

LIQUOR AND BEER MEETING
LOCAL LICENSING AUTHORITY
CITY OF GRAND JUNCTION, COLORADO
MUNICIPAL HEARING ROOM, CITY HALL, 250 NORTH 5TH STREET

M I N U T E S
WEDNESDAY, DECEMBER 7, 2016, 2:00 P.M.

HEARING OFFICER MICHAEL GRATTAN

I. CALL TO ORDER

The meeting was called to order at 2:00 p.m. Those present were Hearing Officer Michael Grattan, City Attorney John Shaver, and Deputy City Clerk Juanita Peterson.

II. APPLICATIONS TO RENEW LIQUOR AND BEER LICENSES

1. Fraternal Order of Eagles 595 dba Fraternal Order of Eagles 595, 1674 Highway 50, Grand Junction, CO 81503, Club – **Continued from November 16, 2016**

Larry Alley, Secretary, was present. Ms. Peterson reported all of the outstanding issues with the Fire Department are now satisfied. The renewal for Fraternal Order of Eagles 595 dba Fraternal Order of Eagles 595 was found to be in order and approved.

2. El Balsante, Inc., dba Mi Mexico Family Mexican Restaurant, 2480 Highway 6 and 50, Grand Junction, CO 81505, Hotel and Restaurant – **Continued from November 16, 2016**

No one was present representing the applicant. Ms. Peterson reported all of the Fire Department issues have been cleared up. The renewal for El Balsante, Inc., dba Mi Mexico Family Mexican Restaurant was found to be in order and approved.

3. JN Restaurants, LLC dba Bin 707 Food Bar, 225 N. 5th Street, Suite 105, Grand Junction, CO 81501, Hotel and Restaurant

No one was present representing the applicant. The renewal for JN Restaurants, LLC dba Bin 707 Food Bar was found to be in order and approved.

4. The Palette dba The Palette, 441 Main Street, Grand Junction, CO 81501, Beer and Wine

No one was present representing the applicant. The renewal for The Palette dba The Palette was found to be in order and approved.

5. Wadsworth Old Chicago, Inc. dba Old Chicago, 120 North Avenue, Grand Junction, CO 81501, Hotel and Restaurant

No one was present representing the applicant. The renewal for Wadsworth Old Chicago, Inc. dba Old Chicago was found to be in order and approved.

6. Maverik, Inc. dba Maverik, Inc. #418, 2948 Patterson Road, Grand Junction, CO 81504, 3.2% Beer (Off-Premises)

No one was present representing the applicant. Ms. Peterson reported that on the Police report the Operating Manager, Krysta Martinez, was arrested and convicted of disorderly conduct in January, 2016. Maverik, Inc. provided a letter (see attached) to the Authority stating they were not aware of this, which made her ineligible to be their manager. They appointed Tina Irvine, District Manager, to fill in until a permanent new manager is hired. The renewal for Maverik, Inc. dba Maverik #418 was found to be in order and approved.

7. Apple Colorado, LLC dba Applebee's Neighborhood Grill & Bar, 711 Horizon Drive, Grand Junction, CO 81506, Hotel and Restaurant

No one was present representing the applicant. The renewal for Apple Colorado, LLC dba Applebee's Neighborhood Grill & Bar was found to be in order and approved.

8. Robert J. Wilcox Inns, Inc. dba West Gate Inn, 2210 Hwy. 6 & 50, Grand Junction, CO 81505, Hotel and Restaurant

No one was present representing the applicant. The renewal for Robert J. Wilcox Inns, Inc., dba West Gate Inn was found to be in order and approved.

9. GMRI, Inc. dba The Olive Garden Italian Restaurant, 2416 Hwy. 6 & 50, Grand Junction, CO 81505, Hotel and Restaurant

No one was present representing the applicant. The renewal for GMRI, Inc., dba The Olive Garden Italian Restaurant was found to be in order and approved.

10. JEMSKT, Inc. dba Country Club Liquors, 683 Horizon Drive, #105, Grand Junction, CO 81506, Retail Liquor Store with Tasting Permit

No one was present representing the applicant. The renewal and tasting permit for JEMSKT, Inc., dba Country Club Liquors was found to be in order and approved.

