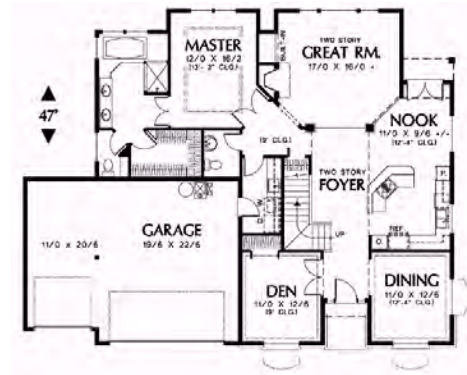
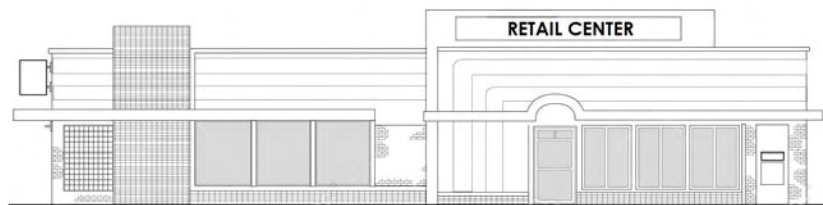


Cheatham County, Tennessee Development and Permitting Informational Guide



Cheatham County Joint Economic & Community Development Board
108 N Main Street
Ashland City, Tennessee 37015
615-792-2379

darylphillips@cheathamconnect.com
www.cheathamconnect.com

Serving Cheatham County, Ashland City, Pleasant View, Kingston Springs and Pegram

Development and Permitting Guide for Cheatham County

This guide provides information related to constructing a residential, commercial or industrial building within Cheatham County. Specific requirements, reviews, permits, inspections and fees are the responsibility of the property owner or developer working with the proper government entity. This guide does not cover every permit or building amenity, but provides a convenient checklist and reference directory for construction and development in Cheatham County.

There is a development fee and adequate facility fee paid at the Cheatham County Building Commissioners office for all residential development. These fees were greatly reduced in July 2013 and as of this date, 10/11/16, are assessed at \$50 per unit for the development fee and \$0.10 per square foot under roof for the adequate facilities fee. In addition there will be a permit fee for the County and/or City adequate facility fee for Kingston Springs, Pegram and Pleasant View. Please access the following websites for specific information relative to your development location:

Cheatham County: <http://www.cheathamcountyttn.gov> Department – Building Commissioner

Ashland City: <http://www.ashlandcity.net> City Depts. – Building & Codes

Pleasant View: <http://www.townofpleasantview.com> Department – Building Commissioner

Pegram: <http://www.pegram.net> - Forms and Permits

Kingston Springs: <http://www.kingstonsprings.net> - Codes Department

All parcels of land within Cheatham County, including the incorporated municipalities of Ashland City, Kingston Springs, Pegram, and Pleasant View adopted land use regulations including zoning, subdivision plat and site plan approval processes, and building codes regulations involving new construction, expansions and renovation. Zoning maps may be viewed online at http://apnsgis1.apsu.edu/cheathamco_viewer/ . However, confirming the zoning on a property with the appropriate official is highly recommended.

In addition, the Cheatham County Joint Economic and Community Development Board (JECDB) works for local governments and with local authorities and boards, regional, state and federal entities to promote development opportunities in Cheatham County. For more information on the JECDB and to access the JECDB's economic development assistance to facilitate commercial, retail or industrial development, interested parties should contact Daryl Phillips, Director of Economic Development at 615-792-2379 or by email at darylphillips@cheathamconnect.com.

DEVELOPMENT CONTACTS IN CHEATHAM COUNTY

The following is a listing of primary contact persons in each of the five local governments in Cheatham County:

Cheatham County (unincorporated)

Office Hours: Monday thru Friday 8:00 - 4:00 – Closed for lunch 12:30 P.M. to 1:30 P.M.

