

City of Spring Hill
5000 Northfield Lane
Suite 520
Spring Hill, TN. 37174



Phone 931-486-2252 Ext. 211
Fax: 931-486-3596

Permit Application Procedures

The purpose of this policy is to ensure that proper procedures are followed during daily operations of the Codes Department. The establishment of this policy will ensure accountability and proper record keeping. This policy applies to all permits to include, Buildings, Pools, Sheds, Fences, Signs, Boring, Grading, Blasting, House Moving, Backflow Preventers, and Retaining Walls. The following procedure is set forth:

- *An application and all supporting documents must be submitted for review prior to approval.
- *Applications can be secured at the Codes Department Office or be printed from the Codes Department Web Site. (springhilltn.org)
- *All permits must include a plan to be submitted, this plan must be reviewed and approved by the Building Official.
- *For new commercial buildings, the plan must have been reviewed and approved by the Planning Commission before submitting the commercial permit application to the Building and Codes Department.
- *All commercial permits must include two (2) sets of plans and one (1) electronic set of plans to be submitted.
- *The permit must be paid in full before the permit will be issued.
- *A receipt must be issued to the applicant along with the permit. Permit documentation / papers will be given to the applicant after the permit is paid.
- *The applicant must be informed of the following:
 1. Where the permit is to be placed on site.
 2. Duration of the permit.
 3. The permit is non-transmittable for any other project.
- *Permits may be renewed, a renewal fee is required. This renewal must follow the same procedures as stated above.
- *The Building Official has the sole authority to revoke all permits. ***
- * Should any work be started without a Permit, the Permit Fee Will Be Doubled ***
- * No Fees can be waived, unless approved by the Board of Mayor and Alderman***
- * Refunds made will be charged a 10% (percent) fee for all refunds up to \$1000.00, thereafter it will be \$100.00 for all refunds***

Required Fees:

Demolition - \$50.00

Blasting - \$50.00

Outbuilding- \$25.00

Boring - \$50.00

House Moving - \$50.00

Office Trailer - \$50.00

Backflow- \$25.00

Fence - \$25.00

Deck or Patio - \$25.00

Driveway - \$25.00

Grading Permits

(Based on Cost of the Projects Grading & Infrastructure)

1st \$1,000.00 = \$15.00

\$5.00 per each additional \$1,000.00 remaining

Building Permits, New Residential

\$50,000 or less, multiply the square footage by \$45.00 = Valuation (Heated Space)

1st \$50,000.00 = \$260.00

Remaining, \$4.00 per thousand (HVAC Permit included in this calculation)

Valuations \$100,000.00 and over, multiply square footage by \$45.00

1st \$100,000 = \$460.00

Remaining, \$3.00 per thousand (HVAC Permit included in this calculation)

Plumbing Fees

\$50.00 per Full Bath

\$25.00 per Half Bath

\$50.00 per Kitchen

Other Required Fees

Attached (1) Car Garage-\$30.00

Attached (2) Car Garage- \$50.00

Attached (3) Car Garage- \$75.00

Per Porch - \$30.00Per Deck / Patio - \$25.00

Build Outs / Room Addition Permits (Based on Cost of Project)

No Adequate Facilities Tax required for additions or build outs

1st \$1,000. \$15.00,

\$5.00 per each additional \$1,000.00 remaining

\$50.00 per Bath, \$25.00 per Half Bath

Swimming Pools

In ground... Total Cost of Pool, \$15.00 1st \$1,000 \$5.00 per each additional \$1,000.00 remaining.

Above ground \$50.00 (greater than 24 inches deep)

Sewer Tap Fees for Residential

Sewer Tap 4 inch - \$1,100.00 (Duplexes, Town Homes, Condominiums, Villas, Garden Homes)

Sewer Tap - Apartment & Boarding House, \$600.00 per Unit

HB & TS Water Fees

(Ordinance No.96-27)

\$750.00 Per Tap

Subdivisions that require HB & TS Fees:

Anderson Acres

Astonwoods

Ashwicke Park

August Park

Benevento

Brixworth (Only on the front side)

Baker Springs

Chapman's

Buckner Corssing

Crossing Cherry

Burtonwood

Grove Cochran

Chapman's Retreat & Town

Trace Haynes

Homes Cherry Grove Addition

Crossing

Dakota Pointe

June Lake

Newport Crossing

Pickett's Ridge

Pipkin Hills

Spring Hill Place

Wades Grove

Wilkerson Place

Commercial Plan Review

New Buildings and Buildouts

Fee will be 20% of the Building Permit fee, to include:

Total Construction Cost, Bathrooms, Kitchen and Fixtures with Drain

Commercial Permits

(Based on Cost of Construction)

1st \$1,000.00 = \$15.00

\$5.00 per each additional \$1,000.00 remaining

Plumbing Permit - \$50.00 per bath, \$50.00 per Kitchen

Each additional water fixture with drain - \$10.00 each

Spring Hill Adequate Facilities Tax Commercial & Residential

Williamson County - \$2.00 (psf) (Heated Space) & Educational Impact Fee

Contact: Lisa Hobgood

615-790-5718

Maury County - .50 (psf) (Heated & Unheated Space)

Contact: Jackie Morgan

931-375-3001

jmorgan@maurycounty-tn.gov

Spring Hill - \$500.00 + .50 (psf) (Heated Space) – After July 1, 2020, \$1.00 square foot per gross square foot.

