

**ADDRESS: 1703 W DIAMOND ST**

Proposal: Install vinyl windows on front façade

Review Requested: Final Approval

Owner: Denise Jones

Applicant: Denise Jones

History: 1890

Individual Designation: None

District Designation: Diamond Street Historic District, Contributing, 1/29/1986

Staff Contact: Megan Cross Schmitt, [megan.schmitt@phila.gov](mailto:megan.schmitt@phila.gov)

**BACKGROUND:**

This application proposes to replace a total of four non-historic windows at the second and third stories of the front façade of this contributing structure. The property owner is seeking approval to use Simonton 6500 vinyl replacement windows. The proposed configuration is 1/1 to match existing. This application is for complete replacement of the sash and frames.

**SCOPE OF WORK:**

- Remove windows at the second and third stories of the front facade.
- Replace existing windows (sash and frame) with vinyl 1/1 windows.

**STANDARDS FOR REVIEW:**

The Secretary of the Interior's Standards for the Treatment of Historic Properties and Guidelines include:

- *Standard 6: Deteriorated historic features will be repaired rather than replaced. Where the severity of deterioration requires replacement of a distinctive feature, the new feature will match the old in design, color, texture, and, where possible, materials. Replacement of missing features will be substantiated by documentary and physical evidence.*
  - Vinyl windows will not match the historic wood windows sufficiently enough to meet this standard. An aluminum-clad window with the correct details could be an acceptable alternative to wood in this case.

**STAFF RECOMMENDATION:** Denial, pursuant to Standard 6.

# APPLICATION FOR BUILDING PERMIT

APPLICATION # \_\_\_\_\_

(Please complete all information below and print clearly)



**CITY OF PHILADELPHIA**  
**DEPARTMENT OF LICENSES AND INSPECTIONS**  
MUNICIPAL SERVICES BUILDING – CONCOURSE  
1401 JOHN F. KENNEDY BOULEVARD  
PHILADELPHIA, PA 19102  
For more information visit us at [www.phila.gov/li](http://www.phila.gov/li)

## ADDRESS OF PROPOSED CONSTRUCTION:

1703 West Diamond St. Philadelphia, PA 19121

### APPLICANT:

COMPANY NAME \_\_\_\_\_

PHONE # \_\_\_\_\_

FAX # \_\_\_\_\_

### PROPERTY OWNER'S NAME:

Denise Jones

PHONE # 215-317-7818

FAX # \_\_\_\_\_

### APPLICANT'S ADDRESS:

LICENSE # \_\_\_\_\_

E-MAIL: \_\_\_\_\_

### PROPERTY OWNER'S ADDRESS:

1703 West Diamond St. Philadelphia, PA 19121

### ARCHITECT/ENGINEER IN RESPONSIBLE CHARGE

ARCHITECT/ENGINEERING FIRM: \_\_\_\_\_

PHONE # \_\_\_\_\_

FAX # \_\_\_\_\_

### CONTRACTOR:

Home Depot USA

### CONTRACTING COMPANY:

PHONE # \_\_\_\_\_

FAX # \_\_\_\_\_

### ARCHITECT/ENGINEERING FIRM ADDRESS:

LICENSE # \_\_\_\_\_

E-MAIL: \_\_\_\_\_

### CONTRACTING COMPANY ADDRESS:

### USE OF BUILDING/SPACE

### ESTIMATED COST OF WORK

\$ 6045.00

### BRIEF DESCRIPTION OF WORK:

Install four (4) Simonton 6500 vinyl replacement windows on front facade of the house, second and third floors. Existing windows are not original, but they are wooded, beyond repair or restoration. No grids to match the existing windows. Bronze color to match other windows on the same block. Replacement windows will be same shape, size and location.