Franklin Wilkinson – Building Commissioner

E-mail: franklin.wilkinson@cheathamcountyttn.gov

111 Frey Street; Ashland City, TN 37015

Phone: (615) 792-7915 Fax: (615) 792-2040

www.cheathamcountyttn.gov/government/building_commission/

Ashland City

Office Hours Monday thru Friday 8:00 - 4:00

Brian Stinson, Building & Codes Official

E-mail: ashlandcitycodes@ashlandcitytn.gov

233 Tennessee Waltz Parkway, Suite 102

Ashland City, TN 37015

Phone: (615) 792-6455

www.ashlandcitytn.gov/bldg_codes/index.html

Kingston Springs

Office Hours: Call for office hours

James Parks, Building Official

E-mail: JParks@kingstonsprings-tn.gov

P.O. Box 256

396 Spring Street

Kingston Springs, TN 37082

Phone: (615) 952-2110 - Ext. 24

www.kingstonsprings.net/svc-code-enforcement.aspx

Pegram

Office Hours: Call for office hours

James Parks Building/Codes Enforcer

E-mail: peggramcodes@comcast.net or cityhall@peggram.net

308 Hwy 70 East

P.O. Box 249
Pegram, TN 37143
Phone: (615) 646-0731
www.pegram.net

Pleasant View

Office Hours Monday thru Friday 8:00 to 4:30
Mark Goins, Building Commissioner
E-mail bldgcomm@bellsouth.net
1008 Civic Court P.O. Box 127
Pleasant View, TN 37146
Phone: (615) 746-0600 ext. 106
www.townofpleasantview.com/building---codes.html

UTILITY PROVIDERS IN CHEATHAM COUNTY

To locate lines for water, electrical and/or sewer prior to digging contact:

Phone: Dial 811 or 800-351-1111
www.tenn811.com/

WATER/SEWER

Ashland City Water and Sewer

City Hall
101 Court St.
P.O. Box 36
Ashland City, TN 37015
Phone: (615) 792-4211
www.ashlandcitytn.gov/city_hall/index.html

Pleasant View Utility District

6589 U.S. 41A North
P.O. Box 129,
Pleasant View, TN 37146
Phone: (615) 746-5315
www.pvudwater.com

Second South Cheatham Utility District

505 Valley Drive
P.O. Box 309
Kingston Springs, TN
Phone: (615) 952-3094
www.secondsouthcheatham.com

East Montgomery Utility District

5195 Highway 41-A South
Clarksville, TN 37043
Phone: 931-368-1921
www.eastmontgomeryutilitydistrict.com

River Road Utility District

2201 River Road
Ashland City, TN 37015.
Phone: (615) 792-4603.
www.rrudtn.com

Metro Nashville Water & Sewer

1700 Third Ave. N.
Nashville, TN 37208
Phone: (615) 862-4600
www.nashville.gov/Water-Services.aspx

Harpeth Valley Utility District

5838 River Road
P.O. Box 210319
Nashville, TN 37221
Phone: (615) 352-7076
www.hvud.com

ELECTRICITY (including Permit information)

All electrical permits (unless your service is thru Dickson Electric) are applied for at:
Ashland City Hall
101 Court St.

Ashland City, TN 37015
Phone (615) 792-4211

Cumberland Electric Membership Corporation

315 N. Main St.
Ashland City, TN 37015
Phone: 800-987-2362
www.cemc.org

Dickson Electric System

236 Cowan Road
P.O. Box 627
Dickson, TN 37056
Phone: (615) 446-9051
www.dicksonelectric.com/CustomerService/StartService.aspx

Nashville Electric Service

1214 Church St.
Nashville, TN
Phone: (615) 736-6900
www.nespower.com

NATURAL GAS

Piedmont Natural Gas

Piedmont Gas
511 S 8th Street
Nashville, TN 37206
Phone: 800-752-7504
www.piedmontng.com/about/aboutpng/customerservice/service.aspx

Clarksville Gas

2215 Madison St.
Clarksville, TN 37043
Phone (931) 645-7400
www.cityofclarksville.com/index.aspx?page=515

SEPTIC SYSTEM

Office Hours Monday thru Friday 7:30 – 4:00

Tennessee Department of Environment and Conservation

Groundwater Protection Division

Stanley Fish, Cheatham County Sub-Surface (Septic Tank) Inspector

Phone: (615) 792-4857

FIRE PROTECTION REVIEW

Tennessee State Fire Codes Enforcement – Inspection Information

Inspection for Ashland City:

Chuck Walker – (615) 792-4211 Ext. 230 Fax (615) 792-7100

Inspector for Pleasant View, Pegram, Kingston Springs and the County:

P.J. Duncan – (615) 746-9404

This section employs Deputy State Fire Marshals, that serve as Code Enforcement professionals that are responsible for enforcing State adopted fire and building codes in specific occupancies that are newly constructed, as well as conducting annual inspections for compliance in several occupancy types. (A list is provided below.) Complaint investigation in all occupancies is also a major responsibility. Blasting complaint investigation, storage of explosive materials, Class B (display) fireworks, Class C (common fireworks), Class I and Class II LP Gas facilities are other areas of responsibility. Each State Fire Marshal is certified by a national organization such as NFPA or ICC, and the State of Tennessee. Listed below are the categories and types of facilities that are required to be inspected by this office:

New Construction

- Places of Assembly (with an occupant load over 300 in non-exempt areas)
- Hotels, Motels, Apartments and Condominiums (two-story with twelve units or more in non-exempt areas)
- Business Occupancy (three story or more in non-exempt areas)
- High Hazard Industrial (non-exempt areas)
- Day Care (all areas)
- Schools, Public and Private (all areas)
- Prisons
- Jails (non-exempt areas)
- LP Gas (class I and class II)

Existing Buildings

- Schools, Public and Private
- Day Care Centers
- Group Day Care Homes
- Prisons
- Mental Health Facilities (some types)

- Class C (common) Fireworks

Complaints

- All Buildings (when written complaints are submitted with specific violation allegations)
- Blasting
- Storage of Blasting Materials
- Class B (display) Fireworks Incidents
- Fire That Occur in Buildings Regulated by This Section

Contact Information:

Central Office, Nashville

Phone: (615) 741-7190 Fax: (615) 253-3267

Tennessee State Fire Marshal's Office

Code Enforcement Section

500 James Robertson Parkway

3rd Floor, Davy Crockett Tower

Nashville, TN 37243-1162

Director of Codes Enforcement – Christopher Bainbridge 615-741-7190

Middle Tennessee Supervisor – George Smith 615-604-4195

CHEATHAM COUNTY FIRE PLAN REVIEW & INSPECTION SERVICES:

Tennessee State Fire Marshal's Office (see above)

Cheatham County (Unincorporated)

Edwin Hogan, Cheatham Co. Fire Chief

E-mail: Edwin.Hogan@cheathamcountytn.gov

Office Hours: Monday thru Friday 8:00 – 4:00

100 Public Square, Suite 90

Ashland City, TN 37015

Phone: (615) 792-3443

Ashland City

Chuck Walker, Fire Chief

Email: cwalker@ashlandcitytn.gov

Ashland City Fire Department

PO Box 36

101 Court Street
Ashland City, TN 37015
Phone: (615) 792-4531

Kingston Springs

Eugene Ivey: Fire Chief
fire@kingstonsprings-tn.gov
P.O. Box 256
Kingston Springs, TN 37082
Phone: City Hall – 615-952-9965 ext.19 Fire Hall 615-952-2555

Pegram

Brent Stuart, Fire Chief
308 Highway 70
P.O. Box 249
Pegram, Tennessee 37143
Phone: (615) 646-6800

Pleasant View

P.J. Duncan, Fire Chief
E-mail: duncanpj@pvvfd.org
Pleasant View Fire Department
P.O. 336
2425 Highway 49 E
Pleasant View, TN 37146
Phone: (615) 746-8528 ext. 2

OTHER AGENCIES

Tennessee Department of Transportation (TDOT)

TDOT Region 3

Director/Assistant Chief Engineer:
David Layhew, P.E.
6601 Centennial Blvd.
Nashville, TN 37243-0360
Phone: 615-350-4300

TDOT Region 3 District 38

Region 3 District 38 Office (which serves Cheatham County)
10241 Hwy 70 E
McEwen, TN 37101
Phone: (931) 582-6293

TDOT Cheatham County Maintenance Office

Les Stewart
1093 N Main St
Ashland City, TN 37015-1350
Phone: 615-792-5177

**Tennessee Department of Transportation
Public Involvement & Communication Office**

James K. Polk Building, Suite 700
505 Deaderick Street
Nashville, Tennessee 37243
Phone: 615.741.2331
www.tn.gov/tdot/topic/public-involvement-communications-office

DRIVEWAY PERMITS: CONNECTIONS/ACCESS TO STATE ROUTES AND HIGHWAYS

TDOT Region 3 District 38
10241 Hwy 70 E
McEwen, TN 37101
Phone: (931) 582-6293
www.tn.gov/tdot/article/highway-entrance-permits

