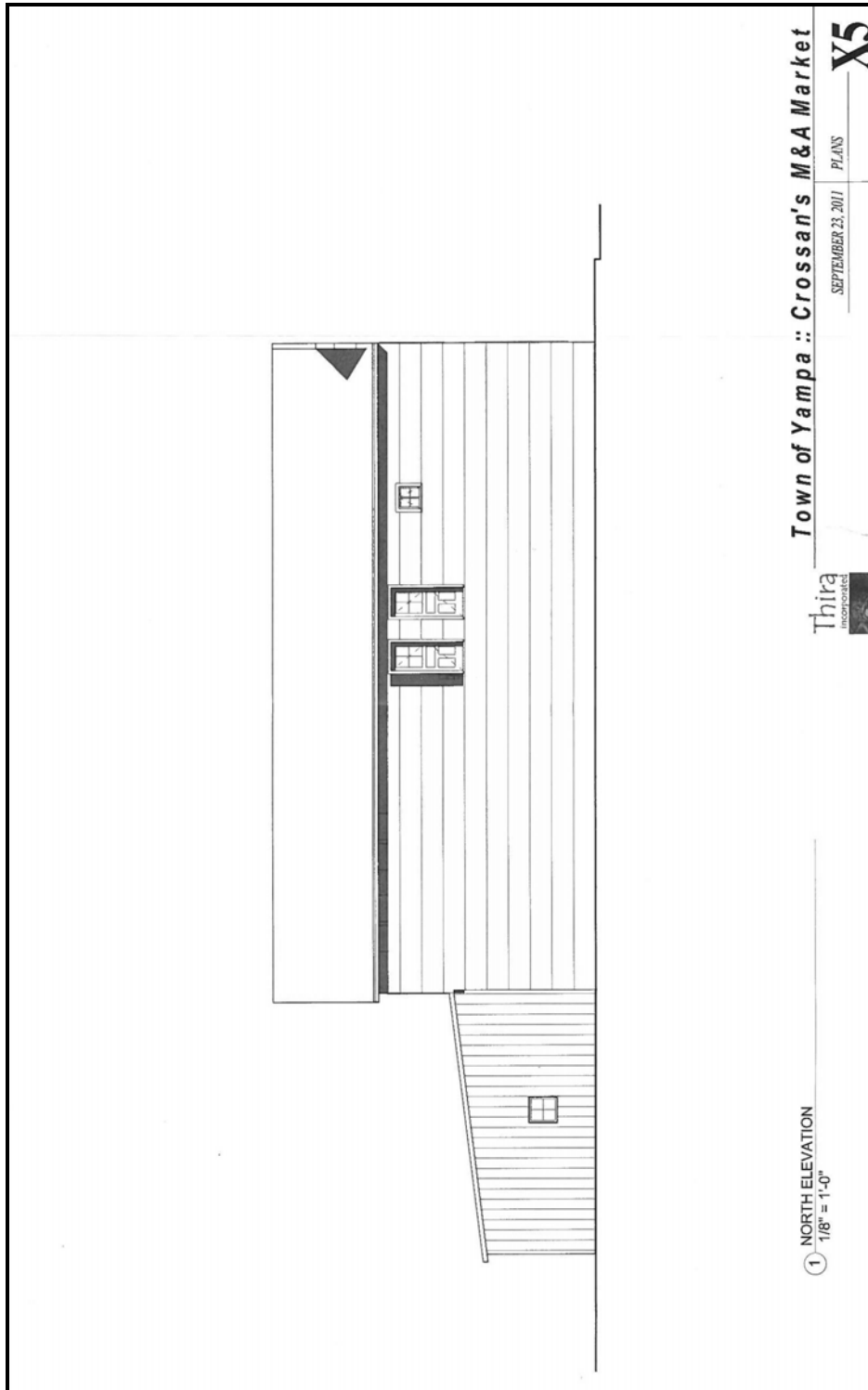


From The Crossan's M & A Market Historic Structure Assessment, by Thira, Inc. September 23, 2011

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Building Drawings – North Elevation



From The Crossan's M & A Market Historic Structure Assessment, by Thira, Inc. September 23, 2011

Bell & Canant Mercantile – Crossan’s M & A Market
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11. Form Prepared By

name/title Rita Herold (for property owner)
organization Friends of Crossan’s & Yampa-Egeria Historical Society date 2-10-2012
street & number Box 135 telephone _____
city or town Yampa state CO zip code 80483
e-mail _____

Additional Documentation

Submit the following items with the completed form:

- **Maps:** A **USGS map** (7.5 or 15 minute series) indicating the property's location.
- A **Sketch map** for historic districts and properties having large acreage or numerous resources. Key all photographs to this map.
- **Continuation Sheets**
- **Additional items:** (Check with the SHPO or FPO for any additional items.)

