



**KLEHR HARRISON  
HARVEY BRANZBURG<sup>LLP</sup>**

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July 27, 2020

**VIA EMAIL**

Kim Chantry  
Philadelphia Historical Commission  
1515 Arch Street – 13th Floor  
Philadelphia, PA 19102  
[Kim.Chantry@Phila.gov](mailto:Kim.Chantry@Phila.gov)

**Re: 520 & 522 Kauffman Street (collectively, the “Properties”)  
Request to Amend Application for Review in Concept**

Dear Ms. Chantry:

As you are aware, this firm represents Chloe Deon and Ashley Schwab, the owners (the “Owners”) of the above referenced Property. An Application for Review in Concept was submitted on July 14, 2020 for the addition proposed to the existing single-family home (the “Application”). Thank you for your attention to this Application. We have reviewed the comments you provided via email on July 21, 2020 and we appreciate your feedback.

The now existing windows and door at the Property were installed by the Owners under the mistaken understanding that such work was approved by Residential Building Permit No. 982740, dated June 5, 2019. At no time was it their intention to perform work outside the scope of the permit or to avoid the review and approval of the Historical Commission. Accordingly, we respectfully request that you allow us to amend the Application at this time to include the existing windows and door so these conditions can be appropriately reviewed by the Architectural Committee and members of the Historical Commission. To assist the Commission with this review, photographs of the previous and existing conditions are attached hereto as **Exhibit “A”** and specifications for the windows are attached as **Exhibit “B”**.

We look forward to the opportunity to present these conditions along with the proposed improvements to the Architectural Committee at the upcoming meeting on July 28, 2020. We also welcome staff comments to these conditions and appreciate staff’s consideration of this matter. While this review is pending, we respectfully request that you refrain from referring this case to the Department of Licenses and Inspections (“L&I”) for issuance of a violation if possible. We will be happy to consider and



Kim Chantry  
July 27, 2020  
Page 2

incorporate comments from members of staff, the Architectural Committee, and the Historical Commission through this process to correct any issues that currently exist.

Please feel free to contact me if you have any questions or need any additional information at this time. Thank you for your continued attention to this matter.

Respectfully submitted,

*Stephanie M. Boggs*

Stephanie M. Boggs

cc: Jonathan E. Farnham, Ph.D., Executive Director ([Jon.Farnham@phila.gov](mailto:Jon.Farnham@phila.gov))  
Philadelphia Historical Commission ([preservation@phila.gov](mailto:preservation@phila.gov))

**Exhibit "A"**

PREVIOUS & EXISTING CONDITIONS OF WINDOWS AND DOOR

520-22 Kauffman  
Application for Review in Concept

Previous Condition:

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520-22 Kauffman  
Application for Review in Concept

Existing Conditions:





520-22 Kauffman  
Application for Review in Concept



**Exhibit "B"**

**WINDOW SPECIFICATIONS**

Screen: Full Screen, InView™

Performance Information: U-Factor 0.31, SHGC 0.25, VLT 0.46, CPD PEL-N-126-00788-00004, Performance Class LC, PG 30, Calculated Positive DP Rating 30, Calculated Negative DP Rating 30, Year Rated 08, Egress Does not meet typical United States egress, but may comply with local code requirements

Grille: GBG, No Custom Grille, 3/4" Contour, Traditional (3W2H / 3W2H), Black, Black

Wrapping Information: No Exterior Trim, Pella Recommended Clearance, Perimeter Length = 164".

Rough Opening: 28 - 3/4" X 54 - 1/4"

