

June 15, 2023

Applicant(s): Keiller Kyle
Ovenbird Bakery, LLC T/a Ovenbird Bakery
3925 Gough Street, Suite 2 21224

Class: "B" Beer, Wine & Liquor License

Application for a new Class "B" Beer, Wine and Liquor restaurant license, requesting live entertainment, outdoor table service and off-premises catering.

(a) **Applicant(s) Information:** (1) Keiller Kyle was born in Torrington, CT in May of 1981. He lives in Baltimore, MD. Mr. Kyle is presently the licensee with a Class "D" BWL license with financial interest at 300 S. Exeter Street t/a Ovenbird Bakery.

(b) **Ownership Breakdown:** (1) Keiller Kyle (50%).

(c) **Purchase Price of Business:** N/A

(d) **Qualified Voters:** Patricia Stout, Albert Michael Jackson, and Ahmad Ebrahimpour are qualified Baltimore City voters.

(e) **Zoning:** Applicant has applied for a USE permit, for the use of premise as a restaurant with outdoor table service, live entertainment and off-premise catering.

(f) **Corporate Standing:** Ovenbird Bakery, LLC is a MD LLC and as of 5/15/2023 is active and in good standing.

(g) **Posting Report:** The location was posted on 3/22/2023 and checked on 3/31/2023. This meets the 10-day rule. There is 1 licensed liquor establishment in the 4x4 area: "D" BWL- 1.

(h) **Timeline:** N/A

(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

2022 Application for Alcoholic Beverages License Board of Liquor License Commissioners for Baltimore City

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

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

EXPLANATION OF REQUEST: Request for New Class B Liquor License CLASS TYPE: B

Please select one option and fill out the requested information

A) NEW LICENSE REQUEST: ADDRESS OF PROPOSED LOCATION: 3925 Gough Street, Suite 2, Baltimore, MD 21224

B) TRANSFER OF OWNERSHIP ONLY: ADDRESS OF CURRENT LICENSE: _____

C) TRANSFER OF OWNERSHIP AND LOCATION: CURRENT ADDRESS OF LICENSED LOCATION: _____
 TRANSFER OF OWNERSHIP AND LOCATION: ADDRESS OF PROPOSED RELOCATION: _____

D) AMENDMENT OR EXPANSION REQUEST: ADDRESS OF THE LOCATION: _____

CORPORATE/LLC/LLP/PARTNERSHIP NAME: Ovenbird Bakery, LLC TRADE NAME: Ovenbird Bakery

BUSINESS PHONE NUMBER: 443-885-9998 BUSINESS EMAIL ADDRESS: Info@ovenbirdbread.com

ATTORNEY FOR THE APPLICANT: Caroline L. Hecker, Esq. ADDRESS: 25 S. Charles Street, 21st Floor, Baltimore MD 21201 PHONE: 410-727-6600

Part of Premises Used (No. of Floors and Areas for Storage): 1st floor Outdoor Table Service Provided? Yes No Delivery of alcohol? Yes No
 Live Entertainment provided? Yes No What Kind (Ex. DJ, Band, Etc.): DJ or band Off Premise Catering of Food and Alcohol? Yes No
 Zoning Receipt or Current Certificate of Occupancy Permit attached to Application? Yes No Estimated Seating Capacity: 75

Please note that as per Alc. Bev. Art. 8-12-1407(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 Appeals (BMZA)

1. Applicant A

Keller Kyle _____
 (Full name) _____ (Telephone no.) _____ E-mail (Required) _____
36 N. Luzerne Avenue Baltimore MD 21224 8 years
 (Residence) Street City State Zip Code (period of residency in Baltimore City)
05/1981 Male Torrington, CT
 (Month/Year of Birth) (Sex: Male or Female) (Place of Birth)
 Check: Yes No Are you currently a resident of the City of Baltimore?

2. Applicant B

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

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

 (Month/Year of Birth) (Sex: Male or Female) (Place of Birth)
 Check: Yes No Are you currently a resident of 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 Are you currently a resident of the City of Baltimore?

RECEIVED: BLLC
 MAR 7 2023 PM 4:26

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 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 (address of location, dates that the applicant was a licensee, and the trade name).

Applicant A B C

Ovenbird Bakery, 300 S. Exeter Street, Baltimore, MD 21202, 2020-present

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 (address of location and trade name).

Applicant A B C

Ovenbird Bakery, 300 S. Exeter Street, Baltimore, MD 21202

7. Do the spouses or dependent 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 (address of location and trade name).

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 provide date of last day of operation of the establishment.

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

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

Name	Address	Phone	Email
Keiller Kyle	3825 Gough Street, Suite 2, Baltimore, MD 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. § 4-108 (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 any stock of the corporation and the articles of incorporation, partnership agreement or articles of organization.

- 1) NAME: Keiller Kyle ADDRESS: 3825 Gough Street, Suite 2, Baltimore, MD 21224 TITLE: Owner %OF STOCK HELD: 50%
- 2) NAME: _____ ADDRESS: _____ TITLE: _____ %OF STOCK HELD: _____
- 3) NAME: _____ ADDRESS: _____ TITLE: _____ %OF STOCK HELD: _____
- 4) NAME: _____ ADDRESS: _____ TITLE: _____ %OF STOCK HELD: _____

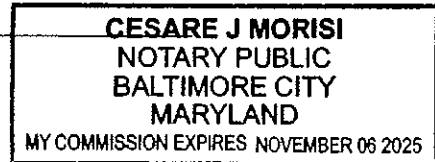
**Extract from Law: If any affidavit or oath required under the provisions of this Act shall contain any false statement, the offender shall be deemed guilty of perjury. And upon indictment and conviction thereof, shall be subject to penalties provided by Law for that crime.*

CERTIFICATE OF APPLICANTS: At least one applicant whose signature appears below certifies that he/she is a current resident of Baltimore City, Maryland at the time of 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. If license is issued, the applicants must ensure that at least one licensee remains a resident of Baltimore City throughout the duration of this license.

[Signature]
Signature of Applicant A

I hereby certify that on the 26th day of February, 2023, before me, the subscriber, a notary public of the State of Maryland in and for Baltimore, personally appeared Keiller Kyle the applicant(s) named in this 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 _____
Printed Name: Cesare Morisi



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 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 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: 3925 Gough Street LLC, 2700 Lighthouse Point East, Baltimore, MD 21224 Phone Number: [REDACTED]

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

(I, WE) 3925 Gough Street LLC HEREBY CERTIFY, That (I am, we are) the owner(s) of the property located at 3925 Gough Street, Baltimore, City with a Zip Code of 21224 which is named in the present application made to the 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.

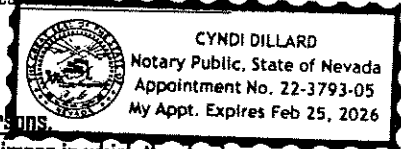
Selvin Passan, M.D.
Signature of Owner of the Property

I hereby certify that on the 6th day of March, 2020, before me, the subscriber, a notary public of the State of Nevada, in and for [REDACTED], personally appeared Selvin Passan the landlord/property owner named in this 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.

Notary Signature: C Dillard
Notary Printed Name: C Dillard

[Notary Seal] My Commission expires: 2/25/26



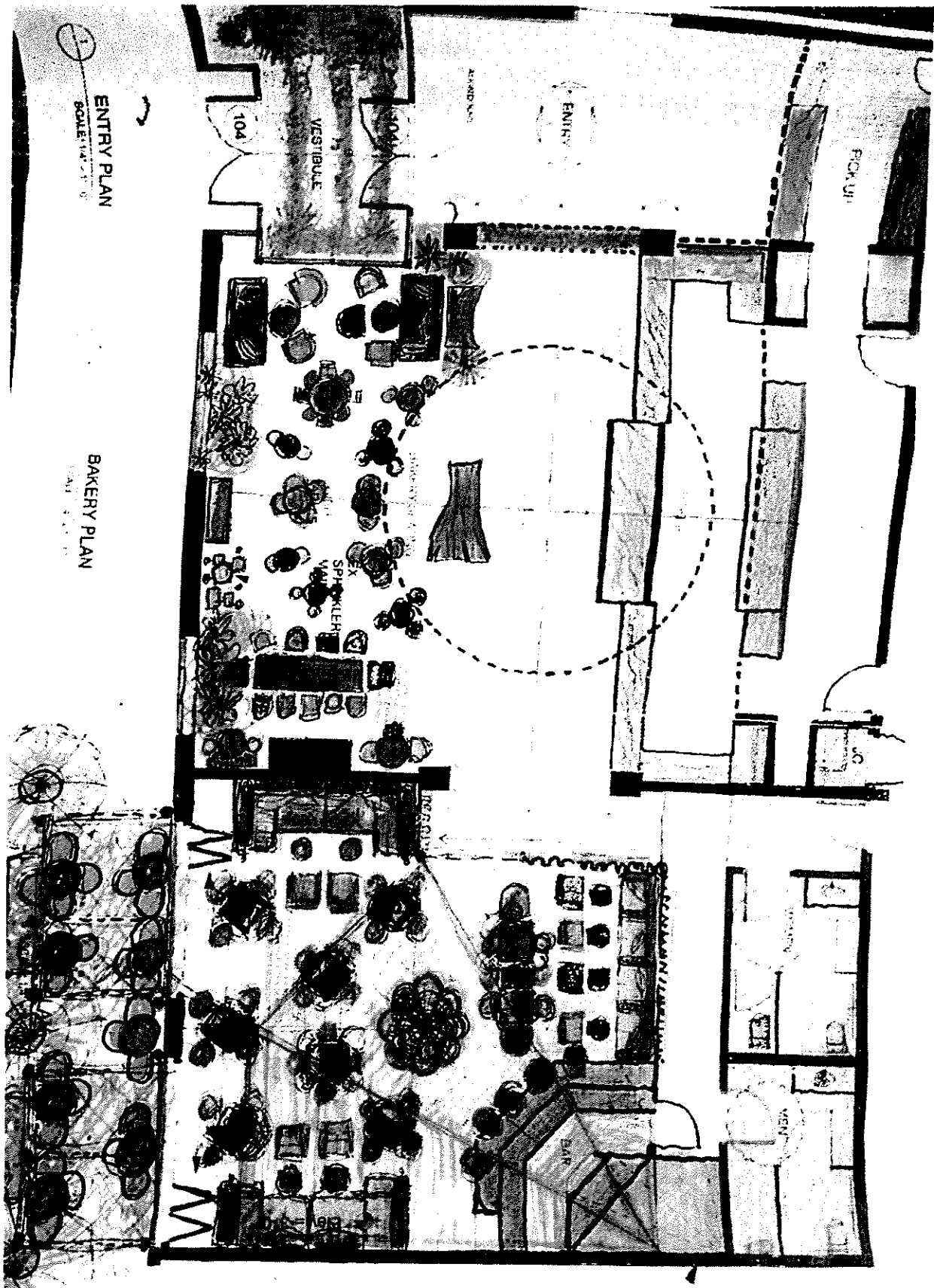
The following certificates must be signed by at least 3 persons.

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. We certify that the qualifying applicant(s) is/are personally known to us and is a resident of Baltimore City and a resident of the State of Maryland at the time of this application.

Names	Address	Signature	DOB (Month/Year)	Length of time Acquainted with the Applicant(s)
<u>[REDACTED]</u>				
<u>Pat Stout</u>	<u>1220 Bank St 401 21202</u>	<u>[Signature]</u>	<u>1/1/42</u>	<u>2 1/2 years</u>
<u>ALBERT JACKSON</u>	<u>1220 BANK ST. 409 21202</u>	<u>[Signature]</u>	<u>7/1/48</u>	<u>3 YEARS</u>
<u>[Signature]</u>	<u>301 S. Exeter</u>	<u>[Signature]</u>	<u>3/1/56</u>	<u>5 YRS</u>

Board of Liquor License Commissioners for the City of Baltimore
1 North Charles Street, Suite 1500, Baltimore, Maryland 21201
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.



1
ENTRY PLAN
 SCALE: 1/4" = 1'-0"

BAKERY PLAN
 SCALE: 1/4" = 1'-0"



Ovenbird Bakery Menu

Lexington Market

Baltimore, MD 21201

Food Purveyors:

Condiments: Beef, Chicken, Pork products: Performance Food Group, Fells Point Meats

Flour, eggs, butter, dairy: George R. Ruhl & Son

Seafood: Congressional

Deli meats: Pastore's

Vegetables: Kousouris, Capital Seaboard

Breakfast:

- Pogaca – *Cheese and parsley-filled bun topped with toasted nigella seeds*
- Borek – *layers of filo dough lined with cheese, ground beef, and parsley*
- Breakfast sandwich – *egg, bacon, sausage, lettuce, tomato, and mayonnaise on a bagel or English muffin*
- Croissant - *plain, chocolate, almond, ham & cheese*
- Toast and jam - *homemade rye or sourdough bread, toasted, with house-made jam*
- Brioche bun - *filled with pastry cream and various flavors like ube, Nutella, cardamom*
- Toasted bagel with Cream Cheese
- Sigara Borek – *Lightly fried filo dough filled with cheese*
- Carrot Cake Morning Glory Muffin
- Assorted berry muffins - *blueberry, cranberry, and lemon poppy seed*
- Canele
- Chelsea Buns – *Cinnamon rolls with fruit and nuts with frosting drizzle*

- Scones – *Blueberry Lemon, orange cranberry, bacon & cheddar, rosemary & parmesan, Ham Cheddar & Chive, Goat Cheese Green Onion & Sun-dried Tomato*
- Avocado Toast – *with pickled onion, radishes, cucumbers, tomatoes on sourdough bread*
- Lox, Cream Cheese, capers on a bagel
- Danishes – sweet and savory laminated dough with fruit and sweet cheese filling

Lunch and Mezze

- Proscuitto, mozzarella, basil on sourdough bread
- Mortadella, roasted pepper, arugula, and sharp cheddar on ciabatta
- Ham, brie, and fig jam on a baguette
- Meatball Sandwich with spicy tomato oil and mozzarella cheese on Italian bread
- Grilled Brie, avocado, Turkey cranberry chutney on Cran Walnut & Whole wheat bread
- Turkey, Havarti, arugula, cucumber with paprika garlic aioli on sourdough bread
- 3 Cheese Grilled Cheese
- Caprese Sandwich on Ciabatta – *Pesto, mozzarella, tomato*
- Tuna, Celery, Old Bay infused mayonnaise, lettuce, tomato, and swiss cheese on rye bread
- Crab Salad Sandwich – *Old Bay infused mayonnaise, lemon, pre-cooked crab, lettuce, tomato on brioche bun*
- BBQ pulled pork sandwich, served with BBQ sauce on Ciabatta Bun

Soups & Salad

- Cream of Crab Soup – *claw meat, various vegetables in crab stock with milk and heavy cream*
- Tarhana Soup – *Dried Yogurt and vegetable soup*
- Lobster Bisque – *Cream-based seafood soup*
- Charcuterie Plate – *Assorted cheeses, meats, bread, anchovies, capers, olives*
- Kale and Avocado Salad – *served with lime juice, olive oil, sliced almonds, avocado, arugula, tomato, green olives, toasted sesame seeds, and cilantro*
- Yogurt and Dill Chicken Salad – *Marinated chicken breast, yogurt, mayonnaise, shallots, dill, salt and pepper on bed of arugula*

- Tomato, Feta, and White Bean Salad – *parsley, red wine vinegar, shallots, oregano, and olive oil*
- Kisir – *bulgur wheat with parsley, red pepper and tomato paste, lemon juice, and onion and garlic*
- Lamb Kofte – *Turkish meatball with lamb meat, onion, parsley, and spices*
- Chicken Sandwich on Focaccia – *Grilled chicken breast with garlic aioli, smoked provolone, arugula, and roasted red peppers*
- Roast Beef on Ciabatta – *sliced roast beef with horseradish sauce, grilled onions, tomato, and lettuce*

Dessert

- Assorted Macarons
- Cardamom Lemon Buns
- Cheesecake with fresh berries
- Key Lime Pie
- Lemon Poppy seed drizzle cake
- Fresh Fruit Tart
- Entremets mousse cake
- Brownie cake
- Chocolate Chip Cookies
- Banana Walnut Coffee Cake
- Eclairs with pastry cream-filled center
- Various Tea Cakes – *Earl Grey Poppy, Chocolate Stout cake, Mosaic Cake*

Bread Loaves

- Baltimore Sourdough
- Overnight Rye
- Country White
- Italian Baton
- French Baguette
- Cranberry Walnut Whole Wheat
- Whole Wheat
- Seeded Sourdough
- Spelt and Rye
- Challah
- Chocolate-filled Challah

- English Muffins
- Bagels
- Garlic Infused Hot dog buns
- Brioche buns
- Croutons
- Bagel chips
- Olive loaf
- Cinnamon Twist Loaf

Beverages

- Drip Coffee
- Latte
- Espresso
- Tea
- Iced Tea
- Cold Brew Coffee
- Bottled Sodas
- Bottled Juice
- Kombucha
- Beer
- Wine
- Liquor
- Signature Cocktails

OVENBIRD BAKERY LLC: W19730589

Department ID Number:

W19730589

Business Name:

OVENBIRD BAKERY LLC

Principal Office: ⓘ

36 N LUZERNE AVE
BALTIMORE MD 21224

Resident Agent: ⓘ

KEILLER KYLE
36 N LUZERNE AVE
BALTIMORE MD 21224

Status:

ACTIVE

Good Standing:

THIS BUSINESS IS IN GOOD STANDING

Business Type:

DOMESTIC LLC

Business Code:

20 ENTITIES OTHER THAN CORPORATIONS

Date of Formation/ Registration:

06/09/2019

State of Formation:

MD

Stock Status:

N/A

Close Status:

N/A

PROPOSED LOCATION: 3925 Gough St, Suite 2

MAP SUMMARY (RECAPITULATION)

