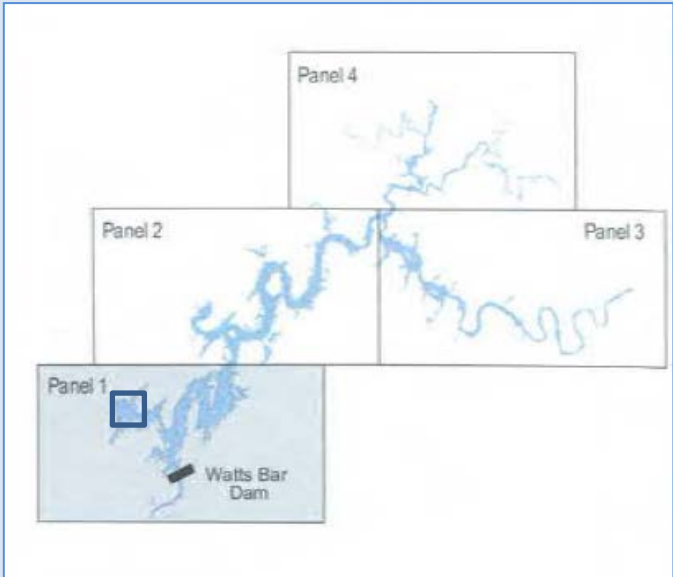
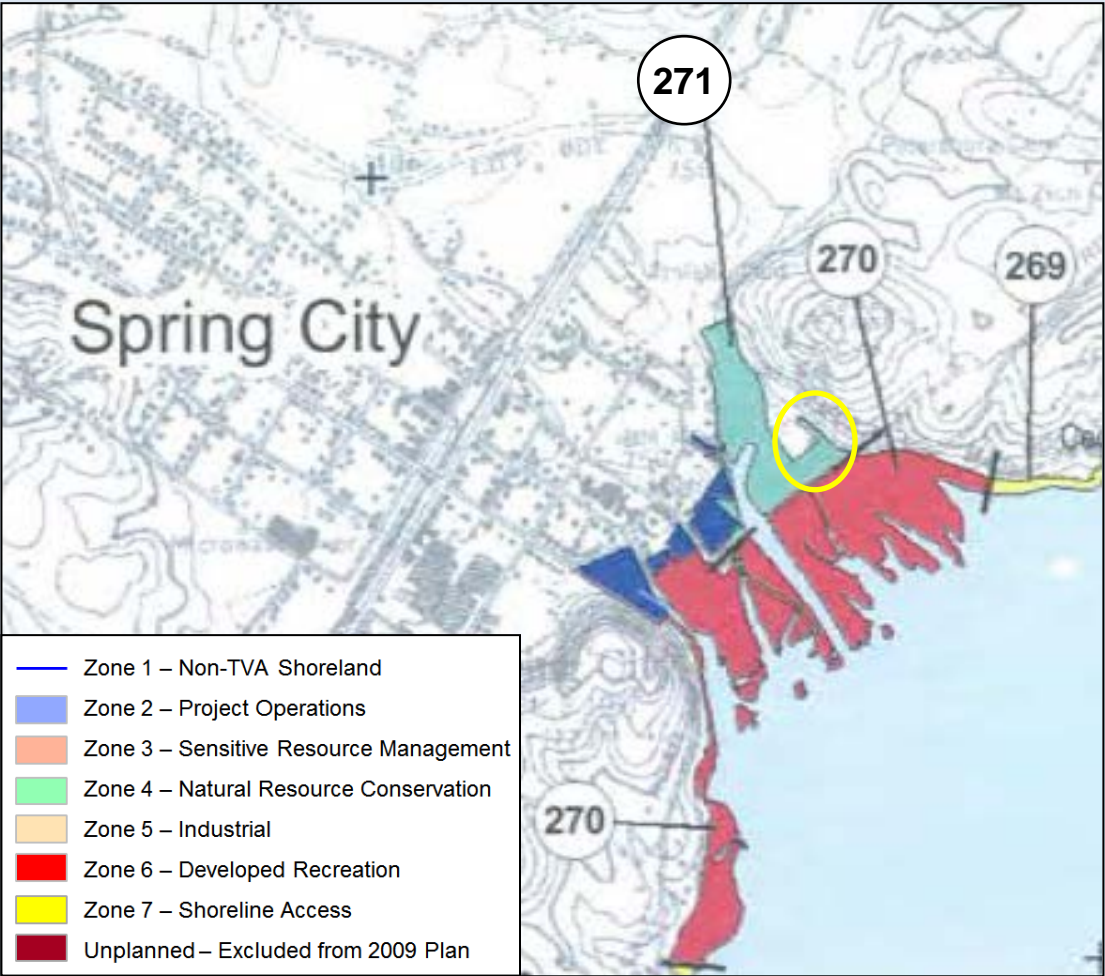


