

**BOARD OF LIQUOR LICENSE COMMISSIONERS FOR BALTIMORE CITY  
DOCKET - THURSDAY, OCTOBER 1, 2015 -1:00 PM  
ROOM 215 - CITY HALL - 100 NORTH HOLLIDAY STREET**

**Please note:** If you are interested in a particular case, please call (410) 396-4377 the day before these hearings to verify that a particular case is still scheduled for this date.

**1:00 p.m.**

**I. Expedited Items (Transfers) :**

- 1. Robert Branch, William Griffin, Jr. & RaShana Marley, The Art Room, Inc. T/a Picasso's, 2101 Maryland Avenue- Class "B" Beer, Wine & Liquor License - Application for a new Class "B" Beer, Wine & Liquor restaurant license under the provisions of Rule 2.08 requiring \$200,000 in capital investment in restaurant fixtures and facilities and seating capacity for a minimum of 75 people, request for outdoor table service, and off-premises catering**

**II. Regular Docket (New applications and hardship extension):**

- ~~**1. Christopher Nwaeze & Musibau Shittu, C and C Group, LLC T/a Posh Mix, 8-14 Park Avenue - Class "BD7" Beer, Wine & Liquor License - Application for a new Class "B" Beer, Wine & Liquor restaurant license under the provisions of Rule 2.08 requiring \$200,000 in capital investment in restaurant fixtures and facilities and seating capacity for a minimum of 75 people**~~
- 2. Martin Corboy & Brent Sale, 1117 S. Charles Street, LLC T/a C&R Pub, 1117 S. Charles Street - Class "B" Beer, Wine & Liquor License - Application to transfer ownership, live entertainment and outdoor seating**
- 3. Song Ja Lee, Pat Liquors, Inc. T/a J & J Liquors, 2601 N. Hilton Street - Class "A" Beer, Wine & Liquor License - Request for a hardship extension under the provisions of Article 2B Section 10-504(d)**
- 4. Jose Ribadeneira, Latin Palace-Uno Inc. T/a Latin Palace, 509-13 S. Broadway - Class "B" Beer, Wine & Liquor License - Request to add live entertainment**
- ~~**5. Claude Shell T/a Lil's Place, 1909 N. Pulaski Street - Class "B" Beer, Wine & Liquor License - Application to transfer ownership**~~

**III. Violations:**

- 1. Surinder Singh, MP & AP, Inc. T/a Joe's Tavern & Pizzeria, 2700-11 Washington Boulevard - Class "BD7" Beer, Wine & Liquor License - Violation**

**of Rule 4.18 Illegal Conduct** – July 10, 2015 – At approximately 11:45 pm, Inspector Karanikolis and Agent Fosler visited the establishment to conduct a special investigation based on community complaints. Upon arriving at the establishment Inspectors observed patrons from the establishment consuming alcoholic beverages in open containers in front of the establishment.

**Violation of Rule 3.03 (c) Employee Records**– July 10, 2015 – At approximately 11:45 pm, Inspector Karanikolis and Agent Fosler visited the establishment to conduct a special investigation based on community complaints. While conducting their investigation, the inspectors asked for copies of the employee records of all personnel employed and working at the establishment. The bartender/store manager could not provide inspectors with employee records as required by BLLC rules and regulations.

**Violation of Rule 4.18 Illegal Conduct** – July 18, 2015 – At approximately 11:55 pm, Inspector Karanikolis, Inspector Chrissomallis, and Agent Fosler visited the establishment to conduct a special investigation based on community complaints. Upon arriving at the establishment Inspectors observed patrons from the establishment consuming alcoholic beverages in open containers in front of the establishment.

- 2. Bok Soon Kwon & Eun Ju Park, J.J.P., Inc. T/a World Wide Liquors, 5910 Pulaski Highway – Class “A” Beer, Wine & Liquor License - Violation of Rule 4.18 Illegal Conduct** – August 20, 2015 – At approximately 11:55 pm, Inspector Karanikolis, Inspector Chrissomallis, and Agent Fosler visited the establishment to conduct a special investigation based on a 311 complaint alleging that a minor was selling alcohol. At this time, an Inspector entered the establishment and purchased an alcoholic beverage, a bottle of Heineken Beer, from an individual that appeared to be a young teen. After the purchase was consummated BLLC inspectors entered the establishment and were able to identify the individual who sold the beverage. After notifying the manager, BLLC inspectors confirmed that the individual who sold the alcoholic beverage was 14 years old. BLLC inspectors informed the owner, who was present and the father of the minor, that this was illegal and in violation of the Rules and Regulations of the BLLC.

**Violation of Rule 4.08 Employee**– August 20, 2015 – At approximately 11:55 pm, Inspector Karanikolis, Inspector Chrissomallis, and Agent Fosler visited the establishment to conduct a special investigation based on a 311 complaint alleging that a minor was selling alcohol. At this time, an Inspector entered the establishment and purchased an alcoholic beverage, a bottle of Heineken Beer, from an individual that appeared to be a young teen. After the purchase was consummated BLLC inspectors entered the establishment and were able to identify the individual who sold the beverage. After notifying the manager, BLLC inspectors confirmed that the individual who sold the alcoholic beverage was 14 years old. BLLC inspectors informed the owner, who was present and the father

of the minor, that this was illegal and in violation of the Rules and Regulations of the BLLC.

3. **Myoung Ouk Kim, Kimsink Enterprises, Inc. T/a Club Paradise, 1300-02 Laurens Street – Class “BD7” Beer, Wine & Liquor License - Violation of Rule 3.02 Cooperation – August 14, 2015 –** On August 10, 2015 at approximately 12:35 am, Police Officer Bauer of the Baltimore City Police Department responded to a shooting call that occurred near the establishment. Upon arriving on the scene Officer Bauer was able to identify two shooting victims. According to the victims, they were shot by an unidentified male who approached one of the victims in front of the establishment. Det. Ambrose of the Baltimore City Police Department assumed control of the investigation and discovered that the establishment had cameras set up on the outside of their building which could have captured footage of the incident. Det. Ambrose entered the establishment and requested to see the footage. On that date, Det. Ambrose was allowed to see the footage – it showed the suspect walking southbound on the block and begin firing at one of the victims. On August, 14, 2015 Baltimore Police returned to the establishment to request a copy of the footage. Mr. Kim who is the owner of the establishment denied access to the camera system to the Police. In addition, he stated that the system could not have recovered any of the footage and that it had been broken for weeks.

***\*Please note that times given above are approximate. Parties are encouraged to arrive at least 30 minutes prior to the time noted above, items may be moved and postponed items can be heard early to move the agenda forward. Also note that parties are asked to submit and written requests and all documents and requests to the liquor board at least 72 hours before the scheduled hearing.***

**New Application:**

**Applicant:** Robert Branch, William Griffin, Jr. & RaShana Marley

**The Art Room, Inc. T/a Picasso's,**

**2101 Maryland Avenue**

**Class "B" Beer, Wine & Liquor License**

Application for a new Class "B" Beer, Wine & Liquor restaurant license under the provisions of Rule 2.08 requiring \$200,000 in capital investment in restaurant fixtures and facilities and seating capacity for a minimum of 75 people, request for outdoor table service, and off-premises catering

**Board's Information:**

Attached is a copy of the application, interview form and map.

Community Letter(s)/ Memorandum of Understanding: Yes, Letter of Support from Charles North

Last Inspection Date: Not Applicable – New

SDAT: In Good Standing (Active)

**BOARD'S DECISION**

Entity Name: THE ART ROOM, INC.

Department ID: D15636343

General Information

Amendments

Personal Property

Certificate of Status

**Principal Office (Current):**

529-531 OLD TOWN MALL  
BALTIMORE, MD 21202

**Resident Agent (Current):**

MILTON COURTS JR.  
3816 MONTEREY ROAD  
BALTIMORE, MD 21218

**Status:**

**INCORPORATED**

Good Standing:

Yes

**What does it mean when a business is not in good standing or forfeited?**

Business Code:

Ordinary Business - Non-stock

**Date of Formation or Registration:**

01/15/2014

**State of Formation:**

MD

**Stock/Nonstock:**

Nonstock

**Close/Not Close:**

No Close

# 2101 Maryland Avenue - The Art Room

## Licensed Establishments



iBar



Nam Kang

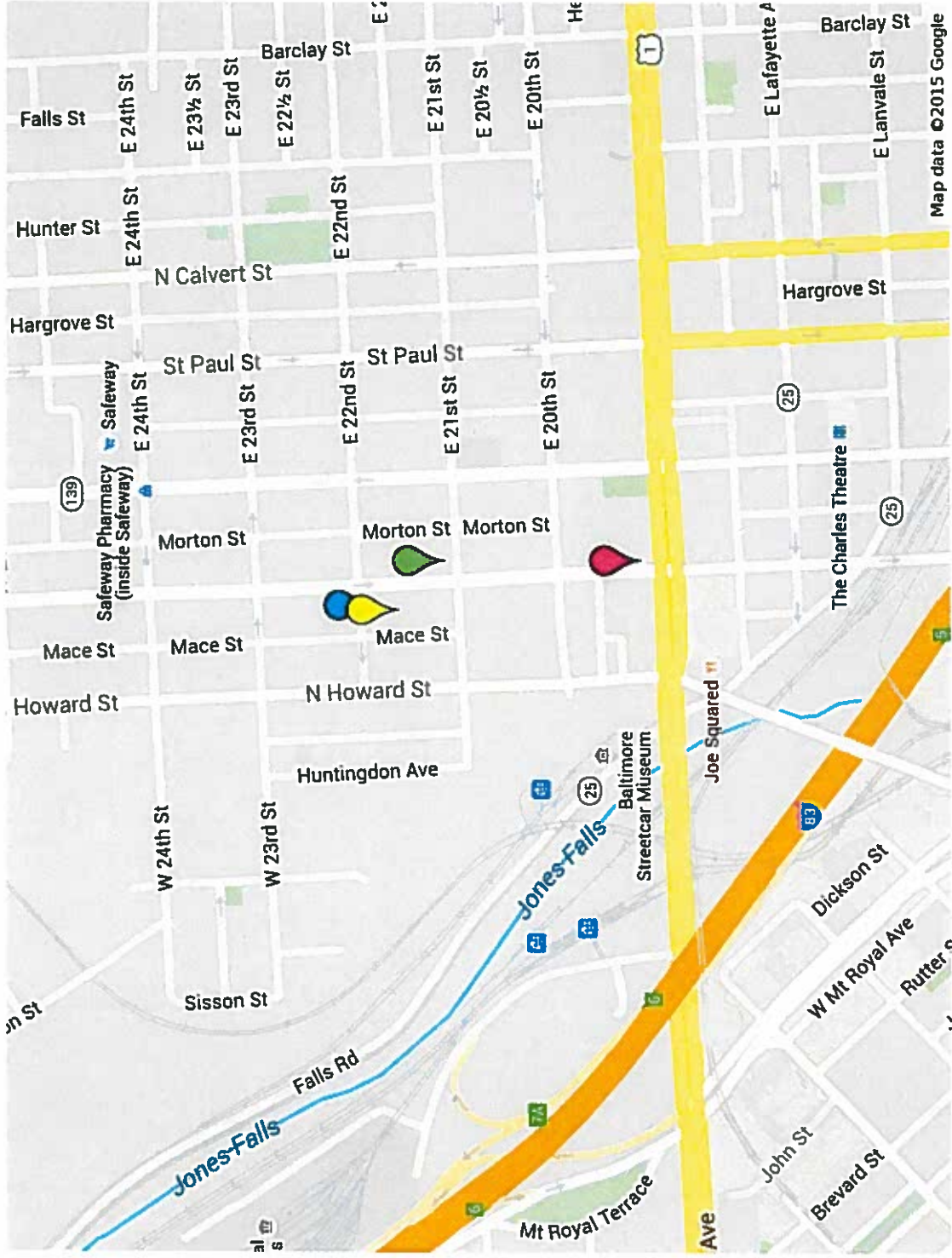


Red Emma's Bookstore  
Coffeehouse



2101 Maryland Ave

## Liquor License Map



Map data ©2015 Google

**Board of Liquor License Commissioners**  
 For Baltimore City  
 231 E. Baltimore Street, 6<sup>th</sup> Floor  
 Baltimore, Maryland, 21202-3258

**POSTING SIGNS REPORT**

<i>Applicant(s) Name:</i>	Picasso's
<i>Address of Premises:</i>	2101 Maryland Ave
<i>Inspector:</i>	i:\0#.w\ baltimore\john.howard
<i>Date Posted:</i>	9/3/2015
<i>Time Posted:</i>	5:35 PM
<i>Date Rechecked:</i>	
<i>Time Rechecked:</i>	
<i>Manager or Owner when sign posted:</i>	

*Summary on location of sign posted:*

Sign posted on outside wall on Maryland Ave

*Summary on location of sign rechecked:*

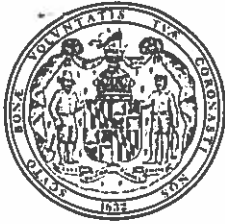
*Insert Photo of Sign and location:*



Attach Additional Photos







STATE OF MARYLAND  
**BOARD OF LIQUOR LICENCE COMMISSIONERS**  
 FOR BALTIMORE CITY  
 231 E. BALTIMORE STREET, 6TH FLOOR  
 BALTIMORE, MARYLAND 21202-3258  
 (410) 396-4377  
 FAX (410) 396-4382

Zoning District \_\_\_\_\_

Date: \_\_\_\_\_

ZONING DIVISION

Department of Housing and  
 Community Development

**"New" Alcoholic Beverage License Application**

Application for a Class LB License at the location 2101 Maryland Ave  
 Corporate/LLC name The Art Room Inc Trade name Picasso's  
 Attorney for Applicant (s) Melvin Kotowski Address: \_\_\_\_\_ Phone: 410-853700

To the Board of Liquor License Commissioners for Baltimore City:

Application is made by the undersigned for the above license under the provisions of Article 2B of the Annotated Code of Maryland as amended, and the following information is submitted as required by the Article:

**1. Applicant(s)**

(A) Name: Robert Branch  
 Address: 1718 W. Lexington St. Zipcode: 21223  
 Home phone number 443-996-9062 Date of birth 11/17/59 Sex M  
 Place of birth Balto. Md. How long at current address? 15  
 Have you been a resident or taxpayer of Baltimore City for 2 years preceding the filing of this application? Yes  
 City resident: Yes or Address of property on which tax is paid in your individual name: \_\_\_\_\_

Have you ever been convicted of a felony? Yes \_\_\_ No ✓ Been found guilty of violation of alcoholic beverage laws? Yes \_\_\_ No ✓  
 Been found guilty of violating gambling laws? Yes \_\_\_ No ✓ Been found guilty of any offense against the laws of the United States? Yes \_\_\_ No ✓ If yes, provide details: \_\_\_\_\_

What financial interest do you have in the business to be conducted under this license? 40%

Are you financially interested in any other alcoholic beverage business for which a license has been applied, granted or issued? Yes \_\_\_ No ✓ Do you have any indebtedness or other financial obligations to any manufacturer, brewer, distiller, or wholesaler at the time of making this application? Yes \_\_\_ No ✓ Have you previously held a license for the sale of alcoholic beverages? Yes \_\_\_ No ✓ If yes, state when and where: Maryland 509 oldtown mo

Is there anyone else who has a financial interest in this license or the business to be conducted under it? Yes \_\_\_ No ✓

If granted a license, will you incur any indebtedness or financial obligation to any manufacturer, brewer, distiller or wholesaler other than for the purchase of alcoholic beverages? Yes \_\_\_ No ✓

If granted a license, will you conform to all laws and regulations relating to the business in which you propose to engage? Yes or No \_\_\_ Do you consent to the Board of Liquor License Commissioners being furnished with a copy of your arrest record, if any? Yes \_\_\_ No ✓

(B) Name: William Griffin Sr.  
 Address: 3311 Wild Cherry Road Zipcode: 21244  
 Home phone number 443-865-0937 Date of birth January 11, 1968 Sex M  
 Place of birth Smithtown, NY. How long at current address? 18 years  
 Have you been a resident or taxpayer of Baltimore City for 2 years preceding the filing of this application? No  
 City resident: Yes \_\_\_ No or Address of property on which tax is paid in your individual name: \_\_\_\_\_

Have you ever been convicted of a felony? Yes \_\_\_ No ✓ Been found guilty of violation of alcoholic beverage laws? Yes \_\_\_ No ✓  
 Been found guilty of violating gambling laws? Yes \_\_\_ No ✓ Been found guilty of any offense against the laws of the United States? Yes \_\_\_ No ✓ If yes, provide details: \_\_\_\_\_

What financial interest do you have in the business to be conducted under this license? 30%

Are you financially interested in any other alcoholic beverage business for which a license has been applied, granted or issued? Yes \_\_\_ No ✓ Do you have any indebtedness or other financial obligations to any manufacturer, brewer, distiller, or wholesaler at the time of making this application? Yes \_\_\_ No ✓ Have you previously held a license for the sale of alcoholic beverages? Yes \_\_\_ No ✓ If yes, state when and where: \_\_\_\_\_

Is there anyone else who has a financial interest in this license or the business to be conducted under it? Yes \_\_\_ No ✓

If granted a license, will you incur any indebtedness or financial obligation to any manufacturer, brewer, distiller or wholesaler other than for the purchase of alcoholic beverages? Yes \_\_\_ No ✓

If granted a license, will you conform to all laws and regulations relating to the business in which you propose to engage? Yes or No \_\_\_ Do you consent to the Board of Liquor License Commissioners being furnished with a copy of your arrest record, if any? Yes \_\_\_ No ✓

Office use only:

New Class "B" license, Request for live entertainment

(C) Name: Rashana Manley  
Address: 220 E. 22nd Street Zipcode: 21218  
Home phone number 443-453-2355 Date of birth 10-20-79 Sex F  
Place of birth Baltimore How long at current address? 17 years  
Have you been a resident or taxpayer of Baltimore City for 2 years preceding the filing of this application? Yes  
City resident: Yes  No  or Address of property on which tax is paid in your individual name:

Have you ever been convicted of a felony? Yes  No  Been found guilty of violation of alcoholic beverage laws? Yes  No   
Been found guilty of violating gambling laws? Yes  No  Been found guilty of any offense against the laws of the United States? Yes  No  If yes, provide details: \_\_\_\_\_

What financial interest do you have in the business to be conducted under this license? 50%

Are you financially interested in any other alcoholic beverage business for which a license has been applied, granted or issued? Yes  No  Do you have any indebtedness or other financial obligations to any manufacturer, brewer, distiller, or wholesaler at the time of making this application? Yes  No  Have you previously held a license for the sale of alcoholic beverages? Yes  No  If yes, state when and where:

Is there anyone else who has a financial interest in this license or the business to be conducted under it? Yes  No

If granted a license, will you incur any indebtedness or financial obligation to any manufacturer, brewer, distiller or wholesaler other than for the purchase of alcoholic beverages? Yes  No

If granted a license, will you conform to all laws and regulations relating to the business in which you propose to engage? Yes or No  Do you consent to the Board of Liquor License Commissioners being furnished with a copy of your arrest record, if any? Yes  No

2. Address of the place to be licensed 2101 Maryland Ave Zipcode 21218  
Phone number 443-858-2827 Part of the building in which the business will be conducted First Floor

Will you provide live entertainment? Yes What kind? DJ

Outdoor table service? NO Off premises catering of food and alcohol? NO

Will you offer delivery of food and/or alcohol? NO

The name, address and telephone number of the owner of the real property in which the business is to be operated Samia Bendir 3800 Powell Ln. Falls Church, VA 22041

What merchandise will be handled in connection with sale of alcoholic beverages? \_\_\_\_\_

I submit herewith a statement duly executed and acknowledged by the owner of the premises in which the business is to be conducted, assenting to the granting of the license applied for, authorizing the Comptroller, the duly authorized deputies, inspectors and clerks, the Board of Liquor License Commissioners of Baltimore City, its duly authorized agents and employees and any peace officer of Baltimore City, to inspect and search without warrant, the premises upon which the business is to be conducted, and any and all parts of the building in which said business is to be conducted, at any and all hours. I also submit herewith, and as a part hereof, a certificate signed by at least three citizens whom I know to be owners of real estate and registered voters of the city in which the business is to be conducted, containing the voting residence of each and the real estate situated in the city where the business is to be conducted of which each is the owner, and setting forth the length of time each has been acquainted with the applicant; and certifying that they have examined this application, that they have good reason to believe that all of the statements contained herein are true, that they are of the opinion that the applicant is a suitable person to obtain the license applied for, and that they are familiar with the premises upon which the proposed business is to be conducted and believe them suitable for the conduct of the business of a retail dealer in alcoholic beverages.

Extract from Law - If any signed statement, report, affidavit or oath, required under any of the provisions of this Article shall contain any false statement, the offender shall be deemed guilty of perjury, and upon conviction thereof, shall be subject to the penalties provided by law for that crime.

Robert J. Branch  
William Griffin Jr.  
Rashana Manley  
Applicant

AFFIDAVIT

STATE OF MARYLAND, City of Baltimore,

THIS CERTIFIES, That on the 31st day of August, 20 15

before the subscriber, a Notary Public of the State of Maryland, personally appeared Robert Branch, William Griffin Jr. and Rashana Manley the applicant named in the foregoing application, and made oath in due form of law that the statements therein are true to the best of his knowledge and belief.

WITNESS my hand and official seal.

CAROLE RAMSEY YOUNG  
Maryland Notary Public  
City of Baltimore  
Commission Exp. 8.4.2018

Carole Ramsey Young

(Statement of owner of premises required by the Alcoholic Beverages Law of Maryland)

I We HEREBY CERTIFY, That I am we are the owner(s) of property known as 2101 Maryland Ave

named in the application made by Art Room Development to the Board of Liquor License Commissioners of Baltimore City, under the Alcoholic Beverages Law of Maryland, for a

License expiring April 30, 2010; that I We assent to the granting of the license applied for, and that I We hereby authorize the State Comptroller, his duly authorized deputies, inspectors and clerks, the Board of Liquor License Commissioners of Baltimore City, its duly authorized agents and employees and any peace officer of Baltimore City to inspect and search, without warrant, the premises upon which the business is to be conducted, and any and all parts of the building in which said business is to be conducted, at any and all hours.

WITNESS my our hand(s) and seal(s) this \_\_\_\_\_ day of \_\_\_\_\_, 20 \_\_\_\_\_

WITNESS:

[Signature]  
SMITA BENDIR

Name, Address, and Phone Number of Property Owner

Address \_\_\_\_\_

### READ CAREFULLY

(The following certificate must be signed by at least THREE CITIZENS.)

We, the undersigned reputable citizens, certify:

- (1) That we are the owners of real estate situated in the City of Baltimore.
- (2) That we are registered voters in the City of Baltimore.
- (3) That we have been acquainted with the applicant for a period of more than two years.
- (4) That we have examined the application and have good reason to believe that all of the statements contained therein are true.
- (5) That we are of the opinion that the applicant is a suitable person to obtain the license for which application is made.
- (6) That the applicant herein has been a taxpayer or resident of the City of Baltimore for more than two years, and a resident of the State of Maryland for two years and a registered voter of the State.

Name	Address	Length of time acquainted with applicant
Curtis Lewis	Voting Residence <u>39 N. Wheeler Ave</u>	
<del>Curtis Lewis</del>	Property Owned <u>39 N. Wheeler Ave</u>	<u>12</u> year
<del>Earl Smith</del>	Voting Residence <u>2401 Ellamont Ave</u>	
<del>Earl Smith</del>	Property Owned <u>2401 Ellamont Ave</u>	<u>40</u> years
Devon Miller	Voting Residence <u>1826 Brunt St</u>	
DEVON MILLER	Property Owned <u>1826 Brunt St</u>	<u>40</u> year
<del>Bonnie Smith</del>	Voting Residence <u>2401 Ellamont Ave</u>	
<del>Bonnie Smith</del>	Property Owned <u>2401 Ellamont Ave</u>	<u>40</u> year
ELAINE T. YOUNG	Voting Residence <u>514 Sanford Place</u>	
ELAINE T. YOUNG	Property Owned <u>514 Sanford Place</u>	<u>46</u> year

(The names and addresses of the signers must be printed or typewritten above their signatures)

(OVER)

FOR CLUBS, CORPORATIONS, PARTNERSHIPS AND ASSOCIATIONS

Name of Corporation, Partnership, Club or Association The ART Room INC.

Trade Name Picasso's

Address 2107 Maryland Ave 21218

Names of all officers or partners:

Robert Branch

William Griffin JR.

Rashana Manley

Names and addresses of all Stockholders

Percentage of Stock Ownership

Robert Branch 40%

William Griffin JR 30%

Rashana Manley 30%

President or Vice-President

NOTE:—If application is made on behalf of a corporation or a Limited Liability Company at least one of the individuals applying must be a resident or taxpayer of the City of Baltimore for two years next preceding the filing of this application, will continue to be a resident or taxpayer of the City of Baltimore, and has been a resident of the state of Maryland for two years and a registered voter of the State.

Give name, voting residence and property upon which tax if any is paid of at least one of the individuals so applying.

NAME Robert Branch

VOTING ADDRESS 1718 W. Lexington St.

PROPERTY ON WHICH TAX IS PAID 1718 W. Lexington St.

IF THIS APPLICATION IS FOR A TRANSFER FROM ANOTHER LICENSEE(S), please have that licensee(s) sign below to indicate his or their consent to the transfer and have their signatures witnessed.

WITNESS:

BOARD OF LIQUOR LICENSE COMMISSIONERS FOR BALTIMORE CITY  
 APPLICANTS' INTERVIEW FORM

ADDRESS OF LICENSED PREMISES: 2101 Maryland Ave

1. Corporate Name (if any): The Art Room Inc

2. Biographical background of each applicant:

(a) Name: Robert Branch D.O.B. 11-17-59 Marital Status  M.

Address: 1718 W. Lexington St. Home phone: 443-996-9062

Employment History for past 10 years (Please provide dates for various employers):

City of Baltimore 1/2/91 to present.

(b) Name: William Emftu Jr D.O.B. 1/11/68 Marital Status M

Address: 3311 Wild Cherry rd. Balt. MD 21244 Home phone: (410) 496-0315

Employment History for past 10 years (Please provide dates for various employers):

Compass Group Budgetary Control

(c) Name: RaShana Manley D.O.B. 10-20-79 Marital Status S

Address: 220 E. 22nd St. Home phone: 443-433-2335

Employment History for past 10 years (Please provide dates for various employers):

Baltimore City Sheriff Dept.

