

CREATING A LOCAL HISTORIC DISTRICT

By enacting local historic preservation law, the Village of Johnson City can use municipal regulations to preserve its historic resources.

Local legislation enables the Village to preserve historic resources by regulating incompatible alteration and demolition by a private owner in historic districts or landmarks.¹ This is separate from designation on either the National or State Registers, which do not regulate what a private owner can do on their properties.

¹ New York State, Department of State. *Legal Aspects of Municipal Historic Preservation*. James A. Coon Local Government Technical Series. Reprint Date: 2011.

In 2011, the Board of Trustees incorporated local historic preservation law in the Code of the Village of Johnson City with the adoption of Chapter 164, titled Historic Preservation Districts. This chapter identifies the Planning Board as the Historic Review Board and allows the Historic Review Board to identify landmarks or districts of historic and cultural significance. Once landmarks or districts are designated, the legislation requires:

- A Certificate of Historic Review obtained for alteration or construction.
- A report of architectural or historic significance by the advisory committee and approval by the Review Board for demolition.

With this legislation in place, the first step to utilizing local historic district regulation is the designation of a historic district or landmark.

According to §164-4, the Review Board must follow a specific procedure in the identification of districts that includes gathering background information, conducting a public hearing, submitting a report with recommendation to the

Village Board and gaining approval by the Village Board in order to designate a district or landmark. The steps included in this procedure are illustrated in the following diagram:

FIGURE 1: LOCAL HISTORIC DISTRICT DESIGNATION PROCESS



HISTORIC DISTRICT DEFINITION

As detailed in §164-2 of the Code of the Village of Johnson City, a Historic District or Area is an area which contains improvements which:

- (1) Have special character or special or aesthetic interest or value;
- (2) Represent one or more periods or styles of architecture, typical of one or more eras in the history of the Village of Johnson City; and
- (3) Cause such an area, by reason of such factors, to be a visibly perceptible and definable section of the Village.

LOCAL DESIGNATION OF JOHNSON CITY HISTORIC CORE DISTRICT

In 2011, the National and State Registers of Historic Places designated the Johnson City Historic District for its industrial, social history and architectural significance between 1888 to 1966. This established significance serves as an appropriate starting point for the designation of a local historic district that can provide protection from alteration or demolition for these resources. To adopt this National and State designated district as a local historic district, the first step is to identify a boundary and justification, as detailed in the Figure 1: Local Historic District Designation Process.

The following sections outline the needed information for the designation of a local historic district, titled, “Johnson City Historic Core District.”

BOUNDARY DESCRIPTION

The proposed local historic district, titled the **Johnson City Historic Core District**, generally reflects the 1888 village boundary to the east and west and the rail lines and industrial areas to the north and south. The proposed boundary for the District is consistent with that of the Johnson City Historic District listed on the National and State Registers of Historic Places. The boundary captures a concentration of the historic commercial, industrial, and residential core of the village as it developed during its period of significance between 1888 to 1966.

Specifically, the Johnson City Historic Core District boundary includes properties with addresses along Arch Street, Avenue A, Avenue B, Avenue C, Avenue D, Baldwin Street, Broad Street North, Broad Street, Corliss Avenue, Jennison Avenue, Laurel Street, Lester Avenue, Lewis Street, Main Street, Ozalid Road, Park Street, and Willow Street. Individual properties included within the District boundary are detailed in Table 1:

The proposed boundary for the Johnson City Historic Core District is consistent with that of the Johnson City Historic District listed on the National and State Registers of Historic Places.

**Table 1: Johnson City Historic Core District
Property Addresses and Tax ID Numbers**

Address	Tax ID Number
11 Arch Street	143.57-3-17
19 Arch Street	143.57-3-16
25 Arch Street	143.57-3-15
41 Arch Street	143.65-1-25
53 Arch Street	143.65-1-23
57 Arch Street	143.65-1-22
61 Arch Street	143.65-1-21
65 Arch Street	143.65-1-20
69 Arch Street	143.65-1-19
73 Arch Street	143.65-1-18
80 Arch Street	143.65-3-1
16 Arch St	143.57-3-3
30 Avenue	143.57-2-35
11 Avenue A	143.57-2-60
15 Avenue A	143.57-2-48
19 Avenue A	143.57-2-47
23 Avenue A	143.57-2-46
27 Avenue A	143.57-2-45
20 Avenue A	143.58-1-7.2
24 Avenue A	143.58-1-4
11 Avenue B	143.57-2-37
15 Avenue B	143.57-2-57
19 Avenue B	143.57-2-36
12 Avenue B	143.57-2-53
16 Avenue B	143.57-2-54
20 Avenue B	143.57-2-55
24 Avenue B	143.57-2-56
28 Avenue B	143.57-2-44
5-11 Avenue C	143.57-2-25
31 Avenue C	143.57-2-34
7 Avenue D	143.57-2-20
11 Avenue D	143.57-2-18
135-139 Baldwin Street	143.73-1-1
140 Baldwin Street	143.72-2-36
15 Baldwin Street	143.56-2-17
13 Broad Street	143.57-3-36
17 Broad Street	143.57-3-35
27 Broad Street	143.57-3-32

**Table 1: Johnson City Historic Core District
Property Addresses and Tax ID Numbers
(Continued)**

Address	Tax ID Number
31 Broad Street	143.57-3-31
35 Broad Street	143.65-1-26
39 Broad Street	143.65-1-44
41 Broad Street	143.65-1-43
43 Broad Street	143.65-1-42
47 Broad Street	143.65-1-41
51 Broad Street	143.65-1-40
55 Broad Street	143.65-1-39
59 Broad Street	143.65-1-38
65 Broad Street	143.65-1-37
67 Broad Street	143.65-1-36
14-18 Broad Street	143.57-3-11
34 Broad Street	143.65-1-5
36-38 Broad Street	143.65-1-6
42 Broad Street	143.65-1-7
44 Broad Street	143.65-1-8
50 Broad Street	143.65-1-9
52 Broad Street	143.65-1-10
58 Broad Street	143.65-1-11
60 Broad Street	143.65-1-12
64 Broad Street	143.65-1-13
7 Broad Street N	143.57-2-7
11 Broad Street N	143.57-2-6
15 Broad Street N	143.57-2-5
19 Broad Street N	143.57-2-59
25 Broad Street N	143.57-2-4
12 Broad Street N	143.57-2-21
22 Broad Street N	143.57-2-16
42 Corliss Avenue	143.65-3-22
44 Corliss Avenue	143.65-3-21
46 Corliss Avenue	143.65-3-20.1
48 Corliss Avenue	143.65-3-19
96 Corliss Avenue	143.65-3-3
85 Corliss Avenue	143.65-1-14
93 Corliss Ave	143.65-1-15
95 Corliss Ave	143.65-1-16
99 Corliss Avenue	143.65-1-17
17 Isabelle Place	143.57-2-2
19 Jennison Avenue	143.65-2-12

**Table 1: Johnson City Historic Core District
Property Addresses and Tax ID Numbers
(Continued)**

Address	Tax ID Number
27 Jennison Avenue	143.65-2-13
31 Jennison Avenue	143.65-2-14
20 Jennison Avenue	143.65-2-7
36 Jennison Avenue	143.65-2-20
3 Laurel Street	143.58-1-18
5-11 Laurel Street	143.58-1-17
15 Laurel Street	143.58-1-16
19 Laurel Street	143.58-1-15
23 Laurel Street	143.58-1-14
27 Laurel Street	143.58-1-13
29 Laurel Street	143.58-1-12
33 Laurel Street	143.58-1-11
39 Laurel Street	143.58-1-10
43 Laurel Street	143.58-1-9
4 Laurel Street	143.66-1-8
8 Laurel Street	143.66-1-7
20 Laurel Street	143.66-1-6
24 Laurel Street	143.66-1-5
28 Laurel Street	143.66-1-4
32 Laurel Street	143.66-1-3
36 Laurel Street	143.58-1-6
40 Laurel Street	143.58-1-5
27 Laurel Street - Rear	143.58-1-20
59 Lester Avenue	143.58-1-19
40 Lester Avenue	143.66-1-10
19 Lewis Street	143.65-2-8
23 Lewis Street	143.65-2-9
27 Lewis Street	143.65-2-23
14 Lewis Street	143.65-2-19
18 Lewis Street	143.65-2-18
22 Lewis Street	143.65-2-17
26 Lewis Street	143.65-2-16
107 Main Street	143.66-1-12
115 Main Street	143.66-1-13
131 Main Street	143.66-1-9
159 Main Street	143.66-1-2
163 Main Street	143.66-1-1
167 Main Street	143.58-1-7.1
177 Main Street	143.65-2-10

**Table 1: Johnson City Historic Core District
Property Addresses and Tax ID Numbers
(Continued)**

Address	Tax ID Number
181 Main Street	143.57-2-49
185 Main Street	143.57-2-50
193 Main Street	143.57-2-51
205 Main Street	143.57-2-38
209 Main Street	143.57-2-39
215 Main Street	143.57-2-40
219 Main Street	143.57-2-41
223 Main Street	143.57-2-58
225 Main Street	143.57-2-42
229 Main Street	143.57-2-43
233 Main Street	143.57-2-26
237 Main Street	143.57-2-27
239 Main Street	143.57-2-28
241 Main Street	143.57-2-29
243 Main Street	143.57-2-24
247 Main Street	143.57-2-30
251 Main Street	143.57-2-31
253 Main Street	143.57-2-32
257 Main Street	143.57-2-33
263 Main Street	143.57-2-19
265 Main Street	143.57-2-8
267 Main Street	143.57-2-9
269 Main Street	143.57-2-10
273 Main Street	143.57-2-11
277 Main Street	143.57-2-12
283 Main Street	143.57-2-3
301 Main Street	143.57-2-1
305 Main Street	143.56-1-18
307 Main Street	143.56-1-17
331 Main Street	143.56-1-14.2
102 Main Street	143.66-2-16
106 Main Street	143.66-2-15
110 Main Street	143.66-2-14
114 Main Street	143.66-2-13
116 Main Street	143.66-2-12
126 Main Street	143.66-2-10
130 Main Street	143.66-2-9
132 Main Street	143.66-2-6
140 Main Street	143.66-2-5

**Table 1: Johnson City Historic Core District
Property Addresses and Tax ID Numbers
(Continued)**

Address	Tax ID Number
144 Main Street	143.66-2-4
150 Main Street	143.66-2-3
154 Main Street	143.66-2-2
158 Main Street	143.66-2-1
162 Main Street	143.65-3-5
176 Main Street	143.65-2-11
190 Main Street	143.65-2-6
194 Main Street	143.65-2-5
200 Main Street	143.65-2-4
210 Main Street	143.65-2-22
214 Main Street	143.57-3-41
220 Main Street	143.57-3-40
226 Main Street	143.57-3-38
236 Main Street	143.57-3-27
238 Main Street	143.57-3-26
240 Main Street	143.57-3-25
246 Main Street	143.57-3-24
248 Main Street	143.57-3-23
250 Main Street	143.57-3-22
252 Main Street	143.57-3-21
254 Main Street	143.57-3-20
256 Main Street	143.57-3-19
258 Main Street	143.57-3-18
268 Main Street	143.57-3-10
272-278 Main Street	143.57-3-9
280 Main Street	143.57-3-8
282 Main Street	143.57-3-7
284 Main Street	143.57-3-6
286 Main Street	143.57-3-5
290 Main Street	143.57-3-4
296 Main Street	143.57-3-2
300 Main Street	143.57-3-1
314 Main Street	143.56-2-16
325 Main Street	143.56-1-16
15 Ozalid Road	143.65-3-6
19 Ozalid Road	143.65-3-7
21 Ozalid Road	143.65-3-8
18 Park Street	143.66-2-47.2
15 Park Street	143.66-2-19

**Table 1: Johnson City Historic Core District
Property Addresses and Tax ID Numbers
(Continued)**

Address	Tax ID Number
19 Park Street	143.66-2-18
23 Park Street	143.66-2-17
28 Park Street	143.66-2-7
32 Park Street	143.66-2-8
55 Willow Street	143.65-2-21
29-37 Willow Street	143.65-2-15
17 Willow Street	143.65-2-2
10 Willow Street	143.57-3-29
16 Willow Street	143.57-3-30
20 Willow Street	143.65-1-27
24 Willow Street	143.65-1-28
26 Willow Street	143.65-1-29
28 Willow Street	143.65-1-30
36 Willow Street	143.65-1-31
48 Willow Street	143.65-1-34

FIGURE 2: LOCAL HISTORIC DISTRICT BOUNDARY MAP

The proposed local historic district boundary for the Johnson City Historic Core District is shown below.



