

If you are new to Rarity Bay (within the last 12 months), or you plan to move here within the next year, you should find a New Resident Orientation both interesting and useful. RBHOO, with the joint sponsorship of the Community Association, presents just such a program. Dates are flexible. A session is usually presented the day before each CAI Annual Meeting, and a session may be presented at other times depending on real estate sales activity. Watch for an announcement from the CAI.

The topics covered begin with a brief history of Lake Tellico, and then moves into a discussion of how the community governs itself. The wide variety of social, cultural, sports, charitable and civic activities in Rarity Bay and the surrounding area are discussed. Also covered are a wide range of miscellaneous topics, such as how our sewer system works, what emergency services are available, where to find plumbers and electricians, where to take recyclable materials, etc.

Again watch for an email announcement from the CAI office for the date of the next planned session. Or let the CAI office know if you are interested, and that may help get a session scheduled sooner.

If you would like to see the charts used in a recent session of the New Resident Orientation, continue scrolling. Note that some of the contacts for various organizations may have changed since the last presentation.

# New Resident Orientation

Presenter:

Dave Polacsek

January 14, 2020



Sunrise in Rarity Bay

Sponsored by

Rarity Bay Community Association, Inc. (CAI)  
([www.raritybaycai.com](http://www.raritybaycai.com))

and

Rarity Bay Homeowners Organization (RBHOO)  
([www.rbhoo.org](http://www.rbhoo.org))

**2014 Bliss Award Winner as Best Tennessee Community!**  
**2019 Top Ten Best of the Best Lake Communities!**

# Topics

- Brief History of Lake Tellico
- Government
  - “Inside the Gate”
  - “Outside the Gate”
- Social Activities
- Sports (RB & Area)
- Cultural Activities
- Community, Charitable & Civic Activities
- Shopping
- Business Services
- “Miscellaneous”

Won't cover Design Review or Building Process

Removing TN red clay from socks and carpeting

# Brief History of Lake Tellico

- TVA Established in 1933
- Tellico is TVA's last dam
- Snail Darter Controversy
- Dam Closed in 1979
- TRDA
  - TVA & Local Govts.
  - Manages Land around Lake
  - 33,000 acres including Rarity Bay
  - Building codes, permits, CO



Interesting Reading: "Valley So Wild"  
Alberta & Carson Brewer  
Pre-Colonial to 1970s



## Government “Inside the Gate”

- Rarity Bay Community Association, Inc. (RBCAI or CAI)
  - 7 Member Board of Directors (meets  $\approx$  8 times/year + Annual Meeting)
  - Major responsibilities include:
    - Gate House, CAC (**NOT** the Club)
    - Roads & other Common Grounds (non-golf course)
    - Mgt & Admin of Community (including Annual Meeting)
    - Main Line Sewer System
    - CC&R and Design Review Compliance
    - CAI Dues and Sewer Billing (**NOT** Club or “social” billing)
- Long Range Financial Planning Committee
  - Multi-year plan to maintain minimum \$500K cash reserve
  - Other reserves such as sewer, new CAC
- Other Committees as needed
  - CAC, Website, Safety/Security, Infrastructure, Marketing, Trails

## Board Members

- CAI Board
  - Declarant (3) – Michael Ayres (VP), Doug Yoakley, Clayton Wood
  - Resident (4) – Harvey Phillips (President), Jeff Laws (Sec'y)  
Denzil Thies (Treasurer), Jim Atchley
- Harvey & Jeff – terms end at next Annual Meeting

## Government “Inside the Gate” (cont.)

- CAI Office (423-884-3800) In the CAC, 2nd Building off Rte 72
  - Joe Barletta (xxx-xx-xxxx) (Joe.barletta@raritybaycai.com)
  - Monica Daniels (xxx-xx-xxxx) (Monica@raritybaycai.com)
  - Erin Davenport (Acctng) (Erin.davenport@raritybaycai.com)
  - RJ Gudger, Operations Manager (xxx-xx-xxxx) (Robert.Gudger@raritybaycai.com)
  - Ronnie Sharp, Superintendent (xxx-xx-xxxx) (Ronnie.Sharp@raritybaycai.com)
- Condo Association – ASSOCIATN (offsite Mgt CO, 865-692-0930)
- Villa Neighborhoods – contact CAI office
- Resident Board Member Information Seminars
  - Planned topics plus Q & A (e.g. Financial Plan, Gatehouse plans)

