

July 12, 2018

Applicant(s): Sharon Detore
Sole Proprietorship, T/a Santa Clara
529 S. Bond Street 21231

Class: "BD7" Beer, Wine & Liquor License

Application to transfer ownership with continuation of live entertainment.

(a) **Applicant(s) Information:** (1) Sharon Detore was born in Greenburg, PA in September of 1971. She lives in Baltimore, MD.

(b) **Ownership Breakdown:** (1) Sharon Detore (0%).

(c) **Purchase Price of Business:** The purchase price of the business was \$70,000 paid in full.

(d) **Qualified Voters:** Frank Scarfield, Janice Neil, and Benjamin Neil are qualified Baltimore City voters.

(e) **Zoning:** Applicant has applied for a USE permit to use the property as a restaurant/ tavern with live entertainment.

(f) **Corporate Standing:** N/A (Sole Proprietorship)

(g) **Posting Report:** The location was posted on 5/14/2018 and checked on 5/24/2018. This meets the 10-day rule. There are 42 licensed liquor establishments in the 4x4 area: "A" BWL-2; "B" BWL-20; "C" BWL-2; "D" BWL-1; and "BD7" BWL-17.

(h) **Timeline:** On 3/31/2017 the establishment closed. On 10/14/2017 the board granted a hardship extension. Applicant had until 3/26/2018 to file transfer application. Transfer was filed on 3/23/2018. License is valid.

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

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

Board's Decision:

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

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

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

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

EXPLANATION OF REQUEST: TRANSFER LICENSE CLASS TYPE: LB07-366

IF NEW LICENSE REQUEST, THEN ADDRESS OF PROPOSED LOCATION: N/A

IF TRANSFER OF OWNERSHIP ONLY, THEN ADDRESS OF CURRENT LICENSE: 529 S. BOND ST. BALTIMORE, MD 21231

IF TRANSFER OF OWNERSHIP AND LOCATION, THEN CURRENT ADDRESS OF LICENSED LOCATION: N/A

IF TRANSFER OF OWNERSHIP AND LOCATION, THEN ADDRESS OF PROPOSED RELOCATION: N/A

CORPORATE/LLC/LLP/PARTNERSHIP NAME: NA TRADE NAME: Santa Clara

BUSINESS PHONE NUMBER: NA BUSINESS EMAIL ADDRESS: NA

ATTORNEY FOR THE APPLICANT: Kevin Kodenski ADDRESS: 320 N. Charles St, 1st Fl Baltimore, MD 21201 PHONE: 410-685-5100

Part of Premises Used (Note: Floors and Areas for Storage): 1ST FLOOR AND BASEMENT STORAGE

Live Entertainment provided? Yes No What Kind (Ex. DJ, Band, Etc.): Karaoke per BMZA 11-405 Approved 12/20/11

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

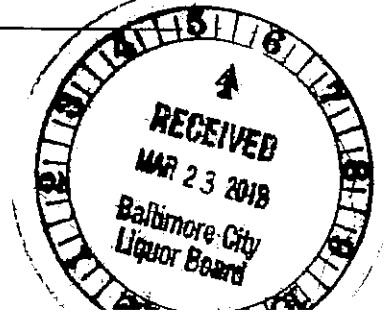
Delivery of alcohol? Yes No Zoning Receipt or Current Certificate of Occupancy Permit attached to Application? Yes No

Please note that as per Alc. Bev. Art. 8 12-407(A)(2), an application for the issuance or transfer, is not complete unless the applicant has obtained approval and/or verification from the Baltimore Municipal Zoning Administration (BMZA)

1. Applicant A
SHARON DETORE [Redacted] [Redacted]
 (Full name) 305 Inla ST Baltimore MD 21224 (Telephone no.) [Redacted] E-mail (Required) [Redacted]
 (Residence) Street City State Zip Code (period of residency in Baltimore City)
09/1971 Female Greensburg PA
 (Month/Year of Birth) (Sex: Male or Female) (Place of Birth)
 Check: Yes No Have you been a resident and taxpayer of the City of Baltimore for 2 years preceding this application?
 Yes No Are you a registered voter in the City of Baltimore?

2. Applicant B
 (Full name) (Telephone no.) E-mail (Required)
 (Residence) Street City State Zip Code (period of residency in Baltimore City)
 (Month/Year of Birth) (Sex: Male or Female) (Place of Birth)
 Check: Yes No Have you been a resident and taxpayer of the City of Baltimore for 2 years preceding this application?
 Yes No Are you a registered voter in the City of Baltimore?

3. Applicant C
 (Full name) (Telephone no.) E-mail (Required)
 (Residence) Street City State Zip Code (period of residency in Baltimore City)
 (Month/Year of Birth) (Sex: Male or Female) (Place of Birth)
 Check: Yes No Have you been a resident and taxpayer of the City of Baltimore for 2 years preceding this application?
 Yes No Are you a registered voter in the City of Baltimore?



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 an 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.

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.

Applicant A B C

[Redacted area]

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

Applicant A B C

[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

[Redacted area]

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

180 day hardship granted 10/19/17

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]

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

Name	Address	Phone	Email
Sharon Detore	3051mla street 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. 5-4-103 (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 more than 5% of the outstanding stock of the corporation and the articles of incorporation, partnership agreement or articles of organization.*

- 1) NAME: N/A ADDRESS: _____ TITLE: _____ %OF STOCK HELD: _____
- 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 statements, the offender shall be deemed guilty of perjury. And upon indictment and conviction thereof, shall be subject to penalties provided by Law for that crime.*

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

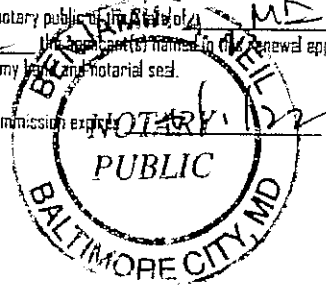
Sharon Detore

Signature of Applicant A

I hereby certify that on the 13th day of March 2018 before me, the subscriber, a notary public of the State of MD in and for City of Baltimore personally appeared Sharon Detore the applicant(s) named in this renewal application made oath in due form of law that the matter and facts contained in said application are true and correct. As witness, my hand and notarial seal.

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

Printed Name: Benjamin A. Neil



Signature of Applicant B

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

Signature: _____ (Notary Seal) My Commission expires _____

Printed Name: _____

Signature of Applicant C

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

Signature: _____ (Notary Seal) My Commission expires _____

Printed Name: _____

re 529 S Bond Street

Name and Address of the owners of the premise/landlord: O+R LLC Phone Number: [REDACTED]

829 Eastern Ave, 21202 by Paul L. Oliver
Member

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

(I, WE) O+R LLC HEREBY

CERTIFY That (I am, we are) the owner(s) of the property located at 529 S Bond St
Baltimore, City with a Zip Code of 21201, which is named in the present application made to Board of Liquor License Commissioners of Baltimore City under the Alcoholic Beverage Laws of Maryland and assent to the granting of the license applied for, and hereby authorize the State Comptroller, his duly authorized deputies, inspectors and clerks, the Board of Liquor License Commissioners of Baltimore City, its duly authorized agents and employees, and any peace officer of the City of Baltimore and State of Maryland, to inspect and search, without warrant, the premises upon which the business is to be conducted, and any and all parts of the building in which said business is to be conducted, at any and all hours.

I hereby certify that on the 13 day of March, 2012, before me, the subscriber, a notary public of the State of MD, in and for City of Baltimore personally appeared Paul L. Oliver, M the applicant(s) named in this renewal application made oath in due form of law that the matter and facts contained in said application are true and correct.

Paul Oliver

As witness, my hand and notarial seal.

Signature: [Signature]

Printed Name: Benjamin A. Neil



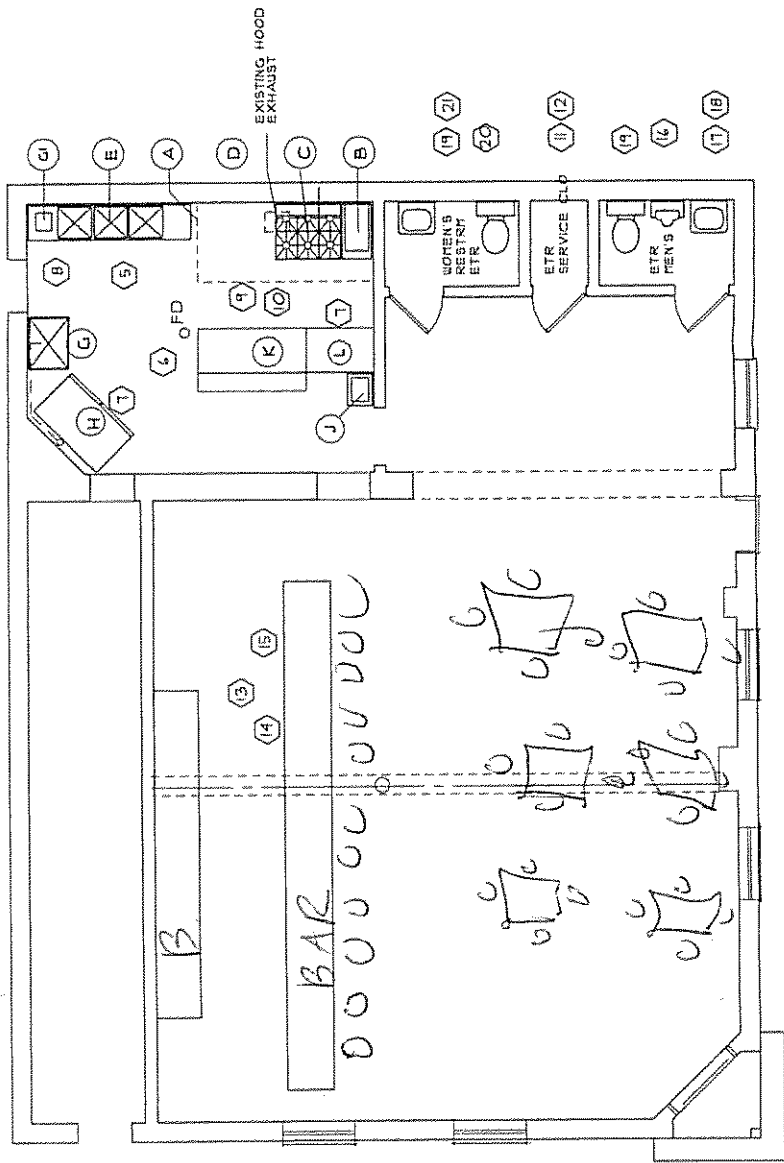
The following certificates must be signed by at least 3 persons.

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

Names	Address	Signature	DOB (Month/Year)	Length of time Acquainted with the Applicant(s)
① FRANK SCARFIELD	6700 O'DONNELL ST	[Signature]	5-0-32	40 YEARS
② JANICE NEIL	3224 EASTERN AVE BALTO. MD 21224	[Signature]	1-0-50	20 YEARS
③ Ben Neil	324 Inla St Belt 21224	[Signature]	11-0-50	20 years

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

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



5



Liquor Board System

Version 1.0

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

License Detail

License Info

License Num: **LBD7 373** Cert Num: **1077** Fee: **\$1,320.00** Status: **Renewed**
 License Date: 5/1/2018 License Year: 2018
 CR Number: 14419191
 Payment Date: ****

2017 - 2018 TPP Paid
 2018 Trader's License

Add Adult Entertainment License

Location

Corp Name: **JUAN PORTILLO, LLC**
 Trade Name: **SANTA CLARA**
 Zone Code: 23
 Phone: 410-522-0245

Block Num: 529 Street: BOND STREET SOUTH
 City: BALTIMORE State: MD Zip: 21231

CR Number: 14419191

Portion of Business Used:
 USE PORTION OF PREMISES 1ST FLOOR AS A RESTAURANT WITH LIVE ENTERTAINMENT
 (KARAOKE) PER BMZA 11-405 APPROVED 12/20/11
 Restriction:

License Owners

First Name	Last Name	Street	City	State	Zip	Action	Change Owner
JUAN J.	PORTILLO	1606 MALVERN STREET	BALTIMORE	MD	21224	<input type="button" value="Edit"/>	<input type="button" value="Remove Owner"/>