3. If married applicant's spouse is not an applicant or stockholder, give spouse's full name, date and place of birth, Social Security number, home address, place of employment for the past ten years and the reason why the spouse is not going on the license:

	Spouse's Name	DOB	Place of Employment	Reason not going on license
(a)	Wanda A. Branch	1/28/60	Harbor Hospital	Not my Business
(b)	Lisa D Emftu	10/4/67	ST. Agnes Hospital	Partner
(c)			Social Security Admin	Not Business Partner

41. For stockholders or spouses who have a financial interest in the business but who are not applicants for the license give name, address, date and place of birth, Social Security number, employment history for past 10 years; amount of investment and

Full name	Address	DOB	Employment	\$ Investment	Source of funds
Robert Thomas Branch Sr.	1718 W. Lexington St.	11/17/59	City of Baltimore	30K	Employment by City + Savings
William Griffith Jr.	3511 W. Id. Council Rd. MD 21244	1/11/25	Compass Group	25K	Savings
RaShana Manley	220 East 22nd St	10/20/79	BALto City Sheriff's Office	25K	Employment + Savings

5. Purchase price of business: \_\_\_\_\_ Down payment \_\_\_\_\_  
 Terms for balance due \_\_\_\_\_  
 Payee \_\_\_\_\_  
 Owner of real property \_\_\_\_\_ Phone #: \_\_\_\_\_  
 Rental fee and terms of lease \_\_\_\_\_  
 Cost of real property \_\_\_\_\_ or \_\_\_\_\_ Down payment \_\_\_\_\_  
 Terms for balance due \_\_\_\_\_  
 Payee \_\_\_\_\_  
 or  
 Cost of business and property \_\_\_\_\_ Down payment \_\_\_\_\_  
 Terms for balance due \_\_\_\_\_  
 Payee \_\_\_\_\_

6. Source of funds: (a) Indicate the source of funds being used by each applicant to purchase the business. (b) If funds to purchase the business are a gift or loan, identify person institution from whom funds are being obtained. (c) If the funds to purchase the business are not presently on deposit, indicate yearly earning from applicant's place of employment or business. (Personal income tax records may be requested by the Board to verify income.) (d) If funds are from personal savings, indicate approximate balance of all bank/investment account for past two years (such records to be presented to the Board upon request).

Name: Robert T. Branch Sr. - Employment by BALto City + Savings

Name: William Griffith Jr - Savings

Name: RaShana M. Manley funds from Salary Wages of the Baltimore City Sheriff's Office

7. Indicate where other financial assistance may be derived if needed by applicants/business:

N/A

8. Who will be the full time operator of the establishment?

Eric L. Smith, William Griffin Jr.

If a manager is to be hired, biographical information must be submitted:

Name \_\_\_\_\_ Address \_\_\_\_\_

D.O.B. \_\_\_\_\_ S.S.N. \_\_\_\_\_ Marital Status \_\_\_\_\_

Employment history for the past 10 years: \_\_\_\_\_

9. Describe the licensed premises: Restaurant/carryout with Live Entertainment & dance

10. Have you previously held an alcoholic beverage license in the State of Maryland or in any other state? If so, where and when?

Name: Robert Branch Sr. Yes 529 Old town Mall 2015

Name: William Griffin Jr. - NO

Name: Rashana Manley - NO

11. Is the licensed premises presently open and operating? NEW

If not, when did the establishment close? ~~2015~~

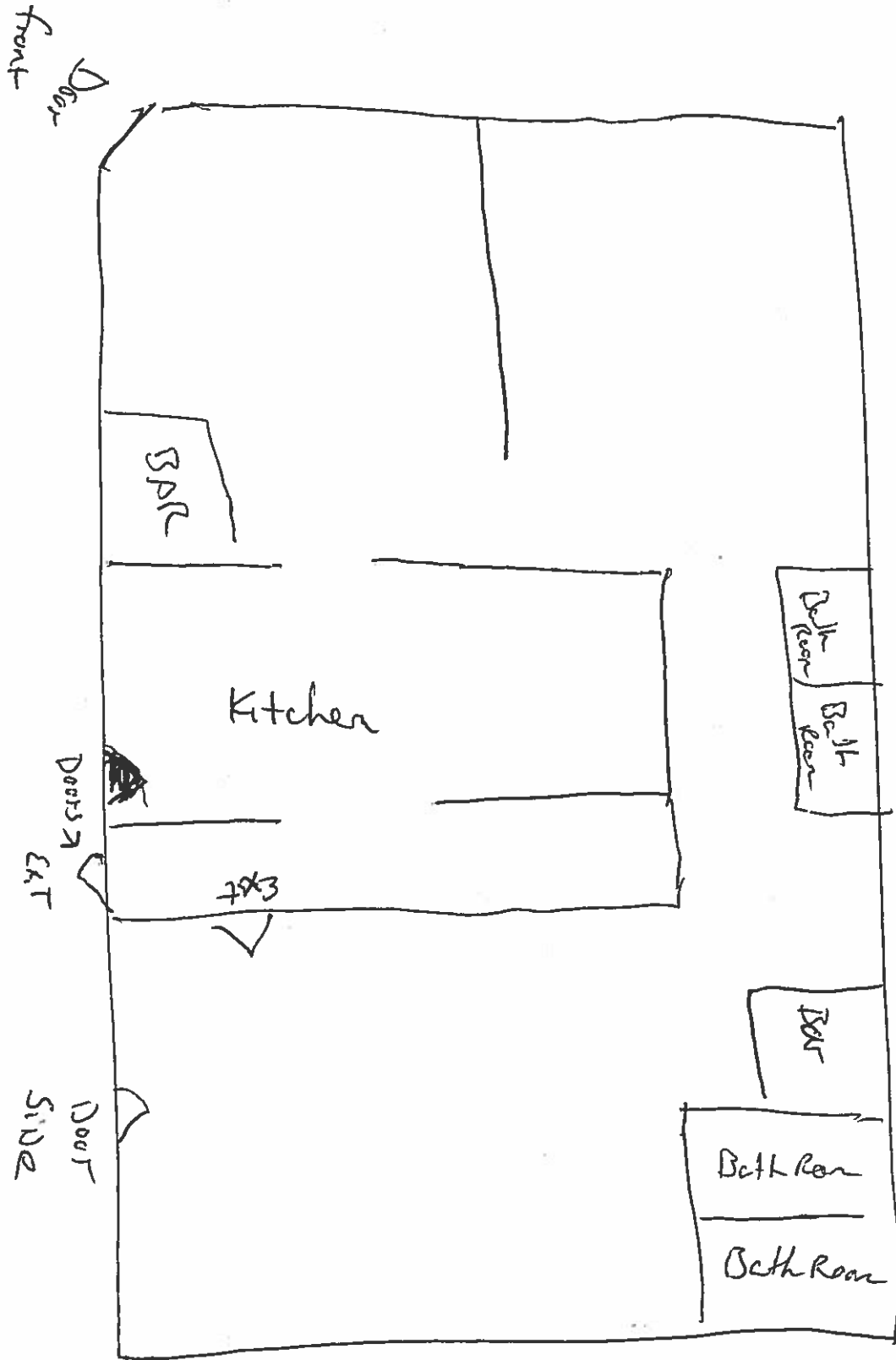
12. Whom may we contact about posting the transfer notice? Name, address, phone number:

Rashana Manley 443 453 2355

13. Inspector(s) handling transfer: \_\_\_\_\_

Date of interview \_\_\_\_\_

FLOOR PLAN OF LICENSED PREMISES





New Class "B"  
License



BOARD OF LIQUOR LICENSE COMMISSIONERS FOR BALTIMORE CITY  
**NEW LICENSE/TRANSFER IN LOCATION QUESTIONNAIRE**

Address of Proposed Location 2101 Maryland Ave  
Address of Current Location \_\_\_\_\_

1. What are the Legislative District, Ward, and Precinct of the Proposed Location?  
40 12 11  
Legislative District Ward Precinct

2. What are the Legislative District, Ward, and Precinct of the Current Location?  
N/A  
Legislative District Ward Precinct

3. Is the Proposed Location covered under the provisions of Section 9-204 or 9-204.1 of Article 2B?  
Yes \_\_\_\_\_ No \_\_\_\_\_

4. Is the Application in conflict with Article 2B, Sections 9-204 or 9-204.1?  
Yes \_\_\_\_\_ No \_\_\_\_\_

5. Has the Applicant or their Representative been advised of the provisions of Article 2B, Sections 9-204 and/or 9-204.1?  
Yes ✓ No \_\_\_\_\_  
If No, indicate why \_\_\_\_\_

6. What is the Zoning of the Proposed Location?  
B23

7. List individual's name with Zoning Enforcement or DHCD, who provided the Zoning information in response to Question #6?  
Drake

8. Is the Proposed Location within the areas covered by Article 2B, Section 9-204.3?  
Yes \_\_\_\_\_ No ✓ OR TRA

Questionnaire Completed By: (Please initial or Print name below)  
SR Date 9/3/15  
Verified by: \_\_\_\_\_ Date \_\_\_\_\_



To: Chairman Benjamin Neil, Esquire  
Board of Liquor License Commissioners for Baltimore City  
Room 215 City Hall -- 100 North Holiday Street

**Re: Robert Branck, William Griffin & Rashana Manley, The Art Room, Inc. T/a Picasso's, 2101 Maryland Avenue – Class "B" Beer, Wine & Liquor License – Application for a new Class "B" Beer, Wine & Liquor restaurant license under the provisions of Rule 2.08 requiring \$200,000 in capital investment in restaurant fixtures and facilities and seating capacity for a minimum of 75 people.**

September 15, 2015

Dear Mr. Chairman,

As President of the Charles North Community Association (CNCA), I am writing on behalf of the CNCA Board of Directors to express its support for Robert Branck, William Griffin & Rashana Manley, doing business as The Art Room, Inc. T/a Picasso's and their application for a new Class "B" Restaurant Liquor License to be located at 2101 Maryland Avenue. We have met with representatives of this new restaurant and arts venue and we are happy to welcome them to our neighborhood. We fully support their efforts on Maryland Avenue and 21<sup>st</sup> Street and we ask you to grant them this requested Class "B" Liquor License.

We thank you for your time and attention to this matter.

Sincerely,

A handwritten signature in black ink that reads "Don Donahue".

Digitally signed by Don Donahue  
DN: cn=Don Donahue, o, ou,  
email=don\_donahue@comcast.net,  
c=US  
Date: 2015.09.15 12:02:06 -0400

Don Donahue  
President, CNCA

**New Application:**

**Applicant(s): Christopher Nwaeze & Musibau Shittu**

**C and G Group, LLC T/a Posh-Mix,**

**8-14 Park Avenue**

**Class "BD7" Beer, Wine & Liquor License**

Application for a new Class "B" Beer, Wine & Liquor restaurant license under the provisions of Rule 2.08 requiring \$200,000 in capital investment in restaurant fixtures and facilities and seating capacity for a minimum of 75 people

**Board's Information:**

Attached is a copy of the application, interview form, posting report and map.

Community Letter(s)/ Memorandum of Understanding: None, Informed Downtown Partnership of application

Last Inspection Date: Not Applicable - New

SDAT: In Good Standing (Active)

**BOARD'S DECISION:**

*postponed 10/15/15*

**Transfer of Ownership/ Live Entertainment and Outdoor Seating:**

**Applicant(s):** Martin Corboy & Brent Sale

1117 S. Charles Street, LLC T/a C&R Pub

1117 S. Charles Street

Class "B" Beer, Wine & Liquor License

Application to transfer ownership, live entertainment and outdoor seating

**Board's Information:**

Postponed on 9/17/14 – Board Request for additional information

Attached is a copy of the application, interview form, posting report and map.

This was previously scheduled for July 30, 2015, August 13, 2015 and August 27, 2015. More meetings are scheduled Meeting with Community to discuss MOU language. Attached is a copy of the most recent emails and correspondence.

Community Letter(s)/ Memorandum of Understanding: Yes & Letter of support

Last Inspection Date(s): 1/22/15 (open) & 2/10/15 (open)

SDAT: In Good Standing (Active)

**BOARD'S DECISION:**

## Russell, Staci

---

**From:** Bailey-Hedgepeth, Michelle  
**Sent:** Tuesday, August 25, 2015 11:09 AM  
**To:** Russell, Staci  
**Subject:** FW: C & R Pub - Baltimore Resident - Brent Sale  
~~1117 S Charles St~~

Please add the C & R file.

---

**From:** Leanne Schrecengost [<mailto:schrecengost@rmmr.com>]  
**Sent:** Tuesday, August 25, 2015 11:06 AM  
**To:** Bailey-Hedgepeth, Michelle  
**Subject:** RE: C & R Pub - Baltimore Resident - Brent Sale

Mr. Sale lived at 1346 Towson Street, Baltimore 21230 from 2012 until March of this year.

I have requested documentation regarding the pecuniary interest. Will forward upon receipt.

---

Leanne M. Schrecengost, Esq.  
Royston, Mueller, McLean & Reid, LLP  
(410) 823-1800  
(410) 823-3832 -fax  
[schrecengost@rmmr.com](mailto:schrecengost@rmmr.com)

---

**From:** Bailey-Hedgepeth, Michelle [<mailto:Michelle.Bailey-Hedgepeth@baltimorecity.gov>]  
**Sent:** Tuesday, August 25, 2015 10:17 AM  
**To:** Leanne Schrecengost <[schrecengost@rmmr.com](mailto:schrecengost@rmmr.com)>  
**Subject:** C & R Pub - Baltimore Resident - Brent Sale

Brent Sale – the application notes that he has lived in her current address for 1 year. From looking at his resume, he has worked locally for the last few years. What is his previous Baltimore residence to satisfy the two year requirement?

The other issue that as licensee he must have a pecuniary interest. This was not noted and it probably needs to be corrected.

Thanks!  
M

Michelle Bailey-Hedgepeth  
Executive Secretary  
Board of Liquor License Commissioners for Baltimore City  
231 East Baltimore Avenue, 6th Floor  
Baltimore, MD 21202  
Phone (410) 396-4380  
Fax (410) 396-4382  
[Michelle.Bailey-Hedgepeth@baltimorecity.gov](mailto:Michelle.Bailey-Hedgepeth@baltimorecity.gov)

**Russell, Staci**

---

**From:** Bailey-Hedgepeth, Michelle  
**Sent:** Monday, August 24, 2015 4:28 PM  
**To:** 'Betsy Homer'  
**Cc:** Russell, Staci  
**Subject:** RE: Johnny Utah employees suing over 'hyper-sexualized work environment' - NY Daily News  
*1117 S Charles St*

Dear Ms. Homer,

I will add this to the C & R file.

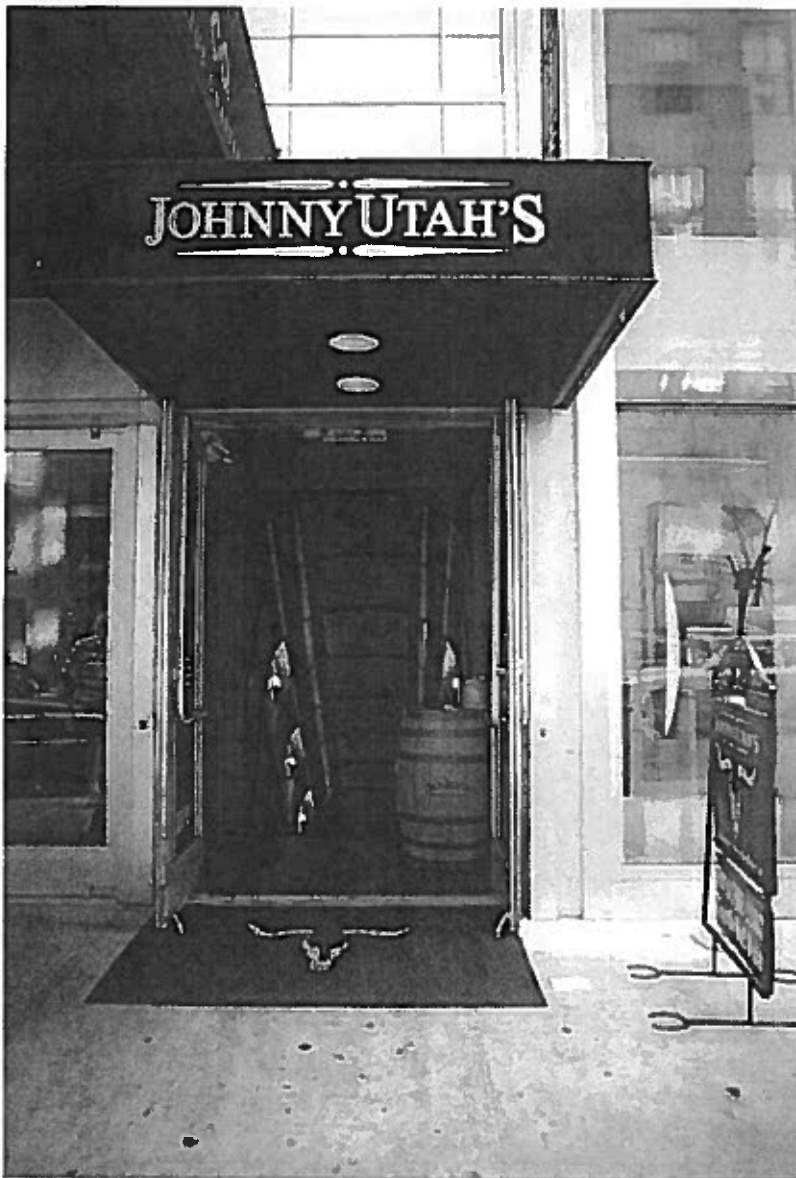
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---

**From:** Betsy Homer [<mailto:len.betsy@gmail.com>]  
**Sent:** Monday, August 24, 2015 3:36 PM  
**To:** Bailey-Hedgepeth, Michelle  
**Cc:** Betsy Homer  
**Subject:** Johnny Utah employees suing over 'hyper-sexualized work environment' - NY Daily News

<http://www.nydailynews.com/new-york/johnny-utah-employees-suing-hyper-sexualized-work-environment-article-1.1833588>

## **Ex-employees of Johnny Utah's suing over 'hyper-sexualized work environment'**



Allison Joyce for New York Daily

News

## **Former female employees of Johnny Utah's are suing over allegations of degrading, highly sexualized exploitation.**

Whoa there!

A Wild West-themed bar in Midtown forces female employees to wear skimpy outfits, do shots with customers and make out with each other atop a notoriously dangerous mechanical bull, a bombshell lawsuit says.

In papers filed in Manhattan federal court, several former bartenders and "Daisy Duke" girls at Johnny Utah's say they were degraded on a daily basis and on special occasions like

Thanksgiving, when they were required to wrestle with each other in a toddler pool filled with cranberry sauce.

The party bar is "a hyper-sexualized work environment that increases the defendants profits by exploiting, degrading and humiliating its female employees," the suit says.

"Female servers and bartenders are required to wear sexually provocative clothing, including cut-off denim shorts, cut-off shirts, cowboy boots and excessive makeup," and ordered to look sexy and "available," the suit says. They are also instructed not to wear wedding or engagement rings.

Employees also expected to sit on male customers laps, get them to buy them shots, and "dance on top of the bar in front of customers and pour shots of alcohol into customers' mouths," the suit says.

Bosses also "urge the female employees to take off their shirts when they ride the mechanical bull and kiss other female employees when they ride the bull together," says the suit, which was filed on behalf of six former employees.

"During the ride, the Johnny Utah's DJ periodically stops the music and announces over the microphone that if the female employees who are riding the bull 'make out' with each other, there will be a free round of shots of alcohol for all customers. The customers yell and scream for the female employees to kiss one another" and they are "expected to submit to the degradation," the suit says.

The women are routinely "subjected to pervasive and regular unwelcome sexual comments" and groping by male customers — and if they complain, they're not "team players."

They're also forced to do shots with the W. 51st St. bar's manager and his pals, the suit says.



## Russell, Staci

---

**From:** Bailey-Hedgepeth, Michelle  
**Sent:** Monday, August 24, 2015 4:27 PM  
**To:** 'len.betsy@gmail.com'  
**Cc:** Russell, Staci  
**Subject:** RE: McFadden's bartender says it discouraged nonwhite customers - philly-archives

~~117 S Cherry St~~

Dear Ms. Homer,

I will add this to the C & R pub file.

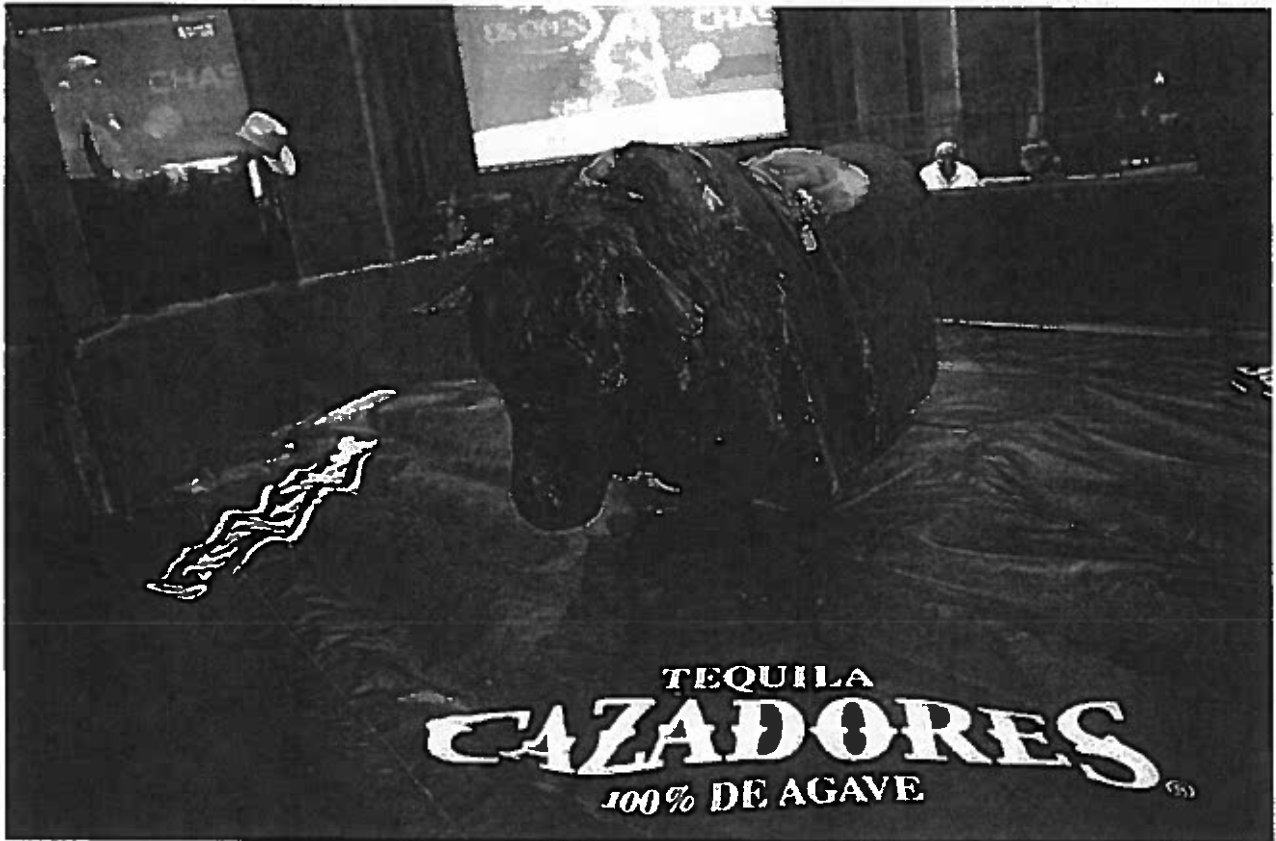
Michelle Bailey-Hedgepeth  
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Phone (410) 396-4380  
Fax (410) 396-4382  
[Michelle.Bailey-Hedgepeth@baltimorecity.gov](mailto:Michelle.Bailey-Hedgepeth@baltimorecity.gov)

-----Original Message-----

**From:** [len.betsy@gmail.com](mailto:len.betsy@gmail.com) [<mailto:len.betsy@gmail.com>]  
**Sent:** Monday, August 24, 2015 3:37 PM  
**To:** Bailey-Hedgepeth, Michelle  
**Subject:** McFadden's bartender says it discouraged nonwhite customers - philly-archives

[http://articles.philly.com/2010-11-12/news/24955086\\_1\\_suit-customers-night-manager](http://articles.philly.com/2010-11-12/news/24955086_1_suit-customers-night-manager)

Sent from my iPad



Allison Joyce for New York Daily News

## **Female employees at Johnny Utah's were often forced to make out with each other while riding the mechanical bull, a lawsuit claims.**

"Managers frequently remind the female servers that they are expendable and tell them that '20 other women' are willing to take their job," the filing says.

They are called ugly or stupid by the male managers if they're not "throwing the party" or looking "attractive enough," the suit says.

The suit says bartenders and waitresses shouldn't be forced into titillating customers.

"Johnny Utah's is in business of selling food and alcohol to the public, not providing adult entertainment to heterosexual men," the suit says.

The restaurant and bar, which is owned by John Sullivan, owner of McFadden's and Calico Jack's, had been best known for its mechanical bull, which has spawned several personal injury lawsuits over the years.

"That's the least of its problems," said the workers' lawyer, Jeanne Christensen.

The bar did not return a call for comment.

The class action lawsuit seeks unspecified money damages for female employees past and present.

## Russell, Staci

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**Sent:** Tuesday, August 25, 2015 11:09 AM  
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**Cc:** Russell, Staci  
**Subject:** RE: Johnny Utah employees suing over 'hyper-sexualized work environment' - NY Daily News  
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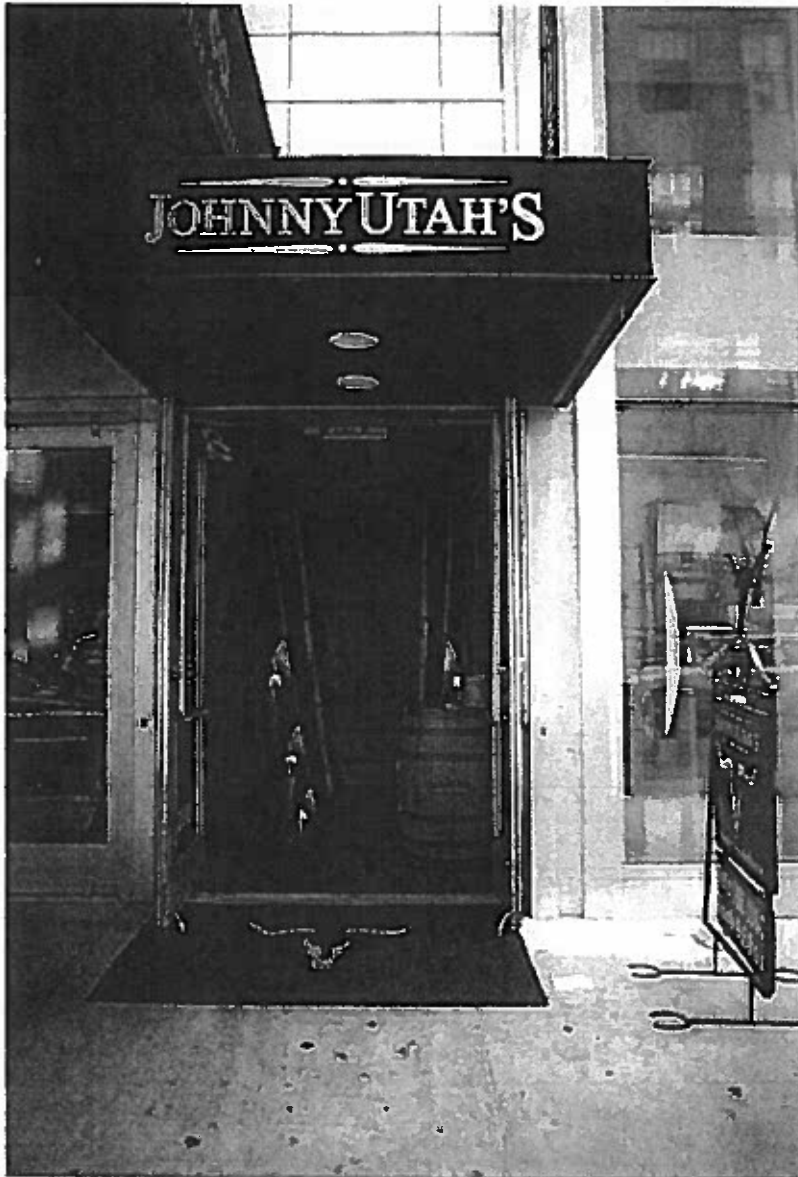
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Allison Joyce for New York Daily

News

## **Former female employees of Johnny Utah's are suing over allegations of degrading, highly sexualized exploitation.**

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The party bar is "a hyper-sexualized work environment that increases the defendant's profits by exploiting, degrading and humiliating its female employees," the suit says.

