

Fontana Reservoir

Mountain Reservoirs Land Management Plan - Summary of Allocation Changes

Land use allocation changes on Fontana Reservoir that have occurred since the 2009 Mountain Reservoirs Land Management Plan (RLMP) was completed are summarized below:

Parcel & Tract No.	2009 Mountain RLMP		Allocation Change Description ²	Justification ³
	Allocation ¹	Acres		
Parcel 1 (XFR-1PT)	Zone 2	403.0	<ul style="list-style-type: none">2.58 acres changed to Zone 1 (Non-TVA Shoreland)Parcel 1 is now 400.42 acres and remains Zone 2	Land Policy
Parcel 26 (XFR-26PT)	Zone 4	NA	<ul style="list-style-type: none">1.1 acres added and allocated to Zone 7 (Parcel 26a)Parcel 26 remains Zone 4	Administrative Error

¹ See [definitions of the land planning zones](#)

² More information is available below - the fact sheets for the allocation changes described in the table above are considered a supplement to the 2009 Mountain RLMP.

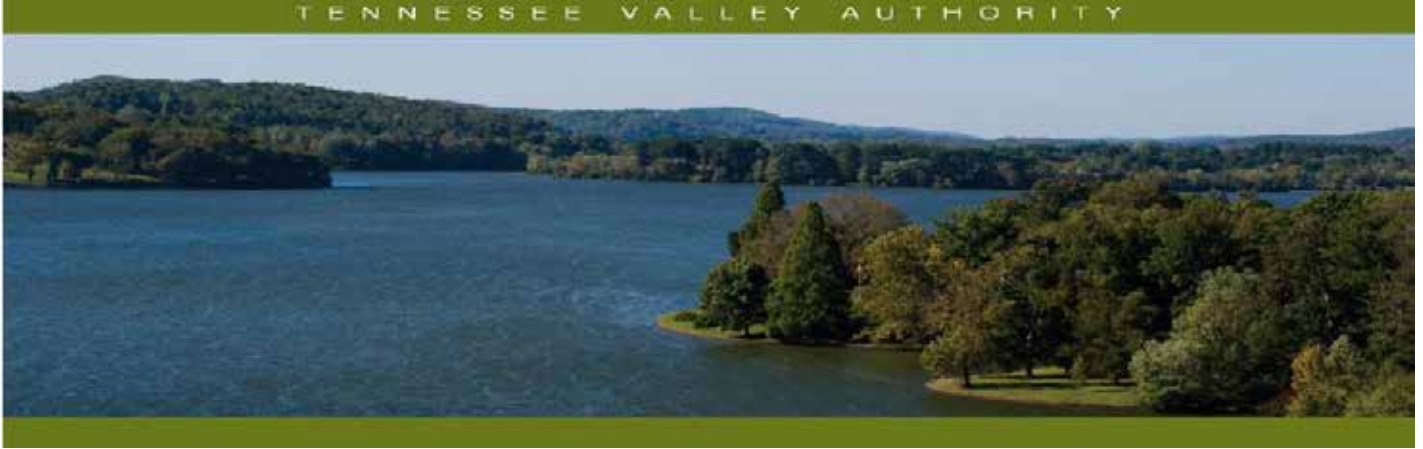
Land Use Allocation Changes

After approval of a [reservoir land management plan](#) by TVA, all future uses of TVA-managed lands on that reservoir must then be consistent with the allocations within that RLMP.

³ In accordance TVA policies and guidelines, allocation changes after approval of an RLMP are only allowable under limited circumstances described below:

- (1) To correct administrative errors that occurred during the planning process
- (2) To implement TVA's [Shoreline Management Policy](#), consistent with the TVA [Land Policy](#)
- (3) To allow water-access for industrial or commercial recreation operations on private backlying property, consistent with the TVA [Land Policy](#)

TVA reservoir property that has been sold reverts to Zone 1 – Non-TVA Shoreland.