Issues such as messy building lots, unmowed lots, etc., call the CAI office, NOT the Gatehouse

## More “Inside the Gate”

- Club Advisory Board – advises on Club issues – bi-monthly
  - JR Young (Club Manager) & Corie Bieniek (Marketing & Events)
  - Nick Boruff (Golf Pro) & Clay Anderson (Superintendent)
  - Betsy Batts, Gail Bernstein, Bob Cepek, Kathy Davenport, Frieda Harrell, Ted Stark, Dale Steichen
  - Michael Ayres
  - Email items to [CAB@RarityBayLiving.com](mailto:CAB@RarityBayLiving.com)
- RB Homeowners Organization (RBHOO)
  - Founded in 2003, approximately 200 families
  - Created to enhance communications
  - Take on projects the CAI can't (e.g. road cleanup, radon, etc.)
  - Tap into resident expertise
  - Tom (TK) Kelly (xxx-xx-xxxx), President



## Government “Outside the Gate”

- Town of Vonore
  - We are in “Unincorporated Vonore”
  - We don't pay Vonore taxes
  - BUT we DO use town services (e.g. fire)
- Monroe County ('front' part of peninsula)
  - County seat is Madisonville
  - Taxes, Voter Reg, Lic. Plates at JP Kennedy Annex on College St.
- Loudon County ('outer' part of peninsula)
  - County seat is Loudon
  - Taxes, Lic. Plates at Courthouse Annex
  - Voter Reg at former school on Hyde St.

## More “Outside the Gate”

- State of Tennessee

- Governor, Bill Lee (term limited)
- State Rep, Lowell Russell (R-21)
- State Senator & Lt. Governor, Randy McNally (R-05)
- Driver's License  
Knoxville (207 Ctr Park Dr, 865-966-4350)  
Maryville (318 Home Ave, 865-981-2359)
- Hunt/Fish Licenses. - County Clerks/Sloans in Vonore (\$28-\$136)

- Federal

- Senators – Lamar Alexander (retiring) & Marsha Blackburn
- Congress – Tim Burchett - Loudon (R-TN-2) Chuck Fleischmann – Monroe (R-TN-3)

# Activities

## Rarity Bay Women's Club (RBWC)

(President Kathy Laws XXX-XX-XXXX)

**Mission Statement** – To provide and promote an inclusive social environment, foster informational programs, enhance community relationships and support charitable work.

Meets 1<sup>st</sup> Tuesday of the month (except January & July), 9:30 a.m. at Clubhouse.  
Each meeting has a guest speaker

RBWC provides its members with:

**Learning Labs:** crafts, computer, social media health issues, cooking, games, etc.

**Grandkids Camp:** held the week of 4<sup>th</sup> of July

**July 4<sup>th</sup> Celebration:** in conjunction with Yacht Club & Country Club

**Social Events:** Lunch Bunch, Birthday Bash, Chick Flicks, Golf Cart Rallies,  
Shuffleboard Tournaments, Local Theater Events, etc.

**Themed Parties:** Mardi Gras, Halloween, 50's, Kentucky Derby, etc.

**Newcomers Events:** hosted by our Greeter Director

**Break the Bank Night:** pay all club dues in one place in November!

**Get to Know You Dinner:** for newcomers after Break the Bank

**Sunshine:** help for members needing assistance due to adverse family or  
personal circumstances

**Charity:** raises money for board selected charities with which an RBWC  
member is involved

## More Activities

- Rarity Bay Country Club
  - Tues, Thurs, Fri, Sat dinners, Sunday Brunch, Special Events (change after reno!)
  - Kayaks, Paddle boards, Paddle boats, Rental Boats
  - Pickleball, Fitness Center, Water Aerobics, Golf, Tennis, etc.
- Community Garden                      Ernie Bredefeld (xxx-xx-xxxx)
- Rare Notes                                Bart Whitman (xxx-xx-xxxx)
- Miscellaneous:
  - Euchre                                      Jack McDonald (xxx-xx-xxxx)
  - Hearts                                        Diane Minch (xxx-xx-xxxx)
  - Pinochle                                    Pat Leus (xxx-xx-xxxx)
  - Mah Jongh                                Lois Kjer (xxx-xx-xxxx)
  - Stitchin' B's                                Alicia Payne (xxx-xx-xxxx)
  - Men's Bible Study                        Chuck Porter (xxx-xx-xxxx)
  - Line Dancing                                Linda Riley (xxx-xx-xxxx)

