

ACKNOWLEDGMENTS

In developing the Tellico Parkway Greenway Master Plan, the Ragan-Smith and Alta Planning + Design team worked closely with the Tellico Parkway Greenway Committee, Loudon County Economic Development Agency, Tellico Village POA, Tennessee Valley Authority, Tellico Reservoir Development Agency, and Community Stakeholders who participated in public input meetings. This plan could not have been possible without the time and efforts put forth by these participants.

RAGAN • SMITH



The Tellico Parkway Greenway Committee deserves special recognition for its dedication, leadership, and input into developing this corridor planning study.

Committee members include:

- *Pat Phillips - Loudon County Economic Development Agency*
- *Henry Cullen - Loudon County Commissioner (Honorary Member)*
- *Tracy Blair - Loudon County Director of Budgets*
- *Bob Martin - Tellico Village Property Owners Association*
- *Jeff Gagley - Tellico Village Property Owners Association*
- *Terry Droogan - Tellico Village Property Owners Association*
- *Nicole Curtis - Loudon Utilities*

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The Tellico Parkway Greenway Committee has recognized the value a greenway trail system can contribute to its community and the surrounding region.

Based on our project reconnaissance, the historical background of this region and feedback from project stakeholders, the following project goals were established for the Tellico Parkway Greenway:

Transportation:

- Provide safe travel routes for pedestrians and bicyclists along Tellico Parkway.
- Examine the possibility of electric vehicle travel on portions of the Greenway Corridor.
- Provide safe crossings and well-designed intersections between different modes of transportation.
- Connect to the Regional Transportation Plan of Loudon County and surrounding areas.

Connect to the Surrounding Community & the Natural Environment:

- Connect neighborhoods to the surrounding amenities, parks, retail and business establishments, institutions, and public facilities.
- Identify opportunities for connecting spur and loop trails off of the main greenway.
- Link routes of travel to different types of land use to increase walking and biking opportunities and reduce the requirement for car travel.
- Provide comfortable places along the greenway for social interaction, enjoyment of the natural environment, and visual vistas.
- Provide a multi-use trail that encourages healthy activity and outdoor opportunities.

Encourage Economic Growth & Increase Property Value

- Encourage greenway connections to places of commerce.
- Provide a positive experience for visitors using the greenway, to encourage investment in the local economy, and encourage future investments in the area.
- Add an amenity to the existing and proposed homes that will increase property value.



Tellico Parkway Corridor History

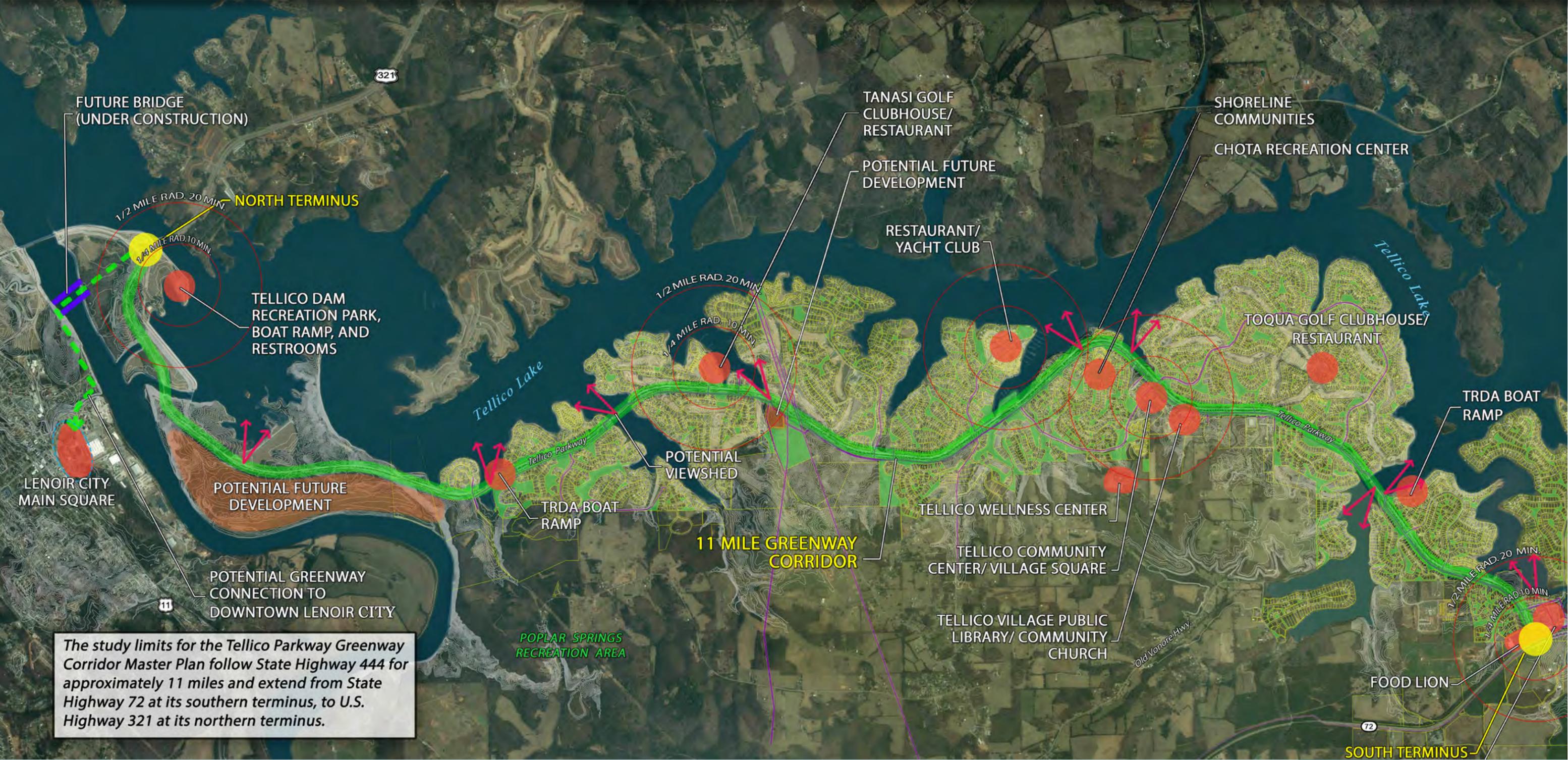


Long before Tellico Parkway, the Cherokee Indians called this area home and utilized the Little Tennessee River as a major resource for food and transportation. The Cherokee had numerous villages located along the shore of the Little Tennessee River, and today, many streets in the Tellico Village community are named after those former Cherokee villages.