# Watts Bar Reservoir Proposed Allocation Change

## PARCEL 271 (14.0 acres)



Location: Panel 1; Rhea Co.;  
Piney River Mile 6.0 – Upper Piney

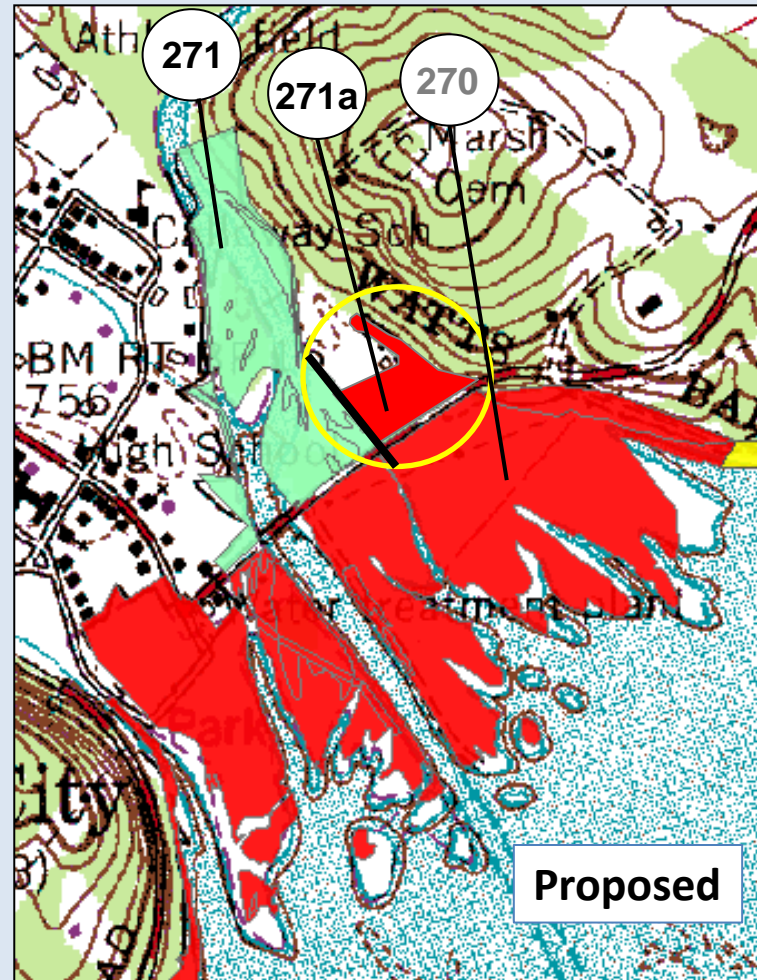
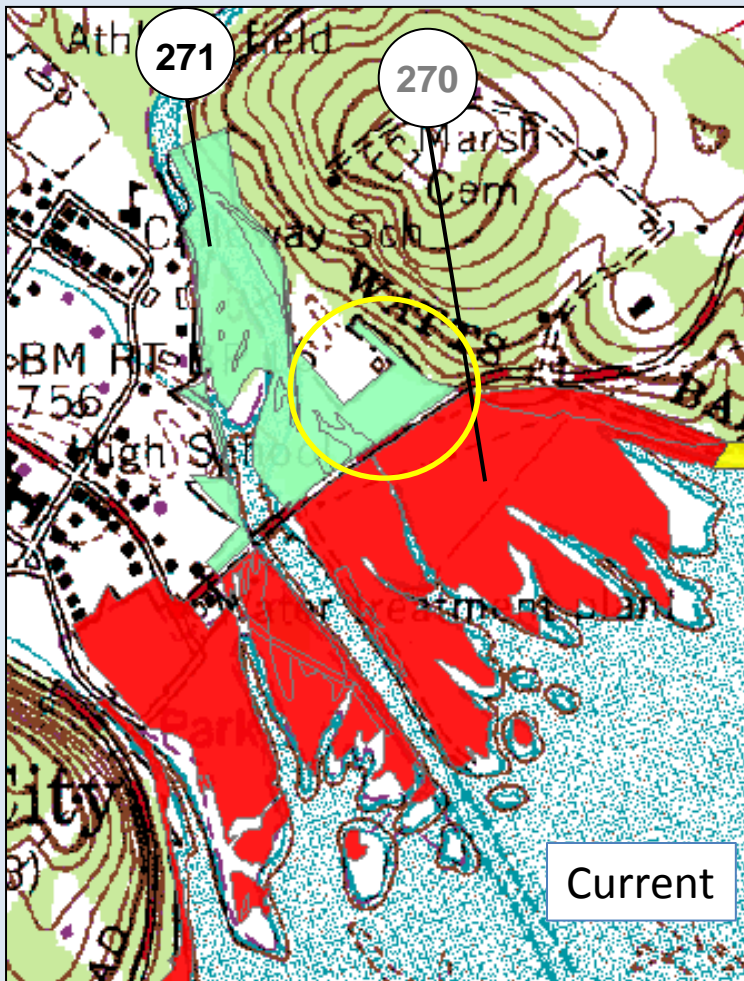


