



## **APPENDIX C REPRESENTATIVE SITE PHOTOS**





## Photographic Log

|  |  |                       |  |
|--|--|-----------------------|--|
| <b>Client:</b>   | Dominion Energy Virginia   | <b>Project:</b>       | 203401607  |
| <b>Site Name:</b>  | Staunton to Valley<br>Transmission Line 293<br>230 kV Rebuild                        | <b>Site Location:</b> | Augusta County and the<br>City of Staunton, Virginia |
| <b>Photograph ID: 3-1</b>  |   |                       |  |
| <b>Photo Location:</b><br>38.14756321<br>-79.06708842  |  |                       |  |
| <b>Direction:</b><br>West  |  |                       |  |
| <b>Survey Date:</b><br>6/1/2021  |  |                       |  |
| <b>Comments:</b><br>Lewis Creek flowing east adjacent to the Staunton substation looking upstream. |  |                       |  |
| <b>Photograph ID: 4-1</b>  |  |                       |  |
| <b>Photo Location:</b><br>38.14352944<br>-79.07144777  |  |                       |  |
| <b>Direction:</b><br>South   |  |                       |  |
| <b>Survey Date:</b><br>6/1/2021  |  |                       |  |
| <b>Comments:</b><br>Paved road and adjacent uplands in ROW south of tower 293/91.                  |  |                       |  |







## Photographic Log

|   |  |                       |  |
|---|--|-----------------------|--|
| <b>Client:</b>  | <b>Dominion Energy Virginia</b>  | <b>Project:</b>       | <b>203401607</b>   |
| <b>Site Name:</b>   | <b>Staunton to Valley<br/>Transmission Line 293<br/>230 kV Rebuild</b>               | <b>Site Location:</b> | <b>Augusta County and the<br/>City of Staunton, Virginia</b> |
| <b>Photograph ID: 5-1</b>   |   |                       |  |
| <b>Photo Location:</b><br>38.13687801<br>-79.07667915   |  |                       |  |
| <b>Direction:</b><br>Southwest  |  |                       |  |
| <b>Survey Date:</b><br>6/1/2021   |  |                       |  |
| <b>Comments:</b><br>Upland swale southwest of<br>tower 293/95.  |  |                       |  |
| <b>Photograph ID: 6-1</b>   |  |                       |  |
| <b>Photo Location:</b><br>38.13181281<br>-79.08694370   |  |                       |  |
| <b>Direction:</b><br>West   |  |                       |  |
| <b>Survey Date:</b><br>6/1/2021   |  |                       |  |
| <b>Comments:</b><br>Intermittent stream flowing<br>northwest between towers<br>293/98 and 293/99 looking<br>upstream. |  |                       |  |







## Photographic Log

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|---|--|-----------------------|--|
| <b>Client:</b>  | Dominion Energy Virginia   | <b>Project:</b>       | 203401607  |
| <b>Site Name:</b>   | Staunton to Valley<br>Transmission Line 293<br>230 kV Rebuild                        | <b>Site Location:</b> | Augusta County and the<br>City of Staunton, Virginia |
| <b>Photograph ID:</b> 7-1   |   |                       |  |
| <b>Photo Location:</b><br>38.13092165<br>-79.09113252   |  |                       |  |
| <b>Direction:</b><br>Northwest  |  |                       |  |
| <b>Survey Date:</b><br>6/1/2021   |  |                       |  |
| <b>Comments:</b><br>Intermittent stream mapped as named perennial stream (Deer Run) flowing northwest between towers 293/99 and 293/100 looking downstream. |  |                       |  |
| <b>Photograph ID:</b> 8-1   |  |                       |  |
| <b>Photo Location:</b><br>38.13126046<br>-79.09829723   |  |                       |  |
| <b>Direction:</b><br>Northeast  |  |                       |  |
| <b>Survey Date:</b><br>6/1/2021   |  |                       |  |
| <b>Comments:</b><br>Lewis Creek flowing northeast between towers 293/101 and 293/102 looking downstream.  |  |                       |  |







## Photographic Log

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|--|--|-----------------------|--|
| <b>Client:</b>   | <b>Dominion Energy Virginia</b>  | <b>Project:</b>       | <b>203401607</b>   |
| <b>Site Name:</b>  | <b>Staunton to Valley<br/>Transmission Line 293<br/>230 kV Rebuild</b>               | <b>Site Location:</b> | <b>Augusta County and the<br/>City of Staunton, Virginia</b> |
| <b>Photograph ID:</b> 9-1  |   |                       |  |
| <b>Photo Location:</b><br>38.13065127<br>-79.10279743              |  |                       |  |
| <b>Direction:</b><br>East  |  |                       |  |
| <b>Survey Date:</b><br>6/1/2021                                    |  |                       |  |
| <b>Comments:</b><br>Upland slopes in ROW east<br>of tower 293/103. |  |                       |  |
| <b>Photograph ID:</b> 9-2  |  |                       |  |
| <b>Photo Location:</b><br>38.12923736<br>-79.10886502              |  |                       |  |
| <b>Direction:</b><br>East  |  |                       |  |
| <b>Survey Date:</b><br>6/1/2021                                    |  |                       |  |
| <b>Comments:</b><br>Upland slopes in ROW east<br>of tower 293/104. |  |                       |  |







## Photographic Log

|   |  |                       |  |
|---|--|-----------------------|--|
| <b>Client:</b>  | <b>Dominion Energy Virginia</b>  | <b>Project:</b>       | <b>203401607</b>   |
| <b>Site Name:</b>   | <b>Staunton to Valley<br/>Transmission Line 293<br/>230 kV Rebuild</b>               | <b>Site Location:</b> | <b>Augusta County and the<br/>City of Staunton, Virginia</b> |
| <b>Photograph ID:</b> 10-1  |   |                       |  |
| <b>Photo Location:</b><br>38.12804952<br>-79.11357028                           |  |                       |  |
| <b>Direction:</b><br>Southwest  |  |                       |  |
| <b>Survey Date:</b><br>6/1/2021   |  |                       |  |
| <b>Comments:</b><br>Upland swale in pasture<br>east of tower 293/106.           |  |                       |  |
| <b>Photograph ID:</b> 11-1  |  |                       |  |
| <b>Photo Location:</b><br>38.12636723<br>-79.12250887                           |  |                       |  |
| <b>Direction:</b><br>West   |  |                       |  |
| <b>Survey Date:</b><br>6/2/2021   |  |                       |  |
| <b>Comments:</b><br>Uplands in agricultural<br>fields east of tower<br>293/109. |  |                       |  |







## Photographic Log

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|--|--|-----------------------|--|
| <b>Client:</b>   | <b>Dominion Energy Virginia</b>  | <b>Project:</b>       | <b>203401607</b>   |
| <b>Site Name:</b>  | <b>Staunton to Valley<br/>Transmission Line 293<br/>230 kV Rebuild</b>               | <b>Site Location:</b> | <b>Augusta County and the<br/>City of Staunton, Virginia</b> |
| <b>Photograph ID:</b> 12-1   |   |                       |  |
| <b>Photo Location:</b><br>38.12704296<br>-79.12588389                          |  |                       |  |
| <b>Direction:</b><br>Southwest   |  |                       |  |
| <b>Survey Date:</b><br>6/2/2021  |  |                       |  |
| <b>Comments:</b><br>Upland depression in<br>pasture north of tower<br>293/111. |  |                       |  |
| <b>Photograph ID:</b> 13-1   |  |                       |  |
| <b>Photo Location:</b><br>38.13593746<br>-79.13037612                          |  |                       |  |
| <b>Direction:</b><br>Southwest   |  |                       |  |
| <b>Survey Date:</b><br>6/2/2021  |  |                       |  |
| <b>Comments:</b><br>Upland swale between<br>towers 293/116 and<br>293/117.     |  |                       |  |







## Photographic Log

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|--|--|-----------------------|--|
| <b>Client:</b>   | <b>Dominion Energy Virginia</b>  | <b>Project:</b>       | <b>203401607</b>   |
| <b>Site Name:</b>  | <b>Staunton to Valley<br/>Transmission Line 293<br/>230 kV Rebuild</b>               | <b>Site Location:</b> | <b>Augusta County and the<br/>City of Staunton, Virginia</b> |
| <b>Photograph ID:</b> 14-1   |   |                       |  |
| <b>Photo Location:</b><br>38.14096609<br>-79.13564910                |  |                       |  |
| <b>Direction:</b><br>Southeast                                       |  |                       |  |
| <b>Survey Date:</b><br>6/2/2021                                      |  |                       |  |
| <b>Comments:</b><br>Uplands in agricultural fields at tower 293/120. |  |                       |  |
| <b>Photograph ID:</b> 15-1   |  |                       |  |
| <b>Photo Location:</b><br>38.14630511<br>-79.13898440                |  |                       |  |
| <b>Direction:</b><br>Southeast                                       |  |                       |  |
| <b>Survey Date:</b><br>6/2/2021                                      |  |                       |  |
| <b>Comments:</b><br>Upland swale in cattle pasture at tower 293/123. |  |                       |  |





## Photographic Log

|  |   |  |  |
|--|---|--|--|
| <b>Client:</b><br><b>Site Name:</b>  | <b>Dominion Energy Virginia</b><br><b>Staunton to Valley</b><br><b>Transmission Line 293</b><br><b>230 kV Rebuild</b> | <b>Project:</b><br><b>Site Location:</b> | <b>203401607</b><br><b>Augusta County and the</b><br><b>City of Staunton, Virginia</b> |
| <b>Photograph ID:</b> 16-1<br><b>Photo Location:</b><br>38.15009366<br>-79.13970411<br><b>Direction:</b><br>North<br><b>Survey Date:</b><br>6/2/2021<br><b>Comments:</b><br>Upland swale parallel to<br>ROW between towers<br>293/125 and 293/126.               |                                    |  |  |
| <b>Photograph ID:</b> 17-1<br><b>Photo Location:</b><br>38.15561358<br>-79.13979531<br><b>Direction:</b><br>West<br><b>Survey Date:</b><br>6/2/2021<br><b>Comments:</b><br>Gravel road and<br>adjacent uplands within<br>swale in ROW south of<br>tower 293/128. |                                   |  |  |







## Photographic Log

|  |  |                       |  |
|--|--|-----------------------|--|
| <b>Client:</b>   | <b>Dominion Energy Virginia</b>  | <b>Project:</b>       | <b>203401607</b>   |
| <b>Site Name:</b>  | <b>Staunton to Valley<br/>Transmission Line 293<br/>230 kV Rebuild</b>               | <b>Site Location:</b> | <b>Augusta County and the<br/>City of Staunton, Virginia</b> |
| <b>Photograph ID:</b> 18-1   |   |                       |  |
| <b>Photo Location:</b><br>38.16148969<br>-79.14000224                            |  |                       |  |
| <b>Direction:</b><br>North   |  |                       |  |
| <b>Survey Date:</b><br>6/2/2021  |  |                       |  |
| <b>Comments:</b><br>Upland swale between<br>towers 293/130 and<br>293/131.       |  |                       |  |
| <b>Photograph ID:</b> 19-1   |  |                       |  |
| <b>Photo Location:</b><br>38.16674636<br>-79.13438956                            |  |                       |  |
| <b>Direction:</b><br>North   |  |                       |  |
| <b>Survey Date:</b><br>6/2/2021  |  |                       |  |
| <b>Comments:</b><br>Upland swale in agricultural<br>field east of tower 293/135. |  |                       |  |







## Photographic Log

|  |  |                       |  |
|--|--|-----------------------|--|
| <b>Client:</b>   | <b>Dominion Energy Virginia</b>  | <b>Project:</b>       | <b>203401607</b>   |
| <b>Site Name:</b>  | <b>Staunton to Valley<br/>Transmission Line 293<br/>230 kV Rebuild</b>               | <b>Site Location:</b> | <b>Augusta County and the<br/>City of Staunton, Virginia</b> |
| <b>Photograph ID:</b> 20-1   |   |                       |  |
| <b>Photo Location:</b><br>38.16990668<br>-79.13136249                            |  |                       |  |
| <b>Direction:</b><br>West  |  |                       |  |
| <b>Survey Date:</b><br>6/2/2021  |  |                       |  |
| <b>Comments:</b><br>Maintained uplands in<br>swale north of Morris Mill<br>Road. |  |                       |  |
| <b>Photograph ID:</b> 21-1   |  |                       |  |
| <b>Photo Location:</b><br>38.17448120<br>-79.12885383                            |  |                       |  |
| <b>Direction:</b><br>Northeast   |  |                       |  |
| <b>Survey Date:</b><br>6/3/2021  |  |                       |  |
| <b>Comments:</b><br>Uplands in pasture north of<br>tower 293/140.                |  |                       |  |







## Photographic Log

|  |  |                       |  |
|--|--|-----------------------|--|
| <b>Client:</b>   | <b>Dominion Energy Virginia</b>  | <b>Project:</b>       | <b>203401607</b>   |
| <b>Site Name:</b>  | <b>Staunton to Valley<br/>Transmission Line 293<br/>230 kV Rebuild</b>               | <b>Site Location:</b> | <b>Augusta County and the<br/>City of Staunton, Virginia</b> |
| <b>Photograph ID:</b> 22-1   |   |                       |  |
| <b>Photo Location:</b><br>38.17879410<br>-79.12613397                          |  |                       |  |
| <b>Direction:</b><br>Southwest   |  |                       |  |
| <b>Survey Date:</b><br>6/3/2021  |  |                       |  |
| <b>Comments:</b><br>Upland depression in<br>pasture south of tower<br>293/142. |  |                       |  |
| <b>Photograph ID:</b> 23-1   |  |                       |  |
| <b>Photo Location:</b><br>38.18640200<br>-79.12116396                          |  |                       |  |
| <b>Direction:</b><br>Northeast   |  |                       |  |
| <b>Survey Date:</b><br>6/3/2021  |  |                       |  |
| <b>Comments:</b><br>Uplands in pasture north of<br>tower 293/146.              |  |                       |  |



## Photographic Log

|  |  |                       |  |
|--|--|-----------------------|--|
| <b>Client:</b>   | <b>Dominion Energy Virginia</b>  | <b>Project:</b>       | <b>203401607</b>   |
| <b>Site Name:</b>  | <b>Staunton to Valley<br/>Transmission Line 293<br/>230 kV Rebuild</b>               | <b>Site Location:</b> | <b>Augusta County and the<br/>City of Staunton, Virginia</b> |
| <b>Photograph ID:</b> 24-1   |   |                       |  |
| <b>Photo Location:</b><br>38.19132555<br>-79.11672597  |  |                       |  |
| <b>Direction:</b><br>Southwest   |  |                       |  |
| <b>Survey Date:</b><br>6/3/2021  |  |                       |  |
| <b>Comments:</b><br>Upland swale in cattle<br>pasture south of tower<br>293/149.                   |  |                       |  |
| <b>Photograph ID:</b> 25-1   |  |                       |  |
| <b>Photo Location:</b><br>38.19330159<br>-79.11423442  |  |                       |  |
| <b>Direction:</b><br>North   |  |                       |  |
| <b>Survey Date:</b><br>6/3/2021  |  |                       |  |
| <b>Comments:</b><br>Emergent wetland in cattle<br>pasture west of the West<br>Staunton Substation. |  |                       |  |







## Photographic Log

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|--|--|-----------------------|--|
| <b>Client:</b>   | <b>Dominion Energy Virginia</b>  | <b>Project:</b>       | <b>203401607</b>   |
| <b>Site Name:</b>  | <b>Staunton to Valley<br/>Transmission Line 293<br/>230 kV Rebuild</b>               | <b>Site Location:</b> | <b>Augusta County and the<br/>City of Staunton, Virginia</b> |
| <b>Photograph ID:</b> 26-1   |   |                       |  |
| <b>Photo Location:</b><br>38.19661012<br>-79.10592522                      |  |                       |  |
| <b>Direction:</b><br>East  |  |                       |  |
| <b>Survey Date:</b><br>6/3/2021  |  |                       |  |
| <b>Comments:</b><br>Upland swale between<br>towers 293/154 and<br>293/155. |  |                       |  |
| <b>Photograph ID:</b> 27-1   |  |                       |  |
| <b>Photo Location:</b><br>38.19949484<br>-79.09794223                      |  |                       |  |
| <b>Direction:</b><br>East  |  |                       |  |
| <b>Survey Date:</b><br>6/3/2021  |  |                       |  |
| <b>Comments:</b><br>Upland swale between<br>towers 293/158 and<br>293/159. |  |                       |  |





## Photographic Log

|   |  |                       |  |
|---|--|-----------------------|--|
| <b>Client:</b>  | <b>Dominion Energy Virginia</b>  | <b>Project:</b>       | <b>203401607</b>   |
| <b>Site Name:</b>   | <b>Staunton to Valley<br/>Transmission Line 293<br/>230 kV Rebuild</b>               | <b>Site Location:</b> | <b>Augusta County and the<br/>City of Staunton, Virginia</b> |
| <b>Photograph ID:</b> 28-1  |   |                       |  |
| <b>Photo Location:</b><br>38.20495007<br>-79.09376041   |  |                       |  |
| <b>Direction:</b><br>West   |  |                       |  |
| <b>Survey Date:</b><br>6/3/2021   |  |                       |  |
| <b>Comments:</b><br>Upland swale north of<br>tower 293/163.   |  |                       |  |
| <b>Photograph ID:</b> 31-1  |  |                       |  |
| <b>Photo Location:</b><br>38.22142494<br>-79.08814134   |  |                       |  |
| <b>Direction:</b><br>South  |  |                       |  |
| <b>Survey Date:</b><br>6/4/2021   |  |                       |  |
| <b>Comments:</b><br>Intermittent stream channel<br>flowing north between<br>towers 293/174 and<br>293/175 looking upstream. |  |                       |  |







## Photographic Log

|  |  |                       |  |
|--|--|-----------------------|--|
| <b>Client:</b>   | <b>Dominion Energy Virginia</b>  | <b>Project:</b>       | <b>203401607</b>   |
| <b>Site Name:</b>  | <b>Staunton to Valley<br/>Transmission Line 293<br/>230 kV Rebuild</b>               | <b>Site Location:</b> | <b>Augusta County and the<br/>City of Staunton, Virginia</b> |
| <b>Photograph ID:</b> 32-1   |   |                       |  |
| <b>Photo Location:</b><br>38.22648041<br>-79.08253293                      |  |                       |  |
| <b>Direction:</b><br>Southeast   |  |                       |  |
| <b>Survey Date:</b><br>6/4/2021  |  |                       |  |
| <b>Comments:</b><br>Upland swale between<br>towers 293/178 and<br>293/179. |  |                       |  |
| <b>Photograph ID:</b> 33-1   |  |                       |  |
| <b>Photo Location:</b><br>38.23076528<br>-79.07757478                      |  |                       |  |
| <b>Direction:</b><br>Northeast   |  |                       |  |
| <b>Survey Date:</b><br>6/4/2021  |  |                       |  |
| <b>Comments:</b><br>Access road in uplands<br>north of tower 293/182.      |  |                       |  |





## Photographic Log

|   |  |                       |  |
|---|--|-----------------------|--|
| <b>Client:</b>  | <b>Dominion Energy Virginia</b>  | <b>Project:</b>       | <b>203401607</b>   |
| <b>Site Name:</b>   | <b>Staunton to Valley<br/>Transmission Line 293<br/>230 kV Rebuild</b>               | <b>Site Location:</b> | <b>Augusta County and the<br/>City of Staunton, Virginia</b> |
| <b>Photograph ID:</b> 36-1  |   |                       |  |
| <b>Photo Location:</b><br>38.24234958<br>-79.06019637   |  |                       |  |
| <b>Direction:</b><br>North  |  |                       |  |
| <b>Survey Date:</b><br>6/4/2021   |  |                       |  |
| <b>Comments:</b><br>Gravel road and adjacent uplands in ROW between towers 293/194 and 293/195. |  |                       |  |
| <b>Photograph ID:</b> 38-1  |  |                       |  |
| <b>Photo Location:</b><br>38.25021998<br>-79.05199771   |  |                       |  |
| <b>Direction:</b><br>Northeast  |  |                       |  |
| <b>Survey Date:</b><br>6/8/2021   |  |                       |  |
| <b>Comments:</b><br>Uplands in ROW north of tower 293/201.                                      |  |                       |  |





## Photographic Log

|  |  |                       |  |
|--|--|-----------------------|--|
| <b>Client:</b>   | <b>Dominion Energy Virginia</b>  | <b>Project:</b>       | <b>203401607</b>   |
| <b>Site Name:</b>  | <b>Staunton to Valley<br/>Transmission Line 293<br/>230 kV Rebuild</b>               | <b>Site Location:</b> | <b>Augusta County and the<br/>City of Staunton, Virginia</b> |
| <b>Photograph ID:</b> 40-1   |   |                       |  |
| <b>Photo Location:</b><br>38.26273126<br>-79.04149571                        |  |                       |  |
| <b>Direction:</b><br>Southeast   |  |                       |  |
| <b>Survey Date:</b><br>6/9/2021  |  |                       |  |
| <b>Comments:</b><br>Emergent wetland in swale<br>northeast of tower 293/210. |  |                       |  |
| <b>Photograph ID:</b> 41-1   |  |                       |  |
| <b>Photo Location:</b><br>38.26788572<br>-79.03728647                        |  |                       |  |
| <b>Direction:</b><br>Southeast   |  |                       |  |
| <b>Survey Date:</b><br>6/9/2021  |  |                       |  |
| <b>Comments:</b><br>Emergent wetland in swale<br>northeast of tower 293/214. |  |                       |  |





## Photographic Log

|   |  |                       |  |
|---|--|-----------------------|--|
| <b>Client:</b>  | <b>Dominion Energy Virginia</b>  | <b>Project:</b>       | <b>203401607</b>   |
| <b>Site Name:</b>   | <b>Staunton to Valley<br/>Transmission Line 293<br/>230 kV Rebuild</b>               | <b>Site Location:</b> | <b>Augusta County and the<br/>City of Staunton, Virginia</b> |
| <b>Photograph ID:</b> 42-1  |   |                       |  |
| <b>Photo Location:</b><br>38.27080989<br>-79.03505485   |  |                       |  |
| <b>Direction:</b><br>East   |  |                       |  |
| <b>Survey Date:</b><br>6/9/2021   |  |                       |  |
| <b>Comments:</b><br>Upland swale between<br>towers 293/216 and<br>293/217.  |  |                       |  |
| <b>Photograph ID:</b> 43-1  |  |                       |  |
| <b>Photo Location:</b><br>38.27472445<br>-79.03132240   |  |                       |  |
| <b>Direction:</b><br>Northwest  |  |                       |  |
| <b>Survey Date:</b><br>6/9/2021   |  |                       |  |
| <b>Comments:</b><br>Intermittent stream channel<br>flowing southeast adjacent<br>to Willand Lane looking<br>upstream. |  |                       |  |






## Photographic Log

|   |  |                       |  |
|---|--|-----------------------|--|
| <b>Client:</b>  | Dominion Energy Virginia   | <b>Project:</b>       | 203401607  |
| <b>Site Name:</b>   | Staunton to Valley<br>Transmission Line 293<br>230 kV Rebuild                        | <b>Site Location:</b> | Augusta County and the<br>City of Staunton, Virginia |
| <b>Photograph ID:</b> 43-2  |   |                       |  |
| <b>Photo Location:</b><br>38.27715306<br>-79.02941209                           |  |                       |  |
| <b>Direction:</b><br>Northwest  |  |                       |  |
| <b>Survey Date:</b><br>6/9/2021   |  |                       |  |
| <b>Comments:</b><br>Upland swale between<br>towers 293/220 and<br>293/221.      |  |                       |  |
| <b>Photograph ID:</b> 43-3  |  |                       |  |
| <b>Photo Location:</b><br>38.27796352<br>-79.02902918                           |  |                       |  |
| <b>Direction:</b><br>Southeast  |  |                       |  |
| <b>Survey Date:</b><br>6/9/2021   |  |                       |  |
| <b>Comments:</b><br>Emergent wetland in swale<br>southwest of tower<br>293/221. |  |                       |  |







## Photographic Log

|   |  |                       |  |
|---|--|-----------------------|--|
| <b>Client:</b>  | <b>Dominion Energy Virginia</b>  | <b>Project:</b>       | <b>203401607</b>   |
| <b>Site Name:</b>   | <b>Staunton to Valley<br/>Transmission Line 293<br/>230 kV Rebuild</b>               | <b>Site Location:</b> | <b>Augusta County and the<br/>City of Staunton, Virginia</b> |
| <b>Photograph ID: 44-1</b>  |   |                       |  |
| <b>Photo Location:</b><br>38.28056491<br>-79.02675553                                   |  |                       |  |
| <b>Direction:</b><br>East   |  |                       |  |
| <b>Survey Date:</b><br>6/9/2021   |  |                       |  |
| <b>Comments:</b><br>Emergent wetland in swale<br>between towers 293/222<br>and 293/223. |  |                       |  |
| <b>Photograph ID: 44-2</b>  |  |                       |  |
| <b>Photo Location:</b><br>38.28313410<br>-79.02412616                                   |  |                       |  |
| <b>Direction:</b><br>Southwest  |  |                       |  |
| <b>Survey Date:</b><br>6/9/2021   |  |                       |  |
| <b>Comments:</b><br>Emergent wetland in swale<br>northeast of tower 293/224.            |  |                       |  |







## Photographic Log

|   |  |                       |  |
|---|--|-----------------------|--|
| <b>Client:</b>  | <b>Dominion Energy Virginia</b>  | <b>Project:</b>       | <b>203401607</b>   |
| <b>Site Name:</b>   | <b>Staunton to Valley<br/>Transmission Line 293<br/>230 kV Rebuild</b>               | <b>Site Location:</b> | <b>Augusta County and the<br/>City of Staunton, Virginia</b> |
| <b>Photograph ID:</b> 45-1  |   |                       |  |
| <b>Photo Location:</b><br>38.28714519<br>-79.01830056                                     |  |                       |  |
| <b>Direction:</b><br>West   |  |                       |  |
| <b>Survey Date:</b><br>6/9/2021   |  |                       |  |
| <b>Comments:</b><br>Maintained uplands in<br>swale between towers<br>293/227 and 293/228. |  |                       |  |
| <b>Photograph ID:</b> 46-1  |  |                       |  |
| <b>Photo Location:</b><br>38.28963625<br>-79.01511938                                     |  |                       |  |
| <b>Direction:</b><br>Northwest  |  |                       |  |
| <b>Survey Date:</b><br>6/9/2021   |  |                       |  |
| <b>Comments:</b><br>Upland swale in cattle<br>pasture northeast of tower<br>293/229.      |  |                       |  |







## Photographic Log

|   |  |                       |  |
|---|--|-----------------------|--|
| <b>Client:</b>  | <b>Dominion Energy Virginia</b>  | <b>Project:</b>       | <b>203401607</b>   |
| <b>Site Name:</b>   | <b>Staunton to Valley<br/>Transmission Line 293<br/>230 kV Rebuild</b>               | <b>Site Location:</b> | <b>Augusta County and the<br/>City of Staunton, Virginia</b> |
| <b>Photograph ID:</b> 47-1  |   |                       |  |
| <b>Photo Location:</b><br>38.29212098<br>-79.01141720   |  |                       |  |
| <b>Direction:</b><br>Southeast  |  |                       |  |
| <b>Survey Date:</b><br>6/9/2021   |  |                       |  |
| <b>Comments:</b><br>Emergent wetland above<br>off-site pond between<br>towers 293/231 and<br>293/232. |  |                       |  |
| <b>Photograph ID:</b> 48-1  |  |                       |  |
| <b>Photo Location:</b><br>38.29681653<br>-79.00642918   |  |                       |  |
| <b>Direction:</b><br>North  |  |                       |  |
| <b>Survey Date:</b><br>6/9/2021   |  |                       |  |
| <b>Comments:</b><br>Freshwater pond in ROW<br>south of Slate Hill Road.                               |  |                       |  |







## Photographic Log

|   |  |                       |  |
|---|--|-----------------------|--|
| <b>Client:</b>  | <b>Dominion Energy Virginia</b>  | <b>Project:</b>       | <b>203401607</b>   |
| <b>Site Name:</b>   | <b>Staunton to Valley<br/>Transmission Line 293<br/>230 kV Rebuild</b>               | <b>Site Location:</b> | <b>Augusta County and the<br/>City of Staunton, Virginia</b> |
| <b>Photograph ID:</b> 48-2  |   |                       |  |
| <b>Photo Location:</b><br>38.29882181<br>-79.00490720   |  |                       |  |
| <b>Direction:</b><br>South  |  |                       |  |
| <b>Survey Date:</b><br>6/9/2021   |  |                       |  |
| <b>Comments:</b><br>Freshwater pond and<br>emergent wetland fringe<br>north of tower 293/235. |  |                       |  |
| <b>Photograph ID:</b> 49-1  |  |                       |  |
| <b>Photo Location:</b><br>38.30201170<br>-79.00127471   |  |                       |  |
| <b>Direction:</b><br>Southwest  |  |                       |  |
| <b>Survey Date:</b><br>6/8/2021   |  |                       |  |
| <b>Comments:</b><br>Freshwater pond and<br>emergent wetland fringe<br>west of tower 293/239.  |  |                       |  |







## Photographic Log

|   |  |                       |  |
|---|--|-----------------------|--|
| <b>Client:</b>  | <b>Dominion Energy Virginia</b>  | <b>Project:</b>       | <b>203401607</b>   |
| <b>Site Name:</b>   | <b>Staunton to Valley<br/>Transmission Line 293<br/>230 kV Rebuild</b>               | <b>Site Location:</b> | <b>Augusta County and the<br/>City of Staunton, Virginia</b> |
| <b>Photograph ID:</b> 50-1  |   |                       |  |
| <b>Photo Location:</b><br>38.30791258<br>-78.99044770                           |  |                       |  |
| <b>Direction:</b><br>North  |  |                       |  |
| <b>Survey Date:</b><br>6/8/2021   |  |                       |  |
| <b>Comments:</b><br>Upland swale in cattle<br>pasture west of tower<br>293/245. |  |                       |  |
| <b>Photograph ID:</b> 51-1  |  |                       |  |
| <b>Photo Location:</b><br>38.30951262<br>-78.98702458                           |  |                       |  |
| <b>Direction:</b><br>Northwest  |  |                       |  |
| <b>Survey Date:</b><br>6/8/2021   |  |                       |  |
| <b>Comments:</b><br>Upland swale in ROW west<br>of Fadley Road.                 |  |                       |  |





## Photographic Log

|   |  |                       |  |
|---|--|-----------------------|--|
| <b>Client:</b>  | <b>Dominion Energy Virginia</b>  | <b>Project:</b>       | <b>203401607</b>   |
| <b>Site Name:</b>   | <b>Staunton to Valley<br/>Transmission Line 293<br/>230 kV Rebuild</b>               | <b>Site Location:</b> | <b>Augusta County and the<br/>City of Staunton, Virginia</b> |
| <b>Photograph ID:</b> 52-1  |   |                       |  |
| <b>Photo Location:</b><br>38.31465160<br>-78.97761455   |  |                       |  |
| <b>Direction:</b><br>Northeast  |  |                       |  |
| <b>Survey Date:</b><br>6/8/2021   |  |                       |  |
| <b>Comments:</b><br>Uplands in pasture<br>northeast of tower 293/253.   |  |                       |  |
| <b>Photograph ID:</b> 53-1  |  |                       |  |
| <b>Photo Location:</b><br>38.316191 -78.975054  |  |                       |  |
| <b>Direction:</b><br>South  |  |                       |  |
| <b>Survey Date:</b><br>6/8/2021   |  |                       |  |
| <b>Comments:</b><br>North Fork Naked Creek<br>flowing southeast between<br>towers 293/254 and<br>293/255 looking<br>downstream. |  |                       |  |





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|       |                     |       |                                   |
|-------|---------------------|-------|-----------------------------------|
| To:   | Rachel Studebaker   | From: | Tracey McDonald                   |
|       | Dominion Energy     |       | Stantec Consulting Services, Inc. |
|       | 120 Tredegar Street |       | 5209 Center Street                |
|       | Richmond, VA 23219  |       | Williamsburg, VA 23188            |
| File: | 203401607           | Date: | September 29, 2021                |

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**Reference: 230 kV Line #293 and 115 kV Line #83 Rebuild Project, City of Staunton and Augusta County, Virginia: Solid & Hazardous Waste Search**

Stantec conducted database searches for solid and hazardous wastes and petroleum release sites within a 0.5-mile radius of the proposed 230 kV Line #293 and 115 kV Line #83 Rebuild project. The project begins at the Staunton substation in the City of Staunton, Virginia and extends for 21.4-miles, terminating at the Valley substation in Augusta County, Virginia. The project will take place within the existing cleared and maintained transmission line right-of-way (ROW) with a minimal amount of expanded ROW required. The project involves the replacement of 230 kV weathering steel transmission towers.

Stantec obtained publicly available data from the Environmental Protection Agency (EPA) Facility Registry System (FRS), which provides information about facilities, sites, or places subject to environmental regulation or of environmental interest. Although this data set includes all sites subject to environmental regulation by the EPA or other state authority, such as sites that fall under air emissions or wastewater programs, the results reported here only include those sites which fall under the EPA's hazardous waste, solid waste, remediation, and underground storage tank programs. These sites include Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA)/Superfund; Resource Conservation and Recovery Act (RCRA); and brownfield sites. Per this database, there are 21 registered RCRA sites present within a 0.5-mile radius of the project (Table 1). Eleven of these sites are inactive, and one active site (VAD980714646) is documented as being located in the project ROW; however, the address provided, and a search of aerial imagery confirm it is 1-mile outside of the 0.5-mile radius of the project.

The Virginia Department of Environmental Quality (DEQ) records were also searched for the presence of solid waste management facilities, Voluntary Remediation Program sites, and petroleum releases within 0.5 mile of the proposed project. One solid waste permit site (Permit Number 900000000420, Table 2) is located approximately 398 linear feet from the project area. It's outside of the ROW, and the systems associated with the permit are either closed or inactive. A total of 64 petroleum release sites were identified within the search radius, with the closest site (PC Number 20086023) located approximately 108 linear feet from the project area. This release was reported in 2007, the case is closed, and a gas station no longer operates there. Additionally, none of the identified petroleum release sites identified within 0.5 mile of the proposed project intersect with the project ROW and only one case (20216048) remains open. The case is a residential home heating oil leak reported in 2020, is approximately 2,248 linear feet from the project, and there are three drainages between it and the project. Dominion Energy has a procedure in place to handle petroleum contaminated soil, if encountered; however, as all the release sites are located outside of the project area, none of the petroleum release sites are expected to have an impact on the proposed project.

In summary, a total of 64 petroleum release sites, one solid waste permit site, and 21 RCRA sites are located within a 0.5-mile radius of the project area; one active RCRA site (VAD980714646) is documented as being located within the project ROW; however, the coordinates for the site appear to be incorrect as the address listed and aerial imagery confirm it is outside the 0.5-mile radius of the project area. No EPA registered brownfield sites, or CERCLA/Superfund sites are located within 0.5 mile of the project area.





## Memo

**Table 1.** RCRA sites identified by the EPA as occurring within 0.5-mile of the 230 kV Line #293 and 115 kV Line #83 Rebuild project.

| Site Name   | Permit Number | Interest Type | Location         | Latitude              | Longitude             | Status   | Proximity to Centerline (feet) |
|---|---------------|---------------|------------------|-----------------------|-----------------------|----------|--------------------------------|
| Detamore Printing Co                                  | VAD046990925  | RCRA          | City of Staunton | 38.152649             | -79.073079            | Inactive | 2975                           |
| Trimble's Cleaners                                    | VAD106282460  | RCRA          | City of Staunton | 38.15314              | -79.073127            | Active   | 3000                           |
| Jenkins Automotive                                    | VAD149982787  | RCRA          | City of Staunton | 38.150966             | -79.073952            | Active   | 2555                           |
| Chesapeake & Potomac Telephone Co                     | VAD980719470  | RCRA          | City of Staunton | 38.151013             | -79.076001            | Inactive | 2915                           |
| Mary Baldwin College                                  | VAR000011940  | RCRA          | City of Staunton | 38.150644             | -79.071721            | Active   | 1860                           |
| Thrift Store  | VAP312201522  | RCRA          | City of Staunton | 38.14907              | -79.07149             | Inactive | 1210                           |
| Staunton, VA (STA_ - Train Station Utilized by Amtrak | VAR000530055  | RCRA          | City of Staunton | 38.14777              | -79.07244             | Inactive | 1065                           |
| Columbia Gas of Virginia Inc                          | VAR000016238  | RCRA          | City of Staunton | 38.1478               | -79.06838             | Active   | 225                            |
| VDOT Staunton District Shop                           | VAD980714646  | RCRA          | City of Staunton | 38.14733 <sup>1</sup> | -79.0685 <sup>1</sup> | Active   | 35                             |
| Marks Exxon Inc                                       | VAD988189320  | RCRA          | City of Staunton | 38.14733              | -79.0685              | Inactive | 35                             |
| Delmar's Body Shop Inc                                | VAD988193264  | RCRA          | City of Staunton | 38.148779             | -79.078766            | Active   | 3350                           |
| Raceway #894  | VAD988208179  | RCRA          | City of Staunton | 38.143394             | -79.05802             | Active   | 3600                           |
| Harner Wheels Inc                                     | VAD054045893  | RCRA          | City of Staunton | 38.145107             | -79.061653            | Inactive | 2250                           |



Reference: 230 kV Line #293 and 115 kV Line #83 Rebuild Project, City of Staunton and Augusta County, Virginia: Solid & Hazardous Waste Search

|                              |              |      |                  |           |            |          |      |
|------------------------------|--------------|------|------------------|-----------|------------|----------|------|
| Staunton Correctional Center | VAD990799835 | RCRA | City of Staunton | 38.147144 | -79.06837  | Inactive | 360  |
| Atkins Automotive Corp       | VAD988171310 | RCRA | City of Staunton | 38.142796 | -79.070541 | Active   | 455  |
| Fisher Auto Parts            | VAR000005736 | RCRA | City of Staunton | 38.14173  | -79.05453  | Inactive | 2710 |
| Fisher Auto Parts Inc        | VAD988193884 | RCRA | City of Staunton | 38.14096  | -79.07148  | Inactive | 475  |
| VAARNG-FMS 12                | VAD981112188 | RCRA | City of Staunton | 38.140247 | -79.070751 | Active   | 810  |
| CSX Transportation Inc       | VAR000519496 | RCRA | City of Staunton | 38.1441   | -79.07924  | Inactive | 2615 |
| Staunton Steam Laundry Inc   | VAD023967680 | RCRA | City of Staunton | 38.143601 | -79.075668 | Active   | 1170 |
| Woodrow Wilson Exxon         | VAD988208351 | RCRA | City of Staunton | 38.132052 | -79.085418 | Inactive | 152  |

<sup>1</sup>Coordinates show this being within the project ROW, however the address and aerial imagery confirm it is well beyond 0.5 mile of the project.

**Table 2.** Solid waste sites identified by the DEQ as occurring within 0.5-mile of the 230 kV Line #293 and 115 kV Line #83 Rebuild project.

| Site Name                    | Permit Number | Interest Type      | Location         | Latitude  | Longitude  | Status | Proximity to Centerline (feet) |
|------------------------------|---------------|--------------------|------------------|-----------|------------|--------|--------------------------------|
| Staunton Correctional Center | 900000000420  | Solid Waste Permit | City of Staunton | 38.145633 | -79.068881 | Closed | 398                            |



Reference: 230 kV Line #293 and 115 kV Line #83 Rebuild Project, City of Staunton and Augusta County, Virginia: Solid & Hazardous Waste Search

**Table 3.** Petroleum releases identified by the DEQ as occurring within 0.5 mile of the 230 kV Line #293 and 115 kV Line #83 Rebuild project.

| Site Name                             | PC Number | Location         | Latitude  | Longitude  | Status | Type of Release | Federally Registered Tank? | Proximity to Centerline (feet) |
|---------------------------------------|-----------|------------------|-----------|------------|--------|-----------------|----------------------------|--------------------------------|
| Rose Residence                        | 20186075  | Augusta          | 38.236414 | -79.058505 | Closed | Confirmed       | N                          | 2176                           |
| Powell Residence                      | 20176012  | Augusta          | 38.242051 | -79.051470 | Closed | Confirmed       | N                          | 1761                           |
| Nance Residence                       | 20036064  | Augusta          | 38.203750 | -79.085739 | Closed | Confirmed       | N                          | 2345                           |
| Luck Stone                            | 19910887  | Augusta          | 38.216377 | -79.096652 | Closed | Confirmed       | Y                          | 1755                           |
| Jake's Convenience, Inc.              | 20076160  | Augusta          | 38.198631 | -79.116121 | Closed | Confirmed       | Y                          | 1928                           |
| Jake's Convenience                    | 19995091  | Augusta          | 38.198588 | -79.116163 | Closed | Confirmed       | Y                          | 1919                           |
| Mary Baldwin College Physical Plant   | 19995081  | City of Staunton | 38.154897 | -79.068201 | Closed | Confirmed       | Y                          | 2605                           |
| Mary Baldwin College - Physical Plant | 20066160  | City of Staunton | 38.154781 | -79.068031 | Closed | Confirmed       | N                          | 2552                           |



Reference: 230 kV Line #293 and 115 kV Line #83 Rebuild Project, City of Staunton and Augusta County, Virginia: Solid & Hazardous Waste Search

| Site Name                                    | PC Number | Location         | Latitude  | Longitude  | Status | Type of Release | Federally Registered Tank? | Proximity to Centerline (feet) |
|--|-----------|------------------|-----------|------------|--------|-----------------|----------------------------|--------------------------------|
| Ray Carr Tires-staunton                      | 19940082  | City of Staunton | 38.153279 | -79.074246 | Closed | Confirmed       | Y                          | 2660                           |
| Mary Baldwin College                         | 19941813  | City of Staunton | 38.151312 | -79.069417 | Closed | Confirmed       | Y                          | 1507                           |
| Mary Baldwin College - Pearce Science Center | 20016129  | City of Staunton | 38.151223 | -79.069129 | Closed | Confirmed       | N                          | 1452                           |
| Virginia School for the Deaf and Blind       | 20116086  | City of Staunton | 38.150572 | -79.063259 | Closed | Confirmed       | Y                          | 1217                           |
| James Plecker Sinkhole - Staunton            | 20026042  | City of Staunton | 38.151178 | -79.074790 | Closed | Confirmed       | N                          | 2313                           |
| S & S Services And Repair                    | 19940081  | City of Staunton | 38.151041 | -79.074853 | Closed | Confirmed       | Y                          | 2108                           |
| C & P - Staunton                             | 19910923  | City of Staunton | 38.150760 | -79.075441 | Closed | Confirmed       | Y                          | 2161                           |
| Shenandoah Shakespeare, Market St Playhouse  | 20006140  | City of Staunton | 38.149225 | -79.070639 | Closed | Confirmed       | Y                          | 885                            |



Reference: 230 kV Line #293 and 115 kV Line #83 Rebuild Project, City of Staunton and Augusta County, Virginia: Solid & Hazardous Waste Search

| Site Name                                      | PC Number | Location         | Latitude  | Longitude  | Status | Type of Release | Federally Registered Tank? | Proximity to Centerline (feet) |
|--|-----------|------------------|-----------|------------|--------|-----------------|----------------------------|--------------------------------|
| Charlottesville Oil Bulk Plant                 | 19901580  | City of Staunton | 38.148661 | -79.071188 | Closed | Confirmed       | N                          | 765                            |
| Johnson & New Parking                          | 19901579  | City of Staunton | 38.148627 | -79.071147 | Closed | Confirmed       | N                          | 748                            |
| Shenandoah Valley Railroad - Staunton Building | 20176082  | City of Staunton | 38.147559 | -79.063435 | Closed | Confirmed       | Y                          | 731                            |
| Staunton Abc Store                             | 19985156  | Augusta          | 38.148018 | -79.069174 | Closed | Confirmed       | N                          | 340                            |
| Staunton Junction                              | 20076163  | City of Staunton | 38.147674 | -79.068597 | Closed | Suspected       | Y                          | 172                            |
| Staunton Junction                              | 20066007  | City of Staunton | 38.147576 | -79.068744 | Closed | Suspected       | Y                          | 150                            |
| Beverly Exxon                                  | 19900539  | City of Staunton | 38.147535 | -79.068728 | Closed | Confirmed       | Y                          | 134                            |
| Little Oil Facility                            | 19954599  | City of Staunton | 38.146915 | -79.063743 | Closed | Confirmed       | Y                          | 735                            |



Reference: 230 kV Line #293 and 115 kV Line #83 Rebuild Project, City of Staunton and Augusta County, Virginia: Solid & Hazardous Waste Search

| Site Name                    | PC Number | Location         | Latitude  | Longitude  | Status | Type of Release | Federally Registered Tank? | Proximity to Centerline (feet) |
|------------------------------|-----------|------------------|-----------|------------|--------|-----------------|----------------------------|--------------------------------|
| Former Amoco Oil Co          | 20086023  | City of Staunton | 38.146762 | -79.069033 | Closed | Confirmed       | Y                          | 108                            |
| Augusta Frozen Foods         | 19830131  | Augusta          | 38.145996 | -79.062929 | Closed | Suspected       | N                          | 1122                           |
| Landes Wrecking Service      | 19921181  | City of Staunton | 38.146193 | -79.075362 | Closed | Confirmed       | Y                          | 1414                           |
| Staunton Correctional Center | 20016047  | City of Staunton | 38.144045 | -79.064819 | Closed | Confirmed       | Y                          | 1414                           |
| Carey International Truck    | 19964782  | City of Staunton | 38.143545 | -79.058602 | Closed | Confirmed       | Y                          | 2651                           |
| Old Public Works Complex     | 20076076  | City of Staunton | 38.144657 | -79.075809 | Closed | Confirmed       | Y                          | 1286                           |
| Lewis Creek Discharge        | 19954663  | City of Staunton | 38.144388 | -79.075536 | Closed | Confirmed       | N                          | 1171                           |
| C&O Flats Train Diesel Spill | 20016072  | City of Staunton | 38.144500 | -79.077157 | Closed | Confirmed       | N                          | 1600                           |



Reference: 230 kV Line #293 and 115 kV Line #83 Rebuild Project, City of Staunton and Augusta County, Virginia: Solid & Hazardous Waste Search

| Site Name                 | PC Number | Location         | Latitude  | Longitude  | Status | Type of Release | Federally Registered Tank? | Proximity to Centerline (feet) |
|---------------------------|-----------|------------------|-----------|------------|--------|-----------------|----------------------------|--------------------------------|
| Fisher Oil Bulk Facility  | 19954670  | City of Staunton | 38.144387 | -79.076551 | Closed | Confirmed       | N                          | 1427                           |
| Fisher Oil Bulk Plant     | 20046161  | City of Staunton | 38.144391 | -79.076634 | Closed | Confirmed       | N                          | 1449                           |
| Dull Oil Bulk Facility    | 19964751  | City of Staunton | 38.143947 | -79.076101 | Closed | Confirmed       | N                          | 1237                           |
| CSX Transportation Prop.  | 19975104  | City of Staunton | 38.144072 | -79.076831 | Closed | Confirmed       | N                          | 1444                           |
| Augusta Coop              | 19850667  | City of Staunton | 38.143020 | -79.070607 | Closed | Confirmed       | N                          | 312                            |
| Vdot Csx Railroad Propert | 19921579  | City of Staunton | 38.143843 | -79.076907 | Closed | Confirmed       | Y                          | 1423                           |
| Vdot Shell Station        | 19880892  | City of Staunton | 38.143533 | -79.076347 | Closed | Confirmed       | Y                          | 1228                           |
| Ridenour Site             | 19922404  | City of Staunton | 38.143579 | -79.076670 | Closed | Confirmed       | N                          | 1318                           |

Reference: 230 kV Line #293 and 115 kV Line #83 Rebuild Project, City of Staunton and Augusta County, Virginia: Solid & Hazardous Waste Search

| Site Name                                     | PC Number | Location         | Latitude  | Longitude  | Status | Type of Release | Federally Registered Tank? | Proximity to Centerline (feet) |
|---|-----------|------------------|-----------|------------|--------|-----------------|----------------------------|--------------------------------|
| Staunton Steam Laundry                        | 20216118  | City of Staunton | 38.143384 | -79.075606 | Closed | Confirmed       | Y                          | 1015                           |
| Staunton Correctional Center - Warehouse Tank | 20016073  | City of Staunton | 38.141969 | -79.067188 | Closed | Confirmed       | Y                          | 1359                           |
| Guy C. Eavers Excavating Co.                  | 19995075  | City of Staunton | 38.143383 | -79.077635 | Closed | Confirmed       | Y                          | 1547                           |
| Former Knopp Brothers                         | 19995210  | City of Staunton | 38.141909 | -79.081376 | Closed | Confirmed       | Y                          | 2281                           |
| Kroger Fuel Center 343                        | 20096006  | City of Staunton | 38.138359 | -79.066883 | Closed | Confirmed       | Y                          | 1870                           |
| City of Staunton - Material Storage Facility  | 20026082  | Augusta          | 38.140300 | -79.081430 | Closed | Confirmed       | N                          | 1795                           |
| The Pantry, Inc. (Etna 771)                   | 20006120  | City of Staunton | 38.137842 | -79.069610 | Closed | Suspected       | Y                          | 1148                           |
| Etna #3210                                    | 20016105  | City of Staunton | 38.137813 | -79.069787 | Closed | Suspected       | Y                          | 1101                           |



Reference: 230 kV Line #293 and 115 kV Line #83 Rebuild Project, City of Staunton and Augusta County, Virginia: Solid & Hazardous Waste Search

| Site Name                    | PC Number | Location         | Latitude  | Longitude  | Status | Type of Release | Federally Registered Tank? | Proximity to Centerline (feet) |
|------------------------------|-----------|------------------|-----------|------------|--------|-----------------|----------------------------|--------------------------------|
| Maybush Village Amoco        | 19931707  | City of Staunton | 38.137377 | -79.068517 | Closed | Confirmed       | Y                          | 1493                           |
| Etna Self Service            | 19954810  | City of Staunton | 38.137376 | -79.068625 | Closed | Confirmed       | Y                          | 1463                           |
| Nancy Harris Property        | 20116005  | City of Staunton | 38.137579 | -79.077675 | Closed | Confirmed       | N                          | 379                            |
| Aubrey Painter Residence     | 20086048  | City of Staunton | 38.137121 | -79.076978 | Closed | Confirmed       | N                          | 130                            |
| Morgan Residence             | 19995146  | Augusta          | 38.136726 | -79.077799 | Closed | Confirmed       | N                          | 136                            |
| Lofton Leasing - 836 Paul St | 20186094  | City of Staunton | 38.136589 | -79.078047 | Closed | Confirmed       | N                          | 132                            |
| Patricia Giles Residence     | 20136120  | City of Staunton | 38.134135 | -79.069877 | Closed | Confirmed       | N                          | 1882                           |
| 687 Alextime Drive Property  | 20136003  | City of Staunton | 38.132735 | -79.073807 | Closed | Confirmed       | N                          | 1706                           |

Reference: 230 kV Line #293 and 115 kV Line #83 Rebuild Project, City of Staunton and Augusta County, Virginia: Solid & Hazardous Waste Search

| Site Name                     | PC Number | Location         | Latitude  | Longitude  | Status | Type of Release | Federally Registered Tank? | Proximity to Centerline (feet) |
|-------------------------------|-----------|------------------|-----------|------------|--------|-----------------|----------------------------|--------------------------------|
| Wimer Residence               | 20166122  | City of Staunton | 38.132268 | -79.073313 | Closed | Confirmed       | N                          | 1926                           |
| Wayside Market                | 19880537  | City of Staunton | 38.155294 | -79.133409 | Closed | Confirmed       | Y                          | 1849                           |
| Former Furr Livestock Hauling | 20066092  | City of Staunton | 38.131611 | -79.092082 | Closed | Confirmed       | Y                          | 239                            |
| Forsythe Rental Property      | 20006125  | City of Staunton | 38.154880 | -79.141142 | Closed | Confirmed       | N                          | 378                            |
| Tuttle Property               | 20006138  | City of Staunton | 38.153957 | -79.141681 | Closed | Confirmed       | N                          | 547                            |
| Cros-B-Crest Farm             | 20206097  | Augusta          | 38.141584 | -79.129826 | Closed | Confirmed       | N                          | 1441                           |
| Gluck Residence               | 20166073  | Augusta          | 38.122640 | -79.110200 | Closed | Confirmed       | N                          | 2213                           |
| Cook Residence                | 20216048  | City of Staunton | 38.128488 | -79.134390 | Open   | Confirmed       | N                          | 2248                           |





## Memo

---

If you have any questions regarding the details presented in this report, please feel free to contact me at your convenience.

### **Stantec Consulting Services Inc.**

A handwritten signature in black ink that reads "Tracey McDonald".

**Tracey McDonald**  
Regulatory Specialist II  
Phone: 757 234 9329  
[tracey.mcdonald@stantec.com](mailto:tracey.mcdonald@stantec.com)



# Memo

To: Rachel Studebaker

From: Corey Gray

Dominion Energy Virginia  
120 Tredegar Street  
Richmond, VA 23219

Stantec Consulting Services, Inc.  
5209 Center Street  
Williamsburg, VA 23188

File: 203401607

Date: September 29, 2021

## Reference: 230 kV Line #293 and 115 kV Line #83 Rebuild Project, City of Staunton and Augusta County, Virginia: Threatened and Endangered Species Review

Online database searches for federal and state threatened and endangered species were completed by Stantec for the 230 kV Line #293 and 115 kV Line #83 Rebuild project. The project begins at the Staunton substation in the City of Staunton, Virginia and extends for 21.4-miles, terminating at the Valley substation in Augusta County, Virginia. The project will take place within the existing, cleared and maintained transmission line right-of-way (ROW) with a minimal amount of expanded ROW required. The online database searches included the following:

- U.S. Fish & Wildlife (USFWS) Information, Planning, and Consultation (IPaC)
- Department of Wildlife Resources (DWR) Virginia Fish and Wildlife Information Service (VAFWIS)
- DWR Northern Long-eared Bat (NLEB) Winter Habitat and Roost Trees Map
- Virginia Department of Conservation and Recreation (DCR) Natural Heritage Data Explorer (NHDE)
- USFWS Bald Eagle Concentration Area Map
- Center for Conservation Biology (CCB) Bald Eagle Nest Locator for Virginia

## Results

Species with confirmed or potential presence within the project vicinity have been identified by database searches and are provided below in Table 1.

**Table 1.** Database Search Results

| Species  | Status | Database   | Results  |
|--|--------|--|--|
| Indiana bat<br>( <i>Myotis sodalis</i> )                     | FE, SE | USFWS-IPaC   | Identified as potentially occurring near the project. No known hibernacula or maternity roost trees within the vicinity of the project. Limited removal of danger trees may be necessary during the project. Standard time-of-year restriction on tree removal is June 1 – July 31 for the “pup season”. |
| Northern long-eared bat<br>( <i>Myotis septentrionalis</i> ) | FT, ST | USFWS-IPaC,<br>DWR-VAFWIS,<br>DWR-NLEB<br>Winter Habitat | Identified as potentially occurring near the project. No known hibernacula or maternity roost trees within the vicinity of the project. Limited removal of danger trees may be necessary during the project. Standard time-of-year restriction on tree removal is June 1 –                               |



September 29, 2021  
Rachel Studebaker  
Page 2 of 4

Reference: 230 kV Line #239 and 115 kV Line #83 Rebuild Project, City of Staunton and Augusta County, Virginia: Threatened and Endangered Species Review

|   |        |                            |   |
|---|--------|----------------------------|---|
|   |        | and Roost Tree Map         | July 31 within 150 feet of a documented maternity roost.  |
| Madison cave isopod<br>( <i>Antrolana lira</i> )    | FT, ST | USFWS-IPaC                 | Identified as potentially occurring near the project. This species inhabits the bottoms of streams and pools in flooded caves.  |
| Little brown bat<br>( <i>Myotis lucifugus</i> )     | SE     | DWR-VAFWIS                 | Identified as potentially occurring near the project. The little brown bat is found in a wide range of habitat during the summer months including forestland and swampland. During the winter months the species congregates in caves for hibernation. The project area does not intersect with a hibernaculum buffer and no work within caves is proposed. Limited removal of danger trees may be necessary during the project. Tree removal within 150 feet of a known roost tree may require implementation of DWR Best Management Practices for bat conservation. |
| Tri-colored bat<br>( <i>Perimyotis subflavus</i> )  | SE     | DWR-VAFWIS                 | Identified as potentially occurring near the project. Limited removal of danger trees may be necessary during the project. Tree removal within 150 feet of a known roost tree may require implementation of DWR Best Management Practices for bat conservation.   |
| Loggerhead shrike<br>( <i>Lanius ludovicianus</i> ) | ST     | DWR-VAFWIS,<br><br>DCR-NHD | Identified as potentially occurring near the project. The loggerhead shrike nests in small trees/shrubs. If clearing of shrubs or trees will occur during the loggerhead shrike nesting season (April 1 – July 31), DWR may require surveys.  |

FT: federally threatened, FE: federally endangered, ST: state threatened, SE: state endangered

## Conclusion

The following conclusions are based upon the proposed scope of work, as described by Dominion Energy. This scope of work assumes construction access will avoid stream crossings where practical or use crane mats to span stream crossings with no in-stream work required. All transmission line construction work will take place within existing cleared and maintained transmission line ROW. Erosion and sediment controls will be used as appropriate throughout the project to protect wetlands and water resources.

The USFWS-IPaC, and DWR-VAFWIS databases identified the northern long-eared bat as potentially occurring within or near the project area; however, the DWR-NLEB *Winter Habitat and Roost Tree Map* shows no known hibernacula or maternity roost trees are within the project vicinity. The northern long-eared bat is typically found in intact forest habitats with mixed hardwoods and often nests in and breeds in tree hollows and in woody debris (Source: NatureServe).

September 29, 2021  
Rachel Studebaker  
Page 3 of 4

Reference: 230 kV Line #239 and 115 kV Line #83 Rebuild Project, City of Staunton and Augusta County, Virginia: Threatened and Endangered Species Review

The Indiana bat was identified by USFWS-IPaC as potentially occurring within or near the project area. The Indiana bat typically inhabits caves during the winter months while roosting under the peeling bark of dead and dying trees along streams and rivers in the summer (Source: USFWS).

The DWR-VAFWIS database identified the little brown bat and tri-colored bat as potentially occurring within or near the project area. Both bats hibernate in caves and use a variety of habitat in the summer ranging from urban to suburban to forested areas (Source: USFWS).

The proposed project will take place within existing, cleared, and maintained transmission line ROW, although limited removal of danger trees and forestry work for construction access may be necessary during the project. The standard time-of-year restriction on tree removal is June 1 – July 31 for the Indiana bat “pup season”. For the Northern long-eared bat the standard time-of-year restriction for tree removal is June 1 – July 31 within 150 feet of a documented maternity roost. Tree removal within 150 feet of a known roost tree for the Little brown bat and the Tri-colored bat may require implementation of DWR Best Management Practices for bat conservation.

The federally and state threatened Madison cave isopod was identified by USFWS-IPaC as potentially occurring within or near the project area. The species inhabits the bottoms of streams and pools in flooded caves (Source: NatureServe). It appears that no suitable habitat is present within the project area, and all transmission line construction work will occur within existing, cleared, and maintained ROW. Therefore, the project is expected to have no effect on the Madison cave isopod.

The state threatened loggerhead shrike was identified by DWR-VAFWIS and DCR-NHD as potentially occurring within or near the project area. The species typically nests in shrubs or small trees in open areas and sometimes moves from pastures to shrub and open forest habitats during cold weather. While potential habitat is present, no conversion of habitat is expected and all transmission line construction work will occur within existing, cleared, and maintained ROW. Therefore, the project is not likely to adversely affect the loggerhead shrike.

The USFWS *Virginia Bald Eagle Concentration Area Map* confirms that the proposed project area does not intersect with bald eagle concentration areas. No bald eagle concentration areas are located within the project area. Bald eagle nest RH0901 is located approximately 2.84-miles to the northeast of the project area and bald eagle nest AU1901 is located approximately 4.02-miles to the southwest of the project area. Since no work is occurring within 660 ft of an active eagle nest Stantec anticipates that bald eagles are unlikely to be disturbed by construction.

Based on the scope of the proposed work, adverse effects to threatened and endangered species are not anticipated. The complete results from the database searches are provided for your reference (See Attachments) for use in agency coordination.



September 29, 2021  
Rachel Studebaker  
Page 4 of 4

Reference: 230 kV Line #239 and 115 kV Line #83 Rebuild Project, City of Staunton and Augusta County,  
Virginia: Threatened and Endangered Species Review

If you have any questions, please contact me at your earliest convenience.

Regards,

**Stantec Consulting Services, Inc.**



Corey Gray  
Senior Environmental Scientist  
Phone: 757-812-0158  
Corey.Gray@stantec.com

Attachments:

- USFWS-IPaC Database Search Results
- DWR-VAFWIS Database Search Results
- DWR-NLEB Winter Habitat and Roost Tree Map Database Search Results
- DCR Natural Heritage Data Explorer Database Search Results
- USFWS Bald Eagle Concentration Area Map
- CCB Bald Eagle Nest Locator for Virginia Database Search Results

# **USFWS-IPaC**

## **Database Search**





## United States Department of the Interior

FISH AND WILDLIFE SERVICE  
Virginia Ecological Services Field Office  
6669 Short Lane  
Gloucester, VA 23061-4410  
Phone: (804) 693-6694 Fax: (804) 693-9032  
<http://www.fws.gov/northeast/virginiafield/>



In Reply Refer To:

June 18, 2021

Consultation Code: 05E2VA00-2021-SLI-4289

Event Code: 05E2VA00-2021-E-12436

Project Name: 203401607 - Staunton to Valley Transmission Line 293 Rebuild

Subject: List of threatened and endangered species that may occur in your proposed project location or may be affected by your proposed project

To Whom It May Concern:

The enclosed species list identifies threatened, endangered, proposed and candidate species, as well as proposed and final designated critical habitat, that may occur within the boundary of your proposed project and/or may be affected by your proposed project. The species list fulfills the requirements of the U.S. Fish and Wildlife Service (Service) under section 7(c) of the Endangered Species Act (Act) of 1973, as amended (16 U.S.C. 1531 *et seq.*). Any activity proposed on National Wildlife Refuge lands must undergo a 'Compatibility Determination' conducted by the Refuge. Please contact the individual Refuges to discuss any questions or concerns.

New information based on updated surveys, changes in the abundance and distribution of species, changed habitat conditions, or other factors could change this list. Please feel free to contact us if you need more current information or assistance regarding the potential impacts to federally proposed, listed, and candidate species and federally designated and proposed critical habitat. Please note that under 50 CFR 402.12(e) of the regulations implementing section 7 of the Act, the accuracy of this species list should be verified after 90 days. This verification can be completed formally or informally as desired. The Service recommends that verification be completed by visiting the ECOS-IPaC website at regular intervals during project planning and implementation for updates to species lists and information. An updated list may be requested through the ECOS-IPaC system by completing the same process used to receive the enclosed list.

The purpose of the Act is to provide a means whereby threatened and endangered species and the ecosystems upon which they depend may be conserved. Under sections 7(a)(1) and 7(a)(2) of the Act and its implementing regulations (50 CFR 402 *et seq.*), Federal agencies are required to utilize their authorities to carry out programs for the conservation of threatened and endangered

species and to determine whether projects may affect threatened and endangered species and/or designated critical habitat.

A Biological Assessment is required for construction projects (or other undertakings having similar physical impacts) that are major Federal actions significantly affecting the quality of the human environment as defined in the National Environmental Policy Act (42 U.S.C. 4332(2)(c)). For projects other than major construction activities, the Service suggests that a biological evaluation similar to a Biological Assessment be prepared to determine whether the project may affect listed or proposed species and/or designated or proposed critical habitat. Recommended contents of a Biological Assessment are described at 50 CFR 402.12.

If a Federal agency determines, based on the Biological Assessment or biological evaluation, that listed species and/or designated critical habitat may be affected by the proposed project, the agency is required to consult with the Service pursuant to 50 CFR 402. In addition, the Service recommends that candidate species, proposed species and proposed critical habitat be addressed within the consultation. More information on the regulations and procedures for section 7 consultation, including the role of permit or license applicants, can be found in the "Endangered Species Consultation Handbook" at:

<http://www.fws.gov/endangered/esa-library/pdf/TOC-GLOS.PDF>

Please be aware that bald and golden eagles are protected under the Bald and Golden Eagle Protection Act (16 U.S.C. 668 *et seq.*), and projects affecting these species may require development of an eagle conservation plan ([http://www.fws.gov/windenergy/eagle\\_guidance.html](http://www.fws.gov/windenergy/eagle_guidance.html)). Additionally, wind energy projects should follow the wind energy guidelines (<http://www.fws.gov/windenergy/>) for minimizing impacts to migratory birds and bats.

Guidance for minimizing impacts to migratory birds for projects including communications towers (e.g., cellular, digital television, radio, and emergency broadcast) can be found at:

<http://www.fws.gov/migratorybirds/CurrentBirdIssues/Hazards/towers/towers.htm>;

<http://www.towerkill.com>; and

[www.fws.gov/migratorybirds/CurrentBirdIssues/Hazards/towers/comtow.html](http://www.fws.gov/migratorybirds/CurrentBirdIssues/Hazards/towers/comtow.html).

[http://](http://www.fws.gov/migratorybirds/CurrentBirdIssues/Hazards/towers/comtow.html)

We appreciate your concern for threatened and endangered species. The Service encourages Federal agencies to include conservation of threatened and endangered species into their project planning to further the purposes of the Act. Please include the Consultation Tracking Number in the header of this letter with any request for consultation or correspondence about your project that you submit to our office.

Attachment(s):

- Official Species List
- USFWS National Wildlife Refuges and Fish Hatcheries



## Official Species List

This list is provided pursuant to Section 7 of the Endangered Species Act, and fulfills the requirement for Federal agencies to "request of the Secretary of the Interior information whether any species which is listed or proposed to be listed may be present in the area of a proposed action".

This species list is provided by:

**Virginia Ecological Services Field Office**

6669 Short Lane

Gloucester, VA 23061-4410

(804) 693-6694

## Project Summary

Consultation Code: 05E2VA00-2021-SLI-4289

Event Code: 05E2VA00-2021-E-12436

Project Name: 203401607 - Staunton to Valley Transmission Line 293 Rebuild

Project Type: TRANSMISSION LINE

Project Description: The project involves the wreck and rebuild of approximately 21.4 miles of 230 kV transmission line beginning at the Staunton substation in the City of Staunton and ending at the Valley substation in Augusta County.

Project Location:

Approximate location of the project can be viewed in Google Maps: <https://www.google.com/maps/@38.22130925,-79.08808856346444,14z>



Counties: Augusta and Staunton counties, Virginia



## Endangered Species Act Species

There is a total of 3 threatened, endangered, or candidate species on this species list.

Species on this list should be considered in an effects analysis for your project and could include species that exist in another geographic area. For example, certain fish may appear on the species list because a project could affect downstream species.

IPaC does not display listed species or critical habitats under the sole jurisdiction of NOAA Fisheries<sup>1</sup>, as USFWS does not have the authority to speak on behalf of NOAA and the Department of Commerce.

See the "Critical habitats" section below for those critical habitats that lie wholly or partially within your project area under this office's jurisdiction. Please contact the designated FWS office if you have questions.

1. [NOAA Fisheries](#), also known as the National Marine Fisheries Service (NMFS), is an office of the National Oceanic and Atmospheric Administration within the Department of Commerce.

## Mammals

| NAME   | STATUS     |
|--|------------|
| Indiana Bat <i>Myotis sodalis</i><br>There is <b>final</b> critical habitat for this species. The location of the critical habitat is not available.<br>Species profile: <a href="https://ecos.fws.gov/ecp/species/5949">https://ecos.fws.gov/ecp/species/5949</a> | Endangered |
| Northern Long-eared Bat <i>Myotis septentrionalis</i><br>No critical habitat has been designated for this species.<br>Species profile: <a href="https://ecos.fws.gov/ecp/species/9045">https://ecos.fws.gov/ecp/species/9045</a>                                   | Threatened |

## Crustaceans

| NAME   | STATUS     |
|--|------------|
| Madison Cave Isopod <i>Antrolana lira</i><br>No critical habitat has been designated for this species.<br>Species profile: <a href="https://ecos.fws.gov/ecp/species/4162">https://ecos.fws.gov/ecp/species/4162</a> | Threatened |

## Critical habitats

THERE ARE NO CRITICAL HABITATS WITHIN YOUR PROJECT AREA UNDER THIS OFFICE'S JURISDICTION.

## USFWS National Wildlife Refuge Lands And Fish Hatcheries

Any activity proposed on lands managed by the [National Wildlife Refuge](#) system must undergo a 'Compatibility Determination' conducted by the Refuge. Please contact the individual Refuges to discuss any questions or concerns.

THERE ARE NO REFUGE LANDS OR FISH HATCHERIES WITHIN YOUR PROJECT AREA.





## United States Department of the Interior

FISH AND WILDLIFE SERVICE  
Virginia Ecological Services Field Office  
6669 Short Lane  
Gloucester, VA 23061-4410  
Phone: (804) 693-6694 Fax: (804) 693-9032  
<http://www.fws.gov/northeast/virginiafield/>



In Reply Refer To:

July 16, 2021

Consultation code: 05E2VA00-2021-TA-4289

Event Code: 05E2VA00-2021-E-13729

Project Name: 203401607 - Staunton to Valley Transmission Line 293 Rebuild

Subject: Verification letter for the '203401607 - Staunton to Valley Transmission Line 293 Rebuild' project under the January 5, 2016, Programmatic Biological Opinion on Final 4(d) Rule for the Northern Long-eared Bat and Activities Excepted from Take Prohibitions.

Dear Tracey McDonald:

The U.S. Fish and Wildlife Service (Service) received on July 16, 2021 your effects determination for the '203401607 - Staunton to Valley Transmission Line 293 Rebuild' (the Action) using the northern long-eared bat (*Myotis septentrionalis*) key within the Information for Planning and Consultation (IPaC) system. This IPaC key assists users in determining whether a Federal action is consistent with the activities analyzed in the Service's January 5, 2016, Programmatic Biological Opinion (PBO). The PBO addresses activities excepted from "take"<sup>[1]</sup> prohibitions applicable to the northern long-eared bat under the Endangered Species Act of 1973 (ESA) (87 Stat.884, as amended; 16 U.S.C. 1531 et seq.).

Based upon your IPaC submission, the Action is consistent with activities analyzed in the PBO. The Action may affect the northern long-eared bat; however, any take that may occur as a result of the Action is not prohibited under the ESA Section 4(d) rule adopted for this species at 50 CFR §17.40(o). Unless the Service advises you within 30 days of the date of this letter that your IPaC-assisted determination was incorrect, this letter verifies that the PBO satisfies and concludes your responsibilities for this Action under ESA Section 7(a)(2) with respect to the northern long-eared bat.

Please report to our office any changes to the information about the Action that you submitted in IPaC, the results of any bat surveys conducted in the Action area, and any dead, injured, or sick northern long-eared bats that are found during Action implementation. If the Action is not completed within one year of the date of this letter, you must update and resubmit the information required in the IPaC key.

This IPaC-assisted determination allows you to rely on the PBO for compliance with ESA Section 7(a)(2) only for the northern long-eared bat. It **does not** apply to the following ESA-protected species that also may occur in the Action area:

- Indiana Bat *Myotis sodalis* Endangered
- Madison Cave Isopod *Antrolana lira* Threatened

If the Action may affect other federally listed species besides the northern long-eared bat, a proposed species, and/or designated critical habitat, additional consultation between you and this Service office is required. If the Action may disturb bald or golden eagles, additional coordination with the Service under the Bald and Golden Eagle Protection Act is recommended.

---

[1]Take means to harass, harm, pursue, hunt, shoot, wound, kill, trap, capture, or collect, or to attempt to engage in any such conduct [ESA Section 3(19)].



**Action Description**

You provided to IPaC the following name and description for the subject Action.

**1. Name**

203401607 - Staunton to Valley Transmission Line 293 Rebuild

**2. Description**

The following description was provided for the project '203401607 - Staunton to Valley Transmission Line 293 Rebuild':

The project involves the wreck and rebuild of approximately 21.4 miles of 230 kV transmission line beginning at the Staunton substation in the City of Staunton and ending at the Valley substation in Augusta County.

Approximate location of the project can be viewed in Google Maps: <https://www.google.com/maps/@38.22130925,-79.08808856346444,14z>

**Determination Key Result**

This Federal Action may affect the northern long-eared bat in a manner consistent with the description of activities addressed by the Service's PBO dated January 5, 2016. Any taking that may occur incidental to this Action is not prohibited under the final 4(d) rule at 50 CFR §17.40(o). Therefore, the PBO satisfies your responsibilities for this Action under ESA Section 7(a)(2) relative to the northern long-eared bat.

**Determination Key Description: Northern Long-eared Bat 4(d) Rule**

This key was last updated in IPaC on May 15, 2017. Keys are subject to periodic revision.

This key is intended for actions that may affect the threatened northern long-eared bat.

The purpose of the key for Federal actions is to assist determinations as to whether proposed actions are consistent with those analyzed in the Service's PBO dated January 5, 2016.

Federal actions that may cause prohibited take of northern long-eared bats, affect ESA-listed species other than the northern long-eared bat, or affect any designated critical habitat, require ESA Section 7(a)(2) consultation in addition to the use of this key. Federal actions that may affect species proposed for listing or critical habitat proposed for designation may require a conference under ESA Section 7(a)(4).



## Determination Key Result

This project may affect the threatened Northern long-eared bat; therefore, consultation with the Service pursuant to Section 7(a)(2) of the Endangered Species Act of 1973 (87 Stat.884, as amended; 16 U.S.C. 1531 et seq.) is required. However, based on the information you provided, this project may rely on the Service's January 5, 2016, *Programmatic Biological Opinion on Final 4(d) Rule for the Northern Long-Eared Bat and Activities Excepted from Take Prohibitions* to fulfill its Section 7(a)(2) consultation obligation.

## Qualification Interview

1. Is the action authorized, funded, or being carried out by a Federal agency?  
Yes
2. Have you determined that the proposed action will have "no effect" on the northern long-eared bat? (If you are unsure select "No")  
No
3. Will your activity purposefully **Take** northern long-eared bats?  
No
4. [Semantic] Is the project action area located wholly outside the White-nose Syndrome Zone?  
**Automatically answered**  
No
5. Have you contacted the appropriate agency to determine if your project is near a known hibernaculum or maternity roost tree?

Location information for northern long-eared bat hibernacula is generally kept in state Natural Heritage Inventory databases – the availability of this data varies state-by-state. Many states provide online access to their data, either directly by providing maps or by providing the opportunity to make a data request. In some cases, to protect those resources, access to the information may be limited. A web page with links to state Natural Heritage Inventory databases and other sources of information on the locations of northern long-eared bat roost trees and hibernacula is available at [www.fws.gov/midwest/endangered/mammals/nleb/nhisites.html](http://www.fws.gov/midwest/endangered/mammals/nleb/nhisites.html).

Yes

6. Will the action affect a cave or mine where northern long-eared bats are known to hibernate (i.e., hibernaculum) or could it alter the entrance or the environment (physical or other alteration) of a hibernaculum?  
No
7. Will the action involve Tree Removal?  
Yes

8. Will the action only remove hazardous trees for the protection of human life or property?  
Yes

## Project Questionnaire

**If the project includes forest conversion, report the appropriate acreages below. Otherwise, type '0' in questions 1-3.**

1. Estimated total acres of forest conversion:

0

2. If known, estimated acres of forest conversion from April 1 to October 31

0

3. If known, estimated acres of forest conversion from June 1 to July 31

0

**If the project includes timber harvest, report the appropriate acreages below. Otherwise, type '0' in questions 4-6.**

4. Estimated total acres of timber harvest

0

5. If known, estimated acres of timber harvest from April 1 to October 31

0

6. If known, estimated acres of timber harvest from June 1 to July 31

0

**If the project includes prescribed fire, report the appropriate acreages below. Otherwise, type '0' in questions 7-9.**

7. Estimated total acres of prescribed fire

0

8. If known, estimated acres of prescribed fire from April 1 to October 31

0

9. If known, estimated acres of prescribed fire from June 1 to July 31

0

**If the project includes new wind turbines, report the megawatts of wind capacity below. Otherwise, type '0' in question 10.**

10. What is the estimated wind capacity (in megawatts) of the new turbine(s)?

0



# **DWR VAFWIS**

## **Database Search**

**VaFWIS Initial Project Assessment Report** Compiled on 6/18/2021,

1:27:38 PM

[Help](#)

Known or likely to occur within a **2 mile buffer around line beginning 38.2059444 -79.0637500**  
in **015 Augusta County, 165 Rockingham County, 790 Staunton City, VA**

[View Map of  
Site Location](#)

601 Known or Likely Species ordered by Status Concern for Conservation  
(displaying first 33) (33 species with Status\* or Tier I\*\* or Tier II\*\* )

| <a href="#">BOVA<br/>Code</a> | <a href="#">Status*</a> | <a href="#">Tier**</a> | <a href="#">Common Name</a>                       | <a href="#">Scientific Name</a>        | <a href="#">Confirmed</a> | <a href="#">Database(s)</a> |
|-------------------------------|-------------------------|------------------------|---|--|---------------------------|-----------------------------|
| 101005                        | FE                      | Ia                     | <a href="#">Bee, rusty patched<br/>bumble</a>     | Bombus affinis                         |                           | BOVA                        |
| 050035                        | FESE                    | IIa                    | <a href="#">Bat, Virginia big-<br/>eared</a>      | Corynorhinus townsendii<br>virginianus |                           | BOVA                        |
| 050022                        | FTST                    | Ia                     | <a href="#">Bat, northern long-<br/>eared</a>     | Myotis septentrionalis                 | <a href="#">Yes</a>       | BOVA,SppObs                 |
| 070001                        | FTST                    | IIc                    | <a href="#">Isopod, Madison<br/>Cave</a>          | Antrolana lira                         |                           | BOVA                        |
| 050020                        | SE                      | Ia                     | <a href="#">Bat, little brown</a>                 | Myotis lucifugus                       | <a href="#">Yes</a>       | BOVA,SppObs                 |
| 050027                        | SE                      | Ia                     | <a href="#">Bat, tri-colored</a>                  | Perimyotis subflavus                   | <a href="#">Yes</a>       | BOVA,SppObs                 |
| 060006                        | SE                      | Ib                     | <a href="#">Floater, brook</a>                    | Alasmodontia varicosa                  |                           | BOVA                        |
| 020052                        | SE                      | IIa                    | <a href="#">Salamander, eastern<br/>tiger</a>     | Ambystoma tigrinum                     |                           | BOVA                        |
| 050009                        | SE                      | IIa                    | <a href="#">Shrew, American<br/>water</a>         | Sorex palustris                        |                           | BOVA                        |
| 040267                        | SE                      |                        | <a href="#">Wren, Bewick's</a>                    | Thryomanes bewickii                    |                           | BOVA                        |
| 030062                        | ST                      | Ia                     | <a href="#">Turtle, wood</a>                      | Glyptemys insculpta                    |                           | BOVA                        |
| 040096                        | ST                      | Ia                     | <a href="#">Falcon, peregrine</a>                 | Falco peregrinus                       |                           | BOVA                        |
| 040293                        | ST                      | Ia                     | <a href="#">Shrike, loggerhead</a>                | Lanius ludovicianus                    | <a href="#">Yes</a>       | BOVA,SppObs                 |
| 100155                        | ST                      | Ia                     | <a href="#">Skipper, Appalachian<br/>grizzled</a> | Pyrgus wyandot                         |                           | BOVA                        |
| 070012                        | ST                      | Ib                     | <a href="#">Amphipod, Madison<br/>Cave</a>        | Stygobromus stegerorum                 |                           | BOVA                        |
| 060081                        | ST                      | IIa                    | <a href="#">Floater, green</a>                    | Lasmigona subviridis                   |                           | BOVA                        |
| 040292                        | ST                      |                        | <a href="#">Shrike, migrant<br/>loggerhead</a>    | Lanius ludovicianus<br>migrans         |                           | BOVA                        |
| 030063                        | CC                      | IIIa                   | <a href="#">Turtle, spotted</a>                   | Clemmys guttata                        |                           | BOVA                        |
| 030012                        | CC                      | IVa                    | <a href="#">Rattlesnake, timber</a>               | Crotalus horridus                      |                           | BOVA                        |
| 030040                        |                         | Ia                     | <a href="#">Pinesnake, northern</a>               | Pituophis melanoleucus<br>melanoleucus |                           | BOVA                        |
| 040092                        |                         | Ia                     | <a href="#">Eagle, golden</a>                     | Aquila chrysaetos                      |                           | BOVA                        |
| 040306                        |                         | Ia                     | <a href="#">Warbler, golden-</a>                  | Vermivora chrysopetra                  |                           | BOVA                        |

|        |  |     |  |                              |      |
|--------|--|-----|--|------------------------------|------|
|        |  |     | <a href="#">winged</a>                       |                              |      |
| 050024 |  | Ia  | <a href="#">Myotis, eastern small-footed</a> | Myotis leibii                | BOVA |
| 100248 |  | Ia  | <a href="#">Fritillary, regal</a>            | Speyeria idalia idalia       | BOVA |
| 010346 |  | Ib  | <a href="#">Shiner, roughhead</a>            | Notropis semperasper         | BOVA |
| 020027 |  | Ic  | <a href="#">Salamander, Cow Knob</a>         | Plethodon punctatus          | BOVA |
| 040213 |  | Ic  | <a href="#">Owl, northern saw-whet</a>       | Aegolius acadicus            | BOVA |
| 040052 |  | IIa | <a href="#">Duck, American black</a>         | Anas rubripes                | BOVA |
| 040036 |  | IIa | <a href="#">Night-heron, yellow-crowned</a>  | Nyctanassa violacea violacea | BOVA |
| 040320 |  | IIa | <a href="#">Warbler, cerulean</a>            | Setophaga cerulea            | BOVA |
| 040140 |  | IIa | <a href="#">Woodcock, American</a>           | Scolopax minor               | BOVA |
| 040203 |  | IIb | <a href="#">Cuckoo, black-billed</a>         | Coccyzus erythrophthalmus    | BOVA |
| 040304 |  | IIc | <a href="#">Warbler, Swainson's</a>          | Limnolophus swainsonii       | BOVA |

To view **All 601 species** [View 601](#)

\*FE=Federal Endangered; FT=Federal Threatened; SE=State Endangered; ST=State Threatened; FP=Federal Proposed; FC=Federal Candidate; CC=Collection Concern

\*\*I=VA Wildlife Action Plan - Tier I - Critical Conservation Need; II=VA Wildlife Action Plan - Tier II - Very High Conservation Need; III=VA Wildlife Action Plan - Tier III - High Conservation Need; IV=VA Wildlife Action Plan - Tier IV - Moderate Conservation Need  
Virginia Wildlife Action Plan Conservation Opportunity Ranking:  
a - On the ground management strategies/actions exist and can be feasibly implemented.;  
b - On the ground actions or research needs have been identified but cannot feasibly be implemented at this time.;  
c - No on the ground actions or research needs have been identified or all identified conservation opportunities have been exhausted.

