

**New York State Electric & Gas Corporation**

**Chemung Schuyler Transmission Enhancement  
Project**

**Case 25-T-0607**

**Above Ground Methods Report**

**Historical Resource Survey Methods & Zone of Visual  
Impact (ZVI)**

**Part 1 of 1**

**HISTORIC RESOURCE SURVEY METHODS &  
ZONE OF VISUAL IMPACT (ZVI)**

**CSTEP: LINE 963–978 115kV REBUILD PROJECT**

**TOWNS OF MONTOUR, VETERAN, HORSEHEADS,  
AND ELMIRA**

**SCHUYLER AND CHEMUNG COUNTIES, NEW YORK**

PREPARED FOR:

LABELLA ASSOCIATES  
300 STATE STREET, SUITE 201,  
ROCHESTER NY 14625

**H·C·S**

Hudson Cultural Services  
PO BOX 124, LAGRANGEVILLE, NY 12540

JULY 2025

## TABLE OF CONTENTS

I. HISTORIC RESOURCES METHODOLOGY .....	1
A. CSTEP: LINE 963-978 115kV REBUILD PROJECT DESCRIPTION.....	1
B. VIEWSHED ANALYSIS AND HISTORIC RESOURCE SURVEY METHODOLOGY	4
C. HISTORIC RESOURCE SURVEY METHODS.....	4
D. HISTORIC RESOURCE SURVEY FIELDWORK .....	7
E. CONCLUSIONS .....	7
F. BIBLIOGRAPHY .....	8

## LIST OF FIGURES

- Figure 1: 2023 USGS Topographical Map. 7.5 Minute Series. (Source: ESRI.) Scale: 1" =2 miles.
- Figure 2: 2025 Aerial image showing the location of the Project. (Source: USGS.gov.) Scale: 1" =2 miles.
- Figure 3: 2023 Topographical image showing the location of the Project, the 1 mile buffer and the ZVI. (Source: ESRI.) Scale: 1" =2.25 miles.
- Figure 4: 2023 Topographical image showing the areas of visibility based on the existing and proposed Project. (Source: ESRI.) Scale: 1" =2.25 miles.

## APPENDIX A: HISTORIC PROPERTIES WITHIN ONE MILE BUFFER

# I. HISTORIC RESOURCES METHODS REPORT

## A. CSTEP: LINE 963-978 115kV REBUILD PROJECT DESCRIPTION

The CSTEP: Line 963-978 115kV Rebuild Project (hereafter “the Project”) is a ±18.5 miles (11.5 km) Transmission Line rebuild project in the Towns of Montour, Veteran, Horseheads, and Elmira in Schuyler and Chemung Counties, New York. The Project includes rebuilding the transmission line by constructing new structures within the existing Right of Way. To minimize impacts the work will be contained within the existing electrical transmission Right of Way (ROW). The Project consists of constructing new structures for the Line 963-978 and adding a new ±0.63 miles (0.39 km) corridor west and north of the Ridge Road Substation, avoiding the residential neighborhood 221-257 Ridge Road. From the point northwest of the Ridge Road Substation, the Project will follow an existing ROW (Line 72) southeast and south to the Watercure Substation. In this portion of the Project new structures are proposed within the existing Right of Way (ROW).

The Office of Parks Recreation and Historic Preservation’s (OPRHP) State Historic Preservation Office (SHPO) has set forth guidance for the assessment of historic and cultural resources associated with the development and improvements of transmission lines “OPRHP Transmission Line Guidance” (dated 5-21-2018). This guidance calls for the establishment of a one (1) mile Study Area on each side of the existing ROW. The properties that are National Register of Historic Properties (NRHP) Listed or Eligible will be mapped and recorded. An Area of Potential Effect (APE) will be developed to identify and evaluate historic resources within the Project viewshed. Properties that are more than 50 years old and will have visibility of the Project will be assessed for NR eligibility by a consultant with recommendations reviewed by OPRHP Staff. The Project’s potential effect on a given historic property would be limited to a change in the property’s visual setting resulting from the introduction of taller utility structures as part of the Project. The APE for visual impacts and potential effects on historic resources includes those areas where the Project will become visible as a result of taller structures.