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Employees also expected to sit on male customers' laps, get them to buy them shots, and "dance on top of the bar in front of customers and pour shots of alcohol into customers' mouths," the suit says.

Bosses also "urge the female employees to take off their shirts when they ride the mechanical bull and kiss other female employees when they ride the bull together," says the suit, which was filed on behalf of six former employees.

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They're also forced to do shots with the W. 51st St. bar's manager and his pals, the suit says.

## **Bailey-Hedgepeth, Michelle**

---

**From:** Leanne Schrecengost <schrecengost@rmmr.com>  
**Sent:** Wednesday, August 12, 2015 2:52 PM  
**To:** Bailey-Hedgepeth, Michelle  
**Cc:** Michael Murphy; liquoradvisory@mysobo.org; Costello, Eric  
**Subject:** Re: Martin Corboy & Brent Sale, 1117 S. Charles Street, LLE T/a C&R Pub

Michelle, per our conversation of this morning, please postpone this matter until August 27th.

Thank you for your time and assistance.

On Aug 11, 2015, at 12:37 PM, "Bailey-Hedgepeth, Michelle" <Michelle.Bailey-Hedgepeth@baltimorecity.gov<mailto:Michelle.Bailey-Hedgepeth@baltimorecity.gov>> wrote:

Michael,

This will be on the regular docket.

Michelle  
Michelle Bailey-Hedgepeth  
Executive Secretary  
Board of Liquor License Commissioners for Baltimore City  
231 East Baltimore Avenue, 6th Floor  
Baltimore, MD 21202  
Phone (410) 396-4380  
Fax (410) 396-4382  
Michelle.Bailey-Hedgepeth@baltimorecity.gov<mailto:Michelle.Bailey-Hedgepeth@baltimorecity.gov>

**From:** Michael Murphy [<mailto:murphymfm@hotmail.com>]  
**Sent:** Monday, August 10, 2015 3:54 PM  
**To:** Bailey-Hedgepeth, Michelle  
**Cc:** 'Leanne Schrecengost'; [liquoradvisory@mysobo.org](mailto:liquoradvisory@mysobo.org)<<mailto:liquoradvisory@mysobo.org>>; Costello, Eric  
**Subject:** Martin Corboy & Brent Sale, 1117 S. Charles Street, LLE T/a C&R Pub

Ms. Bailey-Hedgepeth,

SBNA has not received final comments from the applicants for C&R pub so we do not currently have a MOU. Will you please remove C&R from the expedited docket for Thursday August 18, 2015.

Regards,

Michael Murphy  
SBNA, President



**Bailey-Hedgepeth, Michelle**

---

**From:** Leanne Schrecengost <schrecengost@rmmv.com>  
**Sent:** Wednesday, July 29, 2015 12:06 PM  
**To:** Bailey-Hedgepeth, Michelle  
**Cc:** 'Adia H.'; Michael Murphy; Dominic Lascola  
**Subject:** C&R Pub

Michelle,

This message is to confirm that the applicants for the C&R Pub liquor license transfer are amenable to a postponement of tomorrow's hearing. It is my understanding that this matter will now be placed on the August 13, 2015 hearing agenda.

Thank you for your time and assistance.

Regards,  
Leanne

---

Leanne M. Schrecengost, Esq.  
Royston, Mueller, McLean & Reid, LLP  
102 W. Pennsylvania Avenue, Suite 600  
Towson, Maryland 21204  
(410)823-1800  
(410)823-3832 (fax)  
[schrecengost@rmmv.com](mailto:schrecengost@rmmv.com)

**\*\*\*\*\*ATTENTION\*\*\*\*\***

This e-mail contains privileged and confidential information intended exclusively for the use of the addressee(s) named above. If you are not the intended recipient of this e-mail, or the employee or agent responsible for delivering it to the intended recipient, you are hereby notified that any dissemination, copying or other use of this e-mail and any attachments hereto is strictly prohibited. If you have received this e-mail in error, please notify the sender immediately by telephone and delete this e-mail and any attachments from your system. Thank you.



South Baltimore Neighborhood Association

PO Box 6474

Baltimore, MD 21230

[www.mysbna.org](http://www.mysbna.org)

June 17, 2015

Benjamin A. Neil, Chairman  
Baltimore City Liquor License Board  
231 E. Baltimore Street, 6th Floor  
Baltimore, MD 21202

RE: Martin Orboy & Brent Cleveland Sale T/a C & R Pub, 1117 S. Charles St 21230

Chairman Neil:

The SBNA routinely negotiates reasonable and responsible MOU's with licensees within our boundaries. Our Liquor Advisor Committee has been working with Mr. Dominic Lascola to complete a MOU and letter for support for the license transfer of 1117 S. Charles Street T/a C&R Pub. During our meetings, Mr. Lascola represented himself as the buyer of C&R Pub and, in good faith, we negotiated a MOU that both parties were prepared to sign. This agreement is now in question because the license transfer application distributed with the July 30, 2015 docket does not list Mr. Lascola as an owner or an authorized representative for the business. In addition to the question of Mr. Lascola ability to enter into an agreement for the licensees and owners, our MOU is based on the transfer of a BD7 license and the license being transferred is in fact a Class B restaurant license.

We raised our concerns with Ms. Bailey-Hedgepeth during a phone call on Thursday July 23, 2015 and she provided us with the contact information for the applicant's legal counsel. The SBNA will work with the buyer's legal counsel to address our concerns and we respectfully request a post postponement of the July 30<sup>th</sup> hearing so we have sufficient time to address these issues.

Sincerely,

A handwritten signature in black ink that reads "Michael F. Murphy". The signature is written in a cursive style.

Michael F Murphy

President

South Baltimore Neighborhood Association



STATE OF MARYLAND  
BOARD OF LIQUOR LICENSE COMMISSIONERS  
FOR BALTIMORE CITY

Suite 600, 231 E. Baltimore Street  
Baltimore, Maryland 21201  
(410) 396-4377  
FAX (410) 396-4382

Zoning District \_\_\_\_\_

Date: \_\_\_\_\_

ZONING DIVISION

Department of Housing and  
Community Development

Alcoholic Beverage License Application

Application for a Class B License at the location 1117 S. Charles St. Baltimore,  
Corporate/LLC name 1117 S. Charles Street, LLC Trade name C&R Pub MD 21230

Attorney for Applicant (s) Leanne Schreengost, Esq., Rowston, Mueller, McLean & Reid, LLP, 102 W. Pennsylvania Ave., Ste. 600, Towson, MD 21284  
To the Board of Liquor License Commissioners for Baltimore City:

Application is made by the undersigned for the above license under the provisions of Article 2B of the Annotated Code of Maryland as amended, and the following information is submitted as required by the Article:

I. Applicant(s)

(A) Name: Martin Thomas Corboy

Address 2211 Forest Creek, McKinney, TX Zipcode: 75070

Home phone number 202-390-2739 Date of birth 03/25/1969 Sex M

Place of birth Washington, D.C. How long at current address? 10 months

Have you been a resident or taxpayer of Baltimore City for 2 years preceding the filing of this application? No  
City resident: Yes \_\_\_ No X or Address of property on which tax is paid in your individual name: \_\_\_\_\_

Have you ever been convicted of a felony? Yes \_\_\_ No X Been found guilty of violation of alcoholic beverage laws? Yes \_\_\_ No X Been found guilty of violating gambling laws? Yes \_\_\_ No X Been found guilty of any offense against the laws of the United States? Yes \_\_\_ No X If yes, provide details: \_\_\_\_\_

What financial interest do you have in the business to be conducted under this license? 80%

Are you financially interested in any other alcoholic beverage business for which a license has been applied, granted or issued? Yes X No \_\_\_ Do you have any indebtedness or other financial obligations to any manufacturer, brewer, distiller, or wholesaler at the time of making this application? Yes \_\_\_ No X Have you previously held a license for the sale of alcoholic beverages? Yes X No \_\_\_ If yes, state when and where: Washington, D.C.

from 2005 to 2012; Dallas, TX from 2012 to present

If granted a license, will you incur any indebtedness or financial obligation to any manufacturer, brewer, distiller or wholesaler other than for the purchase of alcoholic beverages? Yes \_\_\_ No X

If granted a license, will you conform to all laws and regulations relating to the business in which you propose to engage? (Yes) or No \_\_\_ Do you consent to the Board of Liquor License Commissioners being furnished with a copy of your arrest record, if any? Yes X No \_\_\_

(B) Name: Brent Cleveland Sale

Address: 2838 O'Donnell St. Baltimore, MD Zipcode: 21224

Home phone number 410-598-6029 Date of birth 10/11/1976 Sex M

Place of birth Columbia, MD How long at current address? 1 year

Have you been a resident or taxpayer of Baltimore City for 2 years preceding the filing of this application? Yes  
City resident: Yes X No \_\_\_ or Address of property on which tax is paid in your individual name: \_\_\_\_\_

N/A

Have you ever been convicted of a felony? Yes \_\_\_ No X Been found guilty of violation of alcoholic beverage laws? Yes \_\_\_ No X Been found guilty of violating gambling laws? Yes \_\_\_ No X Been found guilty of any offense against the laws of the United States? Yes X No \_\_\_ If yes, provide details: DUI in 2002

What financial interest do you have in the business to be conducted under this license? None

Are you financially interested in any other alcoholic beverage business for which a license has been applied, granted or issued? Yes \_\_\_ No X Do you have any indebtedness or other financial obligations to any manufacturer, brewer, distiller, or wholesaler at the time of making this application? Yes \_\_\_ No X Have you previously held a license for the sale of alcoholic beverages? Yes \_\_\_ No X If yes, state when and where: \_\_\_\_\_

If granted a license, will you incur any indebtedness or financial obligation to any manufacturer, brewer, distiller or wholesaler other than for the purchase of alcoholic beverages? Yes \_\_\_ No X

If granted a license, will you conform to all laws and regulations relating to the business in which you propose to engage? (Yes) or No \_\_\_ Do you consent to the Board of Liquor License Commissioners being furnished with a copy of your arrest record, if any? Yes X No \_\_\_

Office use only

Transfer of ownership with entertainment & indoor table service

(C) Name N/A

Address: \_\_\_\_\_ Zipcode: \_\_\_\_\_

Home phone number \_\_\_\_\_ Date of birth \_\_\_\_\_ Sex \_\_\_\_\_

Place of birth \_\_\_\_\_ How long at current address? \_\_\_\_\_

Have you been a resident or taxpayer of Baltimore City for 2 years preceding the filing of this application? \_\_\_\_\_  
City resident: Yes \_\_\_ No \_\_\_ or Address of property on which tax is paid in your individual name: \_\_\_\_\_

Have you ever been convicted of a felony? Yes \_\_\_ No \_\_\_ Been found guilty of violation of alcoholic beverage laws? Yes \_\_\_ No \_\_\_  
Been found guilty of violating gambling laws? Yes \_\_\_ No \_\_\_ Been found guilty of any offense against the laws of the United States? Yes \_\_\_ No \_\_\_ If yes, provide details: \_\_\_\_\_

What financial interest do you have in the business to be conducted under this license? \_\_\_\_\_

Are you financially interested in any other alcoholic beverage business for which a license has been applied, granted or issued? Yes \_\_\_ No \_\_\_ Do you have any indebtedness or other financial obligations to any manufacturer, brewer, distiller, or wholesaler at the time of making this application? Yes \_\_\_ No \_\_\_ Have you previously held a license for the sale of alcoholic beverages? Yes \_\_\_ No \_\_\_ If yes, state when and where: \_\_\_\_\_

If granted a license, will you incur any indebtedness or financial obligation to any manufacturer, brewer, distiller or wholesaler other than for the purchase of alcoholic beverages? Yes \_\_\_ No \_\_\_

If granted a license, will you conform to all laws and regulations relating to the business in which you propose to engage? Yes \_\_\_ No \_\_\_ Do you consent to the Board of Liquor License Commissioners being furnished with a copy of your arrest record, if any? Yes \_\_\_ No \_\_\_

2. Address of the place to be licensed 1117 S. Charles St. Baltimore, Zipcode 21230

Phone number 410-223-2269 Part of the building in which the business will be conducted MD

conducted Ground floor of building and outdoor patio

Will you provide live entertainment? Yes What kind? DJ

Outdoor table service? Yes Off premises catering of food and alcohol? No


Will you offer delivery of food and/or alcohol? No

The name, address and telephone number of the owner of the real property in which the business is to be operated Muhly's G.F.M. Bakery, Inc., 205 Mill Harbor Dr., Arnold, MD 2101

What merchandise will be handled in connection with sale of alcoholic beverages? Food 410-752-0442

I submit herewith a statement duly executed and acknowledged by the owner of the premises in which the business is to be conducted, assenting to the granting of the license applied for, authorizing the Comptroller, the duly authorized deputies, inspectors and clerks, the Board of Liquor License Commissioners of Baltimore City, its duly authorized agents and employees and any peace officer of Baltimore City, to inspect and search without warrant, the premises upon which the business is to be conducted, and any and all parts of the building in which said business is to be conducted, at any and all hours. I also submit herewith, and as a part hereof, a certificate signed by at least three citizens whom I know to be owners of real estate and registered voters of the city in which the business is to be conducted, consisting the voting residence of each and the real estate situated in the city where the business is to be conducted of which each is the owner, and setting forth the length of time each has been acquainted with the applicant, and certifying that they have examined this application, that they have good reason to believe that all of the statements contained herein are true, that they are of the opinion that the applicant is a suitable person to obtain the license applied for, and that they are familiar with the premises upon which the proposed business is to be conducted and believe them suitable for the conduct of the business of a retail dealer in alcoholic beverages.

Extract from Law - If any signed statement, report, affidavit or oath, required under any of the provisions of this Article shall contain any false statement, the offender shall be deemed guilty of perjury, and upon conviction thereof, shall be subject to the penalties provided by law for that crime.

  
Martin Thomas Corboy  
Brent Cleveland Sale

Applicant

AFFIDAVIT

STATE OF MARYLAND, City of Baltimore.

THIS CERTIFIES, That on the 1st day of June, 2015

before the subscriber, a Notary Public of the State of Maryland, personally appeared

Martin Thomas Corboy  
the applicant named in the foregoing application, and made oath in due form of law that the statements therein are true to the best of his knowledge and belief.





(Statement of owner of premises required by the Alcoholic Beverages Law of Maryland)

I Henry Conroy, That I am the owner(s) of property known as 1117 S. Charles Street,  
 We are Baltimore, MD 21230

named in the application made by 1117 S. Charles Street, LLC  
 to the Board of Liquor License Commissioners of Baltimore City, under the Alcoholic Beverages Law of Maryland, for a  
Class BD7

License expiring April 30, 2016; that I consent to the granting of the license applied for, and that I hereby  
 authorize the State Comptroller, his duly authorized deputies, inspectors and clerks, the Board of Liquor License Com-  
 missioners of Baltimore City, its duly authorized agents and employees and any peace officer of Baltimore City to  
 inspect and search, without warrant, the premises upon which the business is to be conducted, and any and all parts of  
 the building in which said business is to be conducted, at any and all hours.

Witness my hand(s) and seal(s) this 3rd day of June, 2015

Witness: Diana Jurek Muhley's G.F.M. Bakery, Inc. (SEAL)

By: P. C. Muhley, Pres (SEAL)

Name and Address of Property Owner  
 Address 1346 Towson Street, Baltimore, MD 21230 Unit: 205 Hill Road Dr. 21012

**READ CAREFULLY**

(The following certificate must be signed by at least THREE CITIZENS.)

- We, the undersigned reputable citizens, certify:
- (1) That we are the owners of real estate situated in the City of Baltimore.
  - (2) That we are registered voters in the City of Baltimore.
  - (3) That we have been acquainted with the applicant for a period of more than two years.
  - (4) That we have examined the application and have good reason to believe that all of the statements contained therein are true.
  - (5) That we are of the opinion that the applicant is a suitable person to obtain the license for which application is made.
  - (6) That the applicant herein has been a taxpayer or resident of the City of Baltimore for more than two years, and a resident of the State of Maryland for two years and a registered voter of the State.

Name	Address	Length of time acquainted with applicant
<u>MARK WIST</u>	Voting Residence <u>1322 Hull St, Baltimore, MD 21230</u> Property Owned <u>1322 Hull St, Baltimore, MD 21230</u>	<u>15 years</u>
<u>Nick Wolden</u>	Voting Residence <u>2524 Fleet St. Balt MD 21224</u> Property Owned <u>2524 Fleet St. Balt MD 21224</u>	<u>10 years</u>
<u>Chris Palazzi</u>	Voting Residence <u>1352 Towson St Baltimore</u> Property Owned <u>1352 Towson St Baltimore MD 21230</u>	<u>10 years</u>
	Voting Residence _____ Property Owned _____	
	Voting Residence _____ Property Owned _____	

(The names and addresses of the signers must be printed or typewritten above their signatures)

FOR CLUBS, CORPORATIONS, PARTNERSHIPS AND ASSOCIATIONS

Name of Corporation, Partnership, Club or Association 1117 S. Charles Street, LLC

Trade Name C&R Pub

Address 1117 S. Charles Street, Baltimore, MD 21230

Names of all officers or partners:

Martin Corboy - Member/Authorized Person

Brent C. Sale - Authorized Person

Names and addresses of all Stockholders Percentage of Stock Ownership

Martin Corboy, 2211 Forest Creek, McKinney, TX 75070 80%

John Sullivan, 19 Tuttle Avenue, Spring Lake, NJ 07762 20%



Martin Corboy,  
Member

XXXXXXXXXXXXXXXXXXXX  
XXXXXXXXXXXXXXXXXXXX

NOTE:—If application is made on behalf of a corporation or club at least one of the individuals applying must be a resident or taxpayer of the City of Baltimore for two years next preceding the filing of this application, will continue to be a resident or taxpayer of the City of Baltimore, and has been a resident of the State of Maryland for two years and a registered voter of the State.

Give name, voting residence and property upon which tax if any is paid of at least one of the individuals so applying.

NAME Brent Cleveland Sale

VOTING ADDRESS 2838 O'Donnell Street, Baltimore, MD 21224

PROPERTY ON WHICH TAX IS PAID N/A

IF THIS APPLICATION IS FOR A TRANSFER FROM ANOTHER LICENSEE(S), please have said licensee(s) sign below to indicate his or their consent to the transfer and have their signatures witnessed.

WITNESS:



Guy Naylor

(C) Name: N/A

Address: \_\_\_\_\_ Zipcode: \_\_\_\_\_

Home phone number \_\_\_\_\_ Date of birth \_\_\_\_\_ Sex \_\_\_\_\_

Place of birth \_\_\_\_\_ How long at current address? \_\_\_\_\_

Have you been a resident or taxpayer of Baltimore City for 2 years preceding the filing of this application? \_\_\_\_\_  
City resident: Yes \_\_\_ No \_\_\_ or Address of property on which tax is paid in your individual name: \_\_\_\_\_

Have you ever been convicted of a felony? Yes \_\_\_ No \_\_\_ Been found guilty of violation of alcoholic beverage laws? Yes \_\_\_ No \_\_\_  
Been found guilty of violating gambling laws? Yes \_\_\_ No \_\_\_ Been found guilty of any offense against the laws of the United States? Yes \_\_\_ No \_\_\_ If yes, provide details: \_\_\_\_\_

What financial interest do you have in the business to be conducted under this license? \_\_\_\_\_

Are you financially interested in any other alcoholic beverage business for which a license has been applied, granted or issued? Yes \_\_\_ No \_\_\_ Do you have any indebtedness or other financial obligations to any manufacturer, brewer, distiller, or wholesaler at the time of making this application? Yes \_\_\_ No \_\_\_ Have you previously held a license for the sale of alcoholic beverages? Yes \_\_\_ No \_\_\_ If yes, state when and where: \_\_\_\_\_

If granted a license, will you incur any indebtedness or financial obligation to any manufacturer, brewer, distiller or wholesaler other than for the purchase of alcoholic beverages? Yes \_\_\_ No \_\_\_

If granted a license, will you conform to all laws and regulations relating to the business in which you propose to engage? Yes or No Do you consent to the Board of Liquor License Commissioners being furnished with a copy of your tax record, if any? Yes \_\_\_ No \_\_\_

2. Address of the place to be licensed 1117 S. Charles St. Baltimore, Zipcode 21230

Phone number 410-223-2269 Part of the building in which the business will be conducted Ground floor of building and outdoor patio

Will you provide live entertainment? Yes What kind? DJ

Outdoor table service? Yes Off premises catering of food and alcohol? No

Will you offer delivery of food and/or alcohol? No

The name, address and telephone number of the owner of the real property in which the business is to be operated Muhly's G.F.H. Bakery, Inc., 205 Hill Harbor Dr., Arnold, MD 21012

What merchandise will be handled in connection with sale of alcoholic beverages? Food 410-752-0442

I submit herewith a statement duly executed and acknowledged by the owner of the premises in which the business is to be conducted, according to the granting of the license applied for, authorizing the Comptroller, the duly authorized deputies, inspectors and clerks, the Board of Liquor License Commissioners of Baltimore City, its duly authorized agents and employees and any peace officer of Baltimore City, to inspect and search without warrant, the premises upon which the business is to be conducted, and any and all parts of the building in which said business is to be conducted, at any and all hours. I also submit herewith, and as a part hereof, a certificate signed by at least three citizens whom I know to be owners of real estate and registered voters of the city in which the business is to be conducted, specifying the voting residence of each and the real estate situated in the city where the business is to be conducted of which each is the owner, and setting forth the length of time each has been acquainted with the applicant, and avowing that they have examined this application, that they have good reason to believe that all of the statements contained herein are true, that they are of the opinion that the applicant is a suitable person to obtain the license applied for, and that they are familiar with the premises upon which the proposed business is to be conducted and believe them suitable for the conduct of the business of a retail dealer in alcoholic beverages.

Extract from Law - If any signed statement, report, affidavit or oath, required under any of the provisions of this Article shall contain any false statement, the maker shall be deemed guilty of perjury, and upon conviction thereof, shall be subject to the penalties provided by law for that crime.



[Signature]

Martin Thomas Corboy

Brent Cleveland Sale

Applicant

AFFIDAVIT

STATE OF MARYLAND, City of Baltimore,

THIS CERTIFIES, That on the 12th day of June, 2015

before the subscriber, a Notary Public of the State of Maryland, personally appeared Brent Cleveland Sale

the applicant named in the foregoing application, and made oath in due form of law that the statements therein are true to the best of his knowledge and belief.

WITNESS my hand and official seal.

(Seal)

[Signature]

11115 1A1221 Property Owned 1952 Town. St. PATT. MD 21230 | 10 years

**BOARD OF LIQUOR LICENSE COMMISSIONERS FOR BALTIMORE CITY  
APPLICANTS' INTERVIEW FORM**

**ADDRESS OF LICENSED PREMISES:** 1117 S. Charles Street, Baltimore, MD 21230

1. Corporate Name (if any): 1117 S. Charles Street, LLC

2. Biographical background of each applicant:

(a) Name: Martin Thomas Corboy D.O.B. 03/25/1969 Marital Status M

Address: 2211 Forest Creek, McKinney, TX 75070 Home phone: 202-390-2739

Employment History for past 10 years (Please provide dates for various employers):

East Coast Saloons 2002 - Present

(b) Name: Brent Cleveland Sale D.O.B. 10/11/1976 Marital Status S

Address: 2838 O'Donnell St. Baltimore, MD 21224 Home phone: 410-598-6029

Employment History for past 10 years (Please provide dates for various employers):

Tiki Bob's Cantina/Have a Nice Day Cafe, 2002-2006; The Melting Pot, 2006-200  
Frank & Nic's West End Grille, 2008-2012; El Bufalo, 2013-2015

(c) Name: N/A D.O.B. \_\_\_\_\_ Marital Status \_\_\_\_\_

Address: \_\_\_\_\_ Home phone: \_\_\_\_\_

Employment History for past 10 years (Please provide dates for various employers):

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

3. If married applicant's spouse is not an applicant or stockholder, give spouse's full name, date and place of birth, Social Security number, home address, place of employment for the past ten years and the reason why the spouse is not going on the license:

	Spouse's Name	DOB	Place of Employment	Reason not going on license
(a)	Jennifer Corboy	4/15/80	Laborers International Union of North America	Not involved in business
(b)	N/A			
(c)	N/A			



41. For stockholders or spouses who have a financial interest in the business but who are not applicants for the license, give name, address, date and place of birth, Social Security number, employment history for past 10 years, amount of investment and

Full name	Address	DOB	Employment	\$ Investment	Source of funds
John Sullivan	19 Tuttle Ave., Spring Lake, NJ 07762	8/27/66	East Coast Saloons	\$600,000.00	Chase Acct. or Edward Jones Acct.

