

STEWART COUNTY

2025 COMMUNITY DATA PROFILE



QUICK FACTS

County Seat	Dover
Year Incorporated	1903
Land Area in Square Miles (County)	459
Water Area in Square Miles (County)	34
Latitude	N36° 23.61'
Longitude	W87° 38.19'
Elevation	390'
Market Region	Nashville
Distance From Nashville	77 miles
Distance From Clarksville	18 miles
Time Zone	Central
County Website	www.stewartcogov.com
Additional Incorporated Cities within the County	Cumberland City
Unincorporated Cities	Big Rock, Bumpus Mills, Indian Mound

POPULATION

	County
2020 (Census)	13,657
2024 Population	14,005
2024 Median Age	45.7
2029 Population Projection	14,248
Annual Growth Rate (2024-2029 Projected)	0.34%

Source: ESRI

CLIMATE

Annual Average Temperature	58.0° F
Average High Temperature	68.3° F
Average Low Temperature	47.7° F
Annual Average Precipitation	52.63"
Annual Average Snowfall	6.0"
Prevailing Winds	Southerly
Mean Length of Freeze-Free Period (days)	180-220

TAX STRUCTURE

LOCAL	County
Property Taxes (2024)	
• Rate per \$100 value	\$1.4862
Ratio of Assessment	
• Residential and Farm	25%
• Commercial/Industrial	40%
• Personal (Equipment)	30%

Total Local Assessment (2023)	\$297,500,272
Hotel-Motel Tax (Distribution: General Fund)	5%
Motor Vehicle Wheel Tax Rate	\$35.00

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	
• 2.25%	
Local and State Sales Tax Collected (FY2024)	
• \$11,387,012	
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• Personal: Repealed beginning January 1, 2021	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

EDUCATION

District Name	Stewart County
Type of Public School System	County
District Grades Served	Pre-K-12
Number of Schools	6
Number of Classroom Teachers	108
Student to Teacher Ratio	18:1
Additional Staff	19
Total Number of Students	1,910
Number of Private Schools	0
Total Number of Students	0
Number of Teachers	0

Number of High School Graduates (2024)	168
Graduation Rate	91.7%
Educational Attainment with a Degree (Adults Age 25+)	25.6%

Source: Tennessee Department of Education

REGIONAL HIGHER EDUCATIONAL INSTITUTIONS (within 30 miles)

- Austin Peay State University Clarksville
- Hussain College-Daymar College Clarksville
- TN College of Applied Technology Dickson

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

County	Mayor and County Commissioners Meets 2nd Monday, Jan/Apr/Jul/Oct at 7:00 p.m. Stewart County Visitor Center
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Fire Department	<u>County</u>
• Full-time fire fighters in county	0
• County volunteers	75
• Fire stations in county	9
• County fire trucks	20
• Fire rescue boats	3
• Fire rescue ATV's	2

Law Enforcement	
• Full-time police officers in county & sheriff	25
• County patrol cars	32
• School resource officers	5

	<u>County</u>
Insurance Rating	6
Zoning Regulations	No
Planning Commission	No
Industrial Development Corp.	Yes

TRANSPORTATION

AIR SERVICE

Nearest General Aviation	Outlaw Field (Clarksville)
Location Identifier	CKV
Distance from Cumberland City	27 miles
Runway Length	6,000 feet and 4,004 feet
Surface	Asphalt
Lighting	MIRL/N/VASI
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 Cumberland City	72 miles

Nashville International Airport (BNA) serves approximately 17 million total passengers annually. BNA is currently served by 22 major carriers, including international carriers. BNA offers 585+ daily flights and provides nonstop air service to more than 101 destinations.

HIGHWAYS

U.S. Highways	79
State Highways	46, 149, 233, 434
Nearest Interstate	28 miles to I-24 and I-40

COMMON CARRIERS

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

RAILROADS SERVED BY

RJ Corman Railroad

NAVIGABLE WATERWAYS

River	Tennessee & Cumberland Rivers
Channel Depth	50 feet; 20 feet
Nearest Port Facility	South Pittsburgh, TN; Paducah, KY
Miles from Port	50

COMMUNICATIONS

Newspapers	The Tennessean The Stewart-Houston Times The Leaf Chronicle Stewart County Standard
Telephone Companies	AT&T
Radio Stations	WTPR-101.7; WCVQ-107.9
Television Networks	10
Cable Service Available	Yes
Channels	25+
Provider	Mediacom
Internet Service Available	Yes
Provider	Cumberland Connect, AT&T, Mediacom, HughesNet, Exede and Peoples Telephone DSL

COMMUNITY FACILITIES *(countywide)*

Health Care

Doctors	0
Dentists	2
Hospitals	0
Beds	0
Clinics	4
Nursing Homes	1
Beds	70
Retirement Homes	0
Beds	0
Residential Care/ Assisted Living	1
Beds	12

Religious Organizations

Protestant	45
Catholic	1
Jehovah's Witness	1
Seventh Day Adventist	1
Latter Day Saints	1
Korean (Doalnara)	1
Islamic	1

Day Care Centers

Day Care Homes	4
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Recreation

Libraries	1
Parks	5
Golf Courses (Public & Private)	0
Swimming Pools (Public & Private)	0
Country Clubs	0
Theaters	0
Bowling Alleys	0

Hotels & Motels

Beds	33
Cabin Rentals	3
Beds	15
Airbnb	8
Beds	40
Bed & Breakfasts	1

Largest Meeting Room

Capacity	275
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Restaurants

	25
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FINANCIAL INSTITUTIONS

Banks:	Total Number of Institutions	3
	Total Number of Offices	4
	Deposits	264,000,000
Credit Unions:	Total Number of Branches	1
	Total Number of Offices	1
	Deposits	48,607,429
Countywide Combined Deposits		\$312,607,429
(Deposits for June 30, 2024)		