As per the OPRHP guidance document, the APE for Indirect Impacts (Visual APE) has been derived from Geographic Information System (GIS) modeling to identify changes in the setting feeling and association for properties that have the qualifying characteristics of NRHP eligibility. This GIS modeling is included in this document showing the changes in visibility of the Project based on the presence of existing vegetation. Given the structure heights of 50 feet (15.24 m) to 130 feet (39.6 m) above ground level, the tops of the structures would be visible above the existing tree lines, which are primarily deciduous in nature. The existing structures extend above the current vegetation and are visible in the agricultural fields.

The GIS modeling was completed by Hudson Cultural Services (HCS) and shows areas that have visibility of the Project based on the proposed changes within the Project. The modeling is based on a standard vegetation height. The modeling was completed to identify properties that would have visibility of the Project as a result of the change in structure (pole) heights and the proposed new poles in the ROW southeast of Horseheads, and east of Elmira (Figure 3).

As suggested by the visual modeling (Figure 4), most of the areas which currently view the existing structures, will view the proposed structures, with the exception of the portion of the Project where new structures are proposed within the existing ROW. These new structures are proposed within a ROW that currently contains structures. However, these existing structures are outside the scope of the current project and are not included in the visual analysis.

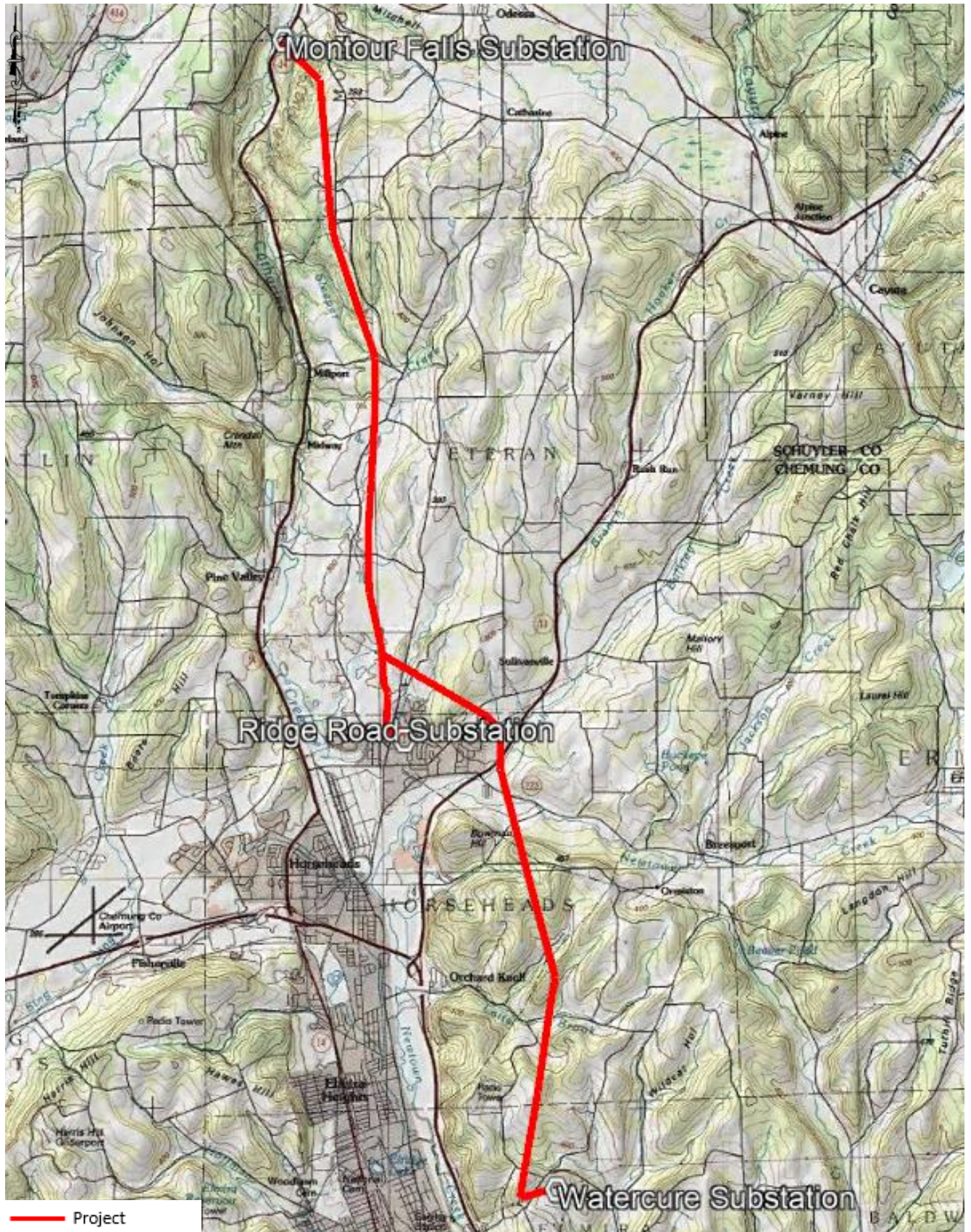


Figure 1: 2023 USGS Topographical Map. 7.5 Minute Series. (Source: ESRI.) Scale: 1" = 2 miles.