The Tellico Village planned residential community started as more than just a real estate development. It was a part of a larger plan to bring jobs, higher income, and economic growth to Loudon and surrounding counties in the 1960s. The Tennessee Valley Authority (TVA) fostered the program that would use the shoreline lands of the proposed Tellico Lake for residential, commercial, and recreational development, with the majority of the revenue being invested back into the local community. After the creation of Tellico Lake, TVA turned over 11,000 acres of land to the newly founded Tellico Reservoir Development Agency (TRDA) to manage the land for development. In 1984, TRDA selected Cooper Communities to develop a planned residential lakeside community, and in 1986, Tellico Village was established as a premier water and golf community in the southeast.

Today, Tellico Parkway (Highway 444) functions as the major north-south connector from Highway 72 to Highway 321, serving over 7,000 residents of the Tellico Village Community, while also connecting to Tellico Dam Recreation Area and Lenoir City. The Tellico Parkway Greenway will serve to provide a much needed pedestrian and bicycle linkage along this important corridor.

Project Limits - Study Area



The study limits for the Tellico Parkway Greenway Corridor Master Plan follow State Highway 444 for approximately 11 miles and extend from State Highway 72 at its southern terminus, to U.S. Highway 321 at its northern terminus.

Master Plan Process

The Master Plan process has included several steps to ensure a complete evaluation of opportunities and constraints existing along the Tellico Parkway Greenway Corridor and to capture input from the project team, corridor stakeholders, and the surrounding community. A general outline of the process includes the following steps:

- May-Sept 2015: Survey of existing conditions, several reconnaissance and research visits.
- May 8, 2015: Meeting with Tellico Parkway Greenway Committee to review electric vehicle route options as mapped by previous Tellico Village POA study.
- May 22, 2015: Project kick-off meeting with the team to establish the planning process and general goals.
- June 1, 2015: Greenway concept review meeting with TDRA and TVA.
- June 12, 2015: A public workshop and stakeholders review meeting to review concepts and generate feedback.
- Stakeholders Present: *Greenway Committee Members
TVA Representatives
TRDA Representatives
Tellico Village POA Representatives
Loudon Utilities Representatives
TDOT Representatives*
- June 23, 2015: TDOT Region 1 meeting to review greenway concept and potential crossing options for Tellico Parkway.
- July 7, 2015: Greenway and Tellico Village POA Board progress and feedback meeting.
- July 15, 2015: Public presentation of the Preliminary Master Plan and workshop with project stakeholders to review the master plan findings. This meeting engaged feedback from over 100 participants including local residents, community stakeholders, and design team members.
- August 14, 2015: Greenway Committee progress and feedback meeting.
- August-Sept 2015: Revisions based on review and public feedback during the input and workshop meetings.
- August-Sept 2015: Identify grants that could be used for possible greenway development.
- November 2015: Final preparation and public presentation of the Final Plan Documents.

The completed Master Plan will be utilized to pursue the funding, design, and construction of the first phase of the Tellico Parkway Greenway.



Public Input Meetings

Throughout the Master Plan process, stakeholder involvement and feedback were considered a high priority. Several workshops and public input meetings were held to discuss the project goals, review design concepts, and to gather public input which proved invaluable in the planning process. The following is a summary of documented input for the Tellico Parkway Greenway Corridor. These suggestions have helped to shape the development of the Master Plan Documents.

Transportation:

- Safe and efficient travel routes for multiple modes of transportation: automobiles and trucks, as well as pedestrians and bicycles are important.
- Accommodation of low-speed electric vehicles (LSEVs) and neighborhood electric vehicles (NEVs) should be considered as an alternative but not a priority.
- Safe intersections and crossings are needed, especially where multiple modes of travel are to encounter each other. Crossings should be limited to a small number.
- Collaboration between TDOT, TRDA, TVPOA, Loudon County, and LUB will be needed for project success.
- Utilizing the existing piers for the greenway at the two bridge crossings is an option: TVA installed them and neither TDOT nor the Knoxville TPO has projected a future use for them.
- In addition to linking Loudon with Tellico Village and Lenoir City, this should be part of a larger Knoxville area regional network of greenway and blueway opportunities, etc. (and will need to be considered in the Regional Greenway Plan and the Long Range Transportation Plan [LRTP]).

Connection to Surrounding Communities:

- Utilize the common areas, internal streets, and road rights-of-ways within Tellico Village as linkage routes to the greenway.
- Potentially reduce traffic speeds on Tellico Parkway.
- Crossing options for bicyclists and pedestrians include at-grade crossings, a bridge over Highway 444, or a tunnel under Highway 444. (At-grade is much more economical, but must be done with safety in mind.)
- The greenway has potential to connect to neighborhoods through footpaths. Toqua and Coyatee neighborhoods have some existing pedestrian trails in place.
- The greenway is a linear park which will include places for stopping, socializing, viewsheds, and other ways to enjoy the natural environment.
- The corridor should address multiple modes of transportation that encourage healthy activity and provide abundant outdoor opportunities.

Encourage Economic Growth:

- The greenway should better connect residents and tourists to places of commerce to increase economic activity and lead to new business opportunities.
- The greenway will promote positive experiences for multi-use trail users resulting in increased retail for corridor businesses along the greenway.
- An amenity such as a greenway will enhance the interest in the area and subsequently increase the value of residential and commercial development along the corridor.
- The greenway brings eco-tourism opportunities to Tellico Village and the surrounding areas.

General:

- Create a strong separation from greenway and existing golf cart paths.
- Design the greenway with safety and crime prevention in mind.
- Provide wayfinding and educational signage along the greenway.
- Provide places along the greenway that capture views of the natural beauty found along the corridor.

