

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

16 August 1978

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

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

Also: Representatives of Kensington Action Now concerning the certification of the Midway Theater.
Jack Smythe, reporter for THE EVENING AND SUNDAY BULLETIN.
Larry Woodward, Architect, to present his proposal for the reconstruction of 225-27 Spruce Street.
I. Cohen, owner of 2001 Brandywine Street, to submit for review a proposal to renovate his property.
Calvin Thompson of Cope, Linder, Walmsley to submit for a final review the working drawings for the restoration of 407-09-11 South Second Street.
Joel Peters concerning the certification of the Royal Theater, 1524-34 South Street.
Mrs. Kaplan, owner of 809-11 S. Hancock Street.
Neil Schlosser, architect for 908-10 Spruce Street.

SUBMISSIONS

225-27 Spruce Street, Larry Woodward, Architect. Mr. Woodward reviewed with the Committee his intention to demolish the south and west walls of 225-27 Spruce Street, in accordance with the recommendation of the structural engineer's final report, retaining only the roof, cornice and interior floors. At its meeting of 21 June 1978 the Committee agreed to allow the demolition and reconstruction of the existing walls and asked Mr. Woodward to submit his plans for a final review.

The architect, following the Committee's directive of 21 June, prepared a resubmission and presented it for consideration. After some discussion of the proposed reconstruction, the Committee agreed to recommend its approval to the Commission with the requirement that the dormer windows on the Spruce Street facade be double hung and that they match in detail the existing dormer window at 223 Spruce Street.

SUBMISSIONS (Cont.)

Owing to the lengthy agenda, it was agreed to defer the discussion on Historical Commission policy relating to the substantial reconstruction of a historically certified structure. The Committee had been directed by the Historical Commission at its meeting of 6 July 1978 to study this matter and to make a recommendation concerning the establishment of Commission policy.

2001 Brandywine Street, I. Cohen, Owner. Mr. Cohen presented to the Committee his proposal to rebuild a portion of the side wall at 2001 Brandywine Street and to construct a second floor masonry addition at the rear of the structure.

The Committee recommended that the owner obtain a brick compatible with the existing and that a similar bonding and joint be used in constructing the new addition. Moreover, in order to distinguish the original building from the addition, it was suggested that a brick reveal be placed between the two. Where it is necessary to replace brick in the wall of the main building, the masonry should be straight cut and the brick woven into the original fabric. It was agreed that the porcelain panels could be retained on the first floor. This proposal does not constitute a restoration and the building cannot, at this time, receive a Commission plaque.

407-09-11 South Second Street, Cope, Linder, Walmsley. Calvin Thompson presented the final working drawings for the complete restoration of 407-09-11 South Second Street for the Committee's review. Approval of this project is recommended.

809-11 South Hancock Street, Richard M. Cole & Associates. The Committee reviewed the preliminary plans for the restoration of the two frame buildings situated at 809-11 South Hancock Street and made several suggestions. It was agreed that the two entrance doors on the front facades should be retained although only one of the two will be operable. The owner's request to install a transom over each of the doorways was approved provided the opening allowed for at least a six foot six door and an appropriately sized transom. Finally, it was agreed that a water faucet could be installed on the front facade if it were recessed into the facade and contained within a box.

1023-25 Clinton Street, Zimmers Associates. The Committee reviewed the plans for the restoration of 1023-25 Clinton Street and made several recommendations. The building situated at 1023 Clinton Street should be restored to conform with the details of the existing buildings on

SUBMISSIONS (Cont.)

the street. It was pointed out that the louvered shutters on the second floor should be divided into three sections; those on the third floor into two sections with the meeting rail of the shutter below the center rail of the window. The door and fanlight should match those at 1015 Clinton Street. A rainwater conductor is required on the party wall side of the building with an appropriate wood box to cover the lower section. A cheek wall and iron railing should be installed and the iron basement grills, if they exist, should be retained.

Finally, it was noted that the plan disagrees with the elevation. The doorway should be placed where the patch in the brickwork exists and not as shown on the plan.

It is recommended that two light transoms on the top of the triple windows of the third floor be used consistently on the south and west elevations of the 20th century structure.

The elevations and plan should be revised to conform with the above recommendations and resubmitted to this Committee for another review.

719, 21, 25 Lombard Street, John Lloyd & Associates. The Committee recommends that the Commission approve this restoration proposal as submitted.

426 Spruce Street (details), Herbert W. Levy, A.I.A., Architect. Mr. Levy presented his window, shutter and door detailed drawings to the remainder of the Committee for review. Approval is recommended. Mr. Levy did not vote on the submission.

Fairmont Hotel, Graham-Solano, Ltd. The Committee reviewed this proposal for alterations to the interior of the old Bellevue-Stratford Hotel. The Committee found the plan to be acceptable and recommends its approval.

PROBLEMS

908-10 Spruce Street, Schlosser & Rivera, Architects. Evidence presented by Mr. Schlosser indicated to the Committee the original existence of a depressed arseway at 908 Spruce Street and the absence of one at 910 Spruce Street. Since the Redevelopment Authority specifications originally required that both buildings have depressed arseways, a letter will be directed to the Authority asking that the specification concerning 910 Spruce Street be changed. The Committee asked that the architect revise his proposal in accordance with his findings and resubmit them for a final review.

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PLAQUES

224 Bainbridge Street. The Committee reviewed the owner's request for a plaque and tabled the matter. Both Mr. Levy and Mr. Bartley will inspect the building and report their findings at the September meeting.

CERTIFICATIONS

Midway Theater, 1821 E. Allegheny Avenue. As directed by the Philadelphia Historical Commission at its meeting of 6 July 1978, members of the Architectural Committee and the staff visited the Midway Theater to determine whether or not the theater should be certified over the objection of the owner. The Committee found that the Midway possesses a very good, substantially intact, Art Deco interior. Owing to the mutilation of the exterior, however, the theater is of only marginal architectural significance. In view of this, the Committee thought that the Midway should not be certified over the owners' objection.

Marge Czarnik and Jackie Mondros, representing Kensington Action Now, challenged the Committee's recommendation and raised several legal questions concerning the Historical Commission's legal responsibilities to the public.

Mr. Levy suggested that since one member of the Committee had not had the opportunity to visit the theater, arrangements would be made for him to do so and another meeting called to discuss the matter further. It was agreed that this special meeting would be held on Monday, 21 August 1978, at 1 p.m. in the Historical Commission offices. The Commission's legal counsel, David Rosenblum, Assistant City Solicitor, will be asked to attend the meeting.

The Architectural Committee, as directed by the Historical Commission at its meeting of 6 July 1978, considered the advisability of certification of the Insurance Company of North America Building, the Strawberry Mansion Bridge, the Racquet Club and the Royal Theater. The Committee determined all four buildings eligible for local certification and recommends that the Commission act favorably on them.

There being no further business, the meeting adjourned at 5:00 p.m.

Respectfully submitted

Patricia Siemiontkowski
Executive Assistant to the Chairman

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