DRIVEWAY PERMITS: CONNECTIONS/ACCESS TO COUNTY ROADS

Cheatham County Highway Department
Road Superintendent: Robert Hester
1037 Thompson Rd.
Ashland City, TN 37015
Phone: 615-792-4240

DRIVEWAY PERMITS: CONNECTIONS/ACCESS TO ASHLAND CITY STREETS

Chris Cherry – Ashland City Public Works Dept.
Phone: (615) 792-7553

DRIVEWAY PERMITS: CONNECTIONS/ACCESS TO PLEASANT VIEW STREETS

Mark Goins – Pleasant View Building Inspector
Phone (615) 746-0600 Ext. 103

DRIVEWAY PERMITS: CONNECTIONS/ACCESS TO KINGSTON SPRINGS AND PEGRAM STREETS

James Parks – Pegram and Kingston Springs Building Inspector
Pegram phone: 615-646-0731 Kingston Spring phone: 615-952-2110 Ext. 24

TENNESSEE DEPARTMENT OF ENVIRONMENT AND CONSERVATION (TDEC)

Nashville Field Office
711 R.S. Gass Blvd
Nashville, TN 37216
Phone: 615-687-7000
Phone: 1-888-891-TDEC (8332)
<http://tennessee.gov/environment/article/efo-nashville>

Water wells <https://tn.gov/environment/article/wr-wq-well-water>

Septic System Construction: <http://tennessee.gov/environment/article/permit-water-septic-system-construction-permit>

Other environmental permits: <http://tennessee.gov/environment/section/permit-permits>

TENNESSEE DEPARTMENT OF HEALTH AND ENVIRONMENT (Environmental Health including food service)

The Division of Environmental Health regulates, by permitting and inspecting, food service establishments, public swimming pools, hotels and motels, bed and breakfast establishments, organized campgrounds, tattoo parlors and body piercing studios.

710 James Robertson Parkway
Andrew Johnson Tower, 4th Floor
Nashville, TN 37243
(615) 741-7206
<http://tennessee.gov/health/section/eh>

CHEATHAM COUNTY HEALTH DEPARTMENT (arrange food service inspection and training)

162 County Services Drive, Suite 200

Ashland City, TN 37015 14

Phone: 615-792-4318

CHEATHAM COUNTY	Cheatham County Building/Codes Enforcement	Cheatham County Planning Dept.	Ashland City Fire Marshall	TN Dept. of Environment & Conservation Cheatham County	Area's Water/Sewer Provider	Area's Electricity Distributor	Natural Gas Provider	TN Dept. of Environment & Conservation	TN Dept. of Health (Food)	TN Dept. of Transportation (TDOT)	Cheatham County Hwy Dept.
Land Use and Zoning											
Compatibility of Land Use	*										
Requests for Rezoning	*										
Plan Review											
Concept Review		*									
Site/Plat Plan Review		*									
Grading/Land Disturbance Permit	*							*			
Building Plan Review, Fees & Permits	*										
Sewer Plan Review/Permit					*						
Driveway Access, Curb Cuts										*	*
Utilities											
Electrical Requirements						*					
Water Connections					*						
Wastewater Connections					*						
Septic Tank Permits				*							
Inspections											
Building (footing, foundation, dry-in, framing)	*										
Plumbing	*										
Mechanical	*					*					
Gas							*				
Water					*						
Sewer					*						
Electrical											
Fire/Safety	*		*			*					
Building, Final Approval	*										
Other Actions											
Food Preparation/Service								*			
Sign Permit	*										
Street Address	*										

ASHLAND CITY	Ashland City Building/Codes Enforcement	Ashland City Planning Dept.	Ashland City Fire Marshall	TN Dept. of Environment & Conservation Cheatham County	Ashland City Water/Sewer Provider	Ashland City Electricity Distributor	Natural Gas Provider	TN Dept. of Environment & Conservation	TN Dept. of Health (Food)	TN Dept. of Transportation (TDOT)	Ashland City Streets (Building Inspector)
Land Use and Zoning											
Compatibility of Land Use	*										
Requests for Rezoning	*										
Plan Review											
Concept Review		*									
Site/Plat Plan Review		*									
Grading/Land Disturbance Permit	*							*			
Building Plan Review, Fees & Permits	*										
Sewer Plan Review/Permit					*						
Driveway Access, Curb Cuts										*	*
Utilities											
Electrical Requirements						*					
Water Connections					*						
Wastewater Connections					*						
Septic Tank Permits				*							
Inspections											
Building (footing, foundation, dry-in, framing)	*										
Plumbing	*										
Mechanical	*					*					
Gas							*				
Water					*						
Sewer					*						
Electrical											
Fire/Safety	*		*			*					
Building, Final Approval	*										
Other Actions											
Food Preparation/Service								*			
Sign Permit	*										
Street Address	*										

