
IMPORTANT PERMIT INFORMATION

Lincoln County Planning & Zoning Department
106 College St., W. | Fayetteville, TN 37334 | Office (931) 438-5186

PRE-INSPECTION REQUIREMENTS – RESIDENTIAL OR NONRESIDENTIAL

PRIOR to calling for your first inspection;

- Dumpster shall be on site (to remain until final inspection)
- Portable toilet shall be on site (to remain until final inspection)
- Permit shall be posted and assessable to inspector
- Building perimeters and property lines should be staked/pinned to determine setback compliance. Exception – large acreage as verified by the inspector.
- Temporary address shall be posted and made visible from the road

RESIDENTIAL PLAN REQUIREMENTS

No plans are required at this time. To acquire a permit, Planning & Zoning provides a check list of required items and most forms to successfully obtain a permit.

NONRESIDENTIAL PLAN REQUIREMENTS

Contact Planning & Zoning office for instructions to receive the required Utility Committee and Planning Commission review and approval.

Once the above is approved, two (2) complete sets of construction drawings are required for permitting.

INSPECTIONS

INSPECTION REQUEST. Inspections must be requested no later than 24 hours in advance. Inspections are typically done Mon – Fri, 7:30 am – 3:00 pm. At the inspector’s discretion, an exception may be made if it is deemed an emergency.

REINSPECTION FEE. If an inspection results in failure, you are permitted one (1) follow-up inspection at no charge. Continued failure on the same inspection will result in a reinspection fee of \$30.00 per inspection, thereafter. Reinspection fee must be paid before the inspector may return. Payment shall be made by check or cash only, accepted in the Planning & Zoning office. In field payments are not permitted.

CORRECTION NOTICE. Do not remove any posted correction notice placed by the inspector.

STOP WORK ORDER. No work shall continue upon issuance of a Stop Work Order until released by the inspector.

OCCUPIED STRUCTURES. If the permitted structure is occupied, the contractor of record shall accompany the inspector. The county inspector will not enter areas unescorted.

CERTIFICATE OF OCCUPANCY. The contractor of record shall be responsible to ensure the permitted structure is not occupied until a Certificate of Occupancy is issued. This includes any person or belongings.

ADDRESS NUMBERS. Address numbers are required for final inspection. Numbers shall not be less than 4 inches and must be visible from the public road. Numbers shall be posted on the structure or at the entrance of the driveway if the structure is not visible from the public road.

RESIDENTIAL INSPECTIONS

1. **FOOTING.** Footing shall be excavated, steel in place, grade stakes and termite treatment applied. Termite letter or receipt for specific location shall be available. Any concrete poured prior to receiving approval will require a signed and sealed statement from a professional engineer, verifying compliance.
2. **FOUNDATION.** After foundation is laid, anchor bolts in place and all topsoil and debris removed from crawlspace. Crawlspace should be graded for proper drainage
3. **FRAMING and ROUGH-IN.** Roof dried-in, framing complete, all bracing, strapping, and firestopping/draftstopping. All plumbing, mechanical, gas and electrical systems shall be roughed. Plumbing must be pressurized and water standing in the drains to the highest point in the structure. Do not insulate, framing must be visible for inspection.
4. **INSULATION.** Insulation to be complete, including attic area.
5. **FINAL.** Final inspection will include final grading away from structure (min. 6" slope per 10 ft), premises free of litter, address posted (min. 4" numbers visible from the road or at entrance of driveway), smoke alarms, required handrails, etc..

NOTE – Any required fire-resistance rated construction may require additional inspections such as gypsum type, rating and placement before any joints are taped or fastened.

COMMERCIAL – INDUSTRIAL INSPECTIONS

1. FOOTING/FOUNDATION. Footing/Foundation shall be excavated with required forms and any required reinforcing steel in place.
2. CONCRETE SLAB and UNDER-FLOOR INSPECTION. No concrete to be poured until all service equipment, conduit, reinforcing steel, piping and other ancillary items are in place.
3. FRAMING and ROUGH-IN (steel or wood). After roof deck or sheathing, fireblocking and bracing are in place. All rough-in in place. Fire and smoke resistant penetrations shall have protected joints, smoke barriers and smoke partitions shall not be concealed from view until inspected and approved.
4. INSULATION.
5. REQUIRED SPRINKLER. Hydrostatic test. Conducted by state fire marshal's office.
6. SPECIFIC SYSTEMS. Kitchen hoods, suppression. Conducted by state fire marshal's office.
7. ALARM TEST. Conducted by state fire marshal's office.
8. FINAL. To include accessibility, exits, emergency lighting, grading and all components per plans.