



Sisters  
2605 Skidaway Road  
Savannah, Georgia 31404  
PH: (912) 234-6176, ext 101      FAX: (912) 234-6178  
EMAIL: [sbsoulfoodrest@aol.com](mailto:sbsoulfoodrest@aol.com)  
[www.thesistersofthenewsouth.com](http://www.thesistersofthenewsouth.com)

Sisters was founded by Kenneth and Vicky Brown in 2009. With Kenneth's extensive restaurant experience and Vicky's business experience, they decided in 2009 to open the first Sisters of the New South in Savannah at 2605 Skidaway Road. The business has since grown to include three franchise restaurants.

The name Sisters was chosen, because many of Vicky's sisters were involved with the concept.

The recipes for the menu are family recipes handed down for generations. In the beginning, Vicky's mother, Johnnie Mae Bing was involved with the daily operations. She has since retired and still visits with us from time to time to make sure we are still doing her recipes justice.

At Sisters, we pledge to provide distinctive quality and unparalleled customer service as we strive to gain the respect and trust of our customers.

The success of Sisters is determined by our success in operating as a unified team. We have to earn the trust and respect of our customers every day in order that the customer makes the decision to choose our restaurant as their first choice when dining out.

Our success is built by franchisees who are encouraged to make suggestions while satisfying the needs of each customer. Your job is essential to fulfilling our mission everyday to the people who walk through our door. The primary goal of Sisters, and yours, as one of its franchisees, is to live our mission statement and be successful. We achieve this through dedicated hard work and commitment from every franchisee. It is the desire of Sisters to have every franchisee succeed in their business, and be part of achieving our goals.

Please review this document, and if you are truly interested in joining the Sisters family, give us a call or email us.



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## FRANCHISE INFORMATION OVERVIEW

|                                     |   |
|-------------------------------------|---|
| MINIMUM FINANCIAL REQUIREMENTS:     | Net Worth: \$500,000<br>Liquid Assets: \$200,000  |
| EXPERIENCE:                         | Previous restaurant experience preferred<br>Previous business operations experience preferred |
| DEVELOPMENT FEE:                    | \$5000 *  |
| FRANCHISE FEE:                      | \$24,000 (1st 10 years)<br>\$15,000 (Additional 10 year term)                                 |
| TOTAL ESTIMATED INITIAL INVESTMENT: | \$200,000+ **   |
| ROYALTY FEE:                        | 4% of gross sales   |
| ADVERTISING FEE:                    | 2% of gross sales   |
| UNIT SIZE:                          | 3500 - 5000 sq ft   |
| TERM OF FRANCHISE AGREEMENT:        | 10 years  |
| FRANCHISE TRAINING:                 | 8 weeks   |

\* PER LOCATION

\*\* DOES NOT INCLUDE PURCHASED REAL ESTATE



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## FRANCHISE ESTIMATED OPENING EXPENSES

| Item # | Description                             | Cost       |
|--------|---|------------|
| 1      | LLC                                     | \$ 250     |
| 2      | Business License                        | \$ 200     |
| 3      | State ID/Registration                   | \$ 110     |
| 4      | FEIN                                    | \$ -       |
| 5      | DOL Registration                        | \$ -       |
| 6      | Health Department Permit/Fee (1)        | \$ 300     |
| 7      | Health Department Permit/Fee (2)        | \$ 300     |
| 8      | Health Department Permit Annual Renewal | \$ 300     |
| 9      | Electricity Deposit                     | \$ 4,500   |
| 10     | Water Deposit                           | \$ 500     |
| 11     | Gas Deposit                             | \$ 500     |
| 12     | Phone Deposit                           | \$ 100     |
| 13     | Trash Deposit                           | \$ 150     |
| 14     | Internet Deposit                        | \$ 100     |
| 15     | Lease Deposit                           | \$ 5,000   |
| 16     | 1st Month Rent                          | \$ 5,000   |
| 17     | Liability Insurance                     | \$ 1,100   |
| 18     | Workers Comp Insurance                  | \$ 1,100   |
| 19     | POS/CLOVER                              | \$ 15,000  |
| 20     | Banking Account Setup                   | \$ 300     |
| 21     | Franchise Fee                           | \$ 24,000  |
| 22     | Hood Cleaning                           | \$ 350     |
| 23     | Hood Inspection                         | \$ 2,000   |
| 24     | Fire Safety Inspection                  | \$ 150     |
| 25     | Equipment                               | \$ 50,000  |
| 26     | Smallwares                              | \$ 5,000   |
| 27     | Ice Machine                             | \$ 3,500   |
| 28     | Music                                   | \$ 75      |
| 29     | Dishwasher Deposit                      | \$ 375     |
| 30     | Pepsi                                   | \$ 700     |
| 31     | Training                                | \$ 36,800  |
| 32     | Opening Food Order                      | \$ 15,000  |
| 33     | Office equipment/supplies               | \$ 2,500   |
| 34     | Payroll taxes (1st month)               | \$ 15,000  |
| 35     | Sales taxes (1st month)                 | \$ 8,000   |
| 36     | Décor                                   | \$ 10,000  |
| 37     | Signage                                 | \$ 14,000  |
| 38     | Misc                                    | \$ 10,000  |
| 39     | ServeSafe Certification                 | \$ 150     |
|        | Estimated total cost                    | \$ 232,410 |



