

When will sewer service be available and how much will it cost?

The necessary infrastructure (collecting, intercepting, trunk sewers, etc.) to serve the annexed area shall be in accordance with the current policies of the city. When sewer is first made available to an area the tap (connecting) fees are generally offered at a reduced rate to single family residences with a 5/8" or 3/4" water meter for a specified period of time. The tap fee is separate from the annual sewer bill and all residents where sewer is available will receive a minimum bill based upon usage per 1000 gallons. Property owners are responsible for connecting their existing system to the sewer line (to their property line). You may contact the engineering department at (423) 585-4620 for more information on projected availability, tap fees and current usage rates.

Will my water and electric service provider change?

Probably not. Water for potable (drinking, etc.) use will continue to be provided by your current utility service provider unless there is a conflict in the ability to meet the City of Morristown Fire Protection Standards or the Morristown Utility Commission negotiates a franchise agreement with your current supplier to provide water and electric service to the newly annexed area.

Who will maintain my street?

Routine maintenance, on the same basis as in the present city, will begin in the annexed area when funds from the state gasoline tax (based on the annexed population) are received. Reconstruction and resurfacing of streets, installation of storm drainage facilities, construction of curbs and gutters, the addition of street lights and other such major improvements will be accomplished under current policies of the city as the need is determined.

Will my garbage collection change?

Yes. The regular garbage collection and recycling service now provided within the city will be extended to the annexed area upon the effected date of annexation. The only noticeable change you may experience is the day on which your garbage (refuse) is collected. The city will issue each residence one collection can and an option of purchasing one additional can.

Whom do I notify if I object to being annexed?

A formal public hearing is held to allow all affected property owners the opportunity to express their comments, either verbally or in writing, to the Mayor and City Council. A public notice, always published in the local newspaper, will advertise the area being considered for annexation and the time, date and location of the public hearing. At any time, the planning department staff is available for questions or comments at (423) 585-4620. It is important for every resident in an area being considered for annexation to voice their opinion, either verbally or in writing, as soon as possible in order to provide fair and complete information to the Planning Commission and City Council.

Where do I get more information?

Please contact the Department of Community Development and Planning, located on the second floor of the Morristown City Center, P.O. Box 1499, Morristown, Tennessee 37816-1499, or call the office at (423) 585-4620, 8:00 a.m. – 5:00 p.m., Monday thru Friday.

This information bulletin is intended to assist the public in understanding the process of annexation. Bulletins are not complete statements and should not be used as a substitute for local rules and regulations. No guarantee is given of the accuracy or currency of this information. Therefore, in no event shall the City of Morristown be liable for any damages whatsoever resulting from the use of the information contained within this bulletin. Please consult City of Morristown staff to ensure all questions or concerns have been properly addressed.



**ANNEXATION
INTO THE CITY OF
MORRISTOWN**

**A Citizen Information Bulletin
provided by
The Department of Community
Development**

Frequently Asked Questions

What is annexation?

Annexation is the legal procedure by which a city adds land to its jurisdiction in order to extend its services, laws and voting privileges to better meet the needs of residents. Areas within the Morristown Urban Growth Boundary have been approved by the State of Tennessee as appropriate to consider for future annexation. After an area is annexed, the city replaces the county as the primary provider of local government services and the residents may fully enjoy all the benefits of being a citizen of Morristown.

What is the procedure for annexation?

There are several ways the annexation process can begin. There may be a specific need for services that only the city can supply. Or, the property being considered may be completely surrounded by the city already, thus benefiting from many of the services it offers without making any contributions to its tax base (also known as “donut holes”). However, the most common method is when a group of citizens submit a petition to the city specifically requesting annexation.

Upon receiving such a neighborhood petition, the planning staff begins an annexation study which determines the appropriate boundary lines for the proposed annexation area. Inquiry letters are then sent to these residents to determine their level of interest in being annexed. In addition, various other city departments will study the area to determine if sewer and fire services are feasible. If there is a strong interest in or need for annexation by the residents and it is determined that city services can be provided effectively, the request is presented to the Morristown Regional Planning Commission for consideration. If the annexation request is approved by the Planning Commission, it will proceed to City

Council for two hearings before the final vote for or against the annexation.

What are the benefits of becoming a resident of the City of Morristown?

The greatest benefit is in the type and quality of services that can or may be provided by the city. These services include: a nationally accredited full-time police force; full-time professional fire protection; water, electric and sewer services; residential refuse collection; zoning and land use planning; building regulation and inspection; codes enforcement; eligibility for residential rehabilitation grants; improvement and maintenance of streets; extensive parks and recreation services. In addition, city residents are eligible to vote in all city elections, to run for elected city office and to serve on various appointed boards and commissions. As an added bonus, fire insurance ratings are also more favorable for city residents so there is a real possibility of a substantial reduction in your fire insurance rates. As a Hamblen County resident you may already be enjoying some of these services, particularly public parks and recreation areas, without actually making contributions for their upkeep. As a city resident your taxes will help pay for these exceptional services.

Will my taxes increase?

Generally, taxes can be expected to increase with annexation to any city. However, city residents do receive a reduction in their county taxes. Changes to your tax rate will occur in the following tax year.

As an example, a recent tax comparison showed a \$1.84 tax rate (per \$100.00 assessment) for county residents living within the city compared to \$2.10 for county residences. At the same time of comparison the city had a tax rate of \$0.97 (per \$100 assessment). This amount would be in addition to your county taxes if you are a resident of the city. These taxes help pay for the many quality services offered by the City of Morristown. You may contact the Hamblen County Assessor of Property at (423)

586-1852 as well as the City Tax Office at (423) 585-4607 for current tax rate assessments.

Will police and fire services change?

Yes. The city of Morristown has a full-time, nationally accredited police force available 24 hours a day. Police patrolling, radio response to calls and other routine police services, using present personnel and equipment, will be provided upon the effective date of annexation.

In addition, full-time professional fire protection, using present personnel and equipment, will be provided in accordance with available water supplies and fire stations. City residents are served by five fully staffed fire stations located throughout the city.

Will the zoning of my property change?

Yes. When property is annexed into the City it is assigned a new zoning classification in accordance with the Morristown Zoning Ordinance and Land Use Plan. The new zoning classification becomes effective upon the date of annexation. Consideration is given to existing land uses that generally determine what zoning classification an area will receive. For example, a single-family residential area in the county will most likely remain single family residential in the city as well. New developments receive zoning classifications that complement existing area uses. The City of Morristown offers a much broader range of zoning classifications than Hamblen County. This allows for better protection of neighborhoods and more versatile development options.

Will annexation affect school district boundaries?

No. Annexation does not affect school district boundaries, nor does it have any affect upon where your child attends school.

