

Proposed work

REVISED

2024 Delancey all items are on the south side of the building on PANAMA STREET:

- 1) Rear Bay rebuild, first floor patio door, window replacement
- 2) Rear roof deck on top of sloped roof
- 3) Brick garage

REVISED

Rear roof deck on top
of sloped roof

Rear Bay rebuild, first
floor patio door,
window replacement

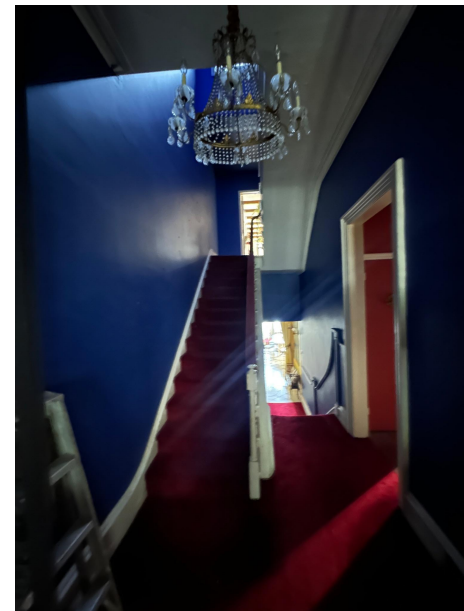
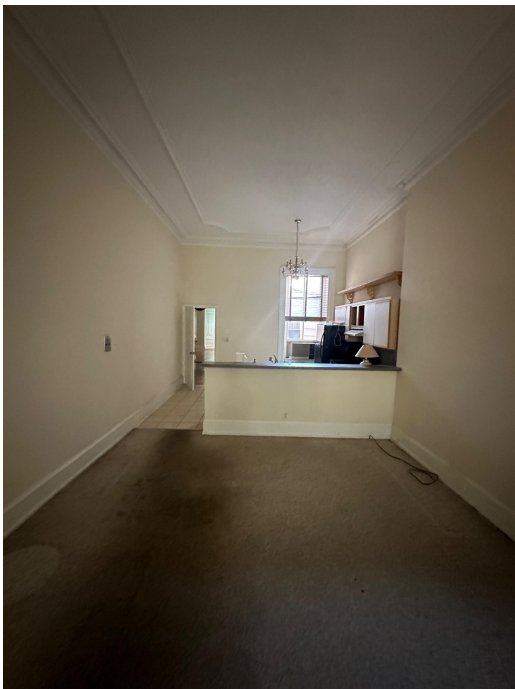
Brick garage



2024 Delancey Place History

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2024 Delancey was owned for 60 or so years by Edna Shaw. When the new owners Nathaniel Popkin and Rona Buchalter purchased the property last year all of her and her families life was frozen in time. Sadly over the years any original details were removed, the building was in major disrepair and many modifications that were made, including the rear bays, were rotting out.





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We have already received permission for multiple aspects of renovating this building, including replacing broken windows in the front with historical new windows, repointing the entire front facade, repairing and replacing the roof, as well as necessary interior work

