

Figure 4-6: NHLs, NRHP-Listed, and Eligible Architectural Resources within 1.5 miles of the Project (West-half of alignment). Source: VCRIS

ARCHAEOLOGICAL SITES

Review of the VDHR VCRIS records reveals there are sixty-five (65) previously recorded archaeological sites within 1.0 mile of the Project. The previous sites within one mile include prehistoric camps, rockshelters, burials, and lithic scatters; as well as historic domestic sites, industrial sites, and canal lock. Of the resources, eight (8) have been determined eligible or potentially eligible for listing in the NRHP by the VDHR, two have been determined not eligible, and the rest have not been formally evaluated. Two of these sites are located within or directly crossed by the Project ROW. These are both prehistoric occupation sites, one of which has been determined eligible for listing in the NRHP by the VDHR and the other has not been formally evaluated.

One additional site, the Mountain View Church Cemetery, has not been previously recorded or investigated, but was brought to attention by a local property owner and is located adjacent to the Project ROW.

Table 4-3 lists all previously recorded archaeological resources located within 1.0 mile of the Project. **Figures 4-7 and 4-8** illustrates the locations of previously recorded sites within 1.0 mile of the Project and **Figure 4-9** illustrates the location of sites crossed by the Project ROW. The reported location of the Mountain View Church Cemetery is illustrated in **Figure 4-10**.

Table 4-3: Previously Recorded Archaeological Resources Located within 1.0 mile of the Project. Bold font denotes resource is considered eligible for listing in the NRHP. Orange highlight denotes site is located within or crossed by the Project ROW

VDHR ID #	Site Type	Temporal Association	NRHP Status
44BE0015	Camp	Prehistoric/Unknown (15000 B.C. - 1606 A.D.)	Not Evaluated
44BE0016	Camp	Prehistoric/Unknown (15000 B.C. - 1606 A.D.)	Not Evaluated
44BE0024	Mill	19th Century: 1st quarter (1800 - 1825)	Not Evaluated
44BE0040	No Data	Middle Archaic (6500 - 3001 B.C.)	Not Evaluated
44BE0044	No Data	Prehistoric/Unknown (15000 B.C. - 1606 A.D.)	Not Evaluated
44BE0045	No Data	<Null>	Not Evaluated
44BE0046	No Data	Prehistoric/Unknown (15000 B.C. - 1606 A.D.)	Not Evaluated
44BE0047	No Data	Middle Woodland (300 - 999 A.D.)	Not Evaluated
44BE0076	Camp	Late Archaic Period (3000 - 1201 B.C.E), Early Woodland (1200 B.C.E - 299 C.E), Middle Woodland (300 - 999 C.E)	Not Evaluated
44BE0121	Rockshelter	Archaic (8500 - 1201 B.C.), Woodland (1200 B.C. - 1606 A.D.)	Not Evaluated

VDHR ID #	Site Type	Temporal Association	NRHP Status
44BE0122	Rockshelter	Prehistoric/Unknown (15000 B.C. - 1606 A.D.)	Not Evaluated
44BE0123	Quarry	Prehistoric/Unknown (15000 B.C. - 1606 A.D.)	Not Evaluated
44BE0124	Camp	Prehistoric/Unknown (15000 B.C. - 1606 A.D.)	Not Evaluated
44BE0125	Dwelling, single	Historic/Unknown	Not Evaluated
44BE0126	Rockshelter	Prehistoric/Unknown (15000 B.C. - 1606 A.D.)	Not Evaluated
44BE0148	No Data	Woodland (1200 B.C. - 1606 A.D.)	Not Evaluated
44BE0157	Camp, Lithic quarry, Lithic workshop	Paleo-Indian (15000 - 8501 B.C.)	Not Evaluated
44BE0178	Lithic cache	Prehistoric/Unknown (15000 B.C. - 1606 A.D.)	Not Evaluated
44BE0179	Dwelling, single	19th Century (1800 - 1899), 20th Century (1900 - 1999)	Not Evaluated
44BE0243	No Data	<Null>	Not Evaluated
44BE0287	No Data	Early Archaic (8500 - 6501 B.C.), Middle Archaic (6500 - 3001 B.C.), Late Archaic (3000 - 1201 B.C.), Early Woodland (1200 B.C. - 299 A.D.), Middle Woodland (300 - 999 A.D.), Late Woodland (1000 - 1606)	Not Evaluated
44BE0290	Other	Late Archaic (3000 - 1201 B.C.), Early Woodland (1200 B.C. - 299 A.D.)	Not Evaluated
44BE0291	Other	Early Archaic (8500 - 6501 B.C.), Middle Archaic (6500 - 3001 B.C.), Late Archaic (3000 - 1201 B.C.), Late Woodland (1000 - 1606), 19th Century (1800 - 1899)	Not Evaluated
44BE0296	No Data	Late Archaic (3000 - 1201 B.C.), Late Woodland (1000 - 1606)	Not Evaluated
44CP0035	No Data	Woodland (1200 B.C. - 1606 A.D.)	Not Evaluated
44CP0066	Canal lock	Antebellum Period (1830 - 1860)	DHR Staff: Potentially Eligible
44CP0185	No Data	<Null>	Not Evaluated
44RN0002	Camp, Village/Town	Late Archaic Period (3000 - 1201 B.C.E), Early Woodland (1200 B.C.E - 299 C.E), Middle Woodland (300 - 999 C.E), Late Woodland (1000 - 1606)	DHR Staff: Eligible
44RN0005	Hamlet	Late Woodland (1000 - 1606)	Not Evaluated

VDHR ID #	Site Type	Temporal Association	NRHP Status
44RN0068	Camp	Archaic (8500 - 1201 B.C.), Woodland (1200 B.C. - 1606 A.D.)	Not Evaluated
44RN0069	Hamlet	Late Woodland (1000 - 1606)	Not Evaluated
44RN0070	Hamlet	Woodland (1200 B.C. - 1606 A.D.)	DHR Staff: Eligible
44RN0071	Hamlet	Woodland (1200 B.C. - 1606 A.D.)	Not Evaluated
44RN0072	Camp	Woodland (1200 B.C. - 1606 A.D.)	DHR Staff: Eligible
44RN0073	Hamlet	Archaic (8500 - 1201 B.C.), Woodland (1200 B.C. - 1606 A.D.)	Not Evaluated
44RN0074	Camp	Late Archaic (3000 - 1201 B.C.), Woodland (1200 B.C. - 1606 A.D.)	Not Evaluated
44RN0075	Camp	Middle Archaic (6500 - 3001 B.C.), Late Archaic (3000 - 1201 B.C.)	DHR Staff: Not Eligible
44RN0076	Camp	Prehistoric/Unknown (15000 B.C. - 1606 A.D.)	DHR Staff: Eligible
44RN0077	Village/Town	<Null>	DHR Staff: Not Eligible
44RN0078	Village/Town	Prehistoric/Unknown (15000 B.C. - 1606 A.D.)	Not Evaluated
44RN0080	Camp	Prehistoric/Unknown (15000 B.C. - 1606 A.D.)	Not Evaluated
44RN0081	Farmstead	Early National Period (1790 - 1829), Antebellum Period (1830 - 1860)	Not Evaluated
44RN0082	Dwelling, single	Antebellum Period (1830 - 1860), Civil War (1861 - 1865), Reconstruction and Growth (1866 - 1916)	Not Evaluated
44RN0083	Farmstead	19th Century: 2nd quarter (1825 - 1849)	Not Evaluated
44RN0114	Lithic quarry	Prehistoric/Unknown (15000 B.C. - 1606 A.D.)	Not Evaluated
44RN0148	No Data	Prehistoric/Unknown (15000 B.C. - 1606 A.D.)	Not Evaluated
44RN0149	No Data	Late Archaic (3000 - 1201 B.C.)	Not Evaluated
44RN0150	No Data	Paleo-Indian (15000 - 8501 B.C.), Archaic (8500 - 1201 B.C.)	Not Evaluated
44RN0162	Dwelling, multiple, Other, Outbuilding	20th Century: 1st half (1900 - 1949)	Not Evaluated
44RN0169	No Data	Late Archaic (3000 - 1201 B.C.)	Not Evaluated
44RN0170	Rockshelter	Prehistoric/Unknown (15000 B.C. - 1606 A.D.), 20th Century: 2nd/3rd quarter (1925 - 1974)	Not Evaluated
44RN0171	Farmstead	19th Century: 2nd half (1850 - 1899)	Not Evaluated

VDHR ID #	Site Type	Temporal Association	NRHP Status
44RN0172	No Data	Prehistoric/Unknown (15000 B.C. - 1606 A.D.)	Not Evaluated
44RN0182	No Data	19th Century: 2nd half (1850 - 1899), 20th Century: 1st half (1900 - 1949)	Not Evaluated
44RN0219	Camp, base	Late Woodland (1000 - 1606)	DHR Staff: Eligible
44RN0220	No Data	Indeterminate	DHR Staff: Eligible
44RN0222	Camp, temporary	Late Archaic (3000 - 1201 B.C.)	Not Evaluated
44RN0223	No Data	Prehistoric/Unknown (15000 B.C. - 1606 A.D.)	Not Evaluated
44RN0224	No Data	Archaic (8500 - 1201 B.C.)	Not Evaluated
44RN0225	No Data	Woodland (1200 B.C. - 1606 A.D.)	Not Evaluated
44RN0260	No Data	Prehistoric/Unknown (15000 B.C. - 1606 A.D.)	Not Evaluated
44RN0261	Dam	Historic/Unknown	Not Evaluated
44RN0324	Camp	Prehistoric/Unknown (15000 B.C. - 1606 A.D.)	Not Evaluated
44RN0348	Grave/burial	Late Woodland (1000 - 1606), 17th Century (1600 - 1699)	DHR Staff: Eligible
44RN0406	Cemetery	World War I to World War II (1917 - 1945)	Not Evaluated

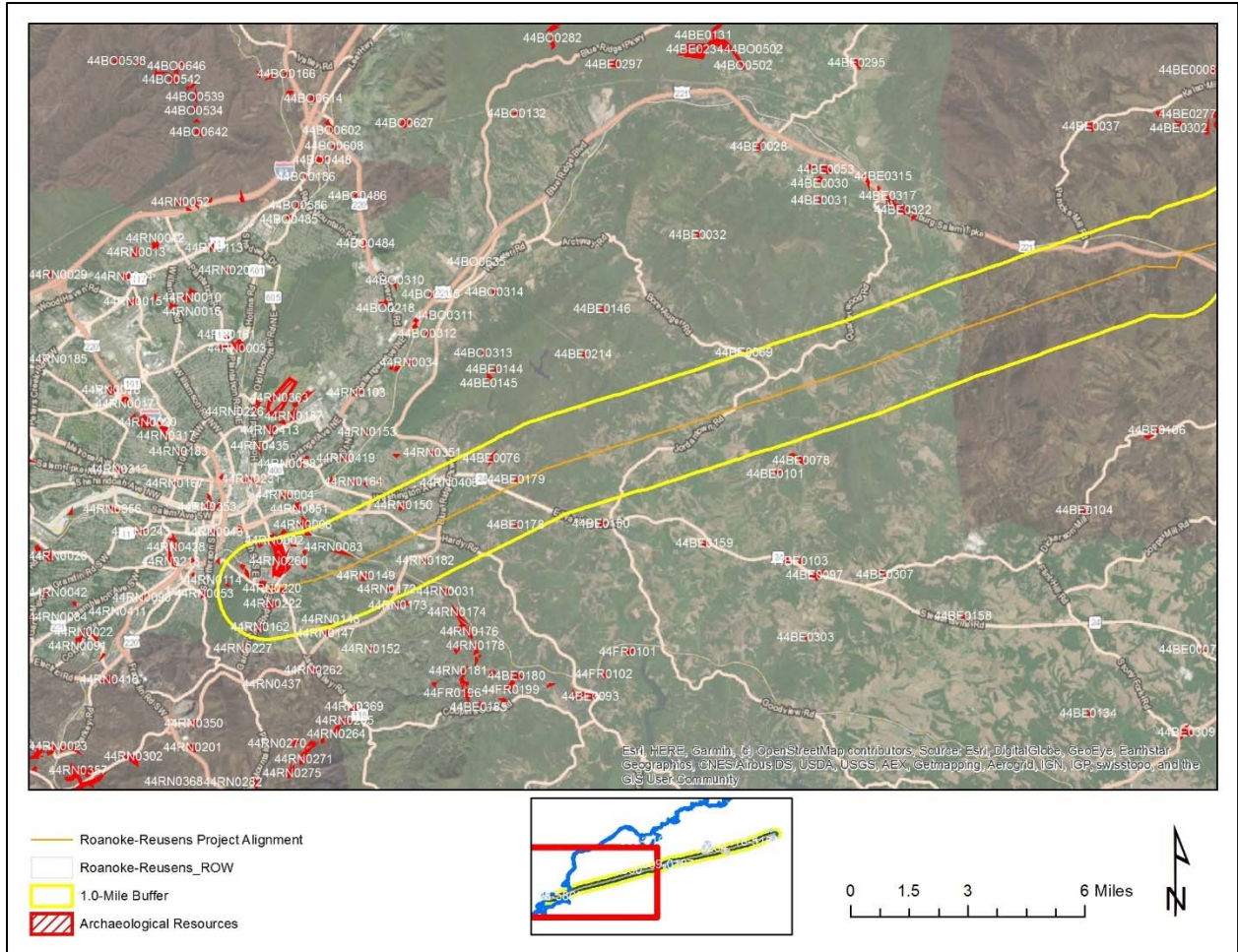


Figure 4-7: Previously Recorded Archaeological Resources Located within 1.0 mile of the Project (West-half of alignment). Source: VCRIS

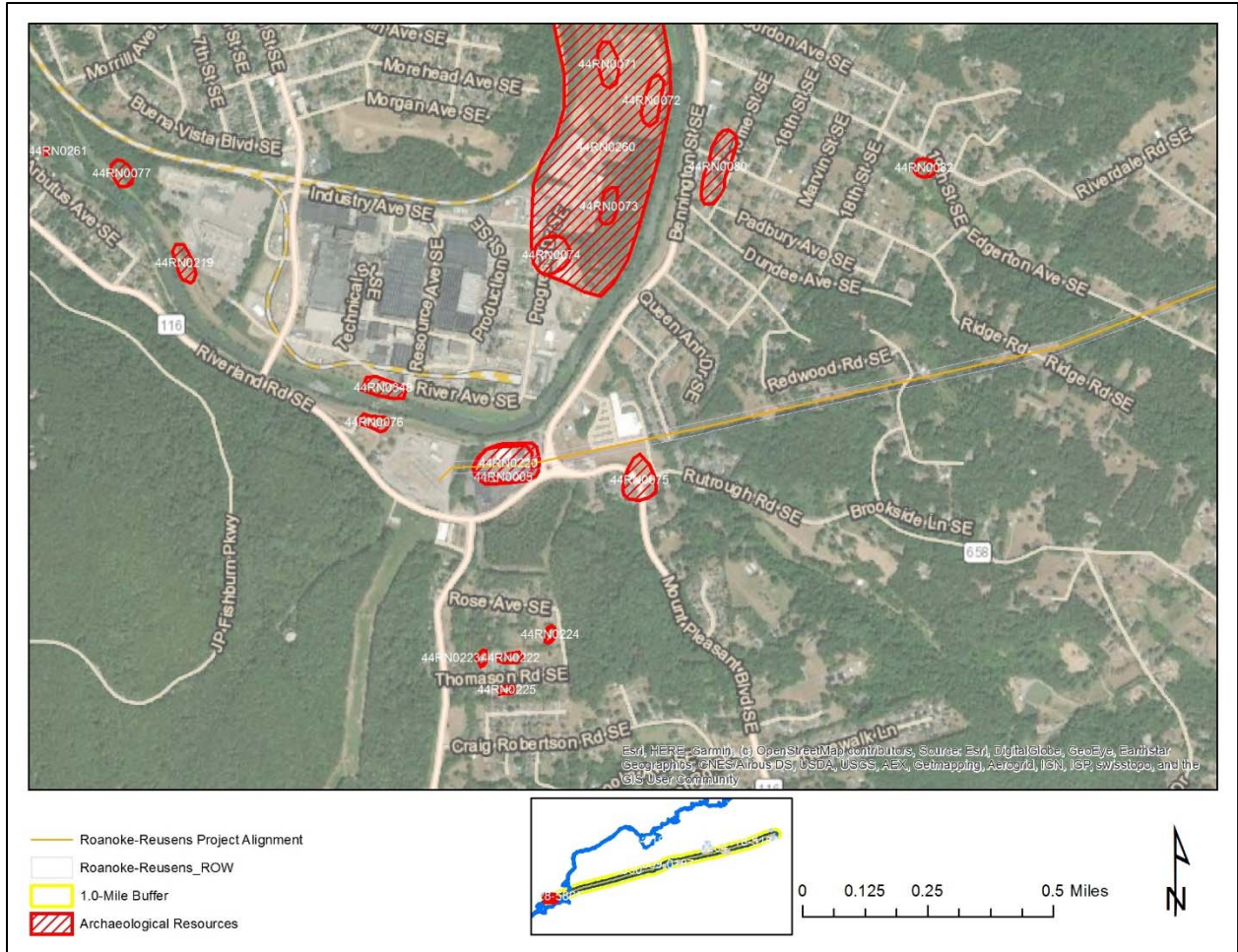


Figure 4-9: Detail of Previously Recorded Archaeological Resources Located within the Project ROW. Source: VCRIS

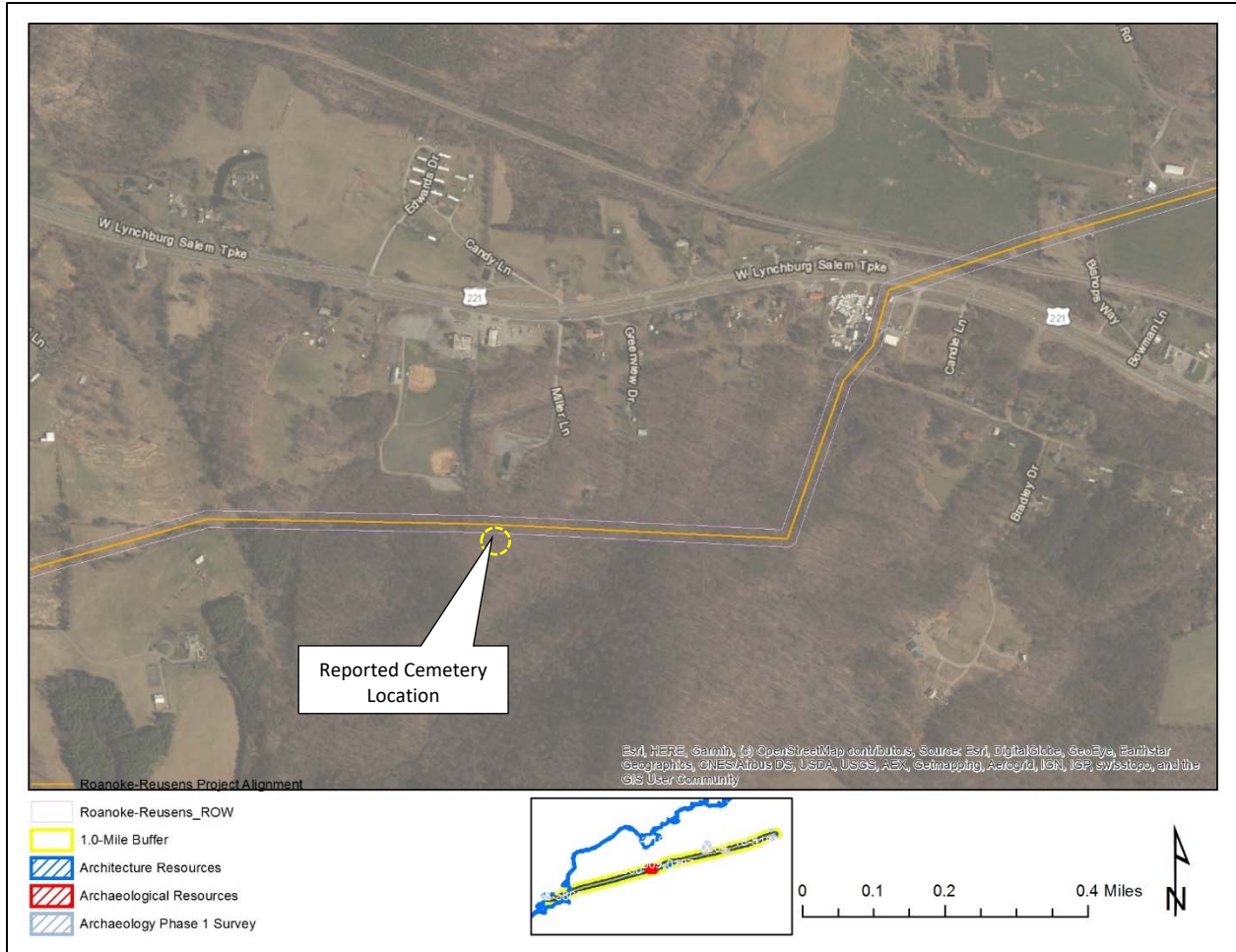


Figure 4-10: General location of the Mountain View Church Cemetery in relation to the Project ROW. Source: POWER

NPS AMERICAN BATTLEFIELD PROTECTION PROGRAM (ABPP)

A review of the NPS ABPP records and maps prepared by the Civil War Sites Advisory Commission (CWSAC) revealed that no portions of any noted battlefield are located within 1.0 mile of the Project.

5. RESULTS OF FIELD RECONNAISSANCE

In accordance with the VDHR guidelines for assessing impacts of proposed electric transmission lines on historic resources, considered historic properties identified within the VDHR-defined study tiers around the project study area were field verified for existing conditions and photo documented (Table 5-1). Inspection and analysis of the setting around the resource and views towards the project alternatives were also conducted to assess potential project impacts. The results of the field reconnaissance for each resource are organized by status, and summarized in the following pages.

Previously recorded archaeological sites located within the project area were not field inspected or subject to assessment at this time.

Table 5-1: Considered Architectural Resources for the Roanoke to Reusens 138kV Rebuild Project

VDHR #	Resource Name, Address	NRHP-Status	Distance from Project
009-0006	Elk Hill	NRHP-Listed/ Preservation Easement	Directly Crossed
009-0024	Otterburn	NRHP-Listed	0.44 mile
009-0031	Three Otters, 1485 Three Otters Rd	NRHP-Listed	0.19 mile
009-0056	Old Rectory/Rectory for St. Stephen's Episcopal Church	NRHP-Listed	0.53 mile
009-0187	Redlands Farm	NRHP-Eligible/ Preservation Easement	Directly Crossed
009-0254	Cifax Rural Historic District	NRHP-Listed	0.24 mile
009-5030	Early-Wheat Farm	NRHP-Eligible	0.04 mile
009-5234	Hopkins House	NRHP-Eligible	0.49 mile
009-5283	Bowling Eldridge House, Ridgecrest	NRHP-Listed	0.84 mile
009-5352	Wright Farm	NRHP-Eligible	0.16 mile
009-5362	Hurt Barn	NRHP-Eligible	0.44 mile
080-5161	Blue Ridge Parkway Historic District	NRHP-Eligible	Directly Crossed
118-0218	Reusens Dam/Reusens Hydroelectric Power Plant	NRHP-Eligible	0.13 mile
118-0219	Locust Grove/Locust Hill	NRHP-Listed	Directly Crossed
118-0224	Virginia Episcopal School, Virginia Episcopal School Historic District	NRHP-Listed	0.45 mile
118-5184	Cobbs-Metcalf-Overstreet House	NRHP-Eligible	Directly Crossed
118-5240	Caskie Cottage/Presbyterian Orphans Home	NRHP-Listed	0.34 mile
118-5546	CSX Railroad	NRHP-Eligible	0.13 mile
128-0001	Buena Vista/ George Plater Tayloe House/Roanoke	NRHP-Listed	0.79 mile
128-0238	American Viscose Company, American Viscose Plant Historic District	NRHP-Listed	0.1 mile
128-0352	Mill Mountain Star/The Roanoke Star	NRHP-Listed	0.65 mile
128-5476	Riverland Historic District	NRHP-Listed	0.57 mile
128-5865	Southeast Neighborhood Historic District	NRHP-Eligible	0.08 mile
128-6160	Norfolk Southern/The Virginian Railway	NRHP-Eligible	0.41 mile

**NATIONAL REGISTER OF HISTORIC PLACES – LISTED PROPERTIES BATTLEFIELDS,
AND LANDSCAPES**
Located within 1.0 Mile of the Project or Closer

Elk Hill (VDHR# 009-0006)

Named after Elk Creek that runs through the estate, Elk Hill was once a prosperous farm that now characterizes the scenic and historic setting of the St. Stephens Road community. The site is located just south of Perrowville Road and is comprised of a main plantation house and various outbuildings including an icehouse, a barn, and a brick office building, among others. The original two-and-a-half story house was built around 1797 by Waddy Cobb. Exterior end chimneys interrupt the gable roof clad in slate shingles. The north wing was likely constructed somewhat later than the original section, but the Flemish bond-laid brick is on both is said to have been fired on site with clay taken from the front field. The south wing, likely added in the late nineteenth or early twentieth century, was originally frame structure but was bricked when the house was restored in 1928. It was during this restoration that the Federal-style porch was added, along with dormers on the wings.

The plantation house at Elk Hill is notable for its fine interior woodwork, the proportions of its original section, and its unusual carved keystones. It has also retained much of its original material despite the various additions made to the structure. Waddy Cobb conveyed the property to his daughter and her husband in 1836, and it has since passed through various owners, including members of the Nelson family. The scenic estate received several famous visitors, such as Thomas Nelson Page, Mrs. C.J.M. Jordan, and Robert Frost. The property is also a significant representation of the high level of high degree of architectural sophistication in early years of Bedford County history. As such, it was listed in the NRHP in 1973 and has since been placed under a Preservation Easement held by the VDHR.