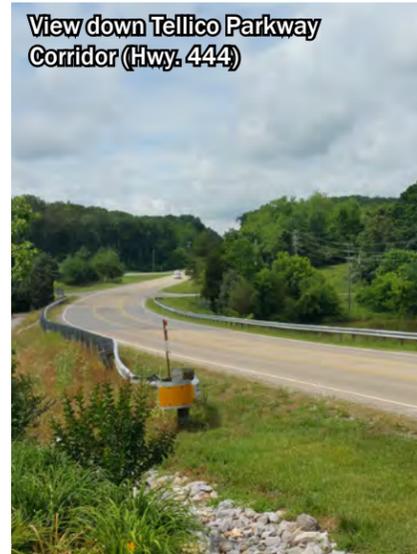
Existing Corridor Elements



Convenience Store at Chota Rd. & Hwy. 444



View of Tellico Lake with Old Silos



View down Tellico Parkway Corridor (Hwy. 444)



Clear Creek Boat Ramp



Tanasi Golf Course

The Tellico Parkway Corridor is rich with existing design elements and points of interest. The Tellico Parkway Greenway will connect these element while also providing visual and social places of opportunity.



Existing Commercial Center at Tellico Village Square



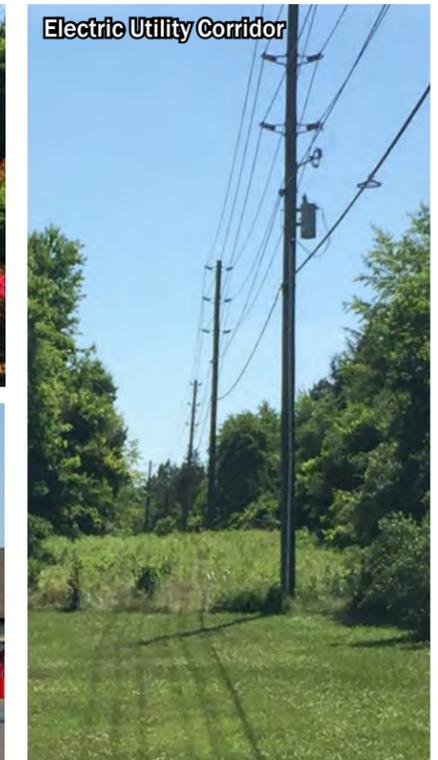
Tellico Village Public Library



Tellico Village Community Church



Typical Neighborhood Entrance Design



Electric Utility Corridor



Existing Golf Course Tunnel



Existing Tellico Village Monument Sign



Village Home Center at Mialaquo Rd. & Hwy. 444



Grocery Store at Hwy. 72 & Hwy. 444

Early Environmental Screening



TENNESSEE DEPARTMENT OF ENVIRONMENT AND CONSERVATION

Griggs & Maloney, Inc. conducted an early environmental screening consisting of a preliminary records check and a visual observation of the proposed Tellico Parkway Greenway Corridor to provide a basis for developing or refining alternatives in a study for a National Environmental Policy Act (NEPA) document.

Cultural & Historical Sites

- There are 90 recorded historic sites and buildings or potential historic sites and buildings located within 1,000 feet of the Tellico Parkway Greenway Corridor.
- All but one of these historic and potential historic sites and buildings are located within Lenoir City's historic downtown area.
- Concern for historic sites and buildings within the Greenway Corridor are low.

Archaeological Sites

- Four recorded archaeological sites are located in or near the Tellico Parkway Greenway Corridor.
- Three lie within a mile of the northern terminus of the proposed Greenway Corridor on existing TVA property. Two of the three sites are known prehistoric mounds and all three potentially contain prehistoric graves. Their current condition is unknown and the precise locations have not been identified by TDECs Division of Archaeology.
- The last known site is a small historic artifact scatter located less than a mile south of the Tanasi Golf Clubhouse.
- Field investigation will be required for compliance with Section 106 of the National Historic Preservation Act.

Threatened & Endangered Species

- Several state and federal listed threatened and endangered species, both animal and plant, were identified as being in the area of the Tellico Parkway Greenway Corridor by regulatory agencies.
- TWRA has indicated concern for the bald eagle and requested a survey to identify any nests within the project area.

Impaired Waters

- The waters of Tellico Lake are considered to be impaired under Section 303(d) of the Clean Waters Act based on data from 2012.
- However, there is little concern that the Tellico Parkway Greenway will be affected by this condition or for the Greenway to further impact Tellico Lake, provided proper stormwater management practices are utilized.
- No wetland areas identified.

The initial proposed greenway route does not appear to be greatly impacted by the early environmental screening. Further field investigation and environmental review will be required during the design and engineering stages of the project.

See the Early Environmental Screening: Preliminary Records Check Report for the Tellico Parkway Greenway, Loudon County, Tennessee, July 31, 2015, prepared by Griggs & Maloney, Inc. Engineering and Environmental Consulting for specifics.

Summary of Analysis

All findings in the Inventory & Analysis process were considered and taken into account during the design phase of the Tellico Parkway Greenway Master Plan.

Population Density

- According to the 2010 U.S. Census, 48,556 people reside in Loudon County, Tennessee, for an average density of 3.25 people per acre.
- Most of the density in Tellico Village is located on the east side of Tellico Parkway.
- The largest density of population is located in downtown Lenoir City, just to the north of Tellico Parkway.

Slope Analysis

- Slopes in the Tellico Parkway Corridor range from 0 percent to greater than 25 percent.
- Most of the Greenway Corridor has manageable slopes.
- Areas with steep slopes can create challenges. The greenway may require earthwork and switch backs to navigate an accessible route in areas with steeper slopes.

Hydrology

- The major obstacle will be at bridge crossings. Existing bridge piers may possibly be utilized at two of the major waterway crossings along the corridor.
- The Tellico Parkway Greenway Corridor is out of the 100 year flood zone according to current GIS/FEMA mapping.
- Tellico Lake is a major amenity for the greenway trail and its future users. Blueway connections (kayak and canoe launches) may provide an additional form of transportation along the corridor.