Mountain Reservoir Land Management Plan Allocation Change – Fontana – Plan Tract XFR-1PT

Reservoir Lands Planning Allocation Change

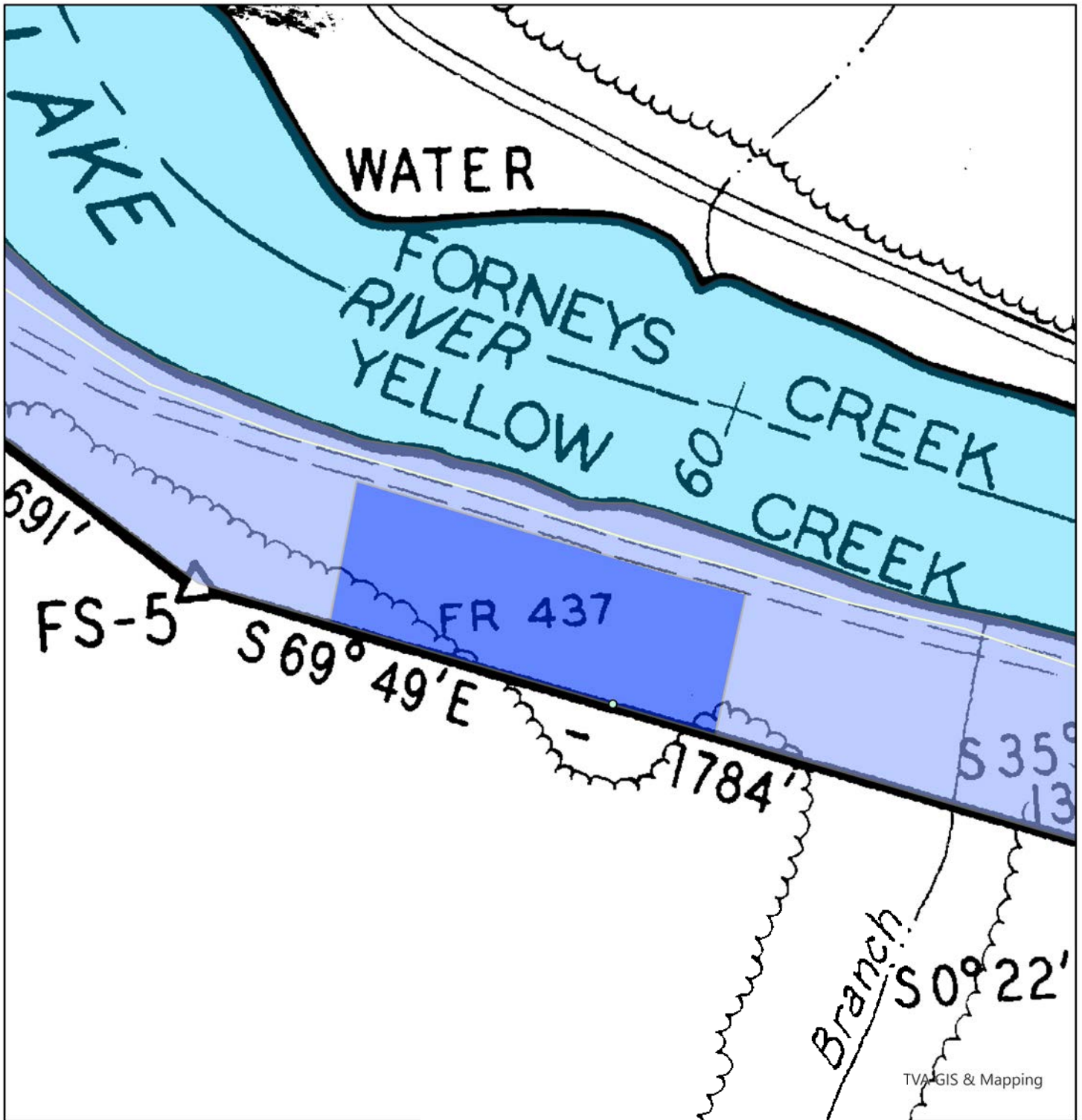
After approval of a reservoir land management plan (RLMP) by the Tennessee Valley Authority (TVA), future uses of TVA-managed lands on that reservoir must then be consistent with the land use allocations within that RLMP. In 2012, TVA declared surplus and sold at public auction pursuant to Section 31 of the TVA Act, a 2.58-acre portion of Plan Tract No. XFR-1PT (TVA Tract No. XFR-9) for industrial purposes to support a new public water treatment facility that replaced an aging water treatment facility that served Fontana Village and TVA facilities at Fontana Dam. Former TVA reservoir property reverts to Zone 1 (Non-TVA Shoreland), therefore the sale of the 2.58-acre portion of XFR-1PT warrants an allocation change. This document addresses the reallocation of the 2.58-acre portion of XFR-1PT no longer in TVA's ownership and is considered a supplement to the Fontana Reservoir section of the 2009 Mountain RLMP. Definitions of TVA's land use allocation zones are available at www.tva.com/landplanzones.