LEGEND



Johnson City Historic Core District



National Register Property

JUSTIFICATION

The Johnson City Historic Core represents a historic district, as defined by the Code of the Village of Johnson City. The area contains the three improvements that are identified in the definition:

- It has a special interest,
- It representation of a specific era in the history of Johnson City, and
- It is a definable section of the Village.

Together, the historic resources in this area serve to showcase the unique heritage of the community. Designation as a local historic district will help appropriately preserve and adapt the historic built form to accommodate current development needs while maintaining the community character.

The following justification highlights how the Johnson City Historic Core aligns with the Village definition of a historic district and is based on information from the 2011 National Register of Historic Places Registration Form.

Improvements with Special Interest

The Johnson City Historic Core District is significant because it reflects the influence of George F. Johnson, the longtime company president of the Endicott-Johnson Corporation, and his implementation of extensive benefits programs that helped shape the community.

Johnson's impact on the community began when he convinced the Lester Brothers Company to meet the company's expansion needs by developing a whole new community in the farmland west of the City of Binghamton in what is today Johnson City. The Lester Brothers Company, a shoe factory, would eventually become the Endicott-Johnson Corporation and George F. Johnson a partner in the business. As he gained more control within the company Johnson would serve to direct the development of the village, integrating the company benefits program with the built environment of the Village. Key elements of the company benefits program included:

- Entertainment and recreation facilities;
- Libraries with educational programming;
- Medical facilities and medical care for employees and their families;
- The promotion of ethnic heritage with financial support to local religious congregations; and
- A program for the construction of housing for employees.²

Most of the built facilities served all local residents, not just employees, strengthening the connection between company and community.

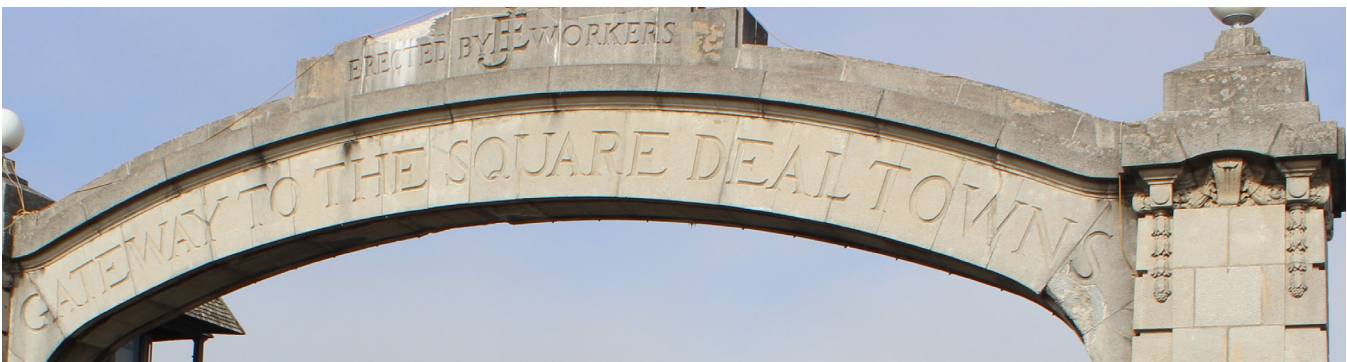
² LaFrank, Kathleen. *National Register of Historic Places Registration Form for Johnson City Historic District*. 2011. Section 8, Page 15.

George F. Johnson

Familiar with unpleasant working conditions from his time as an employee at other factories, George F. Johnson was committed to improving the working and living conditions of employees and their families. He became known for his distinctive labor relations policies that he called the “Square Deal.” This philosophy had an extraordinary impact on the development of Johnson City.

According to the Registration Form of the National Register of Historic Places, “From the platting of the village in 1888 to the decline of the Endicott-Johnson Corporation in the 1960s, the corporation affected the pattern of development and the lives of nearly everyone who resided in Johnson City and the surrounding area.”³

³ LaFrank, Kathleen. *National Register of Historic Places Registration Form for Johnson City Historic District*. 2011. Section 8, Page 15.



The Johnson City Square Deal Arch: A monument honoring George F. Johnson, constructed just outside the historic district in the Village of Johnson City.

Representative of a Specific Era

The Johnson City Historic Core represents a period of growth between 1888 to 1966. During this era there was significant industrial, commercial, residential and civic development that occurred with the growth of the Endicott-Johnson Corporation and other industries in the Village. This development produced a variety of architectural styles that can be seen in the area, including:

Commercial Building Types

- Commercial Vernacular
- Italianate

Public Building Types

- Classical Revival
- Colonial Revival
- Gothic Revival
- Queen Anne
- Romanesque Revival
- Streamline Moderne

Industrial Building Types

- Streamline Moderne
- Utilitarian Building

Residential Building Types

- American Foursquare
- Dutch Colonial Revival
- Gable Roof Cottage

A Definable Section of the Village

The historic development of the Village as a community that supported the well-being of its workers, concentrated the construction of community life around the core of the village. The result is that the area has a historic form that is a

definable section of Johnson City. More specifically, the area's features of scale, density and mix of uses are noticeably historic in character.

Significance of District Designation

The Village's retention of its historic core, coupled with the potential for new development, provide an opportunity to incorporate the unique heritage into the continued development of the community.

With the decline of industry and competition from regional shopping centers, the evolving character of the Village was stalled by the 1960s. With an older building stock, many properties are in need of maintenance and rehabilitation efforts. Since the listing as a district on the National and State Registers in 2011, 12 buildings contributing to the historic district have been demolished.

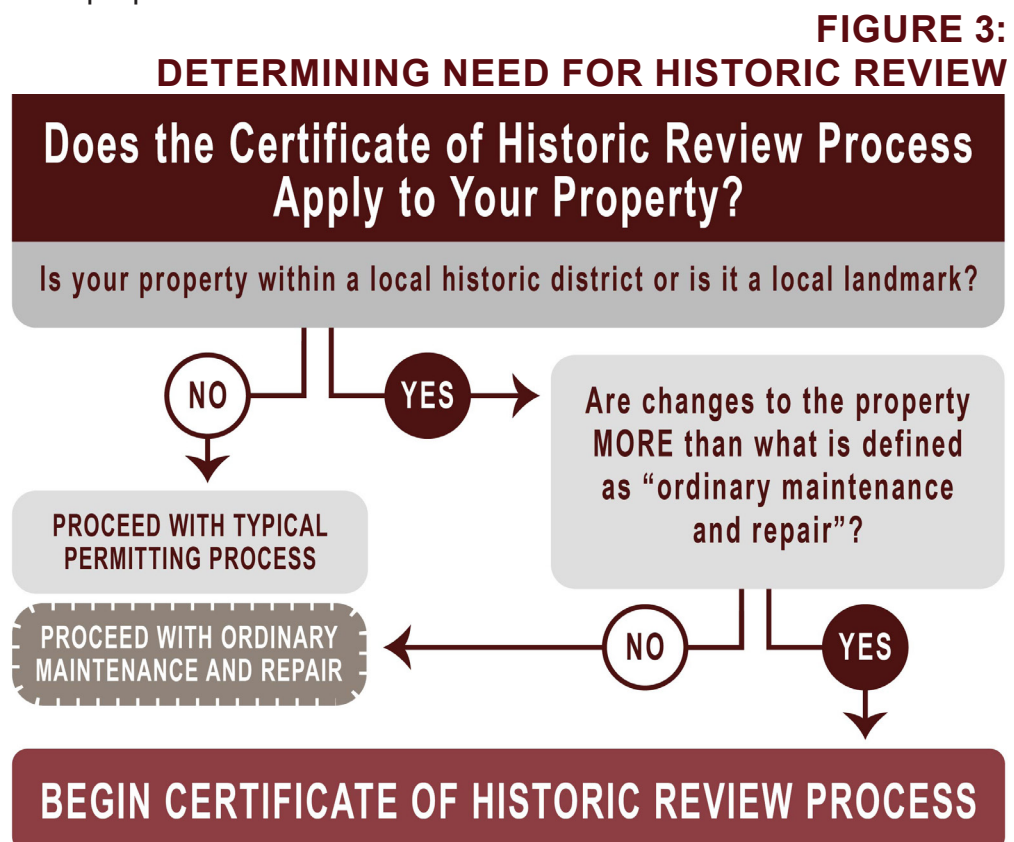
In recent years, the Village has seen new investment from Binghamton University, the Goodwill Theatre and UHS Wilson Medical Center. New development interest combined with an older building stock has the potential for an increased risk demolition of historic properties. Alternatively, these two characteristics provide the opportunity for adaptive reuse and proper maintenance of historic structures. A historic district designation can provide the regulations needed to preserve the identity of Johnson City as new development revitalizes its historic features.

CERTIFICATE OF HISTORIC REVIEW PROCESS

Once a landmark or historic district is designated in Johnson City, in accordance with Chapter 164 of the Code of the Village of Johnson City, no action which would result in a change in any exterior architectural facade or feature in the designated historic area can begin without a Certificate of Historic Review. Only once this Certificate is obtained can such action be issued a building permit. This review process is what makes local designation so important for historic districts or landmarks. During the review process, the appropriateness of proposed

alterations or demolition is considered before the project moves forward. This process is applicable to all properties within a designated area, including contributing and non-contributing properties. It should also be noted that Chapter 164 of the Code of the Village of Johnson City does not require fee for such certificate.

To begin facilitating the process it is important to provide a clear understanding of what requires a Certificate of Historic Review. The following diagram provides yes or no questions for property owners to consider in determining if a Certificate is necessary. Accompanying this diagram should be a map of historic districts or landmarks and a definition of ordinary maintenance and repair.



What is ordinary maintenance and repair in a historic district?

Ordinary maintenance and repair does not involve a change in design, materials, color or outward appearance of any exterior architectural feature in the historic district.

SIMPLIFIED REVIEW PROCESS

The Johnson City Historic Preservation Guidebook provides an opportunity to facilitate a simplified review process. As a measure for evaluating alterations, the Guidebook should be incorporated into the Certificate of Historic Review Process as the advisory committee

and Review Board can compare proposals to the established historic context and significant architectural styles. Furthermore, the Guidebook provides simple checklists for use by the advisory committee. If an applicant can clearly show the proposal aligns with the Historic Preservation Checklist, the proposal can be fast-tracked through the review process. This tool provides an incentive for applicants to utilize the Johnson City Historic Preservation Guidebook.