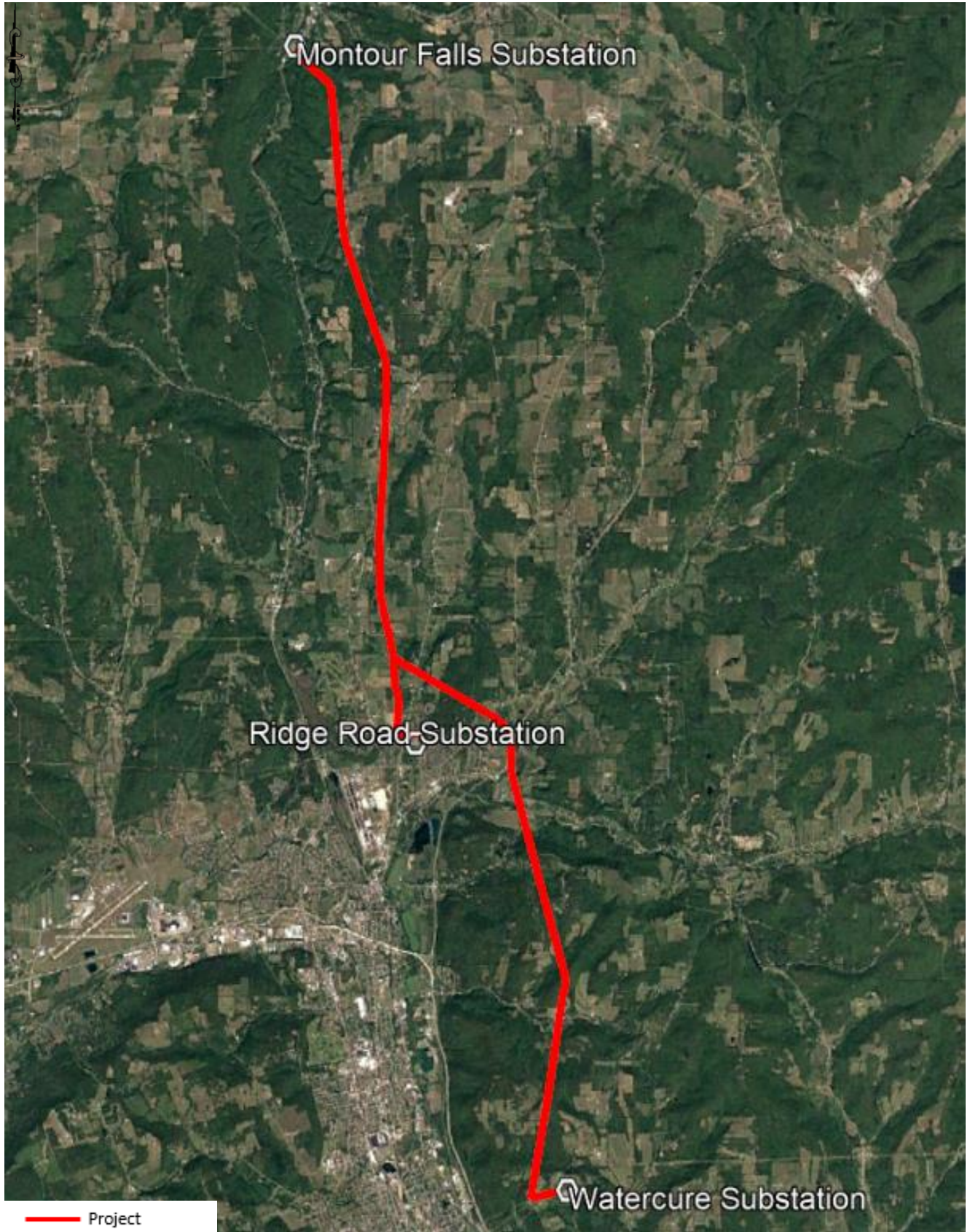


Figure 2: 2025 Aerial image showing the location of the Project. (Source: USGS.gov.) Scale: 1" = 2 miles.

## B. VIEWSHED ANALYSIS AND IDENTIFIED HISTORIC PROPERTIES

The viewshed analysis for the proposed Project was completed by HCS and includes scenarios that show the visibility based the existing vegetation and a top height of the new poles as indicated by the project design files. A review of county records will be completed to determine which properties within the visible area are more than fifty years of age. All properties that have even partial visibility will be evaluated to determine the age.

Only one (1) historic property previously been evaluated by the SHPO and will have visibility of the Project, the Quarry Farm on Crane Road (90NR00137). In addition, to the above properties there are seventy-five (75) Historic Properties (Eligible or Listed in State and National Register) located within one mile of the Project. These properties will not have visibility of the Project and are listed in Appendix A.

Additionally, there are twenty-one (21) cemeteries that have not been reviewed by SHPO within the one-mile (1.6 km) buffer on either side of the Project. These cemeteries were identified utilizing existing street maps, aerials and USGS topographical maps.

- |   |   |
|---|---|
| 1) Hilltop Cemetery                                 | 10) Coe Cemetery                          |
| 2) Fitzsimmons Cemetery                             | 11) Highland Cemetery                     |
| 3) Woodlawn Cemetery and Woodlawn National Cemetery | 12) Saint John Cemetery                   |
| 4) Saints Peter and Paul Cemetery                   | 13) Millport Cemetery                     |
| 5) Fulton Street Cemetery                           | 14) Parsons Cemetery                      |