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Previous condition

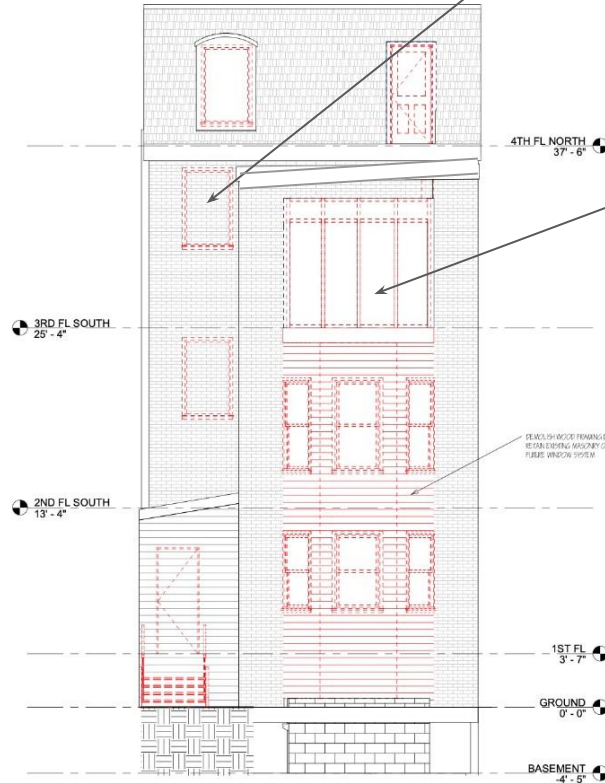


Demolition

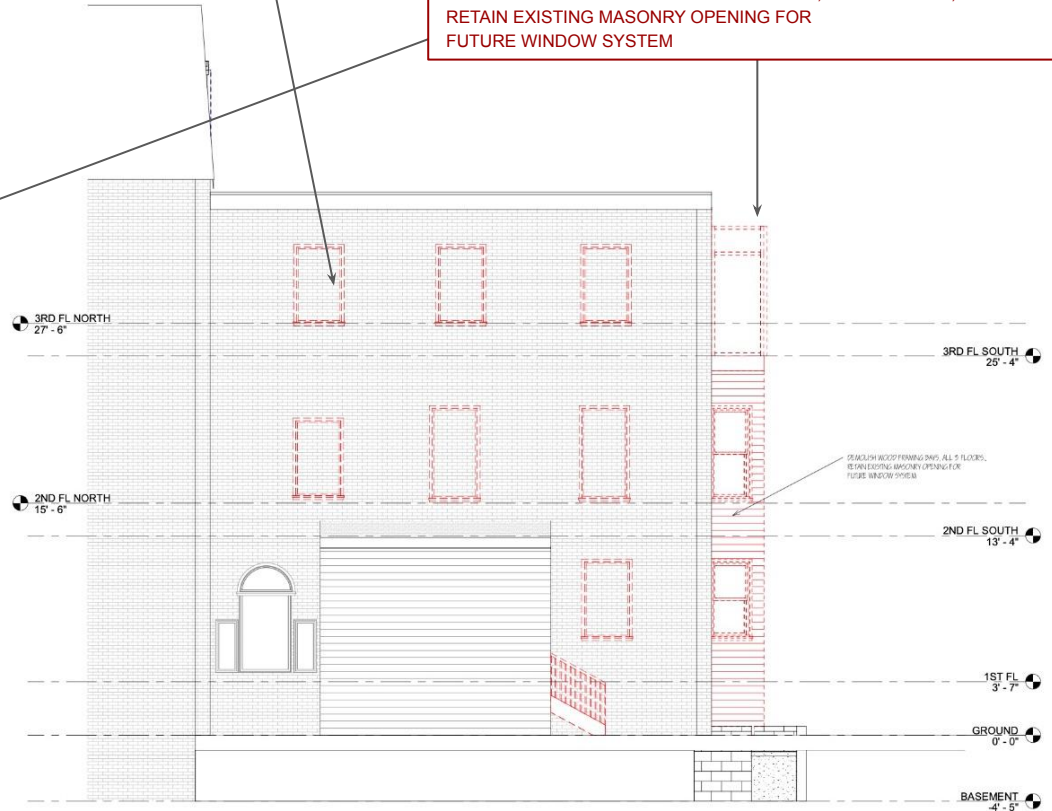
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ALL window openings except for bay stay as is

DEMOLISH EXISTING WOOD FRAMING BAYS, ALL 3 FLOORS.,
RETAIN EXISTING MASONRY OPENING FOR
FUTURE WINDOW SYSTEM



① South
1/4" = 1'-0"