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## FRANCHISE ESTIMATED TRAINING EXPENSES

| Item # | Description                              | Cost      |
|--------|--|-----------|
| 1      | Management Training 1 (8 wks @ \$600/wk) | \$ 4,800  |
| 2      | Management Training 2 (8 wks @ \$600/wk) | \$ 4,800  |
| 3      | Kitchen 1 (Cook) (320 hrs @ \$10.00/hr)  | \$ 3,200  |
| 4      | Kitchen 2 (Cook) (320 hrs @ \$10.00/hr)  | \$ 3,200  |
| 5      | Kitchen 3 (Cook) (320 hrs @ \$10.00/hr)  | \$ 3,200  |
| 6      | Kitchen 4 (Cook) (320 hrs @ \$10.00/hr)  | \$ 3,200  |
| 7      | Kitchen 5 (Prep) (160 hrs @ \$8.00/hr)   | \$ 1,280  |
| 8      | Kitchen 6 (Prep) (160 hrs @ \$8.00/hr)   | \$ 1,280  |
| 9      | Kitchen 7 (Prep) (160 hrs @ \$8.00/hr)   | \$ 1,280  |
| 10     | Kitchen 8 (Prep) (160 hrs @ \$8.00/hr)   | \$ 1,280  |
| 11     | Line 1 (160 hrs @ \$7.25/hr)             | \$ 1,160  |
| 12     | Line 2 (160 hrs @ \$7.25/hr)             | \$ 1,160  |
| 13     | Line 3 (160 hrs @ \$7.25/hr)             | \$ 1,160  |
| 14     | Line 4 (160 hrs @ \$7.25/hr)             | \$ 1,160  |
| 15     | Waitress 1 (80 hrs @ \$7.25/hr)          | \$ 580    |
| 16     | Waitress 2 (80 hrs @ \$7.25/hr)          | \$ 580    |
| 17     | Waitress 3 (80 hrs @ \$7.25/hr)          | \$ 580    |
| 18     | Waitress 4 (80 hrs @ \$7.25/hr)          | \$ 580    |
| 19     | Dishwasher 1 (40 hrs @ \$7.25/hr)        | \$ 290    |
| 20     | Dishwasher 2 (40 hrs @ \$7.25/hr)        | \$ 290    |
| 21     | Dishwasher 3 (40 hrs @ \$7.25/hr)        | \$ 290    |
| 22     | Dishwasher 4 (40 hrs @ \$7.25/hr)        | \$ 290    |
| 23     | Cashier 1 (40 hrs @ \$7.25/hr)           | \$ 290    |
| 24     | Cashier 2 (40 hrs @ \$7.25/hr)           | \$ 290    |
| 25     | Cashier 3 (40 hrs @ \$7.25/hr)           | \$ 290    |
| 26     | Cashier 4 (40 hrs @ \$7.25/hr)           | \$ 290    |
|        | Estimated total cost                     | \$ 36,800 |