5. Purchase price of business: \$900,000.00 Down payment \$25,000.00

Terms for balance due \$575,000.00 at closing; 24 installments of \$12,500.00

Payee C&R Restaurant Group, LLC

Owner of real property Muhly's G.F.M. Bakery, Inc. Phone #: 410-752-0

Rental fee and terms of lease 12 year Lease; \$8,333.00 per. month

or

Cost of real property \_\_\_\_\_ Down payment \_\_\_\_\_

Terms for balance due \_\_\_\_\_

Payee \_\_\_\_\_

or

Cost of business and property \_\_\_\_\_ Down payment \_\_\_\_\_

Terms for balance due \_\_\_\_\_

Payee \_\_\_\_\_

6. Source of funds: (a) Indicate the source of funds being used by each applicant to purchase the business. (b) If funds to purchase the business are a gift or loan, identify person/institution from whom funds are being obtained. (c) If the funds to purchase the business are not presently on deposit, indicate yearly earning from applicant's place of employment or business. (Personal income tax records may be requested by the Board to verify income.) (d) If funds are from personal savings, indicate approximate balance of all bank/investment accounts for past two years (such records to be presented to the Board upon request).

Name: Martin Thomas Corboy - personal funds

\_\_\_\_\_

Name: Brent Cleveland Sale - N/A

\_\_\_\_\_

Name: \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

7. Indicate where other financial assistance may be derived if needed by applicants/business:

Personal funds and/or loan

8. Who will be the full time operator of the establishment?

Not yet identified

If a manager is to be hired, biographical information must be submitted:

Name \_\_\_\_\_ Address \_\_\_\_\_

D.O.B. \_\_\_\_\_ S.S.N. \_\_\_\_\_ Marital Status \_\_\_\_\_

Employment history for the past 10 years: \_\_\_\_\_

9. Describe the licensed premises: First floor of the premises with an outdoor patio; 3100 square feet

10. Have you previously held an alcoholic beverage license in the State of Maryland or in any other state? If so, where and when?

Name: Martin Thomas Corboy Yes DC 2005-2012; TX 2012- Present

Name: Brent Cleveland Sale No

Name: \_\_\_\_\_

11. Is the licensed premises presently open and operating? Yes

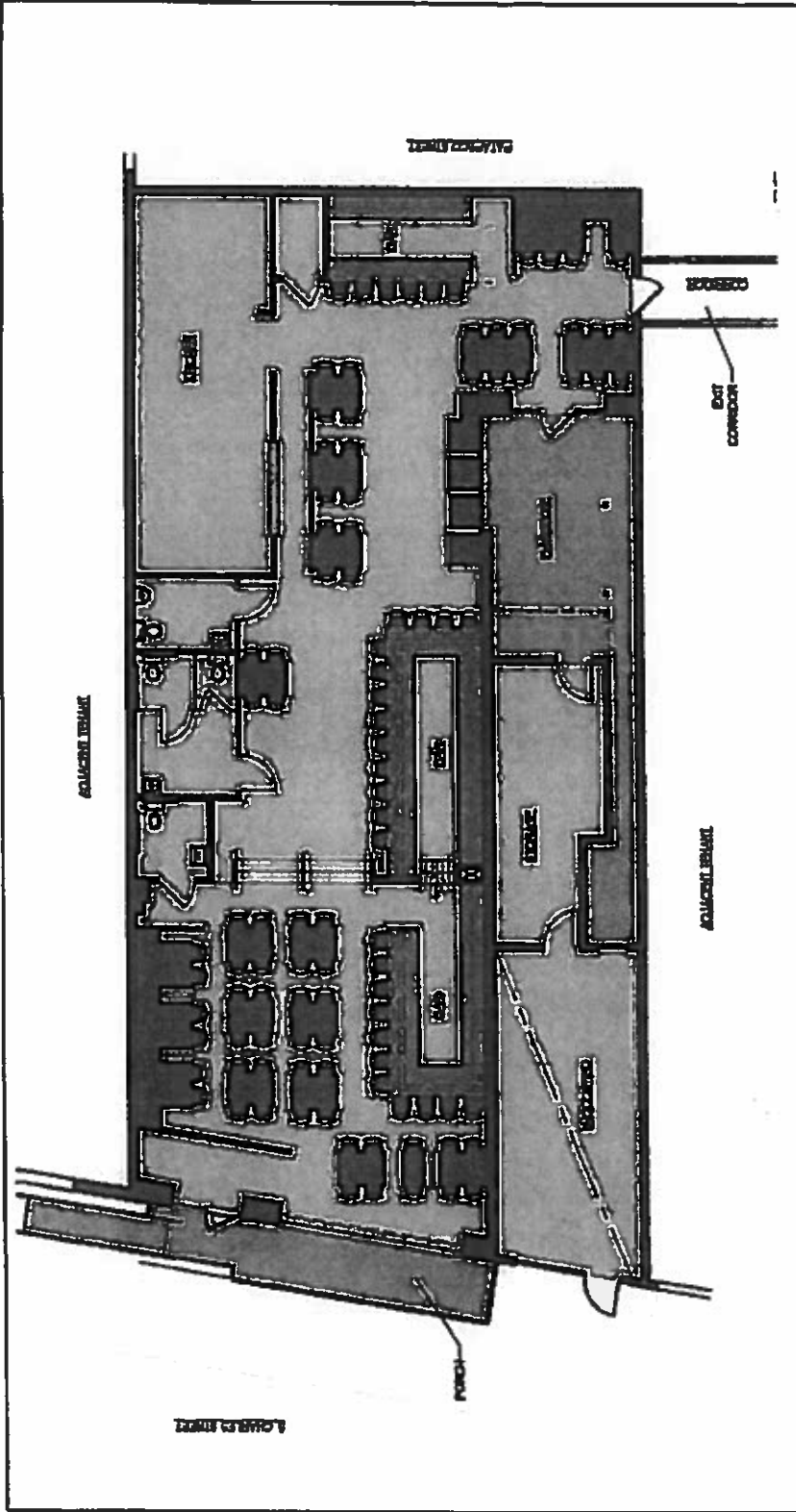
If not, when did the establishment close? N/A

12 Whom may we contact about posting the transfer notice? Name, address, phone number: Leanne M. Schrecengost, Esq., Royston, Mueller, McLean & Rei 102 W. Pennsylvania Avenue, 6th Floor, Towson, MD 21204, 410-823-1800

13. Inspector(s) handling transfer: \_\_\_\_\_

Date of interview \_\_\_\_\_

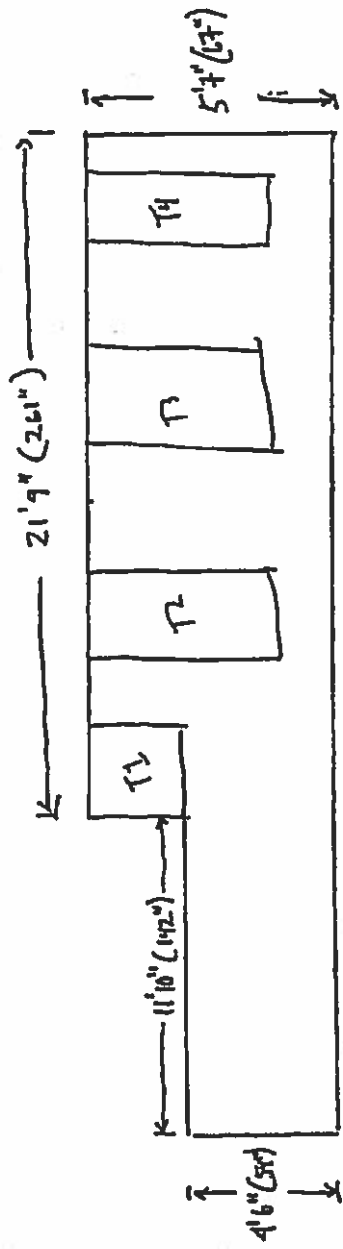
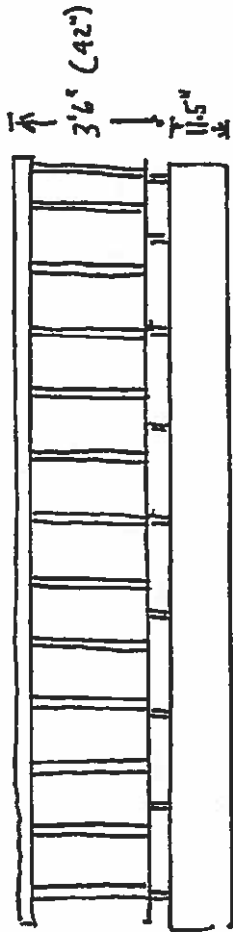
**FLOOR PLAN OF LICENSED PREMISES**



 100 BALLOON CIRCLE CHURCH HILLS, MARYLAND P 410.323.8777 F 410.323.8745 info@designevolution.com	TITLE: <b>FIRST FLOOR PLAN</b>		DATE: 6/13/10	DWG NO: <b>A-1</b>
	PROJECT: <b>C 4 R          1117 S. CHARLES STREET          BALTIMORE, MD 21230</b>		SCALE: 1/8" = 1'-0"	DRAWN BY: DUBB-43

© DESIGN EVOLUTION ARCHITECTURE, LLC 2010

PATIO LAYOUT - C.N.R. PUB





**South Baltimore Neighborhood Association**

**PO Box 6474**

**Baltimore, MD 21230**

**[www.mysobo.org](http://www.mysobo.org)**

September 16, 2015

Benjamin A. Neil, Chairman  
Baltimore City Liquor License Board  
231 E. Baltimore Street, 6<sup>th</sup> Floor  
Baltimore, MD 21202

**RE: Martin Corboy & Brent Cleveland Sale T/a C & R Pub, 1117 S. Charles St 21230**

Chairman Neil:

The SBNA has signed a MOU with Mr. Corboy and Mr. Sales and support the transfer application for 1117 S. Charles Street and the request for Live Entertainment.

Sincerely,

Michael F Murphy, President

South Baltimore Neighborhood Association

September 16, 2015

VIA E-MAIL [murphymfm@hotmail.com](mailto:murphymfm@hotmail.com)

Michael F. Murphy, President  
South Baltimore Improvement Committee, Inc.  
d/b/a South Baltimore Neighborhood Association

Re: C & R Pub  
1117 S. Charles Street

Dear Mr. Murphy:

In response to your inquiry regarding the second floor of the C&R Pub, please be advised that our plan for second floor is unclear at this point. Once we get things running the way we want on the ground floor (including increasing the food sales percentages), then we will want to look at expanding to the upstairs.

There is no time frame in mind nor are there preliminary plans to share. We understand that when/if we decide to expand the premises, we will work with the SBNA during the expansion process.

Please do not hesitate to contact me at [mtcorboy@aol.com](mailto:mtcorboy@aol.com) with any questions or concerns.

Sincerely,



Martin Corbey, Member  
1117 S. Charles Street, LLC

**C & R Pub AGREEMENT**  
between the liquor licensees of 1117-21 S. Charles  
Street, BALTIMORE, MD 21230  
(t/a "C & R Pub")  
and  
SOUTH BALTIMORE IMPROVEMENT COMMITTEE, INC.  
Operating as  
SOUTH BALTIMORE NEIGHBORHOOD ASSOCIATION

This Agreement dated this \_\_\_\_\_ day of September 2015, is between 1117 S. Charles Street, LLC (d/b/a C & R Pub), a Maryland limited liability company operating the liquor establishment at 1117 S. Charles Street Baltimore, MD 21230 (the "Bar"); Martin Corboy, John Sullivan, and Brent Sale (all aforementioned parties collectively referred to as "Licensees") and South Baltimore Improvement Committee, Inc., dba South Baltimore Neighborhood Association ("SBNA" or "community"), P.O. Box 6474, Baltimore, MD 21230, a nonprofit community association within the boundaries (Cross Street to the north, Light Street to the east, McComas Street to the south, and Race Street to the west) of which C&R Pub is located.

**In consideration of the mutual promises contained herein, the receipt and sufficiency of which are hereby acknowledged, the parties agree as follows:**

**A. Responsibilities of Parties**

1. Licensees agree to the following regarding Live Entertainment:
  - a. **Hours of Operation:** The business must close its doors at 2:00 AM with no extended hours except for New Year's Day as provided for in Section 11-402(d) of Article 2B of the Maryland Code. Live entertainment and/or dancing shall be limited to three (3) specified nights per week and is not to take place outside of the following hours on the following days: 5:00 pm – 11 pm on Monday through Thursday; 5:00 pm – 1 am on Friday and Saturday; and 9am – 6:00pm on Sunday, to ensure local businesses are not adversely affected and to facilitate the removal of the entertainers and their equipment well before closing and the dispersal of customers from the area at closing. The Licensees will specify the following three days in their application for live entertainment: Thursdays, Fridays and Saturdays.
  - b. **Controlled Sound Levels:** The proposed live entertainment must be limited to the interior of the premises. All live entertainment cannot exceed sound levels specified in the Baltimore City Health Code. In addition in any circumstances in which any amplification is used in conjunction with live entertainment, all windows and doors must be shut.



- c. **Neighborhood Relations:** The applicant shall provide notification and a copy of its Conditional Use Authorization Application for live entertainment and/or dancing to SBNA as soon as the application is submitted to the City or thirty (30) days before a hearing scheduled with the Zoning or Liquor boards to ensure it meets the criteria set here. If adequate time to review the application is not provided, the SBNA Board will request that BMZA and the Liquor Board reschedule the applicant's hearing until ample notification is provided. Further, the applicant will provide proof to SBNA that it has notified its immediate neighbors (including all residences, schools, religious institutions, and business within three hundred (300) feet of the establishment) of its Conditional Use Authorization Application and provided them with a copy of the application. SBNA agrees to conduct future negotiations in good faith to determine if an amendment to the variance will be supported by SBNA, provided the establishment has a variance that has been in place for at least one (1) year and no violations have occurred. This in no way indicates that SBNA will support an amendment, only that it will have good faith discussions with the establishment of such a plan.
2. Ensure that smokers outside of the building and other persons outside the building do not loiter or crowd the sidewalks and walkways interfering with the flow of pedestrian traffic.
  3. Remove trash daily however not before 6:00 a.m. to disturb the peace of the neighborhood.
  4. Shall provide the designated neighborhood association representative and any adjacent property owners or tenants with the cellular telephone number of the manager of Bar. The manager shall receive complaints from the neighborhood association representative and adjacent property owners or tenants and respond to these complaints immediately. The manager shall report back the resolution to the neighborhood association representative.
  5. Bar will not exceed sound levels specified in the Baltimore City Health Code or Planning and Zoning Code.

**Regarding Neighborhood Relations in general:**

1. The Licensees shall provide and update the designated neighborhood association representative with the cellular telephone numbers of the Licensees and manager(s)/operator(s) of the Establishment.
2. Licensees shall make every effort to ensure that the Establishment

performs as a positive member of the community. Upon receipt of formal, written notice of community concerns, including but not limited to noise, littering, loitering and other illegal activity, Licensees shall take immediate action to correct the activity complained of. Licensees will continue to reach out to the community through discussions with SBNA executive board, discussions with neighbors, and by periodically attending SBNA general meetings.

3. If Licensees intend to request any changes to its license, or zoning restrictions, or add or modify a zoning conditional use, including but not limited to request for change in hours of operation, live entertainment, outdoor seating, expansion, or single event outdoor entertainment, Licensees agree to:
  - a. Provide a copy of the application and any supporting documentation to the SBNA executive board sixty(60) days prior to requesting a hearing, unless the executive board approves a shorter time in advance; and meet with the executive board forty-five (45) days prior to requesting a hearing, unless the executive board approves a shorter time in advance.
  - b. Further, the applicant will provide proof to SBNA that it has notified its immediate neighbors (including all residences, schools, religious institutions, and business within three hundred (300) feet of the establishment) of its request for a change of license or expansion and provided them with a copy of the application at least thirty (30) days prior to requesting a hearing.
  - c. Meet with SBNA members at the General Meeting scheduled at least thirty (30) days prior to requesting a hearing unless the executive board approves a shorter time.

**Regarding Operations of the Business:**

1. Remove trash daily however not before 6:00 a.m. to disturb the peace of the neighborhood.
2. Shall stop serving food and close its business by 2:00 am on days of operation. Shall stop serving alcohol one half hour before closing.
3. Licensees will maintain a sound level of any music or entertainment that does not disturb the peace of the neighborhood. Licenses agree to abide by all applicable city codes governing noise.

Agreement; or

- b. the Non-Terminating Party has engaged in fraud or a material misrepresentation of fact against the Terminating Party.
2. Both parties agree to give a minimum of 15 days written notice to the other party if either party desires to terminate the Agreement based on the grounds set forth above.

#### **F. Governing Law**

This Agreement shall be governed by, construed, and enforced in accordance with the laws of the State of Maryland and Baltimore City. The parties understand that the Liquor Board may, pursuant to Article 2B of the Maryland Code, Section 10-104(a) and (d) make the issuance and renewal of certain alcoholic beverages licenses conditional on the substantial compliance of the license holder with this Agreement.

#### **G. Severability and Independent Covenants**

If any covenant or provision of this Agreement shall be held by a court of competent jurisdiction to be illegal, invalid, or unenforceable, the remaining covenants and provisions shall continue in full force and effect. No covenant or provision shall be deemed dependent upon any other covenant or provision unless so expressed. Nothing in this Agreement shall be construed to require any party to violate any federal or state law, statute, or regulation.

#### **H. Assignment**

No party may assign, transfer, or otherwise dispose of this Agreement to any other person, firm, organization, corporation, governmental body or any other entity, absent the written Agreement of all parties to this Agreement.

#### **I. Amendment**

This Agreement may not be modified or amended except in writing and signed by the parties hereto.

#### **J. Entire Agreement**

This Agreement constitutes the entire Agreement between the parties with respect to this subject matter. This Agreement supersedes all prior Agreements, arrangements, and communication between the parties, whether oral or written.

This Agreement is intended to be an integrated writing and any prior oral or written Agreements between the parties are merged into this Agreement and extinguished.

#### **K. Notices**

All notices regarding this Agreement shall be delivered to the other parties by United States certified mail with return receipt requested at the address(es) set forth below:

Dominic Lascola  
2921 O'Donnell St.  
Baltimore, MD 21224

Lori A. Sullivan, Esq.  
Law Offices of Lori A. Sullivan  
470 Mamaroneck Avenue, Suite 302  
White Plains, New York 10605

President  
South Baltimore Improvement Committee, Inc. dba South Baltimore  
Neighborhood Association  
P.O. Box 6474  
Baltimore, MD 21230.

[Signatures on the following page.]

IN WITNESS WHEREOF the parties to this Agreement have affixed their signatures below:

1117 S. Charles Street, LLC



Martin Corboy

Date: 9/16/15



John Sullivan

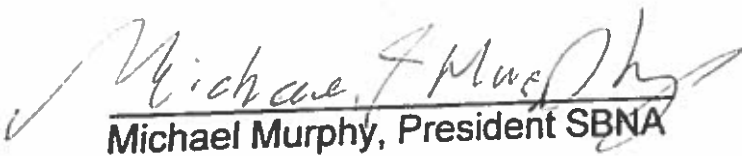
Date: 9/16/15



Brent Sale

Date: 9/16/15

South Baltimore Improvement Committee, Inc., dba South Baltimore Neighborhood Association



Michael Murphy, President SBNA

Date: 9/16/2015

**Transfer of Ownership/ Outdoor Tables**

**Applicant:** William Fakas,

Johnny's 2844, LLC T/a Saute

2844 Hudson Street

Class "B" Beer, Wine & Liquor License

Application to transfer ownership, request for outdoor table service

**Board's Information:**

Postponed from 9/17/14

Attached is a copy of the application, interview form, inspection report and map.

Community Letter(s)/ Memorandum of Understanding: None as of file date

Last Inspection Date:

SDAT: Information Not Found

**BOARD'S DECISION**

*removed*

**Hardship Extension:**

**Applicant(s):** Song Ja Lee

**Pat Liquors, Inc. T/a J & J Liquors**

**2601 N. Hilton Street**

Class "A" Beer, Wine & Liquor License

Request for a hardship extension under the provisions of Article 2B Section 10-504(d)

**Board's Information:**

Attached is a copy of the letter from the licensee and Letter sent regarding the civil disturbances on July 1, 2015.

Community Letter(s)/ Memorandum of Understanding: None

Last Correspondence Date: May 8, 2015 - Note store was damaged by fire on April 27, 2015.

SDAT: In Good Standing (Active)

**BOARD'S DECISION:**

5/8/15

J&J Liquors (pat liquor 24/c)  
2601 N. Hilton St  
Baltimore, MD 21216

my store was burnt Down  
on Apr/21 (Monday)

5/8/15

Sung Ja Lee  
Sung Jee Lee

A contact No. (410) 834-2899

RECEIVED  
20 MAY -8 PM 1:36  
Baltimore, MD  
LICENSING COMMISSIONERS



CHAIRMAN  
HON. THOMAS WARD

COMMISSIONERS  
HARVEY E. JONES  
DANA P. MOORE



MICHELLE BAILEY-HEDGEPEETH  
EXECUTIVE SECRETARY

THOMAS R. AKRAS  
DEPUTY EXECUTIVE SECRETARY

STATE OF MARYLAND

## BOARD OF LIQUOR LICENSE COMMISSIONERS

FOR BALTIMORE CITY  
231 E. BALTIMORE STREET, 6<sup>TH</sup> FLOOR  
BALTIMORE, MARYLAND, 21202-3258  
PHONE: (410) 396-4377  
FAX: (410) 396-4382

July 1, 2015

Song Ja Lee  
1911 Broadway Road  
Lutherville, MD 212093

**Licensed Location:** J & J Liquors, 2601 Hilton Street Baltimore, Maryland 21216

**Re: Operating Status due to Civil Disturbance – April 27-28, 2015**

Dear Licensee(s)

On May 8, 2015, I received a letter from you regarding damages from the Civil Disturbances in April 2015 and this letter formally documents closure and not operating due aftermath of the civil disturbances.

As per the current state law noted in Article 2B, a request for Hardship Extension should be made within 180 days of the last date of operations therefore, allowing your license to stay active for transfer and/or re-opening within 360 days of non-operations (Article 2b 10-504(d)).

Your letter will be noted as hardship request to the Board of Liquor License Commissioners and it will be added to the docket closer to the 180 period. If you open before mid-September 2015, please notify our office.

I am truly sorry for the loss of your business and I understand that this may be a confusing process so please do not hesitate to contact me at (410) 396-4380 or Douglas Paige (410) 396-4377 with any questions.

Sincerely,

  
Michelle Bailey-Hedgepeth  
Executive Secretary

**Amendments and Removal of restrictions:**

**Applicant(s): Jose Ribadeneira**

**Latin Palace-Uno Inc. T/a Latin Palace**

**509-13 S. Broadway**

**Class "B" Beer, Wine & Liquor License**

**Request to add live entertainment**

**Request to remove restrictions-"No live entertainment in restaurant café theater area except live theatrical performance after 7 pm, no adult entertainment allowed, no form of live entertainment/dancing to general public on premise, non-club member not allowed on premises unless accompanied by a club member, food percentage must be 40%"**

**Board's Information:**

Attached is a copy of the application, interview form, zoning information, previous information and map.

This item was previously denied by the board on April 9, 2015. At that time, there was a letter requesting the reconsideration of the removal of restrictions and based on information on the additional sound proofing measures were taken by the licensee. Chief Inspector Jones performed an inspection and sound test in March 2015.

In Early March 2015, staff met with the licensee and the neighbor to inspect improvements that were made to mitigate sound and noise levels for the adjacent properties. In this visit both BLLC staff and the next door neighbors were satisfied that the proper sound proofing had been completed, however, at the hearing on April 9, 2015, the neighbors testified that despite the initial sound proofing results the noise level increased and the issues were not fully mitigated. From this testimony, the board voted to deny the reconsideration request. The original matter was applied for in October 2014 and heard in January after several meetings, inspections and a violation hearing.

The licensee has been approved for live entertainment by zoning and as part of the zoning hearing a MOU was adopted which has been attached.

**Community Letter(s)/ Memorandum of Understanding:** There was previous agreement on Live Entertainment from the last request.

**Last Inspection Date:** August 2015

**SDAT:** In Good Standing (Active)

**BOARD'S DECISION:**

**Entity Name: LATIN PALACE - UNO, INC.**

**Department ID: D04990354**

General Information

Amendments

Personal Property

Certificate of Status

**Principal Office (Current):**

509-513 SOUTH BROADWAY  
BALTIMORE, MD 21231

**Resident Agent (Current):**

KEITTIE RIBODENIRA  
1811 E. LOMBARD ST.  
BALTIMORE, MD 21231

**Status:**

REVIVED

**Good Standing:**

Yes

What does it mean when a business is not in good standing or forfeited?

**Business Code:**

Ordinary Business - Stock

**Date of Formation or Registration:**

05/14/1998

**State of Formation:**

MD

**Stock/Nonstock:**

Stock

**Close/Not Close:**

No Close

## Application for Alcoholic Beverages License

### Board of Liquor License Commissioners for Baltimore City

CLASS TYPE: <u>B</u>	LICENSE AT THE LOCATION: <u>509-13 S Broadway St</u>	IF TRANSFER, LOCATION: _____
CORPORATE/LLC/LLP/PARTNERSHIP NAME: <u>Latin Palace - vivo Inc</u>		TRADE NAME: <u>Latin Palace - vivo Inc</u>
ATTORNEY FOR THE APPLICANT: <u>John Pica</u>	ADDRESS: <u>102 W Pennsylvania Ave</u> <u>6th Floor</u> <u>Towson, MD 21204</u>	PHONE: <u>410-823-1800</u> EMAIL: <u>jpica@mmr.com</u>

INDICATE TYPE OF LICENSE APPLICATION: TRANSFER  NEW  EXPANSION OF PREMISES  SUBSTITUTE  AMENDMENT(S)

Describe Part of Premises to be Used: stage dance floor Will you offer delivery of food and/or alcohol?  Yes  No

Will Live Entertainment be provided?  Yes  No What Kind? DJ, Bands, singers

Will Outdoor Table Service Be Provided?  Yes  No Off Premise Catering of Food and Alcohol?  Yes  No

Please note that as per Art. 28 §10-202(a)(iv)(i) that an application for the issuance or transfer is not complete unless the applicant has obtained zoning approval from the City of Baltimore Do you have a Zoning Approval DHCD?  Yes  No If yes, please attach. If no, please give timeframe for obtaining letter of approval: Attached

WORKER'S COMPENSATION INFORMATION - INSURANCE CARRIER: MD Restaurant Hospitality Insurance POLICY OR BINDER #: Y102FG25

**1. Applicant A**

(full name) <u>Jose Enrique Ribadeneira</u>	(telephone no.) <u>443-803-6700</u>	E-mail (Required) <u>latinpalace@aol.com</u>
(residence) Street <u>1811 E. Lombard St</u>	City <u>Baltimore</u> State <u>MD</u> Zip Code <u>21231</u>	(period of residency in Baltimore City) <u>12/19</u>
(Month/Year of Birth)	(Sex: <u>Male</u> or Female) (Place of Birth)	

If applicable, address of Property on which tax is paid in your individual name: \_\_\_\_\_

Check:  Yes  No Have you been a resident and taxpayer of the City of Baltimore for 2 years preceding this application?  
 Yes  No Are you a registered voter in the City of Baltimore?