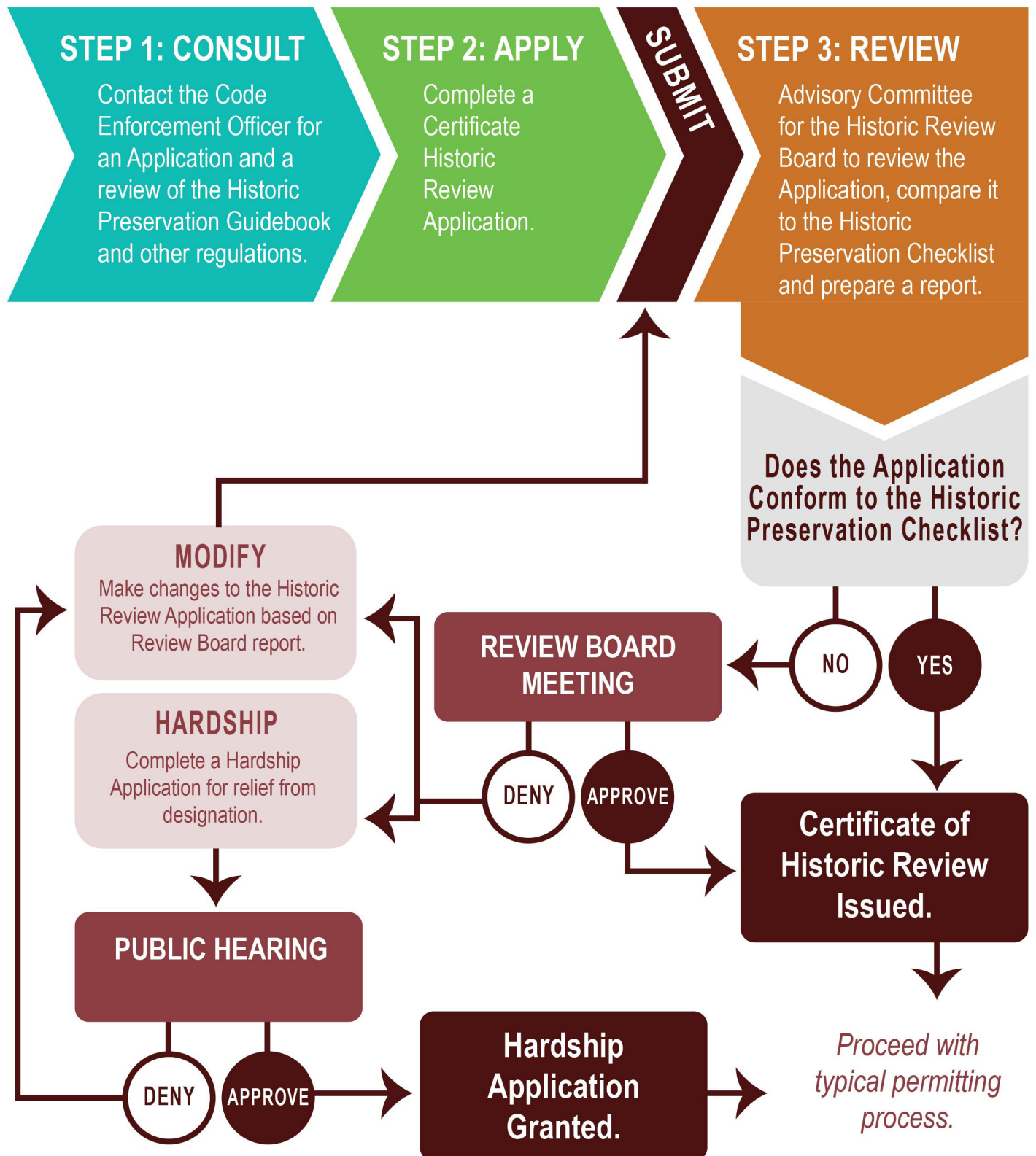
The Figure 3 illustrates the Certificate for Historic Review Process and the steps needed to move forward.

COORDINATION WITH TYPICAL PERMITTING PROCESS

The Historic Review Process is an opportunity to confirm that applicants are familiar with the Village's typical permitting process and aware of all applicable regulations. During Step 1, the consultation with the Code Enforcement Officer, all applicable regulations should be provided and reviewed with the applicant. For the Johnson City Historic Core District, this includes the i-District Design Standards. These Design Standards are particularly important regulations as they serve to protect the existing historic character of the i-District. Ensuring that applicants for a Certificate of Review are informed of these standards and other applicable regulations will help provide a smooth review and permitting process.

FIGURE 4:

Steps to Complete a Historic Review Process



MODIFICATIONS TO LOCAL LEGISLATION

To designate a historic district and utilize the Johnson City Historic Preservation Guidebook as part of the Certificate of Historic Review process, several modifications to the existing local legislation are needed. These modifications are shown within attached copy of Chapter 164 of the Code of the Village of Johnson City and summarized as follows:

DESIGNATED DISTRICTS OR LANDMARKS

In establishing a historic district or landmark, the existing legislation gives the power for the Review Board to take such action. Once the designation of a historic district or landmark is approved, the district or landmark should be referenced within Chapter 164 of the Code of the Village of Johnson City. This reference can be included following the section that details the duties of the Review Board. General language describing the area should be provided, along with a reference to a Historic District Boundary Map and Listing of Addresses and Tax Identification Numbers to be kept on file at the Village offices.

SIMPLIFIED REVIEW PROCESS

To utilize the review process illustrated in Figure 3, language should be added to the existing Code that details the role of the Historic Preservation Guidebook and the Historic Preservation Checklist for evaluation. This language should be added to the Application for Certificate of Historic Review section.

In addition to incorporating the Historic Preservation Guidebook into the review process, the Village can simplify the process by incorporating demolition as an action that requires a Certificate of Historic Review. By extending the number of days the Review Board has to make a decision after the Review Board meeting from 20 to 30, the process for approving or denying a proposal for demolition or for alteration or construction align.

ADDITIONAL LEGISLATION MEASURES

In addition to the existing local legislation and related modifications outlines, the Village has the opportunity to expand its historic preservation efforts by including additional regulations.

Affirmative Maintenance Clause

Regular maintenance is necessary to maintain the quality and structural integrity of historic buildings. The existing legislation in the Village of Johnson City ensures that ordinary maintenance and repair is exempt from the Certificate of Historic Review process. Still, there is an opportunity for the Village to include regulations that require property owners to perform regular maintenance of their properties. Language stating this responsibility can help prevent demolition by neglect or building deterioration. Sample language, as derived from the Model Landmarks Preservation Local Law for New York State Municipalities developed in July 2014 is as follows:

“No owner or person with an interest in real property designated as an individual landmark or included with an historic district shall permit the property to fall into a serious state of disrepair. Maintenance shall be required, consistent with the Property Maintenance Code of New York State Uniform Fire Prevention and Building Code and all provisions of the Code of the Village of Johnson City.”

Language to further detail improvements is as follows:

“Every owner or person in charge of an improvement on a landmark site or in an historic district shall keep in good repair all of the exterior portions of such improvement and all interior portions thereof which, if not so maintained, may cause or tend to cause the exterior portions of such improvement to deteriorate, decay or become damaged or otherwise to fall into a serious state of disrepair. Examples of types of prohibited disrepair include, but are not limited to:

- Deteriorated or crumbling exterior plasters, mortar or facades;
- Deteriorated or inadequate foundation;
- Defective or deteriorated flooring or floor supports or any structural floor members of insufficient size to carry imposed loads with safety;
- Deteriorated walls or other vertical structural supports that split, lean, list or buckle due to defective material or deterioration;
- Members of ceilings, roofs, ceiling and roof supports or other horizontal members which sag, split or buckle due to defective material or deterioration or are of insufficient size to carry imposed loads;

- Ineffective or inadequate waterproofing of exterior walls, exterior chimneys, roofs, foundations or floors, including windows or doors, which may cause or tend to cause deterioration, decay or damage;
- Defective or insufficient weather protection for roofs, foundation or exterior wall covering, including lack of paint or weathering due to lack of paint or other protective covering, which may cause or tend to cause deterioration, decay or damage;
- Fireplaces or chimneys which list, bulge or settle due to defective material or deterioration or are of insufficient size or strength to carry imposed loads with safety;
- Any fault or defect in the building or structure which renders it not properly watertight or otherwise compromises the life and character of the building or structure.”

Finally, the Village may want to consider enforcement of such regulations and specific penalties for non-compliance.

Historic Property Exemption

As discussed in Chapter 3 of the Johnson City Historic Preservation Guidebook, Property Tax Abatements are an incentive tool that communities may use to encourage the investment in historic properties. With this local option, historic properties are exempt from taxation to the extent of any increase in value attributable to the alteration or rehabilitation, pursuant to § 444-a of the New York State Real Property Tax Law. As is stated by the New York State Department of Taxation and Finance, the option must be exercised by the village through adoption of a local law and a public hearing must be held prior to adoption.

Certified Local Government

The Village of Johnson City may want to pursue participation in the Certified Local Government (CLG) program, as outlined in Chapter 3 of the Johnson City Historic Preservation Guidebook. The requirements for this program include:

- The provision and enforcement of local legislation for the designation and protection of historic properties enacted under the provisions of the New York State General Municipal Law Article 5, Section 96-a and 119aa-119dd.
- The establishment of a historic preservation review commission that must meet specified qualifications.
- A system for the survey and inventory of historic properties within the Village that is coordinated with and complimentary to the survey activities of the SHPO.
- Adequate public participation in the local historic preservation program.

To fulfill these requirements of the CLG program, additional regulations and modifications would need to be incorporated into the existing legislation. For details regarding specific local legislation language, Model Landmarks Preservation Law for New York State Municipalities from July 2014 is provided by the New York State Historic Preservation Office (SHPO).

FORMS TO CONDUCT A CERTIFICATE OF HISTORIC REVIEW

The following pages provide forms that facilitate the Certificate of Historic Review process. These include:

- Application for a Certificate of Historic Review
- Application for a Hardship from the Historic Designation
- Historic Preservation Checklist for Properties with Existing Structures
- Historic Preservation Checklist for Properties with New Construction
- Historic Preservation Checklist for Demolition Applications



Application for a Certificate of Historic Review

Please complete the application for a Certificate of Historic Review, including all required supporting documentation, and submit it to the Code Enforcement Officer. For more information, contact the Deputy Commissioner of Public Works for Codes and Ordinances, Daria Golazeski, at (607) 786-2920. Once received, the application and supporting documentation will be immediately transmitted to the Chairpersons of the Historic Review Board and advisory committee for review.

Applicant Information:

Name: _____
Street Address _____

Address: _____
City _____ State _____ Zip Code _____

Telephone: _____

Email: _____

Relationship: ☐ Owner ☐ Tenant ☐ Contractor ☐ Designer
☐ Attorney ☐ Other _____

Property Information:

Please detail the location of the building, structure or site which is to have its exterior facade or architectural features changed as follows:

Address of Property: _____

Proposed Type of Work:

- | | | |
|--|---|-------------------------------------|
| <input type="checkbox"/> New Construction | <input type="checkbox"/> Window or Door Replacement | <input type="checkbox"/> Fence |
| <input type="checkbox"/> Addition to Structure | <input type="checkbox"/> Roof | <input type="checkbox"/> Sign |
| <input type="checkbox"/> General Exterior Renovation | <input type="checkbox"/> Siding | <input type="checkbox"/> Demolition |
| <input type="checkbox"/> Site Work | <input type="checkbox"/> Landscaping | <input type="checkbox"/> Other |

General Description of Property Changes:

Applicant's Signature: _____ Date: _____

Property Owner's Signature _____ Date: _____
(if different from Applicant)

Application for a Certificate of Historic Review

Required Supporting Documents:

The following provides a checklist of supporting information that must be supplied with the Application for a Certificate of Historic Review. Changes within the Historic District should be consistent with the Historic Preservation Guidebook for Johnson City. In addition to the identified documents, please provide any additional relevant information or graphic materials that helps explain the proposed changes and how they align with the Historic Preservation Guidebook.

For all changes in design, materials, color or outward appearance, applicants:

- ☐ A completed Historic Preservation Checklist for Properties with Existing Structures, for Properties with New Construction or For Demolition Applications.
- ☐ Photographs of existing property, including affected existing structures.

For New Construction, Additions to Structure or General Exterior Renovation:

- ☐ Map or survey of property showing the location of the proposed structure or addition.
- ☐ Drawings, to scale, of all affected elevations.

For individual specifications, please include documentation showing the proposed changes to all elements that apply:

- ☐ Windows and doors: indicate size and style including scaled drawings or photographs of affected elevations.
- ☐ Roof type: indicate existing (if applicable) and proposed type.
- ☐ Siding: indicate existing (if applicable) and proposed type.
- ☐ Fence or wall: indicate existing (if applicable) and proposed type.
- ☐ Signs or lettering: provide scale drawings showing lettering type, colors and sign dimensions and location and any illumination proposed.
- ☐ Materials and colors: indicate all existing (if applicable) and proposed. Include samples of colors and materials to be used

For demolition of structures:

- ☐ Reasons for demolition, including emergency, health or safety issues.

For Office Use Only:

- ☐ Changes conform to the Historic Preservation Guidebook and do not require a public hearing.

Results of Public Hearing:

- ☐ Approved: Certificate of Historic Review granted.
- ☐ Denied: Modifications needed for Certificate of Historic Review.



Application for a Hardship from the Historic Designation

Applicants who have been denied a Certificate of Historic Review may apply for relief from landmark designation on the grounds that designation is working a hardship upon the applicant. After receiving the application, the Historic Review Board will hold a public hearing at which proponents and opponents of the application may present their views. To initiate the process, please complete the application and return it to the Historic Review Board.

Applicant Information:

Name: _____

Address: _____
Street Address

City _____ State _____ Zip Code _____

Telephone: _____

Email: _____

Relationship: ☐ Owner ☐ Tenant ☐ Contractor ☐ Designer
☐ Attorney ☐ Other _____

Property Information:

Please detail the location of the building, structure or site which is to have its exterior facade or architectural features changed as follows:

Address of Property: _____

Establishment of Hardship:

Please describe why the designation of the property has rendered the property incapable of earning a reasonable return, regardless of whether that return represents the most profitable return possible.