Comments

Date	Comment	Action

05/04/2018	Application for transfer of ownership filed on behalf of Sole Proprietorship T/a Santa Clara, Sharon Detore on 3/23/18 /kk	Delete
02/28/2018	Personal Property Tax was cleared as per the new updated list received from Law Department on January 16, 2018.../mb	Delete
02/02/2018	Sent 2018-2019 Renewal Application to Licensee Home Address.../sb	Delete
01/30/2018	01/29/17 - Return To Sender; Attempted-Not Known; Unable To Forward.... /sb	Delete
10/30/2017	10/19/17 Public Hearing RE: Request for hardship extension - GRANTED (3-0 VOTE)... /sb	Delete
10/02/2017	***PERSONAL PROPERTY TAX OWED TO CITY OF BALTIMORE,letter sent to Licensee on October 2, 2017.*** /mb	Delete
09/15/2017	Ms Robinson received a hardship extension request & Check for \$100 (check #1401) on 9/14/17 from Mr. Paul Oliver. The request was not processed at that time because the 2017 license fee was not paid. Mr Oliver was contaced and will be in to make payment. Hardship letter and check were secured S.R.	Delete
03/21/2017	ACCORDING TO 2017 RENEWAL ESTABLISHMENT WILL BE CLOSED AS OF APRIL 2017.	Delete
04/11/2016	Licensee came in & paid in full \$375.00 violation hearing fine; Invoice #101804... /sb	Delete
04/09/2016	Gave Chief Inspector Foster an invoice to deliver concerning violation fine owed to Liquor Board.... /sb	Delete
03/09/2016	*****AGENCY HOLD - VIOLATION HEARING FEE DUE BY 04/03/16, AMOUNT OF \$330.00 *** /sb	Delete
03/04/2016	3/3/16 Vioation of Rule 3.12 Public Welfare (Feb 6, 2016) \$205 Fine Violation of Rule 4.16 Illegal Conduct- DISMISSED \$375 Total Fine **30 days to pay	Delete
03/27/2015	Alcohol Awareness Cert. Expires 03/02/2019 (Completed By: Juan Portillo)	Delete
09/17/2012	9/13/2012 Public Hearing re: VIOLATION of Rule 4.05(a)Serving after hours. VIOLATION of Rule 4.05(b) Serving after hours. VIOLATION of Article 2Bsection 11-304(d)(2)Activity after hours. VIOLATION of Rule 3.03(c) Records. VIOLATION of Rule 4.18 Limited Liability Charter not in good standing. Rule 4.05(a)GUILTY \$500 suspended \$250. Rule 4.05(b) DISMISSED. Article 2Bsection 11-340(d)(2) DISMISSED. Rule 3.03(c) GUILTY \$50. Rule 4.18 GUILTY \$250. TOTAL FINE \$550.	Delete
01/06/2012	1/5/2012 Public Hearing re: Expansion to add live entertainment.GRANTED subject to zoning approval.	Delete
12/13/2011	12/11 Request to add live entertainment, BD7-BWL, Juan Portillo, Portillo, LLC	Delete
03/15/2011	3/11 Transfer of ownership, BD7-BWL, Juan Portillo, Portillo, LLC	Delete

Print History (Print Card)

License num: LBD7 373 Address: 529 BOND STREET SOUTH
 Trade Name: SANTA CLARA

Comment:

Add Comment

Hold Info



PROPOSED LOCATION: 529 S. Bond St

MAP SUMMARY (RECAPITULATION)

TOTAL ESTABLISHMENTS IN MAP AREA 42

"A" BEER & WINE _____

"B" BEER & WINE _____

"C" BEER & WINE _____

"D" BEER & WINE _____

"A" BEER, WINE & LIQUOR 2

"A-2" BEER, WINE & LIQUOR _____

"B" BEER, WINE & LIQUOR 20

"C" BEER, WINE & LIQUOR 2

"D" BEER, WINE & LIQUOR 1

"BD7" BEER, WINE & LIQUOR 17

ARENA _____

HOTEL/MOTEL _____

RACING _____

PREPARED BY: A. Perez DATE: 5/24/19

529 S. Bond St



Proposed Location

- 529 S Bond St

Licensed Establishments

- Todd Conner's LBD7
- The Admiral's Cup LBD7
- Leadbetters LBD7
- Barcocina LB
- The Horse LBD7
- Jimmy's LB
- Admiral Fell Inn LB
- Abbey Burger Fells Point LB
- El Coyote Bar & Grill LBD7
- Max's On Broadway LBD7
- Eat Bertha's Mussels LB
- Moby Dick's LBD7
- The Greene Turtle LB
- Alexander's Tavern LB
- Sticky Rice LB
- Broadway Discount LA
- Sammy's Enoteca LB
- Blarney Stone LBD7
- The Rockwell LBD7
- Lil' Phil's LBD7
- Rodos Bar LBD7
- DogWatch Tavern LBD7

- 📍 Kippo Ramen LB
- 📍 One-Eyed Mike's LB
- 📍 Teavolve LB
- 📍 Bar Vasquez LB
- 📍 Mussel Bar & Grille LB
- 📍 RA Sushi LB
- 📍 Ceremony Coffee LB
- 📍 Sandlot LBD7
- 📍 Black Olive Inn LB
- 📍 Black Olive LB
- 📍 Bond Street Social LB
- 📍 Dudas Tavern LD
- 📍 Fells Point Tavern LBD7
- 📍 AMPERSEA LB
- 📍 Sir Duke LBD7
- 📍 Bristol Wine & Spirit LBD7
- 📍 Polish Home Club LC
- Polish National Alliance LC
- 📍 Ritz LBD7/AE
- 📍 Bank Discount Liquors LA

Board of Liquor License Commissioners

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

INSPECTORS REPORT - TRANSFERS/NEW APPLICATIONS

<i>Licensee Information (Trade Name):</i>	Santa Clara
<i>Corporation Name:</i>	Sole Proprietorship
<i>Location Address:</i>	529 S. Bond St.
<i>License Type:</i>	Class "BD7" Beer, Wine and Liquor
<i>Is the establishment open and operating in a safe and sanitary manner? (If not open, not in comments - CLOSED or NOT OPERATING)</i>	No
<i>Is the location within 300 feet of Church and/or School?</i>	No
<i>Date Posted?</i>	5/14/2018
<i>Date Removed?</i>	
<i>Are there any other licensed establishments within a two block radius?</i>	Yes

Other licensed locations - Describe/Note:

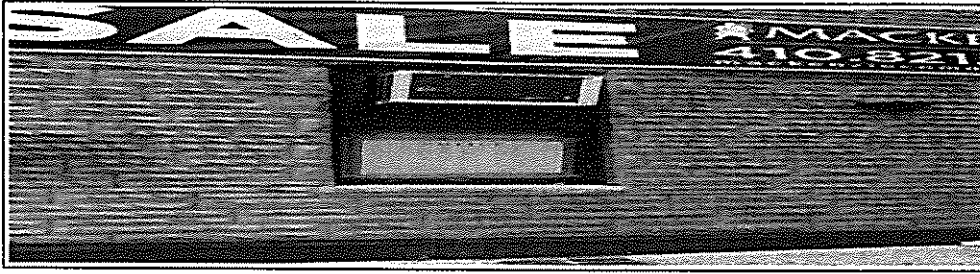
See attached map

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

Application filed for transfer of ownership with continuation of live entertainment.

Insert Photo of Sign and location:





Inspector Name	Date and Time	
<input type="text" value="i:\0#.w\baltimore\andy.perez"/>	<input type="text" value="5/15/2018"/>	<input type="text" value="11:17:00 AM"/>
Name of Licensee (if present)	<input type="text"/>	
<input type="text"/>		

Board of Liquor License Commissioners

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

POSTING SIGNS REPORT

<i>Applicant(s) Name:</i>	Sharon Detore
<i>Address of Premises:</i>	529 S. Bond St.
<i>Inspector:</i>	i:\OH.w\baltime\andy.perez
<i>Date Posted:</i>	5/14/2018
<i>Time Posted:</i>	12:55 PM
<i>Date Rechecked:</i>	5/23/2018
<i>Time Rechecked:</i>	1:00 PM
<i>Manager or Owner when sign posted:</i>	

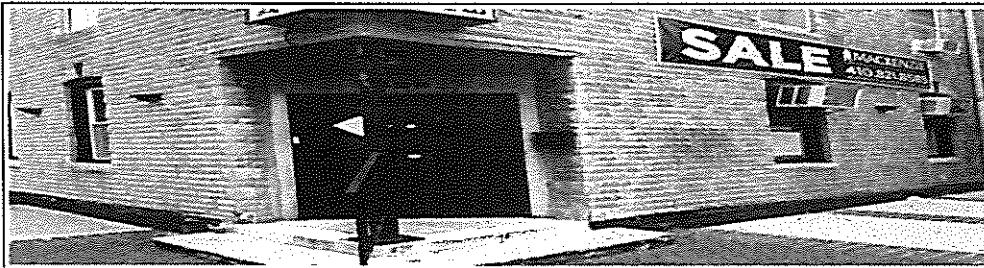
Summary on location of sign posted:

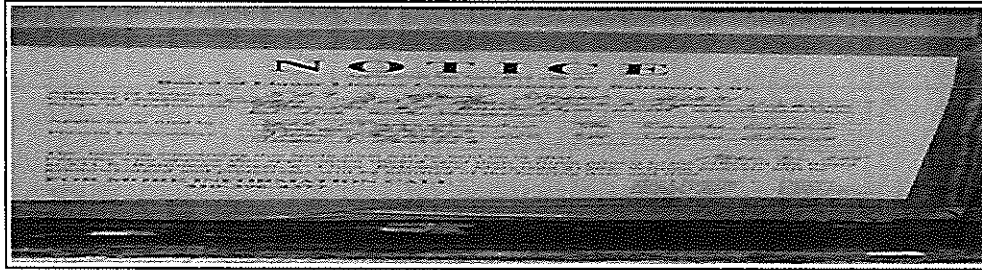
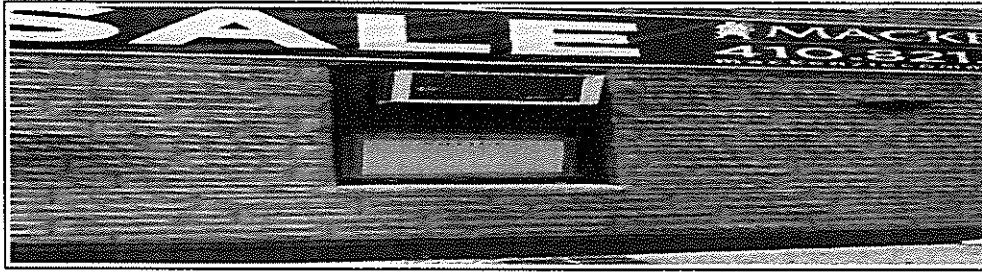
Sign posted on window on Fleet St side of the building

Summary on location of sign rechecked:

Sign remained as posted for the required 10 days.

Insert Photo of Sign and location:





BLLC Compliance Inspection

Licensee Information

Address: 529 BOND STREET SOUTH 21231

Trade Name: SANTA CLARA

Corporation Name: IUAN PORTILLO, LLC

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

Date/Time of Inspection: 8/2/2017 4:14:50 PM

Manager/Licensee

Open/Closed Status

Open/Closed: Closed

Closed Date: 4/1/2017

External Appearance

Clean and Free of Debris: Satisfactory

Business Records

Traders License: N/A

Alcohol Awareness Certification Date Issued:

Public Safety

Exits Marked, Unobstructed: N/A

Fire Capacity:

Outdoor Seating Capacity:

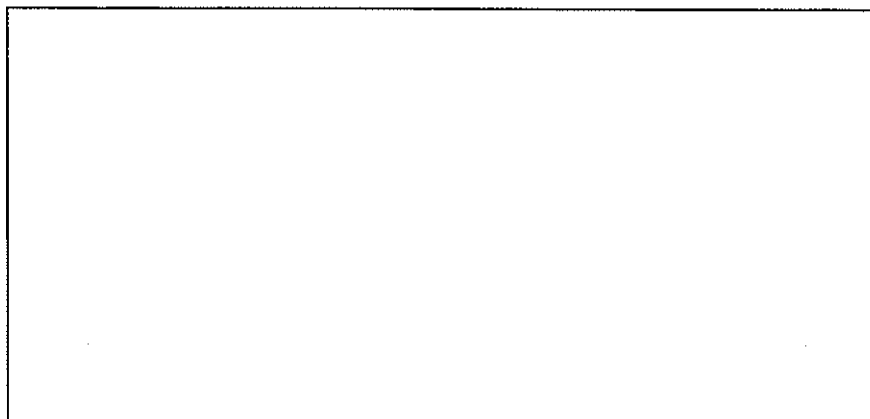
Adult Entertainment - If Applicable

License is Valid: N/A

Violations

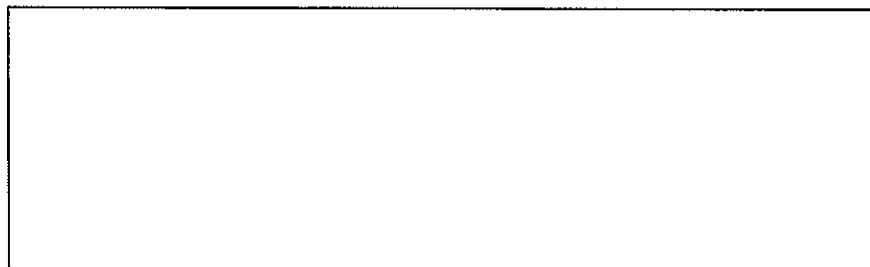
Violation Issued: No

Violations Noted:



Wrap-Up

Instructions Given to Licensee:



Inspector's Comments:

The operator closed for business and returned the liquor license to landlord on or about April 1, 2017.