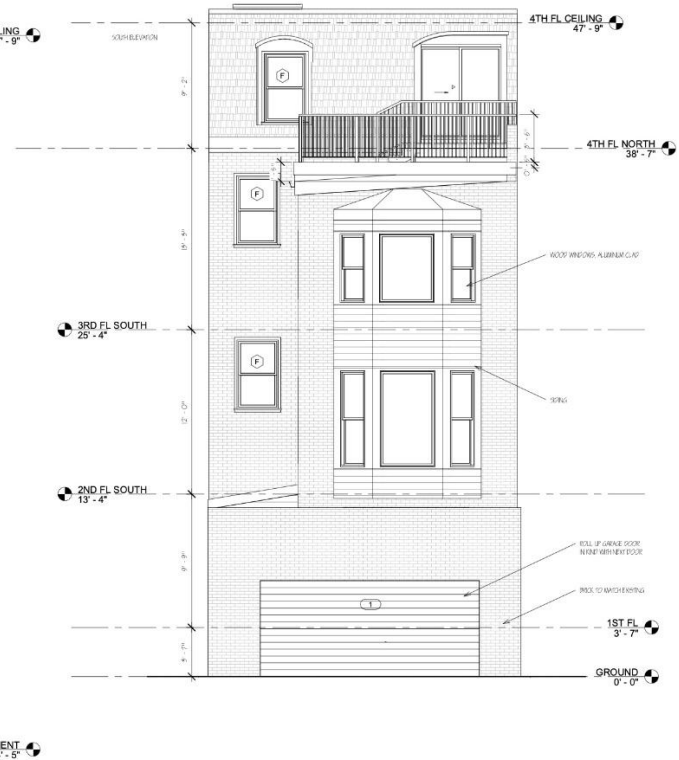


② West
1/4" = 1'-0"

Rear Bay rebuild, first floor patio door, window replacement



③ West
1/4" = 1'-0"



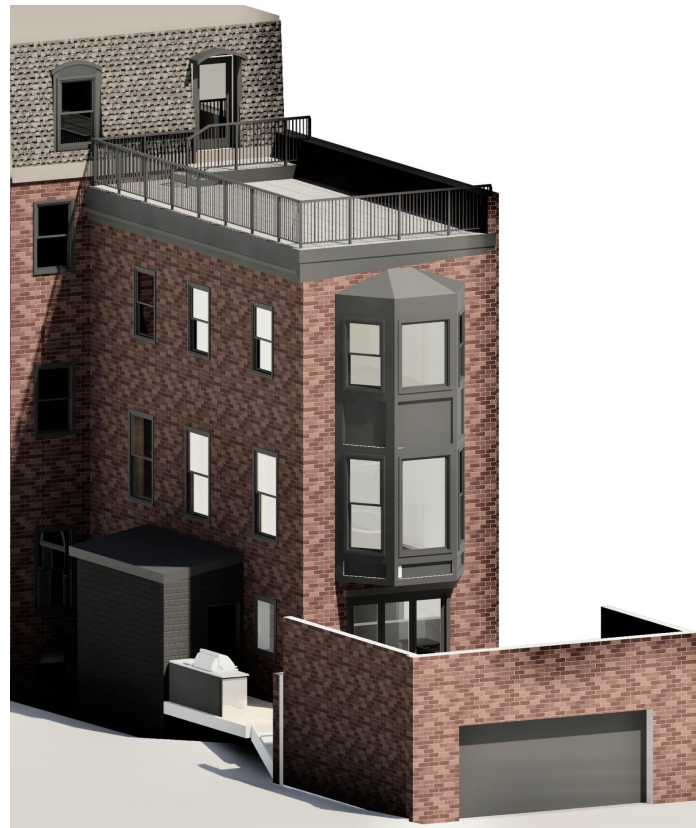
② South
1/4" = 1'-0"

