

CLARKSVILLE MONTGOMERY COUNTY

2022 COMMUNITY DATA PROFILE



QUICK FACTS

County Seat	Clarksville
Year Incorporated	1807
Land Area in Square Miles (County)	539
Water Area in Square Miles (County)	5
Latitude	N36° 31.81'
Longitude	W87° 21.56'
Elevation	549'
Market Region	Nashville
Distance From Nashville	45 miles
Time Zone	Central
City Website	www.cityofclarksville.com
County Website	www.mcgtm.org
Economic Development	www.clarksvilletned.com
Additional Incorporated Cities within the County	None
Unincorporated Cities	Cunningham, Palmyra, Saint Bethlehem, Southside, Woodlawn.

POPULATION

	City	County
2010 (Census)	133,013	172,331
2021 Population	165,789	217,696
2021 Median Age	31.5	32.9
2026 Population Projection	181,708	238,662
Annual Growth Rate (2021-2026 Projected)	1.85%	1.86%

Source: ESRI

CLIMATE

Annual Average Temperature	59.1° F
Average High Temperature	70.2° F
Average Low Temperature	48.0° F
Annual Average Precipitation	50.98"
Annual Average Snowfall	3"
Prevailing Winds	Southerly
Mean Length of Freeze-Free Period (days)	180-220

TAX STRUCTURE

LOCAL	City	County
Property Taxes (2021)		
• Rate per \$100 value	\$1.23	\$2.99
Ratio of Assessment		
• Residential and Farm	25%	25%
• Commercial/Industrial	40%	40%
• Personal (Equipment)	30%	30%
Total Local Assessment (2020)	\$3,330,406,540	\$4,749,857,946
Hotel-Motel Tax	5%	5%
Motor Vehicle Wheel Tax Rate		\$49.00

Source: Tennessee Comptroller of the Treasury, Division of Property Assessments
Source: County Technical Assistance Service, UTIPS

STATE

Sales Tax
• 4% tax on food and food ingredients
• 7% on all other tangible personal property unless specifically exempted
Local Sales Tax Rate
• 2.50%
Local and State Sales Tax Collected (FY2021)
• \$322,685,108
Income Tax
• Personal: Repealed beginning January 1, 2021
• Corporate Excise Tax: 6.5% of Tennessee taxable income
• Franchise Tax: .25% of the greater of the Tennessee portion of net worth or the book value of real and tangible property in Tennessee. The minimum tax is \$100
• Unemployment Tax: New employers is typically 2.7% (based on occupation) of first \$7,000

Source: Tennessee Department of Revenue



Clarksville-Montgomery County Corporate Business Park South (840 acres) is among several industrial sites in Middle Tennessee to be certified as a Select TN Certified Site. For complete information about the site and the certified program, please visit www.tnecd.com/sites/certified-sites/

EDUCATION

District Name	Montgomery County
Type of Public School System	County
District Grades Served	Pre-K-12
Number of Schools	39
Number of Classroom Teachers	2,363
Student to Teacher Ratio	15:1
Additional Staff	381
Total Number of Students	35,824
GRADES (2020-2021)	
Elementary	16,855
Middle School	8,623
High School	10,346
The Middle College at APSU	115
Number of High School Graduates (2020-21)	2,200
Graduation Rate	93.0%
Educational Attainment with a Degree (Adults Age 25+)	41.1%

Source: Tennessee Department of Education

REGIONAL HIGHER EDUCATIONAL INSTITUTIONS (within 30 miles)

Graduates 2019-2020			
• Austin Peay State University	Clarksville	3,167	
• Hussian College	Clarksville	242	
• North Central Institute	Clarksville	120	
• Nashville State Community College	Clarksville	1,209	
• TN College of Applied Technology	Dickson	410	

Source: National Center for Education Statistics

FastTrack Job Training Assistance Program Available	Yes
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Source: Tennessee Department of Economic and Community Development

GOVERNMENT

GOVERNING BODY

City	Mayor and City Council Meets 1st Thursday at 6:00 p.m. Council Chambers
County	Mayor and County Commissioners Meets 1st & 2nd Monday at 6:00 p.m. Council Chambers

Fire Department	
• Full-time fire fighters in city	253
• City volunteers	0
• Full-time fire fighters in county	0
• County volunteers	165
• Fire stations in city	12
• City fire trucks	19
• Fire stations in county	7
• County fire trucks	19

Law Enforcement	
• Full-time police officers in city	321
• Full-time police officers in county & sheriff	358
• City patrol cars	321
• County patrol cars	160

	City	County
Insurance Rating	2	9
Zoning Regulations	Yes	Yes
Planning Commission	Yes	Yes
Industrial Development Corp.	Yes	Yes