TOTAL ESTABLISHMENTS IN MAP AREA 1

"A" BEER & WINE _____

"B" BEER & WINE _____

"C" BEER & WINE _____

"D" BEER & WINE _____

"A" BEER, WINE & LIQUOR _____

"A-2" BEER, WINE & LIQUOR _____

"B" BEER, WINE & LIQUOR _____

"C" BEER, WINE & LIQUOR _____

"D" BEER, WINE & LIQUOR 1

"BD7" BEER, WINE & LIQUOR _____

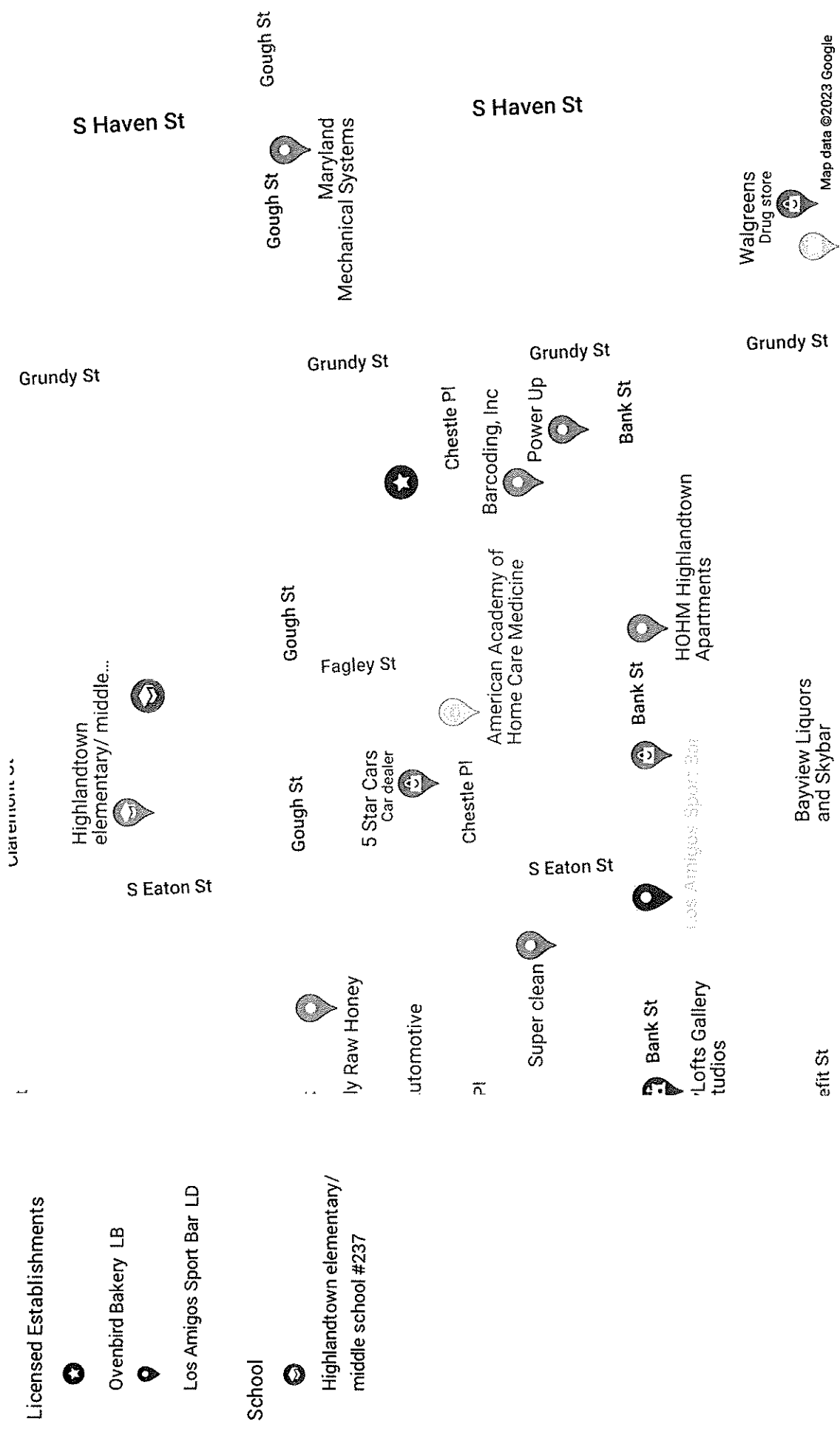
ARENA _____

HOTEL/MOTEL _____

RACING _____

PREPARED BY: Chase DATE: 3/23/23

3925 Gough St, Suite 2



Licensed Establishments



Overbird Bakery LB



Los Amigos Sport Bar LD

School



Highlandtown elementary/
middle school #237

Board of Liquor License Commissioners

For Baltimore City
1 North Charles Street, 15th Floor
Baltimore, Maryland, 21201

INSPECTORS REPORT - TRANSFERS/NEW APPLICATIONS

Licensee Information (Trade Name):	Ovenbird Bakery
Corporation Name:	Ovenbird Bakery, LLC
Location Address:	3925 Gough St., Suite 2
License Type:	Class "B" Beer, Wine and Liquor <input type="checkbox"/>
Is the establishment open and operating in a safe and sanitary manner? (If not open, not in comments - CLOSED or NOT OPERATING)	No <input type="checkbox"/>
Is the location within 300 feet of Church and/or School?	Yes <input type="checkbox"/>
Date Posted?	3/22/2023 <input type="checkbox"/>
Estimated Date of Removal?	3/31/2023 <input type="checkbox"/>
Are there any other licensed establishments within a two block radius?	Yes <input type="checkbox"/>

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 New class "B" license with outdoor table service, live entertainment which includes DJ or band, and off premise catering. The establishment is closed and under construction.

Insert Photo of Sign and location:




 Attach Additional Photos

Inspector Name

Date and Time

i:\0#.w\baltimore\terri.chase

3/23/2023

 11:45:30 AM

Name of Licensee (if present)

Approve

Disapprove

Board of Liquor License Commissioners

For Baltimore City
1 North Charles Street, 15th Floor
Baltimore, Maryland, 21201

POSTING SIGNS REPORT

Applicant(s) Name:

Keller Kyle

Address of Premises:

3925 Gough St, Suite 2

Inspector:

i:\0#.w\baltime\terri.chase

Date Posted:

3/22/2023

Time Posted:

1:00 PM

Date Rechecked:

3/31/2023

Time Rechecked:

12:00 PM

Manager or Owner when sign posted:

N/A

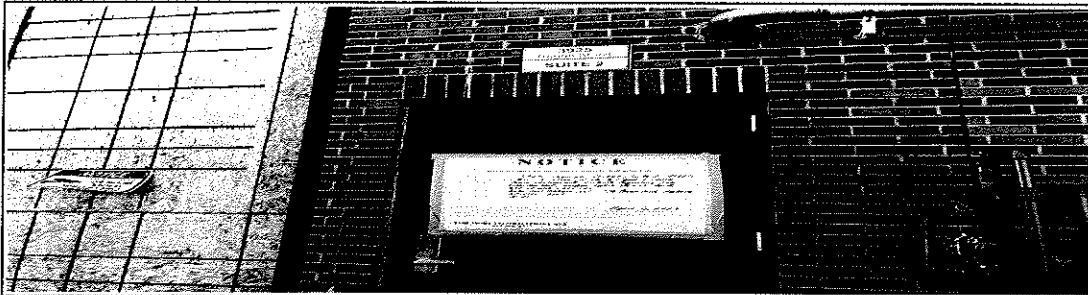
Summary on location of sign posted:

The sign is posted on the front door.

Summary on location of sign rechecked:

The sign is still posted on the front door.

Insert Photo of Sign and location:



Attach Additional Photos

Approve

Disapprove

NOTICE

Application has been filed with the

Board of Liquor License Commissioners for Baltimore City

Address of Premises: 3925 Gough Street, Suite 2 21224
Class of License: CLASS "B" Beer, Wine & Liquor License
Scope of Application: New restaurant license requesting live entertainment, outdoor table service and off-premise catering
Application filed by: Oven Bird Bakery, LLC 71A Oven Bird Bakery
Present Licensee(s): Keiller Kyle
N/A

The hearing concerning this application will be held on or after April 6, 2023 at 10:30 AM in City Hall; 100 N. Holliday Street, Room 215, Baltimore, Maryland 21201. Please visit lb.baltimorecity.gov under the link for "Hearing Schedules" for confirmation of the date, time, and place for all matters being heard by the Board.

**FOR MORE INFORMATION CALL
410-396-4377**

Hon. Albert J. Maniciami, Jr., Esq. *Chairman*
Aaron J. Greenfield, Esq. *Commissioner*
Edward L. Reisinger *Commissioner*
Doreen K. Paire *Executive Secretary*

USE2023- 3925 GOUGH 3/6/2023 Submitted
51318 STREET 3/6/2023

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Project Name:3925 GOUGH STREET

Guest Access

TO USE THE PREMISES AS A RESTAURANT WITH OUTDOOR TABLE SERVICE, LIVE ENTERTAINMENT, AND OFF-PREMISES CATERING

June 15, 2023

Applicant(s): Gregory Martin Pranzo and Tanisha Layne
Docks Baltimore, LLC, T/a Docks on the Harbor
621 E. Pratt Street 21202

Class: "B" Beer, Wine & Liquor License

Application for a new Class "B" Beer, Wine and Liquor restaurant license, requesting live entertainment and outdoor table service.

(a) **Applicant(s) Information:** (1) Gregory Martin Pranzo was born in Plainview, NY in August of 1986. He lives in Atlanta, GA; and (2) Tanisha Layne was born in Panama City, Panama in April of 1975. She lives in Baltimore, MD.

(b) **Ownership Breakdown:** (1) Gregory Martin Pranzo (100%); and (2) Tanisha Layne (0%).

(c) **Purchase Price of Business:** N/A

(d) **Qualified Voters:** Daniel Focht, Gina Martin, and Emily Heflin are qualified Baltimore City voters.

(e) **Zoning:** Applicant has applied for a USE permit, for the use of premise as a restaurant with live entertainment and dancing and outdoor patio service. change of ownership

(f) **Corporate Standing:** Docks Baltimore, LLC is a MD LLC and as of 5/31/2023 is active and in good standing.

(g) **Posting Report:** The location was posted on 5/19/2023 and checked on 5/29/2023. This meets the 10-day rule. There are 11 licensed liquor establishments in the 4x4 area: "B" BWL- 10; and "BD7" BWL- 1.

(h) **Timeline:** N/A

(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

2022 Application for Alcoholic Beverages License Board of Liquor License Commissioners for Baltimore City

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

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

EXPLANATION OF REQUEST: New Class B (BWL) license CLASS TYPE: B(BWL)

Please select one option and fill out the requested information

A) NEW LICENSE REQUEST: ADDRESS OF PROPOSED LOCATION: 621 E. Pratt Street, Baltimore, MD 21202

B) TRANSFER OF OWNERSHIP ONLY: ADDRESS OF CURRENT LICENSE: n/a

C) TRANSFER OF OWNERSHIP AND LOCATION: CURRENT ADDRESS OF LICENSED LOCATION: n/a

TRANSFER OF OWNERSHIP AND LOCATION: ADDRESS OF PROPOSED RELOCATION: n/a

D) AMENDMENT OR EXPANSION REQUEST: ADDRESS OF THE LOCATION: n/a

CORPORATE/LLC/LLP/PARTNERSHIP NAME: Docks Baltimore LLC TRADE NAME: Docks on the Harbor

BUSINESS PHONE NUMBER: not yet issued BUSINESS EMAIL ADDRESS: greg@docksontheharbor.com

ATTORNEY FOR THE APPLICANT: Leanne Schrecengost ADDRESS: 102 W. Pennsylvania Ave. #606, Towson, MD 21204 PHONE: 410-823-1800

Part of Premises Used (Note: Floors and Areas for Storage): 6,381 sq ft of 1st floor and outdoor usage Outdoor Table Service Provided? Yes No Delivery of alcohol? Yes No

Live Entertainment provided? Yes No What Kind (Ex. D.J. Band, Etc.)? DJ, acoustic band Off Premise Catering of Food and Alcohol? Yes No

Zoning Receipt or Current Certificate of Occupancy Permit attached to Application? Yes No Estimated Seating Capacity: 134 interior; 117 exterior

Please note that as per Alc. Bev. Art. 8 (2-1407(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 Appeals (BMZA)

1. Applicant A

Gregory Martin Pranzo [REDACTED] [REDACTED]

(Full name) (Telephone no.) E-mail (Required)

92 W. Paces Ferry Rd NW Atlanta GA 30305 n/a

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

08/1986 Male Plainview, NY

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

Check: Yes No Are you currently a resident of the City of Baltimore?

2. Applicant B

Tanisha Layne [REDACTED] [REDACTED]

(Full name) (Telephone no.) E-mail (Required)

2616 W. Cold Spring Lane Baltimore MD 21215 4years

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

04/1975 Female Panama City, Panama

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

Check: Yes No Are you currently a resident of the City of Baltimore?

3. Applicant C

n/a

(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 Are you currently a resident of the City of Baltimore?

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

[Redacted area]

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 explanation in adjacent space provided.

Applicant A B C

[Redacted area]

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

[Redacted area]

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 (address of location, dates that the applicant was a licensee, and the trade name).

Applicant A B C

[Redacted area]

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

[Redacted area]

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 (address of location and trade name).

Applicant A B C

See attached.

7. Do the spouses or dependent 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 (address of location and trade name).

Applicant A B C

[Redacted area]

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

See attached.

9. Is the licensed premise currently open and operating? Yes No If no, then provide date of last day of operation of the establishment.

[Redacted area]

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

[Redacted area]

Dock on the Harbor

Supplement to Application – Questions 6. & 8.

Applicant A has a financial interest in the following licensed establishments:

- Sugar Factory - 1080 Peachtree St. Atlanta, GA 30309
- Wicked Wolf - 1080 Peachtree St NE, Atlanta, GA 30309
- Johnnys Chicken & Waffles - 1050 Crescent Ave NE, Atlanta, GA 30309 // 1080 Peachtree St. Atlanta, GA 30309
- Dive Bar Buckhead - 3184 Roswell Rd NW, Atlanta, GA 30305

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

Name	Address	Phone	Email
Not yet hired.			

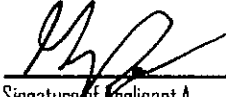
Applicants Applying as Business Entities - (Give name(s) and addresses - in Corporation list all officers (attach list if necessary) or in Limited Liability Company/Partnerships list all authorized persons.) *Please note that all licensees MUST have a FINANCIAL INTEREST in the license applied for as per Alc. Bev. Art. 8-4-109 (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 any stock of the corporation and the articles of incorporation, partnership agreement or articles of organization.*

- 1) NAME: Gregory M. Pranzo ADDRESS: 92 W. Paces Ferry Rd. NW, Atlanta, GA 30305 TITLE: Auth. Person %OF STOCK HELD: 100
- 2) NAME: Tanisha Layne ADDRESS: 2616 W. Cold Spring Lane, Baltimore, MD 21215 TITLE: Auth. Person %OF STOCK HELD: 0**
- 3) NAME: n/a ADDRESS: _____ TITLE: _____ %OF STOCK HELD: _____
- 4) NAME: n/a ADDRESS: _____ TITLE: _____ %OF STOCK HELD: _____

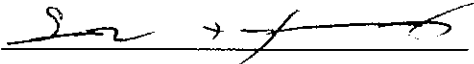
**Extract from Law: If any affidavit or oath required under the provisions of this Act shall contain any false statements, the offender shall be deemed guilty of perjury. And upon indictment and conviction thereof, shall be subject to penalties provided by Law for that crime.*

** Ms. Layne receives annual compensation for her service as a consultant.**

CERTIFICATE OF APPLICANTS: At least one applicant whose signature appears below certifies that he/she is a current resident of Baltimore City, Maryland at the time of 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. If license is issued, the applicants must ensure that at least one licensee remains a resident of Baltimore City throughout the duration of this license.

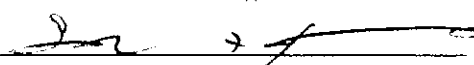

 _____ Gregory M. Pranzo
 Signature of Applicant A

I hereby certify that on the 14 day of March, 2023, before me, the subscriber, a notary public of the State of Maryland in and for _____, personally appeared Gregory M. Pranzo the applicant(s) named in this 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 _____
 NOTARY PUBLIC
 HOWARD COUNTY
 STATE OF MARYLAND
 Commission Expires 10/01/24

Printed Name: _____
 _____ Tanisha Layne
 Signature of Applicant B

I hereby certify that on the 14 day of March, 2023, before me, the subscriber, a notary public of the State of Maryland in and for _____, personally appeared Tanisha Layne the applicant(s) named in this 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 _____
 NOTARY PUBLIC
 HOWARD COUNTY
 STATE OF MARYLAND
 Commission Expires 10/01/24

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 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: Cordish Power Plant Number Two, LLC 621 E. Pratt Street Baltimore, MD 21202 Phone Number: [REDACTED]

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

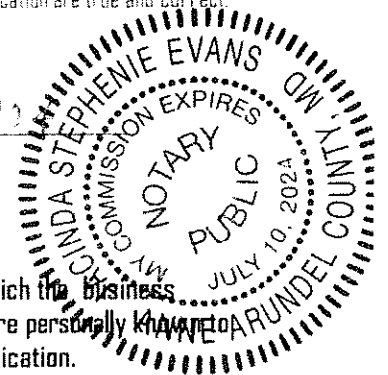
(I, WE) Cordish Power Plant Number Two, LLC HEREBY CERTIFY, That (I am, we are) the owner(s) of the property located at 621 E. Pratt Street, Baltimore, City with a Zip Code of 21202, which is named in the present application made to the Board of Liquor License Commissioners of Baltimore City under the 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

[Signature]
Signature of Owner of the Property
Authorized Person for

I hereby certify that on the 11 day of March, 2023, before me, the subscriber, a notary public of the State of MARYLAND, in and for Harford County personally appeared [Signature] the landlord/property owner named in this 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.

Notary Signature: [Signature] (Notary Seal) My Commission expires 7/10/2024
Notary Printed Name: Stephanie Evans



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. We certify that the qualifying applicant(s) is/are personally known to us and is a resident of Baltimore City and a resident of the State of Maryland at the time of this application.

Names	Address	Signature	DOB (Month/Year)	Length of time Acquainted with the Applicant(s)
Jessica Alexander	904 Hooper Ave Apt A Baltimore MD 21229	[Signature]	07/1993	3 yrs
Michael Blue	742 Deacon Hill Ct Baltimore, MD 21225	[Signature]	05/1989	6 yrs
Breon English	270 Chesley Ave Baltimore, MD 21224	[Signature]	12/1984	2 yrs
Travis U. Robinson	536 N. Tenth Baltimore MD	[Signature]	6/1988	4 yrs

Board of Liquor License Commissioners for the City of Baltimore
1 North Charles Street, Suite 1500, Baltimore, Maryland 21201
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: _____ 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 the 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.

Signature of Owner of the Property _____

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 landlord/property owner named in this application made oath in due form of law that the matter and facts contained in said application are true and correct.


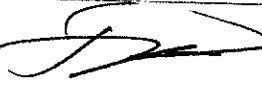

As witness, my hand and notarial seal.

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

Notary Printed Name: _____

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

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Names	Address	Signature	DOB (Month/Year)	Length of time Acquainted with the Applicant(s)
Eina Martin	802 Fagley St Baltimore, MD 21224		08/84	20 years
David Hecker	2704 Huntingdon Ave BALTO, MD 21244		04/81	20+ years
Emily Heflin	2704 Huntingdon Ave. Baltimore MD 21211		11/83	10 years

Board of Liquor License Commissioners for the City of Baltimore
1 North Charles Street, Suite 1500, Baltimore, Maryland 21201
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Name and Address of the owners of the premise/landlord: _____ 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 the 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.

