



Permits required:

- New structures
- Accessory structures, including sheds over 200sqft.
- Additions to any structure, including decks, porches and patios.
- Attached or detached garages
- Change of Use/ New commercial tenant
- New plumbing system, adding fixtures, replacing equipment or relocating.
- Concrete or flat work, including steps, porches, and patios.
- Demolition of any structure which involves any structure over 200sqft.
- Driveways, for new and removing/replacing (sealcoating alone does not require a permit)
- Fences, dog runs, gates, and entry monuments
- Fire systems and system alterations
- Gas piping extensions over 5'
- Generators
- HVAC equipment, including new, replacement and additional units and/or equipment.
- Interior remodeling which involves any structural change or modification/addition to the plumbing or electric system
- Lawn sprinkling/irrigation systems
- Mobile home - move on and off site
- Mobile home - remodel and repairs
- New construction of residential, commercial, and office structures, including office partitions
- Portable storage units
- All structural alterations
- Signs, subject to the requirements of the City's sign ordinance
- New or replacement siding
- Water heater replacement, gas or electric
- Windows and doors opening size alterations.
- Work in right-of-way, sidewalks, streets
- **Electrical permits are through the state of Tennessee.** <https://www.tn.gov/commerce/fire/permits-licensing.html>



What is Exempt from permits:

- Changing cabinets, cabinet faces or counter tops
- Changing ceiling tiles
- Changing existing light fixtures (if not being relocated)
- Changing existing plumbing fixtures (if not being relocated)
- Gutters and downspouts
- Normal installation of household appliances
- Painting, carpeting, tile or hardwood floors
- Routine maintenance
- Driveway sealcoating alone does not require a permit.
- One- story detached accessory structures used as tool and storage sheds, playhouses and similar uses, provided the floor area is not greater than 200 square feet or
- Fences not over 7 feet (2134 mm) high.
- Retaining walls that are not over 4 feet (1219 mm) in height measured from the bottom of the footing to the top of the wall.
- Water tanks supported directly on grade if the capacity is not greater than 5,000 gallons.
- Sidewalks and driveways not more than 30 inches (762 mm) above adjacent grade, and not over any basement or story below and are not part of an accessible route.
- Painting, papering, tiling, carpeting, cabinets, counter tops and similar finish work.
- Nonfixed and movable fixtures, cases, racks, counters, and partitions not over 5 feet 9 inches in height
- Prefabricated swimming pools that are less than 24 inches (610 mm) deep
- Removal and replacement of exterior windows in existing window openings. The size of opening may not be altered and operable opening size may not be decreased.
- Decks not exceeding 200 square feet in area, that are not more than 30 inches above grade at any point, are not attached to a dwelling and do not serve the exit door
- Re roofing