Rear roof deck on top of sloped roof

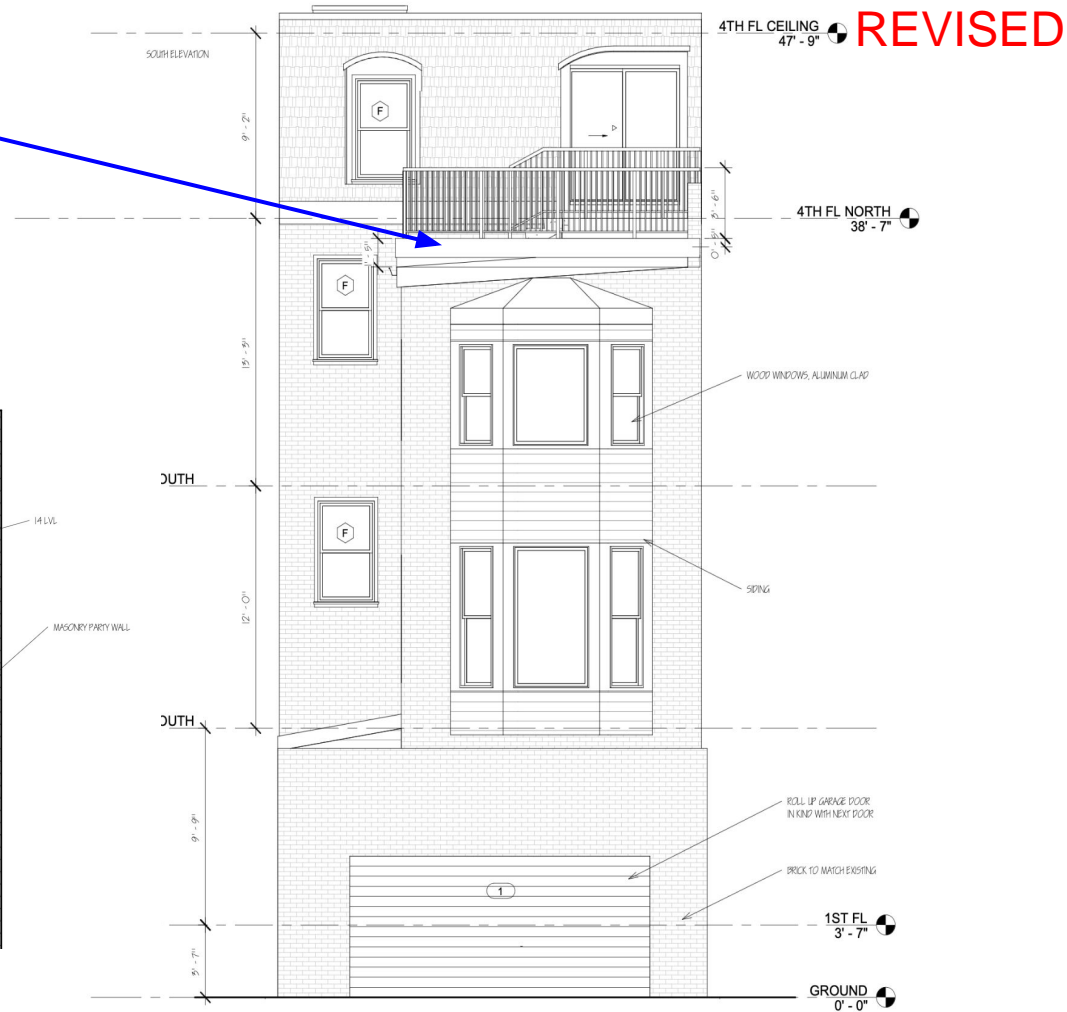
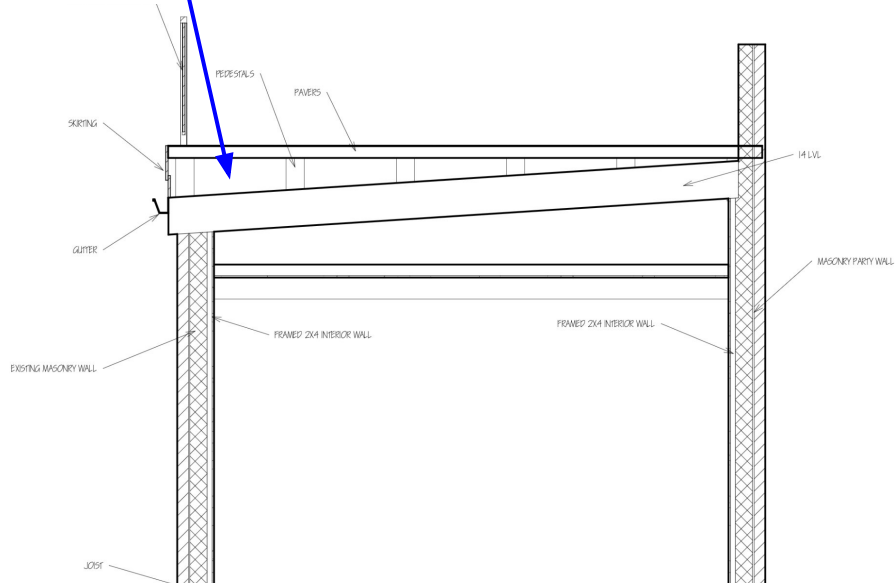
Existing