Signature of Owner of the Property

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 landlord/property owner named in this application made oath in due form of law that the matter and facts contained in said application are true and correct.

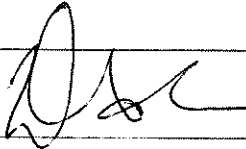
As witness, my hand and notarial seal:

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

Notary Printed Name: _____

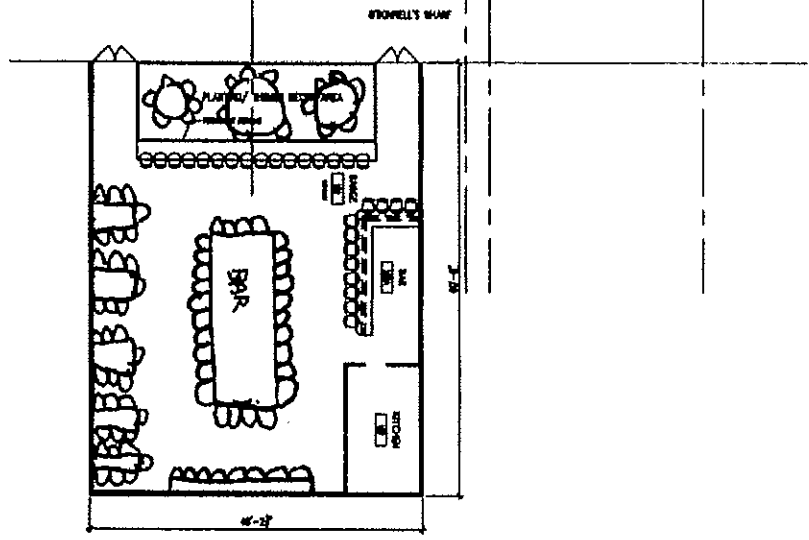
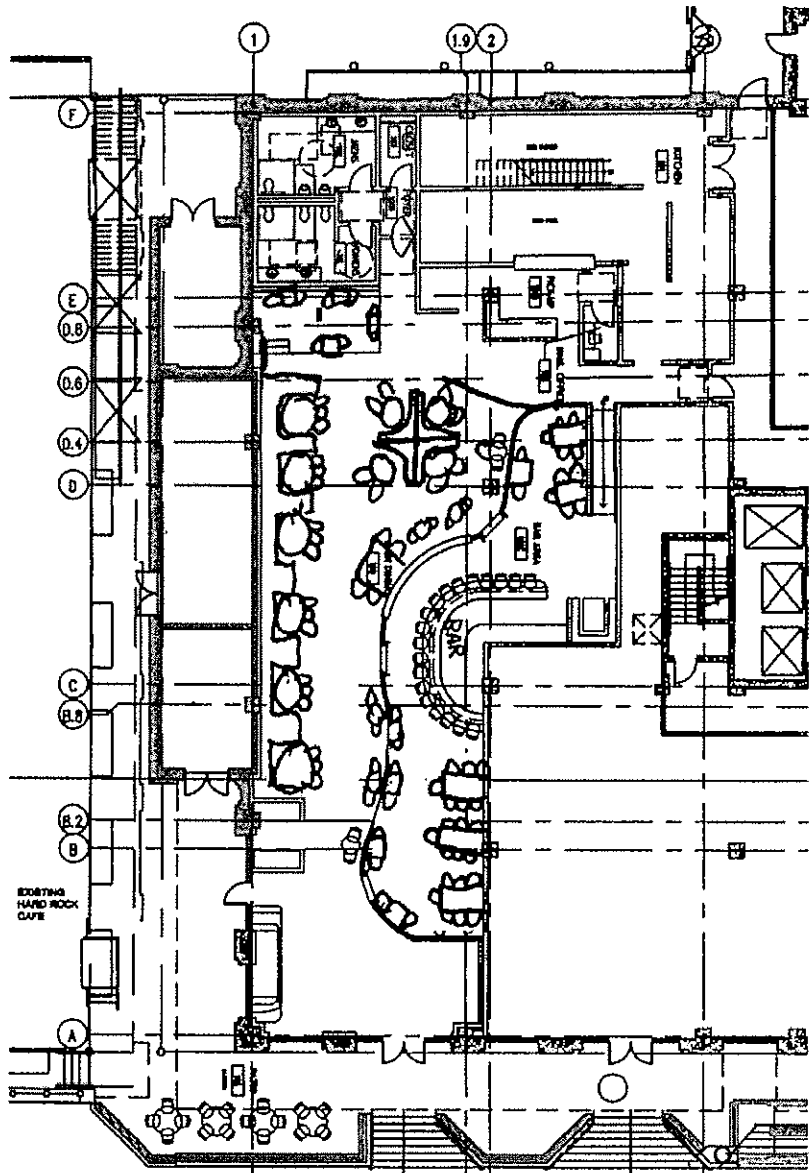
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Name	Address	Signature	DOB (Month/Year)	Length of time Acquainted with the Applicant(s)
Daniel Focht	204 N Luerns Ave Beltsville MD 21224		03/85	23 years

Board of Liquor License Commissioners for the City of Baltimore
1 North Charles Street, Suite 1500, Baltimore, Maryland 21201
Phone: 410-388-4377 Fax: 410-388-4382

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



DESIGN & OBJECTIVE, INC. ALL RIGHTS RESERVED

DESIGN COLLECTIVE <small>1000 North E Street, Suite 100, Baltimore, MD 21202 Tel: 410.524.1100 Fax: 410.524.1101 www.designcollective.com</small>	OWNER/DEVELOPER	PROJECT NAME	PROJECT ADDRESS	SHEET TITLE	SCALE 1/16"=1'-0"
	Owner Project No. ---	DOCKS	602 E. Pratt Street Baltimore, MD 21202	SEATING LAYOUT	DATE 04/01/10 DCI Project No. 148-09 SKETCH NUMBER A01
				RPI	REFERENCE

DOCK'S SIGNATURE DRINKS

BATH TIME | 18

ludacris' conjure cognac, lemonade, strawberry puree + mini rubber duckie in a bathtub

BRUNCH PUNCH BOWL

individual | 25 // to share (serves 4-6) | 45
 bacardi rum, bacardi coconut rum, bacardi spiced rum, pineapple juice, orange juice + sandal gummies

STRAWBERRY PINEAPPLE MOJITO SCORPION BOWL | 35

bacardi rum, soda, lime, mint leaves, muddled strawberries and pineapple, sandal gummies, strawberry puree + pineapple juice

CAPTAIN'S COCKTAILS

CLASSIC MARGARITA | 17

libelula blanco tequila, cambier orange liqueur, fresh squeezed lime + agave nectar

DOCK'S YACHTMASTER | 17

crop cucumber vodka, st. germain elderflower, fresh pineapple juice + lime

NOT SO OLDFASHIONED | 18

woodford reserve bourbon, angostura bitters, brown sugar + vanilla bean

LIMONCELLO | 16

limoncello, purity vodka, lemon juice, sugar rim, rubber duckie

DIRTY | 16

grey goose vodka, olive juice, vermouth, blue cheese olives

LE CHOCOLAT | 19

godiva creme de cocoa, baileys irish cream, tito's vodka + peanut butter smeared rim

MARTINIS

ESPRESSO | 15

espresso, kahlua coffee liqueur, purity vodka

DOCK'S MARTINI | 16

clementine vodka, infused in fresh pineapple

STRAWBERRY | 16

chopin vodka, muddled strawberry, graham cracker crust, rock candy

SWAN COSMOPOLITAN | 16

kettle citron vodka, cointreau, cranberry, lime + in a swan glass

CUCUMBER | 16

crop cucumber vodka or empress gin, st. germain, cucumber, mint, flower

BYE BYE BIRDIE | 19

cognac, muddled strawberry, fresh squeezed lemon, splash of sweet & sour + in a bird glass

WINES

corkage fee \$15 per 750ml bottle, we would like to see that you made it home safely, if you do not have a designated driver, we would be happy to make arrangements.

BUBBLES

La Marca

Prosecco, Italy 14/40

Miraval

Brut Rose, Cotes de Provence, France 14/52

Vueve Cliquot

Yellow Label Brut, Reims 150

Dom Perignon

Vintage Brut, Reims 225

WHITES

Alois Lageder

Pinot Grigio, Alto Adige, Italy 14/52

Saint M

Riesling, Germany 14/52

Crowded House

Sauvignon Blanc, Marlborough, New Zealand 14/52

Talbott

Chardonnay, Santa Lucia Highlands, CA 14/52

REDS

Oberon

Merlot, Napa Valley, CA 14/52

Belle Glos, "Las Alturas"

Pinot Noir, Santa Lucia, CA 14/52

Groth

Cabernet Sauvignon, Oakville, CA 14/52

Alamos

Malbec, Argentina 9/36

FEATURED WINES

The Prisoner

Red Blend, Napa Valley, CA 20

Caymus Vineyards

Cabernet Sauvignon, Napa Valley, CA 25

'Sassicaia'

Super Tuscan, Tenuta, San Guido, Bolgheri 415

BOTTLED BEERS

CORONA EXTRA | 6

MICHELOB ULTRA | 6

STELLA ARTOIS | 6

SWEET WATER 420 | 7

SPIRITS

VODKA

CHOPIN 10
 CROP CUCUMBER VODKA 10
 GREY GOOSE 10
 PURITY 10
 STOLICH 10
 TITO'S HANDMADE 10

RUM

BACARDI SILVER 10
 BACARDI COCONUT 10
 BACARDI SPICED RUM 10
 CAPTAIN MORGAN 10
 MALIBU 10

TEQUILA

HORNITOS BLANCO 10
 CASAMIGOS BLANCO 10
 CASAMIGOS REPOSADO 10
 DON JULIO 1942 ANEJO 10
 TEREMANA BLANCO 10
 TEREMANA REPOSADO 10

GIN

BOMBAY SAPPHIRE 10
 EMPRESS 10
 TANQUERAY 10

COGNAC | 10

DUSSE 10
 HENNESSY VS. 10

JAPANESE WHISKEY

HIBIKI HARMONY 10
 SUNTORY TOKI 10
WHISKEY
 CROWN APPLE 10
 CROWN ROYAL 10
 JACK DANIELS 10
 JAMESON 10

SCOTCH

ARDBURG 10 10
 DALMORE 12 10
 GLENFIDDICH 12
 GLENLIVET 12 12
 JOHNNY WALKER BLACK 10
 JOHNNY WALKER BLUE 10
 MCCALLAN 12 18
 OBAN 14 14

BOURBON | 10

ANGEL'S ENVY 10
 BASIL HAYDEN RYE 10
 BULLEIT BOURBON 10
 MAKERS MARK 10
 WOODFORD RESERVE 10

DOCK'S DAQUIRI BAR

served in a pineapple or glass

PINA COLADA | 16

STRAWBERRY DAQUIRI | 16

MIAMI VICE | 16

ROCKET FUEL (PINA COLADA +151) | 21

MARGARITA | 11

ELECTRIC LEMONADE | 16

BRUNCH COCKTAILS

BELLINI | 7

BLOODY MARY | 7

MIMOSA | 7

COFFEE & TEA

whole, almond milk or half & half

Coffee | 6

Regular and decaf Lavazza coffee roasters

Iced Coffee | 7

choice of classic, caramel or vanilla

Espresso, Cappuccino or Latte | 8

Hot Tea | 6

english breakfast

DRINKS

ARNOLD PALMER COCA COLA DIET COKE GINGER ALE GOLD PEAK SWEET BLACK TEA GOLD PEAK UNSWEET BLACK TEA

H-I-C FRUIT PUNCH MINUTE MAID LEMONADE ORANGE JUICE SHIRLEY TEMPLE SPRITE

RAW BAR + SALADS

CAESAR (VEG) | 16

romano lettuce, julienned red peppers, shaved parmesan, parmesan crisps, housemade carbonized croutons + caesar dressing

CHILLED OYSTERS | MKT

1/2 dozen or dozen served with cocktail sauce

QUARTER BLT WEDGE | 17

iceberg lettuce, bleu cheese crumbles, cherry tomatoes, crispy tabasco onion rings, chopped thick-cut maple glazed bacon, house-made bleu cheese dressing + balsamic glaze drizzle

FROM THE SEA

JUICY SPICED SHRIMP SCAMPI | 22

jumbo shrimp sautéed, Cajun lemon-pepper garlic butter, juicy scampi sauce, shaved parm, kalamata blistered tomatoes + toasted baguettes

FRITTO MISTO TOWER | 22

tower of fried shrimp (4), fried calamari, crispy tabasco onion strings + served with cocktail sauce, pesto sauce, son marzano marinara, dijon-mustard + tartar sauce to dip

ANGRY LOBSTER SUSHI ROLL | 22

tempura battered fried lava lobster tossed spicy creamy oak mango pico, avocado, chilled kinohito & claw lobster, spicy mayo drizzle, crispy tabasco onions

IT TAKES TWO

WAGYU SLIDERS (2) | 18

make two wagyu american wagyu beef, caramelized onions, gruyere cheese, dijonaise, buttered slider buns

IMPOSSIBLE WON-TACOS (2) (V) | 16

plant based impossible beef, guacamole, cilantro, lime + served in two wonton tacos

MAINE LOBSTER ROLLS (2) | MP

captain crunch® coated chicken tenders, golden fried + served with choice of housemade honey mustard bbq, ranch or dill or a light drizzle

HOT-HONEY CHICKEN BAO BUNS (2) | 18

captain chicken tenders tossed in sauce with hot-honey sauce, bbq pickles, cola/ban, housemade ranch + steamed basmati rice

COMFORT

BEST EVER MAC N' CHEESE (VEG) | 19

creamy cheddar + kalamata tomato mac n' cheese topped with a melted cheese blanket + crispy tabasco onion rings, ask your server about additions

MOZZARELLA MARINARA (4) | 16

golden fried mozzarella stringlets topped with more melted mozzarella cheese along with marinara + extra marinara in a gravy boat

TIN CAN WISCONSINS | 15

tower of vanilla chips, smothered and layered with diced big find chicken, bacon, tater + ranch drizzle, queso blanco, melted cheddar cheese, diced tomatoes, pickled red onions, mango pico + sour cream

CAPTAIN TENDERS FLIGHT (4) | 16

captain crunch® coated chicken tenders, golden fried + served with choice of housemade honey mustard bbq, ranch or dill or a light drizzle

WINGS ON THE HARBOR | 16

six crispy buffalo wings tossed in sauce with housemade ranch or bleu cheese, (sauces, signature medium sweet heat, buffalo, bbq, wet lemon pepper)

PASTAS

designed to be on the table, add grilled or broiled chicken \$9

CAJUN ALFREDO GEMELLI (VEG) | 40

roasted red peppers, cherry tomatoes, shaved parmesan, grated parmesan, creamy cajun Alfredo, gemelli pasta + topped with fried mozzarella

CHICKEN PARMESAN | 34

pound of thin breaded chicken cutlet smothered with a melted mozzarella cheese blanket + son marzano tomato sauce + original hair of the dog parm

SEAFOOD FRA DIAVOLO | 36

lobster tail, jumbo shrimp, Atlantic clams + tagliatelle tossed in a spicy arrabbiata sauce, substitute sauce for creamy roasted red pepper Alfredo

VEGAN TAGLIATELLE BOLOGNESE (V) | 40

tagliatelle pasta tossed in a housemade impossible beef bolognese sauce

TRUFFLE MUSHROOM SPAGHETTINI/GEMELLI (VEG) | 40

mushrooms, spinach, cut shallot onions, truffle oil, shaved parm, mushroom cream sauce, spaghetti + topped with burrata

SIGNATURE STEAKS

all steaks are usda prime

45 DAY DRY-AGED PRIME ISLAND RIBEYE 20 oz | 85

roy-galic-pineapple glazed bone-in cowboy ribeye topped with crispy onion strings

CENTER-CUT TRUFFLE BUTTER FILET 8oz | 85

usda prime filet mignon topped with truffle butter + spinach coulis smear

24K GOLD FILET MIGNON | 200

24k gold dusted usda prime 8oz filet mignon

LARGE FORMAT

for the table

45 DAY DRY AGED PORTERHOUSE FOR TWO 40 oz | 148

we do not combine this with tag. ask for substitute any meat ordered, steak in well or above

SURF & TURF

LOBSTER CAKE STUFFED FAROE ISLAND SALMON | 49

mango-habanero glazed or blackened faroe island salmon stuffed with a lobster cake, fresco, mango pico + organic coconut rice

BROILED PORTERHOUSE PORK CHOP 14oz | 42

apple cider brined porterhouse pork chop topped with apple butter & crispy tabasco onions + anguila coulis, sautéed sprouts + pomme puree

BOURBON-BBQ GLAZED LAMB LOLLIPOPS | 42

three lamb lollipops marinated in housemade bourbon bbq sauce, sautéed asparagus, cherry tomatoes + pomme puree

DOCK'S RASPBERRY BURGER | 25

2x 4oz proprietary blend burger, thinly shaved onions, smoked, bbq pickles, dijonaise, buttered brioche bun, tableside scraping of melted cheese off an alpine cheese wheel + served with floating fire, fairy, comet, Instagram

DOCK'S CLASSIC CHEESE | 24

2x 4oz proprietary blend burger, 2x american cheese, cheddar cheese, gruyere, bbq pickles + buttered brioche bun, cheese, thinly shaved

STEAK ENHANCEMENTS

DOCK'S SIGNATURE STEAK SAUCE | 7

TRUFFLE BUTTER | 7

CRISPY TABASCO ONION STRINGS | 7

LOBSTER TAIL | 6 OZ FLASH FRIED OR BROILED | MKT

VEGETABLES

for two

CRISPY BRUSSEL SPROUTS (V) | 16

Balsamic glaze, pickled red onions

SAUTEED ASPARAGUS | 12

SAUTEED SPINACH | 10

CRISPY FRIES | 10

POMME PUREE | 10

GERMAN POTATOES | 10

SUNDAE'S

add a spoiler to any dessert for \$5

APPLE PIE SUNDAE | 15

vanilla caramel ice cream, caramel drizzle, white chocolate curls, chocolate bunnes, whipped cream

CHOCOLATE CHIP COOKIE SUNDAE | 15

cookies & cream ice cream, chocolate chips, hardening chocolate, whipped cream

STRAWBERRY CHEESECAKE SUNDAE | 15

strawberry ice cream, strawberry drizzle, strawberries, vanilla wafers, whipped cream

SHOWSTOPPER | 150

18 scoops of ice cream, strawberry, caramel & chocolate drizzle, vanilla wafers, white chocolate curls, chocolate chips, shaved almonds, chocolate chip cookie, chocolate & rainbow sprinkles, graham cracker crumbles, cream, blueberry cheesecake, macarons, cake pops, pb&j, donut, whipped cream

RED CARPET SWEETS

CARTOON CAKE | 25

take pictures before devouring this showstopper accompanied by tick candies for extra fun

CAKE POPS MOHAWK | 22

chef's selection of seven cake pops

DOCK'S FERRIS WHEEL | 35

chef's assortment of macarons, chocolate covered strawberries, decadent mini-desserts + chocolate chip, chocolate covered ganochis

CARNIVALE BOARD | 22

pb&j, donuts (2), cinnamon churros (4) with chocolate + caramel dipping sauce, crepe, zappetti (2), deep fried snickers (2) + a funnel cake

DOCK'S SIGNATURE MOLTEN LAVA CAKE | 15

chocolate lava cake in a white chocolate sphere, melted tabasco + with strawberries, vanilla ice cream, chocolate chips, caramel drizzle, whipped cream + shaved almonds

BRUNCH

AVAILABLE SATURDAY + SUNDAY 11 AM-4PM

'AND EGGS'

served with three fluffy cheesy scrambled eggs + german potatoe, choice of thick-cut crispy maple-glazed applewood bacon (3) 22 // lamb lollipops (3) 39, cowboy ribeye 38 // broiled pork chop 42 // avocado toast 20

STRAWBERRY CREAM CHEESE STUFFED FRENCH TOAST (VEG) | 18

confitale crusts, brioche bread, strawberry cream cheese, powdered sugar, strawberry drizzle, sliced strawberries

CINNAMON ROLL PANCAKES (VEG) | 18

cinnamon swirled pancakes, cinnamon icing, vanilla cream cheese frosting + whipped cream

LOBSTER CAKE BENEDICT | 24

two lobster cake, mango pico, capers, poached egg, & spicy hollandaise over two english muffin halves + served with german potatoes

VEGGIE RICOTTA OMELETTE (VEG) | 18

fluffy egg omelette made with ricotta cheese, mushrooms, spinach, onions, tomatoes + served with german potatoes

CHICKEN & WAFFLES | 24

choice of captain crunch® chicken tenders (3) or crispy buffalo wings (6), option to toss either in a sauce + banana foster or buttermilk waffle

We take pride in preparing our scratch made items. Some items will have limited availability. We are concerned for your well-being. If you have allergies, please let us know as not all ingredients are listed. *Consuming raw and undercooked meats, poultry, seafood, shellfish, or eggs may increase your risk of foodborne illness. Please enjoy your meal with us.