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Printed on 8/2/2019

Contract - Detailed

Page 1 of 7

Customer: George Vero

Project Name: Vero/Kauffman

Order Number: 310

Quote Number: 11619493

Line #	Location:	Attributes	Item Price	Qty	Ext'd Price
50	Kitchen sink	<b>Impervia, 3-Wide Casement, 58 X 24, Black</b>	\$946.91	1	\$946.91
		<b>1: Non-Standard SizeNon-Standard Size Left Casement</b> Frame Size: 19 X 24 General Information: Standard, Duracast®, Block, No Foam Insulated, 3 1/4", 1 5/16", 1 15/16" Exterior Color / Finish: Black Interior Color / Finish: Black Glass: Insulated Low-E Advanced Low-E Insulating Glass Argon Non High Altitude Hardware Options: Standard, Wash Hinge Hardware, Fold-Away Crank, Matte Black, No Window Opening Control Device, No Limited Opening Hardware Screen: Full Screen, InView™ Performance Information: U-Factor 0.28, SHGC 0.24, VLT 0.44, CPD PEL-N-150-00604-00002, Performance Class LC, PG 50, Calculated Positive DP Rating 50, Calculated Negative DP Rating 50, Year Rated 11, Egress Does not meet typical United States egress, but may comply with local code requirements Grille: GBG, No Custom Grille, 3/4" Contour, Traditional (2W2H), Black, Black Vertical Mull 1: FactoryMull, Standard Joining Mullion, Frame To Frame Width- 0", Mull Design Pressure- 20 <b>2: Non-Standard SizeNon-Standard Size Fixed Casement</b> Frame Size: 20 X 24 General Information: Standard, Duracast®, Block, No Foam Insulated, 3 1/4", 1 5/16", 1 15/16" Exterior Color / Finish: Black Interior Color / Finish: Black Glass: Insulated Low-E Advanced Low-E Insulating Glass Argon Non High Altitude Performance Information: U-Factor 0.27, SHGC 0.27, VLT 0.50, CPD PEL-N-152-01180-00002, Performance Class LC, PG 50, Calculated Positive DP Rating 50, Calculated Negative DP Rating 50, Year Rated 11 Grille: GBG, No Custom Grille, 3/4" Contour, Traditional (2W2H), Black, Black Vertical Mull 2: FactoryMull, Standard Joining Mullion, Frame To Frame Width- 0", Mull Design Pressure- 20 <b>3: Non-Standard SizeNon-Standard Size Right Casement</b> Frame Size: 19 X 24 General Information: Standard, Duracast®, Block, No Foam Insulated, 3 1/4", 1 5/16", 1 15/16" Exterior Color / Finish: Black Interior Color / Finish: Black Glass: Insulated Low-E Advanced Low-E Insulating Glass Argon Non High Altitude Hardware Options: Standard, Wash Hinge Hardware, Fold-Away Crank, Matte Black, No Window Opening Control Device, No Limited Opening Hardware Screen: Full Screen, InView™ Performance Information: U-Factor 0.28, SHGC 0.24, VLT 0.44, CPD PEL-N-150-00604-00002, Performance Class LC, PG 50, Calculated Positive DP Rating 50, Calculated Negative DP Rating 50, Year Rated 11, Egress Does not meet typical United States egress, but may comply with local code requirements Grille: GBG, No Custom Grille, 3/4" Contour, Traditional (2W2H), Black, Black Wrapping Information: Standard Fin, No Exterior Trim, Pella Recommended Clearance, Perimeter Length = 164".			

Rough Opening: 58 - 1/2" X 24 - 1/2"

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Printed on 8/2/2019

Contract - Detailed

Page 2 of 7

Customer: George Vero

Project Name: Vero/Kauffman

Order Number: 310

Quote Number: 11619493

Line #	Location:	Attributes	Item Price	Qty	Ext'd Price
55	3rd Rear	<b>Impervia, Double Hung, 34 X 53.75, Black</b>	\$601.75	1	\$601.75
		<b>1: Non-Standard SizeNon-Standard Size Double Hung, Equal</b> Frame Size: 34 X 53 3/4 General Information: Standard, Duracast®, Block, No Foam Insulated, 3", 1 11/16" Exterior Color / Finish: Black Interior Color / Finish: Black Glass: Insulated Tempered Obscure Low-E Obscure Advanced Low-E Insulating Glass Argon Non High Altitude Hardware Options: Cam-Action Lock, Matte Black Screen: Full Screen, InView™ Performance Information: U-Factor 0.31, SHGC 0.28, VLT 0.52, CPD PEL-N-126-00788-00003, Performance Class LC, PG 30, Calculated Positive DP Rating 30, Calculated Negative DP Rating 30, Year Rated 08, Egress Does not meet typical United States egress, but may comply with local code requirements Grille: No Grille, Wrapping Information: No Exterior Trim, Pella Recommended Clearance, Perimeter Length = 176". <b>Obscure Glass Style: Pattern62(Standard)</b>			

Rough Opening: 34 - 1/2" X 54 - 1/4"















Before window and door replacement