Proposed



Skirt Board to hide pedestals



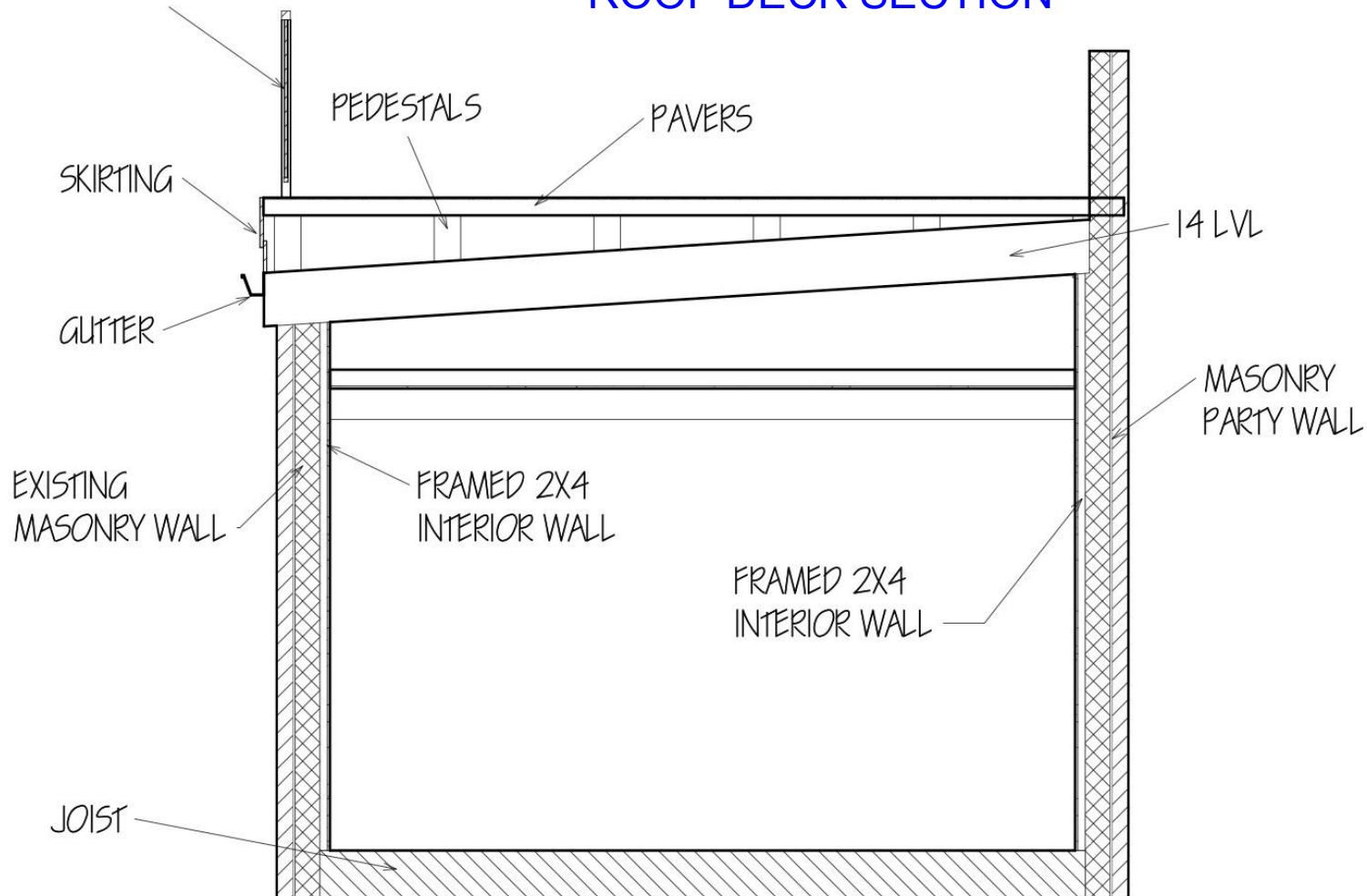
Panama St roof deck without the skirt board



METAL RAILING SYSTEM

ROOF DECK SECTION

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3) BRICK GARAGE

Existing



Proposed

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24 Panama St



Panama St

Philadelphia, Pennsylvania

Google Street View

24 See more dates

BRICK GARAGE TO MATCH 2022

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JMIDB

DESIGN + BUILD

MICHAEL J. CROJNICKI R.A.