DOCKS BALTIMORE LLC: W21891262

Department ID Number:

W21891262

Business Name:

DOCKS BALTIMORE LLC

Principal Office: ⓘ

621 E PRATT STREET
BALTIMORE MD 21202

Resident Agent: ⓘ

REGISTERED AGENTS INC.
5000 THAYER CENTER
SUITE C
OAKLAND MD 21550

Status:

ACTIVE

Good Standing:

THIS BUSINESS IS IN GOOD STANDING

Business Type:

DOMESTIC LLC

Business Code:

20 ENTITIES OTHER THAN CORPORATIONS

Date of Formation/ Registration:

06/16/2021

State of Formation:

MD

Stock Status:

N/A

Close Status:

N/A

PROPOSED LOCATION: 621 E. Pratt St.

MAP SUMMARY (RECAPITULATION)

TOTAL ESTABLISHMENTS IN MAP AREA 11

"A" BEER & WINE _____

"B" BEER & WINE _____

"C" BEER & WINE _____

"D" BEER & WINE _____

"A" BEER, WINE & LIQUOR _____

"A-2" BEER, WINE & LIQUOR _____

"B" BEER, WINE & LIQUOR 10

"C" BEER, WINE & LIQUOR _____

"D" BEER, WINE & LIQUOR _____

"BD7" BEER, WINE & LIQUOR 1

ARENA _____












HOTEL/MOTEL _____

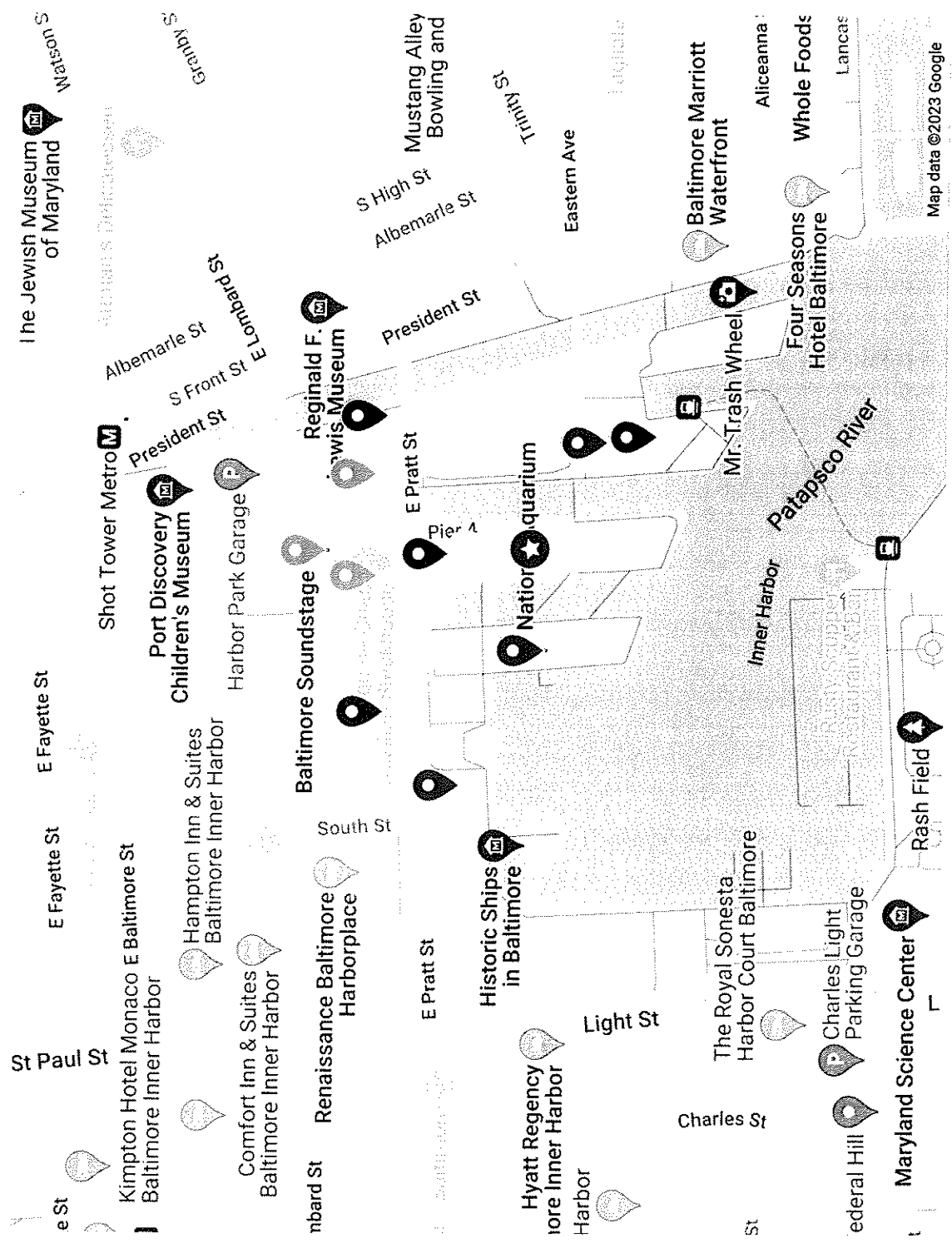
RACING _____

PREPARED BY: Washington DATE: 5/30/23

621 E. Pratt Street

Licensed Establishments

-  Docks on the Harbor LB
-  Phillips Seafood LB
-  Fogo De Choa LB
-  Miss Shirley's Cafe, LB
-  Hard Rock Café LB
-  Ruth's Chris Steak House LB
-  McCormick & Schmick's Seafood & Steaks LB
-  National Aquarium LB
-  Shake Shack Inner Harbor
-  Blackwall Hitch Restaurant LB
-  Baltimore Soundstage LB



Board of Liquor License Commissioners

For Baltimore City
1 North Charles Street, 15th Floor
Baltimore, Maryland, 21201

INSPECTORS REPORT - TRANSFERS/NEW APPLICATIONS

Licensee Information (Trade Name):	Docks on the Harbor
Corporation Name:	Docks Baltimore LLC
Location Address:	621 E Baltimore St
License Type:	Class "B" Beer, Wine and Liquor <input type="checkbox"/>
Is the establishment open and operating in a safe and sanitary manner? (If not open, not in comments - CLOSED or NOT OPERATING)	No <input type="checkbox"/>
Is the location within 300 feet of Church and/or School?	No <input type="checkbox"/>
Date Posted?	5/19/2023 <input type="checkbox"/>
Estimated Date of Removal?	5/29/2023 <input type="checkbox"/>
Are there any other licensed establishments within a two block radius?	Yes <input type="checkbox"/>

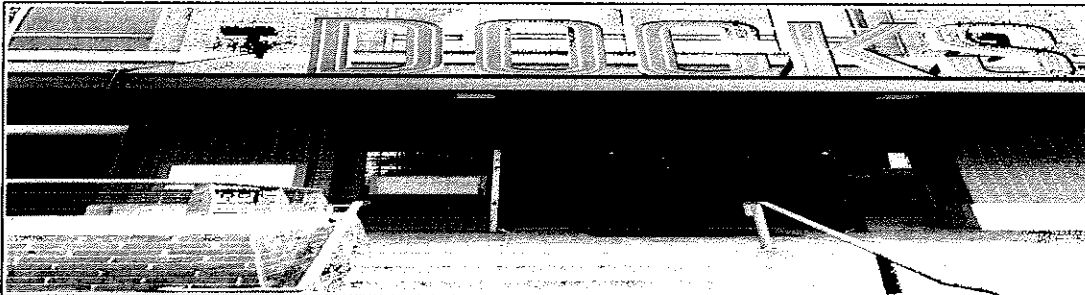
Other licensed locations - Describe/Note:

please see maps

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

application submitted for new B BWL license

Insert Photo of Sign and location:



Attach Additional Photos

Inspector Name

Date and Time

i:\0#.w\baltimore\kenyattag.washington

5/23/2023

12:36:33 PM

Name of Licensee (if present)

Approve

Disapprove

Back

Board of Liquor License Commissioners

For Baltimore City
1 North Charles Street, 15th Floor
Baltimore, Maryland, 21201

POSTING SIGNS REPORT

Applicant(s) Name: Gregory Martin Pranzo

Address of Premises: 621 E Pratt St

Inspector: i:0#w|baltimore\kenyattag.washington

Date Posted: 5/19/2023

Time Posted: 3:15 PM

Date Rechecked:

Time Rechecked:

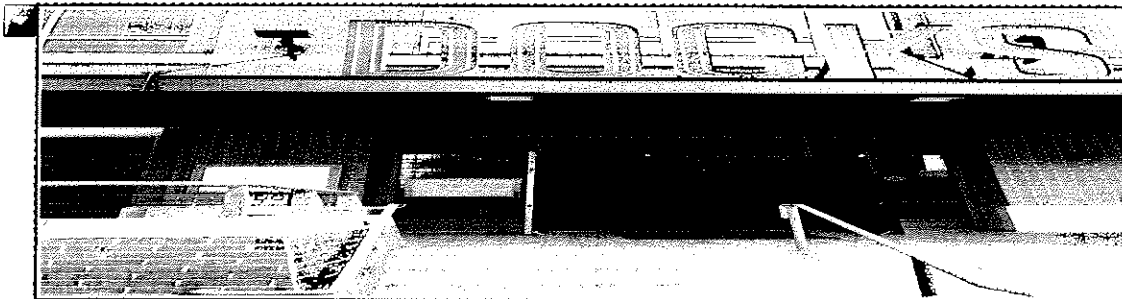
Manager or Owner when sign posted:

Summary on location of sign posted:

posted on front glass

Summary on location of sign rechecked:

Insert Photo of Sign and location:



Attach Additional Photos

NOTICE

Application has been filed with the

Board of Liquor License Commissioners for Baltimore City

Address of Premises *621 E. Pratt Street 21202*
Class of License *Class "B" Beer, Wine & Liquor License*
Scope of Application *New Restaurant License requesting Live Entertainment and outdoor table service*

Application filed by *Docks Baltimore, LLC 714 Docks on the Ave*
Present License(s) *Gregory Martin Pranzo and Tarisha Lopez
N/A*

The hearing concerning this application will be held on or after *June 4, 2023*
at 10:30 AM in City Hall, 100 N. Holliday Street, Room 215, Baltimore, Maryland 21201.
Please visit <http://baltimorecity.gov> under the link for "Hearing Schedules" for confirmation of the date, time, and place for all matters being heard by the Board.

**FOR MORE INFORMATION CALL
410-396-4377**

Boo Alben J. Marcellino, Jr., Esq. *Chairman*
Adam J. Greenfield, Esq. *Commissioner*



BALTIMORE CITY DEPARTMENT OF HOUSING & COMMUNITY DEVELOPMENT



Search Results

If you suspect that work is being performed without a permit or that the work is more than the scope of work indicates, please fill out a report at [311 Online](#).
Record Count : 63

(To organize your search click on the appropriate heading.)

Permit Number	Plan Number	Description	Address	District	Issued Date	Expiration Date	Neighborhood
USE2023-51070	-	CONTINUE TO USE PREMISES AS RESTAURANT WITH LIVE ENTERTAINMENT AND DANCING AND OUTDOOR PATIO SERVICE/ CHANGE OF OWNERSHIP	621 E PRATT ST	102	04/19/2023		INNER HARBOR
USE2018-52695	-	EXISTING JAPANESE RESTAURANT, CHANGE OF OWNERSHIP. COSMETIC IMPROVEMENT ONLY	621 E PRATT ST 120	102	07/02/2018		INNER HARBOR
USE2017-01473	-	USE PORTION OF PREMISES KNOWN AS SUITE 100A- AS A RESTAURANT AND BAR WITH LIVE ENTERTAINMENT AND OUT DOOR TABLE SERVICE	621 E PRATT ST	102	09/19/2017		INNER HARBOR
USE2014-05503	-	CONTINUE TO USE AS A RESTAURANT (WITH LIQUOR)-NOT INCLUDING LIVE ENTERTAINMENT AND INCLUDING ACCESORY OUTDOOR TABLE SERVICE (LOCATED ON PRIVATE PROPERTY).	621 E PRATT ST	102	12/16/2014		INNER HARBOR
USE2012-04873	-	USE SUITE 610 AS AN OFFICE	621 E PRATT ST	102	02/06/2013		INNER HARBOR
USE2011-03626	-	CONTINUE TO USE AS RESTAURANT WITH LIVE ENTERTAINMENT AND OUTDOOR TABLE SERVICE, EXPAND USE TO 60X50 DECK OUTSIDE WITH OUTDOOR SERVICE AND LIVE ENTERTAINMENT AND OUTDOOR BAR	621 E PRATT ST	102	08/18/2011		INNER HARBOR
USE2010-02274	-	USE PORTION OF PREMESIS K/A SUITE 100A AS A RESTURANT AND BAR WITH LIVE ENTERTAINMENT AND OUTDOOR TABLE SERVICE	621 E PRATT ST	102	06/22/2010		INNER HARBOR
USE2009-02722	-	USE PORTION OF PREMESIS KA SUITE 100F AS A RESTURANT WITH OUTDOOR TABLE SERVICE	621 E PRATT ST	102	08/17/2009		INNER HARBOR
USE2007-04141	-	USE PORTION OF PREMISES FOR A RESTAURANT	621 E PRATT ST	102	08/14/2008		INNER HARBOR
		WE ARE CONDUCTING A (1) DAY CHARITY EVENT FOR SAVE THE MUSIC FOUNDATION. WE ARE AN EXISTING BAR & RESTAURANT AND ARE PROVIDING LIVE					

June 15, 2023

Applicant(s): Austin Baldwin Haynes, III
Holladay Baltimore, LLC, T/a Tru by Hilton Baltimore
411 S. Central Avenue 21202

Class: "B" Beer, Wine & Liquor Hotel-Motel License

Amended application for a new Class "B" Beer, Wine and Liquor Hotel-Motel license.

(a) **Applicant(s) Information:** (1) Austin Baldwin Haynes, III was born in Manassas, VA in June of 1987. He lives in Baltimore, MD. Mr. Haynes has financial interest at 400 E. Biddle Street t/a Charm City Meadworks.

(b) **Ownership Breakdown:** (1) Austin Baldwin Haynes, III (0%); (2) John T. Phair (19.433%); (3) Manette A. Tepe (11.41%); and (4) Timothy E. Healy (6.05%).

(c) **Purchase Price of Business:** N/A

(d) **Qualified Voters:** Lynn Pronobis, Sean Macleod, and Kaitlynn Ness are qualified Baltimore City voters.

(e) **Zoning:** Applicant has applied for a USE permit, for the use of premise as a 140 room Hotel.

(f) **Corporate Standing:** Holladay Baltimore, LLC is a MD LLC and as of 5/31/2023 is active and in good standing.

(g) **Posting Report:** The location was posted on 5/19/2023 and checked on 5/29/2023. This meets the 10-day rule. There are 18 licensed liquor establishments in the 4x4 area: "B" BWL- 12; "D" BWL- 1; "BD7" BWL- 2; and "Hotel/Motel" – 3.

(h) **Timeline:** N/A

(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

2020 Application for Alcoholic Beverages License Board of Liquor License Commissioners for Baltimore City

NEW/TRANSFER/EXPANSION/AMENDMENT(S) APPLICATION FEE - \$800.00

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

EXPLANATION OF REQUEST: LLC name change to ownership instead of management company CLASS TYPE: B

Please select one option and fill out the requested information

A) NEW LICENSE REQUEST: ADDRESS OF PROPOSED LOCATION: 411 S. Central Ave Baltimore MD 21202

B) TRANSFER OF OWNERSHIP ONLY: ADDRESS OF CURRENT LICENSE: _____

C) TRANSFER OF OWNERSHIP AND LOCATION: CURRENT ADDRESS OF LICENSED LOCATION: _____
 TRANSFER OF OWNERSHIP AND LOCATION: ADDRESS OF PROPOSED RELOCATION: _____

D) AMENDMENT OR EXPANSION REQUEST: ADDRESS OF THE LOCATION: _____

CORPORATE/LLC/LLP/PARTNERSHIP NAME: Holladay Baltimore LLC TRADE NAME: Tru by Hilton Baltimore

BUSINESS PHONE NUMBER: 410-291-7500 BUSINESS EMAIL ADDRESS: Monica.rodriguez@hilton.com

ATTORNEY FOR THE APPLICANT: _____ ADDRESS: _____ PHONE: _____

Part of Premises Used (Note: Floors and Areas for Storage): public area, sleeping rooms, Market Place Outdoor Table Service Provided? Yes No Delivery of alcohol? Yes No
 Live Entertainment provided? Yes No What Kind (Ex. DJ, Band, Etc.): _____ Off Premise Catering of Food and Alcohol? Yes No
 Zoning Recert or Current Certificate of Occupancy Permit attached to Application? Yes No Estimated Seating Capacity: 78

Please note that as per Ab. Gov. Art. 8 12-44(7)(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 Appeals (BMZA)

1. Applicant A

Austin Baldwin Hayes III _____
 (Full name) (Telephone no.) E-mail (Required)
 424 W 23rd Street Baltimore MD 21211 8 Years
 (Residence) Street City State Zip Code (period of residency in Baltimore City)
 06/1987 Male Manassas VA
 (Month/Year of Birth) (Sex: Male or Female) (Place of Birth)
 Check: Yes No Are you currently a resident of the City of Baltimore?