11. BPOE Lodge dba Grand Junction Lodge No. 575, 249 S. 4th Street, Grand Junction, CO 81501, Club

No one was present representing the applicant. The renewal for BPOE Lodge dba Grand Junction Lodge No. 575, was found to be in order and approved.

12. Main Street Management, LLC dba Fairfield Inn & Suites, 225 Main Street, Grand Junction, CO 81501, Tavern

No one was present representing the applicant. The renewal for Main Street Management, LLC dba Fairfield Inn & Suites was found to be in order and approved.

III. APPLICATIONS TO RENEW LIQUOR AND BEER LICENSES WITH LATE FILING

1. Sang Garden, Inc. dba Sang Garden Chinese Restaurant, 687 Horizon Drive, Unit 1, Grand Junction, CO 81501, Hotel and Restaurant – **Filed 20 days late**

Ms. Yang, wife of the owner, was present. Ms. Peterson said all reports are in compliance and read the letter from the owner, Michael Yang into the record for the late filing (see attached) and that this is their first late renewal. Hearing Officer Grattan asked Ms. Yang if she understood how important this was to file on time. She said she did. Hearing Officer Grattan found good cause for the late filing and approved the renewal.

IV. APPLICATION FOR TRANSFER OF OWNERSHIP

1. The Green Chili, LLC dba The Green Chili, 2692 Highway 50, Units E & G, Grand Junction, CO 81503, Hotel and Restaurant

From Soberano Hospitality Group, LLC dba Conchita's Mexican Restaurant, 2692 Highway 50 Suite E&G, Grand Junction, CO 81503 to The Green Chili, LLC dba The Green Chili

Ms. Kathy Harris, 51% owner, was present. Mr. Harris was also in the audience.

Ms. Peterson reported that all of the reports are in compliance. The applicant is working on a Temporary Permit.

City Attorney Shaver asked if this was a new LLC and if they have any interest in the previous LLC. Ms. Harris was yes it was, and no they do not have any interest in the previous owner.

The Transfer of Ownership for The Green Chili, LLC dba The Green Chili was found to be in order and approved.

V. APPLICATION FOR CHANGE IN CORPORATE STRUCTURE

1. **Dillon Companies, Inc.** dba City Market #1, 2770 Hwy. 50 South, City Market #32, 200 Rood Avenue, City Market #44, 2600 N. 12th Street, and City Market #51, 630 24 Road, Grand Junction, CO - **MASTER FILE IN DENVER**

President - Marlene A. Stewart, 2805 Morris Road, Hutchinson KS 67502

VP - Dennis R. Gibson, 13855 SE 92nd St., Newcastle WA 98059
Dir., VP, Sec. - Christine S. Wheatley, Dir., VP, Sec., 225 Lafayette Cir.,
Cincinnati OH 45220
VP, Treasurer - Todd A. Foley, 5458 Little Turtle Dr. S., Lebanon OH 45065

Ms. Peterson reported only a local background on the new members was done due to the Master File letter approved already by the State and they are in compliance with local sales tax at all of the locations.

Hearing Officer Grattan found the Change in Corporate Structure for the four City Market Stores in Grand Junction to be approved.

VI. OTHER BUSINESS

1. STIX Bar & Grill, LLC dba STIX Bar & Grill, 509 28 ½ Road, Grand Junction, CO 81501, Tavern – Review and Renewal

Ernest Heath, Owner, was present.

Ms. Peterson reported this is a review of the noise issue from the October 19th meeting and their annual renewal. Since the last hearing, there were two calls to Grand Junction Police Department (GJPD) regarding unnecessary noise. Ms. Peterson reported all the rest of the reports are in compliance. There was one email she received from Ms. Shay West (neighbor) who was not able to be here today (see attached).

Mr. Heath said since the last hearing, they have installed security cameras, five inside and five outside, diagram provided (see attached). Mr. Heath said they have additional security persons which were in place two days after the last hearing. Mr. Heath also said they have extended the patio on a temporary basis in the area they want to include in the modification but they aren't letting anyone out there with drinks, only to smoke.