| 6) Forest Lawn Memorial Park                        | 15) Turner Cemetery                       |
| 7) USGS Identified Cemetery (Montour Falls)         | 16) Vary Cemetery                         |
| 8) USGS Identified Cemetery (Montour Falls)         | 17) USGS Identified Cemetery (Horseheads) |
| 9) Cook Cemetery                                    | 18) Breesport Old Baptist Cemetery        |
|   | 19) Saint Mary's Cemetery                 |
|   | 20) Maple Grove Cemetery                  |
|   | 21) Saint Nicholas Cemetery               |

These cemeteries will be further documented (photographs, age and GIS/ address location) as part of the above ground resources survey.

## C. HISTORIC RESOURCES SURVEY METHODS

The buildings located within the viewshed that are more than fifty years of age will be assessed using the National Register Evaluation Criteria for historic significance. These criteria evaluate the quality of the building as well as the building's significance in American history. Also considered are architecture, archeology, engineering, cultural character present in districts, sites, buildings, structures, and objects that possess integrity of location, design, setting, materials, workmanship, feeling and association and;

- (a) that are associated with events that have made a significant contribution to the broad patterns of our history; or
- (b) that are associated with the lives of persons significant in our past; or
- (c) that embody distinctive characteristics of a type, period, or method of construction, or that represent the work of a master, or that possess high artistic values, or that represent a significant and distinguishable entity whose components may lack individual distinction; or
- (d) that have yielded, or may be likely to yield, information important to prehistory or history