Hydrological Soil Groups

- Minimal effect on greenway design.
- Most soils within Tellico Parkway Greenway Corridor are well drained or moderately well drained.
- Good conditions for infiltration of stormwater exist.
- No wetlands have been identified through current mapping. Further site investigation will be needed during Phase One.

Forest Coverage

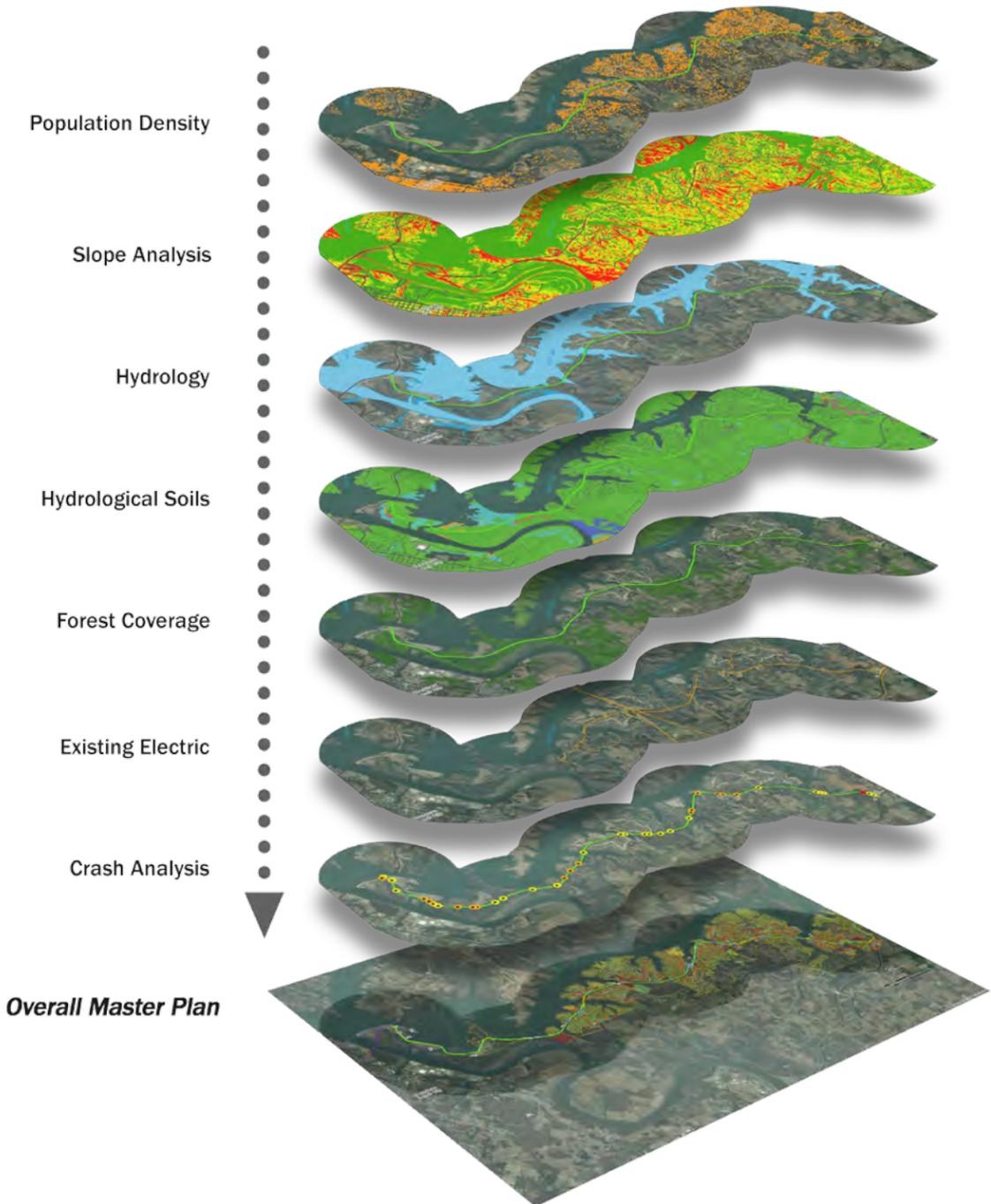
- The Greenway Corridor has a mixture of wooded and open meadow areas.
- Parts of the greenway will be setback from the road with existing stands of trees acting as a screen between bikes, pedestrians, and automobiles.