In order to assess the potential impact of the Project, visual inspection was conducted of the setting around the resource property with emphasis on views towards the Project. The Elk Hill property is directly crossed by the Project ROW with five existing structures spread across the large rural property. The alignment generally extends in an east-west orientation through the property, from the northern edge of the front of the property to the central extent of the rear. The house is situated near the road at the front of the property with the Project alignment generally crossing the landscape to the side and rear. An associated secondary dwelling is set in a field to the rear of the house complex, closer to the Project alignment and another complex of agricultural buildings is situated at the rear of the property also near the alignment.

A site visit to the property found that the historic setting of the property remains largely intact as it retains a massive property and the surrounding area remains rural and lightly developed. Because of its setting upon a knoll surrounding by open fields, there is good visibility of the home and property from the road in both directions. However, views from the home outwards tend to be shorter due to mature vegetation in and immediately around the homesite.

Inspection from the road in front of the Elk Hill property found that the existing transmission line is generally visible while looking in the direction of the house as well as across the road from it. However, visibility is generally limited to one or two structures at most due to the rolling topography of the area and multiple treelines and fieldbreaks. One existing structure on the Elk

Hill property is located in the field immediately adjacent to the driveway and is thus highly visible when approaching the house, however, vegetation bordering the driveway and within the homesite inhibits views of additional structures on the property or beyond. Inspection from the homesite found that visibility of existing structures is generally more limited than from the road along the front of the property due to mature landscaping and vegetation around the homesite. From the front of the house, the structure bordering the driveway is screened by trees and structures across the road are screened by a thick wooded area. From the back of the house, the existing structures become slightly more visible from discrete vantage points, although is still limited to one or two structures, including the one in the field adjacent to the driveway and the next one back. The additional structures to the rear of the property and below the horizon due to the topography of the area, however, they become visible from a vantage point at the rear secondary dwelling. From here, an additional structure on the property is visible, as is a structure far in the distance that is set atop a ridgeline.

The existing transmission line structures on the Elk Hill property are steel lattice and range from approximately 92- to 113-feet tall and the proposed replacement structures will remain lattice and range from approximately 110-feet to 140-feet tall. As such, there will be an increase in structure height, and while structures will generally be replaced on a one-to-one basis near existing structures, there be one additional structure built near the rear of the property to span Elk Creek. Project improvements will remain in the existing ROW at the front of the property, however, a slight realignment will take place near the rear of the property requiring additional ROW. Under these circumstances, it is anticipated that visibility of the replacement structures will be similar to the existing structures that are currently visible, albeit in a slightly taller and different configuration. It is expected that other structures that are currently screened by topography and vegetation will remain as such despite the increase. This was confirmed with photo simulation that shows the increase in structure height will be noticeable to the side and rear of the home, however, views will be limited to currently visible structures with no dramatic change. As such, the Project will introduce a slight change in visibility of the transmission line when looking towards or out from the property, however, it will not equate to a substantial change of viewshed or setting that already includes visibility of the existing transmission line and multiple structures. It is therefore D+A's opinion that the Project will have no more than a ***minimal impact*** on Elk Hill per VDHR's impact characterization.

Figure 5-1 depicts the location of Elk Hill in relation to the Project and viewshed buffers, with the location and direction of all representative photographs. **Figures 5-2 through 5-14** are representative photographs of the property, as well as those taken from locations within and near the property towards the Project. **Figures 5-15 through 5-20** provide photo simulations of the Project from the property.

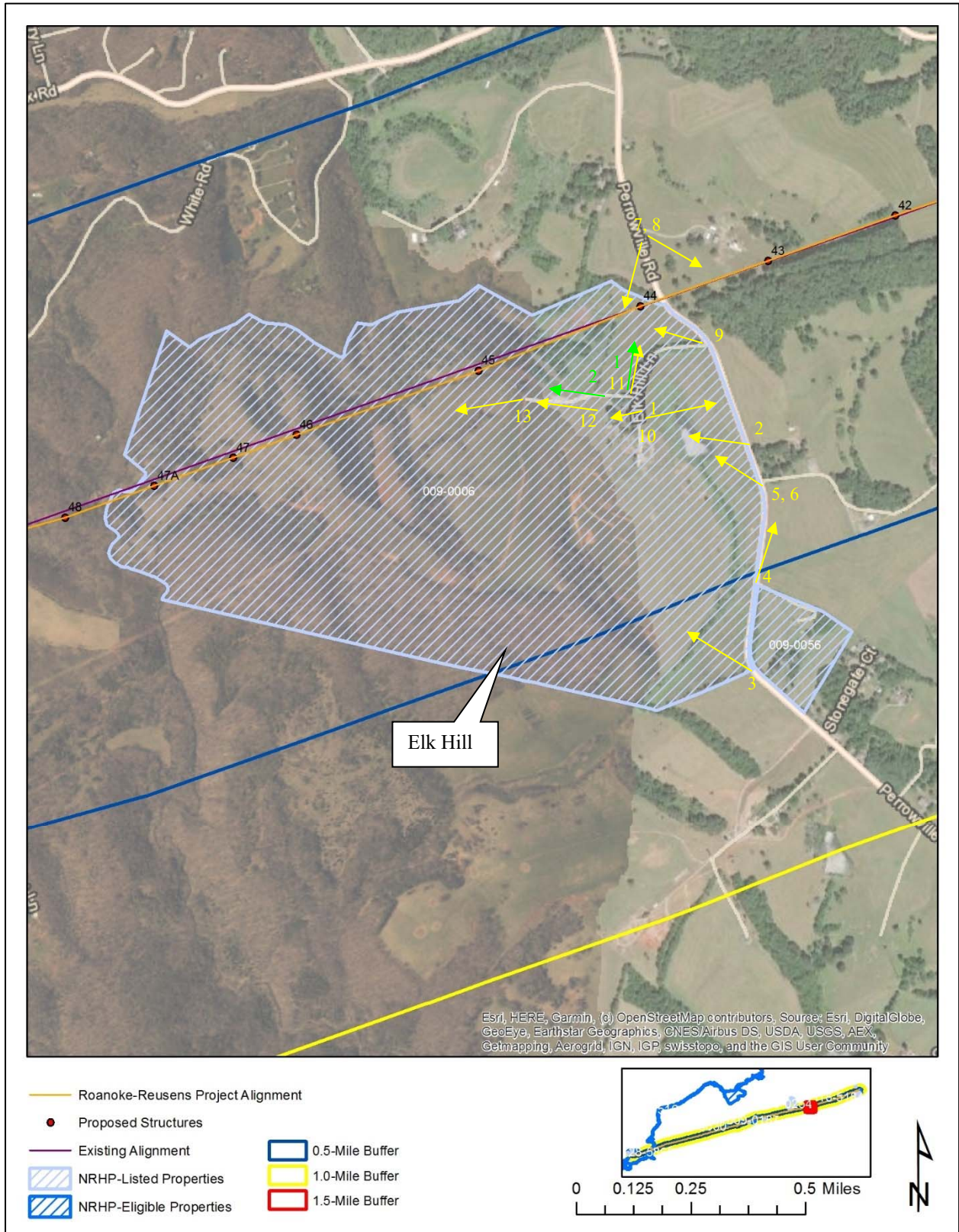


Figure 5-1: Location of Elk Hill in relation to the project area (Representative photographs and views towards the Project depicted in yellow, Photo Sims depicted in green).



Figure 5-2: Photo location 1- View of Elk Hill, front façade, facing west.



Figure 5-3: Photo location 2- View of Elk Hill setting from Perrowville Road, facing northwest.

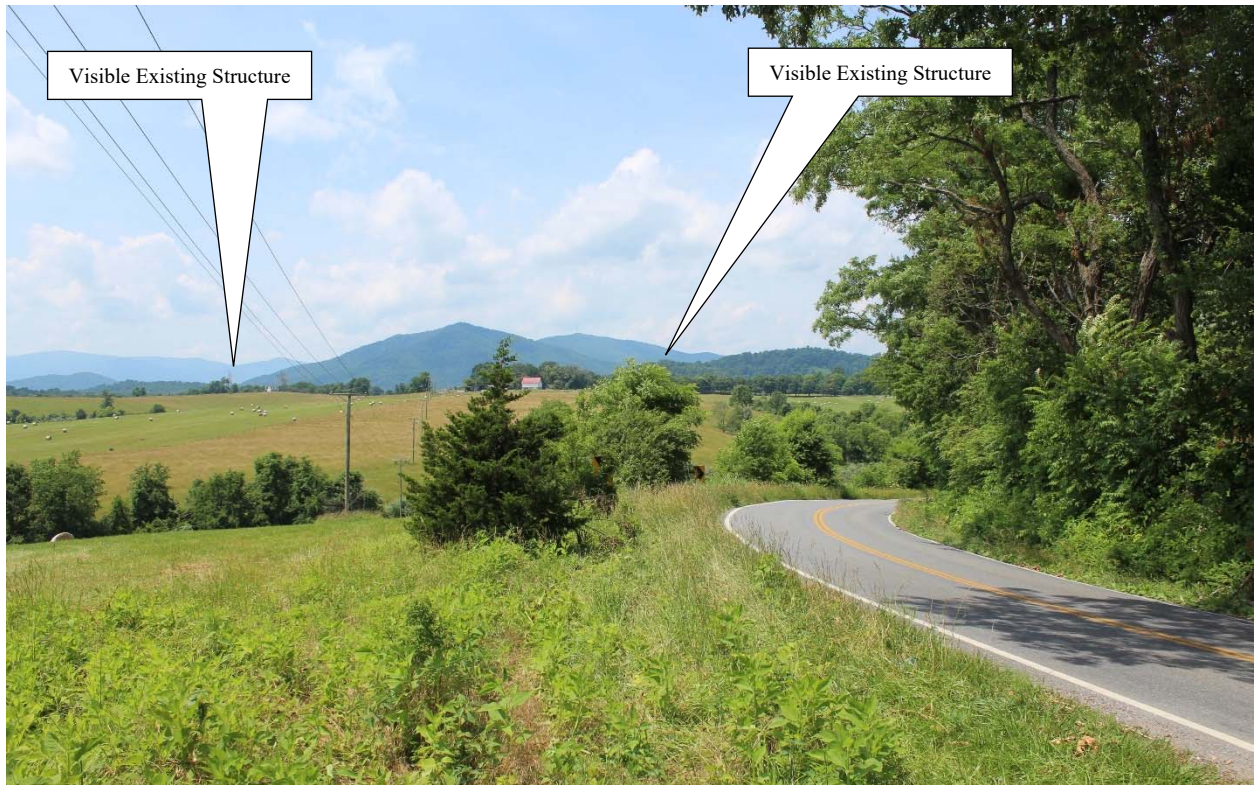


Figure 5-4: Photo location 3- View from Perrowville Road at south edge of Elk Hill property towards the property and Project (two existing structures seen above treeline), facing northwest.



Figure 5-5: Photo location 4- View from Perrowville Road along front edge of Elk Hill property towards the Project across the road (not visible – screened by topography and vegetation), facing northeast.



Figure 5-6: Photo location 5- View from Perrowville Road along front of Elk Hill towards the property and Project (one existing structure visible above treeline), facing northwest.



Figure 5-7: Photo location 6- View from Perrowville Road along front edge of Elk Hill towards the property and Project (one existing structure visible above treeline), facing northwest.

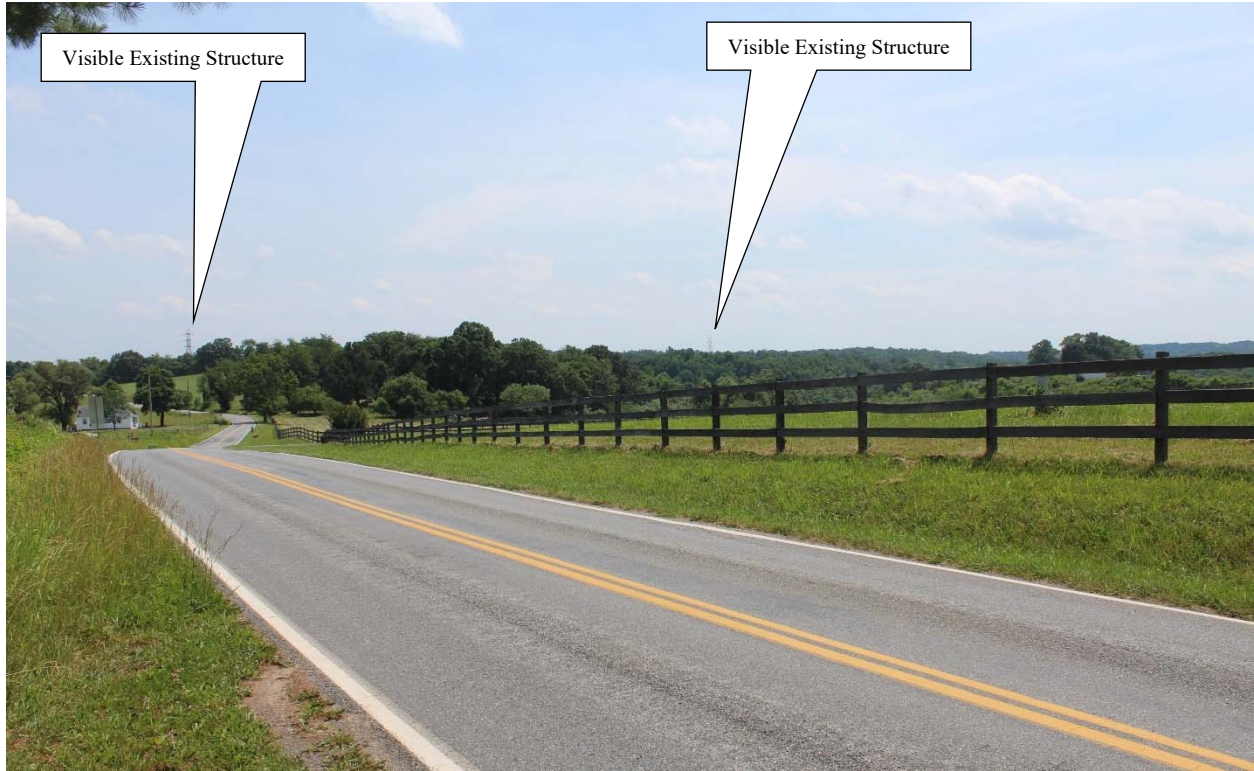


Figure 5-8: Photo location 7- View from Perrowville Road at north edge of Elk Hill property towards the Project (one existing structure visible through break in treeline and one visible above treeline), facing southwest.

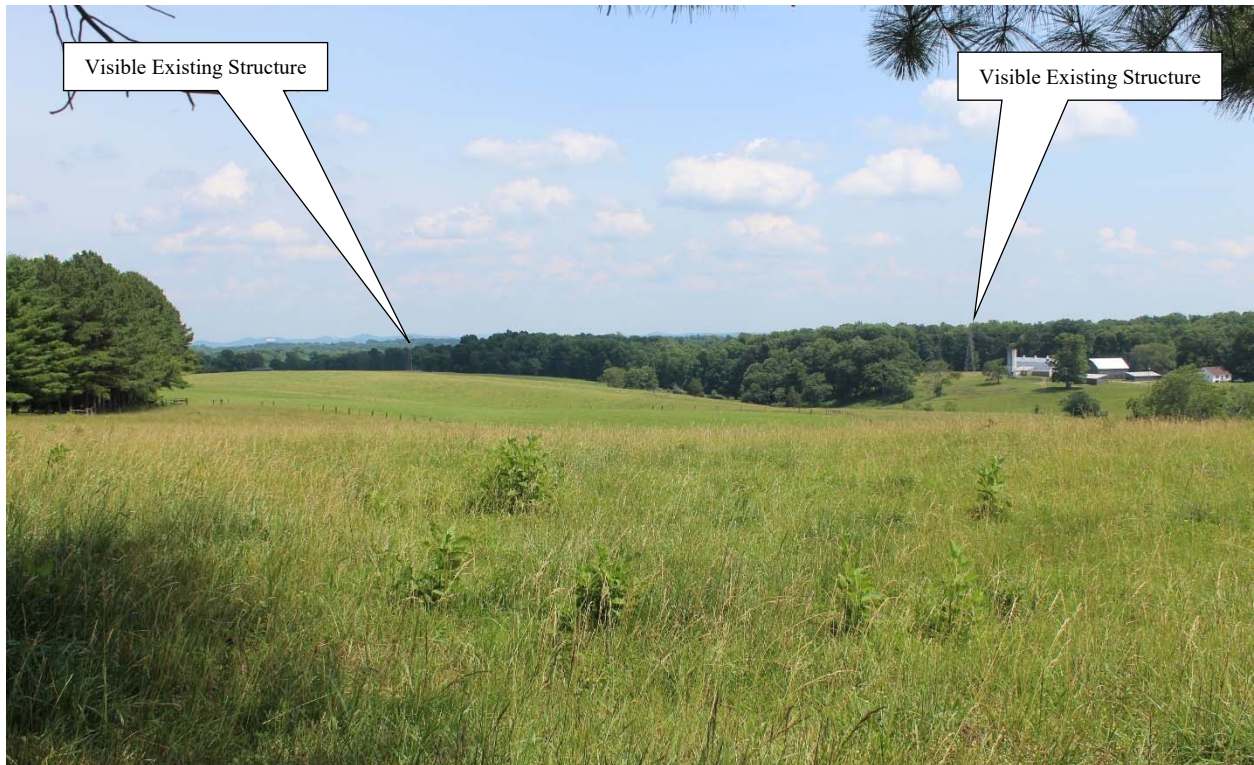


Figure 5-9: Photo location 8- View from Perrowville Road at north edge of Elk Hill property towards the Project across the road (two existing structures seen across open field), facing southeast.



Figure 5-10: Photo location 9- View from Elk Hill driveway towards the Project (one existing structure seen in front field), facing west.



Figure 5-11: Photo location 10- View from Elk Hill front lawn towards the Project across the road (not visible – screened by topography and vegetation), facing east.



Figure 5-12: Photo location 11- View from Elk Hill front lawn towards the Project (one existing structure visible in front field), facing north.

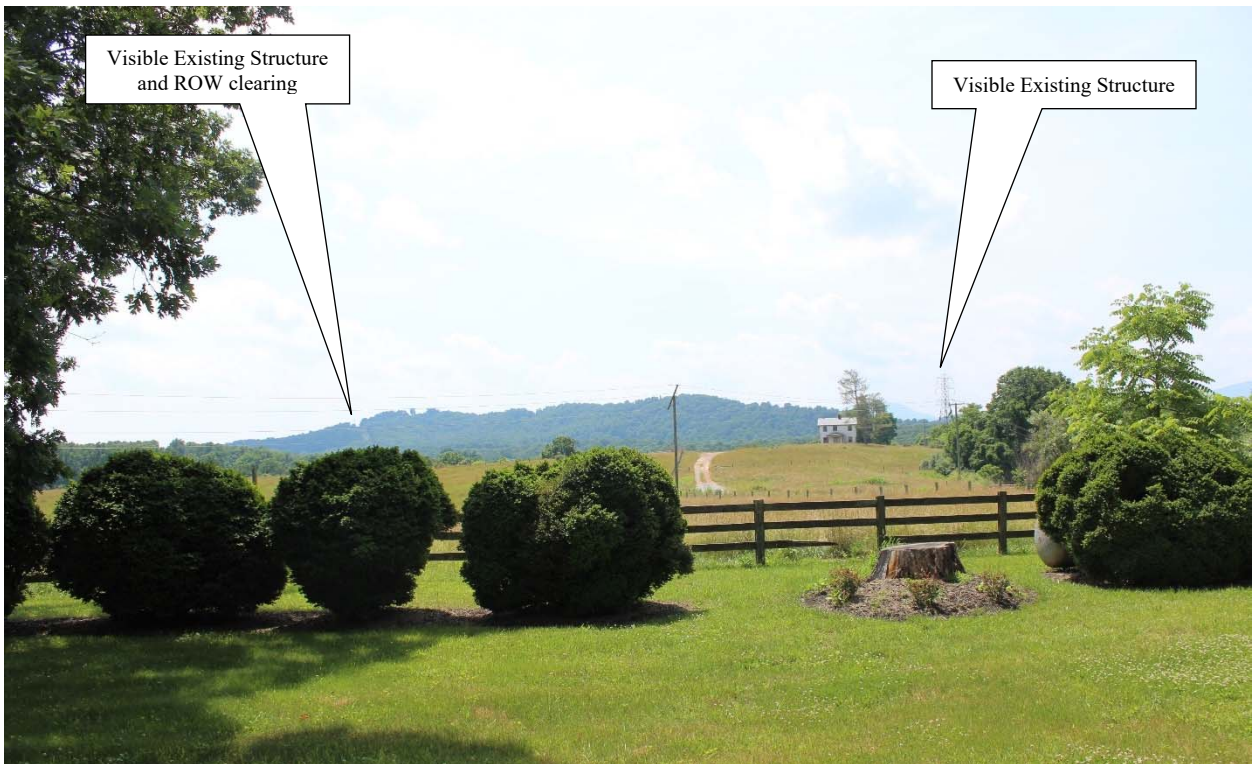


Figure 5-13: Photo location 12- View from Elk Hill rear lawn towards the Project (one existing structure on property visible across open field and one existing structure and ROW clearing visible in distance), facing west.

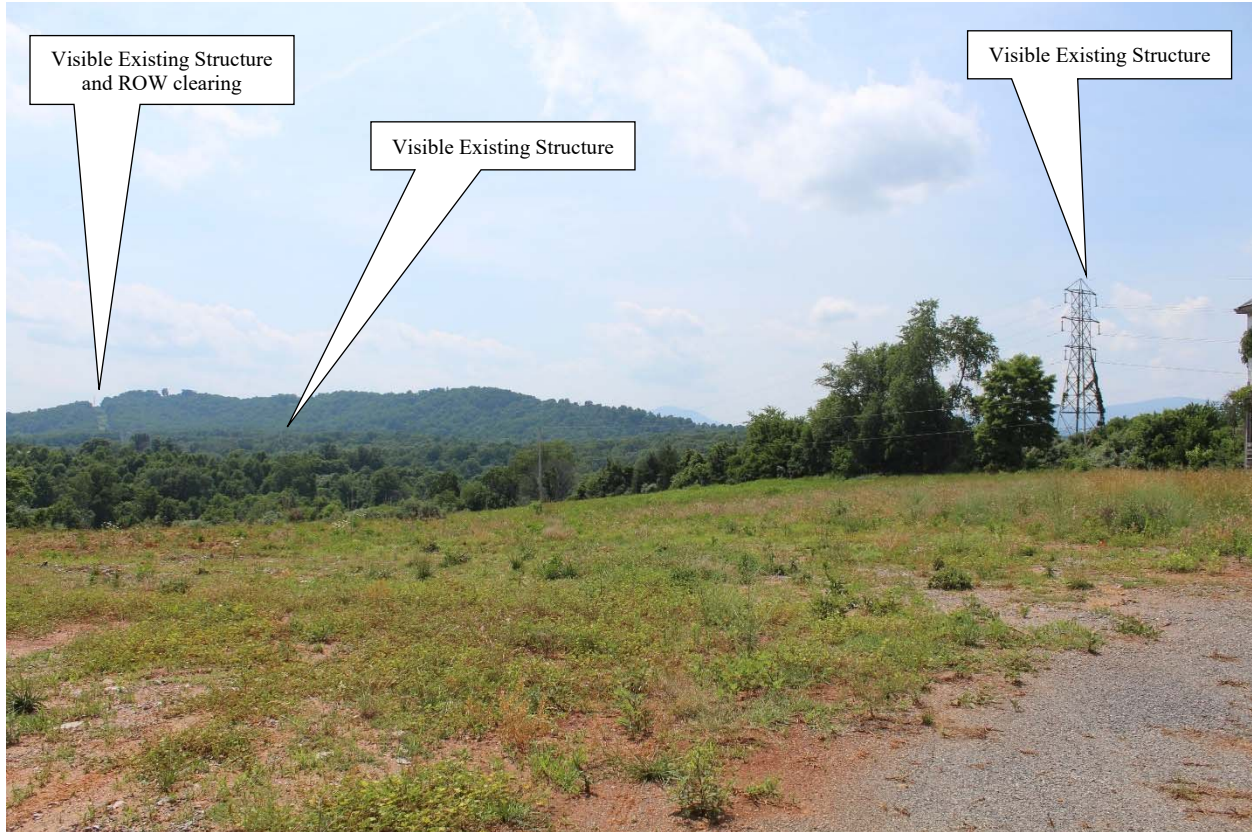


Figure 5-14: Photo location 13- View from Elk Hill secondary dwelling towards the Project (one existing structure on property visible across open field, one existing structure on property visible above treeline, and one existing structure and ROW clearing visible in distance), facing west.



Photo simulations prepared by:
GTTE LLC
email:
info@gttellc.com
703 447 1350

Location: PL10

Project: Roanoke-Reusens

Structure	Distance (ft)	Height (ft)
2-44A	828	125.0

Figure 5-15: Elk Hill Simulation 1 – Simulation location, direction of view, and structures modeled to north side of the home. Source: GTTE, LLC





 <p>Photo simulations prepared by: GTTE LLC email: info@gttellc.com 703 447 1350</p>	<p>Project: Reusens - Roanoke</p>	<p>Location: PL10</p>	<p>Existing View</p>	
		<p>Photo Simulations and diagrams represent approximate heights for electric transmission structures from the conceptual design used for the proposed project. These illustrations do not necessarily depict exact structure design or location.</p>		<p>This simulation is designed for viewing on a computer monitor. To achieve the correct scale, the image should be increased or decreased in size until the scale above measures 4". When viewed with the eye at 31" from the screen the image will have the same scale as if the viewer were standing at the camera location.</p>

Figure 5-16: Elk Hill Simulation 1 – Existing view from north side of home. Source: GTTE, LLC





 <p>Photo simulations prepared by: GTTE LLC email: info@gttellc.com 703 447 1350</p>	<p>Project: Reusens - Roanoke</p>	<p>Location: PL10</p>	<p>Proposed View (Location of towers not visible are overlaid with yellow tower icon)</p>	
<p>Photo Simulations and diagrams represent approximate heights for electric transmission structures from the conceptual design used for the proposed project. These illustrations do not necessarily depict exact structure design or location.</p>		<p>This simulation is designed for viewing on a computer monitor. To achieve the correct scale, the image should be increased or decreased in size until the scale above measures 4". When viewed with the eye at 31" from the screen the image will have the same scale as if the viewer were standing at the camera location.</p>		

Figure 5-17: Elk Hill Simulation 1 – Proposed view from north side of home – (Visible structure shown as it would appear). Source: GTTE, LLC



Photo simulations prepared by:
 GTTE LLC
 email:
 info@gttellc.com
 703 447 1350

Location: PL11

Project: Roanoke-Reusens

Structure	Distance (ft)	Height (ft)	Structure	Distance (ft)	Height (ft)
2-45A	1253	140.0	2-49	5913	135.0
2-46A	2845	110.0	Ivy Hill Sub	5976	0.0
2-47A	3438	120.0	2-50A	6943	150.0
2-47B	4185	0.0	2-51A	8273	125.0
2-48A	5037	110.0	2-52A	9753	120.0
			2-53A	10747	129.5

Figure 5-18: Elk Hill Simulation 2 – Simulation location, direction of view, and structures modeled to the rear of the property. Source: GTTE, LLC



Photo simulations prepared by:
 GTTE LLC
 email:
 info@gttellc.com
 703 447 1350

Project: Reusens - Roanoke

Location: PL11

Existing View



Photo Simulations and diagrams represent approximate heights for electric transmission structures from the conceptual design used for the proposed project. These illustrations do not necessarily depict exact structure design or location.