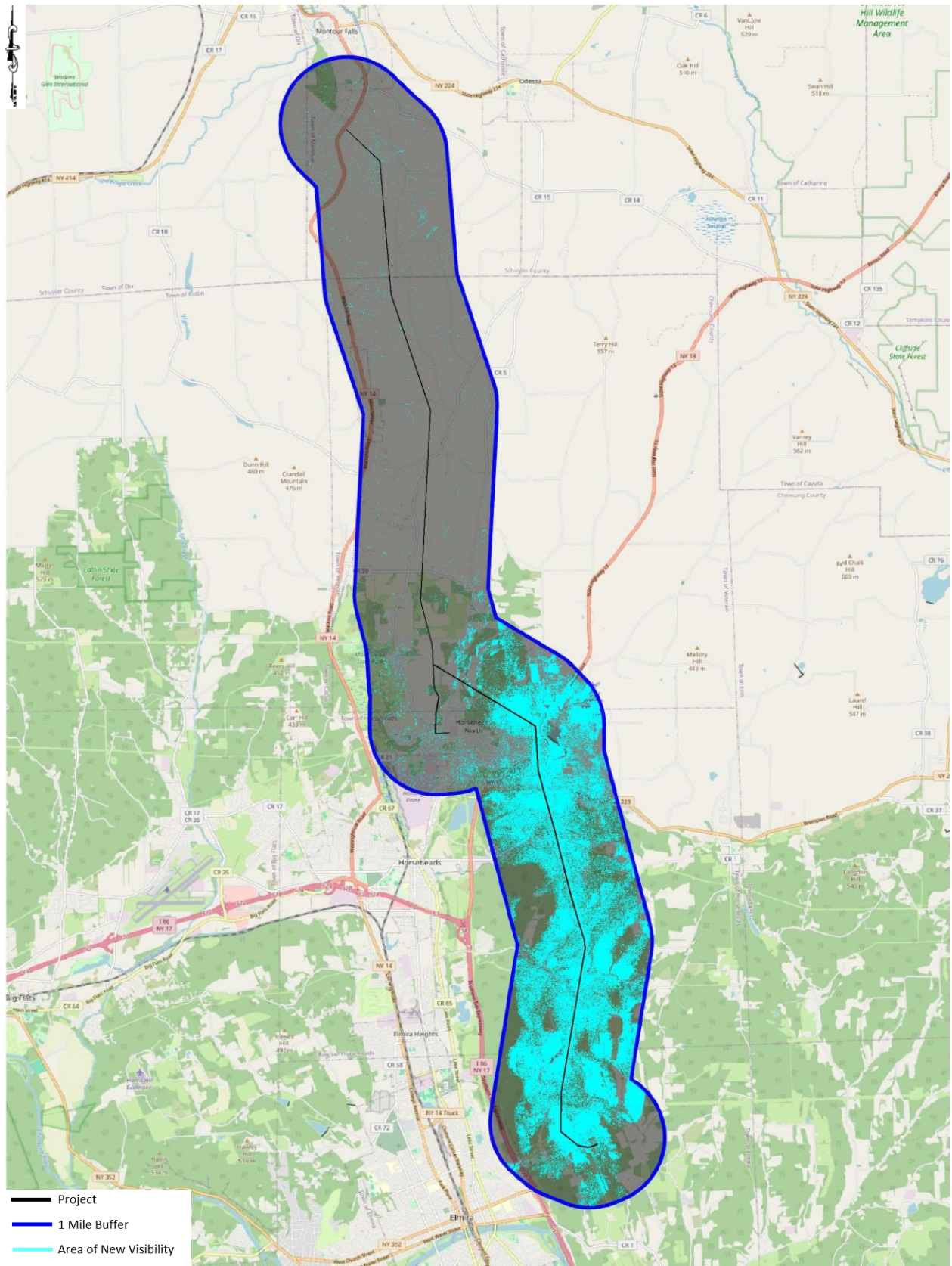


Figure 3: 2023 Topographical image showing the location of the Project, the 1 mile buffer and the ZVI. (Source: ESRI.) Scale: 1" = 2.25 miles.

