

**AGENDA**  
**769<sup>TH</sup> STATED MEETING OF THE**  
**PHILADELPHIA HISTORICAL COMMISSION**

**FRIDAY, 11 SEPTEMBER 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, 768<sup>TH</sup> STATED MEETING, 14 AUGUST 2026**

Zachary Frankel, Chair

**2. REQUESTS FOR CONTINUANCES**

**ADDRESS: 1910 CHESTNUT ST – REQUEST TO CONTINUE TO THE OCTOBER 2026 PHC MTG**

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](mailto:kim.chantry@phila.gov)

**3. THE REPORT OF THE ARCHITECTURAL COMMITTEE, 25 AUGUST 2026**

Dan McCoubrey, Chair

**CONSENT AGENDA**

**4619-25 LONGSHORE AVE**

**1706-10 WALNUT ST**

**2129 CHESTNUT ST AND 15-19 S 22ND ST**

**AGENDA**

**ADDRESS: 4619-25 LONGSHORE AVE – REVISED, ON CONSENT AGENDA**

Proposal: Construct elevator addition

Review Requested: Final Approval

Owner: CDE Investments LLC

Applicant: Andy Gray, Toner Architects

History: 1908; Tacony Club; Clyde S. Adams, architect

Individual Designation: 5/10/2019

District Designation: None

Staff Contact: Ted Maust, [theodore.maust@phila.gov](mailto:theodore.maust@phila.gov)

**ADDRESS: 1706-10 WALNUT ST – REVISED, ON CONSENT AGENDA**

Proposal: Construct three-story building with setback penthouse and roof deck

Review Requested: Final Approval

Owner: 1706 Walnut Street Property Holdings LLC

Applicant: Jerry Roller, JKRP Architects

History: vacant lots, buildings destroyed by fire in 2020

Individual Designation: None

District Designation: Rittenhouse Fidler Historic District, Contributing, 2/8/1995

Staff Contact: Allyson Mehley, [allyson.mehley@phila.gov](mailto:allyson.mehley@phila.gov)

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

**ADDRESS: 2201 PANAMA ST – WITHDRAWN**

Proposal: Construct fourth floor and roof deck  
Review Requested: Review In Concept  
Owner: Amy and Alexander Blumenthal  
Applicant: Amy Blumenthal  
History: 1963; Goldberg & Nauta, architects  
Individual Designation: None  
District Designation: Rittenhouse Fitter Historic District, Non-contributing, 2/8/1995  
Staff Contact: Dan Shachar-Krasnoff, [dan.shachar-krasnoff@phila.gov](mailto:dan.shachar-krasnoff@phila.gov)

**ADDRESS: 13 LONGFORD ST – WITHDRAWN**

Proposal: Demolish first floor area; construct new first and second floor  
Review Requested: Final Approval  
Owner: April Easley  
Applicant: Luciana Mejias, Creative Innovations Group LLC  
History: 1955; Montgomery & Bishop, architects  
Individual Designation: None  
District Designation: Greenbelt Knoll Historic District, Contributing, 6/9/2006  
Staff Contact: Alex Till, [alexander.till@phila.gov](mailto:alexander.till@phila.gov)

**ADDRESS: 2129 CHESTNUT ST AND 15-19 S 22ND ST – ON CONSENT AGENDA**

Proposal: Create new doorways; regrade paths; and install cooling tower  
Review Requested: Final Approval  
Owner: College of Physicians  
Applicant: Catherine Broh, MGA Partners  
History: 2129 Chestnut St: 1883; Church of New Jerusalem; Theophilus P. Chandler Jr., architect. 15-19 S 22<sup>nd</sup> St: 1907; College of Physicians; Cope & Stewardson, architects  
Individual Designation: 2129 Chestnut St: 9/1/1983; 15-19 S 22<sup>nd</sup> St: None  
District Designation: Rittenhouse Fitter Historic District, Significant, 2/8/1995  
Staff Contact: Heather Hendrickson, [heather.hendrickson@phila.gov](mailto:heather.hendrickson@phila.gov)

**4. OLD BUSINESS****ADDRESS: 1504 PINE ST – REVISED**

Proposal: Stucco front façade; replace windows  
Review Requested: Final Approval  
Owner: 1504 Pine St LLC  
Applicant: Matt Masterpasqua, Mass Architecture Studio LLC  
History: 1851; Union Place; Thomas U. Walter, architect  
Individual Designation: 9/28/1971  
District Designation: Rittenhouse Fitter Historic District, Significant, 2/8/1995  
Staff Contact: Ted Maust, [theodore.maust@phila.gov](mailto:theodore.maust@phila.gov)

**5. THE REPORT ON THE ACTIVITIES OF THE HISTORICAL COMMISSION STAFF, AUGUST 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. 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 11 September 2026.
  - Link: <https://us02web.zoom.us/j/82507526306?pwd=auaXdAVNtY7mxQurl3G1tZzZUIz5WU.1>
  - Passcode: 799187
- To join by telephone, call this number on 11 September 2026.
  - Telephone Number: 267-831-0333
  - Meeting ID: 825 0752 6306#
  - Participant ID: #
  - Passcode: 799187#
- To email comments, send them to [preservation@phila.gov](mailto:preservation@phila.gov) by noon on 10 September 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.

Please note that the Historical Commission has learned that **fraudulent emails** requesting payments from applicants and property owners working with the Historical Commission have been sent from fake email accounts ending with the domain name **@usa.com**. The Historical Commission will never request payments from applicants or property owners under any circumstances. Any such email communication is fraudulent and should be marked as spam and deleted. Please be advised:

- **Do NOT reply to the fraudulent emails.**
- **Do NOT click on any links contained in the emails.**
- **Do NOT open any attachments included in the emails.**
- **The Historical Commission does NOT request payments from applicants or property owners under any circumstances. Such payment requests are fraudulent and should be marked as spam and deleted.**

If you suspect you have received a fraudulent email, please mark it as spam and delete it immediately. If you have any questions or concerns regarding the validity of an email claiming to be from the Historical Commission, please contact [preservation@phila.gov](mailto:preservation@phila.gov) or call 215-686-7660. Thank you for your vigilance.