This simulation is designed for viewing on a computer monitor. To achieve the correct scale, the image should be increased or decreased in size until the scale above measures 4". When viewed with the eye at 31" from the screen the image will have the same scale as if the viewer were standing at the camera location.

Figure 5-19: Elk Hill Simulation 2 – Existing view towards the rear of the property. Source: GTTE, LLC



Photo simulations prepared by:
 GTTE LLC
 email:
 info@gttellc.com
 703 447 1350

Project: Reusens - Roanoke

Location: PL11

Proposed View

(Location of towers not visible are overlaid with yellow tower icon)



Photo Simulations and diagrams represent approximate heights for electric transmission structures from the conceptual design used for the proposed project. These illustrations do not necessarily depict exact structure design or location.

This simulation is designed for viewing on a computer monitor. To achieve the correct scale, the image should be increased or decreased in size until the scale above measures 4". When viewed with the eye at 31" from the screen the image will have the same scale as if the viewer were standing at the camera location.

Figure 5-20: Elk Hill Simulation 2 – Proposed view to the rear of the property – (Visible structures shown as they would appear). Source: GTTE, LLC

Otterburn (VDHR# 009-0024)

The Otterburn site is comprised of a main house constructed around 1830 and a nursing home built around 1955. The grand one-story Greek Revival brick house is topped by a pedimented side gable roof with a Doric entablature. On the symmetrical façade is a door framed with sidelights, pilasters, and a transom, and tripartite triple hung windows. An engaged porch extends across the front elevation, while the rear features inset porches. Much of the interior is still intact with a transverse hall and three principle rooms, many of which feature ornately decorated Greek Revival mantels.

Located on the east side of Route 122 just south of Liberty High School. Otterburn stands as one of the finest examples of Greek Revival architecture remaining in Bedford County. The structure's fine interior decorative elements, along with its large amount of original material make the site architecturally significant. With this in mind, the property was listed in the NRHP in 2001 under Criterion C.

In order to assess the potential impact of the Project, visual inspection was conducted of the setting around the resource property with emphasis on views towards the Project. The Otterburn property is located south of the Project, roughly 0.44 mile away at its nearest point, although the home is set at the opposite end of its parcel, roughly 0.55 mile away. The existing Centerville substation is located along this portion of the alignment, roughly 0.57 mile away from the house, on the opposite side of the road. The alignment generally extends in an east-west orientation across the landscape to the rear of the house that is oriented to the south. The house is set back from the east side of Big Island Highway on a small rural property. It rests within a grassy yard with minimal landscaping and vegetation mostly to the front. A gravel driveway extends to the front of the house and ends in a loop. A complex of barns is set to the east side of the house.

A site visit to the property found that the historic setting of the property has been compromised by recent development within and around the resource boundaries. The property on which the home is located has been subdivided and partially developed. Four modern homes set on small roadside lots are present along the road within the resource boundaries. Additional modern homes line the road to the north of the property, between it and the Project. Also set between the property and the Project is a modern church and a large school complex. Because the Otterburn home is set back from the road with treelines and development along the road, views of the house are fairly limited from the front and side, however, it may be seen better from the north (rear) across open fields. Likewise, views from the house outwards are interrupted by homes to the south (front) and west side, but more open to the east side and north rear.

Inspection from the road along the side of the Otterburg property found that the existing transmission line is completely screened by intervening topography, development, and vegetation. Inspection from the property revealed similarly screened views towards the existing transmission line from most vantage points, however, an existing structure may be seen from the driveway through a break in vegetation and development.

The existing transmission line structures within one-half mile of the property, including those within the Centerville substation, are steel lattice and range from approximately 64- to 115-feet tall and the proposed replacement structures will remain lattice and range from approximately 100-feet to 150-feet tall. As such, there will be an increase in structure height, and while structures will generally be replaced on a one-to-one basis near existing structures, there will be a slight shift in alignment around and to the west of the Centerville substation that will require an expansion of ROW. Still, it is anticipated that the replacement structures will remain mostly screened by the intervening topography, development, and vegetation. The one existing structure that is currently visible from discrete vantage points will likely remain visible, although taller and in a similar configuration, and there is a potential for one or two additional structures to become visible above or through breaks in vegetation. However, all visible structures would be seen in conjunction with and behind extensive modern development. This was confirmed with photo simulation that shows three structures will be visible from the rear of the house above the treeline and other modern development in the distance. As such, the Project may introduce a slight change and/or increase in visibility of the transmission line, however, it will not introduce any substantial change in setting or viewshed of or from the property that has already been compromised by modern development and infrastructure. It is therefore D+A's opinion that the Project will have no more than a *minimal impact* on Otterburn per VDHR's impact characterization.

Figure 5-21 depicts the location of Otterburn in relation to the Project and viewshed buffers, with the location and direction of all representative photographs. **Figures 5-22 through 5-28** are representative photographs of the property, as well as those taken from locations within and near the property towards the Project. **Figures 5-29 through 5-31** provide photo simulations of the Project from the property.



Figure 5-21: Location of Otterburn in relation to the project area (Representative photographs and views towards the project area depicted in yellow, photo sims depicted in green).



Figure 5-22: Photo location 1- View of Otterburn, front façade, facing north.



Figure 5-23: Photo location 2- View of Otterburn setting from Big Island Highway, facing southeast.



Figure 5-24: Photo location 3- View from Otterburn driveway towards the Project (not visible – screened by development and topography), facing northwest.



Figure 5-25: Photo location 4- View from Otterburn driveway towards the Project (one existing structure seen through break in development and vegetation), facing north.



Figure 5-26: Photo location 5- View from Otterburn driveway towards the Project (not visible – screened by topography and vegetation), facing northeast.



Figure 5-27: Photo location 6- View from church just north of Otterburn property towards the Project (not visible – screened by development and vegetation), facing northeast.



Figure 5-28: Photo location 7- View from church just north of Otterburn property towards the Project (not visible – screened by topography and vegetation), facing northwest.

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Photo simulations prepared by:
 GTTE LLC
 email:
 info@gttellc.com
 703 447 1350

Location: PL15

Project: Roanoke-Reusens

Structure	Distance (ft)	Height (ft)
2-82	3227	145.0
2-83	2801	145.0
2-84	2940	125.0
2-84B	3245	100.0
Centerville Sub 1	3011	0.0
Centerville Sub 2	3026	0.0
2-85	3409	140.0

Figure 5-29: Otterburn Simulation 1 – Simulation location, direction of view, and structures modeled to the rear of the home. Source: GTTE, LLC





 <p>Photo simulations prepared by: GTTE LLC email: info@gttellc.com 703 447 1350</p>	<p>Project: Reusens - Roanoke</p>	<p>Location: PL15</p>	<p>Existing View</p>	
<p>Photo Simulations and diagrams represent approximate heights for electric transmission structures from the conceptual design used for the proposed project. These illustrations do not necessarily depict exact structure design or location.</p>		<p>This simulation is designed for viewing on a computer monitor. To achieve the correct scale, the image should be increased or decreased in size until the scale above measures 4". When viewed with the eye at 31" from the screen the image will have the same scale as if the viewer were standing at the camera location.</p>		

Figure 5-30: Otterburn Simulation 1 – Existing view from the rear of the home. Source: GTTE, LLC





 <p>Photo simulations prepared by: GTTE LLC email: info@gttellc.com 703 447 1350</p>	<p>Project: Reusens - Roanoke</p>	<p>Location: PL15</p>	<p>Proposed View (Location of towers not visible are overlaid with yellow tower icon)</p>	
<p>Photo Simulations and diagrams represent approximate heights for electric transmission structures from the conceptual design used for the proposed project. These illustrations do not necessarily depict exact structure design or location.</p>		<p>This simulation is designed for viewing on a computer monitor. To achieve the correct scale, the image should be increased or decreased in size until the scale above measures 4". When viewed with the eye at 31" from the screen the image will have the same scale as if the viewer were standing at the camera location.</p>		

Figure 5-31: Otterburn Simulation 1 – Proposed view from the rear of the home – (Visible structures shown as the would appear. Screened structures shown in yellow). Source: GTTE, LLC

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Three Otters (VDHR# 009-0031)

The Three Otters house, located in Bedford County near Routes 43 and 838, was constructed likely in the 1830s by Abel Beach Nichols, an early settler of Bedford. The site contains the main house along with various outbuildings and a family cemetery. The two-story, five bay Greek Revival style house is covered with a shallow hipped roof. The Flemish bond brick walls are interrupted by six-over-six double hung sash windows. On the symmetrical façade, the main entrance is sheltered by Greek Doric portico topped by a balustraded deck. The structure is laid out in a simple central passage, double-pile plan. Notable features on the interior include a three-story staircase with its original marbelizing and elaborate Greek ornamentation. Almost all of the woodwork details are derived from Asher Benjamin's architectural handbook, *The Practical House Carpenter*. The house has retained much of its original material in good condition with little alteration.

Three Otters was an important social center in the early days of Bedford's history, with horse racing being one of its most popular events. The property is most notable for its distinguished architectural detail, however. It stands as a rare and important example of a non-temple-form Greek Revival country mansion, as well as a representation of Asher Benjamin's influence and the practical applications of the advice in his handbook. The house retains much of its architectural integrity and was therefore listed in the NRHP in 1970.

In order to assess the potential impact of the Project, visual inspection was conducted of the setting around the resource property with emphasis on views towards the Project. The Three Otters property is located south of the Project, roughly 0.19 mile away at its nearest point, although the home is set at the opposite side of its parcel, roughly 0.33 mile away. The alignment generally extends in a northeast-southwest orientation across the landscape to the rear of the house that is oriented to the south. The house is set near Three Otters Road atop a slight knoll on a small landscaped yard. A complex of outbuildings is set in close proximity to the east side of the house. The property slopes down to the rear, with a grassy landscape dotted by trees.

A site visit to the property found that the historic setting of the property is generally intact. It remains on a large rural parcel, although a modern home has been built immediately to the east side and a nonhistoric neighborhood is located to the west, although it is separated from the property by a treeline. Views of the house are wide and long from the east as it set atop a knoll with open fields in this direction. Views from the west are shorter due to development and vegetation. Views outward from the house are vast to the south (front) although shorter to the rear in the direction of the Project because of vegetation on the property. However, views from behind the house towards the north are longer between gaps in the vegetation.

Inspection from the road along the front of the Three Otters property found that the existing transmission line is mostly screened from view by vegetation along the front edge of the property as well as by the home and outbuildings. From the eastern edge of the property, one existing structure may be seen across a wide, open field. Inspection from the property revealed visibility of the same structure from the driveway, however, no additional structures are visible from the

front of the house. From the rear of the house, several existing structures may be seen downhill through breaks in the vegetation. These structures are visible against the backdrop of trees, but extend just above the treeline.

The existing transmission line structures within one-half mile of the property are steel lattice and range from approximately 92- to 115-feet tall and the proposed replacement structures will remain lattice and range from approximately 110-feet to 155-feet tall. As such, there will be a substantial increase in structure height, and while structures will generally be replaced on a one-to-one basis near existing structures, there will be a slight shift in alignment that will require an expansion of ROW towards the property. Under these circumstances, it is anticipated that visibility of the line and structures may increase, with currently visible structures becoming taller and rising higher above the treeline, and the potential for additional structures currently screened by vegetation to become visible. This was confirmed with photo simulation from the rear of the home that shows several structures rising higher above the treeline, including a structure not currently visible. As such, the Project has the potential to introduce a noticeable increase in visibility of the transmission line, resulting in a change in setting and viewshed of and from the property. It is therefore D+A's opinion that the Project may have as much as a *moderate impact* on Three Otters per VDHR's impact characterization.

Figure 5-32 depicts the location of Three Otters in relation to the Project and viewshed buffers, with the location and direction of all representative photographs. **Figures 5-33 through 5-39** are representative photographs of the property, as well as those taken from locations within and near the property towards the Project. **Figures 5-40 through 5-42** provide photo simulations of the Project from the property.

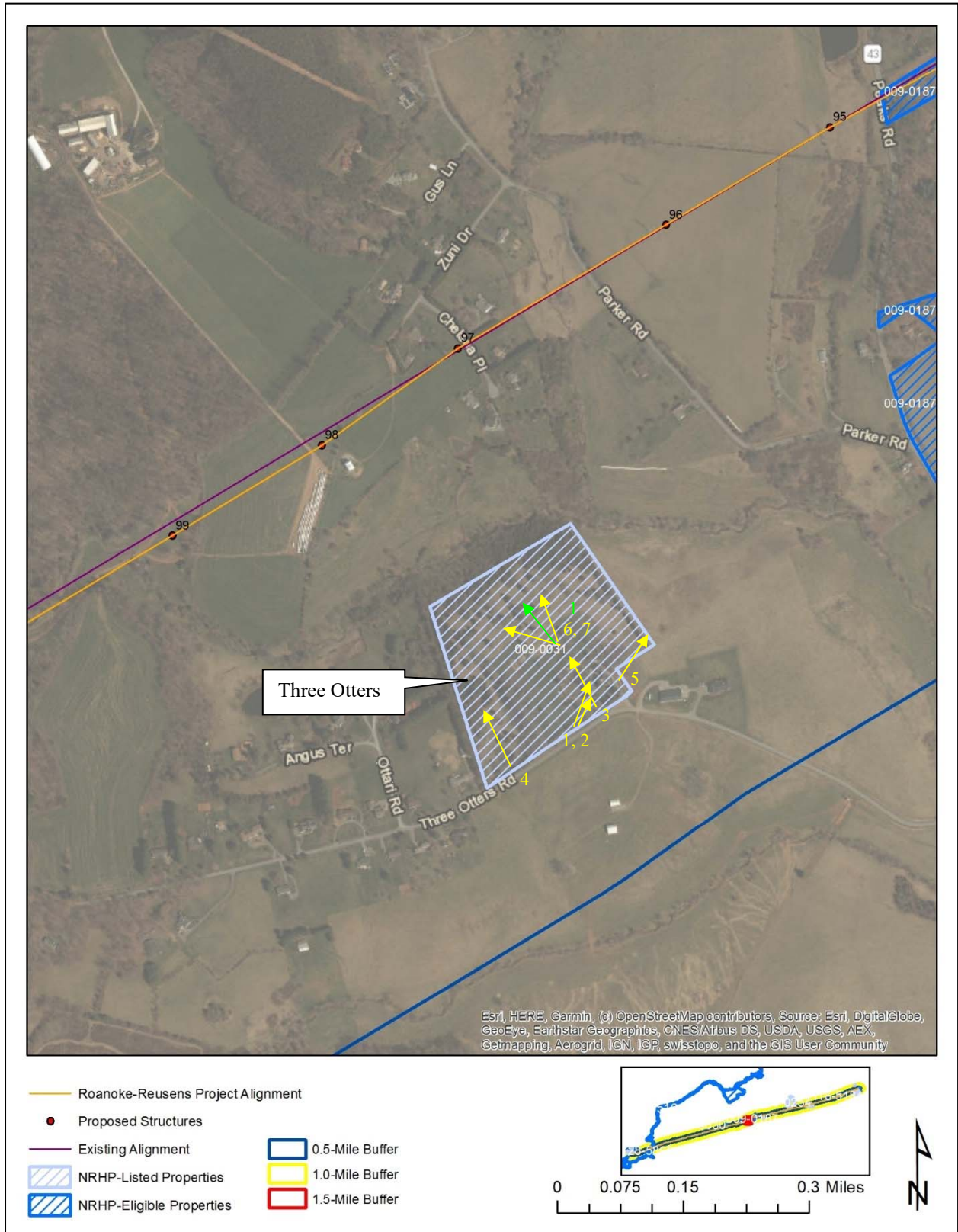


Figure 5-32: Location of Three Otters in relation to the project area (Representative photographs and views towards the project area depicted in yellow, photo sims depicted in green).



Figure 5-33: Photo location 1- View of Three Otters, front façade, facing north.



Figure 5-34: Photo location 2- View of Three Otters setting from road, facing north.



Figure 5-35: Photo location 3- View from front of Three Otters towards the Project (not visible – screened by home, vegetation, and topography), facing southwest.



Figure 5-36: Photo location 4- View from south edge of Three Otters property towards the Project (not visible – screened by vegetation and topography), facing southwest.

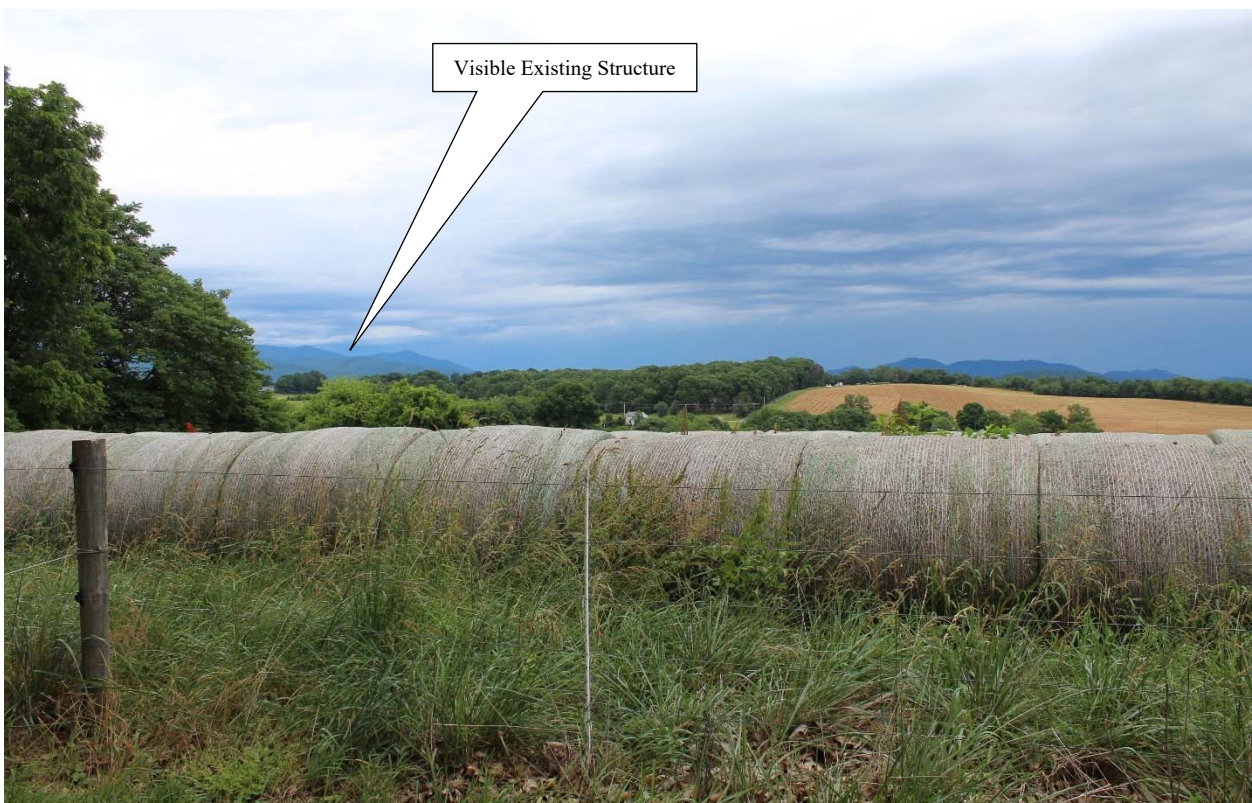


Figure 5-37: Photo location 5- View from north edge of Three Otters property towards the Project (one existing structure visible above treeline in distance), facing northeast.

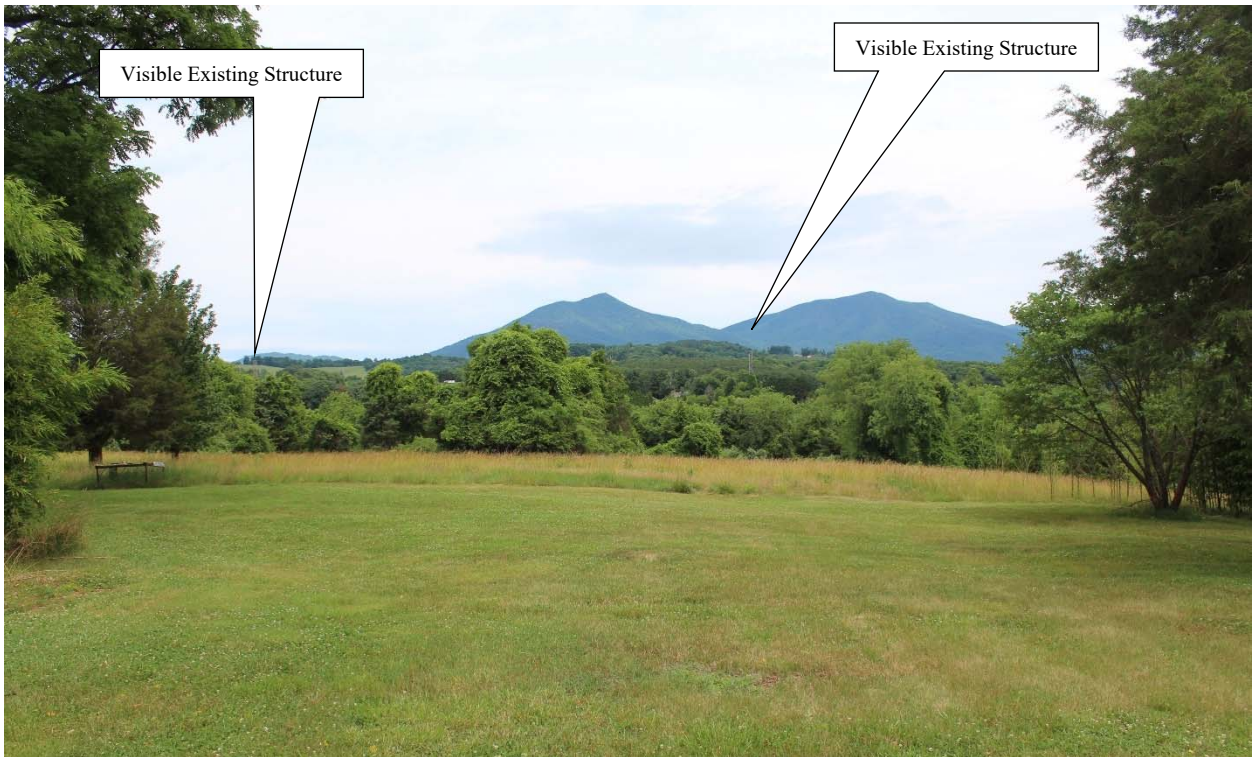


Figure 5-38: Photo location 6- View from rear of Three Otters property towards the Project (two existing structures visible above treeline), facing north.

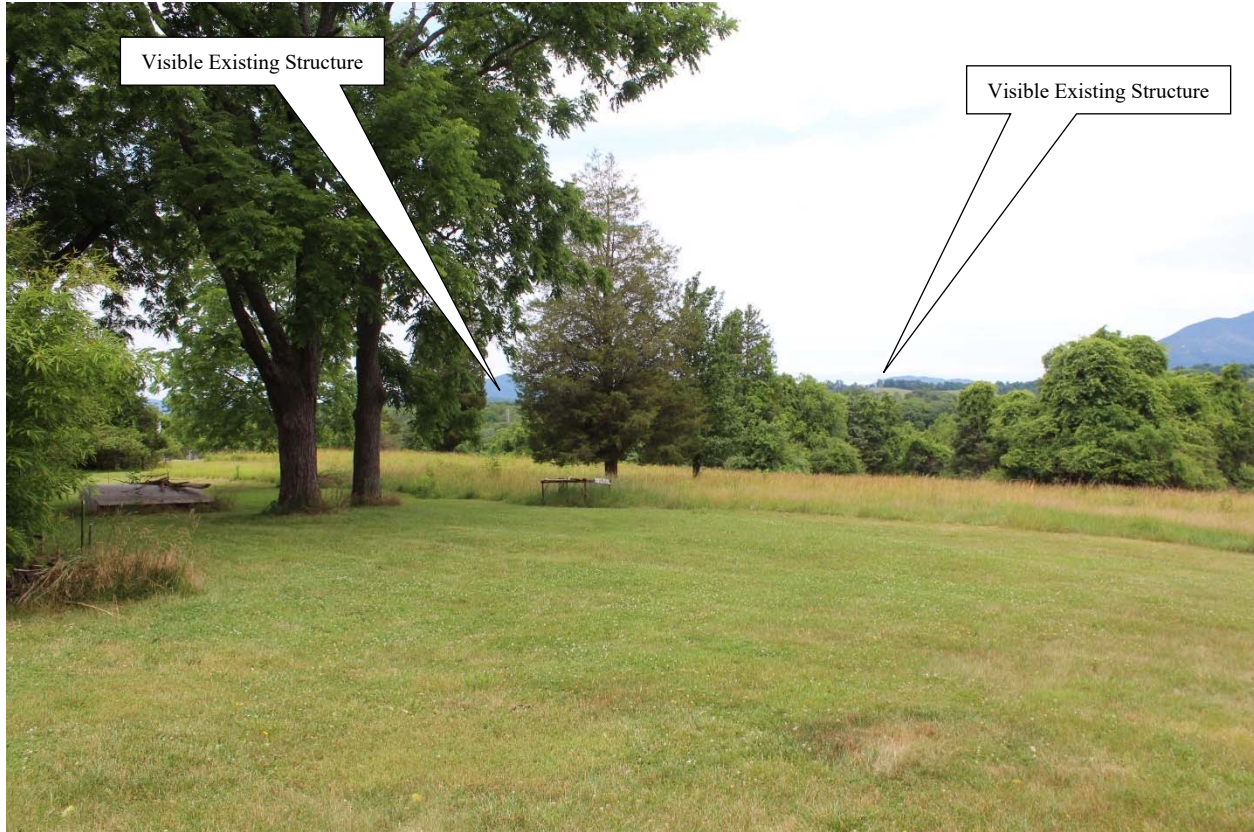


Figure 5-39: Photo location 7- View from rear of Three Otters property towards the Project (two existing structures visible above treeline and through gap in trees), facing northwest.