Bat Colonies or Hibernacula: **Not Known**

### Anadromous Fish Use Streams

N/A

### Colonial Water Bird Survey

N/A

### Threatened and Endangered Waters

N/A

**Managed Trout Streams** ( 2 records ) (Click on Stream Name to view complete reach history)

[View Map of All Trout Stream Surveys](#)

| Reach ID | Stream Name | Class | Brook Trout | Brown Trout | Rainbow Trout | View Map |
|----------|-------------|-------|-------------|-------------|---------------|----------|
|          |             |       |             |             |               |          |



|          |                                   |           |  |  |  |                     |
|----------|-----------------------------------|-----------|--|--|--|---------------------|
| 07FMC-01 | <a href="#">Folly Mills Creek</a> | Stockable |  |  |  | <a href="#">Yes</a> |
| 07NAK-01 | <a href="#">Naked Creek</a>       | Stockable |  |  |  | <a href="#">Yes</a> |

## Bald Eagle Concentration Areas and Roosts

N/A

## Bald Eagle Nests

N/A

## Habitat Predicted for Aquatic WAP Tier I & II Species

N/A

## Habitat Predicted for Terrestrial WAP Tier I & II Species

N/A

## Public Holdings:

N/A

Compiled on 6/18/2021, 1:27:38 PM 11101237.0 report=IPA searchType= L dist= 3218 poi= 38.2059444 -79.0637500 siteDD= 38.3146388 -78.9702165;38.3152750 -78.9706026;38.3155416 -78.9717082;38.3170361 -78.9731721;38.3005333 -79.0037082;38.2948888 -79.0076165;38.2824527 -79.0251165;38.2430388 -79.0579582;38.2399805 -79.0674860;38.2202916 -79.0892026;38.2004166 -79.0951304;38.1929083 -79.1156026;38.1859944 -79.1216026;38.1781555 -79.1265554;38.1718416 -79.1305971;38.1673305 -79.1330054;38.1651111 -79.1402776;38.1472138 -79.1394415;38.1419361 -79.1366582;38.1337000 -79.1281248;38.1256222 -79.1252498;38.1312055 -79.0997998;38.1308305 -79.0886554;38.1384527 -79.0735526;38.1419861 -79.0725665;38.1440000 -79.0711748;38.1468861 -79.0697582;38.1477694 -79.0660971;

PixelSize=64; Anadromous=0.032169; BECAR=0.031742; Bats=0.02828; Buffer=0.796188; County=0.073403; Impediments=0.029551; Init=0.837072; PublicLands=0.045872; SppObs=0.504988; TEWaters=0.035106; TierReaches=0.037339; TierTerrestrial=0.090482; Total=2.0169; Tracking\_BOVA=0.227928; Trout=0.038969

# VaFWIS - Department of Game and Inland Fisheries

38,13,17.2 -79,03,20.9

is the Search Point

Submit Cancel

## Search Point

☒ Change to "clicked" map point

☐ Fixed at 38,13,17.2 -79,03,20.9

## Show Position Rings

☐ Yes ☒ No

4 miles and 1 mile at the Search Point

## Show Search Area

☒ Yes ☐ No

2 Search distance miles buffer

Search Point is at map center

## Base Map Choices

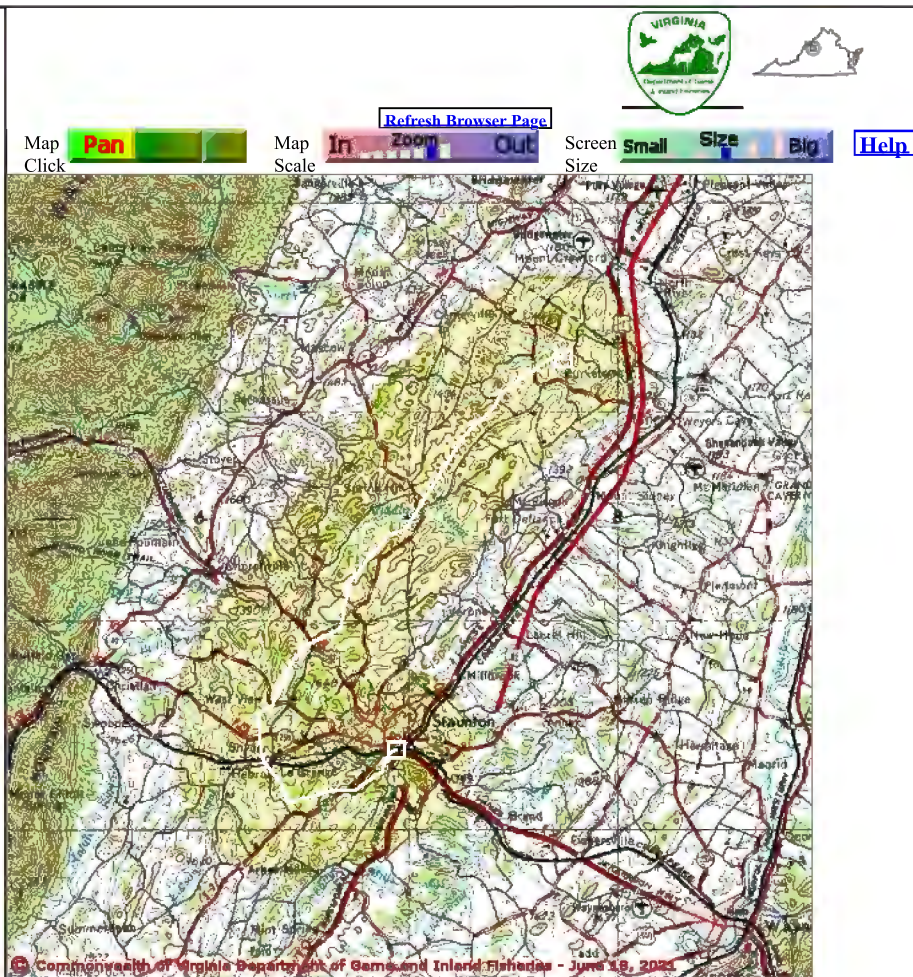
Topography

## Map Overlay Choices

Current List: Search

## Map Overlay Legend

2 mile radius Search Area



N

5 0 5 10 15 20 Kilometers  
2.5 0 2.5 5 7.5 10 Miles

Point of Search 38,13,17.2 -79,03,20.9

Map Location 38,13,17.2 -79,03,20.9

Select Coordinate System: ☒ Degrees,Minutes,Seconds Latitude - Longitude

☐ Decimal Degrees Latitude - Longitude

☐ Meters UTM NAD83 East North Zone

☐ Meters UTM NAD27 East North Zone

Base Map source: USGS 1:250,000 topographic maps (see [Microsoft terraserver-usa.com](http://Microsoft.terraserver-usa.com) for details)

Map projection is UTM Zone 17 NAD 1983 with left 650987 and top 4251374. Pixel size is 46. . Coordinates displayed are Degrees, Minutes, Seconds North and West. Map is currently displayed as 600 columns by 600 rows for a total of 360000 pixels. The map display represents 38400 meters east to west by 38400 meters north to south for a total of 1474.5 square kilometers. The map display represents 126005 feet east to west by 126005 feet north to south for a total of 569.5 square miles.

Topographic maps and Black and white aerial photography for year 1990+- are from the United States Department of the Interior, United States Geological Survey. Color aerial photography aquired 2002 is from Virginia Base Mapping Program, Virginia Geographic Information Network.

Shaded topographic maps are from TOPO! ©2006 National Geographic  
<http://www.national.geographic.com/topo>

All other map products are from the Commonwealth of Virginia Department of Game and Inland Fisheries.

map assembled 2021-06-18 13:19:33 (qa/qc March 21, 2016 12:20 - tn=1101237 dist=3218 I )  
\$poi=38.2059600 -79.0637700





## Site Location

38,12,21.4 -79,03,49.5  
is the Search Point

## Show Position Rings

☒ Yes ☐ No

4 miles and 1 mile at the Search Point

## Show Search Area

☒ Yes ☐ No

2 Search distance miles  
buffer

Display Search Point is not  
at center at map center

Base Map [Choices](#)

Topography

Map Overlay [Choices](#)

Current List: Position, Search,  
BECAR, BAEANests,  
TEWaters, TierII, Habitat,  
Trout, Anadromous

## Map Overlay Legend

## T &amp; E Waters

Federal

State

Predicted Habitat  
WAP Tier I & II

Aquatic

Terrestrial

## Trout Waters

Class I - IV

Class V - VI

## Anadromous Fish Reach

Confirmed

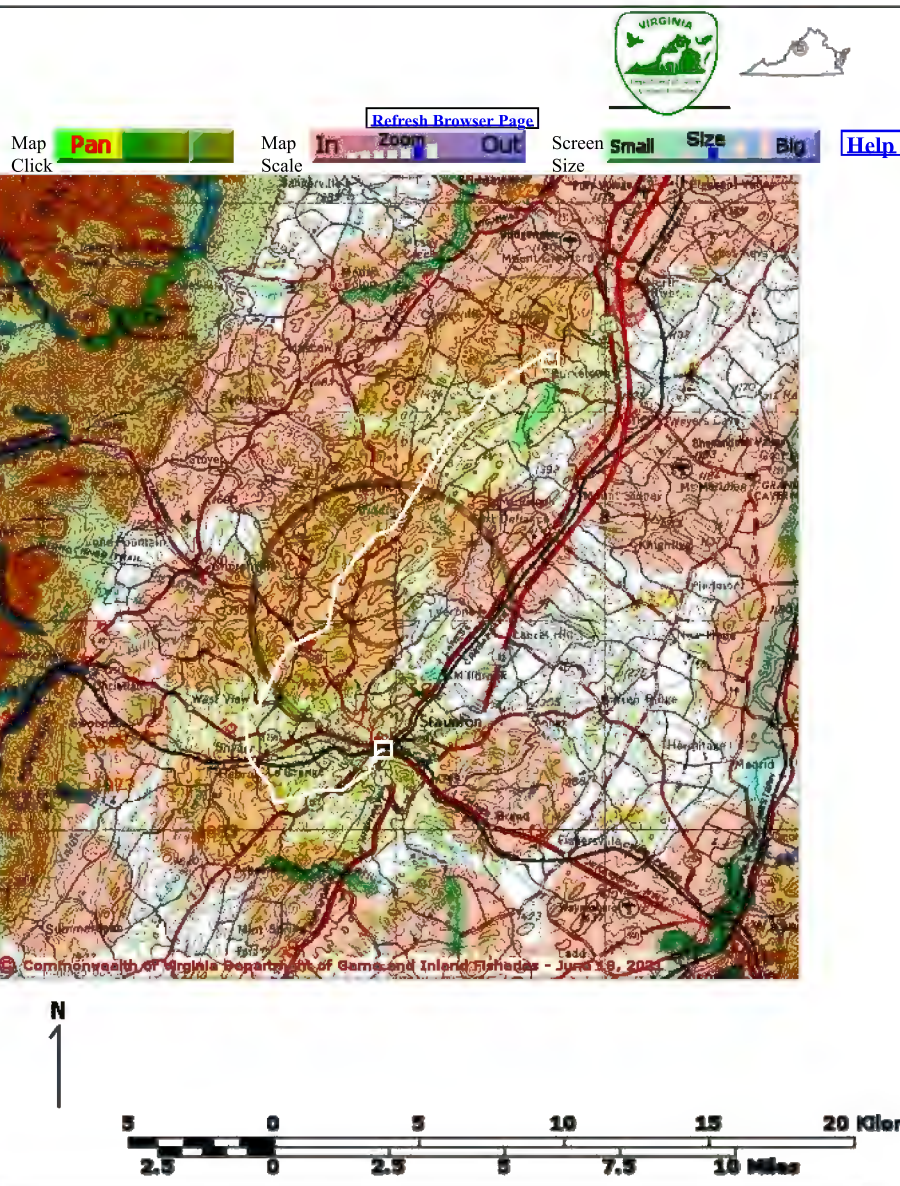
Potential

## J23 Impediment

Position Rings  
4 miles and 1  
mile at the  
Search Point

2 mile radius  
Search Area

Bald Eagle  
Concentration Areas  
and Roosts



Point of Search 38,12,21.4 -79,03,49.5

Map Location 38,13,17.2 -79,03,20.9

Select Coordinate System: ☒ Degrees,Minutes,Seconds Latitude - Longitude

☐ Decimal Degrees Latitude - Longitude

☐ Meters UTM NAD83 East North Zone

☐ Meters UTM NAD27 East North Zone

Base Map source: USGS 1:250,000 topographic maps (see [Microsoft terraserver-usa.com](http://Microsoft.terraserver-usa.com) for details)

Map projection is UTM Zone 17 NAD 1983 with left 650987 and top 4251374. Pixel size is 46. . Coordinates displayed are Degrees, Minutes, Seconds North and West. Map is currently displayed as 600 columns by 600 rows for a total of 360000 pixels. The map display represents 38400 meters east to west by 38400 meters north to south for a total of 1474.5 square kilometers. The map display represents 126005 feet east to west by 126005 feet north to south for a total of 569.5 square miles.

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map assembled 2021-06-18 13:25:45 (qa/qc March 21, 2016 12:20 - tn=1101237.1 dist=3218  
1)  
\$poi=38.2059444 -79.0637500





## Site Location

38,12,21.4 -79,03,49.5  
is the Search Point

## Show Position Rings

☒ Yes ☐ No

4 miles and 1 mile at the Search Point

## Show Search Area

☒ Yes ☐ No

2 Search distance miles  
buffer

Display Search Point is not  
at center at map center

Base Map [Choices](#)

Topography

Map Overlay [Choices](#)

Current List: Position, Search,  
BECAR, BAEANests,  
TEWaters, TierII, Habitat,  
Trout, Anadromous

## Map Overlay Legend

## T &amp; E Waters

Federal

State

Predicted Habitat  
WAP Tier I & II

Aquatic

Terrestrial

## Trout Waters

Class I - IV

Class V - VI

## Anadromous Fish Reach

Confirmed

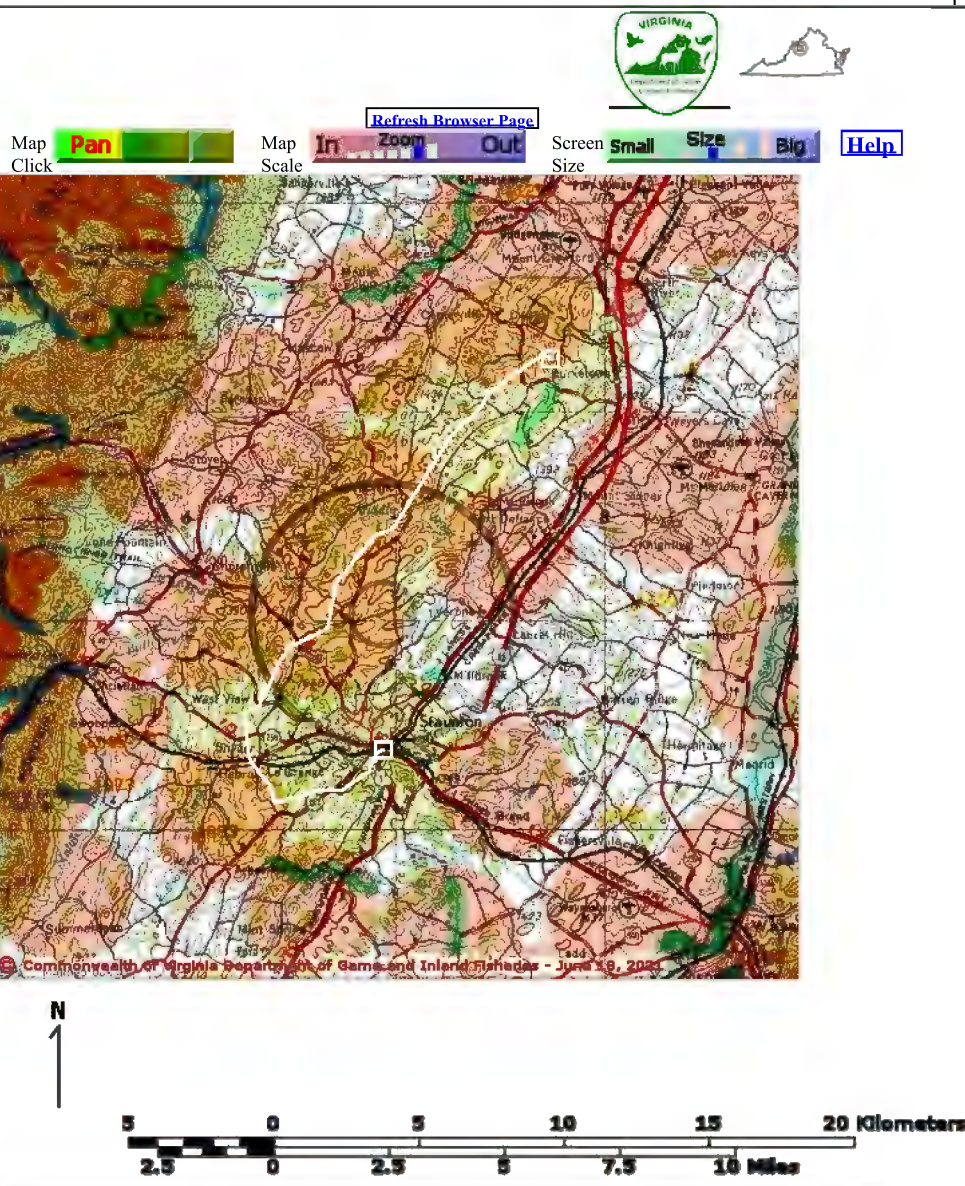
Potential

## J23 Impediment

Position Rings  
4 miles and 1  
mile at the  
Search Point

2 mile radius  
Search Area

Bald Eagle  
Concentration Areas  
and Roosts



Point of Search 38,12,21.4 -79,03,49.5

Map Location 38,13,17.2 -79,03,20.9

Select Coordinate System: ☒ Degrees,Minutes,Seconds Latitude - Longitude

☐ Decimal Degrees Latitude - Longitude

☐ Meters UTM NAD83 East North Zone

☐ Meters UTM NAD27 East North Zone

Base Map source: USGS 1:250,000 topographic maps (see [Microsoft terraserver-usa.com](http://Microsoft.terraserver-usa.com) for details)

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map assembled 2021-06-18 13:23:38 (qa/qc March 21, 2016 12:20 - tn=1101237.1 dist=3218  
1)  
\$poi=38.2059444 -79.0637500





# Species Observations where Bat, northern long-eared (050022) observed 320377

38,12,21.4 -79,03,49.5  
is the Search Point

|           |                   |
|-----------|-------------------|
| Display   | Item Location is  |
| at center | not at map center |

## Show Position Rings

☒ Yes ☐ No

4 miles and 1 mile at the Search Point

## Show Search Area

☒ Yes ☐ No

2 Search distance miles  
buffer

|           |                     |
|-----------|---------------------|
| Display   | Search Point is not |
| at center | at map center       |




## Base Map [Choices](#)

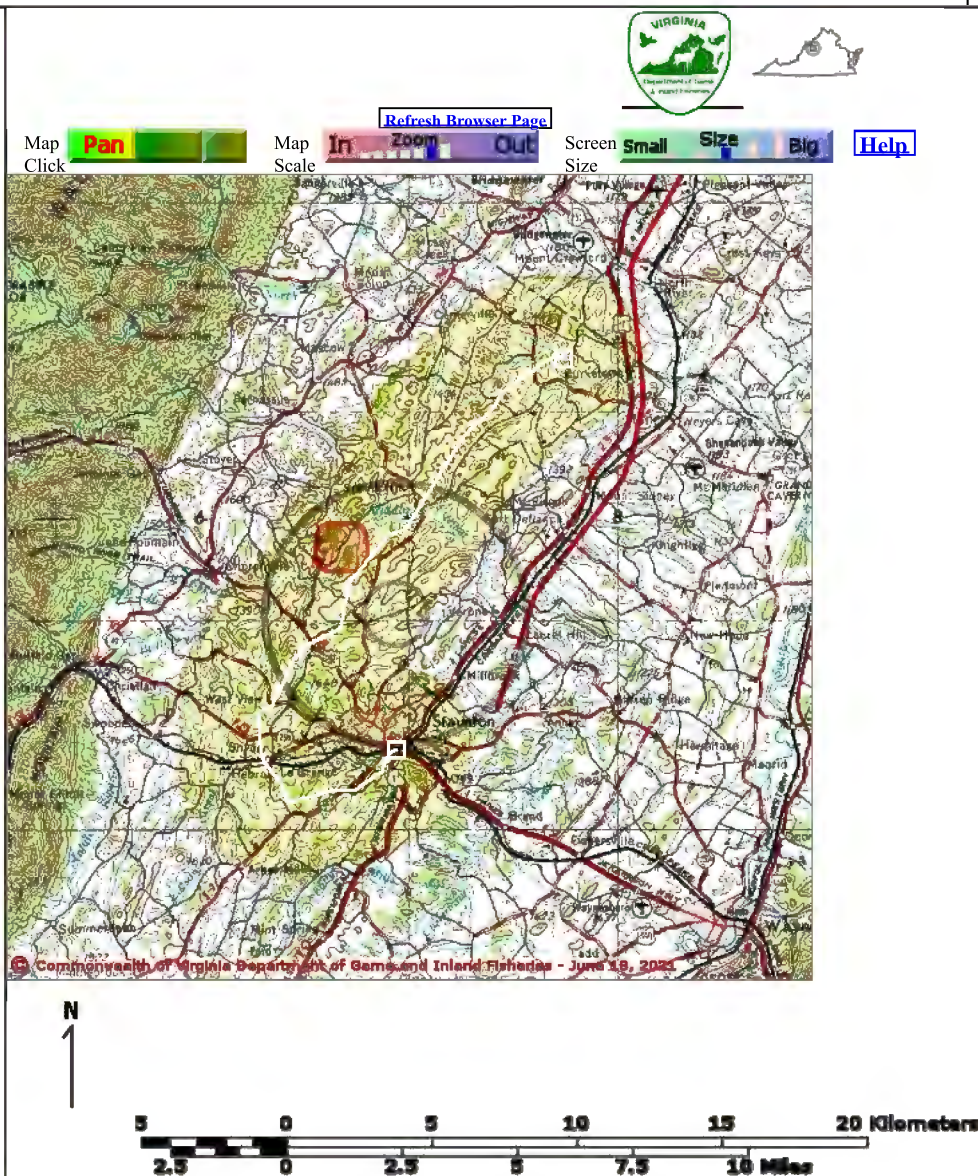
Topography

## Map Overlay [Choices](#)

Current List: Position, Search,  
Observation

## Map Overlay Legend

-  Position Rings  
4 miles and 1  
mile at the  
Search Point
-  2 mile radius  
Search Area
-  Data  
Observation Site



Point of Search 38,12,21.4 -79,03,49.5

Map Location 38,13,17.2 -79,03,20.9

Select **Coordinate System**: ☒ Degrees,Minutes,Seconds Latitude - Longitude

☐ Decimal Degrees Latitude - Longitude

☐ Meters UTM NAD83 East North Zone

☐ Meters UTM NAD27 East North Zone

Base Map source: USGS 1:250,000 topographic maps (see [Microsoft terraserver-usa.com](http://Microsoft.terraserver-usa.com) for details)

Map projection is UTM Zone 17 NAD 1983 with left 650987 and top 4251374. Pixel size is 46. .  
Coordinates displayed are Degrees, Minutes, Seconds North and West. Map is currently displayed  
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Fisheries.

map assembled 2021-06-18 13:22:23 (qa/qc March 21, 2016 12:20 - tn=1101237.1 dist=3218  
1)

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xxvy256.Displace\_Y, cc.High\_TE, obs.FeatType from  
vafwis\_tables.dbo.vcvSppObs\_XY xy join vafwis\_tables.dbo.cvSppObs obs on  
obs.obsID = xy.obsID join vafwis\_tables.dbo.cvSppObsSite256 s256 on s256.obsID =  
xy.obsID join vafwis\_tables.dbo.cvSppObsSitexxvy256 xxvy256 on xxvy256.obsSite256  
= s256.obsSite256 join vafwis\_tables.dbo.cvSppObs\_CC cc on cc.obsID = xy.obsID  
JOIN vafwis\_tables.dbo.udf\_List2Table('320377','') list on list.item = obs.obsID



## Site Location

38,12,21.4 -79,03,49.5  
is the Search Point

## Show Position Rings

☒ Yes ☐ No

4 miles and 1 mile at the Search Point

## Show Search Area

☒ Yes ☐ No

2 Search distance miles  
buffer

Display Search Point is not  
at center at map center

Base Map [Choices](#)

Topography

Map Overlay [Choices](#)

Current List: Position, Search,  
BECAR, BAEANests,  
TEWaters, TierII, Habitat,  
Trout, Anadromous

## Map Overlay Legend

## T &amp; E Waters

Federal

State

Predicted Habitat  
WAP Tier I & II

Aquatic

Terrestrial

## Trout Waters

Class I - IV

Class V - VI

## Anadromous Fish Reach

Confirmed

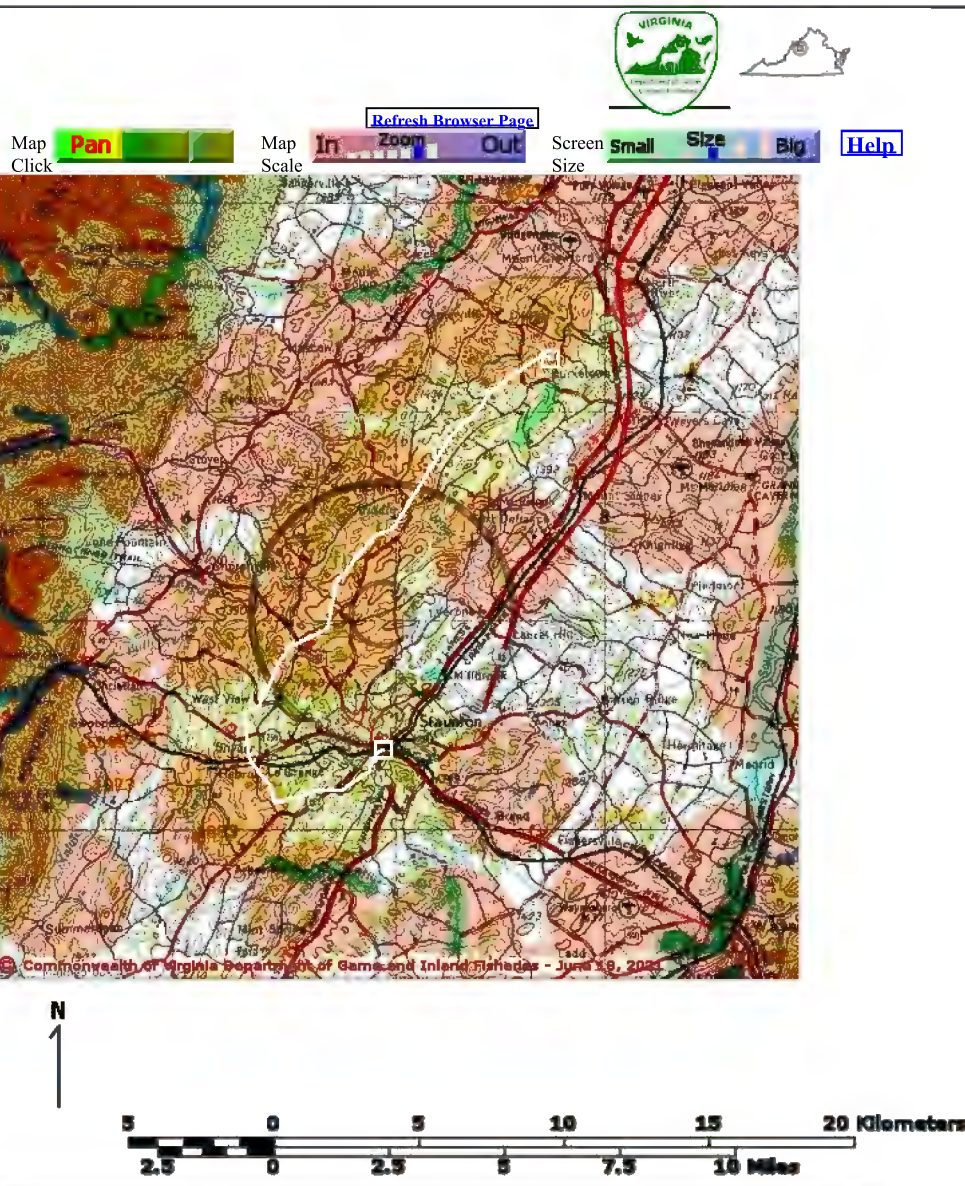
Potential

## J23 Impediment

Position Rings  
4 miles and 1  
mile at the  
Search Point

2 mile radius  
Search Area

Bald Eagle  
Concentration Areas  
and Roosts



Point of Search 38,12,21.4 -79,03,49.5

Map Location 38,13,17.2 -79,03,20.9

Select Coordinate System: ☒ Degrees,Minutes,Seconds Latitude - Longitude

☐ Decimal Degrees Latitude - Longitude

☐ Meters UTM NAD83 East North Zone

☐ Meters UTM NAD27 East North Zone

Base Map source: USGS 1:250,000 topographic maps (see [Microsoft terraserer-usa.com](https://www.microsoft.com/terraserer-usa.com) for details)

Map projection is UTM Zone 17 NAD 1983 with left 650987 and top 4251374. Pixel size is 46. .  
Coordinates displayed are Degrees, Minutes, Seconds North and West. Map is currently displayed  
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Geographic Information Network.

Shaded topographic maps are from TOPO! ©2006 National Geographic  
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All other map products are from the Commonwealth of Virginia Department of Game and Inland  
Fisheries.

map assembled 2021-06-18 13:24:47 (qa/qc March 21, 2016 12:20 - tn=1101237.1 dist=3218  
1)  
\$poi=38.2059444 -79.0637500

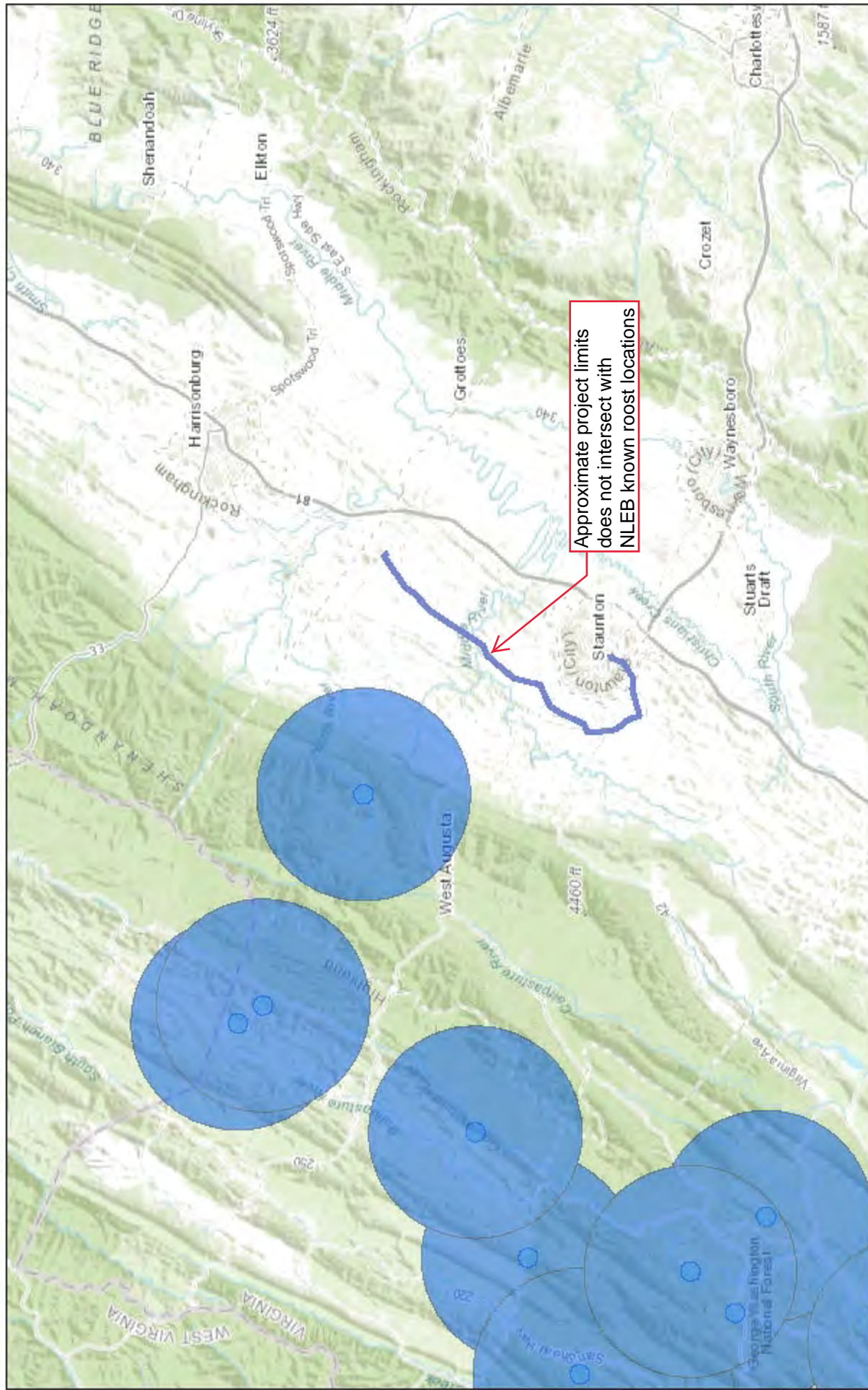


# **DWR NLEB**

## **Database Search**



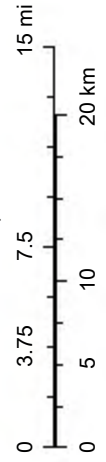
# NLEB Locations and Roost Trees



6/30/2021, 3:16:51 PM

- NLEB Hibernaculum 5.5 Mile Buffer
- NLEB Hibernaculum Half Mile Buffer

1:577,791



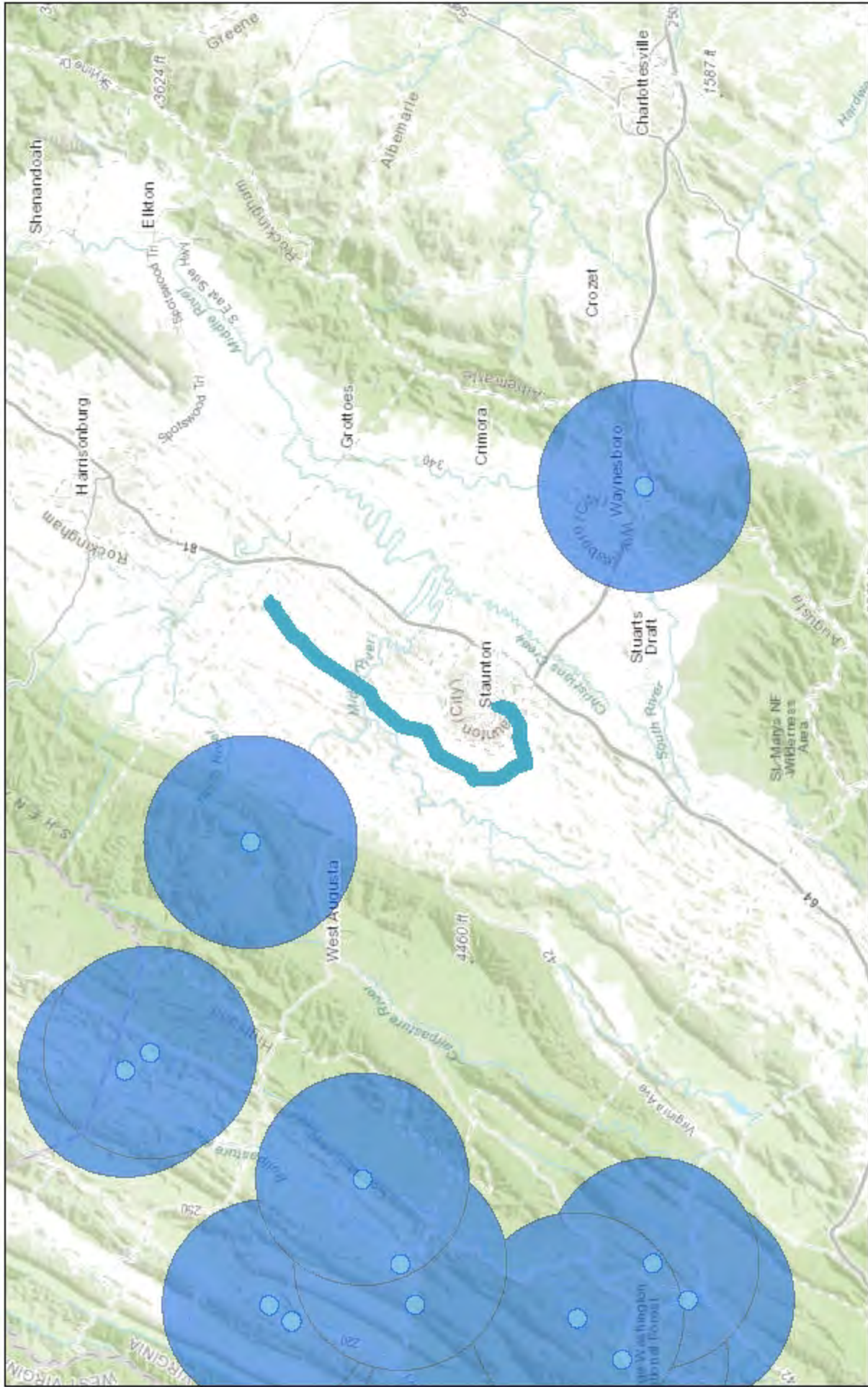
Esri, HERE, Garmin, USGS, NGA, EPA, USDA, NPS

# **DWR Tri-colored and Little brown bat**

## **Database Search**



# Tri-colored and Little Brown Bat Hibernaculum Locations



7/16/2021, 12:47:52 PM

- Tri-colored and Little Brown Hibernaculum Half Mile Buffer
- Tri-colored and Little Brown Hibernaculum 5.5 Mile Buffer

1:577,792



Esri, HERE, Garmin, USGS, NGA, EPA, USDA, NPS



# **DCR NHDE**

## **Database Search**

# Natural Heritage Resources

**Your Criteria**

Watershed (8 digit HUC): 02070005 - So. Fork Shenandoah River  
Subwatershed (12 digit HUC): PS06 - Lewis Creek-Poague Run  
Search Run: 6/18/2021 13:36:32 PM  
**Result Summary**

Total Species returned: 1  
Total Communities returned: 0

Click scientific names below to go to NatureServe report.  
Click column headings for an explanation of species and community ranks.

| Common Name/Natural Community | Scientific Name | Scientific Name Linked | <a href="#">Global Conservation Status Rank</a> | <a href="#">State Conservation Status Rank</a> | <a href="#">Federal Legal Status</a> | <a href="#">State Legal Status</a> | Statewide Occurrences | Virginia Coastal Zone |
|-------------------------------|-----------------|------------------------|---|--|--------------------------------------|------------------------------------|-----------------------|-----------------------|
|-------------------------------|-----------------|------------------------|---|--|--------------------------------------|------------------------------------|-----------------------|-----------------------|

**South Fork Shenandoah**

Lewis Creek-Poague Run  
SIGNIFICANT CAVES  
Significant Cave      Significant cave      G3      SNR      None      None      377      N

**Note:** On-line queries provide basic information from DCR's databases at the time of the request. They are NOT to be substituted for a project review or for on-site surveys required for environmental assessments of specific project areas.

**For Additional Information** on locations of Natural Heritage Resources please submit an [information request](#).

**To Contribute information** on locations of natural heritage resources, please fill out and submit a [rare species sighting form](#).

Natural Heritage Resources

Your Criteria

Watershed (8 digit HUC): 02070005 - So. Fork Shenandoah River

Subwatershed (12 digit HUC): PS01 - Middle River-Edison Creek

Search Run: 6/18/2021 13:33:26 PM

Result Summary

Total Species returned: 3

Total Communities returned: 0

Click scientific names below to go to NatureServe report.

Click column headings for an explanation of species and community ranks.

| Common Name/Natural Community | Scientific Name     | Scientific Name Linked              | <a href="#">Global Conservation Status Rank</a> | <a href="#">State Conservation Status Rank</a> | <a href="#">Federal Legal Status</a> | <a href="#">State Legal Status</a> | Statewide Occurrences | Virginia Coastal Zone |
|-------------------------------|---------------------|-------------------------------------|---|--|--------------------------------------|------------------------------------|-----------------------|-----------------------|
| South Fork Shenandoah         |                     |                                     |   |  |                                      |                                    |                       |                       |
| Middle River-Edison Creek     |                     |                                     |   |  |                                      |                                    |                       |                       |
| BIRDS                         |                     |                                     |   |  |                                      |                                    |                       |                       |
| Alder Flycatcher              | Empidonax alnorum   | <a href="#">Empidonax alnorum</a>   | G5  | S1S2B  | None                                 | None                               | 10                    | N                     |
| Loggerhead Shrike             | Lanius ludovicianus | <a href="#">Lanius ludovicianus</a> | G4  | S1B, S2N                                       | None                                 | LT                                 | 40                    | N                     |
| FISH                          |                     |                                     |   |  |                                      |                                    |                       |                       |
| Slimy Sculpin                 | Cottus cognatus     | <a href="#">Cottus cognatus</a>     | G5  | S2   | None                                 | None                               | 7                     | N                     |

Note: On-line queries provide basic information from DCR's databases at the time of the request. They are NOT to be substituted for a project review or for on-site surveys required for environmental assessments of specific project areas.

For Additional Information on locations of Natural Heritage Resources please submit an [information request](#).

To Contribute information on locations of natural heritage resources, please fill out and submit a [rare species sighting form](#).



Natural Heritage Resources

Your Criteria

Watershed (8 digit HUC): 02070005 - So. Fork Shenandoah River  
Subwatershed (12 digit HUC): PS04 - Middle River-Bell Creek

Search Run: 6/18/2021 13:37:39 PM  
Result Summary

Total Species returned: 1  
Total Communities returned: 0

Click scientific names below to go to NatureServe report.  
Click column headings for an explanation of species and community ranks.

| Common Name/Natural Community | Scientific Name | Scientific Name Linked          | <a href="#">Global Conservation Status Rank</a> | <a href="#">State Conservation Status Rank</a> | <a href="#">Federal Legal Status</a> | <a href="#">State Legal Status</a> | Statewide Occurrences | Virginia Coastal Zone |
|-------------------------------|-----------------|---------------------------------|---|--|--------------------------------------|------------------------------------|-----------------------|-----------------------|
| South Fork Shenandoah         |                 |                                 |   |  |                                      |                                    |                       |                       |
| Middle River-Bell Creek       |                 |                                 |   |  |                                      |                                    |                       |                       |
| FISH                          |                 |                                 |   |  |                                      |                                    |                       |                       |
| Slimy Sculpin                 | Cottus cognatus | <a href="#">Cottus cognatus</a> | G5  | S2   | None                                 | None                               | 7                     | N                     |

Note: On-line queries provide basic information from DCR's databases at the time of the request. They are NOT to be substituted for a project review or for on-site surveys required for environmental assessments of specific project areas.

For Additional Information on locations of Natural Heritage Resources please submit an [information request](#).

To Contribute information on locations of natural heritage resources, please fill out and submit a [rare species sighting form](#).

# Natural Heritage Resources

## Your Criteria

Watershed (8 digit HUC): 02070005 - So. Fork Shenandoah River

Subwatershed (12 digit HUC): PS07 - Middle River-Falling Spring Run

Search Run: 6/18/2021 13:55:28 PM

## Result Summary

Total Species returned: 1

Total Communities returned: 1

Click scientific names below to go to NatureServe report.

Click column headings for an explanation of species and community ranks.

| Common Name/Natural Community   | Scientific Name      | Scientific Name Linked               | <a href="#">Global Conservation Status Rank</a> | <a href="#">State Conservation Status Rank</a> | <a href="#">Federal Legal Status</a> | <a href="#">State Legal Status</a> | Statewide Occurrences | Virginia Coastal Zone |
|---------------------------------|----------------------|--------------------------------------|---|--|--------------------------------------|------------------------------------|-----------------------|-----------------------|
| <b>South Fork Shenandoah</b>    |                      |                                      |   |  |                                      |                                    |                       |                       |
| Middle River-Falling Spring Run |                      |                                      |   |  |                                      |                                    |                       |                       |
| TERRESTRIAL NATURAL COMMUNITY   |                      |                                      |   |  |                                      |                                    |                       |                       |
| Central Appalachian             | Juniperus virginiana | <a href="#">Juniperus virginiana</a> | G3G4  | S2   | None                                 | None                               | 12                    | N                     |
| Chinquapin Oak -                | - Quercus            | <a href="#">- Quercus</a>            |   |  |                                      |                                    |                       |                       |
| Eastern Red Cedar               | muehlenbergii / Rhus | <a href="#">muehlenbergii / Rhus</a> |   |  |                                      |                                    |                       |                       |
| Woodland                        | aromatica / Pellaea  | <a href="#">aromatica / Pellaea</a>  |   |  |                                      |                                    |                       |                       |
|                                 | atropurpurea         | <a href="#">atropurpurea</a>         |   |  |                                      |                                    |                       |                       |
|                                 | Woodland             | <a href="#">Woodland</a>             |   |  |                                      |                                    |                       |                       |
| VASCULAR PLANTS                 |                      |                                      |   |  |                                      |                                    |                       |                       |
| Tall dropseed                   | Sporobolus           | <a href="#">Sporobolus</a>           | G5T5  | S2   | None                                 | None                               | 15                    | N                     |
|                                 | compositus var.      | <a href="#">compositus var.</a>      |   |  |                                      |                                    |                       |                       |
|                                 | compositus           | <a href="#">compositus</a>           |   |  |                                      |                                    |                       |                       |

**Note:** On-line queries provide basic information from DCR's databases at the time of the request. They are NOT to be substituted for a project review or for on-site surveys required for environmental assessments of specific project areas.

**For Additional Information** on locations of Natural Heritage Resources please submit an [information request](#).

**To Contribute information** on locations of natural heritage resources, please fill out and submit a [rare species sighting form](#).

Natural Heritage Resources

Your Criteria

Watershed (8 digit HUC): 02070005 - So. Fork Shenandoah River  
Subwatershed (12 digit HUC): PS24 - Naked Creek-North Fork Naked Creek

Search Run: 6/18/2021 13:56:26 PM  
Result Summary

Total Species returned: 2  
Total Communities returned: 0

Click scientific names below to go to NatureServe report.  
Click column headings for an explanation of species and community ranks.

| Common Name/Natural Community      | Scientific Name  | Scientific Name Linked           | <a href="#">Global Conservation Status Rank</a> | <a href="#">State Conservation Status Rank</a> | <a href="#">Federal Legal Status</a> | <a href="#">State Legal Status</a> | Statewide Occurrences | Virginia Coastal Zone |
|------------------------------------|------------------|----------------------------------|---|--|--------------------------------------|------------------------------------|-----------------------|-----------------------|
| South Fork Shenandoah              |                  |                                  |   |  |                                      |                                    |                       |                       |
| Naked Creek-North Fork Naked Creek |                  |                                  |   |  |                                      |                                    |                       |                       |
| DIPLOPODA (MILLIPEDES)             |                  |                                  |   |  |                                      |                                    |                       |                       |
| Luray Caverns Blind Cave Millipede | Zygonopus whitei | <a href="#">Zygonopus whitei</a> | G3G4  | S2   | None                                 | None                               | 12                    | N                     |
| SIGNIFICANT CAVES                  |                  |                                  |   |  |                                      |                                    |                       |                       |
| Significant Cave                   | Significant cave | Significant cave                 | G3  | SNR  | None                                 | None                               | 377                   | N                     |

Note: On-line queries provide basic information from DCR's databases at the time of the request. They are NOT to be substituted for a project review or for on-site surveys required for environmental assessments of specific project areas.

For Additional Information on locations of Natural Heritage Resources please submit an [information request](#).

To Contribute information on locations of natural heritage resources, please fill out and submit a [rare species sighting form](#).



# **CCB BALD EAGLE**

## **Database Search**



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## CCB MAPPING PORTAL

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Leaflet | CartoDB attribution, Tiles © Esri — Source: Esri, DeLorme, GeoEye, Aerial, IGN, IGP, UPR-EGP, and the GIS User Community



Bald Eagle Nest Code:

RH0901

Last Checked: 2020

Last Occupied: 2020

Approximately 2.84 miles  
from Project Area

Bald Eagle Nest Code:

RH1301

Last Checked: 2020

Last Occupied: 2020

Approximately 4.94 miles  
from Project Area

Bald Eagle Nest Code:

AU1701

Last Checked: 2017

Last Occupied: 2017

Approximately 11.04 miles  
from Project Area

Approximate Project  
Limits

Bald Eagle Nest Code:

RH2001

Last Checked: 2020

Last Occupied: 2020

Approximately 10.07  
miles from Project Area

Bald Eagle Nest Code:

AU1801

Last Checked: 2018

Last Occupied: 2018

Approximately 7.72 miles  
from Project Area

Bald Eagle Nest Code:

AU1901

Last Checked: 2019

Last Occupied: 2019

Approximately 4.02 miles  
from Project Area

BALD EAGLE

VA Eagle Nest Locator

August 27, 2021

Tracey McDonald  
Stantec Consulting Services Inc.  
5209 Center Street  
Williamsburg, VA, 23118

Re: 203401607, Staunton to Valley Transmission Line 293 Rebuild

Dear Ms. McDonald:

The Department of Conservation and Recreation's Division of Natural Heritage (DCR) has searched its Biotics Data System for occurrences of natural heritage resources from the area outlined on the submitted map. Natural heritage resources are defined as the habitat of rare, threatened, or endangered plant and animal species, unique or exemplary natural communities, and significant geologic formations.

This project is situated on karst-forming carbonate rock and can be characterized by sinkholes, caves, disappearing streams, and large springs. The Virginia DCR, Division of Natural Heritage karst staff screened this project against the Virginia Speleological Survey (VSS) database, the Virginia Department of Mines, Minerals and Energy (DMME) sinkhole coverage, and other karst layers for documented sensitive karst features.

According to the information currently in the Virginia Speleological Survey files, there is one known cave, Muddy Pit, within the project area. The VSS report for Muddy Pit lists it as being a 100-foot deep pit near the top of a hill that is developed near the contact between the Beekmantown and the New Market limestones. In addition, Transmission Pit is reported to be a 60-foot deep dead bottom pit located in a roadcut, but is likely to be just outside of the project area.

Muddy Pit is reported near the following location:

Latitude: 38.241254  
Longitude: -79.063366

Transmission Pit is reported near the following location:

Latitude: 38.240411  
Longitude: -79.065031

The DCR-DNH Karst Program recommends field verifying the locations of both of these cave entrances due to the age of the location data. The DCR-DNH Karst Program would like to receive updated location information once these cave entrances have been found. DCR recommends that the cave entrances be completely avoided during construction activities. If they are within areas that work will occur on this project DCR recommends that they be protected with erosion and sediment control measures to prevent sediment and other material from flowing into the entrances, as well as establishing a clearly marked protective buffer that indicates



that sensitive karst features are within around the entrances. DCR recommends that no material be dumped into the caves. During every phase of the project, DCR recommends the stabilization of the soil around the site.

The project also intersects the DMME sinkhole screening layer. Sinkholes mapped by the Virginia Department of Mines, Minerals, and Energy are within and near the footprint of this project (see Sinkhole layer on the Natural Heritage Data Explorer at [vanhde.org](http://vanhde.org)). The sinkholes should be avoided to the maximum extent possible. Typically, additional, smaller unmapped sinkholes can also be present in the vicinity. Sinkholes are areas where surface material has collapsed into the subsurface and into underground watercourses. Sinkhole areas are places where surface water directly affects groundwater quality and flow. What goes into sinkholes comes out in wells and springs, and can degrade drinking water, springs and spring-fed surface waters, and the habitat of subterranean creatures. Discharge of untreated stormwater runoff to sinkholes is discouraged, and sinkholes to which stormwater is diverted or which have been modified to accept stormwater are required by law to be registered as Class 5 Injection Wells with the US Environmental Protection Agency. Filling or alteration of natural (pre-existing) sinkholes is discouraged, and designation of natural buffers around sinkholes is desirable. If the project involves filling or “improvement” of sinkholes or cave openings, DCR would like detailed location information and copies of the design specifications. In cases where sinkhole improvement is for storm water discharge, copies of VDOT Form EQ-120 will suffice.

If karst features such as additional undocumented sinkholes, caves, disappearing streams, and large springs are encountered during the project, please coordinate with Wil Orndorff (540-230-5960, [Wil.Orndorff@dcr.virginia.gov](mailto:Wil.Orndorff@dcr.virginia.gov)) the Virginia DCR, Division of Natural Heritage Karst Protection Coordinator, to document and minimize adverse impacts. Activities such as discharge of runoff to sinkholes or sinking streams, filling of sinkholes, and alteration of cave entrances can lead to environmental impacts including surface collapse, flooding, erosion and sedimentation, contamination of groundwater and springs, and degradation of subterranean habitat for natural heritage resources (e.g. cave adapted invertebrates, bats). These potential impacts are not necessarily limited to the immediate project area, as karst systems can transport water and associated contaminants rapidly over relatively long distances, depending on the nature of the local karst system.

Furthermore, if tree removal beyond the right-of-way (ROW) is proposed the project has the potential to fragment Ecological Cores (C5) as identified in the Virginia Natural Landscape Assessment (<https://www.dcr.virginia.gov/natural-heritage/vaconvisvnl>), one of a suite of tools in Virginia ConservationVision that identify and prioritize lands for conservation and protection. Mapped cores in the project area can be viewed via the Virginia Natural Heritage Data Explorer, available here: <http://vanhde.org/content/map>.

Ecological Cores are areas of unfragmented natural cover with at least 100 acres of interior that provide habitat for a wide range of species, from interior-dependent forest species to habitat generalists, as well as species that utilize marsh, dune, and beach habitats. Cores also provide benefits in terms of open space, recreation, water quality (including drinking water protection and erosion prevention), and air quality (including carbon sequestration and oxygen production), along with the many associated economic benefits of these functions. The cores are ranked from C1 to C5 (C5 being the least ecologically relevant) using many prioritization criteria, such as the proportions of sensitive habitats of natural heritage resources they contain.

Fragmentation occurs when a large, contiguous block of natural cover is dissected by development, and other forms of permanent conversion, into one or more smaller patches. Habitat fragmentation results in biogeographic changes that disrupt species interactions and ecosystem processes, reducing biodiversity and habitat quality due to limited recolonization, increased predation and egg parasitism, and increased invasion by weedy species.

Therefore minimizing fragmentation is a key mitigation measure that will reduce deleterious effects and preserve the natural patterns and connectivity of habitats that are key components of biodiversity. DCR recommends efforts to minimize edge in remaining fragments, retain natural corridors that allow movement between fragments and designing the intervening landscape to minimize its hostility to native wildlife (natural cover versus lawns).

DCR recommends the development and implementation of an invasive species plan to be included as part of the maintenance practices for the ROW. The invasive species plan should include an invasive species inventory for the project area based on the current DCR Invasive Species List (<http://www.dcr.virginia.gov/natural-heritage/document/nh-invasive-plant-list-2014.pdf>) and methods for treating the invasives. DCR also recommends the ROW restoration and maintenance practices planned include appropriate revegetation using native species in a mix of grasses and forbs, robust monitoring and an adaptive management plan to provide guidance if initial revegetation efforts are unsuccessful or if invasive species outbreaks occur.

Under a Memorandum of Agreement established between the Virginia Department of Agriculture and Consumer Services (VDACS) and the DCR, DCR represents VDACS in comments regarding potential impacts on state-listed threatened and endangered plant and insect species. The current activity will not affect any documented state-listed plants or insects.

There are no State Natural Area Preserves under DCR's jurisdiction in the project vicinity.

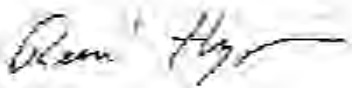
New and updated information is continually added to Biotics. Please re-submit a completed order form and project map for an update on this natural heritage information if the scope of the project changes and/or six months has passed before it is utilized.

A fee of \$95.00 has been assessed for the service of providing this information. Please find attached an invoice for that amount. Please return one copy of the invoice along with your remittance made payable to the Treasurer of Virginia, DCR Finance, 600 East Main Street, 24<sup>th</sup> Floor, Richmond, VA 23219. Payment is due within thirty days of the invoice date. Please note late payment may result in the suspension of project review service for future projects.

The Virginia Department of Wildlife Resources (VDWR) maintains a database of wildlife locations, including threatened and endangered species, trout streams, and anadromous fish waters that may contain information not documented in this letter. Their database may be accessed from <http://vafwis.org/fwis/> or contact Ernie Aschenbach at 804-367-2733 or [Ernie.Aschenbach@dwr.virginia.gov](mailto:Ernie.Aschenbach@dwr.virginia.gov).

Should you have any questions or concerns, feel free to contact me at 804-371-2708. Thank you for the opportunity to comment on this project.

Sincerely,



S. René Hypes  
Natural Heritage Project Review Coordinator

Cc: Wil Orndorff, DCR- Karst

## Rachel M Studebaker (Services - 6)

---

**From:** Hypes, Rene' <rene.hypes@dcr.virginia.gov>  
**Sent:** Wednesday, September 8, 2021 9:02 AM  
**To:** Heather E Kennedy (Services - 6)  
**Cc:** Rachel M Studebaker (Services - 6); Bulluck, Jason  
**Subject:** [EXTERNAL] Re: Staunton to Valley TL293 Rebuild Project

\*\*\*This is an EXTERNAL email that was NOT sent from Dominion Energy. Are you expecting this message? Are you expecting a link or attachment? DO NOT click links or open attachments until you verify them\*\*\*

Ms. Kennedy,

Thank you for notifying the DCR-Natural Heritage Program about the proposed Staunton to Valley TL293 Rebuild Project. If Dominion would like us to review this project as requested in the attached cover letter, we need a completed [information services order form](#) along with the provided project information and map. It would also be helpful if you could provide an ArcGIS shapefile of the project area. Please note, our standard review time is 30 calendar days starting upon receipt of the completed information services order form. I am happy to speak to you or your supervisor about our review process.

Please let me know if you have any questions.

Sincerely,

Rene' Hypes

On Wed, Sep 8, 2021 at 8:42 AM [Heather.E.Kennedy@dominionenergy.com](mailto:Heather.E.Kennedy@dominionenergy.com) <[Heather.E.Kennedy@dominionenergy.com](mailto:Heather.E.Kennedy@dominionenergy.com)> wrote:

Ms. Hypes,

Please see the attached letter and project map notifying you of the proposed 230 kV transmission line rebuild project located in Augusta County and City of Staunton, Virginia.

Please contact me with any questions or for additional information.

Thank you,

[Heather E.B. Kennedy](#)



Environmental Specialist II

Dominion Energy Services

120 Tredegar Street, Richmond, VA 23219

(804) 317-9930

[Heather.E.Kennedy@Dominionenergy.com](mailto:Heather.E.Kennedy@Dominionenergy.com)



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--

S. Rene' Hypes

Project Review Coordinator

Department of Conservation and Recreation

Division of Natural Heritage

600 East Main Street, 24<sup>th</sup> Floor

Richmond, Virginia 23219

[804-371-2708](tel:804-371-2708) (phone)

[804-371-2674](tel:804-371-2674) (fax)

[rene.hypes@dcr.virginia.gov](mailto:rene.hypes@dcr.virginia.gov)

**Conserving VA's Biodiversity through Inventory, Protection and Stewardship**

<http://www.dcr.virginia.gov/natural-heritage>

**From:** [Martin, Amy](#)  
**To:** [Heather E Kennedy \(Services - 6\)](#)  
**Subject:** [EXTERNAL] Re: Staunton to Valley TL293 Rebuild Project  
**Date:** Wednesday, September 8, 2021 9:23:39 AM  
**Attachments:** [image001.png](#)

---

\*\*\*This is an EXTERNAL email that was NOT sent from Dominion Energy. Are you expecting this message? Are you expecting a link or attachment? DO NOT click links or open attachments until you verify them\*\*\*

Thank you for contacting us about your project. Due to staffing limitations, we are unable to review and provide comments on projects that are not currently involved in one of the regulatory review processes for which we are a formal consulting agency

(see <https://www.DWR.virginia.gov/environmental-programs/>). If your project becomes involved in one of these review processes, we will review the project at that time and provide our comments to the requesting agency. In advance of that, we recommend that you conduct a preliminary desktop analysis to evaluate your project's potential impacts upon the Commonwealth's wildlife resources by accessing our online information system, the Virginia Fish and Wildlife Information Service (VAFWIS) and using the **Geographic Search** function to generate an **Initial Project Assessment** (IPA) report.

We recommend the following steps:

A. Access VAFWIS at this link: <https://vafwis.DWR.virginia.gov/fwis/>  
If you are not already a VAFWIS subscriber, you should request to become one by emailing a request to [VAFWIS\\_support@DWR.virginia.gov](mailto:VAFWIS_support@DWR.virginia.gov). VAFWIS Subscriptions are free of charge. As a subscriber, one is able to generate an IPA for the project area (project site plus a minimum 2-mile buffer) which generates a list of imperiled wildlife and designated wildlife resources known from the project area. You may also access VAFWIS as a visitor, but access to data and mapping at this user level is restricted.

Alternatively, you may contact our Geographic Information Systems (GIS) Coordinator, Jay Kapalczynski, at [Jay.Kapalczynski@DWR.virginia.gov](mailto:Jay.Kapalczynski@DWR.virginia.gov) to request access to the Wildlife Mapping and Environmental Review Map Service (WERMS) which allows you to download GIS data into your own system.

B. Access information about the location of bat hibernacula and roosts from the following locations:

Northern Long-Eared Bats: <https://www.dwr.virginia.gov/wildlife/bats/northern-long-eared-bat-application/>

Little Brown Bats and Tricolored Bats:  
<https://www.dwr.virginia.gov/wildlife/bats/little-brown-bat-tri-colored-bat-winter-habitat-roosts-application/>

C. Access up to date information about the location and status of bald eagle nests in Virginia by accessing the Center for Conservation Biology's Eagle Nest Locator at <https://ccbbirds.org/what-we-do/research/species-of-concern/virginia-eagles/nest-locator/>

D. Review the DWR information, guidance, and protocols available on our website at the bottom of [this page](#) in the "Additional Resources" section and implement, as appropriate.

E. Include the results of your desktop analysis with your project documents, applications, etc.



**Amy E. Martin** (*she/her/hers*)

*Environmental Services Biologist  
Manager, Wildlife Information*

P 804.367.2211

**Department of Wildlife Resources**

CONSERVE. CONNECT. PROTECT.

A 7870 Villa Park Drive, P.O. Box 90778, Henrico, VA 23228

[www.VirginiaWildlife.gov](http://www.VirginiaWildlife.gov)

On Wed, Sep 8, 2021 at 8:41 AM [Heather.E.Kennedy@dominionenergy.com](mailto:Heather.E.Kennedy@dominionenergy.com)  
<[Heather.E.Kennedy@dominionenergy.com](mailto:Heather.E.Kennedy@dominionenergy.com)> wrote:

Ms. Ewing,

Please see the attached letter and project map notifying you of the proposed 230 kV transmission line rebuild project located in Augusta County and City of Staunton, Virginia.

Please contact me with any questions or for additional information.

Thank you,

[Heather E.B. Kennedy](#)

Environmental Specialist II

Dominion Energy Services

120 Tredegar Street, Richmond, VA 23219

(804) 317-9930

[Heather.E.Kennedy@Dominionenergy.com](mailto:Heather.E.Kennedy@Dominionenergy.com)





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*Commonwealth of Virginia*

**VIRGINIA DEPARTMENT OF ENVIRONMENTAL QUALITY**

1111 E. Main Street, Suite 1400, Richmond, Virginia 23219

P.O. Box 1105, Richmond, Virginia 23218

(800) 592-5482

[www.deq.virginia.gov](http://www.deq.virginia.gov)

Matthew J. Strickler  
Secretary of Natural Resources

David K. Paylor  
Director  
(804) 698-4000

August 13, 2019

Mr. Jason E. Williams  
Director Environmental Services  
Dominion Energy  
5000 Dominion Boulevard  
Glen Allen, VA 23060

*Transmitted electronically:* [jason.e.william@dominionenergy.com](mailto:jason.e.william@dominionenergy.com)

Subject: Dominion Energy (Electric Transmission) – Annual Standards and Specifications for Erosion & Sediment Control and Stormwater Management (AS&S for ESC and SWM)

Dear Mr. Williams:

The Virginia Department of Environmental Quality ("DEQ") hereby approves the Annual Standards and Specifications for Erosion & Sediment Control and Stormwater Management for Dominion Energy (Electric Transmission) dated "May 29, 2019". This coverage is effective from August 13, 2019 to August 12, 2020.

To ensure compliance with approved specifications, the Virginia Erosion and Sediment Control Law and the Virginia Stormwater Management Act, DEQ staff will conduct random site inspections, respond to complaints, and provide on-site technical assistance with specific erosion and sediment control and stormwater management measures and plan implementation.

Please note that your approved Annual Standards and Specifications include the following requirements:

1. Variance, exception, and deviation requests must be submitted separately from this Annual Standards and Specifications submission to DEQ. DEQ may require project-specific plans associated with variance requests to be submitted for review and approval.
2. The following information must be submitted to DEQ for each project at least two weeks in advance of the commencement of regulated land-disturbing activities. Notifications shall be sent by email to: [StandardsandSpecs@deq.virginia.gov](mailto:StandardsandSpecs@deq.virginia.gov)
  - i: Project name or project number;
  - ii: Project location (including nearest intersection, latitude and longitude, access point);
  - iii: On-site project manager name and contact info;
  - iv: Responsible Land Disturber (RLD) name and contact info;
  - v: Project description;

Dominion Energy (Electric Transmission) – AS&S for ESC and SWM  
August 12, 2019  
Page 2 of 2

- vi: Acreage of disturbance for project;
  - vii: Project start and finish date; and
  - viii: Any variances/exceptions/waivers associated with this project.
3. Project tracking of all regulated land disturbing activities (LDA) must be submitted to the DEQ on a bi-annual basis. Project tracking records shall contain the same information as required in the two week e-notifications for each regulated LDA.
  4. Erosion & Sediment Control and Stormwater Management plan review and approval must be conducted by DEQ-Certified plan reviewers and documented in writing.

To ensure an efficient information exchange and response to inquiries, the DEQ Central Office is your primary point of contact. Central Office staff will coordinate with our Regional Office staff as appropriate.

Thank you very much for your submission and continued efforts to conserve and protect Virginia's precious natural resources.

Sincerely,



Jaime B. Robb, Manager  
Office of Stormwater Management

Cc: Amelia Boschen, [Amelia.h.boschen@dominionenergy.com](mailto:Amelia.h.boschen@dominionenergy.com)  
Elizabeth Hester, [Elizabeth.l.hester@dominionenergy.com](mailto:Elizabeth.l.hester@dominionenergy.com)  
Stacey Ellis, [Stacey.t.ellis@dominionenergy.com](mailto:Stacey.t.ellis@dominionenergy.com)

Case Decision Information:

As provided by Rule 2A:2 of the Supreme Court of Virginia, you have thirty days from the date of service (the date you actually received this decision or the date it was mailed to you, whichever occurred first) within which to appeal this decision by filing a notice of appeal in accordance with the Rules of the Supreme Court of Virginia with the Director, Department of Environmental Quality. In the event that this decision is served on you by mail, three days are added to that period.





**STAGE I PRE-APPLICATION  
ANALYSIS FOR THE PROPOSED  
DOMINION ENERGY VIRGINIA 230  
kV Line #293 and 115 kV Line #83  
REBUILD PROJECT, AUGUSTA  
COUNTY AND THE CITY OF  
STAUNTON, VIRGINIA**

September 30, 2021

Prepared for:

Dominion Energy Virginia  
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## Sign-off Sheet

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**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE  
#293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON,  
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## **Executive Summary**

Stantec Consulting Services Inc. (Stantec) was retained by Dominion Energy Virginia (Dominion Energy) to conduct a Stage I Pre-Application Analysis for the proposed 230 kV Line #293 and 115 kV Line #83 Staunton to Valley Line #239 230 kV Rebuild Project (Staunton to Valley or Rebuild Project) in the City of Staunton and Augusta County, Virginia. The Rebuild Project proposed by Dominion Energy is necessary in order to maintain the structural integrity and reliability of its transmission system and to comply with mandatory North American Electric Reliability Corporation (NERC) Reliability Standards. The Rebuild Project will be constructed entirely within an existing transmission corridor and consists of approximately 21.4-miles of existing 230 kV transmission line from the existing Staunton Substation to the existing Valley Substation and a 3.8-mile section of 115 kV Line #83. Specifically, the rebuild of the Staunton to Valley line will replace 17.6 miles of Line #293, which are supported primarily by single circuit wood H-frame structures with weathering steel H-frame and 3-pole structures. The Rebuild Project will also replace 3.8 miles of Line #293 which is supported primarily by double circuit weathering steel lattice structures that also support 115 kV Line #83 with primarily weathering steel double circuit monopole structures. All proposed structure heights and locations provided in this report are based upon preliminary engineering and are subject to final design. Based on this information, the proposed structures, on average, will increase in height by 7 feet with a maximum total height increase of 33 feet. Twenty (20) structures will not be replaced, and six (6) existing structures will be replaced at the same height.

Background research for the Stage I Pre-Application Analysis was conducted in May 2021 by Stantec staff. The preliminary background research and the field study was conducted pursuant to the *Guidelines for Assessing Impacts of Proposed Electric Transmission Lines and Associated Facilities on Historic Resources in the Commonwealth of Virginia* (Virginia Department of Historic Resources [DHR] 2008) for proposed transmission line improvements.

As detailed by DHR guidance, consideration was given to National Historic Landmark (NHL) properties located within a 1.5-mile radius of the project centerline; National Register of Historic Places (NRHP)-listed properties, battlefields, and historic landscapes located within a 1.0-mile radius of the project centerline; NRHP-eligible sites located within a 0.5-mile radius of the project centerline; and archaeological sites located within the project ROW. Thirty-six previously identified architectural resources were identified for inclusion in the Stage I analysis. One previously recorded archaeological resource within the existing ROW was identified during this phase of the project.

### *Recommendations*

#### *Architectural Resources*

One NHL-listed architectural resource was located within the 1.5-mile radius and 31 NRHP-listed resources, including 7 historic districts, were located within 1.0-mile of the transmission line centerline. Three NRHP-eligible resources were identified within 0.5 mile of the centerline. One additional resource, the Bessie Weller Elementary School (DHR #132-5025), was determined potentially eligible by DHR and was evaluated during the current project as the resource boundary is immediately adjacent to the ROW

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corridor. As the study was completed prior to filing a State Corporation Commission (SCC) application, all digital images were taken from public ROW and/or Dominion Energy easements.

***Based on preliminary proposed structure heights, the proposed rebuild of 230 kV Line #293 and 115 kV Line #83 would increase the average structure height feet by 7 feet with a maximum total height increase of 33 feet. Nineteen (19) structures will not be replaced, and six (6) existing structures will be replaced at the same height. Based on the analysis of the proposed structures, it is anticipated that the rebuild would have No Effect to 19 architectural resources and a Minimal Visual Impact to 17 architectural resources.***

**Previously Recorded Architectural Resources Considered under the Stage I Pre-Application Guidelines**

| <b>DHR #</b>               | <b>Resource Name</b>   | <b>DHR/NRHP Status</b>                 | <b>Distance to Centerline (Feet)</b> | <b>Impacts</b> |
|----------------------------|--|--|--------------------------------------|----------------|
| 007-0024                   | Mount Pleasant/Mount Pleasant Farm   | NRHP Listing, VLR Listing              | 2,898                                | Minimal        |
| 007-0755                   | Augusta County Training School/Cedar Green School, Route 693   | NRHP Listing, VLR Listing              | 1,828                                | None           |
| 007-1175                   | Public Schools in Augusta County, Virginia, 1870-1940  | NRHP Listing, VLR Listing              | 1,830                                | None           |
| 007-1283                   | Ashton/A. M. Bruce House, 1205 Middlebrook Avenue  | DHR Staff: Eligible                    | 957                                  | Minimal        |
| 132-0001/<br>132-0024-0161 | Augusta County Courthouse, 1 East Johnson Street   | NRHP Listing, VLR Listing              | 898                                  | None           |
| 132-0002                   | Hill Top, Mary Baldwin Campus  | NRHP Listing, VLR Listing              | 1,770                                | None           |
| 132-0004/<br>132-0035-0229 | The Manse/Woodrow Wilson Birthplace, 24 North Coalter Street   | NHL Listing, NRHP Listing, VLR Listing | 1,172                                | None           |
| 132-0006/<br>132-0034-0513 | Stuart House, 120 Church Street  | NRHP Listing, VLR Listing              | 1,598                                | Minimal        |
| 132-0007/<br>132-0034-0514 | Trinity Episcopal Church, 214 West Beverley Street   | NRHP Listing, VLR Listing              | 1,513                                | None           |
| 132-0008                   | Virginia School for the Deaf and Blind Historic District, East Beverley Street   | NRHP Listing, VLR Listing              | 153                                  | Minimal        |
| 132-0009                   | Old Site Antebellum Complex / Staunton Correctional Center/The Blackburn Inn/Western State Lunatic Asylum, 301 Greenville Avenue | NRHP Listing, VLR Listing              | 210                                  | Minimal        |
| 132-0011/<br>132-0034-0515 | Old Main/Stuart Hall, 235 West Frederick Street  | NRHP Listing, VLR Listing              | 2,185                                | None           |
| 132-0013                   | Sears House, 400 Marquis Street  | NRHP Listing, VLR Listing              | 427                                  | Minimal        |



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| <b>DHR #</b>               | <b>Resource Name</b>   | <b>DHR/NRHP Status</b>    | <b>Distance to Centerline (Feet)</b> | <b>Impacts</b> |
|----------------------------|--|---------------------------|--------------------------------------|----------------|
| 132-0014                   | Wharf Area Historic District   | NRHP Listing, VLR Listing | 301                                  | None           |
| 132-0015/<br>132-0035-0230 | Arista Hoge House/Kalorama Castle, 215 Kalorama Street                             | NRHP Listing, VLR Listing | 525                                  | Minimal        |
| 132-0016                   | Mary Baldwin College Main Building, Mary Baldwin College                           | NRHP Listing, VLR Listing | 1,547                                | Minimal        |
| 132-0017                   | Rose Terrace, 150 North Market Street  | NRHP Listing, VLR Listing | 1,937                                | Minimal        |
| 132-0018/<br>132-0036-0116 | C.W. Miller House/Mary Baldwin College Music Building, 210 North New Street        | NRHP Listing, VLR Listing | 1,885                                | None           |
| 132-0021<br>132-0035-0231  | The Oaks, 437 East Beverley Street   | NRHP Listing, VLR Listing | 1,289                                | None           |
| 132-0022                   | Kable House, 310 Prospect Street   | NRHP Listing, VLR Listing | 2,352                                | None           |
| 132-0023/<br>132-0024-0162 | National Valley Bank/United Virginia Bank/National Valley, 12 West Beverley Street | NRHP Listing, VLR Listing | 1,224                                | None           |
| 132-0024                   | Beverley Historic District   | NRHP Listing, VLR Listing | 286                                  | Minimal        |
| 132-0027/<br>132-0035-0232 | Oakdene, 605 East Beverley Street  | NRHP Listing, VLR Listing | 1,656                                | Minimal        |
| 132-0028/<br>132-0035-0233 | J. C. M. Merrilat House/Hunter House, 521 East Beverley Street                     | NRHP Listing, VLR Listing | 1,454                                | None           |
| 132-0030                   | Breezy Hill, 1220 North Augusta Street   | NRHP Listing, VLR Listing | 4,397                                | None           |
| 132-0032/<br>132-0035-0234 | Catlett House, 303 Berkeley Place  | NRHP Listing, VLR Listing | 1,168                                | None           |
| 132-0033/<br>132-0035-0235 | Thomas J. Michie House, 324 East Beverley Street                                   | NRHP Listing, VLR Listing | 573                                  | None           |
| 132-0034                   | Newtown Historic District  | NRHP Listing, VLR Listing | 1,240                                | Minimal        |
| 132-0035                   | Gospel Hill Historic District  | NRHP Listing, VLR Listing | 263                                  | Minimal        |
| 132-0036                   | Stuart Addition Historic District  | NRHP Listing, VLR Listing | 1,489                                | None           |
| 132-0037                   | Robert E. Lee High School, 274 Churchville Avenue                                  | NRHP Listing, VLR Listing | 4,007                                | None           |
| 132-0055                   | Bear Wallow Farm/Willoughby, 919 Middlebrook Avenue                                | DHR Staff: Eligible       | 1,760                                | Minimal        |

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| DHR #    | Resource Name   | DHR/NRHP Status           | Distance to Centerline (Feet) | Impacts |
|----------|---|---------------------------|-------------------------------|---------|
| 132-0057 | John J.F. White House, 865 Middlebrook Avenue                                       | DHR Staff: Eligible       | 2,092                         | None    |
| 132-5011 | Booker T. Washington High School for Coloreds, 1114 West Johnson Street             | NRHP Listing, VLR Listing | 2,982                         | Minimal |
| 132-5023 | Montgomery Hall Park/Montgomery Hall Park Historic District, 1000 Montgomery Avenue | NRHP Listing, VLR Listing | 2,952                         | Minimal |
| 132-5025 | Bessie Weller Elementary School, 600 Greenville Avenue                              | Potentially Eligible      | 0                             | Minimal |

*Archaeological Resources*

One previously recorded archaeological resource was identified either within the Rebuild Project ROW. The resource, Site 44AU1012, includes a late nineteenth to early twentieth century water tower and two water pumps associated with the Staunton Railroad. The site is currently unevaluated. ***It is recommended that archaeological site located within the ROW be investigated and evaluated as appropriate during future investigations.***

**Previously Recorded Archaeological Resources Considered under the Stage I Pre-Application Guidelines**

| DHR #    | Resource Name  | DHR/NRHP Status | Distance to ROW (Feet) | Impact                                   |
|----------|--|-----------------|------------------------|--|
| 44AU1012 | Late 19th to Early 20 <sup>th</sup> Century Railroad Water Tower and Pumps | Not Evaluated   | 0                      | Investigate During Archaeological Survey |

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## **Abbreviations**

|                 |   |
|-----------------|---|
| DEM             | Digital Elevation Model                         |
| DHR             | Virginia Department of Historic Resources       |
| DSM             | Digital Surface Model                           |
| Dominion Energy | Dominion Energy Virginia                        |
| kV              | Kilovolt  |
| NERC            | North American Electric Reliability Corporation |
| NHL             | National Historic Landmark                      |
| NHPA            | National Historic Preservation Act              |
| NPS             | National Park Service                           |
| NRHP            | National Register of Historic Places            |
| ROW             | Right-of-Way                                    |
| SCC             | State Corporation Commission                    |
| Stantec         | Stantec Consulting Services, Inc.               |
| USDI            | United States Department of the Interior        |
| V-CRIS          | Virginia Cultural Resources Information System  |
| VLR             | Virginia Landmarks Register                     |

# STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA

## 1.0 INTRODUCTION

### 1.1 OVERVIEW

Stantec Consulting Services Inc. (Stantec) was retained by Dominion Energy Virginia (Dominion Energy) to conduct a Stage I Pre-Application Analysis for the proposed 230 kV Line #293 and 115 kV Line #83 Staunton to Valley Line #239 230 kV Rebuild Project (Staunton to Valley or Rebuild Project) in the City of Staunton and Augusta County, Virginia. The Rebuild Project proposed by Dominion Energy is necessary in order to maintain the structural integrity and reliability of its transmission system and to comply with mandatory North American Electric Reliability Corporation (NERC) Reliability Standards. The Rebuild Project will be constructed entirely within an existing transmission corridor and consists of approximately 21.4-miles of existing 230 kV transmission line from the existing Staunton Substation to the existing Valley Substation and a 3.8-mile section of 115 kV Line #83. Specifically, the rebuild of the Staunton to Valley line will replace 17.6 miles of Line #293, which are supported primarily by single circuit wood H-frame structures with weathering steel H-frame and 3-pole structures. The Rebuild Project will also replace 3.8 miles of Line #293 which is supported primarily by double circuit weathering steel lattice structures that also support 115 kV Line #83 with primarily weathering steel double circuit monopole structures. All proposed structure heights and locations provided in this report are based upon preliminary engineering and are subject to final design. Based on this information, the proposed structures, on average, will increase in height by 7 feet with a maximum total height increase of 33 feet. Twenty (20) structures will not be replaced, and six (6) existing structures will be replaced at the same height (Table 1).