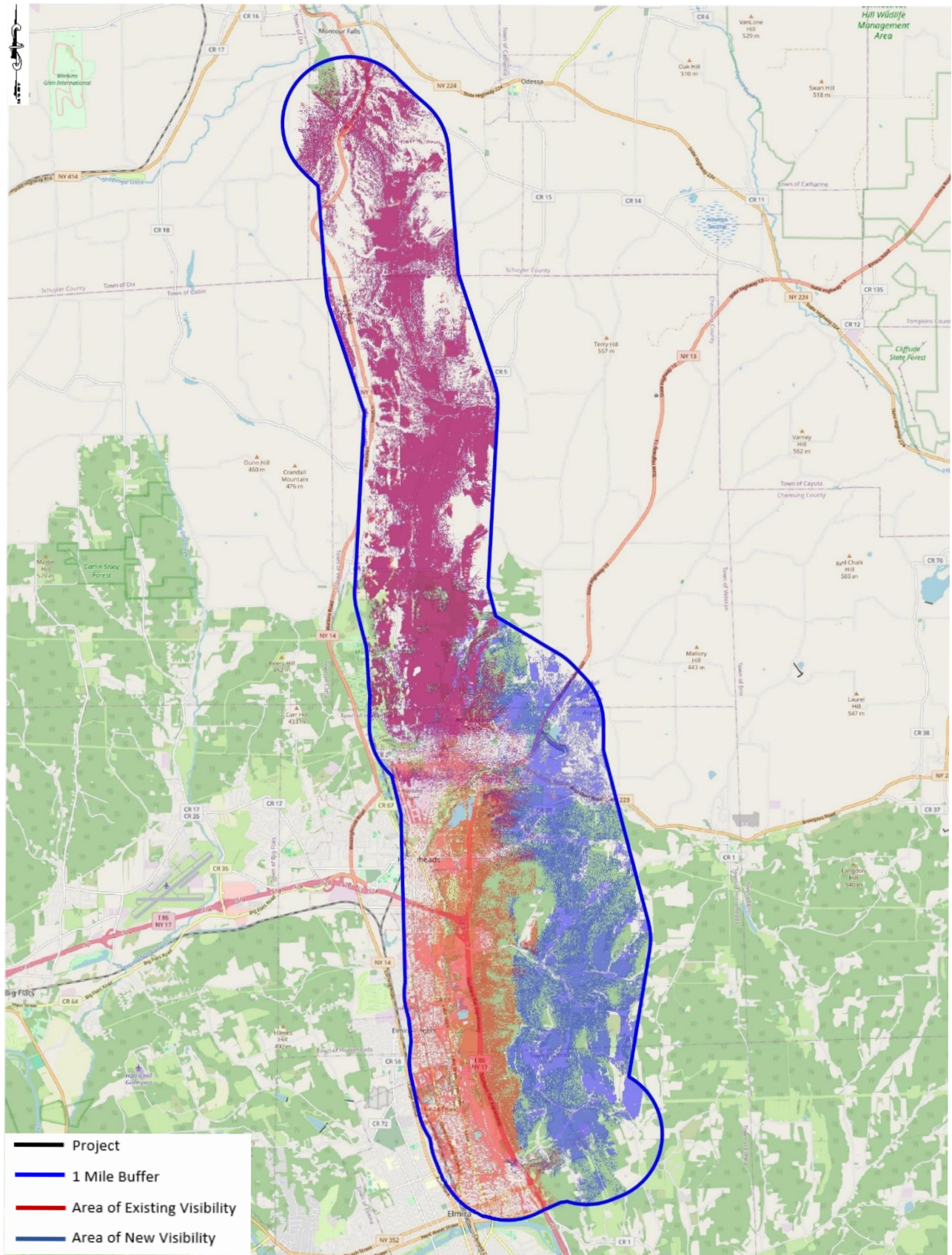


Figure 4: 2023 Topographical image showing the areas of visibility based on the existing and proposed Project. (Source: ESRI.) Scale: 1" = 2.25 miles.

#### D. HISTORIC RESOURCES SURVEY FIELDWORK

The historic resources survey fieldwork will include photographing and documenting the buildings and cemeteries within the ZVI that are more than fifty years of age that will have visibility of the Project. These buildings will be initially identified based on the results of a desktop survey, of associated property records. Photographs and details of each resource will be recorded along with geospatial location data, the property's address, estimated date of construction, and associated outbuildings or landscape features.

