

February 15, 2018

Applicant(s): Krista Paton and Sabrina Turner
Urban Axes Baltimore, LLC, T/a Urban Axes
1 N. Haven Street 21224

Class: "BD7" Beer, Wine & Liquor License

Application to transfer ownership and location of a Class "BD7" Beer, Wine & Liquor license presently located at 1515-17 E. Clement Street to 1 N. Haven Street.

(a) **Applicant(s) Information:** (1) Krista Paton was born in Ogden, UT in August of 1982. She lives Philadelphia, PA; and (2) Sabrina Turner was born in Baltimore, MD in May of 1981. She lives in Baltimore, MD.

(b) **Ownership Breakdown:** (1) Krista Paton (25%); (2) Matthew Paton (25%); (3) Stuart Jones (25%); and (4) Shaun Hurley (25%).

(c) **Purchase Price of Business:** The purchase price of the business was \$55,000. A deposit of \$5,000 was made. \$50,000 to be paid at settlement.

(d) **Qualified Voters:** Elizabeth Koontz, Mary Voneiff, and Dan Sparaco are qualified Baltimore City voters.

(e) **Zoning:** Applicants have applied for a USE permit, for the use of property as a tavern with accessory indoor recreation as per BMZA2017-438 approved with conditions (recreation will be Tuesday – Sunday from 11am – 11 pm, no alcohol consumption in indoor recreation area...etc.).

(f) **Corporate Standing** Urban Axes Baltimore, LLC is a MD LLC and as of 1/31/2018 is active and in good standing.

(g) **Posting Report:** The location was posted on 1/19/2018, reposted 1/29/2018, and was rechecked on 2/9/2018. This meets the 10-day rule. There are 11 licensed liquor establishments in the 4x4 area: "B" BW- 1; "A" BWL-1; "B" BWL-3; "D" BWL-1; and "BD7" BWL-5.

(h) **Timeline:** On or about 3/5/2017 this establishment ceased operation. On 8/29/2017 a letter was sent to the Board, for a hardship extension. On 2/1/2018, the Board granted the hardship extension. The hardship extension expires on 2/28/2017. The applicant filed their application to transfer ownership of this location on 1/10/2018. Thus, the application was filed in a timely manner and the license is valid.

(i) **Letters of Support/Opposition:** At this time the Board has a letter of support from The Highlandtown Community Association.

In considering this request, under the provisions of Alcohol Beverages Article 4-210(A) the Board must consider the following factors: 1. The public need and desire for the license; 2. The number and location of existing license holders; 3. The potential effect on existing license holders of the license for which application is made; 4. The potential commonality or uniqueness of the services and products to be offered by the business of the applicant; 5. The impact of the license for which application is made on the health, safety, and welfare of the community, including issues relating to crime, traffic conditions, parking, or convenience; and 6. Any other factor that the local licensing Board considers necessary.

Board's Decision:

Application for Alcoholic Beverages License Board of Liquor License Commissioners for Baltimore City

NEW/TRANSFER/EXPANSION/AMENDMENT(S) APPLICATION FEE - \$600.00

***Place cursor on the field to enter text Do Not tab.

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

EXPLANATION OF REQUEST: Transfer of Ownership and Location of License CLASS TYPE: BD-7

IF NEW LICENSE REQUEST, THEN ADDRESS OF PROPOSED LOCATION: _____

IF TRANSFER OF OWNERSHIP ONLY, THEN ADDRESS OF CURRENT LICENSE: _____

IF TRANSFER OF OWNERSHIP AND LOCATION, THEN CURRENT ADDRESS OF LICENSED LOCATION: 1515 E. Clement Street

IF TRANSFER OF OWNERSHIP AND LOCATION, THEN ADDRESS OF PROPOSED RELOCATION: 1 North Haven Street

CORPORATE/LLC/LLP/PARTNERSHIP NAME: Urban Axes Baltimore LLC TRADE NAME: Urban Axes

BUSINESS PHONE NUMBER: (240) 389-2937 BUSINESS EMAIL ADDRESS: _____

ATTORNEY FOR THE APPLICANT: Justin A. Williams ADDRESS: 25 S. Charles Street, 21st Floor, Baltimore, MD 21201 PHONE: (410) 727-6600

Part of Premises Used (Note: Floors and Areas for Storage): Portion of 1 N. Haven Street as shown on floor plan/diagram

Live Entertainment provided? Yes No What Kind (Ex. DJ, Band, Etc.)? _____

Outdoor Table Service Provided? Yes No Off Premise Catering of Food and Alcohol? Yes No Catering Application filed with BLLC? Yes No

Delivery of alcohol? Yes No Zoning Receipt or Current Certificate of Occupancy Permit attached to Application? Yes No

Please note that as per Alc. Bev. Art. § 12-1407(A)(2), an application for the issuance or transfer, is not complete unless the applicant has obtained approval and/or verification from the Baltimore Municipal Zoning Administration (BMZA)

1. Applicant A

Krista Paton _____
 (Full name) (Telephone no.) E-mail (Required)
 716 League Street Philadelphia PA 19147 N/A
 (Residence) Street City State Zip Code (period of residency in Baltimore City)
 August 1982 Female Ogden, UT
 (Month/Year of Birth) (Sex: Male or Female) (Place of Birth)
 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

Sabrina Johnson Turner _____
 (Full name) (Telephone no.) E-mail (Required)
 305 W. Fayette Street, Apt. 1803 Baltimore MD 21201 10+ years
 (Residence) Street City State Zip Code (period of residency in Baltimore City)
 May 1981 Female Baltimore, MD
 (Month/Year of Birth) (Sex: Male or Female) (Place of Birth)
 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.)

 (Residence) Street City State Zip Code (period of residency in Baltimore City)

 (Month/Year of Birth) (Sex: Male or Female) (Place of Birth)
 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?

RECEIVED
 2018 JAN 10 PM 1:09
 BOARD OF LIQUOR LICENSE COMMISSIONERS

1. Has the applicant(s) been adjudged guilty of a felony in the State of Maryland or any other? Yes No - If yes, indicate applicant and explain.

Applicant A B C

2. Has the applicant(s) 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 an explanation in adjacent space provided.

Applicant A B C

3. State whether the applicant(s) has ever been adjudged guilty of any offense against the laws of the State of Maryland, any other State within the United States, or against the United States (Federal Crime)? Yes No - If yes, mark applicant and explain.

Applicant A B C

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

Applicant A B C

5. Has the applicant(s) ever had a liquor license suspended or revoked? Yes No If yes, mark applicant and explain.

Applicant A B C

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

Applicant A B C

7. Do the spouses or children of any of the applicant(s) have a financial interest in any other alcoholic beverages license or business in Baltimore City or any other jurisdiction in the State of Maryland? Yes No If yes, mark applicant and explain.

Applicant A B C

8. Are you financially interested in any other alcoholic beverages license applied, granted or issued? Yes No If yes, please explain.

Applicant A B C

9. Is the licensed premise currently open and operating? Yes No If no, then please explain when the establishment ceased operations.

10. Do any of the applicant(s) - personally or through an entity - 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 explain. If yes, please provide information as to the applicant(s) indebted - personally or through an entity - the amount of the indebtedness, and the name of the manufacturer, brewer, distiller, or wholesaler?

Applicant A B C

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

Name	Address	Phone	Email
Eli Linthicum	1-5 N Haven St. 21224	[REDACTED]	[REDACTED]

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.) *Please note that all licensees MUST have a FINANCIAL INTEREST in the license applied for as per Alc. Bev. Art. § 4-103 (a)(II). If necessary, please attach a list of the names and address of all outstanding stock holders who at the time of application own more than 5% of the outstanding stock of the corporation and the articles of incorporation, partnership agreement or articles of organization.*

- 1) NAME: Krista Paton ADDRESS: 716 League St. Philadelphia PA 19147 TITLE: Owner %OF STOCK HELD: 25
- 2) NAME: Matthew Paton ADDRESS: 716 League St. Philadelphia PA 19147 TITLE: Owner %OF STOCK HELD: 25
- 3) NAME: Stuart Jones ADDRESS: 716 League St. Philadelphia PA 19147 TITLE: Owner %OF STOCK HELD: 25
- 4) NAME: Shaun Hurley ADDRESS: 3495 Hillside Dr. Huntingdon Valley PA 19006 TITLE: Owner %OF STOCK HELD: 25

**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.

Signature of Applicant A

I hereby certify that on the _____ day of _____, 20____, before me, the subscriber, a notary public of the State of _____ in and for _____, personally appeared _____ the applicant(s) named in this renewal application made oath in due form of law that the matter and facts contained in said application are true and correct. As witness, my hand and notarial seal.

Signature: _____ [Notary Seal] My Commission expires _____

Printed Name: _____

Salima Johnson Trum
Signature of Applicant B

I hereby certify that on the 9 day of June, 2018, before me, the subscriber, a notary public of the State of Maryland in and for Harford Co, personally appeared Salima Johnson the applicant(s) named in this renewal application made oath in due form of law that the matter and facts contained in said application are true and correct. As witness, my hand and notarial seal.

Signature: *Diane Andrews* [Notary Seal] My Commission expires 8/25/19

Printed Name: *DIANE ANDREWS*

Signature of Applicant C

I hereby certify that on the _____ day of _____, 20____, before me, the subscriber, a notary public of the State of _____ in and for _____, personally appeared _____ the applicant(s) named in this renewal application made oath in due form of law that the matter and facts contained in said application are true and correct. As witness, my hand and notarial seal.

Signature: _____ [Notary Seal] My Commission expires _____

Printed Name: _____

Name and Address of the owners of the premise/landlord: Metro Development, LLC Phone Number: [REDACTED]

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

(I, WE) David Seibert, as President of Metro Development, LLC **HEREBY**
 CERTIFY, That (I am, we are) the owner(s) of the property located at 1 N. Haven Street,
 Baltimore, City with a Zip Code of 21224, 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.

I hereby certify that on the 3rd day of January, 2019 before me, the subscriber, a notary public of the State of MD, in and
 for Balt. County, personally appeared David Seibert, President of Metro Development, LLC the
 applicant(s) named in this renewal application made oath in due form of law that the matter and facts contained in said application are true and correct.

As witness, my hand and notarial seal.

Signature: [Signature]
 Printed Name: David Seibert, President

[Signature: Shelley Seibert]
 (Notary Seal) My Commission expires 9-6-2019
Shelley Seibert
NOTARY PUBLIC
BALTIMORE COUNTY
MARYLAND
 MY COMMISSION EXPIRES Sept. 6, 2019

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)

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

Please note that this is a public document and upon request
 will be provided to the general members of the public.

Name and Address of the owners of the premise/landlord: Metro Development, LLC Phone Number [REDACTED]

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

(I, WE) David Seibert, as President of Metro Development, LLC **HEREBY**
 CERTIFY That (I am, we are) the owner(s) of the property located at 1 N. Haven Street
 Baltimore, City with a Zip Code of 21224, 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 1 N. Haven Street 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 times.

I hereby certify that on the 3rd day of January, 2018 before me, the undersigned, a notary public of the State of MD and
 for David Seibert, personally appeared David Seibert, President of Metro Development, LLC
 applicant(s) named in this renewal application made oath in due form of law that the matter and facts contained in said application are true and correct.

As witness, my hand and notarial seal
 Signature: [Signature]
 Printed Name: David Seibert, President

[Signature]
 [Notary Seal] My Commission expires 9-6-2019
 Shelley Seibert
 NOTARY PUBLIC
 BALTIMORE COUNTY
 MARYLAND
 MY COMMISSION EXPIRES Sept 6, 2019

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)
Elizabeth Koontz	16045 Charles St.	<u>[Signature]</u>	9/1983	7.5 years
Marcy Voneiff	1528 Light St.	<u>[Signature]</u>	3/1980	4 years
Dan Sparaco	1600 Latrobe St	<u>[Signature]</u>	4/1975	7.5 yrs

Board of Liquor License Commissioners for the City of Baltimore.
 231 East Baltimore Street, 6th Floor, Baltimore, Maryland 21202
 Phone: 410-396-4377 Fax: 410-396-4382

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 will be provided to the general members of the public.

