

**United States Department of the Interior
National Park Service**

For NPS use only

**National Register of Historic Places
Inventory—Nomination Form**

received MAY 15 1985
date entered JUN 19 1985

See instructions in *How to Complete National Register Forms*
Type all entries—complete applicable sections

1. Name

historic R. T. Frazier House

and/or common R. T. Frazier House

2. Location

street & number 2121 North Elizabeth Street n/a not for publication

city, town Pueblo n/a vicinity of

state Colorado code 08 county Pueblo code

3. Classification

Category	Ownership	Status	Present Use	
<input type="checkbox"/> district	<input type="checkbox"/> public	<input checked="" type="checkbox"/> occupied	<input type="checkbox"/> agriculture	<input type="checkbox"/> museum
<input checked="" type="checkbox"/> building(s)	<input checked="" type="checkbox"/> private	<input type="checkbox"/> unoccupied	<input type="checkbox"/> commercial	<input type="checkbox"/> park
<input type="checkbox"/> structure	<input type="checkbox"/> both	<input type="checkbox"/> work in progress	<input type="checkbox"/> educational	<input checked="" type="checkbox"/> private residence
<input type="checkbox"/> site	Public Acquisition	Accessible	<input type="checkbox"/> entertainment	<input type="checkbox"/> religious
<input type="checkbox"/> object	<input type="checkbox"/> n/a in process	<input checked="" type="checkbox"/> yes: restricted	<input type="checkbox"/> government	<input type="checkbox"/> scientific
	<input type="checkbox"/> n/a being considered	<input type="checkbox"/> yes: unrestricted	<input type="checkbox"/> industrial	<input type="checkbox"/> transportation
		<input type="checkbox"/> no	<input type="checkbox"/> military	<input type="checkbox"/> other:

4. Owner of Property

name William & Jacqueline A. Simms

street & number 2121 North Elizabeth

city, town Pueblo n/a vicinity of state Colorado

5. Location of Legal Description

courthouse, registry of deeds, etc. Pueblo County Courthouse

street & number Tenth and Main streets

city, town Pueblo state Colorado

6. Representation in Existing Surveys

title Colorado Inventory of Historic Sites has this property been determined eligible? yes no

date Ongoing federal state county local

depository for survey records Colorado Historical Society, OAHP, 1300 Broadway

city, town Denver state Colorado 80203

7. Description

Condition		Check one	Check one
<input checked="" type="checkbox"/> excellent	<input type="checkbox"/> deteriorated	<input checked="" type="checkbox"/> unaltered	<input checked="" type="checkbox"/> original site
<input type="checkbox"/> good	<input type="checkbox"/> ruins	<input type="checkbox"/> altered	<input type="checkbox"/> moved date _____
<input type="checkbox"/> fair	<input type="checkbox"/> unexposed		

Describe the present and original (if known) physical appearance

The R. T. Frazier House on Elizabeth Street in Pueblo was built in 1915 in the bungalow style. The structure appears to have been designed by the owner who may have been influenced by a number of style books of the period. Its outstanding characteristics include the wide porch covered by the extension of the gently sloping green tile roof, the exposed rafters, the large brackets supporting the roof at the gable ends, and the unusual asymmetrical dormer set in the front slope of the roof.

The residence is 1½ stories with a broadly pitched, overhanging gable roof. It is constructed of "tapestry" brick with red sandstone trim. The foundation appears to be rhyolite stone with the four large pillars supporting the porch and the railing of sandstone. Adding to its sense of size is its siting on an elevated lot, with a two-landing stone stairway leading to the main entrance. The entrance consists of a single door with sidelights flanked by a triple window with divided lights in the upper sash to each side. The green tile roof has a centrally located dormer which has a broadly pitched asymmetrical roof with bracket supports.

The north side of the house, which faces Twenty-Second Street, has a one-story projecting bay capped by a shed green tile roof with exposed rafter ends. A triple window is centered in the upper story of the gable end. Many of the windows have Craftsman inspired divided lights in the upper sash.

Appearing in the Pueblo Star Journal on Sunday, January 2, 1916, was an article which described the house shortly after construction:

Palatial Home of Mr. Frazier is Work of Art

Intended to Build Bungalow Costing \$15,000, Has Miniature Palace.

