

AGENDA
766TH STATED MEETING OF THE
PHILADELPHIA HISTORICAL COMMISSION

FRIDAY, 12 JUNE 2026, 9:00 A.M.
ROOM 18-029, 1515 ARCH STREET
ZACHARY FRANKEL, CHAIR

INSTRUCTIONS FOR PARTICIPATING IN THE MEETING INCLUDED AT THE BOTTOM OF THIS AGENDA

- 1. ADOPTION OF MINUTES, 765TH STATED MEETING, 8 MAY 2026**
Zachary Frankel, Chair
- 2. THE REPORT OF THE ARCHITECTURAL COMMITTEE, 26 MAY 2026**
Dan McCoubrey, Chair

AGENDA

ADDRESS: 4238-40 CHESTER AVE – REVISED

Proposal: Construct eight townhouses
Review Requested: Review and Comment
Owner: SHRW Clark Park LLC
Applicant: Brett Harman, Harman Deutsch Ohler Architecture
History: Undeveloped land
Individual Designation: None
District Designation: Southeast Spruce Hill Historic District, Non-contributing, 7/12/2024
Staff Contact: Alex Till, alexander.till@phila.gov

ADDRESS: 2108 SANSOM ST

Proposal: Construct rooftop addition
Review Requested: Review In Concept
Owner: Matthew Germinaro and Kate Hanlon
Applicant: Adam Zangrilli, Zangrilli Design
History: 1870
Individual Designation: None
District Designation: Rittenhouse Fidler Historic District, Contributing, 2/8/1995
Staff Contact: Ted Maust, theodore.maust@phila.gov

ADDRESS: 6701-19 N BROAD ST – CONTINUED TO JULY 2026 PHC MTG

Proposal: Install signage
Review Requested: Final Approval
Owner: Broad Street Professional Building, LP
Applicant: Stephanie Rumer, Permex Permit Expediting
History: 1923; Oak Lane Trust Company Bank; Ralph B. Bencker, architect; addition, 1926
Individual Designation: 12/13/2024
District Designation: None
Staff Contact: Dan Shachar-Krasnoff, daniel.shachar-krasnoff@phila.gov

ORDER OF AGENDA SUBJECT TO CHANGE
PHILADELPHIA HISTORICAL COMMISSION
PHILADELPHIA'S PRINCIPAL PUBLIC STEWARD OF HISTORIC RESOURCES

ADDRESS: 3331 POWELTON AVE – SUPPLEMENTED

Proposal: Legalize window replacement and masonry work
Review Requested: Final Approval
Owner: Yuhua Wang and Andrew Jefferson Xiao
Applicant: Yuhua Wang
History: 1883
Individual Designation: None
District Designation: Powelton Village Historic District, Contributing, 11/10/2022
Staff Contact: Allyson Mehley, allyson.mehley@phila.gov

ADDRESS: 1910 CHESTNUT ST

Proposal: Remove marquee; install storefront
Review Requested: Final Approval
Owner: 19R Chestnut Partners LP
Applicant: Reed Slogoff, Chestnut Square Associates LP
History: 1928; Boyd Theater, Sameric Theater; Hoffman & Henon, architects
Individual Designation: 8/9/2008
District Designation: None
Staff Contact: Kim Chantry, kim.chantry@phila.gov

3. THE REPORT OF THE COMMITTEE ON HISTORIC DESIGNATION, 20 MAY 2026

Emily Cooperman, Chair

ADDRESS: 459 ROXBOROUGH AVE

Name of Resource: Galilee Baptist Church
Proposed Action: Designate
Property Owner: Galilee Baptist Church
Nominator: Historical Commission
Staff Contact: Dan Shachar-Krasnoff, daniel.shachar-krasnoff@phila.gov

ADDRESS: 580 PELHAM RD/333 W UPSAL ST – CONTINUED TO AUGUST 2026 PHC MTG

Name of Resource: Wolstenholme Twin
Proposed Action: Designate
Property Owner: Jim Onesti, Phila Prop LLC
Nominator: Preservation Alliance for Greater Philadelphia
Staff Contact: Heather Hendrickson, heather.hendrickson@phila.gov

ADDRESS: 132 N 10TH ST

Name of Resource: Tetlow Manufacturing Company
Proposed Action: Designate
Property Owner: Teresa C. & Ronald M. Lee
Nominator: Annie Liang-Zhou
Staff Contact: Alex Till, alexander.till@phila.gov

ADDRESS: 5604 N 5TH ST

Name of Resource: National Bank of Olney
Proposed Action: Designate
Property Owner: Hue Ton & Roselia Marquez Torres
Nominator: Preservation Alliance for Greater Philadelphia
Staff Contact: Ted Maust, theodore.maust@phila.gov

ADDRESS: 4889 UMBRIA ST

Name of Resource: Manayunk Plush Manufacturing Company
Proposed Action: Designate
Property Owner: Kerd Associates with Genesis Properties and GMH Communities
Nominator: Ridge Park Civic Association
Staff Contact: Jon Farnham, jon.farnham@phila.gov

4. OLD BUSINESS

ADDRESS: 428-34 N 4TH ST

Name of Resource: National Marine Engineers Beneficial Association Office
Proposed Action: Designation
Property Owner: Mark H. Rubin
Nominator: Misha Wyllie
Staff Contact: Alex Till, alexander.till@phila.gov

5. THE REPORT ON THE ACTIVITIES OF THE HISTORICAL COMMISSION STAFF, MAY 2026

Jonathan E. Farnham, Executive Director

INSTRUCTIONS FOR PARTICIPATING IN THE HISTORICAL COMMISSION'S MEETING

Applicants, property owners, and the public may participate in the Historical Commission's meeting in person or remotely on Zoom. The Commissioners and their staff will attend the meeting in person. The advisory committee meetings will continue to be held on Zoom only. The Historical Commission's meeting will be held in Room 18-029 on the 18th floor of 1515 Arch Street, also called the One Parkway Building, at the northeast corner of 16th and Arch Streets, across Arch Street from Love Park. All attendees must go through security when entering the building, which includes passing through a metal detector and showing a photo ID. After security and the turnstiles, take the second bank of elevators to the 18th floor. After exiting an elevator, follow the signs to Conference Room 18-029, called the City Planning Commission and Historical Commission Conference Room, the same room that the Historical Commission met in before March 2020. When entering the conference room, please sign into the meeting on the sign-in sheet.

Applicants, property owners, and the public may participate in the Historical Commission's meeting remotely in three ways: live with a computer, tablet, or smartphone; live with a telephone; and in advance by email.

- To join with a device, go to this link on 12 June 2026.
 - Link: <https://us02web.zoom.us/j/86931008586?pwd=kAf5OQyXeAuhYvFckLFmMaComgKw5l.1>
 - Passcode: 536330
- To join by telephone, call this number on 12 June 2026.
 - Telephone Number: 267-831-0333
 - Meeting ID: 869 3100 8586#
 - Participant ID: #
 - Passcode: 536330#
- To email comments, send them to preservation@phila.gov by noon on 11 June 2026.

The meeting materials are available on the Historical Commission's [website](#). Please note that the meeting will be recorded. By participating in the meeting, you are consenting to be recorded. A link to the recording of the meeting will be placed [here](#) on the website after the meeting.