Photo Taken:



Owner Email:

Submitted by Inspector

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
02	05	1445	031	2/2/12	201

PROPERTY ADDRESS: **529 S BOND ST**

OWNER: **PAUL OLIVER** ADDR: **829 EASTERN AVE**

LESSEE: **JUAN PORTILLO** ADDR: **529 S BOND ST**

LAND USE CODES 5814 5813 0000 0000

USE PORTION OF PREMISES 1ST FLOOR AS A RESTAURANT TAVERN WITH LIVE ENTERTAINMENT (KARAOKE) PER BMZA 11-405 APPROVED 12/20/11 AND APPROVED BY THE LIQUOR BOARD ON 1/5/12

1001-000000-2600-158300-400500 PER. INSP	1001-000000-2600-158300-400480 MISC.	1001-000000-2600-158300-400480 CH. USE	1001-000000-2600-158300-400490 NEW BLDG.	1001-000000-2600-158300-400490 0 ADDITIONS	
		45.00			
1001-000000-2600-158300-400490 ALTERATIONS	1001-000000-2600-158300-400490 REPAIRS	1001-000000-2600-158300-400490 MISC CONST	1001-000000-2600-158300-400500 ELECT	1001-000000-2600-158300-400510 HYDRONIC/STEAM HEAT	
1001-000000-2600-158300-400510 DISTRIB/EIGH	1001-000000-2600-158300-400510 AIR COND	1001-000000-2600-158300-400510 DISP TANKS	1001-000000-2600-158300-400510 FIRE	1001-000000-2600-158300-400510 FUEL-BURNING EQUIPMENT	
1001-000000-2600-158300-400530 ELEVATOR	1001-000000-2600-158300-400530 PLUMBING	1001-000000-2600-158300-400530 S & E CONTROL	1001-000000-2600-158300-400530 CHAP	1001-000000-1500-101800-400230 TAX	3.00
1001-000000-2600-158300-400490 RAZING	1001-000000-2600-158300-400490 FILING FEE	1001-000000-2600-158300-400490 LOW VOLTAGE/TELECOMMUNICATIONS	1001-000000-2600-158300-400480 PENALTY	TOTAL FEES	98.00
	50.00				

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



Michael Braverman
MICHAEL BRAVERMAN
 BUILDING OFFICIAL

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

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.

July 12, 2018

Applicant(s): Matthew Piron
Rosewood Food Concepts, LLC, T/a Woodrow's BBQ
1605 Sulgrave Avenue 21209

Class: "BD7" Beer, Wine & Liquor License

Application to transfer ownership and location of a class "BD7" Beer, Wine & Liquor license presently located at 1301 W. Old Coldspring Lane to 1605 Sulgrave Avenue requesting off-premise catering.

(a) **Applicant(s) Information:** (1) Matthew Piron was born in New York, NY in August of 1970. He lives in Baltimore, MD.

(b) **Ownership Breakdown:** (1) Matthew Piron (100%).

(c) **Purchase Price of Business:** The purchase price of the business was \$38,500. A deposit of \$1,800 was made. \$36,500 to be paid in cash at closing.

(d) **Qualified Voters:** Harry Bollinger, Stephen Fruin, and Carim Khouzami are qualified Baltimore City voters.

(e) **Zoning:** Applicant has applied for a USE permit to expand the property as a restaurant with catering, and outdoor table seating.

(f) **Corporate Standing:** Rosewood Food Concepts, LLC is a MD LLC and as of 6/27/2018 is active and in good standing.

(g) **Posting Report:** The location was posted on 5/14/2018 and checked on 5/23/2018. This meets the 10-day rule. There are 5 licensed liquor establishments in the 4x4 area: "B" BW-1; "D" BW-1; and "B" BWL-3.

(h) **Timeline:** On 9/30/2017 the establishment closed. On 3/15/2018 the board granted a hardship extension. Applicant had until 9/25/2018 to file transfer application. Transfer was filed on 4/5/2018. License is valid.

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

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

Board's Decision:

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

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

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

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

EXPLANATION OF REQUEST: TRANSFER OF LIQUOR LICENSE TO NEW LOCATION AND NEW LICENSEE CLASS TYPE: B D7

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

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

IF TRANSFER OF OWNERSHIP AND LOCATION, THEN CURRENT ADDRESS OF LICENSED LOCATION: 1301 OLD COLDSRING LANE WEST

IF TRANSFER OF OWNERSHIP AND LOCATION, THEN ADDRESS OF PROPOSED RELOCATION: 1605 SULGRAVE AVENUE

CORPORATE/LLC/LLP/PARTNERSHIP NAME: ROSEWOOD FOOD CONCEPTS LLC TRADE NAME: WOODROW'S BBQ

BUSINESS PHONE NUMBER: 667.212.4436 BUSINESS EMAIL ADDRESS: MJPIRON12@GMAIL.COM

ATTORNEY FOR THE APPLICANT: WILLIAM BAUER ADDRESS: PO BOX 50116 BALTIMORE MD 21211 PHONE: 410.849.9456

Part of Premises Used (Note: Floors and Areas for Storage): ENTIRE FIRST FLOOR WITH SECOND FLOOR STORAGE

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

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

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

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

1. Applicant A

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

124 EAST LAKE AVENUE BALTIMORE MD 21212 SINCE 2001
 (Residence) Street City State Zip Code (period of residency in Baltimore City)

08 1970 MALE NEW YORK, NEW YORK
 (Month/Year of Birth) (Sex: Male or Female) (Place of Birth)

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

2. Applicant B

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

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

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

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

3. Applicant C

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

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

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

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

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 an 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.
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.
Applicant A B C

[Redacted area]

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

[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

[Redacted area]

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

OPEN CURRENTLY AS A RESTAURANT

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]

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

Name	Address	Phone	Email
MATTHEW PIRON	124 E LAKE AVENUE	[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)(II). If necessary, please attach a list of the names and address of all outstanding stock holders who at the time of application own more than 5% of the outstanding stock of the corporation and the articles of incorporation, partnership agreement or articles of organization.*

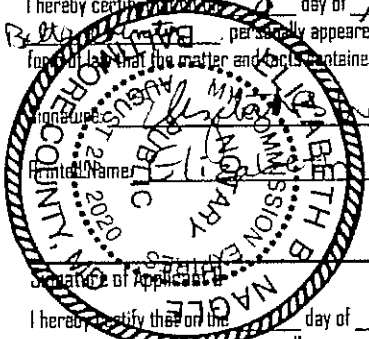
- 1) NAME: MATTHEW PIRON ADDRESS: 124 EAST LAKE AVENUE TITLE: PRINCIPLE %OF STOCK HELD: 100
- 2) NAME: _____ ADDRESS: _____ TITLE: _____ %OF STOCK HELD: _____
- 3) NAME: _____ ADDRESS: _____ TITLE: _____ %OF STOCK HELD: _____
- 4) NAME: _____ ADDRESS: _____ TITLE: _____ %OF STOCK HELD: _____

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

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

[Signature]
Signature of Applicant A

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



[Signature] [Notary Seal] My Commission expires 8-22-2020

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

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

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

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

Name and Address of the owners of the premise/landlord: George and Maria Stamoulis Phone Number: [REDACTED]
9141 Panorama Drive
Perry Hall, MD 21128

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

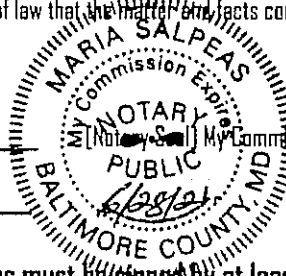
(I, WE) George and Maria Stamoulis HEREBY

CERTIFY, That (I am, we are) the owner(s) of the property located at 1605 Sulgrave Avenue, Baltimore, City with a Zip Code of 21209, which is named in the present application made to Board of Liquor License Commissioners of Baltimore City under the Alcoholic Beverage Laws of Maryland and assent to the granting of the license applied for, and hereby authorize the State Comptroller, his duly authorized deputies, inspectors and clerks, the Board of Liquor License Commissioners of Baltimore City, its duly authorized agents and employees, and any peace officer of the City of Baltimore and State of Maryland, to inspect and search, without warrant, the premises upon which the business is to be conducted, and any and all parts of the building in which said business is to be conducted, at any and all hours.

I hereby certify that on the 2nd day of October, 2017, before me, the subscriber, a notary public of the State of Maryland and for BALTO County, personally appeared George & Maria Stamoulis the applicant(s) named in this renewal application made oath in due form of law that the matter and facts contained in said application are true and correct.

As witness, my hand and notarial seal.

Signature: Maria Salpeas
 Printed Name: MARIA SALPEAS



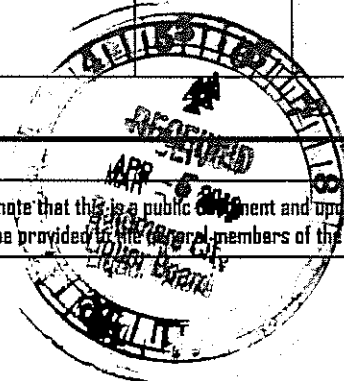
The following certificates must be signed by at least 3 persons.

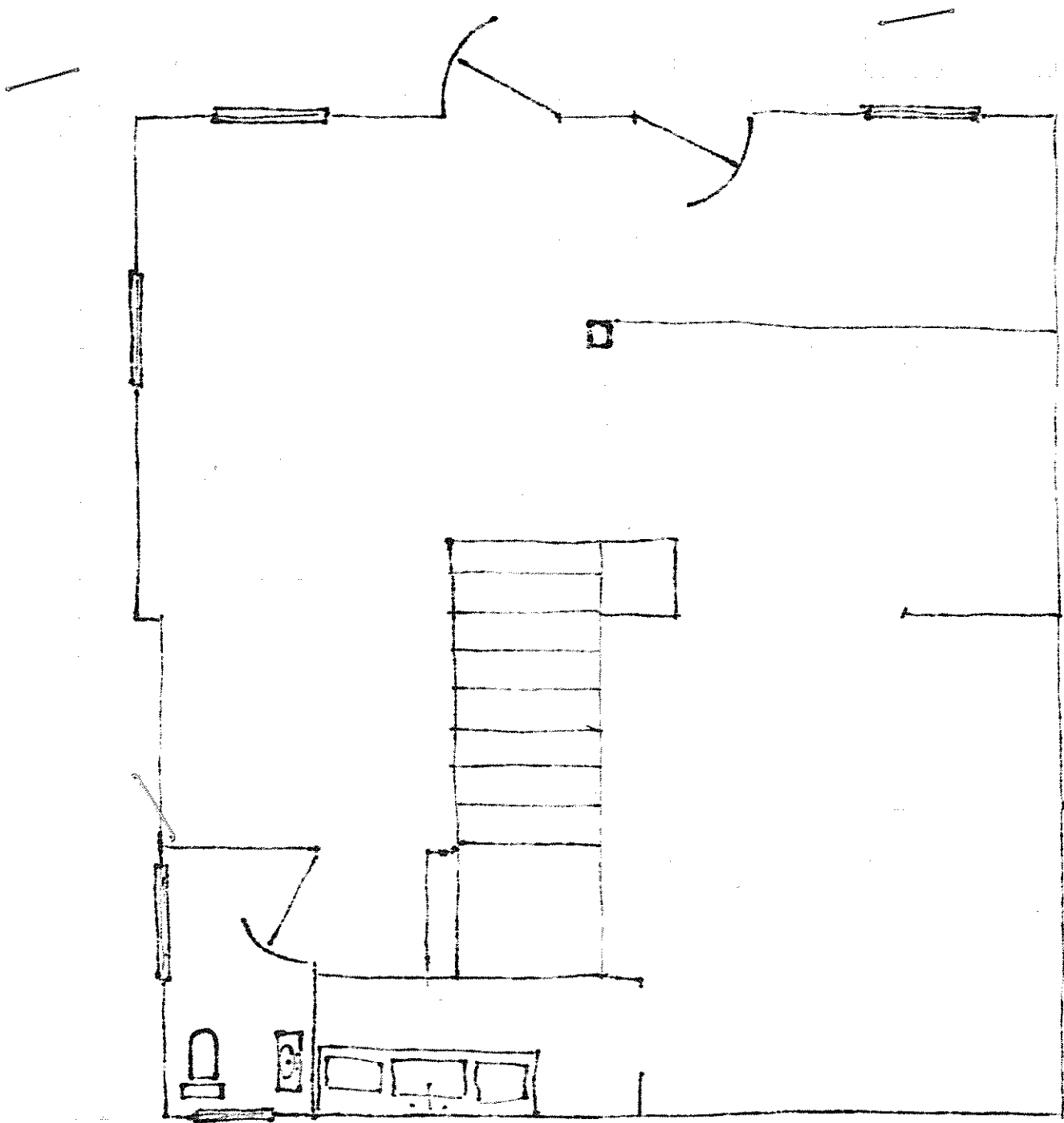
We, the undersigned citizens, real estate owners and registered voters in the City of Baltimore in which the business covered by the present application is to be conducted, certify that the qualifying applicant(s) is/are personally known to us and has been a resident or a taxpayer of Baltimore City and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

Names	Address	Signature	DOB (Month/Year)	Length of time Acquainted with the Applicant(s)
<u>AKA Hank Bollinger</u>	<u>316 St. Dunstons Rd Baltimore MD 21212</u>	<u>Hank Bollinger</u>	<u>2/6/62</u>	<u>10 years</u>
<u>Stephen Frain</u>	<u>4706 Roland Ave. Baltimore MD 21210</u>	<u>Step Frain</u>	<u>5/1/49</u>	<u>9 years</u>
<u>Carim Khazami</u>	<u>109 Churchwarders Rd Baltimore, MD 21212</u>	<u>Carim Khazami</u>	<u>2/1/71</u>	<u>5 years</u>

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

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





Akras, Thomas

From: Matthew piron
Sent: Monday, May 07, 2018 3:21 PM
To: Akras, Thomas
Cc: Matthew piron; Lou Catelli
Subject: Woodrow's BBQ Amended Liquor License

Mr. Akras,

This is Matthew Piron, owner of Woodrow's BBQ located at 1605 Sulgrave Avenue, Baltimore, MD 21209. I am requesting amendment to the license I applied for transfer from the Backstretch Saloon, located at 1301W Cold Spring, Baltimore MD 21209 to include catering.