Photographs:

Submit clear and descriptive photographs. The size of each image must be 1600x1200 pixels at 300 ppi (pixels per inch) or larger. Key all photographs to the sketch map.

Name of Property: Bell & Canant Mercantile - Crossan’s M & A Market Mercantile

City or Vicinity: Yampa

County: Routt

State: Colorado

Photographer: (see below)

Date Photographed: (see below)

Description of Photograph(s) and number:

Digital TIFF images on file with the Office of Archaeology and Historic Preservation, Denver, Colorado

Photograph

No. Photograph description

- 001— Front and south-facing sides, camera facing northeast. December 2011. Photographer, R. Herold.
- 002— Northwest corner, showing east side, camera facing northeast. September 2011. Photographer, A. Clyncke.
- 003— North-facing side showing ‘ghost’ images of stair case, camera facing south-southeast. January 2012. Photographer, R. Herold.
- 004— Front (west) façade, camera facing east. September 2011. Photographer, A. Clyncke.
- 005— Interior showing north shelves and rear wall with cooler doors, camera facing east. May 2011. Photographer, W. Moreau
- 006— Interior showing shelving along the south wall, camera facing southeast. September 2011. Photographer, A. Clyncke.

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- 007— Corbel detail at porch soffit, camera facing northeast. January 2012. Photographer, R. Herold.
- 008— Corbel detail at false front façade cap, camera facing northeast. January 2012. Photographer R. Herold.

Historic Images

Figure	Description
1	Overview of the Town of Yampa, about 1903/1904. Crossan’s M & A Market building at center. Camera facing northeast. Courtesy of Yampa-Egeria Historical Society collection, Yampa Colorado.
2	Crossan’s M & A Market building, circa 1903, soon after being built by Bell and Canant. Camera facing southeast. Courtesy of Yampa-Egeria Historical Society collection, Yampa, Colorado.
3	Crossan’s M & A Market building, circa 1906; when owned by Buck & Son. Camera facing east-northeast. Courtesy of Yampa-Egeria Historical Society collection, Yampa, Colorado.
4	Overview of Yampa. Crossan’s M & A Market building at center-right of photo; Canant owned the building, circa 1915. Camera facing northeast. Courtesy of Yampa-Egeria Historical Society collection, Yampa, Colorado.
5	Crossan’s M & A Market, circa 1940. Allen’s and Crossan’s are owners. Camera facing north-northeast. Courtesy of Yampa-Egeria Historical Society collection, Yampa, Colorado.
6	Crossan’s M & A Market, after 1964. Camera facing east. Courtesy of Yampa-Egeria Historical Society collection, Yampa, Colorado.
7	Interior of Crossan’s M & A Market, circa 1940. Robert Crossan, Howard Allen, Lila Egeria Crossan Allen. Courtesy of Yampa-Egeria Historical Society collection, Yampa, Colorado.
8	Bell & Canant – Crossan’s M & A Market, 2003 prior to exterior staircase being removed. From The Crossan's M & A Market Historic Structure Assessment, by Thira, Inc. September 23, 2011.

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Historic Photographs

Figure 001



Overview of the Town of Yampa, about 1903/1904. Bell & Canant building at center. Camera facing northeast. Yampa-Egeria Historical Society collection, Yampa Colorado.

Figure 002



Circa 1903, soon after being built by Bell and Canant. Camera facing southeast. Yampa-Egeria Historical Society collection, Yampa, Colorado.

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Figure 003



Circa 1906; when owned by Buck & Son. Camera facing east-northeast.
Yampa-Egeria Historical Society collection, Yampa, Colorado.

Figure 004



Overview of Yampa, circa 1915. Building at center-right of photo is the Bell & Canant; Canant owned the building at this time. To the left is the rival general store Bell Merc Co. Camera facing northeast. Yampa-Egeria Historical Society collection, Yampa, Colorado.

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Figure 005



Crossan's M & A Market, circa 1940. Allens and Crossans are owners. Camera facing north-northeast. Yampa-Egeria Historical Society collection, Yampa, Colorado.

Figure 006



Crossan's M & A Market, after 1964. Camera facing east. Yampa-Egeria Historical Society collection, Yampa, Colorado.

Bell & Canant Mercantile – Crossan’s M & A Market
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Property Owner:

(Complete this item at the request of the SHPO or FPO.)

name Town of Yampa (Janet Ray, contact)
street & number 56 Lincoln Street telephone 970-638-4511
city or town Yampa state CO zip code 80483

Paperwork Reduction Act Statement: This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C.460 et seq.).

Estimated Burden Statement: Public reporting burden for this form is estimated to average 18 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Office of Planning and Performance Management, U.S. Dept. of the Interior, 1849 C. Street, NW, Washington, DC.