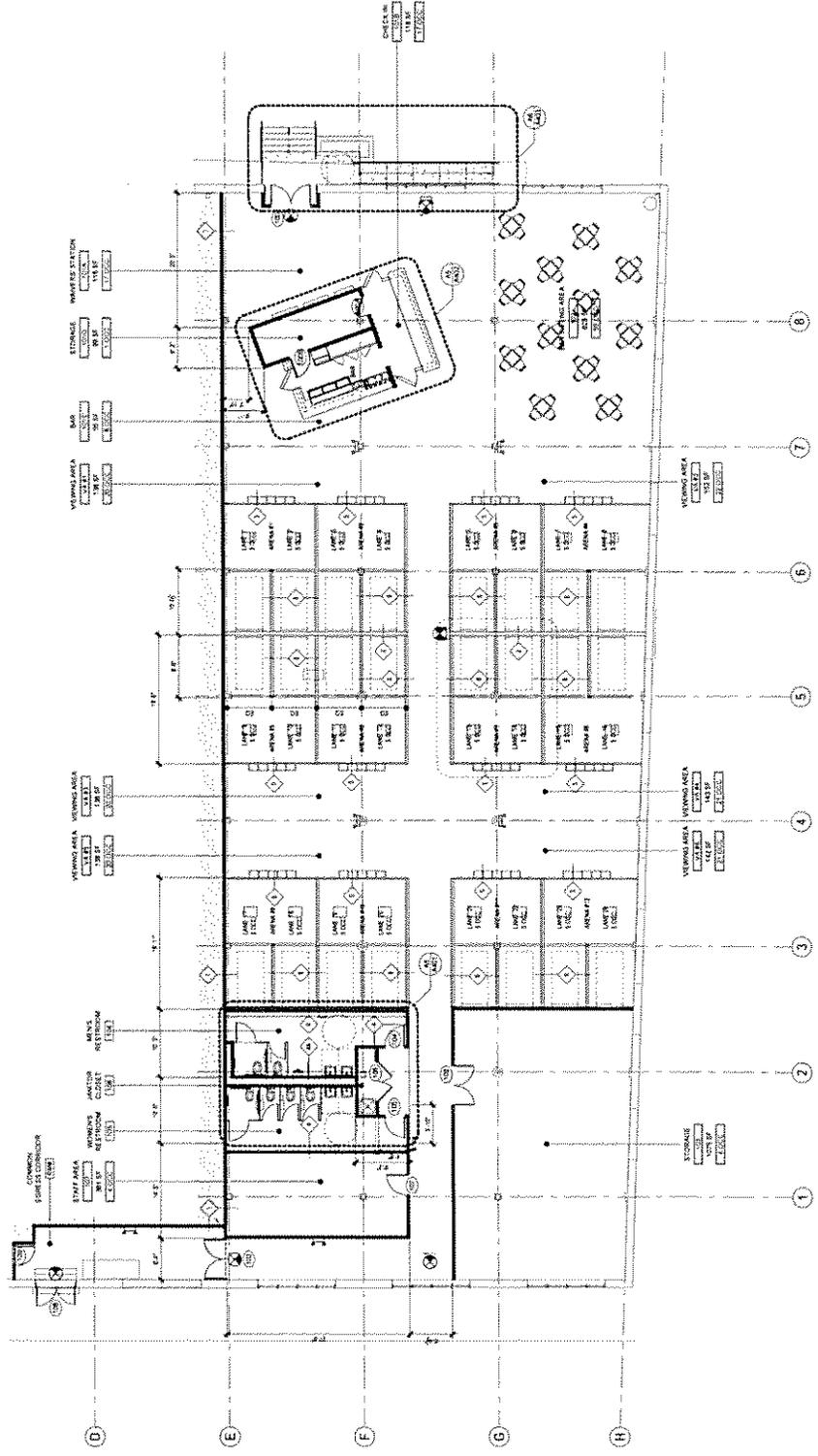
URBAN AXES | BALTIMORE
 BALTIMORE, MD 21224

**INTERIOR ALTERATIONS:
 TAVERN WITH ACCESSORY
 INDOOR RECREATION SPACE**

ARCHITECT
 STUDIO: URBAN AXES | BALTIMORE - RESEARCH
 178 BALTIMORE STREET, BALTIMORE, MD 21201
 PHONE: 410.524.1414 FAX: 410.524.1415
 CONSULTANT PLAN

PROPOSED NEW
 WORK PLAN

A201



BB 1ST FLOOR PLAN
 1/8" = 1'-0"



Liquor Board System

Version 1.0

Annual-Renewal ▼ | License-Transfer ▼ | One-Day ▼ | Add New License ▼ | Query ▼ | Help ▼

License Detail

License Info

License Num: **LBD7 418** Cert Num: **1186** Fee: **\$1,320.00** Status: **Renewed**
 License Date: 5/1/2017 License Year: 2017
 CR Number: 05109667
 Payment Date: 05-17-17

2016 - 2017 TPP Paid
 2017 Trader's License

Add Adult Entertainment License

Location

Corp Name: **CATHERINE STERLING, INC.**
 Trade Name: **LOCUST POINT TAVERN**
 Zone Code: 8
 Phone: 410-539-9436

Block Num: 1515-17 Street: CLEMENT STREET EAST
 City: BALTIMORE State: MD Zip: 21230

CR Number: 05109667

Portion of Business Used:
 FIRST FLOOR FOR BUSINESS & BASEMENT FOR STORAGE.

Restriction:

License Owners

First Name	Last Name	Street	City	State	Zip	Action	Change Owner
JOHN	BLAKE JR.(P.R.)	1882 POTOMAC ROAD	PASADENA	MD	21122	<input type="button" value="Edit"/>	<input type="button" value="Remove Owner"/>

Comments

Date	Comment	Action

06/22/2017	05/17/17 - Paid for 2017 License, Invoice #107897 but business is "Not In Good Standing"sb	Delete
05/17/2017	RELEASED STATE OF MD TAX HOLD.... /sb	Delete
01/18/2017	*****STATE OF MD TAX HOLD, letter sent to Licensee on January 17, 2017.***** /sb	Delete
01/17/2013	Application filed November 2012 to change ownership from a corporation to a limited liability company	Delete
11/04/2010	10/28/10 \$125 FINE PAID IN LIEU OF 11/18/10 HEARING #75210	Delete
06/20/2005	06/02/05 Public hearing re: Violation of rule 4.01(a) DECISION: GUILTY \$500 OR 5 DAYS SUSPENDED \$200. FINE \$300 OR 3 DAYS + \$125 ADM.FEE = \$425 06/06/05 FINE \$425 PAID IN FULL # 53423	Delete
03/01/2004	8/30/95 Beer sold to minor police cadet CC 9H-21880 11/2/95 Public hearing re: Violation of Rule 4.01(a) (sale to 1 minor) Guilty 5 day suspension or \$500 fine - reduced to 2 days or \$200. Fine paid 11/3/95 BT 00896	Delete

[Print History \(Print Card\)](#)

License num: LBD7 418 Address: 1515-17 CLEMENT STREET EAST
 Trade Name: LOCUST POINT TAVERN

Comment:

[Add Comment](#)

Hold Info





Maryland Business Express

[Home](#) [Log In / Create Account](#)

URBAN AXES BALTIMORE LLC: W18284653

- General Information**
- Filing History
- Personal Property

General Information

Department ID Number:

W18284653

Business Name:

URBAN AXES BALTIMORE LLC

Principal Office:

1 N HAVEN ST.
BALTIMORE MD 21224

Resident Agent:

INCORP SERVICES, INC
1519 YORK RD
LUTHERVILLE MD 21093

Status:

ACTIVE

Good Standing:

THIS BUSINESS IS IN GOOD
STANDING

» [Order Certificate of Status](#)

Business Type:

DOMESTIC LLC

Business Code:

ENTITIES OTHER THAN
CORPORATIONS

Date of Formation/ Registration:

09/21/2017

State of Formation:

MD

Stock Status:

N/A

Close Status:

N/A

[New Search](#) [Order Documents](#)

[Privacy and Security Policy](#) | [Accessibility Policy](#)

FOR FILING AND BUSINESS RELATED QUESTIONS

Maryland Department of Assessments & Taxation

410-767-1184 | Outside the Baltimore Metro Area: 888-246-0941

Maryland Relay: 800-736-2258

PROPOSED LOCATION: 1 N. Haven St.

MAP SUMMARY (RECAPITULATION)

TOTAL ESTABLISHMENTS IN MAP AREA 11

"A" BEER & WINE _____

"B" BEER & WINE 1

"C" BEER & WINE _____

"D" BEER & WINE _____

"A" BEER, WINE & LIQUOR 1

"A-2" BEER, WINE & LIQUOR _____

"B" BEER, WINE & LIQUOR 3

"C" BEER, WINE & LIQUOR _____

"D" BEER, WINE & LIQUOR 1

"BD7" BEER, WINE & LIQUOR 5

ARENA _____

HOTEL/MOTEL _____

RACING _____

PREPARED BY: John Minter DATE: 1/31/18

1 N. Haven St.

Liquor Establishments

Eaton Liquors- LA BWL

El Antro-BD7

El Deportivo Sport Bar-DBWL

El Tropical Restauraan- WB

Eldorado- BD7-

Island Lounge - BD7

My Cousin's Place-BD7

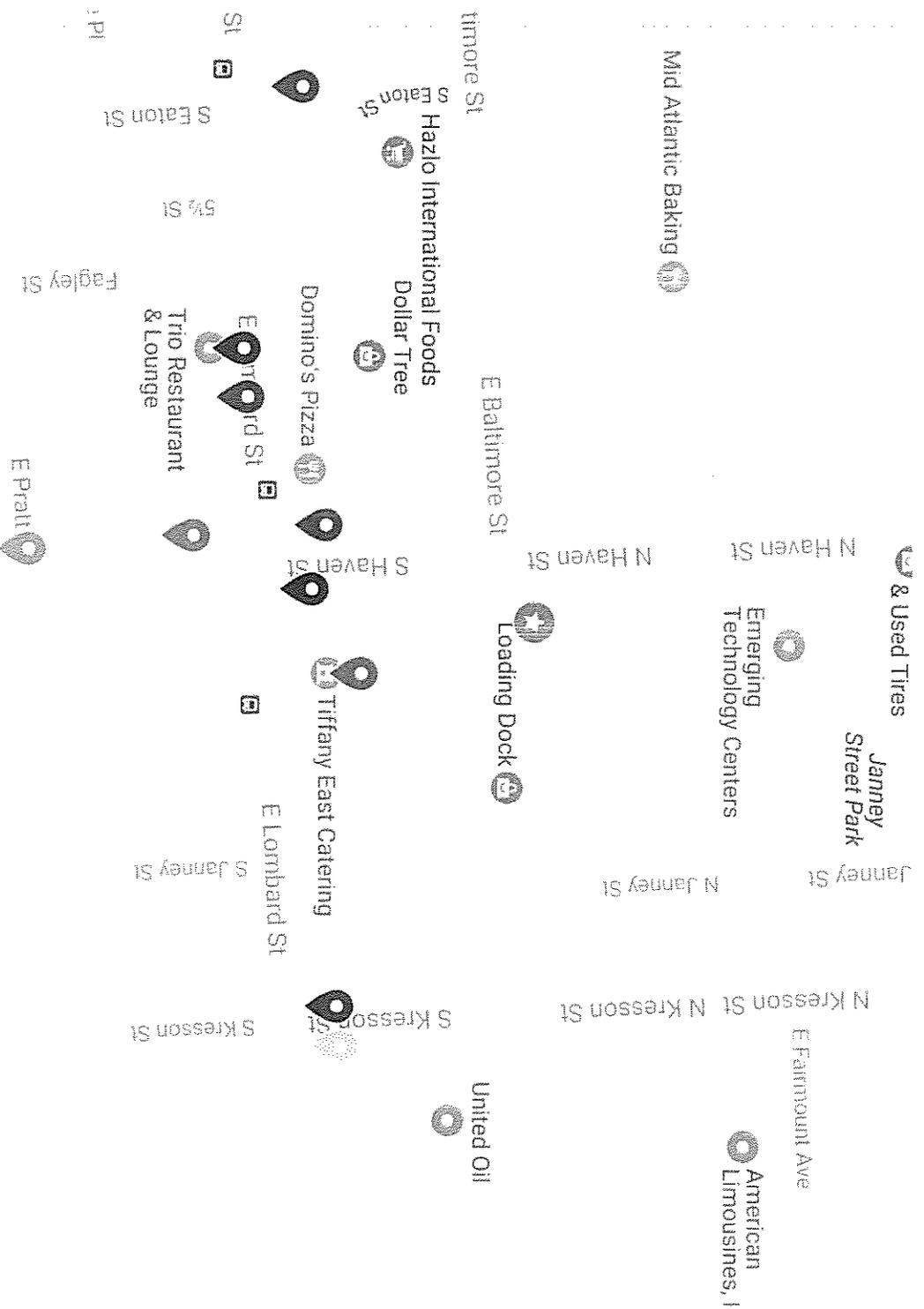
O'Ryan's Pub-BD7

Tiffany East Catering B BWL

Trio Restaurant & Lounge-
BBWL

Two Loueys Bar & Grill B BWL

Urban Axes - BD7



Board of Liquor License Commissioners

For Baltimore City
231 E. Baltimore Street, 6th Floor
Baltimore, Maryland, 21202-3258

POSTING SIGNS REPORT

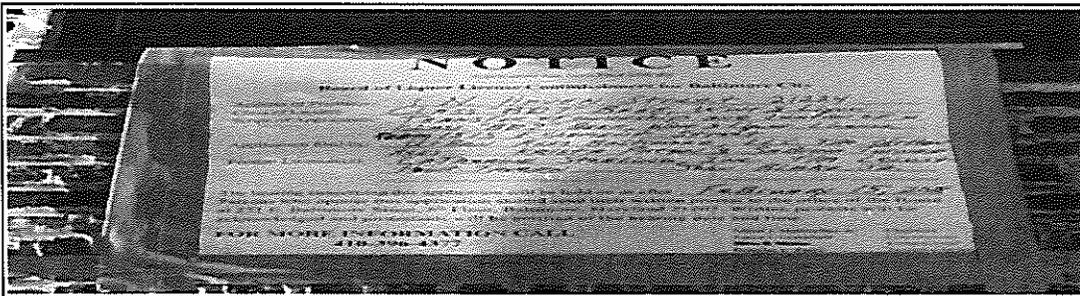
<i>Applicant(s) Name:</i>	<input type="text" value="Krista Paton & Sabrina Johnson Turner"/>
<i>Address of Premises:</i>	<input type="text" value="1 N. Haven St."/>
<i>Inspector:</i>	<input type="text" value="i:0#w baltimore\andy.perez"/>
<i>Date Posted:</i>	<input type="text" value="1/19/2018"/>
<i>Time Posted:</i>	<input type="text" value="12:30 PM"/>
<i>Date Rechecked:</i>	<input type="text"/>
<i>Time Rechecked:</i>	<input type="text"/>
<i>Manager or Owner when sign posted:</i>	<input type="text"/>

