

Tiny Homes in Hamblen County: Check First

Tiny homes are quite the rage. Many individuals do like the housing that is an alternative to larger and more expensive homes. Before making an investment in a tiny home, it would be very wise to check with your local planning office before you make any purchase or final decision. Many cities and counties in Tennessee have building code requirements. Please check with your builder or salesperson to determine if the tiny home, in which you are interested, meets local building codes and if so, will he or she provide that certification in writing before you buy and move your new home.

In Hamblen County, tiny homes are allowed in all zonings districts that allow residential structures but only if the house meets the 2012 International Building Code. Building codes require that all structures obtain a building permit first before the start of construction. At different stages of construction, a building official will make an inspection to determine compliance with building codes.

The tiny home may be located in a mobile home or a RV park, if allowed by the park owners. Mobile homes are checked to make sure that each home has an inspection seal from the State of Tennessee. A tiny home must meet the same requirements. The small home either has to be built to codes on the residential site, under the inspection of a building official, or it has to have a certification from a recognized code inspector that the tiny home meets the local codes.

Many of the tiny homes constructed to be mobile and pulled from location to location cannot meet local building codes. So again, please check with the builder, salesperson, and planning office to ask if it meets building codes before you take any action. It could possibly save you hassle, heartbreak and cost.