A bungalow that starts out to cost \$15,000 and ends up by costing \$35,000--and more--is some bungalow.

That is the inside story connected with the palatial new residence erected by Robert T. Frazier, Pueblo's wealthy saddle and harness manufacturer, at 2121 Elizabeth Street.

The Fraziers drew plans for a house of modest dimensions and appointments a little over two years ago.

When the last plumber and painter had departed, when the last piece of furniture was in place, merging its massive lines with those of the beamed ceilings and vast floor reaches--then it was that a perusal of the check stubs revealed the awful truth. The \$15,000 bungalow had evolved into one over twice as expensive--without the furnishings.

The steam radiators are cunningly concealed behind wall seats, cedar chests and anything else that will lend itself for the purpose. The visitor is conscious of the delightful sense of warmth, therefore, but is utterly unable to locate its source.

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Date entered

Continuation sheet

R. T. Frazier House

Item number 7

Page 2

The rooms are connected with disappearing doors which have big plate glass panels in them, ready draped with silk curtains.

The beams in the ceilings, so massive that they might have been utilized in the construction of a skyscraper with advantage, are polished and waxed until they scintillate with burnished brilliancy.

Each room has its distinctive decorative color scheme. In the white enameled bathroom, for instance, beautiful water scenes appear upon the walls, out of which "cat-tails" and water lilies rear their heads. In the "den" the decorations on the walls and ceilings are painted in a color to harmonize perfectly with that of the colored windows, especially in the electric illumination of night.

The lighting of this modern palace in Miniature is of the "direct-indirect" variety, similar to that used in the First National bank room and lobby. Every room in the house, including the bedrooms, is equipped with chandelier lighted from double switches in concealed cabinets.

The kitchen is floored with real tile and the walls enameled until they shine with pristine purity. A big steel range with a panel of French plate glass in the oven door, occupies one side, and a kitchen cabinet of the most modern design the other.

The Frazier residence is built of tapestry brick, with a massive tiled roof in keeping with the balance of the structure. The garage, steam heated like the house, is of the same material. A big pergola extends from one end of the garage, ready for the twining rose vines which are destined to be set out beneath it. Mrs. Frazier is an ardent lover of roses.

The floors are highly waxed and polished and over them are scattered luxurious rugs of every design. Windows of immense proportions make the interior as light as day. Deeply upholstered furniture of the finest grade of leather is everywhere. A settee massive enough for a queen's reception hall faced the front door, padded so deeply that one sinks half out of sight in it.

This new Frazier bungalow, in short, reaches the uttermost heights of perfection. Just what it is worth, including the interior furnishings, has been calculated at \$40,000. Nor is there a valid estimate as to the probable addition to the expense already entailed available.

8. Significance

Period	Areas of Significance—Check and justify below			
prehistoric	archeology-prehistoric	community planning	landscape architecture	religion
1400-1499	archeology-historic	conservation	law	science
1500-1599	agriculture	economics	literature	sculpture
1600-1699	XX architecture	education	military	social/
1700-1799	art	engineering	music	humanitarian
1800-1899	XX commerce	exploration/settlement	philosophy	theater
XX 1900-	communications	industry	politics government	transportation
		invention		other (specify)

Specific dates 1915 **Builder/Architect** Designed by owner, R. T. Frazier

Statement of Significance (in one paragraph)

The R. T. Frazier House is significant for its association with Mr. Robert T. Frazier, a prominent Pueblo saddlemaker, and for its distinctive bungalow style of architecture.

The R. T. Frazier saddlery was at one time the largest manufacturer of cowboy saddles in the world. Frazier's award-winning "Pueblo Saddles" were sold around the world, and the Frazier Catalogue was considered the "Cowboy Bible". Frazier's saddles won many awards including first place for the perfection of a saddle at the 1893 Columbia Exposition. It also won the grand prize and, therefore, was considered the finest saddle in the world at the 1916 Panama-Pacific Exposition. A Frazier saddle was given annually by the Pacific Railroad Company to the winning cowboy at Cheyenne Frontier Days. Two of Frazier's more famous customers were Buffalo Bill Cody and Francisco Doroteo-Arango (Pancho Villa).