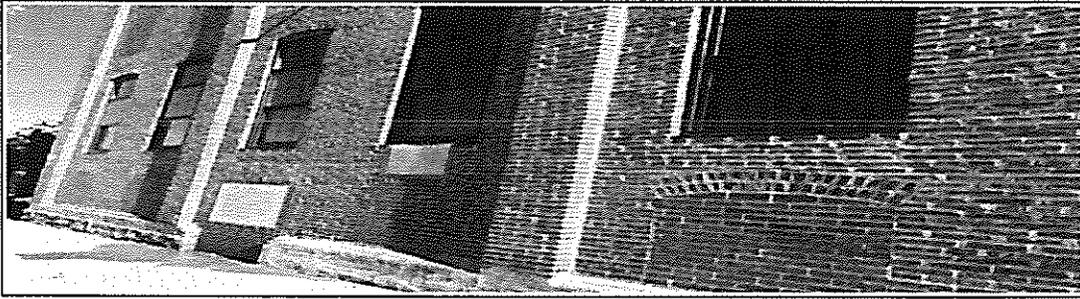
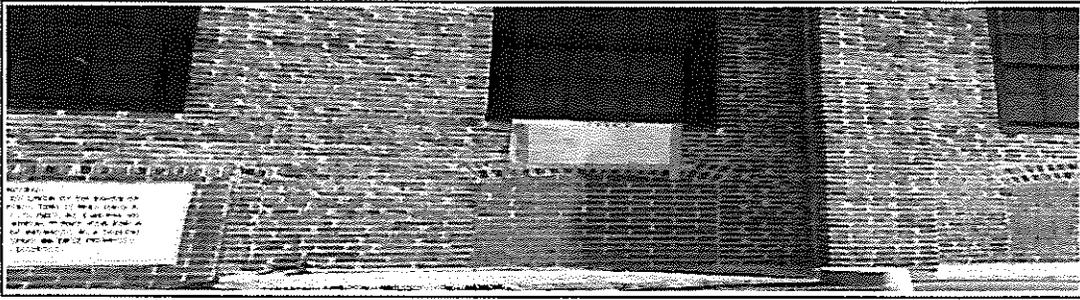
Summary on location of sign posted:

Sign posted of front of 1 N. Haven St. building.

Summary on location of sign rechecked:

Insert Photo of Sign and location:





Board of Liquor License Commissioners

For Baltimore City
231 E. Baltimore Street, 6th Floor
Baltimore, Maryland, 21202-3258

INSPECTORS REPORT - TRANSFERS/NEW APPLICATIONS

<i>Licensee Information (Trade Name):</i>	<input type="text" value="Urban Axes"/>
<i>Corporation Name:</i>	<input type="text" value="Urban Axes Baltimore LLC"/>
<i>Location Address:</i>	<input type="text" value="1 N. Haven St."/>
<i>License Type:</i>	Class "BD7" Beer, Wine and Liquor ▼
<i>Is the establishment open and operating in a safe and sanitary manner? (If not open, not in comments - CLOSED or NOT OPERATING)</i>	No ▼
<i>Is the location within 300 feet of Church and/or School?</i>	No ▼
<i>Date Posted?</i>	<input type="text" value="1/29/2018"/> <input type="button" value=""/>
<i>Date Removed?</i>	<input type="text" value=""/> <input type="button" value=""/>
<i>Are there any other licensed establishments within a two block radius?</i>	Yes ▼

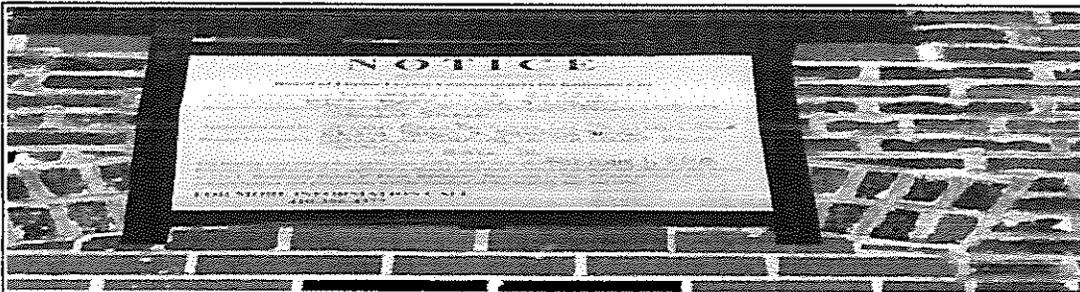
Other licensed locations - Describe/Note:

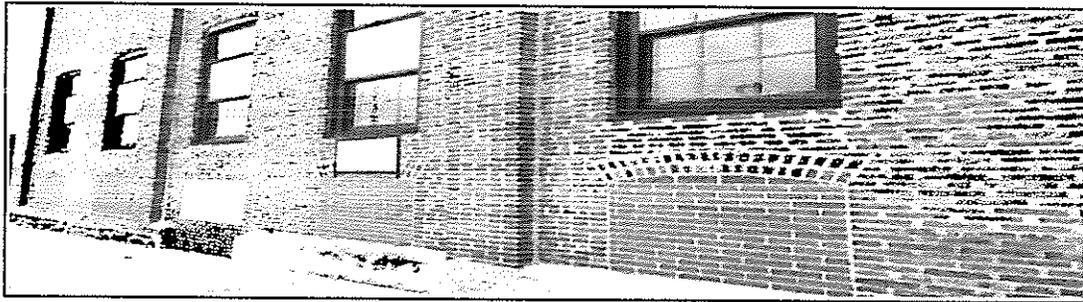
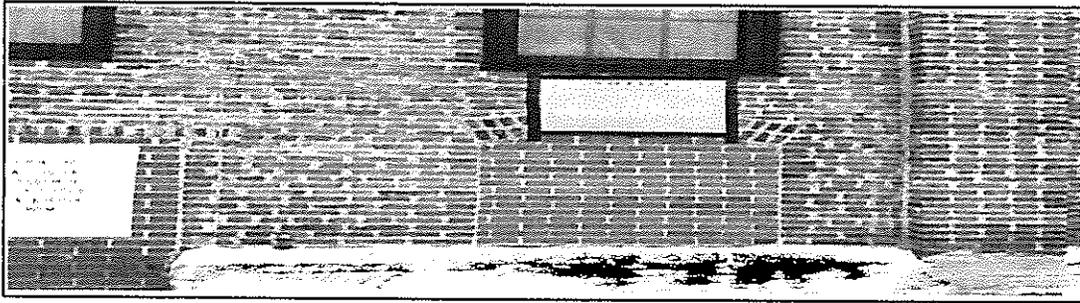
See Attached Map

Comments and Follow-up Items(s) (please note any issues or concerns about the location):

Application for transfer of ownership and location of BD7 license presently located at 1515 E. Clement

Insert Photo of Sign and location:





Attach Additional Photos

Inspector Name

Date and Time

i:\0#.w\baltimore\andy.perez

1/30/2018

12:17:07 PM

Name of Licensee (if present)

Submit

Board of Liquor License Commissioners

For Baltimore City
 231 E. Baltimore Street, 6th Floor
 Baltimore, Maryland, 21202-3258

POSTING SIGNS REPORT

Applicant(s) Name:	Krista Paton & Sabrina Johnson Turner
Address of Premises:	1 N. Haven St
Inspector:	i:\0#.w\j.baltimore\andy.perez
Date Posted:	1/29/2018
Time Posted:	2:20 PM
Date Rechecked:	2/9/2018
Time Rechecked:	
Manager or Owner when sign posted:	

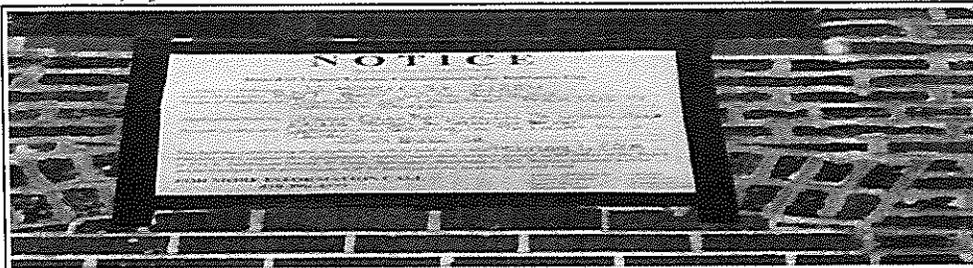
Summary on location of sign posted:

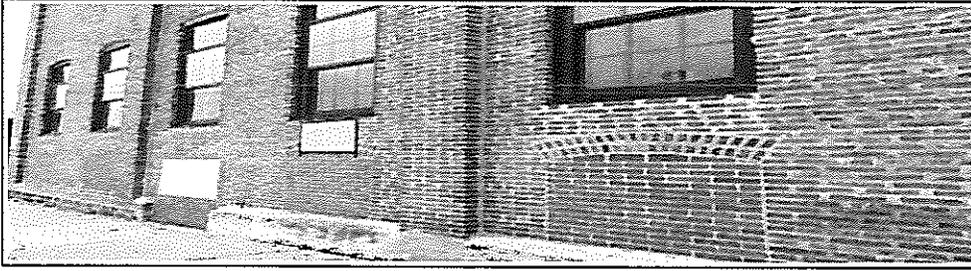
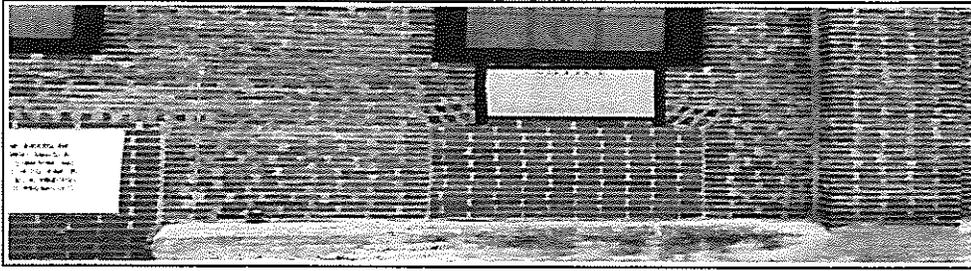
Sign posted in front of the building.

Summary on location of sign rechecked:

Sign remained as posted

Insert Photo of Sign and location:





BLLC Routine Inspection

Licensee Information

Address: 1515-17 CLEMENT STREET EAST 21230

Trade Name:

Corporation Name:

Type of License: Class "BD7" Beer, Wine and Liquor

Date/Time of Inspection:

Manager/Licensee:

Open/Closed Status

Open/Closed: Closed

Closed Date:

External Appearance

Clean and Free of Debris: Satisfactory

Internal Appearance

Location of Bar: N/A

Shape of Bar:

Condition of Bar Area/Floors: N/A

Hot Water: N/A

Disinfectant Solution: N/A

Three Compartment/Washer: N/A

Package Goods/BD7 Checklist

Bulletproof Partitioning: N/A

Separate Pkg. Goods Dept.: N/A

Separate Pkg. Goods Store: N/A

Bar/Tavern Open and Operating: N/A

Selling Household/Grocery: N/A

Dining Area

Capacity:

Location of Dining Area:

Condition of Dining Area/Floors: N/A

Sanitation: N/A

Menu: N/A

Business Records

Traders License: N/A

Alcohol Awareness Certification Date Issued:

Employee Records: N/A

Alcohol Beverage Information Invoice Numbers and Date:

Kitchen

Inspector Comments:

Restroom

Inspector Comments:

Public Safety

Exits Marked, Unobstructed: N/A

Fire Capacity:

Outdoor Seating Capacity:

Adult Entertainment - If Applicable

License is Valid: N/A

Dancers Present 18 and older: N/A

Cleanliness of Dressing Room: N/A

Ancillary Services

Live Entertainment (Describe):

Outdoor Table Service: N/A

Violations

Violation Issued: No

Violations Noted:

Wrap-Up

Instructions Given to Licensee:

Inspector's Comments:

Licensed was renewed under Personal Representative John Blake...now filing hardship in process of transfer of location and ownership to 1 N. Haven St. sign posted 1/19/18

Photo Taken:



Owner Email:

Submitted by Inspector

Department Of Housing And Community Development
 Division Of Construction And Building Inspection

**Online Use & Occupancy Permit
 Application**

Property Address: 1 N HAVEN ST 101
 Block/Lot: 6264A/005

Permit No: USE2018-50040

Applicant: STUART JONES
 1 N HAVEN ST BALTIMORE MD 21224
 Owner/Lessee: Owner METRO DEVELOPMENT LLC
 Lessee STUART JONES

1001-000000-2600-159400-400540 Filing Fee	50.00
1001-000000-1500-102800-400230 Tax	3.00
1001-000000-2600-158009-400480 Use&Occupancy	45.00
Total :	98.00

**Please pay the Use & Occupancy permit fee
 before scheduling inspections.**

Property Use & Occupancy Information:

Existing Use : (Industrial) Warehouse

Proposed Use : (Commercial) Tavern

	Dwelling:	Roomming:	Efficiency:
Existing Count:	000	000	000
Proposed Count:	0	0	0

Description	Created	Completed	Assigned To
FIRE DEPARTMENT REFERRAL	01/10/2018		LDZI
HEALTH DEPARTMENT INSPECTION	01/10/2018		JWEL
One Stop Permit Office Review	01/10/2018		LONG
Application Received		01/09/2018	
Zoning Sign-off	01/09/2018	01/09/2018	

District:202

MINOR PRIVILEGE:

THIS IS NOT A PERMIT. THIS DOCUMENT IS PROOF OF APPLICATION FOR A PERMIT. YOU MUST OBTAIN THE ACTUAL PERMIT OR CERTIFICATE OF OCCUPANCY BEFORE THE BELOW STATED WORK OR USE CAN BEGIN. FOR MORE INFORMATION CONTACT THE ONE STOP SHOP PERMIT CENTER AT 443-984-1809.

