GUIDELINES FOR DRIVEWAYS

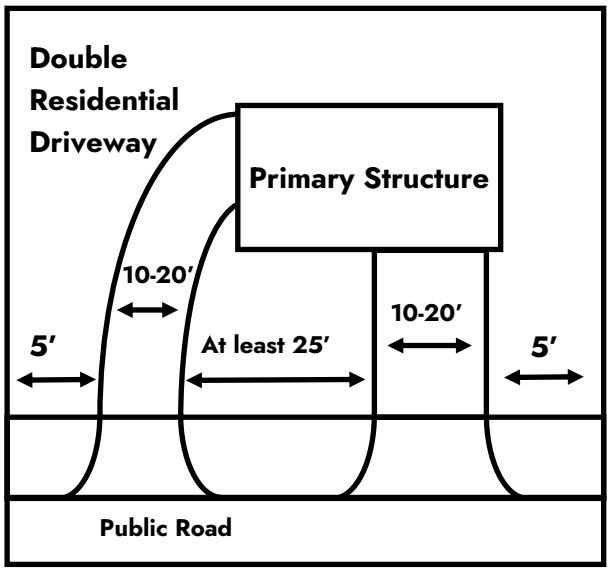
Driveways are not to interfere with traffic movement or become a safety hazard.

Avoid steep grades and sharp turns, conflicts with intersections, traffic signals, and signs.

Properties with frontage <50 ft are limited to one driveway. Most properties are limited to 2 driveways.

Driveway work will not impair drainage or stability of the street right-of-way or adjacent areas. All drainage structures required shall be installed in accordance with standards of the City of Morristown.

All driveway permits will be approved by the Engineering Division.





INTERNATIONAL CODES

2018 International Building, Mechanical, Plumbing, Residential, Existing Building, Fuel Gas and Energy Codes. 2017 International Electrical Code. 2010 ADH Codes

PUBLIC WORKS DEPARTMENT (DRIVEWAYS)

423-585-4658
Michael Poteet, Storm Water Coordinator
423-312-5945 mpoteet@mymorristown.com

CITY OF MORRISTOWN

100 W. 1st North Street Morristown, TN 37814
PO Box 1499 Morristown, TN 37816-1499
423-581-0100
Planning/ Inspections/ Codes Enforcement
423-585-4620 Inspections@mymorrristown.com

HOUSE

City of

MORRISTOWN



BUILDING A NEW HOUSE

STARTING POINT

Discuss with planning staff the zoning, FEMA flood zone, and setbacks for potential property. An online zoning map can be found at mymorristown.com/g_i_s_department

WHO GETS PERMITS?

The owner of the property may pull a permit to construct a single residence once every two years for personal use (not for rent, lease, or resale) without being a licensed contractor.

Those hired by the homeowner may pull a permit for their work. Projects costing $25,000 or more must be completed by a state licensed and insured contractor.

All electrical permits must be requested by state licensed and insured electricians, no matter the cost of the project.

WHEN TO GET A PERMIT

Any new construction, addition, or renovation, including windows and roofs, require a permit. Minor cosmetic changes and routine maintenance do not.

Morristown Zoning Ordinance Ch 3-7, 19 and International Code Council Adopted Codes

BUILDING PERMITS

Required for footer, foundation, slab, fire caulking, insulation, roofing, retaining walls exceeding 4 ft. tall, and final inspection for certificate of occupancy. For new construction, applications must include a site plan with measurements of front and side setbacks, lot size, and property line measurements.

MECHANICAL PERMITS

Required for all HVAC systems.

ELECTRICAL PERMITS

Required for service changes, temporary poles, and all electrical work in and around the home.

PLUMBING PERMITS

Required for connections and fixtures pertaining to water and sewer. Applications must include type and number of fixtures.

GAS PERMITS

Required for connections and fixtures pertaining to gas. Applications must include type and number of fixtures.

DETACHED STRUCTURE PERMITS

Required for new gazebos, sheds, carports, detached garages, pools, etc.

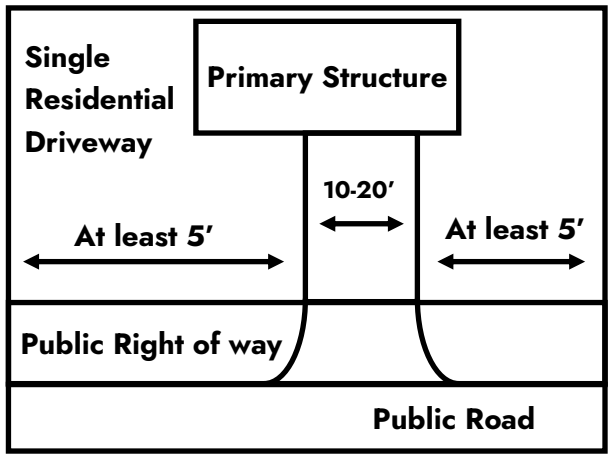
DRIVEWAY PERMITS

Required for new driveways and widening existing driveways. Applications must include a site plan with driveway width and side property line setbacks.

Driveways must be a hard surface such as concrete or asphalt. Gravel *may* be authorized for exceptionally long residential driveways, but a minimum of 30 ft. must be a hard surface to the connection of the road and the parking area near the residence.

Commercial Driveways require a $1000 refundable deposit unless there is a surety on the project. Residential Driveways require a $500 refundable deposit.

Inspections are required prior to concrete pour. All driveways will have a final inspection before the deposit will be released.



Morristown Zoning Ordinance Chapter 2