Existing Electric

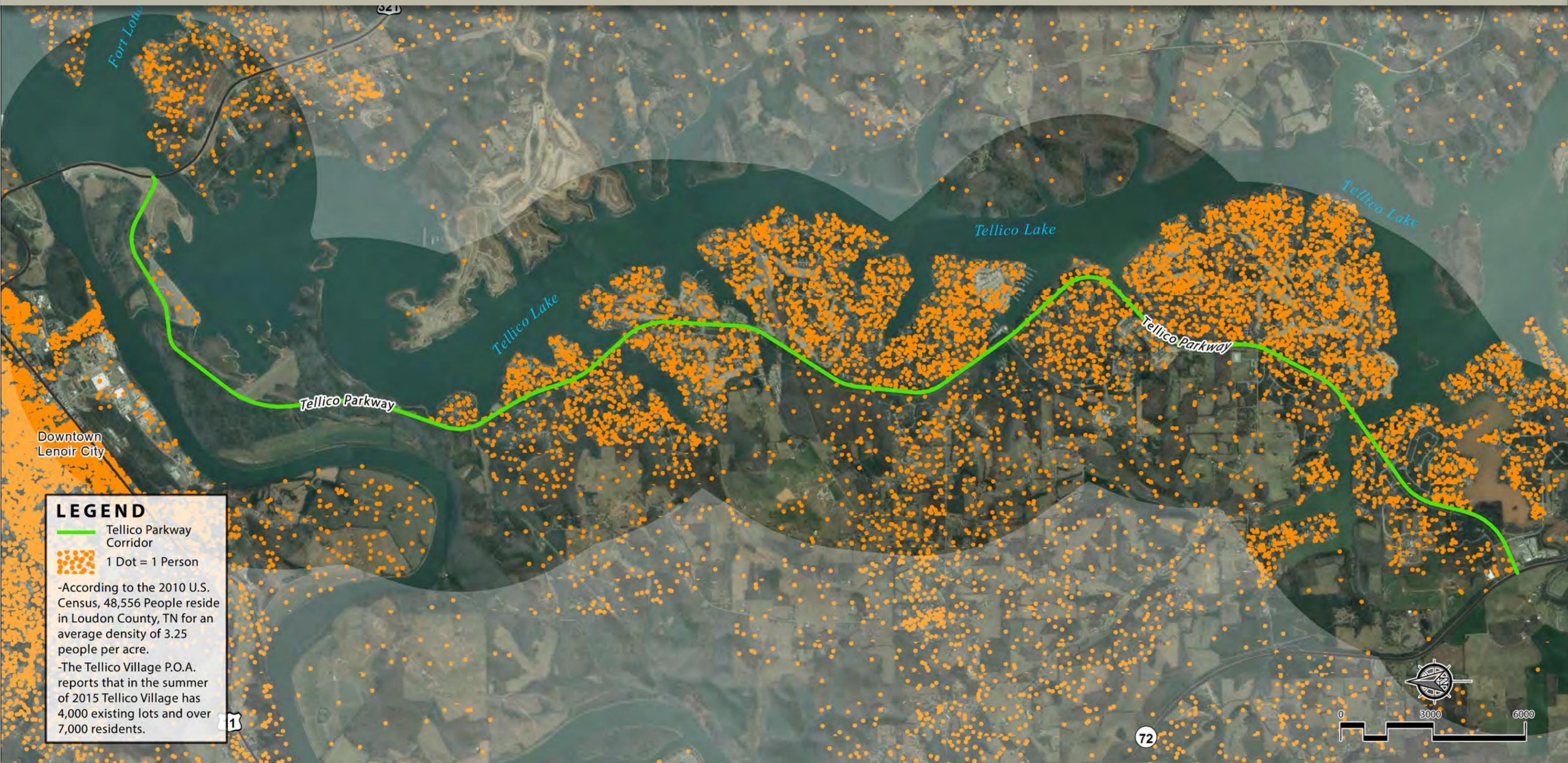
- Existing overhead electrical lines provide a clear path for the greenway route in some areas. This approach has limitations due to the existing slope that the electrical lines currently follow. It also has a negative visual impact on greenway users.
- There appears to be minimum conflict with the greenway route and existing utility lines. Further study will be required during design phase of the greenway.

Crash Analysis

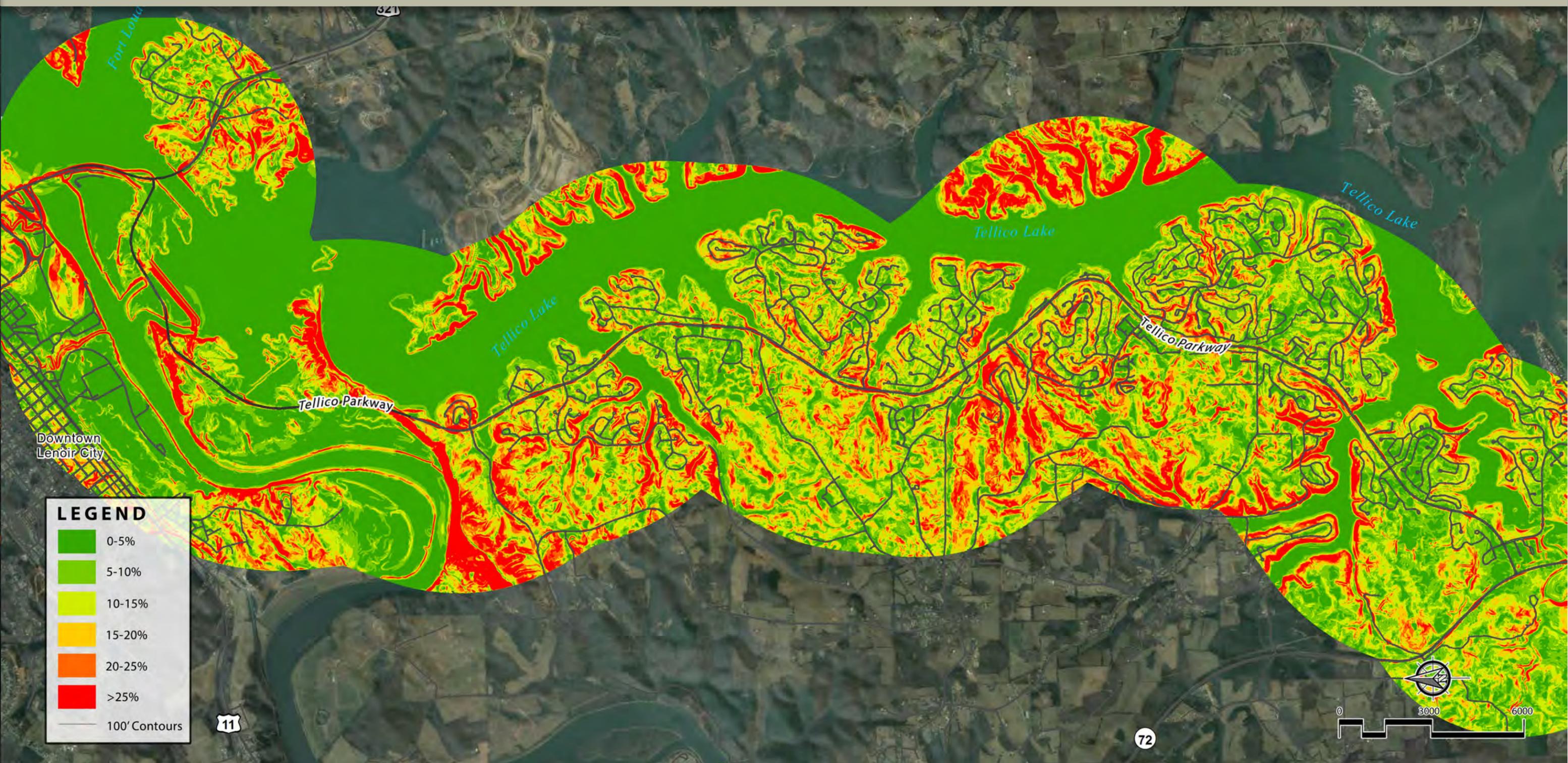
- According to data provided by TDOT, there were 108 accidents along Tellico Parkway from 2012-2014.
- 58 accidents were caused by deer.
- The number and the location of at-grade greenway crossings of Tellico Parkway will require careful evaluation and design.



