



STATE OF TENNESSEE DEPARTMENT
OF TRANSPORTATION
CENTRAL SERVICES DIVISION OVERWEIGHT
& OVERDIMENSIONAL PERMITS
SUITE 800, JAMES K. POLK BUILDING
505 DEADERICK STREET
NASHVILLE, TENNESSEE 37243-1402
(615) 741-3821

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COMMISSIONER

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October 09, 2017

All,

RE: TINY HOME/MOBILE HOME

In recent days, we have received an increased volume of phone calls concerning the legal definition of tiny homes and how they are to be permitted.

In accordance to Tenn. Code Ann. § 55-1-105 (2015), a Tiny house is considered a portable modular unit or Mobile Home used for human habitation.

Why a Tiny home is considered a mobile home?

- Mobile home or house trailer" means any vehicle or conveyance, not self-propelled, designed for travel upon the public highways, and designed for use as a residence, office, apartment, storehouse, warehouse, or any other similar purpose. "Mobile home or house trailer" includes any "manufactured home" as defined in subsection (a).

When does a tiny house/home require an OS/OW Permit?

- A Tiny house requires an OS permit when it exceeds legal limits of 8' 6" wide, 60' in length and 14' 2" in Height.

Does movement of tiny house/mobile home require escorts?

Escorts requirements for tiny homes are as follows:-.

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|-------------------|---|
| • 10' and under | No Escort Required |
| • 10'1"- 12'6" | Front Escort on 2 Lane Routes <24' wide |
| • 12'7" – 14' | Front Escort on 2 Lane Routes |
| • | Rear Escort on Interstate & 4 Lane Routes |
| • | City Limit Travel Restrictions |
| • 14'1" and above | Front escort and rear escort at all times |

Does movement of tiny homes have any travel restrictions?

- Movement of a mobile home 85' or greater in length, 14' or greater in width, 14' 2" or greater in height is prohibited in heavily traveled urban areas between the hours of 7:00 am to 9:00 am and 4:00 pm to 6:00 pm
- Tiny house /mobile home movements are allowed travel during daylight hours from sunrise to sunset on Monday through Saturday, except Legal Holidays.

What are the fees for tiny house movement?

The fees for tiny houses/mobile homes for single tips are as follows:-

- 8' 6" to 14' in width \$50.00
- 14' to 16' in width \$100.00
- Over 60' in length \$25.00
- Over 14' 2" in height \$50.00

The fees for tiny houses/mobile homes for Annual permits are as follows:-

- 14' annual costs \$1000
- 16' annual costs \$2000

Please do not hesitate to contact us at (615) 741-3821 for any concerns.

OS/OW Permit Office