Application for a Hardship from the Historic Designation

Please describe why the property cannot be adapted for any other use, whether by the current owner or by a purchaser, in which would result in a reasonable return.

Please detail how efforts to find a purchaser interested in acquiring the property and preserving it have failed.

Please provide any documentation that supports the establishment of a hardship.

Applicant's Signature: _____ Date: _____

Property Owner's Signature _____ Date: _____
(if different from Applicant)

For Office Use Only:

☐ Hardship Granted: _____

☐ Hardship Denied: _____



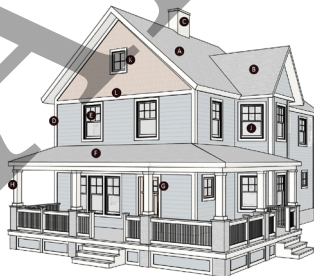
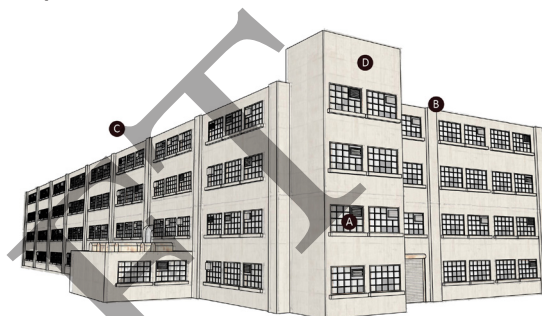
Historic Preservation Checklist

For Properties with Existing Structures

Is the structure contributing or non-contributing to the historic district?

- ☐ Contributing
☐ Non-contributing

What building style does the existing structure represent?



☐ Other

What identifiable features can be seen on the existing structure?

For commercial buildings

- ☐ Cornice
☐ Parapet
☐ Storefront

☐ Other _____

For residential buildings

- ☐ Gable roof
☐ Hipped roof
☐ Dormers
☐ Porch or veranda

For industrial buildings

- ☐ Piers
☐ Stair towers

Existing Structures Historic Preservation Checklist

Questions Regarding the Proposed Type of Work	Yes	No	N/A
Is new construction compatible with the scale and style of the existing structure?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Are any of the identifiable features repaired, replaced, removed or otherwise impacted by the proposed alterations?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
If yes, please explain:			
Are identifiable features continued as part of new construction?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Please explain:			
Are materials used consistent or comparable to those in the existing structure?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Do alterations maintain the existing color?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
If new color(s) is used, is it compatible with the historic district?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Are existing window or door openings altered or restored?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
If yes, please explain:			
Is the shape or placement of new windows or doors consistent with that of the existing structure?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
For commercial buildings, is the transparency of storefront components altered or restored?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
If yes, please explain:			

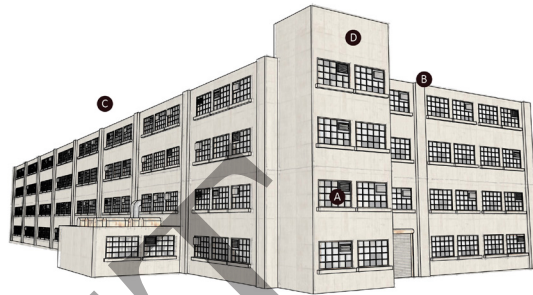
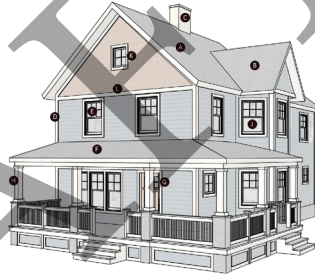
Are there any additional notable features?



Historic Preservation Checklist

For Properties with New Construction

What building style does the new structure represent?

☐☐☐☐

☐ Other

What identifiable features will be included on the new structure?

For commercial buildings

- ☐ Cornice
- ☐ Parapet
- ☐ Storefront

☐ Other _____

For residential buildings

- ☐ Gable roof
- ☐ Hipped roof
- ☐ Dormers
- ☐ Porch or veranda

For industrial buildings

- ☐ Piers
- ☐ Stair towers

New Construction Historic Preservation Checklist

Questions Regarding the Proposed Type of Work	Yes	No	N/A
Is new construction compatible with the scale and style of the surrounding properties?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Is the style of the building consistent with the architectural styles typical within the historic district?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Do identifiable features complement the architectural features of the surrounding properties?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Please explain:			
<div style="position: relative; width: 100%; height: 100%;"> DRAFT </div>			
Are materials used consistent or comparable to those in the surrounding properties?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Is the color(s) compatible with the historic district?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Are window and door openings consistent with the architectural style?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Is the shape or placement of windows and doors consistent with that of the surrounding buildings?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
For commercial buildings, is the transparency of storefront components consistent with the historic buildings in the district?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Are there any additional notable features?



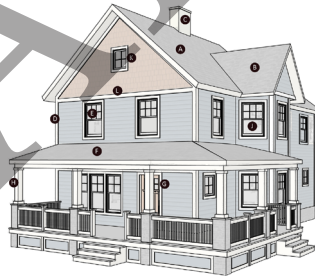
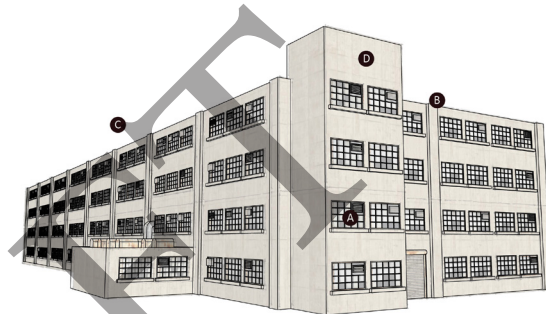
Historic Preservation Checklist

For Demolition Applications

Is the structure contributing or non-contributing to the historic district?

- ☐ Contributing
☐ Non-contributing

What building style does the existing structure represent?



☐ Other

What identifiable features can be seen on the existing structure?

For commercial buildings

- ☐ Cornice
☐ Parapet
☐ Storefront

☐ Other _____

For residential buildings

- ☐ Gable roof
☐ Hipped roof
☐ Dormers
☐ Porch or veranda

For industrial buildings

- ☐ Piers
☐ Stair towers

Demolition Application Historic Preservation Checklist

What is the architectural or historic significance of the structure or landmark?

What is the intended use of the property?




LISTING OF HISTORIC PROPERTIES

The following table provides information regarding the properties within the Johnson City Historic Core District that are designated as contributing by the State and National Registers of Historic Places. This information was gathered from the National Register of Historic Places Registration Form that was approved in 2011, which provided a detailed property list with date and description of each property. Also utilized in the table is a photographic inventory completed as part of a

National Register of Historic Places Registration Form compiled in 2019. Finally, the information was verified using Google street view and Broome County Parcel Mapper.

Contributing properties are color-coded based on the building type: yellow represents residential buildings, pink represents commercial buildings, gray represents industrial buildings and blue represents public buildings. A key finding from the compilation of this data is that since the completion of the 2011 National Register of Historic Places Registration Form, 17 buildings, including 5 non-contributing buildings, have been demolished.

Table 2: Listing of Contributing Historic Properties within Johnson City Historic Core District





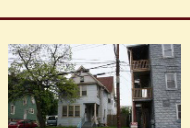

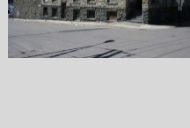

Address	Date	Description of Historic Resource	Photo Inventory
11 Arch Street	c. 1890	Two-story, T-shaped, clapboard, four-family residence with stone foundation and a cross-gabled roof. Barge board and shingles decorate the gables. Double porches are located on the north and south sides. On the facade are bay windows on the first floor with paired narrow 1/1 windows on the second.	
19 Arch Street	1948	Former Moose Lodge - two-story, brick building with a flat roof. The double doors of the front entrance are recessed. Glass blocks dominate the facade. There is a second entrance on the north side at the northwest corner. Five glass block windows, high on the wall, light the north and south sides of the building.	
25 Arch Street	c. 1920	Two-story, frame, American Foursquare with a poured concrete foundation, a hipped roof and hipped dormers. The front porch is enclosed. The siding is asbestos shingles; windows are 1/1. Garage: two-car, rusticated concrete block garage with flat roof.	

☐ Residential Building Type
 ☐ Commercial Building Type
 ☐ Industrial Building Type
 ☐ Public Building Type

Sources: 2011 National Register of Historic Places Registration Form, Broome County Parcel Mapper, Google Street View, 2020 Final Assessment Roll, and Description of Properties Compiled for 2019 National Register of Historic Places Registration Form.

** Image from Google Street View*

Table 2: Listing of Contributing Historic Properties within Johnson City Historic Core District (Continued)










Address	Date	Description of Historic Resource	Photo Inventory
53 Arch Street	c. 1910	Two-story, wood frame residence with cross gabled roof; sun porch north side; gabled front stoop with wrought iron posts. Shingle siding; most windows 1/1. Garage: two-car, masonry garage.	
61 Arch Street	c. 1915	Small, two-story, rectangular, wood frame residence with a front-facing gable; small, one-story addition on the north side; open front porch. The siding is asphalt shingles; windows are 1/1 and cottage.	
65 Arch Street	c. 1910	Two-story, wood frame, two-family residence with a cross-gabled roof; stone foundation; rear addition; double front porch. The siding is vinyl; windows are 1/1. Garage: one-car, frame, flat roof.	
69 Arch Street	c. 1900	Two-story, wood frame residence with a front gabled roof; rusticated concrete block foundation. There is an engaged tower on the northwest corner; open front porch. The siding is asphalt shingle; windows are 1/1 and cottage with leaded glass transoms. Garage: one-car, rusticated concrete block, hipped roof.	
73 Arch Street	c. 1910	Two-story, wood frame residence with a cross-gabled roof; rear addition; double front porch has been enclosed. The siding is asbestos shingles and vinyl; windows are 3/1 and 1 /1. Garage: two-car, concrete block, flat roof.	
80 Arch Street	1897 - 1898	The former Eagle Felt Mill is a complex of connected buildings. On the corner of Arch Street and Corliss Avenue stands the mill office. It is a two-story stone building on a raised foundation. It has a step gabled roof. The entrance is recessed in the northeast corner of the building and stone steps open on to the sidewalk on the east side. To the south is attached the two-story stone mill building. On the west is a later brick addition.	
11 Avenue A	c. 1920	Three-story, rectangular, brick commercial building with flat roof; recessed entry, with three doors; arched window openings have been filled to accommodate rectangular windows. Windows replaced.	
15 Avenue A	c. 1920	Three-story, rectangular, wood frame apartment building with a shallow gabled roof behind a false front; gabled front stoop; open rear porches each floor. Shingled; windows replaced.	

☐ Residential Building Type
 ☐ Commercial Building Type
 ☐ Industrial Building Type
 ☐ Public Building Type

Sources: 2011 National Register of Historic Places Registration Form, Broome County Parcel Mapper, Google Street View, 2020 Final Assessment Roll, and Description of Properties Compiled for 2019 National Register of Historic Places Registration Form.

* Image from Google Street View

Table 2: Listing of Contributing Historic Properties within Johnson City Historic Core District (Continued)







Address	Date	Description of Historic Resource	Photo Inventory
23 Avenue A	c. 1890	Two-story, wood frame residence with a cross-gabled roof; addition within the ell - northeast corner; enclosed front porch. Vinyl-sided; windows are 1/1. Garage- two-car, masonry garage with gambrel roof.	
27 Avenue A	c. 1925	Two-story, wood frame, Dutch Colonial Revival residence with a cross-gambrel roof; open front porch. Asphalt shingled; windows are 12/1.	
24 Avenue A	c. 1890 / c. 1930	Residential: Two-story, wood frame residence with a cross-gabled roof. Commercial: Clapboard and asphalt shingled; windows 1/1. Large, one-story, concrete block restaurant, flat roof, attached within the period of significance, with entrance in-the chamfered northwest corner.	
11 Avenue B	c. 1890	Two-story, wood frame residence with a cross-gabled roof and a gabled dormer; decorative shingles in the gables. A modern porch in the ell, south side. Clapboard; windows are 1/1.	
15 Avenue B	c. 1916	Former Endicott-Johnson firehouse - two-story, brick building with a flat roof. Brick piers highlight the three-bay facade. The cornice of the center bay is raised above the flanking bays. There is corbelling between the piers. French doors and sidelights fill the firehouse door openings.	
19 Avenue B	c. 1914	Former New Toe Box Factory - asymmetrical, two-story, brick industrial building on a raised concrete basement. The building has a flat roof with corbelled brick at the cornice. Metal sash, multi-paned windows intact south and east; covered on north and west.	
16 Avenue B	c. 1890	Two-story, wood frame residence with a cross-gabled roof; stone foundation; full-width front porch. Vinyl-sided; windows are 1/1. Garage: one-car frame garage with front gabled roof.	
20 Avenue B	c. 1890	Two-story, wood frame residence with a cross-gabled roof; rear addition; second story bay, north side; wraparound porch. Vinyl-siding; windows are 1 /1 and cottage. NOTE: Wraparound Porch Appears to be Removed.	
5-11 Avenue C	c. 1900	Two-story, brick Italianate apartment house on a raised foundation; flat roof; paneled cornice with robust brackets; corbelled brick below the cornice. Rectangular modern windows fill the arched windows openings. One-story addition of storefronts on the facade.	