### TVA Proposed Action:

TVA proposes to change the land use allocation of a 2.4-acre portion of Parcel 271 from its current allocation of Zone 4 (Natural Resource Conservation) to Zone 6 (Developed Recreation).

# Parcel 271 - Proposed Allocation Change

- Change 2.4-acre portion of Parcel 271 to Zone 6 (Developed Recreation)
  - Revise Parcel 271 acreage from 14.0 acres to 11.6 acres



# Parcel 271 - Proposed Allocation Change

- **Additional information:**
  - Parcel 271 is one contiguous tracts located along both sides of the Piney River upstream of Toestring Valley Road in Spring City. The parcel is near Spring City Park, is undeveloped, and has been maintained in open land status. The most upstream portion of the parcel supports some forested riparian habitat on a moderate slope. This area provides some limited habitat for wildlife and local floodwater attenuation/storage during major flood events on the Piney River.
  - The allocation change is proposed on a 2.4-acre portion of the 14.0-acre parcel to support public recreation access on adjacent Parcel 270. Potential uses may include overflow parking for vehicles and boat trailers for adjacent public boat-launching ramps.
  - The remaining 11.6 acres of Parcel 271 would remain allocated as Zone 4 (Natural Resource Conservation) and requests for private water-use facilities will not be considered.

# Land Planning Zone Definitions

## Zone 4: Natural Resource Conservation

- This is land managed for the enhancement of natural resources for human use and appreciation. Management of resources is the primary focus of this zone. Appropriate activities in this zone include hunting, timber management to promote forest health, wildlife observation and camping on undeveloped sites. Areas included are:
- TVA public land under easement, lease or license to other agencies for wildlife or forest management purposes
- TVA public land fronting land owned by other agencies for wildlife or forest management purposes
- TVA public land managed for wildlife or forest management projects
- Informal recreation areas maintained for passive, dispersed recreation activities, such as hunting, hiking, bird-watching, photography, primitive camping, bank fishing and picnicking
- Shoreline Conservation Areas: narrow riparian strips of vegetation between the water's edge and TVA's back-lying property that are managed for wildlife, water quality or visual qualities
- Wildlife Observation Areas: TVA Natural Areas with unique concentrations of easily observed wildlife that are managed as public wildlife observation areas
- River corridor without sensitive resources present: a river corridor is a linear green space along both stream banks of selected tributaries entering a reservoir managed for light boat access at specific sites, riverside trails and interpretive activities
- Islands of 10 acres or less

# Definitions Cont.

## 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: 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: property suitable and capable to support commercial water-based operations including areas that have been conveyed for commercial recreation
- 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