Please let me know if you have any additional questions.
Thank you very much.

Regards,

Matthew Piron
Rosewood Food Concepts, LLC DBA
Woodrow's BBQ
1605 Sulgrave Ave, Baltimore, MD 21209

www.woodrowsbbq.com

RECEIVED
2018 MAY -7 PM 3:21
BOARD OF LIQUOR
LICENSING COMMISSIONERS



Liquor Board System

Version 1.0

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

License Detail

License Info

License Num: **LBD7 372** Cert Num: **1076** Fee: **\$1,320.00** Status: **Renewed**
 License Date: 5/1/2018 License Year: 2018
 CR Number: 06787282
 Payment Date: 04-25-18

2017 - 2018 TPP Paid
 2018 Trader's License

Add Adult Entertainment License

Location

Corp Name: **B.M.H. CORPORATION**
 Trade Name: **BACKSTRETCH**
 Zone Code: 48
 Phone: 410-889-3003

Block Num: 1301 Street: OLD COLDSRING LANE WEST
 City: BALTIMORE State: MD Zip: 21209

CR Number: 06787282

Portion of Business Used:
 RES. N.C.U. FRONT PORTION OF BASEMENT FOR BUSINESS & REAR OF BASEMENT FOR STORAGE
 Restriction:
 NO KITCHEN TO BE OPERATED.

License Owners

First Name	Last Name	Street	City	State	Zip	Action	Change Owner
BARBARA	HEAVEL	3853 QUARRY AVENUE	BALTIMORE	MD	21211	<input type="button" value="Edit"/>	<input type="button" value="Remove Owner"/>

Comments

Date	Comment	Action

05/04/2018	Application for transfer of ownership and location of a class "BD7" BWL License presently located at 1301 W. Old Coldspring lane to 1605 Sulgrave Road filed on behalf of Rosewood Food Concepts, LLC T/a Woodrow's BBQ, matthew Piron on 4/5/18 /kk	Delete
03/17/2018	3/15/2018 - Public Hearing RE: Request for a hardship extension - GRANTED (3-0 Vote)...../jr	Delete
02/17/2017	Alcohol Awareness expires 02/10/21 (Barbara A. Heavel).... /sb	Delete
06/08/2015	Alcohol Awareness expires 02/13/17 (Barbara Heavel).... /sb	Delete
03/01/2004	6/6/91 Public hearing re: application to transfer ownership & location of a Class BD7 license presently in the name of Harvey Friedman, President of Crown Services Inc., Secured Creditor for D.D.H. Inc., t/a Weener's at 34 Market Place, Suites 115 & 215 to the applicant at location 1301 W. Old Coldspring Lane APPROVED - may sell "D" BWL within 6 months.	Delete

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

License num: LBD7 372

Address: 1301 OLD COLDSRING LANE WEST

Trade Name: BACKSTRETCH

Comment:

[Add Comment](#)

Hold Info

Powered by:



ROSEWOOD FOOD CONCEPTS LLC: W17729351

General Information

Filing History

Annual Report/Personal Property

General Information

Department ID Number:

W17729351

Business Name:

ROSEWOOD FOOD CONCEPTS
LLC

Principal Office:

1605 SULGRAVE AVENUE
BALTIMORE MD 21209

Resident Agent:

MICHAEL PATRICK GALLAGHER
11222 YORK ROAD
SECOND FLOOR
HUNT VALLEY MD 21030

Status:

ACTIVE

Good Standing:

THIS BUSINESS IS IN GOOD
STANDING

▶ [Order Certificate of Status](#)

Business Type:

DOMESTIC LLC

Business Code:

20 ENTITIES OTHER THAN
CORPORATIONS

Date of Formation/ Registration:

01/17/2017

State of Formation:

MD

Stock Status:

N/A

Close Status:

N/A

PROPOSED LOCATION: 1605 SULGRAVE AVENUE

MAP SUMMARY (RECAPITULATION)

TOTAL ESTABLISHMENTS IN MAP AREA 5

"A" BEER & WINE _____

"B" BEER & WINE 1

"C" BEER & WINE _____

"D" BEER & WINE 1

"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 _____

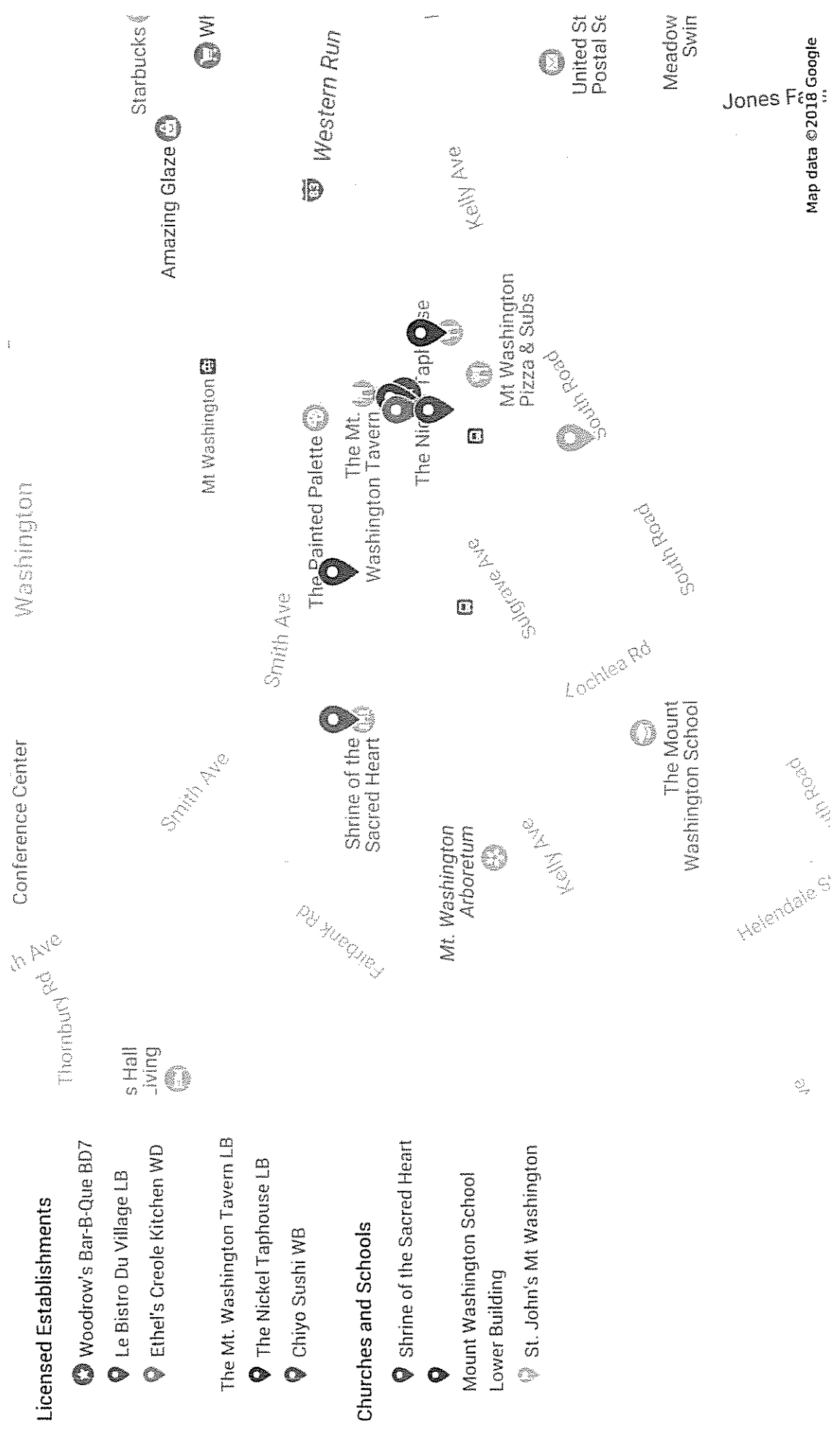
ARENA _____

HOTEL/MOTEL _____

RACING _____

PREPARED BY: DARRYL CLARK DATE: 5/23/18

1605 Sulgrave Avenue



Licensed Establishments

- Woodrow's Bar-B-Que BD7
- Le Bistro Du Village LB
- Ethel's Creole Kitchen WD
- The Mt. Washington Tavern LB
- The Nickel Taphouse LB
- Chiyo Sushi WB

Churches and Schools

- Shrine of the Sacred Heart
- Mount Washington School Lower Building
- St. John's Mt Washington

Board of Liquor License Commissioners

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

INSPECTORS REPORT - TRANSFERS/NEW APPLICATIONS

<i>Licensee Information (Trade Name):</i>	Woodrow's BBQ
<i>Corporation Name:</i>	Rosewood Food Concepts LLC
<i>Location Address:</i>	1605 Sulgrave Ave
<i>License Type:</i>	Class "BD7" Beer, Wine and Liquor ▼
<i>Is the establishment open and operating in a safe and sanitary manner? (If not open, not in comments - CLOSED or NOT OPERATING)</i>	No ▼
<i>Is the location within 300 feet of Church and/or School?</i>	No ▼
<i>Date Posted?</i>	5/14/2018 <input type="text"/>
<i>Date Removed?</i>	5/23/2018 <input type="text"/>
<i>Are there any other licensed establishments within a two block radius?</i>	Yes ▼

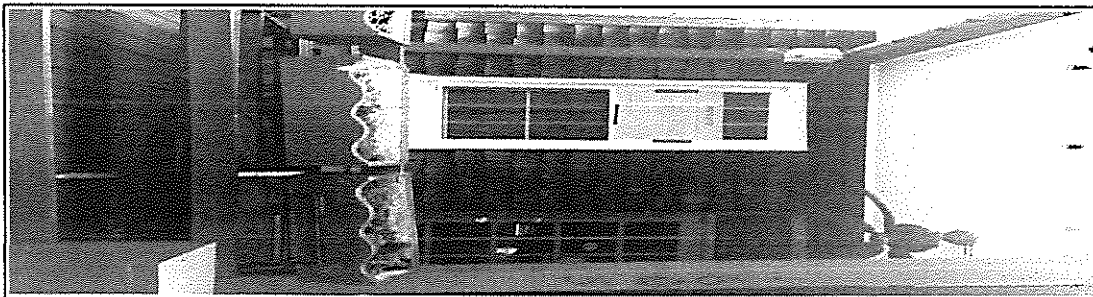
Other licensed locations - Describe/Note:

Please see map for additional locations.

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

Transfer of Liquor License to new location and new Licensee

Insert Photo of Sign and location:



Board of Liquor License Commissioners

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

POSTING SIGNS REPORT

<i>Applicant(s) Name:</i>	<input type="text" value="Matthew J Piron"/>
<i>Address of Premises:</i>	<input type="text" value="124 East Lake Avenue"/>
<i>Inspector:</i>	<input type="text" value="i:O#w baltimore\darryl.clark"/>
<i>Date Posted:</i>	<input type="text" value="5/14/2018"/>
<i>Time Posted:</i>	<input type="text" value="2:00 PM"/>
<i>Date Rechecked:</i>	<input type="text" value="5/23/2018"/>
<i>Time Rechecked:</i>	<input type="text" value="5:00 PM"/>
<i>Manager or Owner when sign posted:</i>	<input type="text" value="Matthew J Piron"/>

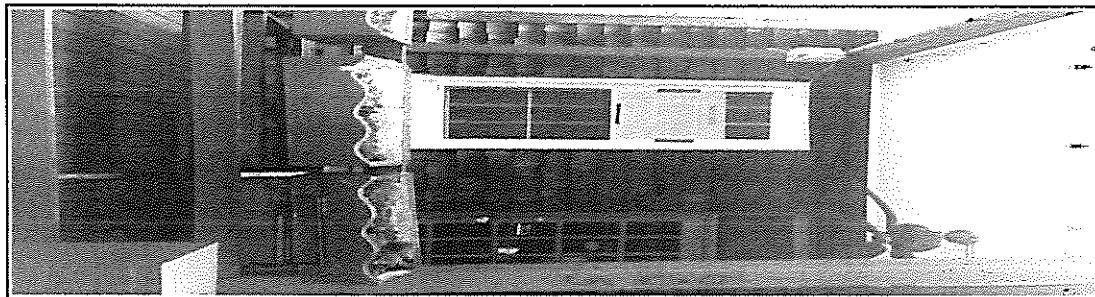
Summary on location of sign posted:

sign posted on Left window of the front door.