Population Density Analysis



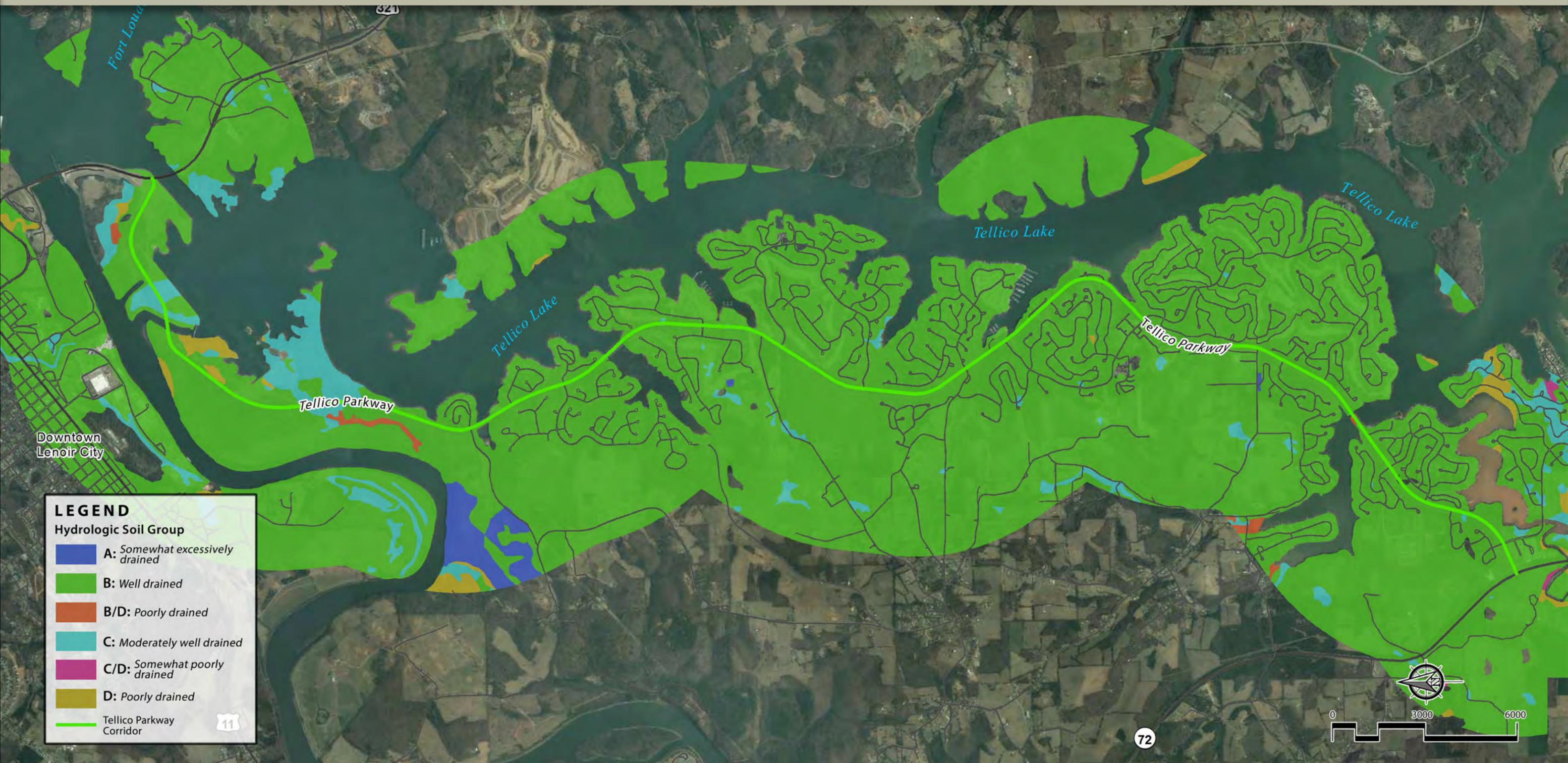
Slope Analysis



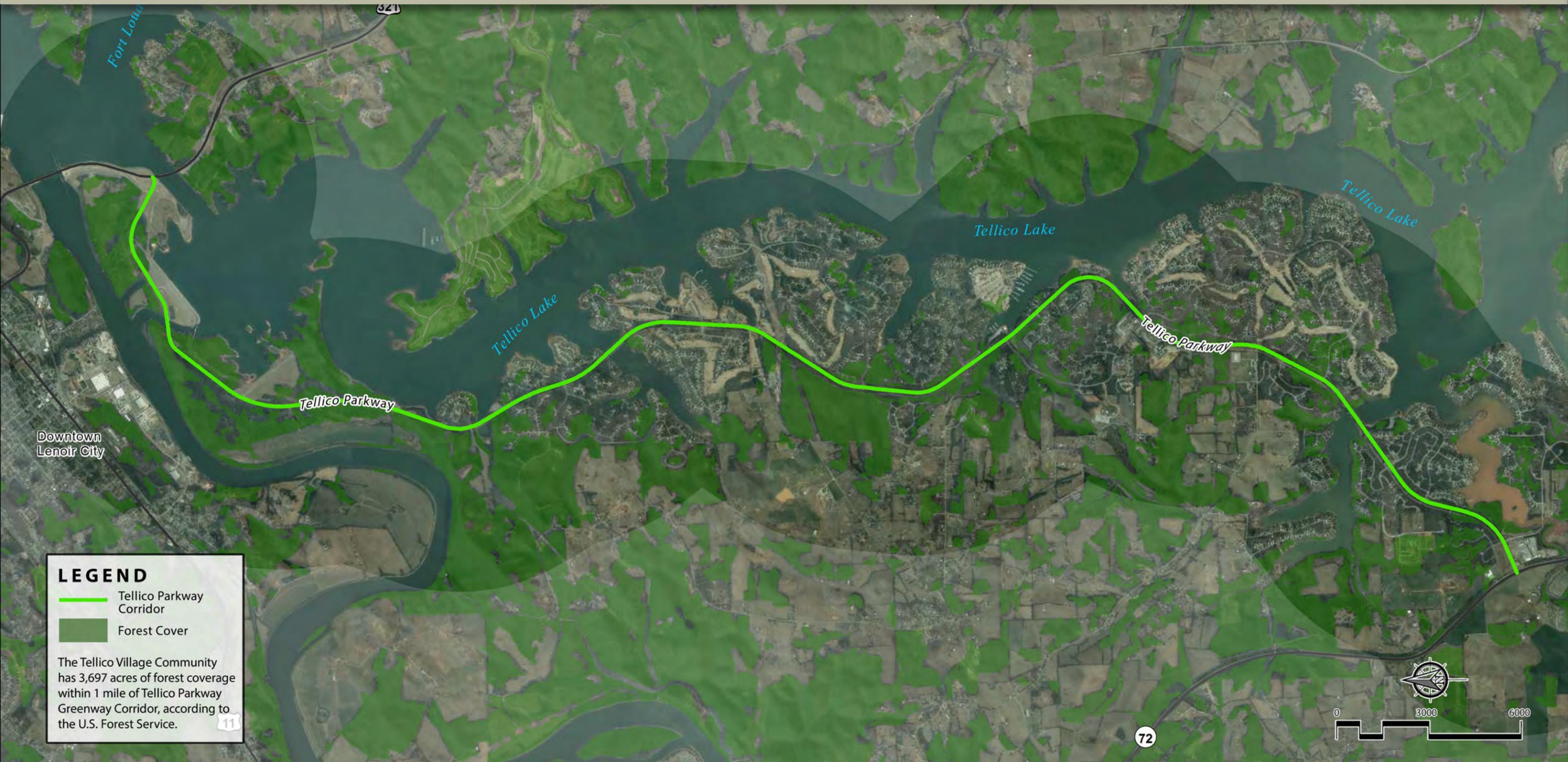
Hydrology Analysis



Hydrological Soils Analysis



Forest Coverage Analysis



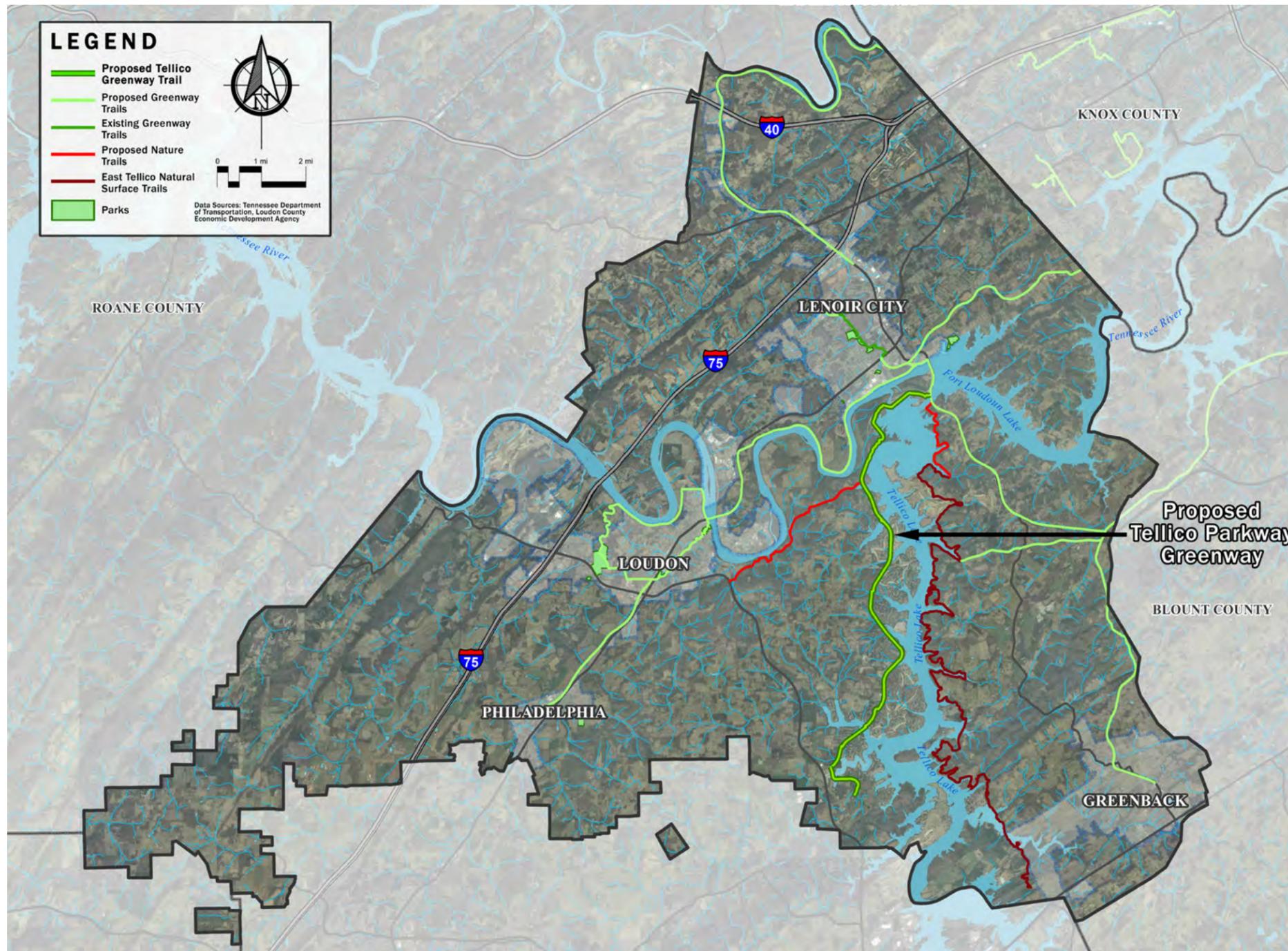
Existing Electrical



Traffic Accident Analysis

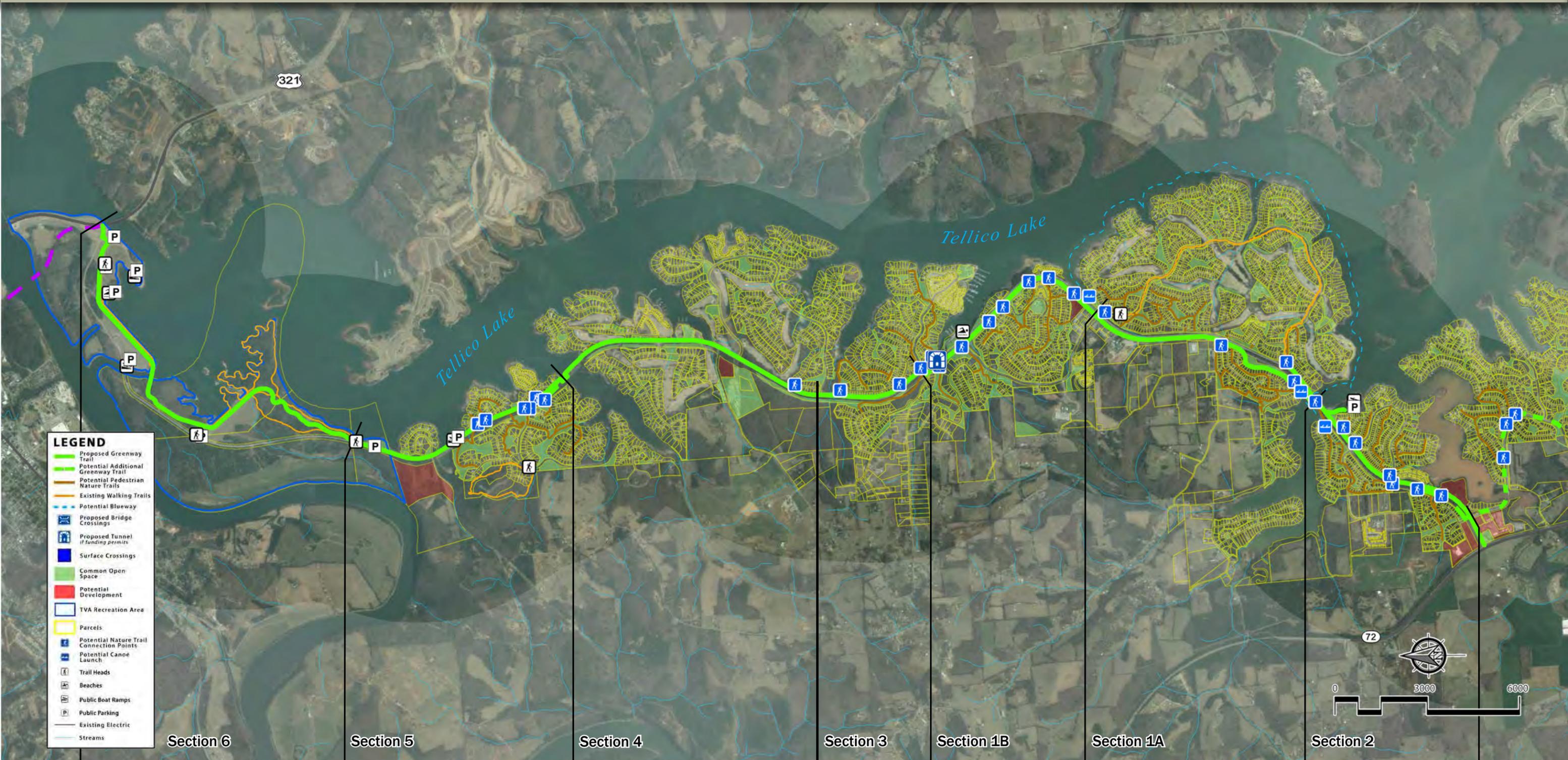


Regional Connection



- The Tellico Parkway Greenway will not exclusively serve the immediate surrounding neighborhoods of Tellico Village, it will be a portion of a larger network of greenways in an effort to link pedestrians and bicyclists in Loudon County with the surrounding region.
