

City of Collierville

Residential Property Ordinances

📖 § 95.08 ACTS OR CONDITIONS WHICH CREATE A NUISANCE ON PROPERTY.

No owner or tenant of property within the Town shall commit an act, or allow a condition to exist on property within the Town, which act or condition endangers life or health, violates the laws of decency, obstructs or interferes with the reasonable and comfortable use of other property in the vicinity, and/or causes the value of property in the near vicinity to be diminished in value. Any person or entity who or which violates this section shall be guilty of committing a nuisance or allowing a nuisance to exist. A violation of this section shall subject the offender to a fine not to exceed the maximum permitted by law. Each violation on a separate day shall constitute a separate offense.

('83 Code, § 8-309) (Am. Ord. 2001-26, passed 1-28-02)

📖 § 95.05 WEEDS.

(A) Every owner or tenant of property shall periodically cause to be cut the grass or other vegetation commonly recognized as weeds on his or her property. It shall be unlawful for any such person to fail to comply with an order by the Town Administrator or his or her designee to cut such vegetation when it has reached a height of one foot if located in an undeveloped area, or a height of one-half foot if located within a developed area, except for those parcels containing five acres or more land area. A **DEVELOPED AREA** shall refer to a platted subdivision or lot of record.

(B) Parcels containing five acres or more land area that fronts a public street or roadway or adjoins a developed area shall be cleared of all weeds, tall grass and other noxious vegetation within 100 feet of the property line adjoining the developed area and within 100 feet of the pavement edge of any street or roadway adjoining the subject parcel to and including the right-of-way to the pavement edge. Excluded herefrom are natural wooded areas containing trees four inches in diameter or larger on the subject property. The property owner shall be responsible for mowing grass and noxious vegetation only to the edge of the trees on the property, including areas along adjoining developed areas or public rights- of-way.

(C) If the owner or tenant shall fail to comply with the provisions of this section following a ten day written notice, the Town Administrator shall direct appropriate corrective action upon the subject property, including the removal of vegetation in violation of these provisions. Upon completion of such corrective work, the Finance Department shall determine the reasonable cost and shall bill the owner or tenant for the amount of such charge. Failure of the owner to pay the reasonable cost associated with corrective action will result in the cost and any other related administrative charges to be placed as a lien against the property to be paid to the Town of Collierville.

('83 Code, § 8-306) (Ord. 99-44, passed 12-13-99)

§ 95.04 STAGNATED WATER.

The presence of water on the surface of the ground from sinks or other places whereupon an abundance of water is used or seepage from cesspools is declared a nuisance against the public health and any and all persons that fail to remedy any such nuisance within ten days after having been notified of its existence shall be guilty of an unlawful act.

('83 Code, § 8-305) [Penalty, see § 10.99](#)

§ 50.17 LOCATION OF CONTAINERS.

Where the municipal refuse collectors approve alleys for use, containers shall be placed on or within six feet if the alley line is in such a position as not to intrude upon the traveled portion of the alley. Where streets are used by the municipal refuse collectors, containers shall be placed adjacent to and back of the curb out of the street, or adjacent to and back of the ditch or street line if there is no curb, at such time as shall be scheduled by the municipality for the collection of refuse therefrom. As soon as practicable, and within 24 hours after such containers have been emptied, they shall be removed by the owner and returned to the premises. All refuse collected must be in regulated containers for collection on scheduled days.

('83 Code, § 8-205) (Ord. 00-09, passed 7-10-00)

§ 50.01 DEFINITION.

REFUSE shall mean and include garbage, rubbish, leaves, brush and bulk refuse, as those terms are generally defined, or any other goods or materials left for abandonment or disposal in a place other than one designated by the Town for the receipt of such materials.

('83 Code, § 8-201) (Ord. 00-09, passed 7-10-00; Am. Ord. 2017-06, passed 3-27-17)

§ 50.02 PREMISES TO BE KEPT CLEAN.

(A) All persons within the Town are required to keep their premises in a clean and sanitary condition, free from accumulations of refuse, except where stored as provided in this chapter.

(B) Upon finding that such unsanitary conditions exist, as enumerated in § [50.01](#), the Town Administrator or his or her designee shall notify, in writing, the owner of the property that the conditions must be remedied within ten days. The notice shall be given in person or by registered mail to the last known address of the owner.

(C) The property owner may, within the ten day corrective period, file a written request for appeal to the Town Administrator. The Town Administrator shall hear the appeal within a reasonable time period after receiving the written appeal from the aggrieved property owner. The Town Administrator shall have the authority to determine whether such unsanitary conditions exist on the property and what corrective actions, if any, shall be undertaken to correct any violations present on the property.

(D) If the owner fails to remedy such conditions within the prescribed time period, the Town Administrator or his or her designee shall determine the reasonable cost for corrective action, initiate corrective action upon said property and bill the property owner for the cost of the corrective action within 30 days from the date of the corrective action. The amount of the billing shall constitute a lien upon the property for which the expenditure was made, which lien may be enforced by suit as other tax liens of the Town.

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(E) Each owner, occupant or other responsible person using or occupying any building or other premises within this municipality where refuse accumulates or is likely to accumulate shall provide, use and keep covered an adequate number of refuse containers for the proper and orderly disposal of refuse, garbage and other materials suitable for collection by the Town. The refuse containers shall be strong, durable and rodent and insect proof. The refuse container shall have a capacity of 90 to 95 gallons and provided by the Town of Collierville after receipt of the registration fee set by resolution.

