

AGENDA
**MEETING OF THE ARCHITECTURAL COMMITTEE
OF THE PHILADELPHIA HISTORICAL COMMISSION**

TUESDAY, 26 MAY 2020
REMOTE MEETING ON WEBEX
DAN MCCOUBREY, CHAIR

**INSTRUCTIONS FOR PARTICIPATING IN THE MEETING
CAN BE FOUND AT THE BOTTOM OF THIS AGENDA.**

TIME: 9:00 A.M.

ADDRESS: 230, 232, AND 234-36 S 4TH ST - WITHDRAWN

Proposal: Remove rear additions; construct side and rear additions
Review Requested: Final Approval
Owner: Forman Family Realty LP
Applicant: Phillip Johnson, Phillip Johnson Construction
History: 1805
Individual Designation: 4/30/1957
District Designation: Society Hill Historic District, Significant, 3/10/1999
Staff Contact: Jon Farnham, jon.farnham@phila.gov

TIME: 9:15 A.M.

ADDRESS: SW CORNER OF 13TH AND LOCUST STREETS

Proposal: Relocate section of subway entrance; salvage and store section of subway entrance
Review Requested: Final Approval
Owner: City of Philadelphia; Delaware River Port Authority
Applicant: Gregory Mastalerz, Sowinski Sullivan Architects
History: 1952; PATCO Speedline Subway Entrance
Individual Designation: None
District Designation: Cast-Iron Subway Entrances Historic District, Contributing, 3/8/2019
Staff Contact: Meredith Keller, meredith.keller@phila.gov

TIME: 9:30 A.M.

ADDRESS: 1810 CHESTNUT ST

Proposal: Construct 19-story addition
Review Requested: Final Approval
Owner: Astoban Investments LLC
Applicant: Eric Leighton, Cecil Baker & Partners
History: 1923; Samuel T. Freeman & Co. Auction House; Tilden & Register
Individual Designation: Under consideration
District Designation: None
Staff Contact: Meredith Keller, meredith.keller@phila.gov

TIME: 9:45 A.M.

ADDRESS: 1901-05 WALNUT ST

Proposal: Modify entryway; install ATM
Review Requested: Final Approval
Owner: Rittenhouse Plaza, Inc.
Applicant: Richard Seitchick, Joe Freidman Construction Corp.
History: 1926, Rittenhouse Plaza, McLanahan & Bencker, architects
Individual Designation: None
District Designation: Rittenhouse Fidler Historic District, Significant, 2/8/1995
Staff Contact: Meredith Keller, meredith.keller@phila.gov

ARCHITECTURAL COMMITTEE AGENDA, 26 MAY 2020
PHILADELPHIA HISTORICAL COMMISSION
PHILADELPHIA'S PRINCIPAL PUBLIC STEWARD OF HISTORIC RESOURCES

TIME: 10:00 A.M.

ADDRESS: 2100 DIAMOND ST

Proposal: Construct two-story building and surface parking lots
Review Requested: Final Approval
Owner: City of Philadelphia; Department of Public Property
Applicant: Michelle Shuman, Capital Projects Division
History: 1875; buildings demolished c. 1997
Individual Designation: None
District Designation: Diamond Street Historic District, Contributing, 1/29/1986
Staff Contact: Kim Chantry, kim.chantry@phila.gov

TIME: 10:15 A.M.

ADDRESS: 4101-05 LUDLOW ST

Proposal: Construct addition; renovate church building
Review Requested: Final Approval
Owner: St. James Pentecostal Church
Applicant: Matthew Albitz, L2P
History: 1886; Monumental Baptist Church; David S. Gendell, architect
Individual Designation: 2/10/2017
District Designation: None
Staff Contact: Kim Chantry, kim.chantry@phila.gov

TIME: 10:30 A.M.

ADDRESS: 4328 MAIN ST

Proposal: Construct three-story mixed-use building
Review Requested: Final Approval
Owner: Baker Street Partners LLC
Applicant: Christopher H Carickhoff, AIA, Studio C Architecture LLC
History: 1925; demolished 2016
Individual Designation: None
District Designation: Main Street Manayunk, Contributing, 12/14/1983
Staff Contact: Kim Chantry, kim.chantry@phila.gov

TIME: 10:45 A.M.

ADDRESS: 1509 GREEN ST

Proposal: Construct three-story rear addition, pilot houses, and roof deck
Review Requested: Final Approval
Owner: 1918 Fairmount Ave LLC
Applicant: Joanne Thieu, Studio C Architecture LLC
History: 1859
Individual Designation: None
District Designation: Spring Garden Historic District, Contributing, 10/11/2000
Staff Contact: Allyson Mehley, allyson.mehley@phila.gov

TIME: 11:00 A.M.