**Table 1 Proposed Structure Heights**

| Structure No.     | Height (FT) Existing | Height (FT) Proposed | Approximate Change in Height (FT) | Existing/Proposed Structure Type |
|-------------------|----------------------|----------------------|-----------------------------------|----------------------------------|
| 2156/87A, 293/87A | 97                   | 97                   | N/A                               | Existing Structure to Remain     |
| 293/88, 83/1      | 131                  | 131                  | N/A                               | Existing Structure to Remain     |
| 293/89, 83/2      | 115                  | 115                  | N/A                               | Existing Structure to Remain     |
| 293/90, 83/3      | 124                  | 130                  | 6                                 | Monopole/Galvanized Monopole     |
| 293/91, 83/4      | 115                  | 115                  | N/A                               | Existing Structure to Remain     |
| 293/92, 83/5      | 115                  | 115                  | N/A                               | Existing Structure to Remain     |
| 293/93, 83/6      | 100                  | 100                  | N/A                               | Existing Structure to Remain     |
| 293/94, 83/7      | 131                  | 131                  | N/A                               | Existing Structure to Remain     |
| 293/95, 83/8      | 131                  | 131                  | N/A                               | Existing Structure to Remain     |
| 293/96, 83/9      | 126                  | 135                  | 9                                 | Monopole/Monopole                |
| 293/97, 83/10     | 148                  | 140                  | -8                                | Steel Lattice/Monopole           |
| 293/98, 83/11     | 117                  | 130                  | 13                                | Steel Lattice/Monopole           |
| 293/99, 83/12     | 114                  | 115                  | 1                                 | Steel Lattice/Monopole           |
| 293/100, 83/13    | 121                  | 140                  | 19                                | Steel Lattice/Monopole           |



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| Structure No.  | Height (FT)<br>Existing | Height (FT)<br>Proposed | Approximate<br>Change in<br>Height (FT) | Existing/Proposed Structure Type                  |
|----------------|-------------------------|-------------------------|---|---|
| 293/101, 83/14 | 127                     | 145                     | 18                                      | Steel Lattice/Monopole                            |
| 293/102, 83/15 | 121                     | 140                     | 19                                      | Steel Lattice/Monopole                            |
| 293/103, 83/16 | 134                     | 155                     | 21                                      | Steel Lattice/Monopole                            |
| 293/104, 83/17 | 146                     | 150                     | 4                                       | Steel Lattice/Monopole                            |
| 293/105, 83/18 | 130                     | 135                     | 5                                       | Steel Lattice/Monopole                            |
| 293/106, 83/19 | 145                     | 155                     | 10                                      | Steel Lattice/Monopole                            |
| 293/107, 83/20 | 147                     | 150                     | 3                                       | Steel Lattice/Monopole                            |
| 293/108, 83/21 | 117                     | 120                     | 3                                       | Steel Lattice/Monopole                            |
| 293/109, 83/22 | 127                     | 130                     | 3                                       | Steel Lattice/Monopole                            |
| 293/110, 83/23 | 117                     | 110                     | -7                                      | Steel Lattice/Monopole                            |
| 293/111        | 55                      | 65                      | 10                                      | Wood/Steel 3-Pole/Weathering Steel H-Frame        |
| 293/112        | 79                      | 84                      | 5                                       | Wood H-Frame/Weathering Steel H-Frame             |
| 293/113        | 66                      | 79                      | 13                                      | Wood H-Frame/Weathering Steel H-Frame             |
| 293/114        | 57                      | 75                      | 18                                      | Wood H-Frame/Weathering Steel H-Frame             |
| 293/115        | 55                      | 55                      | 0                                       | Wood/Steel 3-Pole/Weathering Steel 3-Pole         |
| 293/116        | 69                      | 79                      | 10                                      | Weathering Steel H-Frame/Weathering Steel H-Frame |
| 293/117        | 47                      | 75                      | 28                                      | Wood H-Frame/Weathering Steel H-Frame             |
| 293/118        | 60                      | 66                      | 6                                       | Wood H-Frame/Weathering Steel H-Frame             |
| 293/119        | 69                      | 75                      | 6                                       | Wood H-Frame/Weathering Steel H-Frame             |
| 293/120        | 48                      | 61                      | 13                                      | Wood H-Frame/Weathering Steel H-Frame             |
| 293/121        | 73                      | 80                      | 7                                       | Wood 3-Pole/Weathering Steel 3-Pole               |
| 293/122        | 79                      | 93                      | 14                                      | Wood H-Frame/Weathering Steel H-Frame             |
| 293/123        | 78                      | 88                      | 10                                      | Wood/Steel H-Frame/Weathering Steel H-Frame       |
| 293/124        | 69                      | 80                      | 11                                      | Wood 3-Pole/Weathering Steel 3-Pole               |
| 293/125        | 62                      | 84                      | 22                                      | Wood/Steel H-Frame/Weathering Steel H-Frame       |
| 293/126        | 70                      | 79                      | 9                                       | Wood/Steel H-Frame/Weathering Steel H-Frame       |
| 293/127        | 83                      | 88                      | 5                                       | Wood H-Frame/Weathering Steel H-Frame             |
| 293/128        | 84                      | 90                      | 6                                       | Wood H-Frame/Weathering Steel H-Frame             |
| 293/129        | 78                      | 84                      | 6                                       | Wood H-Frame/Weathering Steel H-Frame             |
| 293/130        | 56                      | 85                      | 29                                      | Wood H-Frame/Weathering Steel H-Frame             |
| 293/131        | 67                      | 84                      | 17                                      | Wood H-Frame/Weathering Steel H-Frame             |
| 293/132        | 68                      | 55                      | -13                                     | Weathering Steel 3-Pole/Weathering Steel 3-Pole   |
| 293/133        | 69                      | 70                      | 1                                       | Wood H-Frame/Weathering Steel H-Frame             |
| 293/134        | 62                      | 79                      | 17                                      | Wood H-Frame/Weathering Steel H-Frame             |

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| Structure No. | Height (FT) Existing | Height (FT) Proposed | Approximate Change in Height (FT) | Existing/Proposed Structure Type                  |
|---------------|----------------------|----------------------|-----------------------------------|---|
| 293/135       | 69                   | 70                   | 1                                 | Weathering Steel H-Frame/Weathering Steel H-Frame |
| 293/136       | 60                   | 65                   | 5                                 | Wood 3-Pole/Weathering Steel 3-Pole               |
| 293/137       | 65                   | 80                   | 15                                | Wood H-Frame/Weathering Steel H-Frame             |
| 293/138       | 79                   | 70                   | -9                                | Wood 3-Pole/Weathering Steel H-Frame              |
| 293/139       | 57                   | 70                   | 13                                | Wood H-Frame/Weathering Steel H-Frame             |
| 293/140       | 52                   | 66                   | 14                                | Wood H-Frame/Weathering Steel H-Frame             |
| 293/141       | 74                   | 80                   | 6                                 | Wood H-Frame/Weathering Steel H-Frame             |
| 293/142       | 76                   | 88                   | 12                                | Wood H-Frame/Weathering Steel H-Frame             |
| 293/143       | 66                   | 75                   | 9                                 | Wood H-Frame/Weathering Steel H-Frame             |
| 293/144       | 63                   | 75                   | 12                                | Wood H-Frame/Weathering Steel H-Frame             |
| 293/145       | 69                   | 69                   | N/A                               | Existing Structure to Remain                      |
| 293/146       | 78                   | 75                   | -3                                | Wood 3-Pole/Weathering Steel H-Frame              |
| 293/147       | 86                   | 93                   | 7                                 | Wood H-Frame/Weathering Steel H-Frame             |
| 293/148       | 76                   | 79                   | 3                                 | Wood H-Frame/Weathering Steel H-Frame             |
| 293/149       | 72                   | 79                   | 7                                 | Wood H-Frame/Weathering Steel H-Frame             |
| 293/149A      | N/A                  | 39                   | N/A                               | N/A/Self-Supporting Switch                        |
| 293/150       | 65                   | 70                   | 5                                 | Wood 3-Pole/Weathering Steel 3-Pole               |
| 293/150A      | 65                   | 65                   | N/A                               | Existing Structure to Remain                      |
| 293/151       | 61                   | 60                   | -1                                | Wood H-Frame/Weathering Steel H-Frame             |
| 293/151A      | N/A                  | 39                   | N/A                               | N/A/ Self-Supporting Switch                       |
| 293/152       | 78                   | 84                   | 6                                 | Wood H-Frame/Weathering Steel H-Frame             |
| 293/153       | 60                   | 66                   | 6                                 | Wood H-Frame/Weathering Steel H-Frame             |
| 293/154       | 65                   | 66                   | 1                                 | Wood H-Frame/Weathering Steel H-Frame             |
| 293/155       | 65                   | 70                   | 5                                 | Wood H-Frame/Weathering Steel H-Frame             |
| 293/156       | 66                   | 79                   | 13                                | Wood H-Frame/Weathering Steel H-Frame             |
| 293/157       | 70                   | 70                   | 0                                 | Wood H-Frame/Weathering Steel H-Frame             |
| 293/158       | 55                   | 88                   | 33                                | Wood H-Frame/Weathering Steel H-Frame             |
| 293/159       | 65                   | 84                   | 19                                | Wood H-Frame/Weathering Steel H-Frame             |
| 293/160       | 55                   | 55                   | 0                                 | Wood 3-Pole/Weathering Steel 3-Pole               |
| 293/161       | 70                   | 84                   | 14                                | Wood H-Frame/Weathering Steel H-Frame             |
| 293/162       | 50                   | 52                   | 2                                 | Wood H-Frame/Weathering Steel H-Frame             |
| 293/163       | 53                   | 84                   | 31                                | Wood H-Frame Weathering Steel H-Frame             |
| 293/164       | 74                   | 79                   | 5                                 | Wood H-Frame/Weathering Steel H-Frame             |
| 293/165       | 53                   | 57                   | 4                                 | Wood H-Frame/Weathering Steel H-Frame             |
| 293/166       | 53                   | 57                   | 4                                 | Wood H-Frame/Weathering Steel H-Frame             |
| 293/167       | 65                   | 70                   | 5                                 | Wood H-Frame/Weathering Steel H-Frame             |

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| Structure No. | Height (FT) Existing | Height (FT) Proposed | Approximate Change in Height (FT) | Existing/Proposed Structure Type                  |
|---------------|----------------------|----------------------|-----------------------------------|---|
| 293/168       | 66                   | 70                   | 4                                 | Wood H-Frame/Weathering Steel H-Frame             |
| 293/169       | 74                   | 79                   | 5                                 | Wood H-Frame/Weathering Steel H-Frame             |
| 293/170       | 66                   | 70                   | 4                                 | Wood H-Frame/Weathering Steel H-Frame             |
| 293/171       | 51                   | 61                   | 10                                | Wood H-Frame/Weathering Steel H-Frame             |
| 293/172       | 60                   | 66                   | 6                                 | Wood H-Frame/Weathering Steel H-Frame             |
| 293/173       | 75                   | 84                   | 9                                 | Wood H-Frame/Weathering Steel H-Frame             |
| 293/174       | 75                   | 75                   | 0                                 | Wood 3-Pole/Weathering Steel 3-Pole               |
| 293/175       | 62                   | 66                   | 4                                 | Wood H-Frame/Weathering Steel H-Frame             |
| 293/176       | 62                   | 66                   | 4                                 | Wood H-Frame/Weathering Steel H-Frame             |
| 293/177       | 58                   | 70                   | 12                                | Wood H-Frame/Weathering Steel H-Frame             |
| 293/178       | 59                   | 75                   | 16                                | Wood H-Frame/Weathering Steel H-Frame             |
| 293/179       | 64                   | 70                   | 6                                 | Wood H-Frame/Weathering Steel H-Frame             |
| 293/180       | 77                   | 77                   | N/A                               | Existing Structure to Remain                      |
| 293/181       | 68                   | 68                   | N/A                               | Existing Structure to Remain                      |
| 293/182       | 71                   | 71                   | N/A                               | Existing Structure to Remain                      |
| 293/183       | 70                   | 84                   | 14                                | Wood H-Frame/Weathering Steel H-Frame             |
| 293/184       | 63                   | 75                   | 12                                | Wood H-Frame/Weathering Steel H-Frame             |
| 293/185       | 60                   | 66                   | 6                                 | Wood H-Frame/Weathering Steel H-Frame             |
| 293/186       | 63                   | 66                   | 3                                 | Wood H-Frame/Weathering Steel H-Frame             |
| 293/187       | 72                   | 72                   | N/A                               | Existing Structure to Remain                      |
| 293/188       | 61                   | 61                   | N/A                               | Existing Structure to Remain                      |
| 293/189       | 58                   | 66                   | 8                                 | Wood H-Frame/Weathering Steel H-Frame             |
| 293/190       | 59                   | 59                   | N/A                               | Existing Structure to Remain                      |
| 293/191       | 77                   | 77                   | N/A                               | Existing Structure to Remain                      |
| 293/192       | 81                   | 84                   | 3                                 | Wood H-Frame/Weathering Steel H-Frame             |
| 293/193       | 62                   | 75                   | 13                                | Wood H-Frame/Weathering Steel H-Frame             |
| 293/194       | 58                   | 75                   | 17                                | Wood H-Frame/Weathering Steel H-Frame             |
| 293/195       | 60                   | 65                   | 5                                 | Wood H-Frame/Weathering Steel H-Frame             |
| 293/196       | 77                   | 77                   | N/A                               | Existing Structure to Remain                      |
| 293/197       | 53                   | 61                   | 8                                 | Wood H-Frame/Weathering Steel H-Frame             |
| 293/198       | 69                   | 70                   | 1                                 | Weathering Steel H-Frame/Weathering Steel H-Frame |
| 293/199       | 60                   | 75                   | 15                                | Wood H-Frame/Weathering Steel H-Frame             |
| 293/200       | 73                   | 75                   | 2                                 | Wood H-Frame/Weathering Steel H-Frame             |
| 293/201       | 69                   | 79                   | 10                                | Wood H-Frame/Weathering Steel H-Frame             |
| 293/202       | 61                   | 66                   | 5                                 | Wood H-Frame/Weathering Steel H-Frame             |
| 293/203       | 79                   | 85                   | 6                                 | Wood H-Frame/Weathering Steel H-Frame             |

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| Structure No. | Height (FT) Existing | Height (FT) Proposed | Approximate Change in Height (FT) | Existing/Proposed Structure Type                 |
|---------------|----------------------|----------------------|-----------------------------------|--|
| 293/204       | 52                   | 66                   | 14                                | Wood H-Frame/Weathering Steel H-Frame            |
| 293/205       | 60                   | 66                   | 6                                 | Wood H-Frame/Weathering Steel H-Frame            |
| 293/206       | 59                   | 61                   | 2                                 | Wood H-Frame/Weathering Steel H-Frame            |
| 293/207       | 59                   | 66                   | 7                                 | Wood H-Frame/Weathering Steel H-Frame            |
| 293/208       | 53                   | 61                   | 8                                 | Wood H-Frame/Weathering Steel H-Frame            |
| 293/209       | 52                   | 61                   | 9                                 | Wood H-Frame/Weathering Steel H-Frame            |
| 293/210       | 54                   | 57                   | 3                                 | Wood H-Frame/Weathering Steel H-Frame            |
| 293/211       | 68                   | 70                   | 2                                 | Wood H-Frame/Weathering Steel H-Frame            |
| 293/212       | 68                   | 66                   | -2                                | Wood H-Frame/Weathering Steel H-Frame            |
| 293/213       | 67                   | 61                   | -6                                | Wood H-Frame/Weathering Steel H-Frame            |
| 293/214       | 80                   | 84                   | 4                                 | Wood H-Frame/Weathering Steel H-Frame            |
| 293/215       | 60                   | 61                   | 1                                 | Wood H-Frame/Weathering Steel H-Frame            |
| 293/216       | 72                   | 79                   | 7                                 | Wood H-Frame/Weathering Steel H-Frame            |
| 293/217       | 57                   | 70                   | 13                                | Wood H-Frame/Weathering Steel H-Frame            |
| 293/218       | 63                   | 75                   | 12                                | Wood H-Frame/Weathering Steel H-Frame            |
| 293/219       | 70                   | 80                   | 10                                | Wood H-Frame/Weathering Steel H-Frame            |
| 293/220       | 58                   | 66                   | 8                                 | Wood H-Frame/Weathering Steel H-Frame            |
| 293/221       | 80                   | 90                   | 10                                | Wood H-Frame/Weathering Steel H-Frame            |
| 293/222       | 53                   | 57                   | 4                                 | Wood H-Frame/Weathering Steel H-Frame            |
| 293/223       | 67                   | 88                   | 21                                | Wood H-Frame/Weathering Steel H-Frame            |
| 293/224       | 52                   | 70                   | 18                                | Wood 3-Pole/Weathering Steel 3-Pole              |
| 293/225       | 66                   | 57                   | -9                                | Wood H-Frame/Weathering Steel H-Frame/           |
| 293/226       | 54                   | 65                   | 11                                | Wood H-Frame/Weathering Steel H-Frame/           |
| 293/227       | 62                   | 61                   | -1                                | Wood H-Frame/Weathering Steel H-Frame            |
| 293/228       | 51                   | 79                   | 28                                | Wood H-Frame/Weathering Steel H-Frame            |
| 293/229       | 61                   | 61                   | 0                                 | Wood H-Frame/Weathering Steel H-Frame            |
| 293/230       | 65                   | 66                   | 1                                 | Wood H-Frame/Weathering Steel H-Frame            |
| 293/231       | 60                   | 66                   | 6                                 | Wood H-Frame/Weathering Steel H-Frame            |
| 293/232       | 67                   | 70                   | 3                                 | Weathering Steel 2-Pole/Weathering Steel H-Frame |
| 293/233       | 71                   | 55                   | -16                               | Weathering Steel 3-Pole/Weathering Steel 3-Pole  |
| 293/234       | 62                   | 85                   | 23                                | Wood H-Frame/Weathering Steel H-Frame            |
| 293/235       | 51                   | 65                   | 14                                | Wood H-Frame/Weathering Steel H-Frame            |
| 293/236       | 66                   | 70                   | 4                                 | Wood H-Frame/Weathering Steel H-Frame            |
| 293/237       | 56                   | 65                   | 9                                 | Wood 3-Pole/Weathering Steel 3-Pole              |
| 293/238       | 58                   | 61                   | 3                                 | Wood H-Frame/Weathering Steel H-Frame            |
| 293/239       | 59                   | 66                   | 7                                 | Wood H-Frame/Weathering Steel H-Frame            |



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| Structure No.         | Height (FT) Existing | Height (FT) Proposed | Approximate Change in Height (FT) | Existing/Proposed Structure Type                  |
|-----------------------|----------------------|----------------------|-----------------------------------|---|
| 293/240               | 80                   | 79                   | -1                                | Wood H-Frame/Weathering Steel H-Frame             |
| 293/241               | 52                   | 75                   | 23                                | Wood H-Frame/Weathering Steel H-Frame             |
| 293/242               | 62                   | 84                   | 22                                | Wood H-Frame/Weathering Steel H-Frame             |
| 293/243               | 66                   | 75                   | 9                                 | Wood H-Frame/Weathering Steel H-Frame             |
| 293/244               | 74                   | 84                   | 10                                | Wood H-Frame/Weathering Steel H-Frame             |
| 293/245               | 67                   | 84                   | 17                                | Wood H-Frame/Weathering Steel H-Frame             |
| 293/246               | 58                   | 61                   | 3                                 | Wood H-Frame/Weathering Steel H-Frame             |
| 293/247               | 76                   | 84                   | 8                                 | Wood/Steel H-Frame/Weathering Steel H-Frame       |
| 293/248               | 58                   | 66                   | 8                                 | Wood H-Frame/Weathering Steel H-Frame             |
| 293/249               | 69                   | 70                   | 1                                 | Wood H-Frame/Weathering Steel H-Frame             |
| 293/250               | 64                   | 70                   | 6                                 | Wood/Steel H-Frame/Weathering Steel H-Frame       |
| 293/251               | 53                   | 61                   | 8                                 | Weathering Steel H-Frame/Weathering Steel H-Frame |
| 293/252               | 61                   | 66                   | 5                                 | Wood H-Frame/Weathering Steel H-Frame             |
| 293/253               | 62                   | 70                   | 8                                 | Wood H-Frame/Weathering Steel H-Frame             |
| 293/254               | 71                   | 70                   | -1                                | Weathering Steel H-Frame/Weathering Steel H-Frame |
| 293/255               | 66                   | 55                   | -11                               | Weathering Steel H-Frame/Weathering Steel H-Frame |
| 293/256               | 70                   | 70                   | 0                                 | Concrete 3-Pole/Weathering Steel 3-Pole           |
| 253/64, 293/259       | 101                  | 100                  | -1                                | Monopole/Weathering Steel Monopole                |
| 253/65, 293/260       | 91                   | 91                   | N/A                               | Existing Structure to Remain                      |
| 293/261               | 70                   | 70                   | N/A                               | Existing Structure to Remain                      |
| <b>Average Height</b> | <b>73</b>            | <b>80</b>            | <b>7</b>                          | <b>N/A</b>  |

## 1.2 STAGE I PRE-APPLICATION ANALYSIS

The *Guidelines for Assessing Impacts of Proposed Electric Transmission Lines and Associated Facilities on Historic Resources in the Commonwealth of Virginia* (Virginia Department of Historic Resources [DHR] 2008) were developed by the DHR to assist the State Corporation Commission (SCC) and their applicants to address and minimize potential impacts to historic resources associated with the construction of large-scale transmission lines and associated facilities. In consideration to the general project design, as described above, and other elements associated with the proposed undertaking, including current ROW conditions within the proposed project area, Stantec designed the present study to identify all previously recorded architectural and archaeological resources requiring inclusion in a formal Stage I Pre-Application Analysis, as defined by the 2008 *Guidelines*.

As detailed by DHR guidance, consideration was given to National Historic Landmarks (NHL) properties located within a 1.5-mile radius of the project centerline; National Register of Historic Places (NRHP)-

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listed properties, battlefields, and historic landscapes located within a 1.0-mile radius of the project centerline; NRHP-eligible sites located within a 0.5-mile radius of the project centerline; and archaeological sites located within the project ROW. This document includes a viewshed analysis to address potential visual impacts to the 36 resources considered during the Stage I study.

This Stage I Pre-Application Analysis project was directed by Senior Environmental Scientist Corey Gray and the report authored by Senior Architectural Historian Sandra DeChard. Ms. DeChard also conducted the visual effects survey with the assistance of Archaeological Technician, Olivia McCarty. Perron Singleton photographed the resource viewsheds during the fieldwork and Chuck Lounsberry prepared the photo simulations (see Appendix C). Visual modeling was prepared by GIS Specialist, Perron Singleton, GIS Coordinator Melissa Sanderson, and support graphics were prepared by GIS Analyst Elise Ljiko.



Figure No.

1

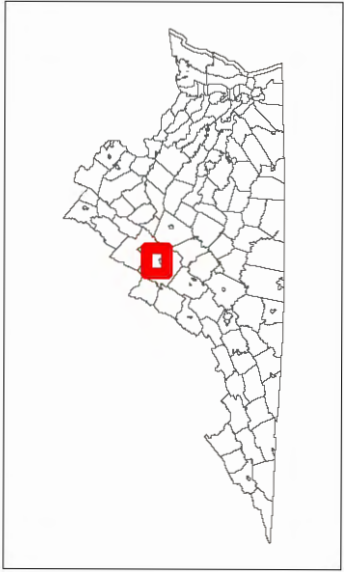
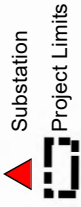
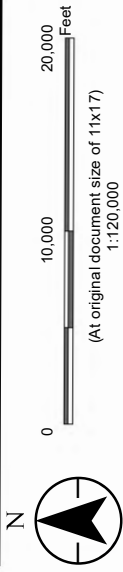
Title

Project Location Map

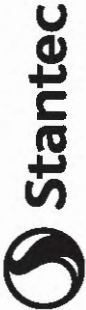
Client/Project 203401607

Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project

Project Location  
Augusta County and City of Staunton, Virginia  
Prepared by ECL on 2021-09-01  
TR by JMH on 2021-09-30  
IR by SLD on 2021-09-28



Notes  
1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet  
2. Data Sources: Dominion Energy Virginia, Stantec, DCR  
3. Topographic map © USGS 30x60 Minute Quadrangle Map





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## 2.0 BACKGROUND RESEARCH

As part of the Stage I Pre-Application Analysis effort, DHR guidance recommends a four-tier study area strategy to be considered for each alternative alignment for the proposed undertaking (Table 2). Per this guidance consideration was given to: NHL properties located within a 1.5-mile radius of the project centerline; NRHP-listed properties, battlefields, and historic landscapes located within a 1.0-mile radius of the project centerline; NRHP-eligible resources located within a 0.5-mile radius of the project centerline; and archaeological sites located within the project ROW.

**Table 2 Study Areas as Defined by DHR Guidelines for Transmission Lines**

| <b>Radial Buffer (in miles)</b> | <b>Considered Resources</b>   |
|---------------------------------|---|
| 1.5                             | National Historic Landmarks   |
| 1.0                             | Above resources and: National Register Properties (listed), Battlefields, Historic Landscapes (e.g. Rural HD) |
| 0.5                             | Above resources and: National Register-eligible (as determined by VDHR)                                       |
| 0.0 (Within ROW)                | Above resources and Archaeological Sites  |

The background research included a review of the DHR archives and of data collected from the DHR's Virginia Cultural Resource Information System (V-CRIS) database using the most current data as provided by the DHR. The DHR files of archaeological sites and historic structures were examined and information was retrieved on all archaeological sites located up to a 0.5-mile radius of the project area and all previously recorded architectural resources up to a 1.5-mile radius of the project. ESRI ArcGIS Online aerial photography of current conditions was examined for the entire project area. Photographs of the viewshed of each of the architectural resources under consideration were taken from the public ROW.

## 2.1 RESULTS OF THE BACKGROUND RESEARCH

### 2.1.1 Architectural Resources

One NHL-listed architectural resource was located within 1.5 miles, 31 NRHP-listed resources, including 7 historic districts, were located within 1.0 mile, and three NRHP-eligible resources were identified within 0.5 mile of the project transmission line centerline. One additional resource, the Bessie Weller Elementary School (DHR #132-5025), was determined potentially eligible by DHR and was evaluated during the current project as the resource boundary is immediately adjacent to the ROW corridor (Appendix B). See Table 3 for a listing of the architectural resources within the project area.



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**Table 3 Previously Recorded Architectural Resources Considered under the Stage I Pre-Application Guidelines**

| <b>DHR #</b>               | <b>Resource Name</b>   | <b>VDHR/NRHP Status</b>                | <b>Distance to Centerline (Feet)</b> |
|----------------------------|--|--|--------------------------------------|
| 007-0024                   | Mount Pleasant/Mount Pleasant Farm   | NRHP Listing, VLR Listing              | 2,898                                |
| 007-0755                   | Augusta County Training School/Cedar Green School, Route 693   | NRHP Listing, VLR Listing              | 1,828                                |
| 007-1175                   | Public Schools in Augusta County, Virginia, 1870-1940  | NRHP Listing, VLR Listing              | 1,830                                |
| 007-1283                   | Ashton/A. M. Bruce House, 1205 Middlebrook Avenue  | DHR Staff: Eligible                    | 957                                  |
| 132-0001/<br>132-0024-0161 | Augusta County Courthouse, 1 East Johnson Street   | NRHP Listing, VLR Listing              | 898                                  |
| 132-0002                   | Hill Top, Mary Baldwin Campus  | NRHP Listing, VLR Listing              | 1,770                                |
| 132-0004/<br>132-0035-0229 | The Manse/Woodrow Wilson Birthplace, 24 North Coalter Street   | NHL Listing, NRHP Listing, VLR Listing | 1,172                                |
| 132-0006/<br>132-0034-0513 | Stuart House, 120 Church Street  | NRHP Listing, VLR Listing              | 1,598                                |
| 132-0007/<br>132-0034-0514 | Trinity Episcopal Church, 214 West Beverley Street   | NRHP Listing, VLR Listing              | 1,513                                |
| 132-0008                   | Virginia School for the Deaf and Blind Historic District, East Beverley Street   | NRHP Listing, VLR Listing              | 153                                  |
| 132-0009                   | Old Site Antebellum Complex / Staunton Correctional Center/The Blackburn Inn/Western State Lunatic Asylum, 301 Greenville Avenue | NRHP Listing, VLR Listing              | 210                                  |
| 132-0011/<br>132-0034-0515 | Old Main/Stuart Hall, 235 West Frederick Street  | NRHP Listing, VLR Listing              | 2,185                                |
| 132-0013                   | Sears House, 400 Marquis Street  | NRHP Listing, VLR Listing              | 427                                  |
| 132-0014                   | Wharf Area Historic District   | NRHP Listing, VLR Listing              | 301                                  |
| 132-0015/<br>132-0035-0230 | Arista Hoge House/Kalorama Castle, 215 Kalorama Street   | NRHP Listing, VLR Listing              | 525                                  |
| 132-0016                   | Mary Baldwin College Main Building, Mary Baldwin College   | NRHP Listing, VLR Listing              | 1,547                                |
| 132-0017                   | Rose Terrace, 150 North Market Street  | NRHP Listing, VLR Listing              | 1,937                                |
| 132-0018/<br>132-0036-0116 | C.W. Miller House/Mary Baldwin College Music Building, 210 North New Street  | NRHP Listing, VLR Listing              | 1,885                                |

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| <b>DHR #</b>               | <b>Resource Name</b>  | <b>VDHR/NRHP Status</b>   | <b>Distance to Centerline (Feet)</b> |
|----------------------------|---|---------------------------|--------------------------------------|
| 132-0021<br>132-0035-0231  | The Oaks, 437 East Beverley Street  | NRHP Listing, VLR Listing | 1,289                                |
| 132-0022                   | Kable House, 310 Prospect Street  | NRHP Listing, VLR Listing | 2,352                                |
| 132-0023/<br>132-0024-0162 | National Valley Bank/United Virginia Bank/National Valley, 12 West Beverley Street  | NRHP Listing, VLR Listing | 1,224                                |
| 132-0024                   | Beverley Historic District  | NRHP Listing, VLR Listing | 286                                  |
| 132-0027/<br>132-0035-0232 | Oakdene, 605 East Beverley Street   | NRHP Listing, VLR Listing | 1,656                                |
| 132-0028/<br>132-0035-0233 | Hunter House/J.C.M. Merrilatt House, 521 East Beverley Street                       | NRHP Listing, VLR Listing | 1,454                                |
| 132-0030                   | Breezy Hill, 1220 North Augusta Street  | NRHP Listing, VLR Listing | 4,397                                |
| 132-0032/<br>132-0035-0234 | Catlett House, 303 Berkeley Place   | NRHP Listing, VLR Listing | 1,168                                |
| 132-0033/<br>132-0035-0235 | Thomas J. Michie House, 324 East Beverley Street                                    | NRHP Listing, VLR Listing | 573                                  |
| 132-0034                   | Newtown Historic District   | NRHP Listing, VLR Listing | 1,240                                |
| 132-0035                   | Gospel Hill Historic District   | NRHP Listing, VLR Listing | 263                                  |
| 132-0036                   | Stuart Addition Historic District   | NRHP Listing, VLR Listing | 1,489                                |
| 132-0037                   | Robert E. Lee High School, 274 Churchville Avenue                                   | NRHP Listing, VLR Listing | 4,007                                |
| 132-0055                   | Bear Wallow Farm/Willoughby, 919 Middlebrook Avenue                                 | DHR Staff: Eligible       | 1,760                                |
| 132-0057                   | John J.F. White House, 865 Meadowbrook  | DHR Staff: Eligible       | 2,092                                |
| 132-5011                   | Booker T. Washington High School for Coloreds, 1114 West Johnson Street             | NRHP Listing, VLR Listing | 2,982                                |
| 132-5023                   | Montgomery Hall Park/Montgomery Hall Park Historic District, 1000 Montgomery Avenue | NRHP Listing, VLR Listing | 2,952                                |
| 132-5025                   | Bessie Weller Elementary School, 600 Greenville Avenue                              | Potentially Eligible      | 0                                    |

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## 2.1.2 Archaeological Resources

One previously recorded archaeological resource was identified either within the Rebuild Project ROW. The resource, Site 44AU1012, includes a late nineteenth to early twentieth century water tower and two water pumps associated with the Staunton Railroad. The site is currently unevaluated. ***It is recommended that archaeological site located within the ROW be investigated and evaluated as appropriate during future investigations*** (Appendix D; Table 4).

**Table 4 Previously Recorded Archaeological Resources Considered under the Stage I Pre-Application Guidelines**

| DHR #    | Resource Name  | DHR/NRHP Status | Distance to ROW (Feet) |
|----------|--|-----------------|------------------------|
| 44AU1012 | Late 19th to Early 20 <sup>th</sup> Century Railroad Water Tower and Pumps | Not Evaluated   | 0                      |

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## **3.0 STAGE I PRE-APPLICATION ANALYSIS RESULTS**

### **3.1 VISUAL EFFECTS METHODOLOGY AND PHOTOSIMULATIONS**

Fieldwork for the proposed transmission line project was undertaken by Stantec's Senior Architectural Historian, Sandra DeChard and Archaeological Technician Olivia McCarty from June 15 to 17 and July 9, 2021. The fieldwork for the assessment entailed photographing the resources requiring viewshed analysis according to the Stage I Pre-Application guidelines and examining the potential views from the resources towards the proposed transmission line improvements. As the fieldwork was conducted prior to a formal SCC application submittal, all photographs were taken from public ROW locations with aerial photography utilized to supplement the analysis of project visibility and potential visual effects. As the proposed line is a rebuild of an existing transmission line and the proposed new line will be located within the existing alignment, the existing line was utilized to assist with the assessment of potential visual effects.

A detailed viewshed was modeled for the existing and proposed structures in the areas where the existing structures will be replaced as part of the Rebuild Project. LiDAR data was not available for the area of the Augusta Training School; therefore, no viewshed modeling was conducted for this resource. Where LiDAR data was available, two datasets, a digital elevation model (DEM) which provided base ground elevations, and a digital surface model (DSM) which provided overall elevations for features on the terrain, such as trees and buildings, was created. Using the existing structure heights and preliminary proposed structure heights provided by Dominion, two viewshed analyses were run using these datasets to determine where the existing and proposed structures are or will be visible in the landscape surrounding the proposed transmission line improvements. The viewshed modeling was prepared using only the structures that will be replaced under the project to best reflect the effects of the project. The visibility is illustrated by three color shadings:

- orange - where both existing and proposed structures are/will be visible,
- red - where the existing structures are visible, but the proposed structures will not be, and
- blue - where the existing structures are not visible, but the proposed structures will be.

### **3.2 INDIVIDUAL ARCHITECTURAL RESOURCES CONSIDERED**

One individual NHL-listed architectural resource was identified within 1.5-miles, 25 NRHP-listed resources were within 1.0 mile, four NRHP-eligible resources were within 0.5 mile, and one NRHP potentially eligible resource was identified immediately adjacent and extends into the ROW corridor of the transmission line and were considered for visual effects for the proposed project. The resources are further described below along with a discussion and recommendation of potential effects as a result of the project.



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### **3.2.1 Mount Pleasant Farm (DHR #007-0024)**

Mount Pleasant Farm was built by Colonial John Moffett around 1760. Moffett was a Revolutionary War hero and also County Lieutenant for Augusta County in 1778 and again in 1781. The dwelling sits on an approximately 316-acre parcel close to and above the level of the road surface. Providing access to the dwelling is a curved gravel driveway. Large shrubs partially block the view of the residence from the road and wooded areas on an upward slope are located behind and to the southwest and northeast. Across the road are open agricultural fields. The house Moffett built is a two-story, three-bay, hall-and-parlor plan Federal-style stone dwelling. The dwelling features a raised basement, a central entry portico supported by Tuscan style columns, interior gable end stone chimneys, and six-over-six wood sash windows (Figure 2). Outbuildings located on the property in 2007 when the dwelling was last surveyed included a c. 1950 workshop, silos, barn, shed, and corncrib, a c. 1780 barn, a c. 1920 shed and granary, c. 1900 springhouse and machine shed, a c. 1880 chicken house, and the remains of a mill. The property was listed on the NRHP in 1989, with an amendment in 2007, under Criterion A for its role in the Revolutionary War, under Criterion B as the residence of Colonel George Moffett, and under Criterion C for its significance in architecture (DHR Site Files; Frazier and Scripps 2007).



**Figure 2 View of Mount Pleasant (DHR #007-0024), Looking Northeast.**

#### **3.2.1.1 Visual Effect Assessment**

The primary resource of Mount Pleasant is located within 1.0 mile of the Rebuild Project; however, a majority of the property is located beyond the 1.0-mile radius. At its closest point, the resource is approximately 2,898 feet northwest of the centerline (Appendix B). Under current conditions, the existing

**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

transmission line, which ranges in height from approximately 58 to 72 feet in the vicinity of the resource (Structure #293/180 through #293/189), is not visible (Figures 3 and 4).

Based upon preliminary design, the proposed structures will range in height from approximately 61 to 84 feet with a maximum increase of 14 feet (Structure #293/183) above the height of the existing structures in the section of the transmission line closest to the resource. Five of the nine structures (Structure #293/180 through #293/182 and #293/187 and #293/188) within the vicinity of the resource will not be replaced. Computer viewshed modeling suggests that while the primary resource will not view the proposed transmission line rebuild, areas in the southwest section of the property and along Middle River Road to the south of the dwelling will view the proposed structures (Figure 5). The photosimulation prepared for the visual effects analysis also suggests that the proposed structures will not be visible from the primary resource (Appendix C – OP 1). Based on the fieldwork, the proposed structure heights, viewshed modeling, and photosimulation, ***it is anticipated that the Rebuild Project would have a Minimal Visual Impact on Mount Pleasant (DHR #007-0024).***



**Figure 3 View from Mount Pleasant (DHR #007-0024; Photo Location 1), Looking South towards the Rebuild Project. The Existing Transmission Line is not Visible.**

**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**



**Figure 4 View from Mount Pleasant (DHR #007-0024; Photo Location 1), Looking Southwest towards the Rebuild Project. The Existing Transmission Line is not Visible.**



Figure No.

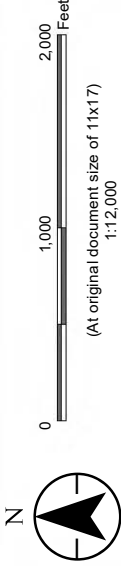
5

Title

**Viewshed Analysis and Photograph Location  
Map for Mount Pleasant  
(DHR #007-0024)**

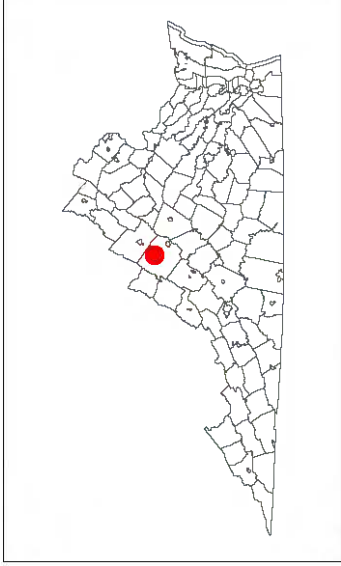
Client/Project  
Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project  
203401 607

Project Location  
Augusta County and City of Staunton, Virginia  
Prepared by ECL on 2021-09-01  
TR by JMH on 2021-09-30  
IR by SLD on 2021-09-28

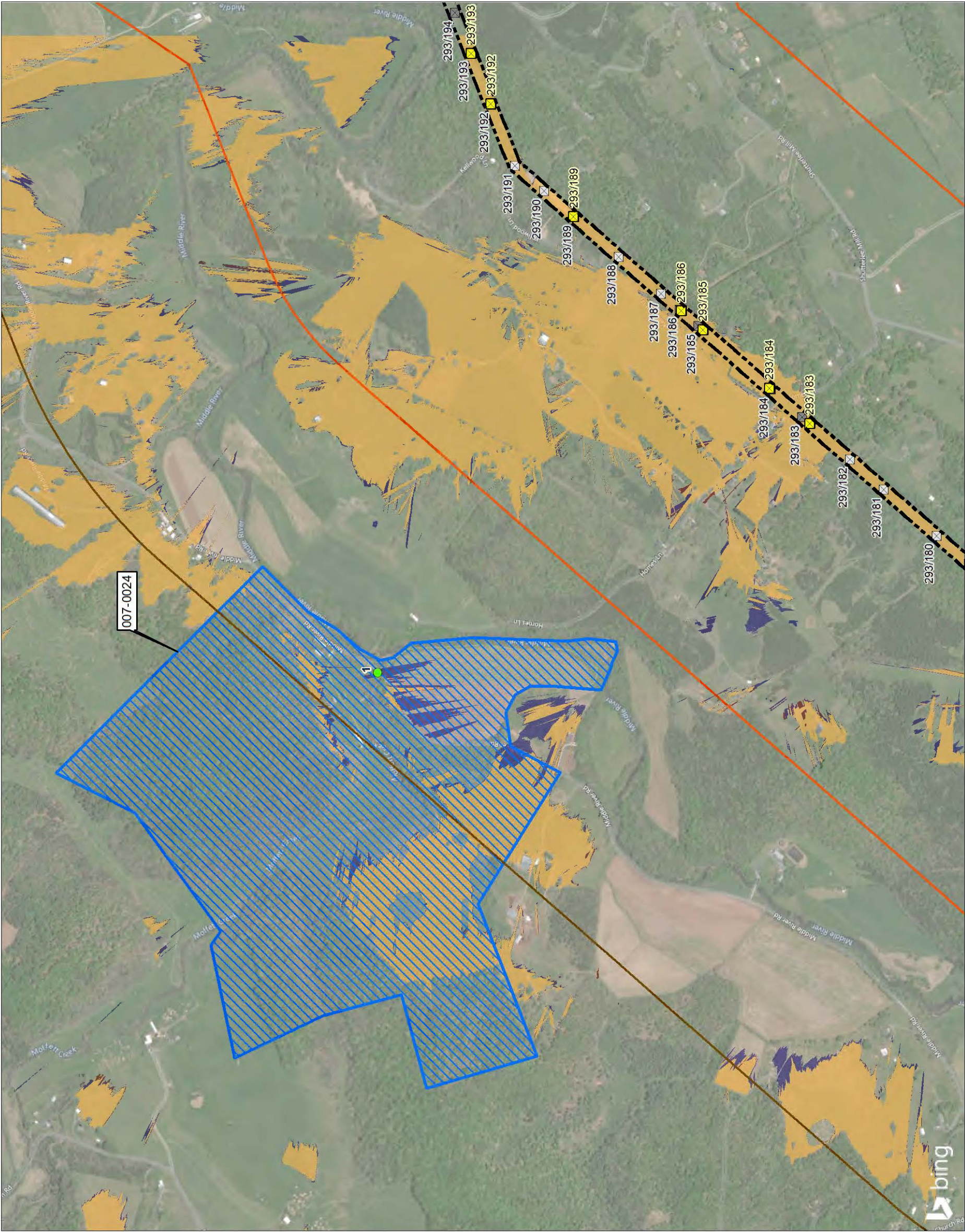


- Existing Structure to Remain
- Existing Structure to be Replaced
- Proposed Structure
- Photograph Location
- Project Limits
- Architectural Resource 007-0024
- 0.5-Mile Buffer
- 1-Mile Buffer
- Existing Visible, Proposed Not Visible
- Both Existing and Proposed Visible
- Existing Not Visible, Proposed Visible

Existing Structures to Remain were omitted from this model



Notes  
1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet  
2. Data Sources: Dominion Energy Virginia, Historic resource data provided by Virginia  
3. Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)  
4. Viewshed analysis produced from digital elevation model and digital surface model derived from VGIN LIDAR  
5. Orthomageary © Bing Maps  
6. Microsoft product screen shot(s) reprinted with permission from Microsoft Corporation





**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

### **3.2.2 Augusta County Training School (DHR #007-0755/#007-1175)**

The Augusta County Training School, also known as Cedar Green, was constructed in 1938 and is reflective of the once “popular central-auditorium plan” (McCleary 1984). The school is one of the first larger-scale African American schools constructed in the county and focused on industrial training for its students during the 1910s and early 1920s. The school sits on the northern side of Cedar Green Road on a lot that slopes gently to the northwest. The building is surrounded by a lawn with a paved parking area to the southwest and northeast of the building. Directly behind the building is an open, grass area which is flanked by woods. The building is frame construction with classroom wings, center gabled entry and wood sash windows. Several of the windows were in-filled when the building was converted to an American Legion Hall (Figure 6). The 1940s shop building and the early 1950s classroom building are still extant on the property. The school was listed on the VLR in 1984 and the NRHP in 1986 under Criteria A and C for its significance in late nineteenth and early twentieth century education in Augusta County and for its significance as the last surviving example of the central-auditorium plan. The school is also included in the NRHP-listed Public Schools in Augusta County, Virginia, 1870-1940 Multiple Property District (MPD; DHR #007-1175). The district comprises a number of free public schools in the county constructed between 1870 and 1940 and included one-, two- and three-room schools and consolidated schools, of which the Augusta County Training School is one. The Augusta County Training School is the only building included in the MPD located with the Rebuild Project vicinity (DHR Site Files; Virginia Historic Landmarks Commission 1984).



**Figure 6 View of the Augusta County Training School (DHR #007-0755/#007-1175), Looking North.**

**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

### 3.2.2.1 Visual Effect Assessment

The Augusta County Training School is located within the 1.0-mile radius of the Rebuild Project. At its closest point, the resource is approximately 1,828 feet southwest of the centerline (Appendix B). Under current conditions, the existing transmission line structures, which ranges in height from approximately 47 to 79 feet in the vicinity of the resource (Structure #293/117 through #293/125), are not visible (Figures 7 and 8).

Based upon preliminary design, the proposed structures will range in height from approximately 61 to 93 feet with a maximum increase in height of approximately 28 feet (Structure #293/117) above the height of the existing structures in the section of the transmission line closest to the resource (Figure 9). Similarly, the photosimulation prepared for the resource suggests the proposed structures will not be visible from the resource (Appendix C – OP 2). Based on the fieldwork, the proposed structure heights, photosimulation, and the viewshed modeling, ***it is anticipated that the Rebuild Project would have No Visual Impact on the Augusta County Training School, nor the Public Schools in Augusta County, 1870-1940 MPD (DHR #007-0755/#007-1175).***



**Figure 7 View from the Augusta County Training School (DHR #007-0755/#007-1175; Photo Location 2) Looking Southwest. The Existing Transmission Line is not Visible.**

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**Figure 8 View from the Augusta County Training School (DHR #007-0755/#007-1175; Photo Location 2) Looking South. The Existing Transmission Line is not Visible.**



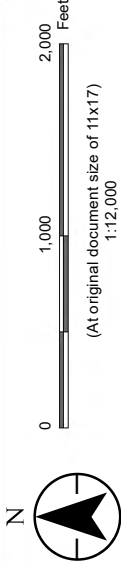
Figure No.

9

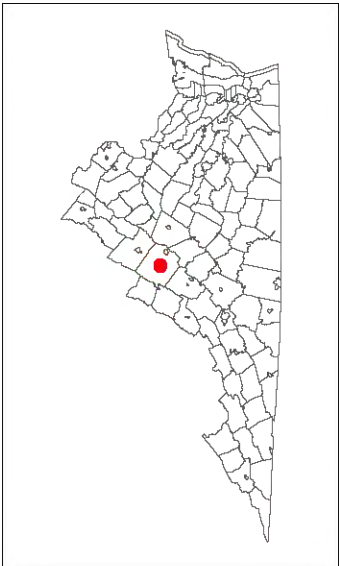
**Photograph Location Map for the Augusta County Training School (DHR #007-0755 / #007-1175)**

**Client/Project**  
Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project

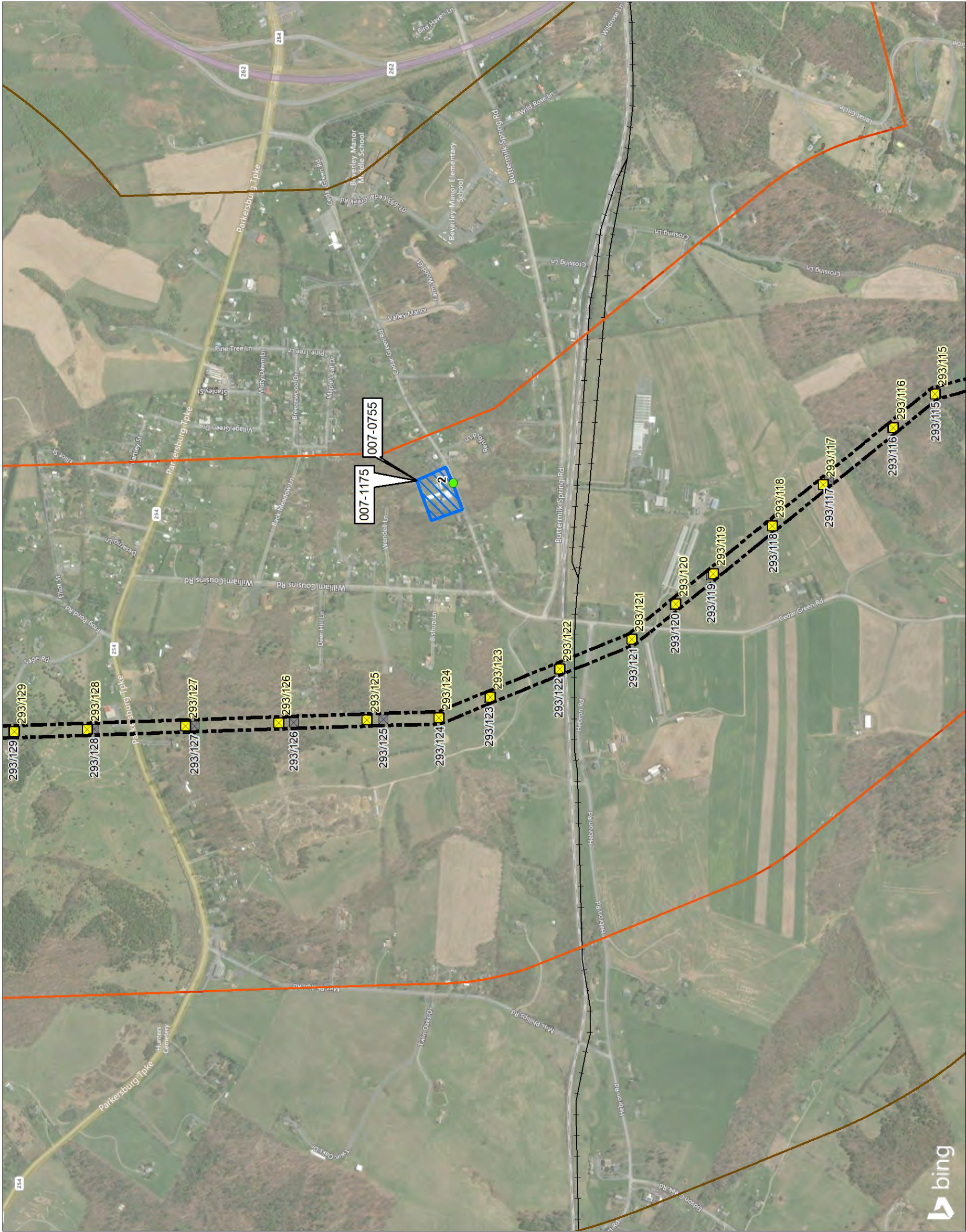
**Project Location**  
Augusta County and City of Staunton, Virginia



- Proposed Structure
- Existing Structure to be Replaced
- Photograph Location
- Project Limits
- Architectural Resource 007-0755/007-1175
- 0.5-Mile Buffer
- 1-Mile Buffer
- Railroad



**Notes**  
1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet  
2. Data Sources: Dominion Energy Virginia, Historic resource data provided by Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)  
3. Photographs: Aerial photography from 2015, processed from digital elevation model and digital surface model derived from VGIN LIDAR  
4. Orthomagey © Bing Maps  
5. Microsoft product screen shot(s) reprinted with permission from Microsoft Corporation





**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

### 3.2.3 Ashton/A. M. Bruce House (DHR #007-1283)

Ashton, also known as the A. M. Bruce House, is set back from the road down a gravel driveway on a relatively level lot on the northwestern side of Middlebrook Avenue. Dense areas of trees are located in the front yard with the front boundary delineated by a stucco clad masonry wall. The trees obscure a portion of the dwelling. On the southeast side of the road in the vicinity of the resource is sparse residential and commercial development with areas of trees. To the east is a raised, open area with a large expanse of lawn. The dwelling was constructed in 1872 and is a two-story, central passage Greek Revival-style dwelling. The brick dwelling, at the time of the previous survey, featured six-over-six wood sash windows, brick foundation, one-story, three-bay front porch with paired columns and interior end brick chimneys (Figure 10). Several outbuildings were located on the property and included sheds, garage, stable, privy, and barn. The dwelling was determined eligible for listing on the NRHP in 1996 under Criterion C for its significance in architecture (DHR Site Files).



**Figure 10 View of Ashton (DHR #007-1283), Looking Northwest.**

#### 3.2.3.1 Visual Effect Assessment

Ashton is located within the 0.5-mile radius of the Rebuild Project. At its closest point, the resource is approximately 957 feet northwest of the centerline (Appendix B). Under current conditions, the existing project transmission line structures (Structure #293/97 through #293/100), which range in height from approximately 114 to 148 feet, were not visible; however, where the line crosses the road, the wires were visible (Figures 11 and 12). Based upon preliminary design, the proposed structures will range in height from approximately 115 to 140 feet with a maximum height increase of approximately 13 feet (Structure

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#293/100,83/13). The proposed height of one structure, #293/97,83/10 will decrease 8 feet. Viewshed modeling indicates that the proposed structures would be visible from the southeastern edge of the resource near the road (Figure 13). Similarly, the photosimulation prepared for the resource indicates the proposed structures will not be visible from the resource; however, the transmission line wires will be visible where the wires cross the road (Appendix C – OP 4). Based on the fieldwork, the proposed structure heights, photosimulation, and the viewshed modeling, ***it is anticipated that the Rebuild Project would have a Minimal Visual Impact on Ashton/A. M. Bruce House (DHR #007-1283).***



**Figure 11 View from Ashton (DHR #007-1283; Photo Location 3) Looking South. The Wires from the Existing Transmission Line are Visible.**

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**Figure 12 View from Ashton (DHR #007-1283; Photo Location 3) Looking East. The Existing Transmission Line is not Visible.**



Figure No.

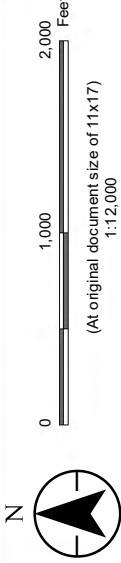
13

Title

**Viewshed Analysis and Photograph Location Map for Ashton (DHR #007-1283)**

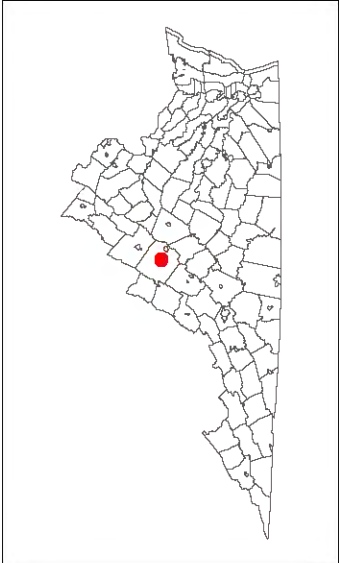
**Client/Project**  
Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project  
203401607

**Project Location**  
Augusta County and City of Staunton, Virginia  
Prepared by ECI on 2021-09-01  
TR by JMH on 2021-09-30  
IR by SLD on 2021-09-28

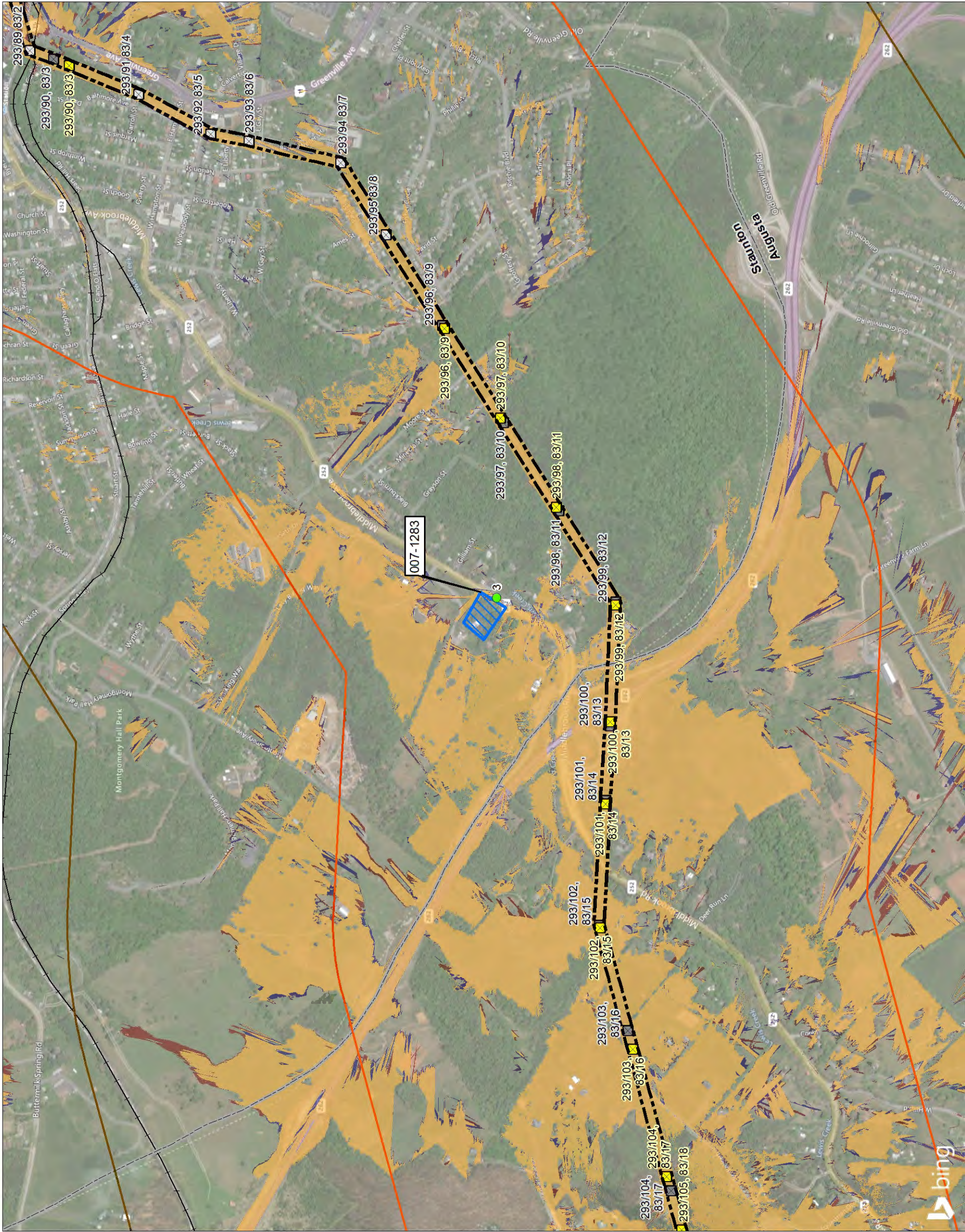


- Existing Structure to Remain
- Existing Structure to be Replaced
- Proposed Structure
- Photograph Location
- Project Limits
- Architectural Resource 007-1283
- 0.5-Mile Buffer
- 1-Mile Buffer
- Existing Visible, Proposed Not Visible
- Both Existing and Proposed Visible
- Existing Not Visible, Proposed Visible
- Railroad

Existing Structures to Remain were omitted from this model.



- Notes**
1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet
  2. Data Sources: Dominion Energy Virginia, Historic resource data provided by Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)
  3. The project limits were derived from a 3D surface model derived from VGIN LIDAR
  4. Orthomosaic imagery © Bing Maps
  5. Microsoft product screen shot(s) reprinted with permission from Microsoft Corporation





**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

### **3.2.4 Augusta County Courthouse (DHR #132-0001/#132-0024-0161)**

The Augusta County Courthouse is located in downtown Staunton at the corner of Johnson and Augusta streets on a level lot within the Beverley Historic District. Brick sidewalks are located immediately adjacent to the building with two large trees flanking the staircase that leads to the main entry off Johnson Street. The blocks surrounding the courthouse comprise multi-story commercial and governmental buildings. Constructed in 1901, the courthouse is a two-story Neo-Classical Revival brick building with eight bays and an imposing pedimented portico supported by brick-constructed Corinthian columns. The pediment features ornate terracotta design elements as well as dentils and modillions. Yellow brick pilasters with Corinthian capitals define each bay on the side and rear elevations as well as the corners of the building. The courthouse is surmounted by a dome with a Neo-Classical Revival-style cupola and the second story windows features round arch lintels (Figure 14). The courthouse was listed on NRHP in 1982 under Criterion A for its significance in law, government, and politics and under Criterion C for its architectural merit. The courthouse is also a contributing resource to the NRHP-listed Beverley Historic District (DHR #132-0024; DHR Site Files; Virginia Historic Landmarks Commission et al. 1982).



**Figure 14 View of the Augusta County Courthouse (DHR #132-0001), Looking North.**

#### **3.2.4.1 Visual Effect Assessment**

The Augusta County Courthouse is located within 0.5 mile of the Rebuild Project. At its closest point, the resource is approximately 898 feet northwest of the centerline (Appendix B). Under current conditions, the existing transmission line structures (Structure #293/88 through #293/91), which range in height from

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approximately 115 to 131 feet, are not visible due to the surrounding built environment (Figures 15 and 16).

Based upon preliminary design, only structure #293/90 will be replaced and will have an approximate height of 130 feet. This represents a 6-foot increase over the existing structure height. Computer viewshed modeling indicated that the proposed structures would not be visible from the resource (Figure 17). Similarly, the photosimulation prepared for the Courthouse indicates that the proposed structure will not be visible from the resource (Appendix C – OP 22). Based on the fieldwork, the proposed structure height, photosimulation, and the viewshed modeling, ***it is anticipated that the Rebuild Project would have No Visual Impact on the Augusta County Courthouse (DHR #132-0001/#132-0024-0161).***



**Figure 15 View from the Augusta County Courthouse (DHR #132-0001/#132-0024-0161; Photo Location 4) and the Beverley Historic District (DHR #132-0024) Looking East. The Existing Transmission Line is not Visible.**



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#293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON,  
VIRGINIA**



**Figure 16 View from the Augusta County Courthouse (DHR #132-0001/#132-0024-0161; Photo Location 4) and the Beverley Historic District (DHR #132-0024) Looking South. The Existing Transmission Line is not Visible.**



Figure No.

17

Title

**Viewshed Analysis and Photograph Location  
Map for the Augusta County Courthouse  
(DHR #132-0001/#132-0024-0161)**

Client/Project

Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project

Project Location

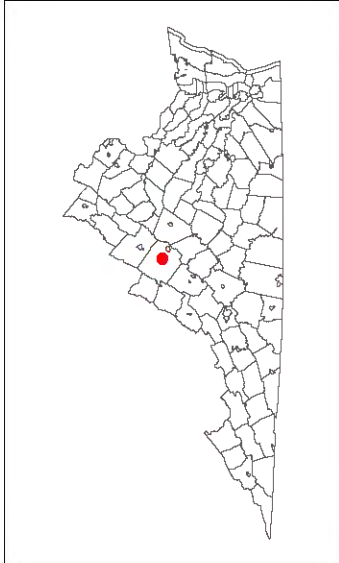
Augusta County and City of Staunton, Virginia

Prepared by ECL on 2021-09-01  
TR by JMH on 2021-09-30  
IR by SLD on 2021-09-28

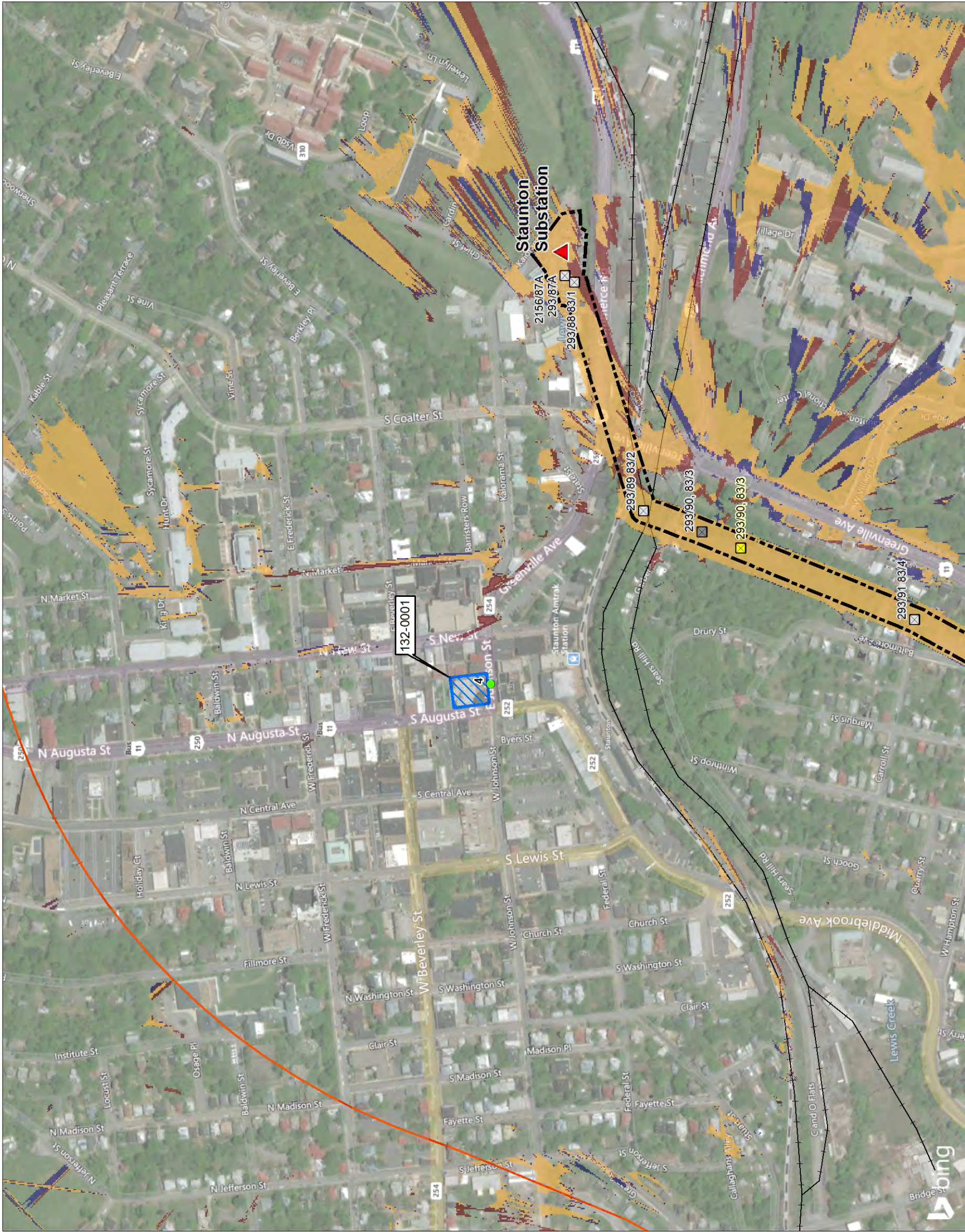


- Substation
- Existing Structure to Remain
- Existing Structure to be Replaced
- Proposed Structure
- Photograph Location
- Project Limits
- Architectural Resource
- 0.5-Mile Buffer
- Existing Visible, Proposed Not Visible
- Both Existing and Proposed Visible
- Existing Not Visible, Proposed Visible
- Railroad

Existing Structures to Remain were omitted from this model.



- Notes
1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet
  2. Data Sources: Dominion Energy Virginia, Historic resource data provided by Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)
  3. Viewshed analysis was produced from digital elevation model and digital surface model derived from VGIN LIDAR
  4. Orthomage by Bing Maps
  5. Microsoft product screen shot(s) reprinted with permission from Microsoft Corporation





**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

### 3.2.5 Hill Top, Mary Baldwin Campus (DHR #132-0002)

Hill Top, part of Mary Baldwin College, sits on a high point in the landscape and is flanked to the northeast and southwest by buildings associated with the college. In front of the building is an open grass area with a three-story building, also part of the college, downslope. The two-story, five-bay, Federal-style brick structure (former home, now dormitory) was constructed c. 1810 and features a raised basement and a two-story, five-bay portico with large Tuscan-style columns. The brick exterior has been stuccoed. The previous survey noted the windows as two-over-two wood sashes and the center entry as recessed with a round arch, reeded pilasters, and fanlight (Figure 18). The dwelling was listed on the NRHP for significance in education and law (DHR Site Files; Frazier 1978a).



**Figure 18 View of Hill Top (Mary Baldwin College Campus; DHR #132-0002), Looking North.**

#### 3.2.5.1 Visual Effect Assessment

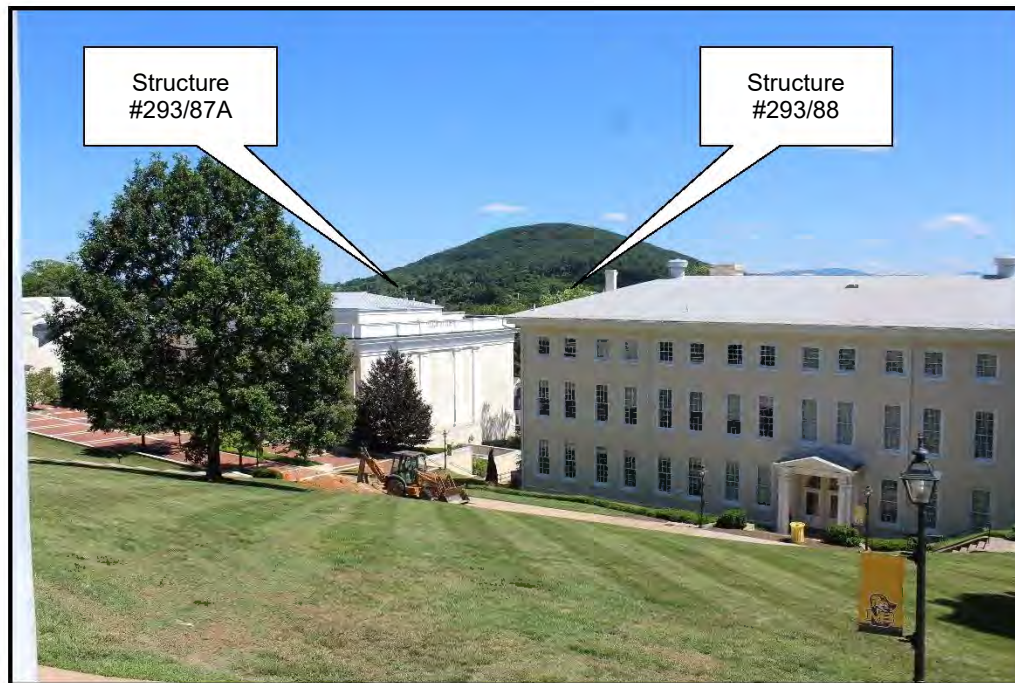
The building is located within 0.5 mile of the Rebuild Project and at its closest point, is approximately 1,772 feet north of the centerline (Appendix B). Under current conditions, two existing transmission line structures (Structure #293/87A and #293/88), which are approximately 97 and 131 feet, respectively, are visible in a southeasterly direction from the resource. Trees and additional campus buildings shield the line (Structure #293/89 through #293/91) from the resource in a southwesterly direction (Figures 19 and 20).

Based upon preliminary design, only structure #293/90 will be replaced and will have a height of 130 feet. This represents an increase of 6 feet over the existing height. Based upon the preliminary design, it is



**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

anticipated that the two structures currently visible, based on the fieldwork, will be visible from Hill Top (Structure #293/87 and #293/88); however, neither structure will be replaced and therefore alter the viewshed. The viewshed modeling indicates that neither existing nor proposed Structure #293/90, the only structure to be replaced in the vicinity of the resource, will be visible from the resource likely due to the position of the structure within a wooded area on the hill (Figure 21). The photosimulation depicts the two visible structures noted during the fieldwork (Structure #293/87A and #293/88; Appendix C – OP 11) as visible from the resource, although neither structure will be replaced. Based on the fieldwork, the proposed structure heights, photosimulation, and the viewshed modeling, ***it is anticipated that the Rebuild Project would have a No Visual Impact on Hill Top (DHR #132-0004).***



**Figure 19 View from Hill Top (DHR #132-0002; Photo Location 5) Looking Southeast. Existing Transmission Line is Visible.**

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#293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON,  
VIRGINIA**



**Figure 20 View from Hill Top (DHR #132-0002; Photo Location 5) Looking Southwest.  
Existing Transmission Line is not Visible.**



Figure No.

21

Title

**Viewshed Analysis and Photograph Location  
Map for Hill Top  
(DHR #132-0002)**

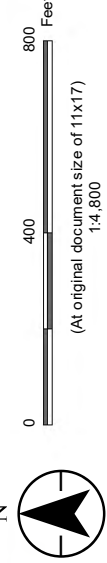
Client/Project

Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project

Project Location

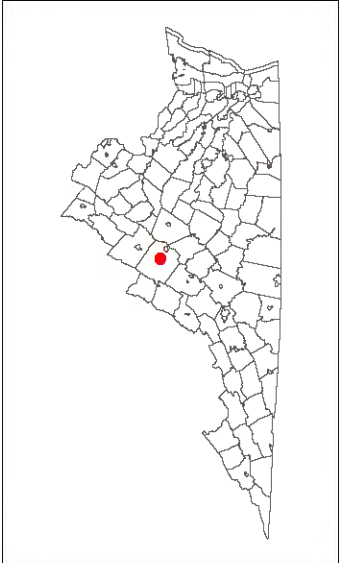
Prepared by ECL on 2021-09-01  
TR by JMH on 2021-09-30  
IR by SLD on 2021-09-28  
Augusta County and City of Staunton, Virginia

203401607

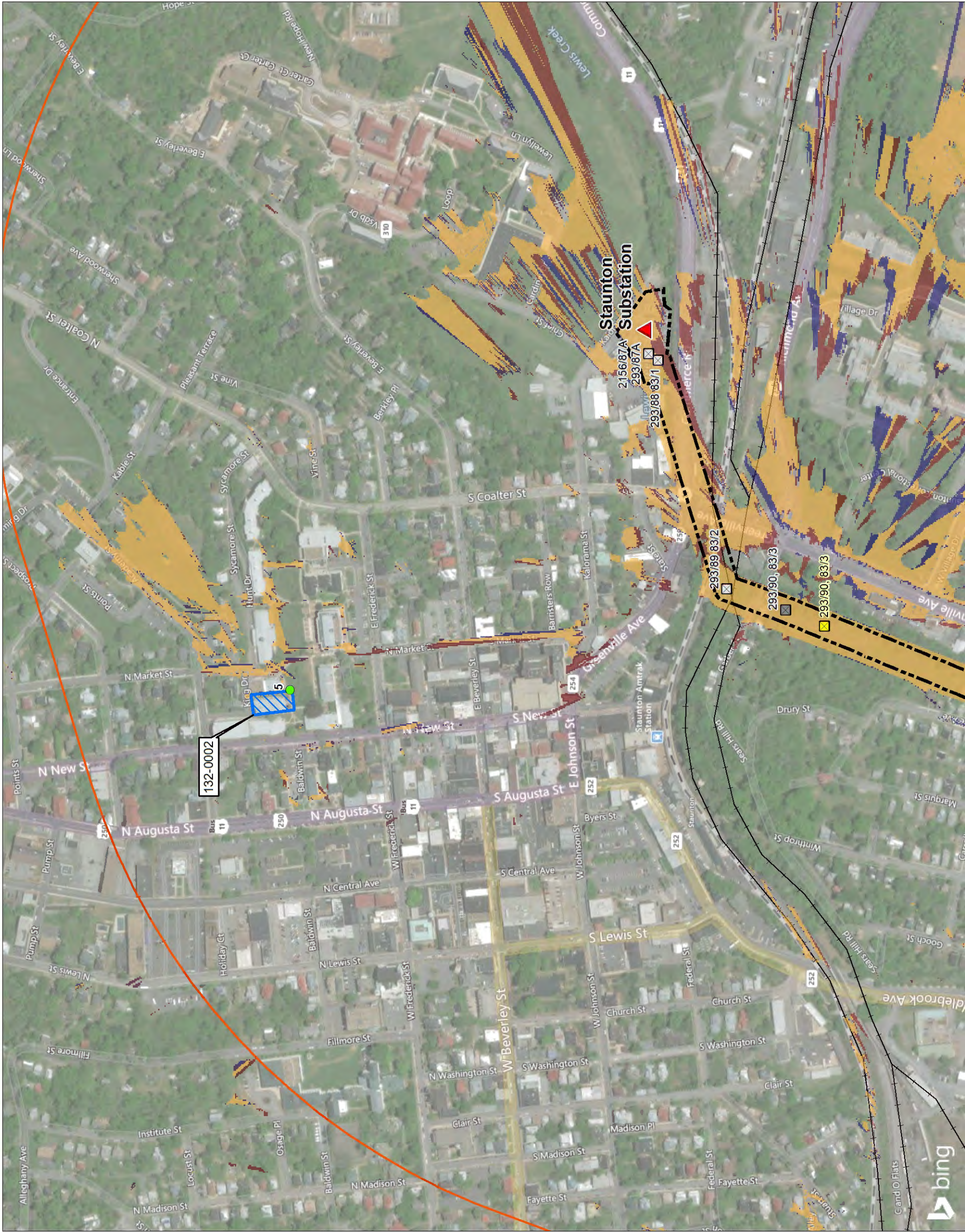


- Substation
- Existing Structure to Remain
- Existing Structure to be Replaced
- Proposed Structure
- Photograph Location
- Architectural Resource 132-0002
- 0.5-Mile Buffer
- Existing Visible, Proposed Not Visible
- Both Existing and Proposed Visible
- Existing Not Visible, Proposed Visible
- Railroad

Existing Structures to Remain were omitted from this model.