PHOTOGRAPHY - 2014-2015-2017



975 BRAD ROAD

RESIDENCE

AMSAI
ROAD

2066 Panama St
Philadelphia, Pennsylvania
📍
Google Street View
Oct 2024 See more dates

BRICK GARAGE TO MATCH 2022

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2066 Panama St
Philadelphia, Pennsylvania



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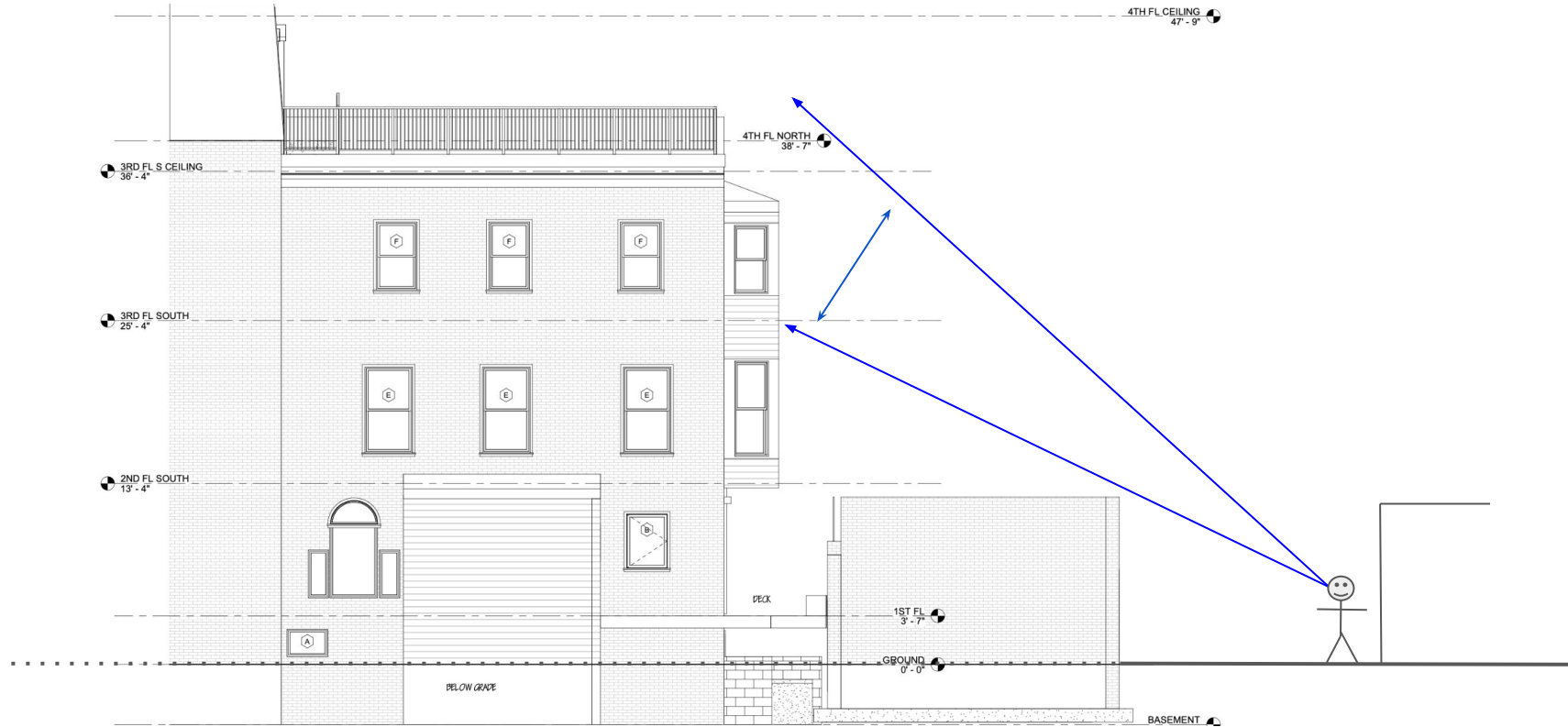
Oct 2024 See more dates