☐ Residential Building Type
 ☐ Commercial Building Type
 ☐ Industrial Building Type
 ☐ Public Building Type

Sources: 2011 National Register of Historic Places Registration Form, Broome County Parcel Mapper, Google Street View, 2020 Final Assessment Roll, and Description of Properties Compiled for 2019 National Register of Historic Places Registration Form.

* Image from Google Street View

Table 2: Listing of Contributing Historic Properties within Johnson City Historic Core District (Continued)






Address	Date	Description of Historic Resource	Photo Inventory
7 Avenue D	1924	Three-story, brick commercial building with a flat roof. The storefront windows have been covered and the upper story windows have been replaced.	
11 Avenue D	c. 1920	Two-story, brick commercial building with a flat roof; windows covered first floor; upper sash covered second floor.	
135-139 Baldwin Street	1918 / 1926	Endicott-Johnson Corporation, South End Sunrise Group, South End Factory, Welt Department - a four-story industrial building with brick curtain walls and a flat roof. Large, metal sash windows; five-story stair towers; loading dock spans the north side along the railroad track. / Endicott Johnson Corporation, South End Sunrise Group, Sunrise Building, Rubber Shoe Factory - a five-story industrial building with brick curtain walls and a flat roof. Large, metal sash industrial windows; stair towers at each corner and centered on the north side. A skyway at the third story connects this building with the building to the north across the railroad tracks. Two loading docks face Willow Street.	
140 Baldwin Street	c. 1915	Former Lestershire Spool Co. - one and one-half story, stuccoed, masonry industrial building with a gabled roof and a large gabled dormer on the facade. The building has multiple additions, including a long, low wing of loading docks along the railroad tracks and a large, two-story, flat roofed addition on the south side of building.	
13 Broad Street	c. 1900	Small, one-story, shingled commercial building with a flat roof; recessed storefront; display windows covered with plywood.	
17 Broad Street	c. 1900	Three-story, painted brick commercial building with flat roof; wooden cornice with brackets. The storefronts have been altered. The upper floors have arched Italianate windows with brick lintels. The windows have been replaced.	

☐ Residential Building Type
 ☐ Commercial Building Type
 ☐ Industrial Building Type
 ☐ Public Building Type

Sources: 2011 National Register of Historic Places Registration Form, Broome County Parcel Mapper, Google Street View, 2020 Final Assessment Roll, and Description of Properties Compiled for 2019 National Register of Historic Places Registration Form.

** Image from Google Street View*

Table 2: Listing of Contributing Historic Properties within Johnson City Historic Core District (Continued)

Address	Date	Description of Historic Resource	Photo Inventory
31 Broad Street	c. 1900	House converted for commercial use. The cross-gabled roof of the house is visible behind the two-story gabled, wood frame addition at the front. There is a one-story flat roofed addition at the rear. The recessed storefront has Carrara glass tile framing the display windows.	
35 Broad Street	c. 1890	Two-story, wood frame Queen Anne residence with a cross-gabled roof; three-story tower northwest corner; full-width front porch; prominent brick chimney; clapboard and vinyl-siding; 1/1 windows. Garage: two-car, frame garage, flat roof.	
39 Broad Street	c. 1890	Two-story, wood frame, two-family home with a hipped and gabled roof; decorative shingles in the gable; north gable is clipped; stone foundation; open wraparound porch; multiple rear additions. Clapboard; 2/2 windows.	
41 Broad Street	c. 1900	Large, two-story, wood frame multi-family residence with a hipped and gabled roof; wraparound porch; decorative carving in the gable over porch. Asbestos shingles; most windows are 1/1; some alterations to the fenestration. Barn - two-story, frame carriage barn with cross-gabled roof.	
43 Broad Street	c. 1890	Two story, wood frame residence with a front gabled roof. The gable is extended on the north side; gabled dormer; open full-width porch. Vinyl-sided; windows and door replaced.	
47 Broad Street	c. 1890	Two-story, wood frame residence with a cross-gabled roof; decorative shingles in the gables; wraparound porch. Asbestos shingles; Some windows have been reduced in size.	
51 Broad Street	c. 1890	Two-story, wood frame residence with a cross-gabled roof; wraparound porch; second story porch. Vinyl siding; replacement windows.	
67 Broad Street	1918	Endicott Johnson Medical Department; simple three-story, brick building with a flat roof; corbelled brick at the cornice. Enclosed second and third floor porches span the east side of the building. The windows have been replaced.	

☐ Residential Building Type ☐ Commercial Building Type ☐ Industrial Building Type ☐ Public Building Type

Sources: 2011 National Register of Historic Places Registration Form, Broome County Parcel Mapper, Google Street View, 2020 Final Assessment Roll, and Description of Properties Compiled for 2019 National Register of Historic Places Registration Form.

** Image from Google Street View*

Table 2: Listing of Contributing Historic Properties within Johnson City Historic Core District (Continued)




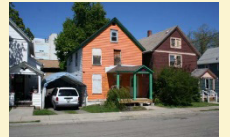
Address	Date	Description of Historic Resource	Photo Inventory
34 Broad Street	c. 1910	Two-story, wood frame house with a cross-gabled roof; vinyl-sided. A one-story brick commercial building has been constructed on the facade. The storefront windows have been replaced with plywood and smaller windows; however, the addition retains substantial integrity to period of significance.	
36-38 Broad Street	c. 1890	Large, two-story, wood frame, two-family house with a hipped and gabled roof; shed dormer; stone foundation; modern porches north and south sides. Plywood and clapboard; 6/1 and 1/1 windows.	
42 Broad Street	c. 1890	Two-story, wood frame residence with a cross-gabled roof. The front porch has been enclosed to provide additional living space. Vinyl-siding; replacement 1/1 windows. Garage: one-car garage.	
50 Broad Street	c. 1890	Two-story, wood frame residence with a cross-gabled roof; wraparound porch; enclosed porch above; one-story bay to the north of the porch. Aluminum and vinyl-siding; most windows are 1/1. Garage: two-car, frame garage with flat roof.	
52 Broad Street	c. 1890	Two-story, wood frame residence with a hipped and gabled roof; two-story rear addition; front porch in ell. Asbestos shingles; most windows are 1 /1.	
58 Broad Street	c. 1890	Two-story, wood frame residence with a cross-gabled roof; flared eaves; two-story rear addition; addition in the ell; gabled enclosed entry. Asbestos shingled; replacement windows. A one-story commercial garage has been attached at rear of house.	
60 Broad Street	c. 1930	Two-story, brick commercial building with a flat roof and recessed entry. The upper windows reduced in size within the original openings. Storefront windows covered with plywood.	
7 Broad Street N	c. 1890 / 1947	D. Pancallo Building - a narrow, three-story, brick commercial building with apartments above. The building has a flat roof. A second story bay window dominates the facade. Third story added 1947. The storefront has been altered.	

☐ Residential Building Type
 ☐ Commercial Building Type
 ☐ Industrial Building Type
 ☐ Public Building Type

Sources: 2011 National Register of Historic Places Registration Form, Broome County Parcel Mapper, Google Street View, 2020 Final Assessment Roll, and Description of Properties Compiled for 2019 National Register of Historic Places Registration Form.

** Image from Google Street View*

Table 2: Listing of Contributing Historic Properties within Johnson City Historic Core District (Continued)

Address	Date	Description of Historic Resource	Photo Inventory
48 Corliss Avenue	1916	Endicott Johnson's Pioneer Annex - 1916 - This is a rectangular, poured-in-place, reinforced concrete industrial building with mushroom support columns. Large, metal sash industrial windows and brick curtain walls span the openings between the concrete piers. Simple incised designs at the top of each concrete pier and around the formal entrance ornament the utilitarian building. Three bays were added to the south end of the building and a one-story, metal-sided loading dock was constructed at the rear of the addition.	
27 Jennison Avenue	c. 1910	Early 20th century residence encased in later 20th century commercial addition; non-contributing; two-story shingle and stuccoed two-car garage with cross-gabled room; 2nd floor apartment.	
3 Laurel Street	c. 1900	Two-story, wood frame residence with a cross-gabled roof; two-story bay southeast corner; entry porch. Vinyl-sided; 1/1 replacement windows.	
5-11 Laurel Street	c. 1900	Two-story, wood frame multi-family residence with a shed roof behind a false front; three gabled dormers; two-story bays flank the front porch. Shingled, 1/1 windows. A car port has been attached on the west side of the house.	
15 Laurel Street	c. 1900	Two-story, wood frame residence with a front gabled roof; full-width enclosed porch. Shingled; replacement windows.	
19 Laurel Street	c. 1900	Two-story, wood frame residence with a front gabled roof; gabled entry porch southeast corner. Asphalt shingles; paired 1/1 windows.	
23 Laurel Street	c. 1900	Two-story, wood frame residence with a front gabled roof. Novelty board sided. The house has been damaged by fire and the window openings have been sealed with plywood. The front porch has been replaced.	
27 Laurel Street	c. 1900	Two-story, wood frame residence with a front facing gable; small addition east side; gabled entry porch southeast corner. Asbestos shingled; 1/1 windows paired.	

☐ Residential Building Type
 ☐ Commercial Building Type
 ☐ Industrial Building Type
 ☐ Public Building Type

Sources: 2011 National Register of Historic Places Registration Form, Broome County Parcel Mapper, Google Street View, 2020 Final Assessment Roll, and Description of Properties Compiled for 2019 National Register of Historic Places Registration Form.

* Image from Google Street View

Table 2: Listing of Contributing Historic Properties within Johnson City Historic Core District (Continued)





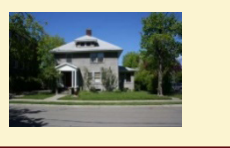
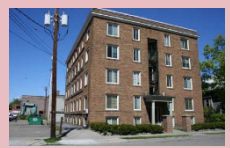
Address	Date	Description of Historic Resource	Photo Inventory
29 Laurel Street	c. 1900	Two-story, wood frame residence with a cross-gabled roof; addition west side; gabled entry stoop, shed-roofed stoop west side. Asbestos shingled; many of the windows have been replaced with plate glass. Garage: large, masonry garage with side gabled roof.	
33 Laurel Street	c. 1915	Two-story, wood frame American Foursquare with a hipped roof and hipped dormers; full-width open porch. Asbestos shingled; 1/1 windows.	
39 Laurel Street	c. 1915	Two-story, wood frame American Foursquare with a hipped roof and hipped dormers; full-width open porch. Asphalt shingled; 1/1 windows.	
43 Laurel Street	c. 1915	Two-story, wood frame American Foursquare with a hipped roof and hipped dormers; full-width open porch. Asbestos shingled; replacement windows. A one-car garage, with shed roof, has been attached on the east side of the house.	
4 Laurel Street	c. 1900	Two-story, wood frame residence with a hipped and gabled roof; open front porch; double enclosed porch east side. Asbestos shingled; most windows 1/1.	
8 Laurel Street	c. 1900	Two-story, wood frame residence with a cross-gabled roof; wraparound porch. Asphalt shingled; 1/1 windows.	
24 Laurel Street	c. 1890	Two-story, wood frame residence with a cross-gabled roof; enclosed front porch. Vinyl sided; 6/6 replacement windows.	
28 Laurel Street	c. 1890	Two-story, wood frame residence with a cross-gabled roof; full-width open porch. Asphalt shingled; 1 /1 windows.	