- Notes
1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet
  2. Data Sources: Dominion Energy Virginia, Historic resource data provided by Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)
  3. Viewshed analysis was produced from digital elevation model and digital surface model derived from VGIN LIDAR
  4. Orthomageery © Bing Maps
  5. Microsoft product screen shot(s) reprinted with permission from Microsoft Corporation





**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

### 3.2.6 The Manse/Woodrow Wilson Birthplace (DHR #132-0004/#132-0035-0229)

The Manse/Woodrow Wilson Birthplace, constructed in 1846, is located on a high point within the city of Staunton and sits close to the road within a residential neighborhood. The lot slopes towards the rear of the house with an expanse of manicured lawn and gardens behind the house. The brick dwelling features a raised basement with a three-bay façade with hipped roof and interior end brick chimneys. The house was designed in the Greek Revival style with a large three-story portico on the west elevation of the building, which was originally the main entrance, supported by large Doric columns on brick piers. A smaller, single-bay, pedimented entry porch is located east elevation which faces North Coalter Street and currently serves as the main entrance. Fenestration comprises paired wood panel doors with sidelights and transoms on the west elevation and a single-leaf wood panel door on the east elevation, also with sidelights and transom, and six-over-six wood sash windows throughout (Figure 22). The dwelling was listed as a NHL in 1964 and on the NRHP in 1966 under Criterion B for its significance as the birthplace of President Woodrow Wilson. The dwelling is also a contributing resource to the NRHP-listed Gospel Hill Historic District and in 2009 an easement was placed on the house and grounds (DHR #132-0035; DHR Site Files; Melvin 1972).



**Figure 22 View of the Manse/Woodrow Wilson Birthplace (DHR #132-0004/#132-0035-0229), Looking West.**

#### 3.2.6.1 Visual Effect Assessment

The Manse/Woodrow Wilson Birthplace is located within 0.5 mile of the Rebuild Project and at its closest point is approximately 1,172 feet northwest of the centerline (Appendix B). Under current conditions, the existing transmission line structures (Structure #293/87A through #293/89), which range in height from

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approximately 97 to 131 feet, are not visible due to tree cover and the surrounding built environment (Figures 23 and 24).

Based upon preliminary design, none of the structures closest to the resource will be replaced. The viewshed modeling conducted for the Rebuild Project indicates that neither existing nor proposed Structure #293/90, the closest structure to be replaced, will be visible from the resource (Figure 25). The photosimulation also indicates that the resource will not view the Rebuild Project (Appendix C – OP 14). Based on the fieldwork, the proposed structure heights, photosimulation, and the viewshed modeling, ***it is anticipated that the Rebuild Project would have No Visual Impact on the Manse/Woodrow Wilson Birthplace (DHR #132-0004).***



**Figure 23 View from the Manse/Woodrow Wilson Birthplace (DHR #132-0004; Photo Location 6) Looking Southwest. Existing Transmission Line is not Visible.**

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**Figure 24 View from the Manse/Woodrow Wilson Birthplace (DHR #132-0004; Photo Location 6) Looking South. Existing Transmission Line is not Visible.**



Figure No.

25

Title

Viewshed Analysis and Photograph Location Map for the Manse/Woodrow Wilson Birthplace (DHR #132-0004/#132-0035-0229)

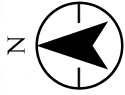
Client/Project

Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project

Project Location

Augusta County and City of Staunton, Virginia

Prepared by ECL on 2021-09-01  
TR by MGS on 2021-09-30  
IR by SLD on 2021-09-28



- Substation
- Existing Structure to Remain
- Existing Structure to be Replaced
- Proposed Structure
- Photograph Location
- Project Limits
- Architectural Resource
- 0.5-Mile Buffer
- Existing Visible, Proposed Not Visible
- Both Existing and Proposed Visible
- Existing Not Visible, Proposed Visible
- Railroad

Existing Structures to Remain were omitted from this model



Notes

1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet
2. Data Sources: Dominion Energy Virginia, Historic resource data provided by Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)
3. Viewshed analysis produced from digital elevation model and digital surface model derived from VGIN LIDAR
4. Orthimagery © Bing Maps
5. Microsoft product screen shot(s) reprinted with permission from Microsoft Corporation





**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

### 3.2.7 Stuart House (DHR #132-0006/#132-0034-0513)

The Stuart House sits at the corner of Church and Federal streets on a lot which gently slopes to the north. The house is surrounded by a manicured lawn with large trees and gardens in the front yard. A white picket fence with ornate gate delineates the front property boundary. The dwelling, constructed c. 1791, is a two-and-a-half-story, five-bay Classical Revival building with temple front portico supported by full height Doric columns. The brick house is constructed in a Flemish bond pattern with a symmetrical façade and features a two-story, brick wing and exterior brick chimneys. At the time of the previous survey, fenestration included six-over-six and nine-over-nine wood sash windows (Figure 26). Secondary resources located on the property comprised a 1791 smokehouse and a c. 1785 office. The dwelling was listed on the NRHP in 1972 under for its significance in architecture and for its association with the political and educational history of Staunton. The dwelling is also a contributing resource to the NRHP-listed Newtown Historic District (DHR #132-0034; DHR Site Files; Virginia Historic Landmarks Commission 1972a).



**Figure 26 View of the Stuart House (DHR #132-0006/#132-0034-0513), Looking West.**

#### 3.2.7.1 Visual Effect Assessment

The Stuart House is located within 0.5 mile of the Rebuild Project and at its closest point is approximately 1,598 feet to the northwest of the centerline (Appendix B). Under current conditions, one existing transmission line structure (Structure #293/87A), which is approximately 97 feet in height, is visible above the multi-story buildings to the east. The remaining structures in the vicinity of the resource (Structure

**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

#293/88 through #293/92), which range from approximately 115 to 131 feet in height and located to the southeast of the resource, are not visible (Figures 27 and 28).

Only Structure #293/90 will be replaced and will have a height of 130 feet, representing a 6-foot increase over existing height. The viewshed modeling indicates that neither existing nor proposed Structure #293/90, the only structure being replaced in the vicinity of the resource, will be visible from the resource, likely due to the obstruction of the built environment to the south and southeast of the building (Figure 29). The photosimulation also indicates that Structure #293/90 will not be visible from the dwelling (Appendix C – OP 25). Based on the fieldwork, the proposed structure height, photosimulation, and the viewshed modeling, ***it is anticipated that the Rebuild Project would have No Visual Impact on the Stuart House (DHR #132-0006/#132-0034-0513).***



**Figure 27 View from the Stuart House (DHR #132-0006/#132-0034-0513; Photo Location 7) and the Newtown Historic District (DHR #132-0034) Looking East. Existing Transmission Line is Visible.**



**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**



**Figure 28 View from the Stuart House (DHR #132-0006/#132-0034-0513; Photo Location 7) and the Newtown Historic District (DHR #132-0034) Looking Southeast. Existing Transmission Line is not Visible.**



Figure No.

29

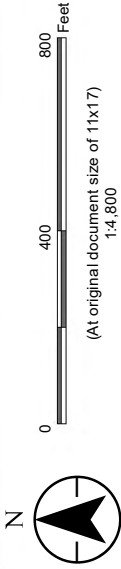
Title

**Viewshed Analysis and Photograph Location  
Map for the Stuart House  
(DHR #132-0006/#132-0034-0513)**

Client/Project 203401607

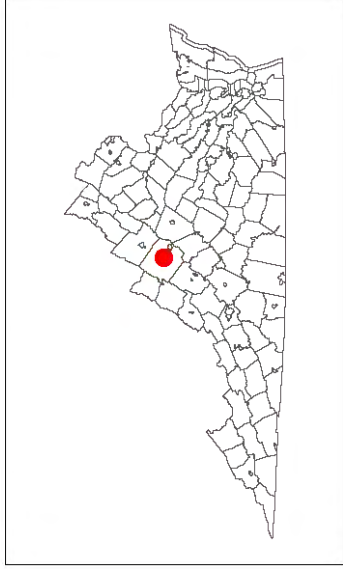
Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project

Project Location  
Augusta County and City of Staunton, Virginia  
Prepared by ECL on 2021-09-01  
TR by MGS on 2021-09-30  
IR by SLD on 2021-09-28



- Substation
- Existing Structure to Remain
- Existing Structure to be Replaced
- Proposed Structure
- Photograph Location
- Project Limits
- Architectural Resource
- 0.5-Mile Buffer
- Existing Visible, Proposed Not Visible
- Both Existing and Proposed Visible
- Existing Not Visible, Proposed Visible
- Railroad

Existing Structures to Remain were omitted from this model



Notes  
1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet  
2. Data Sources: Dominion Energy Virginia, Historic resource data provided by Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)  
3. Viewshed analysis produced from digital elevation model and digital surface model derived from VGIN LIDAR  
4. Orthomageary © Bing Maps  
5. Microsoft product screen shot(s) reprinted with permission from Microsoft Corporation





**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

### **3.2.8 Trinity Episcopal Church (DHR #132-0007/3132-0034-0514)**

Trinity Episcopal Church sits above the road on a gently sloping lot and is surrounded by a manicured lawn with mature trees throughout. The cemetery of the church is located to the east and west of the church and is shaded. Delineating the parcel, which encompasses the entire city block between West Beverley, South Lewis, West John, and Church streets, is a wrought iron fence with brick posts. The church was constructed after 1855 and is a one-story, three-bay building with single bay extensions off the east and west elevations. The Gothic Revival building's focal point is the three-tier square tower centered on the façade, which features paired Gothic arched wood entry doors, a rose window, louvered lancet windows, and battlement (Figure 30). The property also includes a post 1872 parsonage and a cemetery. The church was listed on NRHP in 1972 for its significance in architecture (Criterion C) and religion. The church is also a contributing resource to the Newtown Historic District (DHR #132-0034; DHR Site Files; Virginia Historic Landmarks Commission 1972b).



**Figure 30 View of Trinity Episcopal Church (DHR #132-0007/#132-0034-0514), Looking South.**

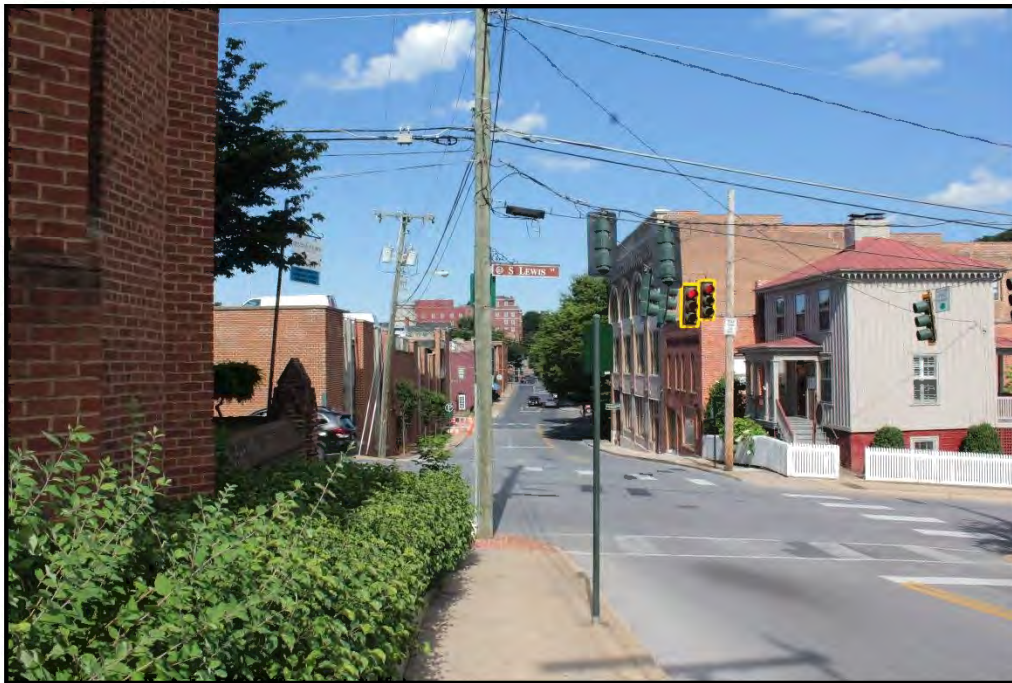
#### **3.2.8.1 Visual Effect Assessment**

The Trinity Episcopal Church is located within 0.5 mile of the Rebuild Project and at its closest point the resource is approximately 1,513 feet northwest of the centerline (Appendix B). Under current conditions, the existing transmission line structures (Structures #293/87A through #293/92), which range in height from approximately 97 to 131 feet, are not visible (Figures 31 and 32).



**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

Based upon preliminary design, only Structure #293/90 will be replaced and will have a proposed height of 130 feet, representing a 6-foot increase in height over the existing structure height. Viewshed modeling indicates that neither existing nor proposed Structure #293/90, the only structure being replaced, will be visible from the resource (Figure 33). A photosimulation was prepared for the resource and also indicates that the proposed structure will not be visible from Trinity Episcopal Church. It is anticipated, therefore, that the viewshed of the church will not be altered by the Rebuild Project (Appendix C – OP 24). Based on the fieldwork, the proposed structure height, photosimulation, and the viewshed modeling, ***it is anticipated that the Rebuild Project would have No Visual Impact on the Trinity Episcopal Church (DHR #132-0007/#132-0034-0514).***



**Figure 31 View from the Trinity Episcopal Church (DHR #132-0007/#132-0034-0514; Photo Location 8) and the Newtown Historic District (DHR #132-0034) Looking East. Existing Transmission Line is not Visible.**

**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**



**Figure 32 View from the Trinity Episcopal Church (DHR #132-0007/#132-0034-0514; Photo Location 8) and the Newtown Historic District (DHR #132-0034) Looking Southeast. Existing Transmission Line is not Visible.**



Figure No.

33

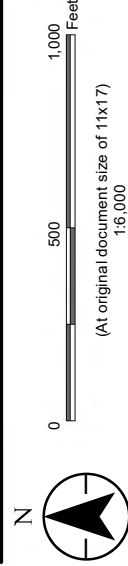
Title

**Viewshed Analysis and Photograph Location Map for the Trinity Episcopal Church (DHR #132-0007/#132-0034-0514)**

Client/Project 203.401.607

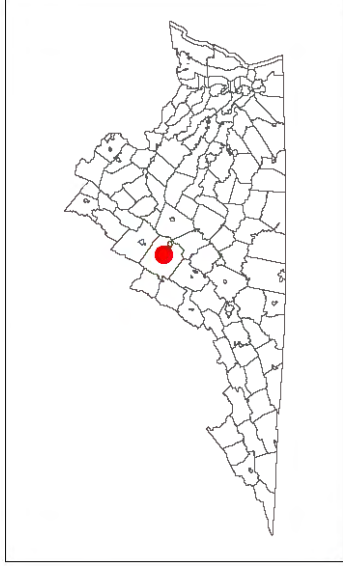
Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project

Project Location  
Augusta County and City of Staunton, Virginia  
Prepared by ECL on 2021-09-01  
TR by MGS on 2021-09-30  
IR by SLD on 2021-09-28

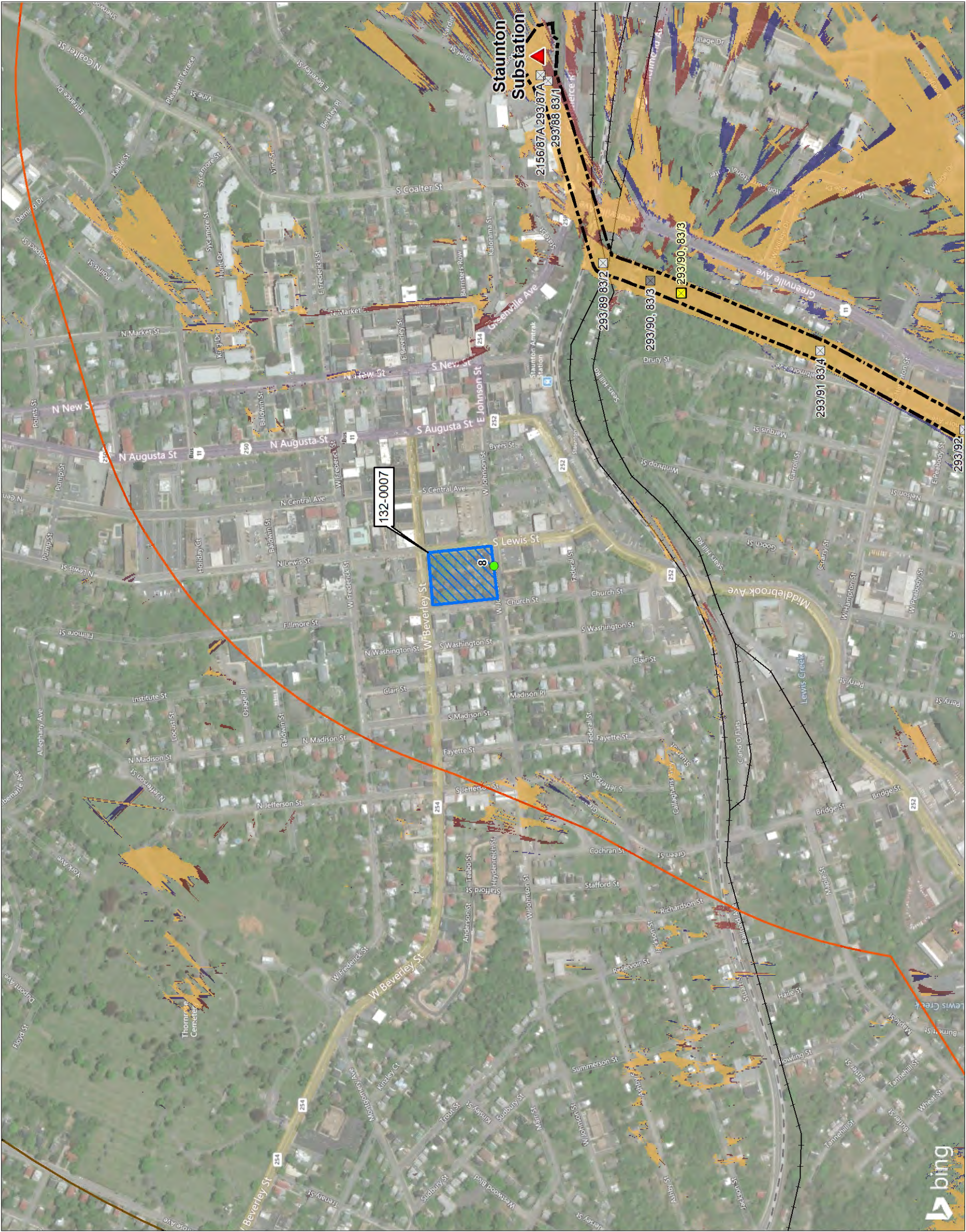


- Substation
- Existing Structure to Remain
- Existing Structure to be Replaced
- Proposed Structure
- Photograph Location
- Project Limits
- Architectural Resource
- 0.5-Mile Buffer
- 1-Mile Buffer
- Existing Visible, Proposed Not Visible
- Both Existing and Proposed Visible
- Existing Not Visible, Proposed Visible
- Railroad

Existing Structures to Remain were omitted from this model



Notes  
1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet  
2. Data Sources: Dominion Energy Virginia, Historic resource data provided by Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)  
3. Viewshed analysis produced from digital elevation model and digital surface model derived from VGIN LIDAR  
4. Orthimagery © Bing Maps  
5. Microsoft product screen shot(s) reprinted with permission from Microsoft Corporation





**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

**3.2.9 Old Site Antebellum Complex/Western State Lunatic Asylum (DHR #132-0009)**

The Old Site Antebellum Complex/Western State Lunatic Asylum is a sprawling complex of buildings whose core comprises six structures. The complex is sited on a large, gently sloping lot on the western side of Greenville Avenue. The entrance into the property is gated and a wrought iron fence encloses the parcel. Surrounding the main buildings on the property is a lawn with parking areas interspersed. In front of the c. 1826 Administration Building, the oldest and largest on the site, is a large expanse of manicured lawn dotted with trees. The Administration Building was constructed c. 1826 and is a five-part, brick structure with central block comprising three stories, temple front with three bays, and large, full-height Ionic columns. The temple-form pavilions at each end of the building are connected to the central section by two-story hyphens (Figure 34). The pavilions feature pedimented porticos also with Ionic columns. The complex also includes a chapel, dairy barn and dairy, a c. 1842 hospital, and c. 1843 dining hall, as well as c. 1842 fencing and road trace. The complex was listed on NRHP in 1969 and 1987 with boundary increases in 2007 to include the steam generator plant and 2009. The property was nominated under Criterion C for its significance in architecture and Under Criterion A for its role in mid-nineteenth to mid-twentieth century mental health and medicine. Additionally, an easement was placed on the property in 2005 (DHR Site Files; Virginia Historic Landmarks Commission 1969a; Division of Historic Landmarks 1985; Scripps 2007; Scripps 2009).



**Figure 34 View of the Old Site Antebellum Complex/Western State Lunatic Asylum (DHR #132-0009), Looking Southeast.**

**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

### 3.2.9.1 Visual Effect Assessment

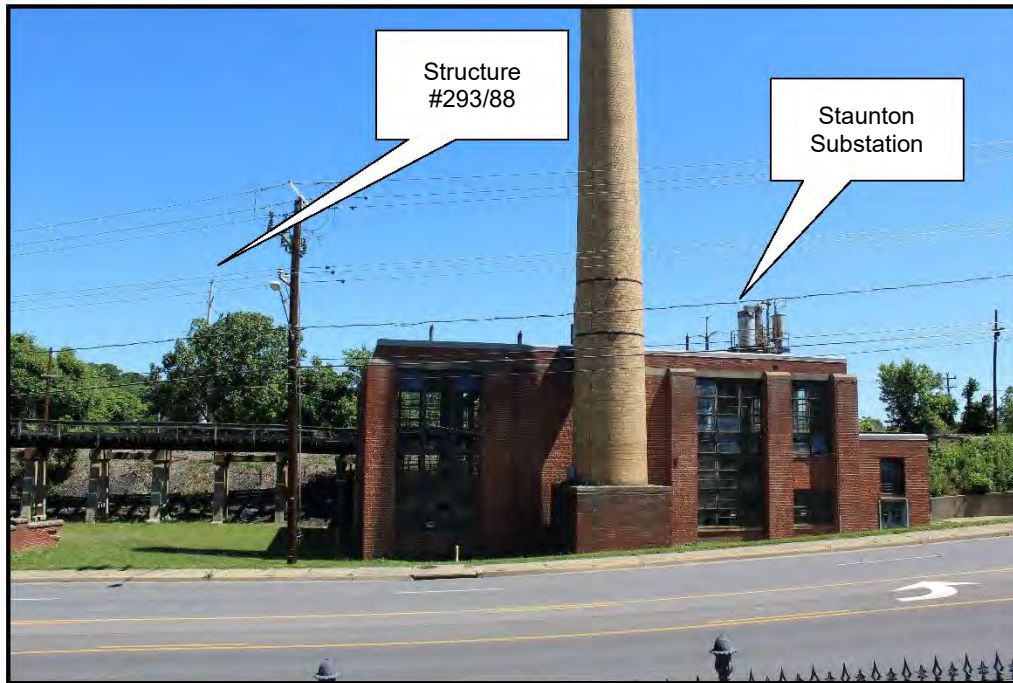
The Old Antebellum/Western State Lunatic Asylum is located within 0.5 mile of the Rebuild Project and at its closest point, the resource is approximately 210 feet southwest of the centerline (Appendix B). Under current conditions, the existing transmission line structures (Structure #293/87A through #293/93), which range in height from approximately 97 to 131 feet, are visible in a southwesterly and northwesterly direction. Part of the upper portion of the Staunton Substation is also visible (Figures 35 and 36).

Based upon preliminary design, only Structure #293/90 will be replaced and will have a height of 130 feet, representing a 6-foot height increase over existing height. The viewshed modeling conducted for Structure #293/90, the only structure being replaced, indicates that the existing structure is visible over portions of the property, while the visibility of the proposed structure will shift to other areas due to the revised structure location (Figure 37). The photosimulation prepared for the Old Antebellum Complex focused on the potential visual impact from Structure #293/90 (Appendix C – OP 33). The photograph, taken from the front steps of the Administration Building, indicates the existing structure is slightly visible and mostly obscured by the trees that line the drive. The proposed structure will be more visible mainly due to its relocation and its minimal 6-foot height increase. Based on the fieldwork, the proposed structure height, photosimulation, and the viewshed modeling, ***it is anticipated that the Rebuild Project would have a Minimal Visual Impact on the Old Antebellum Complex/Western State Lunatic Asylum (DHR #132-0009).***



**Figure 35 View from the Old Site Antebellum Complex/Western State Lunatic Asylum (DHR #132-0009; Photo Location 9) Looking Southwest. Existing Transmission Line is Visible.**

**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**



**Figure 36 View from the Old Site Antebellum Complex/Western State Lunatic Asylum (DHR #132-0009; Photo Location 10) Looking Northwest. Existing Transmission Line and a Portion of the Substation are Visible.**

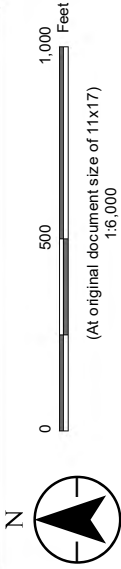


**Viewshed Analysis and Photograph Location Map  
for the Old Site Antebellum Complex/Western  
State Lunatic Asylum (DHR #132-0009)**

Client/Project 233401607

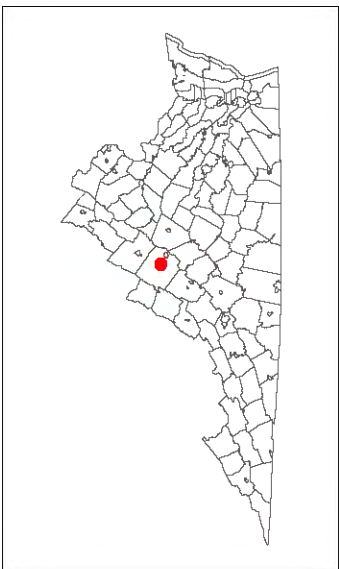
Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project

Project Location  
Augusta County and City of Staunton, Virginia  
Prepared by ECL on 2021-09-01  
TR by JMH on 2021-09-30  
IR by SLD on 2021-09-28

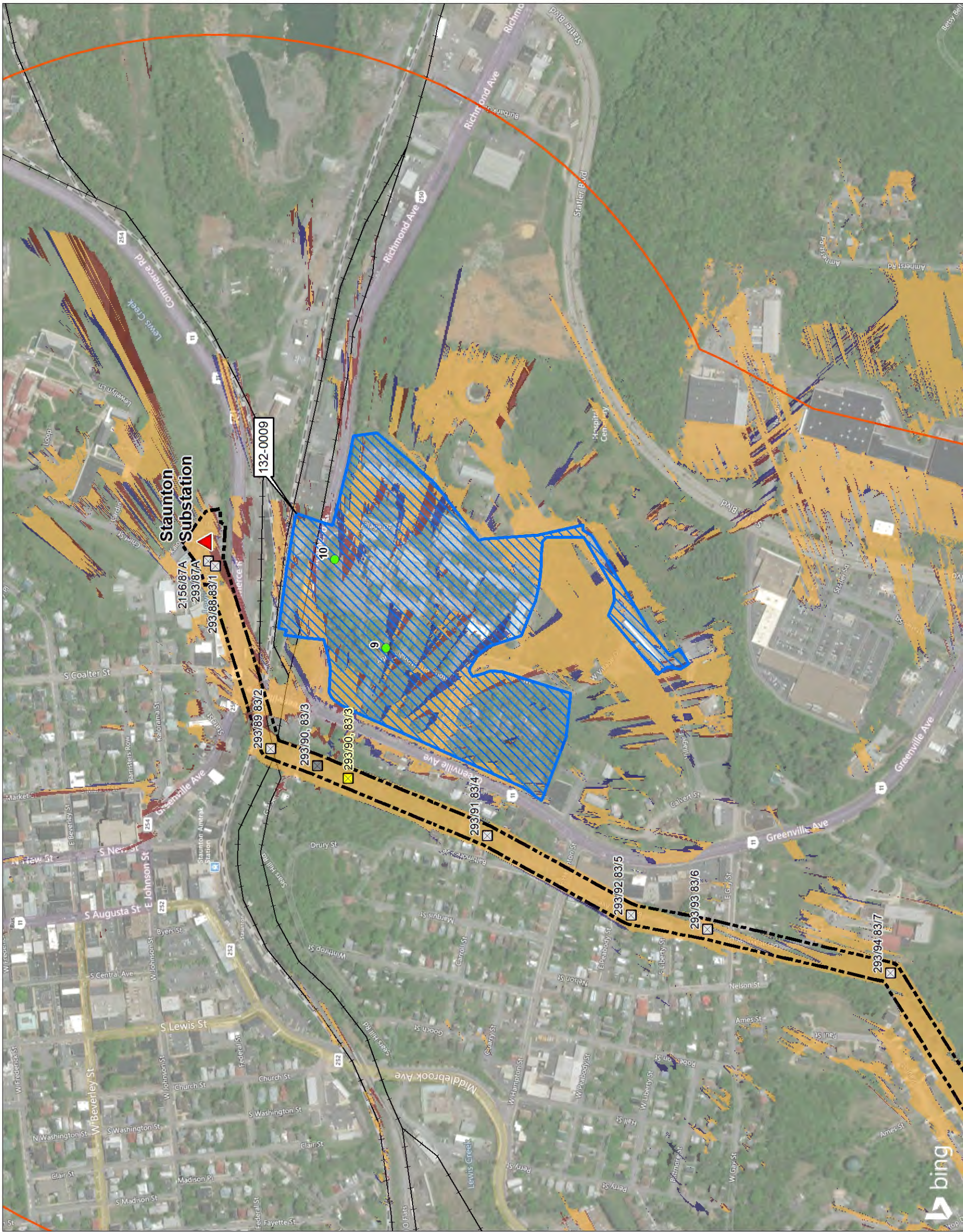


- Substation
- Existing Structure to Remain
- Existing Structure to be Replaced
- Proposed Structure
- Photograph Location
- Project Limits
- Architectural Resource
- 0.5-Mile Buffer
- Existing Visible, Proposed Not Visible
- Both Existing and Proposed Visible
- Existing Not Visible, Proposed Visible
- Railroad

Existing Structures to Remain were omitted from this model.



- Notes
1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet
  2. Data Sources: Dominion Energy Virginia, Historic resource data provided by Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)
  3. The map was created using ArcGIS Pro 2.9.1. The map was created using the Virginia Department of Historic Resources (VDHR) data.
  4. Orthomosaic: Bing Maps
  5. Microsoft product screen shot(s) reprinted with permission from Microsoft Corporation





**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

**3.2.10 Old Main/Stuart Hall (DHR #132-0011/#132-0034-0515)**

Old Main/Stuart Hall is part of the Stuart Hall School, formerly the Virginia Female Institute and is distinguished by being the oldest girl's preparatory school in the state. The building sits above the road on an elevated lot and is surrounded by a manicured lawn dotted with shrubs and trees. A rusticated stone wall surmounted by a wrought iron fence delineates the front boundary of the parcel and extends along West Frederick Street to the west and east. The two-and-a-half-story brick building was constructed in 1846 in the Greek Revival style. The building's most prominent feature is its full-height three-bay portico supported by substantial square columns with simple capitals and dentil molding along the cornice. The building has been extended to the north by the construction of several additions (Figure 38). Old Main was listed on NRHP in 1974 under Criterion A for its significance as a preparatory school for girls and under Criterion C for its architectural merit. The building is also a contributing resource to the Newtown Historic District (DHR #132-0034; DHR Site Files; Virginia Historic Landmarks Commission 1974).



**Figure 38 View of Old Main/Stuart Hall (DHR #132-0011/#132-0034-0515), Looking North.**

**3.2.10.1 Visual Effect Assessment**

Old Main/Stuart Hall is located within 1.0 mile of the Rebuild Project and at its closest point, the resource is approximately 2,185 feet southeast of the centerline (Appendix B). Under current conditions, the existing transmission line structures (Structure #293/89 through #293/91), which range in height from approximately 115 to 131 feet, are not visible (Figures 39 and 40).

**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

Based upon preliminary design, only Structure #293/90 will be replaced and will have a height of 130 feet, representing a 6-foot increase in height over the existing structure. Computer viewshed modeling indicates that neither existing nor proposed Structure #293/90 will be visible from the resource (Figure 41). The photosimulation prepared for the resource indicates that the proposed structure will not be visible from the resource. It is anticipated, therefore, that the viewshed of the Old Main/Stuart Hall will not be altered by the Rebuild Project (Appendix C – OP 26). Based on the fieldwork, the proposed structure height, photosimulation, and the viewshed modeling, ***it is anticipated that the Rebuild Project would have No Visual Impact on Old Main/Stuart Hall (DHR #132-0011/#132-0034-0515).***



**Figure 39 View from Old Main/Stuart Hall (DHR #132-0011/#132-0034-0515; Photo Location 11) and Newtown Historic District (DHR #132-0034), Looking Southeast. Existing Transmission Line is not Visible.**



**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**



**Figure 40 View from Old Main/Stuart Hall (DHR #132-0011/#132-0034-0515; Photo Location 11) and Newtown Historic District (DHR #132-0034), Looking South. Existing Transmission Line is not Visible.**



Figure No.  
**41**

Title  
**Viewshed Analysis and Photograph Location Map for the Old Main/Stuart Hall (DHR #132-0011/#132-0034-0515)**

Client/Project  
Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project  
203401607

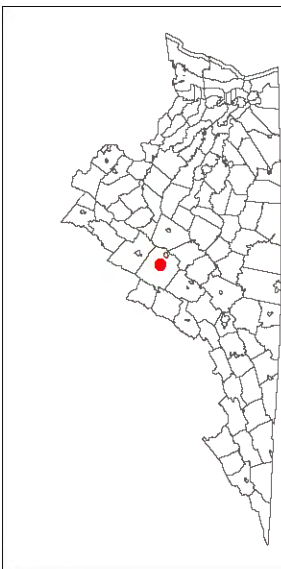
Project Location  
Augusta County and City of Staunton, Virginia  
Prepared by ECI on 2021-09-01  
TR by JMH on 2021-09-30  
IR by CPG on 2021-09-30

0400800  
Feet

(At original document size of 11x17)  
1:4,800

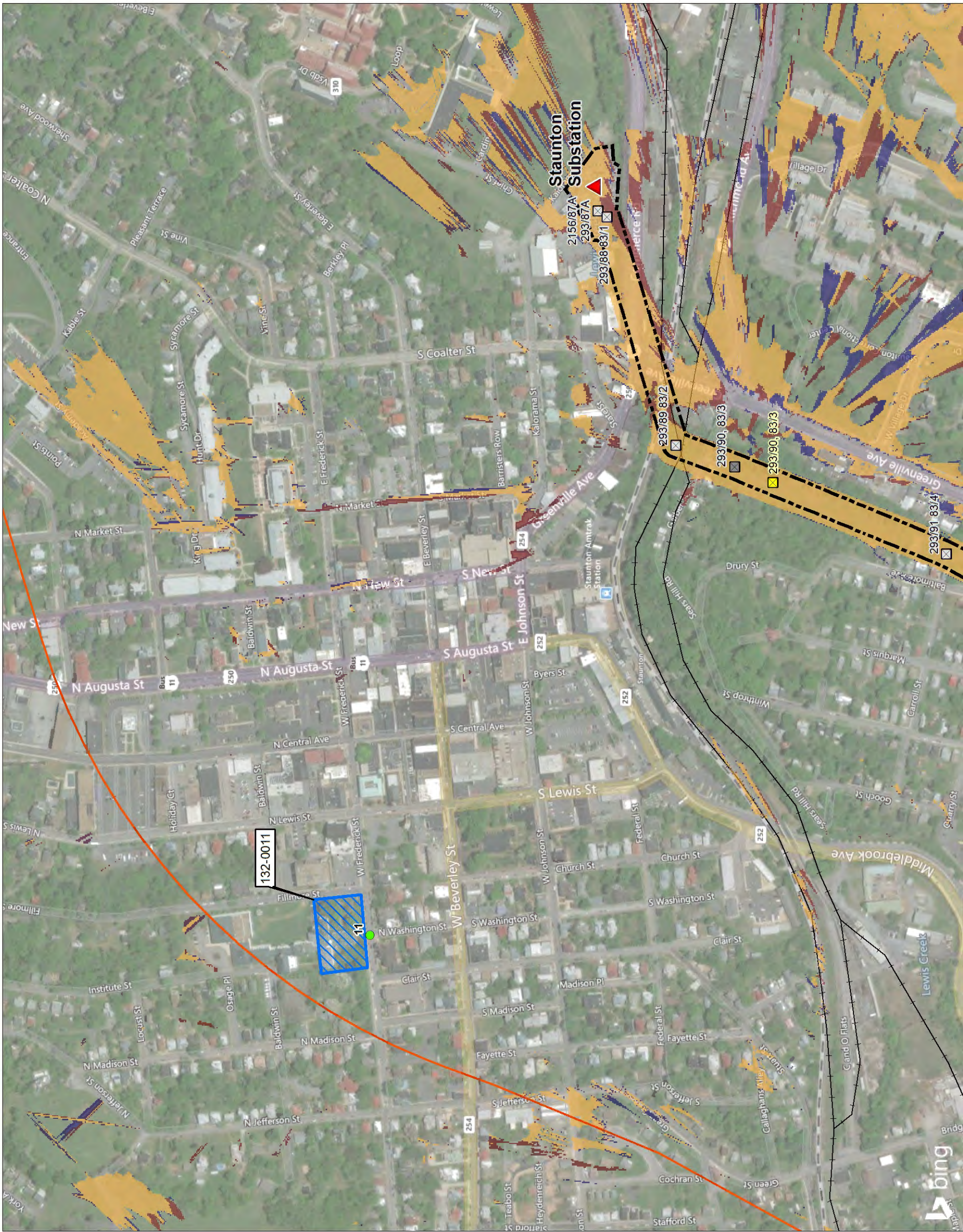
N

- Substation
- Existing Structure to Remain
- Existing Structure to be Replaced
- Proposed Structure
- Photograph Location
- Project Limits
- Architectural Resource
- 0.5-Mile Buffer
- Existing Visible, Proposed Not Visible
- Both Existing and Proposed Visible
- Existing Not Visible, Proposed Visible
- Railroad

Existing Structures to Remain were omitted from this model.

**Notes**

1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet
2. Data Sources: Dominion Energy Virginia, Historic resource data provided by Virginia
3. Planning of Historic Resources, Virginia Cultural Resources Information System (VCRIS)
4. Orthomosaic imagery produced from digital elevation model and digital surface model derived from VGIN LIDAR
5. Orthomosaic imagery © Bing Maps
6. Microsoft product screen shots) reprinted with permission from Microsoft Corporation





**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

### 3.2.11 Sears House (DHR #132-0013)

The Sears House sits back from the road and is accessed by a gravel driveway. The house was not visible from the public ROW and is surrounded by a dense area of trees which aids in shielding the house from the existing transmission line. The property, now privately owned, was formerly part of the Woodrow Wilson City Park (DHR Site Files). The house is a one-and-a-half-story, frame, “bracketed cottage” popularized by Andrew Jackson Downing in the mid-nineteenth century. The c. 1866 dwelling features board-and-batten siding, a gable roof with projecting center gable, and a one-story entry porch with three bays. Each porch bay features a round arch and diminutive columns. The dwelling also features round arch windows and interior chimneys. Due to dense tree cover, the house was not visible from the public ROW (Figure 42). The dwelling was listed on the NRHP in 1972 under Criterion C for its significance in architecture and for its significance as the home of Dr. Barnas Sears, prominent educator and administrator of the Peabody Educational Fund, founded by philanthropist George Peabody, which provided support for educational pursuits for the war-torn south after the Civil War. Additionally, in 1977, a DHR easement was placed on the property (DHR Site Files; Virginia Historic Landmarks Commission 1971a).



**Figure 42 View of the Sears House (DHR #132-0013), Looking North.**

#### 3.2.11.1 Visual Effect Assessment

The house is located within 0.5 mile of the Rebuild Project and at its closest point is approximately 427 feet west of the centerline (Appendix B). Under current conditions, the existing transmission line structures (Structure #293/89 through #293/91), which range in height from approximately 115 to 124



**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

feet, were not visible (Figures 43 and 44). The existing wires; however, were visible through the trees (Appendix D; OP 35).

Based upon preliminary design, only Structure #293/90 will be replaced and will have a height of 130 feet, representing a 6-foot increase in height over the existing height. Viewshed modeling indicates that neither the existing nor proposed structures will be visible from the resource (Figure 45). The photosimulation prepared for the resource indicates that the proposed structure will not be visible from the resource but that the new wires will be in the same location as the existing wires (Appendix C – OP 35). It is anticipated, therefore, that the viewshed of the Sears House will not be altered by the Rebuild Project. Based on the fieldwork, the proposed structure height, and the viewshed modeling, ***it is anticipated that the Rebuild Project would have No Visual Impact on the Sears House (DHR #132-0013).***



**Figure 43 View from the Sears House (DHR #132-0013; Photo Location 12), Looking East. Existing Transmission Line is not Visible.**

**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE  
#293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON,  
VIRGINIA**



**Figure 44 View from the Sears House (DHR #132-0013; Photo Location 12), Looking East.  
Existing Transmission Line is not Visible.**

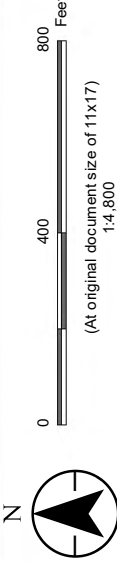


Viewshed Analysis and Photograph Location Map for the Sears House (DHR #132-0013)

Client/Project 203401607

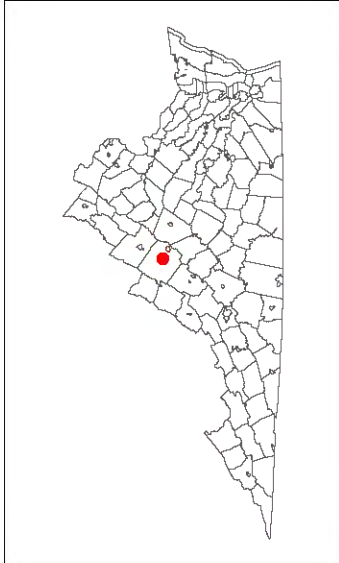
Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project

Project Location  
Augusta County and City of Staunton, Virginia  
Prepared by ECI on 2021-09-01  
TR by JMH on 2021-09-30  
IR by CPG on 2021-09-30



- Substation
- Existing Structure to Remain
- Existing Structure to be Replaced
- Proposed Structure
- Photograph Location
- Project Limits
- Architectural Resource
- 0.5-Mile Buffer
- Existing Visible, Proposed Not Visible
- Both Existing and Proposed Visible
- Existing Not Visible, Proposed Visible
- Railroad

Existing Structures to Remain were omitted from this model.



- Notes
1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet
  2. Data Sources: Dominion Energy Virginia, Historic resource data provided by Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)
  3. Viewshed analysis was produced from digital elevation model and digital surface model derived from VGIN LIDAR
  4. Orthomosaic imagery is Bing Maps
  5. Microsoft product screen shot(s) reprinted with permission from Microsoft Corporation





**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

### **3.2.12 Arista Hoge House/Kalorama Castle (DHR #132-0015/#132-0035-0230)**

The Arista Hoge House, currently known as Kalorama Castle, was constructed in 1891 in the Richardsonian Romanesque style and is the only domestic example of this type of architecture in the city of Staunton. The late nineteenth century dwelling sits above the road on a relatively level, narrow lot on the north side of Kalorama Street within the Gospel Hill Historic District. Surrounding the house is a lawn dotted with several large trees. The front boundary of the parcel features a rusticated stone wall interrupted by stone steps that lead to the house's front entrance. The façade of the two-and-a-half-story dwelling was designed by the architectural firm of Collins and Hackett to update the original Italianate dwelling constructed around 1882 on the site. The dwelling's facade features rusticated brownstone, typical of the Richardsonian Romanesque style, with the rear section of the dwelling constructed in brick laid in an American bond pattern. The visible sections of the rear of the house are part of the older building. The dwelling also features round arches, a complex roofline included in integrated turret with conical roof, rusticated stone chimneys, and openwork bargeboard in the gable ends (Figure 46). The dwelling was listed on the NRHP in 1982 on a state level under Criterion C for its significance in architecture and for its social history. The dwelling is also a contributing resource to the Gospel Hill Historic District (DHR #132-0035; DHR Site Files; Virginia Historic Landmarks Register 1982).



**Figure 46 View of the Arista Hoge House/Kalorama (DHR #132-0015/#132-0035-0230), Looking North.**

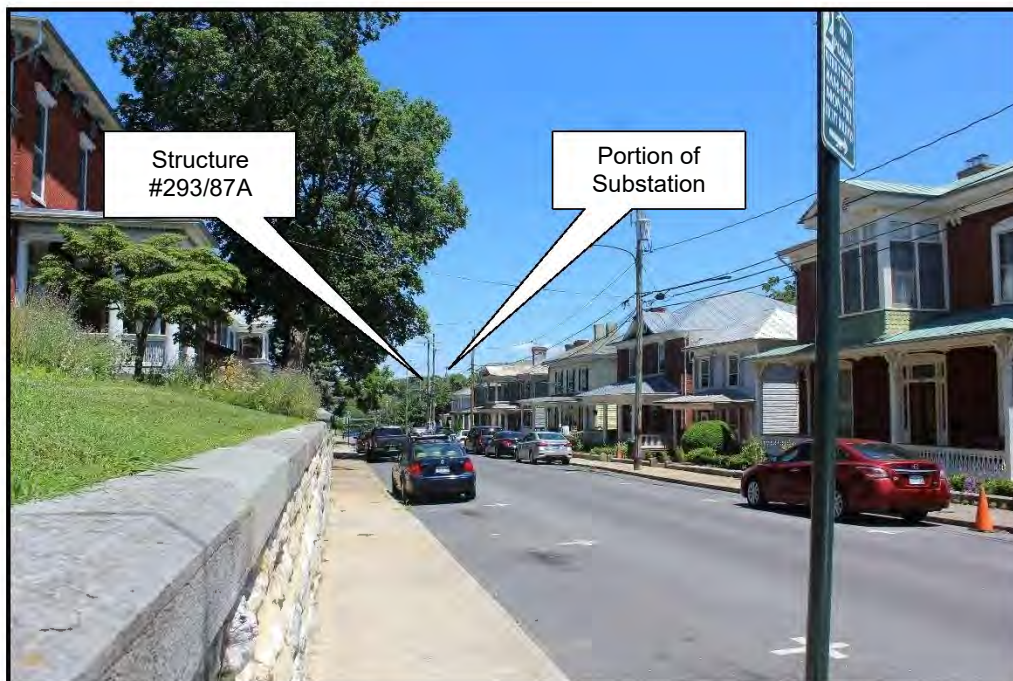
#### **3.2.12.1 Visual Effect Assessment**

The Arista Hoge House is located within 0.5 mile of the Rebuild Project and at its closest point is approximately 525 feet northwest of the centerline (Appendix B). Under current conditions, the existing

**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

transmission line structures (Structure #293/87A through #293/91), which range in height from approximately 97 to 131, are visible to the east (Structure #293/87A) and south (Structure #293/89 and #293/90) of the house. The view of the transmission line is blocked to the southeast by the built environment across the street (Figures 47-49).

Based upon preliminary design, only Structure #293/90 will be replaced and will have a proposed height of 130 feet, representing a 6-foot increase above the existing height. The viewshed modeling indicates that neither existing nor proposed Structure #293/90 would be visible from the resource (Figure 50). However, the photosimulation, utilizing the view to the south, indicates that Structure #293/89 will remain visible since it will not be replaced, and Structure #293/90 will be less visible due to its change in location (Appendix C – OP 20). Based on the fieldwork, the proposed structure height, photosimulation, and the viewshed modeling, ***it is anticipated that the Rebuild Project would have Minimal Visual Impact on the Arista Hoge House/Kalorama (DHR #132-0015/#132-0035-0230).***



**Figure 47 View from the Arista Hoge House (DHR #132-0015/#132-0035-0230; Photo Location 13) and the Gospel Hill Historic District (DHR #132-0035), Looking East. Existing Transmission Line and Substation are Visible.**



**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE  
#293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON,  
VIRGINIA**



**Figure 48 View from the Arista Hoge House (DHR #132-0015/#132-0035-0230; Photo Location 13) and the Gospel Hill Historic District (DHR #132-0035), Looking Southeast. Existing Transmission Line is not Visible.**



**Figure 49 View from the Arista Hoge House (DHR #132-0015/#132-0035-0230; Photo Location 13) and the Gospel Hill Historic District (DHR #132-0035), Looking South. Existing Transmission Line is Visible.**

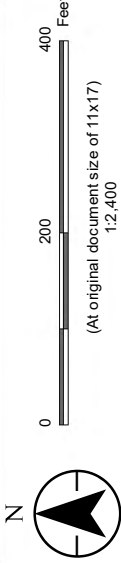


**Viewshed Analysis and Photograph Location Map for the Arista Hoge House/Kalorama Castle (DHR #132-0015/#132-0035-0230)**

Client/Project 203401607

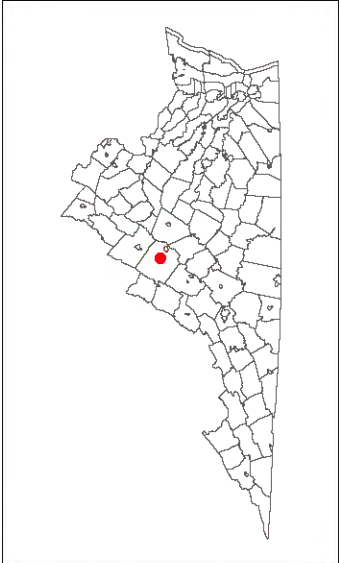
Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project

Project Location  
Augusta County and City of Staunton, Virginia  
Prepared by ECL on 2021-09-01  
TR by JMH on 2021-09-30  
IR by CPG on 2021-09-30



- Substation
- Existing Structure to Remain
- Existing Structure to be Replaced
- Proposed Structure
- Photograph Location
- Project Limits
- Architectural Resource
- Existing Visible, Proposed Not Visible
- Both Existing and Proposed Visible
- Existing Not Visible, Proposed Visible
- Railroad

Existing Structures to Remain were omitted from this model.



- Notes
1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet
  2. Data Sources: Dominion Energy Virginia, Historic resource data provided by Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)
  3. Viewshed analysis was produced from digital elevation model and digital surface model derived from VGIN LIDAR
  4. Orthomagey® Bing Maps
  5. Microsoft product screen shots(s) reprinted with permission from Microsoft Corporation





**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

### **3.2.13 Mary Baldwin College Main Building (DHR #132-0016)**

Mary Baldwin College, historically known as the Augusta Female Seminary, contains a number of buildings associated with the property including the Main Building constructed in 1844 as the Administration Building. The Main Building sits at the corner of North New Street and East Frederick Street on a terraced parcel. Surrounding the building is a manicured lawn with large trees and shrubs. Behind and to the northeast of the building are additional campus buildings and a green with concrete walkways (Appendix B). The two-story, Greek Revival building is five bays with two-story wings. The exterior is constructed with brick laid in a Flemish bond pattern. A center staircase leads to a full-height pedimented portico supported by large Doric columns. Fenestration comprises a center entry door with sidelights and transom and six-over-six wood sash windows (Figure 51). The Main Building, part of Mary Baldwin College, the oldest women's college of higher learning in the nation associated with the Presbyterian Church, was listed on NRHP in 1973 under Criterion C for its significance in architecture and for its significance in nineteenth century education (DHR Site Files; Virginia Historic Landmarks Commission 1973).



**Figure 51 View of the Mary Baldwin College Main Building (DHR #132-0016), Looking North.**

#### **3.2.13.1 Visual Effect Assessment**

The Main Building is located within 0.5 mile of the Rebuild Project and at its closest point is approximately 1,753 feet northwest of the centerline (Appendix B). Under current conditions, the existing transmission line structures (Structure #293/89 through #293/91), which range in height from approximately 115 to 124 feet, are visible to the south (Structure #293/89). The view to the southwest is obscured by the existing built environment across the street (Figures 52 and 53).

**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

Based upon preliminary design, only Structure 293/90 will be replaced and will have a proposed height of 130 feet, representing a 6-foot increase over the existing height. The viewshed modeling indicates that neither existing nor proposed Structure #293/90 would be visible from the resource (Figure 54). However, the photosimulation, utilizing the view to the south, indicates that proposed Structure #293/90 will be slightly visible from the front portico of the building (Appendix C – OP 32). Based on the fieldwork, the proposed structure height, photosimulation, and the viewshed modeling, ***it is anticipated that the Rebuild Project would have a Minimal Visual Impact on the Main Building at Mary Baldwin College (DHR #132-0016).***



**Figure 52 View from the Main Building (DHR #132-0016; Photo Location 14), Looking South. Existing Transmission Line is Visible.**



**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**



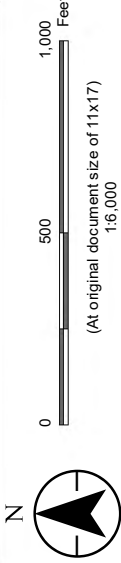
**Figure 53 View from the Main Building (DHR #132-0016; Photo Location 15), Looking South. Existing Transmission Line is not Visible.**



**Viewshed Analysis and Photograph Location Map for the Mary Baldwin College, Main Building (DHR #132-0016)**

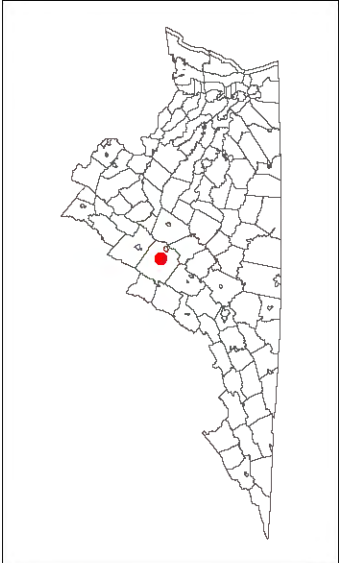
**Client/Project**  
Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project

**Project Location**  
Augusta County and City of Staunton, Virginia  
Prepared by ECL on 2021-09-01  
TR by JMH on 2021-09-30  
IR by CPG on 2021-09-30

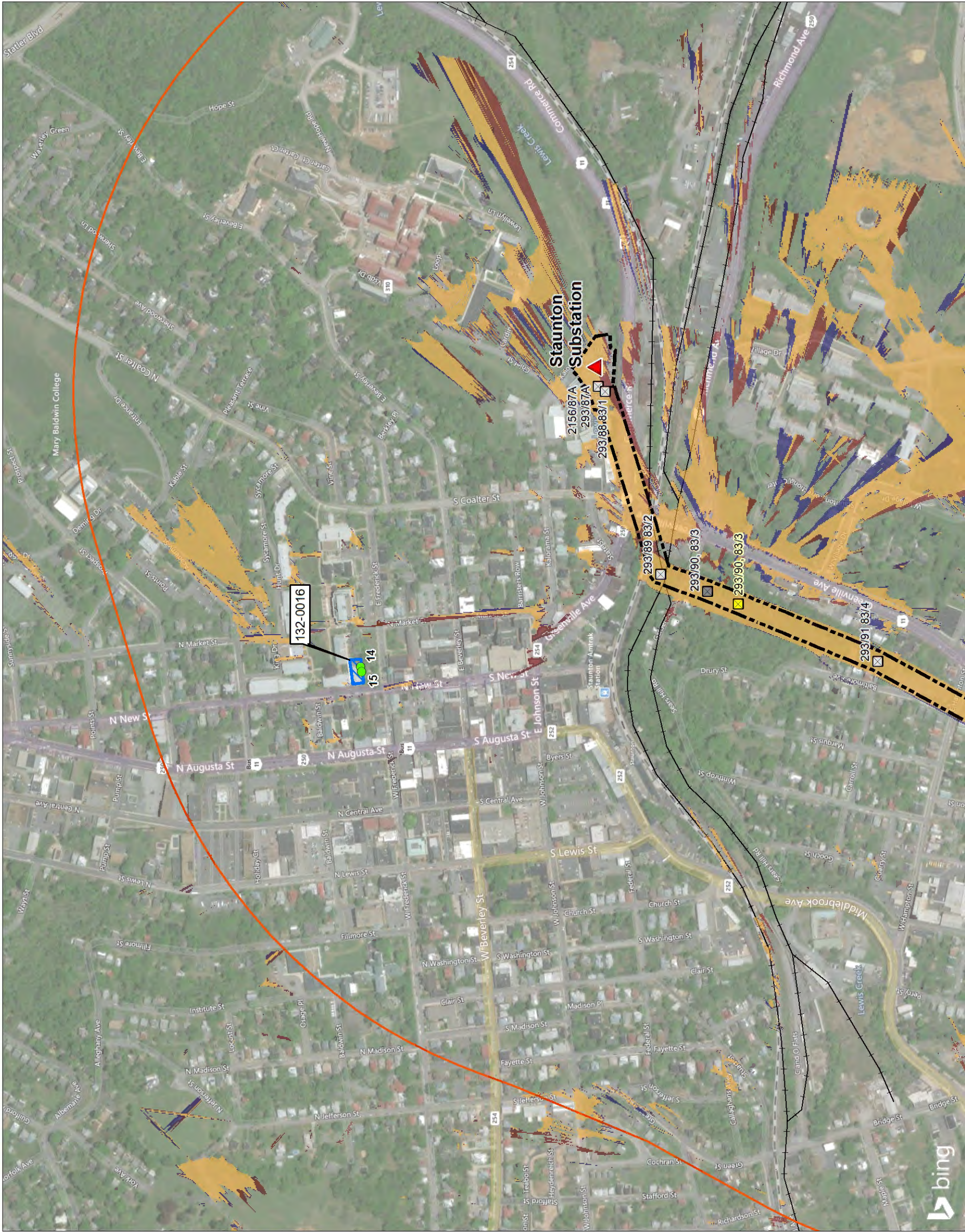


- Substation
- Existing Structure to Remain
- Existing Structure to be Replaced
- Proposed Structure
- Photograph Location
- Project Limits
- Architectural Resource
- 0.5-Mile Buffer
- Existing Visible, Proposed Not Visible
- Both Existing and Proposed Visible
- Existing Not Visible, Proposed Visible
- Railroad

Existing Structures to Remain were omitted from this model.



- Notes**
1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet
  2. Data Sources: Dominion Energy Virginia, Historic resource data provided by Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)
  3. The map was produced using a combination of aerial photography, digital surface model (DSM) data, and VGIN LIDAR
  4. Orthomosaic imagery © Bing Maps
  5. Microsoft product screen shot(s) reprinted with permission from Microsoft Corporation





**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

### 3.2.14 Rose Terrace (DHR #132-0017)

Rose Terrace is located on a high point in the landscape within the city of Staunton. The former dwelling is surrounded by a manicured lawn dotted with trees and gardens. In front of the building is a paved parking lot. The dwelling, built around 1875, is a two-and-a-half-story Italianate brick building now owned by Mary Baldwin College. The three-bay dwelling features brick quoins with a Flemish bond pattern every six courses on the exterior wall elevations. Segmental arched lintels have been incorporated into the window surrounds and the cornice is bracketed with a central projecting gable on the front roof slope. Four chimneys with corbeled caps are visible above the roof line of the main block. The center entry is sheltered by a three-bay porch with bracketed cornice and partially fluted Tuscan-style columns. Above the porch, on the second floor, is a bay window (Figure 55). The dwelling, which was originally the home of Holmes Erwin and in the early twentieth century was utilized as the Augusta Sanatorium before becoming part of the Mary Baldwin College campus, was listed on the NRHP in 1979 at a state level under Criterion C for its architectural merit and for its significance in education (DHR Site Files; Frazier 1978b).



**Figure 55 View of the Rose Terrace (DHR #132-0017), Looking West.**

#### 3.2.14.1 Visual Effect Assessment

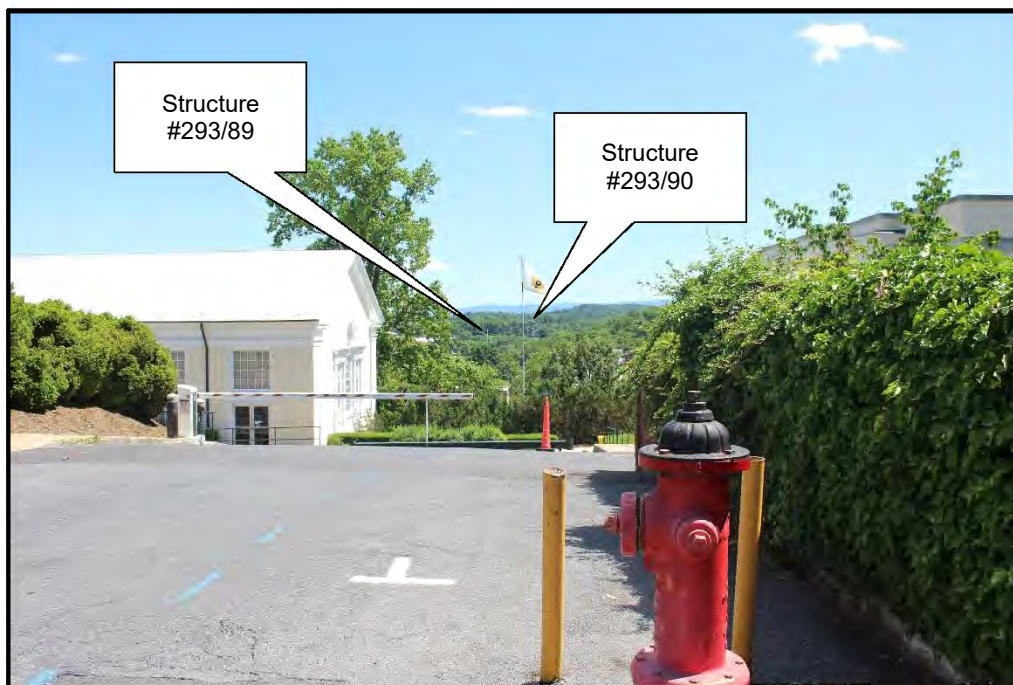
Rose Terrace is located within 0.5 mile of the Rebuild Project and at its closest point is approximately 1,937 feet northwest of the centerline (Appendix B). The existing transmission line structures in the vicinity of the resource (Structure #293/89 through #293/91) range in height from approximately 115 to 124 feet. Two structures are currently visible from the resource in a southerly and southwesterly direction



**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

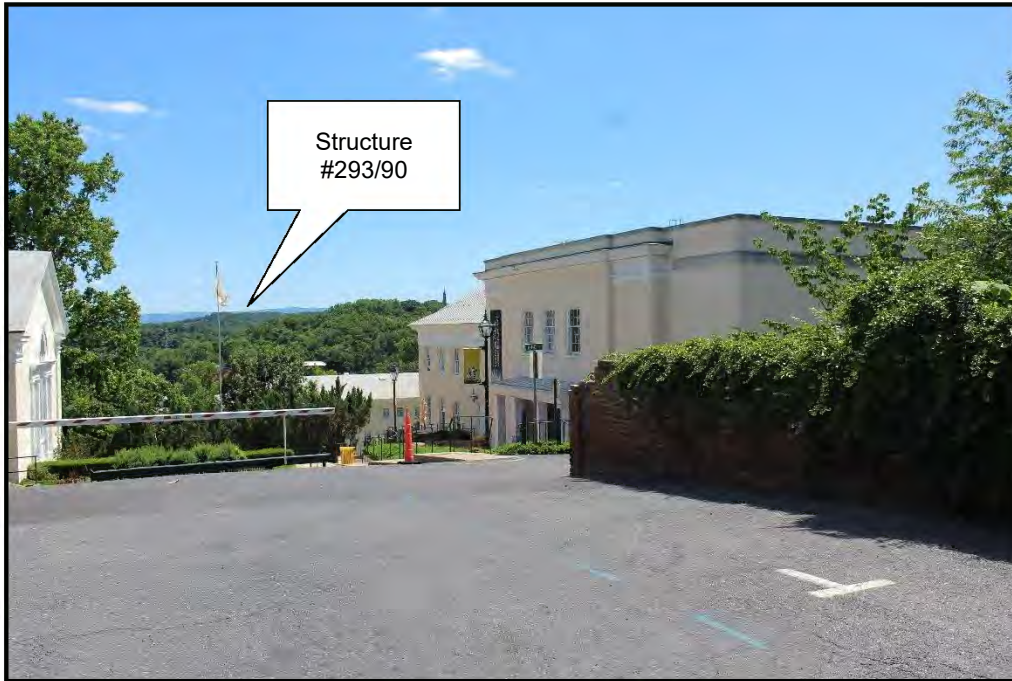
(Structures #293/89 and #293/90), although the view to the southwest is partially obscured by the adjacent college building (Figures 56 and 57).

Based upon preliminary design, only Structure #293/90 will be replaced and will have a proposed height of 130 feet, representing a 6-foot increase in height over existing. The viewshed modeling indicates that at the southeast corner of the resource boundary, proposed Structure #293/90 would be visible from the resource (Figure 54). The photosimulation, utilizing the view to the south, indicates that the two structures visible during the fieldwork, Structure #293/89 and proposed Structure #293/90, will be visible from the front of the building (Appendix C – OP 10). Based on the fieldwork, the proposed structure height, photosimulation, and the viewshed modeling, ***it is anticipated that the Rebuild Project would have a Minimal Visual Impact on Rose Terrace (DHR #132-0017).***



**Figure 56 View from Rose Terrace (DHR #132-0017; Photo Location 16), Looking South. Existing Transmission Line is Visible.**

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**Figure 57 View from Rose Terrace (DHR #132-0017; Photo Location 16), Looking Southwest. Existing Transmission Line is Visible.**



Figure No.

58

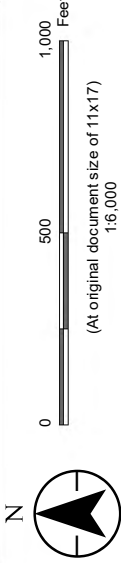
Title

**Viewshed Analysis and Photograph Location  
Map for Rose Terrace  
(DHR #132-0017)**

Client/Project 203401607

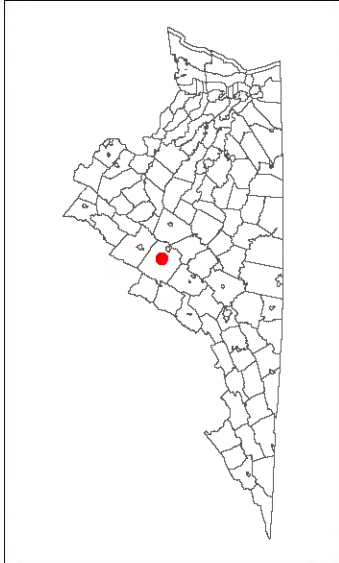
Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project

Project Location  
Augusta County and City of Staunton, Virginia  
Prepared by ECL on 2021-09-01  
TR by JMH on 2021-09-30  
IR by CPG on 2021-09-30

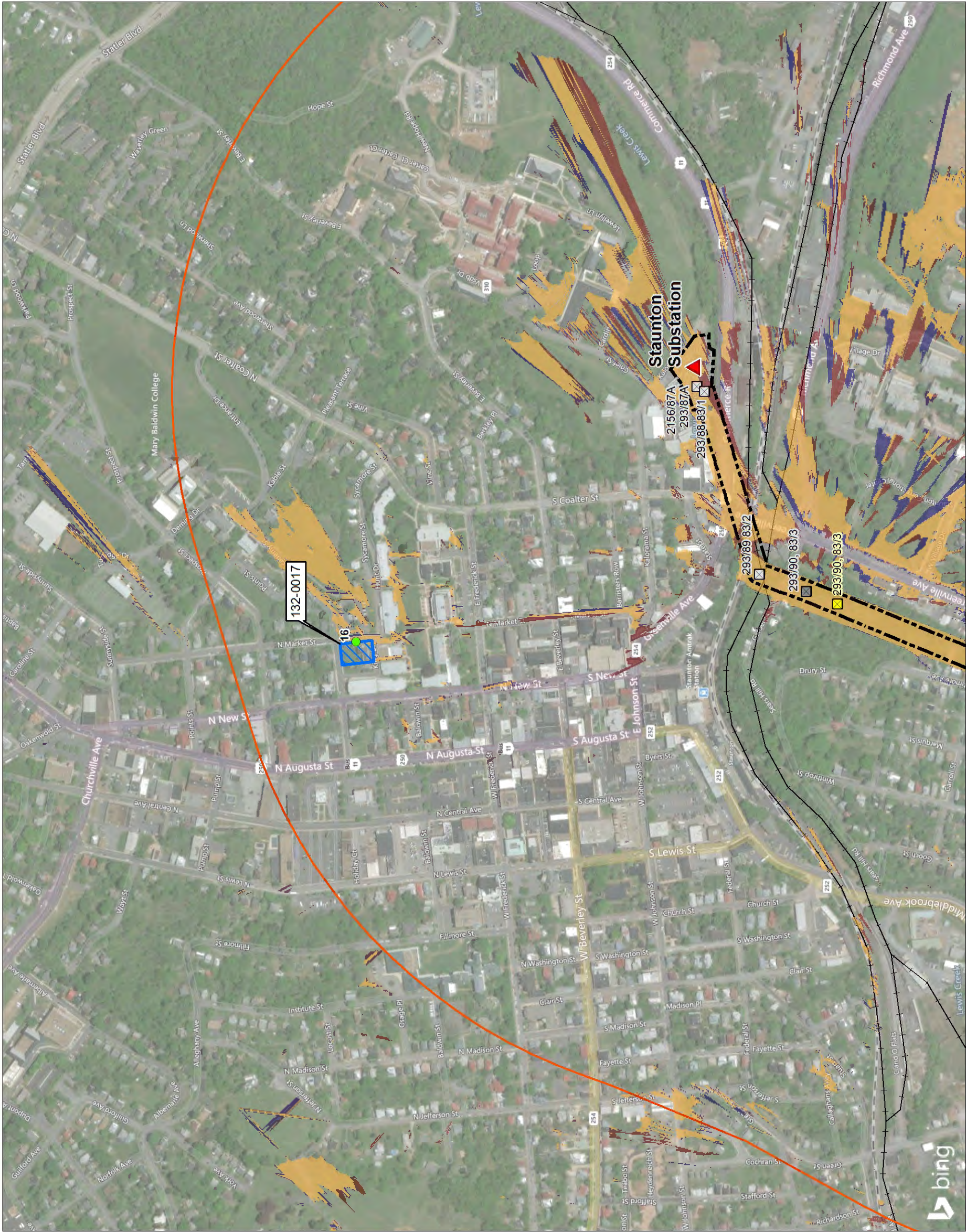


- Substation
- Existing Structure to Remain
- Existing Structure to be Replaced
- Proposed Structure
- Photograph Location
- Project Limits
- Architectural Resource
- 0.5-Mile Buffer
- Existing Visible, Proposed Not Visible
- Both Existing and Proposed Visible
- Existing Not Visible, Proposed Visible
- Railroad

Existing Structures to Remain were omitted from this model.



- Notes
1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet
  2. Data Sources: Dominion Energy Virginia, Historic resource data provided by Virginia
  3. Planning of Historic Resources, Virginia Cultural Resources Information System (VCRIS)
  4. Orthomosaic imagery produced from digital elevation model and digital surface model derived from VGIN LIDAR
  5. Orthomosaic imagery © Bing Maps
  6. Microsoft product screen shot(s) reprinted with permission from Microsoft Corporation





**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

**3.2.15 C. W. Miller House/Mary Baldwin College Music Building (DHR #132-0018/#132-0036-0116)**

The C. W. Miller House/Mary Baldwin College Music Building, constructed around 1899, was designed by local architect, T. J. Collins and incorporates several different styles including Richardsonian Romanesque and Queen Anne. The dwelling sits on the top of a hill on the west side of New Street. Surrounding the resource is a manicured lawn with gardens. Enclosing the property is a wrought iron fence. Immediately across the street from the resource are multi-story buildings on the campus of Mary Baldwin College and to the south is a paved parking lot associated with the church to the southwest of the dwelling (Appendix B). The dwelling is constructed in brick and features four bays and a hipped roof. An ornate, one-story wrap around porch is supported by paired and single Ionic columns. The cornice of the porch as well as under the roof line is ornamented by modillions. The frieze as well as panels delineating the space between the second and third floor of the tower features decorative scrollwork. Additional features include a rusticated, Richardsonian Romanesque arch at the main entry, triple, round arches in the projecting front gable over the entry, and one-over-one wood sash windows with rusticated lintels and sills. The windows on the second floor of the tower retain their curved glass windows (Figure 59). The dwelling was listed on the NRHP in 1979 under Criterion C for its architectural merit and for its significance in music and education. The dwelling is also a contributing resource to the Stuart Addition Historic District (DHR #132-0036; DHR Site Files; Frazier 1978c).



**Figure 59 View of the C. W. Miller House/Mary Baldwin College Music Building (DHR #132-0018/#132-0036-0116), Looking West.**

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### 3.2.15.1 Visual Effect Assessment

The C. W. Miller House is located within 0.5 mile of the Rebuild Project and at its closest point, the resource is approximately 1,885 feet northwest of the centerline (Appendix B). Under current conditions, the existing transmission line, which ranges in height from approximately 115 to 124 feet in the vicinity of the resource (Structure #293/89 through #293/91), is visible to the south and southwest, although the view to the southwest is partially obscured by the adjacent college building (Figures 60 and 61).

Based upon preliminary design, only Structure #293/90 will be replaced and will have a proposed height of 130 feet, representing a 6-foot increase in height over the existing structure. The viewshed modeling indicates that neither existing nor proposed Structure #293/90 will be visible from the resource (Figure 62). The photosimulation indicates that the proposed structure will not be visible from the resource. It is anticipated, therefore, that the viewshed of the C. W. Miller House will not be altered by the Rebuild Project (Appendix C – OP 9). Based on the fieldwork, the proposed structure height, photosimulation, and the viewshed modeling, ***it is anticipated that the Rebuild Project would have No Visual Impact on the C. W. Miller House (DHR #132-0018).***



**Figure 60 View from the C. W. Miller House (DHR #132-0018; Photo Location 17) and the Stuart Addition Historic District (DHR #132-0036), Looking Southeast. Existing Transmission Line is not Visible.**

**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**



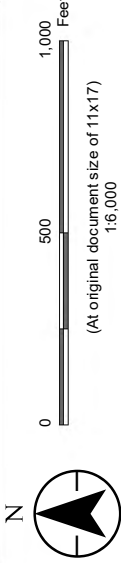
**Figure 61 View from the C. W. Miller House (DHR #132-0018; Photo Location 17) and the Stuart Addition Historic District (DHR #132-0036), Looking South. Existing Transmission Line is not Visible.**



Viewshed Analysis and Photograph Location  
Map for the C. W. Miller House  
(DHR #132-0018)

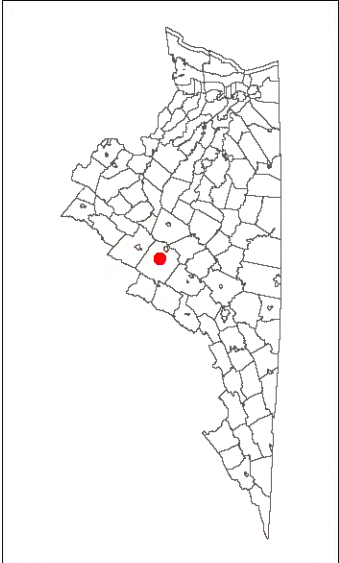
Client/Project  
Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project  
203401607

Project Location  
Augusta County and City of Staunton, Virginia  
Prepared by ECL on 2021-09-01  
TR by MGS on 2021-09-30  
IR by SLD on 2021-09-30

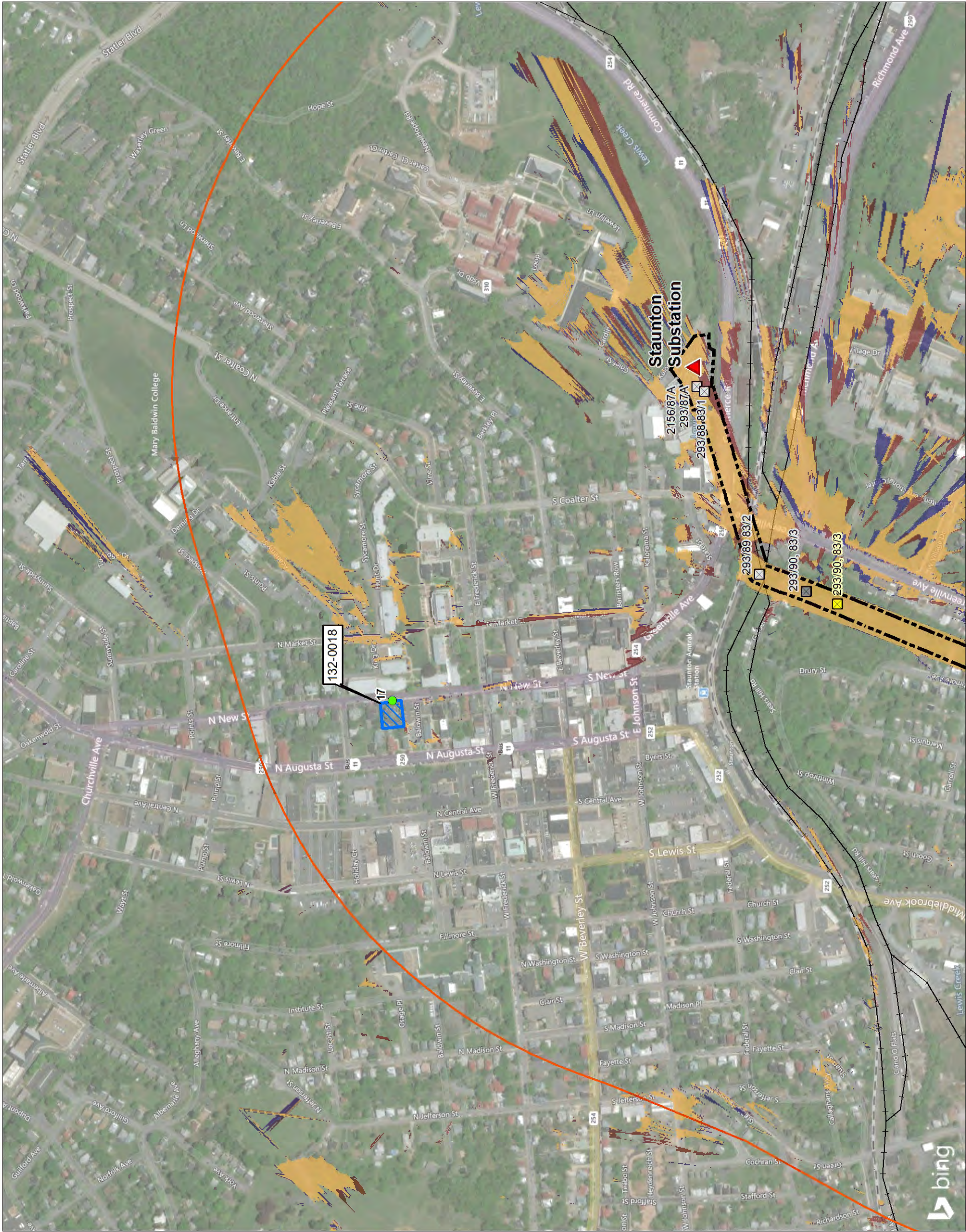


- Substation
- Existing Structure to Remain
- Existing Structure to be Replaced
- Proposed Structure
- Photograph Location
- Project Limits
- Architectural Resource
- 0.5-Mile Buffer
- Existing Visible, Proposed Not Visible
- Both Existing and Proposed Visible
- Existing Not Visible, Proposed Visible
- Railroad

Existing Structures to Remain were omitted from this model.