Frazier was born October 3, 1850, in Philadelphia, Ohio. As a teenager he entered the military and fought in the Civil War. Upon discharge from the military, he returned home but soon left and joined the gold rush to the Black Hills. Finding no success in South Dakota, he soon moved to Colorado and settled in Leadville. During 1878-79, Frazier went to work for Pete Becker, owner of a saddle shop, and substituted as a deputy sheriff during the camp's heydays.

From Leadville, Frazier moved to Durango where he was instrumental in obtaining the incorporation of that town. Wanting to get into the cowboy trade, Frazier moved to Pueblo in 1880 and went to work for the S.C. Gallup Saddle Company. While working for Gallup, Frazier met many cowboys and learned from them the type of equipment they required on the cattle range. In 1893, Frazier became a partner with Mr. Gallup, a partnership that lasted until 1897 when Frazier established his own firm. His company soon grew to a work force of 50 people, shipping 25 saddles per day, and became the largest manufacturer of cowboy saddles in the world.

Frazier was one of the first saddlemakers to recognize the importance of advertising. After opening his own shop, he issued a catalogue which soon became the "Cowboy's Bible". He also saw that the newspaper carried an article at every occasion he received an order from Cuba, South America, or Mexico. He erected a large billboard on the outskirts of Pueblo announcing "This is Pueblo, Colorado, Home of R. T. Frazier's Famous Saddles".

Architecturally, the R. T. Frazier home is the grandest example of the bungalow style in Pueblo. It contains all of the features which characterize the style and remains essentially unaltered.

9. Major Bibliographical References

(see continuation sheet)

10. Geographical Data

Acreeage of nominated property .46

Quadrangle name Northwest Pueblo, Colorado

Quadrangle scale 1:24000

UTM References

A

1	3	5	3	3	7	0	0	4	2	3	7	6	7	5
Zone		Easting				Northing								

B

Zone		Easting				Northing								

C

Zone		Easting				Northing								

D

Zone		Easting				Northing								

E

Zone		Easting				Northing								

F

Zone		Easting				Northing								

G

Zone		Easting				Northing								

H

Zone		Easting				Northing								

Verbal boundary description and justification

Lots 28, 29, 30, 31 & 32; Block 15; Dundee Place Addition.

List all states and counties for properties overlapping state or county boundaries

state N/A code county code

state code county code

11. Form Prepared By

name/title James F. Munch & Ed Simonich Edited: Gloria Mills

organization Pueblo Regional Planning Commission date 9/27/84

street & number One City Hall Place telephone (303) 543-6006

city or town Pueblo state Colorado 81003

12. State Historic Preservation Officer Certification

The evaluated significance of this property within the state is:

national state local

As the designated State Historic Preservation Officer for the National Historic Preservation Act of 1966 (Public Law 89-665), I hereby nominate this property for inclusion in the National Register and certify that it has been evaluated according to the criteria and procedures set forth by the National Park Service.

State Historic Preservation Officer signature Barbara Sudler

title State Historic Preservation Officer date 4-29-85

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I hereby certify that this property is included in the National Register
Entered in the National Register

[Signature] date 6-19-85
Keeper of the National Register

Attest: _____ date _____
Chief of Registration

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Continuation sheet R. T. FRAZIER HOUSE

Item number 9

Page 2

"R. T. Frazier," Colorado Journal of Industry, Compiled by the Colorado Democrat,
Western Printers Union, p. 31, c. 1.

Evans, Olga, "Pueblo Hand-Made Saddles Famous throughout World," X-Ray Pueblo,
pp. 101-104.

Rice, Lee M., "T. Flynn Saddlery of Pueblo," Western Horseman Publication, September-
October issue, 1948, p. 57.

Rice, Lee M., "The Gallop and Frazier Saddles," Western Horseman Publication, July,
1949, pp. 24, 25, and 38.

"Pueblo Made Saddle is Finest Saddle in World," Pueblo Daily Chieftain, January 1, 1916.

"Palatial Home of Mr. Frazier is Work of Art," Pueblo Star Journal, Sunday, January 2,
1916, p. 5.

"R. T. Frazier Succumbs at Family Home," Pueblo Daily Chieftain, July 28, 1931,
pp. 1 and 3.

Hildner, Judy, "Bungalow of 1915 Built by Saddle Man," Pueblo Star Journal & Chieftain,
Sunday, May 8, 1977.