(USE)THE PREMISES AS TAVERN WITH ACCESSORY INDOOR RECREATION AS PER BMZ2017-438 APPROVED WITH CONDITIONS (RECREATION WILL BE TUESDAY THROUGH SUNDAY FROM 11 AM-11 PM ,NO ALCOHOL CONSUMPTION IN INDOOR RECREATION AREA..ETC)

AFFIDAVIT BY: STUART JONES

THE OWNER OF THE DESCRIBED PROPERTY FOR THE PROJECT NAMED BELOW HEREBY APPROVED THIS PERMIT APPLICATION AND AGREES TO COMPLY WITH ALL ORDINANCES OF THE MAYOR AND CITY COUNCIL OF BALTIMORE AND TO DO NO WORK NOT SPECIFICALLY COVERED BY THIS APPLICATION. I DECLARE UNDER PENALTIES OF PERJURY THAT THIS APPLICATION, INCLUDING ANY ACCOMPANYING PLANS, SPECIFICATIONS, ETC. HAS BEEN EXAMINED BY ME AND TO THE BEST OF MY KNOWLEDGE AND BELIEF IS A TRUE, CORRECT AND COMPLETE STATEMENT OF THE WORK TO BE COVERED BY THIS APPLICATION. I ALSO DECLARE THAT I AM THE OWNER OR HAVE SPECIFIC APPROVAL OF THE OWNER TO ACT AS AGENT FOR THIS APPLICATION .

Project Name: UA USE AND OCCUPANCU

Owner First Name:

Role: Lessee

Owner Last Name Or Company Name: METRO DEVELOPMENT LLC

Applicant: JONES,STUART

Phone: [REDACTED]

Project Note:

Address1: [REDACTED]

Address2:

City: [REDACTED]

State: [REDACTED]

Zip: [REDACTED]

IN THE MATTER OF THE
PETITION OF: JUSTIN WILLIAMS

COPY

Baltimore City Board of Municipal
& Zoning Appeals

1 NORTH HAVEN STREET

Appeal No. 2017-438
Hearing Date: December 5, 2017



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

JAN 09 2018

RESOLUTION

This matter comes before the Board on referral from the Zoning Administrator for Baltimore City on Justin Williams's ("Petitioner" or "Appellant") application to use a portion of the premises as a tavern with accessory indoor recreation.

BACKGROUND

This property is located in an I-2 Zoning District and is improved by a two-story mixed-use building with current authorized use as a brewery and non-accessory offices.

Appellant filed this appeal to the Board on November 6, 2017, and appeared for a public hearing on December 5, 2017. No one appeared in opposition. Board staff and the Planning Department prepared memoranda evaluating the appeal. Following deliberations the Board voted to approve this appeal with conditions by unanimous vote.

DISCUSSION

Appellant proposes to use a portion of the premises as a tavern with accessory indoor recreation (accessory, indoor, competitive, supervised ax throwing). Under ZC §11-101 and Table 11-301, Taverns are listed as a conditional use in the I-2 District requiring Board of Municipal and Zoning Appeals approval subject to the applicable conditional use standards, bulk, yard, and parking requirements of the Zoning Code of the City of Baltimore. The Board may approve conditional uses pursuant to the standards and conditions provided under ZC §§5-405 and 5-406.

Under ZC §1-302(c), "Accessory use" means a use that is: (1) customarily incidental and subordinate to the principal use of the lot or principal structure served; and (2) except in a planned unit development, located on the same lot as the principal use or principal structure served. Further, under ZC §14-312, "recreation facilities" indoor or outdoor must be designed so that the location of entrances and exits, exterior lighting, noise levels, service areas, and parking and loading facilities will minimize traffic congestion, pedestrian hazards, and adverse impacts on adjacent properties.

Under ZC §16-101 and Table 16-406, one off-street parking space is required per 1,000 sq.ft. of indoor seating area for a tavern. The proposed 10,703 square foot tavern would therefore require eleven off-street motor vehicle parking spaces. Also under ZC §16-101 and Table 16-406, one off-street parking space is required per 2,000 square feet of gross floor area for recreation:

indoors. The proposed 10,703 square foot recreation area would therefore require five off-street motor vehicle parking spaces.

Conditional Use Tavern (with Accessory Indoor Recreation)

Appellant proposes to use a portion of the premises as a tavern with accessory indoor recreation (accessory, indoor, competitive, supervised ax throwing). The Board may approve conditional uses pursuant to the standards and conditions provided under ZC §§5-405 and 5-406.

Under ZC §5-406, neither the Board of Municipal and Zoning Appeals may approve a conditional use unless, after public notice and hearing and on consideration of the standards required by this subtitle, it finds that: (1) the establishment, location, construction, maintenance, or operation of the conditional use would not be detrimental to or endanger the public health, safety, or welfare; (2) the use would not be precluded by any other law, including an applicable Urban Renewal Plan; (3) the authorization would not be contrary to the public interest; and (4) the authorization would be in harmony with the purpose and intent of this Code. As a further guide to its decision on the facts of each case under ZC §5-406(b), the Board of Municipal and Zoning Appeals must consider the following, where appropriate: (1) the nature of the proposed site, including its size and shape and the proposed size, shape, and arrangement of structures; (2) the resulting traffic patterns and adequacy of proposed off-street parking and loading; (3) the nature of the surrounding area and the extent to which the proposed use might impair its present and future development; (4) the proximity of dwellings, churches, schools, public structures, and other places of public gathering; (5) accessibility of the premises for emergency vehicles; (6) accessibility of light and air to the premises and to the property in the vicinity; (7) the type and location of adequate utilities, access roads, drainage, and other necessary facilities that have been or will be provided; (8) the preservation of cultural and historic landmarks and structures; (9) the character of the neighborhood; (10) the provisions of the City's Comprehensive Master Plan; (11) the provisions of any applicable Urban Renewal Plan; (12) all applicable standards and requirements of this Code; (13) the intent and purpose of this Code; and (14) any other matters considered to be in the interest of the general welfare. (Ord. 16-581; Ord. 17-015.)

The Board reviewed the file and evidence submitted in support of this application and after a complete and comprehensive review of all the evidence before it the Board finds by competent evidence that the establishment, location, construction, maintenance, and operation of the proposed tavern with accessory indoor recreation would not be detrimental to or endanger the public health, safety, or welfare; the proposed use is not precluded by any other law, including an applicable Urban Renewal Plan; this authorization is not contrary to the public interest; and this authorization and proposed use are in harmony with the purpose and intent of this Code. In consideration of these standards including those criteria listed under ZC §5-406(b), and on review of the file, testimony, and evidence submitted in support of this conditional use application, the Board finds by competent evidence that Appellant's request meets the requirements of Article 32, the Zoning Code of the City of Baltimore.

Under ZC §5-405, before approving any conditional use, the Board of Municipal and Zoning Appeals or the City Council, as the case may be, may impose on the establishment, location, construction, maintenance, or operation of the conditional use any condition, restriction, or limitation that it considers necessary for the protection of the public interest. Any condition imposed under this subsection must be reasonably related and roughly proportional to the expected impact of the conditional use. Failure to comply with any condition, restriction, or

limitation imposed under this subtitle: (1) constitutes a violation of this Code; and (2) in addition to any other civil or criminal remedy or enforcement procedure is grounds for modification, suspension, or revocation of the conditional use. The Board imposes the conditions listed below to mitigate any inherent adverse impacts on the surrounding neighborhood.

Pursuant to ZC §1-302(c), the Board finds by competent evidence that accessory, indoor, competitive, supervised ax throwing is: (1) customarily incidental and subordinate to the principal use [tavern] of the lot or principal structure served; and (2) the accessory use is located on the same lot as the principal use or principal structure served. Further, the Board finds the plans sufficient to comply with ZC §14-312 such that the "recreation facilities" indoor or outdoor are designed so that the location of entrances and exits, exterior lighting, noise levels, service areas, and parking and loading facilities will minimize traffic congestion, pedestrian hazards, and adverse impacts on adjacent properties.

Variance(s): Off-Street Parking

Under ZC 5-305(a), the Board must evaluate the request for a variance based on the evidence presented at a public hearing in accordance with ZC §5-308. Under ZC §5-308, in order to grant a variance, the Board must find that because of the particular physical surroundings, shape, or topographical conditions of the specific structure or land involved, an unnecessary hardship or practical difficulty, as distinguished from a mere inconvenience, would result if the strict letter of the applicable requirement were carried out. This is a uniquely shaped lot bounded by a railroad easement right-of-way which is improved by a large industrial warehouse structure that occupies nearly the entire lot. As the proposed use and development is for adaptive reuse of an existing structure, the provision of additional on-site off-street parking spaces would prove a hardship and the Board finds by competent evidence that because of the particular physical surroundings, shape, and topographical conditions of the existing land and structure involved, a strict application of the Zoning Code would result in an unnecessary hardship or practical difficulty if the applicable bulk regulations for off-street parking were carried out. Because of these conditions, Appellant meets this threshold requirement for obtaining a variance.

To grant a variance under ZC §5-308(b), the Board must also find that: (1) the conditions on which the application is based are unique to the property for which the variance is sought and are not generally applicable to other property within the same zoning classification; (2) the unnecessary hardship or practical difficulty is caused by this article and has not been created by the intentional action or inaction of any person who has a present interest in the property; (3) the purpose of the variance is not based exclusively on a desire to increase the value or income potential of the property; (4) the variance will not: (i) be injurious to the use and enjoyment of other property in the immediate vicinity; or (ii) substantially diminish and impair property values in the neighborhood; (5) the variance is in harmony with the purpose and intent of this Code; (6) the variance is not precluded by and will not adversely affect: (i) any Urban Renewal Plan; or (ii) the City's Comprehensive Master Plan; (iii) any Historical and Architectural Preservation District; and (7) the variance will not otherwise: (i) be detrimental to or endanger the public health, safety, or welfare; or (ii) be in any way contrary to the public interest.

The conditions on which this application is based are unique to this property because of the existing railroad easement right-of-way and near complete lot coverage and the unnecessary hardship or practical difficulty caused by a strict application of the Zoning Code has not been created by the intentional action or inaction of any person who has a present interest in the

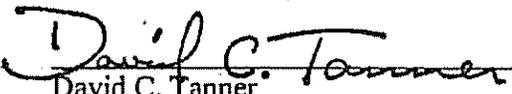
property. The purpose of the requested variance is not based exclusively on a desire to increase the value or income potential of the property as no such evidence was adduced at the hearing or can be inferred from the plans. The Board finds by competent evidence that the variance proposed will not be injurious to the use and enjoyment of other property in the immediate vicinity or will substantially diminish and impair property values in the neighborhood. The variance requested will be in harmony with the purpose and intent of this Code, is not precluded by and will not adversely affect any Urban Renewal Plan, the City's Comprehensive Master Plan, or any Historical and Architectural Preservation District. Lastly, the variance requested will not otherwise be detrimental to or endanger the public health, safety, or welfare, or be in any way contrary to the public interest.

For the reasons set forth above, and after giving public notice, reviewing the zoning records, holding a public hearing, considering all data submitted, and by authority of Ords. 16-581 and 17-015, enacted and corrected effective June 5, 2017, known as Article 32 Zoning, it is this 5th day of January, 2018, by the Baltimore City Board of Municipal and Zoning Appeals, hereby

RESOLVED, that Petitioner's request to use a portion of the premises as a tavern with accessory indoor recreation (accessory, indoor, competitive, supervised ax throwing) is **GRANTED** subject to the following **CONDITION(S)**:

- (1) Days and hours of operation of indoor recreation will be Tuesday through Sunday, 11:00am until 11:00pm;
- (2) Adequate floor to ceiling fencing will be installed between throwing lanes and to the rear of the throwing lane to protect participants and spectators;
- (3) No alcohol will be permitted in the indoor recreation area for consumption by indoor recreation participants; and
- (4) Proper supervision and safety measures will be taken at all times for the safety of participants, spectators, and patrons.

DO NOT START WORK OR USE THE PROPERTY UNTIL YOU OBTAIN A BUILDING OR A USE & OCCUPANCY PERMIT FROM THE DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT. YOU HAVE ONE YEAR FROM THE DATE OF THIS RESOLUTION TO OBTAIN A BUILDING PERMIT OR A USE & OCCUPANCY PERMIT.


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



HIGHLANDTOWN

COMMUNITY ASSOCIATION

August 8, 2017

Urban Axes
Attn: Stuart Jones
1 N. Haven Street
Baltimore, MD 21224

Mr. Jones,

The Highlandtown Community Association (HCA) is pleased to support the plan for an Urban Axes facility at 1 North Haven St. adjacent to Baltimore's Highlandtown neighborhood. Representatives of Urban Axes presented their plan to our members at our monthly HCA meeting in June of 2107. We understand that the hours of operation will be 11:00 AM to 11:00 PM Tuesday through Sunday. We also recognize that Urban Axes will have a license to sell Beer and Wine and that all staff will be trained in all aspects of responsible alcohol sales.

The Highlandtown Community Association has no objections to this plan. Please call me if you have any questions.

