

## August 27, 2020– Park Authority Minutes

Meeting called to order at 6:00 pm at The Washington County Building by Ben Casteel.

Present: Ben Casteel - Chairman, Jennifer Blankenship, Michael Johnson, Ben Casteel, Claude Worrell, Jim Hutton, Keith Owens, Tony Fetty.

Not Present: Keith Bazyk

Non-Members: Jason Berry, County Administrator and Wayne Stevens, Board of Supervisor.

“I would like to give a big thank you and round of applause to Jim Hutton for his many years of service as Chairman and continued service as Vice Chairman. I would also like to recognize Mr. Berry and Mr. Stevens for being at our meeting.” – Ben Casteel

### Public Comment:

The board of supervisors asked for a joint meeting with the Park Authority and Tuesday night Mr. Hargis has requested a meeting with TVA. It may be good to have a joint meeting with TVA and all of us. September 8<sup>th</sup> at 6:30 will be our next board meeting. – Jason Berry

I feel this would be a great opportunity for the board of supervisors to truly understand what is going on within the Park Authority and the Washington County Park Authority. – Wayne Stevens

I would like to start doing a quarterly report to give to the Board of Supervisors. – Ben Casteel

I had the opportunity to take a trip out the park yesterday and work with Tony and two of the part time employees. I asked them how their work situation has changed since Tony has been on board. They both said it has changed between night and day. We need to applaud Tony for his efforts. He has a lot on his list that he would like to accomplish within the next year. – Ben Casteel

### Park Authority Manager Report:

1. Talked with TVA again and went over my list of projects I would like to complete. I have two applications I must fill out. Anything below the 1747 and anything above the 1747.

2. We received an update on the dumpsters. We are stuck with Waste Management for another year. By switching to the new waste management company we will save \$275.00 a month.
3. Update on the electric, we are still fighting with BTES. I think we will have to replace three transformers.
4. The website is ready, the credit card portal is ready, however, the reservation system is not finished. I have had to enter everything manually and it takes a long time. The concern with the ladies in the booth is how difficult it will be to take online reservations. However, as you can see on the screen it is only a few clicks and enter the reservations name and contact information. This system will give me reports daily. I can give Kendal the login information and she can access as well.
5. Wi-fi update, Comcasts came out and there are three steps to get the line installed. 1. Survey 2. Construction 3. Hook Up. The survey guy came out and ended it too early. The construction came out and ended it too early, so we have had to do the process over again.

Mr. McCall called me yesterday. The trailer that is next to his fence has cut the brush and the brush fell onto his property. He feels some of the campers are on his land. He doesn't mind that the two campers are on his land, but he wants a written letter from the Authority acknowledging this. – Claude Worrell

Rule #10 says campers are not supposed to cut trees. To my knowledge, this camper has cut the trees twice. – Tony Fetty

I feel we need to have the property mapped out and find out where the property line is. – Jennifer Blankenship

I'll meet with Chip next week and see if he has a map. If not, we will look at getting it surveyed. – Claude Worrell

Jennifer Berry Blankenship makes a motion to have the land surveyed so we have an accurate measurement. The motion was amended by Ben Casteel with an amendment stating we will not get the land surveyed if a map of line is produced. The motion was seconded by Keith Owens. The motion passed, 5-1-0, 100%

Recreation Department Report: The kids are not able to play football this fall, everyone now is going to play travel baseball. Chester Osborn is a disable vet and has called about a discount for veterans. When we talk about prices for 2021, maybe we can talk about discounts for veterans. The national park services offer it and this is something we have not discussed.

Virginia Creeper trail is applying for a grant to do a study for the trail. They have approached several authorities to give money for the study. If we are going to

continue to move forward, this would be a good investment.

Is there an update on the Bear Tree Campground? – Jennifer Blankenship

This all happened when Covid started. They are interested but waiting to see what the Federal Government does with funding. – Keith Owens

A motion to approve the July 23, 2020 minutes was made by Jim Hutton and seconded by Claude Worrell. The motion passed 6-0-0, 100% of members present.

A motion was made to approve the July Financial report was made by Jennifer Berry Blankenship and seconded by Keith Owens. Motion passed 6-0-0, 100%.

A motion was made by Jennifer Berry Blankenship to pay the August 2020 payroll and bills and seconded by Keith Owens. Motion passed 6-0-0, 100%.

Old Business: None

New Business:

- A. Rule number 28 says all new or replacement decks must be no longer than the camper. A camper moved his trailer to a non-flood area. When he went to move his deck a lot of the material was rotted. He ended up replacing over 50% of the deck which makes it a new deck and out of compliance.

A motion does not need to be made to enforce the rules. The rule just needs to apply.

We need to continue to discuss the pergola and shade issue. There needs to be new rules in place for 2021.

- B. A motion was made to close the season on October 1, 2020 by Keith Owens and seconded by Michael Johnson. The motion passed 6-0-0, 100%.

C. 2020-2021 Park Authority Goals

- a. We need to discuss our goals for the upcoming year. What are on our needs and wants list?

