

**Grant Application  
December 1, 2020**

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**Executive Summary**

Applicant and Property Owner:

Betty Joyce Chester-Tamayo

Alcenia's

317 N Main St

Memphis, TN 38103

(901) 523- 0200

[alceniascookbook0506@yahoo.com](mailto:alceniascookbook0506@yahoo.com)

Proposed Location:

317 N Main St, Memphis, TN 38103

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**Background & Special Grant Request**

Alcenia's has been in business at 317 N Main Street in the Pinch neighborhood since 1997. Betty Joyce (BJ) Chester-Tamayo named her Downtown eatery after her mother. The restaurant serves the dishes that Chester-Tamayo grew up eating in her mother's kitchen. Dishes like her fried chicken, smothered pork chops, slow-cooked black-eyed peas, perfectly seasoned greens and sweet potato pies made this tiny restaurant an internationally sought-after dining destination in Memphis, TN. The restaurant has survived several economic shifts in the area (including COVID), and the owner is excited about the projected recovery including traffic from the Cook Convection Center development, St. Jude's expansion in the Pinch and several other projects in the area. BJ recently secured the funds to purchase the property that has been her restaurant's home for 23 years with a grant from the Memphis Medical District Collaborative and a loan from River City Capital.

Purchasing this property will ensure that Alcenia's restaurant is not displaced. BJ is able to benefit from the growth that she served as a catalyst for and that BJ is now added to the small number of black commercial property owners in downtown Memphis, TN. Betty Joyce is asking the CCDC to consider a grant of \$60,000 to assist in covering the cost of much needed repairs to the building including replacing the roof and bringing the buildings plumbing and electrical up to code along with some cosmetic upgrades to the building's façade. This project is not only a win for the Pinch neighborhood in downtown Memphis, TN but for the entire city. Ms. BJ is often in the national spotlight; and Alcenia's is constantly a staple tourist attraction regularly featured in domestic and international travel guides.

## Sources and Uses Statement

Sources:	Amount
MMDC Special Business Support Grant	\$50,000
River City Capital Loan	\$150,000
DMC Grant Requested	\$60,000
Epicenter Grant Request (Pending)	\$15,000
Owners Funds	\$13,275
<b>Total Sources</b>	<b>\$288,275</b>
Uses:	Amount
Building Purchase	\$200,000
Inspection	\$475
Roof & Materials	\$20,500
Demolition/ Site Work	\$7,500
Dumpster Service	\$1,575
Dining Room (Flooring & Painting)	\$11,500
Bathroom (Tile, Plumbing, Electrical etc.)	\$6,500
Office (Door, Flooring & Painting)	\$2,500
Kitchen Remodel	\$9,525
Kitchen Floor	\$6,800
Exterior Front Windows	\$1,500
Exterior Painting	\$7,200
Exterior Door to Patio	\$3,800
Patio	\$7,200
Permits	\$1,700
<b>Total</b>	<b>\$288,275</b>

### Timeline:

- Building purchase (Closing Date): Early December, 2020
- Construction expected to begin soon following CCDC & DRB approval
- Construction expected to take approximately 6-8 weeks