Thank you,

Brian Sweeney
President-Highlandtown Community Association
highlandtown21224@gmail.com

HIGHLANDTOWN COMMUNITY ASSOCIATION
P. O. BOX 12333
HIGHLANDTOWN, MD 21281-1333
www.highlandtown.com

HIGHLANDTOWN

COMMUNITY ASSOCIATION

January 23, 2018

Mr. David Tanner
Executive Director
Baltimore City Board of Municipal
and Zoning Appeals
417 E. Fayette Street, 14th Floor
Baltimore, MD 21202

Re: 1 N. Haven Street
BMZA Appeal No. 2017-438

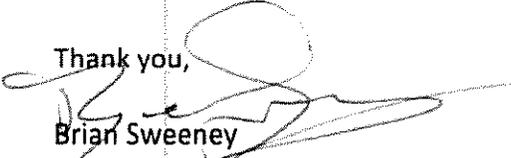
Dear Mr. Tanner,

This letter follows an earlier letter, dated August 8, 2017, addressed to Urban Axes, in which the Highlandtown Community Association (HCA) indicated it supported and had no objections to their proposed operation at 1 N. Haven Street.

While the plan presented by Urban Axes to our members indicated that their hours of operation would be from 11:00 AM to 11:00 PM on Tuesdays through Sundays, our members did not intend to request that the Board of Municipal and Zoning Appeals impose any type of restriction on days or hours of operation. Moreover, we believe an increase in the time during which commercial activity occurs at the site will help to deter crime in the vicinity, and hope that Urban Axes increases their days and hours of operation in the future. Accordingly, the HCA supports Urban Axes' request that you remove the condition restricting the days and hours of operation.

Please call me if you have any questions.

Thank you,



Brian Sweeney
President-Highlandtown Community Association

highlandtown21224@gmail.com

4828-2821-4874, v. 1

HIGHLANDTOWN COMMUNITY ASSOCIATION
P. O. BOX 12333
HIGHLANDTOWN, MD 21281-1333
www.highlandtown.com

February 15, 2018

Applicant(s): Lindsay Henry and Mary Voneiff
The Nook, LLC, T/a The Nook
801 W. Baltimore Street 21201

Class: "B" Beer & Wine License

Application to transfer ownership with continuation of outdoor table service.

(a) **Applicant(s) Information:** (1) Lindsay Henry was born in Baltimore, MD in July of 1991. She lives Pasadena, MD; and (2) Mary Voneiff was born in Baltimore, MD in March of 1980. She lives in Baltimore, MD.

(b) **Ownership Breakdown:** (1) Lindsay Henry (50%); (2) Jane Pruitt (50%); and (3) Mary Voneiff (0%).

(c) **Purchase Price of Business:** License transfer is part of a lease for 5 years with a take back clause at \$3,200 per month.

(d) **Qualified Voters:** Ashley Rodriguez, Jason Abendschein, and Blair Wooten are qualified Baltimore City voters.

(e) **Zoning:** Applicants have applied for a USE permit, for the use of property as a restaurant with outdoor table service.

(f) **Corporate Standing:** The Nook, LLC is a MD LLC and as of 1/31/2018 is active and in good standing.

(g) **Posting Report:** The location was posted on 1/11/2018, and checked on 1/22/2018. This meets the 10-day rule. There are 2 licensed liquor establishments in the 4x4 area: "A" BWL-1; and "B" BWL-1.

(h) **Timeline:** Last Inspection by BLLC was performed 1/16/2018. At that time, the establishment was open and operating.

(i) **Letters of Support/Opposition:** At this time the Board has no letter(s) of opposition or support.

In considering this request, under the provisions of Alcohol Beverages Article 4-210(A) the Board must consider the following factors: 1. The public need and desire for the license; 2. The number and location of existing license holders; 3. The potential effect on existing license holders of the license for which application is made; 4. The potential commonality or uniqueness of the services and products to be offered by the business of the applicant; 5. The impact of the license for which application is made on the health, safety, and welfare of the community, including issues relating to crime, traffic conditions, parking, or convenience; and 6. Any other factor that the local licensing Board considers necessary.

Board's Decision:

Application for Alcoholic Beverages License Board of Liquor License Commissioners for Baltimore City

NEW/TRANSFER/EXPANSION/AMENDMENT(S) APPLICATION FEE - \$600.00

***Place cursor on the field to enter text Do Not tab.

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

EXPLANATION OF REQUEST: Transfer of ownership CLASS TYPE: B

IF NEW LICENSE REQUEST, THEN ADDRESS OF PROPOSED LOCATION: _____

IF TRANSFER OF OWNERSHIP ONLY, THEN ADDRESS OF CURRENT LICENSE: 801 W. Baltimore Street, Baltimore, MD 21201

IF TRANSFER OF OWNERSHIP AND LOCATION, THEN CURRENT ADDRESS OF LICENSED LOCATION: _____

IF TRANSFER OF OWNERSHIP AND LOCATION, THEN ADDRESS OF PROPOSED RELOCATION: _____

CORPORATE/LLC/LLP/PARTNERSHIP NAME: The Nook, LLC TRADE NAME: The Nook

BUSINESS PHONE NUMBER: 443-873-7848 BUSINESS EMAIL ADDRESS: vabrecipes@gmail.com

ATTORNEY FOR THE APPLICANT: Caroline L. Hecker, Esq. ADDRESS: 25 S. Charles St., 21st Floor PHONE: 410-727-6600

Part of Premises Used (Note: Floors and Areas for Storage): a portion of the first floor with outdoor table service extending 10 ft to adjacent property at 825 W. Baltimore Street per BMZA 211-09

Live Entertainment provided? Yes No What Kind (Ex. DJ, Band, Etc.)? _____

Outdoor Table Service Provided? Yes No Off Premise Catering of Food and Alcohol? Yes No Catering Application filed with BLLC? Yes No

Delivery of alcohol? Yes No Zoning Receipt or Current Certificate of Occupancy Permit attached to Application? Yes No

Please note that as per Alc. Bev. Art. § 12-1407(A)(2), an application for the issuance or transfer, is not complete unless the applicant has obtained approval and/or verification from the Baltimore Municipal Zoning Administration (BMZA)

1. Applicant A

Lindsay Henry _____
 (Full name) (Telephone no.) E-mail (Required)

7521 Rock Creek Way Pasadena MD 21122 N/A
 (Residence) Street City State Zip Code (period of residency in Baltimore City)

07/1991 Female Baltimore, MD
 (Month/Year of Birth) (Sex: Male or Female) (Place of Birth)

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

Mary Stewart Voneiff _____
 (Full name) (Telephone no.) E-mail (Required)

1528 Light Street Baltimore, MD MD 21230 55 months
 (Residence) Street City State Zip Code (period of residency in Baltimore City)

03/1980 Female Baltimore, MD
 (Month/Year of Birth) (Sex: Male or Female) (Place of Birth)

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)

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?

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 LICENSING COMMISSIONERS
 BALTIMORE CITY

2018 JAN -2 PM 12:11

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1. Has the applicant(s) been adjudged guilty of a felony in the State of Maryland or any other? Yes No - If yes, indicate applicant and explain.

Applicant A B C

2. Has the applicant(s) 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 an explanation in adjacent space provided.

Applicant A B C

3. State whether the applicant(s) has ever been adjudged guilty of any offense against the laws of the State of Maryland, any other State within the United States, or against the United States (Federal Crime)? Yes No - If yes, mark applicant and explain.

Applicant A B C

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

Applicant A B C

5. Has the applicant(s) ever had a liquor license suspended or revoked? Yes No If yes, mark applicant and explain.

Applicant A B C

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

Applicant A B C

7. Do the spouses or children of any of the applicant(s) have a financial interest in any other alcoholic beverages license or business in Baltimore City or any other jurisdiction in the State of Maryland? Yes No If yes, mark applicant and explain.

Applicant A B C

8. Are you financially interested in any other alcoholic beverages license applied, granted or issued? Yes No If yes, please explain.

Applicant A B C

9. Is the licensed premise currently open and operating? Yes No If no, then please explain when the establishment ceased operations.

10. Do any of the applicant(s) - personally or through an entity - 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 explain. If yes, please provide information as to the applicant(s) indebted - personally or through an entity - the amount of the indebtedness, and the name of the manufacturer, brewer, distiller, or wholesaler?

Applicant A B C

RECEIVED

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

Name	Address	Phone	Email
Lindsay Henry	7521 Rock Creek Way, Pasadena, MD	[REDACTED]	[REDACTED]

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.) Please note that all licensees MUST have a FINANCIAL INTEREST in the license applied for as per Alc. Bev. Art. § 4-109 (a)(11). If necessary, please attach a list of the names and address of all outstanding stock holders who at the time of application own more than 5% of the outstanding stock of the corporation and the articles of incorporation, partnership agreement or articles of organization.

- 1) NAME: Lindsay Henry ADDRESS: 7521 Rock Creek Way, Pasadena, MD TITLE: Managing N % OF STOCK HELD: 50%
- 2) NAME: JANE PRUITT ADDRESS: 2211 Fox Hunt Court TITLE: Auth. Memt % OF STOCK HELD: 50%
Bel Air MD
- 3) NAME: _____ ADDRESS: _____ TITLE: _____ % OF STOCK HELD: _____
- 4) NAME: _____ ADDRESS: _____ TITLE: _____ % OF STOCK HELD: _____

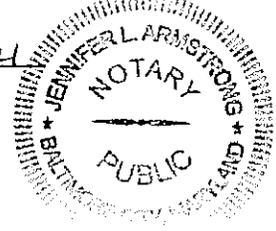
*Extract from Law: If any affidavit or oath required under the provisions of this Act shall contain any false statements, the offender shall be deemed guilty of perjury. And upon indictment and conviction thereof, shall be subject to penalties provided by Law for that crime.

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.

[Signature]
 Signature of Applicant A

I hereby certify that on the 27th day of December, 2017, before me, the subscriber, a notary public of the State of Maryland in and for Baltimore City, personally appeared Lindsay Henry the applicant(s) named in this renewal application made oath in due form of law that the matter and facts contained in said application are true and correct. As witness, my hand and notarial seal.

Signature: [Signature] [Notary Seal] My Commission expires 8/9/2021
 Printed Name: Jennifer L. Armstrong



Signature of Applicant B

I hereby certify that on the _____ day of _____, 20____, before me, the subscriber, a notary public of the State of _____ in and for _____, personally appeared _____ the applicant(s) named in this renewal application made oath in due form of law that the matter and facts contained in said application are true and correct. As witness, my hand and notarial seal.

Signature: _____ [Notary Seal] My Commission expires _____
 Printed Name: _____

Signature of Applicant C

I hereby certify that on the _____ day of _____, 20____, before me, the subscriber, a notary public of the State of _____ in and for _____, personally appeared _____ the applicant(s) named in this renewal application made oath in due form of law that the matter and facts contained in said application are true and correct. As witness, my hand and notarial seal.

Signature: _____ [Notary Seal] My Commission expires _____
 Printed Name: _____

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 3

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

Name	Address	Phone	Email
Lindsay Henry	7521 Rock Creek Way, Pasadena, MD	[REDACTED]	[REDACTED]

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.) Please note that all licensees MUST have a FINANCIAL INTEREST in the license applied for as per Alc. Bev. Art. 5-4-109 (a)(11). If necessary, please attach a list of the names and address of all outstanding stock holders who at the time of application own more than 5% of the outstanding stock of the corporation and the articles of incorporation, partnership agreement or articles of organization.

- 1) NAME: Lindsay Henry ADDRESS: 7521 Rock Creek Way, Pasadena, MD TITLE: Managing Member %OF STOCK HELD: 50%
- 2) NAME: JANE PRUITT ADDRESS: 2211 Fox Hunt Court Bel Air MD TITLE: Auth. Member %OF STOCK HELD: 50%
- 3) NAME: _____ ADDRESS: _____ TITLE: _____ %OF STOCK HELD: _____
- 4) NAME: _____ ADDRESS: _____ TITLE: _____ %OF STOCK HELD: _____

*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.

Signature of Applicant A

I hereby certify that on the _____ day of _____, 20____, before me, the subscriber, a notary public of the State of _____ in and for _____, personally appeared _____ the applicant(s) named in this renewal application made oath in due form of law that the matter and facts contained in said application are true and correct. As witness, my hand and notarial seal.

Signature: _____ (Notary Seal) My Commission expires _____

Printed Name: _____


Signature of Applicant B

I hereby certify that on the 29 day of December, 2017, before me, the subscriber, a notary public of the State of Maryland in and for Baltimore, personally appeared Mary Kancitt the applicant(s) named in this renewal application made oath in due form of law that the matter and facts contained in said application are true and correct. As witness, my hand and notarial seal.

Signature:  (Notary Seal) My Commission expires 11-13-2018

Printed Name: Peter J. Kochanski

Peter J. Kochanski
Notary Public
Baltimore County
State of Maryland
My Commission Expires 11-13-2018

Signature of Applicant C

I hereby certify that on the _____ day of _____, 20____, before me, the subscriber, a notary public of the State of _____ in and for _____, personally appeared _____ the applicant(s) named in this renewal application made oath in due form of law that the matter and facts contained in said application are true and correct. As witness, my hand and notarial seal.

Signature: _____ (Notary Seal) My Commission expires _____

Printed Name: _____

RECEIVED

Name and Address of the owners of the premise/landlord: Wexford UMB2, LLC, 801 W. Baltimore Street, Suite 505 Phone Number: [REDACTED]

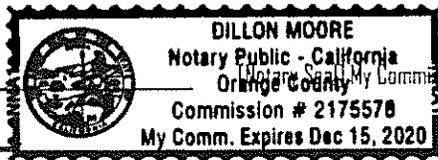
STATEMENT OF OWNER OF PREMISES REQUIRED IN CONNECTION WITH ALCOHOLIC BEVERAGES LAW OF MARYLAND

(I, WE) Dave Liu HEREBY
 CERTIFY, That (I am, we are) the owner(s) of the property located at 801 W. Baltimore Street,
 Baltimore, City with a Zip Code of 21201, 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.