PLEASANT VIEW	Pleasant View Building/Codes Enforcement	Pleasant View Planning Dept.	Pleasant View Fire Marshall	TN Dept. of Environment & Conservation Cheatham County	Pleasant View Water/Sewer Provider	Pleasant View Electricity Distributor	Natural Gas Provider	TN Dept. of Environment & Conservation	TN Dept. of Health (Food)	TN Dept. of Transportation (TDOT)	Pleasant View Streets (Building Inspector)
Land Use and Zoning											
Compatibility of Land Use	*										
Requests for Rezoning	*										
Plan Review											
Concept Review		*									
Site/Plat Plan Review		*									
Grading/Land Disturbance Permit	*							*			
Building Plan Review, Fees & Permits	*										
Sewer Plan Review/Permit					*						
Driveway Access, Curb Cuts										*	*
Utilities											
Electrical Requirements						*					
Water Connections					*						
Wastewater Connections					*						
Septic Tank Permits				*							
Inspections											
Building (footing, foundation, dry-in, framing)	*										
Plumbing	*										
Mechanical	*					*					
Gas							*				
Water					*						
Sewer					*						
Electrical											
Fire/Safety	*		*			*					
Building, Final Approval	*										
Other Actions											
Food Preparation/Service								*			
Sign Permit	*										
Street Address	*										

KINGSTON SPRINGS	Kingston Springs Building/Codes Enforcement	Kingston Springs Planning Dept.	Kingston Springs Fire Marshall	TN Dept. of Environment & Conservation Cheatham County	Kingston Springs Water/Sewer Provider	Kingston Springs Electricity Distributor	Natural Gas Provider	TN Dept. of Environment & Conservation	TN Dept. of Health (Food)	TN Dept. of Transportation (TDOT)	Kingston Springs Streets (Building Inspector)
Land Use and Zoning											
Compatibility of Land Use	*										
Requests for Rezoning	*										
Plan Review											
Concept Review		*									
Site/Plat Plan Review		*									
Grading/Land Disturbance Permit	*							*			
Building Plan Review, Fees & Permits	*										
Sewer Plan Review/Permit					*						
Driveway Access, Curb Cuts										*	*
Utilities											
Electrical Requirements						*					
Water Connections					*						
Wastewater Connections					*						
Septic Tank Permits				*							
Inspections											
Building (footing, foundation, dry-in, framing)	*										
Plumbing	*										
Mechanical	*					*					
Gas							*				
Water					*						
Sewer					*						
Electrical											
Fire/Safety	*		*			*					
Building, Final Approval	*										
Other Actions											
Food Preparation/Service									*		
Sign Permit	*										
Street Address	*										

PEGRAM	Pegram Building/Codes Enforcement	Pegram Planning Dept.	Pegram Fire Marshall	TN Dept. of Environment & Conservation Cheatham County	Pegram Water/Sewer Provider	Pegram Electricity Distributor	Natural Gas Provider	TN Dept. of Environment & Conservation	TN Dept. of Health (Food)	TN Dept. of Transportation (TDOT)	Pegram Streets (Building Inspector)
Land Use and Zoning											
Compatibility of Land Use	*										
Requests for Rezoning	*										
Plan Review											
Concept Review		*									
Site/Plat Plan Review		*									
Grading/Land Disturbance Permit	*							*			
Building Plan Review, Fees & Permits	*										
Sewer Plan Review/Permit					*						
Driveway Access, Curb Cuts										*	*
Utilities											
Electrical Requirements						*					
Water Connections					*						
Wastewater Connections					*						
Septic Tank Permits				*							
Inspections											
Building (footing, foundation, dry-in, framing)	*										
Plumbing	*										
Mechanical	*					*					
Gas							*				
Water					*						
Sewer					*						
Electrical											
Fire/Safety	*		*			*					
Building, Final Approval	*										
Other Actions											
Food Preparation/Service									*		
Sign Permit	*										
Street Address	*										