



City of Chattanooga
Land Development Office
1250 Market Street, Suite 1000 (423) 757-5105
Chattanooga, Tennessee 37402-2713

**MINIMUM PLANS REQUIRED FOR
TOWNHOUSE CONSTRUCTION**

1. A recorded plat of proposed development.

2. Site Plan

Dimension all buildings and show setbacks from property lines.
Include building location / landscaping / egress-ingress / parking/
Common areas.

Show all utility easements if applicable.

3. Building Plans

To include floor plans, elevations, party / fire wall between
Units / sectional details. To include roof / wall detail at the
firewall.

Detail of party / fire wall at exterior wall. Location of all openings
within 10 feet of property line.

Walls must be two separate 1-hour walls or one common two-hour
wall. The common two-hour wall must be non-load bearing
with only electrical penetrations.

4. Electrical – Service, meter center, typical electrical riser, diagram
of smoke detector locations.
5. Plumbing – Sewer connection, typical plumbing riser diagram.
6. Mechanical – Unit size and duct layout / equipment location.
7. Gas – Meter and service line location if applicable.