



**ZONING REGULATION AND LOCATION RESTRICTION COMPLIANCE  
OF PROPOSED RETAIL LIQUOR STORES**

For the proposed Retail Liquor Store specified below:

Located at: **3131 S Rutland Road**

Business Name: **Beckwith Wine and Spirits**

Applicant Name: **Priya Patel**

The proposed Retail Liquor Store meets (indicated by an "X") the following location regulations contained in the City of Mt. Juliet's Land Development Code, Part B, Article III, Section 3-104.7(5)(f):<sup>1</sup>

<input checked="" type="checkbox"/>	Within the following zoning district (check one) <input type="checkbox"/> Commercial Interchange (CI) <input type="checkbox"/> Commercial General (CG) <input checked="" type="checkbox"/> Commercial Retail Center (CRC) <input type="checkbox"/> Commercial Mixed Use (CMU)
<input checked="" type="checkbox"/>	Sales floor area for a liquor store shall be no less than 3,000 sq. ft. nor more than 10,000 sq. ft.
	New construction for retail liquor stores shall incorporate glass "store fronts" that begin four feet above finished floor, extend for a minimum of four vertical feet, and comprise not less than 25 percent of the front façade of the building or suite as applicable
	Windows, including glass doors, shall not be used for advertising or signage purposes and the visibility through said windows and doors may not be obstructed by any temporary or permanent signs, or other material
	Security bars shall not be placed on the inside or outside of doors and/or windows, however, solid type security doors may be used
	Freestanding signs shall be "monument" in design and not exceed a total height of seven feet. Changeable copy signs shall not be permitted
<b>see below</b>	Retail liquor stores shall fully comply with chapter 4, article IV, "Retail Liquor Stores" of the City Code

The proposed Retail Liquor Store meets (indicated by a check mark) the following location restrictions contained in the Code of the City of Mt. Juliet, Chapter 4, Article IV, Section 4-94 and 4-95:

<input checked="" type="checkbox"/>	Retail liquor stores shall not be located within 1,000 feet of a school, church, house of worship, library or municipal park
<input checked="" type="checkbox"/>	Retail liquor stores cannot be located any closer than three miles from each other
<input checked="" type="checkbox"/>	No retail liquor store shall be located in a space of less than 3,000 square feet
<input checked="" type="checkbox"/>	Retail liquor stores must be located on the ground floor
<input checked="" type="checkbox"/>	Retail liquor stores shall face a public street
	Retail liquor stores shall have only one public entrance. Such entrance shall face the public street. If the retail liquor store is located on a street corner and faces two public roads, the establishment may have a public entrance facing each public road. To the extent practicable, each side of the retail liquor store facing a public road shall have a free and unobstructed vision to the interior of the liquor store from the street or public highway by way of large windows.
	Retail liquor stores shall not use any type of LED signage
	All retail liquor stores shall be a permanent type of construction and business
	No retail liquor stores shall be located in a manufactured or other moveable or prefabricated type building.
	A retail liquor store shall include in its name, and on signs used to advertise the business "Wine and Spirit"

<sup>1</sup> Boxes that are blacked out below are regulations and restrictions required for Retail Liquor Stores in the City of Mt. Juliet. However, they are not reviewed for purposes of this compliance letter (they will be reviewed for Site Plan approval).

The proposed Retail Liquor Store is in compliance with the zoning regulations and location restrictions for Retail Liquor Stores in the City of Mt. Juliet:  YES  NO

Compliance with the above regulations is contingent upon the following: [Click or tap here to enter text.](#)

BY:   
Jennifer Hamblen  
Director of Development Services  
City of Mt. Juliet  
(615) 773-6237

DATE: 11.7.24