Notes  
1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet  
2. Data Sources: Dominion Energy Virginia, Historic resource data provided by Virginia  
3. Planning of Historic Resources, Virginia Cultural Resources Information System (VCRIS)  
4. Orthomosaic imagery produced from digital elevation model and digital surface model derived from VGIN LIDAR  
5. Microsoft product screen shot(s) reprinted with permission from Microsoft Corporation





**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

**3.2.16 The Oaks (DHR #132-0021/#132-0035-0231)**

The Oaks, constructed around 1868 for Major Jedediah Hotchkiss, a well-known mapmaker and surveyor during the Civil War. The Oaks sits back from the road on a lot that gently slopes to the southwest and is surrounded by a manicured lawn dotted with mature trees. An area of woods is located to the rear of the property and a brick walkway provides access to the house from street (Appendix B). The house is banked into the landscape with a raised two-story section on its northeast end with the southwest end of the dwelling three stories. The exterior walls are brick, and the dwelling is capped by a complex hip roof. A two-story recessed porch is located on the northeast end and is supported by diminutive wood columns. Balconies are located in the second bay to the northeast of the three-story, five-sided bay. The fourth bay features three-part windows with a multi-light round arch window located above the window on the second floor (Figure 63). The dwelling was listed on the NRHP in 1979 under Criterion C for its architectural merit and under Criterion A for its significance in military history as the home of Civil War surveyor Major Jedediah Hotchkiss. The dwelling is also a contributing resource to the Gospel Hill Historic District (DHR #132-0035; DHR Site Files; Frazier 1978d).



**Figure 63 View of The Oaks (DHR #132-0021/#132-0035-0231), Looking Northwest.**

**3.2.16.1 Visual Effect Assessment**

The resource is located within 0.5 mile of the Rebuild Project and at its closest point is approximately 1,289 feet north of the centerline (Appendix B). Under current conditions, the existing transmission line structures (Structure #293/87A through #293/89), which range in height from approximately 97 to 131 feet, are not visible due to tree cover and the surrounding built environment (Figure 64).



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The structures closest to the resource, based upon the preliminary design, will not be replaced. Since none of the structures within potential view of the resource will be rebuilt, the viewshed of the resource will not be altered by the Rebuild Project. Additionally, the viewshed modeling and photosimulation confirm the findings of the fieldwork (Figure 65; Appendix C – OP 16). Based on the fieldwork, photosimulation, and the viewshed modeling, ***it is anticipated that the Rebuild Project would have No Visual Impact on The Oaks (DHR #132-0021).***



**Figure 64 View from the Oaks (DHR #132-0021; Photo Location 18), Looking Southwest. Existing Transmission Line is not Visible.**



Figure No.

65

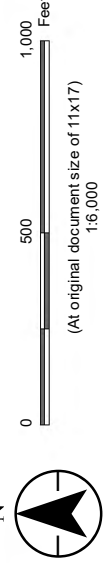
Title

**Viewshed Analysis and Photograph Location Map for The Oaks (DHR #132-0021)**

Client/Project 203401 607

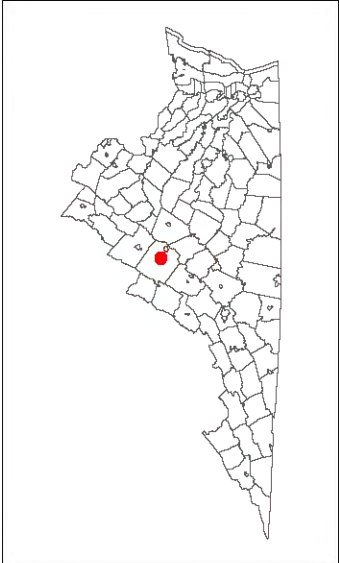
Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project

Project Location  
Augusta County and City of Staunton, Virginia  
Prepared by ECL on 2021-09-01  
TR by MGS on 2021-09-30  
IR by SLD on 2021-09-28



- Substation
- Existing Structure to Remain
- Existing Structure to be Replaced
- Proposed Structure
- Photograph Location
- Project Limits
- Architectural Resource
- 0.5-Mile Buffer
- Existing Visible, Proposed Not Visible
- Both Existing and Proposed Visible
- Existing Not Visible, Proposed Visible
- Railroad

Existing Structures to Remain were omitted from this model.



Notes  
1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet  
2. Data Sources: Dominion Energy Virginia, Historic resource data provided by Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)  
3. Viewshed analysis was produced from digital elevation model and digital surface model derived from VGIN LIDAR  
4. Orthomageery © Bing Maps  
5. Microsoft product screen shots) reprinted with permission from Microsoft Corporation





**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

### 3.2.17 Kable House (DHR #132-0022)

The Kable House sits on a high point in the landscape on a gently sloping lot and is surrounded by a manicured lawn with shrubs planted adjacent to the front porch with several large trees in the front yard. A brick walkway provides access to the building from the road to the northwest and another walkway from the paved parking lot to the southwest of the building. To the southeast is an additional paved parking lot (Appendix B). The dwelling, constructed around 1873, is a two-story, five-bay brick dwelling supported by a raised basement. Ornate chimneys project above the hip roof and a full-width, five-bay one-story porch extends across the façade. The porch is supported by diminutive chamfered square columns with unusual capitals with brackets extending from the capital's top. The five bays on the first floor comprise a center entry with fanlight and sidelights with single windows on either side with segmental arches. The second-floor façade features triple nine-over-nine windows with paired French-style doors surmounted by a six-light transom. The fenestration of the second floor is the result of alterations during the early twentieth century. Carved brackets with raised brick panels adorn the cornice (Figure 66). The original building has been connected to the large building behind. The dwelling was listed on the NRHP in 1979 for its architecture merit and for its significance in education and military history as the original building constructed on the former Staunton Military Academy site (DHR Site Files; Frazier 1978e).



**Figure 66 View of the Kable House (DHR #132-0022), Looking Southeast.**

#### 3.2.17.1 Visual Effect Assessment

The resource is located within 0.5 mile of the Rebuild Project and at its closest point is approximately 2,352 feet northwest of the centerline (Appendix B). Under current conditions, the existing transmission

**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

line structures (Structure #293/87A through #293/89), which range in height from approximately 97 to 131 feet in the vicinity of the resource, are not visible due to tree cover and the surrounding built environment (Figures 67 and 68).

The structures closest to the resource, based upon the preliminary design, will not be replaced. Since none of the structures within potential view of the resource will be rebuilt, the viewshed of the resource will not be altered by the Rebuild Project. Additionally, the viewshed modeling and photosimulation confirm the findings of the fieldwork (Figure 69; Appendix C – OP 13). Based on the fieldwork, photosimulation, and the viewshed modeling, ***it is anticipated that the Rebuild Project would have No Visual Impact on the Kable House (DHR #132-0022).***



**Figure 67 View from the Kable House (DHR #132-0022; Photo Location 19), Looking Southeast. Existing Transmission Line is not Visible.**



**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**



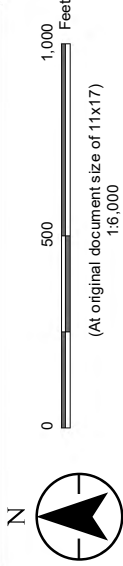
**Figure 68 View from the Kable House (DHR #132-0022; Photo Location 19), Looking South. Existing Transmission Line is not Visible.**



**Viewshed Analysis and Photograph Location Map for the Kable House (DHR #132-0022)**

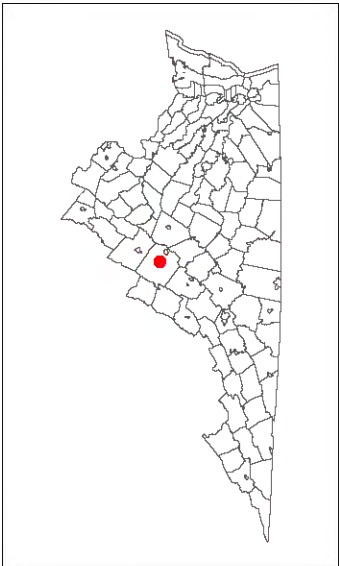
**Client/Project**  
Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project  
203401607

**Project Location**  
Augusta County and City of Staunton, Virginia  
Prepared by ECL on 2021-09-01  
TR by MGS on 2021-09-30  
IR by SLD on 2021-09-28

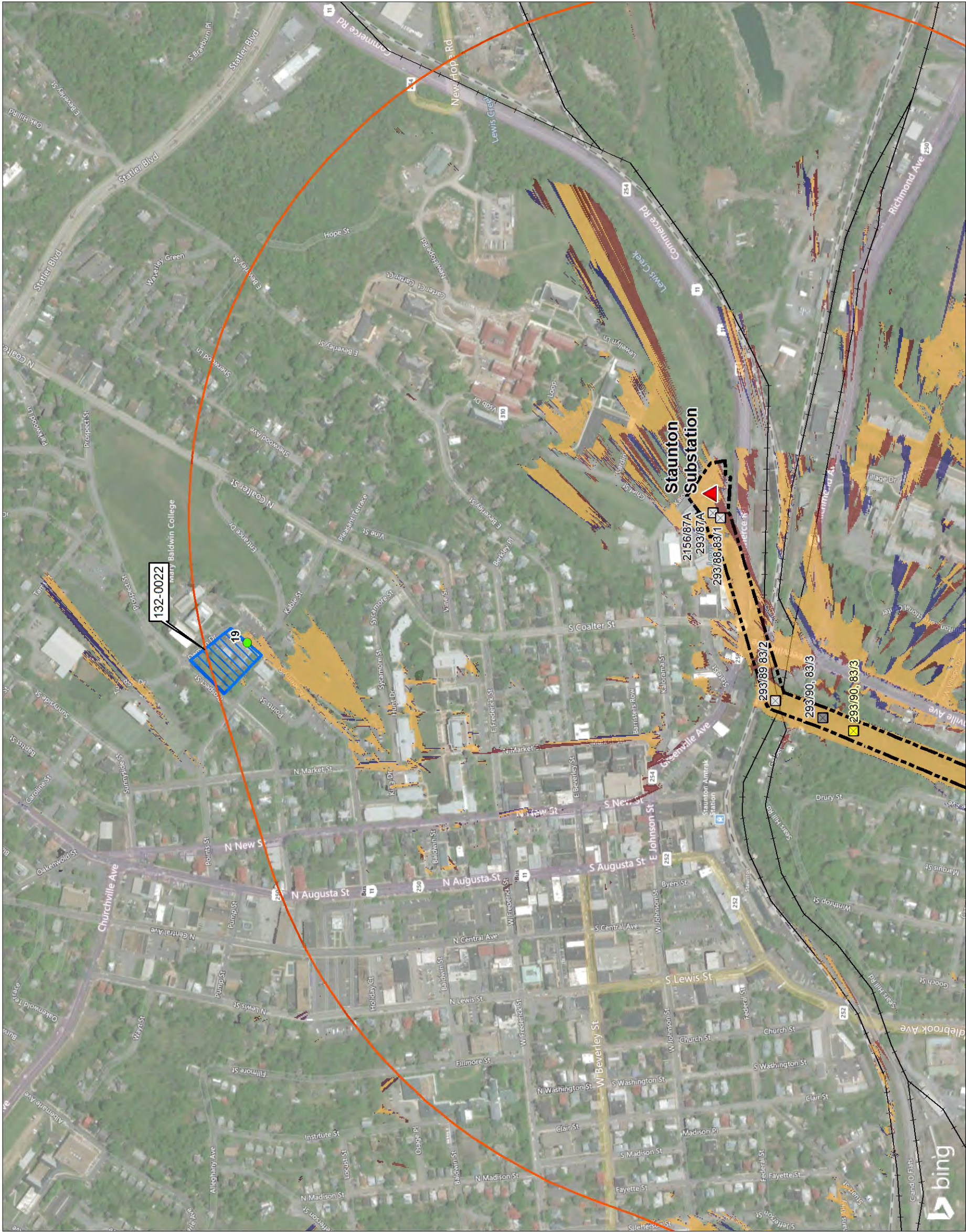


- Substation
- Existing Structure to Remain
- Existing Structure to be Replaced
- Proposed Structure
- Photograph Location
- Project Limits
- Architectural Resource
- 0.5-Mile Buffer
- Existing Visible, Proposed Not Visible
- Both Existing and Proposed Visible
- Existing Not Visible, Proposed Visible
- Railroad

Existing Structures to Remain were omitted from this model.



**Notes**  
1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet  
2. Data Sources: Dominion Energy Virginia, Historic resource data provided by Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)  
3. Viewshed analysis was produced from digital elevation model and digital surface model derived from VGIN LIDAR  
4. Orthomage by Bing Maps  
5. Microsoft product screen shot(s) reprinted with permission from Microsoft Corporation

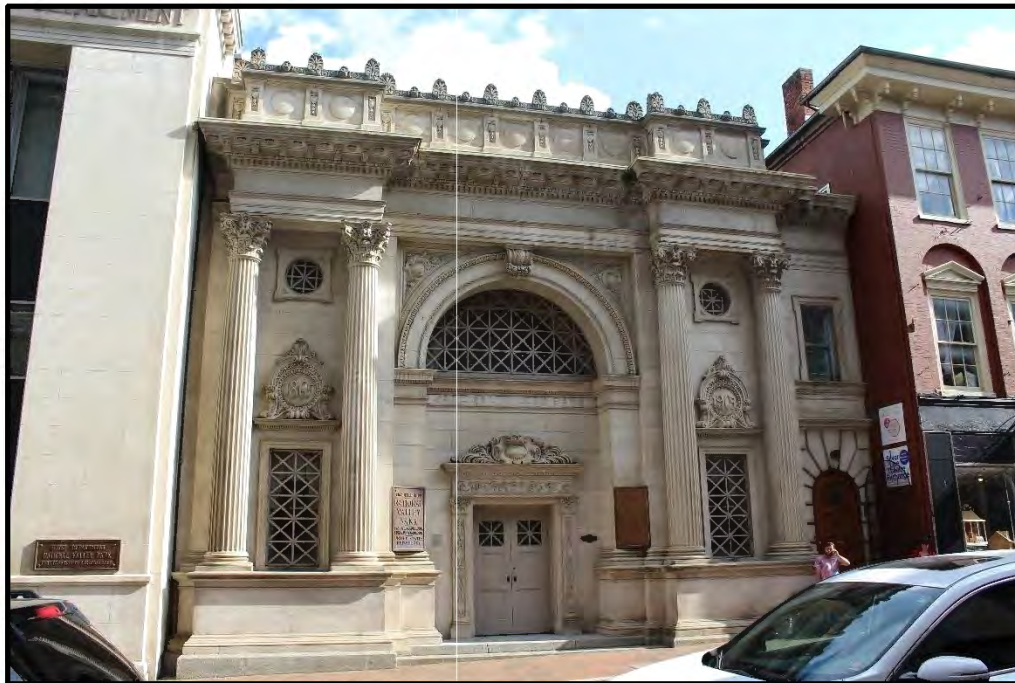




**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

**3.2.18 National Valley Bank (DHR #132-0023/#132-0024-0162)**

The National Valley Bank sits on a level lot on the south side of West Beverley Street and is set back slightly. Immediately adjacent to the building are taller commercial structures. Behind the building is a large, paved parking lot (Appendix B). The building, constructed in 1903, is an ornate Neoclassical building designed by the local architectural firm of T. J. Collins and Son. The building is constructed of granite with brick and limestone accents. The design of the building is based on Roman triumphal arches and features three bays with large, engaged Corinthian columns supporting an ornate entablature. A fourth bay was added to the western elevation. The elaborate decoration of the entablature comprises large modillions, egg-and-dart molding and dentils. The triglyphs and metopes area also feature raised designs. The building is capped by acroteria (Figure 70). A multi-story modern addition extends from the original rear elevation of the building and comprises yellow brick walls, limited fenestration, with a flat and gable-roofed section. The building was listed on the NRHP in 1979 for its significance in the commercial and economic history of Staunton and under Criterion C for its architectural merit. The bank building is also a contributing resource to the Beverley Historic District (DHR #132-0024; DHR Site Files; Frazier 1978f).



**Figure 70 View of the National Valley Bank (DHR #132-0023/#132-0024-0162), Looking Southwest.**

**3.2.18.1 Visual Effect Assessment**

The resource is located within 0.5 mile of the Rebuild Project and at its closest point, is approximately 1,224 feet northwest of the centerline (Appendix B). Under current conditions, the existing transmission

**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

line structures (Structure #293/88 through #293/91), which range in height from approximately 115 to 131 feet, were not visible due to the surrounding built environment (Figure 71).

Based upon preliminary design, only Structure #293/90 will be replaced and will have a proposed height of 130 feet, representing a 6-foot increase in height over the existing structure. Viewshed modeling indicates that proposed Structure #293/90 would not be visible from the resource (Figure 72). A photosimulation, utilizing the view to the south, also indicates that proposed Structure #293/90 would not be visible from the property (Appendix C – OP 23). Based on the fieldwork, the proposed structure height, photosimulation, and the viewshed modeling, ***it is anticipated that the Rebuild Project would have No Visual Impact on the National Valley Bank (DHR #132-0023).***



**Figure 71 View from the National Valley Bank (DHR #132-0023; Photo Location 20) and the Beverley Historic District (DHR #132-0024), Looking Southeast. Existing Transmission Line is not Visible.**



Figure No.

72

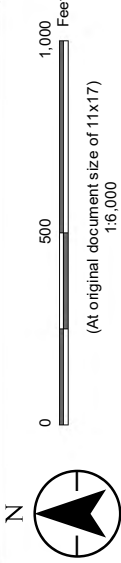
Title

**Viewshed Analysis and Photograph Location  
Map for the National Valley Bank  
(DHR #132-0023)**

Client/Project 203401607

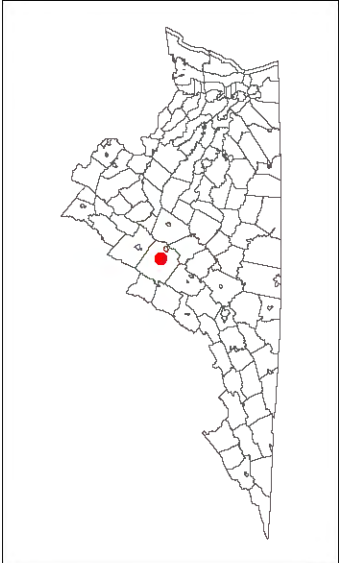
Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project

Project Location  
Augusta County and City of Staunton, Virginia  
Prepared by ECL on 2021-09-01  
TR by MGS on 2021-09-30  
IR by SLD on 2021-09-28

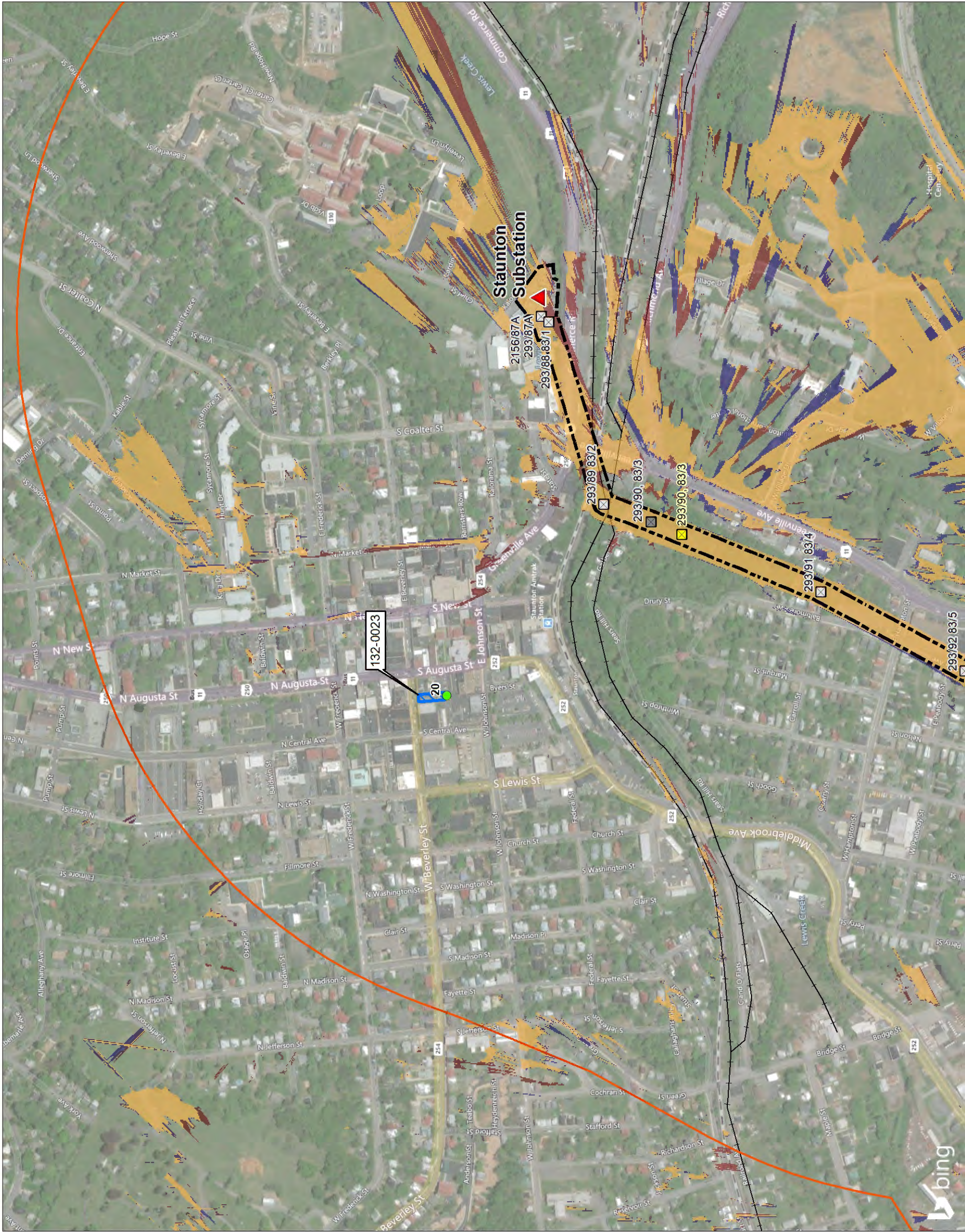


- Substation
- Existing Structure to Remain
- Existing Structure to be Replaced
- Proposed Structure
- Photograph Location
- Project Limits
- Architectural Resource
- 0.5-Mile Buffer
- Existing Visible, Proposed Not Visible
- Both Existing and Proposed Visible
- Existing Not Visible, Proposed Visible
- Railroad

Existing Structures to Remain were omitted from this model.



- Notes
1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet
  2. Data Sources: Dominion Energy Virginia, Historic resource data provided by Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)
  3. Viewshed Analysis: Produced from digital elevation model and digital surface model derived from VGIN LIDAR
  4. Orthomage: Bing Maps
  5. Microsoft product screen shot(s) reprinted with permission from Microsoft Corporation





**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

**3.2.19 Oakdene (DHR #132-0027/#132-0035-0232)**

Oakdene is sited on the northwest side of East Beverley Street and sits back from the road on a slightly sloping lot. Surrounding the dwelling is a manicured lawn. A terraced garden is located in front of the house with shrubs and small trees planted on each level. A larger tree has been planted in the front yard and boxwoods line the rusticated stone wall between the property and the sidewalk. A tree line is located to the southwest of the dwelling which shields the transmission line from view. To the southeast, across the road, are buildings associated with the Virginia School for the Deaf and Blind (DHR #132-0008). The dwelling is a two-and-a-half-story, Queen Anne style dwelling constructed in 1893. The exterior features a number of materials including limestone, pressed brick, and pattern shingles as well as stucco and half-timbering in the gable end. The roof line is complex and is clad in slate shingles. Several chimneys project above the roof surface as well as extend along the exterior wall of the conical turret. Fenestration is equally complex and features Gothic and round arch surrounds as well as rectangular surrounds and modern replacement windows, among others (Figure 73). The dwelling was listed on the NRHP in 1982 under Criterion C for its significance in architecture and for its significance in politics and government as the home of Edward Echols, lieutenant governor of Virginia (1898-1902) and president of the National Valley Bank. The dwelling is also a contributing resource to the Gospel Hill Historic District (DHR #132-0035; DHR Site Files; Virginia Historic Landmarks Commission and Bray 1981a).



**Figure 73 View of Oakdene (DHR #132-0027/#132-0035-0232), Looking North.**



**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

### 3.2.19.1 Visual Effect Assessment

The resource is located within 0.5 mile of the Rebuild Project and at its closest point is approximately 1,656 feet to the northwest of the centerline (Appendix B). Under current conditions, only one existing structure (Structure #293/90). is visible due to tree cover and the surrounding built environment and only from the end of the driveway (Figures 74 and 75). Existing structures that occur in the vicinity of the resource (Structure #293/87A through #293/90) range in height from approximately 97 to 131 feet.

Based upon preliminary design, only Structure #293/90 will be replaced and will have a proposed height of 130 feet, representing a 6-foot increase in height over the existing structure. Viewshed modeling indicates that the proposed structure would not be visible from the resource (Figure 76). The photosimulation, utilizing the view to the southwest, also indicates that proposed Structure #293/90 would not be visible from the property (Appendix C – OP 17). The difference of visibility of existing Structure #293/90 between the photosimulation and the photographs taken during the fieldwork is attributed to the slight change in the location of the point of survey. Based on the fieldwork, the proposed structure height, photosimulation, and the viewshed modeling, ***it is anticipated therefore that the Rebuild Project would have a Minimal Visual Impact on Oakdene (DHR #132-0027).***



**Figure 74 View from Oakdene (DHR #132-0027/#132-0035-0232; Photo Location 21) and the Gospel Hill Historic District (DHR #132-0035), Looking Southwest. Existing Transmission Line is not Visible.**

**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**



**Figure 75 Oakdene (DHR #132-0027/#132-0035-0232; Photo Location 21) and the Gospel Hill Historic District (DHR #132-0035), Looking Southwest. Existing Transmission Line is Visible.**



Figure No.

76

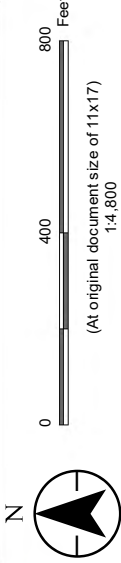
Title

**Viewshed Analysis and Photograph Location Map for Oakdene (DHR #132-0027)**

Client/Project 203401607

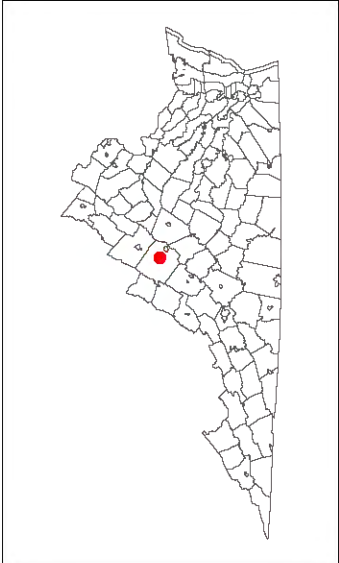
Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project

Project Location  
Augusta County and City of Staunton, Virginia  
Prepared by ECL on 2021-09-01  
TR by MGS on 2021-09-30  
IR by SLD on 2021-09-28

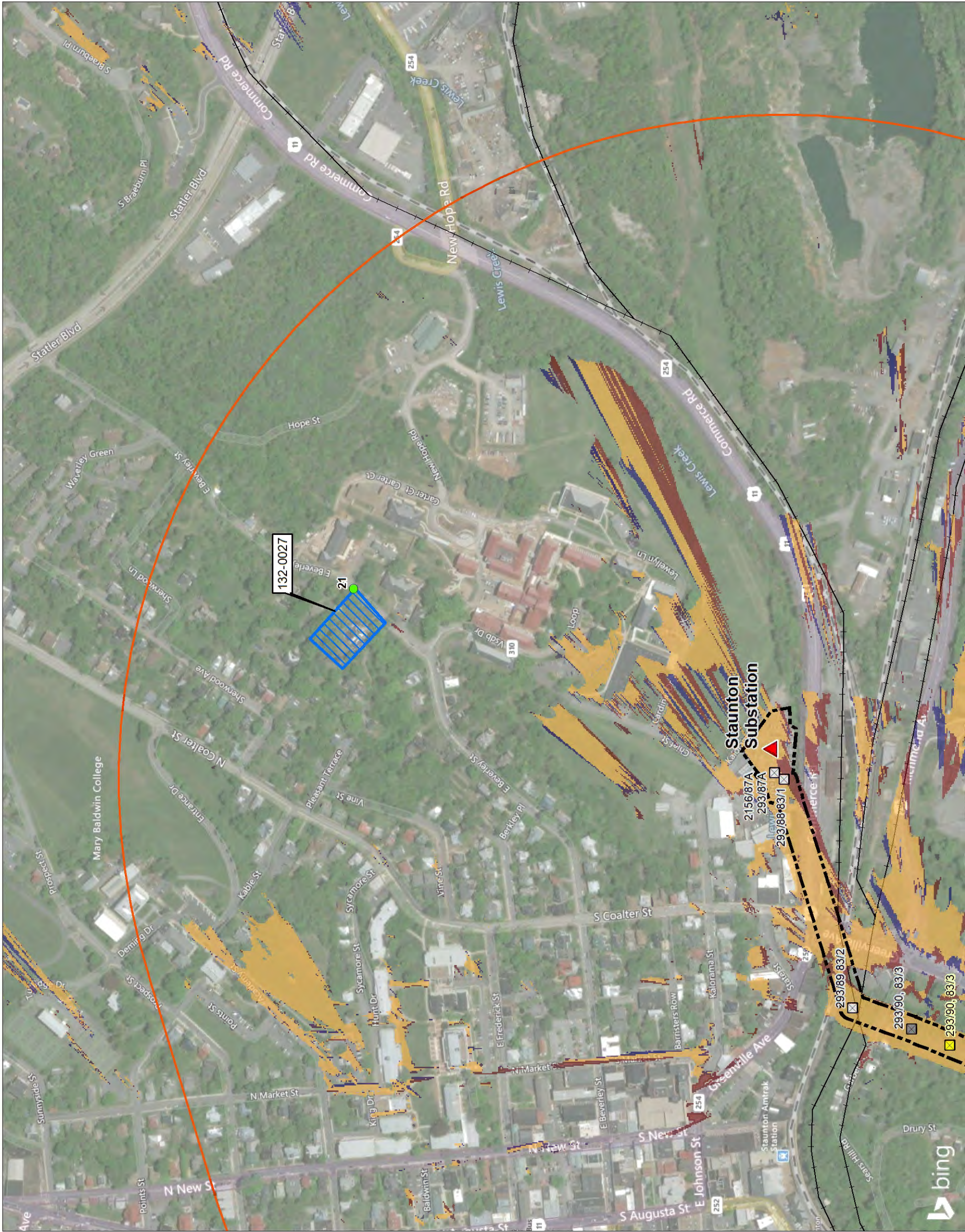


- Substation
- Existing Structure to Remain
- Existing Structure to be Replaced
- Proposed Structure
- Photograph Location
- Project Limits
- Architectural Resource
- 0.5-Mile Buffer
- Existing Visible, Proposed Not Visible
- Both Existing and Proposed Visible
- Existing Not Visible, Proposed Visible
- Railroad

Existing Structures to Remain were omitted from this model.



- Notes
1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet
  2. Data Sources: Dominion Energy Virginia, Historic resource data provided by Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)
  3. Viewshed analysis was produced from digital elevation model and digital surface model derived from VGIN LIDAR
  4. Orthomageery © Bing Maps
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**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

**3.2.20 J. C. M. Merrillat House (DHR #132-0028/#132-0035-0233)**

The J. C. M. Merrillat House, constructed in 1851 for Dr. Jean Charles Martin Merrillat, administrator of the Virginia School for the Deaf and Blind, sits back from the road on the northwest side of East Beverley Street on the parcel immediately to the southwest from Oakdene (see above; DHR #132-0027). A curved gravel driveway provides access to the house although the house is not visible from the public ROW due to the tree cover surrounding the dwelling (Appendix B). The dwelling, according to the previous survey, is a two-story, Gothic Revival-style dwelling with four bays and board-and-batten wood siding. The dwelling is supported by a brick foundation and features a side gable roof with projecting gables and center dormer. A one-story porch, which was partially enclosed at the time of the resource's NRHP nomination, extends across part of the façade. The dwelling also features diamond pane windows and scrollwork bargeboards. The dwelling is not currently visible from the public ROW (Figure 77). The dwelling was listed on the NRHP in 1972 for its significance in education as the home of Dr. Merrillat and under Criterion C for its architectural merit. The dwelling is also a contributing resource to the Gospel Hill Historic District (DHR #132-0035; DHR Site Files; Virginia Historic Landmarks Commission and Bray 1981b).



**Figure 77 View of the J. C. M. Merrillat House (DHR #132-0028/#132-0035-0233), Looking Northwest.**

**3.2.20.1 Visual Effect Assessment**

The resource is located within 0.5 mile of the Rebuild Project and at its closest point is approximately 1,454 feet to the northwest of the centerline (Appendix B). Under current conditions, the existing transmission line, which ranges in height from approximately 97 to 131 feet in the vicinity of the resource



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(Structure #293/87A through #293/89), is not visible due to tree cover and the surrounding built environment (Figures 78 and 79).

The structures closest to the resource, based upon the preliminary design, will not be replaced. Since none of the structures within potential view of the resource will be rebuilt, the viewshed of the resource will not be altered by the Rebuild Project. Additionally, the viewshed modeling and photosimulation confirm the findings of the fieldwork (Figure 80; Appendix C – OP 17). Based on the fieldwork, photosimulation, and the viewshed modeling, ***it is anticipated that the Rebuild Project would have No Visual Impact on the J. C. M. Merrilat House (DHR #132-0028).***



**Figure 78 View from the J. C. M. Merrilat House (DHR #132-0028; Photo Location 22), Looking South. Existing Transmission Line is not Visible.**

**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE  
#293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON,  
VIRGINIA**



**Figure 79 View from the J. C. M. Merrilat House (DHR #132-0028; Photo Location 23),  
Looking Southwest. Existing Transmission Line is not Visible.**



Figure No.

80

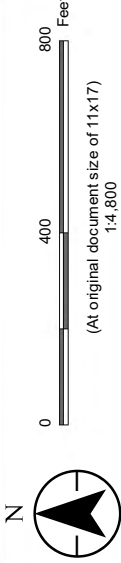
Title

**Viewshed Analysis and Photograph Location  
Map for the J. C. M. Merrilat House  
(DHR #132-0028)**

Client/Project 203401607

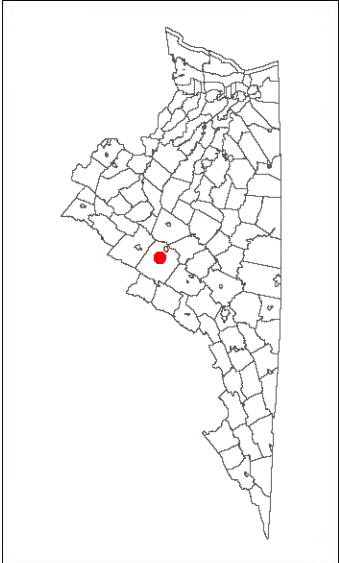
Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project

Project Location  
Augusta County and City of Staunton, Virginia  
Prepared by ECL on 2021-09-01  
TR by MGS on 2021-09-30  
IR by SLD on 2021-09-28

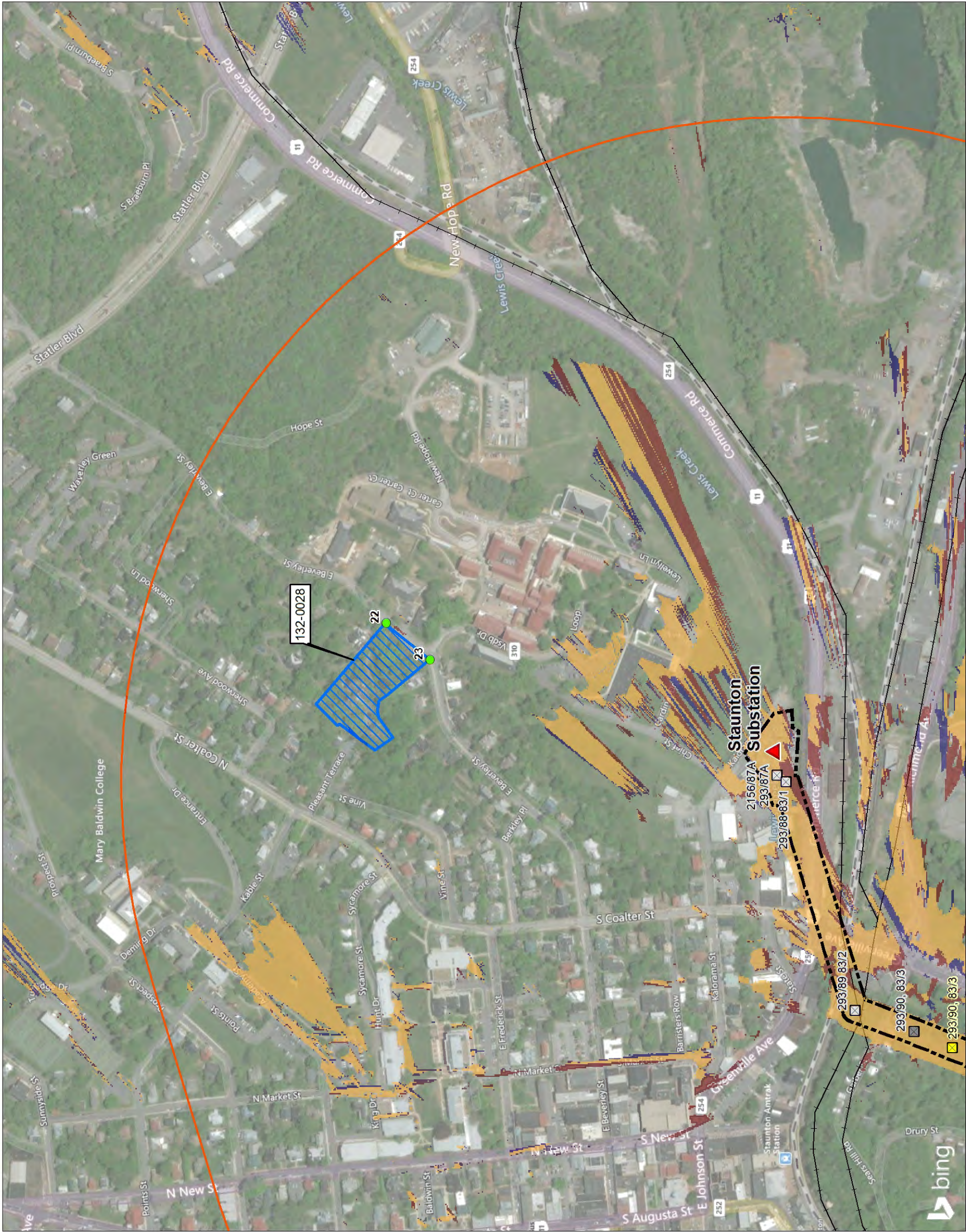


- Substation
- Existing Structure to Remain
- Existing Structure to be Replaced
- Proposed Structure
- Photograph Location
- Project Limits
- Architectural Resource
- 0.5-Mile Buffer
- Existing Visible, Proposed Not Visible
- Both Existing and Proposed Visible
- Existing Not Visible, Proposed Visible
- Railroad

Existing Structures to Remain were omitted from this model.



- Notes
1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet
  2. Data Sources: Dominion Energy Virginia, Historic resource data provided by Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)
  3. Viewshed analysis was produced from digital elevation model and digital surface model derived from VGIN LIDAR
  4. Orthimagery © Bing Maps
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**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

### 3.2.21 Breezy Hill (DHR #132-0030)

Breezy Hill, completed in 1909, sits back from the road on a relatively level lot. The property, which is bounded by a stone wall along the front, is elevated above the road surface. Surrounding the dwelling is a large expanse of manicured lawn with several large trees and shrubs adjacent to the road and in the vicinity of the house. To the southwest of the dwelling is a paved parking area. The resource appears to have been converted to condominiums and the parking area used by the residents (Appendix B). The original dwelling was built for Mrs. Thomas P. Grasty by the architectural firm of T. J. Collins and incorporates both Queen Anne and Shingle style elements in its design including a three-story turret and patterned wood shingles, which are found on the exterior walls of the second and third floors. The foundation and the first floor are constructed of coursed and uncoursed limestone, respectively. Dominating the first floor is a wrap-around porch which incorporates a porte-cochere. The porch features grouped Ionic columns and lattice railings (Figure 81). The dwelling was listed on the NRHP in 1982 under Criterion C for its significance in architecture (DHR Site Files; Virginia Historic Landmarks Commission and Bray 1982a).



**Figure 81 View of Breezy Hill (DHR #132-0030), Looking Northwest.**

#### 3.2.21.1 Visual Effect Assessment

Breezy Hill is located within 1.0 mile of the Rebuild Project and at its closest point is approximately 4,397 feet north of the centerline (Appendix B). Under current conditions, the existing structures (Structure #293/87A through #293/89) in the vicinity of the resource, which range in height from approximately 97 to



**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

131 feet in the vicinity of the resource, are not visible due to tree cover and the surrounding built environment (Figures 78 and 79).

The structures closest to the resource, based upon the preliminary design, will not be replaced. Since none of the structures within potential view of the resource will be rebuilt, the viewshed of the resource will not be altered by the Rebuild Project. Additionally, the viewshed modeling and photosimulation confirm the findings of the fieldwork (Figure 84; Appendix C – OP 29). Based on the fieldwork, photosimulation, and the viewshed modeling, ***it is anticipated that the Rebuild Project would have No Visual Impact on Breezy Hill (DHR #132-0030).***



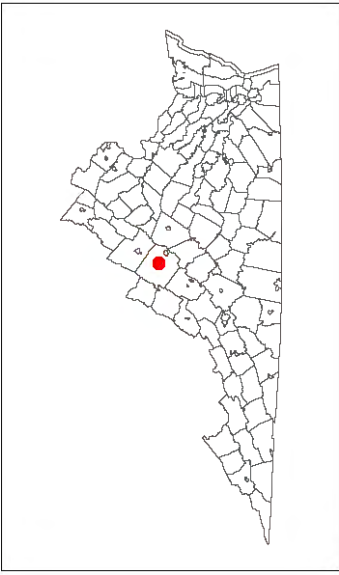
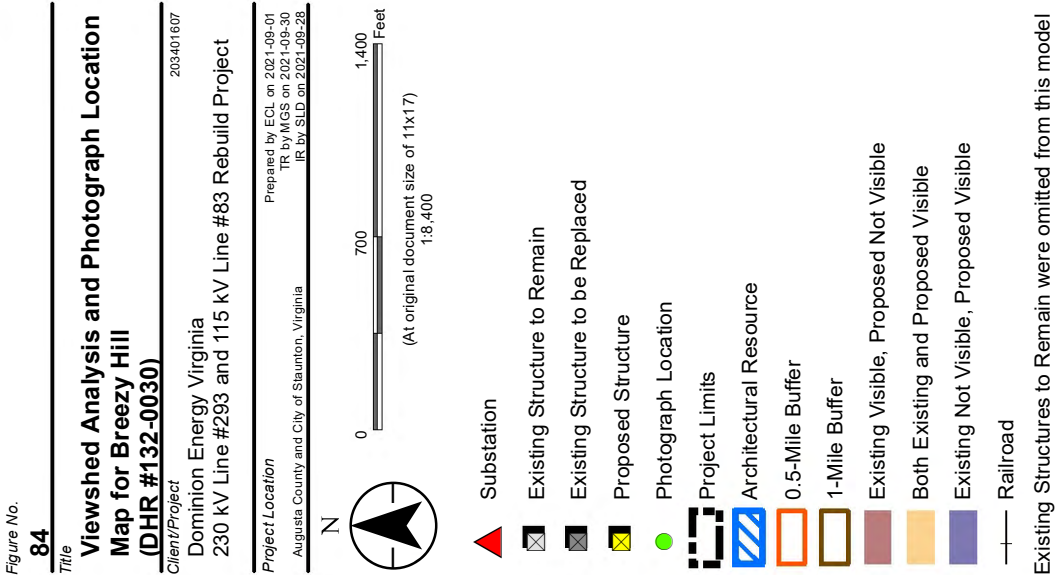
**Figure 82 View from Breezy Hill (DHR #132-0030; Photo Location 24), Looking South. Existing Transmission Line is not Visible.**

**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE  
#293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON,  
VIRGINIA**



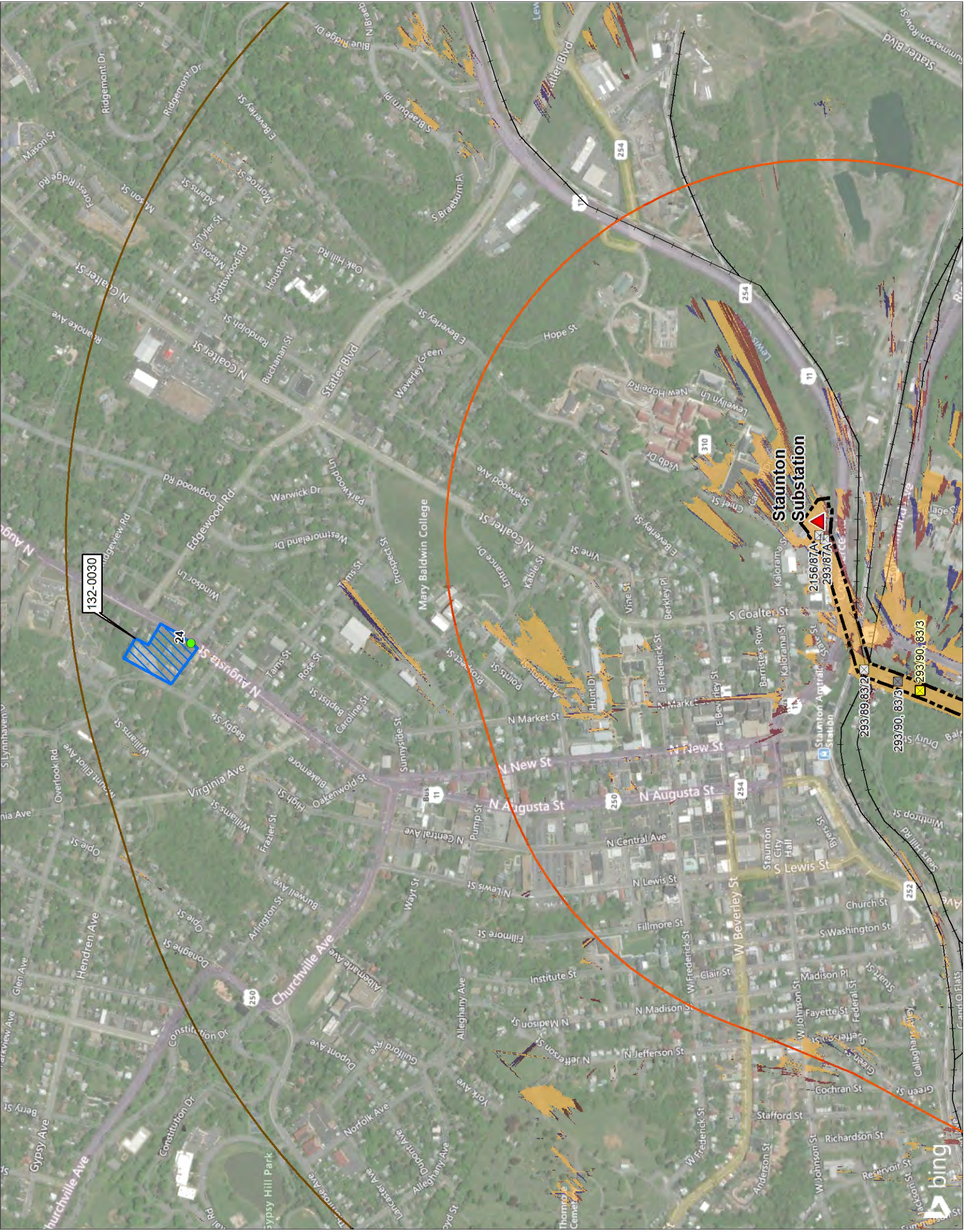
**Figure 83 View from Breezy Hill (DHR #132-0030; Photo Location 24), Looking Southwest.  
Existing Transmission Line is not Visible.**





**Notes**

1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet
2. Data Sources: Dominion Energy Virginia, Historic resource data provided by Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)
3. Viewshed analysis produced from digital elevation model and digital surface model derived from VGIN LIDAR
4. Orthom imagery © Bing Maps
5. Microsoft product screen shot(s) reprinted with permission from Microsoft Corporation



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**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

### 3.2.22 Catlett House (DHR #132-0032/#132-0035-0234)

The Catlett House, constructed around 1896 by R. H. Catlett, sits on an elevated lot at the corner of Berkeley Place and North Coalter Street. A manicured lawn surrounds the dwelling with a boxwood hedge in front of the house with a stepped brick wall along the sidewalk. Several trees dot the landscape as well (Appendix B). The dwelling was designed in the Queen Anne style. The house features a complex roofline comprising hip and gable roof with a bell-shaped roof surmounting the turret. The exterior materials include a stone foundation and first floor with patterned shingles on the second and third floors. The house also features a wrap-around porch, bay windows and a Palladian-style window in the front gable end (Figure 85). The dwelling was listed on the NRHP in 1982 under Criterion C for its significance in architecture and is also a contributing resource to the Gospel Hill Historic District (DHR #132-0035; DHR Site Files; Virginia Historic Landmarks Commission and Bray 1982b).



**Figure 85 View of the Catlett House (DHR #132-0032/#132-0035-0234), Looking North.**

#### 3.2.22.1 Visual Effect Assessment

The Catlett House is located within 0.5 mile of the Rebuild Project and at its closest point, is approximately 1,168 feet north of the centerline (Appendix B). Under current conditions, the existing structures (Structure #293/87A through #293/89) in the vicinity of the resource, which range in height from approximately 97 to 131 feet, are not visible due to tree cover and the surrounding built environment (Figures 86 and 87).

The structures closest to the resource, based upon the preliminary design, will not be replaced. Since none of the structures within potential view of the resource will be rebuilt, the viewshed of the resource will not be altered by the Rebuild Project. Additionally, the viewshed modeling and photosimulation



**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

confirm the findings of the fieldwork (Figure 88; Appendix C – OP 14). Based on the fieldwork, photosimulation, and the viewshed modeling, ***it is anticipated that the Rebuild Project would have No Visual Impact on the Catlett House (DHR #132-0032/#132-0035-0234).***



**Figure 86 View from the Catlett House (DHR #132-0032/#132-0035-0234; Photo Location 25) and the Gospel Hill Historic District (DHR #132-0035), Looking Southeast. Existing Transmission Line is not Visible.**

**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**



**Figure 87 View from the Catlett House (DHR #132-0032/#132-0035-0234; Photo Location 25) and the Gospel Hill Historic District (DHR #132-0035), Looking South. Existing Transmission Line is not Visible.**

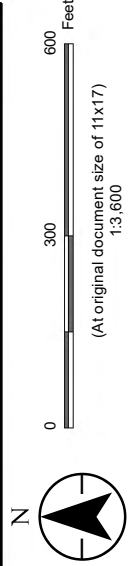


Figure No. 88

Viewshed Analysis and Photograph Location Map for the Catlett House (DHR #132-0032/#132-0035-0234)

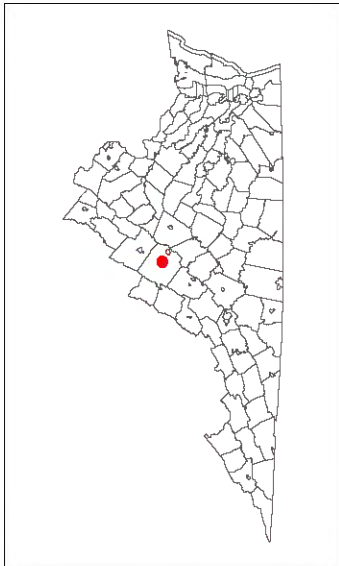
Client/Project  
Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project  
203401607

Project Location  
Prepared by ECL on 2021-09-01  
TR by MGS on 2021-09-30  
IR by SLD on 2021-09-28  
Augusta County and City of Staunton, Virginia

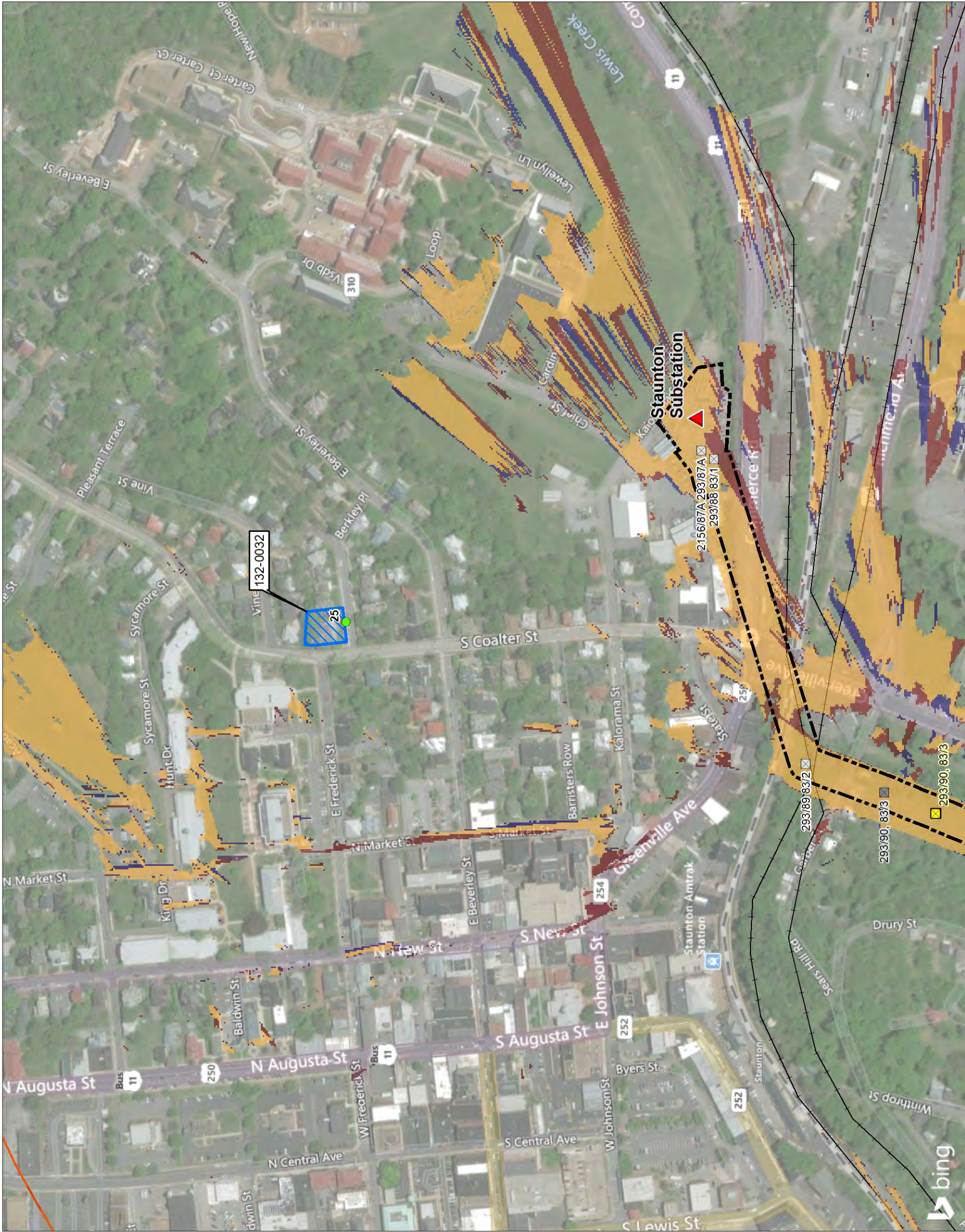


- Substation
- Proposed Structure
- Existing Structure to Remain
- Existing Structure to be Replaced
- Photograph Location
- Project Limits
- Architectural Resource
- 0.5-Mile Buffer
- Existing Visible, Proposed Not Visible
- Both Existing and Proposed Visible
- Existing Not Visible, Proposed Visible
- Railroad

Existing Structures to Remain were omitted from this model.



Notes  
1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet  
2. Data Sources: Dominion Energy Virginia, Historic resource data provided by Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)  
3. Viewshed analysis produced from digital elevation model and digital surface model derived from VGIN LIDAR  
4. Orthimagery © Bing Maps  
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**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

### 3.2.23 Thomas J. Michie House (DHR #132-0033/#132-0035-0235)

The Thomas J. Michie House is sited within a residential neighborhood and is surrounded by a manicured lawn with trees and shrubs throughout the front and side yards. The parcel slopes to the rear of the property with the back yard which contains a denser assemblage of trees which shield the property from Kalorama and Chief streets behind (Appendix B). The Michie House was constructed around 1847 in the Greek Revival style for Thomas J. Michie, Commonwealth Attorney for Augusta County from 1844 until 1851. The house is two stories with three bays with a centered entry porch supported by diminutive Tuscan-style columns. The center hall plan dwelling is constructed of brick laid in a Flemish bond pattern and is surmounted by a hipped roof. The house has been extended to the west by a two-story and one-story addition (Figure 89). The dwelling was listed on the NRHP in 1982 for its significance in architecture, law and engineering and is also a contributing resource to the Gospel Hill Historic District (DHR #132-0035; DHR Site Files; Bray 1982).



**Figure 89 View of the Thomas J. Michie House (DHR #132-0033/#132-0035-0235), Looking Southeast.**

#### 3.2.23.1 Visual Effect Assessment

The Thomas J. Michie House is within 0.5 mile of the Rebuild Project and at its closest point, is approximately 573 feet north of the centerline (Appendix B). Under current conditions, the existing structures in the vicinity of the resource (Structure #293/87A through #293/89), which range in height from approximately 97 to 131 feet, are not visible due to tree cover behind the house (Figures 90 and 91).

The structures closest to the resource, based upon the preliminary design, will not be replaced. Since none of the structures within potential view of the resource will be rebuilt, the viewshed of the resource will not be altered by the Rebuild Project. Additionally, the viewshed modeling and photosimulation



**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

confirm the findings of the fieldwork (Figure 92; Appendix C – OP 19). Based on the fieldwork, photosimulation, and the viewshed modeling, ***it is anticipated that the Rebuild Project would have No Visual Impact on the Thomas J. Michie House (DHR #132-0033/#132-0035-0235).***



**Figure 90 View from the Thomas J. Michie House (DHR #132-0033/#132-0035-0235; Photo Location 26), Looking Southwest. Existing Transmission Line is not Visible.**

**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE  
#293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON,  
VIRGINIA**



**Figure 91 View from the Thomas J. Michie House (DHR #132-0033/#132-0035-0235; Photo Location 26), Looking South. Existing Transmission Line is not Visible.**



**Viewshed Analysis and Photograph Location Map for the Thomas J. Michie House (DHR #132-0033/#132-0035-0234)**

**Client/Project**  
Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project

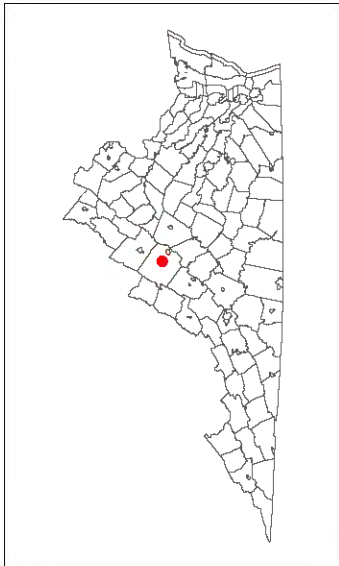
203401607

**Project Location**  
Augusta County and City of Staunton, Virginia  
Prepared by ECL on 2021-09-01  
TR by MGS on 2021-09-30  
IR by SLD on 2021-09-28

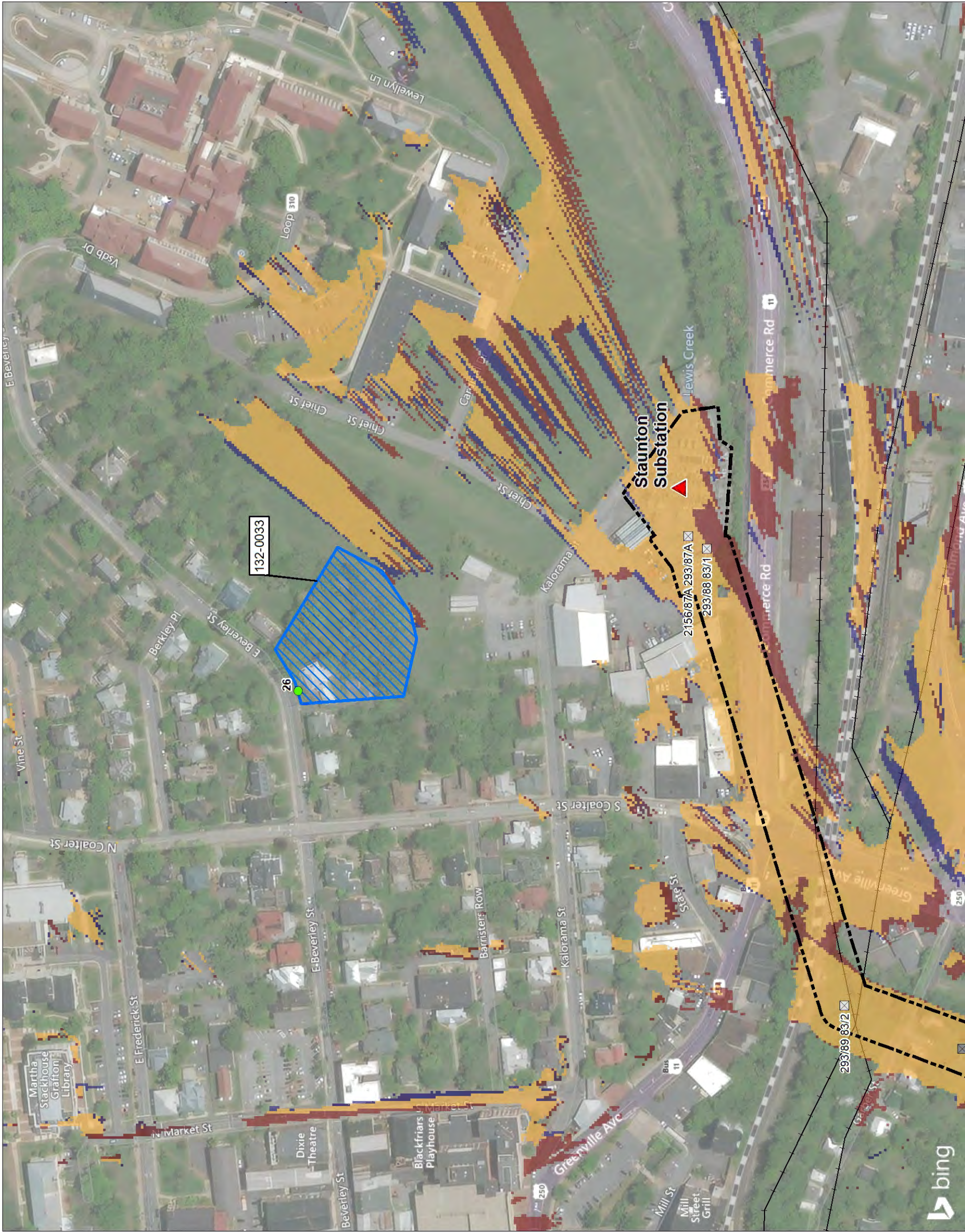


- Substation
- Existing Structure to Remain
- Existing Structure to be Replaced
- Photograph Location
- Project Limits
- Architectural Resource
- 0.5-Mile Buffer
- 1-Mile Buffer
- Existing Visible, Proposed Not Visible
- Both Existing and Proposed Visible
- Existing Not Visible, Proposed Visible
- Railroad

Existing Structures to Remain were omitted from this model.



**Notes**  
1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet  
2. Data Sources: Dominion Energy Virginia, Historic resource data provided by Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)  
3. Viewshed analysis produced from digital elevation model and digital surface model derived from VGIN LIDAR  
4. Orthimagery © Bing Maps  
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**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

### **3.2.24 Robert E. Lee High School (DHR #132-0037)**

The Robert E. Lee High School was constructed in 1926 by the architectural firm of T. J. Collins and Son and sits on a rise in the landscape on a 5.3-acre parcel and is accessed by large poured concrete staircase. A parking lot is located in front of and behind the former school with a large expanse of lawn between the parking lot in front and the street. Trees are located behind the building with residential neighborhoods to the west, south and southeast (Appendix B). The imposing brick building is designed in the Colonial Revival style. The original section is two stories with multiple bays and a cupola centered on the roof. In 1954, the three-story gable-roofed wings were added at either end of the main block. The wings house the gymnasium, cafeteria, classrooms, and industrial arts space. Although not extensively adorned, the building features a number of Colonial Revival accents including stone pedimented door surrounds, brick and stone pilasters, and stone cornice. The wings feature gable end returns and small round windows in the gable ends. At the time of its nomination to the NRHP, the building retained its original windows (Figure 93). The school was listed on the NRHP in 2009 under Criterion C for its architectural merit (DHR Site Files; McConnel 2008). The school has been converted to a residential community known as Gypsy Hill Place.



**Figure 93 View of the Robert E. Lee High School (DHR #132-0037), Looking Southwest.**

#### **3.2.24.1 Visual Effect Assessment**

The school is located within 1.0 mile of the Rebuild Project and at its closest point, is approximately 4,007 feet northwest of the centerline (Appendix B). Under current conditions, the existing transmission line structures (Structure #293/87A through #293/90), which range in height from approximately 97 to 131 feet, are not visible (Figures 94 and 95).



**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

The only structure to be replaced in the vicinity of the resource is Structure #293/90, which will have a proposed height of 130 feet, representing a 6-foot increase in height over existing. Viewshed modeling indicates that Structure #293/90 will not be visible from the resource. The photosimulation also indicates that there will be no view of proposed Structure #293/90 (Figure 96; Appendix C – OP 27). Based on the fieldwork, the proposed structure height, photosimulation, and the viewshed modeling, ***it is anticipated that the Rebuild Project would have No Visual Impact on the Robert E. Lee High School (DHR #132-0037).***



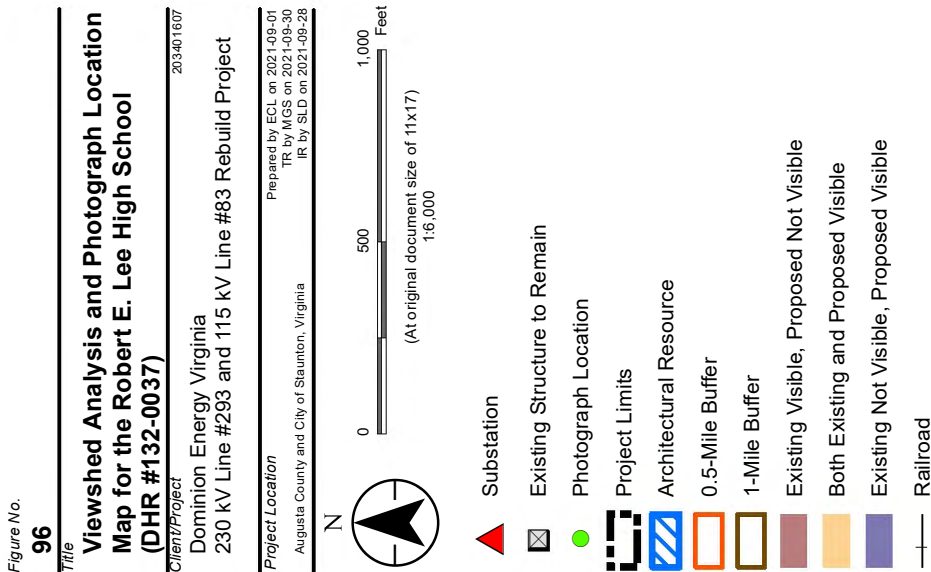
**Figure 94 View from the Robert E. Lee High School (DHR #132-0037; Photo Location 27), Looking Southeast from Guilford Avenue. Existing Transmission Line is not Visible.**

**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

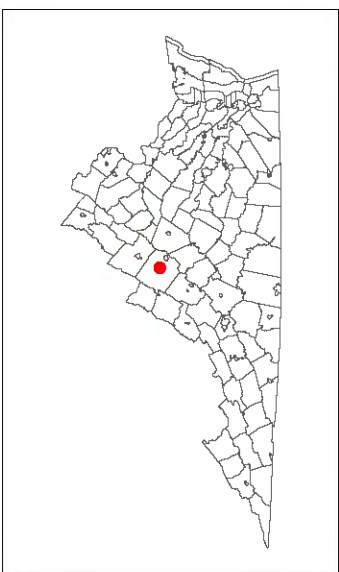


**Figure 95 View from the Robert E. Lee High School (DHR #132-0037; Photo Location 28), Looking Southeast from the Front of the School. Existing Transmission Line is not Visible.**



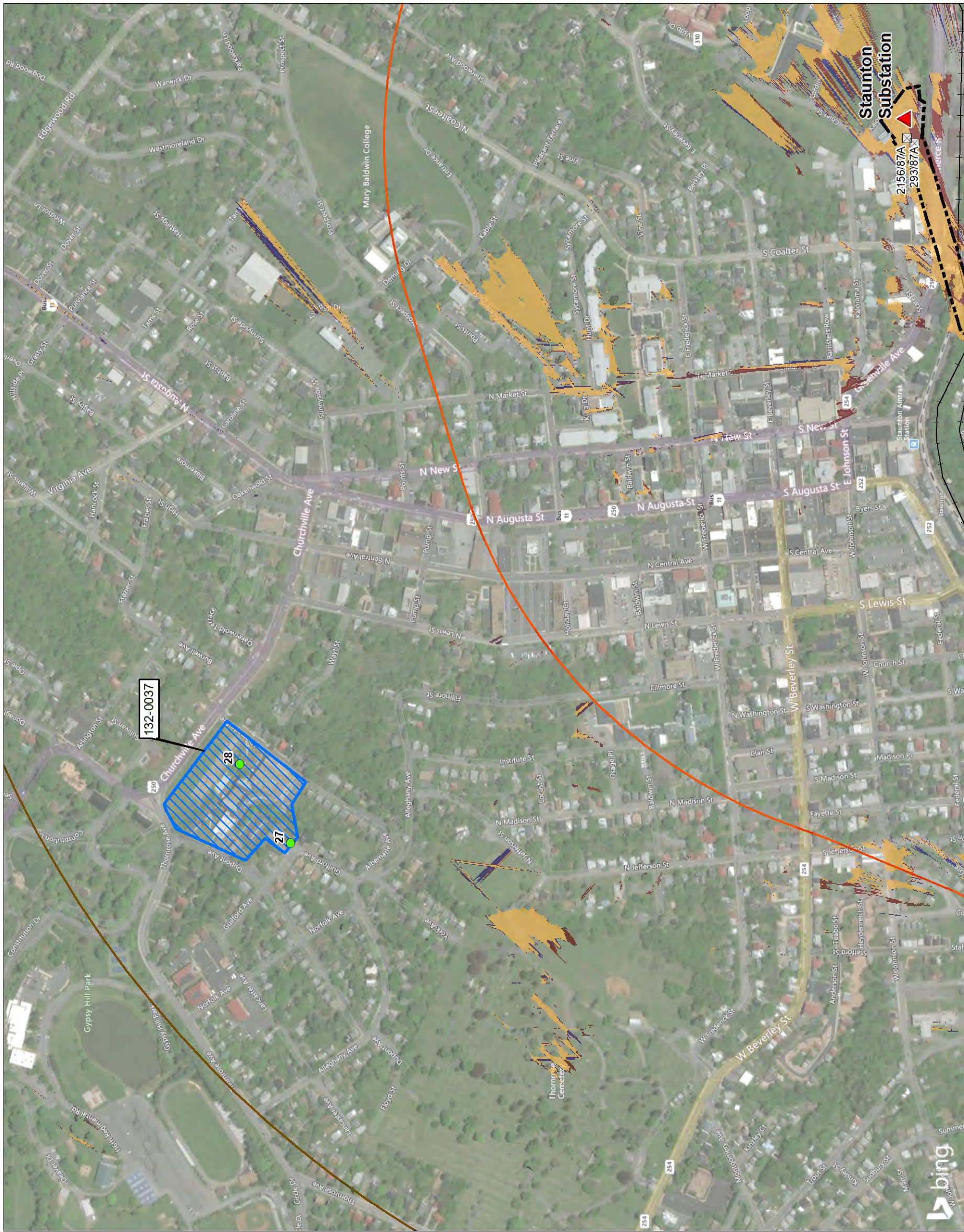


Existing Structures to Remain were omitted from this model.



**Notes**

1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet
2. Data Sources: Dominion Energy, Virginia Historic resource data provided by Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)
3. Viewshed analysis produced from digital elevation model and digital surface model derived from VGIN LIDAR
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**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

### 3.2.25 Bear Wallow Farm/Willoughby (DHR #132-0055)

The resources located on the property of Bear Wallow Farm sit back from the road on what appears to be a relatively level landscape. Trees, which border the road, obscure the buildings from the public ROW (Figure 97). Aerial photography indicates that an area of lawn is located to the northwest of the tree line with a number of trees surrounding the house. Modern commercial development is located northeast of the property and newly constructed apartments are located to the west (Appendix B). Although the building is not visible from the public ROW, the previous survey describes the dwelling at Bear Wallow Farm as a two-story Greek Revival house constructed around 1850. The architectural features of the dwelling comprise a wrap-around porch supported by Ionic columns, exterior end brick chimneys, and board-and-batten clad Gothic Revival wings. In 1995, when the building was last surveyed, the property also contains two dairy barns, a shed, spring house, animal shelter, and a secondary dwelling. The dwelling was determined eligible for listing on the NRHP by VDHR in 1996 under Criterion C for its architectural merit (DHR Site Files).



**Figure 97 View of the Bear Wallow Farm/Willoughby (DHR #132-0055), Looking Northwest.**

#### 3.2.25.1 Visual Effect Assessment

Bear Wallow Farm is located within 0.5 mile of the Rebuild Project and at its closest point, is approximately 1,760 feet northwest of the centerline (Appendix B). Under current conditions, the existing structures (Structure #293/94 through #293/98) in the vicinity of the resource, which range in height from approximately 117 to 148 feet, are not visible due to tree cover (Figures 98 and 99).

Based upon preliminary design, the proposed structures will range in height from approximately 130 to 140 feet with one structure decreasing in height approximately 8 feet (Structure #293/97) and a maximum



**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

increase in height of approximately 13 feet (Structure #293/98). Two structures (Structure #293/94 and #293/95) will not be replaced. Viewshed modeling indicates that the proposed structures would not be visible from the resource (Figure 100). The photosimulation, utilizing the view to the south, also indicates that none of the proposed structures would be visible from the property; however, the wires will be visible from the resource from the edge of the resource boundary adjacent to the road (Appendix C – OP 5). Based on the fieldwork, the proposed structure heights, photosimulation, and the viewshed modeling, ***it is anticipated that the Rebuild Project would have a Minimal Visual Impact on Bear Wallow Farm (DHR #132-0055).***



**Figure 98 View from Bear Wallow Farm (DHR #132-0055; Photo Location 29), Looking Northeast. Existing Transmission Line is not Visible.**

**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**



**Figure 99 View from Bear Wallow Farm (DHR #132-0055; Photo Location 29), Looking South. Existing Transmission Line is not Visible.**



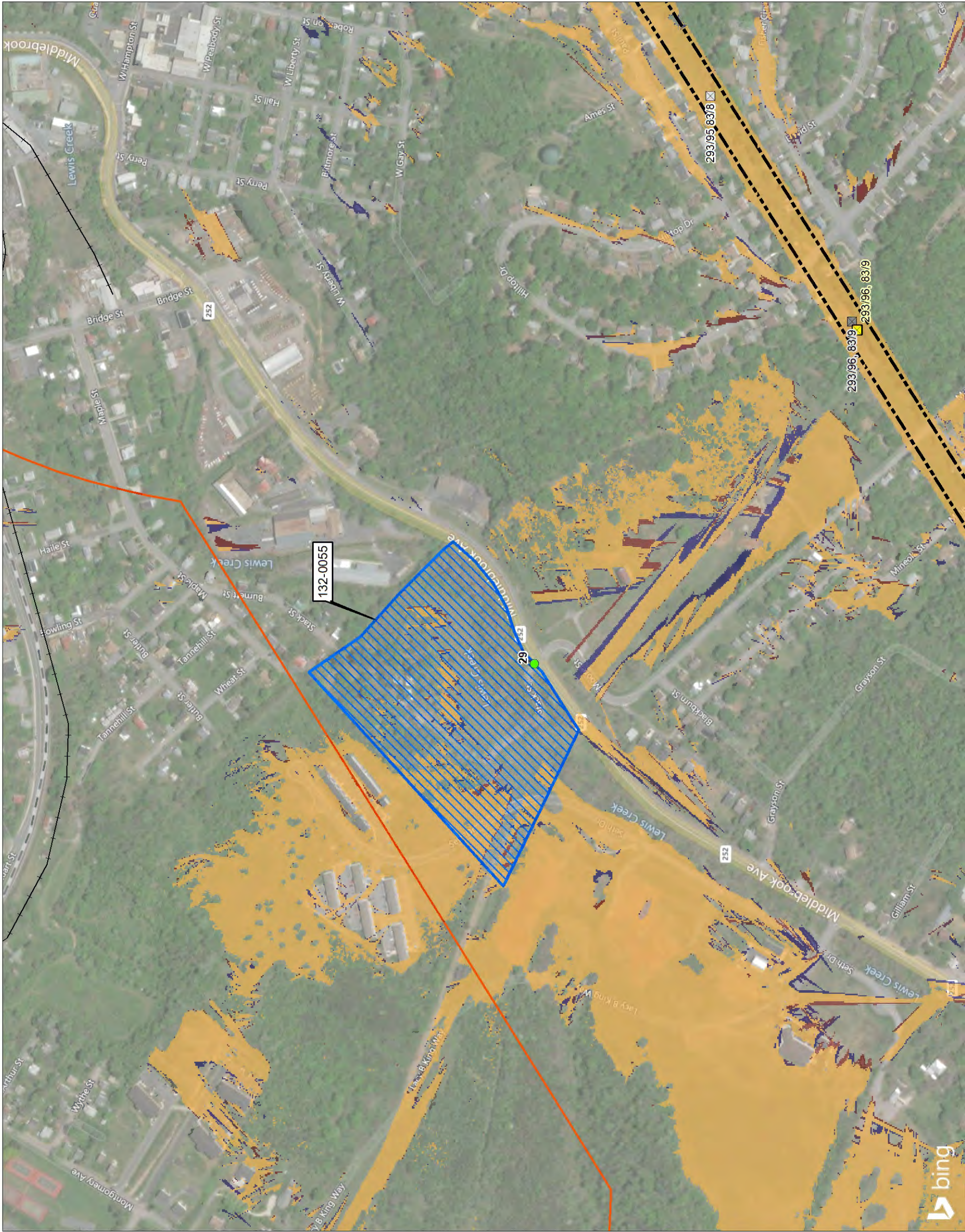


Figure No.  
**100**

Title

Viewshed Analysis and Photograph Location  
Map for Bear Wallow Farm  
(DHR #132-0055)

Client/Project  
Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project  
203401 607

Project Location  
Augusta County and City of Staunton, Virginia  
Prepared by ECI on 2021-09-01  
TR by MGS on 2021-09-30  
IR by SLD on 2021-09-28

0 400 800 Feet

(At original document size of 11x17)

1:4,800

N

Proposed Structure

Existing Structure to Remain

Existing Structure to be Replaced

Photograph Location

Project Limits

Architectural Resource

0.5-Mile Buffer

Existing Visible, Proposed Not Visible

Both Existing and Proposed Visible

Existing Not Visible, Proposed Visible

Railroad

Proposed Structure

Existing Structure to Remain

Existing Structure to be Replaced

Photograph Location

Project Limits

Architectural Resource

0.5-Mile Buffer

Existing Visible, Proposed Not Visible

Both Existing and Proposed Visible

Existing Not Visible, Proposed Visible

Railroad

Existing Structures to Remain were omitted from this model.