☐ Residential Building Type
 ☐ Commercial Building Type
 ☐ Industrial Building Type
 ☐ Public Building Type

Sources: 2011 National Register of Historic Places Registration Form, Broome County Parcel Mapper, Google Street View, 2020 Final Assessment Roll, and Description of Properties Compiled for 2019 National Register of Historic Places Registration Form.

* Image from Google Street View

Table 2: Listing of Contributing Historic Properties within Johnson City Historic Core District (Continued)

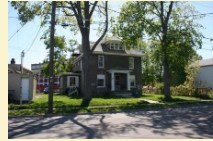



Address	Date	Description of Historic Resource	Photo Inventory
32 Laurel Street	c. 1890	Two-story, wood frame residence with a cross-gabled roof. Asphalt shingled; 1/1 windows. Front porch has been removed.	
40 Laurel Street	c. 1915	Two-story, wood frame multiple-family residence with a cross-gabled roof; wraparound open porch. Asphalt shingled; 1/1 windows.	
59 Lester Avenue	1921	Endicott-Johnson Victory Factory. Five-story, rectangular, poured-in-place, reinforced concrete industrial building with mushroom support columns. Large, multi-paned metal sash windows remain intact on the north side, covered on the south, east and west sides. One of the largest of the Endicott-Johnson factories, it was built in two sections. The first unit was started Oct. 8, 1919 and was 60 feet wide and 352 feet long. Before the building was completed the decision was made to build a second unit exactly the same as the first. The second unit was started on January 5, 1920. A central bay connects the two units, each of which is comprised of two sections with a central stair tower. Stair towers at either end of the building bring the number of projecting towers to five. Each extends 10 feet above the main mass of the building, making them 6 stories in height. There are entrances in each tower.	
40 Lester Avenue	1947	Endicott-Johnson Recreation Center. Designed by A.T. Lacey & Sons, architects, and constructed by Vincent J. Smith, Inc., contractors. Two-story, steel frame building with aluminum wall panels and barrel dome roof. The stairwells at the corners are masonry and glass block. Replacement windows. Listed as 117 Main Street.	
19 Lewis Street	c. 1920	Two-story, wood frame American Foursquare with a hipped roof and hipped dormers; entry porch; sun porch west side; stuccoed; 6/1 and 8/1 windows, some are grouped. Garage: two-car, masonry garage with hipped roof.	
23 Lewis Street	c. 1918	Wilson Apartments - four-story brick apartment building on a raised basement. The rectangular building has a flat roof. The main entrance is centered on the facade and the one-bay entry porch has a flat roof supported by classical columns. Above the porch is a recessed shaft that houses the fire-escape. The windows have been replaced with modern sliders.	

☐ Residential Building Type
 ☐ Commercial Building Type
 ☐ Industrial Building Type
 ☐ Public Building Type

Sources: 2011 National Register of Historic Places Registration Form, Broome County Parcel Mapper, Google Street View, 2020 Final Assessment Roll, and Description of Properties Compiled for 2019 National Register of Historic Places Registration Form.

* Image from Google Street View

Table 2: Listing of Contributing Historic Properties within Johnson City Historic Core District (Continued)




Address	Date	Description of Historic Resource	Photo Inventory
14 Lewis Street	c. 1910	Two-story, wood frame American Foursquare with a hipped roof and hipped dormers; entry porch; sun porch east side. Stuccoed; 1/1 windows, reduced in size on the first floor.	
26 Lewis Street	c. 1928	Two-story, stuccoed apartment building on a raised basement. The roof is flat and has wide eaves. The single bay, projecting front entrance is enclosed with the multi-light door flanked by sidelights and topped with a fan light. The windows have four vertical panes over a single pane; those on the facade are paired.	
107 Main Street	1885	Your Home Library. T.I. Lacey, architect, designed the 1885 brick Queen Anne residence with hipped and gabled roof; gabled dormers; tower, with an octagonal roof; wraparound porch. The house was purchased by Endicott-Johnson Company in 1917 and converted into a public library to serve the community. The sun porch was added soon after the building was purchased and the large, two-story, brick rear addition was designed in 1919 and constructed in 1922.	
115 Main Street	1922	Harry L. Johnson Memorial. semi-circular monument is white marble with a seated bronze figure of Harry L. Johnson. Two bronze plaques, depicting Johnson at work and home, are attached to the back wall. National Register listed with Your Home Library.	

☐ Residential Building Type
 ☐ Commercial Building Type
 ☐ Industrial Building Type
 ☐ Public Building Type

Sources: 2011 National Register of Historic Places Registration Form, Broome County Parcel Mapper, Google Street View, 2020 Final Assessment Roll, and Description of Properties Compiled for 2019 National Register of Historic Places Registration Form.

** Image from Google Street View*

Table 2: Listing of Contributing Historic Properties within Johnson City Historic Core District (Continued)



Address	Date	Description of Historic Resource	Photo Inventory
131 Main Street	1914 / 1937 / c.1950 / 1950	St. James Roman Catholic Church is a tan brick, Romanesque Revival church designed by T.I. Lacey. Four-story bell towers flank the front facing gable of the cruciform building with rear apse. The roof is red tile. Large figurative stained glass arched windows are centered under each gable. There are Ionic columns supporting the arch in each opening of the bell towers. Between the columns are curved stone balustrades. Dentils and egg and dart moldings decorate the cornice. Modillions support the wide eaves. Doric columns are used at the entrances and the classical moldings are repeated along the entablature. / St. James Middle School. two-story, tan brick school building with a flat roof. The main entrance is recessed behind a gothic arch. Centered above the entry is a cross that projects above the cornice. There is an addition on the east end of the building, which unbalances the originally symmetrical stepped back, fivebay facade. The windows, which are grouped, have been replaced. There is a large rear addition. / St. James Parish Office. large, two-story, tan brick building with a hipped and cross-gabled roof. Some gables are clipped. There is a two-story bay on the façade. Most windows are 6/1; some are paired or grouped. They have stone sills. / St James Rectory. large, two-story, tan brick residence with a hipped roof; wide eaves; hipped dormers east, west and north sides; hipped bay on the facade. There is a stone cross applied to the stepped cornice of the front bay. Most windows are 6/1 and some are paired. The hipped roofed, brick entry porch is centered on the facade. Glass block windows enclosed the porch on the east and west sides, The paneled front door is flanked by sidelights. Garage: two-story, three-car, brick garage with a flat roof.	
167 Main Street	1930	Square, two-story, steel frame office building; brick curtain walls with decorative pattern; flat roof The upper story is windowless. The windows on the first floor have been replaced with 1/1 double hung sash. The main entrance is located in the southwest corner of the building. Rear addition 1955.	
177 Main Street	1930	Two-story, L-shaped concrete block building with brick veneer on the facade. Flat roof with central parapet and decorative brickwork. The building was constructed as an automobile sales and service center and housed "Square Deal Chevy" c.1940. Except for the storefront on Main Street (altered 1967), the building has been converted into apartments; windows reduced.	

☐ Residential Building Type ☐ Commercial Building Type ☐ Industrial Building Type ☐ Public Building Type

Sources: 2011 National Register of Historic Places Registration Form, Broome County Parcel Mapper, Google Street View, 2020 Final Assessment Roll, and Description of Properties Compiled for 2019 National Register of Historic Places Registration Form.

** Image from Google Street View*

Table 2: Listing of Contributing Historic Properties within Johnson City Historic Core District (Continued)



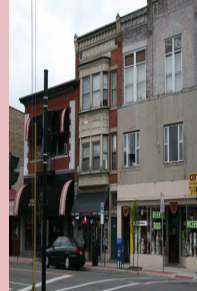

Address	Date	Description of Historic Resource	Photo Inventory
181 Main Street	1947	Rectangular, 2-story, concrete block building with steel frame, brick veneer and a flat roof. The building was constructed as an auto repair shop and retains the oversized overhead doors on the front facade. A small office has been constructed on the front facade at the west end of the building. Ed Ive's Ford Dealership.	
185 Main Street	1946	Former Loblaw's Grocery- large, rectangular, 1-story, concrete block commercial building with steel frame and flat roof. The only ornamentation is a stone veneer on the corners of the front facade, which replaced Carrara glass tiles. There are square, glass block windows on the east side of the building.	
205 Main Street	c. 1900 / 1946	Large, 2-story brick apartment building with a rectangular, 2-story, flat roofed commercial building added to the facade in 1946. Imitation stone has been added around the storefront windows. The building has housed insurance offices, the NY Telephone Co offices and a travel agency.	
209 Main Street	c. 1940	One-story, concrete block commercial building with flat roof; brick veneer. Originally four small storefronts, three of the four have been combined and converted into a restaurant. Large, 2-story wood frame residence at rear.	
215 Main Street	1955	One-story, concrete block commercial building with hipped and gabled roof constructed at the front of a two-story, two-family house with a cross-gabled roof.	
225 Main Street	c. 1920	Long, narrow, 1-story, brick commercial building, flat roof; recessed entrance; modern awning covers original sign board.	
229 Main Street	1955	One-story, concrete block commercial building with a flat roof. Brick veneer storefront with large, plate glass display windows. Designed by AT. Lacey and Sons to house Ben's Clothing Store. The neon sign that spanned the facade has been removed.	

☐ Residential Building Type
 ☐ Commercial Building Type
 ☐ Industrial Building Type
 ☐ Public Building Type

Sources: 2011 National Register of Historic Places Registration Form, Broome County Parcel Mapper, Google Street View, 2020 Final Assessment Roll, and Description of Properties Compiled for 2019 National Register of Historic Places Registration Form.

* Image from Google Street View

Table 2: Listing of Contributing Historic Properties within Johnson City Historic Core District (Continued)






Address	Date	Description of Historic Resource	Photo Inventory
233 Main Street	c. 1901	Ash Block - large, three-story, brick commercial building with a flat roof. The building has a prominent cast iron cornice and pediment displaying the name of the building. The storefront and the second story facade were modernized in 1949. On the second story the original windows have been replaced with more modern tripartite windows and the brick facade has been covered with cast stone. The windows on the third floor have been replaced in the original openings, as have those on the side elevations. The building was constructed by James Sullivan and J.M. Kennedy.	
237 Main Street	1902	Three-story, brick commercial building with a flat roof; brackets at roofline. "Record Block" inscription in the frieze, projecting bays on the upper floors with dentils and swags. The Lestershire Record was the local newspaper and the owner, William Hill, also ran a printing shop. This is one of the most intact early 20th century buildings in the central business district.	
239 Main Street	1904 / 1933	Two-story, brick commercial building with a flat roof. There is an egg and dart belt course between the first and second floors. The molding is repeated along the frieze. Modillions support the cornice. The windows on the second floor have been modernized and a door, opening onto a small balcony, has been added between the windows. A prominent awning obscures the sign board and a second awning covers the upper half of the second story windows and door. The building was altered in 1933; an original paneled parapet was removed, the windows were enlarged and the second story door replaced a Palladian window. The building originally housed the National Bank of Lestershire, later renamed Worker's Trust Company.	
241 Main Street	1936	Small, 1-story, commercial building with a flat roof. Recessed entry. The display windows have been reduced in size and a permanent awning has been constructed across the facade.	

☐ Residential Building Type
 ☐ Commercial Building Type
 ☐ Industrial Building Type
 ☐ Public Building Type

Sources: 2011 National Register of Historic Places Registration Form, Broome County Parcel Mapper, Google Street View, 2020 Final Assessment Roll, and Description of Properties Compiled for 2019 National Register of Historic Places Registration Form.