Summary on location of sign rechecked:

Sign was still posted on the left window of the front door.

Insert Photo of Sign and location:



 Attach Additional Photos

BLLC Compliance Inspection

Licensee Information

Address: 1301 OLD COLDSRING LANE WEST 21209

Trade Name: BACKSTRETCH

Corporation Name: B.M.H. CORPORATION

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

Date/Time of Inspection: 4/19/2018 10:35:16 AM

Manager/Licensee: Establishment closed at time of inspection

Open/Closed Status

Open/Closed: Closed

Closed Date: 4/9/2018

External Appearance

Clean and Free of Debris: Satisfactory

Business Records

Traders License: N/A

Alcohol Awareness Certification Date Issued:

Public Safety

Exits Marked, Unobstructed: N/A

Fire Capacity:

Outdoor Seating Capacity:

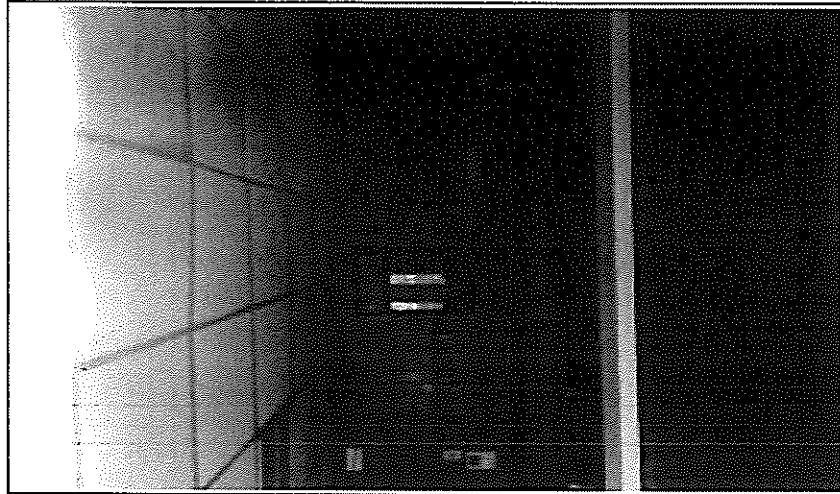
Adult Entertainment - If Applicable

License is Valid: N/A

Violations

Violation Issued: No

Violations Noted:



Owner Email:

Submitted by Inspector

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 UTILITY CONTAINED HEREIN, INCLUDING ANY AND ALL APPROVED DRAWINGS AND OTHER DATA OR INFORMATION ATTACHED THERETO, AND SUBJECT TO ANY AND ALL LAWS, ORDINANCES, RULES AND REGULATIONS IN EFFECT IN THE CITY OF BALTIMORE AND THE STATE OF MARYLAND. WARNING: IT IS UNLAWFUL TO WORK BETWEEN THE HOURS OF 7:00 PM AND 7:00 AM WITHIN 100 FEET OF A DWELLING.

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

WARD	SEC.	BLOCK	LOT	ISSUE DATE	DISTRICT
27	17	4700A	016	8/14/17	501

PROPERTY ADDRESS: 1605 SULGRAVE AVE

OWNER: 1605 SULGRAVE, LLC ADDR: 9141 PANORAMA DR PERRY HALL MD

LESSEE: ROSEWOOD FOOD CONCEPTS LLC C/O MARIANNE 1605 SULGRAVE AVE BALTIMORE MD

LAND USE CODES 5810 5812 6930

(USE) CONTINUE TO USE PREMISES AS A RESTAURANT WITH CARRY-OUT AND CATERING (CHANGE OF OPERATOR)

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 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. TANKS	1001-000000-2600-158903-400510 FIRE	1001-000000-2600-158906-400510 FUEL-BURNING EQUIPMENT
1001-000000-2600-159300-400530 ELEVATOR	1001-000000-2600-159800-400520 PLUMBING	1001-000000-2600-159800-400520 S & E CONTROL	1001-000000-5700-508801-401811 CHAP.	1001-000000-1500-102800-400230 TAX
	0.00			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
	50.00			98.00

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



Michael Braverman
 MICHAEL BRAVERMAN
 BUILDING OFFICIAL

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

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.

July 12, 2018

Applicant(s): Claudia Levitas and Barbara Barr
HOA Maryland Restaurant Holder, LLC, T/a Hooters
Harborplace - 301 Light Street, Suite 1445 (First Floor) 21202

Class: "B" Beer, Wine & Liquor License

Application to transfer location requesting outdoor table service and live entertainment.

(a) **Applicant(s) Information:** (1) Claudia Levitas was born in Baltimore, MD in June of 1965. She lives Atlanta, GA; (2) Barbara Barr was born in Baltimore, MD in January of 1947. She lives in Baltimore, MD. Ms. Levitas is the current licensee for the Hooter licenses in Baltimore, Charles and Prince George Counties.

(b) **Ownership Breakdown:** (1) Claudia Levitas (0%); (2) Barbara Barr (0%); and HOA Maryland Restaurant Holder, LLC (100%).

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

(d) **Qualified Voters:** N/A

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

(f) **Corporate Standing:** HOA Maryland Restaurant Holder, LLC is a MD LLC and as of 6/27/2018 is active and in good standing.

(g) **Posting Report:** The location was posted on 6/20/2018, and will be checked on 6/29/2018. This meets the 10-day rule. There are 12 licensed liquor establishments in the 4x4 area: "B" BWL-9; and "Hotel Motel"-3.

(h) **Timeline:** Last inspection by BLLC was performed 6/20/2018. At that time, the establishment was open and operating.

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

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

Board's Decision:

2018 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: Transfer of Location CLASS TYPE: B(BWL)

Please select one option and fill out the requested information

A) NEW LICENSE REQUEST: ADDRESS OF PROPOSED LOCATION: _____

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

C) TRANSFER OF OWNERSHIP AND LOCATION: CURRENT ADDRESS OF LICENSED LOCATION: 301 Light Street, Suite 1445, First Floor, Baltimore, MD 21202

TRANSFER OF OWNERSHIP AND LOCATION: ADDRESS OF PROPOSED RELOCATION: 301 Light Street, Second Floor, Baltimore, MD 21202

CORPORATE/LLC/LLP/PARTNERSHIP NAME: HOA Maryland Restaurant Holder, LLC TRADE NAME: Hooters

BUSINESS PHONE NUMBER: 410-244-0367 BUSINESS EMAIL ADDRESS: harborplace@hooters.com

ATTORNEY FOR THE APPLICANT: Leanne M. Schrecengost, Esq. ADDRESS: 102 W. Pennsylvania Avenue Suite 600, Towson, MD 21204 PHONE: 410-823-1800

Part of Premises Used (Note: Floors and Areas for Storage): Suite 1445, first floor space Outdoor Table Service Provided? Yes No Delivery of alcohol? Yes No

Live Entertainment provided? Yes No What Kind (Ex. D.J. Band, Etc.)? Occasional DJ, band, karaoke & trivia 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: 84

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

I. Applicant A

Claudia Levitas _____
 (Full name) _____ (Telephone no.) _____ E-mail (Required) _____
 2496 Greenglade Road Atlanta GA 30345 n/a
 (Residence) Street City State Zip Code (period of residency in Baltimore City)
 June 1965 Female Baltimore, Maryland
 (Month/Year of Birth) (Sex: Male or Female) (Place of Birth)
 Check: Yes No Have you been a resident and taxpayer of the City of Baltimore for 2 years preceding this application?
 Yes No Are you a registered voter in the City of Baltimore?

2. Applicant B

Barbara E. Barr _____
 (Full name) _____ (Telephone no.) _____ E-mail (Required) _____
 1312 Haubert Street Baltimore MD 21230 16+ years
 (Residence) Street City State Zip Code (period of residency in Baltimore City)
 January 1947 Female Baltimore, Maryland
 (Month/Year of Birth) (Sex: Male or Female) (Place of Birth)
 Check: Yes No Have you been a resident and taxpayer of the City of Baltimore for 2 years preceding this application?
 Yes No Are you a registered voter in the City of Baltimore?

3. Applicant C

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

1. Has the applicant(s) been 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]

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]

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]

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

Applicant A currently holds the Hooters licenses in Baltimore, Charles and Prince Georges Counties. Applicant A formerly held the Hooters license in Montgomery County (now closed). Applicants A & B currently hold this Hooters license.

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]

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

Applicant A has a pecuniary interest in the Hooters licenses in Baltimore, Charles and Prince George's Counties.

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

[Redacted]

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

Applicant A has a pecuniary interest in the Hooters licenses in Baltimore, Charles and Prince George's Counties.

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

Closed on June 3, 2018 in preparation for moving to the downstairs space.

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]

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

Name	Address	Phone	Email
Bob Grasso	185 Old School Lane, Manchester, PA 17345	[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 licenses MUST have a FINANCIAL INTEREST in the license applied for as per Alc. Bev. Art. § 4-108 (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: Claudia Levitas ADDRESS: 2496 Greenglade Road, Atlanta, GA TITLE: Authorized Person %OF STOCK HELD: 0%
- 2) NAME: Barbara Barr ADDRESS: 1312 Haubert Street, Baltimore, MD TITLE: Authorized Person %OF STOCK HELD: 0%
- 3) NAME: HOA Maryland Restaurant Holder, LLC ADDRESS: 1815 The Exchanger, Atlanta, GA 30339 TITLE: Member %OF STOCK HELD: 100%
- 4) NAME: n/a ADDRESS: _____ TITLE: _____ %OF STOCK HELD: _____

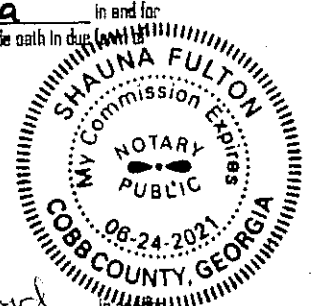
*Extract from Law: If any affidavit or oath required under the provisions of this Act shall contain any false statements, the offender shall be deemed guilty of perjury. And upon indictment and conviction thereof, shall be subject to penalties provided by Law for that crime.

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

Claudia Levitas
Signature of Applicant A Claudia Levitas

I hereby certify that on the 18 day of June, 2018 before me, the subscriber, a notary public of the State of Georgia in and for Cobb County, personally appeared Claudia Levitas 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.

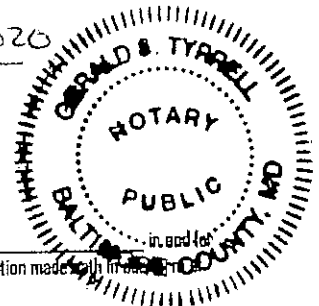
Signature: Shauna Fulton [Notary Seal] My Commission expires 6/24/21
Printed Name: Shauna Fulton



Barbara E Barr
Signature of Applicant B Barbara E. Barr

I hereby certify that on the 20 day of June, 2018 before me, the subscriber, a notary public of the State of Maryland 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: Gerald S Tyrell [Notary Seal] My Commission expires 1-22-2020
Printed Name: Gerald S Tyrell



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: AAC HP Realty, LLC, 150 E. 58th Street, New York, NY 10155 Phone Number: [REDACTED]

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

(I, WE) AAC HP Realty LLC HEREBY CERTIFY,
 That (I am, we are) the owner(s) of the property located at 301 Light Street, Suite 1445, Baltimore, City with a Zip Code of 21202, which is named in the present application made to Board of Liquor License Commissioners of Baltimore City under the Alcoholic Beverage Laws of Maryland and assent to the granting of the license applied for, and hereby authorize the State Comptroller, his duly authorized deputies, inspectors and clerks, the Board of Liquor License Commissioners of Baltimore City, its duly authorized agents and employees, and any peace officer of the City of Baltimore and State of Maryland, to inspect and search, without warrant, the premises upon which the business is to be conducted, and any and all parts of the building in which said business is to be conducted, at any and all hours.

Authorized Signatory

[Handwritten Signature]

Signature of Landlord

I hereby certify that on the 19th day of June, 2018 before me, the subscriber, a notary public of the State of New York in and for _____, personally appeared John Bimbaurm 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: Teresa D. Contreras (Notary Seal) My Commission expires 09/19/19

Notary Printed Name: Teresa D. Contreras

TERESA D. CONTRERAS
 NOTARY PUBLIC STATE OF NEW YORK
 QUEENS COUNTY
 REG. # 01CO6248386
 COMM. EXP. 9-19-2019

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

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

Names	Address	Signature	DOB (Month/Year)	Length of time Acquainted with the Applicant(s)

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

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

and employees, and any peace officer of the City of Baltimore and State of Maryland, to inspect and search, without warrant, the premises upon which the business is to be conducted, and any and all parts of the building in which said business is to be conducted, at any and all hours.

(Witness (my, our) hand(s) and seal(s) this _____ day of _____ in the year of 2017)

WITNESS: AAC HP Realty LLC By: _____

STATE OF MARYLAND
THIS CERTIFIES, THAT ON _____ day of _____, 2017
Before the subscriber a notary public of the State of Maryland, personally appeared _____

and acknowledge the execution of the foregoing statement to be _____ act.

