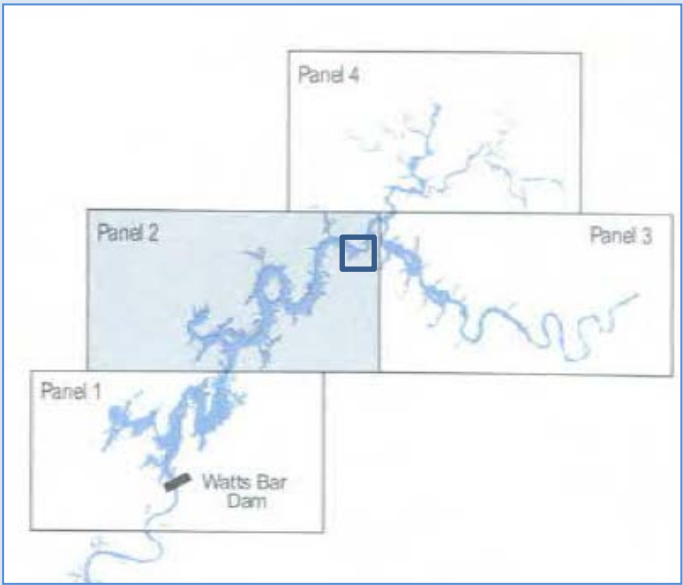
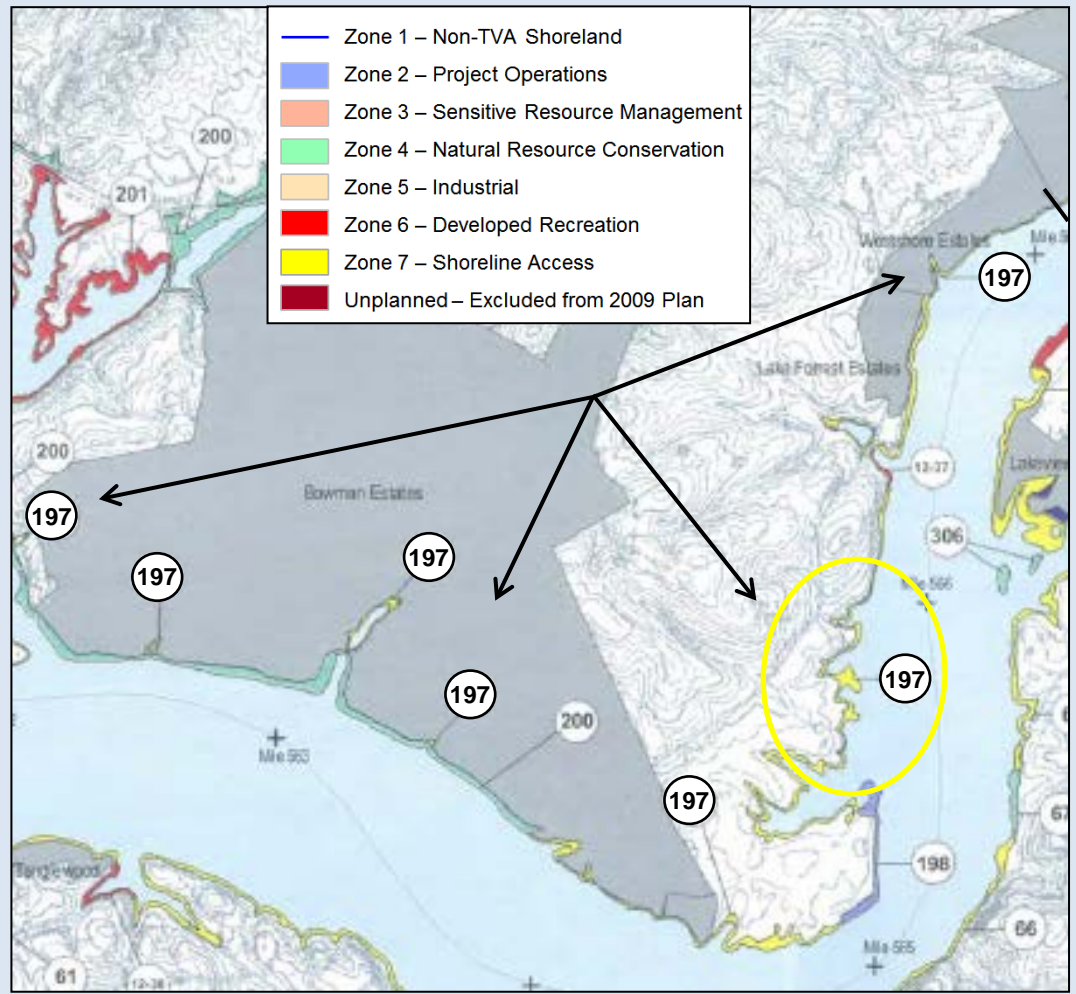