#### E. CONCLUSIONS

If requested by the State Historic Preservation Office (SHPO) the historic resources survey will be conducted by professionals who satisfy the qualifications criteria per the Secretary of the Interior's Standards for Historic Preservation (36 CFR 61). Fieldwork will include site visits to review and evaluate the properties identified in the ZVI as having a change in visibility. Supplemental research on specific historic properties will be completed, as necessary. The results of the historic resources survey fieldwork will be completed in the format requested by SHPO, either through a single report (document) or through the Trekker survey using CRIS Trekker 2.0 and the CRIS Mobile Pro application with any necessary accompanying documentation, for properties that meet the NRHP eligibility criteria.

## F. BIBLIOGRAPHY

New York State Office of Parks Recreation and Historic Preservation CRIS

[cris.parks.ny.gov](http://cris.parks.ny.gov). Web Accessed June 14, 2025

United States Geological Survey

2023 United State Geological Survey Topographical Map. Elmira NY Quadrangle. 7.5 Minute Series.

2023 United State Geological Survey Topographical Map. Horseheads NY Quadrangle. 7.5 Minute Series.

2023 United State Geological Survey Topographical Map. Montour Falls NY Quadrangle. 7.5 Minute Series.

APPENDIX A: HISTORIC PROPERTIES WITHIN ONE MILE BUFFER

USN	Name	Municipal	Type	Status
16NR00066	St. Matthew's Parish Hall 408 South Main St	Horseheads	Building	Listed
16NR00066	St, Matthew's Episcopal Church 410 South Main Street	Horseheads	Building	Listed
96NR01077	Chemung Railway Depot 312 West Broad St	Horseheads	Building	Listed
90NR03181	Methodist Church Museum & Culture Center Grand Central Ave	Horseheads	Building	Listed
90NR00149	Zimmerman House 601 Pine St	Horseheads	Building	Listed
90NR00148	Teal Park Bandstand Pine St	Horseheads	Building	Listed
90NR00147	Horseheads 1855 Extension Historic District	Horseheads	Building District	Listed
90NR00150	Hanover Square Historic District	Horseheads	Building District	Listed
90NR00146	Former Village Hall and Fire Department; now the Elmira Heights Historical Society (office and museum). 266-268 E. 14th Street	Elmira Heights	Building	Listed
15NR00132	Miller Block Townhouse A 204-206 W Henry St	Elmira	Building	Listed
15NR00132	The Miller Block - 226 South Main	Elmira	Building	Listed
03NR05083	John W Jones House 1250 Davis St	Elmira	Building	Listed
98NR01398	Emmanuel Episcopal Church 380 Pennsylvania Ave	Elmira	Building	Listed
16NR00080	George Washington School (currently Administration building) 430 West Washington Street	Elmira	Building	Listed
91NR03346	Saint Patrick's School and Convent 515-517 Park Pl	Elmira	Building	Listed
15NR00132	Mr. Panosians Colony - 221-223 South Main St	Elmira	Building	Listed
90NR00144	F M Howell Advertising 50-54 Pennsylvania Ave	Elmira	Building	Listed
90NR00144	F M Howell & Co 79-105 Pennsylvania Ave	Elmira	Building	Listed
90NR00143	Elmira College Old Campus	Elmira	Building District	Listed
18NR00023	Elmira Civic Historic District Boundary Amendments	Elmira	Building District	Listed
90NR00141	Elmira Civic Historic District	Elmira	Building District	Listed
01506.000001	Thomas K. Beecher House	Elmira	Building	Eligible
01506.000145	Hulsebosch Residence	Elmira	Building	Eligible
01508.000095	Private Residence 3196 Watkins Road	Horseheads	Building	Eligible
01508.000200	Hilltop Cemetery	Horseheads	Cemetery	Eligible
01508.000201	Residence 53 Jackson Creek Road	Breesport	Building	Eligible
01508.000189	Chemung County Fairgrounds	Horseheads	Building District	Eligible
01509.000003	Abraham Miller Home	Southport	Building	Eligible
01509.000211	Fitzsimmons Cemetery	Elmira	Cemetery	Eligible
01509.000212	Coldbrook School	Southport	Building	Eligible
01511.000006	Elmira & Seneca Lake Railway Co.: Power House	Veteran	Building	Eligible
01511.000049	Sullivanville United Methodist Church	Horseheads	Building	Eligible
01540.000599	Elmira College President Residence	Elmira	Building	Eligible
01540.000600	Wells Place - 815 College Avenue	Elmira	Building	Eligible
01540.000603	Watson Fine Arts Building	Elmira	Building	Eligible
01540.000604	Harris Hall	Elmira	Building	Eligible
01540.000605	Kolker Science Building	Elmira	Building	Eligible
01540.000625	Gate; College	Elmira	Building	Eligible
01540.000690	Lindenwald Haus - 1526 Grand Central Avenue	Elmira	Building	Eligible
01540.000692	1581 Lake Street, Elmira	Elmira	Building	Eligible