(Witness my hand and seal)
Notary Public _____

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

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Names	Address	Signature	DOB (Month/Year)	Length of time Acquainted with the Applicant(s)
William W. LOCKETT, JR.	1238 E. FORT AVE. BALTO. MD 21230	William W. Lockett	7-11-46	36 YRS
Thomas W. ZANG	1306 Haubert St Balto. Md 21230	Thomas W. ZANG	9/11/57	27 Yrs
Angela Zeit	1320 Haubert St Balto., Md. 21230	Angela Zeit	11/11/43	8 YRS

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

Stamp Application Here:

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

Please present/draw a Floor Plan/Rendering of the premises here. If you have a professionally drafted rendering, please attach it to the application.

RECEIVED
2017 FEB 13 PM 9:18
BALTIMORE LICENSING COMMISSION

and employees, and any peace officer of the City of Baltimore and State of Maryland, to inspect and search, without warrant, the premises upon which the business is to be conducted, and any and all parts of the building in which said business is to be conducted, at any and all hours.

(Witness (my, our) hand(s) and seal(s) this _____ day of _____ in the year of _____
2017

WITNESS: AAC HP Realty LLC By: _____

STATE OF MARYLAND
THIS CERTIFIES, THAT ON _____ day of _____, 2017
Before the subscriber a notary public of the State of Maryland, personally appeared _____

and acknowledge the execution of the foregoing statement to be _____ act.
(Witness my hand and seal)
Notary Public _____

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

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Thomas W. ZANG	1306 Haubert St BALTO. MD 21230	Thomas W. ZANG	9/57	27 YRS
Angela Zelt	1300 Haubert St BALTO., MD. 21230	Angela Zelt	11/43	8 YRS
Joe Villavicencio	1310 Haubert St Baltimore MD 21230	Joe Villavicencio	04/80	2 YRS

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

Stamp Application Here:

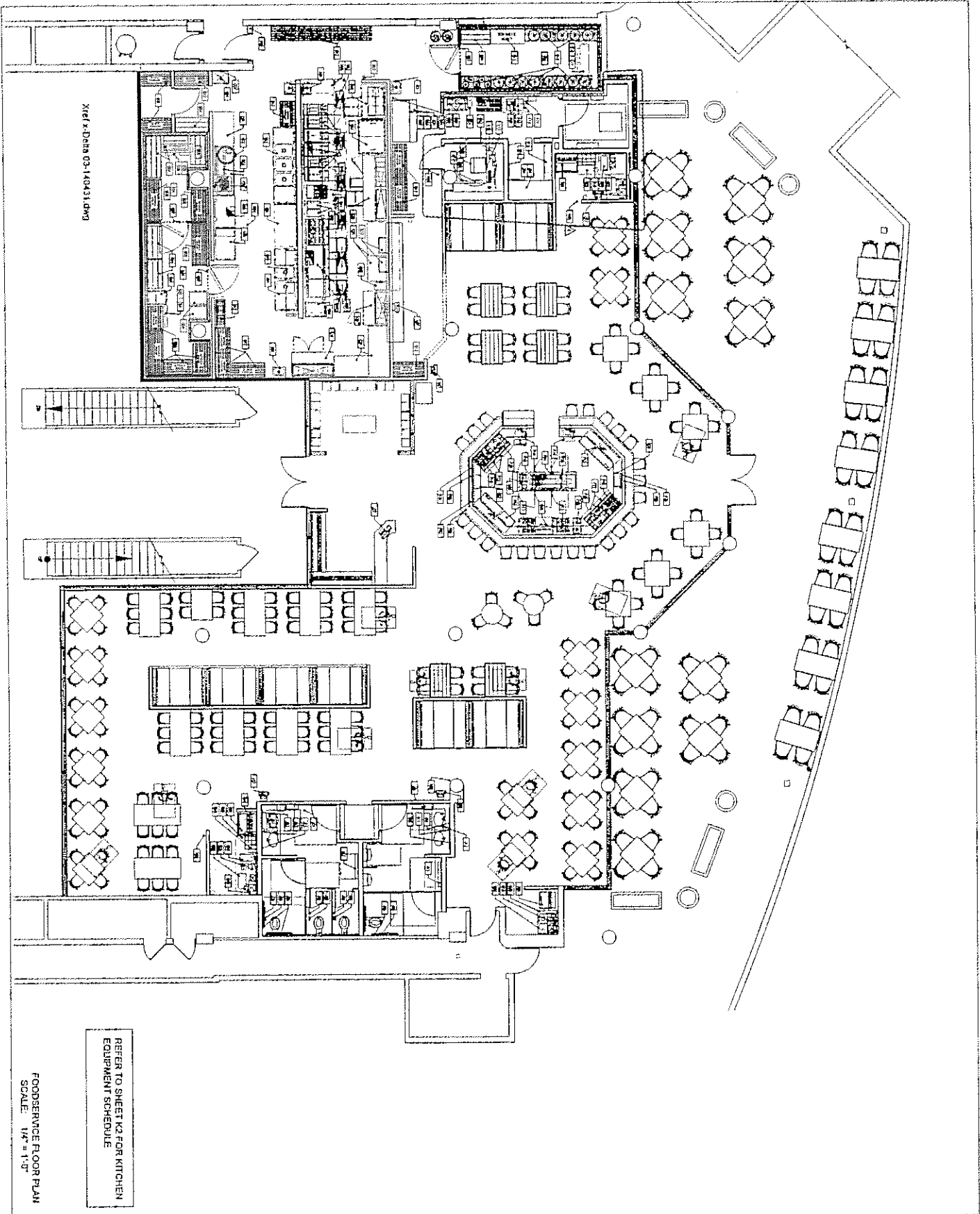
Please note that this is a public document and upon request will be provided to the general members of the public.

Please present/draw a Floor Plan/Rendering of the Licensed Premises here. If you have a professionally drafted rendering, please attach it to the application.

Please present/draw a Floor Plan/Rendering of the Licensed Premises here. If you have a professionally drafted rendering, please attach it to the application.

A large, empty rectangular box with a black border, intended for the applicant to draw a floor plan or rendering of the licensed premises. The box is currently blank.

1. ALL DIMENSIONS ARE IN FEET AND INCHES UNLESS NOTED OTHERWISE.
 2. ALL DIMENSIONS ARE TO FACE UNLESS NOTED OTHERWISE.
 3. ALL DIMENSIONS ARE TO CENTER UNLESS NOTED OTHERWISE.
 4. ALL DIMENSIONS ARE TO CENTER UNLESS NOTED OTHERWISE.
 5. ALL DIMENSIONS ARE TO CENTER UNLESS NOTED OTHERWISE.
 6. ALL DIMENSIONS ARE TO CENTER UNLESS NOTED OTHERWISE.
 7. ALL DIMENSIONS ARE TO CENTER UNLESS NOTED OTHERWISE.
 8. ALL DIMENSIONS ARE TO CENTER UNLESS NOTED OTHERWISE.
 9. ALL DIMENSIONS ARE TO CENTER UNLESS NOTED OTHERWISE.
 10. ALL DIMENSIONS ARE TO CENTER UNLESS NOTED OTHERWISE.



Xref: P-Dets 03-140431.dwg

REFER TO SHEET K2 FOR KITCHEN EQUIPMENT SCHEDULE

FOODSERVICE FLOOR PLAN
SCALE: 1/4" = 1'-0"

PROJECT NUMBER: 140431
 SHEET NUMBER: K 1
 DATE: 03.27.15

03.27.15 - ISSUED FOR PERMIT

ALL DIMENSIONS ARE TO FACE UNLESS NOTED OTHERWISE.
 ALL DIMENSIONS ARE TO CENTER UNLESS NOTED OTHERWISE.

TO GET EXACT DIMENSIONS OF ALL EQUIPMENT AND MATERIALS, REFER TO THE EQUIPMENT SCHEDULE AND MATERIAL SCHEDULE.

HOOTERS

HOOTERS - STORE 1018
 HARBORPLACE WALL
 332 EIGHT ST. #173
 BALTIMORE, MD 21202
 TENANT IMPROVEMENT

Hooters - Store 1018
 332 EIGHT ST. #173
 BALTIMORE, MD 21202





Liquor Board System

Version 1.0

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

License Detail

License Info

License Num: **LB 122** Cert Num: **0469** Fee: **\$2,500.00** Status: **Renewed**
 License Date: 5/1/2018 License Year: 2018
 CR Number: 15682749
 Payment Date: 04-23-18

2017 - 2018 TPP Paid
 2018 Trader's License

Add Adult Entertainment License

Location

Corp Name: **HOA MARYLAND RESTAURANT HOLDER, LLC**
 Trade Name: **HOOTERS**
 Zone Code: 26
 Phone: 410-244-0367

 Block Num: - Street: **HARBORPLACE - 301 LIGHT ST.**
 City: **BALTIMORE** State: **MD** Zip: **21202**

CR Number: 15682749

Portion of Business Used:
 USE PORTION OF PREMISES AS A RESTAURANT (SUITE 173) WITH LIVE ENTERTAINMENT TO INCLUDE EXPANDED AREA & OUTSIDE PATIO TABLE SERVICE
 Restriction:
 NO SALE OF PACKAGE GOODS.

License Owners

First Name	Last Name	Street	City	State	Zip	Action	Change Owner
BARBARA E.	BARR	1312 HAUBERT STREET	BALTIMORE	MD	21230	<input type="button" value="Edit"/>	<input type="button" value="Remove Owner"/>
CLAUDIA K.	LEVITAS	2496 GREENGLADE ROAD	ATLANTA	GA	30345	<input type="button" value="Edit"/>	<input type="button" value="Remove Owner"/>

Comments

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Date	Comment	Action
06/22/2018	6/20/2018 - Applicants were granted One day Class C Liquor License to cover the time period of 6/21/2018 – 7/14/2018 due to a misunderstanding of the 90 day transfer hardship extension time period. One day liquor license (BWL) fee was reduced to \$25 per day (see invoice #112854) per T. Akras – k/r	Delete
06/20/2018	Application for transfer of location from 301 Light Street Second Floor to 301 Light Street Suite 1445 (First Floor) requesting live entertainment and outdoor table service filled on behalf of HOA Maryland Restaurant Holder, LLC T/a Hooters, Claudia Levitas and Barbara Barr on 6/18/18 /kk	Delete
03/08/2018	FOOD FORM ATTACHED WITH 2018-2019 RENEWAL APPLICATION... /sb	Delete
10/06/2017	10/05/17 - Public Hearing RE: Request for transfer hardship extension - GRANTED (3-0 VOTE)... /sb	Delete
08/08/2017	90 day transfer pending letter were sent to all applicant(s). Please check folder for more details...k/r	Delete
06/09/2017	6/1/17- Public Hearing re Transfer of ownership- APPROVED (3-0 vote)	Delete
04/07/2017	2017 FOOD FORM IS ATTACHED WITH RENEWAL APPLICATION... /sb	Delete
01/25/2017	1/23/17- Letter received from Leanne Schrecengost formally withdrawing the transfer application for the above location.	Delete
12/28/2016	6/30/2016- Public Hearing re: Application to transfer location of a Class "B" BWL license presently located at 301 Light Street 2nd Floor to 301 Light Street, 1st Floor request for live entertainment and outdoor table service- (3-0 vote) APPROVED	Delete
10/28/2016	FOOD FORM WAS ATTACHED TO 2016 RENEWAL APPLICATION...K/R	Delete
07/01/2016	PAID \$100.00 on Hearing date: June 30, 2016; Invoice #103765... /sb	Delete
09/04/2015	Sent merchant letter stating that payment is due of \$100.00 hearing date July 30, 2015... /sb	Delete
10/07/2014	10/2/14 PUBLIC HEARING RE: APPLICATION TO TRANSFER OF OWNERSHIP (CHANGE OF CORPORATE OFFICER). BOARD APPROVED THE TRANSFER. \$100 PAID	Delete
07/15/2009	07/09 Transfer of Ownership, Class B-BWL restaurant (change of corporate officer) & request to add live entertainment, Barbara E. Barr, Coby C. Brooks, Gretchen L. Drury, Hooters of Harborplace	Delete
06/19/2009	06/18/09 Public Hearing re: Violation of rule 4.01(a). DECISION: GUILTY \$500 + \$125 ADM.FEE = \$625	Delete
03/04/2005	03/03/05 Public Hearing re: Application to expand existing licensed premise.DECISION: APPROVED	Delete
02/11/2005	2/8/05 Application filed to expand licensed premises	Delete
03/01/2004	3/19/01 Public hearing re: violation of Rule 4.01(a) (sale to a minor) Guilty \$500 fine or five day suspension - suspend \$300. Licensee must pay \$200 fine + \$125 administrative hearing fee 3/23/01 \$325 fine paid BT 01609	Delete

Print History (Print Card)

License num: LB 122

Address: - HARBORPLACE - 301 LIGHT ST.