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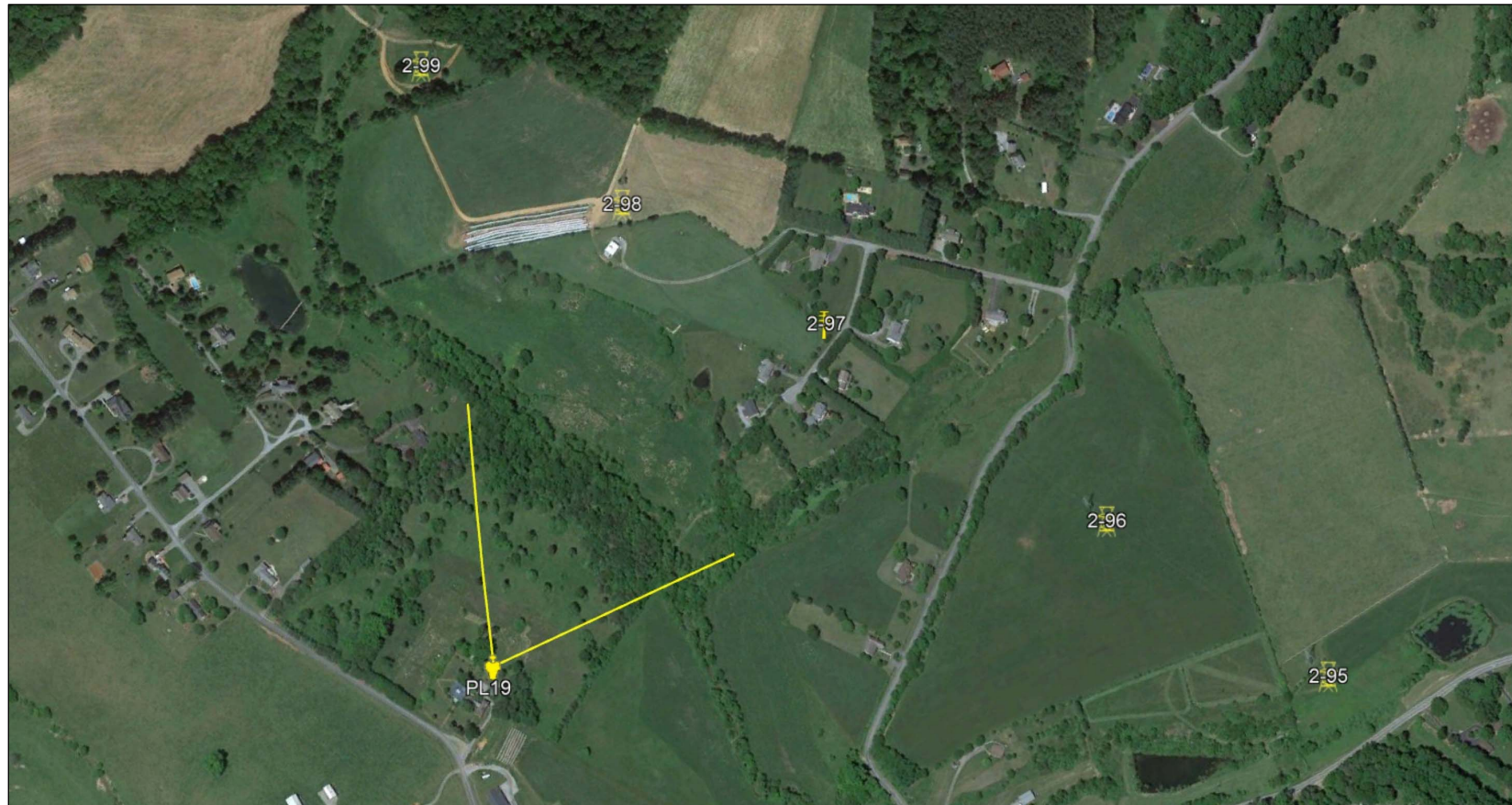


Photo simulations
prepared by:
GTTE LLC
email:
info@gttellc.com
703 447 1350

Location: PL19

Project: Roanoke-Reusens

Structure	Distance (ft)	Height (ft)
2-96	2209	110.0
2-97	1672	119.5
2-98	1684	115.0
2-99	2141	155.0

Figure 5-40: Three Otters Simulation 1 – Simulation location, direction of view, and structures modeled to the rear of the home. Source: GTTE, LLC





 <p>Photo simulations prepared by: GTTE LLC email: info@gttellc.com 703 447 1350</p>	<p>Project: Reusens - Roanoke</p>	<p>Location: PL19</p>	<p>Existing View</p>	 <p>This simulation is designed for viewing on a computer monitor. To achieve the correct scale, the image should be increased or decreased in size until the scale above measures 4". When viewed with the eye at 31" from the screen the image will have the same scale as if the viewer were standing at the camera location.</p>
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Figure 5-41: Three Otters Simulation 1 – Existing view to the rear of the home. Source: GTTE, LLC





 <p>Photo simulations prepared by: GTTE LLC email: info@gttellc.com 703 447 1350</p>	<p>Project: Reusens - Roanoke</p>	<p>Location: PL19</p>	<p>Proposed View (Location of towers not visible are overlaid with yellow tower icon)</p>	 <p>This simulation is designed for viewing on a computer monitor. To achieve the correct scale, the image should be increased or decreased in size until the scale above measures 4". When viewed with the eye at 31" from the screen the image will have the same scale as if the viewer were standing at the camera location.</p>
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Figure 5-42: Three Otters Simulation 1 – Proposed view to the rear of the home – (Visible structures shown as they would appear). Source: GTTE, LLC

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Rectory for St. Stephen's Episcopal Church, Old Rectory (VDHR# 009-0056)

The Old Rectory for St. Stephen's Episcopal Church was constructed around 1787 and stands as another grand example of Greek Revival architecture in Bedford County. The two-story, T-shaped frame structure is topped by gable roofs sheathed in standing seam metal. The exterior end chimneys, as well as the foundation and partitions walls are constructed of brick. The original portions of the house are covered with early beaded siding, and feature nine-over-nine double hung sash windows on the first floor and nine-over-six windows on the second floor. Alterations made to the structure include a two-story portico on the façade and an addition made to the southeast portion in the twentieth century. The one-story outbuilding behind the house is of log construction covered by a gable roof. The whitewashed interior of the structure has exposed ceiling joints, rafters, and collar beams which have been blackened likely from smoke.

The site stands in an area of prosperous farms along Perrowville Road and is an integral part of the St. Stephen's Road rural neighborhood along with Elk Hill, among others. It served as the rectory for the St. Stephen's Episcopal Church from 1828 to 1904 and has since passed through various private owners. The house is significant for its architectural detail, as its original portion is a typical example of the handsomely proportioned frame farmhouses built in Bedford County in the late 18th century. The finely executed and well-preserved interior woodwork also lend significance to the site. Considering this, the Old Rectory was listed in the NRHP in 1973.

In order to assess the potential impact of the Project, visual inspection was conducted of the setting around the resource property with emphasis on views towards the Project. The Old Rectory property is located south of the Project, roughly 0.53 mile away at its nearest point, although the home is set at the opposite side of its parcel, roughly 0.66 mile away. The alignment generally extends in a northeast-southwest orientation across the landscape to the side and rear of the house that is oriented to the south. The house is set near Perrowville Road atop a slight knoll on a small, landscaped yard with mature trees and vegetation around the house. Small agricultural fields flank both side of the homesite and the property is lined by treelines to all sides.

A site visit to the property found that the historic setting of the property is generally intact. It remains on a rural parcel in the vicinity of other historic homes and farms lining the road, although a large modern neighborhood has been built immediately to the east side of the property. Views of the house from the road are generally limited to directly in front due to treelines and vegetation around it and bordering the property. Despite being built atop a knoll, views from the distance in either direction are obscured by the vegetation. Views outward also tend to be interrupted by the treelines bordering the property, although are wider and more open from the road in front of the property.

Inspection from the road along the front of the Old Rector property found that several structures on the existing transmission line are visible above a treeline in the distance across a wide, open field, however, become screened by topography and vegetation along the rest of the property road frontage. Inspection from the driveway into the property also found that vegetation and

topography inhibit views of the existing transmission line as it extends across the landscape to the side and rear of the house.

The existing transmission line structures within one-half mile of the property are steel lattice and range from approximately 92- to 100-feet tall and the proposed replacement structures will remain lattice and range from approximately 100-feet to 160-feet tall. As such, there will be a substantial increase in structure height, although structures will generally be replaced on a one-to-one basis near existing structures. As such, it is anticipated that visibility of the line and structures may increase from the public road along the front of the property, with currently visible structures becoming taller and rising higher above the treeline. There is also the potential for additional structures currently screened by vegetation to become visible, particularly to the rear of the house. This was confirmed with photo simulation from the rear of the house that shows two structures rising substantially higher above the treeline, while one that is currently not visible will remain screened. As such, the Project has the potential to introduce a noticeable increase in visibility of the transmission line, resulting in a change in setting and viewshed of and from the property. It is therefore D+A's opinion that the Project may have as much as a *moderate impact* on the Old Rectory per VDHR's impact characterization.

Figure 5-43 depicts the location of the Old Rectory in relation to the Project and viewshed buffers, with the location and direction of all representative photographs. **Figures 5-44 through 5-49** are representative photographs of the property, as well as those taken from locations within and near the property towards the Project. **Figures 5-50 through 5-52** provide photo simulations of the Project from the property.

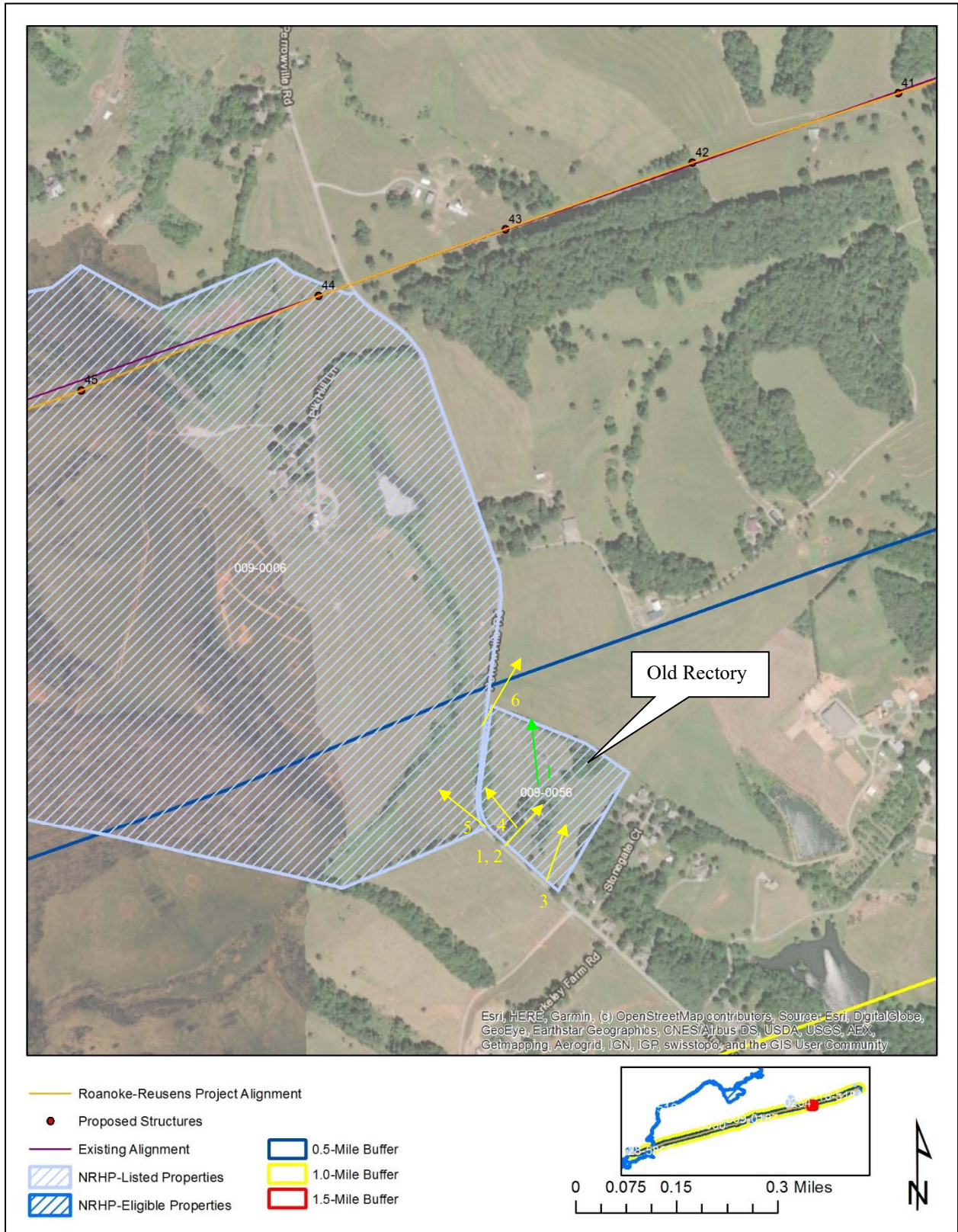


Figure 5-43: Location of Old Rectory in relation to the project area (Representative photographs and views towards the project area depicted in yellow).



Figure 5-44: Photo location 1- View of Old Rectory, front façade, facing north.



Figure 5-45: Photo location 2- View of Old Rectory setting from road (project not visible in background), facing north.



Figure 5-46: Photo location 3- View from front of Old Rectory towards the Project (not visible – screened by vegetation and topography), facing northeast.



Figure 5-47: Photo location 4- View from Old Rectory driveway towards the Project (not visible – screened by vegetation), facing northwest.

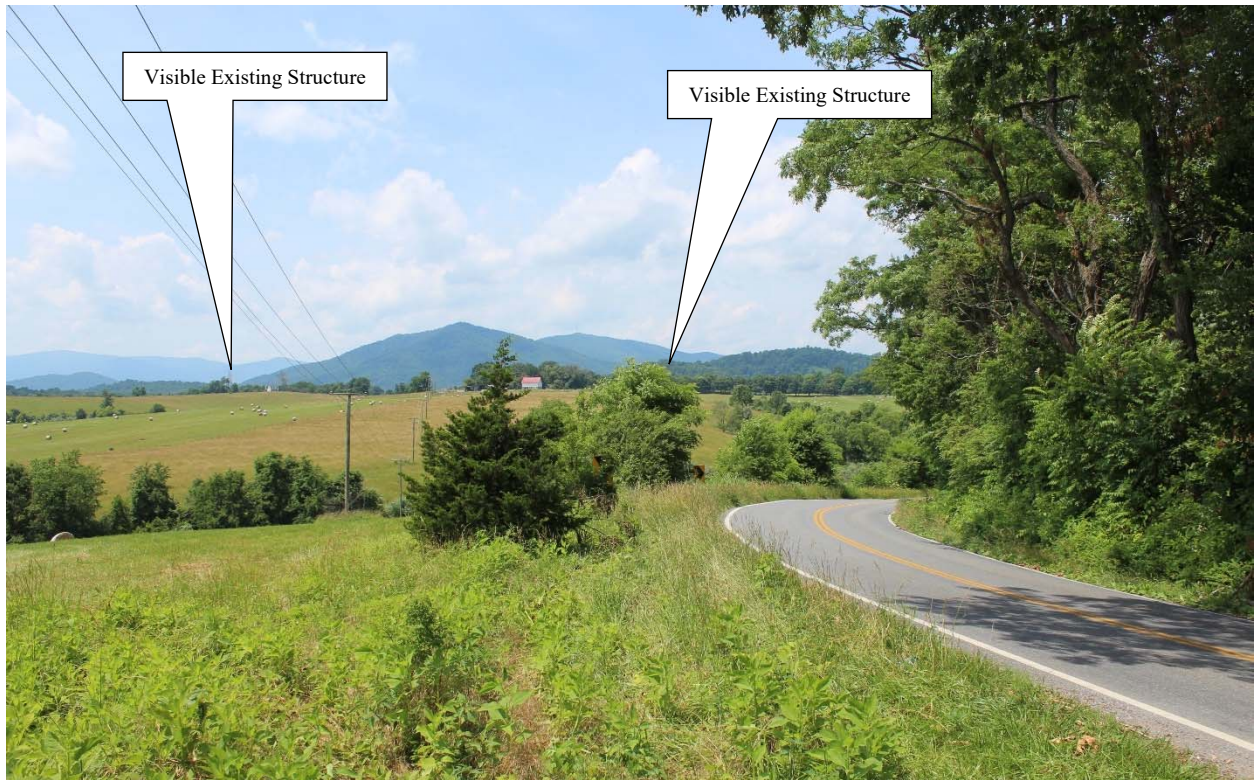


Figure 5-48: Photo location 5- View from front edge of Old Rectory property towards the Project (two existing structures visible above treeline in distance), facing northwest.



Figure 5-49: Photo location 6- View from rear edge of Old Rectory property towards the Project (not visible – screened by topography and vegetation), facing northeast



Photo simulations prepared by:
 GTTE LLC
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 703 447 1350

Location: PL9

Project: Roanoke-Reusens

Structure	Distance (ft)	Height (ft)
2-43A	3532	100.0
2-44A	3395	125.0
2-45A	3793	140.0

Figure 5-50: Old Rectory Simulation 1 – Simulation location, direction of view, and structures modeled to rear of the home. Source: GTTE, LLC



Photo simulations prepared by:
 GTTE LLC
 email:
 info@gttelc.com
 703 447 1350

Project: Reusens - Roanoke

Location: PL9

Existing View



Photo Simulations and diagrams represent approximate heights for electric transmission structures from the conceptual design used for the proposed project. These illustrations do not necessarily depict exact structure design or location.

This simulation is designed for viewing on a computer monitor. To achieve the correct scale, the image should be increased or decreased in size until the scale above measures 4". When viewed with the eye at 31" from the screen the image will have the same scale as if the viewer were standing at the camera location.

Figure 5-51: Old Rectory Simulation 1 – Existing view from rear of home. Source: GTTE, LLC



Photo simulations prepared by:
 GTTE LLC
 email:
 info@gttelc.com
 703 447 1350

Project: Reusens - Roanoke

Location: PL9

Proposed View

(Location of towers not visible are overlaid with yellow tower icon)



Photo Simulations and diagrams represent approximate heights for electric transmission structures from the conceptual design used for the proposed project. These illustrations do not necessarily depict exact structure design or location.

This simulation is designed for viewing on a computer monitor. To achieve the correct scale, the image should be increased or decreased in size until the scale above measures 4". When viewed with the eye at 31" from the screen the image will have the same scale as if the viewer were standing at the camera location.

Figure 5-52: Old Rectory Simulation 1 – Proposed view from rear of home – (Visible structures shown as they would appear. Screened structures shown in yellow). Source: GTTE, LLC

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Cifax Rural Historic District (VDHR# 009-0254)

The Cifax Rural Historic District includes 1800 acres with 60 contributing resources in a small valley in the northeastern part of Bedford County. Located in Virginia's Piedmont region, the district is notable for its well-preserved rural landscape. The open farmland is populated with an assortment of dwellings, shops, schools, churches, and various agricultural buildings that date to the late nineteenth to early twentieth centuries. The district also contains the neighborhood community of Scotchbroom City, an important surviving post-Civil War black settlement related to Cifax. Most farmers within the district practice cattle raising and the cultivation of corn and hay as principal crops. As a well-preserved rural district reflecting important agricultural practices of the region, it was listed in the NRHP in 1992 under Criteria A and C.

In order to assess the potential impact of the Project, visual inspection was conducted of the setting around the resource property with emphasis on views towards the Project. The Cifax Rural Historic District is a large landscape located north of the Project, roughly 0.24 mile away at its nearest point, although the majority of the district and contributing resources are located further to the north, as far away as 2.7 mile away at the far edge of the district boundary. The alignment generally extends in an east-west orientation across the landscape atop a ridge on the opposite side of a valley bordering Roaring Run Creek. The district occupies multiple ridgelines and plateaus centered on the intersection of Cifax Road, Old Cifax Road, and Otterville Road. Homes in the district are scattered along the roads that traverse it, with most set in proximity to the roads, but some set further back on larger properties. The landscape is a mix of open agricultural field and pasture on more level areas with wooded slopes and ridges.

A site visit to the property found that the historic setting of the property is generally intact, although there is a good bit of nonhistoric infill between the older homes of the district. The surrounding setting remains generally undeveloped and wooded to the north, east, and south, but with more extensive modern development to the west. Views throughout the district are generally short due to the winding nature of the roads coupled with the undulating topography and extensive vegetation. Views outward are similarly short, with only occasional long-distant views across open fields and along straight road corridors.

Inspection from a variety of vantage points throughout the district found that the existing transmission line is generally screened and not visible. Existing structures were found to only be visible from discrete locations along one length of road in the southern portion of the district that is nearest to the Project. This was from along Roaring Run Road where one existing structure is visible just above the treeline from a straight stretch of the road lined by twentieth century homes set on small rural lots that are not contributing to the district. There is also minimal visibility of the existing line from further south along this road in front of a contributing farm. From this vantage, two structures set atop a ridge in the distance are visible through a narrow break in vegetation. Inspection from other roads and contributing resources in the district revealed the intervening topography and vegetation completely inhibit views of and towards the Project.

The existing transmission line structures within the vicinity of the district are steel lattice and range from approximately 93- to 114-feet tall and the proposed replacement structures will remain lattice and range from approximately 120-feet to 150-feet tall. As such, there will be a substantial increase in structure height, although structures will generally be replaced on a one-to-one basis near existing structures. Despite the increase in structure height, it is anticipated that visibility of the line and structures will remain screened from the vast majority of the district and contributing properties. As is the case currently, there may be limited visibility of a limited number of structures from discrete vantage points, however, views will be intermittent, at a great distance, and obscured by development and vegetation in the foreground. This was confirmed with photo simulation from multiple locations throughout the district that shows all structures will be screened from most locations, although one structure set atop a ridge in the distance will be increasingly visible through discrete breaks in vegetation in the portion of the district nearest to the Project. As such, the Project is not expected to introduce a noticeable change in setting and viewshed of and from the district or the contributing properties. It is therefore D+A's opinion that the Project will have no more than a *minimal impact* on the Cifax Rural Historic District per VDHR's impact characterization.

Figure 5-53 depicts the location of the Cifax Rural Historic District in relation to the Project and viewshed buffers, with the location and direction of all representative photographs. **Figures 5-54 through 5-66** are representative photographs of the district, as well as those taken from locations within the district towards the Project. **Figures 5-67 through 5-75** provide photo simulations of the Project from representative locations in the district.

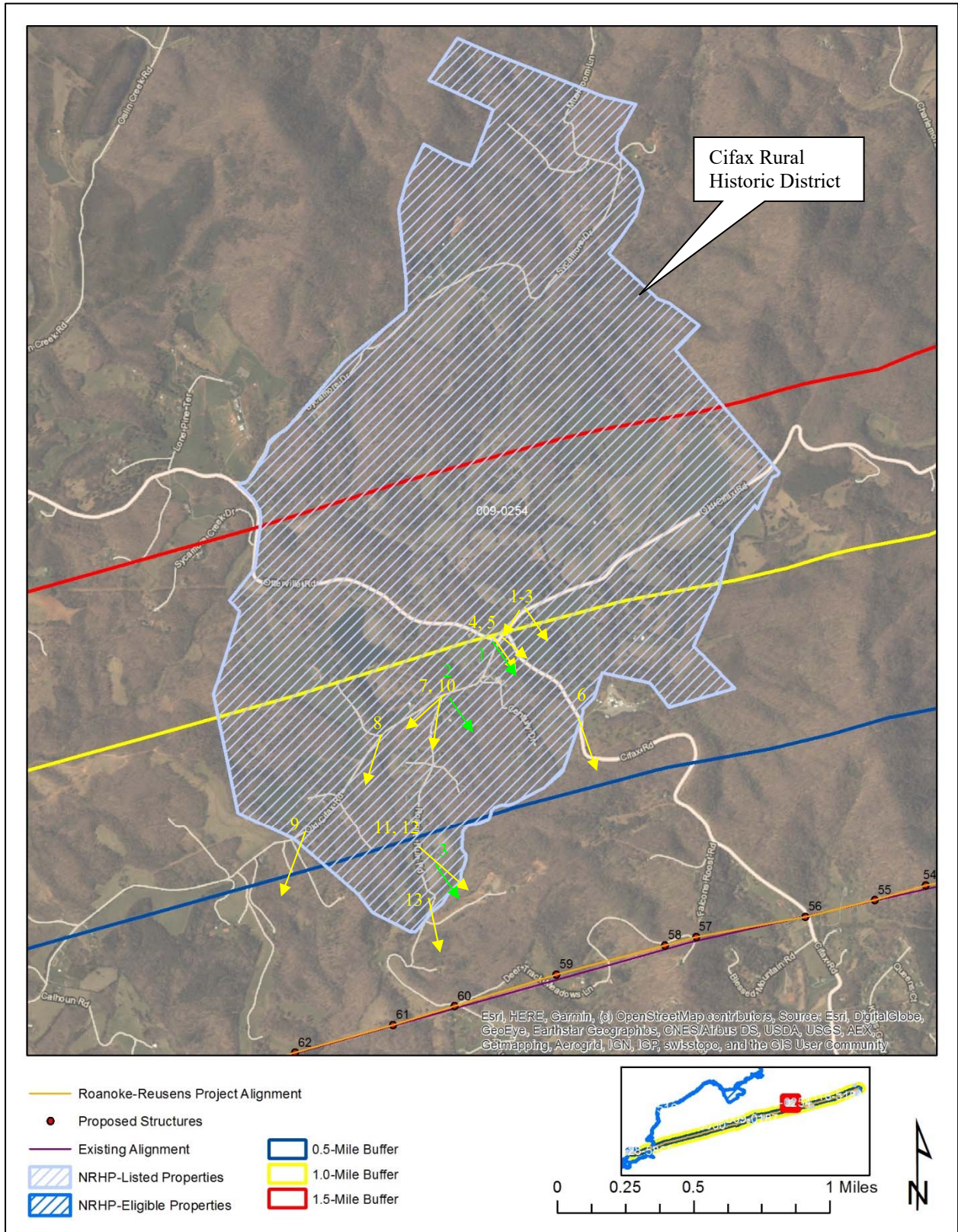


Figure 5-53: Location of Cifax Rural Historic District in relation to the project area (Representative photographs and views towards the project area depicted in yellow, photo sims depicted in green).



