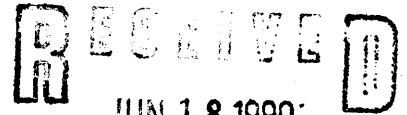


United States Department of the Interior
National Park Service



National Register of Historic Places
Registration Form

NATIONAL REGISTER

This form is for use in nominating or requesting determinations of eligibility for individual properties or districts. See instructions in Guidelines for Completing National Register Forms (National Register Bulletin 16). Complete each item by marking "x" in the appropriate box or by entering the requested information. If an item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, styles, materials, and areas of significance, enter only the categories and subcategories listed in the instructions. For additional space use continuation sheets (Form 10-900a). Type all entries.

1. Name of Property

historic name Fitzpatrick Building
other names/site number N/A

2. Location

street & number 465-467 North Wabasha Street N/A not for publication
city, town Saint Paul N/A vicinity
state Minnesota code MN county Ramsey code 123 zip code 55102

3. Classification

Ownership of Property	Category of Property	Number of Resources within Property	
<input checked="" type="checkbox"/> private	<input checked="" type="checkbox"/> building(s)	Contributing	Noncontributing
<input type="checkbox"/> public-local	<input type="checkbox"/> district	<u>1</u>	<u>0</u> buildings
<input type="checkbox"/> public-State	<input type="checkbox"/> site	<u>0</u>	<u>0</u> sites
<input type="checkbox"/> public-Federal	<input type="checkbox"/> structure	<u>0</u>	<u>0</u> structures
	<input type="checkbox"/> object	<u>0</u>	<u>0</u> objects
		<u>1</u>	<u>0</u> Total

Name of related multiple property listing: N/A

Number of contributing resources previously listed in the National Register 0

4. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act of 1966, as amended, I hereby certify that this 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 meets does not meet the National Register criteria. See continuation sheet.

Ian R. Stewart 6/12/90
Signature of certifying official Date
Deputy State Historic Preservation Officer
State or Federal agency and bureau Minnesota Historical Society

In my opinion, the property meets does not meet the National Register criteria. See continuation sheet.

Signature of commenting or other official Date

State or Federal agency and bureau

5. National Park Service Certification

I, hereby, certify that this property is:

- entered in the National Register. See continuation sheet.
- determined eligible for the National Register. See continuation sheet.
- determined not eligible for the National Register.
- removed from the National Register.
- other, (explain:)

Ellen Byers 7/19/90
Entered in the National Register

Signature of the Keeper Date of Action

Jan

6. Function or Use

Historic Functions (enter categories from instructions)

Commerce/Trade: Business,
Professional, Specialty Store
Domestic: Multiple Dwelling

Current Functions (enter categories from instructions)

Commerce/Trade: Business,
Specialty Store
Domestic: Multiple Dwelling

7. Description

Architectural Classification
(enter categories from instructions)

Queen Anne

Materials (enter categories from instructions)

foundation Limestone
walls Brick
roof Asphalt
other Pressed Metal, Stone

Describe present and historic physical appearance.

See continuation sheet.

8. Statement of Significance

Certifying official has considered the significance of this property in relation to other properties:

nationally statewide locally

Applicable National Register Criteria A B C D

Criteria Considerations (Exceptions) A B C D E F G

Areas of Significance (enter categories from instructions)

Architecture

Significant Person

N/A

Period of Significance

1890

Cultural Affiliation

N/A

Significant Dates

1890

State significance of property, and justify criteria, criteria considerations, and areas and periods of significance noted above.

See continuation sheet.

9. Major Bibliographical References

See continuation sheet.

See continuation sheet

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 # _____

Primary location of additional data:

- State historic preservation office
- Other State agency
- Federal agency
- Local government
- University
- Other

Specify repository:

Ramsey County Historical Society,
Historic Sites Survey

10. Geographical Data

Acreage of property Less than one acre.

UTM References

A 15 49 23 60 49 76 19 60
 Zone Easting Northing

C _____

B _____
 Zone Easting Northing

D _____

See continuation sheet

Verbal Boundary Description

The nominated property occupies the:
South 50 feet of Lots 11 and 12, Block 8, Bazille and Guerins Addition.

See continuation sheet

Boundary Justification

The boundary includes those portions of the city lots that have historically been associated with the property.

See continuation sheet

11. Form Prepared By

name/title Jeanne M. Zimniewicz

organization Thomas R. Zahn & Associates date March 5, 1990

street & number University Club, 420 Summit Avenue telephone (612)221-9765

city or town Saint Paul state Minnesota zip code 55102

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National Register of Historic Places Continuation Sheet

Fitzpatrick Building, St. Paul, Ramsey Co., MN

Section number 7 Page 1

Description:

Built in 1890, the Fitzpatrick Building was originally located on the fringe of the downtown's core at the northwest corner of Ninth and Wabasha Streets, its corner entry faced this core and tied it to the main commercial area to the southeast. While the building has remained at the fringe of downtown's core, recent city developments have altered street patterns and street names which now places the building on the northwest corner of Seventh and Wabasha Streets.