Check the RBCW  
Trifold or rbwc.com  
for a more complete list



# Golf

- **Club:** Club Championship, Member/Guest, Flag Tournament, Big Cup/Superintendent's Revenge, etc.
- **MGA – Bob Cepek (xxx-xx-xxxx)**
  - Wed & Sat + MGA Championship
  - Prostate Cancer Foundation Fundraiser
- **LGA – Pat Shannon (xxx-xx-xxxx)**
  - 18 & 9 hole leagues
  - Invitationals for area clubs
- **Couples Golf:**
  - Tues. Scramble – Dale & Sandy Steichen (xxx-xx-xxxx)
- Other Golf Opportunities, First Tee Foundation collection



# Boating

- Types of Docks in RB
  - Private vs. Neighborhood vs. Community
  - Community Dock Rental – Rob Stooksbury (865-567-3005)
- Rarity Bay Yacht Club (RBYC)
  - Commodore – Larry Strunk (xxx-xx-xxxx)
  - Inspections, Classes (Know the Lake), etc.
  - Annual Shoreline Cleanup
  - Social Events (Commodore's Ball, Dogs on the Dock, etc.)
  - Plant tours of local manufacturers
- T-BART (Call 911 for help – they refer calls)

Boating Magazine – Best Lake in the Southeast!



## Other Sports

Tennis	Gail Bernstein (XXX-XX-XXXX)	Equestrian Center	Pascal White
Pickleball	Jim Post (XXX-XX-XXXX)		757-285-4312
Bowling	Harry McDavid (XXX-XX-XXXX)		
Men's Pool	Jeff Yeomans (XXX-XX-XXXX)		
Hiking	Needs a Leader !! (Linda Wiese XXX-XX-XXXX)		
Sporting Clays	Brian Riley (XXX-XX-XXXX)		

## Area Sports

UT Football, Basketball, Softball, etc.  
Smokies Baseball (Cubs A)  
Ice Bears Hockey  
Knoxville Marathon  
Rowing in Oak Ridge  
Visit Knoxville Open Golf (Korn Ferry Tour)  
Bristol Motor Speedway  
White Water Rafting

## Cultural Activities (examples)

Knoxville Symphony  
Knoxville Opera  
Clarence Brown Theater – UT  
McClung Museum – UT  
Monroe Area Council for the Arts (MACA)  
Knoxville Art Museum  
Knoxville Zoo  
East Tennessee Historical Society  
Tennessee Theater/Bijou Theater  
“Mighty Musical Monday”  
Clayton Center for the Performing Arts - Maryville  
Sequoyah Museum – Vonore  
Ft. Loudon State Park  
Amer. Museum of Science & Energy – Oak Ridge  
Children's Museum – Oak Ridge  
  
Little Tennessee River Artists



## Community Activities (examples)

Dogwood Arts Festival (April)  
Rossini Festival (April)  
Lenoir City Arts & Crafts Fair (June)  
Foothills Fall Festival (September)  
Cherokee Arts & Crafts Festival (September)

## Charitable & Civic Activities (examples)

Friends of the Vonore Public Library  
CASA  
Douglas Cherokee  
Medic Blood Drive (RBWC/RBHOO)  
Kiwanis  
Rotary Club of Lake Tellico  
American Legion  
Meals on Wheels  
Knights of Columbus  
Watershed Assoc. of Tellico Res. (WATeR)  
Monroe County Friends of Animals

## Shopping

Vonore	Food City, <b>Sloans, Tates</b>
Madisonville	<b>Wal-Mart, Ingles</b>
Maryville/Alcoa	Kroger Marketplace, Food City, <b>Target Wal-Mart, Home Depot, Lowes Foothills Mall</b>
Loudon	Food City, Food Lion (Tel Vlg), <b>Tic-Toc</b>
Lenoir City	<b>Wal-Mart</b> , Food City, <b>Ingles</b> , Home Depot
Farragut/Knoxville	<b>Fresh Market</b> , Kroger Marketplace, Trader Joe's <b>West Town Mall</b> , Turkey Creek, <b>Kohls</b> Costco, Whole Foods, Publix, etc.
Closest Hotel	Grand Vista (Industrial Park)

# Business Services

## Shipping:

Sloans in Tellico Village is a Post Office substation  
Pharmacy in Vonore is a UPS drop off location

Nearest Post Office is Vonore

M - F 9:00 – 4:00, Sat 9:00 – 11:00

Jenny Black is our carrier (most of us)