2. Applicant B

 (Full name) (Telephone no.) E-mail (Required)

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

 (Month/Year of Birth) (Sex: Male or Female) (Place of Birth)
 Check: Yes No Are you currently a resident of 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 Are you currently a resident of the City of Baltimore?

RECEIVED: BLLC
 JAN 17 2023 PM 1:24

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 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 (address of location, dates that the applicant was a licensee, and the trade name).
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 (address of location and trade name).
Applicant A B C

400 E. Biddle St. Charm City Meadworks.
I own 60% of Charm City Meadworks. I am not on their LLC

7. Do the spouses or dependent 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 (address of location and trade name).
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 provide date of last day of operation of the establishment.

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

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

Name	Address	Phone	Email
Monica Rodriguez	3313 Pouska Rd Abingdon MD 21202		

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. § 4-208 (a)(10). If necessary, please attach a list of the names and address of all outstanding stock holders who at the time of application own any stock of the corporation and the articles of incorporation, partnership agreement or articles of organization.**

- 1) NAME: John T. Phair ADDRESS: 1612 E Washington South Bend, IN 46617 TITLE: Chairman %OF STOCK HELD: 19.433
- 2) NAME: Manette A. Tepe ADDRESS: 17432 Summer Ridge Dr. Granger, IN 46530 TITLE: Manager %OF STOCK HELD: 11.41
- 3) NAME: Timothy E. Healy ADDRESS: 2207 Wynnewood Dr. Valparaiso, IN 46385 TITLE: President %OF STOCK HELD: 6.05
- 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 affiant 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 is a current resident of Baltimore City, Maryland at the time of 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. If license is issued, the applicants must ensure that at least one licensee remains a resident of Baltimore City throughout the duration of this license.

Signature of Applicant A

I hereby certify that on the 15th day of Dec, 2021, before me, the subscriber, a notary public of the State of MD in and for Montgomery Co, personally appeared Austin Baldwin Haynes the applicant(s) named in this 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: R. Singh
 Printed Name: Ravinder Singh

(Notary Seal) My Commission expires 08/02/2022

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 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: _____
 Printed Name: _____

(Notary Seal) My Commission expires _____

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 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: _____
 Printed Name: _____

(Notary Seal) My Commission expires _____

Name and Address of the owners of the premise/landlord: _____ Phone Number: _____

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

(I, WE) John T. Phair HEREBY CERTIFY, That (I am, we are) the owner(s) of the property located at 411 S. Central Ave., Baltimore, City with a Zip Code of 21202, which is named in the present application made to the 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.

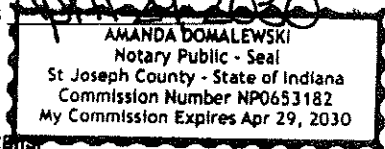
Signature of Owner of the Property John T. Phair

I hereby certify that on the 14 day of Oct., 2022 before me, the subscriber, a notary public of the State of Indiana, in and for St. Joseph County personally appeared John T. Phair the landlord/property owner named in this 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.

Notary Signature: Amanda Domalenski (Notary Seal) My Commission expires April 29, 2030

Notary Printed Name: Amanda Domalenski



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. We certify that the qualifying applicant(s) is/are personally known to us and is a resident of Baltimore City and a resident of the State of Maryland at the time of this application.

Names	Address	Signature	DOB (Month/Year)	Length of time Acquainted with the Applicant(s)
<u>LYNN PRONOBIS</u>	<u>4334 Regent Ave</u>	<u>[Signature]</u>	<u>05/89</u>	<u>5</u>
<u>Elmer Moore</u>	<u>2517 N. Stewart St</u>	<u>[Signature]</u>	<u>6/74</u>	<u>5 years</u>
<u>Patrick Cashin</u>	<u>15688 Pike Trail</u>	<u>[Signature]</u>	<u>6/89</u>	<u>5 years</u>

Board of Liquor License Commissioners for the City of Baltimore
1 North Charles Street, Suite 1500, Baltimore, Maryland 21201
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: _____ 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 the 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.

Signature of Owner of the Property _____

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 landlord/property owner named in this 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.

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

Notary 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. We certify that the qualifying applicant(s) is/are personally known to us and is a resident of Baltimore City and a resident of the State of Maryland at the time of this application.

Name	Address	Signature	DOB (Month/Year)	Length of time Acquainted with the Applicant(s)
LEND MACLEOD	221 E LAFAYETTE AVE BALTIMORE, MD, 21202	<i>[Signature]</i>	6/85	6-7 YEARS
Kaitlyn Ness	1265 Washington Blvd Baltimore MD 21230	<i>[Signature]</i>	3/91	6 years
LYNN PRONOBIS	Lynn Pronobis	<i>[Signature]</i>	5/1959	5 yrs
JAMES BEICOURT	1421 William St Baltimore, Md 21230	<i>[Signature]</i>	1-83	8 yrs

Board of Liquor License Commissioners for the City of Baltimore
1 North Charles Street, Suite 1500, Baltimore, Maryland 21201
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.

→ 4334 Newport Ave
Baltimore, MD 21211

K2ME
 ARCHITECTS
 1000 N. 10TH ST. SUITE 100
 DENVER, CO 80202
 TEL: 303.733.1234
 FAX: 303.733.1235
 WWW.K2ME.COM

NO.	DATE	DESCRIPTION

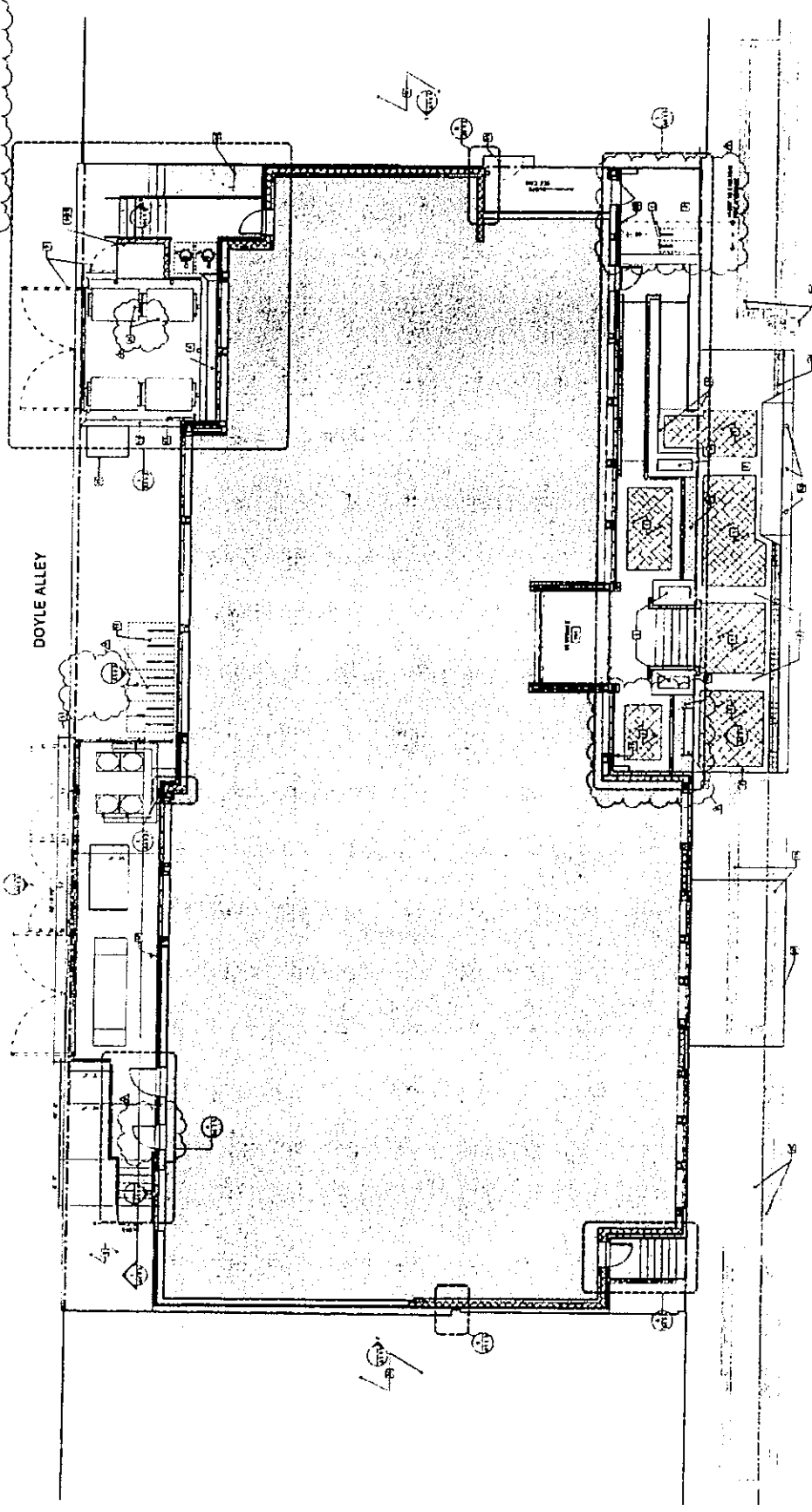
TRU HOTEL
 BAHERU ID #54101
 1000 N. 10TH ST. SUITE 100
 DENVER, CO 80202

DATE	
SCALE	
PROJECT	
ARCHITECT	
CLIENT	

A10.1
 ARCHITECTURAL SITE PLAN

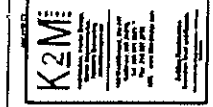
GENERAL SITE NOTES

1. SEE THE GENERAL NOTES FOR THE PERMIT SET.
2. ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE CITY OF DENVER CONSTRUCTION STANDARDS.
3. ALL UTILITIES SHALL BE DEPTH MARKED AND PROTECTED.
4. ALL EXISTING UTILITIES SHALL BE MAINTAINED AND PROTECTED.
5. ALL EXISTING UTILITIES SHALL BE MAINTAINED AND PROTECTED.
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19. ALL EXISTING UTILITIES SHALL BE MAINTAINED AND PROTECTED.
20. ALL EXISTING UTILITIES SHALL BE MAINTAINED AND PROTECTED.



CENTRAL AVENUE

① ARCHITECTURAL SITE PLAN
 1000 N. 10TH ST. SUITE 100



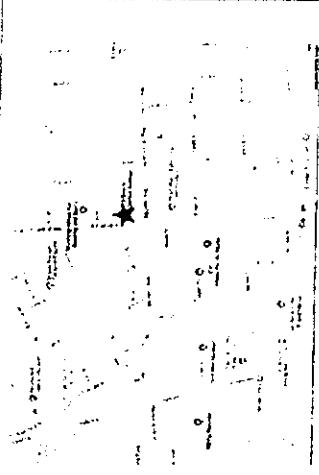
Hilton tru Hotel

411 S. CENTRAL AVE
BALTIMORE, MD 21202

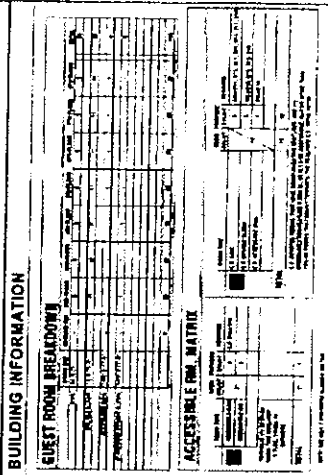
New Development 18-103ND
BALHERU ID #54101

ADDENDUM 05

LOCATION MAP



PROJECT LOCATION



GENERAL PROJECT NOTES

1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPLICABLE AGENCIES AND AUTHORITIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPLICABLE AGENCIES AND AUTHORITIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPLICABLE AGENCIES AND AUTHORITIES.

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APPLICABLE CODES

1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPLICABLE AGENCIES AND AUTHORITIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPLICABLE AGENCIES AND AUTHORITIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPLICABLE AGENCIES AND AUTHORITIES.

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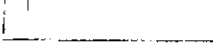
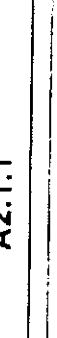
SCOPE OF WORK

THE SCOPE OF WORK INCLUDES THE CONSTRUCTION OF A NEW 100 ROOM HOTEL. THE SCOPE OF WORK INCLUDES THE CONSTRUCTION OF A NEW 100 ROOM HOTEL. THE SCOPE OF WORK INCLUDES THE CONSTRUCTION OF A NEW 100 ROOM HOTEL.

BRAND APPROVALS

THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPLICABLE AGENCIES AND AUTHORITIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPLICABLE AGENCIES AND AUTHORITIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPLICABLE AGENCIES AND AUTHORITIES.

SHEET NUMBERING SYSTEM



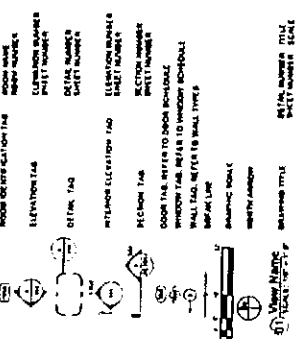
411 S. CENTRAL AVE
BALTIMORE, MD 21202

ADDENDUM 05

DESIGN TEAM INFORMATION

ROLE	NAME	COMPANY	CONTACT
ARCHITECT	JOHN W. HARRIS	HARRIS ARCHITECTS	1000 N. WASHINGTON BLVD, BALTIMORE, MD 21201
MECHANICAL ENGINEER	DAVID J. HARRIS	HARRIS ARCHITECTS	1000 N. WASHINGTON BLVD, BALTIMORE, MD 21201
ELECTRICAL ENGINEER	DAVID J. HARRIS	HARRIS ARCHITECTS	1000 N. WASHINGTON BLVD, BALTIMORE, MD 21201
PLUMBING ENGINEER	DAVID J. HARRIS	HARRIS ARCHITECTS	1000 N. WASHINGTON BLVD, BALTIMORE, MD 21201

SYMBOLS



DRAWING INDEX

NO.	DESCRIPTION	DATE
1	GENERAL NOTES	01/15/18
2	ARCHITECTURAL	01/15/18
3	MECHANICAL	01/15/18
4	ELECTRICAL	01/15/18
5	PLUMBING	01/15/18

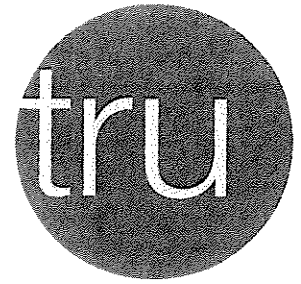
NO.	DESCRIPTION	DATE
6	MECHANICAL	01/15/18
7	ELECTRICAL	01/15/18
8	PLUMBING	01/15/18
9	ARCHITECTURAL	01/15/18
10	GENERAL NOTES	01/15/18

TRU HOTEL
BALHERU ID #54101

NO.	DESCRIPTION	DATE
11	MECHANICAL	01/15/18
12	ELECTRICAL	01/15/18
13	PLUMBING	01/15/18
14	ARCHITECTURAL	01/15/18
15	GENERAL NOTES	01/15/18

G0.0.0

TRU BY HILTON BALTIMORE HARBOR
EAST
411 S. CENTRAL AVENUE
BALTIMORE, MD 21202



by Hilton™

February 10, 2023

To whom it may concern,

We had to amend our liquor license application from Interstate Maryland Beverage LLC, which is the hotels management company to the ownership name, Holladay Baltimore LLC. We did this because all the documentation such as Certificate of Occupancy, Sales Use Tax and Traders License are all under the ownership name. Once the liquor board informed us that all permits and licenses needed to match the application we made the decision to apply under the ownership name.

Sincerely,

A handwritten signature in black ink that reads 'M. Rodriguez'.

Monica Rodriguez

General Manager

RECEIVED: BLLC
MAR 14 2023 PM 1:01

HOLLADAY BALTIMORE, LLC: Z19038371

Department ID Number:

Z19038371

Business Name:

HOLLADAY BALTIMORE, LLC

Principal Office: 

SUITE 250

3454 DOUGLAS ROAD

SOUTH BEND IN 46635

Resident Agent: 

THE CORPORATION TRUST INCORPORATED

2405 YORK RD

SUITE 201

LUTHERVILLE TIMONIUM MD 21093

Status:

REVIVED

Good Standing:

THIS BUSINESS IS IN GOOD STANDING

Business Type:

FOREIGN LLC

Business Code:

20 ENTITIES OTHER THAN CORPORATIONS

Date of Formation/ Registration:

08/17/2018

State of Formation:

IN

Stock Status:

N/A

Close Status:

N/A

PROPOSED LOCATION: 411 S. Central Ave

MAP SUMMARY (RECAPITULATION)

TOTAL ESTABLISHMENTS IN MAP AREA 18

"A" BEER & WINE _____

"B" BEER & WINE _____

"C" BEER & WINE _____

"D" BEER & WINE _____

"A" BEER, WINE & LIQUOR _____

"A-2" BEER, WINE & LIQUOR _____

"B" BEER, WINE & LIQUOR 12

"C" BEER, WINE & LIQUOR _____

"D" BEER, WINE & LIQUOR 1

"BD7" BEER, WINE & LIQUOR 2

ARENA _____

HOTEL/MOTEL 3

RACING _____

PREPARED BY: Chase DATE: 5/30/23

411 S. Central Ave.

This map displays the area around 411 S. Central Ave. in Baltimore, MD. The map includes the following businesses and landmarks:

- Licensed Establishment** (marked with a star icon)
- Tru by Hilton Baltimore LB**
- Five Iron Golf LB**
- Nandos Peri-Peri-LB**
- Taco Fiesta LB**
- Harbor East Delicatessen LB**
- Mustang Alley's LB**
- La Scala LB**
- Hyatt Place LBHM**
- Homewood Suites & Hilton Garden-LBHM**
- Clarks Burger LD**
- Bamboia LB**
- POWER House Community Center**
- Mustang Alley's Bar, Bowling and more**
- Tru by Hilton Baltimore Harbor East**
- Extra Space Storage**
- ZIPS Cleaners**
- Hyatt Place Baltimore/Harbor**
- Courtyard by Marriott Baltimore Downtown/...**
- Baltimore Marriott Waterfront**
- The Spa at Four Seasons Hotel Baltimore**
- Citgo**
- Beans & Bread**
- GreenLabs**
- The E Tattoo**
- Vanity Skin Bar**
- Truist**
- Chase Bank**
- Patagonia Outdoor clothing and equipment shop**
- Whole Foods Market**

Streets shown include Gough St, S Spring Ct, Bank St, S High St, Albemarle St, Eastern Ave, Eastern Ave Eastern Ave, Avalon 555 President, Fleet St, S Carolina St, Aliceanna St, and S Dallas St.