# Watts Bar Reservoir Proposed Allocation Change

## PARCEL 197 (36.8 acres)



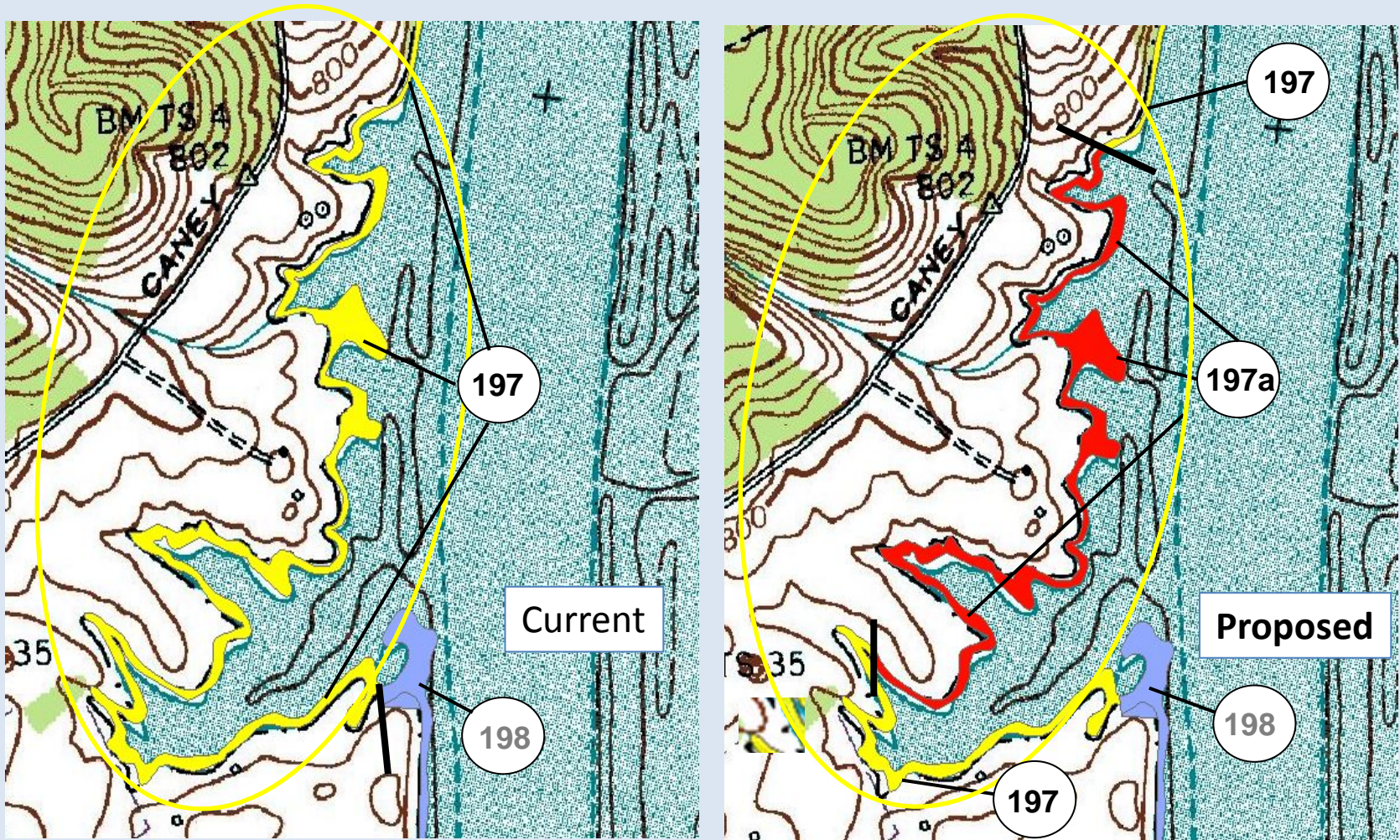
Location: Panel 2; Roane Co.;  
Tennessee River Miles (TRMs)  
562.2R to 567.1R



**TVA Proposed Action:**  
TVA proposes to change the land use allocation of a 10.2-acre portion of Parcel 197 from its current allocation of Zone 7 (Shoreline Access) to Zone 6 (Developed Recreation).