Notes

1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet

2. Data Sources: Dominion Energy Virginia, Historic resource data provided by Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)

3. Analysis: Viewshed analysis produced from digital elevation model and digital surface model derived from VGIN LIDAR

4. Orthimagery © Bing Maps

5. Microsoft product screen shot(s) reprinted with permission from Microsoft Corporation

Page 3.99

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**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

**3.2.26 John J. F. White House (DHR #132-0057)**

The John J. F. White House, constructed in 1852, sits back from the road on what appears to be a level lot and is accessed by a gravel driveway. Trees and other vegetation obscure most of the dwelling from the public ROW. Commercial development is located to the northeast and southwest of the dwelling with a church and additional commercial development across the street. Beyond the church and to the southeast across the road is approximately 695 feet of dense woodlands with a modern residential development beyond (Appendix B). The mid-nineteenth century dwelling was constructed as a raised two-story brick residence with Greek Revival and Italianate architectural elements. The house sits perpendicular to Middlebrook Avenue, therefore, the view down the driveway, although obscured, is of the side of the dwelling. The front features an imposing full-height pedimented portico supported by paired Tuscan columns. At the time of the previous survey in 1996, the dwelling featured six-over-six wood sash windows, a hipped roof, and central interior brick chimneys. In addition to the house, the property also contained an 1852 slave quarters and a 1950s garage (Figure 101). The dwelling was determined eligible for listing on the NRHP in 1996 under Criterion C for its architectural merit (DHR Site Files).



**Figure 101 View of the John J. F. White House (DHR #132-0057), Looking Northwest.**

**3.2.26.1 Visual Effect Assessment**

The John J. F. White House is located within 0.5 mile of the Rebuild Project and at its closest point, is approximately 2,092 feet northwest of the centerline (Appendix B). Under current conditions, the existing transmission line structures (Structure #293/96 through #293/101), which range in height from approximately 126 to 148 feet, are not visible due to tree cover and the built environment (Figures 102 and 103).



**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

Based upon preliminary design, the proposed structures will range in height from approximately 115 to 145 feet with one structure decreasing in height approximately 8 feet (Structure #293/97) and a maximum height increase of approximately 19 feet (Structure #293/100). It is anticipated that the proposed structures, based on the fieldwork, will also not be viewed from the resource. The viewshed modeling indicates that neither the existing nor proposed structures will be visible from the resource (Figure 104). Similarly, the photosimulation suggests the proposed structures will not be visible from the resource (Appendix C – OP 6). Based on the fieldwork, the proposed structure heights, photosimulation, and the viewshed modeling, ***it is anticipated that the Rebuild Project would have No Visual Impact on the John J. F. White House (DHR #132-0057).***



**Figure 102 View from the John J. F. White House (DHR #132-0057; Photo Location 30), Looking Northeast. Existing Transmission Line is not Visible.**

**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**



**Figure 103 View from the John J. F. White House (DHR #132-0057; Photo Location 30), Looking South. Existing Transmission Line is not Visible.**

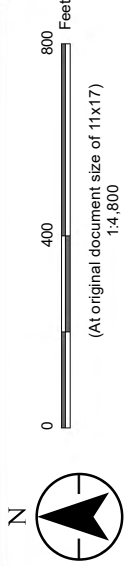


Viewshed Analysis and Photograph Location  
Map for the John J. F. White House  
(DHR #132-0057)

Client/Project  
Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project  
203401607

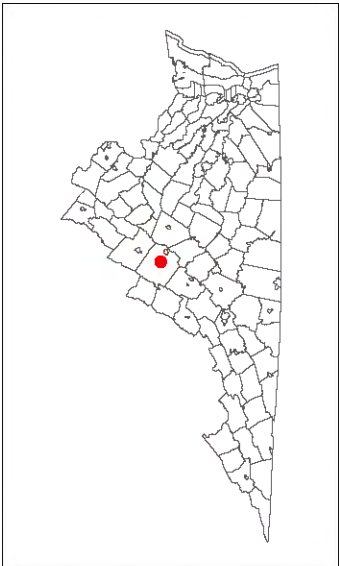
Project Location  
Augusta County and City of Staunton, Virginia  
Prepared by ECI on 2021-09-01  
TR by MGS on 2021-09-30  
IR by SLD on 2021-09-28

Scale  
0 400 800 Feet  
(At original document size of 11x17)  
1:4,800



- Proposed Structure
- Existing Structure to Remain
- Existing Structure to be Replaced
- Photograph Location
- Project Limits
- Architectural Resource
- 0.5-Mile Buffer
- Existing Visible, Proposed Not Visible
- Both Existing and Proposed Visible
- Existing Not Visible, Proposed Visible
- Railroad

Existing Structures to Remain were omitted from this model.



Notes  
1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet  
2. Data Sources: Dominion Energy Virginia, Historic resource data provided by Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)  
3. Viewshed analysis produced from digital elevation model and digital surface model derived from VGIN LIDAR  
4. Orthomage © Bing Maps  
5. Microsoft product screen shot(s) reprinted with permission from Microsoft Corporation





**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

### **3.2.27 Booker T. Washington High School for Coloreds (DHR #132-5011)**

The Booker T. Washington High School for Coloreds was constructed in 1936 and sits on a raised level landscape at the corner of West Johnson, Richardson, and Reservoir streets. The building is surrounded by a lawn with a paved parking lot and basketball court to the east of the lot. The rear of the school is accessed by driveways off Reservoir Street and West Johnson Street. Several large trees are also present on the property. Between the resource and the existing transmission line are residential neighborhoods and commercial development with trees located on most lots (Appendix B). The school was designed by the architect Raymond V. Long in the Art Deco style. The building is constructed of brick with cast stone decorative accent. The bricks are laid in a in a stretcher bond pattern with every fourth row in Flemish bond. The roof is flat and features a parapet. In 1960, the building was extended to the south with the addition of the two-story wing. The window openings on the façade of the original block have been reduced and were likely redone when the Staunton Police Department was housed in the building between 1967 and 1986 (Figure 105). The school was listed on the NRHP in 2014 under Criteria A and C for its significance in African American social history and education and for its architectural merit as an example of Art Deco-designed educational building (DHR Site Files; Frazier and Sorrells 2014).




**Figure 105 View of the Booker T. Washington High School for Coloreds (DHR #132-5011), Looking West.**

#### **3.2.27.1 Visual Effect Assessment**

The high school is located within 1.0 mile of the Rebuild Project and at its closest point, is approximately 2,982 feet northwest of the centerline (Appendix B). Photographs during the fieldwork portion of the visual impacts survey were taken from the northeast boundary of the resource looking down Richardson Street.



**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

From the point of survey, under current conditions, the existing transmission line structures (Structure #293/91 through #293/98), which range in height from approximately 100 to 148 feet, were not visible due to distance, tree cover, and the surrounding built environment (Figures 106 and 107). However, during a second  visit to obtain photos for the simulations, it was noted that two structures were visible (Structure #293/97 and #293/98) were visible from the resource (Appendix C – OP 7).

Based upon preliminary design, the proposed replacement structures will range in height from approximately 135 to 145 feet with one structure decreasing in height approximately 8 feet (Structure #293/97) and a maximum height increase of approximately 13 feet (Structure #293/98). Of the eight structures, five will not be rebuilt (Structure #293/91 through #293/95). The viewshed modeling indicates that the existing and proposed structures would be visible from the resource (Figure 108). A photosimulation, utilizing the view to the south from the corner of Ashby and Reservoir streets, however, indicates that two existing structures (Structure #293/97 and #293/98) are visible and the same proposed structures would be visible from the property (Appendix D – OP 7). Structure #293/97, as proposed, will decrease in height by 8 feet while Structure #293/98 will increase in height by 13 feet. Based on the fieldwork, the proposed structure heights, photosimulation, and the viewshed modeling, ***it is anticipated therefore that the Rebuild Project would have a Minimal Visual Impact on the Booker T. Washington High School for Coloreds (DHR #132-5011).***



**Figure 106 View from the Booker T. Washington High School for Coloreds (DHR #132-5011; Photo Location 31), Looking Southeast from Richardson Street. Existing Transmission Line is not Visible.**

**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**



**Figure 107 View from the Booker T. Washington High School for Coloreds (DHR #132-5011; Photo Location 31), Looking Southeast from Richardson Street. Existing Transmission Line is not Visible.**

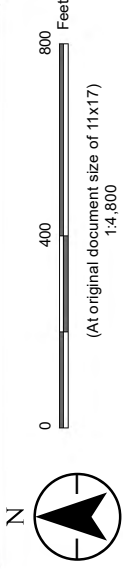


Figure No. 108

Viewshed Analysis and Photograph Location Map for the Booker T. Washington High School for Coloreds (DHR #132-5011)

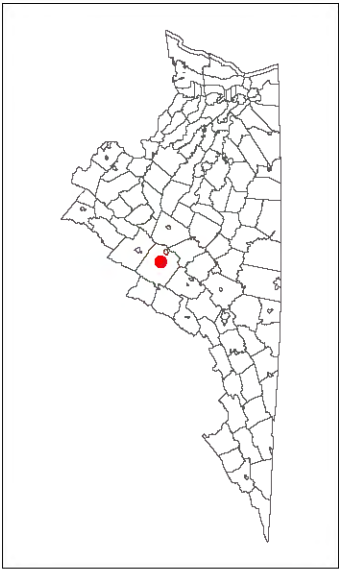
Client/Project  
Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project  
203401607

Project Location  
Augusta County and City of Staunton, Virginia  
Prepared by ECI on 2021-09-01  
TR by MGS on 2021-09-30  
IR by SLD on 2021-09-28



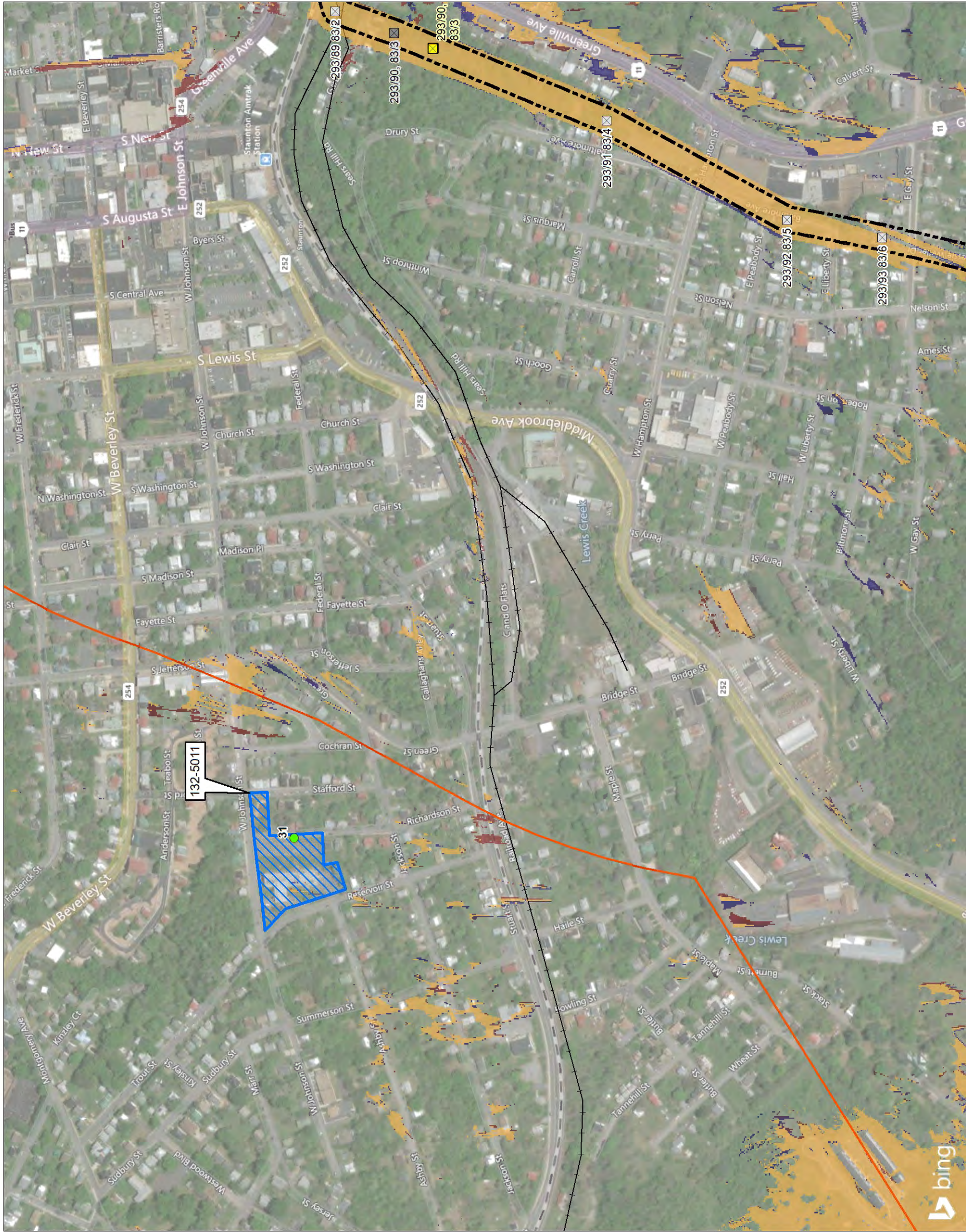
- Proposed Structure
- Existing Structure to Remain
- Existing Structure to be Replaced
- Photograph Location
- Project Limits
- Architectural Resource
- 0.5-Mile Buffer
- Existing Visible, Proposed Not Visible
- Both Existing and Proposed Visible
- Existing Not Visible, Proposed Visible
- Railroad

Existing Structures to Remain were omitted from this model.



Notes

1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet
2. Data Sources: Dominion Energy Virginia, Historic resource data provided by Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)
3. Preparation: Analysis produced from digital elevation model and digital surface model derived from VGIN LIDAR
4. Orthimagery © Bing Maps
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**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

### 3.2.28 Bessie Weller Elementary School (DHR #132-5025)

The Bessie Weller Elementary School sits within an open, relatively level landscape and is surrounded by a lawn and paved parking lots. The school was constructed in 1952 and features a large two-story main block with brick exterior walls and a flat roof with low parapet. The floors on the façade are designed with large banks of windows to let in natural light. A one-story wing with brick exterior walls and a flat roof was constructed to the south of the main block (Figure 109). Several modern additions were added in 2000. The school was determined potentially eligible for listing on the NRHP by VDHR in 2018 (DHR Site Files).



**Figure 109 View of the Bessie Weller Elementary School (DHR #132-5025), Looking Southwest.**

#### 3.2.28.1 Visual Effect Assessment

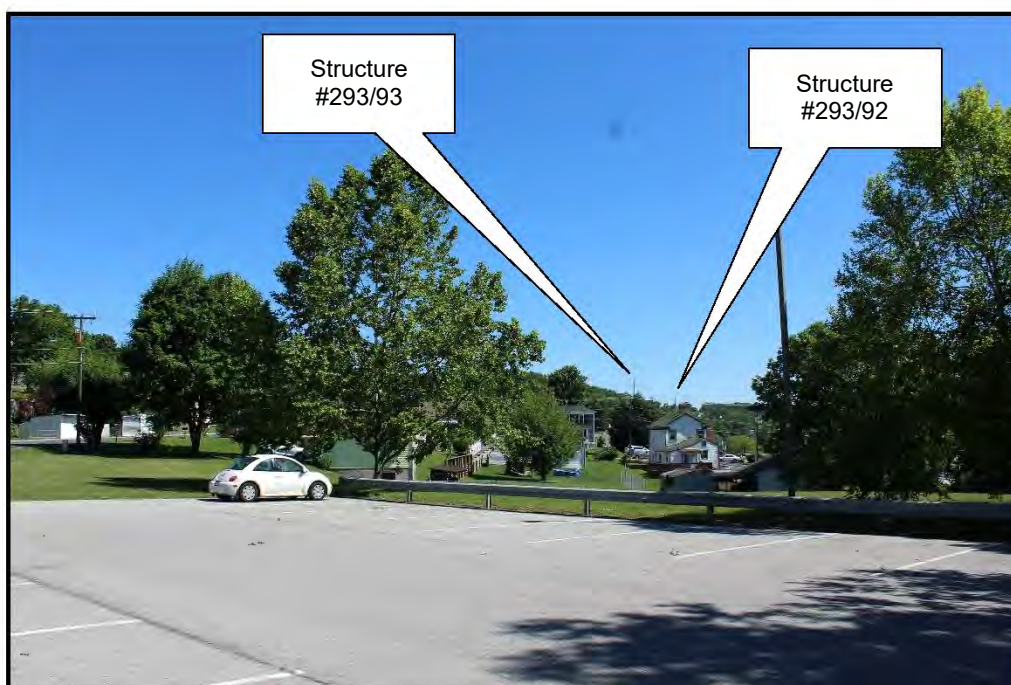
The parcel on which the Bessie Weller Elementary School sits extends into transmission line ROW. The remaining portion of the lot extends to the east and southeast of the line (Appendix B). Under current conditions, the existing transmission line structures (Structure #293/92 through #293/96), which range in height from approximately 100 to 131 feet, are visible from the school in a southwesterly and northerly direction (Figures 110 and 111). Based upon preliminary design, Structure #293/92 through #293/95 will not be replaced and therefore, alter the viewshed. The viewshed modeling conducted for the Rebuild Project indicates that the resource may have visibility of existing and proposed Structure #293/96, which has an existing height of 126 feet and proposed height of 135 feet, an increase of 9 feet (Figure 111). No simulation was prepared for this potentially eligible resource. Based on the fieldwork, the proposed structure height, and the viewshed modeling, ***it is anticipated that the Rebuild Project would have a Minimal Visual Impact on the Bessie Weller Elementary School (DHR #132-5025).***



**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**



**Figure 110 View from the Bessie Weller Elementary School (DHR #132-5025; Photo Location 32), Looking Southwest. Existing Transmission Line is Visible.**



**Figure 111 View from the Bessie Weller Elementary School (DHR #132-5025; Photo Location 33), Looking North. Existing Transmission Line is Visible.**



Figure No.

112

Title

**Viewshed Analysis and Photograph Location Map for the Bessie Weller Elementary School (DHR #132-5025)**

Client/Project 203401607

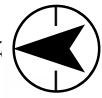
Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project

Prepared by ECI on 2021-09-01  
TR by MGS on 2021-09-30  
IR by SLD on 2021-09-28

Project Location

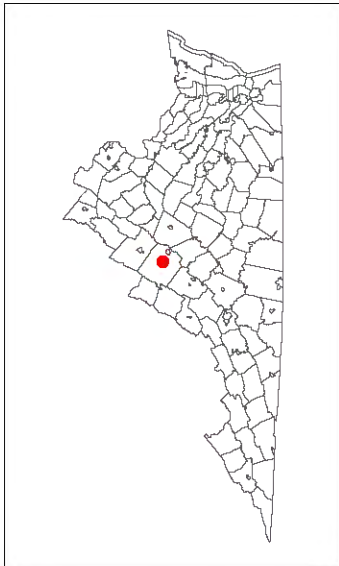
Augusta County and City of Staunton, Virginia

N



- Existing Structure to Remain
- Existing Structure to be Replaced
- Proposed Structure
- Photograph Location
- Project Limits
- Architectural Resource
- 0.5-Mile Buffer
- Existing Visible, Proposed Not Visible
- Both Existing and Proposed Visible
- Existing Not Visible, Proposed Visible
- Railroad

Existing Structures to Remain were omitted from this model.



**Notes**

1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet
2. Data Sources: Dominion Energy Virginia, Historic resource data provided by Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)
3. Viewshed analysis was produced from digital elevation model and digital surface model derived from VGIN LIDAR
4. Orthomagey © Bing Maps
5. Microsoft product screen shot(s) reprinted with permission from Microsoft Corporation





**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

### **3.3 HISTORIC DISTRICTS CONSIDERED**

Seven NRHP-listed historic districts, Virginia School for the Deaf and Blind Historic District (DHR #132-0008), Wharf Area Historic District (DHR #132-0014), Beverley Historic District (DHR #132-0024), Newtown Historic District (DHR #132-0034), Gospel Hill Historic District (DHR #132-0035), Stuart Addition Historic District (DHR #132-0036), and the Montgomery Hall Park Historic District (DHR #132-5023), are located within 1.0 mile of the Rebuild Project and were therefore considered for visual effects per DHR guidelines. The resources are further described below along with a discussion and recommendation of potential effects as a result of the project.

#### **3.3.1 Virginia School for the Deaf and Blind Historic District (DHR #132-0008)**

The campus of the Virginia School for the Deaf and Blind comprises 42.8 acres with the historic buildings set on top of a hill overlooking Staunton. The buildings are surrounded by a manicured lawn dotted by mature trees. Access drives and paved parking lots are present throughout the site (Appendix B). The Virginia School for the Deaf and Blind was established by an act of the Virginia General Assembly in 1838. The oldest building located on the campus is the Administration Building which was constructed in 1845. The imposing brick building is designed in the Greek Revival style and is three stories with a temple front portico centered on the façade (Figure 113). The campus also includes an 1854 chapel and school, a health clinic constructed around 1900, a Craftsman-style dwelling built in 1948, three additional dwellings constructed in 1930 and 1934, classroom buildings built in 1908, 1914, 1928, 1935 and 1950, a 1930s garage, and a gymnasium constructed in 1951. The district was listed on the NRHP in 1969 for its significance in education, social history, and its architectural merit. In 2007, the proposed boundary expansion was determined eligible, and the Period of Significance revised to 1951 (DHR Site Files; Virginia Historic Landmarks Commission 1969b).

**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**



**Figure 113 View of the Main Hall at the Virginia School for the Deaf and Blind (DHR #132-5025), Looking North.**

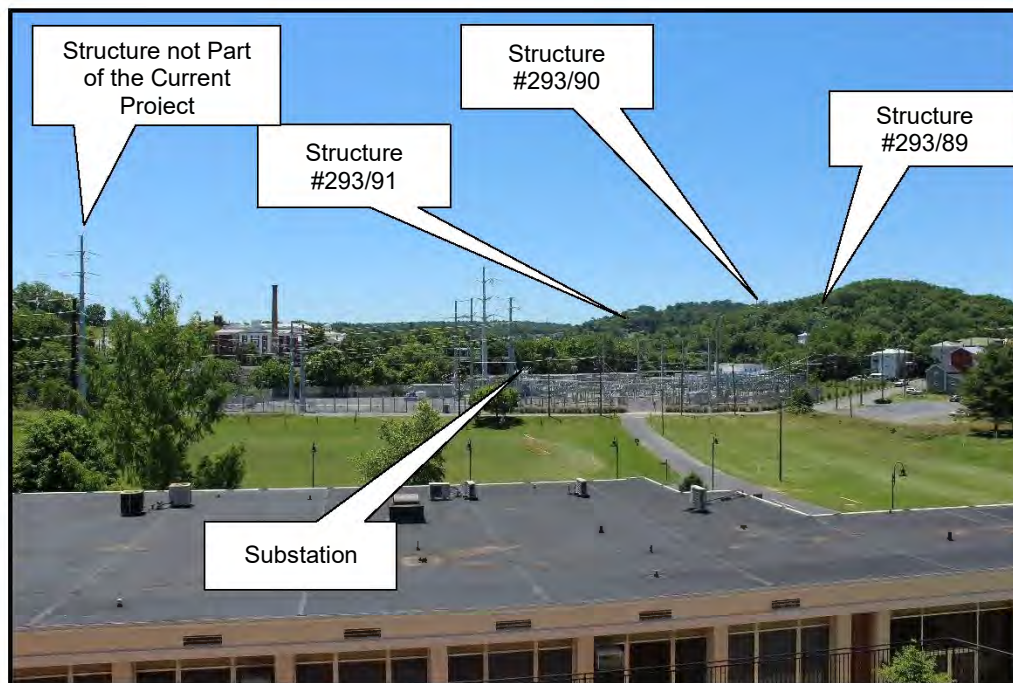
### 3.3.1.1 Visual Effect Assessment

The school is located within 0.5 mile of the Rebuild Project and at its closest point, is approximately 153 feet northeast of the centerline (Appendix B). Photographs for the fieldwork portion of the visual impacts evaluation were taken from an access road within the southwestern section of the campus. Under current conditions, the existing substation and transmission line structures (Structure #293/87A through #293/91), which range in height from approximately 97 to 131 feet, were visible in a southerly direction (Figure 114).

Based upon preliminary design, only Structure #293/91 will be replaced and will have a proposed height of 130 feet, representing a 6-foot increase in height over the existing structure. The viewshed modeling indicates that proposed Structure #293/90 would be visible from the resource (Figure 115). A photosimulation, utilizing the view to the southwest from VSDB Drive indicates that the existing structures (Structure #293/87A through #293/91) are visible and the existing structures and proposed Structure #293/90 would be visible from the property (Appendix C – OP 18). Based on the fieldwork, the proposed structure height, photosimulation, and the viewshed modeling, ***it is anticipated that the Rebuild Project would have a Minimal Visual Impact on the Virginia School for the Deaf and Blind Historic District (DHR #132-0008).***



**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**



**Figure 114 View from the Virginia School for the Deaf and Blind Historic District (DHR #132-0008; Photo Location 34), Looking South. Existing Transmission Line and Substation are Visible.**



Figure No.

115

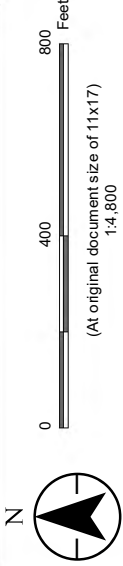
Title

**Viewshed Analysis and Photograph Location Map for the Virginia School for the Deaf and Blind Historic District (DHR #132-0008)**

Client/Project 203401607

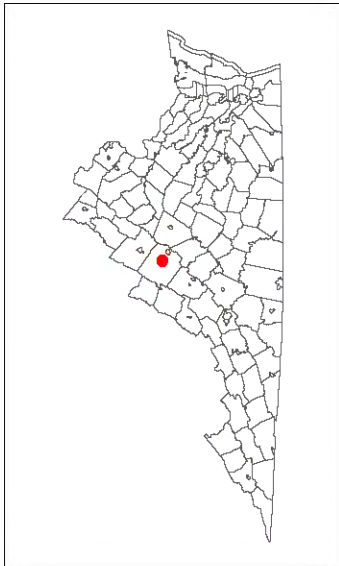
Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project

Project Location  
Augusta County and City of Staunton, Virginia  
Prepared by ECI on 2021-09-01  
TR by JMH on 2021-09-30  
IR by CPG on 2021-09-30



- Substation
- Existing Structure to Remain
- Existing Structure to be Replaced
- Proposed Structure
- Photograph Location
- Project Limits
- Architectural Resource
- 0.5-Mile Buffer
- Existing Visible, Proposed Not Visible
- Both Existing and Proposed Visible
- Existing Not Visible, Proposed Visible
- Railroad

Existing Structures to Remain were omitted from this model.



Notes  
1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet  
2. Data Sources: Dominion Energy Virginia, Historic resource data provided by Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)  
3. Viewshed analysis was produced from digital elevation model and digital surface model derived from VGIN LIDAR  
4. Orthimagery © Bing Maps  
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**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

### 3.3.2 Wharf Area Historic District (DHR #132-0014)

The Wharf Area Historic District comprises an area of compact warehouses and commercial buildings at the base of Sears Hill. The district is roughly bounded by Mill Street, Byers Street and extends to include the buildings on the south side of Middlebrook Avenue and a section of the railroad tracts. The buildings within the district include late nineteenth century brick warehouses, the passenger station and freight depot, and two- and three-story late nineteenth century commercial buildings (Figure 116). The district was listed on the NRHP in 1972, with an update in 1982, for its significance in late nineteenth to early twentieth century industrial, commercial, and transportation history as well as for its significance in urban planning and for its architectural merit (DHR Site Files; Virginia Historic Landmarks Commission 1971).



**Figure 116 Streetscape of the Wharf District (DHR #132-0014), Looking Southwest.**

#### 3.3.2.1 Visual Effect Assessment

The Wharf Historic District is located within 0.5 mile of the Rebuild Project and at its closest point, the resource is approximately 301 feet northwest of the centerline (Appendix B). Under current conditions, the existing transmission line structures (Structure #293/87A through #293/91), which range in height from approximately 97 to 131 feet, are not visible (Figures 117 and 118).

Based upon preliminary design, only Structure #293/90 will be replaced and will have a proposed height of 130 feet, representing a 6-foot height increase over the existing structure. The viewshed modeling also indicates that the proposed structure would not be visible from the resource (Figure 119). A photosimulation, utilizing the view to the south, confirms the finding of the fieldwork and the viewshed

**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

modeling for this resource (Appendix C – OP 21). Based on the fieldwork, the proposed structure height, photosimulation, and the viewshed modeling, ***it is anticipated that the Rebuild Project would have No Visual Impact on the Wharf Historic District (DHR #132-0014).***



**Figure 117 View from the Wharf District (DHR #132-0014; Photo Location 35), Looking East. Existing Transmission Line is not Visible.**



**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**



**Figure 118 View from the Wharf District (DHR #132-0014; Photo Location 36), Looking Southeast. Existing Transmission Line is not Visible.**



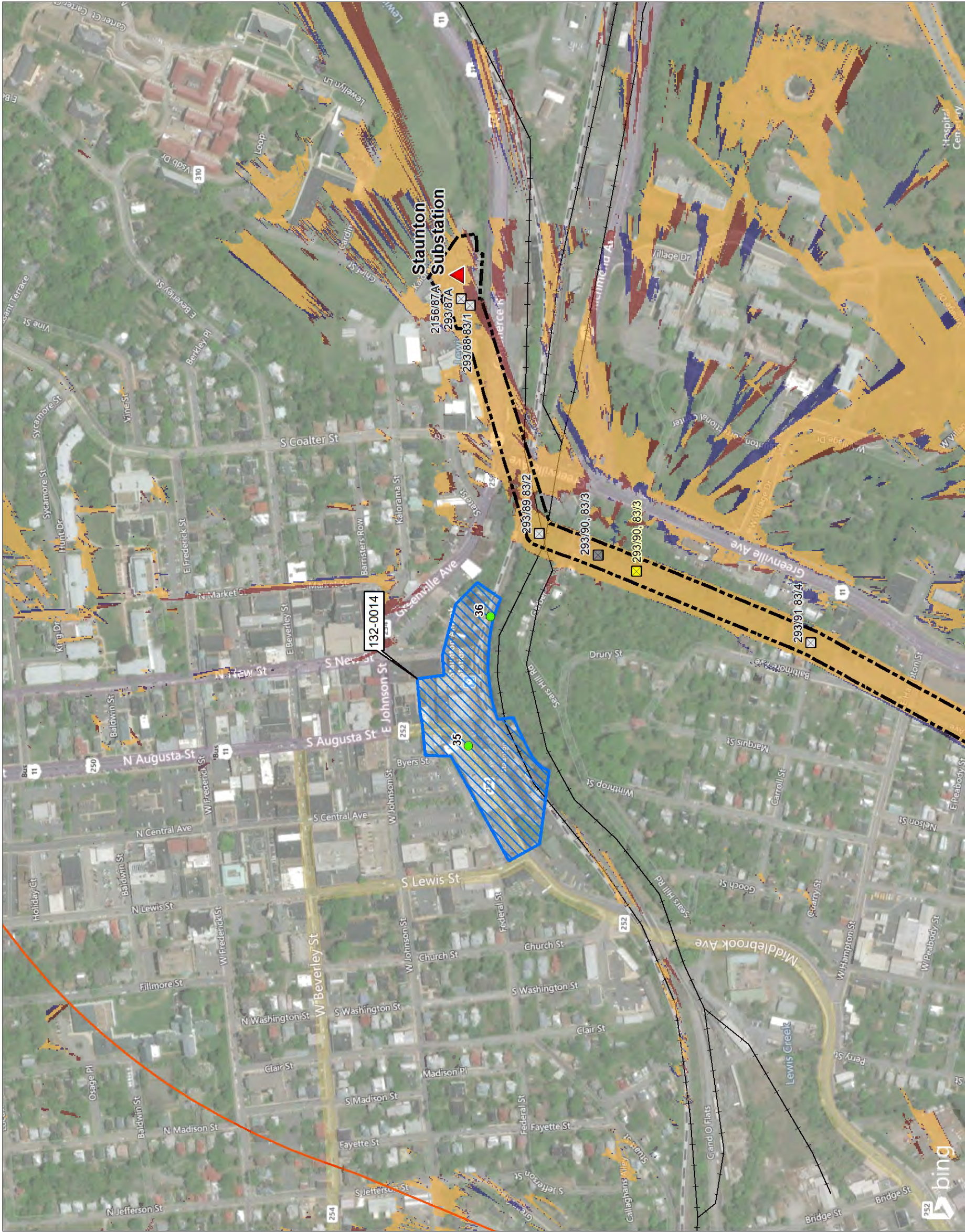
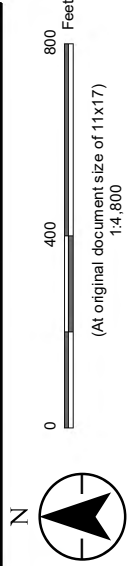


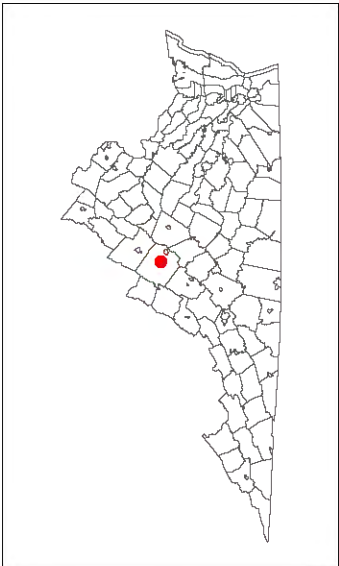
Figure No. 119  
Title  
**Viewshed Analysis and Photograph Location Map for the Wharf Area Historic District (DHR #132-0014)**

Client/Project  
Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project  
203401.607  
Prepared by ECL on 2021-09-01  
TR by JMH on 2021-09-30  
IR by CPG on 2021-09-30  
Project Location  
Augusta County and City of Staunton, Virginia



- Substation
- Existing Structure to Remain
- Existing Structure to be Replaced
- Proposed Structure
- Photograph Location
- Project Limits
- Architectural Resource
- 0.5-Mile Buffer
- Existing Visible, Proposed Not Visible
- Both Existing and Proposed Visible
- Existing Not Visible, Proposed Visible
- Railroad

Existing Structures to Remain were omitted from this model.



Notes  
1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet  
2. Data Sources: Dominion Energy Virginia, Historic resource data provided by Virginia  
3. Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)  
4. Orthorectified imagery from Bing Maps  
5. Microsoft product screen shot(s) reprinted with permission from Microsoft Corporation





**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

### 3.3.3 Beverley Historic District (DHR #132-0024)

The Beverley Historic District comprises approximately 150 buildings within 30 acres of the commercial downtown area of Staunton. The district reflects the commercial growth of the city from the early nineteenth to the early twentieth century. The buildings within the district include predominately Victorian styles with buildings also designed in the Classical Revival and Italianate styles while others are more vernacular in interpretation constructed in stone and brick (Figure 120). A number of the facades of the buildings were restored in the late twentieth century as part of Staunton's façade improvement program. The district was listed on the NRHP in 1982, with addendums in 2018 and 2021, for its significance in eighteenth through early twentieth century commerce, politics and government, settlement, and agriculture as well as for its architectural merit (DHR Site Files; Frazier 1979).



**Figure 120 Streetscape of the Beverley Historic District (DHR #132-0024).**

#### 3.3.3.1 Visual Effect Assessment

The Beverley Historic District is located within 0.5 mile of the Rebuild Project and at its closest point, the resource is approximately 286 feet northwest of the centerline (Appendix B). Photographs were taken at several locations throughout the district. Of the existing transmission line structures in the vicinity of the resource (Structure #293/87A through #293/91), which range in height from approximately 97 to 131 feet, only Structure #293/90 was visible from the intersection of N New and W Frederick streets. The existing structures were not visible from the remaining points of survey within the historic district (Figures 121 and 122).

**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

Based upon preliminary design, only Structure #293/90 will be replaced and will have a proposed height of 130 feet, representing a 6-foot increase in height of the existing structure. The viewshed modeling indicates that the proposed structures would only be visible from the resource along N Market Street, an area along N New Street near W Frederick Street, and in the area of Greenville Avenue and W Johnson Street (Figure 123). Photosimulations prepared for the historic district in three locations (Appendix C – OP 22, OP 23, OP 31) indicate proposed Structure #293/90 will be visible along N New Street near W Frederick Street (OP 31) but not from the other two photograph locations. Based on the fieldwork, the proposed structure height, photosimulations, and the viewshed modeling, ***it is anticipated that the Rebuild Project would have a Minimal Visual Impact on the Beverley Historic District (DHR #132-0024).***



**Figure 121 View from the Beverley Historic District (DHR #132-0024; Photo Location 37) at the Intersection of Frederick and New Streets, Looking Southeast. Existing Transmission Line is Visible.**



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#293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON,  
VIRGINIA**



**Figure 122 View from the Beverley Historic District (DHR #132-0024; Photo Location 38)  
at the Intersection of Beverley and Augusta Streets, Looking Southeast. Existing  
Transmission Line is not Visible.**

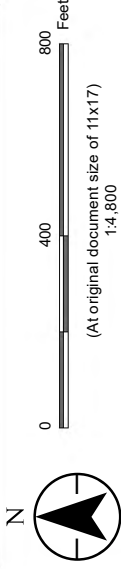


Figure No.  
123

**Viewshed Analysis and Photograph Location Map for the Beverley Historic District (DHR #132-0024)**

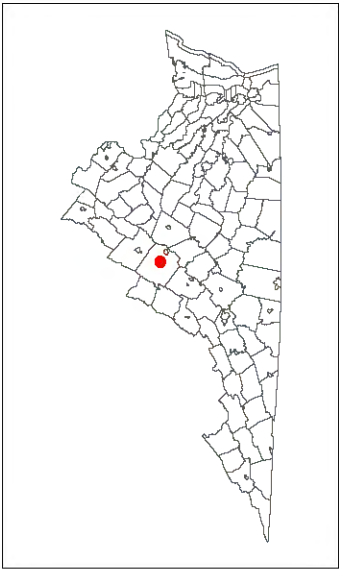
**Client/Project**  
Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project  
203401607

**Project Location**  
Augusta County and City of Staunton, Virginia  
Prepared by ECL on 2021-09-01  
TR by MGS on 2021-09-30  
IR by SLD on 2021-09-28

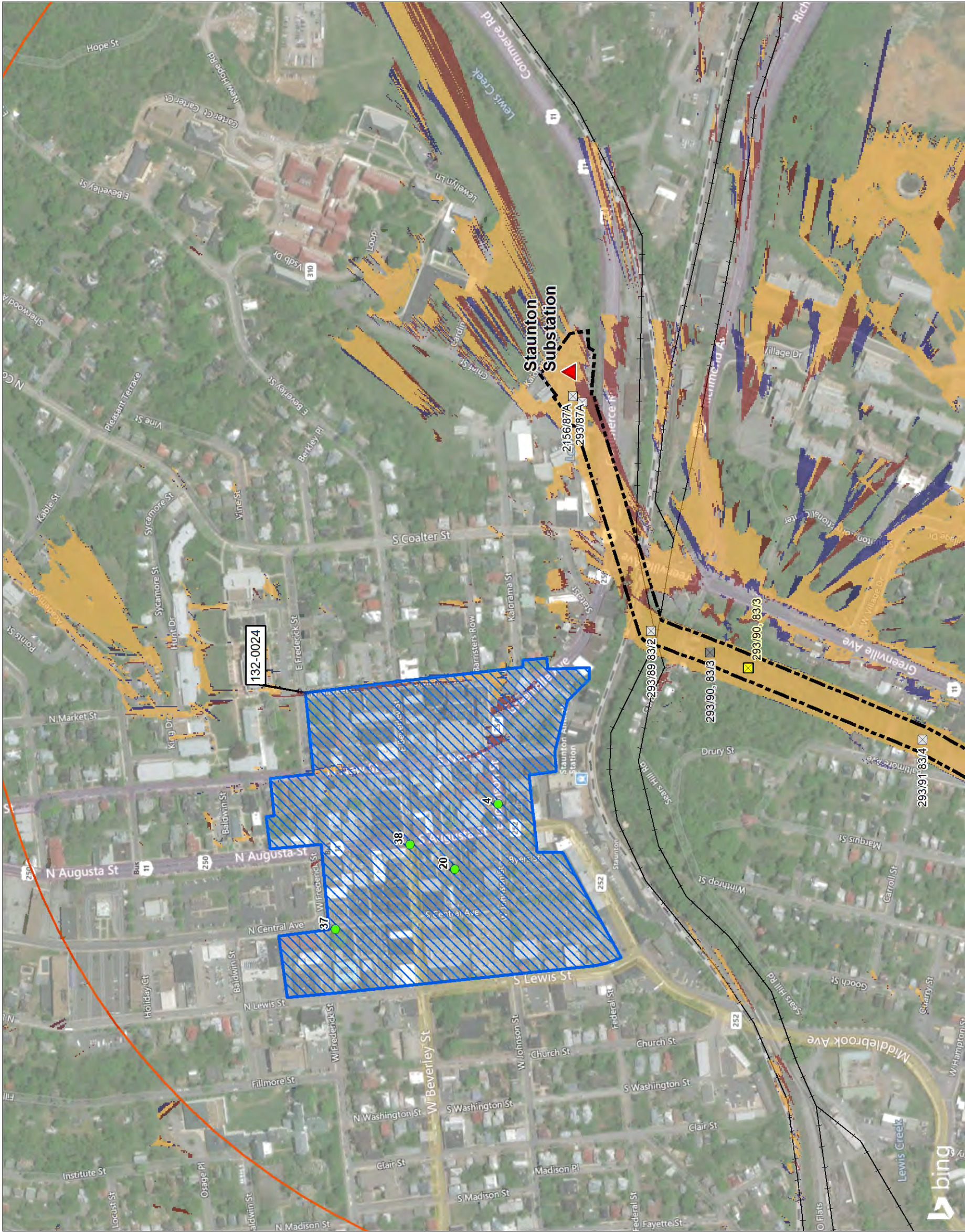


- Substation
- Proposed Structure
- Existing Structure to Remain
- Existing Structure to be Replaced
- Photograph Location
- Project Limits
- Architectural Resource
- 0.5-Mile Buffer
- Existing Visible, Proposed Not Visible
- Both Existing and Proposed Visible
- Existing Not Visible, Proposed Visible
- Railroad

Existing Structures to Remain were omitted from this model.



**Notes**  
1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet  
2. Data Sources: Dominion Energy Virginia, Historic resource data provided by Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)  
3. Viewshed analysis produced from digital elevation model and digital surface model derived from VGIN LIDAR  
4. Orthimagery © Bing Maps  
5. Microsoft product screen shot(s) reprinted with permission from Microsoft Corporation





**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

### **3.3.4 Newtown Historic District (DHR #132-0034)**

The Newtown Historic District encompasses approximately 161 acres of residential neighborhoods to the west and northwest of Staunton's historic downtown. The landscape of the district features hills with manicured lawns and mature trees. The district also includes the NRHP-listed Stuart Hall School (DHR 132-0011) and Trinity Episcopal Church (DHR #132-0007). The historic district has two distinct areas: the southern third comprising late eighteenth and early nineteenth century residences, including several large dwellings built by Staunton's wealthy families, and the remaining two-thirds of later dwellings constructed during the late nineteenth century to early twentieth century. Architectural styles range from Neo-Classical to Greek Revival to more modest twentieth century bungalows. As a cohesive and architecturally intact residential area, the district was listed on the NRHP in 1983 under C for its architectural merit as well as for its significance in education and religion by the location of the Stuart Hall School and Trinity Episcopal Church within its bounds (DHR Site Files; McCue 1983a).

#### **3.3.4.1 Visual Effect Assessment**

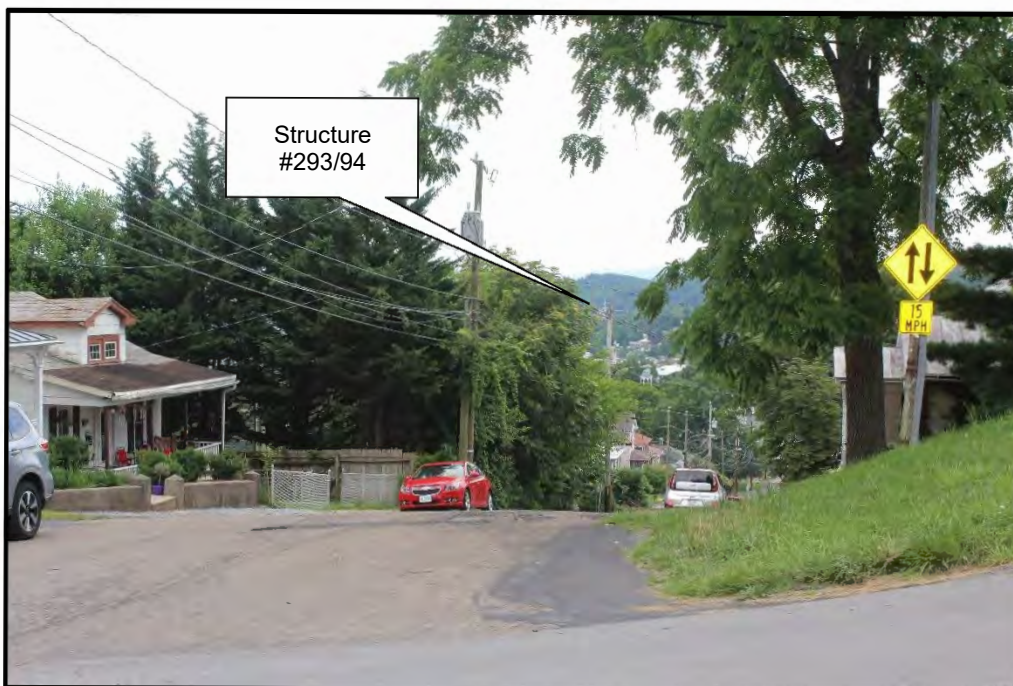
The Newtown Historic District is located within 1.0 mile of the Rebuild Project and at its closest point, the resource is approximately 1,240 feet northwest of the centerline (Appendix B). Under current conditions, the existing transmission line structures (Structure #293/89 through #293/97 and Structure #293/105), which range in height from approximately 100 to 148 feet, are visible from locations in the eastern section of the district based on the points of survey during the fieldwork (Figures 125-127).

Based upon preliminary design, the only structures in the vicinity of the resource that will be replaced are structures #293/90, #293/96, #293/97 and #293/105. The proposed structure heights will range from approximately 130 to 140 feet with a maximum height increase of 9 feet (Structure #293/96) and Structure #293/93 decreasing by of 8 feet. Structure #293/89 and #293/91 through #293/95 will not be replaced. The modeling indicated that the proposed structures would only be visible from the resource along Stuart Street west of Fayette Street, in the vicinity of Osage Place, and from the northeastern corner of Thornrose Cemetery (Figure 130). Photosimulations prepared for the historic district in four locations (Appendix C – OP 8 and OP 24 - 26) indicate existing structure #293/87A will be slightly visible along W Frederick Street (OP 25) and from the northeast corner of Thornrose Cemetery (OP 8), in which Structure #293/105 is visible, but not from the other two photograph locations. Based on the fieldwork, the proposed structure heights, photosimulations, and the viewshed modeling, ***it is anticipated that the Rebuild Project would have a Minimal Visual Impact on the Newtown Historic District (DHR #132-0034).***

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**Figure 124 View from the Newtown Historic District (DHR #132-0034; Photo Location 39) at the Intersection of Filmore and Frederick Streets, Looking Southeast. Existing Transmission Line is not Visible.**



**Figure 125 View from the Newtown Historic District (DHR #132-0034; Photo Location 40) at the Intersection of Madison and Jefferson Streets, Looking Southeast. Existing Transmission Line is Visible.**



**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**



**Figure 126 View from the Newtown Historic District (DHR #132-0034; Photo Location 41) along Fayette Street, Looking Southeast. Existing Transmission Line is Visible.**



**Figure 127 View from the Newtown Historic District (DHR #132-0034; Photo Location 42) at the Intersection of Madison and Johnson Streets, Looking Southeast. Existing Transmission Line is Visible.**



**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**



**Figure 128 View from the Newtown Historic District (DHR #132-0034; Photo Location 43) at the Intersection of Stuart Street and Callahan's Alley, Looking Southwest. Existing Transmission Line is not Visible.**



**Figure 129 View from the Newtown Historic District (DHR #132-0034; Photo Location 44) along Frederick Street Northeast of Beverley Street, Looking Southwest. Existing Transmission Line is not Visible.**



Figure No.

130

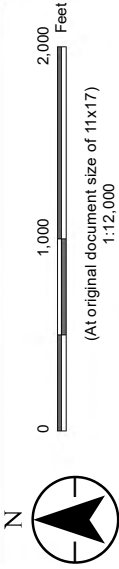
Title

Viewshed Analysis and Photo Location Map  
for the Newtown Historic District  
(DHR #132-0034)

Client/Project 203401607

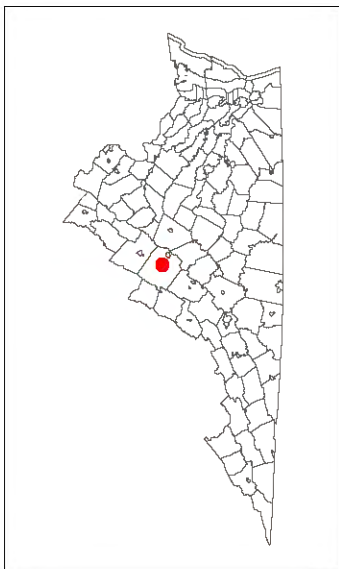
Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project

Project Location  
Augusta County and City of Staunton, Virginia  
Prepared by ECI on 2021-09-01  
TR by MGS on 2021-09-30  
IR by SLD on 2021-09-28

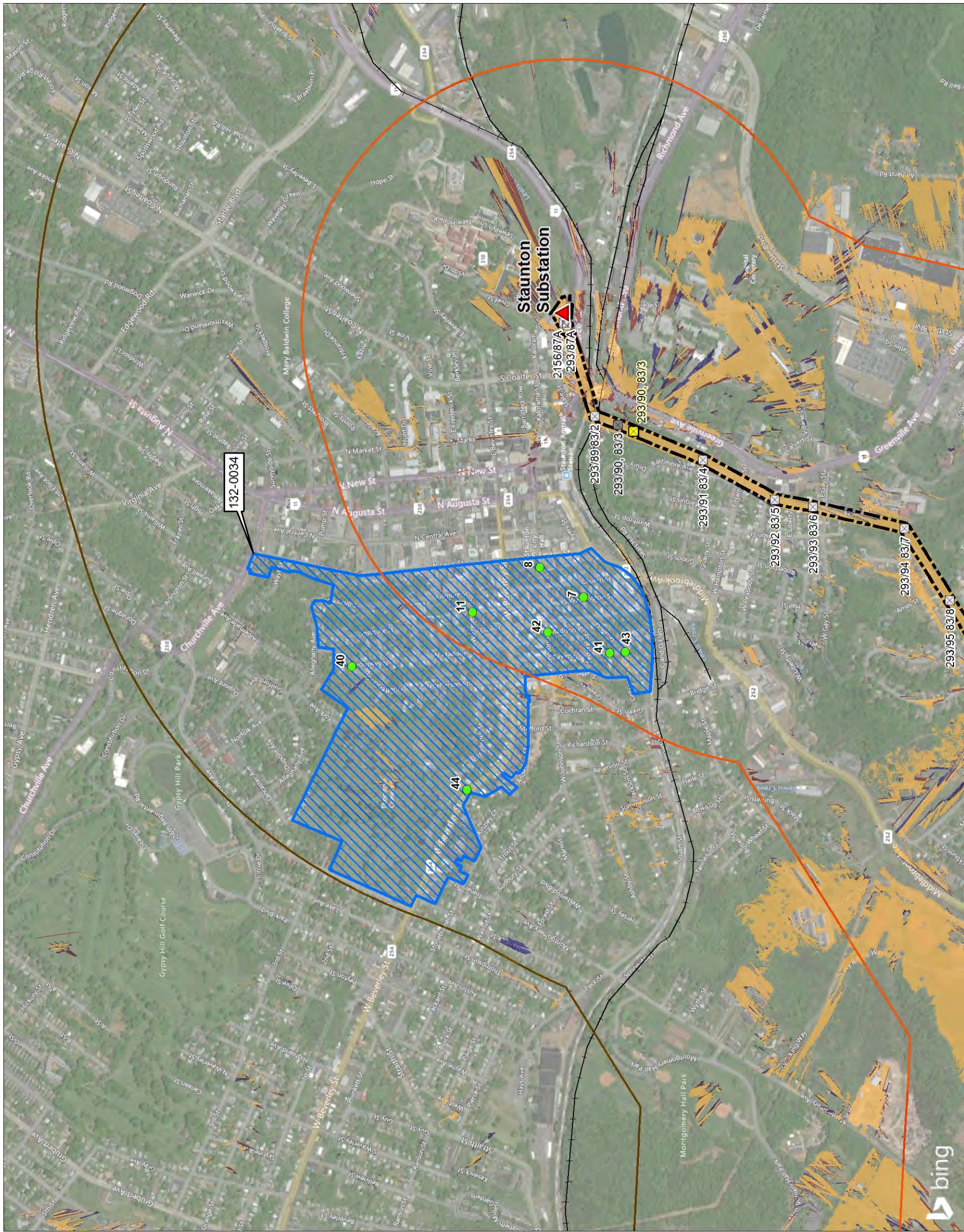


- Substation
- Proposed Structure
- Existing Structure to Remain
- Existing Structure to be Replaced
- Photograph Location
- Project Limits
- Architectural Resource
- 0.5-Mile Buffer
- 1-Mile Buffer
- Existing Visible, Proposed Not Visible
- Both Existing and Proposed Visible
- Existing Not Visible, Proposed Visible
- Railroad

Existing Structures to Remain were omitted from this model.



Notes  
1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet  
2. Data Sources: Dominion Energy Virginia, Historic resource data provided by Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)  
3. Viewshed Analysis: Produced from digital elevation model and digital surface model derived from VGIN LIDAR  
4. Orthomage: Bing Maps  
5. Microsoft product screen shot(s) reprinted with permission from Microsoft Corporation





**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

### **3.3.5 Gospel Hill Historic District (DHR #132-0035)**

The Gospel Hill Historic District is located to the east/northeast of Staunton's central business district. The district comprises approximately 68 acres of residential neighborhoods within an undulating landscape. Due to the landscape, retaining walls, mainly stone construction, are present along the front boundary of most of the residences (Figure 131). The residences date from around 1840 to 1930 and vary in size and style from mansions to more modest dwellings. Architectural styles within the district include Greek Revival, Italianate, Richardsonian Romanesque, Shingle, Queen Anne, Gothic Revival, Tudor Revival and Colonial Revival as well as early twentieth century bungalows. A number of individually NRHP-listed buildings are present within the district (see above) and include the Manse/Woodrow Wilson Birthplace (DHR #132-0004), the Arista Hoge House/Kalorama (DHR #132-0015), The Oaks (DHR #132-0021), Oakdene (DHR #132-0027), the J. C. M. Merrilat House (DHR #132-0028), Catlett House (DHR #132-0032), and the Thomas J. Michie House (DHR #132-0033). The district was listed on the NRHP in 1985 under Criteria A and C for its significance in education, engineering, law, politics, religion, and social history as well as for its architectural merit (DHR Site Files; McCue 1983b).



**Figure 131 Streetscape of Gospel Hill Historic District (DHR #132-0035) along Kalorama Street.**

#### **3.3.5.1 Visual Effect Assessment**

The Gospel Hill Historic District is located within 1.0 mile of the Rebuild Project and at its closest point, the resource is approximately 263 feet northwest of the centerline (Appendix B). Under current conditions, the existing transmission line structures (Structure #293/87A through #293/90), which range in height from approximately 97 to 131 feet, are visible in areas near the line particularly in a southeasterly



**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

direction. Due to the hilly landscape of the district, the existing line was not visible from the remaining survey locations (Figures 132-134).

Based upon preliminary design, only Structure #293/90 will be replaced and will have a proposed height of 130 feet, representing a 6-foot increase over the existing height. The modeling indicates that the proposed structure would only be visible from the resource near its southern end along Kalorama Street, from the vicinity of the Grace Christian High School, and along the district's western boundary of N Market Street (Figure 135).

Photosimulations were prepared for five locations in the historic district (Appendix C – OP 14, OP 16, OP 17, OP 19, and OP 20). Based on the photographs, four of the five locations would not view the Rebuild Project and indicate that existing and proposed structure#293/90 is and will be visible along Kalorama Street. Based on the fieldwork, the proposed structure height, photosimulations, and the viewshed modeling, ***it is anticipated that the Rebuild Project would have a Minimal Visual Impact on the Gospel Hill Historic District (DHR #132-0035).***



**Figure 132 View from the Gospel Hill Historic District (DHR #132-0035; Photo Location 45) near the Intersection of Kalorama and Coalter Streets, Looking Southeast. Existing Transmission Line is Visible.**

**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**



**Figure 133 View from the Gospel Hill Historic District (DHR #132-0035; Photo Location 46) along Beverley Street near the Intersection of Berkley Place, Looking Southwest. Existing Transmission Line is not Visible.**



**Figure 134 View from the Gospel Hill Historic District (DHR #132-0035; Photo Location 47) at the Intersection of Coalter and Kable Streets, Looking South. Existing Transmission Line is not Visible.**



Figure No.

135

Title

Viewshed Analysis and Photograph Location Map for the Gospel Hill Historic District (DHR #132-0035)

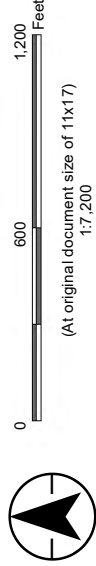
Client/Project

Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project

Project Location

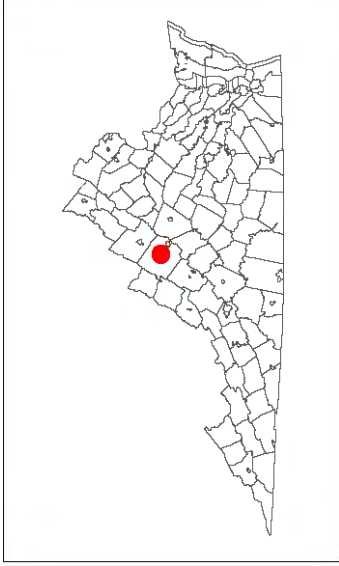
Augusta County and City of Staunton, Virginia

Prepared by ECL on 2021-09-01  
TR by JMH on 2021-09-30  
IR by SLD on 2021-09-28



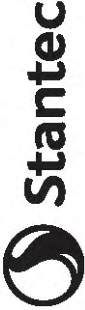
- Substation
- Existing Structure to Remain
- Existing Structure to be Replaced
- Proposed Structure
- Photograph Location
- Project Limits
- Architectural Resource 132-0035
- 0.5-Mile Buffer
- 1-Mile Buffer
- Existing Visible, Proposed Not Visible
- Both Existing and Proposed Visible
- Existing Not Visible, Proposed Visible
- Railroad

Existing Structures to Remain were omitted from this model



Notes

1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet
2. Data Sources: Dominion Energy Virginia, Historic resource data provided by Virginia
3. Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)
4. Orthomageary © Bing Maps
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**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

### **3.3.6 Stuart Addition Historic District (DHR #132-0036)**

The 23.24-acre Stuart Addition Historic District is located directly to the north of and shares a boundary with the Beverley Historic District. Historically known since 1803 as the Stuart Addition, the district comprises a dense assemblage of mainly residential buildings on relatively narrow lots within a rolling landscape (Figure 136). One area along Augusta Street is lined with commercial buildings as well as several churches. The district contains 94 contributing and 11 non-contributing buildings. Although some of the buildings date from the early nineteenth century, a majority were constructed during the late nineteenth and early twentieth century. The earlier buildings within the district are vernacular, however, later building styles include Italianate, Georgian Revival, Gothic Revival, and bungalows. The NRHP-listed C. W. Miller House/Mary Baldwin Music Building (DHR #132-0018) is also located within the district's boundary. The district was listed on the NRHP in 1984 for its significance in education, religion, and social history as well as for its architectural merit (DHR Site Files; McCue 1983c).



**Figure 136 Streetscape of Stuart Addition Historic District (DHR #132-0036) at the Intersection of N Market and Prospect Streets.**

#### **3.3.6.1 Visual Effect Assessment**

The Stuart Addition Historic District is located within 1.0 mile of the Rebuild Project and at its closest point, the resource is approximately 1,489 feet northwest of the centerline (Appendix B). Photographs were taken from select points within the historic district for the purposes of visual impacts evaluation. Under current conditions, the existing transmission line structures (Structure #293/87A through #293/91), which range in height from approximately 97 to 131 feet, were not visible due to tree cover and the surrounding built environment (Figures 137 and 138).



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Based upon preliminary design, only Structure #293/90 will be replaced and will have a proposed height of 130 feet, representing a 6-foot increase over the existing height. According to the viewshed analysis for the district, none of the proposed structures will be visible from the resource (Figure 139). A photosimulation was also prepared for the historic district (Appendix C – OP 9). Based on the photograph, the historic district would not view the Rebuild Project. Based on the fieldwork, the proposed structure height, photosimulations, and the viewshed modeling ***it is anticipated that the Rebuild Project would have No Visual Impact on the Stuart Addition Historic District (DHR #132-0036).***



**Figure 137 View from the Stuart Addition Historic District (DHR #132-0036; Photo Location 48) along New Street, Looking South. Existing Transmission Line is not Visible.**

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#293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON,  
VIRGINIA**



**Figure 138 View from the Stuart Addition Historic District (DHR #132-0036; Photo Location 49) at the intersection of Market and Prospect Streets, Looking Southeast. Existing Transmission Line is not Visible.**



Figure No.

139

Title

Viewshed Analysis and Photograph Location Map for the Stuart Addition Historic District (DHR #132-0036)

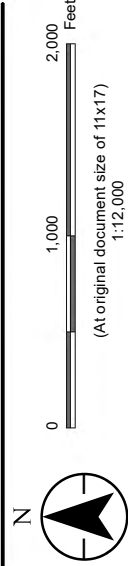
Client/Project

Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project

Project Location

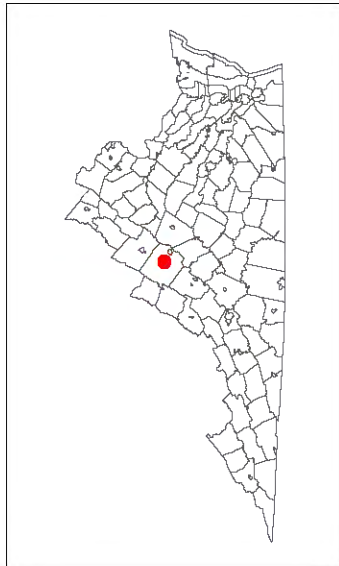
Augusta County and City of Staunton, Virginia

Prepared by ECI on 2021-09-01  
TR by MGS on 2021-09-30  
IR by SLD on 2021-09-28

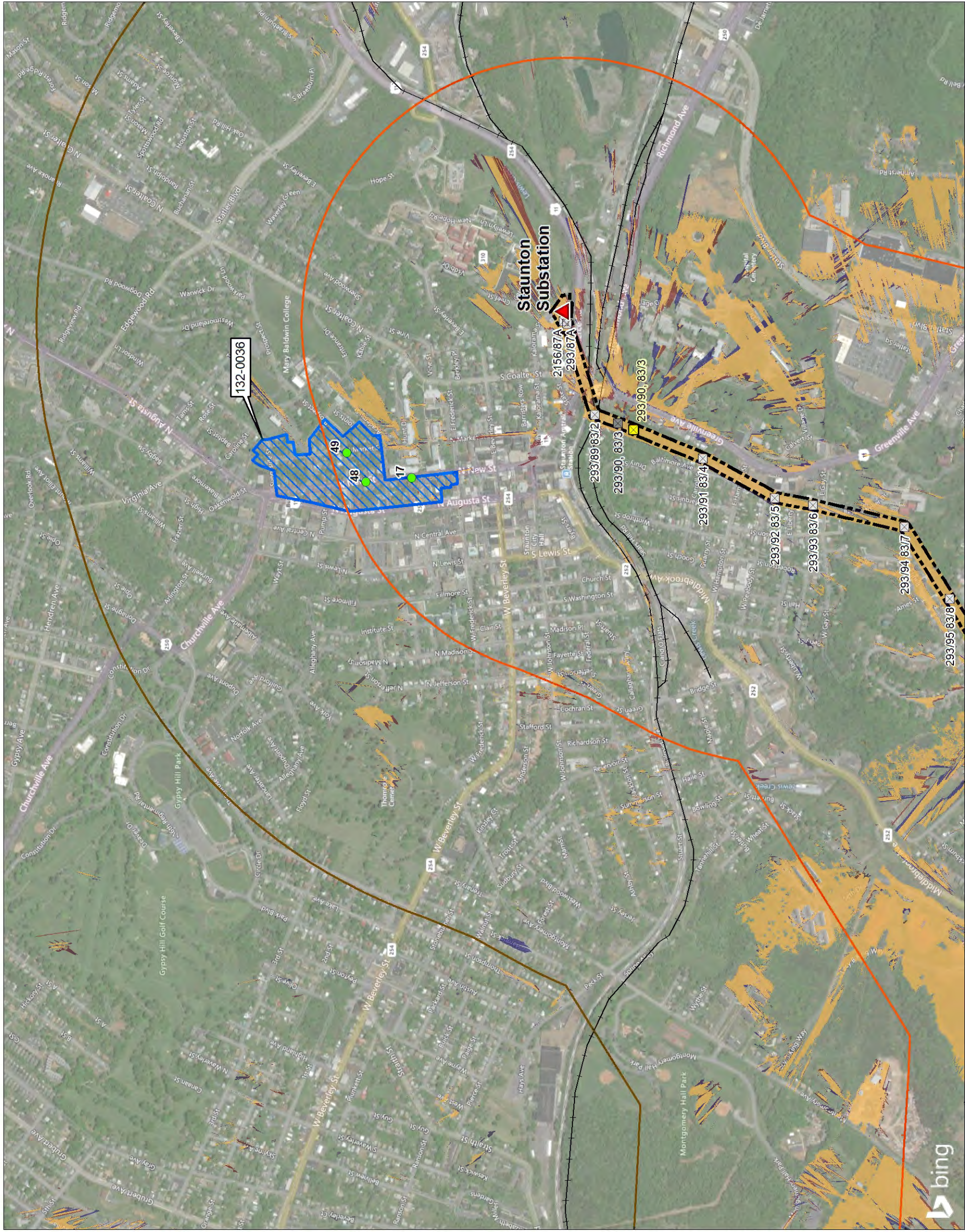


- Substation
- Proposed Structure
- Existing Structure to Remain
- Existing Structure to be Replaced
- Photograph Location
- Project Limits
- Architectural Resource
- 0.5-Mile Buffer
- 1-Mile Buffer
- Existing Visible, Proposed Not Visible
- Both Existing and Proposed Visible
- Existing Not Visible, Proposed Visible
- Railroad

Existing Structures to Remain were omitted from this model.



- Notes
1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet
  2. Data Sources: Dominion Energy Virginia, Historic resource data provided by Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)
  3. Viewshed analysis produced from digital elevation model and digital surface model derived from VGIN LIDAR
  4. Orthomagey © Bing Maps
  5. Microsoft product screen shot(s) reprinted with permission from Microsoft Corporation





**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

### **3.3.7 Montgomery Park Historic District (DHR #132-5023)**

Montgomery Hill Park was established as an African American recreational facility in 1946 and comprises 148 acres of woodlands, playing fields, picnic areas, and a swimming pool and became one of Staunton's most important social areas for the community's black population. The park also includes the 1822 residence known as Montgomery Park built for John Howe Payton. In 1907, the architectural firm of T. J. Collins and Son transformed the Classical Revival residence into one of the largest country houses designed in the Colonial Revival style in Staunton after the residence was gutted by fire. The park was integrated in 1956 and in 1978, the dwelling was converted to office space for the City of Staunton's Parks and Recreation department. The district was listed on the NRHP in 2018 under Criteria A and C for its importance in the social, recreational and ethnic heritage history as well as its architectural merit with a period of significance from 1821 to 1847 and from 1907 to 1967 (DHR Site Files; Frazier et al. 2017).

#### **3.3.7.1 Visual Effect Assessment**

The Montgomery Hill Park Historic District is located within 1.0 mile of the Rebuild Project and at its closest point is approximately 2,952 feet north/northwest of the centerline (Appendix B). Photographs were taken from select points within the historic district and under current conditions, the existing transmission line structures (Structure #293/94 through #293/98), which range in height from approximately 117 to 148 feet, were not visible due to tree cover (Figures 140 and 141).

Based upon preliminary design, only Structure #293/96 through #293/98 will be replaced. The proposed replacement structures will range in height from approximately 130 to 140 feet with a maximum height increase of 9 feet (Structure #293/96) and Structure #293/98 decreasing in height by 8 feet. The viewshed modeling indicates that the proposed structures would only be visible from the resource in a small area in the southwest section of the resource (Figure 142). The photosimulation prepared for the historic district (Appendix C – OP 3) also indicates that from the point of survey within a paved parking lot, the Rebuild Project would not be visible due to tree cover. Based on the fieldwork, the proposed structure heights, photosimulation, and the viewshed modeling ***it is anticipated that the Rebuild Project would have a Minimal Visual Impact on the Montgomery Hall Park Historic District (DHR #132-5023).***



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**Figure 140 View from the Montgomery Hall Park Historic District (DHR #132-5023; Photo Location 50), Looking Northeast. Existing Transmission Line is not Visible.**



**Figure 141 View from the Montgomery Hall Park Historic District (DHR #132-5023; Photo Location 51), Looking East. Existing Transmission Line is not Visible.**

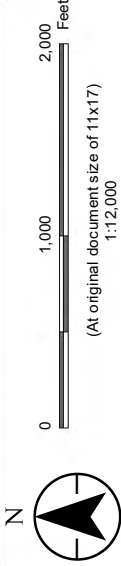


Figure No.  
142

**Viewshed Analysis and Photograph Location Map for the Montgomery Hall Park Historic District (DHR #132-5023)**

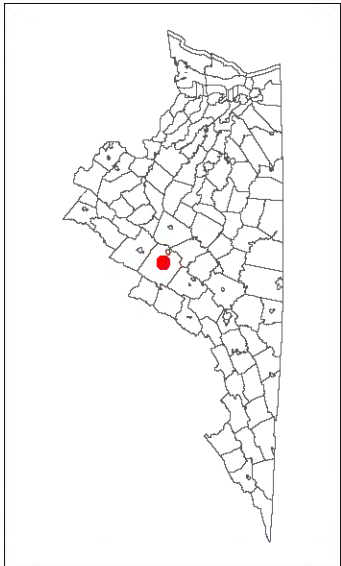
**Client/Project**  
Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project

**Project Location**  
Augusta County and City of Staunton, Virginia  
Prepared by ECI on 2021-09-01  
TR by MGS on 2021-09-30  
IR by SLD on 2021-09-28

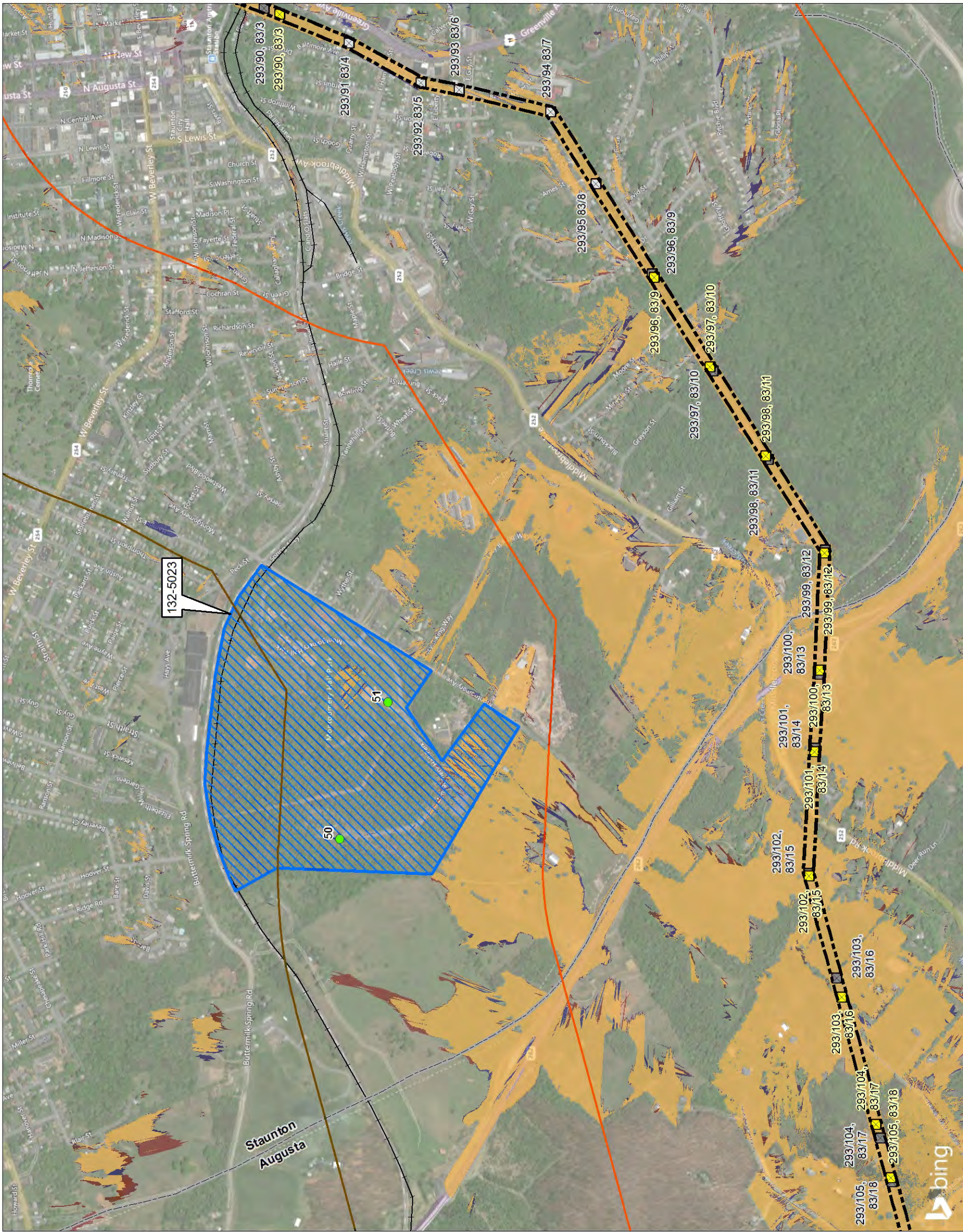


- Existing Structure to Remain
- Existing Structure to be Replaced
- Proposed Structure
- Photograph Location
- Project Limits
- Architectural Resource
- 0.5-Mile Buffer
- 1-Mile Buffer
- Existing Visible, Proposed Not Visible
- Both Existing and Proposed Visible
- Existing Not Visible, Proposed Visible
- Railroad

Existing Structures to Remain were omitted from this model.



**Notes**  
1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet  
2. Data Sources: Dominion Energy Virginia, Historic resource data provided by Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)  
3. Viewshed analysis was produced from digital elevation model and digital surface model derived from VGIN LIDAR  
4. Orthomosaic by Bing Maps  
5. Microsoft product screen shot(s) reprinted with permission from Microsoft Corporation





**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

## **4.0 RECOMMENDATIONS AND CONCLUSIONS**

### **4.1 OVERVIEW**

Stantec was retained by Dominion Energy to conduct a Stage I Pre-Application Analysis for the proposed 230 kV Line #293 and 115 kV Line #83 Staunton to Valley Line #239 230 kV Rebuild Project (Staunton to Valley or Rebuild Project) in the City of Staunton and Augusta County, Virginia. The Rebuild Project proposed by Dominion Energy is necessary in order to maintain the structural integrity and reliability of its transmission system and to comply with mandatory NERC Reliability Standards. The Rebuild Project will be constructed entirely within an existing transmission corridor and consists of approximately 21.4-miles of existing 230 kV transmission line from the existing Staunton Substation to the existing Valley Substation and a 3.8-mile section of 115 kV Line #83. Specifically, the rebuild of the Staunton to Valley line will replace 17.6 miles of Line #293, which are supported primarily by single circuit wood H-frame structures with weathering steel H-frame and 3-pole structures. The Rebuild Project will also replace 3.8 miles of Line #293 which is supported primarily by double circuit weathering steel lattice structures that also support 115 kV Line #83 with primarily weathering steel double circuit monopole structures. All proposed structure heights and locations provided in this report are based upon preliminary engineering and are subject to final design. Based on this information, the proposed structures, on average, will increase in height by 7 feet with a maximum total height increase of 33 feet. Twenty (20) structures will not be replaced, and six (6) existing structures will be replaced at the same height.

#### **4.1.1 Recommendations - Architectural Resources**

One NHL-listed architectural resource was located within the 1.5-mile radius and 31 NRHP-listed resources, including 7 historic districts, were located within 1.0 mile of the transmission line centerline. Three NRHP-eligible resources were identified within 0.5 mile of the centerline. One additional resource, the Bessie Weller Elementary School (DHR #132-5025), was determined potentially eligible by DHR and was evaluated during the current project as the resource boundary is immediately adjacent to the ROW corridor. As the study was completed prior to filing a SCC application, all digital images were taken from public ROW and/or Dominion Energy easements.

