

McMINNVILLE WARREN COUNTY

2021 COMMUNITY DATA PROFILE



QUICK FACTS

County Seat	McMinnville
Year Incorporated	1868
Land Area in Square Miles (County)	431
Water Area in Square Miles (County)	1
Latitude	N35° 41.02'
Longitude	W85° 46.20'
Elevation	1,028'
Market Region	Nashville
Distance From Nashville	75 miles
Time Zone	Central
City Website	www.mcminnvilletn.gov
County Website	www.warrencountyttn.gov
Additional Incorporated Cities within the County	Centertown, Morrison, Viola
Unincorporated Cities	Campaign, Rock Island, Smartt

POPULATION

	City	County
2010 (Census)	13,605	39,839
2020 Population	14,232	41,440
2020 Median Age	39.78	41.4
2025 Population Projection	14,546	42,342
Annual Growth Rate (2020-2025 Projected)	0.44%	0.43%

Source: ESRI

CLIMATE

Annual Average Temperature	57.7° F
Average High Temperature	71.6° F
Average Low Temperature	43.7° F
Annual Average Precipitation	55.08"
Annual Average Snowfall	5.0"
Prevailing Winds	Southerly
Mean Length of Freeze-Free Period (days)	180-220

TAX STRUCTURE

LOCAL	City	County
Property Taxes (2020)		
• Rate per \$100 value	\$1.8497	\$1.9677
Ratio of Assessment		
• Residential and Farm	25%	25%
• Commercial/Industrial	40%	40%
• Personal (Equipment)	30%	30%
Total Local Assessment (2019)	\$219,512,411	\$691,940,289
Hotel-Motel Tax	5%	5%
Motor Vehicle Wheel Tax Rate		\$30.00

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

STATE

Sales Tax	
• 4% tax on food and food ingredients	
• 7% on all other tangible personal property unless specifically exempted	
Local Sales Tax Rate	
• 2.75%	
Local and State Sales Tax Collected (FY2020)	
• \$44,107,280	
Income Tax	
• Personal: 1% on Interest & Dividends for the 2020 tax year	
• 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



Mountain View Industrial Parks North (52 acres) and South (26 acres) are 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	Warren County
Type of Public School System	County
District Grades Served	Pre-K-12
Number of Schools	11
Number of Classroom Teachers	449
Student to Teacher Ratio	14:1
Additional Staff	94
Total Number of Students	6,492
GRADES (2019-2020)	
Elementary	3,732
Middle	840
High School	1,920
Number of High School Graduates (2019-20)	443
Graduation Rate	95.3%
Educational Attainment with a Degree (Adults Age 25+)	20.8%

Source: Tennessee Department of Education

REGIONAL HIGHER EDUCATIONAL INSTITUTIONS (within 35 miles)

Graduates 2018-2019

• TN College of Applied Technology	McMinnville	92
• Motlow State Community College	McMinnville	1,182
• The University of the South	Sewanee	436
• Middle TN State University	Murfreesboro	4,909

Source: National Center for Education Statistics

FastTrack Job Training Assistance Program Available	Yes
---	-----

Source: Tennessee Department of Economic and Community Development

GOVERNMENT

GOVERNING BODY

City	Municipal with Mayor and Aldermen Meets 2nd & 4th Tuesday at 7:00 p.m. City Hall
County	Executive and County Commissioners Meets 3rd Monday at 6:30 p.m. Warren County Administrative Building

Fire Department

• Full-time fire fighters in city	32
• City volunteers	0
• Full-time fire fighters in county	0
• County volunteers	100
• Fire stations in city	2
• City fire trucks	4
• Fire stations in county	7

Law Enforcement

• Full-time police officers in city	37
• Full-time police officers in county & sheriff	57
• City patrol cars	34
• County patrol cars	57

	City	County
Insurance Rating	3	9
Zoning Regulations	Yes	No
Planning Commission	Yes	Yes
Industrial Development Corp.	Yes	Yes

TRANSPORTATION

AIR SERVICE

Nearest General Aviation	Warren County Memorial
Location Identifier	RNC
Distance from City	5 miles
Runway Length	5,000 feet
Surface	Asphalt
Lighting	MIRL/PAPI
Fuel	100LL/Jet A
Repairs	Major
Storage	Hangar, Tie Down
Transportation	Taxi, Rental and Courtesy Car
Nearest Commercial Service	Nashville International Airport
Location Identifier	BNA
Distance from McMinnville	70 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	70S
State Highways	55, 8, 30, 56, 108
Nearest Interstate	23 miles to I-24; 33 miles to I-40