Trade Name: HOOTERS

Comment:

Add Comment

Hold Info



HOA MARYLAND RESTAURANT HOLDER, LLC: Z15851843

General Information

Filing History

Annual Report/Personal Property

General Information

Department ID Number:

Z15851843

Business Name:

HOA MARYLAND RESTAURANT
HOLDER, LLC

Principal Office:

C/O HOOTERS OF AMERICA, LLC
1815 THE EXCHANGE
ATLANTA GA 30339

Resident Agent:

THE CORPORATION TRUST
INCORPORATED
2405 YORK ROAD
SUITE 201
LUTHERVILLE TIMONIUM MD
21093-2264

Status:

ACTIVE

Good Standing:

THIS BUSINESS IS IN GOOD
STANDING

▶ [Order Certificate of Status](#)

Business Type:

FOREIGN LLC

Business Code:

20 ENTITIES OTHER THAN
CORPORATIONS

Date of Formation/ Registration:

05/08/2014

State of Formation:

DE

Stock Status:

N/A

Close Status:

N/A

PROPOSED LOCATION. 301 Light street - Hooters

MAP SUMMARY (RECAPITULATION)

TOTAL ESTABLISHMENTS IN MAP AREA 12

"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 9 _____

"C" BEER, WINE & LIQUOR _____

"D" BEER, WINE & LIQUOR _____

"BD7" BEER, WINE & LIQUOR 1 _____

ARENA _____

HOTEL/MOTEL 2 _____

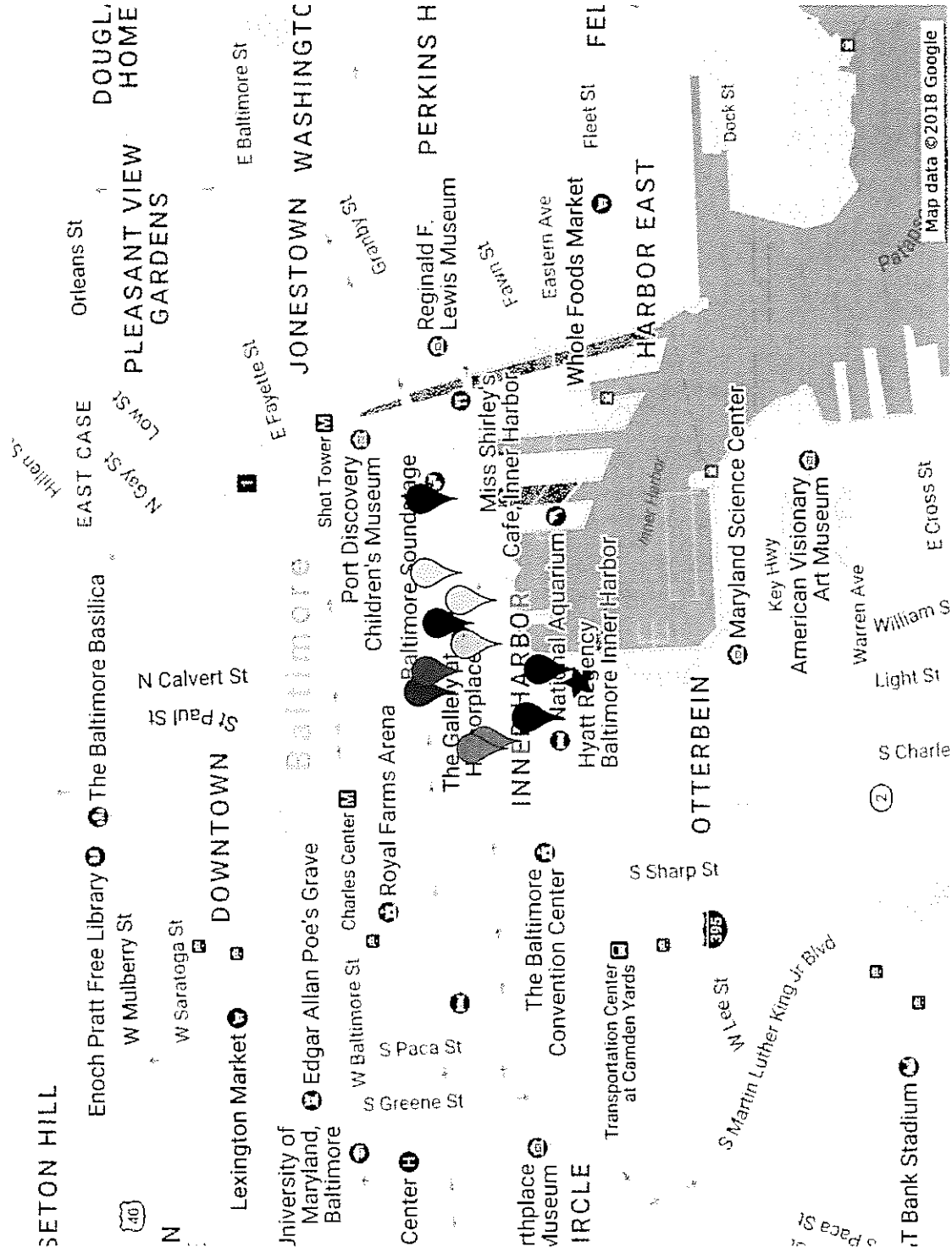
RACING _____

PREPARED BY: Ryan Crowder Date June 27 2018

301 Light Street - Hooters

Licensed Establishments

- ★ Hooters LB
- Bubba Gump Shrimp Co. LB
- Sullivan's Steakhouse LB
- Hyatt Regency Baltimore LBHM
- Renaissance Baltimore Harborplace Hotel LBHM
- Brio Tuscan Grille LB
- Shake Shack LB
- The Capital Grille LBD7
- M&S Grill LB
- The Cheesecake Factory LB
- Kona Grill LB
- BRIO Tuscan Grille LB



Board of Liquor License Commissioners

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

INSPECTORS REPORT - TRANSFERS/NEW APPLICATIONS

<i>Licensee Information (Trade Name):</i>	<input type="text" value="Hooters"/>
<i>Corporation Name:</i>	<input type="text" value="HOA Maryland Restaurant Holder, LLC"/>
<i>Location Address:</i>	<input type="text" value="301 Light st, STE 1445, 1st floor"/>
<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>	Select... ▼
<i>Date Posted?</i>	<input type="text" value="6/19/2018"/> <input type="button" value="📅"/>
<i>Date Removed?</i>	<input type="text" value="6/28/2018"/> <input type="button" value="📅"/>
<i>Are there any other licensed establishments within a two block radius?</i>	Select... ▼

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):

Insert Photo of Sign and location:



<input checked="" type="checkbox"/> Attach Additional Photos	
Inspector Name	Date and Time
<input type="text" value="i:0#w\baltimore\ryant.crowder"/>	<input type="text" value="6/20/2018"/> <input type="text" value="12:00:45 PM"/>
Name of Licensee (if present)	
<input type="text"/>	
<input type="submit" value="Submit"/>	

Board of Liquor License Commissioners

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

POSTING SIGNS REPORT

<i>Applicant(s) Name:</i>	<input type="text" value="Claudia Levitas/ Barbara Barr"/>
<i>Address of Premises:</i>	<input type="text" value="301 Light st STE1445, 1st floor"/>
<i>Inspector:</i>	<input type="text" value="i:0#w/baltimore\ryant.crowder"/>
<i>Date Posted:</i>	<input type="text" value="6/19/2018"/>
<i>Time Posted:</i>	<input type="text" value="1:30 PM"/>
<i>Date Rechecked:</i>	<input type="text" value="6/28/2018"/>
<i>Time Rechecked:</i>	<input type="text" value="2:00 PM"/>
<i>Manager or Owner when sign posted:</i>	<input type="text" value="Robert Grasso"/>

Summary on location of sign posted:

Sign is posted on the front window

Summary on location of sign rechecked:

sign is still posted on front window

Insert Photo of Sign and location:



Attach Additional Photos

BLLC Routine Inspection

Address: - HARBORPLACE - 301 LIGHT ST. 21202 ▼

Trade Name: HOOTERS

Corporation Name: HOA MARYLAND RESTAURANT HOLDER, LLC

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

Date/Time of Inspection: 6/20/2018

11:04:37 AM

Manager/Licensee: Robert Grasso

Open/Closed: Open ▼

Closed Date:

Clean and Free of Debris: Satisfactory ▼

Location of Bar: Center ▼

Shape of Bar:

Condition of Bar Area/Floors: Satisfactory ▼

Hot Water: Yes ▼

Disinfectant Solution: Yes ▼

Three Compartment/Washer: Yes ▼

Bulletproof Partitioning: N/A ▼

Separate Pkg. Goods Dept.: N/A ▼

Separate Pkg. Goods Store: N/A ▼

Bar/Tavern Open and Operating: Yes ▼

Selling Household/Grocery: N/A ▼

Capacity:

Location of Dining Area:

Condition of Dining Area/Floors: Satisfactory ▼

Sanitation: Satisfactory ▼

Menu: Yes ▼

Traders License: Yes ▼

Alcohol Awareness Certification Date Issued:

Employee Records: N/A ▼

Alcohol Beverage Information Invoice Numbers and Date:

Inspector Comments:

Inspector Comments:

Exits Marked, Unobstructed: Yes ▼

Fire Capacity:

Outdoor Seating Capacity:

License is Valid:

N/A ▼

Dancers Present 18 and older: N/A ▼

Cleanliness of Dressing Room: N/A ▼

Live Entertainment (Describe):

Outdoor Table Service N/A ▼

Violation Issued: No ▼

Violations Noted:

Instructions Given to Licensee:

Inspector's Comments:

Health permit expires 5/14/18
Inspected by Crowder on 6/19/18

Photo Taken:



Attach Additional Photos

Owner Email:

Submitted by Inspector

[Update/Resubmit](#)

[Print View](#)

Certificate of Occupancy

THIS WRITTEN INSTRUMENT, WHEN PROPERLY VALIDATED, CONSTITUTES AUTHORITY FOR DOING OR RECEIVING THE THINGS INDICATED BY THE FEES OR CHARGES SHOWN IN THE APPROPRIATE SPACES BELOW. ANY AND ALL THINGS TO BE DONE OR RECEIVED UNDER THIS WRITTEN INSTRUMENT SHALL BE DONE OR RECEIVED IN STRICT COMPLIANCE WITH THE APPLICATION HERETOFORE FILED IN THIS DEPARTMENT FOR THE AUTHORITY CONTAINED HEREIN, INCLUDING ANY AND ALL APPROVED DRAWINGS AND OTHER DATA OR INFORMATION ATTACHED THERETO, AND SUBJECT TO ANY AND ALL LAWS, ORDINANCES, RULES AND REGULATIONS IN EFFECT IN THE CITY OF BALTIMORE AND THE STATE OF MARYLAND. WARNING: IT IS UNLAWFUL TO WORK BETWEEN THE HOURS OF 7:00 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
22	01	0890	008	5/24/18	102

PROPERTY ADDRESS: 301 LIGHT ST

K/A ADDRESS: 301 LIGHT ST (SUITE 1445)

OWNER: MAYOR AND CITY COUNCIL (MCC) ADDR: 5100 FALLS ROAD BALTIMORE MD

LESSEE: HOA MARYLAND RESTAURANT HOLDERS, INC. 1815 THE EXCHANGE SE ATLANTA, GA

LAND USE CODES 3-50 3-43 3-22 0000

USE PORTION KNOWN AS SUITE 1445, AS A RESTAURANT WITH LIVE ENTERTAINMENT AND ACCESSORY OUTDOOR TABLE SERVICE.

1001-060000-2600-159300-400560 PER. INSP	1001-060000-2600-158900-400480 MISC.	1001-060000-2600-158000-400480 CIL USE	1001-060000-2600-158300-400490 NEW BLDG.	1001-060000-2600-158300-400490 0 ADDITIONS
		45.00		
1001-060000-2600-158300-400490 ALTERATIONS	1001-060000-2600-158304-400490 REPAIRS	1001-060000-2600-158304-400490 MISC. CONST	1001-060000-2600-158000-400500 ELECT.	1001-060000-2600-158900-400510 HYDRONIC STEAM HEAT
1001-060000-2600-158900-400510 DISTRIB. EXH	1001-060000-2600-158900-400510 AIR COND.	1001-060000-2600-158900-400510 DISP. TANKS	1001-060000-2600-158900-400510 FIRE	1001-060000-2600-158900-400510 FUEL-BURNING EQUIPMENT
1001-060000-2600-159300-400530 ELEVATOR	1001-060000-2600-159000-400520 PLUMBING	1001-060000-2600-159000-400520 S & E CONTROL	1001-060000-5700-508800-401811 CHLAP	1001-060000-1500-102800-400230 TAX
	0.00			3.00
1001-060000-2600-158306-400490 RAZING	1001-060000-2600-159400-400540 FILING FEE	1001-060000-2600-159400-400540 LOW VOLTAGE TELECOMMUNICATIONS	1001-060000-2600-158000-400480 PENALTY	TOTAL FEES
	50.00			98.00

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



Michael Braverman
MICHAEL BRAVERMAN
BUILDING OFFICIAL

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

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.

July 12, 2018

Applicant(s): Adam Benesch, Jonathan Zerivitz, and Robert Kemmery, III
Union Craft Brewing Company, LLC, T/a Union Craft Brewing
1700 W. 41st Street 21211

Class: "D" Beer License

Application to add live entertainment.