***Based on preliminary proposed structure heights, the proposed rebuild of the Staunton to Valley 230 kV transmission line would increase the height of the structures by 7 feet with a maximum total height increase of 33 feet. Twenty (20) structures will not be replaced, and six (6) existing structures will be replaced at the same height. Based on the analysis of the proposed structures, it is anticipated that the rebuild would have No Effect to 19 architectural resources and a Minimal Visual Impact to 17 architectural resources (Table 5).***

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**Table 5 Previously Recorded Architectural Resources Considered under the Stage I Pre-Application Guidelines**

| <b>DHR #</b>               | <b>Resource Name</b>   | <b>VDHR/NRHP Status</b>                | <b>Distance to Centerline (Feet)</b> | <b>Impacts</b> |
|----------------------------|--|--|--------------------------------------|----------------|
| 007-0024                   | Mount Pleasant/Mount Pleasant Farm   | NRHP Listing, VLR Listing              | 2,898                                | Minimal        |
| 007-0755                   | Augusta County Training School/Cedar Green School, Route 693   | NRHP Listing, VLR Listing              | 1,828                                | None           |
| 007-1175                   | Public Schools in Augusta County, Virginia, 1870-1940  | NRHP Listing, VLR Listing              | 1,830                                | None           |
| 007-1283                   | Ashton/A. M. Bruce House, 1205 Middlebrook Avenue  | DHR Staff: Eligible                    | 957                                  | Minimal        |
| 132-0001/<br>132-0024-0161 | Augusta County Courthouse, 1 East Johnson Street   | NRHP Listing, VLR Listing              | 898                                  | None           |
| 132-0002                   | Hill Top, Mary Baldwin Campus  | NRHP Listing, VLR Listing              | 1,770                                | None           |
| 132-0004/<br>132-0035-0229 | The Manse/Woodrow Wilson Birthplace, 24 North Coalter Street   | NHL Listing, NRHP Listing, VLR Listing | 1,172                                | None           |
| 132-0006/<br>132-0034-0513 | Stuart House, 120 Church Street  | NRHP Listing, VLR Listing              | 1,598                                | Minimal        |
| 132-0007/<br>132-0034-0514 | Trinity Episcopal Church, 214 West Beverley Street   | NRHP Listing, VLR Listing              | 1,513                                | None           |
| 132-0008                   | Virginia School for the Deaf and Blind Historic District, East Beverley Street   | NRHP Listing, VLR Listing              | 153                                  | Minimal        |
| 132-0009                   | Old Site Antebellum Complex / Staunton Correctional Center/The Blackburn Inn/Western State Lunatic Asylum, 301 Greenville Avenue | NRHP Listing, VLR Listing              | 210                                  | Minimal        |
| 132-0011/<br>132-0034-0515 | Old Main/Stuart Hall, 235 West Frederick Street  | NRHP Listing, VLR Listing              | 2,185                                | None           |
| 132-0013                   | Sears House, 400 Marquis Street  | NRHP Listing, VLR Listing              | 427                                  | Minimal        |
| 132-0014                   | Wharf Area Historic District   | NRHP Listing, VLR Listing              | 301                                  | None           |
| 132-0015/<br>132-0035-0230 | Arista Hoge House/Kalorama Castle, 215 Kalorama Street   | NRHP Listing, VLR Listing              | 525                                  | Minimal        |
| 132-0016                   | Mary Baldwin College Main Building, Mary Baldwin College   | NRHP Listing, VLR Listing              | 1,547                                | Minimal        |
| 132-0017                   | Rose Terrace, 150 North Market Street  | NRHP Listing, VLR Listing              | 1,937                                | Minimal        |



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| <b>DHR #</b>               | <b>Resource Name</b>  | <b>VDHR/NRHP Status</b>   | <b>Distance to Centerline (Feet)</b> | <b>Impacts</b> |
|----------------------------|---|---------------------------|--------------------------------------|----------------|
| 132-0018/<br>132-0036-0116 | C.W. Miller House/Mary Baldwin College Music Building, 210 North New Street         | NRHP Listing, VLR Listing | 1,885                                | None           |
| 132-0021<br>132-0035-0231  | The Oaks, 437 East Beverley Street  | NRHP Listing, VLR Listing | 1,289                                | None           |
| 132-0022                   | Kable House, 310 Prospect Street  | NRHP Listing, VLR Listing | 2,352                                | None           |
| 132-0023/<br>132-0024-0162 | National Valley Bank/United Virginia Bank/National Valley, 12 West Beverley Street  | NRHP Listing, VLR Listing | 1,224                                | None           |
| 132-0024                   | Beverley Historic District  | NRHP Listing, VLR Listing | 286                                  | Minimal        |
| 132-0027/<br>132-0035-0232 | Oakdene, 605 East Beverley Street   | NRHP Listing, VLR Listing | 1,656                                | Minimal        |
| 132-0028/<br>132-0035-0233 | Hunter House/J.C.M. Merrilat House, 521 East Beverley Street                        | NRHP Listing, VLR Listing | 1,454                                | None           |
| 132-0030                   | Breezy Hill, 1220 North Augusta Street  | NRHP Listing, VLR Listing | 4,397                                | None           |
| 132-0032/<br>132-0035-0234 | Catlett House, 303 Berkeley Place   | NRHP Listing, VLR Listing | 1,168                                | None           |
| 132-0033/<br>132-0035-0235 | Thomas J. Michie House, 324 East Beverley Street                                    | NRHP Listing, VLR Listing | 573                                  | None           |
| 132-0034                   | Newtown Historic District   | NRHP Listing, VLR Listing | 1,240                                | Minimal        |
| 132-0035                   | Gospel Hill Historic District   | NRHP Listing, VLR Listing | 263                                  | Minimal        |
| 132-0036                   | Stuart Addition Historic District   | NRHP Listing, VLR Listing | 1,489                                | None           |
| 132-0037                   | Robert E. Lee High School, 274 Churchville Avenue                                   | NRHP Listing, VLR Listing | 4,007                                | None           |
| 132-0055                   | Bear Wallow Farm/Willoughby, 919 Middlebrook Avenue                                 | DHR Staff: Eligible       | 1,760                                | Minimal        |
| 132-0057                   | John J.F. White House, 865 Meadowbrook  | DHR Staff: Eligible       | 2,092                                | None           |
| 132-5011                   | Booker T. Washington High School for Coloreds, 1114 West Johnson Street             | NRHP Listing, VLR Listing | 2,982                                | Minimal        |
| 132-5023                   | Montgomery Hall Park/Montgomery Hall Park Historic District, 1000 Montgomery Avenue | NRHP Listing, VLR Listing | 2,952                                | Minimal        |
| 132-5025                   | Bessie Weller Elementary School, 600 Greenville Avenue                              | Potentially Eligible      | 0                                    | Minimal        |

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## 4.1.2 Recommendations - Archaeological Resources

One previously recorded archaeological resource was identified either within the Rebuild Project ROW. The resource, Site 44AU1012, includes a late nineteenth to early twentieth century water tower and two water pumps associated with the Staunton Railroad. The site is currently unevaluated. ***It is recommended that archaeological site located within the ROW be investigated and evaluated as appropriate during future investigations*** (Table 6; Appendix D).

**Table 6 Previously Recorded Archaeological Resources Considered under the Stage I Pre-Application Guidelines**

| VDHR #   | Resource Name  | VDHR/NRHP Status | Distance to ROW (Feet) | Impact                                   |
|----------|--|------------------|------------------------|--|
| 44AU1012 | Late 19th to Early 20 <sup>th</sup> Century Railroad Water Tower and Pumps | Not Evaluated    | 0                      | Investigate During Archaeological Survey |



**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

## 5.0 REFERENCES

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**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

Melvin, Frank

- 1972 "Woodrow Wilson Birthplace" National Register of Historic Places Nomination form. Available at: [https://www.dhr.virginia.gov/VLR\\_to\\_transfer/PDFNoms/132-0004\\_WoodrowWilsonBirthplace\\_1972\\_Final\\_Nomination\\_NHL.pdf](https://www.dhr.virginia.gov/VLR_to_transfer/PDFNoms/132-0004_WoodrowWilsonBirthplace_1972_Final_Nomination_NHL.pdf), Accessed 29 June 2021.

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**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

- 1982 "Arista Hoge House" National Register of Historic Places Nomination Form. Available at: [https://www.dhr.virginia.gov/VLR\\_to\\_transfer/PDFNoms/132-0015\\_Hoge,Arista,House\\_1982\\_Final\\_Nomination.pdf](https://www.dhr.virginia.gov/VLR_to_transfer/PDFNoms/132-0015_Hoge,Arista,House_1982_Final_Nomination.pdf), Accessed 2 July 2021.
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**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE #293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON, VIRGINIA**

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[https://www.dhr.virginia.gov/VLR\\_to\\_transfer/PDFNoms/132-0028\\_JCM\\_Merrillat\\_House\\_1982\\_Final\\_Nomination.pdf](https://www.dhr.virginia.gov/VLR_to_transfer/PDFNoms/132-0028_JCM_Merrillat_House_1982_Final_Nomination.pdf), Accessed 6 July 2021.

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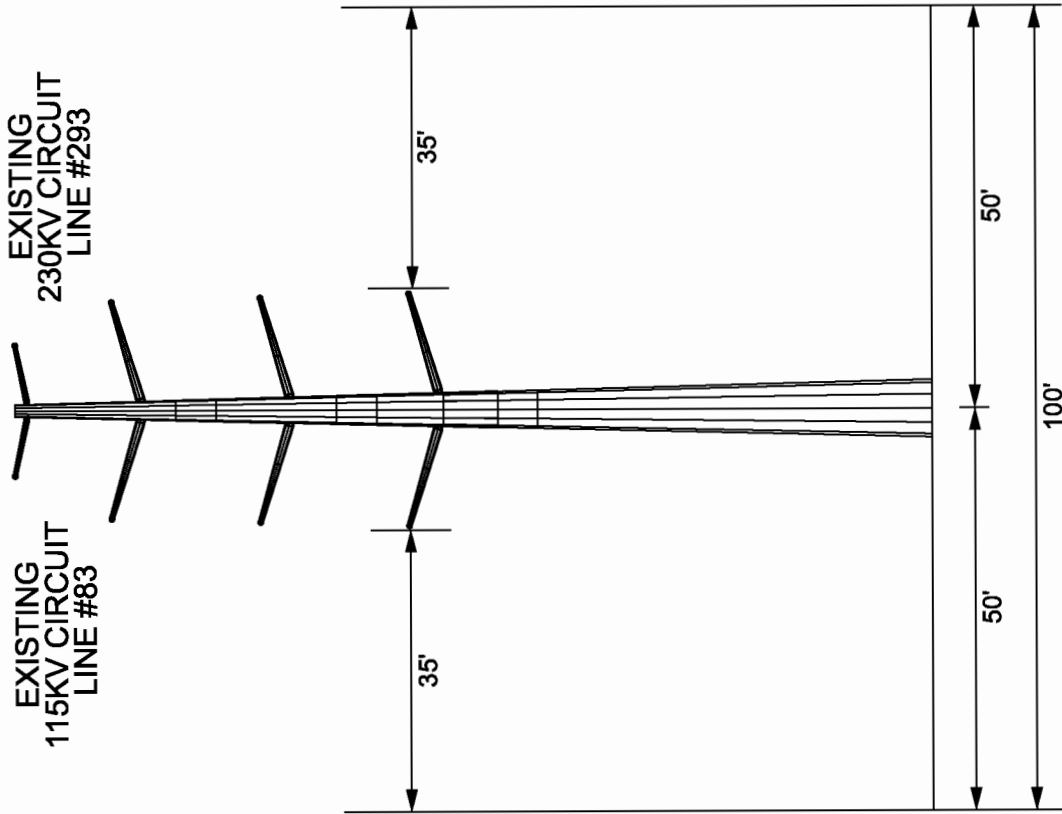
**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE  
#293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON,  
VIRGINIA**

## **Appendix A**

### **A.1 STRUCTURE DETAILS**



SECTION 1: EXISTING

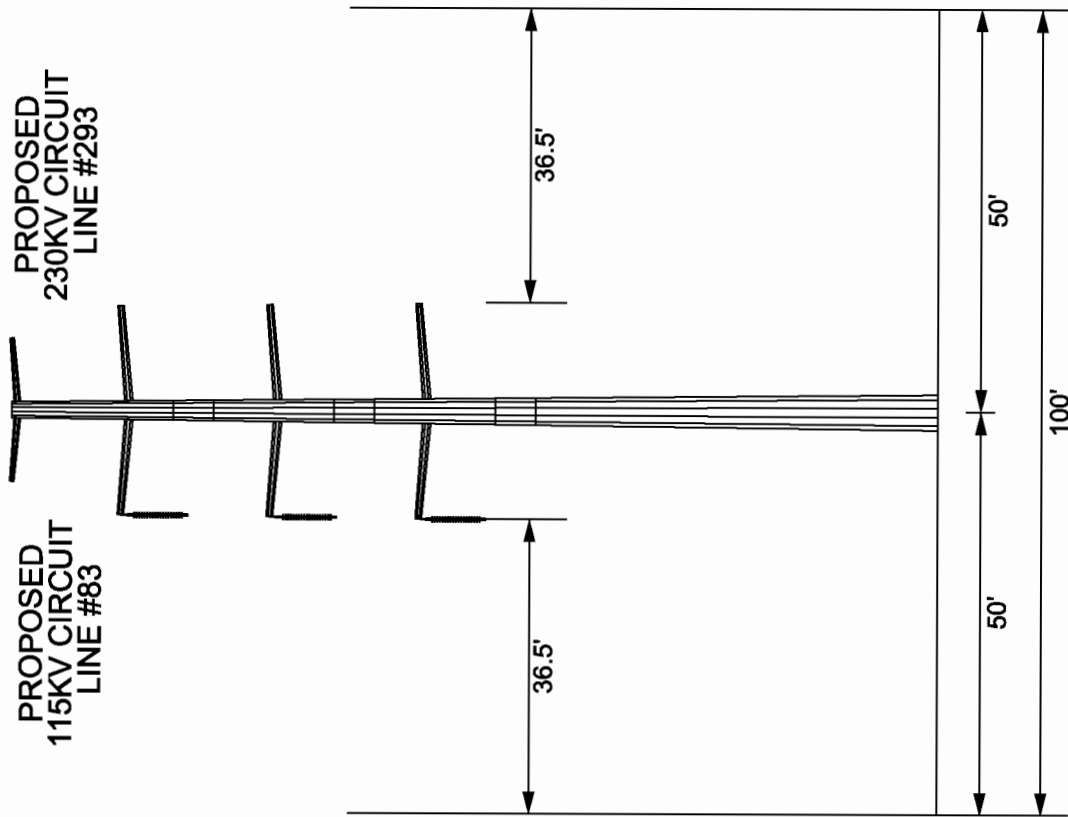


Dominion Energy  
10900 Nuckols Road  
Glen Allen, VA 23060


STR. 293/89, 83/2 - 293/93, 83/6  
TYPICAL RIGHT OF WAY LOOKING TOWARDS  
WEST STAUNTON SUBSTATION

| DRAWING NO.         |     |
|---------------------|-----|
| DRAWN               | ALS |
| CHECKED             |     |
| APPROVED            |     |
| DATE                |     |
| ATTACHMENT II.A.5.a |     |

# SECTION 1: PROPOSED

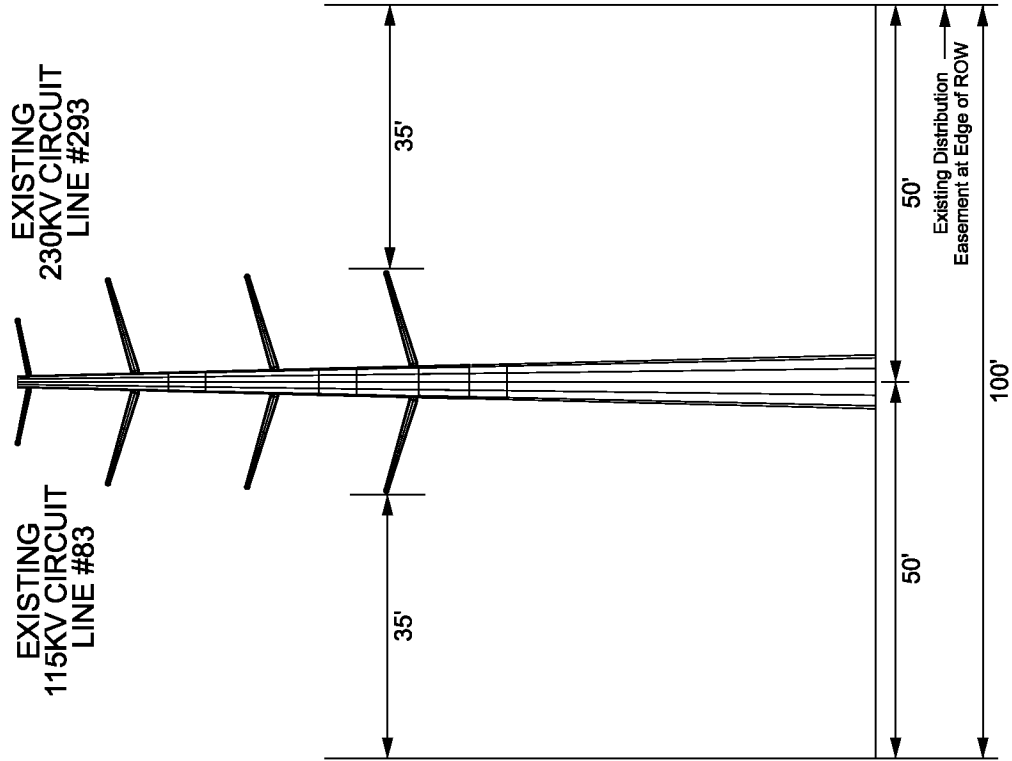


NOTE: INFORMATION CONTAINED ON DRAWING IS CONSIDERED PRELIMINARY IN NATURE AND SUBJECT TO CHANGE BASED ON FINAL DESIGN

|  |       |   |                        |
|--|-------|---|------------------------|
|                   |       | Dominion Energy<br>10900 Nuckols Road<br>Glen Allen, VA 23060 |                        |
| STR. 293/89, 83/2 - 293/93, 83/6<br>TYPICAL RIGHT OF WAY LOOKING TOWARDS<br>WEST STAUNTON SUBSTATION |       |   |                        |
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# SECTION 2: EXISTING

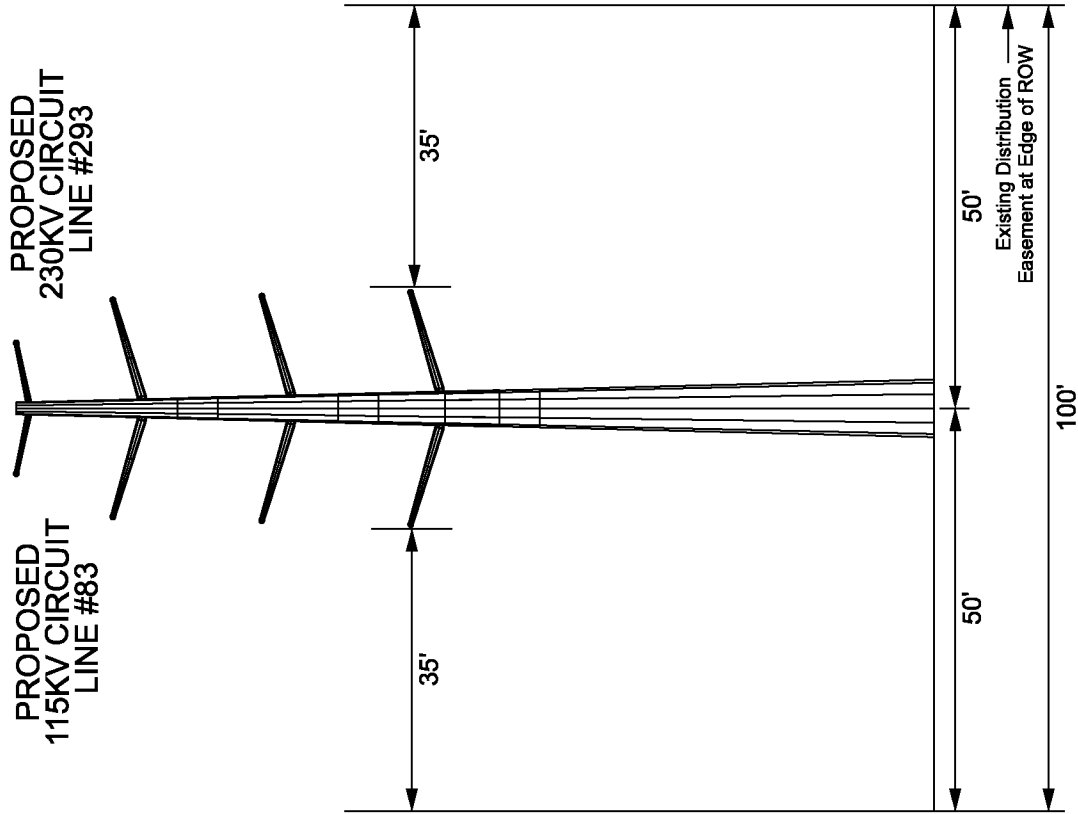


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10900 Nuckolls Road  
Glen Allen, VA 23060

STR. 293/94, 83/7 - 293/96, 83/9  
TYPICAL RIGHT OF WAY LOOKING TOWARDS  
WEST STAUNTON SUBSTATION

| DRAWN | CHECKED | APPROVED | DATE | ORIG. | REV. | REV. | DRAWING NO.         |
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# SECTION 2: PROPOSED



NOTE: INFORMATION CONTAINED ON DRAWING IS CONSIDERED PRELIMINARY IN NATURE AND SUBJECT TO CHANGE BASED ON FINAL DESIGN



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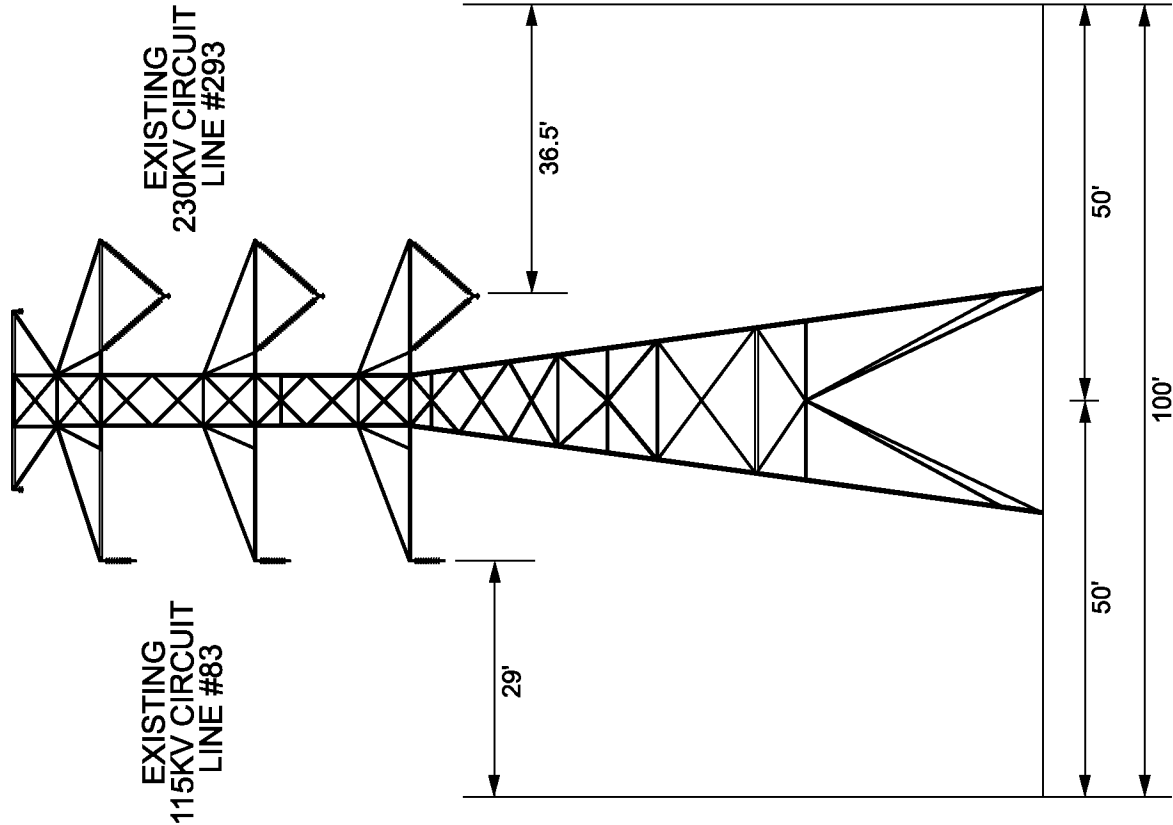
STR. 293/94, 83/7 - 293/96, 83/9

TYPICAL RIGHT OF WAY LOOKING TOWARDS  
WEST STAUNTON SUBSTATION

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SECTION 3: EXISTING

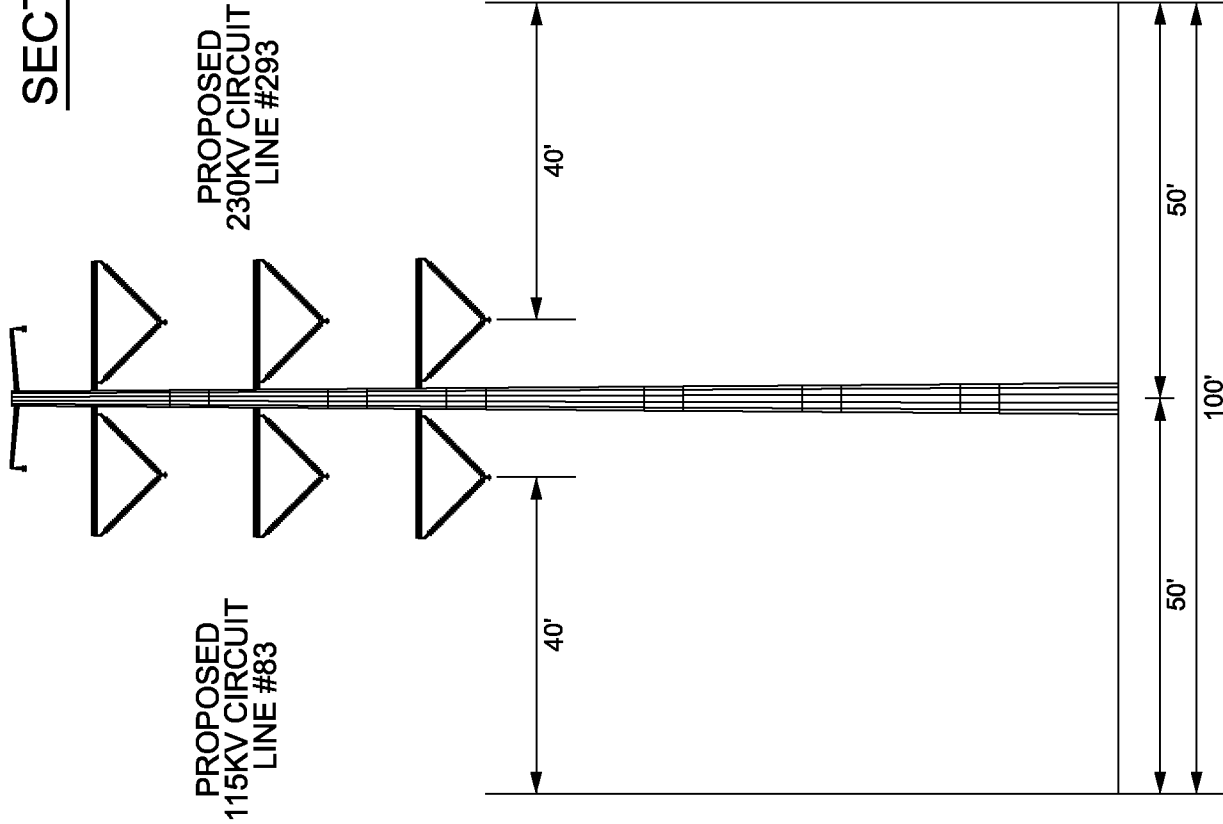


Dominion Energy  
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Glen Allen, VA 23060


STR. 293/97, 83/10 - 293/106, 83/19  
TYPICAL RIGHT OF WAY LOOKING TOWARDS  
WEST STAUNTON SUBSTATION

| DRAWING NO. |     | REV. |  | ATTACHMENT<br>II.A.5.e |
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| DRAWN       | ALS |      |  |                        |
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SECTION 3: PROPOSED

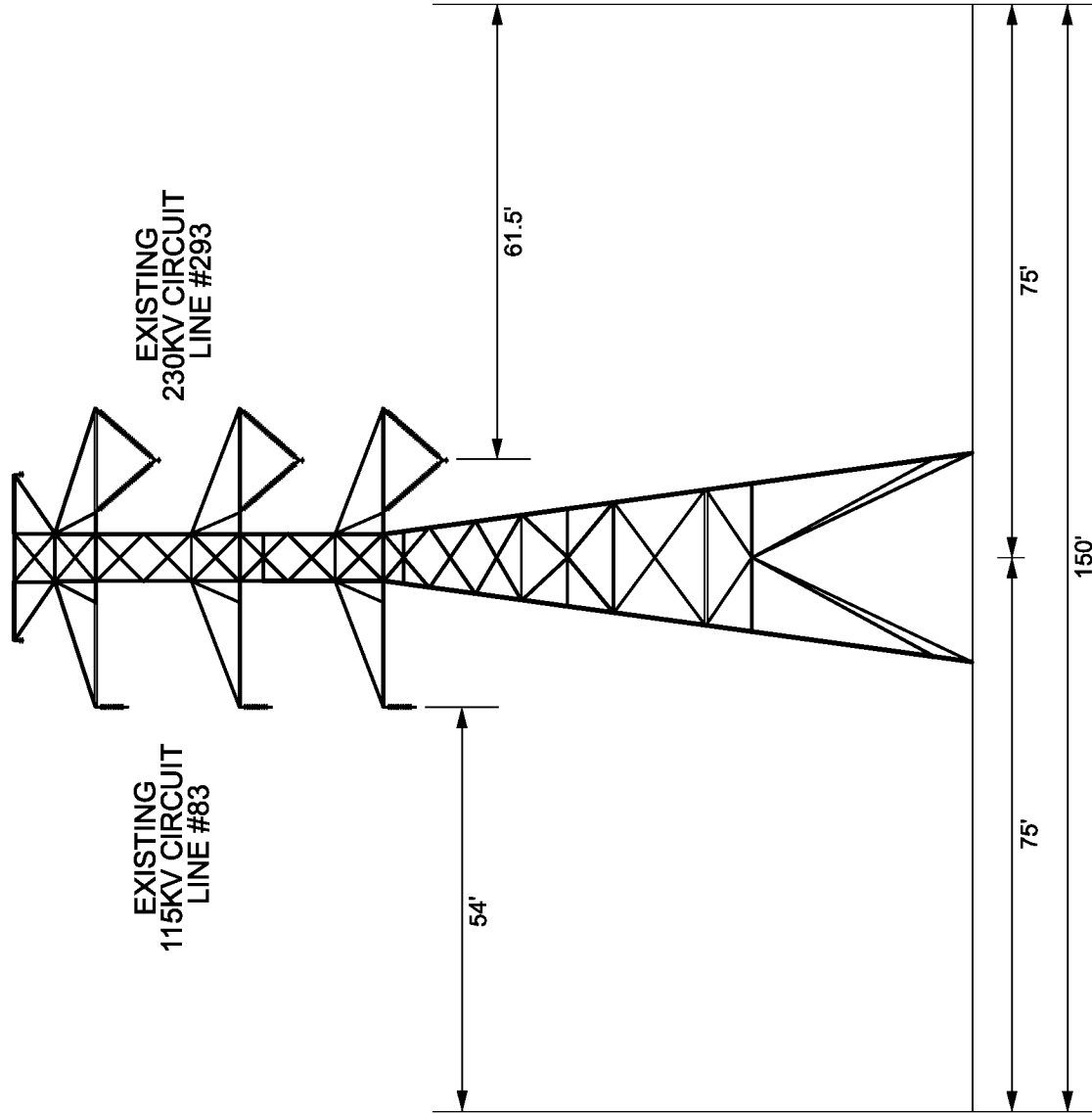


NOTE: INFORMATION CONTAINED ON DRAWING IS CONSIDERED PRELIMINARY IN NATURE AND SUBJECT TO CHANGE BASED ON FINAL DESIGN

|   |       |   |                        |
|---|-------|---|------------------------|
|                      |       | Dominion Energy<br>10900 Nuckols Road<br>Glen Allen, VA 23060 |                        |
| STR. 293/97, 83/10 - 293/106, 83/19<br>TYPICAL RIGHT OF WAY LOOKING TOWARDS<br>WEST STAUNTON SUBSTATION |       |   |                        |
| DRAWN   | ORIG. | REV.  | DRAWING NO.            |
| CHECKED   | ALS   |   | ATTACHMENT<br>II.A.5.f |
| APPROVED  |       |   |                        |
| DATE  |       |   |                        |



# SECTION 4: EXISTING



Dominion Energy  
10900 Nuckols Road  
Glen Allen, VA 23060

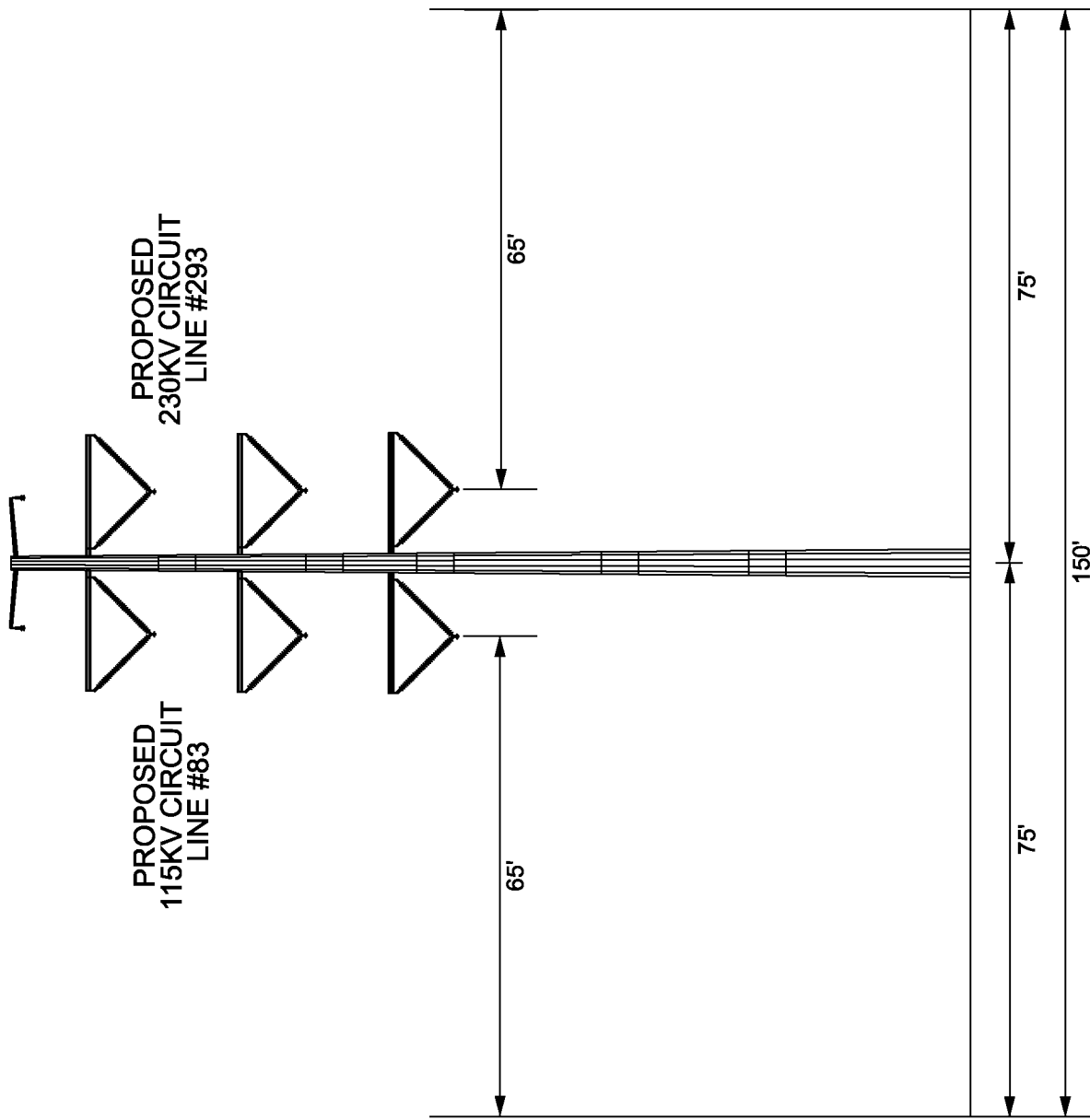
STR. 293/107, 83/20 - 293/110, 83/23

TYPICAL RIGHT OF WAY LOOKING TOWARDS  
WEST STAUNTON SUBSTATION

| DRAWN | CHECKED | APPROVED | DATE | ORIG. | REV. | REV. | DRAWING NO.         |
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# SECTION 4: PROPOSED



Dominion Energy  
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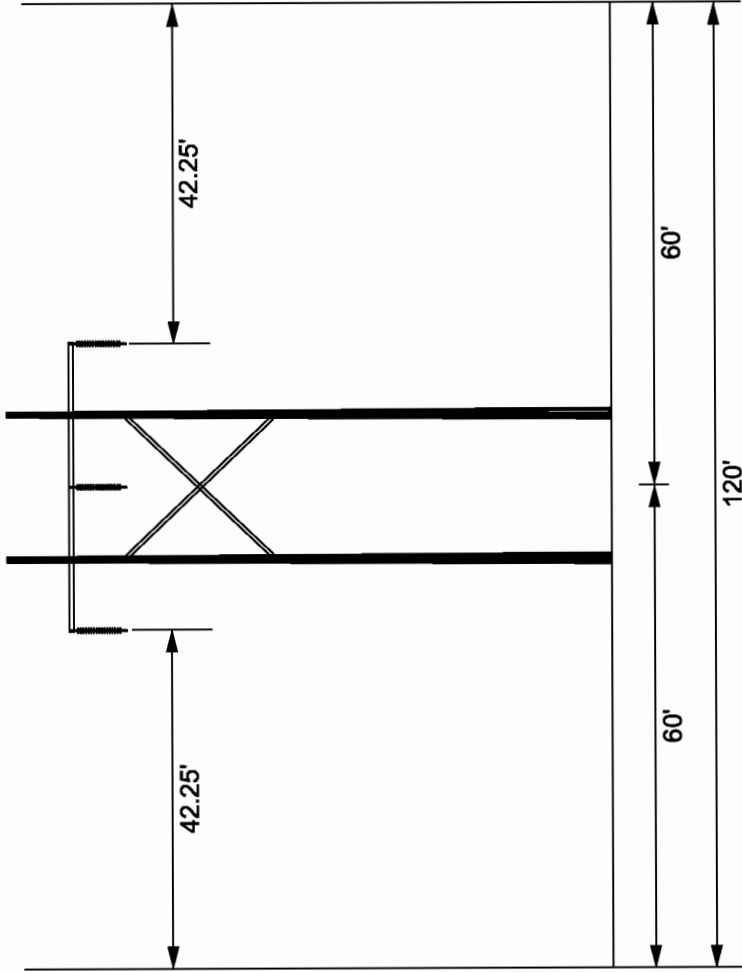
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TYPICAL RIGHT OF WAY LOOKING TOWARDS  
WEST STAUNTON SUBSTATION

| DRAWN | CHECKED | APPROVED | DATE | ORIG. | REV. | REV. | DRAWING NO.         |
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|       |         |          |      |       |      |      |                     |
|       |         |          |      |       |      |      |                     |



SECTION 5: EXISTING

EXISTING  
230KV CIRCUIT  
LINE #293



Dominion Energy  
10900 Nuckols Road  
Glen Allen, VA 23060

STR. 293/111 - 293/127

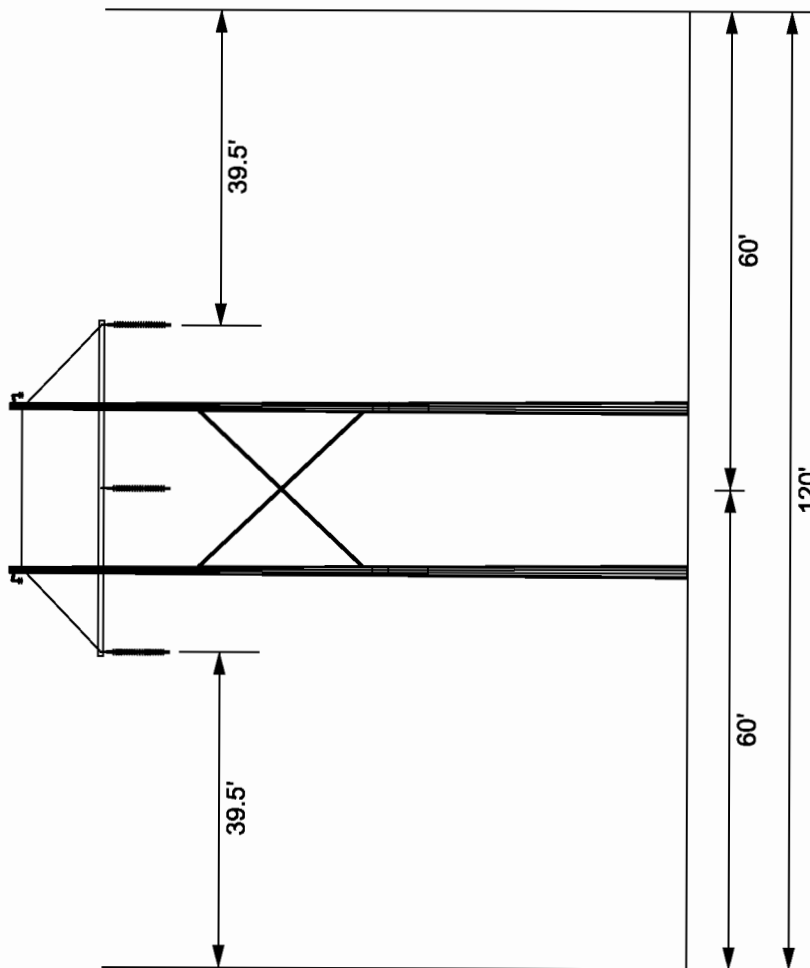
TYPICAL RIGHT OF WAY LOOKING TOWARDS  
WEST STAUNTON SUBSTATION

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## SECTION 5: PROPOSED

**PROPOSED  
230KV CIRCUIT  
LINE #293**



**NOTE: INFORMATION CONTAINED ON DRAWING IS CONSIDERED PRELIMINARY IN NATURE AND SUBJECT TO CHANGE BASED ON FINAL DESIGN**



**Dominion Energy  
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Glen Allen, VA 23060**

STR. 293/111 - 293/127

|          | ORIG. | REV. | REV. | DRAWING NO.            |
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| DRAWN    | ALS   |      |      | ATTACHMENT<br>II.A.5.j |
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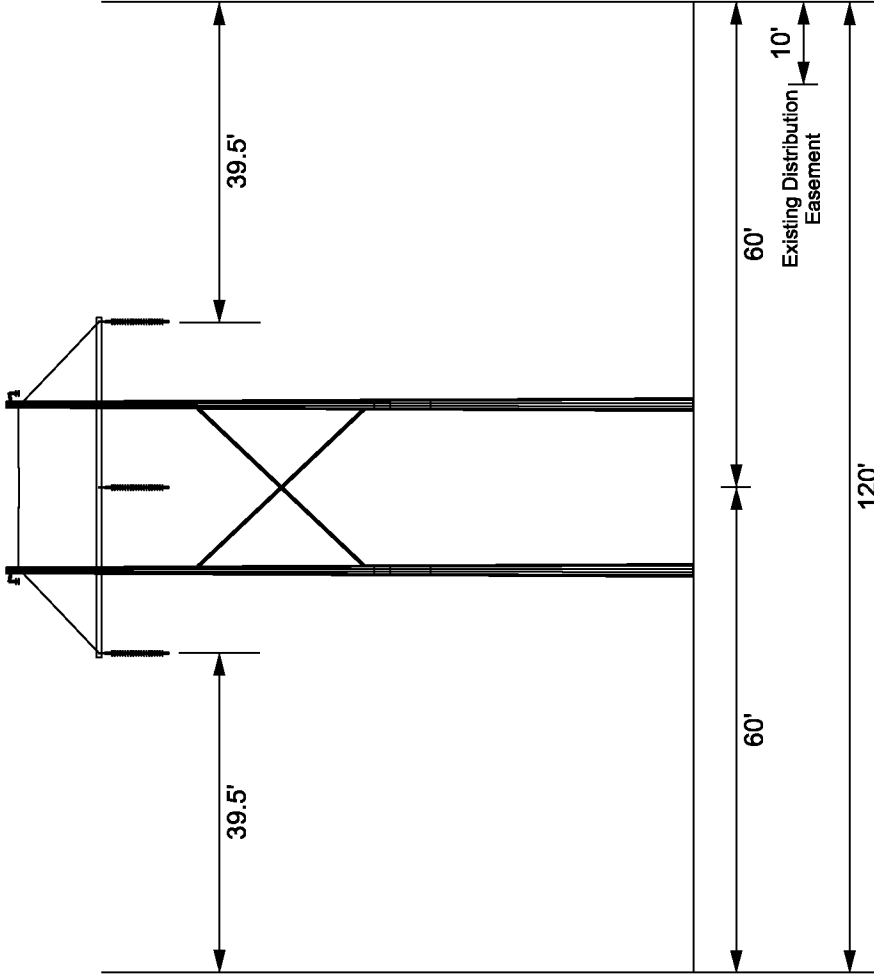
**Dominion Energy®**  
**Dominion Energy**  
 10900 Nuckols Road  
 Glen Allen, VA 23060

STR. 293/128 - 293/150  
TYPICAL RIGHT OF WAY LOOKING TOWARDS  
WEST STAINTON SUBSTATION

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| DRAWN    | ALS |       |      |      | ATTACHMENT<br>11.A.5.k |
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| APPROVED |     |       |      |      |                        |
| DATE     |     |       |      |      |                        |

SECTION 6: PROPOSED

PROPOSED  
230KV CIRCUIT  
LINE #293



NOTE: INFORMATION CONTAINED ON DRAWING IS CONSIDERED  
PRELIMINARY IN NATURE AND SUBJECT TO CHANGE BASED ON FINAL DESIGN



Dominion Energy  
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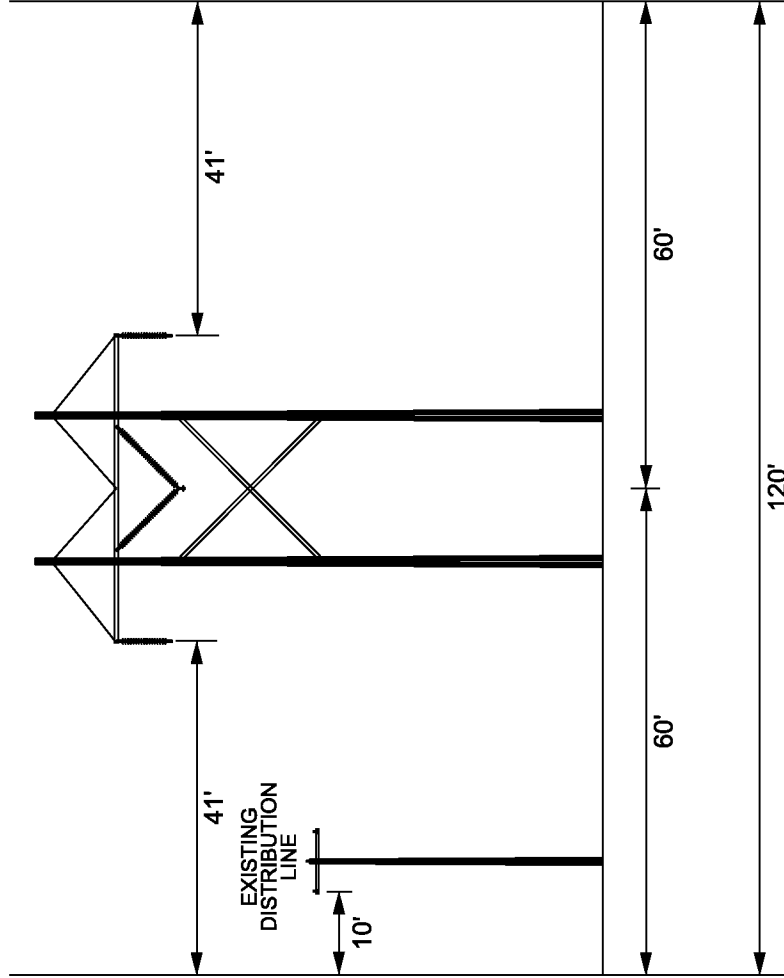
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TYPICAL RIGHT OF WAY LOOKING TOWARDS  
WEST STAUNTON SUBSTATION

| DRAWN    |  | ORIG. | REV. | REV. | DRAWING NO.            |
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| APPROVED |  |       |      |      |                        |
| DATE     |  |       |      |      |                        |



# SECTION 7: EXISTING

EXISTING  
230KV CIRCUIT  
LINE #293



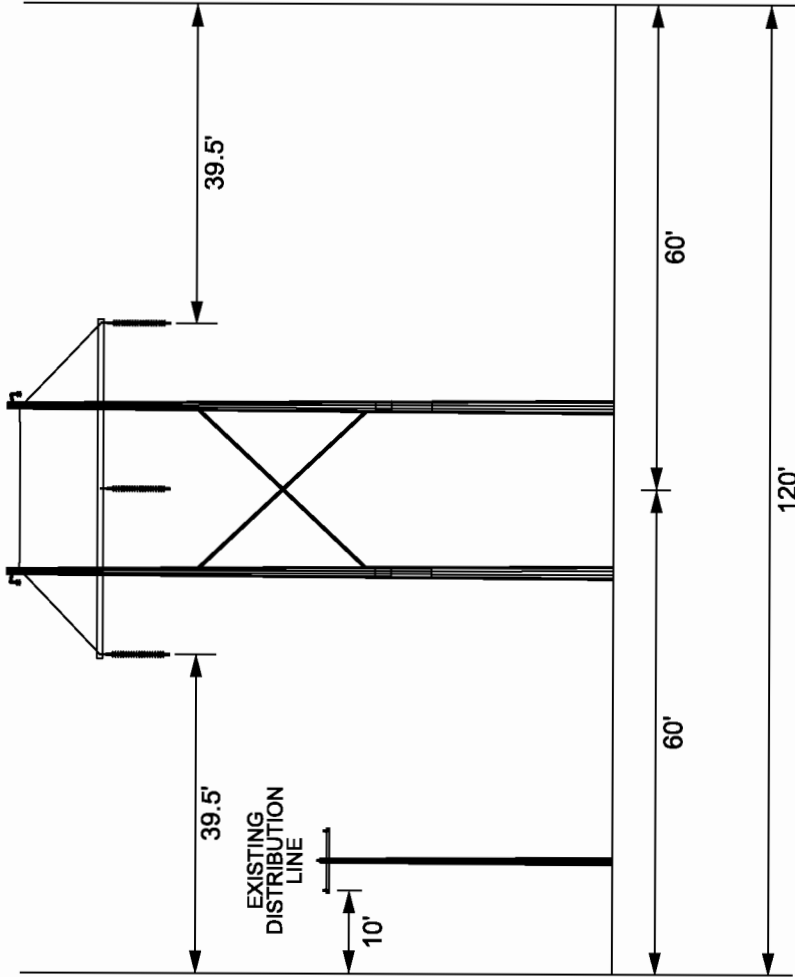
Dominion Energy  
10900 Nuckols Road  
Glen Allen, VA 23060

STR. 293/151 - 293/163  
TYPICAL RIGHT OF WAY LOOKING TOWARDS  
VALLEY SUBSTATION

|          | ORIG. | REV. | REV. | DRAWING NO.         |
|----------|-------|------|------|---------------------|
| DRAWN    | ALS   |      |      |                     |
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| DATE     |       |      |      |                     |
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# SECTION 7: PROPOSED

PROPOSED  
230KV CIRCUIT  
LINE #293



NOTE: INFORMATION CONTAINED ON DRAWING IS CONSIDERED  
PRELIMINARY IN NATURE AND SUBJECT TO CHANGE BASED ON FINAL DESIGN



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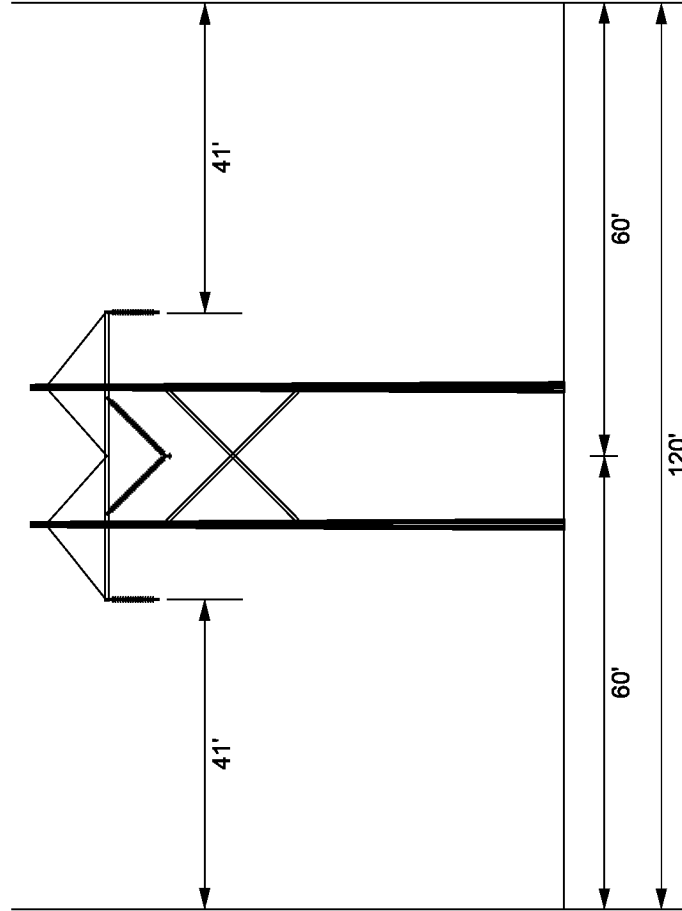
STR. 293/151 - 293/163  
TYPICAL RIGHT OF WAY LOOKING TOWARDS  
VALLEY SUBSTATION

| DRAWN | CHECKED | APPROVED | DATE | ORIG. | ALS | REV. | REV. | DRAWING NO. |
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# SECTION 8: EXISTING

EXISTING  
230KV CIRCUIT  
LINE #293



Dominion Energy  
10900 Nuckols Road  
Glen Allen, VA 23060

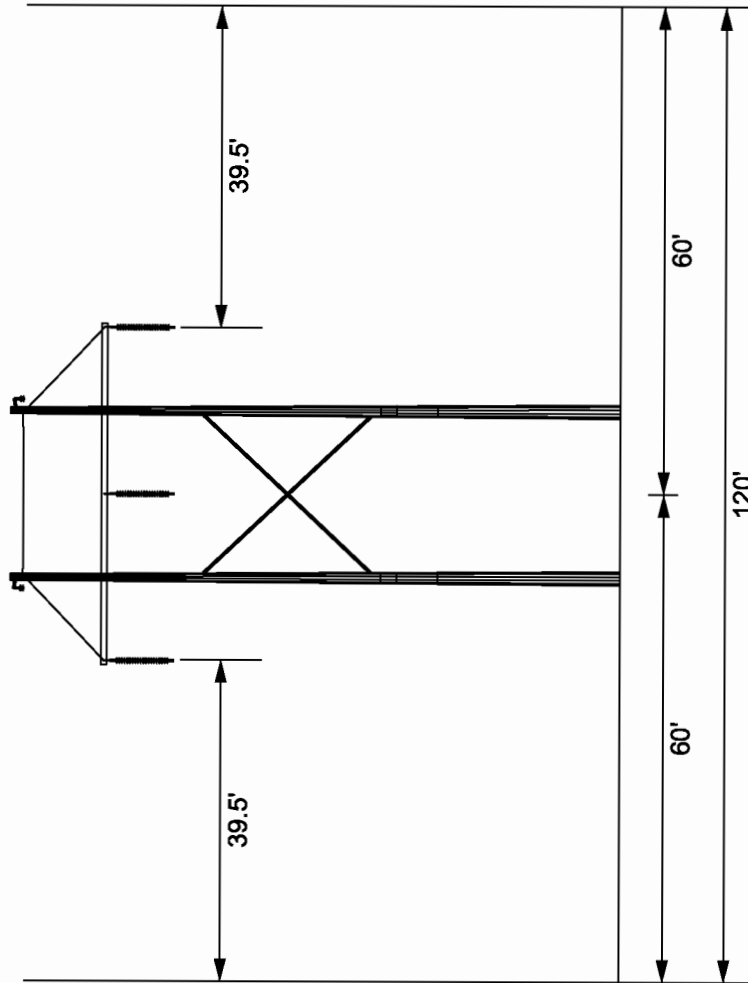
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TYPICAL RIGHT OF WAY LOOKING TOWARDS  
VALLEY SUBSTATION

| DRAWN | CHECKED | APPROVED | DATE | ORIG.<br>ALS | REV. | REV. | DRAWING NO.           |
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# SECTION 8: PROPOSED

PROPOSED  
230KV CIRCUIT  
LINE #293



NOTE: INFORMATION CONTAINED ON DRAWING IS CONSIDERED  
PRELIMINARY IN NATURE AND SUBJECT TO CHANGE BASED ON FINAL DESIGN



Dominion Energy  
10900 Nuckols Road  
Glen Allen, VA 23060

STR. 293/164 - 293/236

TYPICAL RIGHT OF WAY LOOKING TOWARDS  
VALLEY SUBSTATION

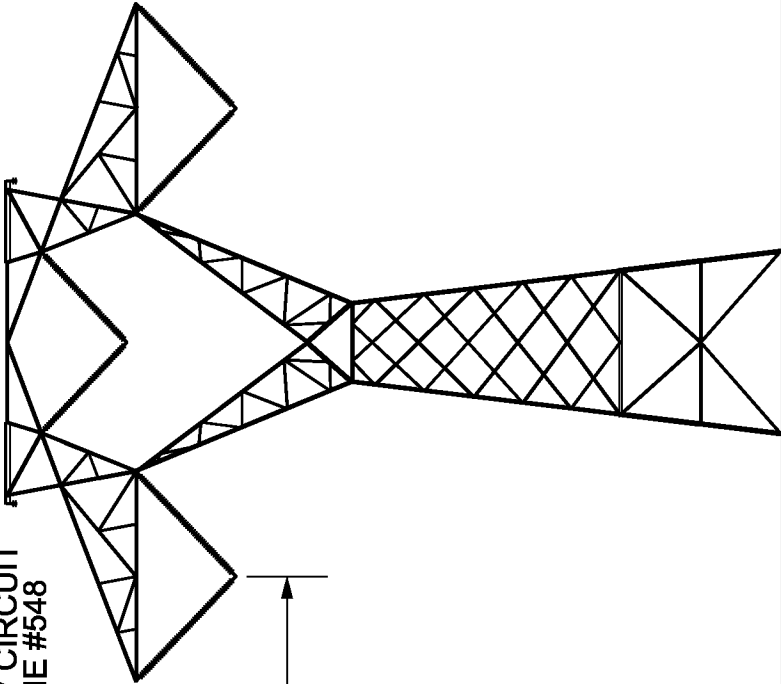
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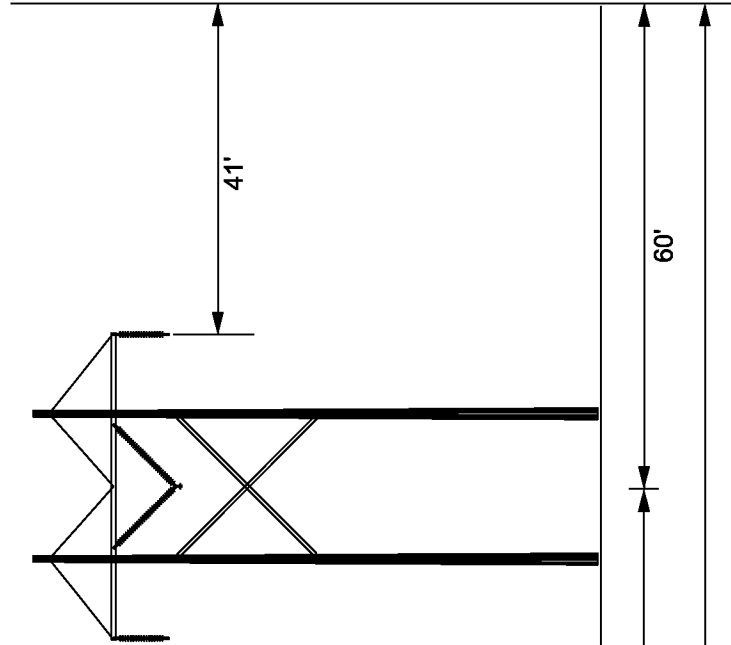
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# SECTION 9: EXISTING

EXISTING  
500KV CIRCUIT  
LINE #548



EXISTING  
230KV CIRCUIT  
LINE #293



100'

75'

60'

235'



Dominion Energy  
10900 Nuckols Road  
Glen Allen, VA 23060

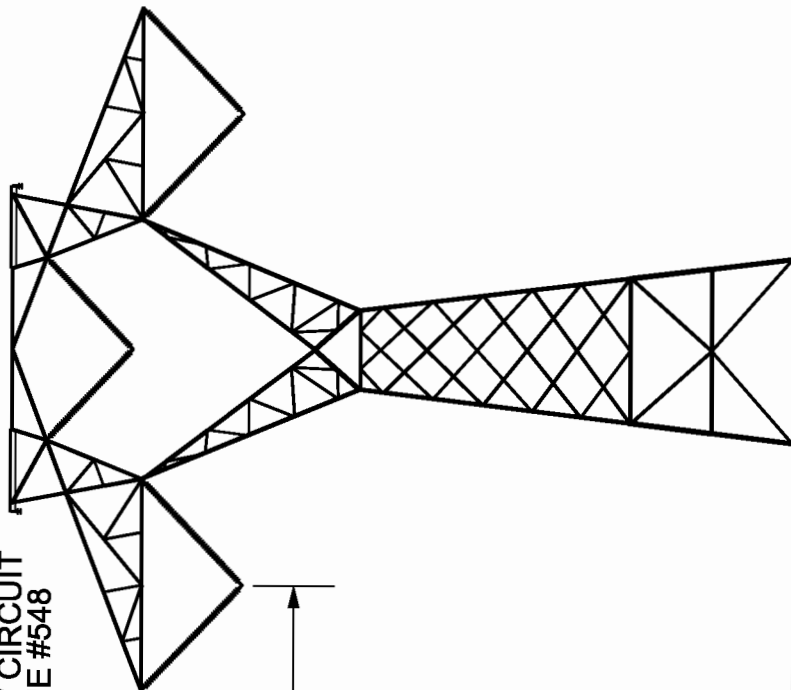
STR. 293/237 - 293/255  
TYPICAL RIGHT OF WAY LOOKING TOWARDS  
VALLEY SUBSTATION

| ORIG.    | REV. | REV. | DRAWING NO. |
|----------|------|------|-------------|
| DRAWN    | ALS  |      |             |
| CHECKED  |      |      |             |
| APPROVED |      |      |             |
| DATE     |      |      |             |

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| ATTACHMENT<br>II.A.5.q |
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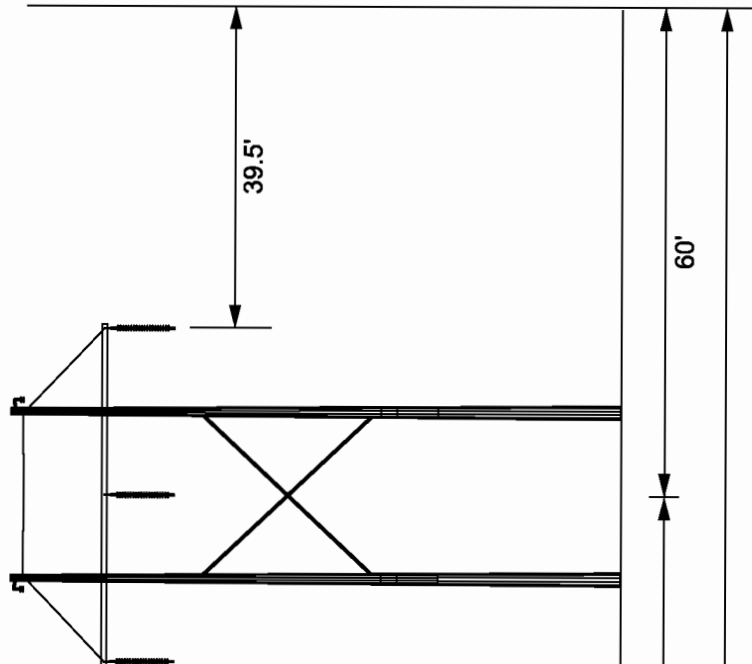
EXISTING  
500KV CIRCUIT  
LINE #548

46'



# SECTION 9: PROPOSED

PROPOSED  
230KV CIRCUIT  
LINE #293



75'

100'

60'

235'

NOTE: INFORMATION CONTAINED ON DRAWING IS CONSIDERED  
PRELIMINARY IN NATURE AND SUBJECT TO CHANGE BASED ON FINAL DESIGN



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10900 Nuckols Road  
Glen Allen, VA 23060

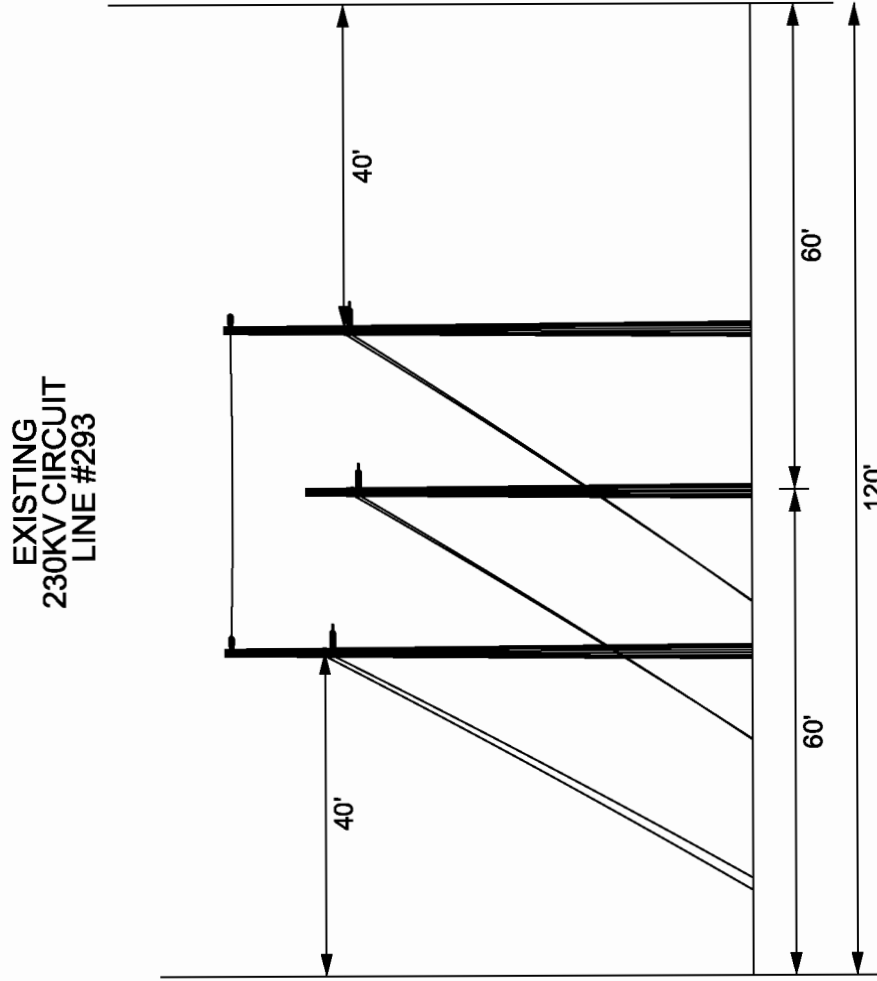
STR. 293/237 - 293/255

TYPICAL RIGHT OF WAY LOOKING TOWARDS  
VALLEY SUBSTATION

| ORIG.    |     | REV. |  | REV. |  | DRAWING NO. |
|----------|-----|------|--|------|--|-------------|
| DRAWN    | ALS |      |  |      |  |             |
| CHECKED  |     |      |  |      |  | ATTACHMENT  |
| APPROVED |     |      |  |      |  | II.A.5.r    |
| DATE     |     |      |  |      |  |             |



## SECTION 10: EXISTING



**Dominion Energy  
10900 Nuckols Road  
Glen Allen, VA 23060**

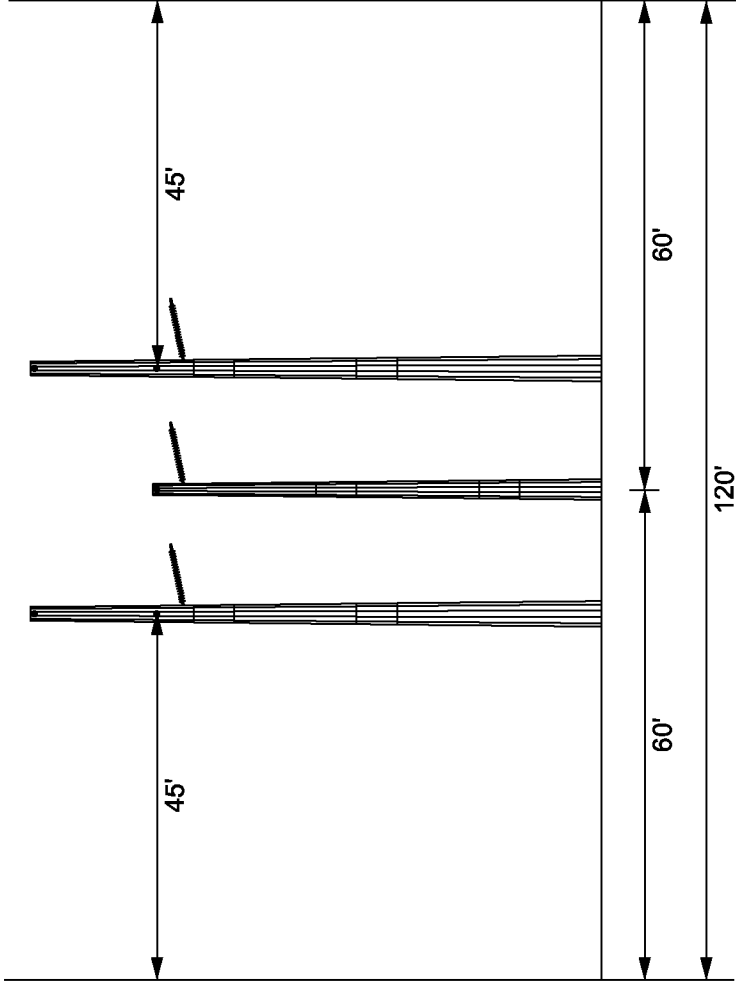
STR. 293/256

## TYPICAL RIGHT OF WAY LOOKING TOWARDS VALLEY SUBSTATION

|          | ORIG. | REV. | REV. | DRAWING NO.            |
|----------|-------|------|------|------------------------|
| DRAWN    | ALS   |      |      | ATTACHMENT<br>II.A.5.s |
| CHECKED  |       |      |      |                        |
| APPROVED |       |      |      |                        |
| DATE     |       |      |      |                        |

# SECTION 10: PROPOSED

PROPOSED  
230KV CIRCUIT  
LINE #293



NOTE: INFORMATION CONTAINED ON DRAWING IS CONSIDERED  
PRELIMINARY IN NATURE AND SUBJECT TO CHANGE BASED ON FINAL DESIGN



Dominion Energy  
10900 Nuckols Road  
Glen Allen, VA 23060

STR. 293/256

TYPICAL RIGHT OF WAY LOOKING TOWARDS  
VALLEY SUBSTATION

| DRAWN | CHECKED | APPROVED | DATE | ORIG. | ALS | REV. | REV. | DRAWING NO. |
|-------|---------|----------|------|-------|-----|------|------|-------------|
|       |         |          |      |       |     |      |      | ATTACHMENT  |
|       |         |          |      |       |     |      |      | II.A.5.t    |

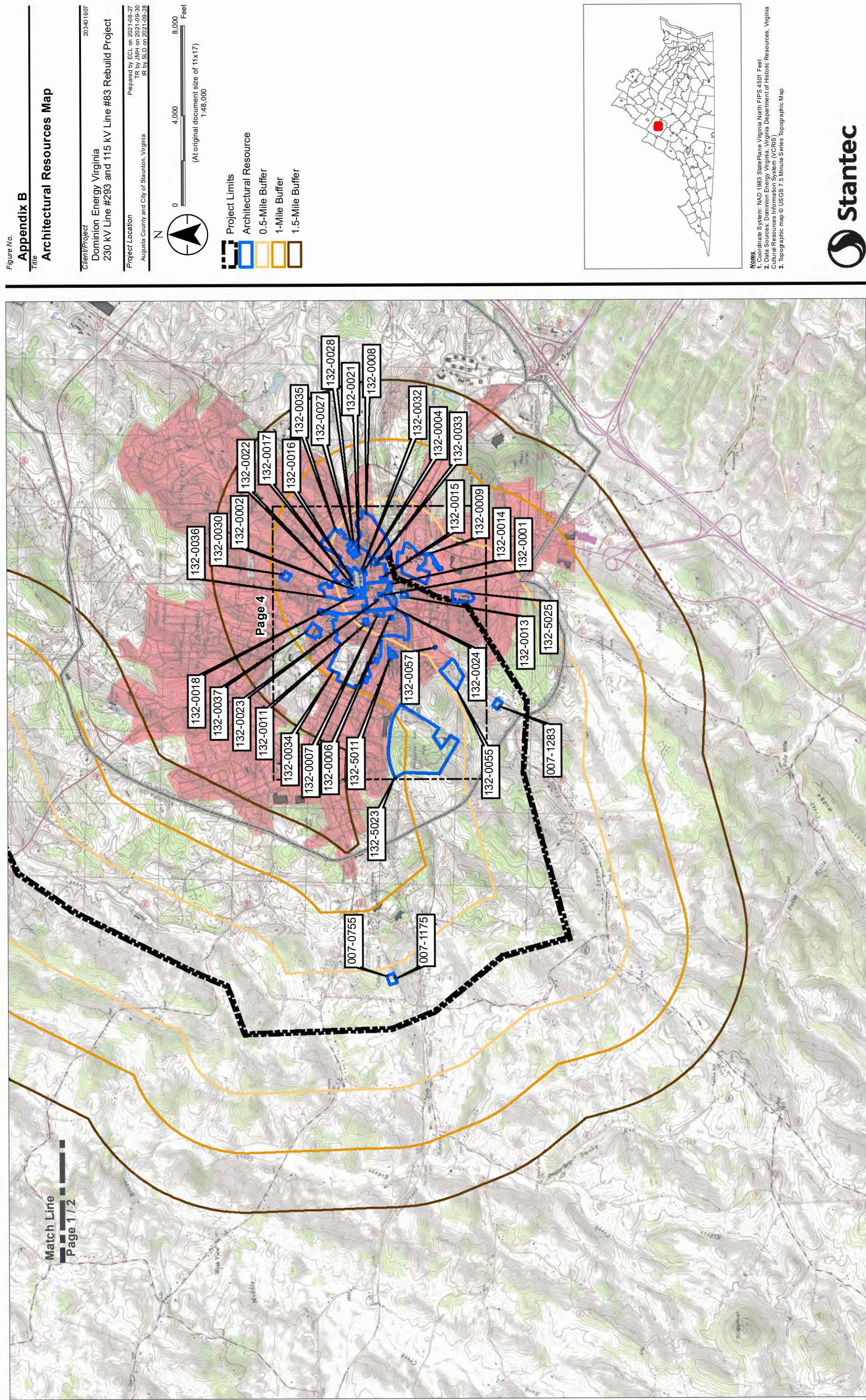


**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE  
#293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON,  
VIRGINIA**

## **Appendix B**

### **B.1 ARCHITECTURAL RESOURCE MAPS**







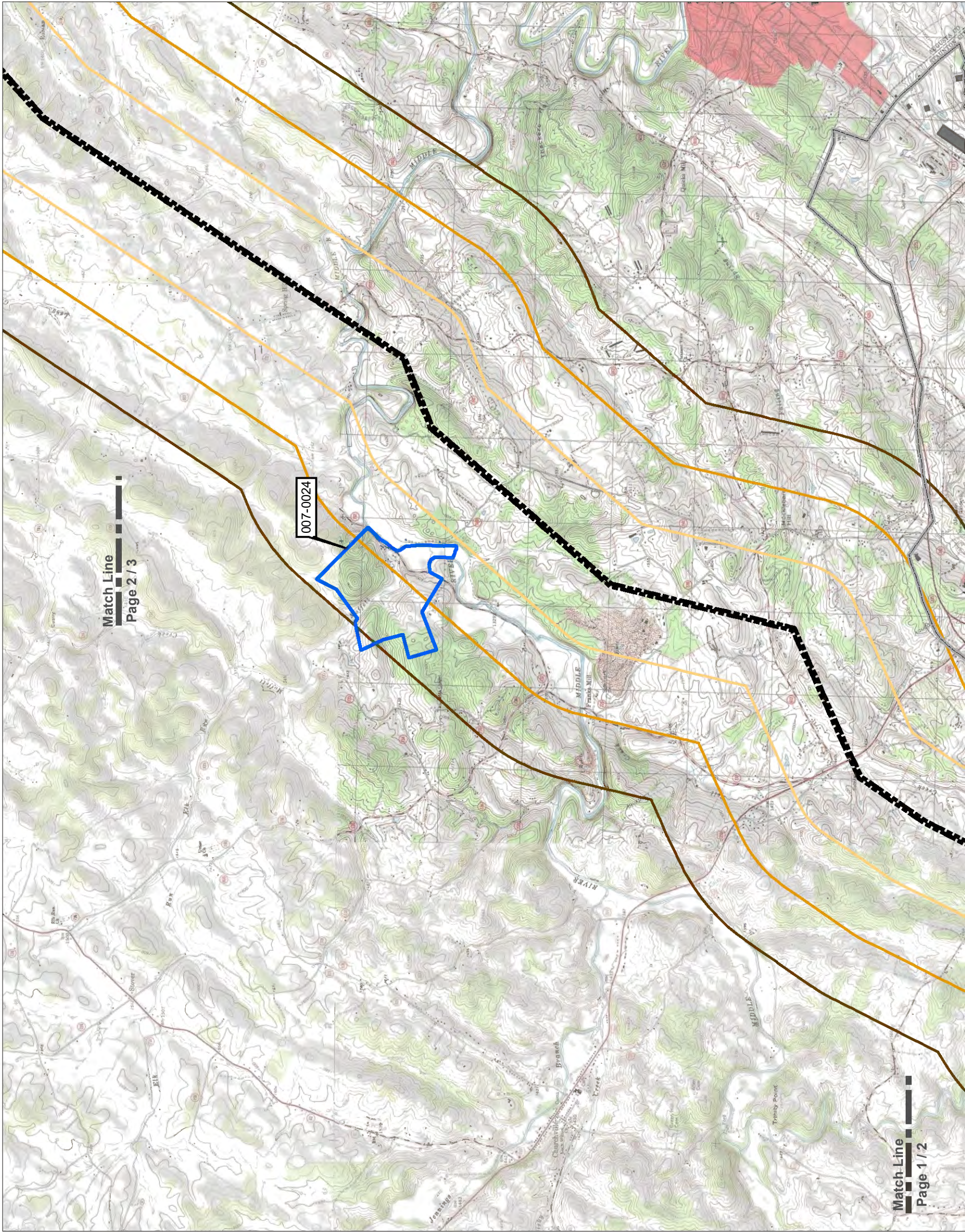
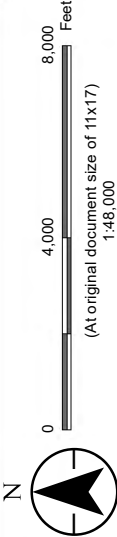
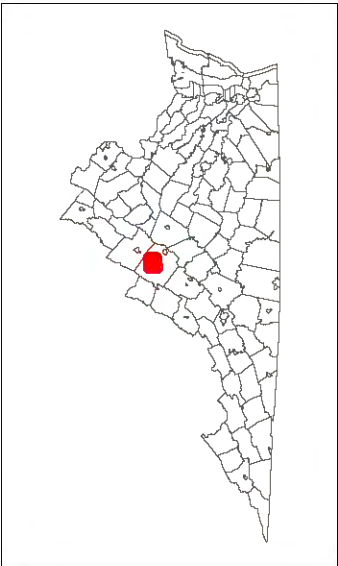


Figure No.  
**Appendix B**  
Title  
**Architectural Resources Map**

Client/Project  
203401607  
Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project  
Project Location  
Augusta County and City of Staunton, Virginia  
Prepared by ECI on 2021-08-27  
TR by JMH on 2021-09-30  
IR by SLD on 2021-09-28



- Project Limits  
Architectural Resource  
0.5-Mile Buffer  
1-Mile Buffer  
1.5-Mile Buffer



Notes  
1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet  
2. Data Sources: Dominion Energy Virginia, Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)  
3. Topographic map © USGS 7.5 Minute Series Topographic Map





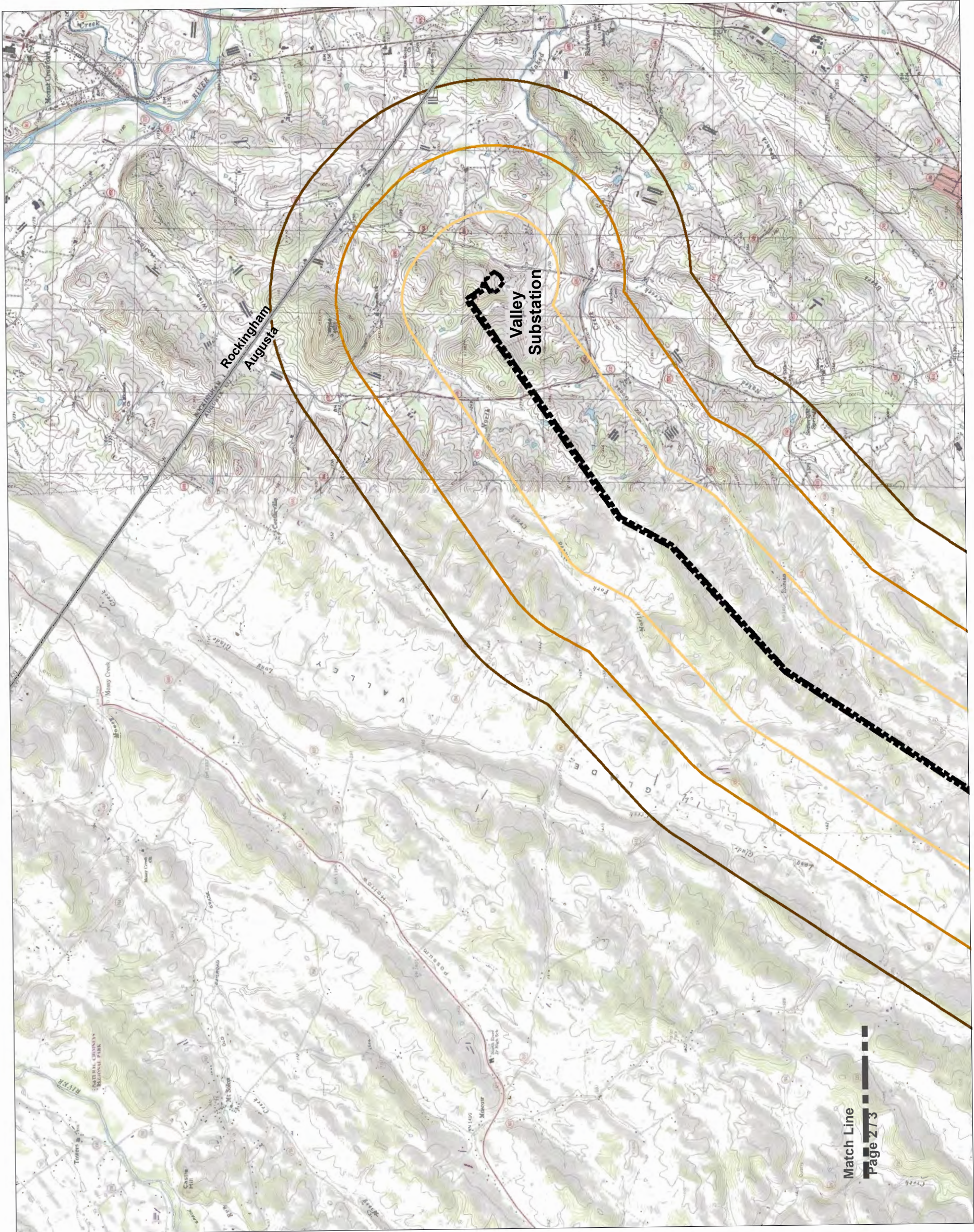
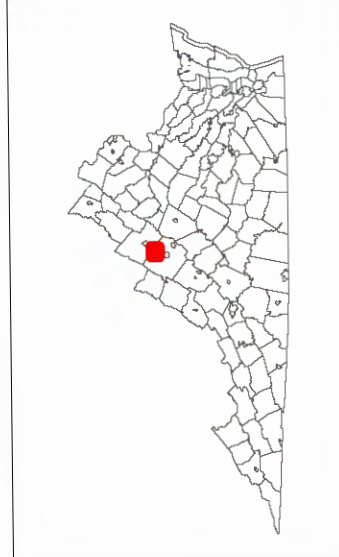


Figure No. **Appendix B**  
Title  
**Architectural Resources Map**

Client/Project  
Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project  
203401607  
Prepared by ECL on 2021-08-27  
TR by JMH on 2021-09-20  
IR by SLD on 2021-09-28  
Project Location  
Augusta County and City of Richmond, Virginia

0 4000 8000 Feet  
(At original document size of 11x17)  
1:48,000

Project Limits  
Architectural Resource  
0.5-Mile Buffer  
1-Mile Buffer  
1.5-Mile Buffer

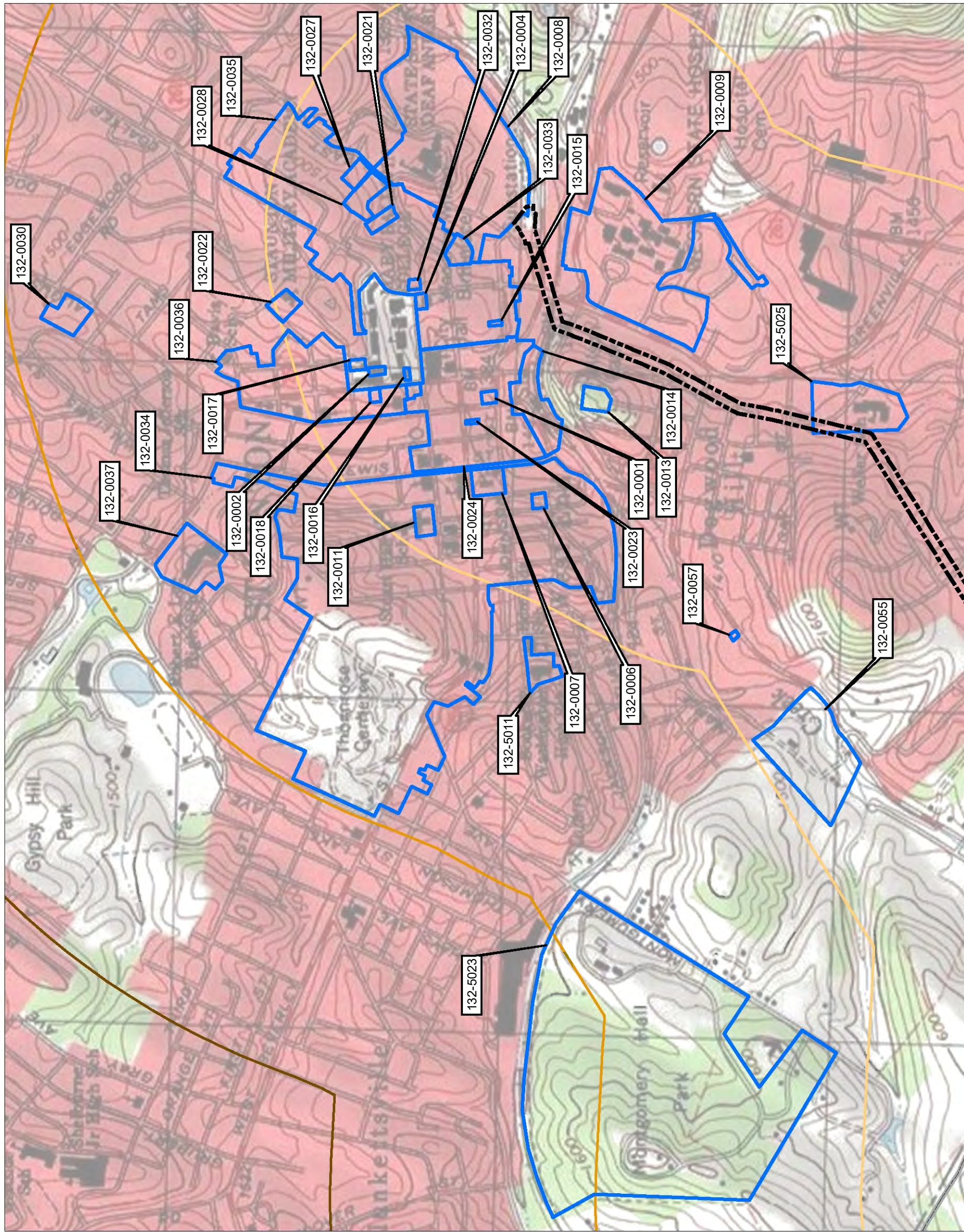


Notes  
1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet  
2. Data Sources: Dominion Energy Virginia, Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)  
3. Topographic map © USGS 7.5 Minute Series Topographic Map



Match Line  
Page 273



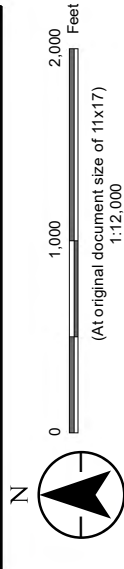


| Figure No. | Title         |
|------------|---------------|
| Appendix B | Architectural |

Client/Project 203401607

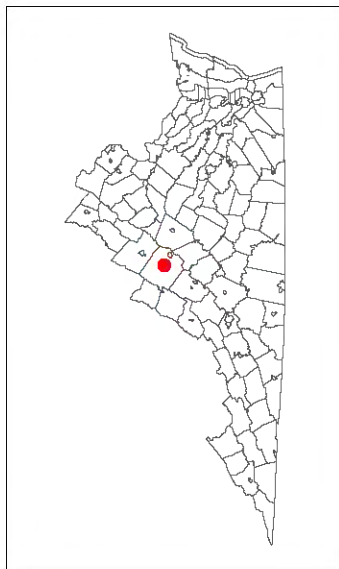
Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project

| <i>Project Location</i>                       | <i>Prepared by</i> | <i>ECL on</i> |
|---|--------------------|---------------|
| Augusta County and City of Staunton, Virginia | TR by JMH          | on 2021-08-27 |
|   | IR by SLD          | on 2021-09-30 |



Project Limits

- Architectural Resource
- 0.5-Mile Buffer
- 1-Mile Buffer
- 1.5-Mile Buffer



**Notes**

1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet
2. Data Sources: Dominion Energy Virginia, Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)
3. Topographic map © USGS 7.5 Minute Series Topographic Map





**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE  
#293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON,  
VIRGINIA**

## **APPENDIX C**

### **C.1 PHOTOSIMULATIONS**



Figure No.