Venice Tavern Little Italy

LBD7



Harbor East Cinemas LBD7



Courtyard by Marriott Baltimore
Downtown/Inner Harbor LBHM

Kneads Bakeshop & Café LB



Tagliata LB

BLK Swan LB



Angeli's Pizzeria LB



Cafe Gia Ristorante LB

Board of Liquor License Commissioners

For Baltimore City
1 North Charles Street, 15th Floor
Baltimore, Maryland, 21201

INSPECTORS REPORT - TRANSFERS/NEW APPLICATIONS

<i>Licensee Information (Trade Name):</i>	Tru by Hilton Baltimore
<i>Corporation Name:</i>	Holladay Baltimore LLC
<i>Location Address:</i>	411 S. Central Ave
<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>	No ▼
<i>Date Posted?</i>	5/19/2023 <input type="text"/>
<i>Estimated Date of Removal?</i>	5/29/2023 <input type="text"/>
<i>Are there any other licensed establishments within a two block radius?</i>	Yes ▼

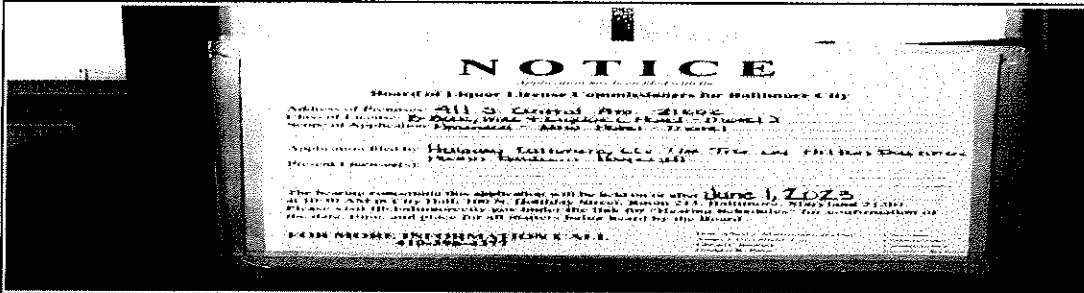
Other licensed locations - Describe/Note:

Please see maps for additional locations

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

Filed application for LLC name change to ownership instead of management company

Insert Photo of Sign and location:



Attach Additional Photos

Inspector Name

Date and Time

i:\0#.w\baltimore\terri.chase

5/25/2023

11:22:14 AM

Name of Licensee (if present)

Approve

Disapprove

Board of Liquor License Commissioners

For Baltimore City
1 North Charles Street, 15th Floor
Baltimore, Maryland, 21201

POSTING SIGNS REPORT

Applicant(s) Name: Austin Baldwin Hayes III

Address of Premises: 411 S. Central

Inspector: i:0#w|baltimore\terri.chase

Date Posted: 5/19/2023

Time Posted: 10:00 PM

Date Rechecked: 5/29/2023

Time Rechecked: 12:00 PM

Manager or Owner when sign posted: N/A

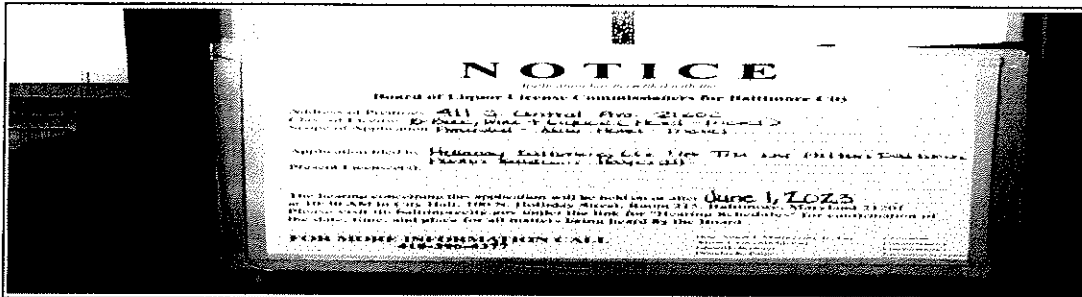
Summary on location of sign posted:

The sign is posted on the front window.

Summary on location of sign rechecked:

The sign is still posted on the front window

Insert Photo of Sign and location:



Attach Additional Photos

Approve

Disapprove

NOTICE

Application has been filed with the

Board of Liquor License Commissioners for Baltimore City

Address of Premises: 411 S. Central Ave. 21202

Class of License: Beer, Wine & Liquor (Hotel - Motel)

Scope of Application: Amended - New Hotel - Motel

Application filed by: Holiday Baltimore, LLC T/A Tru by Hilton Baltimore
Hastin Baldwin Hayes III

Present Licensee(s):

The hearing concerning this application will be held on or after June 1, 2023
at 10:30 AM in City Hall; 100 N. Holliday Street, Room 215, Baltimore, Maryland 21201.
Please visit lb.baltimorecity.gov under the link for "Hearing Schedules" for confirmation of
the date, time, and place for all matters being heard by the Board.

FOR MORE INFORMATION CALL
410-396-4377

Hon. Albert J. Marmicran, Jr. Esq. *Chairman*
Aaron J. Greenfield, Esq. *Commissioner*
Edward L. Resinger *Commissioner*
Douglas K. Page *Executive Secretary*

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 300 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
03	06	1432	030	11/6/20	201

PROPERTY ADDRESS: 411 CENTRAL AVE

OWNER: HOLLADAY BALTIMORE LLC ADDR: 3454 DOUGLAS ROAD SUITE 250 SOI

LESSEE: ADDR:

LAND USE CODES 3-31

USE AS A 140-ROOM HOTEL

1001-000000-2600-159600-400560 PER. INSP.	1001-000000-2600-158009-400480 MISC.	1001-000000-2600-158009-400480 CH USE	1001-000000-2600-158301-400490 NEW BLDG.	1001-000000-2600-158302-400490 0 ADDITIONS	45.00
1001-000000-2600-158302-400490 ALTERATIONS	1001-000000-2600-158304-400490 REPAIRS	1001-000000-2600-158304-400490 MISC. CONST	1001-000000-2600-158800-400500 ELECT	1001-000000-2600-158901-400510 HYDRONIC STEAM HEAT	
1001-000000-2600-158902-400510 DISTRIB EXH	1001-000000-2600-158902-400510 AIR COND	1001-000000-2600-158902-400510 DISP. TASKS	1001-000000-2600-158905-400510 FIRE	1001-000000-2600-158906-400510 FUEL-BURNING EQUIPMENT	
1001-000000-2600-159300-400530 ELEVATOR	1001-000000-2600-159000-400520 PLUMBING	1001-000000-2600-159000-400520 S & E CONTROL	1001-000000-5700-508801-401811 CHAP	1001-000000-1500-102800-400230 TAX	3.00
1001-000000-2600-158306-400490 RAZING	1001-000000-2600-159400-400540 FILING FEE	1001-000000-2600-159400-400540 LOW VOLTAGE TELECOMMUNICATIONS	1001-000000-2600-158009-400480 PENALTY	TOTAL FEES	98.00
					50.00

THE AUTHORITY CONTAINED HEREIN MAY NOT BE VALIDLY EXERCISED UNTIL AND AFTER ALL OF THE FEES APPEARING HERE HAVE BEEN PAID.



DEPARTMENT OF
HOUSING & COMMUNITY
DEVELOPMENT

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.

June 15, 2023

Applicant(s): Quincy Goldsmith and Kendrea Clark
Stem & Vine, LLC, T/a Stem & Vine
326 N. Charles Street, Suite 1 21201

Class: "BD7" Beer, Wine & Liquor License

Application for a new Class "BD7" Beer, Wine, and Liquor License requesting live entertainment, outdoor table service, off-premises catering and delivery of alcoholic beverages.

(a) **Applicant(s) Information:** (1) Quincy Goldsmith was born in Scott AFB, IL in March of 1970. He lives in Baltimore, MD; and (2) Kendrea Clark was born in Memphis, TN in July of 1973. She lives in Baltimore, MD.

(b) **Ownership Breakdown:** (1) Quincy Goldsmith (49%); and (2) Kendrea Clark (51%).

(c) **Purchase Price of Business:** N/A

(d) **Qualified Voters:** Richard Hoffman, Emma Mcadoo, and Mildred McMillan are qualified Baltimore City voters.

(e) **Zoning:** Applicant has applied for a USE permit, for the use of the premises Suite 1 for a plant shop and wine bar with live entertainment.

(f) **Corporate Standing:** Stem & Vine, LLC is a MD LLC and as of 6/1/2023 is active and in good standing.

(g) **Posting Report:** The location was posted on 5/16/2023 and checked on 5/26/2023. This meets the 10-day rule. There are 4 licensed liquor establishments in the 4x4 area: "B" BWL- 3; and "BD7" BWL- 1.

(h) **Timeline:** N/A

(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

2022 Application for Alcoholic Beverages License Board of Liquor License Commissioners for Baltimore City

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

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

EXPLANATION OF REQUEST: Requesting license for Stem & Vine CLASS TYPE: BD7

Please select one option and fill out the requested information

A) NEW LICENSE REQUEST: ADDRESS OF PROPOSED LOCATION: 326 N. Charles St. Suite 1 Baltimore, MD 21201

B) TRANSFER OF OWNERSHIP ONLY: ADDRESS OF CURRENT LICENSE: _____

C) TRANSFER OF OWNERSHIP AND LOCATION: CURRENT ADDRESS OF LICENSED LOCATION: _____

TRANSFER OF OWNERSHIP AND LOCATION: ADDRESS OF PROPOSED RELOCATION: _____

D) AMENDMENT OR EXPANSION REQUEST: ADDRESS OF THE LOCATION: _____

CORPORATE/LLC/LLP/PARTNERSHIP NAME: Stem & Vine LLC TRADE NAME: Stem & Vine

BUSINESS PHONE NUMBER: 4438317290 BUSINESS EMAIL ADDRESS: ggoldsmith@stemandvinebaltimore.com

ATTORNEY FOR THE APPLICANT: Scott Wilson ADDRESS: Baltimore, MD PHONE: (410) 385-3590

Part of Premises Used (Note: Floors and Areas for Storage): 1st floor - service Outdoor Table Service Provided? Yes No Delivery of alcohol? Yes No
 Basement - storage
 Live Entertainment provided? Yes No What Kind (Ex. DJ Band, Etc.)? Live music, DJ Off Premises Catering of Food and Alcohol? Yes No
 Zoning Receipt or Current Certificate of Occupancy Permit attached to Application? Yes No Estimated Seating Capacity: 75

Please note that as per Alc. Bev. Art. § 12-107(A)(2), an application for the issuance of a transfer, is not complete unless the applicant has obtained approval and/or verification from the Baltimore Municipal Zoning Appeals (BMZA)

1. Applicant A

Quincy Goldsmith
 (Full name) _____ (Telephone no.) _____ E-mail (Required) _____
 1328 Hollins St. Baltimore MD 21223 2016-2023
 (Residence) Street City State Zip Code (period of residency in Baltimore City)
 03/1970 male Scott AFB, IL
 (Month/Year of Birth) (Sex: Male or Female) (Place of Birth)
 Check: Yes No Are you currently a resident of the City of Baltimore?

2. Applicant B

Kendrea Clark
 (Full name) _____ (Telephone no.) _____ E-mail (Required) _____
 1328 Hollins St. Baltimore MD 21223 2016-2023
 (Residence) Street City State Zip Code (period of residency in Baltimore City)
 07/1973 female Memphis, TN
 (Month/Year of Birth) (Sex: Male or Female) (Place of Birth)
 Check: Yes No Are you currently a resident of 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 Are you currently a resident of the City of Baltimore?

RECEIVED: BILG
 MAR 6 2023 PM 2:31

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 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 (address of location, dates that the applicant was a licensee, and the trade name).
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 (address of location and trade name).
Applicant A B C

7. Do the spouses or dependent 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 (address of location and trade name).
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 provide date of last day of operation of the establishment.

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
Quincy Goldsmith	1328 Hollins St. 21223	[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)(1). If necessary, please attach a list of the names and address of all outstanding stock holders who at the time of application own any stock of the corporation and the articles of incorporation, partnership agreement or articles of organization.*

- 1) NAME: Quincy Goldsmith ADDRESS: 1328 Hollins St. 21223 TITLE: co-owner %OF STOCK HELD: 49
- 2) NAME: Kendrea Clark ADDRESS: 1328 Hollins St. 21223 TITLE: co-owner %OF STOCK HELD: 51
- 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 is a current resident of Baltimore City, Maryland at the time of 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. If license is issued, the applicants must ensure that at least one licensee remains a resident of Baltimore City throughout the duration of this license.

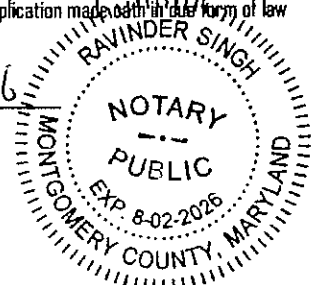



 Signature of Applicant A

I hereby certify that on the 4th day of March, 2023 before me, the subscriber, a notary public of the State of MD in and for Montgomery Co., personally appeared Quincy Goldsmith the applicant(s) named in this 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: R. Singh
 Printed Name: Ravinder Singh

(Notary Seal) My Commission expires 08/02/2026



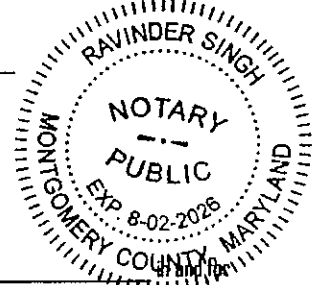


 Signature of Applicant B

I hereby certify that on the 4th day of March, 2023 before me, the subscriber, a notary public of the State of MD in and for Montgomery Co., personally appeared Kendrea Clark the applicant(s) named in this 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: R. Singh
 Printed Name: Ravinder Singh

(Notary Seal) My Commission expires 08/02/2026



 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 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: _____
 Printed Name: _____

(Notary Seal) My Commission expires _____

Name and Address of the owners of the premise/landlord: ELVA Browns Arcade LLC Phone Number: [REDACTED]

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

(I, WE) Andrew Hinton (Managing Member, ELVA Browns Arcade LLC) HEREBY CERTIFY, That (I am, we are) the owner(s) of the property located at 326 N Charles St, Baltimore, City with a Zip Code of 21201, which is named in the present application made to the 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.

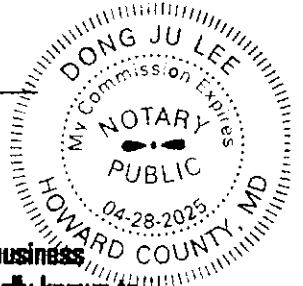
[Signature]
Signature of Owner of the Property

I hereby certify that on the 6 day of March, 2020, before me, the subscriber, a notary public of the State of Maryland, in and for Howard County, personally appeared Andrew P Hinton the landlord/property owner named in this 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.

Notary Signature: [Signature]
Notary Printed Name: Pong Ju Lee

(Notary Seal) My Commission expires 04/28/2025



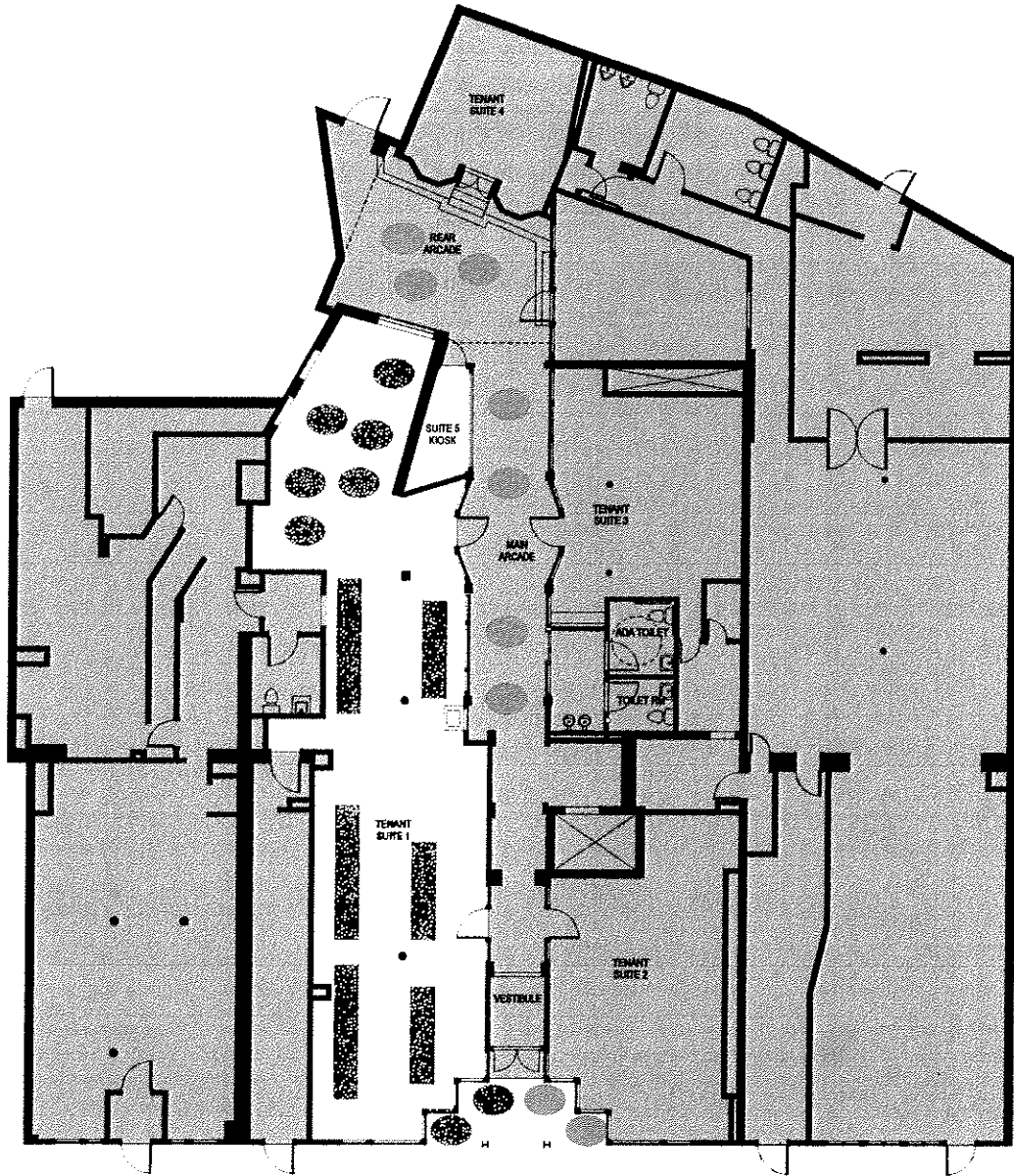
The following certificates must be signed by at least 3 persons.