I hereby certify that on the 28th day of December, 2017, before me, the subscriber, a notary public of the State of California, in and
 for Orange County, personally appeared Dave Liu the
 applicant(s) named in this renewal application made oath in due form of law that the matter and facts contained in said application are true and correct.

As witness, my hand and notarial seal

Signature: [Signature]
 Printed Name: Dillon Moore
 My Commission expires 12/15/2020



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)

LICENSING COMMISSIONERS

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

Please note that this is a public document and upon request
 will be provided to the general members of the public.

RECEIVED

Name and Address of the owners of the premise/landlord: Wexford UMB2, LLC, 801 W. Baltimore Street, Suite 505 Phone Number: _____

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

(I, WE) _____ HEREBY
 CERTIFY, That (I am, we are) the owner(s) of the property located at _____,
 Baltimore, City with a Zip Code of _____, 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.

I hereby certify that on the _____ day of _____, 20____, before me, the subscriber, a notary public of the State of _____, in and
 for _____, personally appeared _____ the
 applicant(s) named in this renewal application made oath in due form of law that the matter and facts contained in said application are true and correct.

As witness, my hand and notarial seal.

Signature: _____ [Notary Seal] My Commission expires _____

Printed Name: _____

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)
Rodriguez Ashley Klima	1512 Light St Baltimore, MD 21230	Ashley Klima	02/1983	4 yrs
Jason + Kate Abendschein	1526 Light St. Baltimore, MD 21230	Kate Abendschein	11/81	3 years
BLAIR WOOTON	54 E. RANDALL ST BALTIMORE, MD 21230	CBW	8/1984	2 YEARS
Bret Maura Bersh	411 West St apt 1808 Baltimore MD 21202	BMB	10/1980	3 yrs

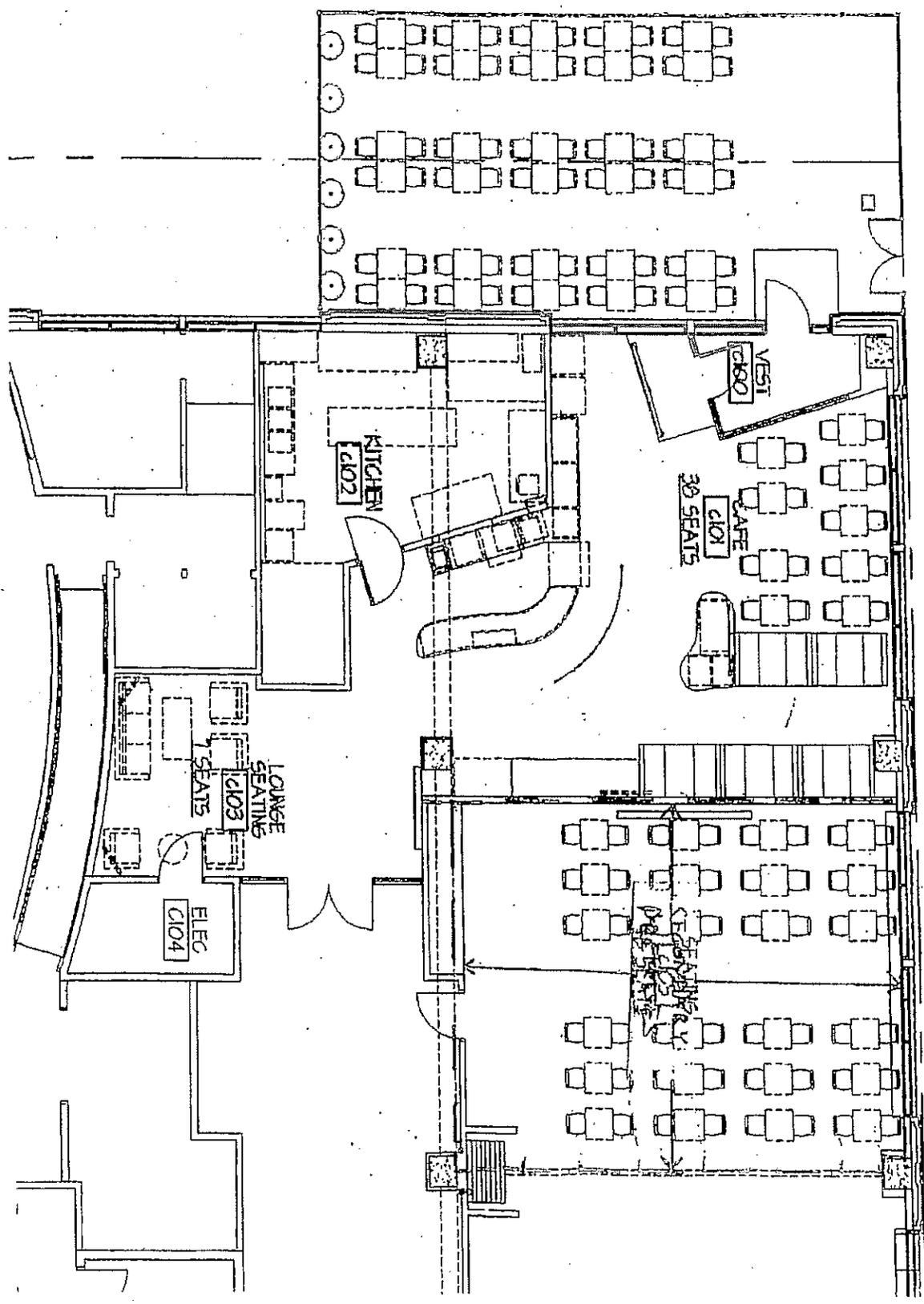
SVENDISIMMOB ANISN3017

Board of Liquor License Commissioners for the City of Baltimore,
 231 East Baltimore Street, 6th Floor, Baltimore, Maryland 21202
 Phone: 410-396-4877 Fax: 410-396-4882

Please note that this is a public document and upon request
 will be provided to the general members of the public.

RECEIVED

Exhibit A-2 184 RSK





Liquor Board System

Version 1.0

Annual-Renewal | License-Transfer | One-Day | Add New License | Query | Help

License Detail

Close the License | Print License | Print Renewal Letter | << Go Back

License Info

License Num: **WB 005** Cert Num: **0140** Fee: **\$365.00** Status: **Renewed**
License Date: 5/1/2017 License Year: 2017
CR Number: 13758237
Payment Date: 04-25-17

2016 - 2017 TPP Paid
2017 Trader's License [Update Info](#)

[Click to Start License Renewal](#)

Add Adult Entertainment License

[Add New Adult Entertainment License](#)

Location

Corp Name: **BUILDING TWO CAFE, LLC**
Trade Name: **CAFE GOURMET**
Zone Code: 28
Phone: 410-244-1777

Block Num: 801 Street: **BALTIMORE STREET WEST**
City: **BALTIMORE** State: **MD** Zip: **21201**

CR Number: 13758237

Portion of Business Used:
USE PORTION OF FIRST FLOOR AS A RESTAURANT WITH OUTDOOR TABLE SERVICE THAT EXTENDS TO 10FT TO ADJACENT PROPERTY AT 825 W. BALTIMORE STREET AS PER BMZA Restriction APPROVED ON 5/12/09

[Edit the License Location Info](#) | [Alternate Mailing Address](#)

License Owners

First Name	Last Name	Street	City	State	Zip	Action	Change Owner
FRANK W.	JAROWSKI	9272 BELLBECK ROAD	BALTIMORE	MD	21234	Edit	Remove Owner

Comments

Date	Comment	Action

11/20/2017	11/16/17 - Public Hearing RE: Request for a transfer hardship extension - TRANSFER HARDSHIP WITHDRAWN... /sb	Delete
09/19/2017	9/19/16- "Transfer Hardship" letter received via email from law office. Law office was informed that payment is needed (\$100 fee) in order to move forward with the request. S.R	Delete
08/08/2017	150 day transfer pending letter were sent to all applicant(s). Please check folder for more details...k/r	Delete
04/14/2017	MARYLAND SALES TAX HOLD (CR# 13758237- TRANSFER) 03/16/2017...K/R	Delete
04/03/2017	3/30/2017 - tranfer of ownership with continuation of outdoor table service- APPROVED (3-0 vote)	Delete
05/19/2016	Alcohol Awareness expires 03/22/20 (George A. Theoharis)	Delete
02/03/2016	LETTER RECEIVED IN REFERENCE TO CHANGE IN CORP STRUCTURE DATED 2/3/2016	Delete
10/21/2009	8/6/09 Public hearing re: Application for a new Class "B" Beer & Wine license under the provisions of Rule 2.08 requiring \$200,000 in capital investment and seating capacity for a minimum of 75 persons; application includes request for outdoor table service and off premises catering APPROVED	Delete

Print History (Print Card)

License num: WB 005 Address: 801 BALTIMORE STREET WEST
 Trade Name: CAFE GOURMET

Comment:

Add Comment

Hold Info

Powered by:





Maryland Business Express

[Home](#) [Log In / Create Account](#)

THE NOOK, LLC: W18014472

[General Information](#) [Filing History](#) [Personal Property](#)

General Information

Department ID Number:

W18014472

Business Name:

THE NOOK, LLC

Principal Office:2211 FOX HUNT COURT
BEL AIR MD 21015**Resident Agent:**JANE DENISE PRUITT
2211 FOX HUNT COURT
BEL AIR MD 21015**Status:**

ACTIVE

Good Standing:THIS BUSINESS IS IN GOOD
STANDING» [Order Certificate of Status](#)**Business Type:**

DOMESTIC LLC

Business Code:ENTITIES OTHER THAN
CORPORATIONS**Date of Formation/ Registration:**

05/18/2017

State of Formation:

MD

Stock Status:

N/A

Close Status:

N/A

[New Search](#) [Order Documents](#)[Privacy and Security Policy](#) | [Accessibility Policy](#)**FOR FILING AND BUSINESS RELATED QUESTIONS**

Maryland Department of Assessments & Taxation

410-767-1184 | Outside the Baltimore Metro Area: 888-246-6341

Maryland Relay: 800-735-2258

PROPOSED LOCATION: 801 W. Baltimore St.

MAP SUMMARY (RECAPITULATION)

TOTAL ESTABLISHMENTS IN MAP AREA 2

"A" BEER & WINE _____

"B" BEER & WINE _____

"C" BEER & WINE _____

"D" BEER & WINE _____

"A" BEER, WINE & LIQUOR 1

"A-2" BEER, WINE & LIQUOR _____

"B" BEER, WINE & LIQUOR 1

"C" BEER, WINE & LIQUOR _____

"D" BEER, WINE & LIQUOR _____

"BD7" BEER, WINE & LIQUOR _____

ARENA _____

HOTEL/MOTEL _____

RACING _____

PREPARED BY: Terri Chase DATE: 1/22/18

801 W. Baltimore St.



Board of Liquor License Commissioners

For Baltimore City
231 E. Baltimore Street, 6th Floor
Baltimore, Maryland, 21202-3258

INSPECTORS REPORT - TRANSFERS/NEW APPLICATIONS

<i>Licensee Information (Trade Name):</i>	<input type="text" value="The Nook"/>
<i>Corporation Name:</i>	<input type="text" value="The Nook, LLC"/>
<i>Location Address:</i>	<input type="text" value="801 W. Baltimore Street"/>
<i>License Type:</i>	Class "B" Beer, Wine and Liquor ▼
<i>Is the establishment open and operating in a safe and sanitary manner? (If not open, not in comments - CLOSED or NOT OPERATING)</i>	Yes ▼
<i>Is the location within 300 feet of Church and/or School?</i>	Yes ▼
<i>Date Posted?</i>	<input type="text" value="1/11/2018"/> 
<i>Date Removed?</i>	<input type="text" value="1/22/2018"/> 
<i>Are there any other licensed establishments within a two block radius?</i>	No ▼

Other licensed locations - Describe/Note:

Please see maps for additional locations

Comments and Follow-up Items(s) (please note any issues or concerns about the location):

Filed application for a transfer of ownership with continuous outdoor table service.