Figure 5-54: Photo location 1- Representative view of Cifax Rural Historic District along Old Cifax Road, facing southwest.



Figure 5-55: Photo location 2- Streetscape along Old Cifax Road towards the Project (not visible – screened by vegetation), facing southwest.



Figure 5-56: Photo location 3- View from Old Cifax Road towards the Project (one existing structure visible above treeline on ridgetop in distance), facing south.



Figure 5-57: Photo location 4- View from intersection of Old Cifax Road, Cifax Road, and Ottersville Road towards the Project (not visible – screened by vegetation), facing south.



Figure 5-58: Photo location 5- View down Cifax Road towards the Project (not visible – screened by vegetation), facing southeast.



Figure 5-59: Photo location 6- View from Cifax Road at edge of district towards the Project (not visible – screened by topography and vegetation), facing south.



Figure 5-60: Photo location 7- View from Old Cifax Road at Roaring Run Road towards the Project (not visible – screened by topography and vegetation), facing southwest.



Figure 5-61: Photo location 8- View along Old Cifax Road towards the Project (not visible – screened by vegetation), facing southwest.



Figure 5-62: Photo location 9- View from Old Cifax Road at edge of district towards the Project (not visible – screened by topography and vegetation), facing southwest.



Figure 5-63: Photo location 10- View from Roaring Run Road towards the Project (one existing structure visible atop ridge in distance), facing south.

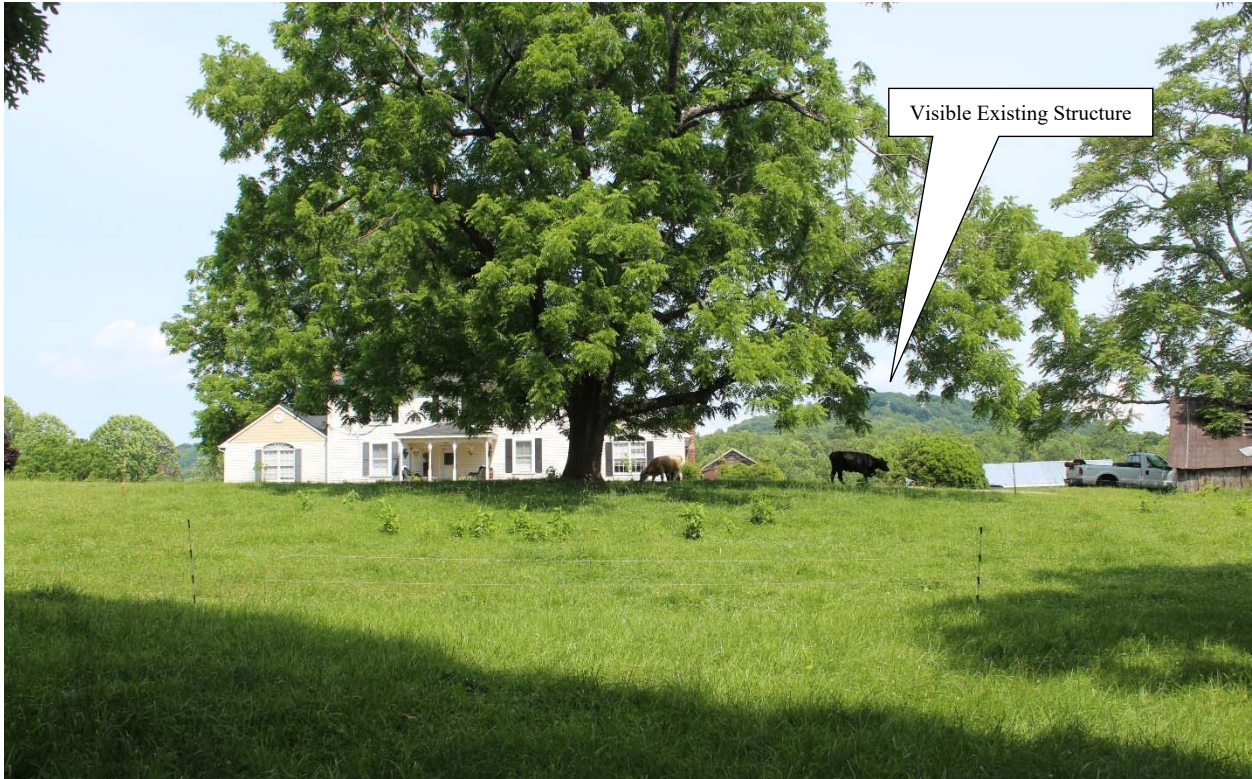


Figure 5-64: Photo location 11- View from Roaring Run Road towards the Project (one existing structure visible above treeline on ridge in background), facing southeast.

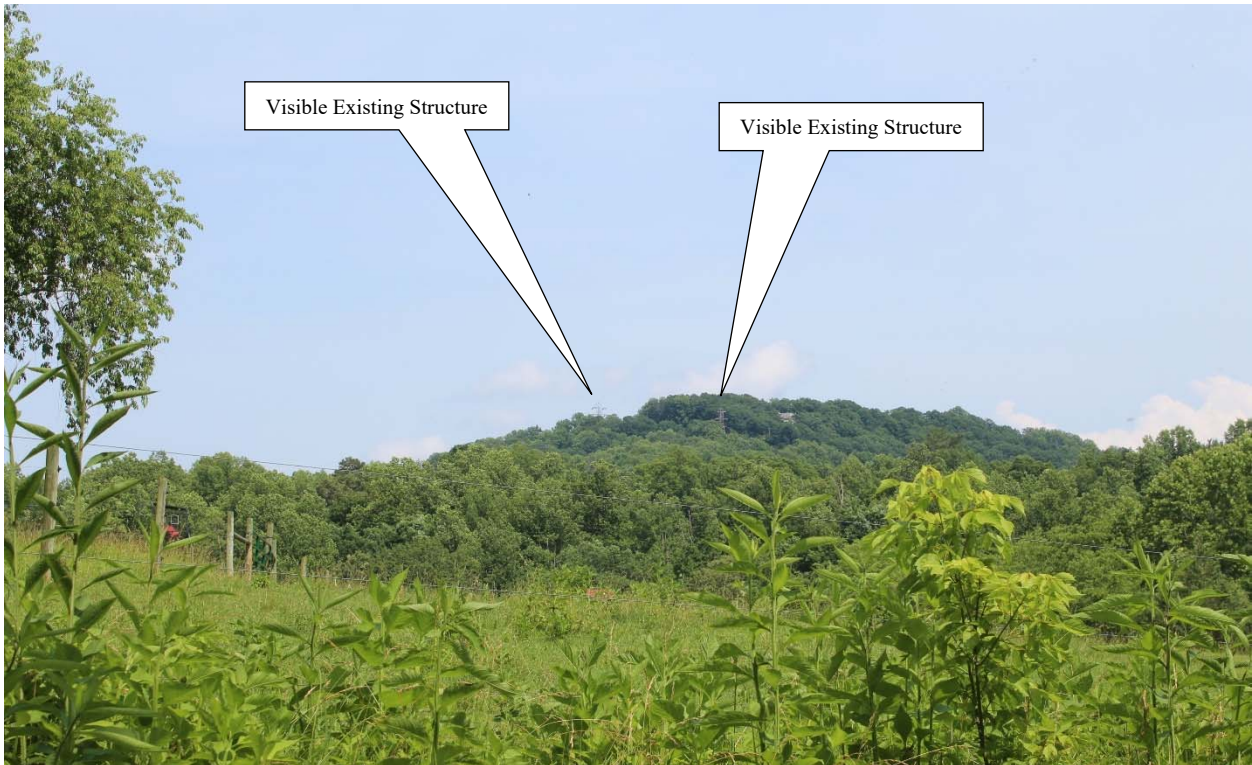


Figure 5-65: Photo location 12- View from Roaring Run Road towards the Project (two existing structures visible along ridge), facing southeast.



Figure 5-66: Photo location 13- View from Roaring Run Road at edge of district towards the Project (not visible – screened by vegetation and topography), facing south.

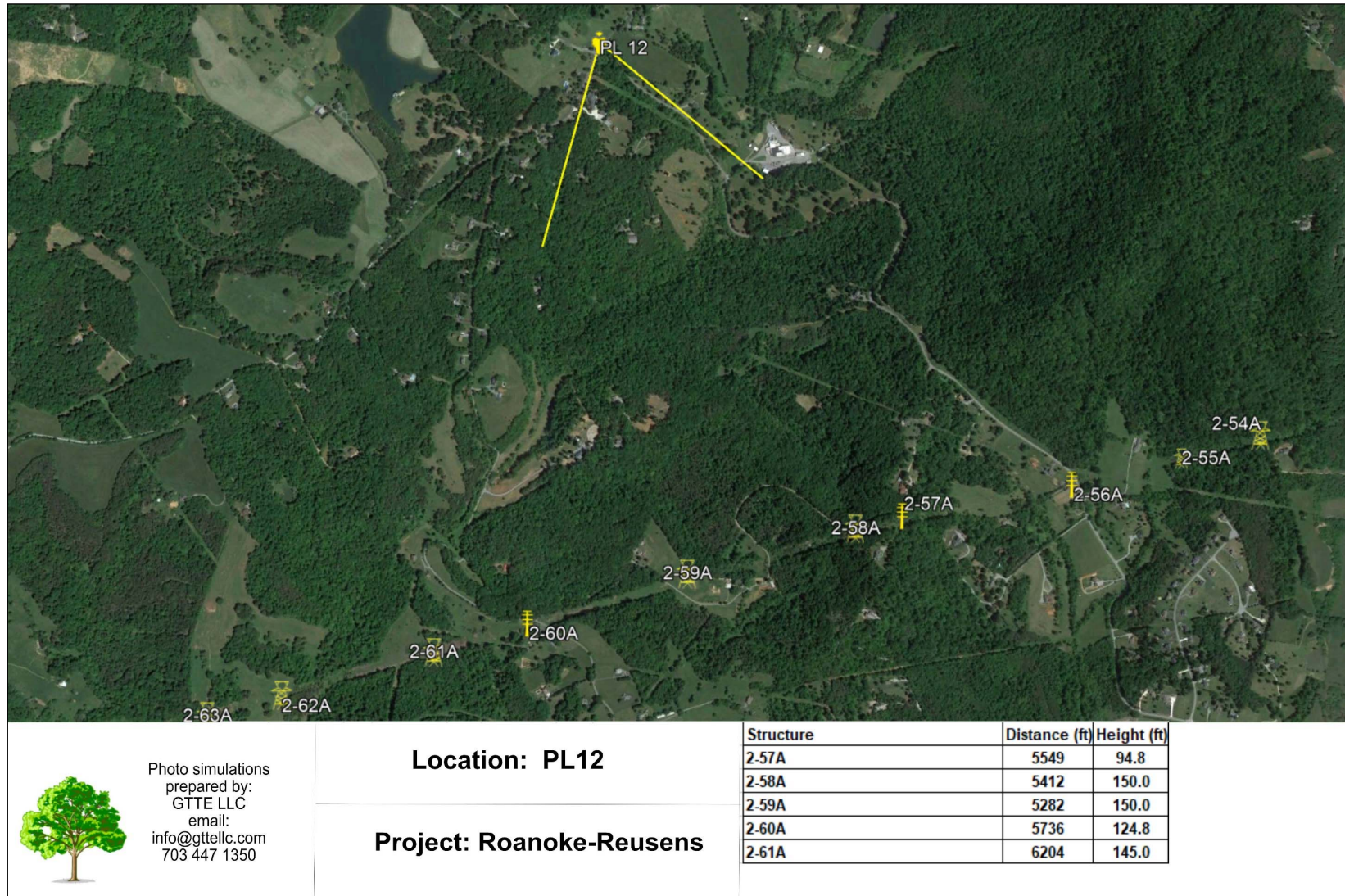


Figure 5-67: Cifax Rural Historic District Simulation 1 – Simulation location, direction of view, and structures modeled from intersection of Old Cifax Road and Otter Road. Source: GTTE, LLC



Photo simulations prepared by:
GTTE LLC
email:
info@gttellc.com
703 447 1350

Project: Reusens - Roanoke

Location: PL12

Existing View



Photo Simulations and diagrams represent approximate heights for electric transmission structures from the conceptual design used for the proposed project. These illustrations do not necessarily depict exact structure design or location.

This simulation is designed for viewing on a computer monitor. To achieve the correct scale, the image should be increased or decreased in size until the scale above measures 4". When viewed with the eye at 31" from the screen the image will have the same scale as if the viewer were standing at the camera location.

Figure 5-68: Cifax Rural Historic District Simulation 1 – Existing view from intersection of Old Cifax Road and Otter Road. Source: GTTE, LLC



Photo simulations prepared by:
GTTE LLC
email:
info@gttellec.com
703 447 1350

Project: Reusens - Roanoke

Location: PL12

Proposed View

(Location of towers not visible are overlaid with yellow tower icon)



Photo Simulations and diagrams represent approximate heights for electric transmission structures from the conceptual design used for the proposed project. These illustrations do not necessarily depict exact structure design or location.

This simulation is designed for viewing on a computer monitor. To achieve the correct scale, the image should be increased or decreased in size until the scale above measures 4". When viewed with the eye at 31" from the screen the image will have the same scale as if the viewer were standing at the camera location.

Figure 5-69: Cifax Rural Historic District Simulation 1 – Proposed view from intersection of Old Cifax Road and Otter Road – (Structures not visible shown in yellow). Source: GTTE, LLC

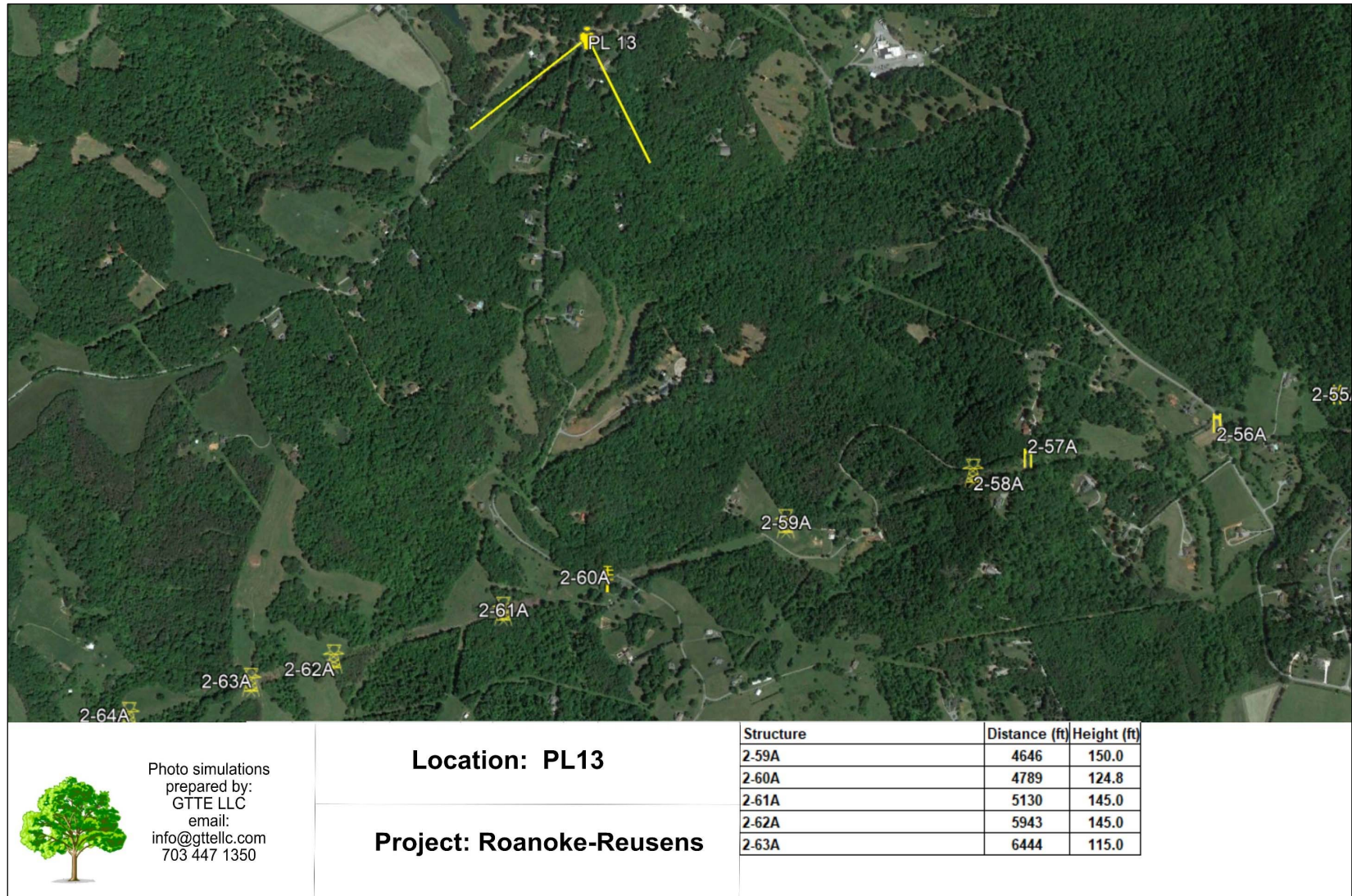


Figure 5-70: Cifax Rural Historic District Simulation 2 – Simulation location, direction of view, and structures modeled from intersection of Old Cifax Road and Roaring Run Road. Source: GTTE, LLC





 <p>Photo simulations prepared by: GTTE LLC email: info@gttelc.com 703 447 1350</p>	<p>Project: Reusens - Roanoke</p>	<p>Location: PL13</p>	<p>Existing View</p>	 <p>This simulation is designed for viewing on a computer monitor. To achieve the correct scale, the image should be increased or decreased in size until the scale above measures 4". When viewed with the eye at 31" from the screen the image will have the same scale as if the viewer were standing at the camera location.</p>
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Figure 5-71: Cifax Rural Historic District Simulation 2 – Existing view from intersection of Old Cifax Road and Roaring Run Road. Source: GTTE, LLC



Figure 5-72: Cifax Rural Historic District Simulation 2 – Proposed view from intersection of Old Cifax Road and Roaring Run Road Road – (Structures not visible shown in yellow). Source: GTTE, LLC

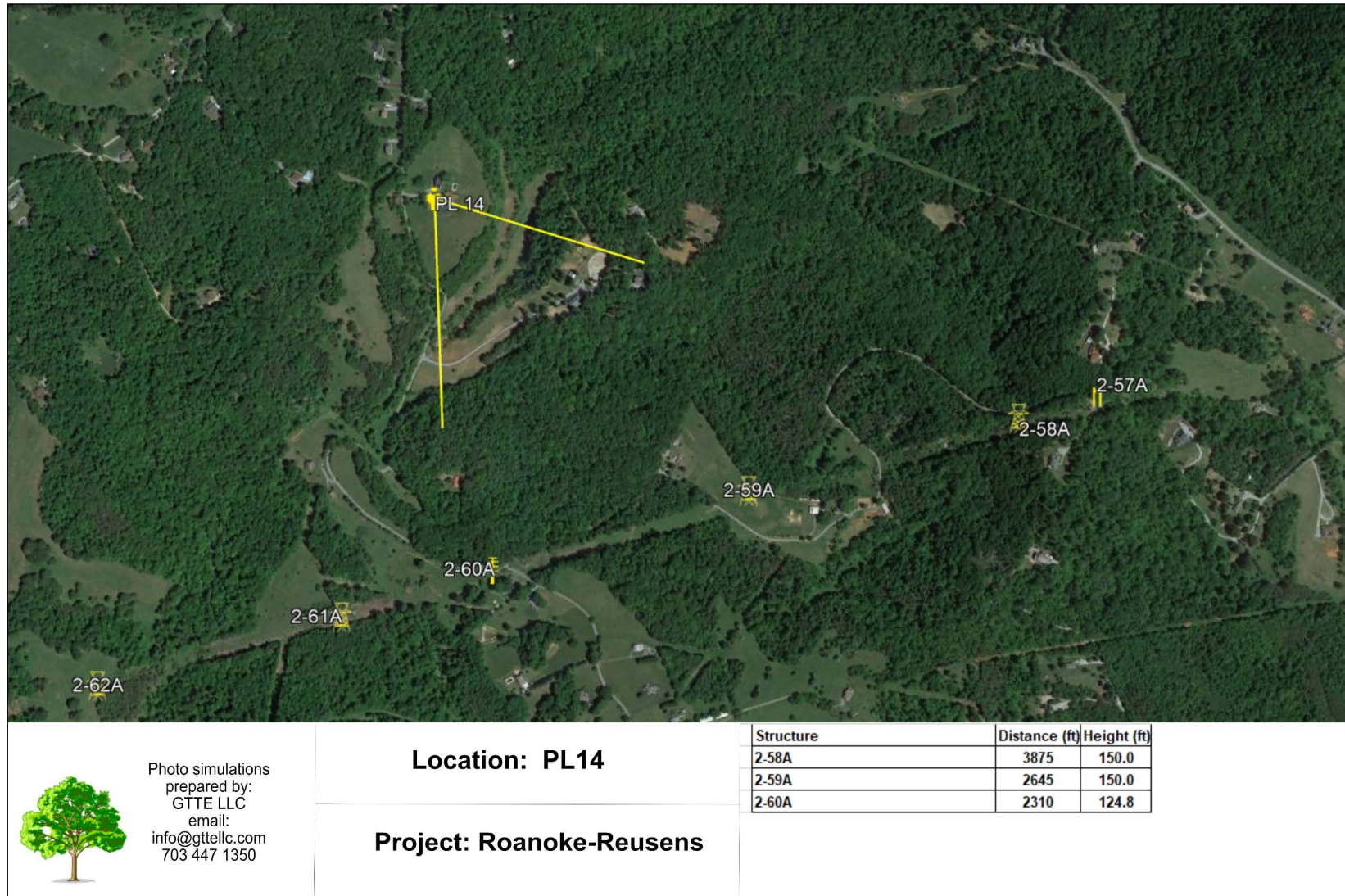


Figure 5-73: Cifax Rural Historic District Simulation 3 – Simulation location, direction of view, and structures modeled from contributing property along Roaring Run Road. Source: GTTE, LLC



Photo simulations prepared by:
 GTTE LLC
 email:
 info@gttellc.com
 703 447 1350

Project: Reusens - Roanoke

Location: PL14

Existing View



Photo Simulations and diagrams represent approximate heights for electric transmission structures from the conceptual design used for the proposed project. These illustrations do not necessarily depict exact structure design or location.

This simulation is designed for viewing on a computer monitor. To achieve the correct scale, the image should be increased or decreased in size until the scale above measures 4". When viewed with the eye at 31" from the screen the image will have the same scale as if the viewer were standing at the camera location.

Figure 5-74: Cifax Rural Historic District Simulation 3 – Existing view from contributing property along Roaring Run Road. Source: GTTE, LLC



Photo simulations prepared by:
 GTTE LLC
 email:
 info@gttellc.com
 703 447 1350

Project: Reusens - Roanoke

Location: PL14

Proposed View

(Location of towers not visible are overlaid with yellow tower icon)



Photo Simulations and diagrams represent approximate heights for electric transmission structures from the conceptual design used for the proposed project. These illustrations do not necessarily depict exact structure design or location.

This simulation is designed for viewing on a computer monitor. To achieve the correct scale, the image should be increased or decreased in size until the scale above measures 4". When viewed with the eye at 31" from the screen the image will have the same scale as if the viewer were standing at the camera location.

Figure 5-75: Cifax Rural Historic District Simulation 3 – Proposed view from contributing property along Roaring Run Road – (Structures not visible shown in yellow). Source: GTTE, LLC

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Bowling Eldridge House (VDHR# 009-5283)

The Bowling Eldridge House is a well-preserved example of a Halifax County plantation seat dating to the early nineteenth century. Built circa 1822-23 by tobacco planter and mill owner Bowling Eldridge, the two-story frame house features sophisticated Federal styling such as a dentil cornice, remnants of a two pier pedimented portico, intricately carved mantels, trim, and stair detailing, and several six-panel doors with superb graining. The resource was listed in the NRHP in 1993 under Criterion C for distinctive architecture. In 2002, the home was moved from its original location in Halifax County to its present site in Bedford County, at which time it was determined to still be individually eligible for architecture.

As a moved property, eligible strictly for its architecture, the current setting of the property is not considered an aspect of its significance, and therefore a change in viewshed would not typically compromise or impact the resource's integrity. Still, a viewshed assessment was conducted in order to confirm there would be no substantial change in setting or viewshed.

In order to assess the potential impact of the proposed Project, visual inspection was conducted of the setting around the resource property with emphasis on views towards the Project. This assessment found that the Bowling Eldridge House property is located roughly 0.84 mile from the Project at its nearest point although the home is set at the far end of the property, roughly 0.96 mile from the Project. The home is oriented to the north with the Project alignment extending generally in an east-west orientation across the landscape to the rear. The existing Reusens substation, which is the northern terminus of the Project, is set roughly one mile to the southeast of the property. The landscape of the property and between it and the Project slopes moderately to steeply downhill and is mostly wooded with a scattering of homes set on small to medium-sized rural lots. An existing local distribution transmission line crosses the property with the cleared ROW extending downhill generally in the direction of the Project.