COMMON CARRIERS

Air Freight Companies	None
Motor Freight Companies	8
Terminal Facilities	3
Bus Services	
Inter-City	No
Local	No
Carrier Service	Yes

RAILROADS SERVED BY

Caney Fork & Western Railroad
CSX Transportation Railroad

NAVIGABLE WATERWAYS

River	Tennessee
Channel Depth	9 feet
Nearest Port Facility	Chattanooga
Miles from Port	67

COMMUNICATIONS

Newspapers	Southern Standard The Tennessean
Telephone Companies	Frontier Communications and Ben Lomand Connect
Radio Stations	5 local
Television Networks	5
Cable Service Available	Yes
Channels	181
Provider	Charter Communications and Ben Lomand Connect
Internet Service Available	Yes
Provider	Charter Communications, Ben Lomand Connect and Frontier
Fiber Optics Available	Yes
Provider	Ben Lomand Connect and Charter Communications

COMMUNITY FACILITIES

Health Care

Doctors	60
Dentists	10
Hospitals	1
Beds	125
Clinics	4 (walk-ins)
Nursing Homes	3
Retirement Homes	1
Residential Care/ Assisted Living	4

Religious Organizations

Protestant	150
Catholic	1
Jehovah's Witness	1
Seventh Day Adventist	1
Latter Day Saints	1
Other	

Day Care Centers

15

Recreation

Libraries	1
Parks	9
Golf Courses (Public & Private)	1
Swimming Pools (Public & Private)	2
Country Clubs	1
Theaters	2
Bowling Alleys	1
Skating Rinks	1
Volleyball Courts	3

Hotels & Motels

Rooms	220
Bed & Breakfasts	2

Largest Meeting Room

Capacity	1,400
----------	-------

Restaurants

45

Other

Ball fields, museum, soccer field, greenway, tennis courts, gymnasium, racquetball courts, kayaking.

Civic Center: Banquet seating for 1,400, bleachers will seat 7,000

FINANCIAL INSTITUTIONS

Type of Institution	# of Institutions	# of Branches	Deposits
Commercial Banks	7	19	\$981,505,000
Savings Institutions	0	0	
Credit Unions	1	1	\$242,952,045
Total	8	20	

Countywide Combined Deposits \$1,224,457,045

(Deposits for June 30, 2020)

Source: Federal Deposit Insurance Corporation and National Credit Union Administration

INDUSTRIAL SUPPORT SERVICES

Service	Location	Distance (Miles)
Tool & Die	Local	
Heat Treating	Murfreesboro	50
Foundry	Local	
Heavy Hardware	Nashville	75
Sheet Metal	Local	
Lubricants	Local	
Welding Supplies	Local	
Abrasives		
Material Handling	Local	

SELECTED ECONOMIC INDICATORS

2019 ANNUAL AVERAGES

Labor Force	County	Labor Market Area*
Civilian Labor Force	16,869	82,861
Employment	16,178	79,749
Unemployment	691	3,112
Unemployment Rate	4.1%	3.9%

* Labor Market Area is defined as Cannon, Coffee, DeKalb, Grundy, Sequatchie, Van Buren, **Warren** and White Counties in Tennessee.

2020 EMPLOYED POPULATION (AGE 16+) BY INDUSTRY

Agriculture/Mining	4.1%
Construction	7.2%
Manufacturing	26.2%
Wholesale Trade	1.7%
Retail Trade	10.8%
Transportation/Utilities	5.4%
Information	1.1%
Finance/Insurance/Real Estate	4.9%
Services	33.8%
Public Administration	4.8%

Source: ESRI

MANUFACTURING IN AREA (Annual Averages 2019)

Number of Units	65
Ann. Avg. Employment	3,409
Ann. Avg. Weekly Wage	\$1,017

Source: Tennessee Department of Labor and Workforce Development

PER CAPITA PERSONAL INCOME

Year	2020
Amount	\$22,978

Source: ESRI

MEDIAN HOUSEHOLD INCOME

Year	2020
Amount	\$40,546

Source: ESRI

AVERAGE HOME SALES

Year	2019
Number of Homes Sold	513
Average Cost	\$146,018
Median Home Value	\$129,930