II.B.6

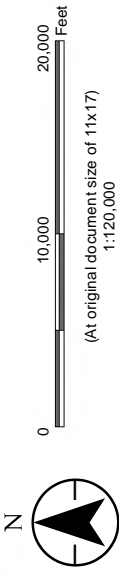
Title

Viewshed Map

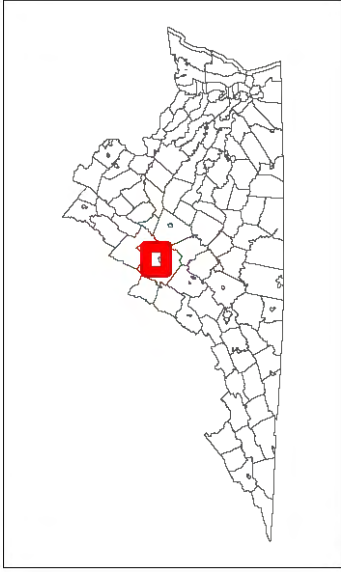
Client/Project 203-401 607

Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project

Project Location  
Augusta County and City of Staunton, Virginia  
Prepared by MGS on 2021-08-25  
TR by TPS on 2021-09-02  
R by CPB on 2021-09-02



- Substation
- Project Limits
- Architectural Resource
- Page Index
- 1-Mile Buffer
- Railroad



Notes  
1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet  
2. Data Sources: Dominion Energy Virginia, Historic resource data provided by Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)  
3. Elevation data was derived from a digital elevation model and digital surface model derived from VGIN LIDAR  
4. Base Map © National Geographic

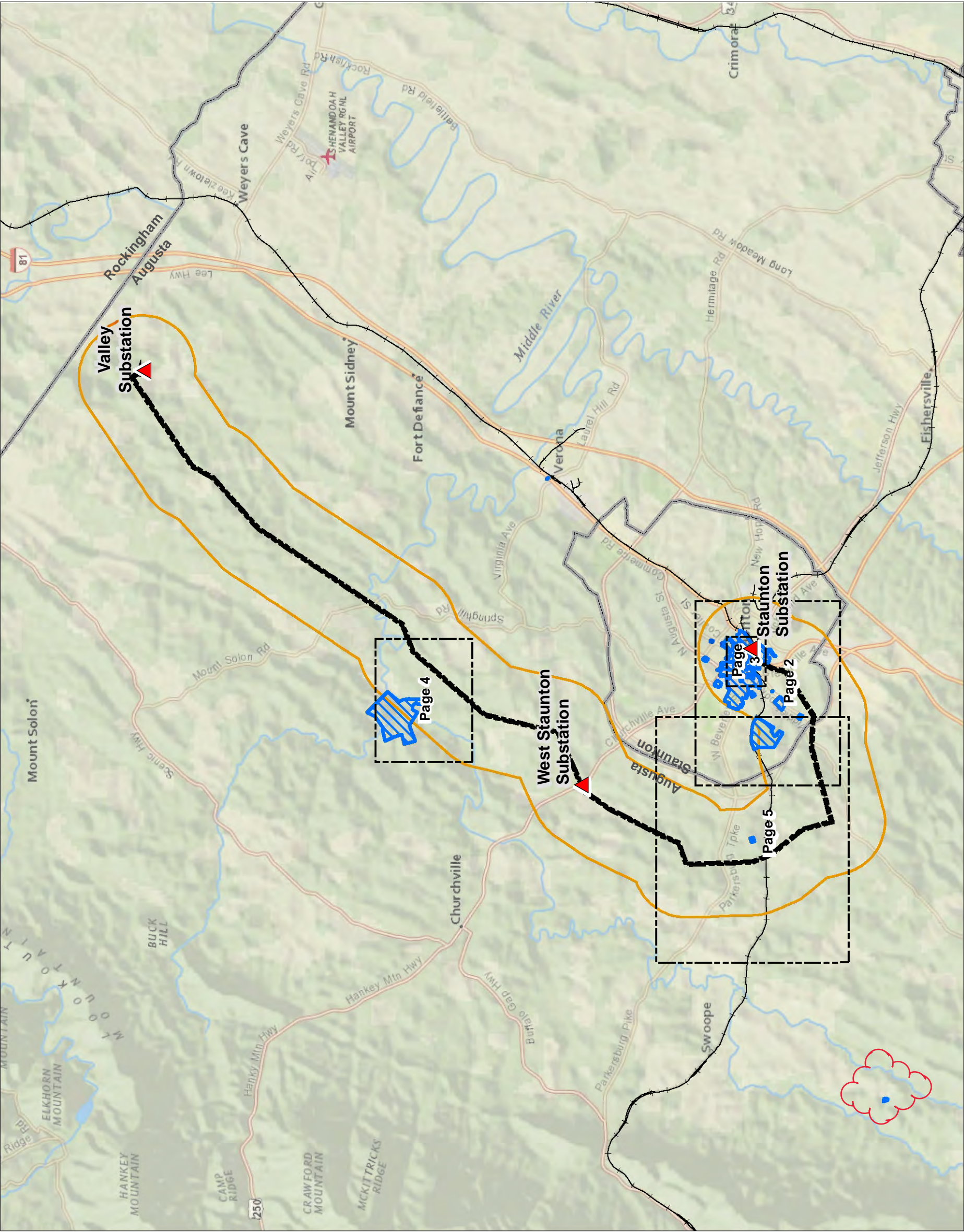




Figure No.  
**II.B.6**

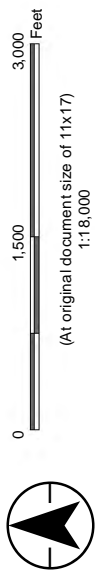
Title  
**Viewshed Map**

Client/Project  
Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project

203-401-607

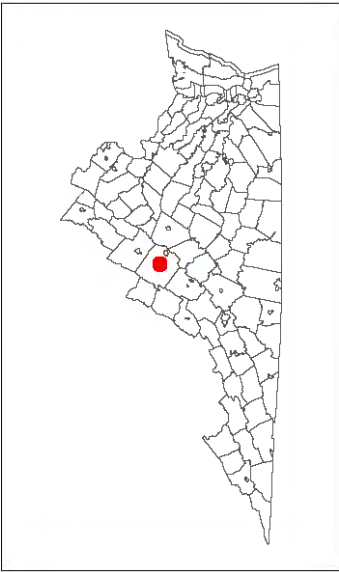
Project Location  
Augusta County and City of Staunton, Virginia

Prepared by MGS on 2021-08-25  
TR by TPS on 2021-09-02  
R by CPD on 2021-09-02



- Substation
- Photo Observation Point
- Proposed Structure
- Existing Structure to Remain
- Existing Structure to be Replaced
- Project Limits
- 1-Mile Buffer
- Architectural Resource
- Existing Visible, Proposed Not Visible
- Both Existing and Proposed Visible
- Existing Not Visible, Proposed Visible
- Railroad

Existing Structures to Remain were omitted from this model.



Notes  
1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet  
2. Data Sources: Dominion Energy Virginia, Historic resource data provided by Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)  
3. Analysis: Viewshed analysis produced from digital elevation model and digital surface model derived from VGIN LIDAR  
4. Orthoimagery © Bing Maps  
5. Microsoft product screen shot(s) reprinted with permission from Microsoft Corporation

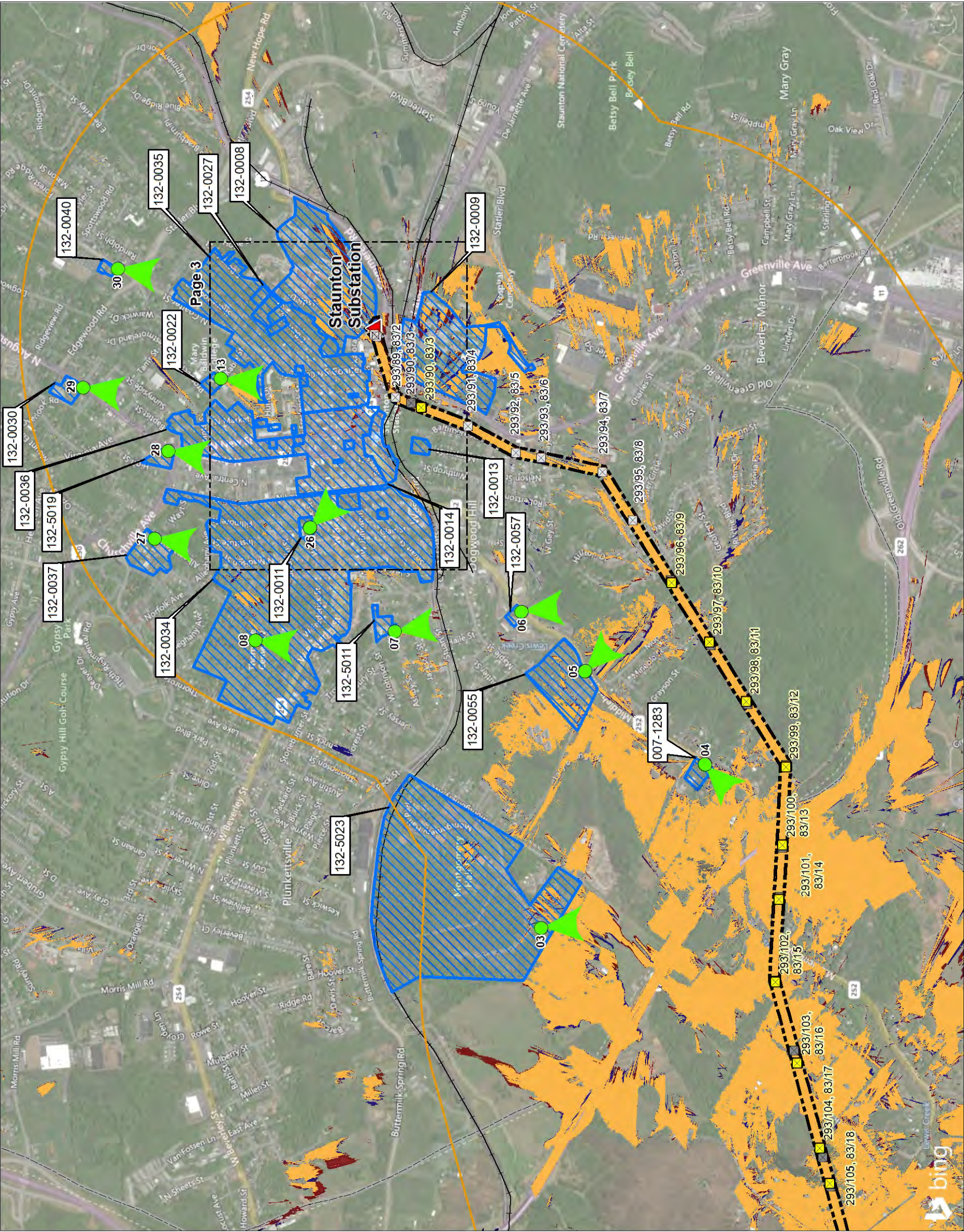




Figure No.  
**II.B.6**

Title  
**Viewshed Map**

Client/Project  
Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project

203-401 607

Project Location  
Augusta County and City of Staunton, Virginia

Prepared by MGS on 2021-08-25  
TR by TPS on 2021-09-02  
R by CPD on 2021-09-02

N

0

400

800

Feet

(At original document size of 11x17)

14,800

▲ Substation

● Photo Observation Point

■ Proposed Structure

■ Existing Structure to Remain

■ Existing Structure to be Replaced

▨ Project Limits

▭ 1-Mile Buffer

▨ Architectural Resource

■ Existing Visible, Proposed Not Visible

■ Both Existing and Proposed Visible

■ Existing Not Visible, Proposed Visible

— Railroad

Existing Structures to Remain were omitted from this model.

Notes

1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet
2. Data Sources: Dominion Energy Virginia, Historic resource data provided by Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)
3. Photo Observation Points: Produced from digital elevation model and digital surface model derived from VGIN LIDAR
4. Orthoimagery © Bing Maps
5. Microsoft product screen shot(s) reprinted with permission from Microsoft Corporation

Page 03 of 05



Figure No.

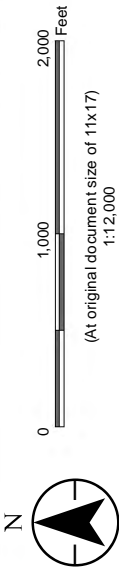
II.B.6

Title

Viewshed Map

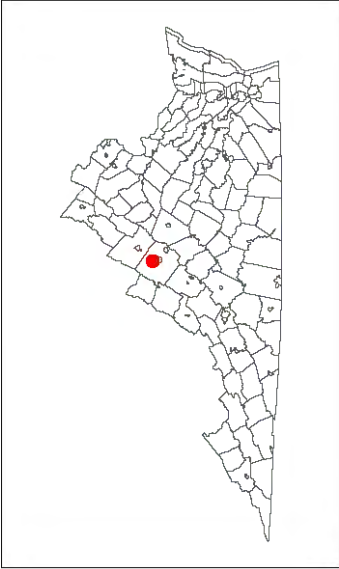
Client/Project  
Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project  
203-401 607

Project Location  
Augusta County and City of Staunton, Virginia  
Prepared by MGS on 2021-08-25  
TR by TPS on 2021-09-02  
R by CPB on 2021-09-02



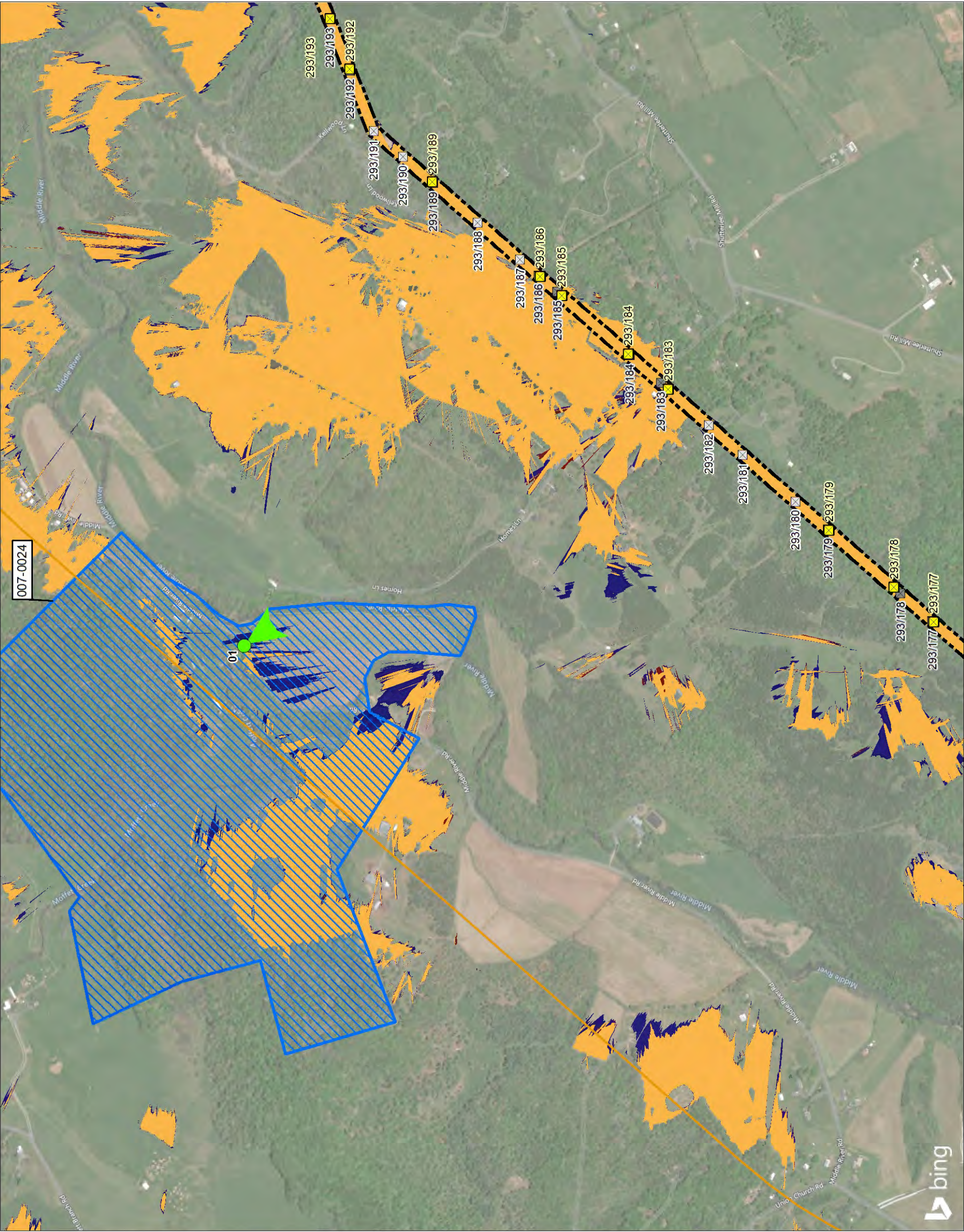
- Substation
- Photo Observation Point
- Proposed Structure
- Existing Structure to Remain
- Existing Structure to be Replaced
- Project Limits
- 1-Mile Buffer
- Architectural Resource
- Existing Visible, Proposed Not Visible
- Both Existing and Proposed Visible
- Existing Not Visible, Proposed Visible

Existing Structures to Remain were omitted from this model.

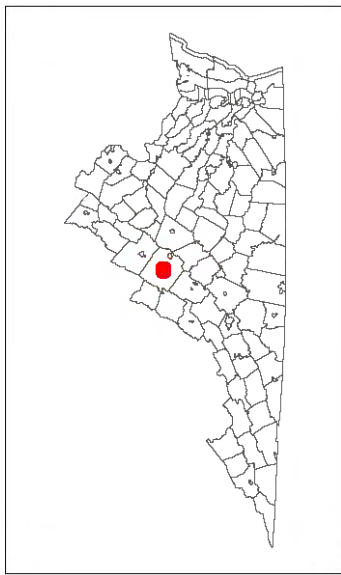
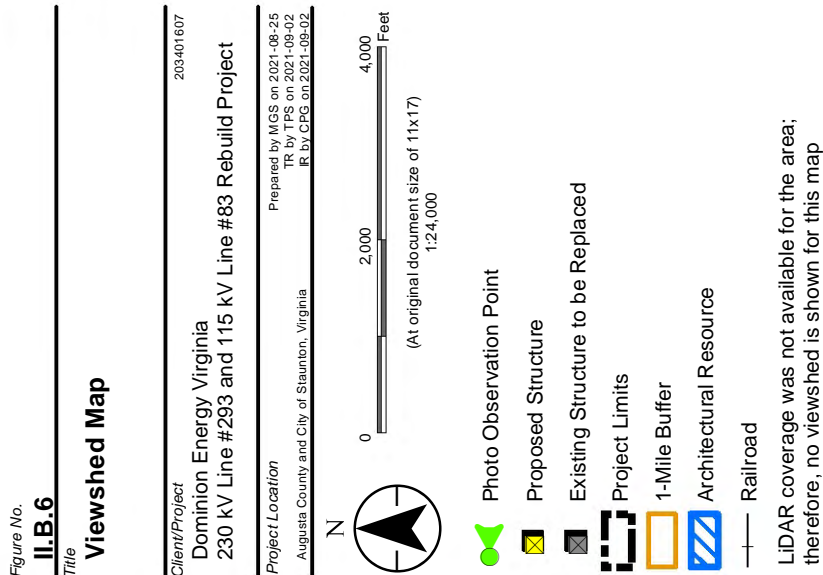


Notes

1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet
2. Data Sources: Dominion Energy Virginia, Historic resource data provided by Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)
3. Viewshed analysis produced from digital elevation model and digital surface model derived from VGIN LIDAR
4. Orthoimagery © Bing Maps
5. Microsoft product screen shot(s) reprinted with permission from Microsoft Corporation

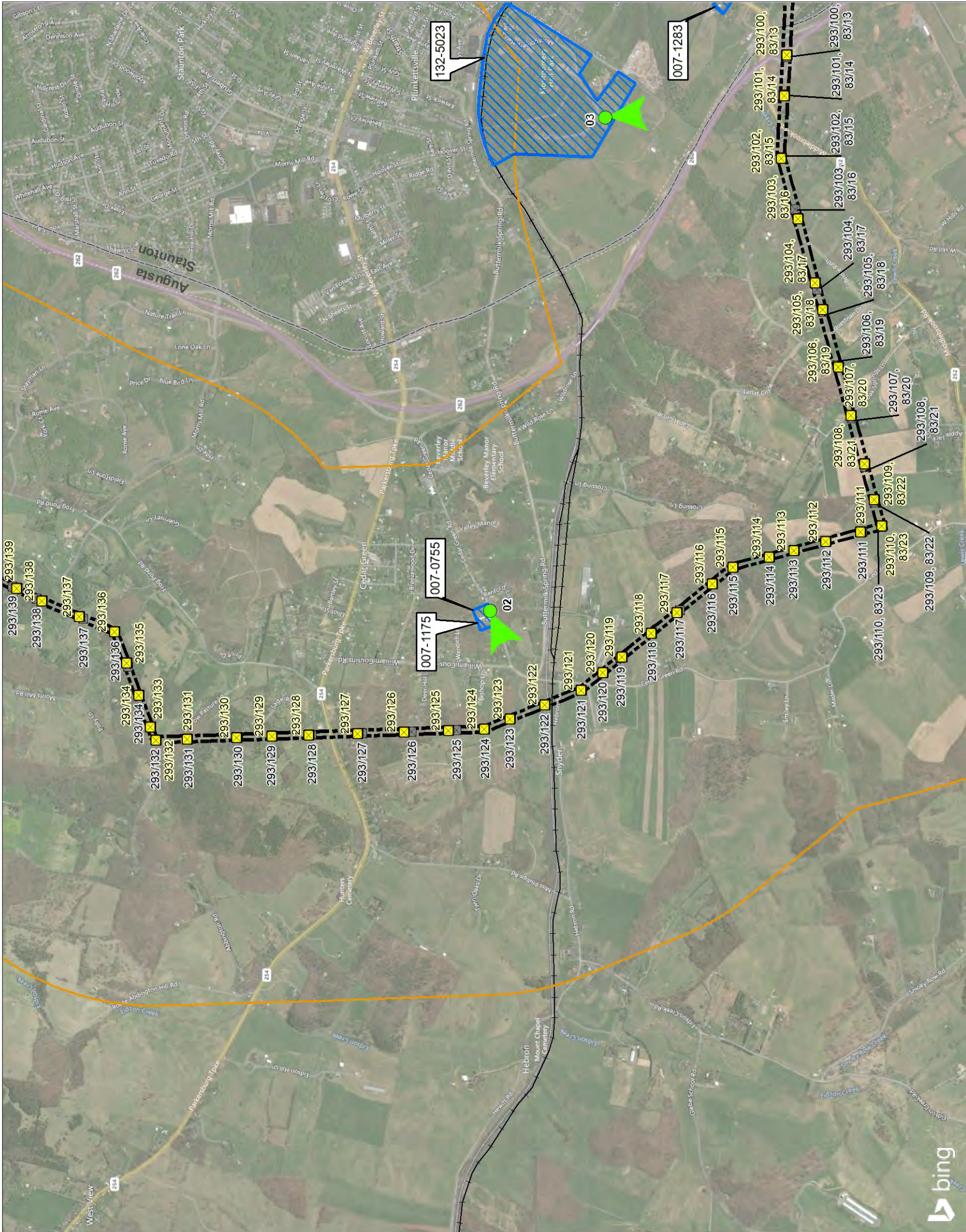






**Notes**

1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet
2. Data Sources: Dominion Energy, Virginia, Historic resource data provided by Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)
3. 3. Viewshed analysis produced from digital elevation model and digital surface model derived from VGIN LIDAR
4. Orthom imagery © Bing Maps
5. Microsoft product screen shot(s) reprinted with permission from Microsoft Corporation







Photograph provided by Stantec

**OP 1 Existing (No Existing Structures Visible)**  
Mount Pleasant (VDHR #007-0024)





Photograph provided by Stantec

## OP 1 Proposed (No Proposed Structures Visible) Mount Pleasant (VDHR #007-0024)

Looking south





Photograph provided by Stantec

**OP 2 Existing (No Existing Structures Visible)**  
Augusta County Training School/Cedar Green School (VDHR #007-0755) &  
Public Schools in Augusta County, Virginia, 1870-1940 (VDHR #007-1175)

Looking west





Photograph provided by Stantec

**OP 2 Proposed (No Proposed Structures Visible)**

Augusta County Training School/Cedar Green School (VDHR #007-0755) &  
Public Schools in Augusta County, Virginia, 1870-1940 (VDHR #007-1175)

Looking west





Photograph provided by Stantec

**OP 3 Existing (No Existing Structures Visible)**  
Montgomery Hall Park (VDHR #132-5023)

Looking south





Photograph provided by Stantec

**OP 3 Proposed (No Proposed Structures Visible)**  
Montgomery Hall Park (VDHR #132-5023)

Looking south





**OP 4 Existing (Existing Wires Visible)**  
A.M. Bruce House/Ashton (VDHR #007-1283)

Looking south

Photograph provided by Stantec





Photograph provided by Stantec

**OP 4 Proposed (Proposed Wires Visible)**  
A.M. Bruce House/Ashton (VDHR #007-1283)





Photograph provided by Stantec

**OP 5 Existing (Existing Wires Visible)**  
Bear Wallow Farm (VDHR #132-0055)

Looking south





Photograph provided by Stantec

**OP 5 Proposed (Proposed Wires Visible)**  
Bear Wallow Farm (VDHR #132-0055)

Looking south





Photograph provided by Stantec

**OP 6 Existing (No Existing Structures Visible)**  
Stack House/John J. F. White House (VDHR #132-0057)

Looking south





Photograph provided by Stantec

**OP 6 Proposed (No Proposed Structures Visible)**  
Stack House/John J. F. White House (VDHR #132-0057)

Looking south





293/97

293/98

Photograph provided by Stantec

## OP 7 Existing

Booker T. Washington High School for Coloreds/  
Booker T. Washington Community Center (VDHR #132-5011)

Looking south





Photograph provided by Stantec

**OP 7 Proposed**  
Booker T. Washington High School for Coloreds/  
Booker T. Washington Community Center (VDHR #132-5011)  
Looking south





293/105

OP 8 Existing  
Newtown Historic District (VDHR #132-0034)  
Looking south

Photograph provided by Stantec





Photograph provided by Stantec

**OP 8 Proposed**  
Newtown Historic District (VDHR #132-0034)  
Looking south





Photograph provided by Stantec

**OP 9 Existing (No Existing Structures Visible)**  
Stuart Addition Historic District (VDHR #132-0036) &  
Mary Baldwin College Music Building (DHR #132-0018)

Looking south





Photograph provided by Stantec

**OP 9 Proposed (No Proposed Structures Visible)**  
Stuart Addition Historic District (VDHR #132-0036) &  
Mary Baldwin College Music Building (DHR #132-0018)





Photograph provided by Stantec

OP 10 Existing  
Rose Terrace (VDHR #132-0017)

Looking south





Photograph provided by Stantec

OP 10 Proposed  
Rose Terrace (VDHR #132-0017)

Looking south





Photograph provided by Stantec

OP 11 Existing  
Hill Top (VDHR #132-0002)

Looking south





Photograph provided by Stantec

**OP 11 Proposed**  
Hill Top (VDHR #132-0002)  
Looking south





Photograph provided by Stantec

**OP 13 Existing (No Existing Structures Visible)**  
Kable House (VDHR #132-0022)





Photograph provided by Stantec

**OP 13 Proposed (No Proposed Structures Visible)**  
Kable House (VDHR #132-0022)





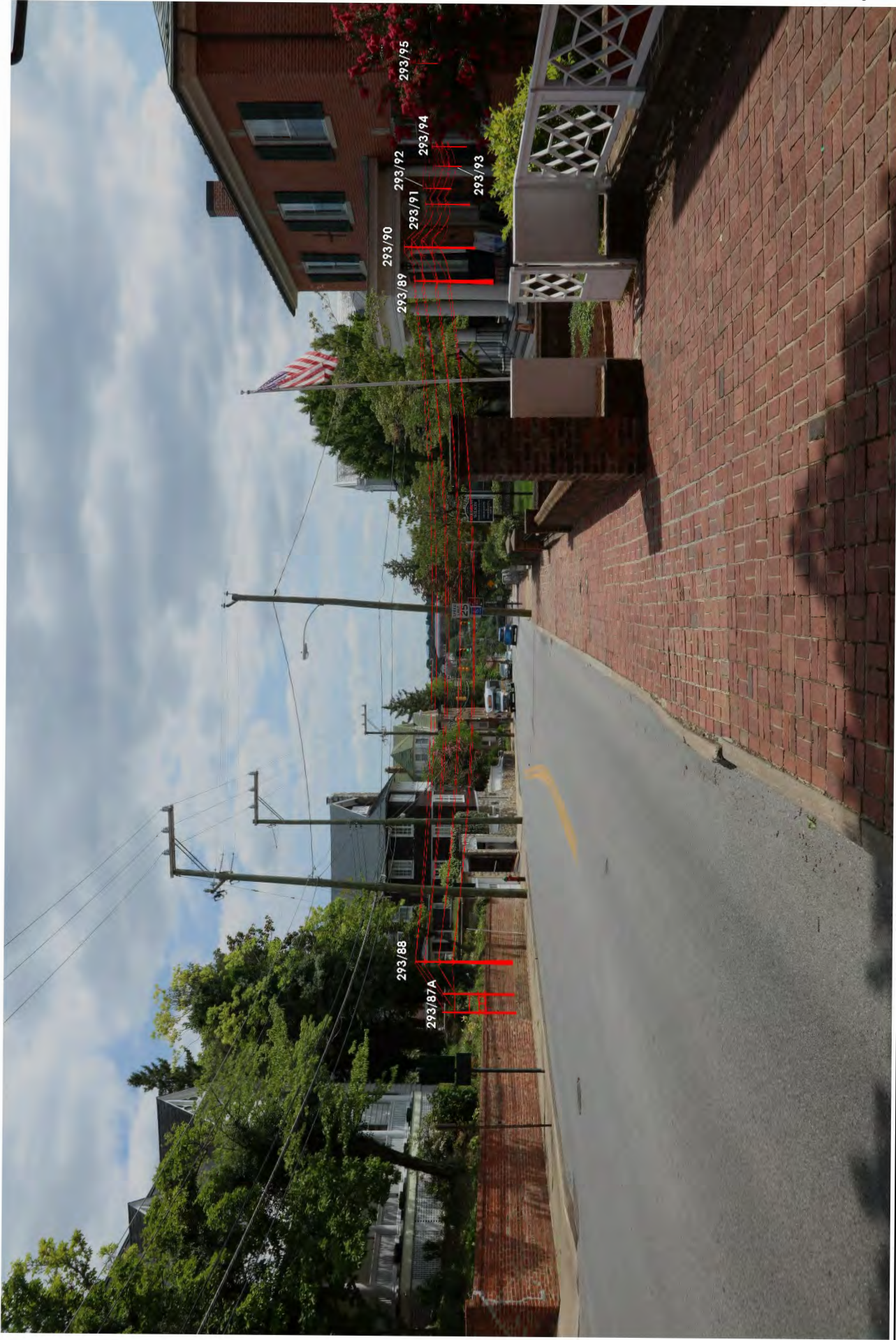
Photograph provided by Stantec

**OP 14 Existing (No Existing Structures Visible)**

Woodrow Wilson Birthplace/The Manse (VDHR #132-0004),  
Gospel Hill Historic District (VDHR #132-0035) & Catlett House (VDHR #132-0032)

Looking south





Photograph provided by Stantec

**OP 14 Proposed (No Proposed Structures Visible)**

Woodrow Wilson Birthplace/The Manse (VDHR #132-0004),  
Gospel Hill Historic District (VDHR #132-0035) & Catlett House (VDHR #132-0032)

Looking south





Photograph provided by Stantec

**OP 16 Existing (No Existing Structures Visible)**  
The Oaks (VDHR #132-0021) &  
Gospel Hill Historic District (VDHR #132-0035)

Looking south





Photograph provided by Stantec

**OP 16 Proposed (No Proposed Structures Visible)**  
The Oaks (VDHR #132-0021) &  
Gospel Hill Historic District (VDHR #132-0035)

Looking south



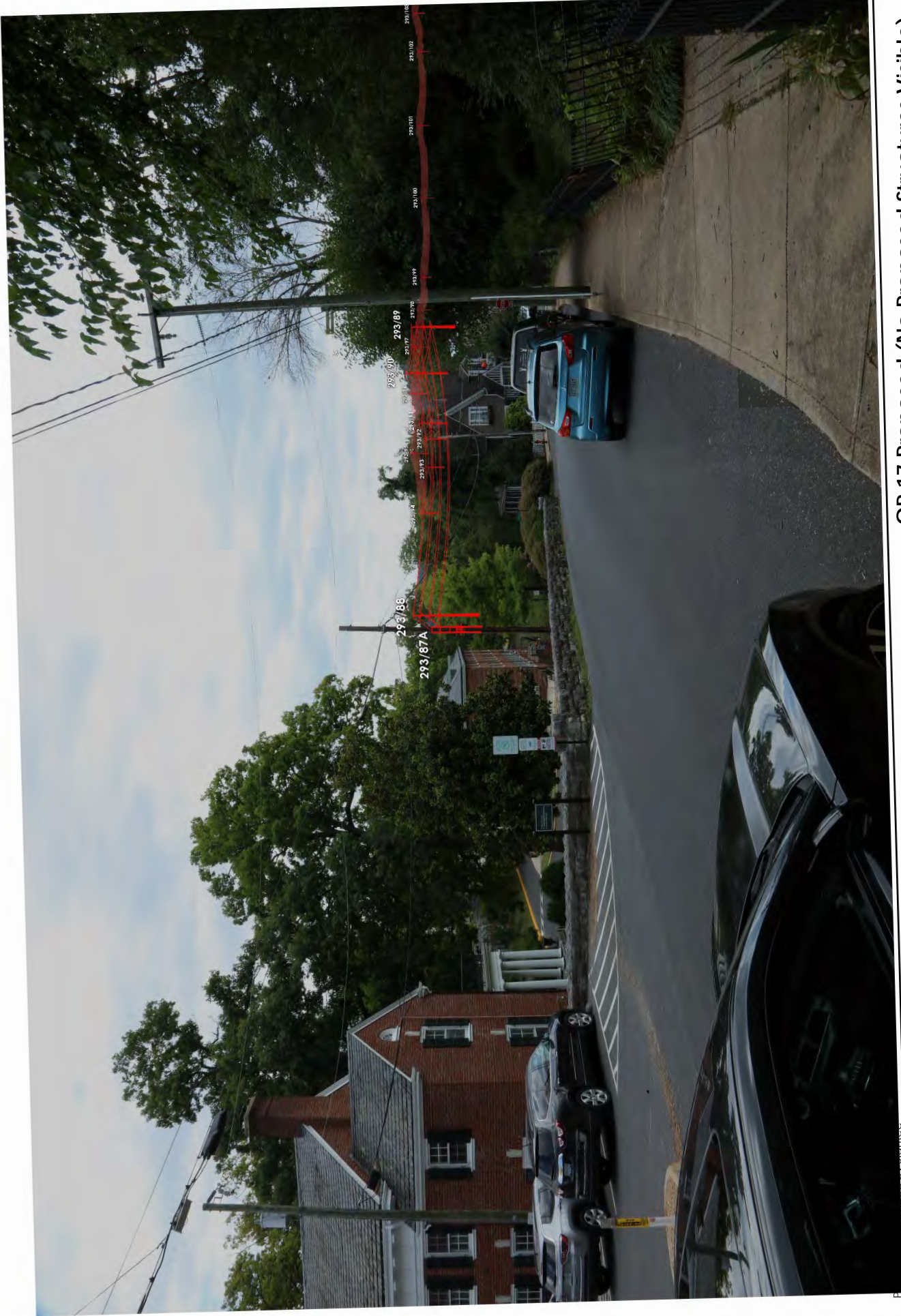


Photograph provided by Stantec

**OP 17 Existing (No Existing Structures Visible)**  
Oakdene (VDHR #132-0027), J.C.M. Merrilat House/Hunter House  
(VDHR #132-0028) & Gospel Hill Historic District (VDHR #132-0035)

Looking southwest





**OP 17 Proposed (No Proposed Structures Visible)**  
Oakdene (VDHR #132-0027), J.C.M. Merrilat House/Hunter House  
(VDHR #132-0028) & Gospel Hill Historic District (VDHR #132-0035)

Looking southwest





Photograph provided by Stantec

**OP 18 Existing**  
Virginia School for the Deaf and Blind (VDHR #132-0008)  
Looking southwest





Photograph provided by Stantec

**OP 18 Proposed**  
Virginia School for the Deaf and Blind (VDHR #132-0008)

Looking southwest





Photograph provided by Stantec

**OP 19 Existing (No Existing Structures Visible)**  
Thomas J. Michie House (VDHR #132-0033) &  
Gospel Hill Historic District (VDHR #132-0035)





Photograph provided by Stantec

**OP 19 Proposed (No Proposed Structures Visible)**  
Thomas J. Michie House (VDHR #132-0033) &  
Gospel Hill Historic District (VDHR #132-0035)

Looking southwest





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Photograph provided by Stantec

**OP 20 Existing**  
Arista Hoge House (VDHR #132-0015) &  
Gospel Hill Historic District (VDHR #132-0035)

Looking south





Photograph provided by Stantec

**OP 20 Proposed**  
Arista Hoge House (VDHR #132-0015) &  
Gospel Hill Historic District (VDHR #132-0035)

Looking south





OP 21 Existing (No Existing Structures Visible)  
Wharf Area Historic District (VDHR #132-0014)

Looking south

Photograph provided by Stantec





**OP 21 Proposed (No Proposed Structures Visible)**  
Wharf Area Historic District (VDHR #132-0014)

Looking south

Photograph provided by Stantec



Photograph provided by Stantec

**OP 22 Existing (No Existing Structures Visible)**  
Augusta County Court House (VDHR #132-0001) &  
Beverley Historic District (VDHR #132-0024)

Looking south





Photograph provided by Stantec

**OP 22 Proposed (No Proposed Structures Visible)**  
Augusta County Court House (VDHR #132-0001) &  
Beverley Historic District (VDHR #132-0024)

Looking south



Photograph provided by Stantec

**OP 23 Existing (No Existing Structures Visible)**  
United Virginia Bank/National Valley/Museum of Bank History (VDHR #132-0023) &  
Beverley Historic District (VDHR #132-0024)

Looking south





Photograph provided by Stantec

**OP 23 Proposed (No Proposed Structures Visible)**  
United Virginia Bank/National Valley/Museum of Bank History (VDHR #132-0023) &  
Beverly Historic District (VDHR #132-0024)

Looking south





Photograph provided by Stantec

**OP 24 Existing (No Existing Structures Visible)**  
Trinity Episcopal Church (VDHR #132-0007) &  
Newtown Historic District (VDHR #132-0034)





Photograph provided by Stantec

**OP 24 Proposed**  
Trinity Episcopal Church (VDHR #132-0007) &  
Newtown Historic District (VDHR #132-0034

Looking southeast





293/87A

Photograph provided by Stantec

**OP 25 Existing**  
Stuart House/Robertson Home (VDHR #132-0006) &  
Newtown Historic District (VDHR #132-0034)  
Looking east-southeast





Photograph provided by Stantec

**OP 25 Proposed**  
Stuart House/Robertson Home (VDHR #132-0006) &  
Newtown Historic District (VDHR #132-0034)

Looking east-southeast





Photograph provided by Stantec

**OP 26 Existing (No Existing Structures Visible)**  
Old Main/Stuart Hall (VDHR #132-0011) &  
Newtown Historic District (VDHR #132-0034)

Looking east-southeast





Photograph provided by Stantec

**OP 26 Proposed (No Proposed Structures Visible)**  
Old Main/Stuart Hall (VDHR #132-0011) &  
Newtown Historic District (VDHR #132-0034)

Looking east-southeast





Photograph provided by Stantec

**OP 27 Existing (No Existing Structures Visible)**  
Robert E. Lee High School (VDHR #132-0037)





Photograph provided by Stantec

**OP 27 Proposed (No Proposed Structures Visible)**  
Robert E. Lee High School (VDHR #132-0037)

Looking southeast





Photograph provided by Stantec

**OP 28 Existing**  
Thomas Jefferson Grammar School/Staunton Public Library (VDHR #132-5019) looking south

Attachment II.B.6.c.2





Photograph provided by Stantec

**OP 28 Proposed**  
Thomas Jefferson Grammar School/Staunton Public Library (VDHR #132-5019) looking south

Attachment II.B.6.c.2





Photograph provided by Stantec

**OP 29 Existing (No Existing Structures Visible)**  
Breezy Hill (VDHR #132-0030)

Looking south





Photograph provided by Stantec

**OP 29 Proposed (No Proposed Structures Visible)**  
Breezy Hill (VDHR #132-0030)





Photograph provided by Stantec

**OP 30 Existing (No Existing Structures Visible)**  
Edgewood (VDHR #132-0040)

Looking southwest





Photograph provided by Stantec

**OP 30 Proposed (No Proposed Structures Visible)**  
Edgewood (VDHR #132-0040)

Looking southwest





Photograph provided by Stantec

**OP 31 Existing**  
Beverley Historic District (VDHR #132-0024)

Looking south





**OP 31 Proposed**  
Beverley Historic District (VDHR #132-0024)  
Looking south

Photograph provided by Stantec





Photograph provided by Stantec

**OP 32 Existing (No Existing Structures Visible)**  
Mary Baldwin College Main Building (VDHR #132-0016)

Looking south





Photograph provided by Stantec

**OP 32 Proposed**  
Mary Baldwin College Main Building (VDHR #132-0016)

Looking south





293/90

Photograph provided by Stantec

**OP 33 Existing**  
Western State Lunatic Asylum/Western State Hospital/  
Staunton Correctional Center/Old Site Antebellum Complex (VDHR #132-0009)  
Looking west





Photograph provided by Stantec

**OP 33 Proposed**  
Western State Lunatic Asylum/Western State Hospital/  
Staunton Correctional Center/Old Site Antebellum Complex (VDHR #132-0009)  
Looking west





Photograph provided by Stantec

OP 35 Existing (Existing Wires Visible)  
Sears House (VDHR #132-0013)

Looking south





Photograph provided by Stantec

**OP 35 Proposed (Proposed Wires Visible)**  
Sears House (VDHR #132-0013)

Looking south

**STAGE I PRE-APPLICATION ANALYSIS FOR THE PROPOSED DOMINION ENERGY VIRGINIA 230 KV LINE  
#293 AND 115 KV LINE #83 REBUILD PROJECT, AUGUSTA COUNTY AND THE CITY OF STAUNTON,  
VIRGINIA**

## **APPENDIX D**

### **D.1 ARCHAEOLOGICAL RESOURCE MAPS**



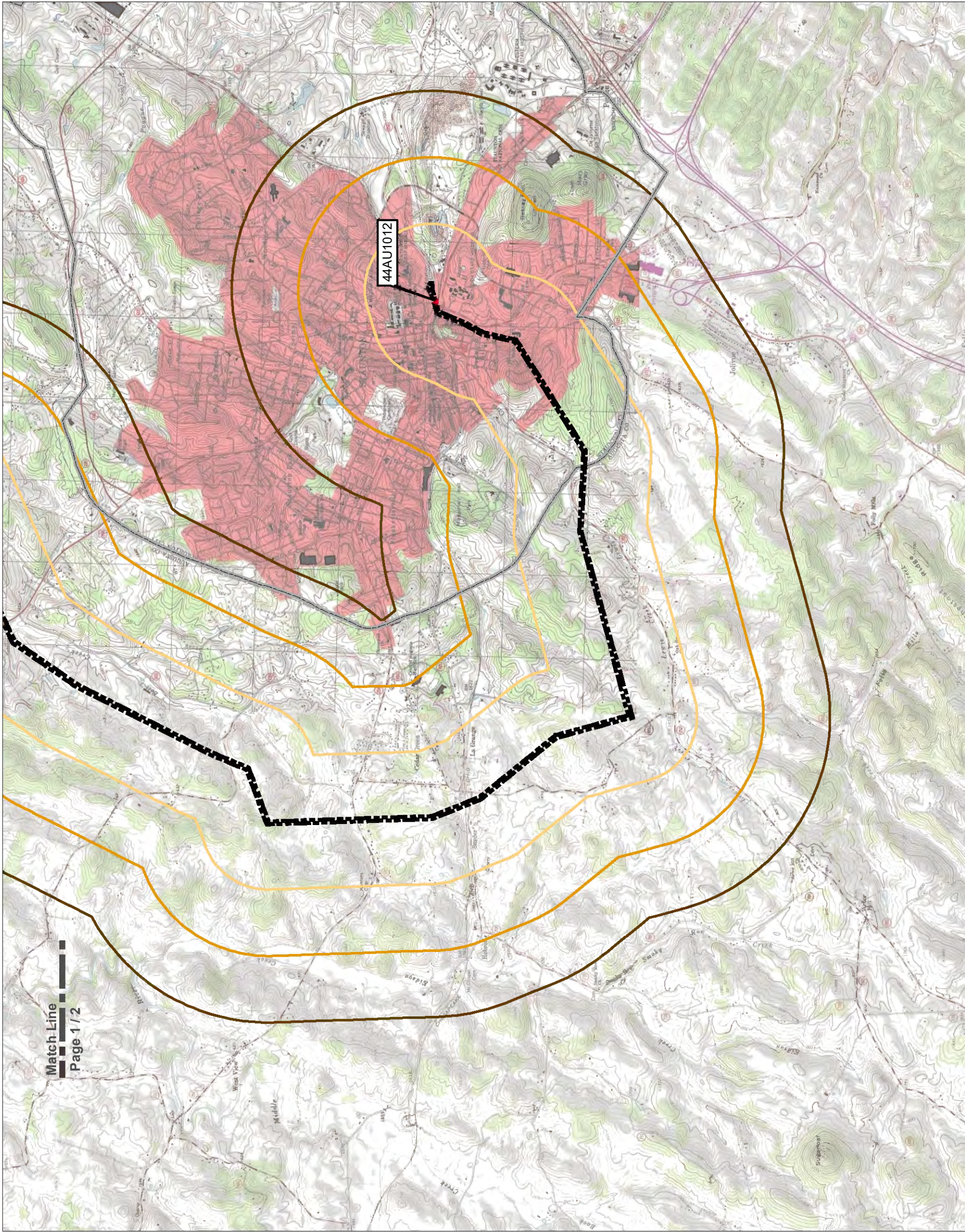


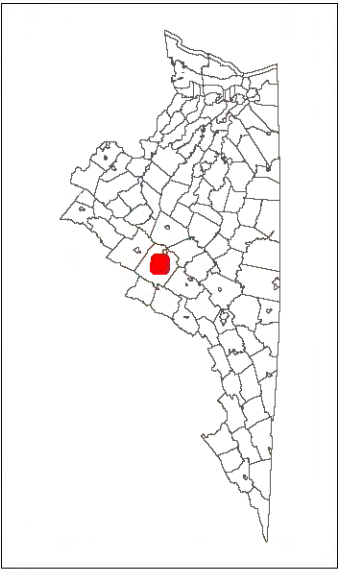
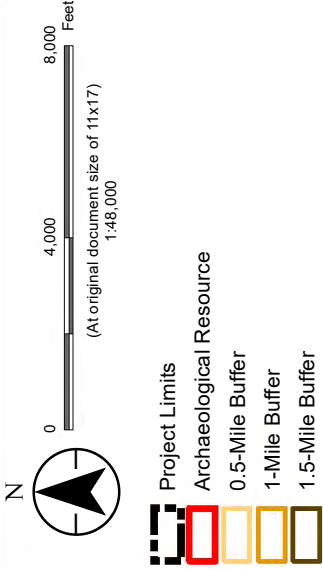
Figure No. **Appendix D**

**Archaeological Resources Map**

**Client/Project**  
Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project

**Project Location**  
Augusta County and City of Staunton, Virginia

Prepared by ECI on 2021-08-27  
TR by JMH on 2021-09-30  
IR by SLD on 2021-09-28



**Notes**  
1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet  
2. Data Sources: Dominion Energy Virginia, Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)  
3. Topographic map © USGS 7.5 Minute Series Topographic Map





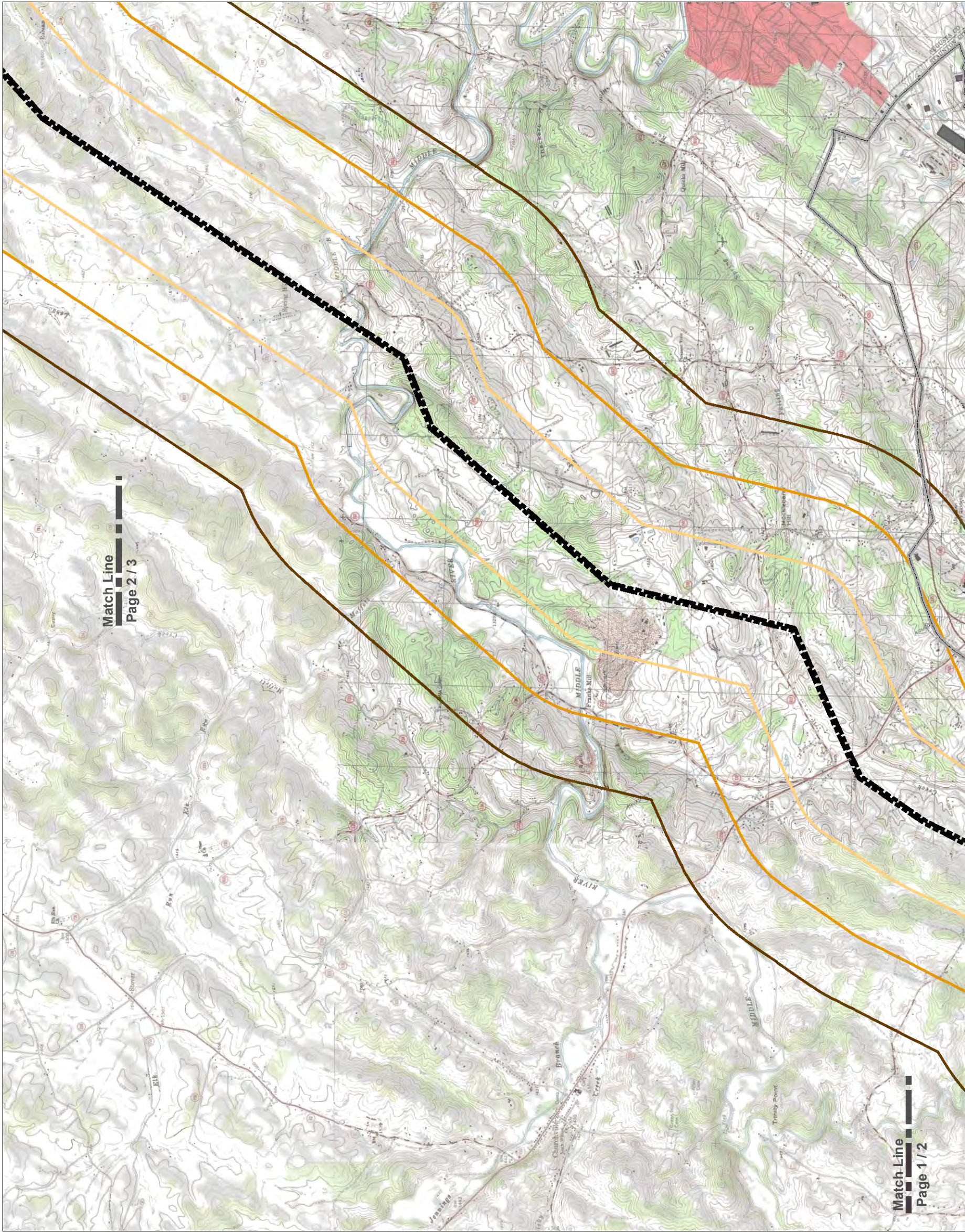
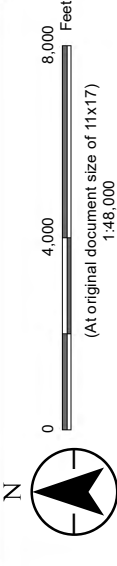
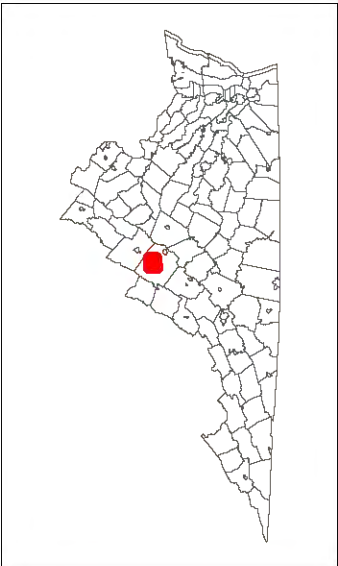


Figure No. **Appendix D**  
Title **Archaeological Resources Map**

Client/Project 203401607  
Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project  
Project Location Prepared by ECI on 2021-08-27  
Augusta County and City of Staunton, Virginia TR by JMH on 2021-09-30  
IR by SLD on 2021-09-28



- Project Limits  
Archaeological Resource  
0.5-Mile Buffer  
1-Mile Buffer  
1.5-Mile Buffer



Notes  
1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet  
2. Data Sources: Dominion Energy Virginia, Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)  
3. Topographic map © USGS 7.5 Minute Series Topographic Map





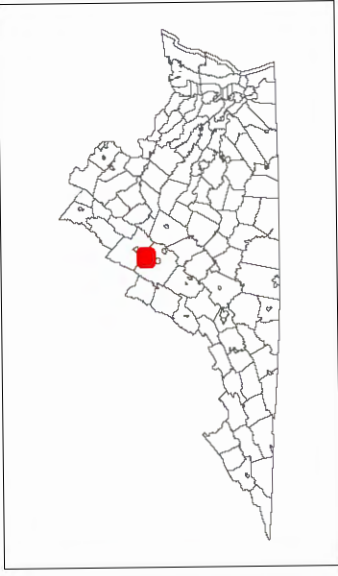
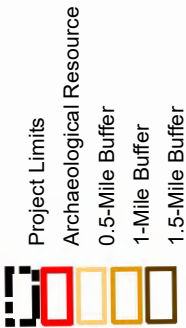
Figure No. **Appendix D**  
Title **Archaeological Resources Map**

Client/Project  
Dominion Energy Virginia  
230 kV Line #293 and 115 kV Line #83 Rebuild Project

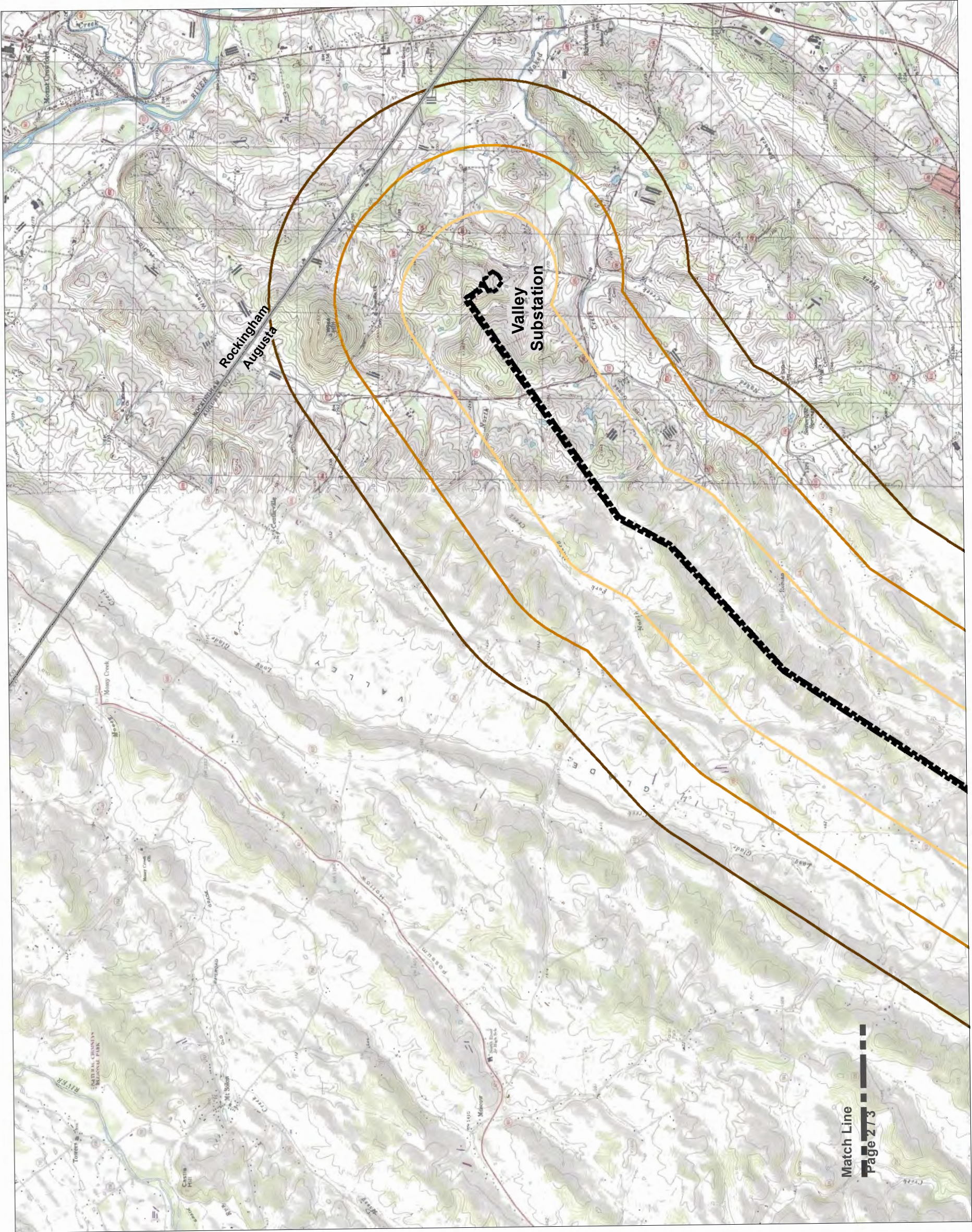
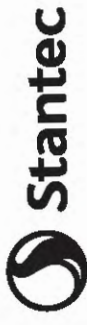
203401607

Project Location  
Augusta County and City of Staunton, Virginia

Prepared by ECL on 2021-08-27  
TR by JMH on 2021-09-20  
IR by SLD on 2021-09-28



Notes  
1. Coordinate System: NAD 1983 StatePlane Virginia North FIPS 4501 Feet  
2. Data Sources: Dominion Energy Virginia, Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS)  
3. Topographic map © USGS 7.5 Minute Series Topographic Map







October 5, 2021

**VIA Email**

Rachel Studebaker  
Environmental Specialist II  
Dominion Energy Services  
120 Tredegar Street, Richmond, VA 23219  
[rachel.m.studebaker@dominionenergy.com](mailto:rachel.m.studebaker@dominionenergy.com)

**RE: Dominion Energy Virginia's 230 kV Line #293 and 115kV Line #83 Rebuild Project  
City of Staunton and Augusta County, Virginia**

Dear Ms. Studebaker:

The Virginia Outdoors Foundation (VOF) is in receipt of an email from Ms. Valeri Fulcher with the Virginia Department of Environmental Quality (DEQ) dated September 9, 2021, concerning the above-referenced project. VOF, an agency of the Commonwealth, was established by the General Assembly in 1966 to promote the preservation of Virginia's natural and cultural resources by encouraging private philanthropy in fulfillment of state policy. As a result of Virginia's commitment to ensure a vibrant natural environment for today and future generations, VOF owns thousands of acres managed for public access and holds more than 4,000 easements across the Commonwealth, and these easements protect in perpetuity over 860,000 acres of open space.

Thank you for the opportunity to provide comments regarding the rebuild of the existing 230 kV Line #293 and 115kV Line #83 in the City of Staunton and Augusta County. Based on our review of available project information, it appears Dominion Energy is proposing to replace certain existing structures with current equivalents in the existing right of ways. Such actions include 1.) replacing the existing double circuit weathering-steel lattice structures primarily with brown, weathering-steel monopoles and, 2.) replacing the existing single-circuit wooden H-frame structures with brown, weathering steel H-frame structure with galvanized cross arms and x-braces. These changes are stated as being needed to replace old infrastructure and rebuild the lines to meet current reliability standards.

VOF holds open-space easements on 16 properties within 1.5 miles of the transmission line. Of those 16 properties, this line physically intersects one property held in an open space easement. This intersected open space easement, known as Project 1035 in VOF records, contains Structure 192 and Structure 193, based on the "Staunton-Valley Structure Height Comparison Tool" site as cross-referenced with our boundary dataset. Structure 192, illustrated as an H-frame replacement, is listed as having an existing height of 81 feet. Its new proposed height is listed at 83.5 feet, an increase of 2.5 feet. Structure 193, also illustrated as an H-frame replacement, is listed as having an existing height of 62 feet. Its new proposed height is listed at 74.5 feet, an increase of 12.5 feet.



All VOF easements, directly and indirectly, protect numerous conservation values for the benefit of the public and contribute to the overall high quality of life in the Commonwealth. Regrading structure heights, although the proposed average structure height increase does not seem dramatically significant (approximately six feet based on the values listed in the project summary), VOF is concerned about the potential impacts to the landscape associated with the height increase planned for Structure 193, as well as the broader potential impacts to the region's landscape.

VOF is also concerned about how these structures, specifically Structures 192 and 193, would be accessed. Based on content available in the question-and-answer portion of the "Virtual Community Meeting," it seems Dominion intends to use existing access roads or traverse the existing right-of-way using timber matting where and when appropriate. Once a precise access plan has been developed, VOF would appreciate an opportunity to comment on how Structures 192 and 193 will be accessed.

Overall, VOF recognizes the engineering constraints and reliability standards Dominion must satisfy. That said, we strongly advocate for the replacement structures and associated project components to be minimized as much as possible so their presence on the landscape does not overwhelm the scenic qualities of the region. VOF would support further opportunities for design alternatives that lead to structures with decreased heights while staying within the existing rights of way.

Thank you for providing DEQ with notification of this project, and we look forward to working with you, as needed, in the continued planning of this project. If you have any further questions, please feel free to contact me at (540) 430-0292 or via email at [hhibbitts@vof.org](mailto:hhibbitts@vof.org).

Sincerely,

A handwritten signature in black ink, appearing to read 'Harry Hibbitts', with a stylized flourish at the end.

Harry Hibbitts  
*Assistant Director*

CC: [eir@deq.virginia.gov](mailto:eir@deq.virginia.gov)

## Heather E Kennedy (Services - 6)

---

**From:** Rhur, Roberta <robbie.rhur@dcr.virginia.gov>  
**Sent:** Wednesday, September 8, 2021 3:40 PM  
**To:** Heather E Kennedy (Services - 6)  
**Subject:** [EXTERNAL] Re: Staunton to Valley TL293 Rebuild Project

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

\*\*\*This is an EXTERNAL email that was NOT sent from Dominion Energy. Are you expecting this message? Are you expecting a link or attachment? DO NOT click links or open attachments until you verify them\*\*\*

Good Afternoon:

DCR Division of Planning and Recreation Resources (PRR) has reviewed the project and we have no comments on the scope of this project. However you must coordinate with DCR Division Natural Heritage since PRR comments do not reflect other division comments.

Thank you for the opportunity to comment

Robbie Rhur  
DCR EIR coordinator

On Wed, Sep 8, 2021 at 8:45 AM [Heather.E.Kennedy@dominionenergy.com](mailto:Heather.E.Kennedy@dominionenergy.com)  
<[Heather.E.Kennedy@dominionenergy.com](mailto:Heather.E.Kennedy@dominionenergy.com)> wrote:

Ms. Rhur,

Please see the attached letter and project map notifying you of the proposed 230 kV transmission line rebuild project located in Augusta County and City of Staunton, Virginia.

Please contact me with any questions or for additional information.

Thank you,

[Heather E.B. Kennedy](#)

Environmental Specialist II

Dominion Energy Services



120 Tredegar Street, Richmond, VA 23219

(804) 317-9930

[Heather.E.Kennedy@Dominionenergy.com](mailto:Heather.E.Kennedy@Dominionenergy.com)



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--

Robbie Rhur  
DCR VOP Project Planner and Environmental Review Coordinator  
600 East Main Street  
Richmond VA 23219  
804-371-2594

## Rachel M Studebaker (Services - 6)

---

**From:** Nancy R Reid (Services - 6)  
**Sent:** Tuesday, September 21, 2021 11:36 AM  
**To:** Rachel M Studebaker (Services - 6)  
**Subject:** Response: Re: Notification: Dominion Energy Virginia's 230 kV Line #293 and 115 kV Line #83 Rebuild Project

---

**From:** Scott Denny <scott.denny@doav.virginia.gov>  
**Sent:** Monday, September 13, 2021 9:49 AM  
**To:** Nancy R Reid (Services - 6) <Nancy.R.Reid@dominionenergy.com>  
**Subject:** [EXTERNAL] Re: Notification: Dominion Energy Virginia's 230 kV Line #293 and 115 kV Line #83 Rebuild Project

\*\*\*This is an EXTERNAL email that was NOT sent from Dominion Energy. Are you expecting this message? Are you expecting a link or attachment? DO NOT click links or open attachments until you verify them\*\*\*

Ms. Reid:

The Virginia Department of Aviation has reviewed the information provided in your September 10th email. It appears as though a portion of the proposed transmission line rebuild is located within 20,000 linear feet of the Bridgewater Airport. Therefore a 7460 form must be submitted to the Federal Aviation Administration (FAA) to determine if this portion of this project will result in a hazard to air navigation. Please submit the form to FAA for that portion of the project that is located within 20,000 linear feet from the Bridgewater Airport as well as for any structure, permanent or temporary, that reaches a height of 200' above ground level.

If you have any questions regarding this matter, please do not hesitate to contact me at (804) 236-3638.

Sincerely,

S. Scott Denny  
Senior Aviation Planner  
Virginia Department of Aviation

On Fri, Sep 10, 2021 at 11:57 AM [Nancy.R.Reid@dominionenergy.com](mailto:Nancy.R.Reid@dominionenergy.com) <[Nancy.R.Reid@dominionenergy.com](mailto:Nancy.R.Reid@dominionenergy.com)> wrote:

Scott,

Please find attached, the information for the Dominion Energy TL 239 & TL 83 rebuild project.

If you have any questions, please do not hesitate to call or email me.



Have a wonderful day,

*Nancy*

Nancy Reid

Siting & Permitting Specialist

DEQ Dual Combined Administrator

Electric Transmission

10900 Nuckols Rd, 4<sup>th</sup> Floor

Glen Allen, VA 23060

434.532.7579 cell

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--

S. Scott Denny  
Senior Aviation Planner  
Virginia Department of Aviation  
804-236-3638  
[scott.denny@doav.virginia.gov](mailto:scott.denny@doav.virginia.gov)

## Rachel M Studebaker (Services - 6)

---

**From:** Nancy R Reid (Services - 6)  
**Sent:** Tuesday, September 21, 2021 11:29 AM  
**To:** Rachel M Studebaker (Services - 6)  
**Subject:** FW: FAA Notification: Dominion Energy Virginia's 230 kV Line #293 and 115 kV Line #83 Rebuild Project

---

**From:** 9-AJO-AWA-OEGroup (FAA) <[OEGroup@faa.gov](mailto:OEGroup@faa.gov)>  
**Sent:** Monday, September 13, 2021 3:59 PM  
**To:** Nancy R Reid (Services - 6) <[Nancy.R.Reid@dominionenergy.com](mailto:Nancy.R.Reid@dominionenergy.com)>  
**Cc:** Tengowski, Joan M-CTR (FAA) <[Joan.M-CTR.Tengowski@faa.gov](mailto:Joan.M-CTR.Tengowski@faa.gov)>  
**Subject:** [EXTERNAL] RE: Notification: Dominion Energy Virginia's 230 kV Line #293 and 115 kV Line #83 Rebuild Project

\*\*\*This is an EXTERNAL email that was NOT sent from Dominion Energy. Are you expecting this message? Are you expecting a link or attachment? DO NOT click links or open attachments until you verify them\*\*\*

Dear Ms. Reid,

This does not constitute filing notice with the FAA in accordance with 14 CFR Part 77. You are required to file notice via FAA Form 7460-1 or the internet based equivalent. For best and fastest response we highly encourage use of the internet based program to file the structures. There is no other way, particularly at this time, for you to ensure your notice is received and processed accordingly. Instructions are available on the website. Please visit <https://oeaaa.faa.gov/oeaaa>

Should you need assistance with this, Please contact the Technician for Virginia, [Joan.m-ctr.Tengowski@faa.gov](mailto:Joan.m-ctr.Tengowski@faa.gov)

Thank you,

Steve Phillips  
Aeronautical Information Services  
Manager (A), Obstruction Evaluation Group, AJV-A5  
(816) 329-2523  
<http://oeaaa.faa.gov>



---

**From:** [Nancy.R.Reid@dominionenergy.com](mailto:Nancy.R.Reid@dominionenergy.com) <[Nancy.R.Reid@dominionenergy.com](mailto:Nancy.R.Reid@dominionenergy.com)>  
**Sent:** Friday, September 10, 2021 12:02 PM  
**To:** 9-AJO-AWA-OEGroup (FAA) <[OEGroup@faa.gov](mailto:OEGroup@faa.gov)>  
**Subject:** Notification: Dominion Energy Virginia's 230 kV Line #293 and 115 kV Line #83 Rebuild Project  
**Importance:** High

Mr. Phillips,

Please find attached, the information for the Dominion Energy TL 239 & TL 83 rebuild project.

If you have any questions, please do not hesitate to call or email me.



Have a wonderful day,

*Nancy*

Nancy Reid  
Siting & Permitting Specialist  
DEQ Dual Combined Administrator  
Electric Transmission  
10900 Nuckols Rd, 4<sup>th</sup> Floor  
Glen Allen, VA 23060  
434.532.7579 cell

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