Insert Photo of Sign and location:



<input checked="" type="checkbox"/> Attach Additional Photos	
Inspector Name	Date and Time
<input type="text" value="i:0#w baltimore\terri.chase"/>	<input type="text" value="1/16/2018"/> <input type="text" value="10:53:51 AM"/>
Name of Licensee (if present)	
<input type="text"/>	
<input type="button" value="Submit"/>	

Board of Liquor License Commissioners

For Baltimore City

231 E. Baltimore Street, 6th Floor
Baltimore, Maryland, 21202-3258

POSTING SIGNS REPORT

<i>Applicant(s) Name:</i>	Lindsay Henry; Mary Steuart Voneiff
<i>Address of Premises:</i>	801 W. Baltimore Street
<i>Inspector:</i>	i:\0#.w\baltimore\terri.chase
<i>Date Posted:</i>	1/11/2018
<i>Time Posted:</i>	1:00 PM
<i>Date Rechecked:</i>	1/22/2018
<i>Time Rechecked:</i>	12:00 PM
<i>Manager or Owner when sign posted:</i>	Lindsay Henry

Summary on location of sign posted:

Sign posted on the front window

Summary on location of sign rechecked:

Sign still posted on the front window

Insert Photo of Sign and location:



Attach Additional Photos

Submit

BLLC Routine Inspection

Address: 801 BALTIMORE STREET WEST 21201 ▼

Trade Name: CAFE GOURMET

Corporation Name: BUILDING TWO CAFE, LLC

Type of License: Class " B " Beer and Wine ▼

Date/Time of Inspection: 1/16/2018 10:20:03 AM

Manager/Licensee: Lindsay Henry

Open/Closed: Open ▼

Closed Date:

Clean and Free of Debris: N/A ▼

Location of Bar: Front ▼

Shape of Bar:

Condition of Bar Area/Floors: Satisfactory ▼

Hot Water: Yes ▼

Disinfectant Solution: Yes ▼

Three Compartment/Washer: Yes ▼

Bulletproof Partitioning: N/A ▼

Separate Pkg. Goods Dept.: N/A ▼

Separate Pkg. Goods Store: N/A ▼

Bar/Tavern Open and Operating: N/A ▼

Selling Household/Grocery: N/A ▼

Capacity: 52

Location of Dining Area: Front

Condition of Dining Area/Floors: Satisfactory ▼

Sanitation: Satisfactory ▼

Menu: Yes ▼

Traders License: N/A ▼

Alcohol Awareness Certification Date Issued: [12]

Employee Records: Yes ▼

Alcohol Beverage Information Invoice Numbers and Date: Mitchell Beverage ... 1/10/2018 [17]

Inspector Comments: Front/ Satisfactory

Inspector Comments:

Exits Marked, Unobstructed: Yes ▼

Fire Capacity: 99

Outdoor Seating Capacity: 47

License is Valid:

N/A ▼

Dancers Present 18 and older: N/A ▼

Cleanliness of Dressing Room: N/A ▼

Live Entertainment (Describe):

[Empty text box for Live Entertainment description]

Outdoor Table Service Yes ▼

Violation Issued: No ▼

Violations Noted:

[Empty text box for Violations Noted]

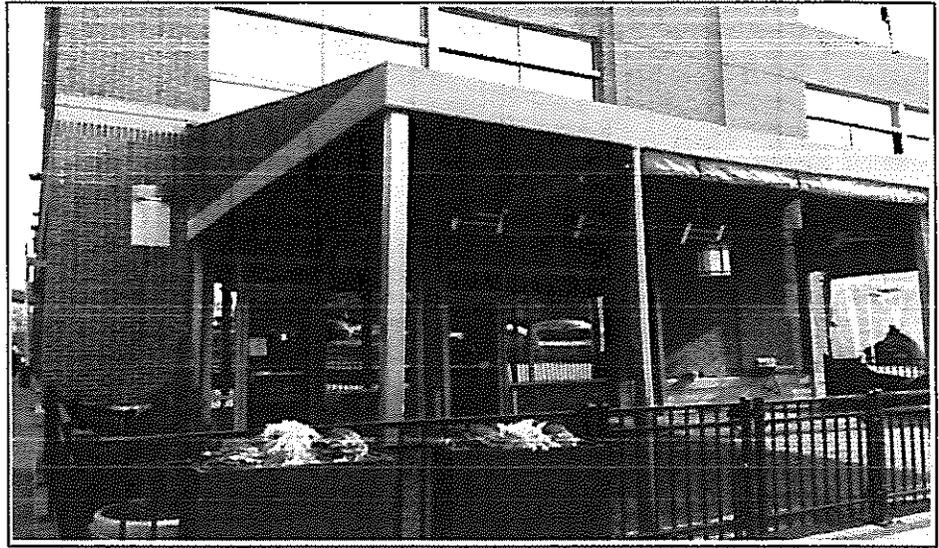
Instructions Given to Licensee:

1) Establishment has 10 business days to fax and/or email a copy of a 2017 traders license to the Liquor Board.
2) Establishment has 10 business days to fax and/or email a copy of an alcohol awareness certificate to the Liquor Board.

Inspector's Comments:

Health permit expires 10/6/18. Posted a sign on the front window for transfer of ownership with continuation outdoor table service. Inspected on 1/11/18 by Chase.

Photo Taken:



Attach Additional Photos

Owner Email:

Submitted by Inspector

[Update/Resubmit](#)

[Print View](#)

Certificate of Occupancy

THIS WRITTEN INSTRUMENT, WHEN PROPERLY VALIDATED, CONSTITUTES AUTHORITY FOR DOING OR RECEIVING THE THINGS INDICATED BY THE FEES OR CHARGES SHOWN IN THE APPROPRIATE SPACES BELOW. ANY AND ALL THINGS TO BE DONE OR RECEIVED UNDER THIS WRITTEN INSTRUMENT SHALL BE DONE OR RECEIVED IN STRICT COMPLIANCE WITH THE APPLICATION HERETOFORE FILED IN THIS DEPARTMENT FOR THE AUTHORITY CONTAINED HEREIN, INCLUDING ANY AND ALL APPROVED DRAWINGS AND OTHER DATA OR INFORMATION ATTACHED THERETO, AND SUBJECT TO ANY AND ALL LAWS, ORDINANCES, RULES AND REGULATIONS IN EFFECT IN THE CITY OF BALTIMORE AND THE STATE OF MARYLAND. WARNING: IT IS UNLAWFUL TO WORK BETWEEN THE HOURS OF 7:30 PM AND 1:00 AM WITHIN 200 FEET OF A DWELLING.

WARNING: IT IS UNLAWFUL TO CONCEAL ANY WORK UNTIL INSPECTED AND APPROVED BY THIS DEPARTMENT.

WARD	SEC.	BLOCK	LOT	ISSUE DATE	DISTRICT
18	09	0220	001	10/2/09	902

PROPERTY ADDRESS: 801 W BALTIMORE ST

OWNER: WEXFORD UMB 2, LLC. ADDR: 801 W BALTIMORE STREET BAL
LESSEE: DAVE REDMOND ADDR: SAME

LAND USE CODES 5812 0000 0000 0000

USE PORTION OF THE FIRST FLOOR AS A RESTAURANT WITH OUT DOOR TABLE SERVICE THAT EXTENDS TO 10 FT TO ADJACENT PROPERTY AT 825 W BALTIMORE ST AS PER BMZA 211-09 APPROVED ON 05/12/09

1001-00000-3000-11900-00000 FEEL INSP.	1001-00000-3000-11900-00010 MISC.	1001-00000-3000-11900-00000 CH. LNE	1001-00000-3000-11900-00000 NEW BLDG.	1001-00000-3000-11900-00000 ADDITIONS
		45.00		
1001-00000-3000-11900-00000 ALTERATIONS	1001-00000-3000-11900-00000 REPAIRS	1001-00000-3000-11900-00000 MISC. CONST.	1001-00000-3000-11900-00000 ELECT.	1001-00000-3000-11900-00010 HYDROCHLORIC ACID
1001-00000-3000-11900-00010 DIS. PUMP/LOI	1001-00000-3000-11900-00010 AIR COND.	1001-00000-3000-11900-00010 DRY. TRUNK	1001-00000-3000-11900-00010 FIRE	1001-00000-3000-11900-00010 FUEL-BURNING EQUIPMENT
1001-00000-3000-11900-00010 ELEVATOR	1001-00000-3000-11900-00010 PLUMBING	1001-00000-3000-11900-00010 S & S COMTRD.	1001-00000-3000-11900-00010 GAS	1001-00000-3000-11900-00010 TAX
	0.00			3.00
1001-00000-3000-11900-00010 RACING	1001-00000-3000-11900-00010 FLAND PLS	1001-00000-3000-11900-00010 LOW VOLTAGE/TELECOMMUNICATIONS	1001-00000-3000-11900-00010 PENALTY	TOTAL FEES
	50.00			98.00

THE AUTHORITY CONTAINED HEREIN MAY NOT BE VALIDLY EXERCISED UNTIL AND AFTER ALL OF THE FEES APPEARING HEREON HAVE BEEN PAID AND EVIDENCE THEREOF APPEARS IN THE SPACE.



Michael Braverman
MICHAEL BRAVERMAN
BUILDING OFFICIAL

Please be advised that there is a presumption of lead-based paint in properties constructed prior to 1950. Protect workers and tenants by using the lead-safe work practices found in the Code of Maryland Regulations Section 26.02.07.

THE AUTHORITY CONTAINED HEREIN DOES NOT AUTHORIZE THE PERFORMANCE OF ANY WORK IN, ON, UNDER OR OVER ANY STREET, HIGHWAY, ALLEY, SIDEWALK OR ANY OTHER PUBLIC WAY, UNLESS PERMISSION TO DO SO HAS BEEN FIRST SECURED FROM THE PROPER AUTHORITY.

Certificate of Occupancy

THIS WRITTEN INSTRUMENT, WHEN PROPERLY VALIDATED, CONSTITUTES AUTHORITY FOR DOING OR RECEIVING THE THINGS INDICATED BY THE FEES OR CHARGES SHOWN IN THE APPROPRIATE SPACES BELOW. ANY AND ALL THINGS TO BE DONE OR RECEIVED UNDER THIS WRITTEN INSTRUMENT SHALL BE DONE OR RECEIVED IN STRICT COMPLIANCE WITH THE APPLICATION HERETOFORE FILED IN THIS DEPARTMENT FOR THE AUTHORITY CONTAINED HEREIN, INCLUDING ANY AND ALL APPROVED DRAWINGS AND OTHER DATA OR INFORMATION ATTACHED THERETO, AND SUBJECT TO ANY AND ALL LAWS, ORDINANCES, RULES AND REGULATIONS IN EFFECT IN THE CITY OF BALTIMORE AND THE STATE OF MARYLAND. WARNING: IT IS UNLAWFUL TO WORK BETWEEN THE HOURS OF 7:00 PM AND 7:00 AM WITHIN 100 FEET OF A DWELLING.

WARNING: IT IS UNLAWFUL TO CONCEAL ANY WORK UNTIL INSPECTED AND APPROVED BY THIS DEPARTMENT.

WARD	SEC.	BLOCK	LOT	ISSUE DATE	DISTRICT
18	09	0220	001A	10/6/17	902

PROPERTY ADDRESS: 801 W BALTIMORE ST

OWNER: WEXFORD SCIENCE & TECHNOLOGIES, INC. 801 W BALTIMORE STREET BAL

LESSEE: JANE PRUITT ADDR: 2211 FOX HUNT CT BEL AIR MD 2

LAND USE CODES 3-50

CONTINUE TO USE GROUND FLOOR OF PREMISES AS A RESTAURANT.

1801-40000-300-13940-00000 PER. INSP	1801-40000-300-13940-00000 MISC	1801-40000-300-13940-00000 CEL. USE	1801-40000-300-13940-00000 NEW BLDG	1801-40000-300-13940-00000 ADDITIONS
1801-40000-300-13940-00000 ALTERATIONS	1801-40000-300-13940-00000 REPAIRS	1801-40000-300-13940-00000 MISC. CONST.	1801-40000-300-13940-00000 ELECT.	1801-40000-300-13940-00000 HYDRO/STEAM HEAT
1801-40000-300-13940-00000 DISTRIB/EXH.	1801-40000-300-13940-00000 AIR COND.	1801-40000-300-13940-00000 DWP TAMES	1801-40000-300-13940-00000 FELS	1801-40000-300-13940-00000 FUEL-BURNING EQUIPMENT
1801-40000-300-13940-00000 ELEVATOR	1801-40000-300-13940-00000 PLUMBING	1801-40000-300-13940-00000 S & E CONTROL	1801-40000-300-13940-00000 CHAP	1801-40000-300-13940-00000 TAX
1801-40000-300-13940-00000 RAZING	1801-40000-300-13940-00000 FILTRD PMS	1801-40000-300-13940-00000 LOW VOLTAGE/ELECTRICAL APPLICATIONS	1801-40000-300-13940-00000 FINIALTY	1801-40000-300-13940-00000 TOTAL FEES
	0.00	45.00		3.00
	50.00			98.00

THE AUTHORITY CONTAINED HEREIN MAY NOT BE VALIDLY EXERCISED UNTIL AND AFTER ALL OF THE FEES APPEARING HEREON HAVE BEEN PAID AND EVIDENCE THEREOF APPEARS IN THIS SPACE.



Michael Braverman
 MICHAEL BRAVERMAN
 BUILDING OFFICIAL

Please be advised that there is a presumption of lead-based paint in properties constructed prior to 1950. Protect workers and tenants by using the lead-safe work practices found in the Code of Maryland Regulations Section 26.01.07.

THE AUTHORITY CONTAINED HEREIN DOES NOT AUTHORIZE THE PERFORMANCE OF ANY WORK IN, ON, UNDER OR OVER ANY STREET, HIGHWAY, ALLEY, SIDEWALK OR ANY OTHER PUBLIC WAY, UNLESS PERMISSION TO DO SO HAS BEEN FIRST SECURED FROM THE PROPER AUTHORITY.

February 15, 2018

Licensee(s): Richard DeSantis
Secured Creditor, T/a Palmere's
1018 Eastern Avenue 21224

Class: "BD7" Beer, Wine & Liquor License

Request for a hardship extension

Board's Information:

(a) **Ownership Breakdown:** (1) Richard DeSantis (100%).

(b) **Corporate Standing:** N/A

(c) **Timeline of request:** On 1/16/2018 staff received hardship letter request from the attorney for the licensee. According to request the establishment was closed as of 10/1/2017. The first 180 days of the hardship extension runs until 3/30/2018. As the hardship letter was filed within 180 days, this hardship extension request meets the requirements of Alc. Bev. Art. 12-2202 as it was filed within the 180 day period (on or before March 30, 2018).

Board's Decision:

THE LAW OFFICES OF

ROSEN HOOVER P.A.