** Image from Google Street View*

Table 2: Listing of Contributing Historic Properties within Johnson City Historic Core District (Continued)

Address	Date	Description of Historic Resource	Photo Inventory
243 Main Street	1931-32 / 1961	Three story bank building with a flat roof. Constructed in 1932 with a steel frame and tile and brick, curtain walls. The original Art Deco facade was dramatically altered in 1961, when a tall, stepped parapet was removed and a flush screen was applied over the upper part of the facade, thus obscuring the windows and wide, recessed central bay. Remnants of the lowest steps can be seen at the edges of the roof. The Elmira firm of Fudge and Underhill designed the 1961 alterations, which illustrate modern design ideas.	
247 Main Street	1899 / 1949 / 1954	Three-story commercial building with a flat roof. The storefront was altered in 1949. Center display windows are flanked by the entrances to the building. The one on the east side provides access to the store on the ground floor and the one on the west provides access to the upper floors. Glazed panels, added in 1954, cover much of the second floor, including two windows, and all of the third floor. Vertical boards have been used to update the storefront and part of the second story. The building originally housed W.J. Ray's, a men's clothing store.	
251 Main Street	1914 /1936	J.T. Bustin Block. Three-story brick commercial building with a flat roof. The entry is recessed with plate glass display windows on either side. The third story windows have been replaced and large awnings have been added on the first and second stories. The storefront was remodeled in 1936.	
253 Main Street	c. 1937	Woolworth's Building - one-story, concrete block and blond brick commercial building with steel girdles and a flat roof. Decorative detailing is limited to a stepped cornice, brick panels and a diamond pattern centered between fluted piers. The storefront windows, on the west side of the entry, have been reduced in size. The building was remodeled in 1946, 1966 and 1973.	
257 Main Street	c. 1920	Three-story, brick, commercial building with a flat roof. The first story is cast stone. Built on the corner of Main Street and Avenue D, the building has entrances and large display windows on both streets.	
263 Main Street	1896-97	Three-story, triangular-shaped brick commercial building with flat roof; decorative brick parapet atop modillion cornice. The third-floor windows are arched with brick lintels and stone sills. Those on the second floor are rectangular with stone lintels and sills. Storefronts on east, west and south sides of the building. Originally Farrell and Company, druggists.	

☐ Residential Building Type
 ☒ Commercial Building Type
 ☐ Industrial Building Type
 ☐ Public Building Type

Sources: 2011 National Register of Historic Places Registration Form, Broome County Parcel Mapper, Google Street View, 2020 Final Assessment Roll, and Description of Properties Compiled for 2019 National Register of Historic Places Registration Form.

* Image from Google Street View

Table 2: Listing of Contributing Historic Properties within Johnson City Historic Core District (Continued)

Address	Date	Description of Historic Resource	Photo Inventory
265 Main Street	Unknown	Not Included. Rich Block - three-story, brick commercial building with a flat roof, rectangular window openings on the façade and arched openings on the east elevation. Located on a corner lot, the façade is cut on the diagonal and there is a three-story bay on the south east corner. The storefront wraps around the corner. The cut away entrance is a feature common to a number of other commercial buildings.	
267 Main Street	1892 / 1945	The Tacoma Block. Three-story brick commercial building with a flat roof. A cast-iron pediment with finial crowns the roof line. The date 1892 is stamped under a sunburst motif on the pediment. A two-story canted wooden bay, with sash windows and flared roof, lights the second and third story rooms. The storefront was modernized in 1945. James A. Treat operated a clothing store in the building in 1899. From 1905 until 1932, his wife, Lillian Treat, ran a millinery shop here.	
269 Main Street	c. 1900 / 1946	Tiny, one-story, brick commercial building with a flat roof and recessed entry. Storefront was altered in 1946 by owner Phil Messner, jeweler, who purchased the building and business from Max Spies, also a jeweler, who operated Spies Jewelry at the location in 1908.	
273 Main Street	c. 1898	Three-story, painted brick, commercial building with a flat roof and narrow engaged tower in the southeast corner. The top of the turret has been removed. There is a decorative pattern of alternating projecting and recessed header bond on the tower and in a band above the windows on the second and third floors and a stone sill course under the third floor windows. Modern windows have replaced the originals; arched openings above the rectangular windows on the third floor have been filled. The storefront has been modernized; building renovated 1959. At one time it was the home of the I.O.O.F. #693. Built by James Sullivan and W.H. Cook, who had offices in the building. The store at ground level housed a hardware business until 1969.	
277 Main Street	c. 1898	Former Endicott-Johnson Shoe Store - three-story, stuccoed brick commercial building with a flat roof. The decorative brick pattern used in bands on the building to the east is repeated on this building. This building is significant as Endicott Johnson's first retail shoe store, and the company remodeled it in 1969. The double storefront was modernized using wood shingles. Many of the windows were filled and replaced with vents when storage shelves were added on the interior. A pent roof was added between the first and second stories.	

☐ Residential Building Type ☐ Commercial Building Type ☐ Industrial Building Type ☐ Public Building Type

Sources: 2011 National Register of Historic Places Registration Form, Broome County Parcel Mapper, Google Street View, 2020 Final Assessment Roll, and Description of Properties Compiled for 2019 National Register of Historic Places Registration Form.

** Image from Google Street View*

Table 2: Listing of Contributing Historic Properties within Johnson City Historic Core District (Continued)







Address	Date	Description of Historic Resource	Photo Inventory
301 Main Street	c. 1960	Former Baptist Bible Seminary Building - two-story, brick office building with a flat roof.	
305 Main Street	1951-52	Thompson Hall, Baptist Bible Seminary - three-story, brick building on a raised foundation. The building has a flat roof. The entrance has a gabled roof supported by colossal classic columns. The windows have been replaced. Built by Vincent J. Smith, Inc., Contractors.	
307 Main Street	1934-35	One-story brick post office.	
331 Main Street	1919	Former Charles F. Johnson Jr. Residence - large, two-story Colonial Revival residence with a truncated hipped roof; large hipped dormers; curved front porch; prominent brick chimney west side. The windows are 6/1 and 8/1. A ramp for handicapped accessibility has been constructed on the east side of the porch.	
102 Main Street	c. 1900	Two-story, wood frame residence with a cross-gabled roof. Vinyl sided; replacement windows. Modern gabled entry stoop; oversized garage has been attached, east side.	
106 Main Street	c. 1900	Large, two-story, wood frame multiple-family residence with a hipped roof; hipped dormers; side by side front porches. Exterior stairs descend from each of the dormers onto the porch roofs. Shingled; most windows 1/1. Garage - one-car, concrete block garage with hipped roof.	
110 Main Street	1916	Two-story, wood frame American Foursquare with a hipped roof; hipped dormers; a rusticated concrete block foundation; porch open and enclosed. First story brick veneer; second is sided with aluminum. Most windows are four-vertical panes over a single pane; two-story bay window east side. Garage - one-car, masonry garage with hipped roof.	

☐ Residential Building Type
 ☐ Commercial Building Type
 ☐ Industrial Building Type
 ☐ Public Building Type

Sources: 2011 National Register of Historic Places Registration Form, Broome County Parcel Mapper, Google Street View, 2020 Final Assessment Roll, and Description of Properties Compiled for 2019 National Register of Historic Places Registration Form.

** Image from Google Street View*

Table 2: Listing of Contributing Historic Properties within Johnson City Historic Core District (Continued)







Address	Date	Description of Historic Resource	Photo Inventory
114 Main Street	c. 1850	Two-story, wood frame residence with a cross-gabled roof; rear addition; modern entry stoop. Vinyl sided; 1/1 replacement windows. One-car garage with hipped roof. Original farmhouse of Elijah W. Brigham, founder of the Brigham Brick Yard, located on the north side of Main Street; oldest house in the district and contributes to an understanding of its general historical development.	
126 Main Street	c. 1958	Knights of Columbus Social Hall - two-story, concrete block building with flat roof; recessed entry; replacement windows. Two sets of double entry doors at the east end of the facade. The entry is sheltered under a two-story shallow portico with lattice sides. There is a one and one-half story addition on the east end with a false front that makes it appear to be two stories. Most of the second floor windows have been sealed. Built by R.W. Rudy Construction Company.	
130 Main Street	1960	Two-story, concrete block commercial building with a tan brick facade and a flat roof. Replacement windows second floor; storefront windows covered with board and batten siding.	
140 Main Street	c. 1900	Two-story, wood frame residence converted for commercial use; cross-gabled roof; hipped dormer; wraparound porch enclosed. Stucco and shingle; most windows 1/1.	
150 Main Street	c. 1900 / 1928	Two and one-half story brick residence with a front gabled roof; flared eaves; large gabled dormers west side. The front porch is sheltered under the main roof, which is supported by fluted colossal classical columns. There is a smaller second-story porch suspended between the center two columns. James Rice purchased the residence from Dr. Crosier in 1928. One-story wings were added and the building was converted for use as a funeral home. Rear: Two-story, wood frame residence with gambrel and gable roof; double front porches. Replacement siding and windows. Two garages: two-car, masonry garage with a hipped roof; four-car, brick garage with shed roof.	
190 Main Street	c. 1925 / 1947	Square, 2-story, wood frame residence with hipped roof, hipped dormers; large, rectangular, 1-story addition east side added 1947. Converted into dentist offices. Aluminum siding; 1/1 windows.	

☐ Residential Building Type ☒ Commercial Building Type ☐ Industrial Building Type ☐ Public Building Type

Sources: 2011 National Register of Historic Places Registration Form, Broome County Parcel Mapper, Google Street View, 2020 Final Assessment Roll, and Description of Properties Compiled for 2019 National Register of Historic Places Registration Form.

** Image from Google Street View*

Table 2: Listing of Contributing Historic Properties within Johnson City Historic Core District (Continued)

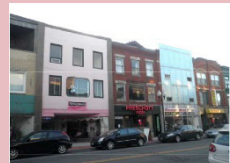
Address	Date	Description of Historic Resource	Photo Inventory
200 Main Street	1928	Large, rectangular, 1-story, concrete block building with a flat roof and a tall blade signage perpendicular to the street. The storefront has been altered. First occupied by Johnson City Motor Co.; succeeded by Johnson City Market Place in 1939 and then by Grand Union in 1948. The latter relocated from further west on Main Street.	
214 Main Street	1923 / 1952	Two-story, tile commercial building, flat roof, brick facade. Center entrance for the upper floor with a storefront on either side of the center stair hall. Storefront on the west side was altered in 1952. The storefront window was reduced in size and there appears to have been an attempt to create a Streamlined Moderne storefront with the use of red Carrara glass on either side and stainless steel below the window. Entrance to the stair hall has also been altered. Only the glass transom remains.	
220 Main Street	c. 1920	One-story commercial building with a recessed entry. The building has a flat roof. Vertical boards replaced the Carrara glass under the display windows.	
226 Main Street	1921 / 1922	Connected twin buildings - Hancock Block east (1921) and the Hancock Block west (1922). The buildings are tile with brick veneer facades. The windows on the second floor have been covered with plywood painted to resemble multi-pane double-hung sash windows. The storefront of the 1921 buildings has been removed and replaced with modern display windows. Listed as 222 Main Street.	
238 Main Street	c. 1926	Two-story, brick commercial building with a flat roof. Storefront with recessed entry and plate glass display windows. Door to the upper floor is located on the west end of the facade. Cornice was altered as part of repairs after fire in building to the east.	
240 Main Street	1966	One-story commercial building with a flat roof; fixed awning projects over sidewalk; tiled floor in recessed entry; display windows are banded with aluminum; red granite bulkhead. Listed as 242 Main St.	

☐ Residential Building Type
 ☐ Commercial Building Type
 ☐ Industrial Building Type
 ☐ Public Building Type

Sources: 2011 National Register of Historic Places Registration Form, Broome County Parcel Mapper, Google Street View, 2020 Final Assessment Roll, and Description of Properties Compiled for 2019 National Register of Historic Places Registration Form.

** Image from Google Street View*

Table 2: Listing of Contributing Historic Properties within Johnson City Historic Core District (Continued)

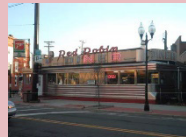






Address	Date	Description of Historic Resource	Photo Inventory
248 Main Street	c. 1900 / 1936	Three-story commercial building with a flat roof. The entry is recessed with plate glass display windows on either side. The area under and flanking the display windows has been glazed to resemble marble. The facade was altered in 1936. The late-19th century brick facade was been hidden under flush panels of pale pink. The upper windows were modernized.	
250 Main Street	c. 1900 / 1936	Three-story, brick commercial building with a flat roof. A cast iron pediment with a sunburst motif crowns the cornice. Display windows flank the entry. A picture window, centered on the second floor, replaces the original. A door to the stair hall is located on the west end of the facade. Contractors Merrill and McHugh were hired to renovate the storefront in 1936. In 1944 repairs were made by Vincent J. Smith after a fire.	
252 Main Street	c. 1900 / 1937 / 1947 / 1961	Three-story, brick commercial building with a flat roof. The entry is recessed. Tiny tiles frame the display windows. The storefront was remodeled in 1937 by Floyd R. Belknap, contractor. In 1947 there was a two-story rear addition added by Rawlins, Inc. In 1961 the facade was remodeled. The upper story windows were reduced to four small openings and the upper stories of the building were covered with smooth panels framed with metal. This appears to be reversible.	
254 Main Street	c. 1920 / 1948	Three-story, brick commercial building with a flat roof. The symmetrical building was constructed with a center brick pier dividing the two mirror image bays. The decorative stepped cornice and the arched lintels of the third floor windows are intact. The windows have been replaced and the storefront was remodeled in 1948.	
256 Main Street	c. 1890	Lambert Block - three-story, commercial building with flat roof. Modillions and dentils decorate the cornice. There are rows of dentils between the first and second and the second and third stories. The building was remodeled in 1935 and again in 1948. The storefront was replaced with glass blocks. The upper windows have been replaced. The building is said to have been built by James Sullivan.	
258 Main Street	c. 1898	Three-story, brick Italianate commercial building with a flat roof and a bracketed cornice. A corner building; the storefront originally opened on both Main and Arch Streets. The Arch Street side has been covered. The windows have been reduced in size on all three floors, but the lintels remain.	