General Information about Fontana Reservoir

Fontana Reservoir is an impoundment of the Little Tennessee River formed by Fontana Dam which is located at Little Tennessee River mile 61.0. Fontana Reservoir is situated in Graham and Swain counties in western North Carolina, has 931 acres of TVA reservoir land, and mainland shoreline length is 237.8 miles. Fontana Reservoir is 29 miles long and the water surface area is 10,230 acres. The Great Smoky Mountains National Park borders the reservoir to the north, and the Nantahala National Forest borders the reservoir to the south.

Fontana Parcel 1 (XFR-1PT)

XFR-1PT (403.0 acres) is located in Graham County and the 2.58-acre area is along the left descending bank at Little Tennessee River mile 60.0 along the tailwater of Fontana Reservoir. In the 2009 Mountain RLMP, Fontana Reservoir Parcel 1 (XFR-1PT) is allocated for "Project Operations." The 2.58-acre area is along a narrow strip of property adjacent to an existing TVA access road and is about 250 feet downstream from the existing water treatment plant being replaced. The 2.58-acre area was sold at public auction pursuant to the TVA Land Policy, which describes that TVA shall continue to utilize reservoir properties to meet the operational needs of the agency and its distributors as well as provide for public infrastructure needs such as roads, water and sewer lines, and other utilities, but will only consider requests for private infrastructure where TVA determines no other practicable alternative exists. In this instance, the sale of the property was recommended rather than a grant of easement due to environmental risks associated with industrial use. The remaining 400.42 acres of Parcel 1 continues to be allocated as Zone 2 (Project Operations).