## Copying and Faxing:

Club will do copies & faxes (for a fee)

CAI can fax and has Notary Service (free, please call first)

Sloans (Vonore) has a copier

## Internet:

DSL from phone company (TDS)

Comcast cable

Club and CAC has wi-fi

## Miscellaneous

**Contact the Gatehouse** (423-884-3011 or [Gatehouse@RarityBayLiving.com](mailto:Gatehouse@RarityBayLiving.com))

When you expect visitors  
When you expect contractors

Gate is staffed 24/7

**When you need a plumber, electrician, ...**

RBHOO Services Reference List ([www.rbhoo.org](http://www.rbhoo.org))  
All entries are resident recommended  
100+ categories



## Emergency Help – **CALL 911**

### **Vonore answers Fire Calls from Industrial Park**

Vonore Fire Protection is by Subscription (\$125/year “donation”)

Remember we don't pay Vonore town taxes

Pay this at the Vonore Town Hall (or at Break the Bank)

### **EMT calls are handled differently**

Monroe answers all calls, dispatches to M or L

Monroe will respond to Loudon (if available)

Paid for in your County Taxes

### **First Responder Team – Jim Post (Call 911)**

Community Compression Only CPR and Stop the Bleed Training

### **Get an E-911 Switch or Light installed !!**

Put on your front light, not mailbox light

**[loudoncounty911.org](http://loudoncounty911.org) & [monroe911.com](http://monroe911.com)**

**Air Med Network for air transport**

# **Your Sewer System**

## **Hybrid Sewer/Septic System – Tank & Pump in your yard**

Treatment Plant is in Industrial Park  
Pump tank every 3 – 5 years  
Self treating is optional

## **Maintenance Contract is available**

Certain plumbers  
Costs & coverage may vary  
Does not cover pump outs

**Consult CAI web site for Q & A's** ([www.raritybaycai.com](http://www.raritybaycai.com))

**If a problem in the street, call CAI office**  
**(After hours emergency cell # 423-371-7290)**

## **IF YOU HAVE A PROBLEM:**

**Call plumber of your choice**  
**Notify the CAI Office (884-3800) during business hours**  
**Set up your “House Buddy” - Jim Wells (404-219-9282)**

# Other Utility Information

- Power Outages or Gas Odor (call LUB 865-458-2091)
- Utility Box Clearance (12' front, 3' sides & back around utility boxes)
- Water Leaks/Hydrant Issues (TASS Adjustment Policy)
- Hydrant testing (don't paint it yourself!)
- Irrigation (Yes, you need blow out or drain in winter)

# Rarity Bay Wildlife

- Deer, Fox, etc.
- Predators (coyote, bear)
- Fire Ants (use Ortho Orthene, Extinguish, or others)





# Rarity Bay Wildlife

- Deer, Fox, etc.
- Predators (coyote, bear)
- Fire Ants (use Ortho Orthene, Extinguish, or others)





## More Miscellaneous

### **Recycling:**

Local drop off sites:

Vonore & Madisonville for all residents

Loudon for Loudon County residents

Each site takes different items

Hazardous Waste Days

Cartridges for Kids (in the CAC library)

Trash hauler will recycle for a fee

### **Hiking Trails:**

Horse trail, golf course & cart paths are NOT walking trails

Trails are nicer if dogs clean up after their owners!

### **Dog Park (Rusty's Place):**

Fee membership park - contact Chuck Bianchi (xxx-xx-xxxx)

## Websites of Rarity Bay Organizations

**RarityBayLiving.com** – the primary public website



**RarityBayGCC.MemberStatements.com** – members website \*\*

**Clubster app** – notices from Country Club

**raritybaycai.com** - CAI main site \*\*



Must “show” personal information & request emails  
Classified ads, etc.

**<https://raritybayclub.gatehouseportal.com>** - Gate house portal

**rbwc.com** - Womens Club site \*\*

**rbhoo.org** - Homeowners Organization site

**dogparkofraritybay.com** - Rusty's Place

\*\* password required

## Suggested Next Steps

CAI web site – accept your invitation & set up account

Join the Womens Club (contact Kathy Laws – xxx-xx-xxxx)

Join RBHOO (contact Faye McGinnis - xxx-xx-xxxx)

Join Yacht Club, Golf Groups, etc. as necessary

Move here and retire already!

Learn the words to “Rocky Top”

Lose 20 pounds

Volunteer to RUN something in RB!

Setting Moon