Inspection from the road in front of the Bowling Eldridge House property found that neither the existing transmission line nor Reusens substation are visible, however, a local distribution line not included in this project is highly visible as it crosses the road in front of the house. The landscape between the property and the Project slopes substantially down towards the river, placing the Project alignment generally beneath the horizon. This slope coupled with thick vegetation completely screens the existing transmission line from visibility.

The existing transmission line structures range from approximately 95-feet to 116-feet tall and the proposed replacement structures will range from approximately 130-feet to 160-feet tall. As such, there will be a substantial increase in structure height, although structures will be replaced on a one-to-one basis in generally the same locations. Despite the increase in height, it is anticipated that there will continue to be no visibility of the transmission line following the rebuild. This was confirmed with photo simulation from the road in front of the house that shows all structures will remain completely screened by intervening vegetation. As such, the Project will not introduce any change of viewshed or setting for the property which is already compromised from relocation, and further compromised by an existing local distribution transmission line. It is

therefore D+A's opinion that the Project will have ***no impact*** on Bowling Eldridge House per VDHR's impact characterization.

Figure 5-76 depicts the location of the Bowling Eldridge House in relation to the Project and viewshed buffers, with the location and direction of all representative photographs. **Figures 5-77 through 5-81** are representative photographs of the property, as well as those taken from locations within and near the property towards the Project. **Figures 5-82 through 5-84** provide photo simulations of the Project from the property.

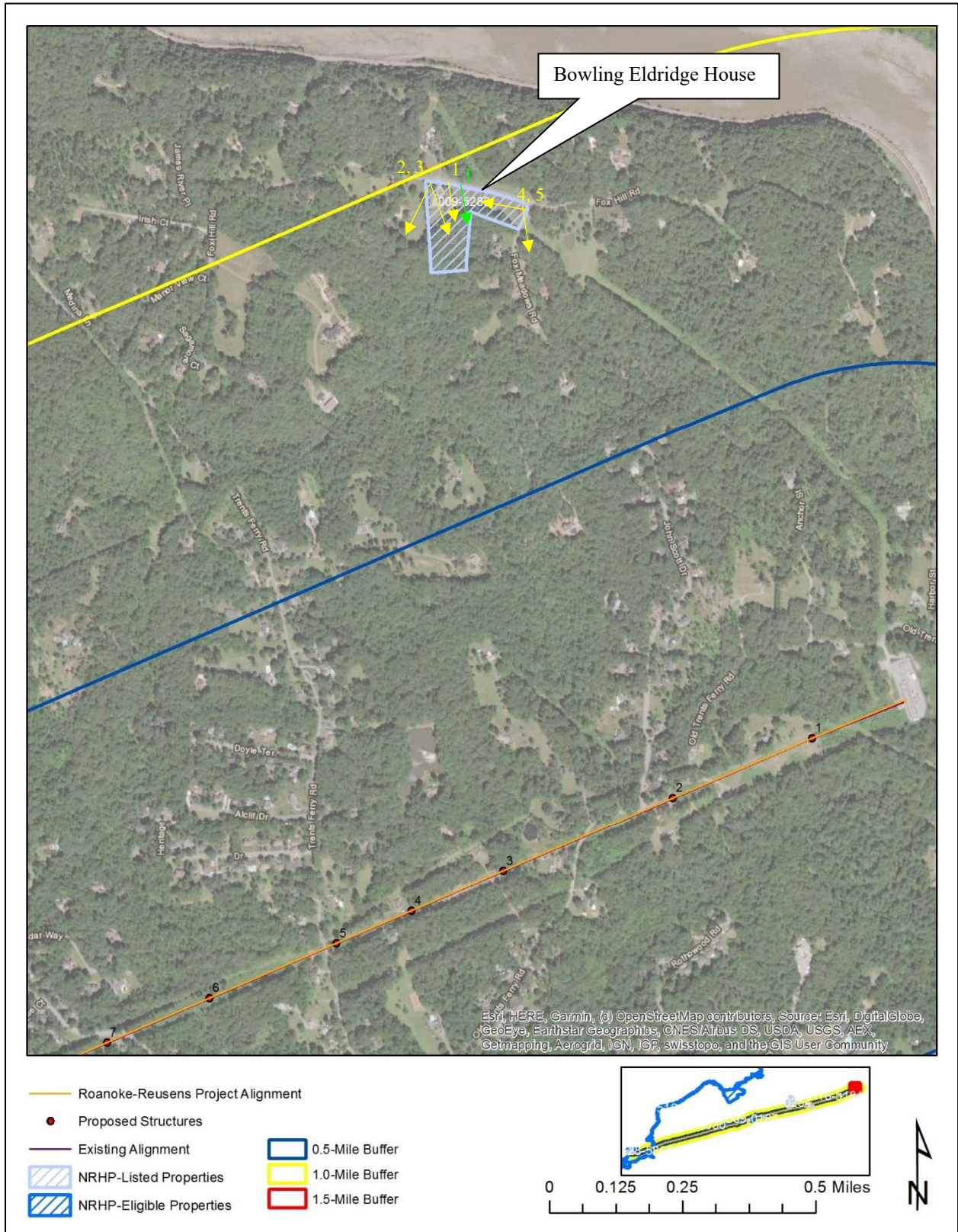


Figure 5-76: Location of the Bowling Eldridge House in relation to the project area (Representative photographs and views towards the project area depicted in yellow, photo sims depicted in green).



Figure 5-77: Photo location 1- Bowling Eldridge House, front façade, facing south.



Figure 5-78: Photo location 2- View from front of Bowling Eldridge House towards the Project (not visible – screened by vegetation), facing southeast.



Figure 5-79: Photo location 3- View from front of Bowling Eldridge House towards the Project (not visible – screened by vegetation), facing south.



Figure 5-80: Photo location 4- View from edge of Bowling Eldridge House property towards the Project (not visible – screened by vegetation), facing south.



Figure 5-81: Photo location 5- View of Bowling Eldridge House setting depicting existing transmission line on property, facing west.

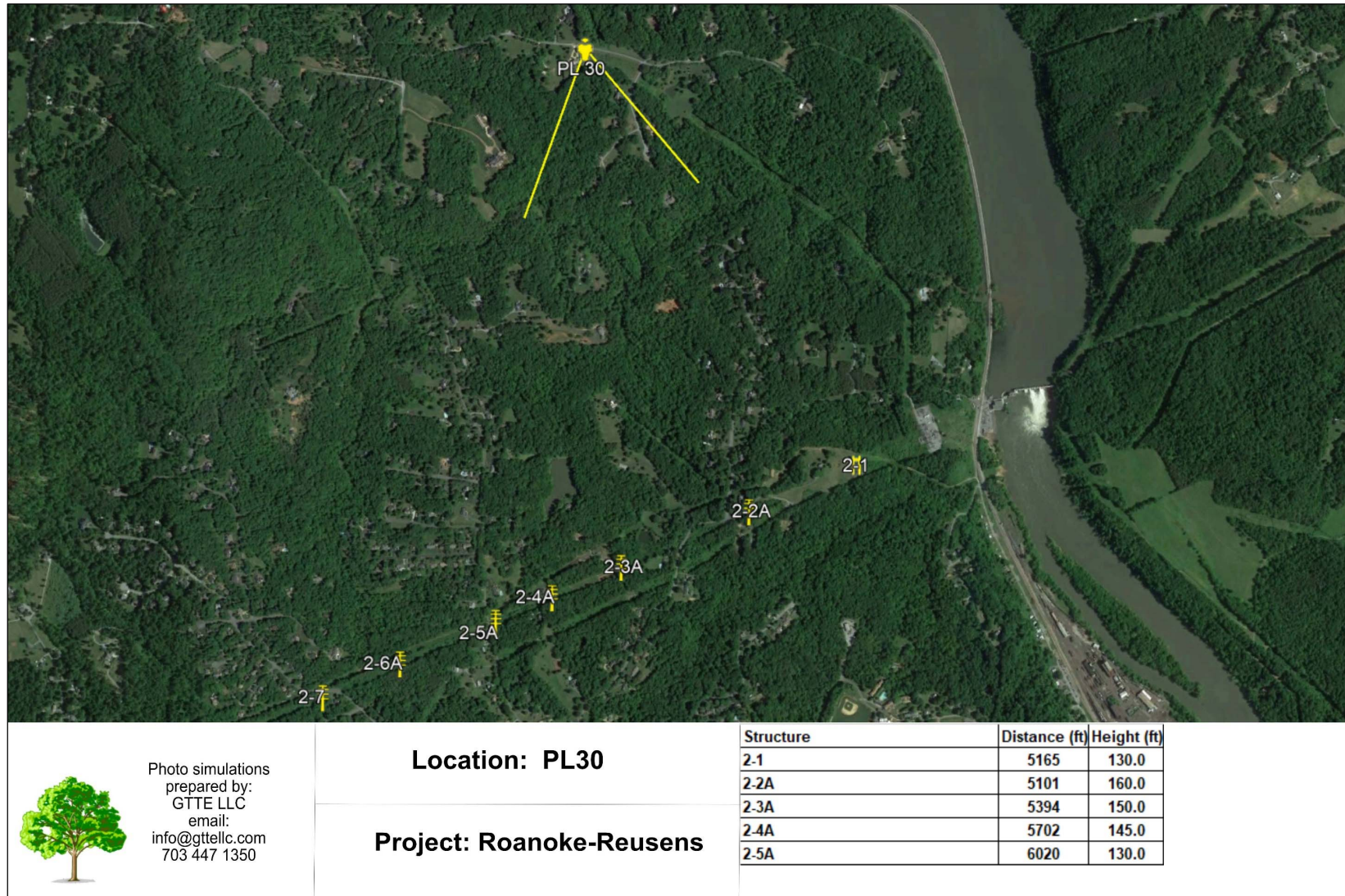


Figure 5-82: Bowling Eldridge House Simulation 1 – Simulation location, direction of view, and structures modeled from the road to the front of property. Source: GTTE, LLC





 <p>Photo simulations prepared by: GTTE LLC email: info@gttellc.com 703 447 1350</p>	<p>Project: Reusens - Roanoke</p>	<p>Location: PL30</p>	<p>Existing View</p>	 <p>This simulation is designed for viewing on a computer monitor. To achieve the correct scale, the image should be increased or decreased in size until the scale above measures 4". When viewed with the eye at 31" from the screen the image will have the same scale as if the viewer were standing at the camera location.</p>
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Figure 5-83: Bowling Eldridge House Simulation 1 – Existing view from road to the front of property. Source: GTTE, LLC





 <p>Photo simulations prepared by: GTTE LLC email: info@gttellc.com 703 447 1350</p>	<p>Project: Reusens - Roanoke</p>	<p>Location: PL30</p>	<p>Proposed View (Location of towers not visible are overlaid with yellow tower icon)</p>	 <p>This simulation is designed for viewing on a computer monitor. To achieve the correct scale, the image should be increased or decreased in size until the scale above measures 4". When viewed with the eye at 31" from the screen the image will have the same scale as if the viewer were standing at the camera location.</p>
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Figure 5-84: Bowling Eldridge House Simulation 1 – Proposed view from road in front of property – (Structures not visible shown in yellow). Source: GTTE, LLC

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Locust Grove (NRHP# 118-0219)

The Locust Grove site consists of a main house and four outbuildings, all of which are considered contributing resources. The house was built around 1810, while the four outbuildings, including a garage, barn, guest house, and tenant house, were erected in 1932. The Federal style frame house is of one-and-a-half stories and five bays. Four brick exterior end chimneys flank the gable roof. The house has nine-over-nine double hung sash windows. Originally built utilizing a side passage plan, the structure was enlarged significantly between 1825 and 1830 to its present central passage plan. It was later extensively renovated in 1932.

Locust Grove is a five-bay, double-pile, central passage plan, one and a half story, timber frame, four end chimney Federal style house begun about 1810 for Edmund Cobbs, Jr. Locus Grove was first a side passage plan dwelling but was enlarged significantly between 1825 and 1830 to its present central passage plan. The house was extensively renovated in 1932 and is completed by a collection of 20th century outbuildings. The home was listed in the NRHP in 1992 under Criteria C as a good representative example of an early 19th century planter's residence and possesses architectural significance both for its original plan and design. Renovated in the 1930s, it also illustrates the influence of renewed interest in "colonial" architecture that typified "restorations" of the period.

In order to assess the potential impact of the Project, visual inspection was conducted of the setting around the resource property with emphasis on views towards the Project. The Locust Grove property is directly crossed by the Project ROW with two existing structures set within the property boundaries. The alignment generally extends in an east-west orientation through the property to the rear of the house. The house is situated near the front of the property with the Project alignment generally crossing the landscape to the side and rear. The home is situated within a cleared lawn, although mature trees and landscaping surround the home. The rest of the property, including the portion crossed by the Project alignment is downhill and thickly wooded.

A site visit to the property found that the historic setting of the property remains intact although is likely more vegetated than it would have been historically. The property is also flanked by a dense streetscape of modern homes set on small lots to the front. Because the home is set back from the road with vegetation around the perimeter of the property, it is not visible from public ROW. Views outwards from the property are also short and limited to within the homesite due to thick vegetation all around it.

Inspection from the road in front of the Locust Grove property found that the existing transmission line is not visible downhill and behind the house due to thick vegetation. The home rests at the edge of ridge, which places the Project alignment below the horizon of the house, and therefore screens distant views in the direction of the Project. Inspection from the homesite similarly revealed that the thick woods within the rear portion of the property, and between it and the Project completely screen views of the existing transmission line.

The existing transmission line structures on the property are 92- and 95-feet tall while those within one-half mile range from 93-feet to 140-feet tall and are a mix of lattice and monopole structures. The proposed replacement structures on the property will be 125- and 135- feet tall and those within one-half mile will range from 105-feet to 135-feet tall and all be monopoles. Structures will generally be replaced on a one-to-one basis near existing locations although there will be the need for one additional structure to the east of the property. Despite the increase in height, it is anticipated that the thick vegetation on the property and angle of view will continue to screen all visibility of structures on the property as well as those in the vicinity. This was confirmed with photo simulation from the front of the house that revealed structures will remain screened behind intervening vegetation on the property. As such, the Project is not anticipated to introduce any noticeable change to the existing setting or viewshed of or from the property, however will still directly cross the property. It is therefore D+A's opinion that the Project will have no more than a *minimal impact* on Locust Grove per VDHR's impact characterization.

Figure 5-85 depicts the location of the Locust Grove in relation to the Project and viewshed buffers, with the location and direction of all representative photographs. **Figures 5-86 through 5-91** are representative photographs of the property, as well as those taken from locations within and near the property towards the Project. **Figures 5-92 through 5-94** provide photo simulations of the Project from the property.

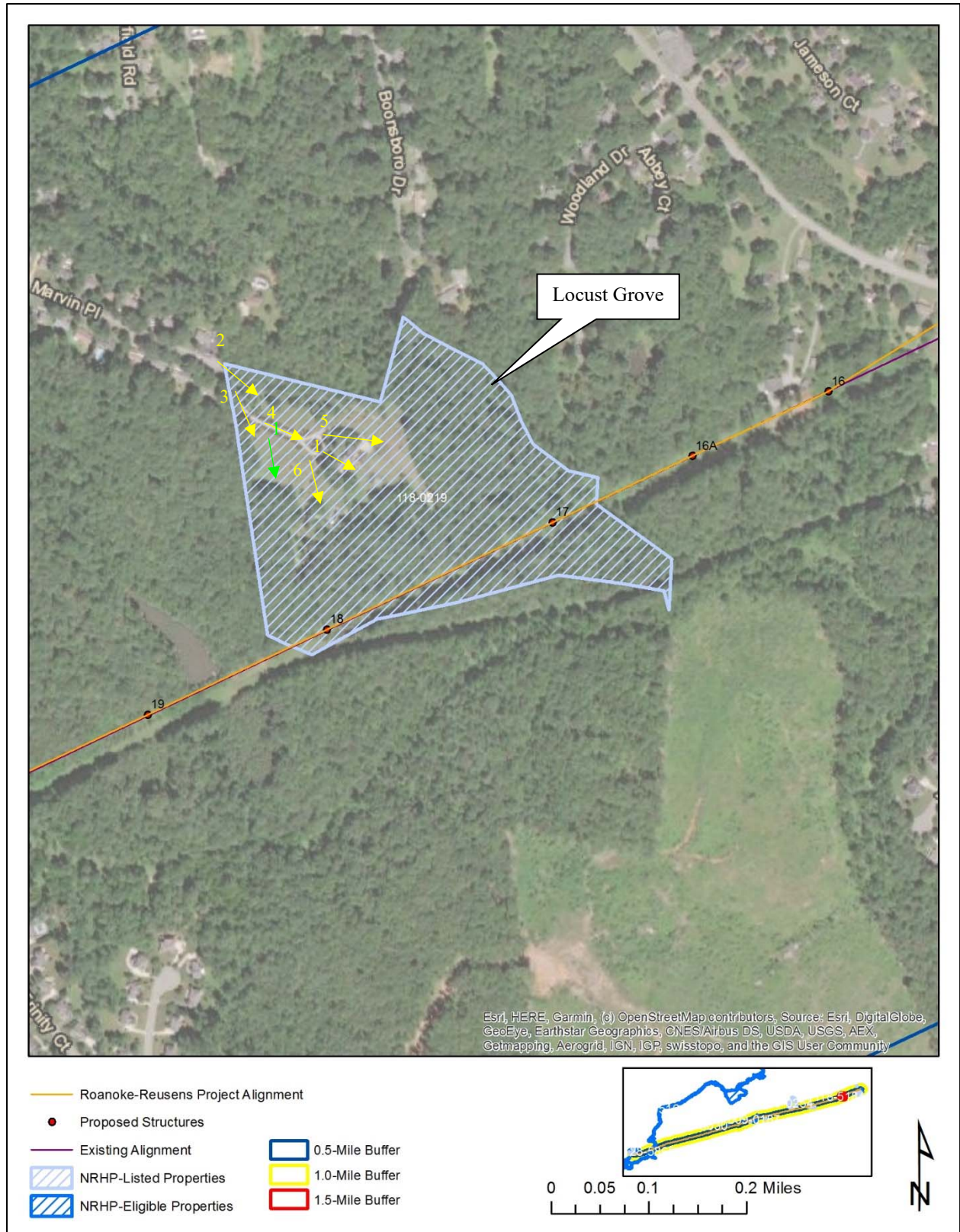


Figure 5-85: Location of Locust Grove in relation to the project area (Representative photographs and views towards the project area depicted in yellow, photos sims depicted in green).



Figure 5-86: Photo location 1- View of Locust Grove, front facade, facing southeast.



Figure 5-87: Photo location 2- View from front of Locust Grove property towards the Project (not visible – screened by vegetation), facing southeast



Figure 5-88: Photo location 3- View from end of Locust Grove driveway towards the Project (not visible – screened by vegetation), facing south.



Figure 5-89: Photo location 4- View from Locust Grove driveway approaching homesite towards the Project (not visible – screened by vegetation), facing southeast.



Figure 5-90: Photo location 5- View from Locust Grove homesite towards the Project (not visible – screened by vegetation), facing east.



Figure 5-91: Photo location 6- View from Locust Grove homesite towards the Project (not visible – screened by vegetation), facing south.

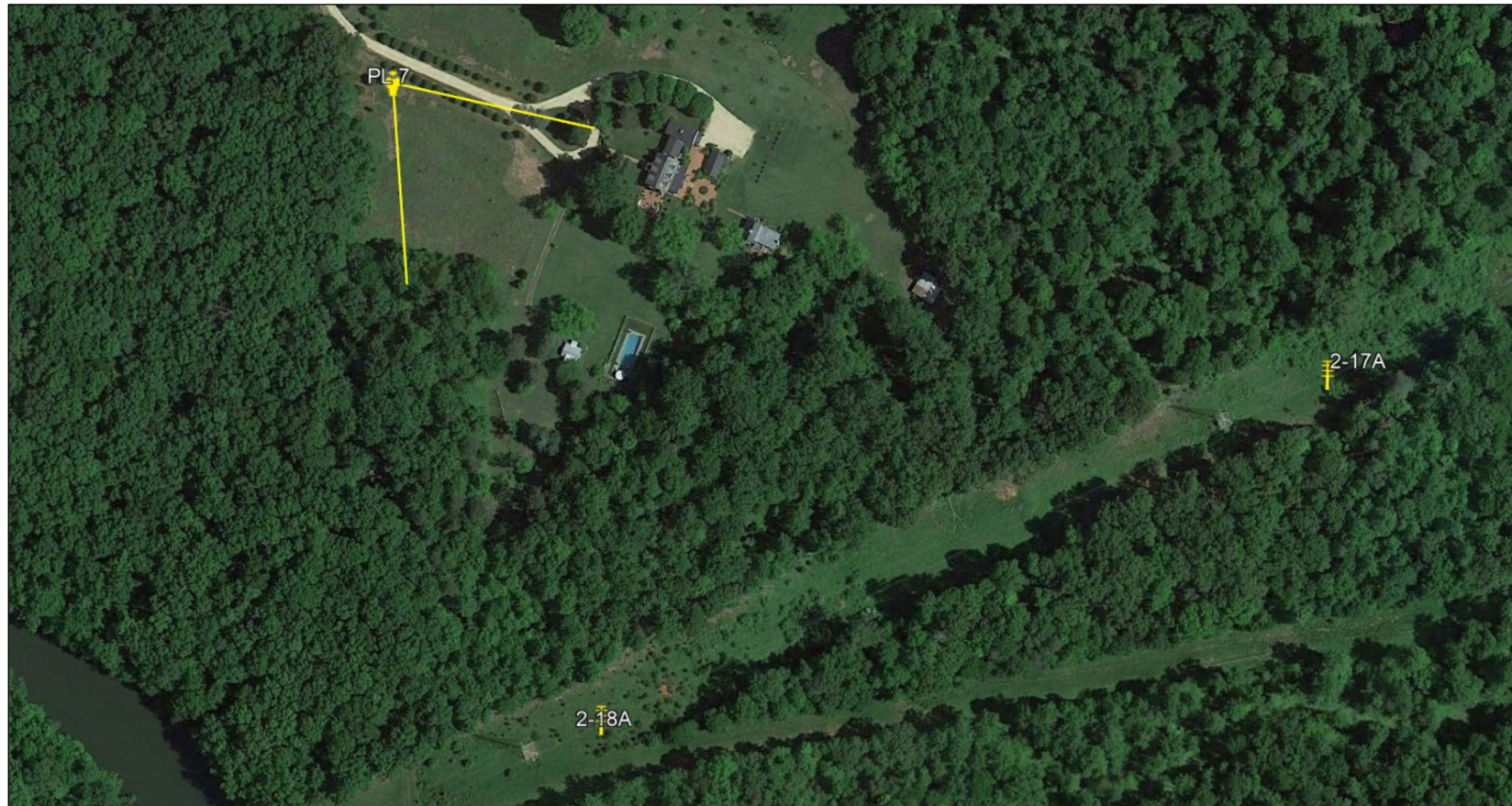


Photo simulations prepared by:
 GTTE LLC
 email:
 info@gttellc.com
 703 447 1350

Location: PL7

Project: Roanoke-Reusens

Structure	Distance (ft)	Height (ft)
2-17A	1310	125.0
2-18A	890	135.0

Figure 5-92: Locust Grove Simulation 1 – Simulation location, direction of view, and structures modeled from the front of the home. Source: GTTE, LLC





 <p>Photo simulations prepared by: GTTE LLC email: info@gttellc.com 703 447 1350</p>	<p>Project: Reusens - Roanoke</p>	<p>Location: PL7</p>	<p>Existing View</p>	
<p>Photo Simulations and diagrams represent approximate heights for electric transmission structures from the conceptual design used for the proposed project. These illustrations do not necessarily depict exact structure design or location.</p>		<p>This simulation is designed for viewing on a computer monitor. To achieve the correct scale, the image should be increased or decreased in size until the scale above measures 4". When viewed with the eye at 31" from the screen the image will have the same scale as if the viewer were standing at the camera location.</p>		

Figure 5-93: Locust Grove Simulation 1 – Existing view from the front of the home. Source: GTTE, LLC



Photo simulations prepared by:
 GTTE LLC
 email:
 info@gttellc.com
 703 447 1350

Project: Reusens - Roanoke

Location: PL7

Proposed View

(Location of towers not visible are overlaid with yellow tower icon)



Photo Simulations and diagrams represent approximate heights for electric transmission structures from the conceptual design used for the proposed project. These illustrations do not necessarily depict exact structure design or location.

This simulation is designed for viewing on a computer monitor. To achieve the correct scale, the image should be increased or decreased in size until the scale above measures 4". When viewed with the eye at 31" from the screen the image will have the same scale as if the viewer were standing at the camera location.

Figure 5-94: Locust Grove Simulation 1 – Proposed view from the front of the home – (Structures not visible shown in yellow). Source: GTTE, LLC

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Virginia Episcopal School (VDHR# 118-0224)

The Virginia Episcopal School, constructed between 1915 and 1920 by Frederick H. Brooke, is situated in the suburbs of Lynchburg, VA. The center of campus is a cluster of four brick Georgian Revival institutional buildings set at the top of a broad sloping lawn. The focal point of these structures is the main building, Jett Hall, a three-story, general purpose academic and dormitory structure. Jett Hall survives virtually unaltered and is known for its impressive proportions and its three-bay Corinthian portico fronting the pedimented pavilion. It is a three-story, nine-bay, U-shaped structure covered by a shallow hipped roof. The interior originally contained classrooms, faculty offices, student housing, and a kitchen and dining room, among others, but has been modified over the year for updated facilities. The principal landscape element is the front campus and its broad sloping lawn, an original element of the school's design, informally planted with shrubbery and a variety of trees.