- Linking the Tellico Parkway Greenway with greenways in Loudon County, and eventually to greenways in Knox County and Blount County, will have numerous social, economic, and wellness benefits for Loudon County and the region.
- Connecting to Lenoir City and its existing and proposed greenway network is of primary importance on a regional level. Travel routes for pedestrians and bicyclists across the new bridge from Bussell Island and the Tellico Dam Recreation Area to the south side of Lenoir City are very important.
- The East Lakeshore Natural Surface Trails provide more than 30 miles of hiking opportunities on the east side of Tellico Lake. These trails are in close proximity to the Tellico Parkway Greenway Corridor. Provisions to link the two together should be considered within the Regional Greenway/Trail Network Plans.

Overall Master Plan - Proposed Greenway Route



Proposed Greenway Route: Sections 1-2



Proposed Greenway Route: Sections 3-4



Proposed Greenway Route: Sections 5-6



LEGEND

- Proposed Greenway Trail
- - - Potential Additional Greenway Trail
- Potential Pedestrian Nature Trails
- Existing Walking Trails
- - - Potential Blueway
- Proposed Bridge Crossings
- Proposed Tunnel if funding permits
- Surface Crossings
- Common Open Space
- Potential Development
- TVA Recreation Area
- Parcels
- Potential Nature Trail Connection Points
- Potential Canoe Launch
- Trail Heads
- Beaches
- Public Boat Ramps
- P Public Parking
- Existing Electric
- Streams



Enlargement of Section 1