**2. Applicant B**

(full name)	(telephone no.)	E-mail (Required)
(residence) Street	City State Zip Code	(period of residency in Baltimore City)
(Month/Year of Birth)	(Sex: Male or Female) (Place of Birth)	

If applicable, address of Property on which tax is paid in your individual name: \_\_\_\_\_

Check:  Yes  No Have you been a resident and taxpayer of the City of Baltimore for 2 years preceding this application?  
 Yes  No Are you a registered voter in the City of Baltimore?

**3. Applicant C**

(full name)	(telephone no.)	E-mail (Required)
(residence) Street	City State Zip Code	(period of residency in Baltimore City)
(Month/Year of Birth)	(Sex: Male or Female) (Place of Birth)	

If applicable, address of Property on which tax is paid in your individual name: \_\_\_\_\_

Check:  Yes  No Have you been a resident and taxpayer of the City of Baltimore for 2 years preceding this application?  
 Yes  No Are you a registered voter in the City of Baltimore?

1. Has the applicant(s) been convicted of a felony, or has been adjudged guilty of violating the laws governing the sale of any alcoholic beverage or for gambling in any State, including Maryland?  Yes  No If yes, mark applicant and provide explanation in adjacent space provided.

Applicant A  B  C

2. State whether the applicant(s) has ever been adjudged guilty of any offense against the laws of the State of Maryland or the United States.  Yes  No If yes, mark applicant and explain.

Applicant A  B  C

3. Has the applicant(s) ever held a license for the sale of alcoholic beverages in the State of Maryland?  Yes  No If yes, explain.

Applicant A  B  C

4. Has the applicant(s) ever had a liquor license suspended or revoked?  Yes  No If yes, explain in adjacent space.

Applicant A  B  C

Operating without entertainment license.

5. Does the applicant(s) have a pecuniary interest in any other alcoholic beverage business or business for which a license has been applied for, granted, and issued?  Yes  No If yes, explain in adjacent space.

Applicant A  B  C

6. Is your spouse or child a licensee, in this jurisdiction or any other, and does he or she have any financial interest in any other alcoholic beverage business?  Yes  No If yes, explain.

Applicant A  B  C

7. Is there now, or will there be, during the continuance of the license applied for, any other person financial interested in said license or business to be conducted thereunder?  Yes  No If yes, explain in the adjacent space provided.

8. Is the licensed premises presently open and operating?  Yes  No If no, please provide information requested in adjacent space provided.

Closure Date:

Explanation:

9. Do any of the applicant(s) have any indebtedness or other financial obligations to any manufacturer, brewer, distiller, or wholesaler at the time of making this application?  Yes  No If Yes, please provide information as to the applicant(s) indebted, the amount of indebtedness, and the name of the manufacturer, brewer, distiller, or wholesaler in the adjacent space provided.

**10. Please list the following, if applicable, in the spaces provided below:**

Purchase Price of Business	Owner of the Real Property	Cost of the Real Property	Cost of the Business	Cost of the Personal Property	Down Payment provided to seller	Terms for the Balance due

**11. Please list the following information for the Manager of the establishment to be licensed:**

Name	Address	Phone	Email
JOSE ENRIQUE RIBADENEIRA	1811 E. LOMBARD ST BALTO, MD 21231	443-805-6700	

Applicants Applying as Business Entities - (Give name(s) and addresses - in Corporation list all officers (attach list if necessary) or in Limited Liability Company/Partnerships list all authorized persons.)

1) NAME: JOSE ENRIQUE RIBADENEIRA ADDRESS: 1811 E. LOMBARD ST BALTO, MD 21231 TITLE: President %OF STOCK HELD RESIDENCE: 100%

2) NAME: \_\_\_\_\_ ADDRESS: \_\_\_\_\_ TITLE: \_\_\_\_\_ %OF STOCK HELD RESIDENCE: \_\_\_\_\_

3) NAME: \_\_\_\_\_ ADDRESS: \_\_\_\_\_ TITLE: \_\_\_\_\_ %OF STOCK HELD RESIDENCE: \_\_\_\_\_

4) NAME: \_\_\_\_\_ ADDRESS: \_\_\_\_\_ TITLE: \_\_\_\_\_ %OF STOCK HELD RESIDENCE: \_\_\_\_\_

\*\*\*\*\* Attached is a list of the names and addresses of all outstanding stockholders who on the day of this application own more than 5% of the outstanding stock of the corporation and the articles of incorporation, partnership agreement or articles of organization. \*\*\*\*\*

*\*Extract from Law: If any affidavit or oath required under the provisions of this Act shall contain any false statements, the offender shall be deemed guilty of perjury. And upon indictment and conviction thereof, shall be subject to penalties provided by Law for that crime.*

**CERTIFICATE OF APPLICANTS:** At least one applicant whose signature appears below certifies that he/she has been a resident and taxpayer of Baltimore City, Maryland for at least two years preceding the filing of this application. Each of said applicants hereby certifies further that if the license applied for is granted, he/she will conform to all State and County laws and regulations relating to the sale of alcoholic beverages, as well as to the rules and regulations of the Board of License Commissioners for Baltimore City, and hereby grants permission to the State Comptroller, his duly authorized deputies, inspectors and clerks, The Board of License Commissioners for Baltimore City, its duly authorized agents and employees, and any peace officer of Baltimore City or the State of Maryland to inspect and search at any and all hours, without warrant, the premises and any and all parts thereof upon and in which said business is to be conducted.

Jose Ribadeneira  
Signature of Applicant A

\_\_\_\_\_  
Signature of Applicant B

\_\_\_\_\_  
Signature of Applicant C

State of Maryland: ANNE ARUNDEL COUNTY SS

THIS CERTIFIES, THAT ON THE 6<sup>TH</sup> OF AUGUST, 2015  
before the subscriber a notary public of the State of Maryland, personally appeared

JOSE ENRIQUE RIBADENEIRA (President) LATIN PALACE-Live.  
The applicant (s) names in the foregoing application, and made oath in due form of law that the statement therein are true to the best of (his, her, their) knowledge and belief.

Nicos A. Pantele

Notary Public  
NICOS A. PANTELE  
NOTARY PUBLIC STATE OF MARYLAND  
My Commission Expires October 19, 2017

(Witness my hand and seal)

Name and Address of the owners of the premises/landlord: LINDA L. McKINLEY Phone Number: \_\_\_\_\_

**STATEMENT OF OWNER OF PREMISES REQUIRED IN CONNECTION WITH ALCOHOLIC BEVERAGES LAW OF MARYLAND**

(I, WE) Linda L. McKinley HEREBY CERTIFY, That (I am, we are) the owner(s) of the property located at 508 1/2 S. BALDWIN, #231, Baltimore, City with a Zip Code of 21231, which is named in the present application made to Board of Liquor License Commissioners of Baltimore City under the Alcoholic Beverage Laws of Maryland and assent to the granting of the license applied for, and hereby authorize the State Comptroller, his duly authorized deputies, inspectors and clerks, the Board of Liquor License Commissioners of Baltimore City, its duly authorized agents and employees, and any peace officer of the City of Baltimore and State of Maryland, to inspect and search, without warrant, the premises upon which the business is to be conducted, and any and all parts of the building in which said business is to be conducted, at any and all hours.

(Witness (my, our) hand(s) and seal(s) this \_\_\_\_\_ day of \_\_\_\_\_ in the year of \_\_\_\_\_.

WITNESS: \_\_\_\_\_

STATE OF MARYLAND

THIS CERTIFIES, THAT ON \_\_\_\_\_ day of \_\_\_\_\_, Before the subscriber a notary public of the State of Maryland, personally appeared \_\_\_\_\_

and acknowledge the execution of the foregoing statement to be \_\_\_\_\_ act.

(Witness my hand and seal)

Notary Public

The following certificates must be signed by at least 3 persons.

We, the undersigned citizens, real estate owners and registered voters in the City of Baltimore in which the business covered by the present application is to be conducted, certify that the qualifying applicant(s) is/are personally known to us and has been a resident or a taxpayer of Baltimore City and a resident of the State of Maryland for 2 years preceding this application.

Names	Address	Signature	DOB (Month/Year)	Length of time Acquainted with the Applicant(s)
<u>Manuel A. Agosto</u>	<u>1823 E. Lombard St</u>	<u>Man. Agosto</u>	<u>02-15-35</u>	<u>38 yrs.</u>
<u>Kestie Cooney</u>	<u>3015 Clarrview Ave.</u>	<u>Kestie Cooney</u>	<u>05-20-80</u>	<u>35 yrs.</u>
<u>Robert R. Cook</u>	<u>7710 Wyanbrook</u>	<u>Robert R. Cook</u>	<u>8-31-59</u>	<u>20 yrs.</u>

**FOR OFFICE USE ONLY**

DATE FILED: \_\_\_\_\_ NEW/TRANSFER/EXPANSION - \$500.00 PAID:  POSTING DATE: \_\_\_\_\_

SUBSTITUTE APPLICATION FEE - \$250.00 PAID:  PRINT NAME OF BLLC STAFF: \_\_\_\_\_ INITIALS: \_\_\_\_\_

Board of Liquor License Commissioners For the City of Baltimore, 231 East Baltimore Street, 6<sup>th</sup> Floor, Baltimore, Maryland 21202  
Phone: 410-396-4377 Fax: 410-396-4382

<b>Status of Application</b>	
Approved: Yes <input type="checkbox"/> No <input type="checkbox"/>	Date: _____
BLLC Initials: _____	
Withdrawn: Yes <input type="checkbox"/> No <input type="checkbox"/>	
Date: _____	
BLLC Initials: _____	

Name and Address of the owner of the premises/landlord: Linda L. McKinley Phone Number: 443-271-7977  
442-876-9177

STATEMENT OF OWNER OF PREMISES PROVIDED IN CONNECTION WITH ALCOHOLIC BEVERAGES LAW OF MARYLAND

(I, WE) Linda Lee McKinley HEREBY CERTIFY that (I am, we are) the owner(s) of the property located at 509 1/2 S. Broadway, Apt 31, Baltimore, City with a Zip Code of 21231, which is named in the present application made to Board of Liquor License Commissioners of Baltimore City under the Alcoholic Beverage Laws of Maryland and assent to the granting of the license applied for, and hereby authorize the State Comptroller, his duly authorized deputies, inspectors and clerks, the Board of Liquor License Commissioners of Baltimore City, its duly authorized agents and employees, and any peace officer of the City of Baltimore and State of Maryland, to inspect and search, without warrant, the premises upon which the business is to be conducted, and any and all parts of the building in which said business is to be conducted, at any and all hours.

(Witness my, our) hand(s) and seal(s) this 20<sup>th</sup> day of August in the year of 2015.

WITNESS: [Signature]  
 STATE OF MARYLAND  
 THIS CERTIFIES THAT ON 20<sup>th</sup> day of August 2015  
 Before the subscriber a notary public of the State of Maryland, personally appeared Linda L. McKinley

and acknowledge the execution of the foregoing statement to be \_\_\_\_\_ act.  
 (Witness my hand and seal)  
 Notary Public [Signature]  
**REGINALD D. ROBINSON JR.**  
 NOTARY PUBLIC STATE OF MARYLAND  
 My Commission Expires February 23, 2017

The following certificates must be signed by at least 2 persons.  
 We, the undersigned citizens, real estate owners and registrational voters in the City of Baltimore in which the business covered by the present application is to be conducted, certify that the qualifying applicant(s) is/are personally known to us and has been a resident or a taxpayer of Baltimore City and a resident of the State of Maryland for 2 years preceding this application.

Name	Address	Signature	DOB (Month/Year)	Length of time Acquainted with the Applicant(s)
<u>Manuel H. Agosto</u>	<u>1823 E. Lombard St</u>	<u>[Signature]</u>	<u>02-15-35</u>	<u>38 YRS.</u>
<u>KEITIE (Garcia)</u>	<u>3013 Clarnview Ave.</u>	<u>[Signature]</u>	<u>05-20-80</u>	<u>35 YRS</u>
<u>Robert B. Cook</u>	<u>7710 Wyalross</u>	<u>[Signature]</u>	<u>8-31-99</u>	<u>20 yrs.</u>

FOR OFFICE USE ONLY

DATE FILED: 8/20/15 NEW/TRANSFER/EXPANSION - \$50.00 PAID  POSTING DATE: 8/27/15  
 SUBSTITUTE APPLICATION FEE - \$25.00 PAID  PRINT NAME OF BLLC STAFF: \_\_\_\_\_ INITIALS: \_\_\_\_\_

Board of Liquor License Commissioners For the City of Baltimore, 231 East Baltimore Street, 6<sup>th</sup> Floor, Baltimore, Maryland 21202  
 Phone: 410-336-4377 Fax: 410-336-4382

Status of Application  
 Approved: Yes  No   
 Date: \_\_\_\_\_  
 BLLC Initials: \_\_\_\_\_

Withdrawn: Yes  No   
 Date: \_\_\_\_\_  
 BLLC Initials: \_\_\_\_\_



10. Please list the following, if applicable, in the spaces provided below:

Purchase Price of Business	Owner of the Real Property	Cost of the Real Property	Cost of the Business	Cost of the Personal Property	Down Payment provided to seller	Terms for the Balance due

11. Please list the following information for the Manager of the establishment to be licensed:

Name	Address	Phone	Email
JOSE ENRIQUE RIBADENEIRA	1811 E. LOMBARD ST BALTO, MD 21231	443-803-6700	

Applicants Applying as Business Entities - (Give name(s) and addresses - in Corporation list all officers (attach list if necessary) or in Limited Liability Company/Partnerships list all authorized persons.)

1) NAME: JOSE ENRIQUE RIBADENEIRA ADDRESS: 1811 E. LOMBARD ST BALTO, Md 21231 TITLE: President %OF STOCK HELD RESIDENCE: 100%

2) NAME: \_\_\_\_\_ ADDRESS: \_\_\_\_\_ TITLE: \_\_\_\_\_ %OF STOCK HELD RESIDENCE: \_\_\_\_\_

3) NAME: \_\_\_\_\_ ADDRESS: \_\_\_\_\_ TITLE: \_\_\_\_\_ %OF STOCK HELD RESIDENCE: \_\_\_\_\_

4) NAME: \_\_\_\_\_ ADDRESS: \_\_\_\_\_ TITLE: \_\_\_\_\_ %OF STOCK HELD RESIDENCE: \_\_\_\_\_

\*\*\*\*\* Attached is a list of the names and addresses of all outstanding stockholders who on the day of this application own more than 5% of the outstanding stock of the corporation and the articles of incorporation, partnership agreement or articles of organization.\*\*\*\*\*

*\*Extract from Law: If any affidavit or oath required under the provisions of this Act shall contain any false statements, the offender shall be deemed guilty of perjury. And upon indictment and conviction thereof, shall be subject to penalties provided by Law for that crime.*

CERTIFICATE OF APPLICANTS: At least one applicant whose signature appears below certifies that he/she has been a resident and taxpayer of Baltimore City, Maryland for at least two years preceding the filing of this application. Each of said applicants hereby certifies further that if the license applied for is granted, he/she will conform to all State and County laws and regulations relating to the sale of alcoholic beverages, as well as to the rules and regulations of the Board of License Commissioners for Baltimore City, and hereby grants permission to the State Comptroller, his duly authorized deputies, inspectors and clerks, The Board of License Commissioners for Baltimore City, its duly authorized agents and employees, and any peace officer of Baltimore City or the State of Maryland to inspect and search at any and all hours, without warrant, the premises and any and all parts thereof upon and in which said business is to be conducted.

Jose E. Ribadeneira  
Signature of Applicant A

\_\_\_\_\_  
Signature of Applicant B

\_\_\_\_\_  
Signature of Applicant C

State of Maryland: ANNE ARUNDEL COUNTY ss

THIS CERTIFIES, THAT ON THE 6<sup>TH</sup> OF AUGUST, 2015,

before the subscriber a notary public of the State of Maryland, personally appeared

JOSE ENRIQUE RIBADENEIRA (President) LATIN PALACE-Uno.

The applicant (s) names in the foregoing application, and made oath in due form of law that the statement therein are true to the best of (his, her, their) knowledge and belief.

Nicos A. Hadjipanteli

Notary Public  
NICOS A. HADJIPANTELI  
NOTARY PUBLIC STATE OF MARYLAND  
My Commission Expires October 19, 2017

(Witness my hand and seal)

**COPY**

IN THE MATTER OF THE  
PETITION OF: JOSE  
RIBADENEIRA

509-513 SOUTH BROADWAY

Appeal No. 2014-101  
Hearing Date: September 23, 2014



OCT 27 2014

Baltimore City Board of Municipal  
& Zoning Appeals

David C. Tanner  
Executive Director  
417 E. Fayette Street, 14th floor  
Baltimore, MD 21202  
Phone: 410-396-4301

\*\*\*\*\*

**RESOLUTION**

After giving public notice, reviewing the zoning records, holding a public hearing on September 23, 2014, and considering all data submitted, it is by the authority of Ordinance No. 1051, approved April 21, 1971, known as the Zoning Code of Baltimore City, that on this 27<sup>th</sup> day of October, 2014, that Appeal No. 2014-101 upon finding sufficient evidence in the record to support Jose Ribadeneira's ("Appellant") application to add live entertainment and dancing to an existing restaurant with outdoor seating is hereby:

**GRANTED** by unanimous consent of the Board of Municipal and Zoning Appeals subject to the following conditions:

- 1) The memorandum of understanding with the Fells Point Community Organization and the Fells Point Residents Association, signed by the Jose Ribadeneira, the Appellant, the President of Fells Point Community Organization, Joanne Masopust and the President of Fells Point Residents Association, David Martz, and all the terms listed therein are hereby incorporated into this Resolution;
- 2) The applicant must provide a security plan;

2014 NOV 10 AM 11:16  
LICENSING COMMISSIONERS

RECEIVED

- 3) A copy of the written approval by the Board of Municipal and Zoning Appeals granting live entertainment, including any restrictions or limitations on the live entertainment, must be kept on the premises and available for inspection by representatives of Baltimore City at all times; and
- 4) A copy of all other permits and licenses required pursuant to the written approval of the Board of Municipal and Zoning Appeals must be kept on the premises and available for inspection by representatives of Baltimore City at all times.

DO NOT START WORK OR USE THE PROPERTY IF THIS APPLICATION IS APPROVED UNTIL YOU OBTAIN A BUILDING PERMIT OR USE AND OCCUPANCY PERMIT FROM THE DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT WITHIN ONE YEAR OF THE HEARING DATE

*David C. Tanner*

David C. Tanner  
Executive Director  
Board of Municipal & Zoning Appeals



**April 9, 2015**

**Transfers:**

**Applicant(s)** Ian Parrish & Charles Parrish,

**Baltimore Eagle, LLC T/a Baltimore Eagle, 2022 N. Charles Street**

**Class "BD7" Beer, Wine & Liquor License**

**Application to transfer ownership**

**Board's Information:**

**This item was heard on March 12, 2015. The attorney for the licensee has submitted a memo for the Board's review. Also attached is a memo from Deputy Executive Secretary Akras.**

**Last Inspection Date(s):**

**SDAT: In Good Standing (Active)**

**BOARD'S DECISION:**

**ROYSTON, MUELLER, McLEAN & REID, LLP**

ATTORNEYS AT LAW

SUITE 600

THE ROYSTON BUILDING  
102 WEST PENNSYLVANIA AVENUE  
TOWSON, MARYLAND 21284-4575

TELEPHONE 410-823-1800

FACSIMILE 410-828-7859

[www.rmmlr.com](http://www.rmmlr.com)

March 2, 2015

R. TAYLOR McLEAN  
WILLIAM F. BLUE  
THOMAS F. McDONOUGH  
KEITH R. TRUFFER\*  
ROBERT S. HANDZO\*  
EDWARD J. GILLISS  
TIMOTHY J. OURSLER  
ROBERT G. BLUE  
CRAIG P. WARD  
LEANNE M. SCHRECKENGOST  
LISA J. McGRATH

JONATHAN M. HERBST  
JAMES L. SHEA, JR.  
MARTHA K. WHITE  
ROBERT F. MILLER  
SARAH M. GRABENSTEIN

OF COUNSEL

LAUREL PARETTA REESE  
EUGENE W. CUNNINGHAM, JR., PA.  
BRADFORD G. Y. CARNEY  
STEPHEN C. WINTER  
JOHN A. PICA, JR.

CARROLL W. ROYSTON  
1913-1991

H. ANTHONY MUELLER  
1913-2008

RICHARD A. REID  
1931-2008

\* ALSO ADMITTED IN D.C.

**BY EMAIL AND REGULAR MAIL**

The Honorable Thomas Ward, Chairman  
Baltimore City Board of Liquor License Commissioners  
231 E. Baltimore Street, 6<sup>th</sup> Floor  
Baltimore, MD 21202-3258

Re: Jose Enrique Ribadeneira, Latin Palace-Uno, Inc.  
t/a Latin Palace, 509-13 S. Broadway

Dear Mr. Chairman:

On behalf of Jose Enrique Ribadeneira and the Latin Palace, I respectfully request the Board's reconsideration of the denial of an entertainment license for the Latin Palace. I am sending copies of letters and emails to both David Martz of the Fells Point Residents Association and Joanne Masopust of the Fells Point Community Association.

Mr. Ribadeneira has received approval for entertainment from the Baltimore Municipal Zoning Authority. Subsequent to obtaining Zoning approval, he applied for an entertainment license from the Liquor Board. The Board denied the request in October 2014.

The community associations were represented by Susan Hughes, Esquire at the October 2014 hearing. I do not believe she presently represents them. Nevertheless, in the event she is retained for this reconsideration request, I am copying her on this letter. I did not represent Mr. Ribadeneira at the hearing in October 2014. He has recently retained me to represent him for this reconsideration request.

Mr. Ribadeneira, the Fells Point Residents Association and the Fells Point Community Association executed a Memorandum of Understanding (Exhibit 1) prior to the hearing in October 2014.

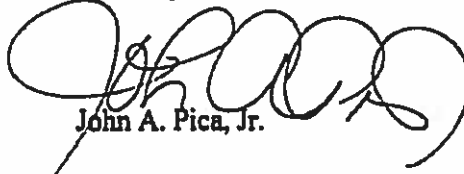
**ROYSTON, MUELLER, McLEAN & REID, LLP**

**The Honorable Thomas Ward, Chairman  
Baltimore City Board of Liquor License Commissioners  
March 2, 2015  
Page 2**

**Mr. Ribadeneira retained the services of Jamie Schwartzberg, P.E., a structural engineer, to assist him in constructing acceptable soundproofing at the Latin Palace. Mr. Schwartzberg has assured me and Mr. Ribadeneira that the installation was performed in accordance with acceptable engineering standards and will protect the neighbors from any further noise. (See Schwartzberg report, Exhibit 2.) In addition to the soundproofing installed, Mr. Ribadeneira has taken other steps to satisfy the demands of the neighbors in Fells Point. Two large base speakers were moved approximately 75 feet away from the closest residence. Additionally, two other speakers which once faced the neighborhood are now facing in a different direction.**

**Please accept this letter as a request for reconsideration of the October 2014 decision. I look forward to your decision.**

**Sincerely,**

A handwritten signature in black ink, appearing to read 'John A. Pica, Jr.', written over a printed name.

**John A. Pica, Jr.**

**JAP:laf**

**Enclosures**

**cc: Susan M. Hughes, Esquire (w/encls)  
Mr. Jose Enrique Ribadeneira (w/encls)**

**MEMORANDUM OF UNDERSTANDING BETWEEN THE FELL'S POINT COMMUNITY ORGANIZATION AND THE FELL'S POINT RESIDENTS ASSOCIATION AND JOSE ENRIQUE RIBADENEIRA**

In consideration for the support of the Fell's Point Community Organization ("FPCO") and the Fell's Point Residents' Association ("FPRA") to the request made by Jose Enrique Ribadeneira (Licensee) to the Baltimore City Municipal Zoning Administration (BMZA) to add Live Entertainment and Dancing at the establishment known as the Latin Palace - UNO, Inc. located at 509-513 S. Broadway (the "Establishment"), the parties hereto mutually agree to the following terms and conditions. This MOU must also be added to the Liquor License (LB) in order for the Establishment to provide Live Entertainment and Dancing.

- **HOURS AND OPERATION OF ESTABLISHMENT**

The Class "B" BWL License allows operations 7 days a week from 6 a.m. - 2 a.m. The Licensee reserves the right to operate this establishment to the full extent allowed by the law.

The Establishment shall not serve alcohol or sell package goods to patrons who are already visibly drunk. Specifically, Establishment shall not "sell or furnish alcoholic beverages to any person under the influence of alcohol or narcotic drugs or who is disorderly in manner or to any person known to be a habitual drunkard or user of narcotic drugs" (Rule 4.02 of the *Rules and Regulations for the Board of Liquor License Commissioners of Baltimore City*). This includes the sale of package goods.

- **VOLUME - MUSIC, INCLUDING MUSICAL ACTS**

Live musical entertainment is permitted only in accordance with all local noise ordinances as dictated by the Health Department of Baltimore City.

All music and audio will be played at a volume limit that is normal and customary for both amplified and unamplified musical performance, not to exceed local noise ordinances as dictated by the Health Code of Baltimore City. No speakers will be located outside this establishment at any time. All speakers currently placed outside must be removed. No music shall be heard outside the Establishment's building unless the door is temporarily opened. Notwithstanding the foregoing, if Establishment receives a complaint from an adjacent neighbor that the neighbor can hear music or noise from the Establishment, the Establishment must take immediate action to reduce the music or noise to a level that cannot be heard by such neighbor. All doors and windows must remain closed if music is playing.

Licensee agrees to install sound proofing on the rear walls of the Establishment so as to ensure that neighbors will not be disturbed by the Live Entertainment. This sound proofing must be installed before there can be any events that provide Live Entertainment. Licensee agrees to provide written documentation including the name and contact information of the installation company, the list of materials used and the method of installation, as well as dated invoices and receipts and a written confirmation that the installation has been completed to both FPCO and FPRA. Licensee agrees that until such complete documentation has been provided, live entertainment and dancing cannot be held.

