

MINUTES OF THE MEETING OF THE ARCHITECTURAL COMMITTEE OF THE PHILADELPHIA HISTORICAL COMMISSION

20 July 1977

Herbert W. Levy, A.I.A., Chairman

Present: Herbert W. Levy, A.I.A., Architectural Advisor to the Commission
Theodore T. Bartley, Jr., A.I.A., Preservation Committee, American Institute
of Architects, Philadelphia Chapter
Erling H. Pedersen, A.I.A., Old Philadelphia Development Corporation
Russell Milnor, A.I.A., Philadelphia Redevelopment Authority
P. Otto Haas, Chairman of the Commission
Janet S. Klein, Vice Chairman of the Commission
Richard Tyler, Historian
Patricia Siodontkowski, Executive Assistant to the Chairman

Also: Larry Woodward, Architect, Mrs. Elizabeth Cummin, prospective
developer of 225-27 Spruce Street, and Charles E. Peterson to present
the proposal for renovations to 225-27 Spruce Street.
Calvin Thompson and Paul Linder of Cope, Linder, Walmsley, Architects,
to request permission to demolish the buildings adjoining the Ross
House and situate at 407-409 and 411 South 2nd Street.
Richard Hoeking, Architect, to present his proposal for alterations to
the building situate at 305 Cherry Street.
George Willman, Architect, and Leonard Zaak, owner, to present a restoration
proposal for 440 Spruce Street.
Joel Chernock, Developer, to present his proposal for the renovation of
the buildings at 717-19-21-23 and 729 Spruce Street.

SUBMISSIONS

225-27 Spruce Street, Larry Woodward, Architect. The architect for the
project presented to the committee a preliminary proposal for alterations
of the building situate at 225-27 Spruce Street. His client, Mrs. Cummin
to purchase the property from the present owners is being required by the
Redevelopment Authority to undertake certain renovations in order to obtain
a Certificate of Completion from the Authority. This certificate will
permit the sale of the building to the Cummins. To comply with these require-
ments a frontispiece and shutters must be installed at this time with the
remainder of the proposed work to be completed after the sale.

present owner,
not Cummin

The Committee agreed to recommend the preliminary approval of the
drawings, as presented, with the suggestion that the frontispiece be
installed over the existing entrance doorway.

When a restudy of the structure can be made following its sale, a
resubmission will be required before a final approval can be granted and
a plaque awarded.

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1043 Lombard Street, John Burris, Architect. Approval of this restoration proposal is recommended.

1619 St. Paul Street and 1618 Rowan Street, Philadelphia Redevelopment Authority. The Committee recommends the approval of both renovation proposals as part of an IPA Rehabilitation Package.

717-19-21-23 and 729 Spruce Street, Carl Massara and Associates. The Committee recommends the approval of this project in concept. It was suggested that the architect prepare a new submission to include door and shutter details for 729 Spruce Street and documentary evidence for the proposed alterations to 717, 719, 721 and 723 Spruce Street.

6012 Ridge Avenue, Robert McCauley, Architect. The proposed renovations to the roof are acceptable. However, elevations for all facade alterations must be submitted for review and approval before a building permit application can be approved. The submission of large photographs, in lieu of a measured drawing, imprinted with detailed specifications will be acceptable.

RESUBMISSIONS

305 Cherry Street, John R. Williams, Architect. Approval of this renovation proposal is recommended.

440 Spruce Street, George Willman, Architect. Mr. Willman and the owner, Mr. Zeck, appeared before the Committee to present final working drawings for the complete restoration of this building. It is recommended that the Commission approve this restoration project with the requirement that a square head door with a four light transom be installed on the Spruce Street facade positioning it further to the east in accordance with the structural evidence recently uncovered. Also it is recommended that a built-in gutter rather than a pole gutter be installed.

632-34 South American Street, Edward H. Bernstein, Architect. The Architectural Committee recommends the approval of this restoration proposal subject to the submission of door, shutter and entrance stair details.

DEMOLITIONS

407-409-411 South Second Street, Cope, Linder, Walmaley, Architects. Calvin Thompson and Paul Linder appeared before the Architectural Committee to request permission to demolish the buildings adjacent to the Ross House and situate at 407-409-411 South Second Street. The developers of New Market propose to reconstruct the original buildings which, according to Paul Linder are structurally dangerous.

DEMOLITIONS

After some discussion of the matter it was suggested that a letter be requested from the New Market recording its intention to reconstruct the buildings in accordance with the previously approved restoration plans, that an inspector from the Department of Licenses and Inspections visit the site and make a report to the Commission and that accurately measured drawings of HABS quality of the existing buildings be prepared.

Before recommending the approval of the buildings' demolition, Mr. Pedersen and the Commission's Historian will inspect the buildings and report their findings.

730-32 South Broad Street. The Committee, after having tabled the owner's request for permission to demolish this structure for sixty days, again took this matter into consideration. It was agreed that a recommendation to impose the six month withholding be made to the Commission.

308 Queen Street. At the request of the Department of Licenses and Inspections, the Committee took into consideration the proposed demolition of the building situate at 308 Queen Street. The structure had been cited by the Department of Licenses and Inspections as being "imminently dangerous." Although currently being considered for transfer through a Sheriff's Sale, the Committee recommended that the Historian contact the building inspector and if, indeed, the building is structurally unsafe, it be allowed to come down.

Stanton Mansion, Garden wall. Permission to demolish a structurally unsound 20th century garden wall at Stanton Mansion was taken into consideration. Approval of this request is recommended.

PROBLEMS

108 Catharine Street. At the request of the owner, the Committee took into consideration the proposed change in a previously approved plan to allow the use of stone lintels over the basement windows on the front facade. It was agreed that stone lintels are not acceptable and that the approved plan should be followed.

PLAQUES

259 South 4th Street. As soon as the basement window sash is restored to conform with the approved plan and the flag pole and lighting fixture on the facade are removed, the Committee will recommend the approval of an "Altered" plaque for this building.

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PLAQUES

132 Catharine Street. Since plans for the complete restoration of this building were not reviewed and approved by this Committee, it is recommended that a plaque not be awarded.

There being no further business, the meeting adjourned at 4:15 p.m.

Respectfully submitted,

Patricia Siemiontkowski
Executive Assistant to the Chairman

PS:mk