City Attorney Shaver asked Mr. Heath where he is at in the process of the Conditional Use Permit (CUP) for this patio. Mr. Heath said they are having drawings done up now, he hopes to get back to the Planning Department around the first part of February. He will then need to schedule a neighborhood meeting, and prepare to come before the Authority with a Modification of Premises.

Hearing Officer Grattan said since things are going well and on a good time line, he will not schedule a review of the noise issue, but will address it when the Modification comes before the Authority. If that has not happened by the April 5, 2017 Liquor and Beer meeting, he would suggest a review of the noise issue. Hearing Officer Grattan approved the renewal of the Liquor License for STIX Bar & Grill.

2. **Regulation Change Affecting Establishments**

Ms. Peterson brought up a concern from Fire Prevention Officer Gazdak regarding a change in regulation for CO2 storage in larger than 100 lbs. require ventilation or a monitor which is something that will be enforced that hasn't been in the past. His suggestion is to work with each of the establishments, give them 60 – 90 days to correct the issue, and then if they do not get it done, he will notify the Authority and have it addressed at a meeting. Right now he believes all of them will be addressed, there are just so many right now and the company is out of Montrose. It is a time dimension of not enough time with so many to address.

Hearing Officer Grattan and City Attorney Shaver concurred with letting the Fire Department address the CO2 situation and then if it isn't taken care of, the Authority will become involved as needed.

VII. **ADJOURNMENT** – 2:30 p.m.

NEXT REGULAR MEETING – December 21, 2016



185 SOUTH STATE STREET
SALT LAKE CITY, UT 84111
801-936-5557 | MAVERIK.COM

November 30, 2016

Grand Junction City
250 North 5th Street
Grand Junction, CO 81502

To Whom It May Concern:

We received notice from the City Clerk that our store director Krysta Martinez, at Maverik #418, 2948F Road, received an arrest and conviction earlier in 2016 that we were not aware of, which would make her ineligible to be our manager for our 3.2 beer license at this location.

Maverik's human resource department is in the process of reviewing this information and we would like to place our district manager, Tina Irvine over this store until a new manager is hired. Her information is below.

Tina Irvine- District Manager
P. (435)260-2380
D.O.B. 01/04/60
55 North Quail Ct.
Moab, UT 84532

Please let me know if you have any questions.

Sincerely,

A handwritten signature in black ink, appearing to read "Holly P. Robb". The signature is written in a cursive, flowing style.

Holly P. Robb
Licensing/Government Relations Director

My name is Michael. yang I am the
Owner for this Restaurant. The reason that why
I am late to fill form. Because I was not
receive the form by mail from the state.

Michael Yang

~~11/11/2016~~

11/08/2016

Juanita Peterson

From: Shay West <drshaywest@gmail.com>
Sent: Wednesday, December 07, 2016 11:28 AM
To: Juanita Peterson
Subject: Re: STIX meeting tomorrow

Thanks :) It is definitely MUCH better than what it was before so perhaps just a little more care about the people in the parking lot. Still lots of noise from vehicles and motorcycles revving their engines super loud and speeding down the streets when they leave. And there's still people that hang out in the front of the parking lot, but definitely not as bad as it was before the meeting last month. Chris and Ernie really are trying to keep things under control

On Wed, Dec 7, 2016 at 8:15 AM, Juanita Peterson <juanitap@gjcity.org> wrote:

Shay, I will read your comments into the record. Thank you for sending them.

From: Shay West [mailto:drshaywest@gmail.com]
Sent: Tuesday, December 06, 2016 6:10 PM
To: Juanita Peterson <juanitap@gjcity.org>
Subject: STIX meeting tomorrow

I have a faculty meeting tomorrow afternoon so I won't be able to attend the meeting. I'm not sure if you will be there but I thought I'd send along my thoughts on the last month or so.

Things have gotten a little better but I'm still calling a couple of times a week because of the noise in the parking lot. They've recently begun installing security cameras but they haven't hired security to watch the parking lot, at least not that I've seen.

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Shay West, PhD
Biology Professor at Colorado Mesa University

Member of Rocky Mountain Fiction Writers

Member of International Thriller Writers
Website: shay-west.com

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Sam Sung
10 1080P HD Camera
Security Cameras.