The character of the building is Victorian Queen Anne with such distinguishing elements as: a corner entry under a dominating turret; wall planes which are interrupted by projecting bays contrasted with recessed windows and complimented by a prominent corner turret; the outline of the walls which are varied with several size windows, rounded and rectangular transoms, use of decorative motifs, arches and moldings; and the use of several different building materials including brick accented by stone and pressed metal.

This four story 50' x 100' rectangular building is constructed of brick in a stretcher bond pattern with three decorative pressed metal projected bays on the Seventh (old Ninth) Street side and a pressed metal turret at the southeast corner.

The building has two principle facades: 100' along Seventh Street (south) and 50' along Wabasha Street (east). The windows on the second, third and fourth floors of the south facade (Ninth/Seventh Street) are in a 3-2-3-2-3-2 six-bay configuration. On the second and third floors each set of three windows are bay windows, each set of two windows on these floors and all the windows on the fourth floor are recessed within the wall. With the exception of the single-paned larger middle bay windows, the second and third levels have double-hung rectangular windows. All have rectangular transoms. The fourth level has rectangular windows with single colonettes between each of the windows in a bay and rounded transoms above. A continuous brick arched motif ties these rounded transoms together.

The windows on the 2-3 floors on the east facade (Wabasha Street) are all recessed in a 3-1-3 three-bay configuration, with each center bay containing a larger rectangular window. The fourth floor has a 3-2-3 three-bay configuration. The windows on the second and third floors are double-hung and rectangular with

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Fitzpatrick Building, St. Paul, Ramsey Co., MN

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rectangular transoms. The fourth floor windows are also rectangular with single colonettes between every two windows, as on the south facade, and also have rounded transoms with a continuous bricked arch above them. There are no projecting bays on this side and no decorative pressed metal.

Both main facades are topped with a cornice of pressed metal dentals applied to a square-notched brick fascia. The southern fascia is interrupted by seven vertical brick panels situated below the location of the seven chimneys that have been removed sometime between 1910-1932, according to historical photographs. At each end of the cornice is a vertical pressed metal bracket.

Each facade has a horizontal stone band, flush with the brick wall, that runs the length of the building, except for the interruption of the bay windows, just above the transoms on the second and third floors. Below the windows on each floor on both facades is a horizontal projected stone ledge that also runs the length of the wall.

The pressed metal projecting bays on the south side contain decorative elements including: swags, ornamental scrollwork and corner columns.

Complimenting the decorative metalwork on the bays, the corner turret also contains similar decorative elements but adds cartouches above the fourth floor, double colonettes between the windows on the second and third floors and above the cartouches, and pilasters between the fourth floor windows.

Each floor of the turret has a set of four double-hung windows; the second and third floors, again, have rectangular transoms and the fourth floor has rounded transoms above the windows.

The turret was originally capped by a conical-shaped roof, which was removed perhaps at the same time the chimneys were removed, between 1910-1932, according to historical photographs.

Except for the removal of the seven chimneys and the conical-shaped roof, the other changes to the upper three floors since 1890 have been limited to blocking all of the transoms, partially blocking the larger center windows of the middle bay on the second and third floors of the east facade, and painting the brick. These alterations may have occurred in the early 1950s coinciding with a change in ownership.

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Fitzpatrick Building, St. Paul, Ramsey Co., MN

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The street level has seen continuous change. Originally there was an approximately 50' rusticated stone wall on the center of the street level on the southern side. Four small windows approximately 6' off the ground were located in a 2-2 two-bay configuration, each under a two and three bay on the second floor. Also a large rounded arched entrance was at the extreme west of this side; a plate glass storefront with a recessed entrance separated the rusticated wall and the arch. The rusticated wall was removed and replaced with a plate glass storefront, again with a recessed entrance, sometime between 1910-1932. The stone arched entrance, survived this alteration but was removed eventually, sometime between 1932-1950. The arch was entirely filled in, the other entrances remain in their original location. The present west entrance, which serves the upper floor apartments, is glass double doors surrounded by gray unfinished terrazzo stone and with a metal canopy overhead. The remaining wall remains a glass storefront with large plate glass windows.

The street level of the east facade has not been altered as much as the south. It remains a display glass storefront with large plate glass windows. The entrance on the north end has been closed, between 1935-1950 and a recessed entrance has been added to the left of it, approximately 10', servicing a small dry cleaning business since 1950.

The principal entrance of the building remains beneath the turret at the southeast corner. The entrance has changed from a projecting bay to a recessed glassed entrance, which cuts diagonally across the corner.

A 1950s applied metal strip facade replaces the transoms on the first floor and run the length/width of the south and east sides.