Source: Federal Deposit Insurance Corporation and National Credit Union Administration

INDUSTRIAL SUPPORT SERVICES

Service	Location	Distance (Miles)
Tool & Die	Clarksville	28
Heat Treating	Clarksville	28
Foundry	Clarksville	28
Heavy Hardware	Clarksville	28
Sheet Metal	Clarksville	28
Lubricants	Clarksville	28
Welding Supplies	Nashville	77
Abrasives		

SELECTED ECONOMIC INDICATORS

2024 ANNUAL AVERAGES (AGE 16+)

Labor Force	County	Labor Market Area*
Population	11,591	195,569
Employed	5,949	94,572
Unemployed	254	5,344
Unemployment Rate	4.1%	5.3%

*Drive Time: 45 minute radius from Dover (County seat)

Source: ESRI

2024 EMPLOYED POPULATION 16+ BY INDUSTRY

Agriculture/Mining	1.8%
Construction	10.9%
Manufacturing	16.3%
Wholesale Trade	0.5%
Retail Trade	11.1%
Transportation/Utilities	8.5%
Information	1.2%
Finance/Insurance/Real Estate	3.2%
Services	43.0%
Public Administration	3.5%

Source: ESRI

MANUFACTURING IN AREA (Annual Averages 2023)

Number of Units	19
Ann. Avg. Employment	585
Ann. Avg. Weekly Wage	\$1,042

Source: U.S. Bureau of Labor Statistics

PER CAPITA PERSONAL INCOME

Year	2024
Amount	\$32,791

Source: ESRI

MEDIAN HOUSEHOLD INCOME

Year	2024
Amount	\$64,962

Source: ESRI

AVERAGE HOME SALES

Year	2023
Number of Homes Sold	134
Average Cost	\$226,677
2024 Median Home Value	\$211,013

Source: Tennessee Housing Development Agency

RETAIL SALES

Year	2023
Amount	\$109,788,900

Source: Tennessee Department of Revenue

NATURAL RESOURCES

Minerals: Limestone

Timber: Oak, hickory and poplar

AGRICULTURAL

Crops: Corn, tobacco, hay and soybeans

Livestock: Cattle

UTILITIES

GAS		Capacity	0.85 million GPD
Local Distributor	Greater Dickson Gas Company	Current Usage	34,000 GPD
Phone	615.441.2830	City Sewer Coverage	85%
Website	www.gdga.com/	Storm Sewer Coverage	0%
Source Company		Solid Waste Disposal Type	BFI
Fuel Oil Suppliers	0	SEWER	
Suppliers of LP Gas	2	Sewer Provider	City of Dover
WATER		Phone	931.232.5817
Water Supplier	City of Erin	Website	www.dovertn.com
Phone	931.289.4108	Type of Treatment	Sequential batch reactor
Website	www.erintn.org/	Capacity	1,000,000 GPD
Source	Cumberland River	Current Usage	200,000 GPD
Capacity	910,520 GPD	City Sewer Coverage	100%
Current Consumption	65,000 GPD	Storm Sewer Coverage	25%
Storage Capacity	500,000 Gallons	Solid Waste Disposal Type	Dumpster/Bi-County (City-household pickup)
WATER		ELECTRICITY	
Water Supplier	City of Dover	Source Company	Tennessee Valley Authority
Phone	931.232.6592	LOCAL POWER COMPANY (City and County)	
Website	www.dovertn.com	Cumberland Electric Membership Corporation/ Cumberland Connect	
Source	Cumberland River	General Manager	Chris Davis
Capacity	1,000,000 GPD	Local Address	420 Spring Street Dover, Tennessee 37058
Current Consumption	325,000 GPD	Phone	931.232.5153 (800) 987-CEMC (2362)
Storage Capacity	900,000 Gallons	Website	www.cemc.org
SEWER			
Sewer Provider	Town of Cumberland City		
Phone	931.827.2000		
Website	None at this time		
Type of Treatment	Activated sludge-lagoon		

MAJOR INDUSTRIAL MANUFACTURERS/DISTRIBUTION

Firm	Product or Service	Total Employees	Union	Phone Number
Tennessee Valley Authority	Power plant	325	Yes	931.827.6000
Nashville Wire Products Corp.	Wire display racks	125	None	888.743.2680
Commercial Insulated Glass	Insulated glass	120	None	931.827.2011
Georgia Pacific	Gypsum wallboard	120	None	931.827.4600
Kauffman Engineering	Wire harness assembly services	80	None	931.827.4000
Synthetic Materials	De-Water synthetic gypsum	14	None	931.827.4075
Tractor Supply Company	Home and garden store	14	None	931.348.0004
Cumberland City Plastics	Recycled plastics	12	None	931.827.2777
Houston County Mfg.	Machining	9	None	931.827.2100
SEFA	Markets flay ash	8	None	931.827.3088

For information on industrial sites and available industrial buildings contact:

Robert T. Bibb, Executive Director
 Middle Tennessee Industrial
 Development Association
 2108 Westwood Avenue
 Nashville, Tennessee 37212
 Phone: 615.269.5233
mtida@mtida.org
www.mtida.org

Robert S. Beecham, County Mayor
 Stewart County Mayor's Office
 Post Office Box 487
 Dover, Tennessee 37058
 Phone: 931.232.3100
rsbeecham22@gmail.com
www.stewartcogov.com

Danny Peppers, Executive Director
 Stewart County Chamber of Commerce
 117 Visitor Center Drive
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MTIDA represents the Local Electric Power and Natural Gas Distributors located in the 40 county region of Middle Tennessee.

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