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. We certify that the qualifying applicant(s) is/are personally known to us and is a resident of Baltimore City and a resident of the State of Maryland at the time of this application.

Names	Address	Signature	DOB (Month/Year)	Length of time Acquainted with the Applicant(s)
RICHARD HOFFMAN	250 PRESIDENT ST #204 21202	[Signature]	7/1952	5 years
DANIEL RADENBURG	1420 HOLLINS ST	[Signature]	04/1966	7 yrs
Emma McAdoo	1330 Hollins St. Baltimore MD 21223	[Signature]	01/1974	3 years
Leslie McAdoo	1330 Hollins St Baltimore, MD 21223	[Signature]	07/1974	3 years
Mildred McMillan	1336 Hollins St Baltimore, MD 21223	[Signature]	12/1968	5 years

Board of Liquor License Commissioners for the City of Baltimore
1 North Charles Street, Suite 1500, Baltimore, Maryland 21201
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.



STEM AND VINE LLC: W20787297

Department ID Number:

W20787297

Business Name:

STEM AND VINE LLC

Principal Office: ⓘ

1328 HOLLINS ST.

BALTIMORE MD 21223

Resident Agent: ⓘ

QUINCY GOLDSMITH

1328 HOLLINS ST.

BALTIMORE MD 21223

Status:

ACTIVE

Good Standing:

THIS BUSINESS IS IN GOOD STANDING

Business Type:

DOMESTIC LLC

Business Code:

20 ENTITIES OTHER THAN CORPORATIONS

Date of Formation/ Registration:

08/03/2020

State of Formation:

MD

Stock Status:

N/A

Close Status:

N/A

PROPOSED LOCATION: 326 N. Charles St, Suite 1

MAP SUMMARY (RECAPITULATION)

TOTAL ESTABLISHMENTS IN MAP AREA 4

"A" BEER & WINE _____

"B" BEER & WINE _____

"C" BEER & WINE _____

"D" BEER & WINE _____

"A" BEER, WINE & LIQUOR _____

"A-2" BEER, WINE & LIQUOR _____

"B" BEER, WINE & LIQUOR 3

"C" BEER, WINE & LIQUOR _____

"D" BEER, WINE & LIQUOR _____

"BD7" BEER, WINE & LIQUOR 1

ARENA _____

HOTEL/MOTEL _____

RACING _____

PREPARED BY: Washington DATE: 5/23/23

326 N Charles St, Suite 1

This map displays the area around 326 N Charles St, Suite 1 in Baltimore, Maryland. The map includes the following information:

- Licensed Establishments:**
 - Steam & Vine LBD7
 - Lumbini Restaurant LB
 - Mick O'Shea's Irish Pub LB
 - HomeSlyce - Mt. Vernon LB
 - Good Food LBD7
- Public Libraries:**
 - Public libraries
 - Periodicals
 - 300 Cathedral
 - table Cutz
 - Public Library
 - Public Library
 - Public Library
- Other Landmarks and Businesses:**
 - National Black Catholic Congress
 - The Tobee Baltimore
 - Home2 Suites by Hilton Baltimore Downtown
 - Home2 Suites by Hilton Baltimore Downtown
 - Balfour Beatty Construction
 - Curry Printing
 - SP+ Parking Lot
 - Streets Market & Cafe
 - The Apartments at Charles Plaza
 - The Residences at 300 St. Paul
 - The Daily Record
 - The Harry And Jean Weinberg Center
 - Mercy Health Center
 - Preston Gardens Park
 - Baltimore City Dental Group
 - Maronick Law
 - Clay St
 - Liberty St
 - Clay St
 - W Pleasant St
 - Cathedral St
 - W Saratoga St
 - N Sharp St
 - St Paul St
 - St Paul Pl
 - Charles St
 - E Pleasant St
 - St. Elizabeth's Ct

Board of Liquor License Commissioners

For Baltimore City
1 North Charles Street, 15th Floor
Baltimore, Maryland, 21201

INSPECTORS REPORT - TRANSFERS/NEW APPLICATIONS

Licensee Information (Trade Name):	<input type="text" value="Stem & Vine"/>
Corporation Name:	<input type="text" value="Stem & Vine LLC"/>
Location Address:	<input type="text" value="326 N Charles St"/>
License Type:	Class "BD7" Beer, Wine and Liquor <input type="button" value="v"/>
Is the establishment open and operating in a safe and sanitary manner? (If not open, not in comments - CLOSED or NOT OPERATING)	No <input type="button" value="v"/>
Is the location within 300 feet of Church and/or School?	No <input type="button" value="v"/>
Date Posted?	<input type="text" value="5/16/2023"/> <input type="button" value="v"/>
Estimated Date of Removal?	<input type="text" value="5/20/23"/> <input type="button" value="v"/>
Are there any other licensed establishments within a two block radius?	Yes <input type="button" value="v"/>

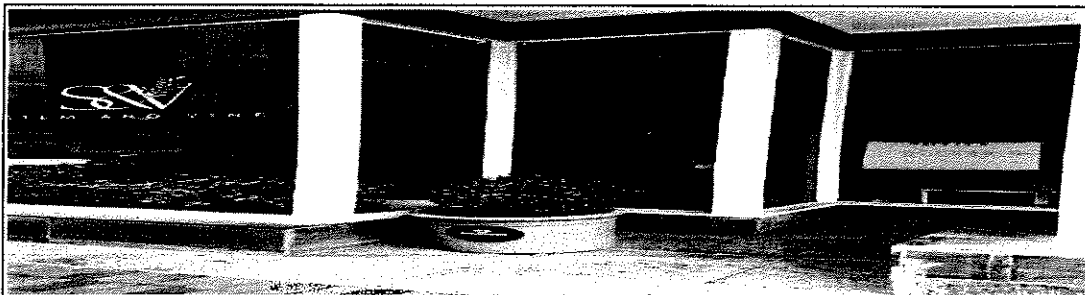
Other licensed locations - Describe/Note:

please see map

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

application submitted requesting new BD7 license

Insert Photo of Sign and location:



Board of Liquor License Commissioners

For Baltimore City
1 North Charles Street, 15th Floor
Baltimore, Maryland, 21201

POSTING SIGNS REPORT

Applicant(s) Name: Quincy Goldsmith

Address of Premises: 326 N Charles St

Inspector: i:0#.w|baltimore\kenyattag.washington

Date Posted: 5/16/2023

Time Posted: 4:13 PM

Date Rechecked:

Time Rechecked:

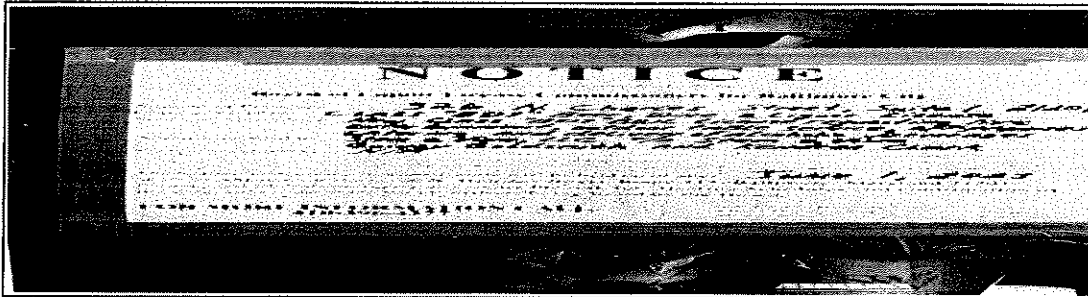
Manager or Owner when sign posted:

Summary on location of sign posted:

posted on front glass

Summary on location of sign rechecked:

Insert Photo of Sign and location:



Attach Additional Photos

Approve

Disapprove

NOTICE

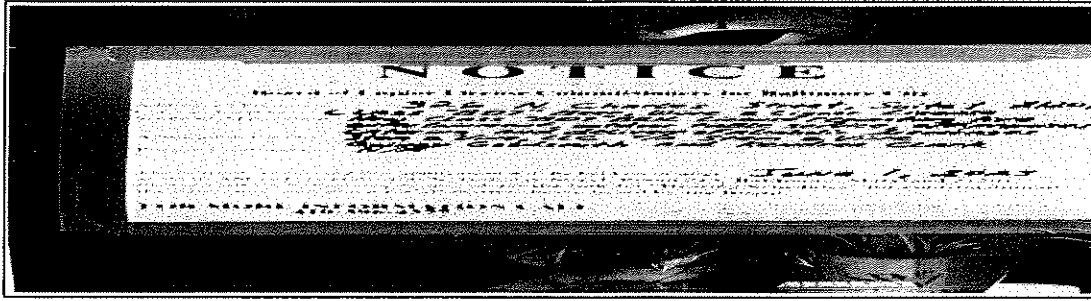
Board of Liquor License Commissioners for Baltimore City

*326 N. Charles Street, Suite 12101
Class "B07" Beer, Wine & Liqueur License
New Class "B07" Bulk License Requesting five
entertainment, outdoor table service, off-premises
catering and delivery of alcoholic beverages
Ston & Vine, LLC 7/4 Ston & Vine
Quincy Goldsmith and Kendra Clark
N/A*

*For information on the application process, visit our website at www.baltimorecity.gov/liquor.
If you have any questions, please contact the Board of Liquor License Commissioners, Baltimore City, 326 N. Charles Street, Room 215, Baltimore, Maryland 21201.
Please call the Board of Liquor License Commissioners at 410.396.4377 for hearing schedules and information.
The Board reserves the right to amend this notice at any time without notice.*

June 1, 2023

FOR MORE INFORMATION CALL
410.396.4377



Attach Additional Photos

Inspector Name

Date and Time

i:\0#w\baltimore\kenyattag.washington

5/17/2023

1:41:48 PM

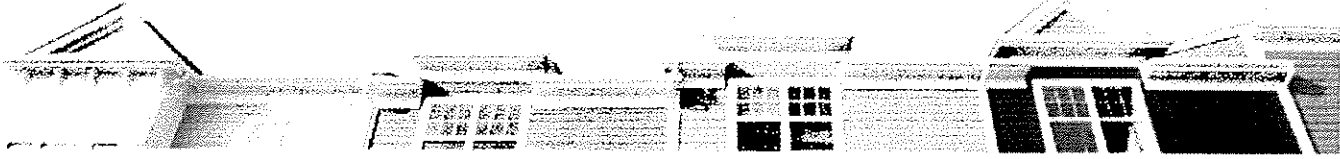
Name of Licensee (if present)

Approve

Disapprove



BALTIMORE CITY DEPARTMENT OF HOUSING & COMMUNITY DEVELOPMENT



Home > Permits > > Step 2

Messages

File Submitted with My Permit Application: Attachment
BROWNS ARCADE - PLANT SHOP 2023-03-02.PDF

Reply

Message History



QUINCY
GOLDSMITH
3/6/2023
11:07 AM

BROWNS ARCADE - PLANT SHOP 2023-03-02.PDF

3/5/2023
03:50 PM

Is the lessee an individual or a business? If a business, please provide name, address, and contact number of the lessee.

3/5/2023
08:00 PM

Leases: Stem & Vine LLC Quincy Goldsmith 1328 Hollins St Baltimore, MD, 21223 (410) 371-2790

QUINCY
GOLDSMITH
3/6/2023
08:01 AM

Need help. I want outdoor seating and live music as well. How do I add this and pay for it? Can you give a call today, 3/6. I need to submit to liquor board today and want to make sure this part is done correctly. I paid for this in 2021 with initial attempts to start permitting. Looks like a new USE application was created by health dept. Do I need to pay again? (410) 371-2790. Thank you.

3/6/2023
11:11 AM

Does wine bar include serving of food? Please advise.

3/6/2023
10:52 AM

Yes. Initial Health Inspection happened in February. They say medium rating, due to ice and cutting fruit.

3/6/2023
11:26 AM

Application updated as requested.

Just to clarify and avoid problems later. Do I need to pay the fee again? Can I get a receipt or proof of payment to submit with my Liquor Board application?





Master: USE2023-51288
 Addr: 326 N CHARLES ST SUITE 1
 Ward/Section: 04-02
 Block/Lot: 0580-013
 District: 102(21201-4302)

Record: 3/3/2023
 Status: REC(N)
 Issue:
 Final:
 Exp:

Plans Num -
 Land Use: 3-13,3-50,3-43,3-42
 Proj Code: CBD
 Sdat Sdat

[GIS GMap Bl](#)
[All Notices or](#)

P&CE ©2009

User ID:(ReadOnly)

[Question/Suggestion](#)

- > [My Task](#)
- > [New Task](#)
- > [Msg Due](#)
- > [Search](#)
- > [WWP](#)
- > [Report](#)

Main:USE2023-51288 326 N CHARLES ST SUITE 1 REC

[Main](#) [Parcel Info](#) [People](#) [Activity](#) [Fixture](#) [Fee](#) [Print](#) [BMZA](#) [Ext/Amd/Partial](#) [Ext Test](#)
[Memo](#) [Photo/Document](#) [Online Info](#) [Message Board](#) [DGS-SWM](#) [Parcel Change](#) [All Plans](#) [All Permits](#)

USE SUITE 1 FOR A PLANT SHOP AND WINE BAR WITH LIVE ENTERTAINMENT AND OUTDOOR DINING.

Condition [Add Condition](#)

Permit Num	USE2023-51288	Plans Year	<input type="checkbox"/> <input checked="" type="checkbox"/>	Exist DW	000	Prop DW	0
Plans Num		Plans Number	<input type="checkbox"/> <input checked="" type="checkbox"/>	Exist Eff	000	Prop Eff	0
Parcel	0580 013	Set Exp Date	<input type="checkbox"/> <input checked="" type="checkbox"/>	Exist RM	000	Prop RM	0
Review Completed		Plan Rev Complete		Exist LU1	Carry-Out Food Shop	Prop LU1	Tavern
Date Issue		Construction cost	<input type="checkbox"/> <input checked="" type="checkbox"/>	Exist LU2	Restaurant	Prop LU2	<input type="checkbox"/> <input checked="" type="checkbox"/>
Date Expire		Estimated cost	<input type="checkbox"/> <input checked="" type="checkbox"/>	Exist LU3	Outdoor Dining	Prop LU3	<input type="checkbox"/> <input checked="" type="checkbox"/>
Date Finaled		Prop Area	<input type="checkbox"/> <input checked="" type="checkbox"/>	Exist LU4	Office	Prop LU4	<input type="checkbox"/> <input checked="" type="checkbox"/>
Date Target		Prop Volume	<input type="checkbox"/> <input checked="" type="checkbox"/>	Exist Use	(N/A) Vacant House/Building/Structure	Prop Use	(Commercial) Tavern
Applicant Name	QUINCY GOLDSMITH	Type Of Work	<input type="checkbox"/> <input checked="" type="checkbox"/>				
Project Name		Use_Existing					
Recorded By	LEEC	Use_Propose					
Date Recorded	3/3/2023 12:19:27 PM	GreenBuilding	<input type="checkbox"/> <input checked="" type="checkbox"/>				
Status	REC	NumOfUnit	<input type="checkbox"/> <input checked="" type="checkbox"/>				
Frozen	N	NumOfUnit Accessible	<input type="checkbox"/> <input checked="" type="checkbox"/>				
Update By	LEEC	NumOfUnit Adaptable	<input type="checkbox"/> <input checked="" type="checkbox"/>				
Date Update	3/3/2023 12:19:27 PM	NumOfUnit Visitable	<input type="checkbox"/> <input checked="" type="checkbox"/>				
Project Num	USE2023-51288	Substantial Repair	<input type="checkbox"/> <input checked="" type="checkbox"/>				
Master Number	USE2023-51288						

March 1, 2023

Baltimore Board of Liquor License Commissioners
1 N Charles Street, Suite 1500
Baltimore, MD 21201

Re: Letter of Support – New License Class “BD7” for Stem and Vine

Dear Commissioners,

I wish to express the Downtown Partnership of Baltimore’s support for Stem and Vine Baltimore application for a new license at 326 N Charles St, Downtown, Baltimore, Maryland.

Stem and Vine is located in the heart of Downtown Baltimore. DPOB has a great working relationship with Quincy Goldsmith, the owner of Stem and Vine, and we are confident in their ability to manage their liquor license responsibly.

DPOB sincerely hopes that the Board will take these factors into consideration and approve the new license request for Stem and Vine.

Sincerely,



Claudia Jolin
Vice President, Economic Development
Downtown Partnership of Baltimore

Department of Legislative Services
Maryland General Assembly
2022 Session

FISCAL AND POLICY NOTE

Third Reader - Revised

(Delegate Amprey)

House Bill 1221

Economic Matters

Education, Health, and Environmental Affairs

Baltimore City – Alcoholic Beverages – 40th Alcoholic Beverages District

This emergency bill authorizes the Baltimore City Board of License Commissioners to issue a public market license in the 40th alcoholic beverages district, as specified. The bill also authorizes the board to issue two Class B-D-7 licenses in the 40th alcoholic beverages district, as specified. In addition, the bill alters specified geographical areas in the 40th alcoholic beverages district where there is a general prohibition against selling alcoholic beverages before 10:00 a.m. or after 10:00 p.m.

Fiscal Summary

State Effect: None.

Local Effect: Baltimore City revenues increase by at least an estimated \$3,840 in FY 2023 and \$2,740 annually thereafter, as discussed below. Baltimore City operations and expenditures are not materially affected.

Small Business Effect: Minimal overall, but potential meaningful for a license holder whose hours of sale are restricted under the bill or who obtains a license as specified.

Analysis

Bill Summary:

Public Market License

The bill authorizes the board to issue a public market license in the 40th alcoholic beverages district, in an area bounded by North Paca Street, West Saratoga Street, North Eutaw Street, and West Fayette Street.

Class B-D-7 licenses

The bill authorizes the board to issue a Class B-D-7 license in the 700 block of Washington Boulevard if (1) average daily receipts from the sale of food are at least 65% of the applicant's total receipts; (2) the applicant executes a memorandum of understanding with a community association; (3) the applicant does not create a separate package goods department; (4) alcoholic beverages are served to patrons seated at tables; and (5) alcoholic beverages are served only with meals to patrons provided with outdoor table service.

The bill additionally authorizes the board to issue a Class B-D-7 license in the 300 block of North Charles Street to an establishment that has a minimum capital investment, not including the cost of land and buildings, of \$50,000 for the establishment's facilities.

