

MEMORANDUM

To: Vonore Board of Zoning Appeals
From: Laura Smith, Planner
Date: October 31, 2024
Subject: Tuesday, November 5, 2024, Vonore Board of Zoning Appeals Agenda

AGENDA
VONORE BOARD OF ZONING APPEALS
Tuesday, November 5, 2024
6:00 p.m.
Upper level of the Vonore City Hall building

- I. Call to Order and Approval of the minutes of the September 3, 2024, meeting.
- II. Election of officers; chair and secretary.
- III. Variance request from minimum number of parking spaces, reduce from 43 spaces to 32 spaces, Applicant, Tim Dunaway, JMB Investment Co, Property owner, Eddie Kharani, Chotu, Inc. for proposed Dollar General, Keeble Rd., Tax Map 019, Parcel 062.01, C-3, Highway Business District, approximately 1.84 acres.
- IV. Other Business
- V. Adjournment

Dollar General Corporation
100 Mission Ridge
Goodlettsville, TN 37072

Proposed Dollar General
Keeble Road
Vonore, TN 37932

Re: Parking requirements at the proposed Dollar General on Keeble Road, Vonore, TN.

Vonore Board of Zoning Appeals:

Through the years, Dollar General has refined the design criteria for new store development. With over 19,000 stores in productive operation, we have gathered significant data.

One area which we are balanced between development cost and customer need is parking requirements and accessibility for our build-to-suit locations. Our stores average 15 to 20 transactions per hour. We have estimated and confirmed that 32 spaces for the above location will adequately accommodate the customer flow rate that our business anticipates at this location.

Thanks for your consideration and feel free to contact me with any other questions you may have.

Best Regards,
Peter Wood
Senior Director Real Estate
Dollar General Corporation
615-512-1403