**TOTAL AREA UNDERGOING CONSTRUCTION:** \_\_\_\_\_ square feet

### COMPLETE THESE ITEMS IF APPLICABLE TO THIS APPLICATION:

# OF NEW SPRINKLER HEADS (suppression system permits only): \_\_\_\_\_ LOCATION OF SPRINKLERS: \_\_\_\_\_

# OF NEW REGISTERS/DIFFUSERS (hvac/ductwork permits only): \_\_\_\_\_ LOCATION OF STANDPIPES: \_\_\_\_\_

IS THIS APPLICATION IN RESPONSE TO A VIOLATION? ☐ NO ☐ YES VIOLATION #: \_\_\_\_\_

All provisions of the building code and other City ordinances will be complied with, whether specified herein or not. Plans approved by the Department form a part of this application. I hereby certify that the statements contained herein are true and correct to the best of my knowledge and belief. I further certify that I am authorized by the owner to make the foregoing application, and that, before I accept my permit for which this application is made, the owner shall be made aware of all conditions of the permit. I understand that if I knowingly make any false statement herein I am subject to such penalties as may be prescribed by law or ordinance.

APPLICANT'S SIGNATURE: \_\_\_\_\_

DATE: \_\_\_\_/\_\_\_\_/\_\_\_\_

## PRE-REQUISITE APPROVALS FOR:

ADDRESS:

APPLICATION #:

✓ IF REQ'D	AGENCY	INITIALS	DATE	REMARKS
	ART COMMISSION 13 <sup>TH</sup> FLOOR – 1515 ARCH STREET			
	CITY PLANNING COMMISSION 13 <sup>TH</sup> FLOOR – 1515 ARCH STREET			
	FAIRMOUNT PARK COMMISSION			
	<input type="checkbox"/> CITY <input type="checkbox"/> STATE AIR MANAGEMENT / HEALTH DEPT			
	HISTORICAL COMMISSION ROOM 576 – CITY HALL			
	STREETS DEPARTMENT ROOM 940 – M.S.B.			
	WATER DEPARTMENT 2 <sup>ND</sup> FLOOR – 1101 MARKET STREET			
	CONTRACTUAL SERVICES UNIT ROOM 1140 – M.S.B.			
	ZONING			

### EXAMINER'S APPROVAL (OFFICE USE ONLY)

APPROVED USE OF BUILDING SPACE:

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PERMIT TO READ:

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CODE/EDITION USED FOR REVIEW:

WAS VIOLATION FOR WORK WITHOUT A PERMIT? ☐ NO      ☐ YES (INSPECTION FEE MUST BE ADDED TO PERMIT FEE)

VIOLATION # \_\_\_\_\_

OTHER BUILDING PERMITS REQUIRED:    ☐ FIRE SUPPRESSION      ☐ HVAC/DUCT      ☐ FUEL GAS

PLAN #	CONSTRUCTED AREA  _____SQ FT	<input type="checkbox"/> NEW CONSTRUCTION  <input type="checkbox"/> ALTERATION	FEE ITEM	AMOUNT
			BLDG. PERMIT/C.O./L.O.	
			INSPECTION FEE	
CONSTRUCTION	CO REQUIRED	NEW DWG UNITS:	WATER METERS	
TYPE: _____	<input type="checkbox"/> NO <input type="checkbox"/> YES		CONSTRUCTION WATER	
USE: _____	VARIANCES <input type="checkbox"/> NO <input type="checkbox"/> YES	PROJECT TYPE		
			TOTAL FEES	

This is to certify that I have examined the within detailed statement, together with a copy of the plans relating thereto, and find the same to be in accordance with the provisions of the law relating to buildings in the City of Philadelphia, that the same has been approved and entered into the records of this Department.

EXAMINER: \_\_\_\_\_ DATE APPROVED: \_\_\_\_\_

PERMIT # \_\_\_\_\_

DATE ISSUED: \_\_\_\_\_

CHECK # \_\_\_\_\_

**Fw: Denise Jones - Diamond Street Windows**

preservation <preservation@Phila.gov>

Mon 7/20/2020 3:49 PM

To: Megan Schmitt <Megan.Schmitt@Phila.gov>

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**From:** Denise Jones <six6js@aol.com>

**Sent:** Tuesday, June 16, 2020 4:47 PM

**To:** preservation <preservation@Phila.gov>

**Subject:** Denise Jones - Diamond Street Windows

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Hello,

I hope that this email finds you in a safe environment and in good health during these unprecedented times. I am writing to the Philadelphia Historical Commission to follow up on the denial of a new window installation project at my home at 1703 West Diamond St. Below I address the inquiries that were a basis for the denial:

1- the current windows were placed approximately 31 years ago through the Advocate Community Development Corporation (ACDC) under the leadership of the late Christine and Father Washington of the Church of the Advocate. The windows in question are not the original windows from the property, as those windows were not salvageable 31 years ago.