ADDRESS: 717 WALNUT ST

Proposal: Add front steps to basement and railings, alter window and door
Review Requested: Final Approval
Owner: RHS 218 LLC
Applicant: Raydrian Wyche, Wyche Construction
History: 1860
Individual Designation: None
District Designation: Society Hill Historic District, Contributing, 3/10/1999
Staff Contact: Allyson Mehley, allyson.mehley@phila.gov

TIME: 11:15 A.M.

ADDRESS: 62 W QUEEN LN

Proposal: Rehabilitate building, construct rear addition
Review Requested: Final Approval
Owner: Ruggiero Plante Land Design/56-64 Queen Lane Associates LLC
Applicant: Jim Cassidy, C2 Architecture
History: 1810
Individual Designation: 3/29/1966
District Designation: None
Staff Contact: Allyson Mehley, allyson.mehley@phila.gov

TIME: 11:30 A.M.

ADDRESS: 1935 DIAMOND ST

Proposal: Construct three-story building
Review Requested: Final Approval
Owner: DSW74 LLC
Applicant: Rotciver Lebron, Harman Deutsch Ohler Architecture
History: 1889; Willis G. Hale, architect; Demolished 2019
Individual Designation: None
District Designation: Diamond Street Historic District, Significant, 1/29/1986
Staff Contact: Laura DiPasquale, laura.dipasquale@phila.gov

TIME: 11:45 A.M.

ADDRESS: 2100-02 LOCUST ST

Proposal: Replace 18 windows; legalize 11 windows
Review Requested: Final Approval
Owner: Joel and Stella Freedman
Applicant: Gregory R. Heleniak, Esq., Zarwin Baum
History: 1889; Henry Louis Jr. House; R.G. Kennedy
Individual Designation: None
District Designation: Rittenhouse Fidler Historic District, Significant, 2/8/1995
Staff Contact: Laura DiPasquale, laura.dipasquale@phila.gov

TIME: 12:00 P.M.

ADDRESS: 135 S 18TH ST

Proposal: Install and replace signage
Review Requested: Final Approval
Owner: Rittenhouse Realty Assoc
Applicant: Stephan Potts, Stanev Potts Architects
History: 1913; Mcllvaine & Roberts, architects
Individual Designation: None
District Designation: Rittenhouse Fidler Historic District, Contributing, 2/8/1995
Staff Contact: Megan Cross Schmitt, megan.schmitt@phila.gov

TIME: 12:15 P.M.

ADDRESS: 2225 SPRUCE ST

Proposal: Construct three-story multifamily building at rear
Review Requested: Final Approval
Owner: Wizard Way LLC
Applicant: Ryan Lohbauer, Stanev Potts Architects
History: 1875
Individual Designation: None
District Designation: Rittenhouse Fidler Historic District, Contributing, 2/8/1995
Staff Contact: Megan Cross Schmitt, megan.schmitt@phila.gov

TIME: 12:30 P.M.

ADDRESS: 1618-22 CHESTNUT ST

Proposal: Paint building, add rooftop structure, windows and signage, rehabilitate storefront
Review Requested: Final Approval
Owner: Gazit Horizons LLC
Applicant: Luca Segato, Eimer Design
History: 1933; WCAU Building; Harry Sternfeld, architect
Individual Designation: 8/6/1981
District Designation: None
Staff Contact: Randal Baron, randal.baron@phila.gov

INSTRUCTIONS FOR JOINING THE LIVE WEBEX MEETING AS A MEMBER OF THE PUBLIC

To join the live Webex meeting with a computer, tablet, or smartphone as a member of the public, click this link no earlier than 8:45 a.m. on May 26: <https://bit.ly/acmay26>

To join the live Webex meeting on the telephone as a member of the public, call 866-523-9994 and enter the access code 711 360 777 followed by the #, no earlier than 8:45 a.m. on May 26. If you wish to comment during the meeting, please send an email, if possible, to preservation@phila.gov prior to the meeting with your name, telephone number, and list of agenda items for comment.

To email comments on any agenda item prior to or during the meeting, send your comments to preservation@phila.gov. Please identify clearly in your email the agenda item you are addressing with your comments. Comments will be accepted until the beginning of the public comment period for the agenda item in question.

These [FAQs](#) provide additional information on the remote meeting. The meeting materials are available on the [Historical Commission's website](#). A link to a recording of the meeting will be placed on the after the meeting.