All Developments submitting plans after July 1, 2022 --\$1.00 per square foot.

Ordinance No. 22-03B

Phases or Sections of Subdivisions or Planned Unit Developments that received preliminary plat and construction plan approval from the City and are under construction prior to the effective date of the ~~Spring Hill Commercial~~ effective date of this Ordinance (July 1, 2022) shall pay the Adequate Facility Tax in effect at the time construction plan approval was granted by the City of Spring Hill.

Maury County Adequate Facilities Tax Commercial & Residential

Grading Permits

(Based on Cost of the projects infrastructure)

1st \$1,000.00 = \$15.00

\$5.00 per each additional \$1,000.00 remaining

Sewer Connection

4 inch Tap = \$1,100.00 (Residential)

6 inch Tap = \$1,300.00 (Commercial)

8 inch Tap = \$1,600.00 (Commercial)

10 inch or larger, To be determined by City Engineer

Residential Irrigation Meter

¾ Inch- \$1,300.00 Water tap + \$1,491.00 reserve fee + \$185.65 Meter Set + \$25.00, Backflow Permit = \$3001.65 total

Backflow Permit for Commercial Irrigation

\$25.00

Spring Hill Impact Fees

See attached Exhibit D attached

CITY OF SPRING HILL IMPACT FEE SCHEDULE

EXHIBIT D	UNIT	Fee per Unit (33% - Effective July 1, 2019)	Fee per Unit (100% - Effective March 1, 2022) 5.51% increase
Single Family Detached	Dwelling	\$1,006	\$3,361
Multi Family	Dwelling	\$780	\$2,606
Mobile Home Park	Pad	\$533	\$1,780
Senior Adult Housing, Detached	Dwelling	\$453	\$1,515
Senior Adult Housing, Attached	Dwelling	\$394	\$1,316
Golf Course	Hole	\$289	\$965
Hotel/Motel	Room	\$624	\$1,891
ShoppingCenter/Retail/Commercial	1,000sf	\$1,568	\$5,241
Restaurant, Standard	1,000 sf	\$3,009	\$10,253
Restaurant, Drive-Through	1,000sf	\$6,676	\$22,304
Gas Station w/Convenience Mkt	1,000sf	\$2,590	\$8653
Office/Institutional	1,000sf	\$1,188	\$3,968
Elementary/Secondary School	1,000sf	\$369	\$1,232
Community College	1,000sf	\$831	\$2,775
Day Care Center	1,000sf	\$979	\$3,303
Hospital	1,000sf	\$919	\$3,070
Nursing Home	1,000sf	\$560	\$1,872
Place of Worship	1,000sf	\$594	\$1,985
Industrial	1,000sf	\$446	\$1,488
Warehouse	1,000sf	\$230	\$768
Mini-Warehouse	1,000sf	\$199	\$664

ORDINANCE # 19-32

Water System Development Charges

Meter Size	Per Unit Multi Family Per Ordinance 22-07	Phased Implementation- January 1, 2021	Tapping fee (Adopted by Resolution 19-78)	Meter Fees (Adopted by Resolution 19- 78)	
5/8" M25			\$ 1,243.00	\$ 1,300.00	\$ 185.65
3/4" M25			\$ 1,491.00	\$ 1,300.00	\$ 185.65
1" M170			\$ 1,988.00	\$ 1,600.00	\$ 306.80
1.5" M120			\$ 2,982.00	\$ 1,900.00	\$ 489.32
2" Turbo Series			\$ 3,977.00	\$ 2,100.00	\$ 826.80
2" Compound			\$ 3,977.00	\$ 2,100.00	\$ 1,866.80
3" Turbo Series			\$ 5,965.00	\$ 2,800.00	\$ 962.00
3" Compound			\$ 5,965.00	\$ 2,800.00	\$ 2,210.00
4" Turbo Series			\$ 7,953.00	\$ 3,700.00	\$ 1,591.20
4" Compound			\$ 7,953.00	\$ 3,700.00	\$ 3,387.28
6" Turbo Series			\$ 11,930.00	\$ 4,700.00	\$ 3,744.00
6" Compound			\$ 11,930.00	\$ 4,700.00	\$ 4,758.00
8" Combo			\$ 15,907.00	\$ 8,700.00	\$ 7,124.00
10" Turbo Series			\$ 19,883.00	\$ 10,700.00	\$ 7,500.00
12" Turbo Series			\$ 23,860.00	\$ 12,700.00	\$ 8,200.00
Irrigation System Connection			Same as above based upon meter type and size	Same as above plus \$25.00 Backflow Permit	Same as above based upon meter type and size

ORDINANCE # 19-33

Sewer System Development Charges

Age Investment/ERU	\$ 1,692.00		
Meter Size	Per Unit Multi Family Per Ordinance 22-07	Phased Implementation - Jan. 1, 2021	
5/8"		\$ 1,692.00	
3/4"		\$ 2,030.00	
1"		\$ 2,707.00	
1.5"		\$ 4,060.00	
2"		\$ 5,413.00	
3"		\$ 8,120.00	
4"		\$ 10,827.00	
6"		\$ 16,240.00	
8"		\$ 21,653.00	
10"		\$ 27,067.00	
12"	\$ 32,480.00		