Restrictions on Hours of Sale

The bill removes a specified geographical area in the 40th alcoholic beverages district from being covered by a general prohibition against selling alcoholic beverages before 10:00 a.m. or after 10:00 p.m.

The bill prohibits the sale of alcoholic beverages before 10:00 a.m. or after 10:00 p.m. within the area of West North Avenue between the 1300 block of West North Avenue and the 3200 block of West North Avenue, inclusive, and within 250 yards in any direction of that area.

Current Law:

Public Market License

The board may issue a public market license to an operator of an enclosed public market that (1) has a minimum capital investment of \$5,000,000 and (2) is located in a specified area bounded by Charles Street, East Cross Street, and Light Street in ward 23, precinct 1 of the 46th alcoholic beverages district. The license authorizes the licensee to sell, for on- or off-premises consumption, beer, wine, and liquor, as specified. Monthly receipts from the sale of nonalcoholic beverage items, excluding items provided as part of an off-premises catering service, must be at least 65% of total monthly receipts of the market. The annual license fee is \$7,500 or, if the applicant obtains and extinguishes a specified license issued for use in ward 23, precinct 1 of the 46th alcoholic beverages district, \$3,500.

A licensee may designate vendors within the public market to sell alcoholic beverages, as specified, in leasable market space covering up to 20% of the total square footage of floor space of the licensed premises. An individual vendor may sell alcoholic beverages in an area covering up to 1,000 square feet of floor space. The licensee must submit to the board

the same information about each vendor that the board requires of an applicant for a license, and the board must apply to the Central Repository for a State and national criminal history records check for each vendor authorized to sell alcoholic beverages. A vendor authorized to sell alcoholic beverages or a designated employee must be certified by an approved alcohol awareness program and present when alcoholic beverages are consumed.

A licensee may also designate a vendor to sell alcoholic beverages, as specified, for on-premises consumption at a restaurant in a premises formerly occupied by an establishment for which a Class D (7-day) BW license was issued. The restaurant must have average daily receipts from the sale of food that are at least 65% of the total daily receipts of the restaurant. A vendor designated for the restaurant is exempt from a specified square-footage limitation applicable to the sale of alcoholic beverages by individual vendors in a licensed public market, and the premises of the restaurant do not count toward a specified limit on the total square footage of floor space in which alcoholic beverages may be sold in the public market. The privilege to sell alcoholic beverages at the restaurant may not be transferred to another location.

The hours of sale for on-premises consumption generally authorized under the public market license are:

- from 11:30 a.m. to 10:00 p.m. Monday through Thursday;
- from 11:30 a.m. to 11:30 p.m. on Friday;
- from 9:00 a.m. to 11:30 p.m. on Saturday; and
- from 9:00 a.m. to 9:00 p.m. on Sunday.

Class B-D-7 Licenses

The board may issue a Class B-D-7 license if it determines, upon consideration of the number of beer, wine, and liquor outlets in the affected area and the outlets' days of sale, that the license is reasonably necessary for public convenience. A Class B-D-7 license authorizes the licensee to sell beer, wine, and liquor for on- and off-premises consumption. With specified exceptions, a Class B-D-7 licensee may generally sell beer, wine, and liquor from 6:00 a.m. to 2:00 a.m. the following day. The annual license fee is \$1,320.

Restrictions on Hours of Sale

For a license holder in specified geographical areas in the 40th alcoholic beverages district, the hours of sale for alcoholic beverages may not begin before 10:00 a.m. or end after 10:00 p.m. This restriction does not apply to (1) a Class B beer and light wine (restaurant) license; (2) a Class B BWL (restaurant) license, as specified; (3) a Class B-BWL (H-M)

license; (4) a Class C beer and wine license; (5) a Class C BWL license; (6) an arena license; or (7) a marketplace license.

Local Revenues: The bill authorizes the board to issue two Class B-D-7 licenses within the 40th alcoholic beverages district. Assuming that both licenses are issued in fiscal 2023, Baltimore City revenues increase by \$3,840 in fiscal 2023 and \$2,740 annually thereafter. Revenues may increase earlier to the extent the licenses are issued prior to fiscal 2023. This estimate accounts for annual license fees of \$1,320 for each Class B-D-7 license, as well as a \$600 application fee and \$50 renewal fee for each license. Assuming the board also issues a public market license in the 40th alcoholic beverages district as authorized under the bill, Baltimore City revenues further increase by as much as \$7,500 each year from annual license fees, along with application and renewal fees.

Additional Information

Prior Introductions: None.

Designated Cross File: SB 757 (Senator Hayes) - Education, Health, and Environmental Affairs.

Information Source(s): Baltimore City; Department of Legislative Services

Fiscal Note History: First Reader - February 17, 2022
fnu2/tso Third Reader - March 18, 2022
Revised - Amendment(s) - March 18, 2022

Analysis by: Tyler Allard

Direct Inquiries to:
(410) 946-5510
(301) 970-5510

Department of Legislative Services
Maryland General Assembly
2022 Session

FISCAL AND POLICY NOTE
Third Reader - Revised

Senate Bill 757

(Senator Hayes)

Education, Health, and Environmental Affairs

Economic Matters

Baltimore City - Alcoholic Beverages - 40th Alcoholic Beverages District

This emergency bill authorizes the Baltimore City Board of License Commissioners to issue a public market license in the 40th alcoholic beverages district, as specified. The bill also authorizes the board to issue two Class B-D-7 licenses in the 40th alcoholic beverages district, as specified. In addition, the bill alters specified geographical areas in the 40th alcoholic beverages district where there is a general prohibition against selling alcoholic beverages before 10:00 a.m. or after 10:00 p.m.

Fiscal Summary

State Effect: None.

Local Effect: Baltimore City revenues increase by at least an estimated \$3,840 in FY 2023 and \$2,740 annually thereafter, as discussed below. Baltimore City operations and expenditures are not materially affected.

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Class B-D-7 licenses

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The bill additionally authorizes the board to issue a Class B-D-7 license in the 300 block of North Charles Street to an establishment that has a minimum capital investment, not including the cost of land and buildings, of \$50,000 for the establishment's facilities.

Restrictions on Hours of Sale

The bill removes a specified geographical area in the 40th alcoholic beverages district from being covered by a general prohibition against selling alcoholic beverages before 10:00 a.m. or after 10:00 p.m.

The bill prohibits the sale of alcoholic beverages before 10:00 a.m. or after 10:00 p.m. within the area of West North Avenue between the 1300 block of West North Avenue and the 3200 block of West North Avenue, inclusive, and within 250 yards in any direction of that area.

Current Law:

Public Market License

The board may issue a public market license to an operator of an enclosed public market that (1) has a minimum capital investment of \$5,000,000 and (2) is located in a specified area bounded by Charles Street, East Cross Street, and Light Street in ward 23, precinct 1 of the 46th alcoholic beverages district. The license authorizes the licensee to sell, for on- or off-premises consumption, beer, wine, and liquor, as specified. Monthly receipts from the sale of nonalcoholic beverage items, excluding items provided as part of an off-premises catering service, must be at least 65% of total monthly receipts of the market. The annual license fee is \$7,500 or, if the applicant obtains and extinguishes a specified license issued for use in ward 23, precinct 1 of the 46th alcoholic beverages district, \$3,500.

A licensee may designate vendors within the public market to sell alcoholic beverages, as specified, in leasable market space covering up to 20% of the total square footage of floor space of the licensed premises. An individual vendor may sell alcoholic beverages in an area covering up to 1,000 square feet of floor space. The licensee must submit to the board

the same information about each vendor that the board requires of an applicant for a license, and the board must apply to the Central Repository for a State and national criminal history records check for each vendor authorized to sell alcoholic beverages. A vendor authorized to sell alcoholic beverages or a designated employee must be certified by an approved alcohol awareness program and present when alcoholic beverages are consumed.

A licensee may also designate a vendor to sell alcoholic beverages, as specified, for on-premises consumption at a restaurant in a premises formerly occupied by an establishment for which a Class D (7-day) BW license was issued. The restaurant must have average daily receipts from the sale of food that are at least 65% of the total daily receipts of the restaurant. A vendor designated for the restaurant is exempt from a specified square-footage limitation applicable to the sale of alcoholic beverages by individual vendors in a licensed public market, and the premises of the restaurant do not count toward a specified limit on the total square footage of floor space in which alcoholic beverages may be sold in the public market. The privilege to sell alcoholic beverages at the restaurant may not be transferred to another location.

The hours of sale for on-premises consumption generally authorized under the public market license are:

- from 11:30 a.m. to 10:00 p.m. Monday through Thursday;
- from 11:30 a.m. to 11:30 p.m. on Friday;
- from 9:00 a.m. to 11:30 p.m. on Saturday; and
- from 9:00 a.m. to 9:00 p.m. on Sunday.

Class B-D-7 Licenses

The board may issue a Class B-D-7 license if it determines, upon consideration of the number of beer, wine, and liquor outlets in the affected area and the outlets' days of sale, that the license is reasonably necessary for public convenience. A Class B-D-7 license authorizes the licensee to sell beer, wine, and liquor for on- and off-premises consumption. With specified exceptions, a Class B-D-7 licensee may generally sell beer, wine, and liquor from 6:00 a.m. to 2:00 a.m. the following day. The annual license fee is \$1,320.

Restrictions on Hours of Sale

For a license holder in specified geographical areas in the 40th alcoholic beverages district, the hours of sale for alcoholic beverages may not begin before 10:00 a.m. or end after 10:00 p.m. This restriction does not apply to (1) a Class B beer and light wine (restaurant) license; (2) a Class B BWL (restaurant) license, as specified; (3) a Class B-BWL (H-M)

license; (4) a Class C beer and wine license; (5) a Class C BWL license; (6) an arena license; or (7) a marketplace license.

Local Revenues: The bill authorizes the board to issue two Class B-D-7 licenses within the 40th alcoholic beverages district. Assuming that both licenses are issued in fiscal 2023, Baltimore City revenues increase by \$3,840 in fiscal 2023 and \$2,740 annually thereafter. Revenues may increase earlier to the extent the licenses are issued prior to fiscal 2023. This estimate accounts for annual license fees of \$1,320 for each Class B-D-7 license, as well as a \$600 application fee and \$50 renewal fee for each license. Assuming the board also issues a public market license in the 40th alcoholic beverages district as authorized under the bill, Baltimore City revenues further increase by as much as \$7,500 each year from annual license fees, along with application and renewal fees.

Additional Information

Prior Introductions: None.

Designated Cross File: HB 1221 (Delegate Amprey) - Economic Matters.

Information Source(s): Baltimore City; Department of Legislative Services

Fiscal Note History: First Reader - February 17, 2022
fnu2/tso Third Reader - March 18, 2022
Revised - Amendment(s) - March 18, 2022

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§ 12-1603. New licenses prohibited in the 40th, 41st, 43rd, 44th, and 45th alcoholic beverages ...

West's Annotated Code of Maryland
Alcoholic Beverages and Cannabis
Effective: April 24, 2023

West's Annotated Code of Maryland
Alcoholic Beverages and Cannabis (Refs & Annos)
Division II. Provisions Affecting Individual Jurisdictions [Titles 9-33] (Refs & Annos)
Title 12. Baltimore City (Refs & Annos)
Subtitle 16. Licensing Conditions; Multiple Licensing Plans (Refs & Annos)
Part I. Licensing Conditions (Refs & Annos)

Effective: April 24, 2023

MD Code, Alcoholic Beverages, § 12-1603
Formerly cited as MD CODE, Art. 2B, § 9-204.1

§ 12-1603. New licenses prohibited in the 40th, 41st, 43rd, 44th, and 45th alcoholic beverages districts

Currentness

Alcoholic beverages districts coterminous with legislative districts

(a) The alcoholic beverages districts described in this section at all times are coterminous with the legislative districts in the Legislative Districting Plan of 2022.

Issuance of licenses prohibited

(b) Except as provided in subsection (c) of this section, the Board may not issue a new license in:

- (1) the 40th alcoholic beverages district;
- (2) the 41st alcoholic beverages district;
- (3) the 43rd alcoholic beverages district;
- (4) the 44th alcoholic beverages district; and
- (5) the 45th alcoholic beverages district.

Licenses allowed

(c) The Board may issue:

- (1) in the alcoholic beverages districts specified in subsection (b) of this section:
 - (i) a 1-day license; or
 - (ii) a Class B beer, wine, and liquor license to a restaurant that:
 1. has a minimum capital investment, not including the cost of land and buildings, of \$200,000 for restaurant facilities; and
 2. has a minimum seating capacity of 75 individuals;
- (2) a Class C beer, wine, and liquor license in the 45th alcoholic beverages district;
- (3) a Class C beer, wine, and liquor license in ward 5, precinct 1 of the 44th alcoholic beverages district;
- (4) a Class C beer, wine, and liquor license in the 200 block of West Saratoga Street in ward 4, precinct 3 of the 40th alcoholic beverages district;
- (5) if the applicant executes a memorandum of understanding with the Charles North Community Association, a Class C beer, wine, and liquor license to a club in the area bounded by North Charles Street on the west, East Lafayette Avenue on the north, North Lovegrove Street on the east, and East Lanvale Street on the south in the 45th alcoholic beverages district;

- (6) a Class B-D-7 license in the unit block of West North Avenue in the 45th alcoholic beverages district;
- (7) two Class B-D-7 licenses in the 2100 block of North Charles Street in the 43rd alcoholic beverages district;
- (8) two Class B-D-7 licenses in the 2100 block of Maryland Avenue in the 43rd alcoholic beverages district;
- (9) subject to the requirements under subsection (e) of this section, four Class B-D-7 licenses in the 43rd alcoholic beverages district;
- (10) a Class B-D-7 license in the 5400 block of Harford Road in the 45th alcoholic beverages district if:
 - (i) average daily receipts from the sale of food are at least 65% of the applicant's total daily receipts;
 - (ii) the applicant executes a memorandum of understanding with a community association;
 - (iii) the applicant does not create a separate package goods department;
 - (iv) alcoholic beverages are served to patrons seated at tables; and
 - (v) alcoholic beverages are served only with meals to patrons provided with outdoor table service;
- (11) a Class B-D-7 license in the 4800 block of Harford Road in the 45th alcoholic beverages district if:
 - (i) average daily receipts from the sale of food are at least 65% of the applicant's total daily receipts;
 - (ii) the applicant executes a memorandum of understanding with a community association;
 - (iii) the applicant does not create a separate package goods department;
 - (iv) alcoholic beverages are served to patrons seated at tables; and
 - (v) alcoholic beverages are served only with meals to patrons provided with outdoor table service;
- (12) a Class B-D-7 license on the eastern side of the 400 block of North Howard Street in the 40th alcoholic beverages district if:
 - (i) the applicant does not convert the license to a different license class;
 - (ii) alcoholic beverages are served outdoors only to patrons seated at tables or standing in a courtyard area;
 - (iii) the applicant does not allow the off-premises sale of alcoholic beverages;
 - (iv) alcoholic beverages sales begin no earlier than 10 a.m.; and
 - (v) the applicant executes memorandums of understanding with the Downtown Partnership of Baltimore and the Market Center Merchants Association;
- (13) if the applicant executes a memorandum of understanding with the Bolton Hill Community Association, a Class C beer, wine, and liquor license in the 1200 block of Eutaw Place in the 40th alcoholic beverages district;
- (14) a Class B-D-7 license in the 700 block of Washington Boulevard in the 40th alcoholic beverages district if:
 - (i) average daily receipts from the sale of food are at least 65% of the applicant's total daily receipts;
 - (ii) the applicant executes a memorandum of understanding with a community association;
 - (iii) the applicant does not create a separate package goods department;
 - (iv) alcoholic beverages are served to patrons seated at tables; and
 - (v) alcoholic beverages are served only with meals to patrons provided with outdoor table service; and
- (15) a Class B-D-7 license in the 300 block of North Charles Street in the 40th alcoholic beverages district to an establishment that has a minimum capital investment, not including the cost of land and buildings, of \$50,000 for the establishment's facilities.

Transfer of Class B-D-7 license

(d) One Class B-D-7 license issued for a property surrounded by Morton Street on the west, West Eager Street on the north, North Charles Street on the east, and West Read Street on the south may be transferred to a property surrounded by 21st Street on the north, Morton Street on the west, North Charles Street on the east, and 20th Street on the south.

Class B-D-7 license for use in Old Goucher Revitalization District

(e)(1) In this subsection, "Old Goucher Revitalization District" means the area surrounded by Howard Street on the west, 25th Street on the north, Hargrove Street on the east, and 21st Street on the south.

(2) If an establishment has a minimum capital investment, not including land and acquisition costs, of \$50,000, the Board may issue one Class B-D-7 license for use in each of the following properties in the Old Goucher Revitalization District:

- (i) a property that is surrounded by Maryland Avenue on the west, 24th Street on the north, Morton Street on the east, and 22nd Street on the south;
- (ii) a property that is surrounded by Morton Street on the west, 23rd Street on the north, Lovegrove Street on the east, and 22nd Street on the south;
- (iii) a property that is surrounded by Morton Street on the west, Ware Street on the north, Charles Street on the east, and 24th Street on the south; and
- (iv) a property that is surrounded by Maryland Avenue on the west, 24th Street on the north, Morton Street on the east, and 23rd Street on the south.

(3) A Class B-D-7 license that may be issued under subsection (c)(6) or (7) of this section may be transferred within the Old Goucher Revitalization District.

Credits

Added by Acts 2016, c. 41, § 2, eff. July 1, 2016. Amended by Acts 2016, c. 8, § 5; Acts 2016, c. 736, § 1, eff. July 1, 2016; Acts 2017, c. 81, § 1, eff. April 11, 2017; Acts 2018, c. 618, § 1, eff. July 1, 2018; Acts 2018, c. 713, § 1, eff. May 15, 2018; Acts 2019, c. 676, § 2, eff. July 1, 2019; Acts 2019, c. 677, § 2, eff. July 1, 2019; Acts 2020, c. 112, § 1, eff. July 1, 2020; Acts 2020, c. 113, § 1, eff. July 1, 2020; Acts 2020, c. 372, § 1, eff. July 1, 2020; Acts 2020, c. 389, § 1, eff. July 1, 2020; Acts 2021, c. 553, § 1, eff. July 1, 2021; Acts 2021, c. 554, § 1, eff. July 1, 2021; Acts 2021, c. 664, § 1, eff. July 1, 2021; Acts 2021, c. 667, § 1, eff. May 30, 2021; Acts 2022, c. 374, § 1, eff. May 16, 2022; Acts 2022, c. 375, § 1, eff. May 16, 2022; Acts 2023, c. 132, § 1, eff. April 24, 2023; Acts 2023, c. 133, § 1, eff. April 24, 2023.

MD Code, Alcoholic Beverages, § 12-1603, MD AL BEV § 12-1603

Current through legislation effective through May 8, 2023, from the 2023 Regular Session of the General Assembly. Some statute sections may be more current, see credits for details.

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