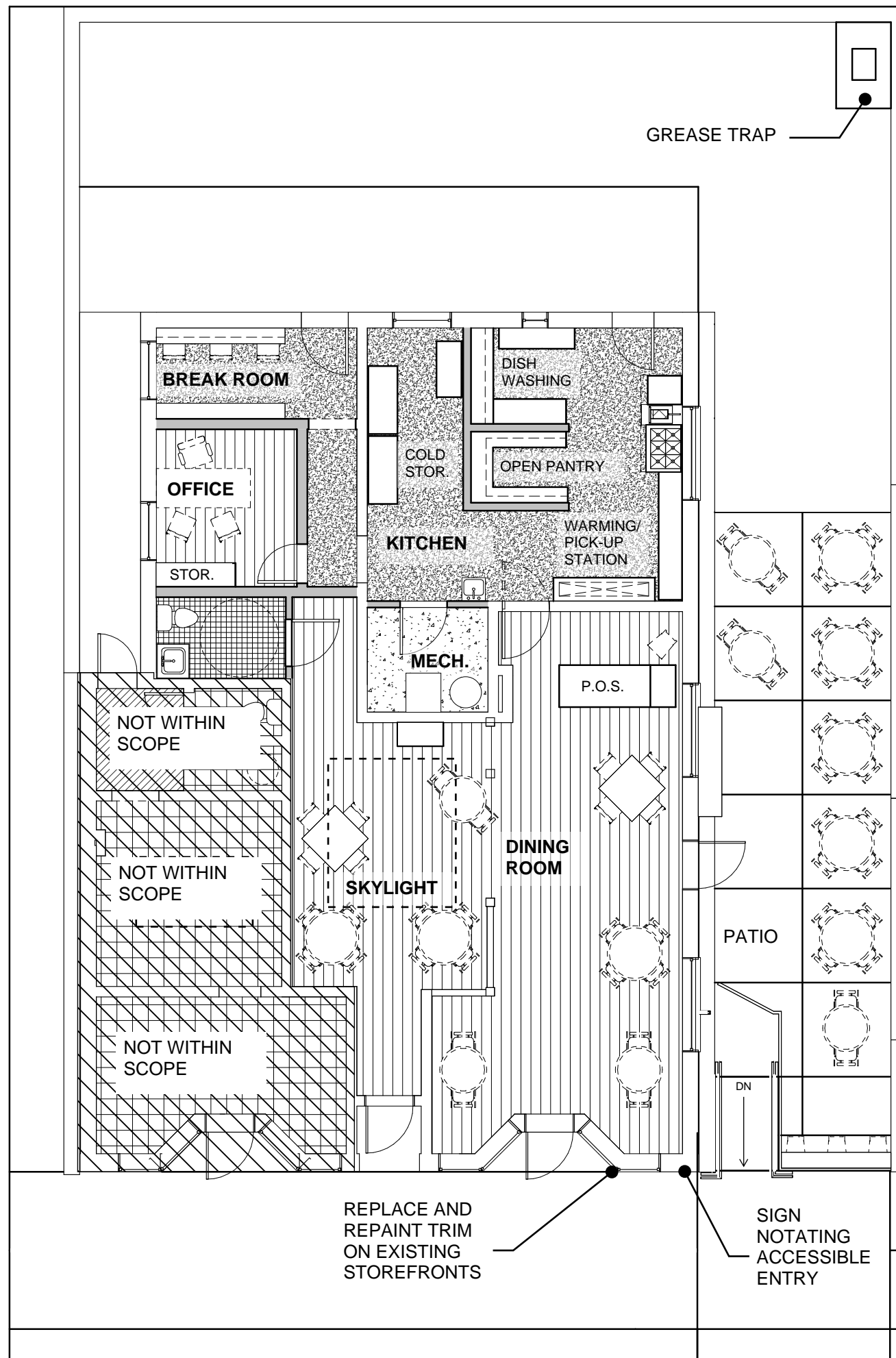


317 N. Main

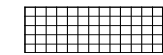






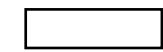
# 317 N. Main: Alcenia's





**FLOOR FINISHES**

-  CERAMIC TILE
-  CONCRETE
-  LINOLEUM
-  PAINTED CONCRETE WITH SLIP RESISTANT FINISH