TRANSPORTATION

AIR SERVICE

Nearest General Aviation	Outlaw Field
Location Identifier	CKV
Distance from City	6 miles
Runway Length	6,000 feet; 4,004 feet
Surface	Asphalt/Asphalt
Lighting	MIRL/VASI
Fuel	100LL/Jet A
Repairs	Major
Storage	Hangar, Tie Down
Transportation	Taxi, Rental and Courtesy Car
*Extensive Military Ops within Airport Area	
Nearest Commercial Service	Nashville International Airport
Location Identifier	BNA
Distance from Clarksville	55 miles
Nashville International Airport (BNA) serves approximately 16 million total passengers annually. BNA is currently served by 15 airlines, including international carriers Air Canada, WestJet and British Airways. BNA offers 460 daily flights and provides nonstop air service to more than 65 destinations.	

HIGHWAYS

U.S. Highways	79 and 41A
State Highways	12, 13, 48, 76, 149, 374, 112, 236 and 237
Nearest Interstate	Interstate 24

COMMON CARRIERS

Air Freight Companies	None
Motor Freight Companies	51
Terminal Facilities	5
Bus Services	
Inter-City	Yes
Local	Yes
Carrier Service	Yes

RAILROADS SERVED BY

R.J. Corman Railroad (Shortline) CSX Transportation (Mainline)

NAVIGABLE WATERWAYS

River	Cumberland
Channel Depth	9 feet
Nearest Port Facility	Clarksville
Miles from Port	Local
Nearest Port Facility	Nashville
Miles from Port	45

COMMUNICATIONS

Newspapers	The Leaf Chronicle Montgomery County News Fort Campbell Courier Our City Magazine The Tennessean
Telephone Companies	CDE Lightband, Charter Communications, AT&T, and Cumberland Connect
Radio Stations	7 local
Television Networks	7 (Nashville and 1 local)
Cable Service Available	Yes
Channels	170
Provider	CDE Lightband, Charter Communications
Internet Service Available	Yes
Provider	CDE Lightband, Charter Communications, and Cumberland Connect
Fiber Optics Available	Yes
Provider	CDE Lightband, Charter Communications and Cumberland Connect

COMMUNITY FACILITIES

Health Care

Doctors	300
Dentists	100
Hospitals	2
Beds	278
Clinics	1
Beds	46
Nursing Homes	13
Beds	752
Retirement Homes	3
Beds	
Residential/ Assisted Living	9
Beds	

Religious Organizations

Protestant	78
Catholic	2
Jehovah's Witness	2
Seventh Day Adventist	2
Latter Day Saints	2
Other	

Day Care Centers

95

Day Care Homes

40

Recreation

Libraries	2
Parks	39
Golf Courses (Public & Private)	9
Swimming Pools (Public & Private)	10
Country Clubs	1
Theaters	1
Bowling Alleys	4
Dog Parks	3
Community Centers	10

Hotels & Motels

Rooms	3,100
Bed & Breakfasts	1

Largest Meeting Room

Capacity	600
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Restaurants

305

Other

10+ miles of walking trails,
and pavilions or picnic
shelters.

FINANCIAL INSTITUTIONS

Name of Institution	# of Branches	Deposits
Bank of America, National Association	4	421,213,000
F&M Bank	8	618,610,000
First Federal Bank	5	173,268,000
First Financial Bank, National Association	3	68,476,000
First Horizon Bank	3	95,965,000
FSNB, National Association	1	1,514,000
Legends Bank	5	449,268,000
Planters Bank	4	340,161,000
Regions Bank	4	498,914,000
Reliant Bank	5	415,368,000
U.S. Bank National Association	5	366,056,000
Altra Federal CU	1	undisclosed
Ascend Credit Union	1	405,576,046
Cornerstone Financial	1	42,873,414
Fortera Credit Union	4	70,560,685
Gateway Credit Union	1	1,579,741
Navy Federal Credit Union	2	undisclosed
Southeast Financial CU	1	59,047,047

Countywide Combined Deposits \$4,028,449,933

(Deposits for June 30, 2021)

Source: Federal Deposit Insurance Corporation and National Credit Union Administration

INDUSTRIAL SUPPORT SERVICES

Service	Location	Distance (Miles)
Tool & Die	Local	
Heat Treating	Local	
Foundry	Local	
Heavy Hardware	Local	
Sheet Metal	Local	
Lubricants	Local	
Welding Supplies	Local	
Abrasives	Local	

SELECTED ECONOMIC INDICATORS

2021 ANNUAL AVERAGES (PRELIMINARY)

Labor Force	County	Labor Market Area*
Civilian Labor Force	87,614	183,313
Employment	83,524	175,820
Unemployment	4,090	7,493
Unemployment Rate	4.7%	4.2%