Live Entertainment can be provided on Friday, Saturday, and Sunday from 9:00 P.M. until 1:30 A.M. and may consist of a DJ, live musical acts, and dancing. Dance lessons may be held on Thursday from 8:00 pm -10:00 pm. Dancing after these lessons and any Live Entertainment provided during these lessons must stop at 11:30 p.m. There shall be no Live Entertainment or Dancing permitted on Wednesdays. However, the parties agree that if, after a period of one year from September 28, 2014, the date of the expiration of the current liquor license suspension by the Board of Liquor License Commissioners for Baltimore City, the Licensee receives no liquor license or land use violations, FPCO and FPRA will consider removing the Live

**Entertainment and Dancing restriction on Wednesdays. The parties agree that such reconsideration of restrictions is limited to Wednesdays, and any Live Entertainment offered on Wednesdays will be limited to Jazz Performances only.**

**At any event involving Live Entertainment and Dancing, there can be NO MORE than 200 Patrons. However, the parties agree that if after a period of one year from September 28, 2014, the date of the expiration of the current liquor license suspension by the Board of Liquor License Commissioners for Baltimore City, the Licensee receives no liquor license or land use violations, FPCO and FPRA will consider an increase to the capacity number of Patrons permitted. However, at no future time will that number be permitted to exceed 300 persons.**

**Licensee agrees not to use any third party outside promoters for any events at the Establishment.**

**At no time may there be any other operator conducting business at the Establishment. The sole operator must only be the Licensee/Applicant, Jose Enrique Ribadeneira.**

**Licensee agrees to consult both FPCO and FPRA if he wishes to make any changes to this agreement. Licensee agrees to abide by the restrictions that have been imposed on the use of the liquor license until such time as they are removed by the Board of Liquor License Commissioners for Baltimore City. Licensee understands and agrees that no Live Entertainment or Dancing may occur at the Establishment until this agreement has been added to the Use and Occupancy permit and the liquor license held for the Establishment.**

- **SECURITY**

**The Establishment shall regularly monitor and patrol the area immediately in front of and adjacent to the Establishment to prevent customers of the Establishment from disturbing the neighbors.**

**The Establishment and its employees shall take all appropriate actions to prevent illegal activity from occurring within or nearby this place of business. Further, any instances or suspected instances of criminal activity, including but not limited to prostitution, loitering, public drunkenness, fighting, and suspected drug activity shall immediately be reported by the Establishment or its employees to the Baltimore City Police Department.**

**Establishment personnel shall ensure the area immediate in front of and adjacent to the Establishment is clear of patrons at the close of business (2:00 am) and that no patrons loiter or linger around the Establishment or neighboring properties after the Establishment has closed.**

- **UPKEEP OF ESTABLISHMENT**

**Licensee and his staff shall ensure that the exterior and interior of the establishment is clean and inviting to customers and to the surrounding community. A standard smoking receptacle or urn will be installed and maintained in front of the Establishment.**

**Licensee shall adhere to all City ordinances regarding signage. The Licensee, Manager and other staff are responsible for ensuring that the sidewalk and gutter in the front of the property are free of trash, broken glass, and debris.**

- **OUTDOOR DINING**

**The Licensee was previously granted permission for Outdoor Table Service. All of the conditions listed on the Use and Occupancy permit, dated September 23, 2011 shall remain in effect and will not be repeated here. It is the responsibility of the Licensee to know what those conditions are by reviewing that permit. Outdoor table service may be added to the Licensee's liquor license. The tables must be used for the purpose of serving food to patrons of the Establishment by wait staff.**



- **PARKING**

The applicant/licensee has requested Valet Parking under the new Valet Parking law and has contracted with Elite Parking to have 30 parking spaces in the garage located at Fleet and Eden Street. This agreement is contingent on the approval of the Parking Plan by the Department of Transportation and Parking Authority at a hearing scheduled for September 26, 2014. The use of on street parking spaces by the Valet Operators or employees of the Establishment is strictly prohibited. If this plan for Valet parking is discontinued for any reason, this will be considered a material breach of the Agreement and will be reported to the BMZA for enforcement.

- **NON-TRANSFERABLE**

This agreement is non-transferable. Permission for Live Entertainment and Outdoor Table Service ceases to exist upon the Sale or Transfer of the License or Establishment to any other entity.

- **ENTIRETY OF AGREEMENT** -This Agreement represents the entire agreement among the parties with respect to the Establishment and its operation. This Agreement may only be amended by written instrument executed by all parties. Licensee is executing this Agreement intending to be legally bound by its terms and acknowledges that in the event of a breach of this Agreement by Owner, the FPCO and FPRA will have all remedies available at law and in equity, including without limitation, an action for specific performance or injunctive relief. The parties acknowledge that the consent given by the FPCO and FPRA for the request to add Live Entertainment and Dancing to the Use and Occupancy Permit and the Liquor License, and the approval of this request by the Board of Municipal and Zoning Appeals and the Board of Liquor License Commissioners for Baltimore City was given dependent upon and in consideration for the execution of this Agreement and performance of the terms set forth herein by Licensee. Furthermore, Licensee understands and agrees that the conditions contained in this agreement will be added to the Use and Occupancy permit and will remain in effect unless a further public hearing is held.

Additionally, these conditions must be added to the Liquor License for this establishment before any Live Entertainment or Dancing can be allowed.

Any violations of this agreement will be reported to the BMZA and Baltimore City Liquor Board.

**IN WITNESS THEREOF THE PARTIES HAVE AFFIXED THEIR SIGNATURES BELOW:**

\_\_\_\_\_  
Jose Enrique Ribadeneira  
APPLICANT/LICENSEE

\_\_\_\_\_  
DATE

\_\_\_\_\_  
David Martz  
President, FELLE POINT RESIDENTS ASSOCIATION

\_\_\_\_\_  
DATE

\_\_\_\_\_  
Joanne Masopust  
President, FELLE POINT COMMUNITY ORGANIZATION

\_\_\_\_\_  
DATE

# Jaime Schwartzberg, P.E.

Consulting Engineers

3701 Old Court Road • Suite 1  
Baltimore, Maryland 21208  
(410) 486-4770  
Fax (410) 486-8104

January 8, 2015

Latin Palace  
509 South Broadway  
Baltimore, MD 21231

Attn: Mr. Enrique Ribadeneira

**Re: Sound Attenuation Wall**

To Whom It May Concern:

This letter will outline the materials used to build the interior sound attenuation wall at the above referenced commercial structure.

The purpose of this wall is to satisfy the requirements put forth by the Baltimore City Liquor License Board.

The materials used are:

- 2x4 wood studs spaced at 16" (inches) on center.
- 3 ½ " of Thermal & Acoustical insulation as manufactured by Johns Manville.
- 1 layer of acoustical barrier as manufactured by United Plastics Corporation.
- 1 layer, at each side, of the wall of Gypsum's QuietRock 500 drywall.

The Baltimore City Liquor License Board did not specify the sound transmission class (STC) rating they required from the Latin Palace. Further the International Building Code , latest edition, as adopted by Baltimore City does not put forth minimum requirements for sound attenuation for a commercial property.

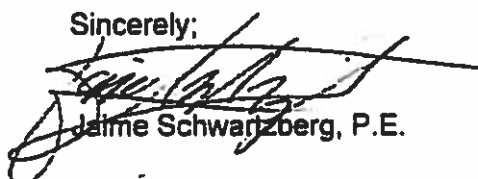
I am a Structural Engineer, and although I am not an expert in the area of sound proofing, my training and education qualifies me to offer an educated opinion on the efficacy of the work performed at the Latin Palace to satisfy the requirements of the Memorandum of Understanding executed by the Fells Point Community Association, the Fells Point Residents Association and Mr. Enrique Ribadeneira.

The research done for the project determined that a STC of 50 is a common building standard and will block approximately 50 dB from transmitting through a wall.

The STC rating provided by the materials used in the construction of the wall at The Latin Palace, as per the enclosed material information, will provide a STC ratings ranging from 55 to 60 which exceeds the standard guideline values.

If you have any questions please do not hesitate to call

Sincerely;

  
Jaime Schwartzberg, P.E.



# Board of Liquor License Commissioners

For Baltimore City  
231 E. Baltimore Street, 6<sup>th</sup> Floor  
Baltimore, Maryland, 21202-3258

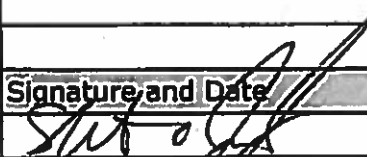
## Investigation Report

Licensee Information ( <i>Corp/Trade Name</i> ):	Latin Palace-Uno, Inc.
Location Address:	509-513 S. Broadway
License Type: Contacts and/or Manager on-Duty:	Jose Ribadeneira
Incident Date(s): ( <i>Please note date and time</i> )	March 4, 2015

### Report Facts:

On 4 March 2015 @ 2:00pm the Executive Secretary (Michelle Bailey-Hedgepeth) and I (Chief Inspector Jones) had a meeting with the licensee, Mr. Jose Ribadeneira (owner of Latin Place). It was requested that we conduct a sound meter test for live entertainment. Which prove to be satisfactory?

### Report Prepared By:

Inspector(s)	Signature and Date
Supervisor Review:	Signature and Date
Chief Shelton O. Jones Jr.	 3/4/15

**October 30, 2014**

**Transfers and Amendments:**

**Applicant(s):** Jose Ribadeneira,  
Latin Palace-Uno, Inc.  
Latin Palace, 509-13 South Broadway

**Class:** Class "B" Beer, Wine & Liquor License

**Request to remove restrictions-** "No live entertainment in restaurant café theater area except live theatrical performance after 7 pm, no adult entertainment allowed, no form of live entertainment/dancing to general public on premise, non-club members no allowed on premises unless accompanied by a club member, food percentage must be 40%"

**Board's Information:**

Attached is a copy of the application. Also attached is a MOU with Community Groups. We have also included a series on emails and photos regarding the sound proofing that were agreed upon by the applicant and the community. Inspector Joann Martin went to establishment on October 23, 2014 to verify the installation of adequate sound proofing which was not done correctly.

Staff has requested a copy of the zoning resolution which has not been completed at the time of the packet, however, it will hopefully be available by the hearing date.

**Last Inspection Date:** October 23, 2014

**SDAT:** Not In Good Standing

**BOARD'S DECISION**

**Chairman Ward, Commissioner Jones and Moore**

**Joanne Masapust- Community Association testified**

**Joanne Martin Board Inspector testified**

**Jose Ribadeneira licensee testified**

**Dora Gilliam neighbor testified**

**Susan Hughes Community Law Center testified**

**Board denied request at this time improvements made were inadequate.**

**Restrictions are to remain at this time.**

**Will be rescheduled for 11/6/14 to conduct sound check**

**Transfer of Ownership:**

**Applicant(s):** Claude Shell

**Lil's Place**

**1909 N. Pulaski Street**

**Class "B" Beer, Wine & Liquor License**

**Application to transfer ownership**

**Board's Information:**

Attached is a copy of the application, interview form, posting report and map.

**Community Letter(s)/ Memorandum of Understanding:** None

**Last Inspection Date(s):** This has been in transfer state since October 2014

**SDAT:** NA

**BOARD'S DECISION:**

*post pmed 10/8/15*

**Violations**

**Applicant(s):** Surinder Singh,

**MP & AP, Inc. T/a Joe's Tavern & Pizzeria**

**2709-11 Washington Boulevard**

Class "BD7" Beer, Wine & Liquor License

**Violation of Rule 4.18 Illegal Conduct** – July 10, 2015 – At approximately 11:45 pm, Inspector Karanikolis and Agent Fosler visited the establishment to conduct a special investigation based on community complaints. Upon arriving at the establishment Inspectors observed patrons from the establishment consuming alcoholic beverages in open containers in front of the establishment.

**Violation of Rule 3.03 (c) Employee Records**– July 10, 2015 – At approximately 11:45 pm, Inspector Karanikolis and Agent Fosler visited the establishment to conduct a special investigation based on community complaints. While conducting their investigation, the inspectors asked for copies of the employee records of all personnel employed and working at the establishment. The bartender/store manager could not provide inspectors with employee records as required by BLLC rules and regulations.

**Violation of Rule 4.18 Illegal Conduct** – July 18, 2015 – At approximately 11:55 pm, Inspector Karanikolis, Inspector Chrissomallis, and Agent Fosler visited the establishment to conduct a special investigation based on community complaints. Upon arriving at the establishment Inspectors observed patrons from the establishment consuming alcoholic beverages in open containers in front of the establishment.

**Violation History:**

- **2/21/2013 Public Hearing re: Violation of Rule 4.01(a) Sale to minor 1/16/13. VIOLATION of Rule 4.18 Illegal conduct; no trader's license. VIOLATION of Article 2Bsection10-505 Liquor license not displayed. Rule 4.01(a) GUILTY \$2250 Rule 4.18 DISMISSED Article 2Bsection10-505 DISMISSED Total Fine \$2250**

**Board Decision:**

# MP & AP, Inc., Singh Surinder, T/A Joe's Tavern & Pizzeria

## BALTIMORE CITY LIQUOR LICENSE BOARD

Thomas Akras, Esq.

INFORMATION		REGULATION VIOLATION	FACTS	PAST VIOLATIONS
<b>Corporate Name</b>	MP & AP, Inc, T/A Joe's Tavern & Pizzeria	1. BLLC – Rule 4.18 Illegal Conduct	<p>On July 10, 2015 at approximately 11:45 pm, Inspector Karanikolis and Agent Fosler visited the establishment to conduct a special investigation based on community complaints. Upon arriving at the establishment Inspectors observed patrons from the establishment consuming alcoholic beverages in open containers in front of the establishment. While conducting their investigation, the inspectors asked for copies of the employee records of all personnel employed and working at the establishment. The bartender/store manager could not provide inspectors with employee records as required by BLLC rules and regulations. On July 18, 2015 at approximately 11:55 pm, Inspector Karanikolis, Inspector Chrissomallis, and Agent Fosler visited the establishment to conduct a special investigation based on community complaints. Upon arriving at the establishment Inspectors observed patrons from the establishment consuming alcoholic beverages in open containers in front of the establishment.</p> <p>Evidence – Investigation Report (#1); and Inspector Photos (#2); Investigation Report (#3); and Inspector Photos (#4)</p> <p>SDAT – SDAT Good Standing; Traders License is active.</p>	<p>2/21/2013 – Rule 4.01 Minor; 4.18 Illegal Conduct; Art. 2B 10-505 License Not Displayed. Guilty on Minors 4.01. Counts 2 &amp; 3 dismissed. Fine \$2250.</p> <p>9/8/2011 – Rule 4.01 Minors; 3.03 Employee Records; 3.02 Failure to Cooperate; 5.03(a) Failure to Operate as a Tavern/ Guilty on all Counts. Total Fine \$1200.</p>
<b>Address</b>	2709-11 Washington Boulevard	2. BLLC – Rule 3.03 (c) Employee Records		
<b>Class/License</b>	“BD7” – beer and wine, License.	3. BLLC – Rule 4.18 Illegal Conduct		
<p>Liquor Board Witnesses: Agent Fosler, John Chrissomallis, Tom Karanikolis</p>				

Joe's Tavern + Pizzeria

BOARD OF LIQUOR LICENSE COMMISSIONERS  
OF BALTIMORE CITY

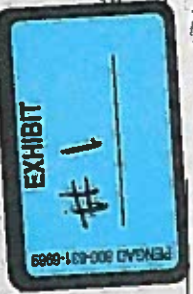
**INSPECTOR'S REPORT**

DATE NAME / LICENSEE(S): MP + AP Inc

S: 2709 Washington Blvd CLASS LCBUT

T: Karwin, Rob ZONE 15-45 TIME 11:45

LIQUOR LICENSE PREMISE:	DINING ROOM
APPEARANCE	✓
WINDOWS	
ON DISPLAY	✓
TRADER'S LICENSE	2015
AWARENESS CERT.	
DATE ISSUED:	05-29-15
SEES	X
OK	
TIONS	
APPEARANCE	✓
ARKED, UNOBSTRUCTED	✓
ON OF FLOORS	✓
'ROOF PARTITIONING	0
APPROPRIATE: TICKETS	✓
R PINBALL MACHINE	✓
ERTAINMENT	✓
X	✓
N OF BAR / FRONT	✓
IF BAR	✓
ER	✓
STANT SOLUTION	✓
OMPARTMENT SINK	✓
S / DRAINBOARDS	✓
E PKG. GOODS DEPT.	✓
E PKG GOODS STORE	✓



\* letter email format

**VIOLATIONS NOTED**

VIOLATION: Patron observed w/ open  
CONTAINER outside licensed  
PREMISE.

Violation: No employee records  
available.

**INSTRUCTIONS GIVEN TO LICENSEE**

Vikar Chand  
SIGNATURE OF LICENSEE OR MANAGER

**NOTE**

THE ORIGINAL OF THIS SHEET IS GIVEN TO YOU FOR YOUR INFORMATION AND  
INSTRUCTION. KEEP IT IN A HANDY PLACE UNTIL THE NEXT INSPECTION.  
INSTRUCTIONS GIVEN BY INSPECTOR SHOULD BE FOLLOWED AND  
CONDITIONS NOTED AS UNSATISFACTORY CORRECTED.

**INSPECTOR'S REMARKS**

(Health) Permit 12-31-15  
Reliable Churchill 06/18/15 # 319360691  
Mirelle Bev 06/18/15 # 2318041  
Marty & / / General Carlos



EXHIBIT  
#2  
PENNSAID 800-031-8889

Licensee(s): SURINDER SINGH

Corporation: MP & AP, INC  
Trade Name: JOE'S TAVERN & PIZZERIA  
Address: 2709-11 WASHINGTON BOULEVARD 21230

Scope of License:  
Has been granted the privilege and is hereby licensed to keep for sale and to sell **Beer, Wine, & Liquor** only on the premises designated above for consumption on the above premises and elsewhere.

The privileges hereby granted may be exercised at any time except from 2am to 6am daily unless such hours shall be further extended or limited by law

License Effective: 05/01/2015 and Ending 04/30/2016

Portion of Build licensed and Restrictions:

USE FIRST FLOOR AS A TAVERN WITH LIVE ENTERTAINMENT & DANCING  
BASEMENT FOR BUSINESS & STORAGE ZONING

Issued by Authority of the  
Board of Liquor License Commissioners for Baltimore City