Before the school was constructed the property consisted of farmland and still maintains its pastoral character. The site draws significance from its representation of the many dedicate efforts undertaken by religious institutions at the turn of the century to improve secondary education opportunities and foster allegiance to Christian principles among their youth. Additionally, it is architecturally unique, designed by prominent Washington architect, Frederick H. Brooke. As such, it was listed in the NRHP in 1992 under Criteria A and C.

The Virginia Episcopal School is symbolic of the many dedicated efforts undertaken by religious institutions at the turn of the century to improve the availability of quality secondary education and to foster allegiance to Christian principles among their youth. Through the late nineteenth century, Virginia and much of the South lacked consistent public-school systems, thus many private organizations had to seize the initiative. Among the more active Virginia institutions in this endeavor was the Episcopal Church, which committed to establishing a system of church schools. In the Diocese of Southern Virginia, the Reverend Robert Carter Jett (later Bishop Jett), envisioned a preparatory school offering educational excellence in a religious environment for boys of moderate means. With the optimism, energy, and commitment typical of the era, Jett secured the necessary funds and support to make his vision a reality. The school was formally opened in 1916 and has been an active, growing institution to the present. Jett had the foresight to realize that much of the success of such a school was dependent on superior facilities and thus engaged the prominent Washington architect, Frederick H. Brooke, to design an appropriately imposing complex. Brooke's dignified Georgian Revival scheme, including classroom and dormitory structures, a chapel, and gymnasium, was largely realized and remains the focal point of the school. The complex is architecturally significant as a cohesive and well-preserved example of a church-affiliated preparatory school of the early twentieth century.

In order to assess the potential impact of the proposed Project, visual inspection was conducted of the setting around the resource property with emphasis on views towards the Project. This assessment found that the Virginia Episcopal School property is located roughly 0.45 mile from the Project at its nearest point, although the buildings are spread throughout a large campus that extends nearly 0.58 mile from the Project at the front gate. The Project is located to the north

and opposite of the campus viewshed, which faces south. The Reusens substation, which is the northern terminus of the Project, is set roughly 0.53 mile to the northeast. The landscape between the campus and the Project is mostly wooded with several clusters of modern suburban housing set along roads and cul-de-sacs.

Inspection from the road in front of the Virginia Episcopal School property found that the existing transmission line is not visible due to improvements within the campus and thick wooded areas to the rear. The numerous buildings and development within the campus, coupled with landscaping throughout the property and wooded areas beyond screens distant views in the direction of the Project from most vantage points. Inspection from within campus revealed slightly more open vistas in the direction of the Project, and from one location, an existing structure may be seen above the treeline between buildings.

The existing transmission line structures in the vicinity of the property are steel lattice and range from approximately 80-feet to 116-feet tall and the proposed replacement structures will be monopoles that range from approximately 130-feet to 160-feet tall. Structures in the vicinity will be replaced on a one-to-one basis near the existing locations. As such, there will be a substantial increase in height, however, it is anticipated that development and vegetation within the property, as well as between it and the Project will continue to generally inhibit views of the transmission line following the rebuild. The exception is the one currently visible structure that may rise slightly higher above the treeline, although is expected to remain visible in isolation from only discrete vantage points. This was confirmed with photo simulation that shows one existing structure currently visible from the central green will rise higher above the treeline, however, no additional structures become visible from this vantage. As such, the Project is not anticipated to introduce any substantial change to the existing setting or viewshed of or from the property and it is therefore D+A's opinion that the Project will have no more than a *minimal impact* on the Virginia Episcopal School per VDHR's impact characterization.

Figure 5-95 depicts the location of the Virginia Episcopal School in relation to the Project and viewshed buffers, with the location and direction of all representative photographs. **Figures 5-96 through 5-104** are representative photographs of the property, as well as those taken from locations within and near the property towards the Project. **Figures 5-105 through 5-110** provide photo simulations of the Project from the property.

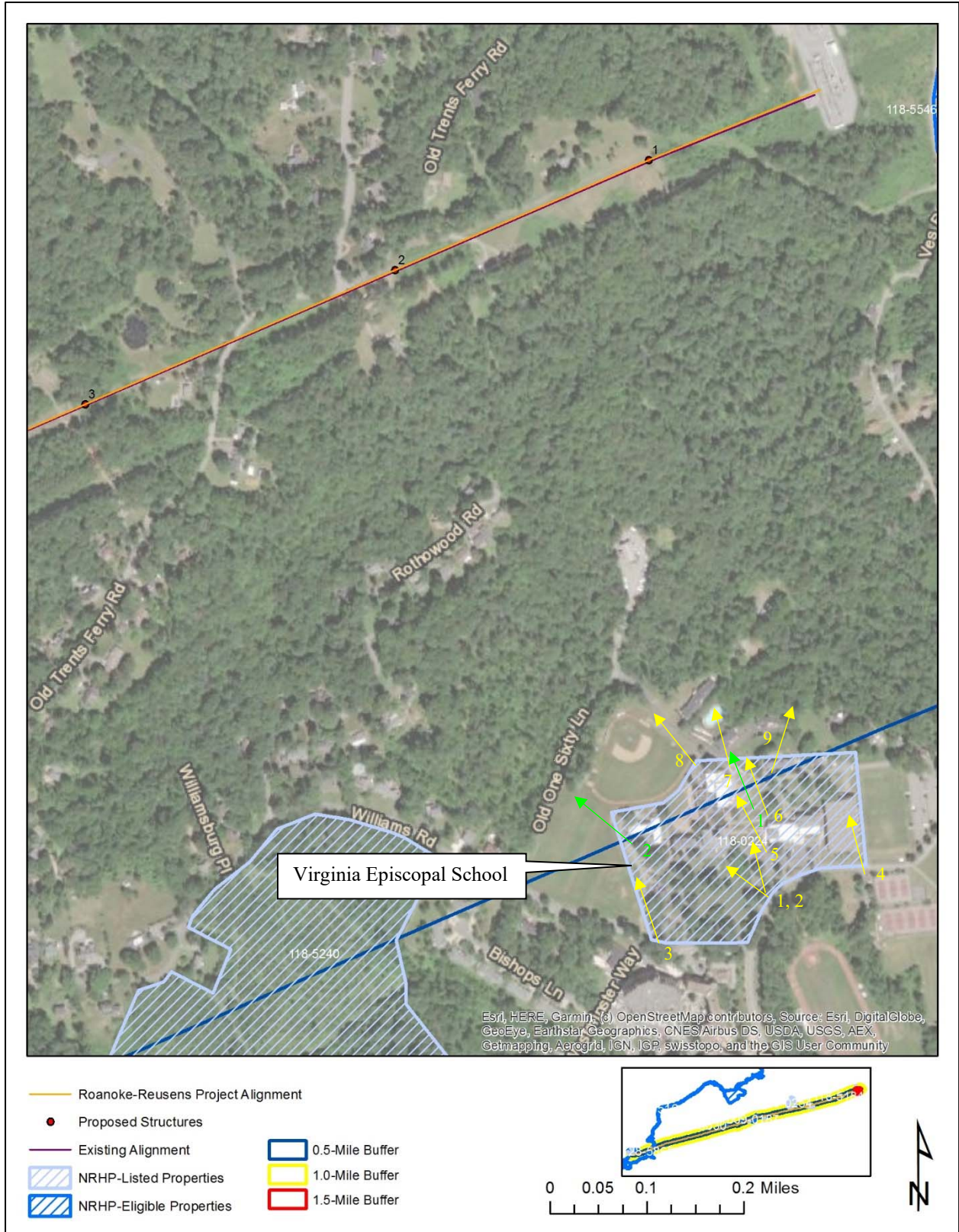


Figure 5-95: Location and direction of representative photos and simulations from Virginia Episcopal School (Photo locations and directions shown in yellow, photo sims depicted in green).



Figure 5-96: Photo location 1- View of VES campus entrance, facing north.



Figure 5-97: Photo location 2- View from VES campus entrance towards the Project (not visible – screened by vegetation and development), facing northwest.



Figure 5-98: Photo location 3- View from Williams Road along front of VES campus towards the Project (not visible – screened by vegetation and development), facing north.



Figure 5-99: Photo location 4- View from VES cemetery along V.E.S. Road towards the Project (not visible – screened by development), facing northwest.



Figure 5-100: Photo location 5- View from VES campus towards the Project (not visible – screened by vegetation), facing northwest.

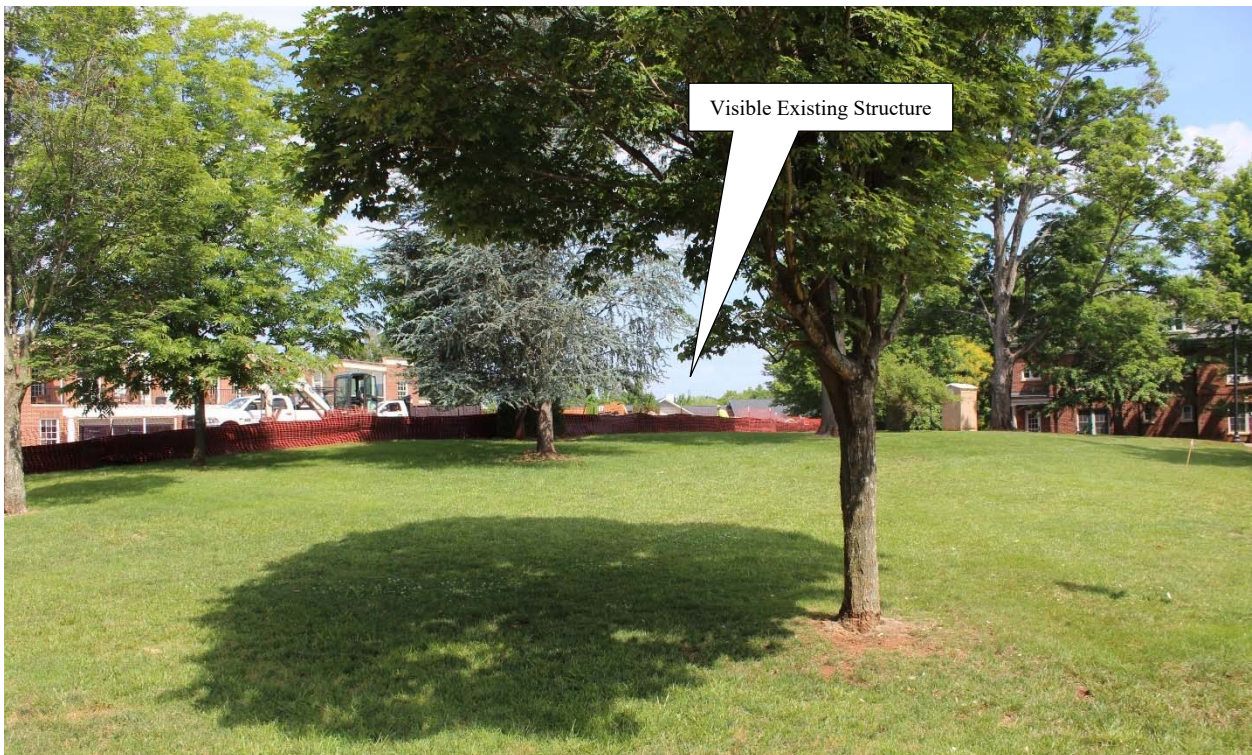


Figure 5-101: Photo location 6- View from VES campus towards the Project (one existing structure visible above treeline through break in foreground vegetation), facing northwest.



Figure 5-102: Photo location 7- View from back of VES campus towards the Project (not visible – screened by vegetation), facing north.



Figure 5-103: Photo location 8- View from back of VES campus towards the Project (not visible – screened by vegetation), facing northwest.



Figure 5-104: Photo location 9- View from back of VES campus towards the Project (not visible – screened by vegetation), facing northeast.

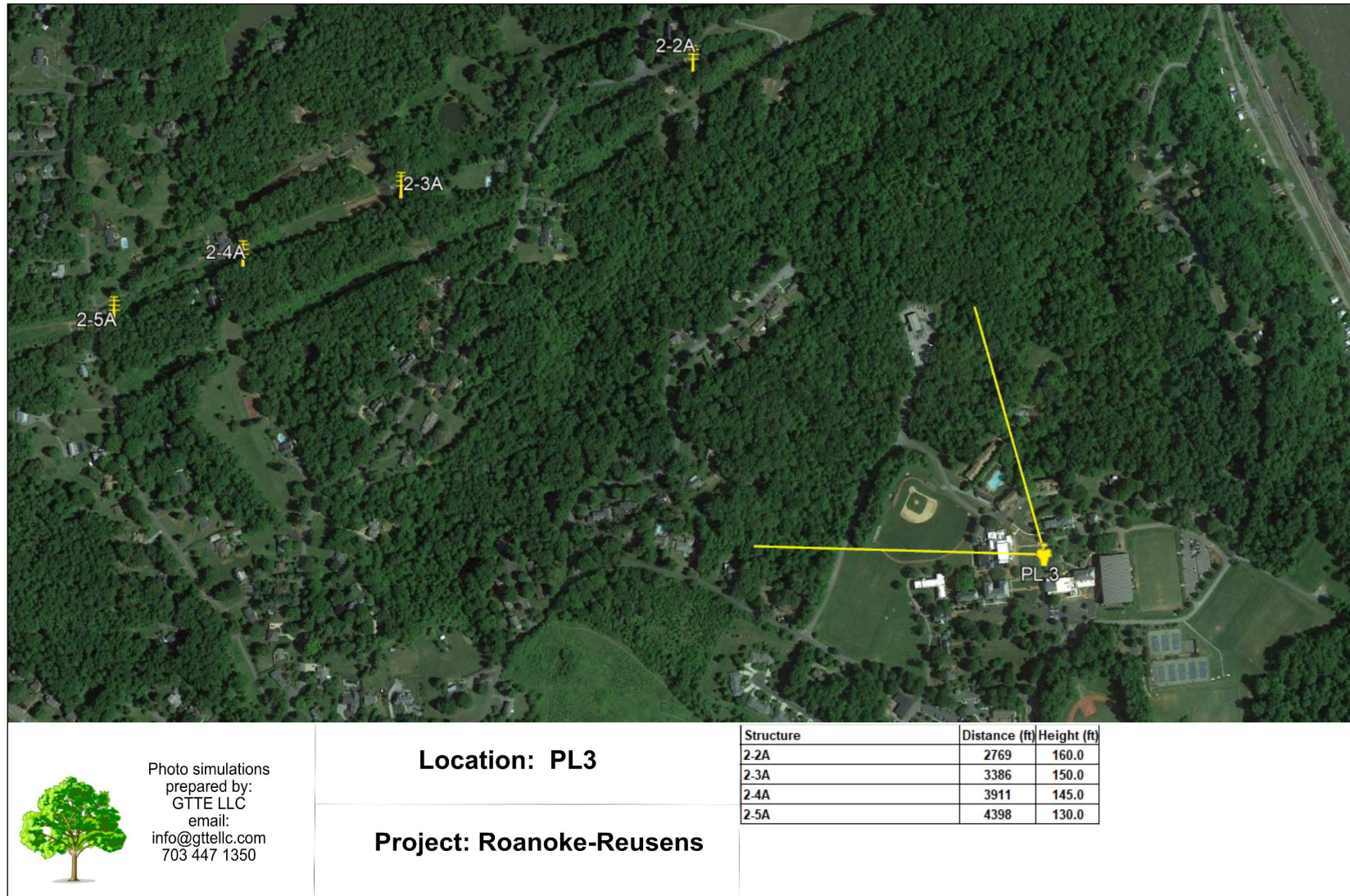


Figure 5-105: VES Simulation 1 – Simulation location, direction of view, and structures modeled from campus central lawn. Source: GTTE, LLC



Photo simulations prepared by:
 GTTE LLC
 email:
 info@gttelc.com
 703 447 1350

Project: Reusens - Roanoke

Location: PL4

Existing View



Photo Simulations and diagrams represent approximate heights for electric transmission structures from the conceptual design used for the proposed project. These illustrations do not necessarily depict exact structure design or location.

This simulation is designed for viewing on a computer monitor. To achieve the correct scale, the image should be increased or decreased in size until the scale above measures 4". When viewed with the eye at 31" from the screen the image will have the same scale as if the viewer were standing at the camera location.

Figure 5-106: VES Simulation 1 – Existing view from campus central lawn. Source: GTTE, LLC



Photo simulations prepared by:
 GTTE LLC
 email:
 info@gttelc.com
 703 447 1350

Project: Reusens - Roanoke

Location: PL4

Proposed View

(Location of towers not visible are overlaid with yellow tower icon)

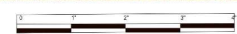


Photo Simulations and diagrams represent approximate heights for electric transmission structures from the conceptual design used for the proposed project. These illustrations do not necessarily depict exact structure design or location.

This simulation is designed for viewing on a computer monitor. To achieve the correct scale, the image should be increased or decreased in size until the scale above measures 4". When viewed with the eye at 31" from the screen the image will have the same scale as if the viewer were standing at the camera location.

Figure 5-107: VES Simulation 1 – Proposed view from campus central lawn – (One visible structure shown as it would appear. Structures not visible shown as yellow). Source: GTTE, LLC

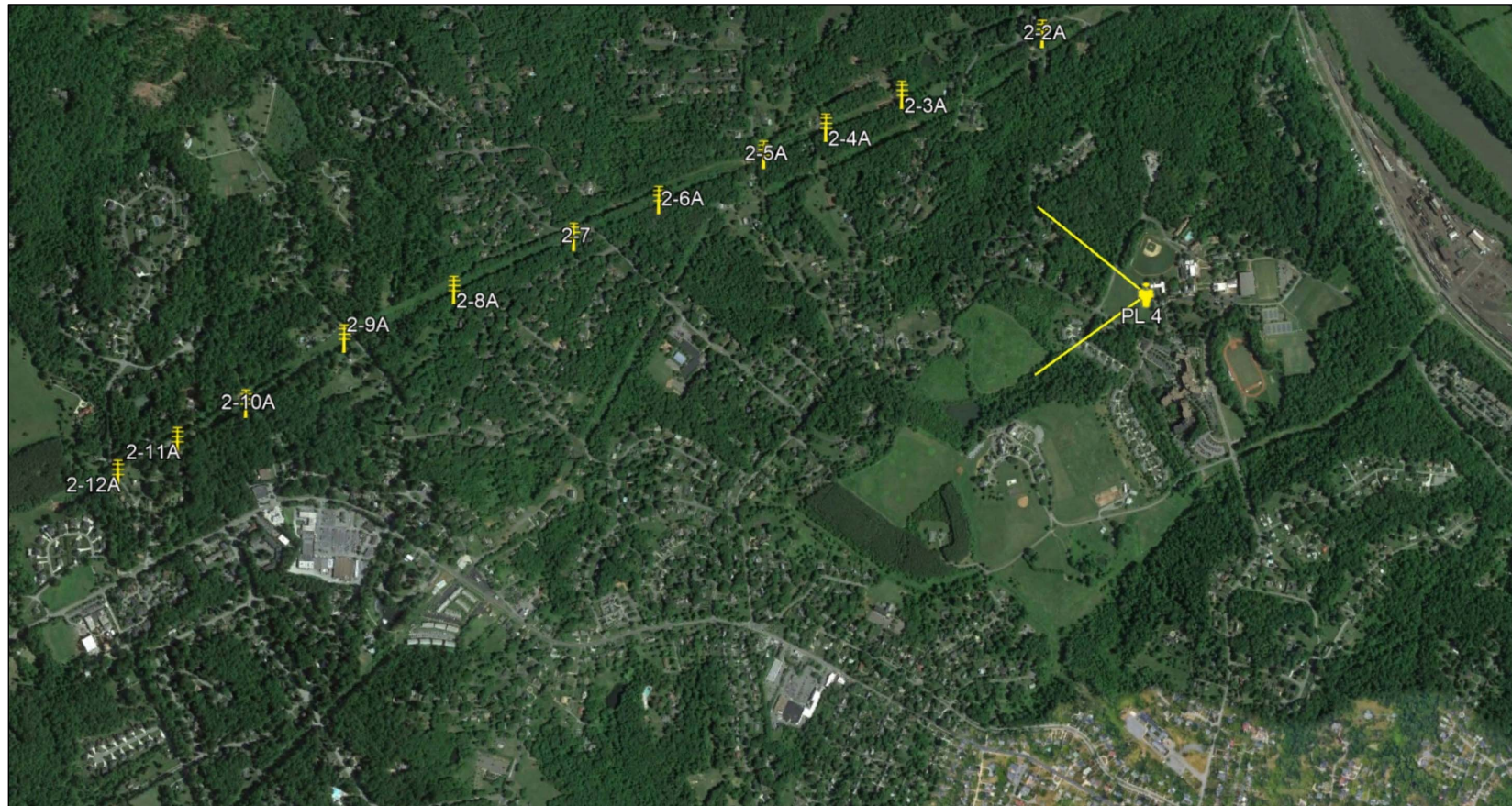


Photo simulations prepared by:
 GTTE LLC
 email:
 info@gttellc.com
 703 447 1350

Location: PL4

Project: Roanoke-Reusens

Structure	Distance (ft)	Height (ft)
2-3A	2992	150.0
2-4A	3425	145.0
2-5A	3864	130.0
2-6A	4713	130.0
2-7	5463	135.0
2-8A	6577	135.0
2-9A	7632	129.5
2-10A	8619	119.5
2-11A	9311	110.0

Figure 5-108: VES Simulation 2 – Simulation location, direction of view, and structures modeled from west side of campus. Source: GTTE, LLC





 <p>Photo simulations prepared by: GTTE LLC email: info@gttellc.com 703 447 1350</p>	<p>Project: Reusens - Roanoke</p>	<p>Location: PL4</p>	<p>Existing View</p>	 <p>This simulation is designed for viewing on a computer monitor. To achieve the correct scale, the image should be increased or decreased in size until the scale above measures 4". When viewed with the eye at 31" from the screen the image will have the same scale as if the viewer were standing at the camera location.</p>
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Figure 5-109: VES Simulation 2 – Existing view from west side of campus. Source: GTTE, LLC





 <p>Photo simulations prepared by: GTTE LLC email: info@gttelc.com 703 447 1350</p>	<p>Project: Reusens - Roanoke</p>	<p>Location: PL4</p>	<p>Proposed View (Location of towers not visible are overlaid with yellow tower icon)</p>	
<p>Photo Simulations and diagrams represent approximate heights for electric transmission structures from the conceptual design used for the proposed project. These illustrations do not necessarily depict exact structure design or location.</p>		<p>This simulation is designed for viewing on a computer monitor. To achieve the correct scale, the image should be increased or decreased in size until the scale above measures 4". When viewed with the eye at 31" from the screen the image will have the same scale as if the viewer were standing at the camera location.</p>		

Figure 5-110: VES Simulation 2 – Proposed view from north side of home – (Structures not visible shown in yellow). Source: GTTE, LLC

Presbyterian Orphans Home, Linden Avenue (VDHR # 118-5240)

The Georgian Revival style campus of the original Presbyterian Orphans' Home is significant as the oldest Presbyterian orphanage in the state of Virginia. The school was established in 1903 by charter from the General Assembly. The Synod Committee initiated a state-wide search for an appropriate site. Multiple sites throughout the state were reviewed. Lynchburg's proposal was sponsored by local attorney George R. Caskie and local businessman John W. Craddock. The original site purchased was a 317-acre farm with an 1890 farmhouse belonging to Edwin Ivey. The original Board members and home director were in close contact with Dr. William Plumer Jacobs of Thornwell Orphanage in Clinton SC. Dr. Jacobs was a keen proponent of the "cottage style" of orphanage as opposed to the institutional style. This cottage style was deemed more appropriate to the nurturing of young minds and bodies. The cottage plan is significant as contrast to the two orphanages already established in Lynchburg – the Miller Home, or Lynchburg Female Orphan Asylum, and the Oddfellows Home; both of which consisted of a single, institutional style building. The historic buildings associated with these organizations have been demolished. The Presbyterian Orphans Home was listed in the NRHP in 2007 under Criterion A and C.

In order to assess the potential impact of the proposed project, visual inspection was conducted of the setting around the resource property with emphasis on views towards the Project. This assessment found that the Presbyterian Orphans Home property is located roughly 0.34 mile from the Project at its nearest point although the buildings are scattered throughout a large campus that extends nearly 0.89 mile from the Project at the front gate. The core of the campus is set centrally within the campus, roughly 0.65 mile away. The campus is oriented to the south with the Project extending in a generally east-west orientation across the landscape to the rear. The landscape of the property is generally characterized by open, rolling fields with patches of woodland. The landscape between the property and the Project is occupied by a moderately dense development pattern of suburban residential neighborhoods.

Inspection from throughout the Presbyterian Orphans Home property found that the existing transmission line is not visible from any inspected vantage point. The core of the campus is set upon a knoll at the highest point on the property and thus views from the front gate and driveway towards the Project are inhibited by this knoll. The campus core set upon the knoll is relatively open with large expanses of cleared field that allows wide views of the landscape in the direction of the Project, however, the existing transmission line is not visible due to the intervening vegetation and development beyond the Presbyterian Orphans Home property.

The existing transmission line structures in the vicinity of the property are steel lattice that range from approximately 92-feet to 118-feet tall; and the proposed replacement structures will be steel monopoles that will range from approximately 130-feet to 160-feet tall. Structures in the vicinity will generally be replaced on a one-to-one basis near the existing locations. Despite the increase in height, it is anticipated that the intervening vegetation and development will continue to inhibit views of the transmission line following the rebuild. This was confirmed with photo simulation from the primary driveway into the campus, as well as the western edge of the central

campus that shows all structures will remain screened behind vegetation or below the topography. As such, the Project is not anticipated to introduce any noticeable change to the existing setting or viewshed of or from the property and it is therefore D+A's opinion that the Project will have ***no impact*** on the Presbyterian Orphans Home per VDHR's impact characterization.

Figure 5-111 depicts the location of the Presbyterian Orphans Home in relation to the Project and viewshed buffers, with the location and direction of all representative photographs. **Figures 5-112 through 5-119** are representative photographs of the property, as well as those taken from locations within and near the property towards the Project. **Figures 5-120 through 5-125** provide photo simulations of the Project from the property.