* Labor Market Area is defined as Cheatham, Dickson, Houston, **Montgomery**, Robertson and Stewart Counties in Tennessee

2021 EMPLOYED POPULATION 16+ BY INDUSTRY

Agriculture/Mining	0.6%
Construction	7.3%
Manufacturing	11.9%
Wholesale Trade	1.6%
Retail Trade	11.5%
Transportation/Utilities	6.4%
Information	1.1%
Finance/Insurance/Real Estate	5.3%
Services	44.6%
Public Administration	9.7%

MANUFACTURING IN AREA (Annual Averages 2020)

Number of Units	119
Ann. Avg. Employment	5,680
Ann. Avg. Weekly Wage	\$1,069

Source: Tennessee Department of Labor and Workforce Development

PER CAPITA PERSONAL INCOME

Year	2021
Amount	\$27,094

Source: ESRI

MEDIAN HOUSEHOLD INCOME

Year	2021
Amount	\$55,195

Source: ESRI

AVERAGE HOME SALES

Year	2020
Number of Homes Sold	5,609
Average Cost	\$240,094
2021 Median Home Value	\$193,362

Source: Tennessee Housing Development Agency

RETAIL SALES

Year	2020
Amount	\$3,382,054,902

Source: Tennessee Department of Revenue

NATURAL RESOURCES

Minerals: Crushed stone

Timber: Hardwood

AGRICULTURAL

Crops: Hay, soybeans, corn, wheat and tobacco

Livestock: Cattle

UTILITIES

GAS

Local Distributor	City of Clarksville
Phone	931.645.7400
Website	www.clarksvillegw.com/
Source Company	Tennessee Gas Pipeline
Fuel Oil Suppliers	6
Suppliers of LP Gas	3

WATER

Water Supplier	City of Clarksville
Phone	931.645.7400
Website	www.clarksvillegw.com/
Source	Cumberland River
Capacity	28,000,000 GPD
Current Consumption	14,000,000 GPD
Storage Capacity	24,750,000 Gallons

SEWER

Sewer Provider	City of Clarksville
Phone	931.645.7400
Website	www.clarksvillegw.com/
Type of Treatment	Conventional activated sludge
Capacity	25,000,000 GPD
Current Usage	10,000,000 GPD
City Sewer Coverage	90%
Storm Sewer Coverage	10%
Solid Waste Disposal Type	Bi-Co/Montgomery

ELECTRICITY

Source Company	Tennessee Valley Authority
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LOCAL POWER COMPANY (City)

Clarksville Department of Electricity

Superintendent	Brian Taylor
District Address	Post Office Box 31509 2021 Wilma Rudolph Blvd. Clarksville, Tennessee 37040-0026
Phone	931.648.8151
Fax	931.645.2118
Website	www.clarksvilledede.com

LOCAL POWER COMPANY (County)

Cumberland Electric Membership Corp.

General Manager	Chris Davis
District Address	Post Office Box 3300 1940 Madison Street Clarksville, Tennessee 37043-3300
Phone	931.645.2481
Fax	931.221.4027
Website	www.cemc.org

MAJOR INDUSTRIAL MANUFACTURERS/DISTRIBUTION (80+ employees)

Firm	Product or Service	Total Employees	Union	Phone Number
Trane US, Inc.	Air Conditioning/Heating Units	1,781	IAM	931.645.6471
Hankook Tire	Manufacturer auto tires	1,000	None	931.472.3479
LG Group	Small electrical appliance mfg.	740	None	888.865.3026
Jostens, Print & Publish Div.	Yearbooks/Commercial Printing	575	None	931.245.5800
Bridgestone Metalpha USA, Inc.	Steel Cord	466	None	931.552.2112
Hendrickson Trailer Suspension Sys.	Tractor Trailer Air-ride	450	None	931.221.3420
Florim USA	Ceramic/Porcelain Tile	312	None	931.645.5100
Nyrstar	Primary zinc smelter	264	None	931.552.4200
Graphic Packaging Int.	Plastic Cups	225	None	931.648.3600
Multi-Color	Metalized Paper Labels	206	None	931.920.9000
MW/MB LLC	Fiberglass Strands	102	None	931.245.5050
Orgain Building Supply Co.	Wooden trusses	96	None	931.647.1567

For information on industrial sites and available industrial buildings contact:

Robert T. Bibb, Executive Director

Middle TN Industrial Development Association
2108 Westwood Avenue
Nashville, Tennessee 37212
Phone: 615.269.5233
mtida@mtida.org
www.mtida.org

Shea Hopkins, Executive Director

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www.clarksvilletned.com



MIDDLE TENNESSEE INDUSTRIAL
DEVELOPMENT ASSOCIATION

MTIDA represents the Local Electric Power and Natural Gas Distributors
located in the 40 county region of Middle Tennessee.

The information contained herein
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