<b>USN</b>	<b>Name</b>	<b>Municipal</b>	<b>Type</b>	<b>Status</b>
01540.000697	Riverside Elementary School	Elmira	Building	Eligible
01540.000727	1064 College Avenue, Elmira	Elmira	Building	Eligible
01540.000783	Parley Coburn Elementary School	Elmira	Building	Eligible
01540.000820	Erie RR Viaduct	Elmira	Building	Eligible
01540.000822	Arthur W. Booth School	Elmira	Building	Eligible
01540.000826	Saint Patrick's RC Church	Elmira	Building	Eligible
01540.000827	Saint Patrick's RC Church Rectory	Elmira	Building	Eligible
01540.000954	Dunn Field, 1939	Elmira	Building	Eligible
01540.001040	706 West Water Street, Elmira NY	Elmira	Building	Eligible
01540.001270	Southside Baptist Church	Elmira	Building	Eligible
01540.001364	311 Catherine Street, Elmira	Elmira	Building	Eligible
01540.001395	Sullivan and Second Street Historic District	Elmira	Building District	Eligible
01541.000003	Elmira Drug/Ingersoll Drugstore Building	Elmira Heights	Building	Eligible
01541.000109	Dr. Nathan Cohen Elementary and Middle School	Elmira Heights	Building	Eligible
01543.000146	Day Farm	Horseheads	Building	Eligible
01543.000161	1213 South Main Street	Horseheads	Building	Eligible
04NR05242	Woodlawn Cemetery and Woodlawn National Cemetery	Elmira	Cemetery	Listed
90NR00142	Chemung County Courthouse - 210-228 Lake St	Elmira	Building	Listed
06NR05681	Erste Deutsche Evengelische Kirche	Elmira	Building	Listed
20NR00083	Goff, Way, and Brand Leaf Tobacco Warehouse - 310 Academy Place	Elmira	Building	Listed
01540.000032	Erie Railroad Station - 500-502 Railroad Ave	Elmira	Building	Eligible
21NR00040	Stowell House - 319 William Street	Elmira	Building	Listed
09NR06058	Gerry, William S., House - 415 William St	Elmira	Building	Listed
07NR05827	Community Arts of Elmira; Pratt Mansion; Langdon/Pratt Mansion - 413 Lake St	Elmira	Building	Listed
16NR00086	John W. Jones Court - 624 Baldwin St	Elmira	Building	Listed
90NR00138	Fire Station #4 - 301 Maxwell Place	Elmira	Building	Listed
90NR00142	Jail House (Chemung County Courthouse Complex) - 200-228 Lake St	Elmira	Building	Listed
01540.000653	Badger Residence 901 East Ave	Elmira	Building	Eligible
01540.000657	Dunn Residential Tower 555 East Market St	Elmira	Building	Eligible
01540.001168	Bragg House - 611 Jay St 14901	Elmira	Building	Eligible
01540.001181	414 Lake Street - 414 Lake Street	Elmira	Building	Eligible
01540.001367	Brand Park - 301-311 Maple Ave	Elmira	Building	Eligible
90NR00140	Chemung Canal Bank Building	Elmira	Building	Listed