DENNIS J. HOOVER
BRUCE D. BROWN
LLOYD J. SNOW
DANIEL E. SYKES

ADAM J. COLEMAN

ONE CHARLES CENTER
100 NORTH CHARLES STREET, SUITE 1010
BALTIMORE, MD 21201-3804

Telephone: (410) 539-6606
Facsimile: (410) 332-0269

www.rosenhooverlaw.com

ARVIN E. ROSEN (1948 – 2005)

OF COUNSEL

BARRY T. CANARAS

January 16, 2018

VIA HAND DELIVERY

Liquor Board of Baltimore City
231 E. Baltimore Street
6th Floor
Baltimore, Maryland 21202

RE: License Number: LBD7415
Certificate Number: T1181
Corporate Name: Palmere's, LLC
Location: 1018 Eastern Avenue, Baltimore, Maryland 21202
CR Number: 14307458

Gentlemen:

Please be advised I represent Richard DeSantis, shown as license owner regarding the above entity. Mr. DeSantis took over license as a secured creditor as a result of the operator (Palmere's, LLC) closing the establishment on or about October 1, 2017.

Please treat this letter as a request for a three-hundred and sixty (360) day hardship extension as per alcoholic beverage article 12-2202. The request for the hardship extension is to allow Mr. DeSantis to sell the establishment to any perspective purchaser.

I am enclosing my check in the amount of \$100.00 payable to the Director of Finance for the filing of this hardship extension.

If you should have any questions, please call upon me at any time. Thank you for your kind cooperation.

Very Truly Yours,


Barry T. Canaras

2018 JAN 16 PM 3:45

BTC\sb

Enclosure

Canaras/DeSantis/Liquor License ltr 10.15.18

RECEIVED

LAW OFFICES
MELVIN J. KODENSKI, ESQUIRE
19 E. FAYETTE STREET
SUITE 400
BALTIMORE, MARYLAND 21202

TELEPHONE (410-685-5100)
FACSIMILE (410-685-5825)
melvinjkodenski@hotmail.com

January 17, 2018

Baltimore City Liquor Board
231 E. Baltimore Street – 6th Floor
Baltimore, Maryland 21202
Attn: Thomas Akras

Re: Richard DeSantis, Secured Party
1018 Eastern Avenue

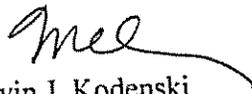
Dear Mr. Akras:

Kindly enter my appearance on behalf of the Secured Party, Richard DeSantis.

I understand there has been a request for a hardship extension and although the January 16, 2018 letter mentions a request for 360 days, the request would be for 180 days, as the establishment closed on October 1, 2017. Kindly send me all follow-up information and I will keep in touch with Mr. Canaras.

Thank you for your kind cooperation.

Very truly yours,



Melvin J. Kodenski

MJK:dl
Enclosure
cc: Barry Canaras
MJK\4242



Liquor Board System

Version 1.0

Annual-Renewal | License-Transfer | One-Day | Add New License | Query | Help

License Detail

License Info

License Num: **LBD7 415** Cert Num: **T1181** Fee: **\$200.00** Status: **Transferred**
 License Date: 1/10/2018 4:36:43 PM License Year: 2017
 CR Number: 14307458
 Payment Date: 05-01-17

2016 - 2017 TPP Paid
 2017 Trader's License

Add Adult Entertainment License

Location

Corp Name: **PALMERE'S, LLC**
 Trade Name: **SECURED CREDITOR**
 Zone Code: 24
 Phone: 410-913-3231

Block Num: 1018 Street: EASTERN AVENUE
 City: BALTIMORE State: MD Zip: 21202

CR Number: 14307458

Portion of Business Used:
 FIRST AND SECOND FLOORS AS A TAVERN; BASEMENT FOR STORAGE

Restriction:
 THERE IS TO BE NO SEPARATE PACKAGE GOODS STORE OR DEPARTMENT. ALL PACKAGE GOODS TO BE SOLD OVER THE BAR. NO OUTSIDE TABLE SERVICE PERMITTED UNTIL CERTIFICATE OF OCCUPANCY PERMIT ISSUED. NO LIVE ENTERTAINMENT OR DANCING PERMITTED.

License Owners

First Name	Last Name	Street	City	State	Zip	Action	Change Owner
RICHARD	DESANTIS	339 S. CONKLING STREET	Baltimore	MD	21224	<input type="button" value="Edit"/>	<input type="button" value="Remove Owner"/>

Comments

Date	Comment	Action

11/13/2017	Received faxed statement from Chesapeake Beverage that licensee has outstanding balance with company... /sb	Delete
05/19/2017	PAID returned checks fees: Invoice #107948 = \$50.00, #107949 = \$30.00, #107939 = \$500.00, #107940 = \$500.00, #107941 = \$320.00, #107942 = \$30.00, #107958 = \$1350.00, #107657 = \$30.00... /sb	Delete
05/18/2017	Given letter hand-delivered to Asst. Chief Inspector, T.Karanikolis to suspend Liquor License for NSF in the amount of \$1,320.00 (2017-2018 Annual License Fee) + \$30.00 (Processing NSF Fee)... /sb	Delete
05/10/2017	***RELEASED STATE OF MD TAX HOLD***.... /sb	Delete
01/18/2017	*****STATE OF MD TAX HOLD, letter sent to Licensee on January 17, 2017.***** /sb	Delete
08/19/2016	Submitted "Personal Property Tax Clarence" /kk	Delete
07/26/2016	07/25/16 - Mailed letter to Licensee about "Personal Property Tax Owed to the City of Baltimore".... /sb	Delete
05/11/2016	Client turned in letter of "good standing and articles of copration" for filing purpose...k/r	Delete
05/10/2016	***** RELEASED STATE TAX HOLD ***** /sb	Delete
05/06/2016	Letter is being hand-delivered by an inspector about NSF in the amount of \$1,450.00 + \$30.00 Application & Late Renewal... /sb	Delete
01/19/2016	State of MD Tax Hold, letter sent... /sb	Delete
06/19/2015	Mr. Palmere came in and paid \$1320.00 + \$30.00 = \$1350.00. Invoice #99065.... /sb	Delete
06/19/2015	Mr. Palmere came in and paid \$1320.00 + \$30.00 = \$1350.00. Invoice #99065.... /sb	Delete
06/15/2015	Letter is being hand-delivered by an inspector about NSF in the amount of \$1320.00 + \$30.00..../sb	Delete
05/04/2015	RELEASED STATE OF MD TAX HOLD..... /sb	Delete
02/03/2015	State of MD Tax Hold, letter sent to merchant on January 23, 2015.	Delete
02/14/2011	2/11 Transfer of ownership, BD7-BWL, Michael Palmere, Sarah Palmere, Josephine Palmere, Palmere's, LLC	Delete

Print History (Print Card)

License num: LBD7 415 Address: 1018 EASTERN AVENUE
 Trade Name: SECURED CREDITOR

Comment:

Add Comment

Hold Info



February 15, 2018

Licensee(s): Yu-Feng Jiang and Hong-Quin Shi
V&A Mini Market, Inc., T/a Mark's Deli
1301 Bayard Street 21230

Class: "A" Beer & Wine License

Request for a hardship extension.

Board's Information:

(a) **Ownership Breakdown:** (1) Yu-Feng Jiang (1%); and (2) Hong-Quin Shi (99%).

(b) **Corporate Standing:** V&A Mini Market, Inc. is a MD Corporation and as of 1/31/2018 is not in good standing.

(c) **Timeline of request:** On 1/11/2018 staff received hardship letter request from the licensee for the license. According to request the establishment was closed as of 7/31/2017. The first 180 days of the hardship extension runs until 1/27/2018. As the hardship letter was filed within 180 days, this hardship extension request meets the requirements of Alc. Bev. Art. 12-2202 as it was filed within the 180 day period (on or before January 27, 2018).

Board's Decision:

LAW OFFICES
MELVIN J. KODENSKI, ESQUIRE
19 E. FAYETTE STREET
SUITE 400
BALTIMORE, MARYLAND 21202

TELEPHONE (410-685-5100)
FACSIMILE (410-685-5825)
melvinjcodenski@hotmail.com

January 11, 2018

Original hand-delivered

Douglas Paige
Thomas Akras
Baltimore City Liquor Board
231 E. Baltimore Street – 6th Floor
Baltimore, Maryland 21202

Re: V & A Mini Market, Inc.
1301 Bayard Street
Purchaser: Bayard Street Realty, LLC and Bayard Grocery, Inc.

Gentlemen:

Bayard Street Realty, LLC and Bayard Grocery, Inc. hereby request a hardship extension in order to transfer of the license owned by V & A Mini Market, Inc. t/a Mark's Deli. The last time the business was open was the end of July 31, 2017 and they have been unable to get all the appropriate paperwork together to finish the transfer of the license. Not to be able to complete this would cause a severe hardship.

The license has been purchased by Bayard Street Realty, LLC and Bayard Grocery, Inc. I enclose a check for \$100.00 to cover the cost.

Should you have any questions, please do not hesitate to give me a call.

Very truly yours,


Melvin J. Kodenski

MJK:dl
Enclosure
cc: Hamad Ali Majid
MJK\4165

RECEIVED
2018 JAN 11 AM 10:05
BALTIMORE CITY LIQUOR
LICENSING COMMISSIONERS



Liquor Board System

Version 1.0

Annual-Renewal ▾ | License-Transfer ▾ | One-Day ▾ | Add New License ▾ | Query ▾ | Help ▾

License Detail

License Info

License Num: **WA 002** Cert Num: **0461** Fee: **\$110.00** Status: **Renewed**
 License Date: 5/1/2017 License Year: 2017
 CR Number: 15849283
 Payment Date: 04-24-17

2016 - 2017 TPP Paid
 2017 Trader's License

Add Adult Entertainment License

Location

Corp Name: **V&A MINI MARKET INC**
 Trade Name: **MARK'S DELI**
 Zone Code: 5
 Phone: 410-752-1975

Block Num: 1301 Street: BAYARD STREET
 City: BALTIMORE State: MD Zip: 21230

CR Number: 15849283

Portion of Business Used:
 USE AS A GROCERY STORE/DELI WITH ACCESSORY PACKAGE GOODS FIRST FLOOR
 FRONT FOR BUSINESS & BASEMENT FOR STORAGE
 Restriction:

License Owners

First Name	Last Name	Street	City	State	Zip	Action	Change Owner
YU-FENG	JIANG	2100 GREENMOUNT AVE	BALTIMORE	MD	21218	<input type="button" value="Edit"/>	<input type="button" value="Remove Owner"/>
HONG-QING	SHI	2201 W. BALTIMORE ST 2ND FLOOR	BALTIMORE	MD	21223	<input type="button" value="Edit"/>	<input type="button" value="Remove Owner"/>

Sunday License

License Num: Cert Num: Fee:
 License
 Date:

Dates.

Comments

Date	Comment	Action
01/10/2018	License is on deposit, Agent John Howard issued licensee a non-operational letter. Licensee sent letter in reference being closed and licensee ceased operations on July 21, 2017. Letter will be made part of file. Licensee stated that she has a buyer for license, but if deal falls through, her intentions to let the license die.... /sb	Delete
01/10/2018	License is on deposit, Agent John Howard issued licensee a non-operational letter. Licensee sent letter in reference that establishment is closed and licensee ceased operation on July 21, 2017. Letter will be made part of file. Licensee stated that she has a buyer for license, but if deal falls through, her intentions is to let the license die... /sb	Delete
01/09/2018	****[2018 RENEWAL NOTE]**** Agent Martin did a inspection of premise on 8/15/2017, and spoke with the operators and they stated that the business was sold without the liquor license, and a sign was post on the building stating "No Beer or Wine Sold". Agent Martin informed the establishment that the license needs to be turned in along with a letter of explanation. The validity of this license is in question*****	Delete
05/07/2015	03/26/2015 Public Hearing re: Application to transfer ownership, APPROVED 3-0 vote	Delete
05/06/2015	03/12/15 Public Hearing re: POSTPONED in order for seller to appear	Delete
04/13/2015	PAID \$100.00 FEE FOR HEARING DATED 03/26/15, INVOICE #97179.... /sb	Delete
08/04/2009	08/04/09 \$100(TRANSFER CONF) PAID IN FULL #69680	Delete
07/15/2009	07/09 Transfer of Ownership, Class A B&W, Sun C. An, Pyong S. Womack, Macks An, Inc.	Delete
01/26/2009	01/26/09 \$500 FINE PAID IN LIEU OF 2/19/09 HEARING #65651	Delete
05/10/2004	05/06/04 Public Hearing re: Violation of Art.2B,Sec.1-201(a){2} DECISION: CHARGES DISMISSED	Delete

Print History (Print Card)

License num: WA 002

Address: 1301 BAYARD STREET

Trade Name: MARK'S DELI

Comment:

Add Comment

Hold Info

Powered by:



V & A MINI MARKET INC: D16263360

[General Information](#) [Filing History](#) [Personal Property](#)

General Information

Department ID Number:

D16263360

Business Name:

V & A MINI MARKET INC

Principal Office:1301 BAYARD ST
BALTIMORE MD 21230**Resident Agent:**HONGQING SHI
1301 BAYARD ST
BALTIMORE MD 21230**Status:**

DISSOLVED

Good Standing:THIS BUSINESS IS NOT IN GOOD
STANDINGWhat does it mean if a business
entity is not in good standing or
forfeited?» [Order Certificate of Status](#)**Business Type:**

CORPORATION

Business Code:

ORDINARY BUSINESS - STOCK

Date of Formation/ Registration:

01/02/2015

State of Formation:

MD

Stock Status:

STOCK

Close Status:

NO

[New Search](#) [Order Documents](#)[Privacy and Security Policy](#) | [Accessibility Policy](#)**FOR FILING AND BUSINESS RELATED QUESTIONS**

Maryland Department of Assessments & Taxation

410-767-1184 | Outside the Baltimore Metro Area: 800-246-6841

Maryland Relay: 800-735-2258