Elizabeth C. Smith  
Commissioner

Stan W. Dean  
Chairman

Harvey Jones  
Commissioner

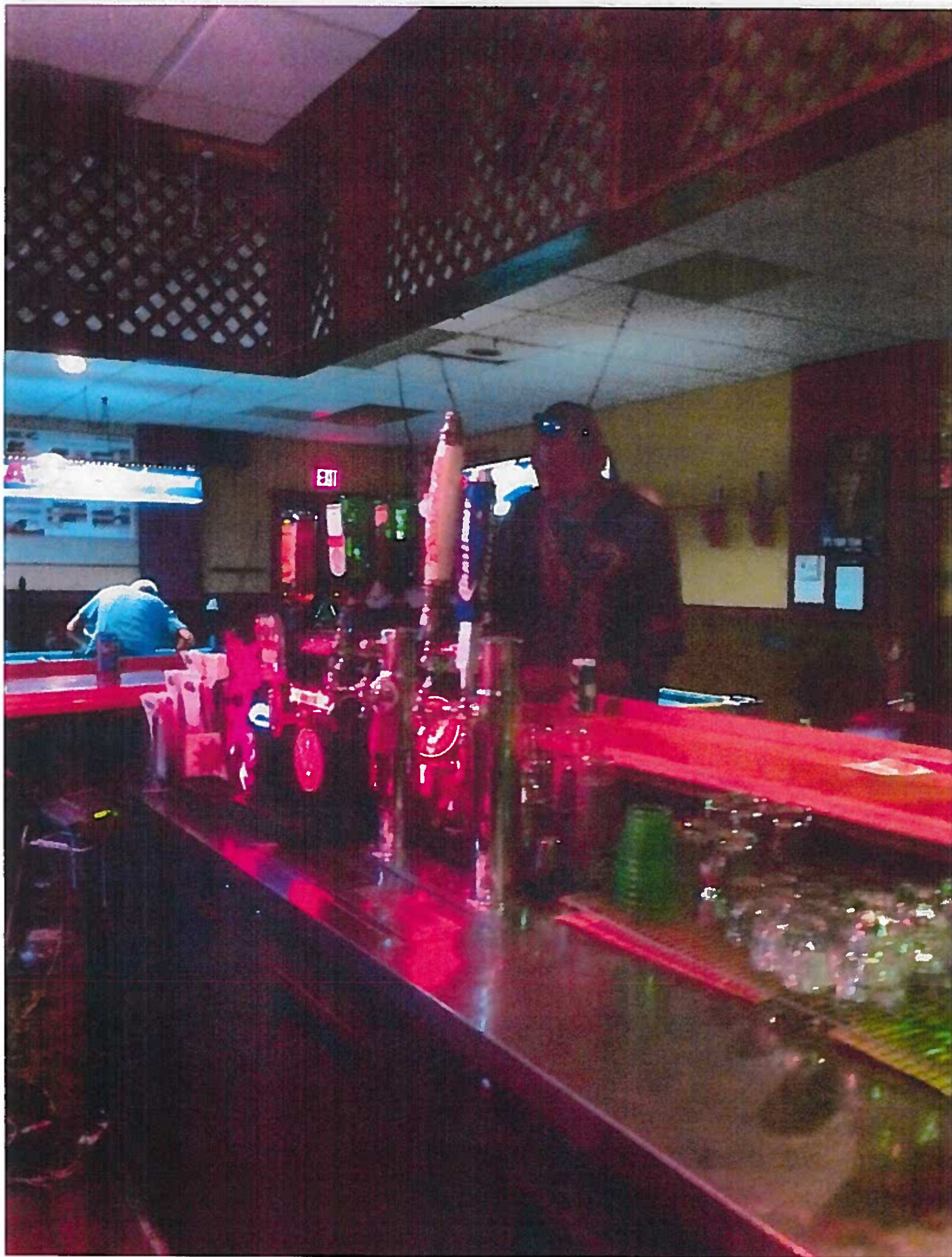
License fee: \$1,320.00

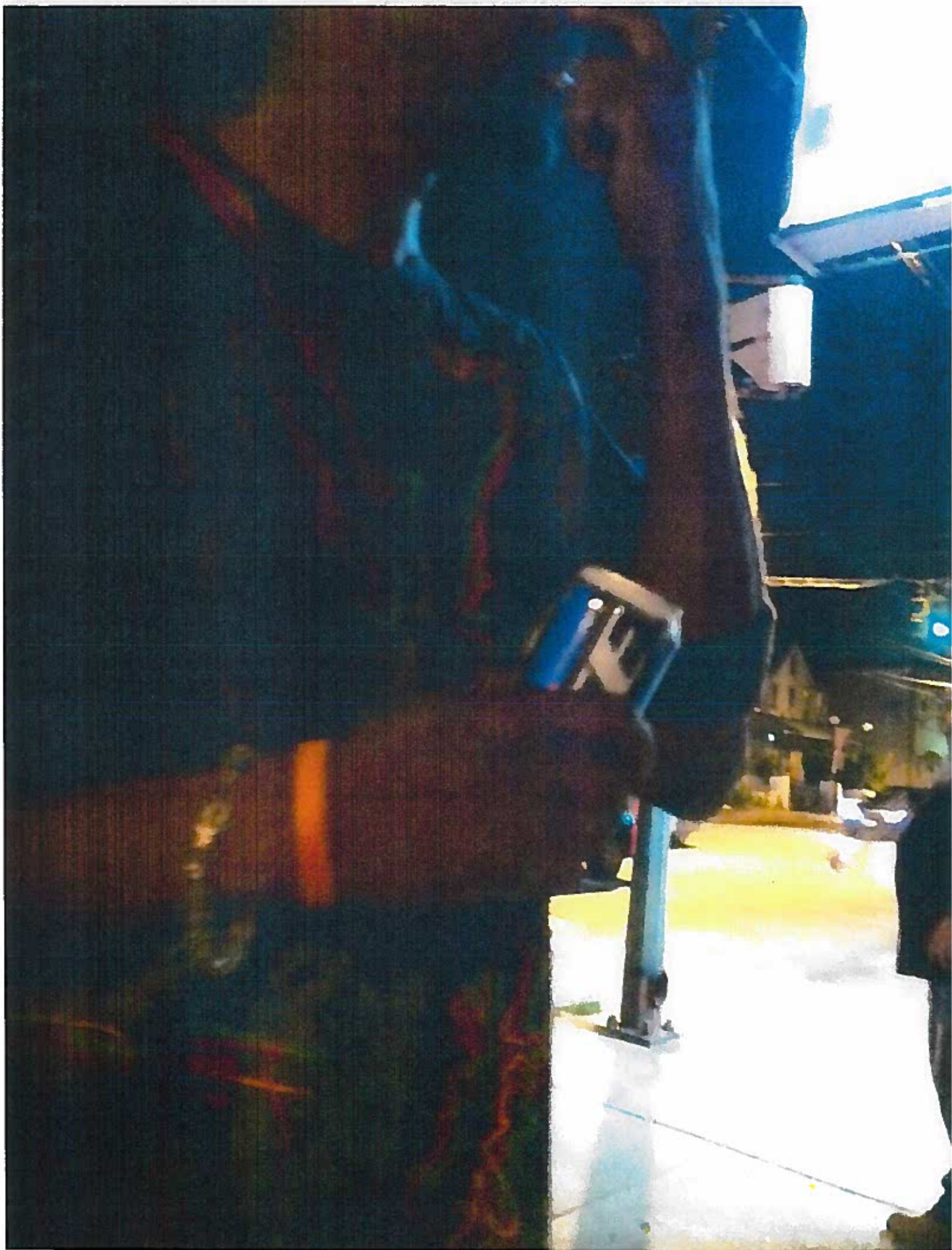
PAID  
4/21/15

License

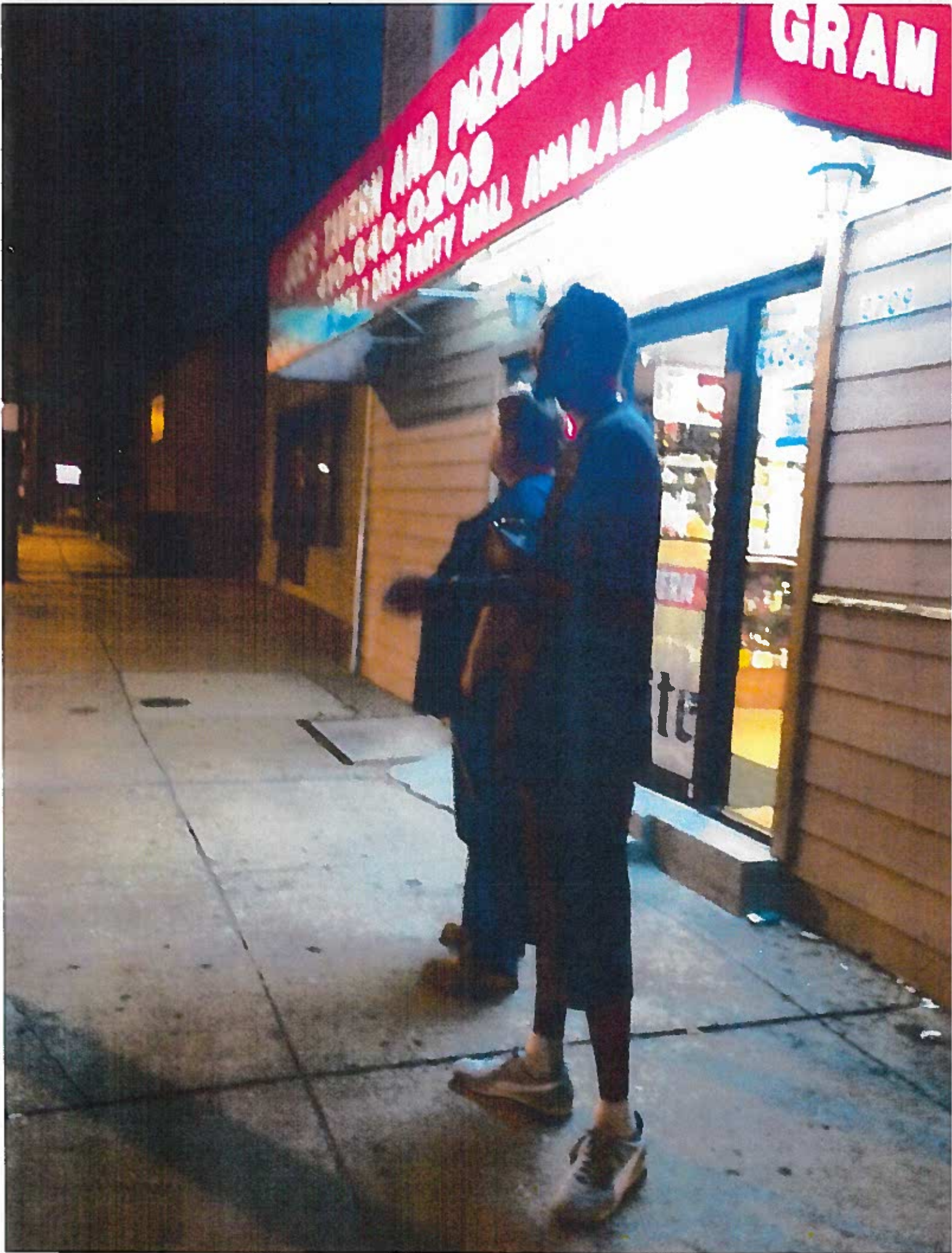
1210-49-7

EFFECTIVE THRU

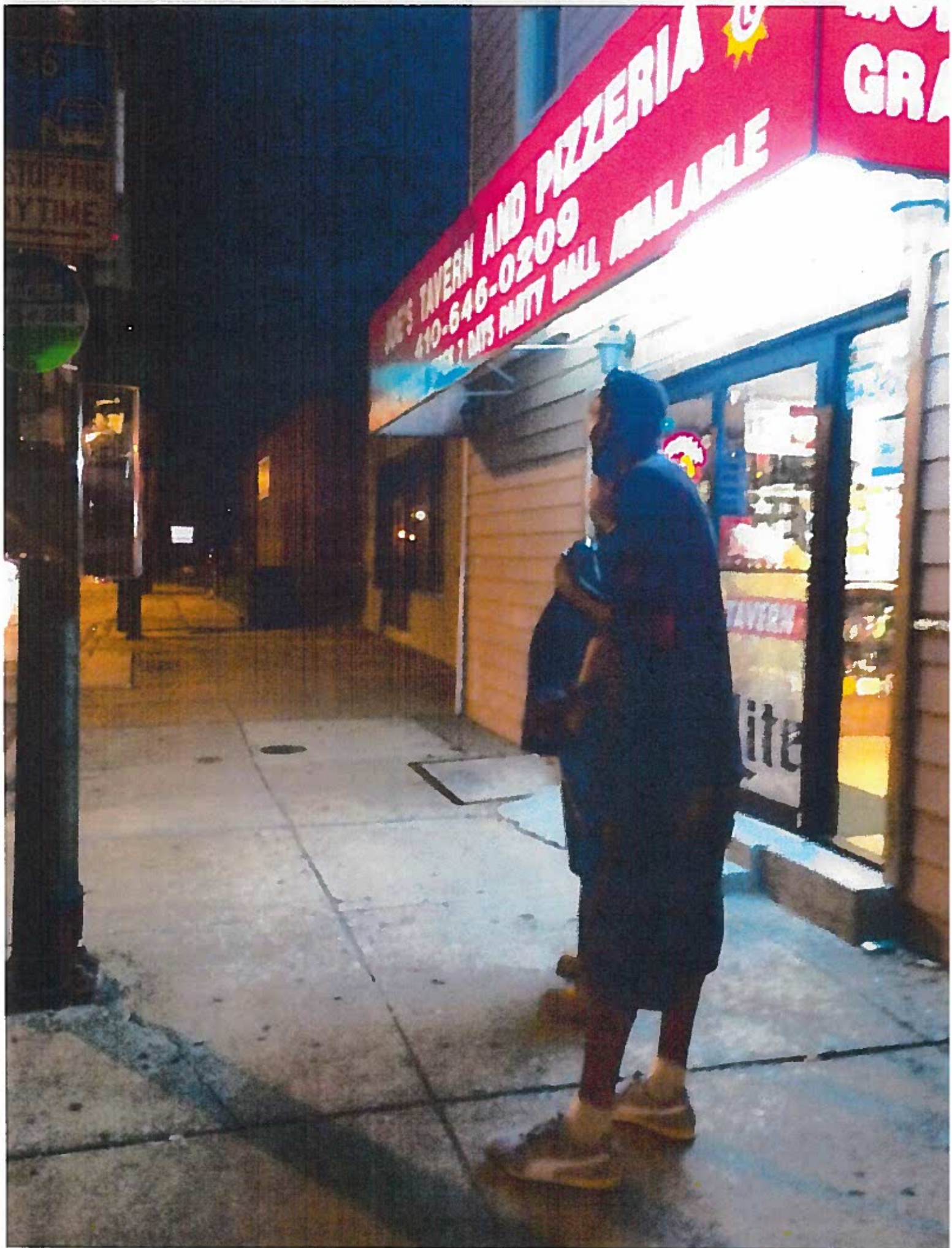












JOE'S TAVERN AND PIZZERIA  
410-646-0209  
LATE 7 DAYS PARTY HALL AVAILABLE

GRA

TAVERN

lite

STREET LIGHT





BOARD OF LIQUOR LICENSE COMMISSIONERS  
OF BALTIMORE CITY

INSPECTOR'S REPORT

PROPRIETOR NAME / LICENSEE(S): MP + AP Inc. CLASS L-007  
 ADDRESS: 2709 Washington Blvd  
 DISTRICT: Korean, Katis, Foster ZONE 15 TIME 11:55 PM  
 INSPECTOR: Christy Somalis DATE 07-18-15



VIOLATIONS NOTED

Violated Patron exited bar  
with open container

EACH LICENSED PREMISE:	DINING ROOM
INTERNAL APPEARANCE	CAPACITY
GLASS ON WINDOWS	LOCATION
GLASS ON DISPLAY	CONDITION
PERMIT TRADER'S LICENSE	SANITATION
ALCOHOL AWARENESS CERT.	MENU
DATE ISSUED: <u>05-20-15</u>	LOCATION <u>N</u> <u>KITCHEN</u>
EMPLOYEES	CONDITION
SLIPPERIES	HOT WATER
INTERNAL APPEARANCE	COOKING UTENSILS
GLASS, MARKED UNOBSERVED	STOVE
CONDITION OF FLOORS	REFRIGERATOR
LEAD-PROOF PARTITIONING	STORAGE OF FOOD
GLASS APPROPRIATE: IS / STICKERS	TRASH CONTAINERS
GLASS OR PINBALL MACHINE	RESTROOMS
ENTERTAINMENT	GENERAL CONDITION
GLASS BOX	LOCATION <u>SEPARATE</u>
LOCATION OF BAR	SEPARATED
TYPE OF BAR	PROPERLY MARKED
CLEAN WATER	VENTILATION
INFECTANT SOLUTION	LIGHTING
FREE COMPARTMENT SINK	FUNCTIONING TOILET
GLASS / DRAINBOARDS	PROPER SEATS
GLASS RATE PKG. GOODS DEPT.	SINK
GLASS RATE PKG. GOODS STORE	HOT / COLD WATER
GLASS HOUSEHOLD AND/OR EVERY ITEM	FLOORS / WALLS

INSTRUCTIONS GIVEN TO LICENSEE

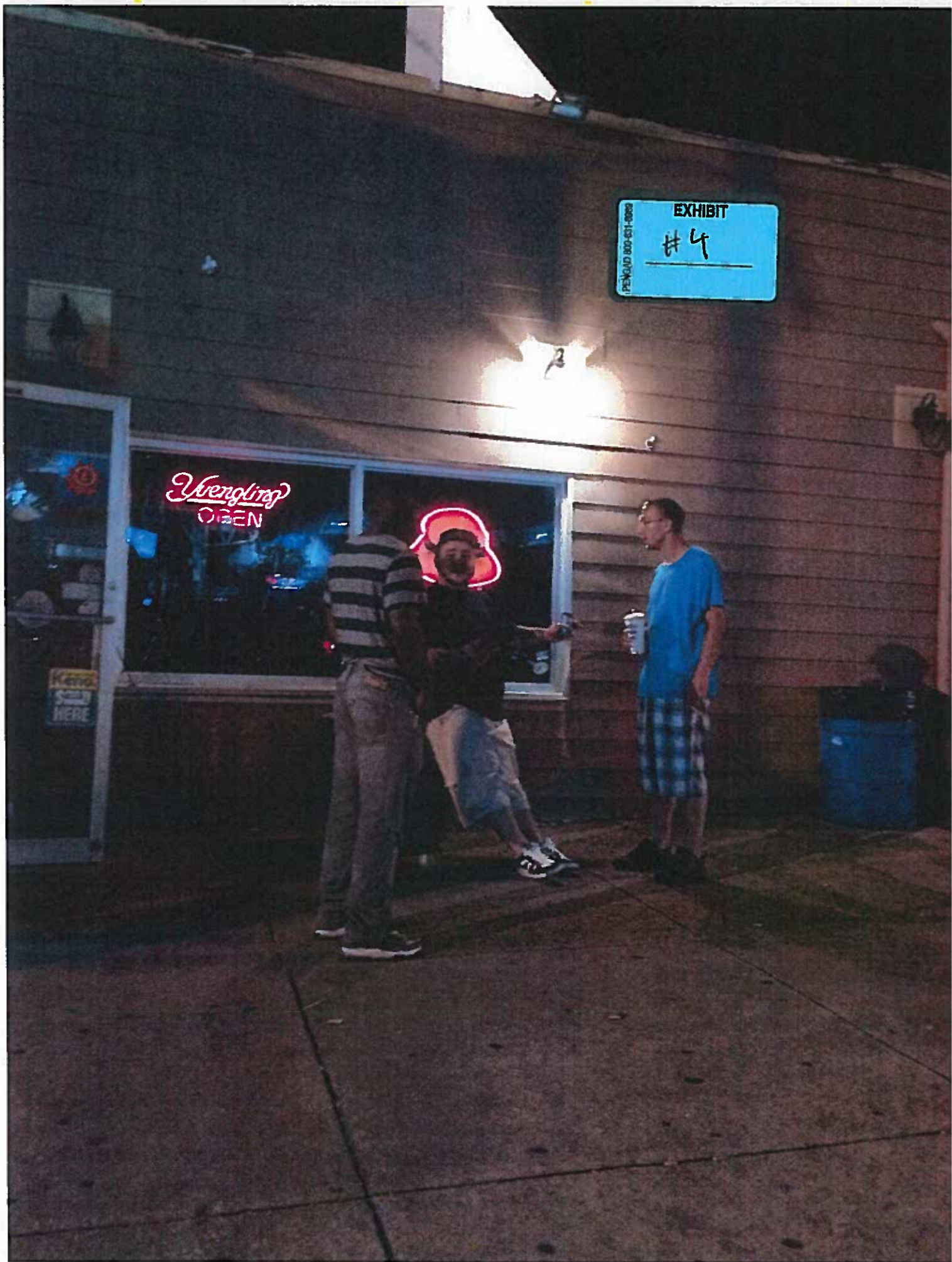
Melissa Famy  
SIGNATURE OF LICENSEE OR MANAGER

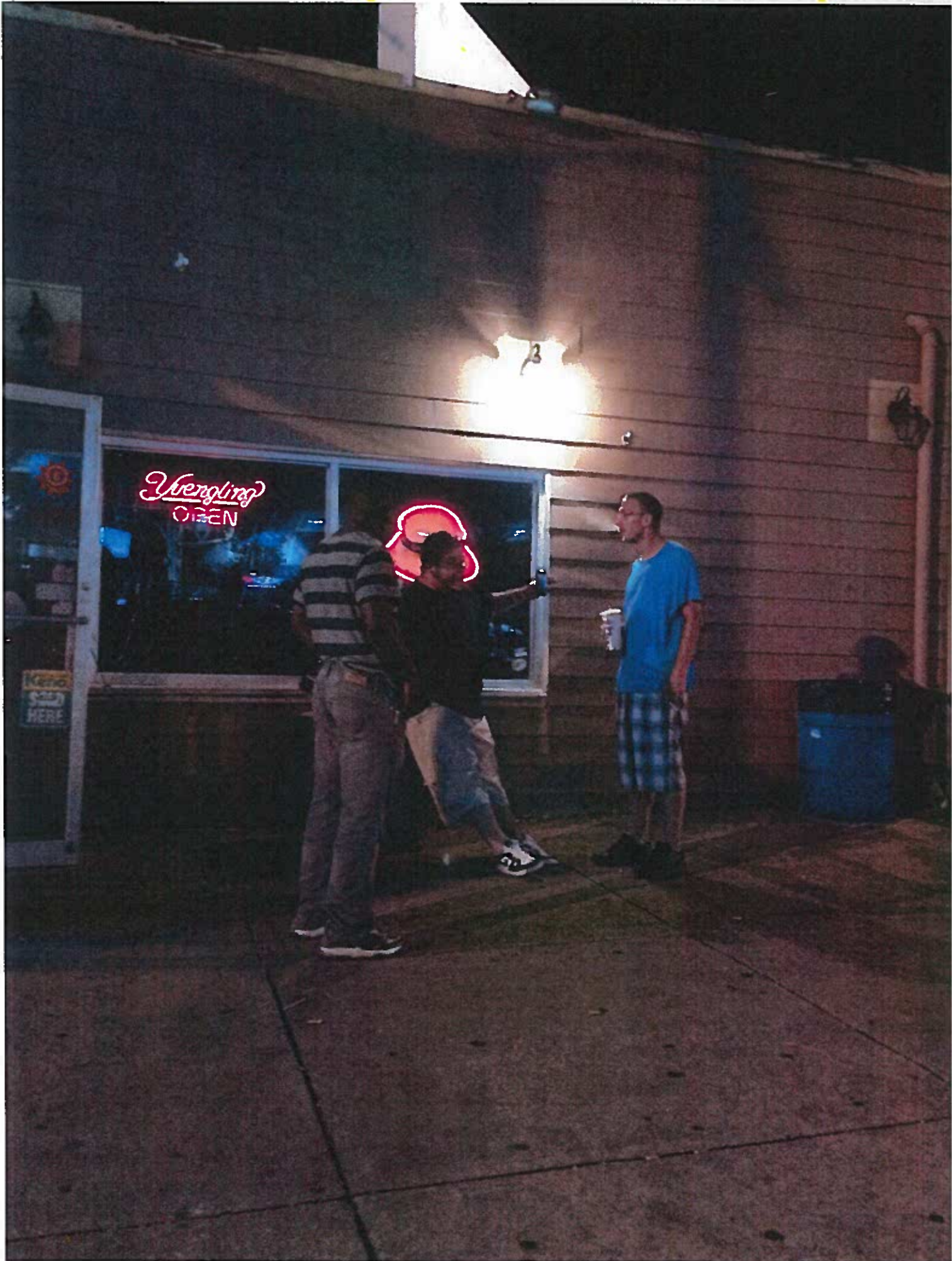
NOTE

THE ORIGINAL OF THIS SHEET IS GIVEN TO YOU FOR YOUR INFORMATION AND INSTRUCTION. KEEP IT IN A HANDY PLACE UNTIL THE NEXT INSPECTION. INSTRUCTIONS GIVEN BY INSPECTOR SHOULD BE FOLLOWED AND CONDITIONS NOTED AS UNSATISFACTORY CORRECTED.

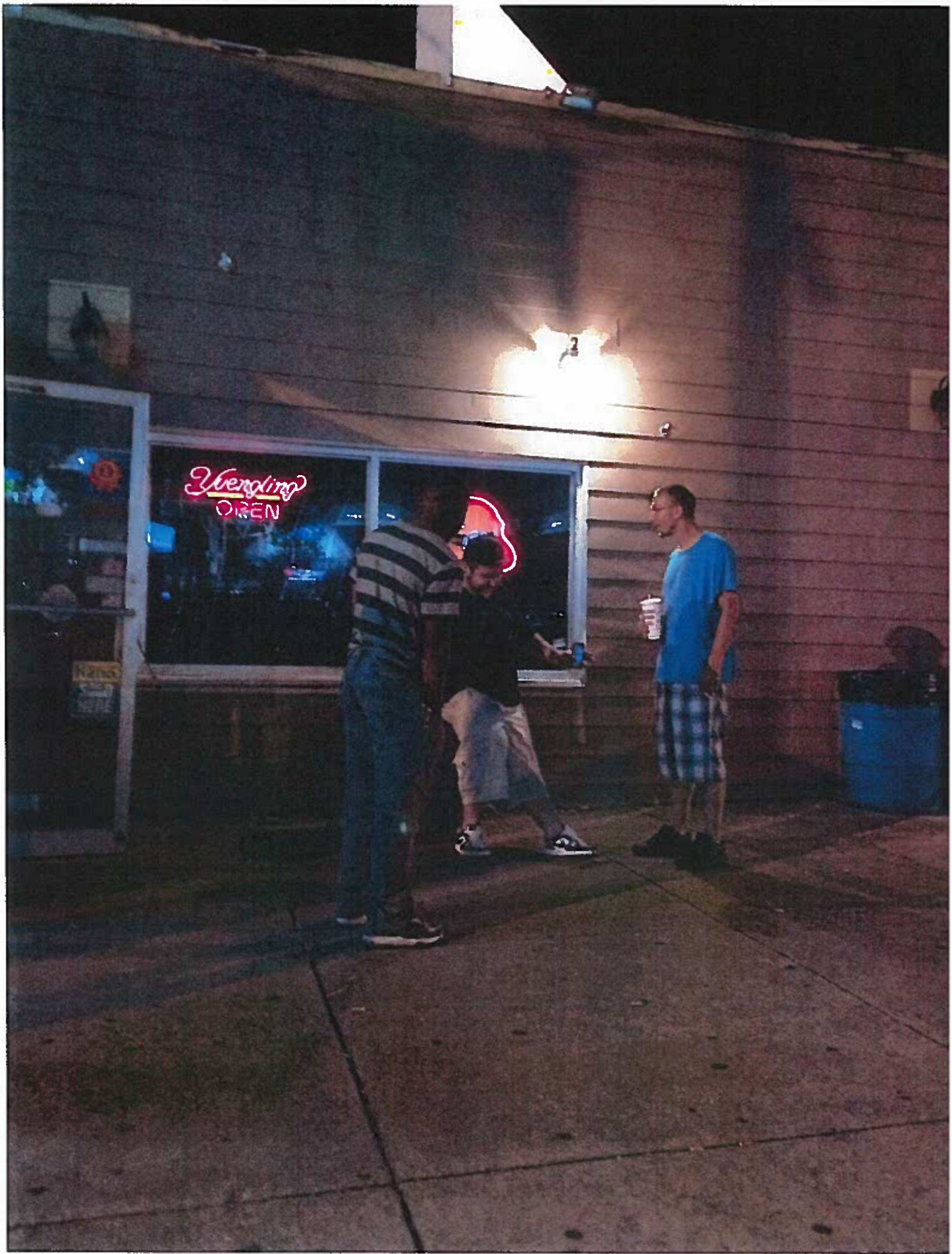
INSPECTOR'S REMARKS

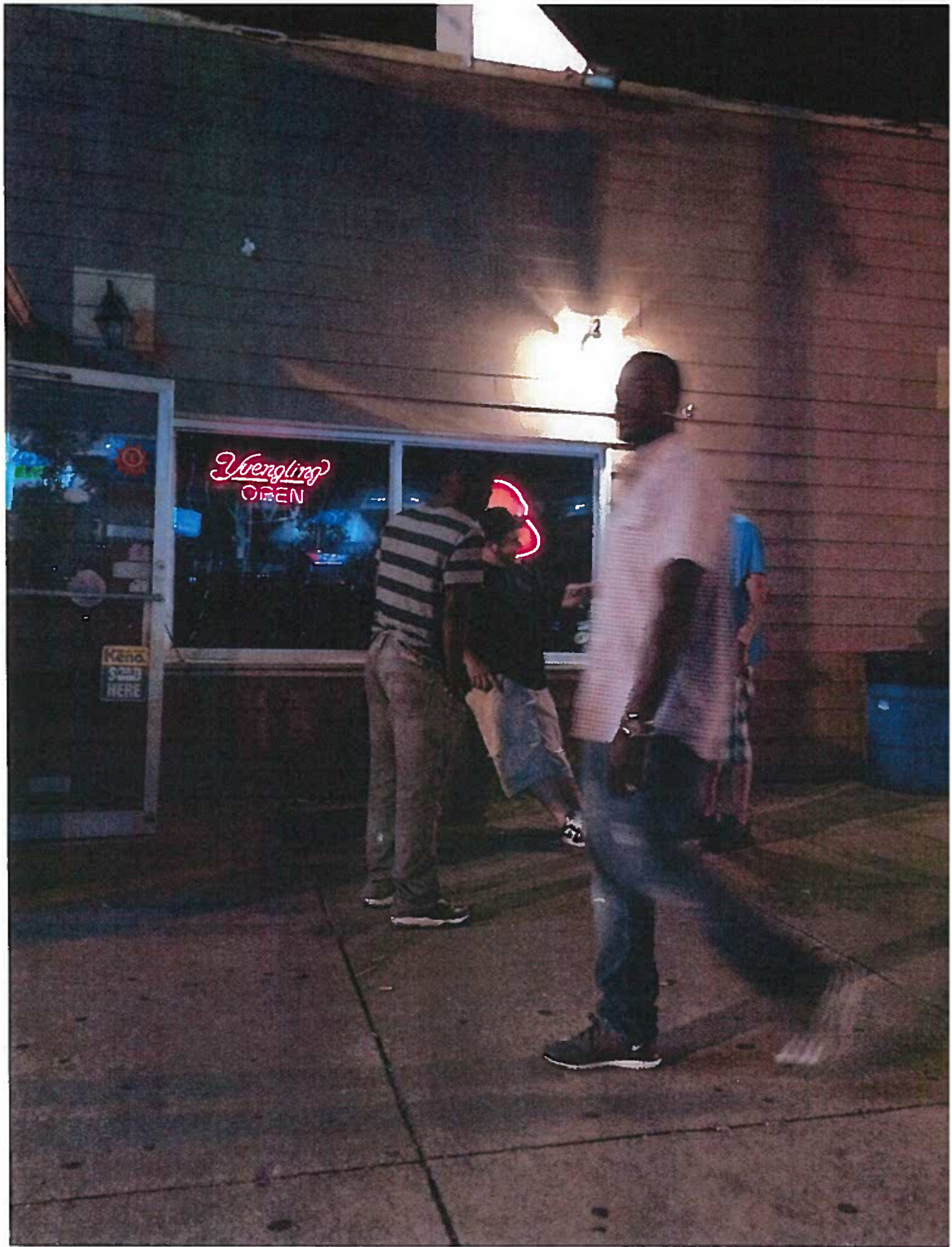
Health 12-31-15



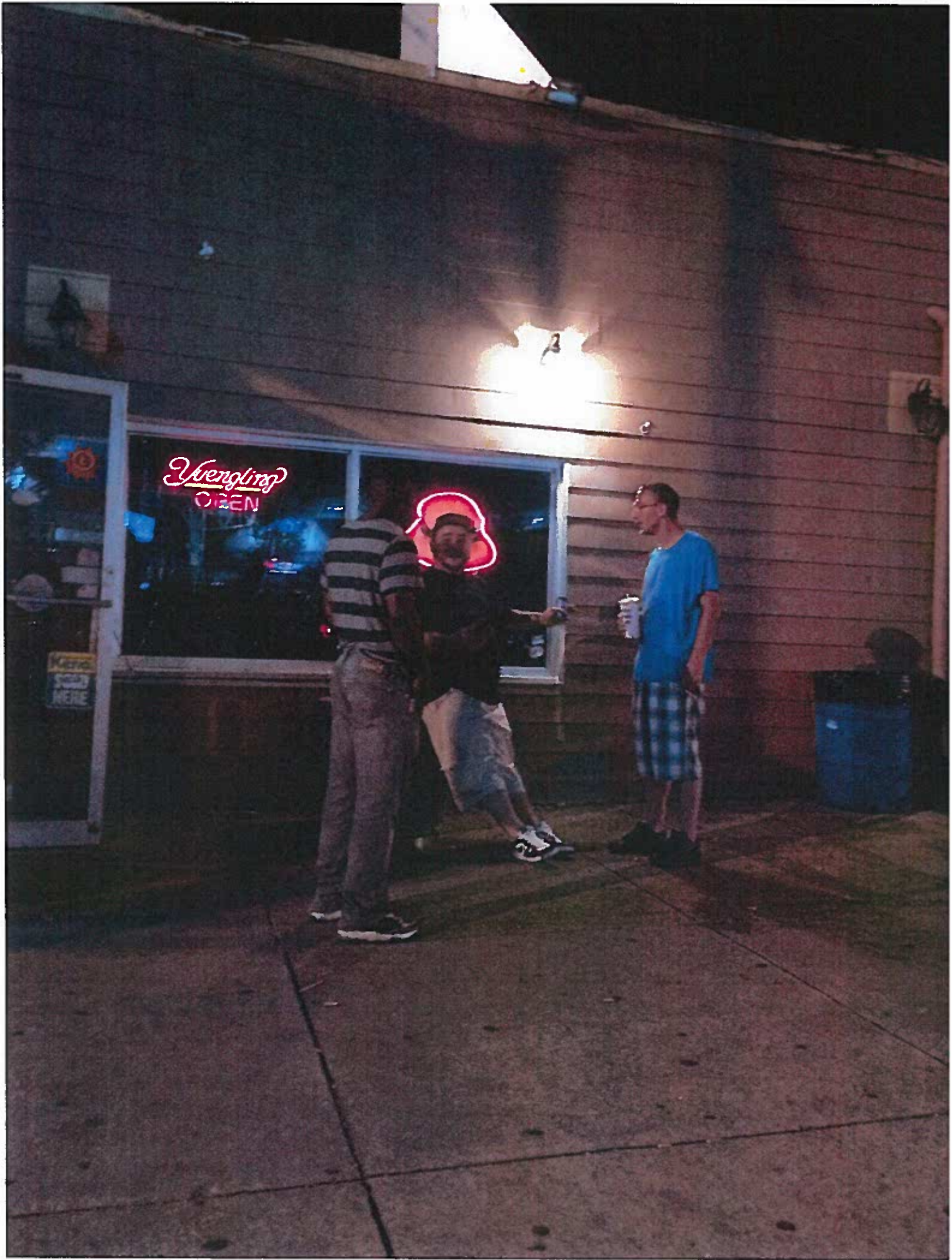














**Violations:**

**Licensee: Bok Soon Kwon & Eun Ju Park**

**J.J.P., Inc. T/a World Wide Liquors**

**5910 Pulaski Highway**

**Class "A" Beer, Wine & Liquor License**

**Violation of Rule 4.18 Illegal Conduct** – August 20, 2015 – At approximately 11:55 pm, Inspector Karanikolis, Inspector Chrissomallis, and Agent Fosler visited the establishment to conduct a special investigation based on a 311 complaint alleging that a minor was selling alcohol. At this time, an Inspector entered the establishment and purchased an alcoholic beverage, a bottle of Heineken Beer, from an individual that appeared to be a young teen. After the purchase was consummated BLLC inspectors entered the establishment and were able to identify the individual who sold the beverage. After notifying the manager, BLLC inspectors confirmed that the individual who sold the alcoholic beverage was 14 years old. BLLC inspectors informed the owner, who was present and the father of the minor, that this was illegal and in violation of the Rules and Regulations of the BLLC.