# Parcel 197 - Proposed Allocation Change

- Change 10.2-acre portion of Parcel 197 to Zone 6 (Developed Recreation)
  - Revise Parcel 197 acreage from 36.8 acres to 26.6 acres



# Parcel 197 - Proposed Allocation Change

- **Additional information:**
  - Parcel 197 is seven noncontiguous parcels fronting residential property on the main river channel from TRMs 562.2R to 567.1R.
  - The proposed allocation change is needed because there has been a change in backlying private property ownership near TMR 565.7 from private residential to the State of Tennessee – Tennessee Wildlife Resources Agency (TWRA) for public recreation purposes.
  - TVA is proposing to change the allocation of the shoreline frontage at the TWRA property from Zone 7 to Zone 6 to allow for additional public recreation access.
  - TWRA is proposing to construct public water access facilities including a boat-launching ramp and a fishing pier.
  - The remaining 26.6 acres of Parcel 197 would remain allocated as Zone 7. Requests for private water-use facilities would still be considered on the remaining 26.6 acres of Parcel 197.

# Land Planning Zone Definitions

## Zone 6: Developed Recreation

- The designations below are based on levels of development and the facilities available to the public, graduating from informal use to more developed use. Parcel descriptions should describe the primary type of use and discuss potential for infrastructure, access, and development.
- Water access: small parcels of land, generally less than 10 acres, and typically shoreline areas conveyed to public agencies for access
- Public recreation: more recreational opportunities, some facilities, more than just launching a boat and typically generally greater than 10 acres including areas that have been conveyed for public recreation
- Commercial recreation: property suitable and capable to support commercial water-based operations
- All reservoir land managed for concentrated, active recreational activities that require capital improvement and maintenance, including:
- TVA public land under easement, lease or license to other agencies/individuals for recreational purposes.
- TVA public land fronting land owned by other agencies/individuals for recreational purposes.
- TVA public land developed for recreational purposes, such as campgrounds, day use areas, etc.
- Land planned for any of the above uses in the future.

## Zone 6 Definition - Continued

- **Types of development that can occur on Zone 6 land are:**
- Water access: e.g., areas that tend to be informal and can include launching ramps, courtesy piers, canoe access, parking areas, picnic areas, trails, etc.
- **Public recreation:** recreation on publicly owned land with facilities developed by a public agency and providing amenities open to the general public. Facilities at “public recreation” (municipalities/communities) areas typically include playgrounds/play structures, picnic facilities, tennis courts, horseshoe areas, play courts, recreation center, athletic fields, trails, natural areas, amphitheaters, food concessions (vending, snack bar), access to water for fishing and boating, swimming areas and swimming pools, marina facilities owned by the public entity, parking and/or overnight (developed) camping
- Commercial recreation: defined as recreation amenities that are provided for a fee to the public intending to produce a profit for the owner / operator. These primarily water-based facilities typically include marinas and affiliated support facilities like restaurants and lodges; campgrounds; cabins; military vessel attractions, excursion tour vessels (restaurant on the water), etc.
- Greenways: linear parks or developed trails located along natural features, such as lakes or ridges, or along man-made features, including abandoned railways or utility rights-of-way, which link people and resources together

# Definitions Cont.

## Zone 7: Shoreline Access

- This is TVA-owned land where Section 26a applications and other land use approvals for shoreline alterations are considered. Requests for shoreline alterations are considered on parcels identified in this zone where such use was previously considered and where the proposed use would not conflict with the interests of the general public. Types of development/management that can occur on this land are:
  - Water use facilities, e.g., docks, piers, launching ramps/driveways, marine railways, boathouses, enclosed storage space and nonpotable water intakes
  - Access corridors, e.g., pathways, wooden steps, walkways or mulched paths, which can include portable picnic tables and utility lines
  - Shoreline stabilization, e.g., bioengineering, riprap and gabions and retaining walls
  - Shoreline vegetation management on TVA-owned access shoreland
  - Conservation easements for protection of the shoreline
  - Other activities, e.g., fill, excavation, grading, etc.