2- Description: the current windows are capped with a metal that complements the brown of the brownstone building.

3- the replacement windows will in no way take away from the historical facade of the house.

I have been the owner of the property for 31 years and have always taken pride in its upkeep and had respect for its historical value. If the Commission has had the opportunity to view the Diamond street homes in the area it would see that the majority of the homes have the type of windows that I have described.

I look forward to hearing from the Commission regarding placement of the new windows keeping in mind that windows of this size and nature take over 6 weeks to order. I do not want to have weather related issues at my property that result from insufficient windows.

Best regards,  
Mrs. Denise Jones

**1703 West Diamond St. Philadelphia, PA 19121**

**Homeowner: Denise Jones**

**Scope of Work: Install four (4) Simonton 6500 Series vinyl windows on front façade of the house, second and third stories. Existing windows are not original to the building, but they are wood, beyond repair/restoration. Replacement windows will be same size, shape, location, and appearance, no grids.**



*Figure 1 Front Facade*

Windows correspond to #1, #2, #3, #4 on attached window spec sheet.



























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[Window](#) > VantagePointe 6500 Double Hung Window

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VantagePointe 6500 Double Hung Window



## VantagePointe 6500 Double Hung Window

Our most popular window in the series, the 6500 Double Hung suits classic tastes and goes beyond with an array of custom color and hardware options. Features include:

- Overlapping and interlocking meeting rail seals tightly to inhibit air and water infiltration
- Fusion-welded frame and sash for maximum strength
- Unique sill design that forces water away from your home
- Lift rail molded into the sash for greater stability
- Tilt-in/lift-out sash for easy cleaning
- Easy-glide sash for smooth operation
- Equal glass sightlines for enhanced aesthetics



## 10

Consultant: Jay Stern

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Wrap Color	1: Dark Bronze, 2: Dark Bronze, 3: Dark Bronze, 4: Dark Bronze	
Interior Casing Type		
Bay or Bow window:		
Seatboard material (vinyl only-Birch or Oak)		
Bay Project Angle (30 or 45)		
Bay Flanker Type (DH, SH, or Csmnt)		
Top of window to soffit (inches)		
If tied to soffit, color of soffit material		
Construct Roof (Yes or No) *		
Garden Window:		
Seatboard Material (vinyl only-White Plonite, Birch or Oak)		

MISC1 : Build up , Line Level Notes1 : Build up 1" , MISC2 : Build up , Line Level Notes2 : Build up 1" , MISC3 : Build up , Line Level Notes3 : Build up 1" , MISC4 : Build up , Line Level Notes4 : Build up 1"
I have reviewed and agree with all the job specifications above and the Special Terms and Conditions on the following page

**Exterior Colors**

**Interior Colors**

**Hardware Finishes**

**Grid Styles**

**Share**



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Description	Features	Options	Colors
<div><div><b>A Breath of Fresh Air</b></div><div><ul style="list-style-type: none"><li>• With an attractive streamlined appearance, the durable extruded frame offers a concealed weep system and integrated lift handles</li><li>• Fiberglass mesh screen is crease-resistant and durable</li><li>• Air Lok™ provides ventilation without fully opening the window</li></ul></div><div><b>Built to Weather Life</b></div><div><ul style="list-style-type: none"><li>• Fusion-welded construction provides durability and weather-resistance</li><li>• Multiple points of weatherstripping inhibit wind and rain penetration</li></ul></div></div>			



## Energy Efficiency

- Vinyl is one of the least conductive materials available to help maintain consistent temperatures in your home
- ProSolar® Low E glass with Argon gas reduces temperature transfer to help lower energy costs and keep your home comfortable all year long
- Double-strength, 7/8" insulating glass unit set deep into the sash reduces temperature transfer and condensation
- Supercept™ spacer system utilizes a stainless steel alloy that offers increased durability and thermal efficiency

## Beauty that Endures

- A deeply beveled, miter-cut frame and sash provides a classic stance
- Premium vinyl will retain its beauty for years with virtually no maintenance
- Color-matched hardware blends seamlessly with the window



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