**Violation of Rule 4.08 Employee**– August 20, 2015 – At approximately 11:55 pm, Inspector Karanikolis, Inspector Chrissomallis, and Agent Fosler visited the establishment to conduct a special investigation based on a 311 complaint alleging that a minor was selling alcohol. At this time, an Inspector entered the establishment and purchased an alcoholic beverage, a bottle of Heineken Beer, from an individual that appeared to be a young teen. After the purchase was consummated BLLC inspectors entered the establishment and were able to identify the individual who sold the beverage. After notifying the manager, BLLC inspectors confirmed that the individual who sold the alcoholic beverage was 14 years old. BLLC inspectors informed the owner, who was present and the father of the minor, that this was illegal and in violation of the Rules and Regulations of the BLLC.

**Violation History:**

- *No violations since 2004*

**Board Decision:**

# J.J.P., Inc., Bok Soon Kwon and Eun Park, T/A World Wide Liquors

## BALTIMORE CITY LIQUOR LICENSE BOARD

*Thomas Akras, Esq.*

INFORMATION		REGULATION VIOLATION	FACTS	PAST VIOLATIONS											
<table border="1"> <tr> <td><b>Corporate Name</b></td> <td>J.J.P., Inc., T/A World Wide Liquors</td> </tr> <tr> <td><b>Address</b></td> <td>5910 Pulaski Highway</td> </tr> <tr> <td><b>Class/License</b></td> <td>"A" – beer, wine, and Liquor License.</td> </tr> <tr> <td> </td> <td> </td> </tr> <tr> <td> </td> <td> </td> </tr> <tr> <td> </td> <td> </td> </tr> </table>	<b>Corporate Name</b>	J.J.P., Inc., T/A World Wide Liquors	<b>Address</b>	5910 Pulaski Highway	<b>Class/License</b>	"A" – beer, wine, and Liquor License.							<p>1. BLLC – Rule 4.18 Illegal Conduct</p> <p>2. BLLC – Rule 4.08 Employee</p>	<p>On August 20, 2015 at approximately 11:55 pm, Inspector Karanikolis, Inspector Chrissomallis, and Agent Fosler visited the establishment to conduct a special investigation based on a 311 complaint alleging that a minor was selling alcohol. At this time, an Inspector entered the establishment and purchased an alcoholic beverage, a bottle of Heineken Beer, from the an individual that appeared to be a young teen. After the purchase was consummated BLLC inspectors entered the establishment and were able to identify the individual who sold the beverage. After notifying the manager, BLLC inspectors confirmed that the individual who sold the alcoholic beverage was 14 years old. BLLC inspectors informed the owner, who was present and the father of the minor, that this was illegal and in violation of the Rules and Regulations of the BLLC.</p> <p>Evidence – Investigation Report (#1); and Inspector Photos (#2);</p> <p>SDAT – SDAT Good Standing; Traders License is active.</p>	<p>6/17/2004 – Rule 4.01(a) Minors – Guilty. 2 Day suspension and \$325.00 Fine.</p>
<b>Corporate Name</b>	J.J.P., Inc., T/A World Wide Liquors														
<b>Address</b>	5910 Pulaski Highway														
<b>Class/License</b>	"A" – beer, wine, and Liquor License.														
<p>Liquor Board Witnesses: Agent Fosler, John Chrissomallis, Tom Karanikolis</p>															

world wide liquors

BOARD OF LIQUOR LICENSE COMMISSIONERS  
OF BALTIMORE CITY

**INSPECTOR'S REPORT**

PROPRIETOR / LICENSEE(S): World P. Inc

ADDRESS: 5910 Blaski Hwy

DISTRICT: Christiansburg ZONE: CLASS KA

SPECTOR: Karen Kelly DATE: 8-20-15 TIME: 3:42pm

VIOLATIONS NOTED  
Minor (14 yrs) sold alcohol to  
liquor inspector

GENERAL APPEARANCE	DINING ROOM
✓	CAPACITY
✓	LOCATION
✓	CONDITION
2215	SANITATION
10-30-13	MENU
✓	LOCATION
✓	CONDITION
✓	HOT WATER
✓	COOKING UTENSILS
✓	STOVE
✓	REFRIGERATOR
0	STORAGE OF FOOD
0	TRASH CONTAINERS
0	RESTROOMS
	GENERAL CONDITION
	LOCATION
	SEPARATED
	PROPERLY MARKED
	VENTILATION
	LIGHTING
	FUNCTIONING TOILET
	PROPER SEATS
	SINK
	HOT / COLD WATER



INSTRUCTIONS GIVEN TO LICENSEE

*[Signature]*  
SIGNATURE OF LICENSEE OR MANAGER

**NOTE**

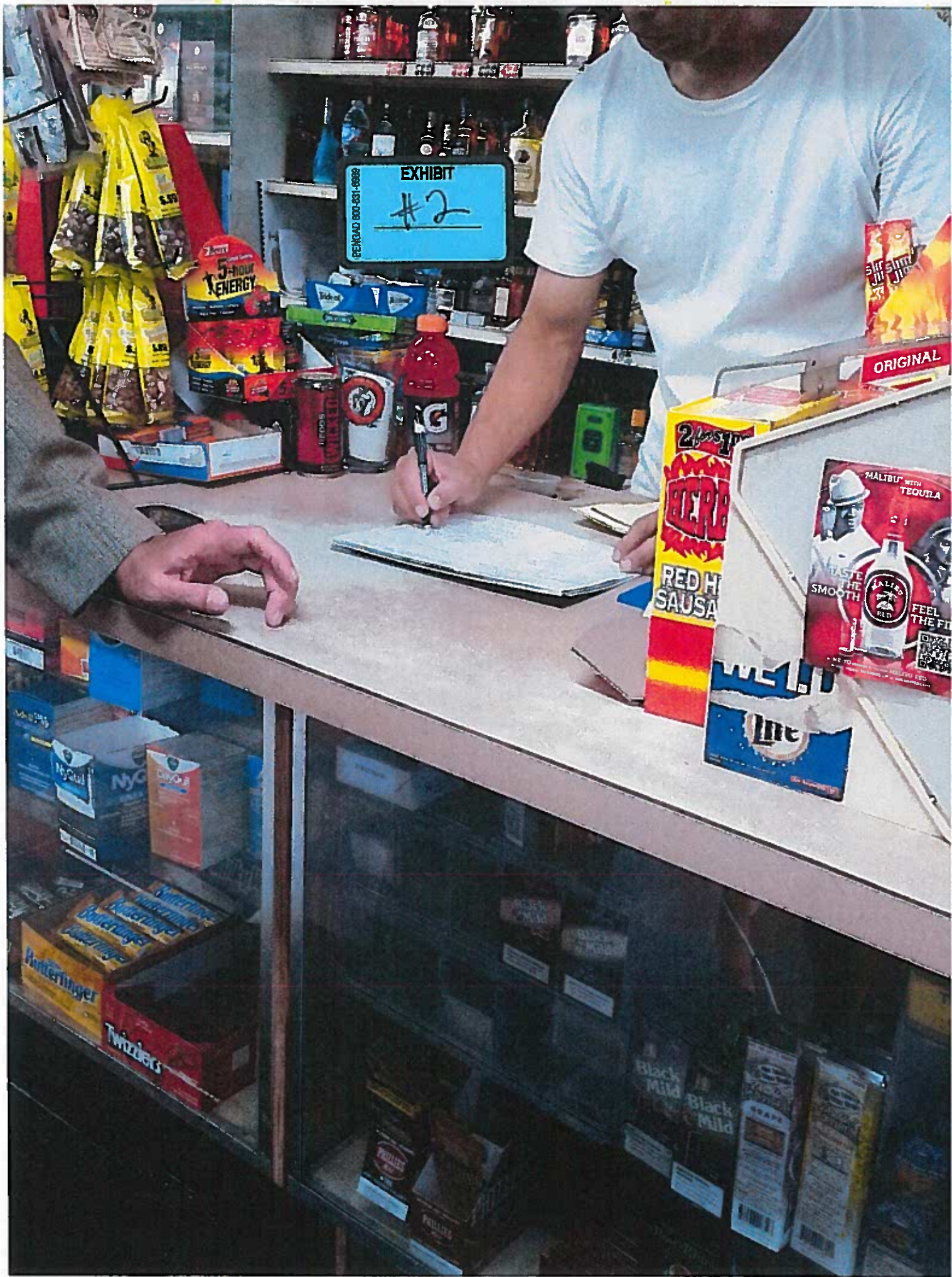
THE ORIGINAL OF THIS SHEET IS GIVEN TO YOU FOR YOUR INFORMATION AND INSTRUCTION. KEEP IT IN A HANDY PLACE UNTIL THE NEXT INSPECTION. INSTRUCTIONS GIVEN BY INSPECTOR SHOULD BE FOLLOWED AND CONDITIONS NOTED AS UNSATISFACTORY CORRECTED.

**INSPECTOR'S REMARKS**

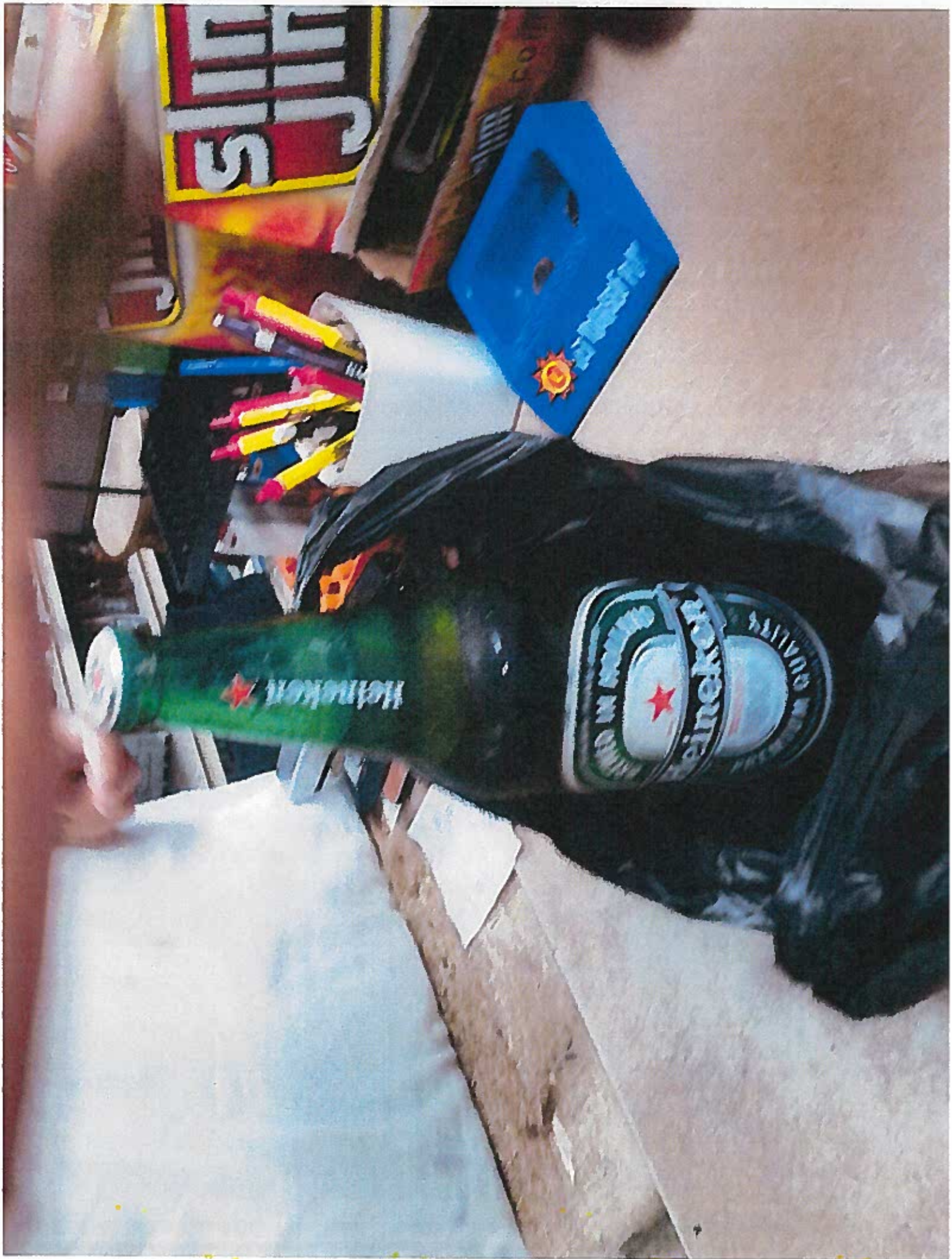
Health Permit 03-06-16

Reliable Church Hill 08-05-15  
# 319255629

311 Complaint 15-0066820  
alleged minor selling alcohol.







**Violations:**

**Licensee:** Myoung Ouk Kim

Kimsink Enterprises, Inc. T/a Club Paradise

1300-02 Laurens Street

Class "BD7" Beer, Wine & Liquor License

**Violation of Rule 3.02 Cooperation** – August 14, 2015 – On August 10, 2015 at approximately 12:35 am, Police Officer Bauer of the Baltimore City Police Department responded to a shooting call that occurred near the establishment. Upon arriving on the scene Officer Bauer was able to identify two shooting victims. According to the victims, they were shot by an unidentified male who approached one of the victims in front of the establishment. Det. Ambrose of the Baltimore City Police Department assumed control of the investigation and discovered that the establishment had cameras set up on the outside of their building which could have captured footage of the incident. Det. Ambrose entered the establishment and requested to see the footage. On that date, Det. Ambrose was allowed to see the footage – it showed the suspect walking southbound on the block and begin firing at one of the victims. On August, 14, 2015 Baltimore Police returned to the establishment to request a copy of the footage. Mr. Kim who is the owner of the establishment denied access to the camera system to the Police. In addition, he stated that the system could not have recovered any of the footage and that it had been broken for weeks.

**Violation History:**

- *Recently transferred in January 2015, no violations since transfer.*

**Board Decision:**

# Kimsink Enterprises, Inc., Myoung Ouk Kim, T/A Club Paradise

## BALTIMORE CITY LIQUOR LICENSE BOARD

Thomas Akras, Esq.

INFORMATION		REGULATION VIOLATION	FACTS	PAST VIOLATIONS											
<table border="1"> <tr> <td><b>Corporate Name</b></td> <td>Kimsink Enterprises, Inc T/A Club Paradise</td> </tr> <tr> <td><b>Address</b></td> <td>1300 Laurens Street</td> </tr> <tr> <td><b>Class/License</b></td> <td>"BD7" – beer, wine, and Liquor License.</td> </tr> <tr> <td></td> <td></td> </tr> <tr> <td></td> <td></td> </tr> <tr> <td></td> <td></td> </tr> </table> <p>Liquor Board Witnesses: P.O. Christopher Bauer I319 and Det. Wayne Ambrose I329</p>	<b>Corporate Name</b>	Kimsink Enterprises, Inc T/A Club Paradise	<b>Address</b>	1300 Laurens Street	<b>Class/License</b>	"BD7" – beer, wine, and Liquor License.							<p>1.BLLC – Rule 3.02 Cooperation</p> <p>2.BLLC – Rule 4.08 Employee</p>	<p>On August 10, 2015 at approximately 12:35 am, Police Officer Bauer of the Baltimore City Police Department responded to a shooting call at occurred near the establishment. Upon arriving on the scene Officer Bauer was able to identify two shooting victims. According to the victims, they were shot by an unidentified male who approached one of the victims in front of the establishment. Det. Ambrose of the Baltimore City Police Department assumed control of the investigation and discovered that the establishment had cameras set up on the outside of their building which could have captured footage of the incident. Det. Ambrose entered the establishment and requested to see the footage. On that date, Det. Ambrose was allowed to see the footage – it showed the suspect walking southbound on the block and begin firing at one of the victims. On August, 14, 2015 Baltimore Police returned to the establishment to request a copy of the footage. Mr. Kim who is the owner of the establishment denied access to the camera system to the Police. In addition, he stated that the system could not have recovered any of the footage and that it had been broken for weeks..</p> <p>Evidence – Investigation Report (#1); Police Case File (#2)  <i>(#3) Police Report</i>                      SDAT – SDAT Good Standing; Traders License is active.</p>	<p>New Ownership as of 1/8/2015</p>
<b>Corporate Name</b>	Kimsink Enterprises, Inc T/A Club Paradise														
<b>Address</b>	1300 Laurens Street														
<b>Class/License</b>	"BD7" – beer, wine, and Liquor License.														





INCIDENT REPORT Form 04/008 09-26-98

POLICE DEPARTMENT BALTIMORE, MARYLAND

Person Property Vehicle Miscellaneous Domestic Related Gang Related Juvenile Related Hate Crime

Form with multiple sections: 1 Crime / Incident (Agg. Assault by Shooting), 2 Complaint Number (7150804174), 3 Location of Offense (1300 block Laurens St.), 4 Date / Time Occurred (10 Aug. 15/ 0035Hrs), 5 Date / Time Reported (10 Aug. 15/ 0035Hrs), 6 Unit (7A41x), 7 Post of Occurrence (Sector 4), 8 Reporting Area, 9 Street Code, 10 CAD Number (0073), 11 Location Given by Dispatcher (Same as #3), 12 Comparison Report No., 13 Case Status (Open), 14 Case Disposition (Not Cleared), 15 Follow-up (Yes), 16 Crime Code, 17 Crime Classification, 18 Describe Location of Offense or Type of Premise (City Street), 19 Reported by Crime Watcher (No), 20 Complainant / Victim (James Wilkes), 21 Injuries and Location on Body (multiple gunshot wounds), 22 Victim / Assessor Relationship (N/A), 23 Current / Former Cohabitant (No), 24 Reporting Person (Same as #20), 25 Witness Parent/Guardian, 26 Suspect, 27 Trademarks of Suspect(s) (Shot Victim), 28 Point of Entry, 29 Location Last Seen (1300 Laurens St.), 30 Manner of Escape (Unk), 31 Direction of Escape (Unk), 32 Weapon / Means of Attack (Handgun), 33 Method Used to Commit Crime (Shot Victim), 34 Type of Property Taken, 35 Total Loss Value, 36 Vehicle Information, 37 Registered Owner Name, 38 Recovered by, 39 Method of Theft, 40 Evidence of Stripping / Tampering, 41 Repo. Check, 42 Tow List Check, 43 Owner Notified, 44 Tow Information, 45 Detective Notified (Detective Ambrose), 46 Medical Examiner Notified, 47 Crime Lab Technician Name (Tech Colter), 48 Hot Desk Person Notified, 49 Communications Supervisor, 50 Citywide Broadcast, 51 Victim Assistance/Incident Information Form(s) Provided, 52 Copies Forwarded To (WD DDU), 53 Reporting Officer Name (P/O Christopher Bauer), 54 Approving Supervisor Name, 55 RMS Data Entered By, 56 Reviewer, 57 Referred To.

On August 10, 2015 at 0035hrs, Officer Bauer responded to the 1300 block of Laurens St. for a shooting. Upon his arrival, Officer Bauer saw a black female later identified as, Dansya Strong DOB 11-11-95, at the entrance to club paradise suffering from a gunshot wound. Officer Bauer also saw a black male later identified as, James Wilkes DOB 2-27-86, inside club paradise suffering from multiple gunshot wounds. Medic 4 responded to the scene and transported Ms. Strong to Shock Trauma and Medic 15 responded to the scene and transported Mr. Wilkes to Shock Trauma. Detective Ambrose, 3962, was notified of the shooting and responded to the scene. Crime lab Tech Colter, 5846, responded to the scene and processed same. Detective Ambrose took control of the investigation and a copy of this report was given to the Western District Detective Unit. Further investigation revealed that a black male shot Mr. Wilkes and a stray bullet struck Ms. Strong.

REPORT SHOULD BE TYPED OR LEGIBLY PRINTED IN BLACK INK



INCIDENT REPORT Form 04/008 1100-25-68

POLICE DEPARTMENT BALTIMORE, MARYLAND

Person Property Vehicle Miscellaneous Domestic Related Gang Related Juvenile Related Hate Crime

1 Crime / Incident: Liquor Board Violation; 2 Complaint Number: 7-150804174; 3 Location of Offense / Incident (Exact Street Address): 1300 Laurens Street; 4 Date / Time Occurred: 8/30/15 2300; 5 Date / Time Reported: S/A #4; 11 Location Given by Dispatcher: On View; 12 Companion Report No.; 13 Case Status: Open; 14 Case Disposition: Not Cleared; 16 Follow-up: No; 18 Crime Code; 17 Crime Classification; 18 Describe Location of Offense or Type of Premise: Paradise Liquors; 19 Reported by Crime Watcher: Yes

6 Unit: 3962; 7 Post of Occurrence: Sec 4; 8 Reporting Area; 9 Street Code; 10 CAD Number; 11 Location Given by Dispatcher: On View; 12 Companion Report No.; 13 Case Status: Open; 14 Case Disposition: Not Cleared; 16 Follow-up: No; 18 Crime Code; 17 Crime Classification; 18 Describe Location of Offense or Type of Premise: Paradise Liquors; 19 Reported by Crime Watcher: Yes

20 Complainant / Victim: Name (Last, First, MI), or Firm Name / Business: Det. W. Ambrose; Residence / Address (Include City, County, State, Zip): 1034 N. Mount Street; Sex, Race, Age, DOB; Where Employed or School Attending (Include City Located); Occupation; Hours of Employment/Residence Phone; Other Phone; Sobriety; 21 Injuries and Location on Body; Victim's Condition; Victim Hospitalized Facility: Yes/No; 22 Victim / Assailant Relationship; 23 Current / Former Cohabitant: Yes/No

24 Reporting Person: Name (Last, First, MI): S/A #20; Sex, Race, Age, DOB; Address (Include City, County, State, Zip); Residence Phone; Other Phone

25 Witness Parent/Guardian: Name (Last, First, MI); Address (Include City, County, State, Zip); Residence Phone; Other Phone

26 Suspect: Name (Last, First, MI): Paradise Liquors; Address (Include City, County, State, Zip): 1300 Laurens Street; Sex, Race, Age, DOB, Height, Weight; Complexion; Hair Color/Length/Style; Hat; Eyes; Facial Hair; Teeth; Shirt/Coat; Pants; Shoes; Additional Descriptors (Tattoos, Piercings, Scars, Marks, Accent, etc.); Arrest Number

27 Trademarks of Suspect(s) (Action / Conversation); 28 Point of Entry; 29 Location Last Seen; 30 Manner of Escape; 31 Direction of Escape; 32 Weapon / Means of Attack; 33 Method Used to Commit Crime; 34 Type of Property Taken; 35 Total Loss Value

36 Vehicle Information: Suspect, Victim, Towed, Other; Tag Number; State; Expiration; Vehicle Year/Make; Model; Body Style/Color; Mileage; Vehicle Identification Number (VIN); Ignition Locked; Keys in Ignition; Doors Locked; Windows Closed; Radio in Car; Battery in Car; Spare Tire in Car; Trunk Locked

37 Registered Owner Name (Last, First, MI); Sex, Race, Age, DOB; Address (Include City, County, State, Zip); 38 Recovered by; 39 Method of Theft; 40 Evidence of Stripping / Tampering; 41 Repo. Check: Yes/No; 42 Tow List Check: Yes/No; 43 Owner Notified: Yes/No

44 Tow Information: Location Towed From; Location Towed To; Towed by; Tow Truck Operator Signature

45 Detective Notified: Sequence No./Assignment; Unit Number; Date; Time; 46 Medical Examiner Notified: Date; Time

47 Crime Lab Technician Name; Unit Number; Time; 48 Hot Desk Person Notified: Time

49 Communications Supervisor Notified: Yes/No; 50 Citywide Broadcast: Yes/No; Time; 51 Victim Assistance/Incident Information: Explain Form(s) Provided: Yes/No

52 Copies Forwarded To

Conf'd Sections Narrative: (1) Construction of any preceding items. (2) Property Listing, to include property taken and seized/submitted evidence/property; (3) Describe details of incident, include all steps taken in preliminary investigation. (4) List all additional notifications, including name, agency or assignment, unit number, telephone number, date, time. (5) List of arrests, including Arrest Numbers and charges.

On 8/10/15 at approximately 0035, a shooting was reported under this same CC#. In reference to the shooting, Det. Ambrose went into Paradise Liquors, located at 1300 Laurens Street, to attempt to obtain video footage of the incident. While observing the footage, Det. Ambrose observed a b/m approach James Wilkes(m-b-2/27/87) and begin firing multiple shots at Mr. Wilkes while chasing him down the street. Also a second victim was struck, identified as Danaya Strong. On 8/14/15, members of the Baltimore Police Cyber Crimes Unit responded to the location of "Paradise Liquors" to recover the footage that Det. Ambrose observed. The owner of the location, "Mrs. Kim" refused the Cyber Crimes Unit access to the footage, stating that the system had been broken for "several weeks and there is no way that it had captured the incident that occurred." Det. Ambrose spoke with Mrs. Kim, via phone. Det. Ambrose advised Mrs. Kim that he had observed the footage on the night of the incident and Mrs. Kim again stated that the system no longer records. Follow up will be conducted in reference to same.

53 Reporting Officer Name (PRINT CLEARLY): Det. W. Ambrose; Sequence No.: 1329; Assignment: WD/DDU; Signature

54 Approving Supervisor Rank and Name: Sgt. J. Herzog; Sequence No.: 1249; Assignment: WD/DDU; Signature

55 RMS Data Entered by; Sequence No./Date; Time; 56 Reviewer; 57 Referred To

REPORT SHOULD BE TYPED OR LEGIBLY PRINTED IN BLACK INK