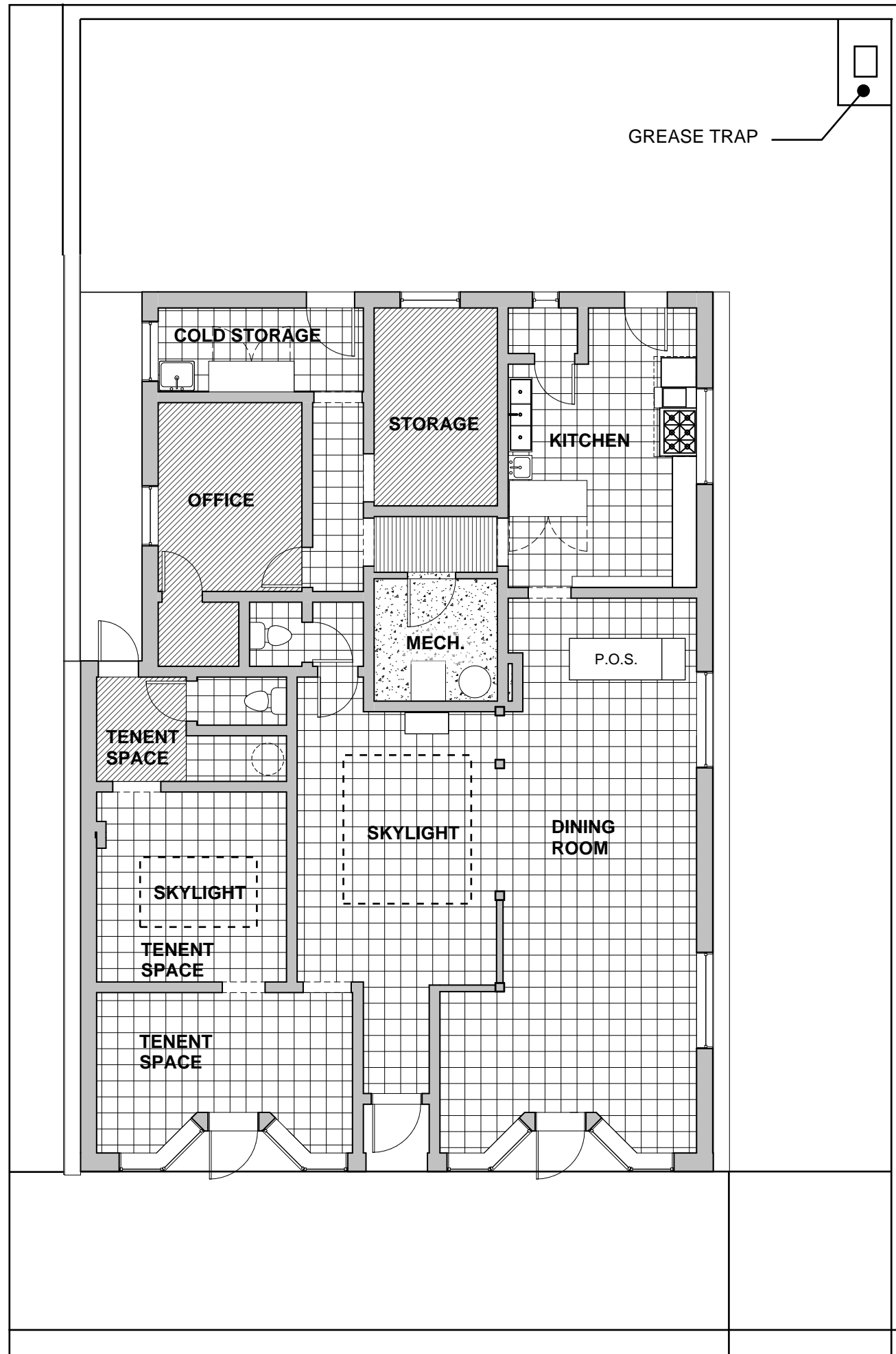
-  NEW WALL
-  EXISTING WALL




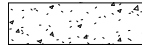


**FLOOR PLAN**



SELF+TUCKER  
ARCHITECTS



**FLOOR FINISHES**

-  CERAMIC TILE
-  CONCRETE
-  CARPET
-  SHEET VINYL