Many garages in a row



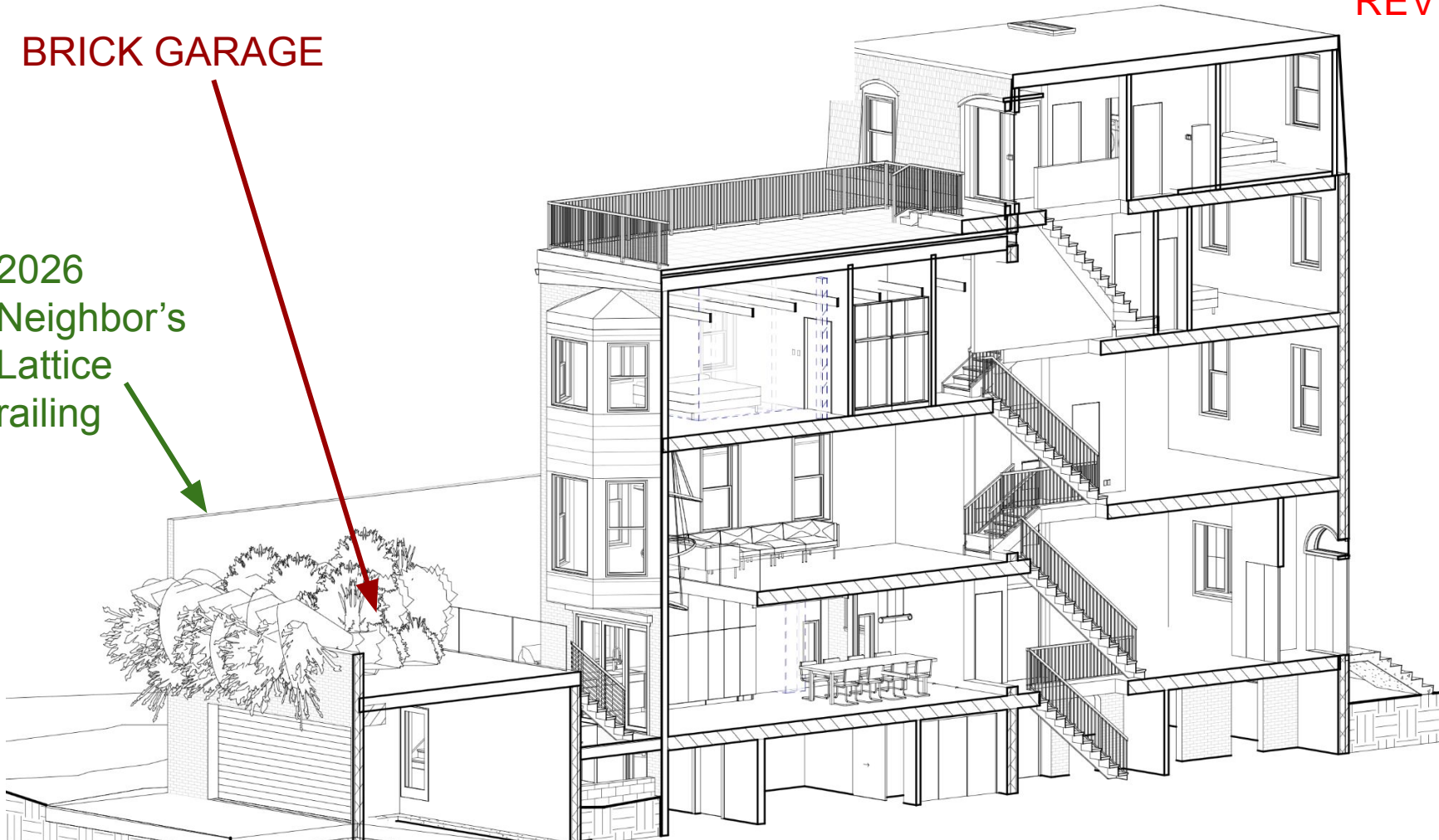
Maximum visibility for pedestrian on Panama