Source: Tennessee Housing Development Agency

RETAIL SALES

Year	2019
Amount	\$484,929,717

Source: Tennessee Department of Revenue

NATURAL RESOURCES

Minerals: Crushed stone

Timber: Hardwood

AGRICULTURAL

Crops: Hay, soybeans, corn, wheat, and nursery crops

Livestock: Cattle and equine

UTILITIES

WATER

Water Supplier	City of McMinnville
Phone	931.473.7542
Website	http://www.mcminnvilletn.gov
Source	Barren Fork River
Capacity	5,000,000 GPD
Current Consumption	1,800,000 GPD
Storage Capacity	4,000,000 Gallons

WATER

Water Supplier	West Warren-Viola Utility District
Phone	931.635.2762
Source	Barren Fork River
Capacity	6,000,000 GPD
Current Consumption	2,200,000 GPD
Storage Capacity	2,000,000 Gallons

SEWER

Sewer Provider	City of McMinnville
Phone	931.473.7542
Website	http://www.mcminnvilletn.gov
Type of Treatment	Activated sludge
Capacity	3,100,000 GPD
Current Usage	1,500,000 GPD
City Sewer Coverage	100%
Storm Sewer Coverage	25%
Solid Waste Disposal Type	Landfill

SEWER

Water Supplier	West Warren-Viola Utility District
Phone	931.635.2762
Type of Treatment	Activated sludge
Capacity	1,700,000 GPD
Current Usage	750,000 GPD
City Sewer Coverage	10 miles including Industrial Park
Storm Sewer Coverage	25%
Solid Waste Disposal Type	Landfill

ELECTRICITY

Source Company	Tennessee Valley Authority
----------------	----------------------------

LOCAL POWER COMPANY (City)

McMinnville Electric System	Rodney Boyd
General Manager/CEO	Post Office Box 608
Address	200 Morford St
	McMinnville, Tennessee 37111
Phone	931.473.3144
Fax	931.473.7733
Website	www.mesystem.net

LOCAL POWER COMPANY (County)

Caney Fork Electric Cooperative	William Rogers
General Manager	Post Office Box 272
Address	920 Smithville Hwy.
	McMinnville, Tennessee 37111
Phone	931.473.3116
Fax	931.473.4939
Website	www.caneyforkec.com

LOCAL GAS COMPANY (City and County)

Middle Tennessee Natural Gas Utility District	Mike Davidson
Executive VP/CEO	1030 West Broad Street
	Smithville, Tennessee 37166
Phone	615.597.4300
Website	www.mtng.com
Source Company	Texas Eastern & East TN
Fuel Oil Suppliers	3
Suppliers of LP Gas	3

MAJOR INDUSTRIAL MANUFACTURERS/DISTRIBUTION

Firm	Product or Service	Total Employees	Union	Phone Number
*Bridgestone	Radial truck & bus tires	1100	USW	931.668.5500
*Yorozu	Metal Stamping	1098	None	931.668.7700
*Morrison Industries	Welding & Fabrication	185	None	931.668.7909
Jarden Con.	Pet & human hair clippers	163	None	931.668.4121
Cumberland Lumber	Hardwood strip flooring	105	None	931.473.9542
McMinnville Mfg. Co.	Hardwood Floors	87	None	931.473.2131
Tennsmith	Fabricated pipe & fittings	74	None	931.934.2211
Novares	Automotive Plastic	58	None	931.635.4600
Bouldin & Lawson	Automated Nrsy. Equip.	37	None	931.668.4090
*Sansin of Tennessee	Automotive	28	None	931.668.7783
*DN Plastics	Thermoplastics	15	None	931.304.2157
Litewire	Data Center	6	None	931.507.3284
*Wasteaway	Automatic Recycling	5	None	931.815.9634

*located in Morrison

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

Don Alexander, Executive Director
Industrial Development Board
McMinnville-Warren County
110 S. Court Square, Suite A200
McMinnville, Tennessee 37110
Phone: 931.474.4769
Fax: 931.474.4479
director@wcidb.com
www.wcidb.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.

McMINNVILLE-WARREN COUNTY, TENNESSEE

The information contained herein
was obtained from sources we
consider reliable. We can not be
responsible, however, for errors or
change in information.

Updated January 2021