☐ Residential Building Type
 ☐ Commercial Building Type
 ☐ Industrial Building Type
 ☐ Public Building Type

Sources: 2011 National Register of Historic Places Registration Form, Broome County Parcel Mapper, Google Street View, 2020 Final Assessment Roll, and Description of Properties Compiled for 2019 National Register of Historic Places Registration Form.

** Image from Google Street View*

Table 2: Listing of Contributing Historic Properties within Johnson City Historic Core District (Continued)


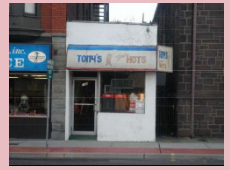


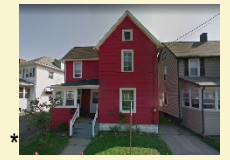
Address	Date	Description of Historic Resource	Photo Inventory
268 Main Street	1950	Red Robin Diner - a prefabricated streamlined modern steel diner manufactured by Mountain View Diner Company of Singac, New Jersey. The neon sign is original. Concrete block rear addition. Listed as 266 Main St.	
272-278 Main Street	c. 1952	One-story commercial building with steel frame and flat roof. The facade is glazed brick with a wide, recessed entry flanked by large display windows. Built to house McCory's Department Store. / One-story commercial building with a flat roof. The recessed entry is flanked by display windows.	
280 Main Street	1898-99 / 1931	Dawson Building - three-story, brick commercial building with flat roof. A pediment, with finial, crowns the roof line. There is a sunburst motif in the pediment. A two-story, canted bay lights the second and third story rooms. The storefront, which was remodeled in 1931, has been altered. The building was a grocery store until about 1920 and then again in 1926, when Grand Union located here. In the 1930s it was a delicatessen.	
282 Main Street	c. 1898 / 1961	Four-story, asymmetrical, brick commercial building with a flat roof. A three-story, canted bay lights the second, third and fourth floors. The windows have been replaced and the storefront was modernized in 1961. The cornice was removed.	
284 Main Street	c. 1898 / 1969	Three-story, brick commercial building with a flat roof. The cornice is decorated with modillions. A two-story, canted bay lights the second and third stories. The storefront was modernized in 1969 and an awning has been added. The parapet with the building's name was removed.	
286 Main Street	1895	Three-story, brick commercial building with a flat roof. The decorative brick pattern used in bands on the building to the west is repeated here, in the reverse direction. The original windows have been retained on the second floor. There is a stone sill course under the third floor windows; the windows have been reduced in size, the decorative cornice has been removed. Rock faced stone blocks outline the storefront, which has been modernized.	
290 Main Street	1895	Three-story, brick commercial building with a turret on the northwest corner. The building has a flat roof. There is a decorative pattern in the brick on the turret and in a band above the windows on the second and third floors. Rock faced stone blocks outline the storefront, which has been modernized. Modern windows have replaced the originals in all but the uppermost tier of the tower, and the decorative cornice has been removed.	

☐ Residential Building Type
 ☐ Commercial Building Type
 ☐ Industrial Building Type
 ☐ Public Building Type

Sources: 2011 National Register of Historic Places Registration Form, Broome County Parcel Mapper, Google Street View, 2020 Final Assessment Roll, and Description of Properties Compiled for 2019 National Register of Historic Places Registration Form.

* Image from Google Street View

Table 2: Listing of Contributing Historic Properties within Johnson City Historic Core District (Continued)

Address	Date	Description of Historic Resource	Photo Inventory
296 Main Street	c. 1898	Three-story, brick commercial building with a flat roof. This is a corner building with entrances on both Main and Arch Streets. Two-story, canted bays flank the Palladian windows on the second and third story. The narrow cornice is decorated with dentils. There is a double row of corbelled brick dentils below the cornice. There are two modern storefronts on Main Street. Wood frame, vinyl sided addition at the rear of the building. Vinyl siding has also been used as in-fill on the storefront on the southeast corner of the building.	
300 Main Street	c. 1910	Tiny, one-story, commercial building with a flat roof and recessed entry.	
314 Main Street	1927 / 1925	Sarah Jane Johnson Methodist Church. Gothic Revival church; designed by J.C. Fuller of Uniontown, PA; built of Hummelstown brownstone, quarried at Hummelstown, Pa. The three-stage tower, 112 feet high, has an open belfry. In 1946 Carillon Bells, purchased in memory of those who served in the Armed Forces in World War II, were added to the tower. Main entrance is located at the base of the tower. The church has a gabled roof with the gable end facing Main Street. A large central gothic window dominates the Main Street facade. Gothic windows are placed between the buttresses on the side walls. Carved in a medallion above each window are symbols of the Christian faith. / Sarah Jane Johnson Community House - two-story Gothic Revival building with gabled roof and raised basement; built with Hummelstown brownstone. The upper windows are Gothic arches; the lower ones are rectangular (Listed as 308 Main Street).	
15 Ozalid Road	c. 1910	Two-story, wood frame residence with a rusticated concrete block foundation; hipped roof; enclosed front porch. Aluminum siding; 1 / 1 windows arranged in pairs on the facade.	
19 Ozalid Road	c. 1910	Two-story, wood frame residence with a two-story wing; cross-gabled roof; rusticated concrete block foundation; enclosed porch spans the wing. Asbestos siding; 1 / 1 windows.	

☐ Residential Building Type ☐ Commercial Building Type ☐ Industrial Building Type ☐ Public Building Type

Sources: 2011 National Register of Historic Places Registration Form, Broome County Parcel Mapper, Google Street View, 2020 Final Assessment Roll, and Description of Properties Compiled for 2019 National Register of Historic Places Registration Form.

* Image from Google Street View

Table 2: Listing of Contributing Historic Properties within Johnson City Historic Core District (Continued)


Address	Date	Description of Historic Resource	Photo Inventory
21 Ozalid Road	c. 1910	Two-story, wood frame residence with a two-story wing; cross-gabled roof; rusticated concrete block foundation. Porch spans the wing. Vinyl siding; 1/1 windows.	
18 Park Street	1947	Ansco Factory - Excellent example of a streamlined Moderne design. The building uses glass block and glazed brick in tones of green and buff to create flowing horizontal lines. All corners and edges are rounded, often with aluminum as an edge. The modern building was constructed around a 3-story coating machine, the largest in the world at the time. The streamlined modern, two-story gate house with flat roof uses the same design vocabulary. Listed as 25 Ozalid Road.	
15 Park Street	c. 1910	Two-story, wood frame apartment building with a flat roof, set on a stone foundation. The front porch has been replaced. Vinyl siding; 1/1 windows.	
19 Park Street	c. 1910	Large, two-story, wood frame, two-family residence with a cross-gabled roof; stone foundation; replacement entry porches, on north and south sides. Vinyl siding; 1/1 windows paired on the facade.	
23 Park Street	c. 1910	Large, two-story, wood frame, two-family residence with a cross-gabled roof; stone foundation; replacement entry porches, north and south sides. Vinyl siding; 1/1 windows.	
32 Park Street	c. 1900	Two-story, wood frame residence with a cross-gabled roof; one-story rear addition; front porch is being enclosed. Large second-story bay window above the porch. Clapboard; replacement windows.	
55 Willow Street	c. 1918	Park: small triangular park with an iron fence on the northern edge. Poured concrete sidewalks within the park circle and connect one round and one square planting bed. There is a third, triangular planting bed at the eastern end of the park. Mature trees line the north side of the park. There is a flag pole to the south of the circular flower bed. A small, modern, covered pavilion on a concrete pad shades a single picnic table.	

☐ Residential Building Type
 ☐ Commercial Building Type
 ☐ Industrial Building Type
 ☐ Public Building Type

Sources: 2011 National Register of Historic Places Registration Form, Broome County Parcel Mapper, Google Street View, 2020 Final Assessment Roll, and Description of Properties Compiled for 2019 National Register of Historic Places Registration Form.

* Image from Google Street View

Table 2: Listing of Contributing Historic Properties within Johnson City Historic Core District (Continued)



Address	Date	Description of Historic Resource	Photo Inventory
29-37 Willow Street	c. 1910 / 1970	Two-story, stucco residence on raised foundation, set perpendicular to the street; hipped roof; flared eaves; hipped dormers east and west sides. A prominent end chimney towers above the eaves on the north side of the house. The front door, which faces east, is reached by a flight of stone steps. There is a simple pediment above the door. The windows are 6/1. (Listed as 28 Lewis Street). Also includes commercial building with frontage on Willow Street - One-story contemporary commercial building with a gabled roof (29 Willow Street), non-contributing.	
16 Willow Street	c. 1910	Three-story commercial building with a recessed entry flanked by double plate glass display windows; flat roof. It has been sided with vinyl siding and the windows on the upper floors have been replaced. Listed as 14 Willow Street.	
20 Willow Street	c. 1910	Two-story, wood frame American Foursquare with a hipped roof; hipped dormers; rusticated concrete block foundation; full-width porch, mostly enclosed. Modified Palladian window in the front dormer, a two-story bay window, south side; oriel window north side. Asbestos shingled; 1/1 windows.	
24 Willow Street	c. 1910	Two-story, wood frame gable and wing residence; addition north side. Vinyl siding; replacement windows and porch.	
26 Willow Street	c. 1900	Two-story, wood frame residence with three front facing gables; large gabled dormer, north side; full-width open porch. Asbestos shingled; 1/1 and cottage windows. Garage - one-car masonry garage with hipped roof.	
28 Willow Street	c. 1910	Two-story, wood frame residence with a cross gabled roof; full-width open porch. Asbestos shingles; 1/1 and cottage windows. A carport has been constructed on the north side.	

☐ Residential Building Type
 ☒ Commercial Building Type
 ☐ Industrial Building Type
 ☐ Public Building Type

Sources: 2011 National Register of Historic Places Registration Form, Broome County Parcel Mapper, Google Street View, 2020 Final Assessment Roll, and Description of Properties Compiled for 2019 National Register of Historic Places Registration Form.

** Image from Google Street View*

Table 2: Listing of Contributing Historic Properties within Johnson City Historic Core District (Continued)

Address	Date	Description of Historic Resource	Photo Inventory
36 Willow Street	1920	Goodwill Theater - T-shaped in plan, the building was designed in the Neoclassical style by the architectural firm of Lacey, Schenk and Cummings. It is a three-story building on a concrete foundation. The steel and reinforced concrete structural system is faced with red brick, cut limestone and marble. The roof is flat and clad in a combination of shingles, tar and stone. The edge features terra cotta coping.	
48 Willow Street	1899	Former Johnson City Municipal Building and Central Fire Station. This three-story, brick Romanesque Revival building was constructed by the Endicott Johnson Company. Step gables hide the shallow cross-gabled roof. There is a Palladian window in the front gable. The other windows are 1/1 with stone lintels and sills. Centered on the third floor are two sets of paired window. Each pair has a roman arched crown set with a key stone. There are four, large over-head doors on the facade to accommodate fire trucks.	

☐ Residential Building Type
 ☐ Commercial Building Type
 ☐ Industrial Building Type
 ☐ Public Building Type

Sources: 2011 National Register of Historic Places Registration Form, Broome County Parcel Mapper, Google Street View, 2020 Final Assessment Roll, and Description of Properties Compiled for 2019 National Register of Historic Places Registration Form.

** Image from Google Street View*