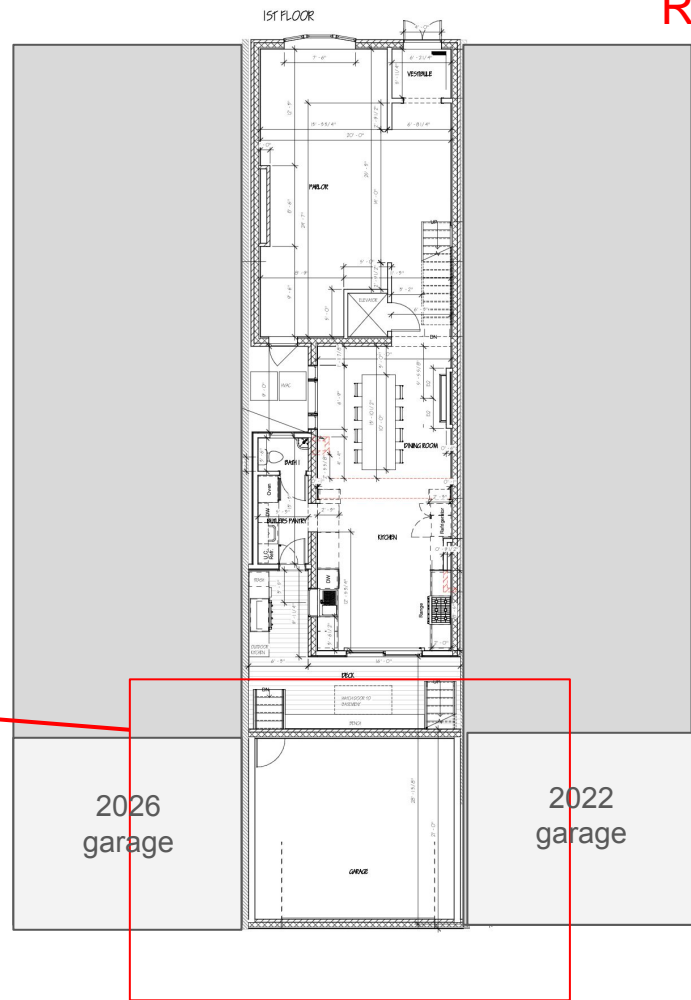
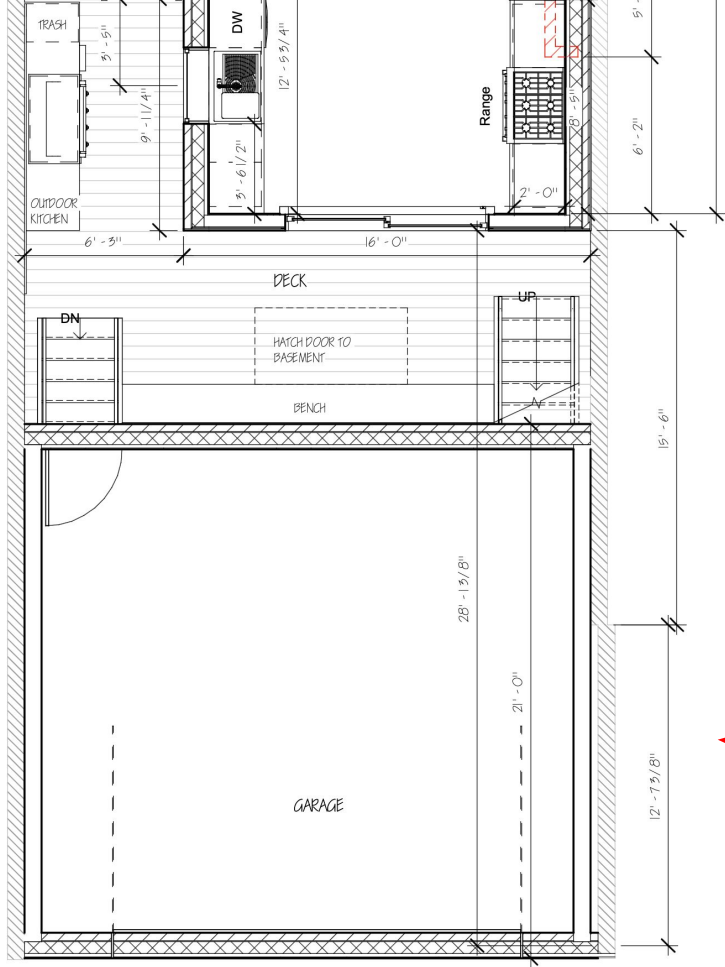
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BRICK GARAGE

2026
Neighbor's
Lattice
railing



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The only area that would be changed with regards to the proposed garage

The only area that would be changed with regards to the proposed garage

24' - 4"

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