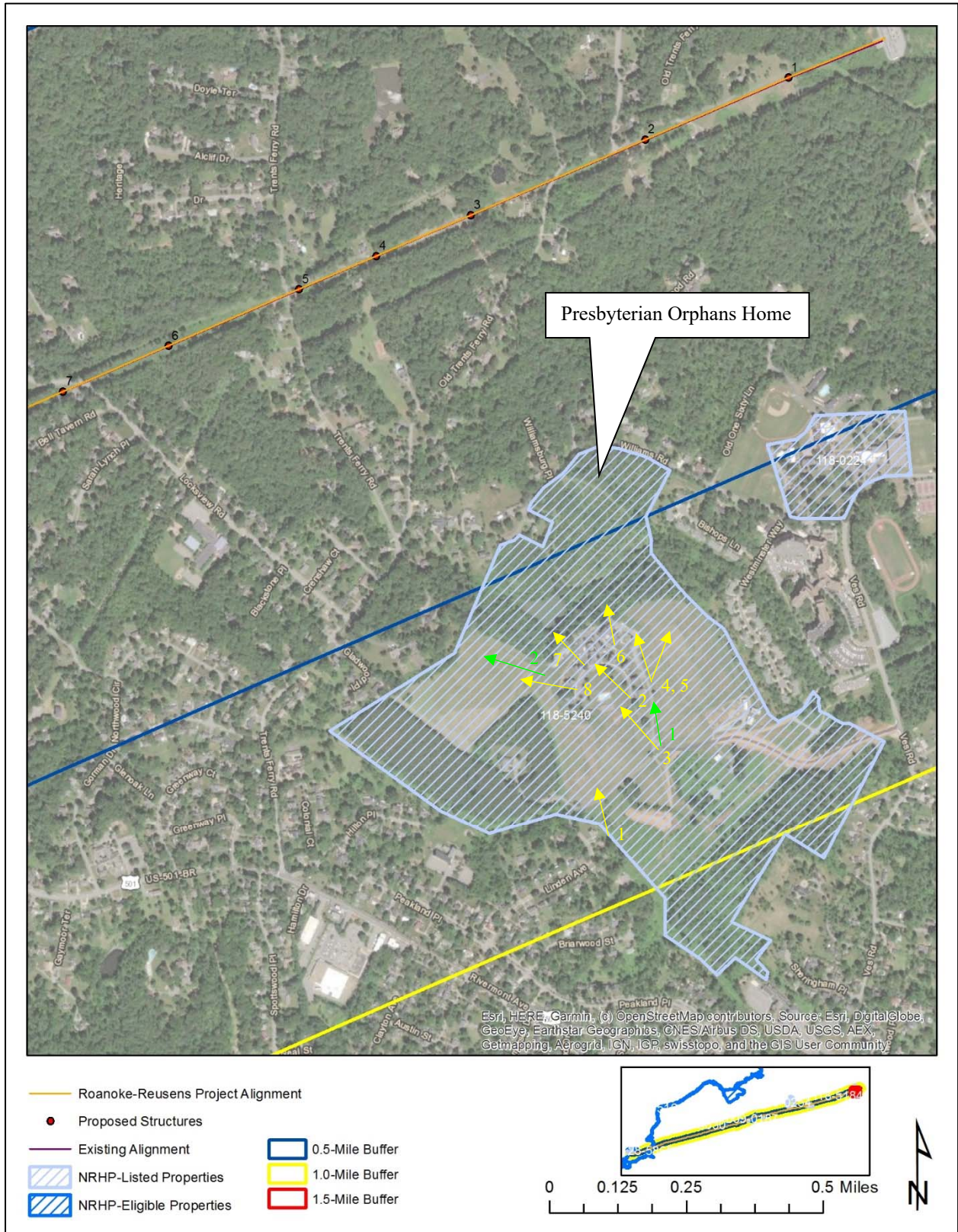


Figure 5-111: Location and direction of representative photos and simulations from Presbyterian Orphans Home (Photo locations and directions shown in yellow, photo sims depicted in green).



Figure 5-112: Photo location 1- View of Presbyterian Orphans Home campus setting from Linden Avenue, facing north.



Figure 5-113: Photo location 2- View from central campus towards the Project (not visible – screened by development and vegetation), facing north.



Figure 5-114: Photo location 3- View from campus driveway towards the Project (not visible – screened by development and topography), facing north.



Figure 5-115: Photo location 4- View from rear driveway towards the Project (not visible – screened by vegetation), facing north.



Figure 5-116: Photo location 5- View from rear driveway towards the Project (not visible – screened by vegetation and topography), facing northeast.



Figure 5-117: Photo location 6- View from campus loop towards the Project (not visible – screened by vegetation and topography), facing northeast.



Figure 5-118: Photo location 7- View from campus loop towards the Project (not visible – screened by vegetation and topography), facing north.



Figure 5-119: Photo location 8- View from campus loop towards the Project (not visible – screened by vegetation and topography), facing northwest.

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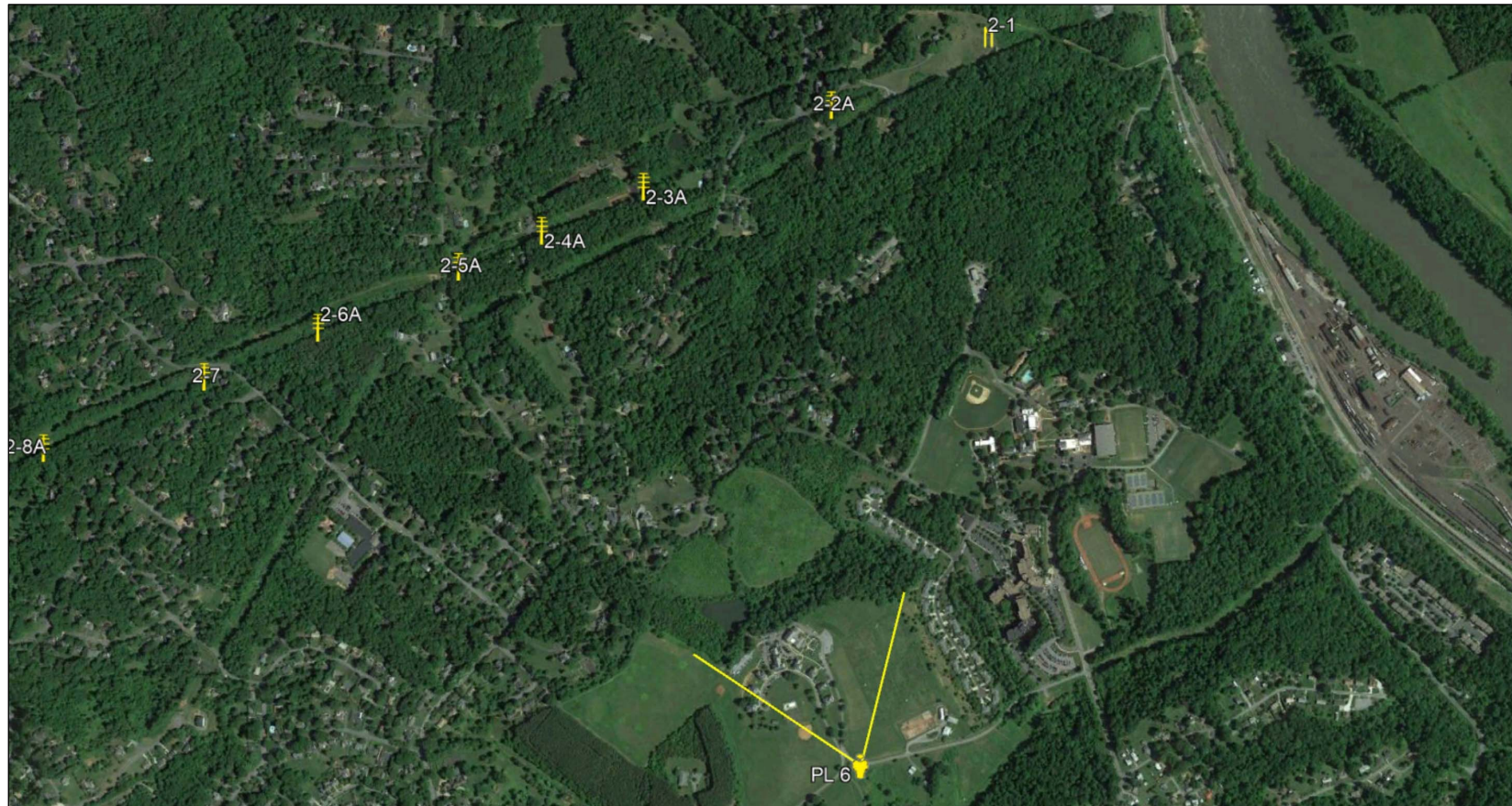


Photo simulations
prepared by:
GTTE LLC
email:
info@gttellc.com
703 447 1350

Location: PL6

Project: Roanoke-Reusens

Structure	Distance (ft)	Height (ft)
2-1	5232	130.0
2-2A	4686	160.0
2-3A	4381	150.0
2-4A	4412	145.0
2-5A	4541	130.0
2-6A	4944	130.0

Figure 5-120: Presbyterian Orphans Home Simulation 1 – Simulation location, direction of view, and structures modeled from front driveway. Source: GTTE, LLC



Photo simulations prepared by:
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703 447 1350

Project: Reusens - Roanoke

Location: PL6

Existing View



Photo Simulations and diagrams represent approximate heights for electric transmission structures from the conceptual design used for the proposed project. These illustrations do not necessarily depict exact structure design or location.

This simulation is designed for viewing on a computer monitor. To achieve the correct scale, the image should be increased or decreased in size until the scale above measures 4". When viewed with the eye at 31" from the screen the image will have the same scale as if the viewer were standing at the camera location.

Figure 5-121: Presbyterian Orphans Home Simulation 1 – Existing view from front driveway. Source: GTTE, LLC



Photo simulations prepared by:
 GTTE LLC
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 703 447 1350

Project: Reusens - Roanoke

Location: PL6

Proposed View

(Location of towers not visible are overlaid with yellow tower icon)



Photo Simulations and diagrams represent approximate heights for electric transmission structures from the conceptual design used for the proposed project. These illustrations do not necessarily depict exact structure design or location.

This simulation is designed for viewing on a computer monitor. To achieve the correct scale, the image should be increased or decreased in size until the scale above measures 4". When viewed with the eye at 31" from the screen the image will have the same scale as if the viewer were standing at the camera location.

Figure 5-122: Presbyterian Orphans Home Simulation 1 – Proposed view from front driveway – (Structures not visible shown in yellow). Source: GTTE, LLC

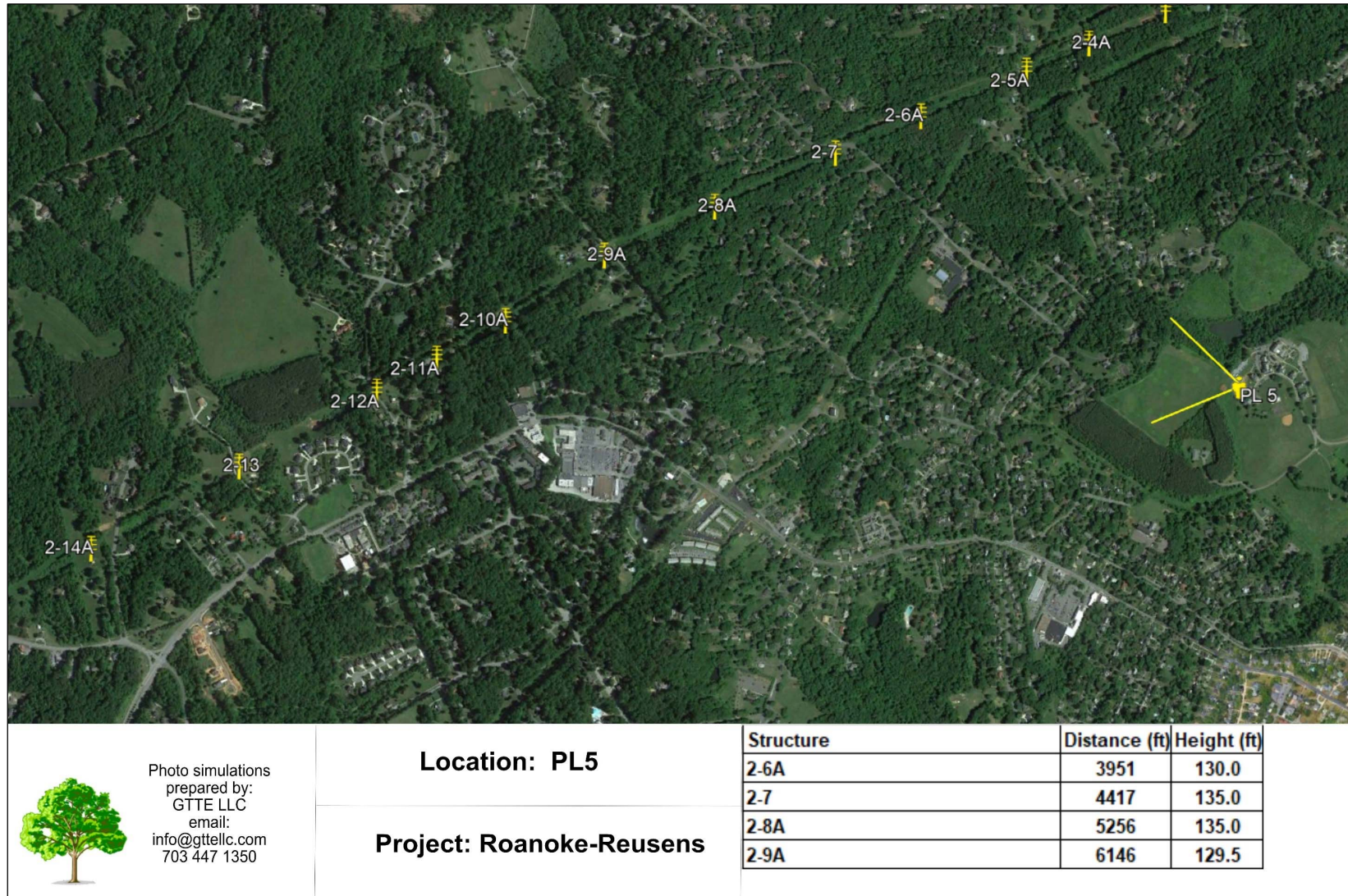


Figure 5-123: Presbyterian Orphans Home Simulation 2 – Simulation location, direction of view, and structures modeled from west edge of central campus. Source: GTTE, LLC



Photo simulations prepared by:
 GTTE LLC
 email:
 info@gttellec.com
 703 447 1350

Project: Reusens - Roanoke

Location: PL5

Existing View



Photo Simulations and diagrams represent approximate heights for electric transmission structures from the conceptual design used for the proposed project. These illustrations do not necessarily depict exact structure design or location.

This simulation is designed for viewing on a computer monitor. To achieve the correct scale, the image should be increased or decreased in size until the scale above measures 4". When viewed with the eye at 31" from the screen the image will have the same scale as if the viewer were standing at the camera location.

Figure 5-124: Presbyterian Orphans Home Simulation 2 – Existing view from west edge of central campus. Source: GTTE, LLC



Photo simulations prepared by:
GTTE LLC
email:
info@gttellc.com
703 447 1350

Project: Reusens - Roanoke

Location: PL5

Proposed View

(Location of towers not visible are overlaid with yellow tower icon)



Photo Simulations and diagrams represent approximate heights for electric transmission structures from the conceptual design used for the proposed project. These illustrations do not necessarily depict exact structure design or location.

This simulation is designed for viewing on a computer monitor. To achieve the correct scale, the image should be increased or decreased in size until the scale above measures 4". When viewed with the eye at 31" from the screen the image will have the same scale as if the viewer were standing at the camera location.

Figure 5-125: Presbyterian Orphans Home Simulation 2 – Proposed view from west edge of central campus – (Structures not visible shown in yellow). Source: GTTE, LLC

Buena Vista / George Plater Tayloe House (VDHR # 128-0001)

The Buena Vista site is set on a hill below Mill Mountain and is comprised of a Greek Revival-style plantation house constructed between the 1830s and the 1840s. The two-story brick building rests on a continuous masonry foundation and utilizes a central passage, double-pile plan. The metal roof is pierced by brick interior chimneys and is covered with standing seam tin. A brick veneer covers structural masonry on the front elevation, interrupted by six-over-six double hung wood sash windows and Doric pilasters between openings. A variety of different brick bond systems are used elsewhere throughout the structure. Dominating the façade is a full-height, one-bay pedimented portico supported by Tuscan order columns. The property also includes a smokehouse constructed of hewn logs located just off of the northeast corner of the house.

The Buena Vista plantation house is one of the oldest homes in Roanoke and stands as a rare example of high-style, ante-bellum domestic architecture in the area. An excellent example of Greek Revival architecture, it is also representative of the type of dwelling erected prosperous planters in central and western Virginia in the 1830s. For these reasons, it was listed in the NRHP in 1974 under Criteria A and C.

In order to assess the potential impact of the Project, visual inspection was conducted of the setting around the resource property with emphasis on views towards the Project. The Buena Vista property is located north of the Project, roughly 0.79 mile away at its nearest point, although the home is set centrally on the large parcel, roughly 0.93 mile away. The existing Roanoke substation which is the southern terminus of the project is located along this portion of the alignment, roughly 0.94 mile away from the house. The home is oriented to the northwest and the Project alignment generally extends in an east-west orientation across the landscape to the side and rear of the house. The home is set atop a knoll in a park setting with large grassy areas and mature shade trees scattered throughout. A driveway approaches the homesite from the south and leads to a loop in front of the house. A parking area is situated along the driveway just to the side of the house.

A site visit to the property found that the historic setting of the property has been compromised by its incorporation into a municipal park. While historically surrounded by a much larger property, the current boundaries of the resource coincide with the limits of Belmont Park which includes a variety of recreational facilities, playground equipment, walking trails, and athletic complexes. The park is bordered to all sides by a dense suburban residential neighborhood. Because the home is set centrally within the park, it is visible from public roads to all sides. Views outward from the park are generally limited to the adjacent streets and homes, although the elevated mountains can be seen above these in the distance.

Inspection from the roads bordering the Buena Vista property found that the existing transmission line is completely screened by residential development. Inspection from the homesite revealed similarly screened views towards the existing transmission line, however, existing transmission structures associated with other lines extending into the Roanoke substation that are not included in this project may be visible atop the elevated ridges and

mountains in the distance. The Project alignment and structures in this vicinity extend through a lower valley on their approach to the substation and are therefore below the line of sight from Buena Vista due to the intervening development and vegetation.

The existing transmission line structures in the vicinity of the property are steel lattice and range from approximately 95- to 113-feet tall and the proposed replacement structures will be steel monopoles that range from approximately 115-feet to 130-feet tall. As such, there will be an increase in structure height, and structures will generally be replaced on a one-to-one basis near existing structures. Despite the increase in height, it is anticipated that the replacement structures will remain below the line of sight from the property and screened by the intervening development and vegetation. This was confirmed with photo simulation from the home and adjacent lawn that shows all structures will remain screened by vegetation and the intervening topography. As such, the Project will not introduce any change in setting or viewshed of or from the property that has already been compromised by its incorporation into a park and the flanking residential development. It is therefore D+A's opinion that the Project will have *no impact* on Buena Vista per VDHR's impact characterization.

Figure 5-126 depicts the location of Buena Vista in relation to the Project and viewshed buffers, with the location and direction of all representative photographs. **Figures 5-127 through 5-133** are representative photographs of the property, as well as those taken from locations within and near the property towards the Project. **Figures 5-134 through 5-137** provide photo simulations of the Project from the property.

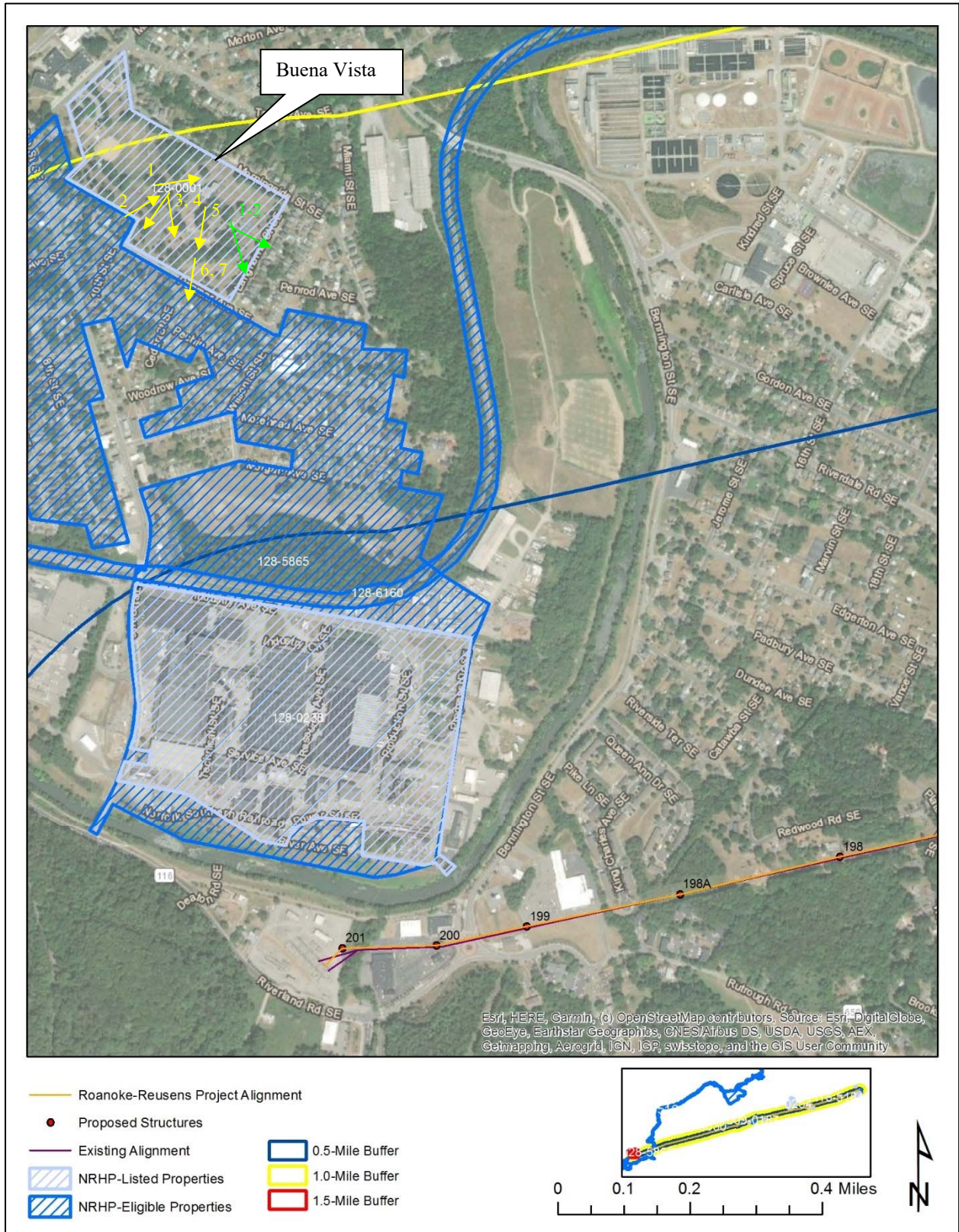


Figure 5-126: Location of Buena Vista in relation to the project area (Representative photographs and views towards the project area depicted in yellow, photo sims depicted in green).



Figure 5-127: Photo location 1- View of Buena Vista, front façade, facing east.



Figure 5-128: Photo location 2- View of Buena Vista setting from Penmar Avenue, facing northeast.



Figure 5-129: Photo location 3- View from Buena Vista parking area towards the Project (not visible – screened by development and topography), facing southeast.



Figure 5-130: Photo location 4- View from Buena Vista parking area towards the Project (not visible – screened by development and vegetation), facing south.



Figure 5-131: Photo location 5- View from rear of Buena Vista house towards the Project (not visible – screened by development and vegetation), facing south.



Figure 5-132: Photo location 6- View from Buena Vista park area towards the Project (not visible – screened by development and vegetation), facing southeast.



Figure 5-133: Photo location 7- View from Buena Vista park area towards the Project (not visible – screened by development and vegetation. One existing structure on an adjacent transmission line not included in this project is visible through a gap in the treeline), facing south.

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Photo simulations prepared by:
 GTTE LLC
 email:
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 703 447 1350

Location: PL22

Project: Roanoke-Reusens

Loc 22			Loc 22A		
Structure	Distance (ft)	Height (ft)	Structure	Distance (ft)	Height (ft)
2-190A	12146	100.0	2-193A	9734	140.0
2-191A	11591	125.0	2-194A	8518	145.0
2-192A	10234	100.0	2-194B	7976	125.0
2-193A	9701	140.0	2-195A	7032	115.0
2-194A	8502	145.0	2-196A	6316	105.0
2-194B	7969	125.0	2-197A	5806	115.0
2-195A	7048	115.0	2-198A	5341	130.0

Figure 5-134: Buena Vista Simulation 1 – Simulation location, direction of view, and structures modeled from the home and adjacent lawn. Source: GTTE, LLC





 <p>Photo simulations prepared by: GTTE LLC email: info@gttellc.com 703 447 1350</p>	<p>Project: Reusens - Roanoke</p>	<p>Location: PL22A</p>	<p>Existing View</p>	 <p>This simulation is designed for viewing on a computer monitor. To achieve the correct scale, the image should be increased or decreased in size until the scale above measures 4". When viewed with the eye at 31" from the screen the image will have the same scale as if the viewer were standing at the camera location.</p>
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Figure 5-135: Buena Vista Simulation 1 – Existing view from the home. Source: GTTE, LLC





 <p>Photo simulations prepared by: GTTE LLC email: info@gttellc.com 703 447 1350</p>	<p>Project: Reusens - Roanoke</p>	<p>Location: PL22A</p>	<p>Proposed View (Location of towers not visible are overlaid with yellow tower icon)</p>	 <p>This simulation is designed for viewing on a computer monitor. To achieve the correct scale, the image should be increased or decreased in size until the scale above measures 4". When viewed with the eye at 31" from the screen the image will have the same scale as if the viewer were standing at the camera location.</p>
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Figure 5-136: Buena Vista Simulation 1 – Proposed view from the home – (Structures not visible shown in yellow). Source: GTTE, LLC