TVA GIS & Mapping

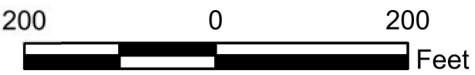
Exhibit Map

Proposed Allocation Change
 Graham County, North Carolina
 XFR-1PT

Little Tennessee River Mile 60L

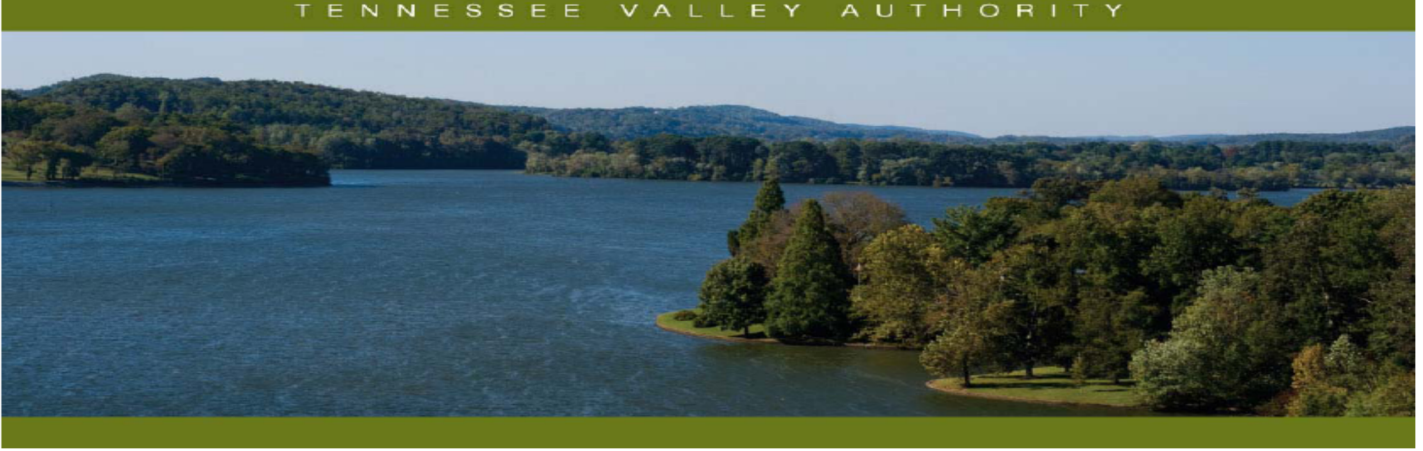
Map Reference:
 C/D Stage: 1
 Quad: 149NE

- Area to be reallocated to Zone 1 (Approx. 2.58 acres)
- XFR-1PT- Area to Remain Zone 2 (Approx. 400.42 acres)



Fontana Reservoir

February 8, 2024



Mountain Reservoir Land Management Plan Allocation Change – Fontana – Plan Tract XFR-26PT

Reservoir Lands Planning Allocation Change

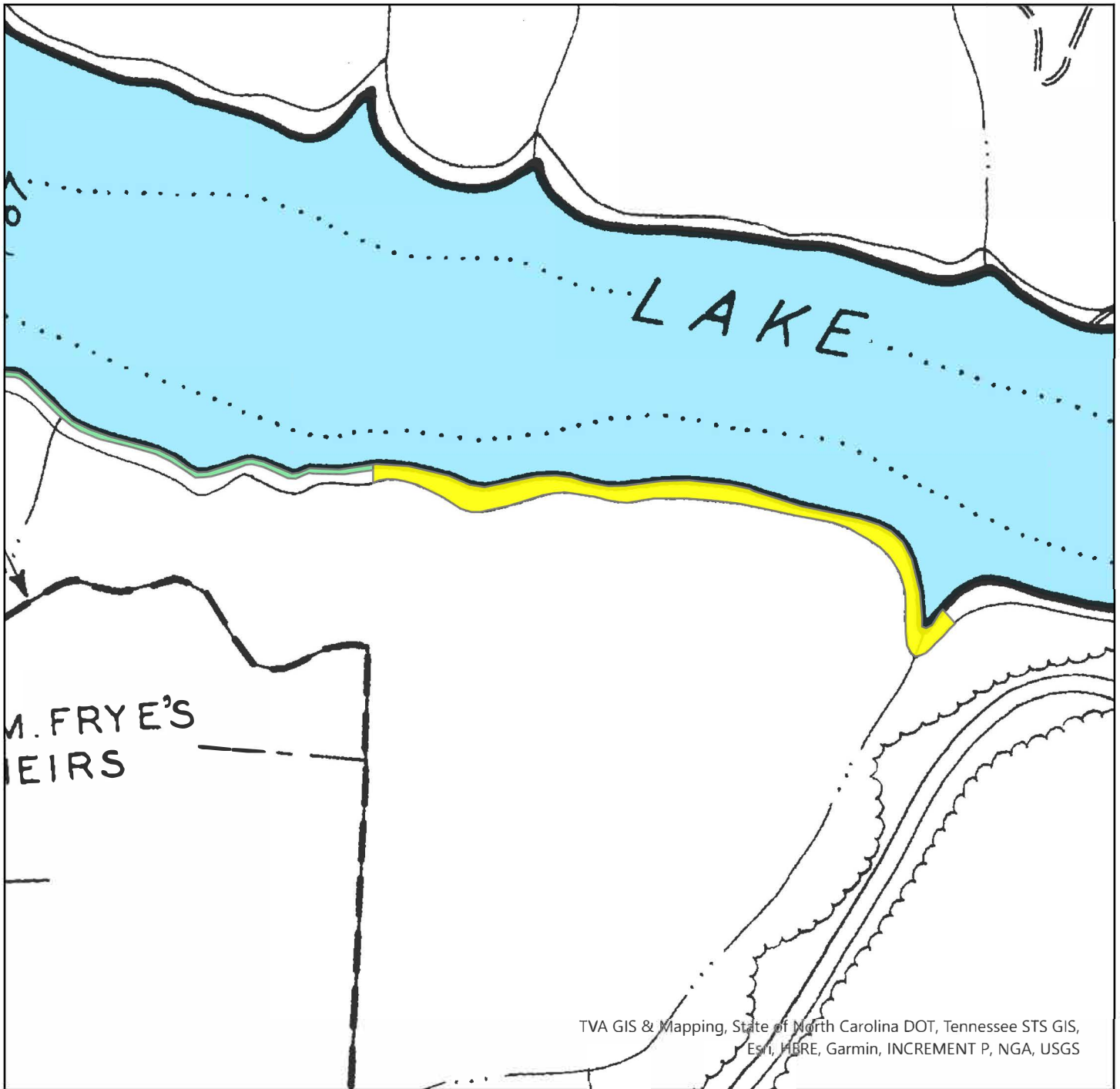
After approval of a reservoir land management plan (RLMP) by the Tennessee Valley Authority (TVA), future uses of TVA-managed lands on that reservoir must then be consistent with the land use allocations within that RLMP. In 1994, TVA consented for the United States Forest Service (USFS) to transfer a portion of XTFR-3 into private ownership. Property below the 1720-foot contour on this tract reverted to TVA ownership and control with rights retained for the backlying landowner. However, this consent to transfer and associated reversion of certain land to TVA ownership was overlooked during the lands planning process. This document addresses the reallocation of the 1.1-acre portion of XFR-26PT from Zone 4 (Natural Resource Conservation) to Zone 7 (Shoreline Access) and is considered a supplement to the Fontana Reservoir section of the 2009 Mountain RLMP. Definitions of TVA's land use allocation zones are available at www.tva.com/landplanzones.