The north side of the building is entirely stuccoed where an adjacent building has been razed. The west side is virtually unchanged except for the blocking of several of the windows. Neither of these sides is visible from the street.

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Fitzpatrick Building, St. Paul, Ramsey Co., MN

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Statement of significance:

The Fitzpatrick Building is a handsome example of the Commercial Queen Anne style and is significant as a well-preserved representation of the type of commercial architecture that was built during the Victorian-era boom (ca. 1885-1895) in Saint Paul's main retail/office district. It stands at both the present and historical northern boundary of the commercial district which lies above (west) the Lowertown commercial warehouse district, north of the Mississippi River and roughly, east of Saint Peter Street. The area is presently a mix of nineteenth and twentieth century architecture, with no one style or period predominating.

Built in 1890 during Saint Paul's Golden Age, the Fitzpatrick Building was a product of the building boom of the late 1880s and early 1890s. The settlement and development of the Northwest was fueled by the expansion of the railways and an increase of eastern capital investment. Saint Paul, located at one of the midwestern hubs of the railroad expansion, developed into a regional commercial and financial center. Population and business productivity increased with the boom and these conditions required the expansion of the downtown commercial district. The Fitzpatrick Building, constructed in 1890, was built on what was then the northern fringe of the downtown retail/commercial district.

Since the boom of the 1880s and 1890s, downtown Saint Paul has experienced several waves of new construction which required the demolition of many late nineteenth century buildings: around 1930 a streamlined Kellogg Boulevard replaced many buildings along the old Third Street corridor; in the late 1940s, the area experienced post-World War II urban revitalization; and during the 1960s and 1970s modern skyscrapers began to change the St. Paul skyline. These waves of developments resulted in a visually interesting blend of architectural style that characterizes St. Paul's retail/office district today. The Fitzpatrick building is the only example of the commercial Queen Anne style within the district.

Especially characteristic of the Fitzpatrick Building and other Commercial Queen Anne structures is the utilization of a corner location to its fullest potential. Thomas Fitzpatrick, the builder, realized the importance of the location at the intersection of Wabasha and Ninth Streets, both major thoroughfares. The corner Queen Anne turret and entrance take full advantage of the busy intersection with an entrance accessible and in view of the

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Fitzpatrick Building, St. Paul, Ramsey Co., MN

Section number 8 Page 2

pedestrians and traffic from two streets. Facing the central business area, Fitzpatrick emphasized the building's relation to this area with a corner turret which directed the focus of the building towards downtown.

The Fitzpatrick building follows the commercial design and usage pattern set in the 1880's and it also continues the methods of construction popular at that time.

As was typical to the 1880's, the Fitzpatrick is a "four story brick commercial building with first floor storefronts and...living quarters on the upper stories" (Murphy and Granger, Historic Sites Survey of St. Paul and Ramsey County). Originally and now, the building provides multifunctional usage. When built, the street level contained retail and commercial businesses, the second level housed the professional offices, and the upper two levels were designed for use as apartments. By 1901, the upper three floors were converted to hotel rooms. In 1963, those upper stories were returned to apartment use. The street level has continued to be used for diverse commercial and retail purposes, including a jewelry store, a dry cleaners, and a creamery. Many Saint Paul residents refer to the building as Nate's Clothing, in reference to the men's retail store that occupied the corner for most of the past three decades. The corner space has been recently remodeled for use as a restaurant.

Although built in 1890, when most new commercial structures downtown were taking advantage of the new technology of steel framing to create taller and larger buildings than previously possible, the Fitzpatrick building was built with a method of construction that was fast becoming outdated in commercial structures - that of load bearing walls. The building is an example of the last of the downtown commercial structures built with load bearing walls.

According to his obituary Thomas Fitzpatrick was a busy pioneer contractor in Saint Paul responsible for the construction of such notable early Saint Paul buildings as the Mannheimer Building, the Kittson and Wilder Residences, and the Merchants Hotel - all of which have been razed.

Although he was not trained as an architect, Fitzpatrick designed the Fitzpatrick Building with remarkable style - a credit, perhaps, to his many years in the contracting business or to his

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Fitzpatrick Building, St. Paul, Ramsey Co., MN

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son Mark's recent architectural education and assistance in the design.

Fitzpatrick's building experience and knowledge of architectural trends influenced the design of the Fitzpatrick Building and enabled him to design a building of sophisticated Queen Anne Commercial design, evidenced in his attention to details such as a corner turret, dark brick with accenting stone and pressed metal, bay windows, the use of decorative motifs, and a rusticated street level. He also showed refinement in the larger elements of cohesive window grouping and design, the use of transoms as a unifier, the arrangement of textures and the use of arches.

The overall structure and design integrity of the building have not been effected much by time or renovations. Other than the the alterations listed above (see Section 7), the building has remained a fashionable and important accent to this intersection.

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