Motion to recess this meeting until Tuesday, September 8<sup>th</sup> at 6:30 by Ben Casteel and seconded by Jennifer Blankenship. Motion passed 6-0-0, 100%.

Next scheduled meeting is September 8th at 6:30 pm at the Washington County Building

The recessed meeting from Thursday, August 27, 2020 was called to order on Tuesday, September 8, 2020 by Ben Castell at 6:30 as a joint meeting with the Washington County Board of Supervisors. This meeting can be found online at the Washington County, VA website.

Members Present: Ben Casteel, Keith Owens, Michael Johnson, Jennifer Blankenship, Ketih Bazyk, Tony Fetty.

Not Present: Jim Hutton and Claude Worrell

A motion was made to bring our meeting from recess from August 27, 2020 by Jennifer Blankenship, seconded by Michael Johnson. Motion was approved 5-0-0, 100% approved.

Tony Fetty – Park Authority Manager and Jonathan McNutt- TVA representative were also present.

Ben showed the Board of Supervisors the new website, new logo and new reservation system where we can take online reservations in advance for camping spots, shelters and tent camping.

We are getting a good grasp on where the park should be headed. – Ben Casteel

Jennifer Berry Blankenship, spoke about the past struggles and the park authorities vision about turning into a more welcoming campground for all to visit which is line with the purpose TVA has in place for Washington County Park. Also, in the next three to five years, the Park Authority would like to have other properties they manage and truly expand the Washington County Park Authority through out the county.

Questions and Comments from The Board of Supervisors:

Saul Hernandez: How many camp sites? 149 sites, 20 temporary, 9 tent camping. How many are Washington County residents? Less than 20% My preference is that more Washington County residents have access to the park vs. non county residents.

Talking about your vision: I think it is great that you are looking to open up more sites for more people to enjoy the gem at South Holston Lake.

Wayne Stevens: I have sat in on several of your meetings. A lot of feedback from campers. The new Park Authority Manager stepped into a hornet's nest and is doing a great job. They seem to be working on the same issues you just discussed, Saul.

Saul Hernandez: I also get the feeling these campers feel entitled. They should be thankful for having their spots. They feel entitled and can demand anything. I appreciate you all, you are on the front lines and are doing a great job but always remember it is a privilege to be camping at any campground.

Mike Rush: Roofs and Decks make the feel of a more permeant area and will take some head on collisions before you get it solved. I have talked for a long time about a Recreation Development Authorities. I would like to see the Park Authority become that or develop the Recreation Development Authority. This is bold and have no reasons to think any of the other supervisors want this or not but it seems to go well with your vision.

Randy Pennington: Thank you for what you do. When the park closes do the campers have to leave during the winter or can they stay? If you make campers leave at the end of the year, you may open more sites. If winter retention is \$225 to hold your spot, you have to think, a person cannot rent storage for \$225 for the entire winter. That seems like a cheap retention fee.

Dwayne Ball: If you have 20 temporary sites, roughly 24 sites are rented to Washington County residents, what is the magic number for seasonal and temporary?

Jonathan McNutt: TVA representative for Washington County Park. The easement states the Park must be open to all residents of the general public. One thing to determine is what is your term of transient? TVA says 21 days or less. TVA in 2010 changed the way they look at agreements. Traditional agreements like Washington County were not bothered, but new agreements must look at stay sites. All campers have to be removed for a 2 week time out of every year and TVA goes out and checks the property.

Dwayne Ball: They spoke about concrete pads. Do you allow that with this agreement or new agreements?

Jonathan McNutt: Yes, we would allow these.

1729 is our June 1<sup>st</sup> Summer water level, but our maximum water level is 1747 line. One of the conditions in this easement states that your property has to be movable with a light duty truck within 24 hours. The county must hold each permit for anything built under the 1747 line.

In 2018 University of Tennessee did a study on economic impact and outdoor recreation. For every mile of shore line it has the possibility of bringing in one million dollars of revenue to that area. There is a lot of money to be made there.

Jennifer Berry Blankenship made a motion to move our meeting under the tent and seconded by Keith Bazyk. The motion passed 5-0-0, 100% present.

Meeting returned under the tent:

Site number 2 has made a complaint to Jim Hutton. They feel their deck is not new and wants the board to reconsider our decision to have them remove the wrap around section. Site number 2 moved their camper from a flood area to a non flood

area. In the process they picked up their deck and took it with them, however, once they started to reinstall it, they discovered a lot of water damage and had to replace all of the under framing. This is why the board determined this to be a new deck.

A motion was made by Michael Johnson for site number 2 to remove the wrap around area of their deck. The deck can be no longer than the length of their camper by 10' Wide. The motion was seconded by Keith Owens. The motion passed 5-0-0, 100% present.

A motion to adjourn was made by Ben Casteel and seconded by Keith Owens. The motion passed, 5-0-0, 100% present.

Our next meeting will be September 24, 2020 at The Washington County Park, 6:00 PM.

Jbb