

**HENDERSONVILLE PLANNING DEPARTMENT
ZONING PERMIT – DETACHED ACCESSORY APARTMENT**

PROPERTY INFORMATION

Property Address: _____

Owner Name: _____

Contractor: _____ Phone: _____

Email: _____

Subdivision: _____ Section/Phase: _____ Lot: _____

Zoning District: _____ Planned Development Alternate Open Space/Cluster

CONDITIONS OF USE (SEE CHAPTER 10.4.2.1 & 10.4.2.3)

- ❖ Owner of the primary residence lives in the primary residence.
- ❖ The lot must contain a minimum of 30,000 square feet.
- ❖ Person(s) occupying the apartment is related to the homeowner by blood, marriage, or adoption or a domestic employee that works on premises.
- ❖ Requires Site Plan & Design Review approval from the Planning Commission.
- ❖ One Driveway serves both the house and apartment.
- ❖ One utility meter and connection per utility type serves both the house and apartment.
- ❖ Size of the detached accessory structure is limited by the size of the house, the property, and number and size of existing accessory structures.
 - Size permitted: _____
- ❖ Covenant recorded with Sumner County Register's office documenting the apartment
 - will be utilized in accordance with above stated terms.
- ❖ Zoning Permit is required prior to construction.
- ❖ Use and Occupancy permit issued for the apartment may be inspected on a periodic basis.
- ❖ Any door visible from the street shall appear clearly secondary to the front door on the principal dwelling.

I understand and agree to comply with the Hendersonville Zoning Ordinance.

Applicant Signature: _____ Date: _____

WARNING: NEIGHBORHOOD COVENANTS AND RESTRICTIONS OR HOA'S MAY HAVE DIFFERING STANDARDS. IN SUCH CASES, THE MORE RESTRICTIVE REGULATIONS APPLY. BUILDING CODES AND OTHER CITY, STATE, AND FEDERAL LAWS MAY APPLY.

THE PROPERTY OWNER IS RESPONSIBLE FOR VERIFYING PROPERTY LINES.

Approval Signature: _____ Zoning Permit #: _____