General Information about Fontana Reservoir

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Fontana Parcel 26 (XFR-26PT), Parcel 26a (XFR-26aPT)



XFR-26PT is located in Swain County along the left descending bank at Little Tennessee River mile 87.3. In the 2009 Mountain RLMP, Fontana Reservoir Parcel 26 (XFR-26PT) is allocated for Zone 4 (Natural Resource Conservation). There is no acreage associated with the Parcel as the area is fronting lands transferred to the USFS and these lands are planned using a line only. TVA works cooperatively with the USFS through a contract to manage lands, including the ability to transfer lands. In this location, TVA consented for a transfer of lands that was overlooked during the lands planning process. The new backlying owners retained the right to apply for private water-use facilities. Therefore, to allow the backlying owner to apply for private water-use facilities, a correction of the TVA lands and land allocation had to be approved. TVA has subsequently approved the allocation of 1.1 acres of TVA land to Zone 7 (Shoreline Access) and named Parcel 26a (XFR-26aPT). The remaining Zone 4 shoreline will remain as previously allocated.



TVA GIS & Mapping, State of North Carolina DOT, Tennessee STS GIS, Esri, HERE, Garmin, INCREMENT P, NGA, USGS

Exhibit Map

Map Reference:
C/D Stage: 23
Quad: 158NE

-  Zone 4 - Shoreline Allocation to Remain
-  XFR-26aPT- Area to be Reallocated to Zone 7 (Approx. 1.1 acres)

Proposed Allocation Change
Swain County, North Carolina
XFR-26PT
Little Tennessee River mile 87.3L



Natural Resources



Fontana Reservoir

May 18, 2025