(‘83 Code, § 8-202) (Ord. 99-44, passed 12-13-99; Ord. 00-09, passed 7-10-00)

§ 50.03 NUISANCES.

Discharging, littering or disposal of refuse in a manner that is offensive or deleterious to public health, safety or welfare or otherwise not permitted by law shall be considered a public nuisance, punishable by a fine of \$50 per day (or to the fullest amount and extent allowed by law). It is expressly prohibited to cause refuse to be upon any street, sidewalk, alley, public park/greenbelt, square or other public place, except as may otherwise be permitted by law.

(Ord. 2017-06, passed 3-27-17)

§ 130.022 ANTI-NOISE REGULATIONS.

(A) Subject to the provisions of this section, the creating of any unreasonably loud, disturbing and unnecessary noise is prohibited. Noise of such character, intensity or duration as to be detrimental to the life and health of any individual or in disturbance of the public peace and welfare is prohibited.

(e) *Radios, televisions, musical instruments and similar devices.*

1. It shall be unlawful to operate or play any radio, television, phonograph, loudspeaker, sound amplifying equipment or similar device on a public right-of-way in a public park or from a motor vehicle which produces or reproduces sound in a manner as to be plainly audible at a distance of 7.5 meters (25 feet).

2. It shall be unlawful to operate or play, or allow to be operated or played, any radio, television, phonograph, musical instrument, loudspeaker or similar device in a residential area that is plainly audible to any person off the premises of the operating party unless a permit has been issued.

3. It shall be unlawful to operate or play any musical instrument on a public right-of-way, in a public park, playground or recreation area which produces sound in such a manner as to be plainly audible at a distance of 15 meters (50 feet), unless a permit has been issued.

§ 93.01 SHORT TITLE.

This chapter shall be known and may be cited as the “Abandoned, Wrecked, Dismantled or Inoperative Motor Vehicle Ordinance.”
(’83 Code, § 9-901)

§ 93.02 DEFINITIONS.

For the purpose of this chapter, the following definitions shall apply unless the context clearly indicates or requires a different meaning.

CHIEF OF POLICE. The Chief of Police of the Town of Collierville.

JUNKED MOTOR VEHICLE. Any motor vehicle as defined by this section which does not have lawfully affixed thereto a valid license plate or plates and/or the condition of which is wrecked, dismantled, inoperative, abandoned or discarded.

MOTOR VEHICLE. Any vehicle which is self-propelled and designated to travel along the ground and shall include, but not be limited to, automobiles, buses, motor bikes, motorcycles, motor scooters, trucks, tractors, go-carts, golf carts, campers and trailers.

PRIVATE PROPERTY. Any real property within the Town which is privately owned and which is not public property as defined in this section.

PUBLIC PROPERTY. Any street or highway which shall include the entire width between the boundary lines of every way publicly maintained for the purposes of vehicular travel and shall also mean any other publicly owned property or facility.
(’83 Code, § 9-902) (Ord. 2001-17, passed 7-9-01)

§ 93.03 PRESENCE OF JUNKED MOTOR VEHICLES A PUBLIC NUISANCE.

(A) The location or presence of any junked motor vehicle on a lot, tract or parcel of land or portion thereof occupied or unoccupied, improved or unimproved within the Town of Collierville, Tennessee shall be deemed a public nuisance, and it shall be unlawful for any person or other legal entity to cause, maintain or permit such public nuisance by wrecking, dismantling, rendering inoperable, abandoning or discarding a motor vehicle or vehicles on the property of another or to suffer, permit or allow the same to be placed, located, maintained or to exist upon real property belonging to such party.

(B) However, this section shall not apply to the following:

- (1) Any junked motor vehicle in a completely enclosed building;
 - (2) Any junked motor vehicle in an appropriate storage place or depository maintained in an officially designated place and manner by the Town of Collierville.
- (’83 Code, § 9-903)

§93.04 EXCEPTIONS.

The provisions of this chapter shall not apply to the following:

(A) Motor vehicles in operable condition and specifically adapted for racing or operation on privately owned drag strips or raceways;

(B) Motor vehicles retained by the owner for bona fide antique collection purposes rather than for salvage or transportation.

(’83 Code, § 9-918)

City of Collierville Contacts

Development Department

The Development Department consists of 3 Divisions: Planning, Engineering and Building-Code Enforcement. The department's vision, mission and values are as follows:

VISION – A built environment that will rank Collierville among the nation’s best places in terms of quality, appeal, and functionality.

MISSION – Provide the Board of Mayor and Aldermen, the appointed Boards, our citizenry, and the business community with the highest degree of professionalism, expertise, objectivity, and efficient process management to reach good decisions that promote the development of quality, character, and functionality in Collierville’s built environment.

VALUES – Responsiveness, Accountability, Integrity, Fairness, Consistency, Trustworthiness, Financial Responsibility, Civility, Respect, Customer Friendly, Practical Solutions, Leadership, and Professionalism.

The Development Department's major business functions include:

- Long range planning that will ensure orderly and timely development of land that is properly served with infrastructure (roads, stormwater, water, and sewer).
- Capital planning for roads and stormwater facilities.
- Civil engineering, design, and project management for capital investment projects related to Town facilities and infrastructure.
- Administer the Town's development and design regulations to ensure that quality private development is approved in a cost effective and timely manner.
- Building construction plan reviews and inspections to enforce life safety codes.
- Site and infrastructure plan review and inspections to ensure that roads and utilities meet or exceed professionally recognized design standards.
- Zoning and property maintenance code enforcement for the upkeep of private property.

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Town Hall Hours: M-F 8am-5pm