(a) **Applicant(s) Information:** (1) Adam Benesch was born in Baltimore, MD in April of 1977. He lives in Ellicott City, MD; (2) Jonathan Zerivitz was born in Baltimore, MD in October of 1979. He lives in Owings Mills, MD; and (3) Robert Kemmery, III was born in Baltimore, MD in May of 1977. He lives in Baltimore, MD.

(b) **Ownership Breakdown:** (1) Adam Benesch (22%); (2) Jonathan Zerivitz (20%); and (3) Robert Kemmery, III (1%).

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

(d) **Qualified Voters:** N/A

(e) **Zoning:** Applicant has applied for a USE permit use the property as a brewery with live entertainment, and outdoor table service.

(f) **Corporate Standing:** Union Craft Brewing Company, LLC is a MD LLC and as of 6/27/2018 is active and in good standing.

(g) **Posting Report:** The location was posted on 6/18/2018 and checked on 6/27/2018. This meets the 10-day rule. There are 2 licensed liquor establishments in the 4x4 area: "D" BW-1; and "C" BWL-1.

(h) **Timeline:** Last Inspection by BLLC was performed 6/19/2018. At that time, the establishment was open and operating.

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

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

Board's Decision

2018 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 to add live entertainment to the license at 1700 W 41st Street CLASS TYPE: D

Please select one option and fill out the requested information

A) NEW LICENSE REQUEST: ADDRESS OF PROPOSED LOCATION: _____

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: _____

CORPORATE/LLC/LLP/PARTNERSHIP NAME: Union Craft Brewing Company, LLC TRADE NAME: Union Craft Brewing

BUSINESS PHONE NUMBER: 410-467-0290 BUSINESS EMAIL ADDRESS: _____

ATTORNEY FOR THE APPLICANT: Caroline Hecker ADDRESS: 25 S. Charles St., 21st Fl., Balt., MD 21201 PHONE: 410-727-6600

Part of Premises Used (Note: Floors and Areas for Storage): See attached plan Outdoor Table Service Provided? Yes No Delivery of alcohol? Yes No

Live Entertainment provided? Yes No What Kind (Ex. D.J. Band, Etc.)? Band, DJ 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: Fire Rated Capacity of 1120

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

I. Applicant A

Adam Benesch _____
 (Full name) _____ (Telephone no.) _____ E-mail (Required) _____
 5001 Ilchester Road Ellicott City MD 21043 n/a
 (Residence) Street City State Zip Code (period of residency in Baltimore City)
 04/1977 Male Baltimore, MD
 (Month/Year of Birth) (Sex: Male or Female) (Place of Birth)
 Check: Yes No Have you been a resident and taxpayer of the City of Baltimore for 2 years preceding this application?
 Yes No Are you a registered voter in the City of Baltimore?

2. Applicant B

Jonathan Zerivitz _____
 (Full name) _____ (Telephone no.) _____ E-mail (Required) _____
 11005 Valley Heights Owings Mills MD 21117 n/a
 (Residence) Street City State Zip Code (period of residency in Baltimore City)
 10/1979 Male Baltimore, MD
 (Month/Year of Birth) (Sex: Male or Female) (Place of Birth)
 Check: Yes No Have you been a resident and taxpayer of the City of Baltimore for 2 years preceding this application?
 Yes No Are you a registered voter in the City of Baltimore?

3. Applicant C

Robert Kemmery, III _____
 (Full name) _____ (Telephone no.) _____ E-mail (Required) _____
 725 S. Streeper St. Baltimore MD 21224 9 years
 (Residence) Street City State Zip Code (period of residency in Baltimore City)
 5/1977 Male Baltimore, MD
 (Month/Year of Birth) (Sex: Male or Female) (Place of Birth)
 Check: Yes No Have you been a resident and taxpayer of the City of Baltimore for 2 years preceding this application?
 Yes No Are you a registered voter in the City of Baltimore?

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

The applicants hold the current license at issue. The applicants will continue to hold the license following amendment of same.

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

The applicants are associated with Union Craft Brewing, which holds a Class 5 Manufacturing license.

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

The applicants are associated with Union Craft Brewing, which holds a Class 5 Manufacturing license.

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

This license was recently approved as a transfer to this location; a U&O Permit has not yet been issued.

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
Adam Benesch	1700 W. 41st Street	[REDACTED]	[REDACTED]

Applicants Applying as Business Entities - (Give name(s) and addresses - in Corporation list all officers (attach list if necessary) or in Limited Liability Company/Partnerships list all authorized persons.) *Please note that all licensees MUST have a FINANCIAL INTEREST in the license applied for as per Alc. Bev. Art. 5-4-109 (a)(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: Adam Benesch ADDRESS: 5001 Ilchester Road, Ellicott City, MD 21043 TITLE: Authorized Indiv. %OF STOCK HELD: 22%
- 2) NAME: Jonathan Zerivitz ADDRESS: 11005 Valley Heights, Owings Mills, MD 21117 TITLE: Authorized Indiv. %OF STOCK HELD: 20
- 3) NAME: Robert Kemmery ADDRESS: 725 S. Streeper St., Baltimore, MD 21224 TITLE: Authorized Indiv. %OF STOCK HELD: 1%
- 4) NAME: _____ ADDRESS: _____ TITLE: _____ %OF STOCK HELD: _____

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

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

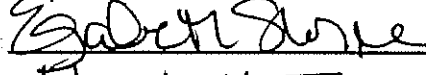

Signature of Applicant A


I hereby certify that on the 7th day of June, 2018 before me, the subscriber, a notary public of the State of Maryland in and for Anne Arundel, personally appeared Adam Benesch 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 9/9/18
Printed Name: Elizabeth Thorpe
Notary Public
Anne Arundel County - Maryland
My Commission Expires Sept. 9, 2018

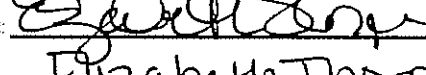

Signature of Applicant B

I hereby certify that on the 7th day of June, 2018 before me, the subscriber, a notary public of the State of Maryland in and for Anne Arundel, personally appeared Jonathan Zerivitz 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 9/9/18
Printed Name: Elizabeth Thorpe
Notary Public
Anne Arundel County - Maryland
My Commission Expires Sept. 9, 2018


Signature of Applicant C

I hereby certify that on the 7th day of June, 2018 before me, the subscriber, a notary public of the State of Maryland in and for Anne Arundel, personally appeared Robert Kemmery 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 9/9/18
Printed Name: Elizabeth Thorpe
Notary Public
Anne Arundel County - Maryland
My Commission Expires Sept. 9, 2018

Name and Address of the owners of the premise/landlord: 1700 West 41st Street, LLC

Phone Number: [REDACTED]

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

(I, WE) 1700 West 41st Street, LLC HEREBY CERTIFY, That (I am, we are) the owner(s) of the property located at 1700 W. 41st Street, Baltimore, City with a Zip Code of 21211, which is named in the present application made to Board of Liquor License Commissioners of Baltimore City under the Alcoholic Beverage Laws of Maryland and assent to the granting of the license applied for, and hereby authorize the State Comptroller, his duly authorized deputies, inspectors and clerks, the Board of Liquor License Commissioners of Baltimore City, its duly authorized agents and employees, and any peace officer of the City of Baltimore and State of Maryland, to inspect and search, without warrant, the premises upon which the business is to be conducted, and any and all parts of the building in which said business is to be conducted, at any and all hours.

[Handwritten Signature]

Signature of Landlord

I hereby certify that on the 7th day of June, 2018 before me, the subscriber, a notary public of the State of Maryland, in and for Anne Arundel, personally appeared Adam Bonason 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: [Handwritten Signature]

[Notary Seal] My Commission expires Elizabeth Thorpe Notary Public

Notary Printed Name: Elizabeth Thorpe

Anne Arundel County - Maryland My Commission Expires Sept. 9, 2018

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

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

Table with 5 columns: Names, Address, Signature, DOB (Month/Year), Length of time Acquainted with the Applicant(s). Rows include Brian Sturm, Antonio's Marveller, and Greg Keeper.

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

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

Please present/draw a Floor Plan/Rendering of the Licensed Premises here. If you have a professionally drafted rendering, please attach it to the application.

A large, empty rectangular box with a black border, intended for the applicant to draw a floor plan or rendering of the licensed premises. The box is currently blank.



Liquor Board System

Version 1.0

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

License Detail

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

License Info

License Num: D 007 Cert Num: 1188 Fee: \$700.00 Status: Renewed
License Date: 5/1/2018 License Year: 2018
CR Number: 14808937
Payment Date: 05-07-18

2017 - 2018 TPP Paid
2018 Trader's License [Update Info](#)

[Click to Start License Renewal](#)

Add Adult Entertainment License

[Add New Adult Entertainment License](#)

Location

Corp Name: UNION CRAFT BREWING COMPANY, LLC
Trade Name: UNION CRAFT BREWING
Zone Code: 38
Phone: 443-414-8445

Block Num: 1700 Street: UNION AVENUE
City: BALTIMORE State: MD Zip: 21211

CR Number: 14808937

Portion of Business Used:
CONTINUE TO USE PORTION OF 1ST FLOOR FOR BREWING BEER AND RESTAURANT-
ADDING OUTDOOR SEATING-18 TABLES-72 CHAIRS ACCESSORY TO THE RESTAURANT
RESTAURANT BREWING FOR CATERING WITH LIVE ENTERTAINMENT
LICENSEE MAY PROVIDE GROWLERS

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

License Owners

First Name	Last Name	Street	City	State	Zip	Action	Change Owner
ADAM	BENESCH	5001 ILCHESTER ROAD	ELLCOTT CITY	MD	21043	Edit	Remove Owner
ROBERT	KEMMERY, III	725 S. STREPER STREET	BALTIMORE	MD	21224	Edit	Remove Owner
JONATHAN	ZERIVITZ	11005 VALLEY HEIGHTS DRIVE	OWINGS MILLS	MD	21117	Edit	Remove Owner

Comments

Date	Comment	Action
06/08/2018	Application to add live entertainment (to the 1700 W 41st Street transfer of location application) filed on behalf of Union Craft Brewing Company, LLC T/a Union Craft Brewing, Adam Benesch, Jonathan Zerivitz, and Robert Kemmerly, III on 6/5/18 /kk	Delete
06/08/2018	4/5/2018 - Public Hearing RE: Application to transfer location of a Class "D" Beer License presently located at 1700 Union Avenue to 1700 W.41st Street requesting outdoor table service, off-premise catering and delivery of alcoholic beverages - APPROVED (3-0 Vote)...../jr	Delete
06/08/2018	3/9/18 - Application for transfer of location from 1700 Union Avenue to 1700 W. 41st Street requesting live entertainment, outdoor table service, and off-premise catering filled on behalf of Union Craft Brewing Company, LLC T/a Union Craft Brewing, Adam Benesch, Jonathan Zerivitz, and Robert Kemmerly, III on 2/28/18 /kk	Delete
08/16/2017	Alcohol Awareness expires 08/11/21 (Jenna M. Dutton, Christopher J. Attenborough, Jeremy C. Mooy, Jason T. Wiggs, Joshua C. Davis, Jonathan M. Carroll and Lindsay George)... /sb	Delete
09/01/2015	Submitted proof of Personal Property Tax Clearance.... /sb	Delete
07/29/2014	07/24/14 Public Hearing re: Request to add outdoor table service- Approved	Delete

Print History (Print Card)

License num: D 007 Address: 1700 UNION AVENUE
 Trade Name: UNION CRAFT BREWING

Comment:

Add Comment

Hold Info



UNION CRAFT BREWING COMPANY, LLC: W14237226

General Information

Filing History

Annual Report/Personal Property

General Information

Department ID Number:

W14237226

Business Name:

UNION CRAFT BREWING
COMPANY, LLC

Principal Office:

901 DULANEY VALLEY ROAD
SUITE 400
TOWSON MD 21204

Resident Agent:

LAUREN B. ADES, ESQUIRE
901 DULANEY VALLEY ROAD
SUITE 400
TOWSON MD 21204

Status:

ACTIVE

Good Standing:

THIS BUSINESS IS IN GOOD
STANDING

▶ [Order Certificate of Status](#)

Business Type:

DOMESTIC LLC

Business Code:

20 ENTITIES OTHER THAN
CORPORATIONS

Date of Formation/ Registration:

08/05/2011

State of Formation:

MD

Stock Status:

N/A

Close Status:

N/A

PROPOSED LOCATION. 1700 W 41st Street

MAP SUMMARY (RECAPITULATION)

TOTAL ESTABLISHMENTS IN MAP AREA 2

"A" BEER & WINE _____

"B" BEER & WINE _____

"C" BEER & WINE _____

"D" BEER & WINE 1

"A" BEER, WINE & LIQUOR _____

"A-2" BEER, WINE & LIQUOR _____

"B" BEER, WINE & LIQUOR _____

"C" BEER, WINE & LIQUOR 1

"D" BEER, WINE & LIQUOR _____

"BD7" BEER, WINE & LIQUOR _____

ARENA _____


HOTEL/MOTEL _____

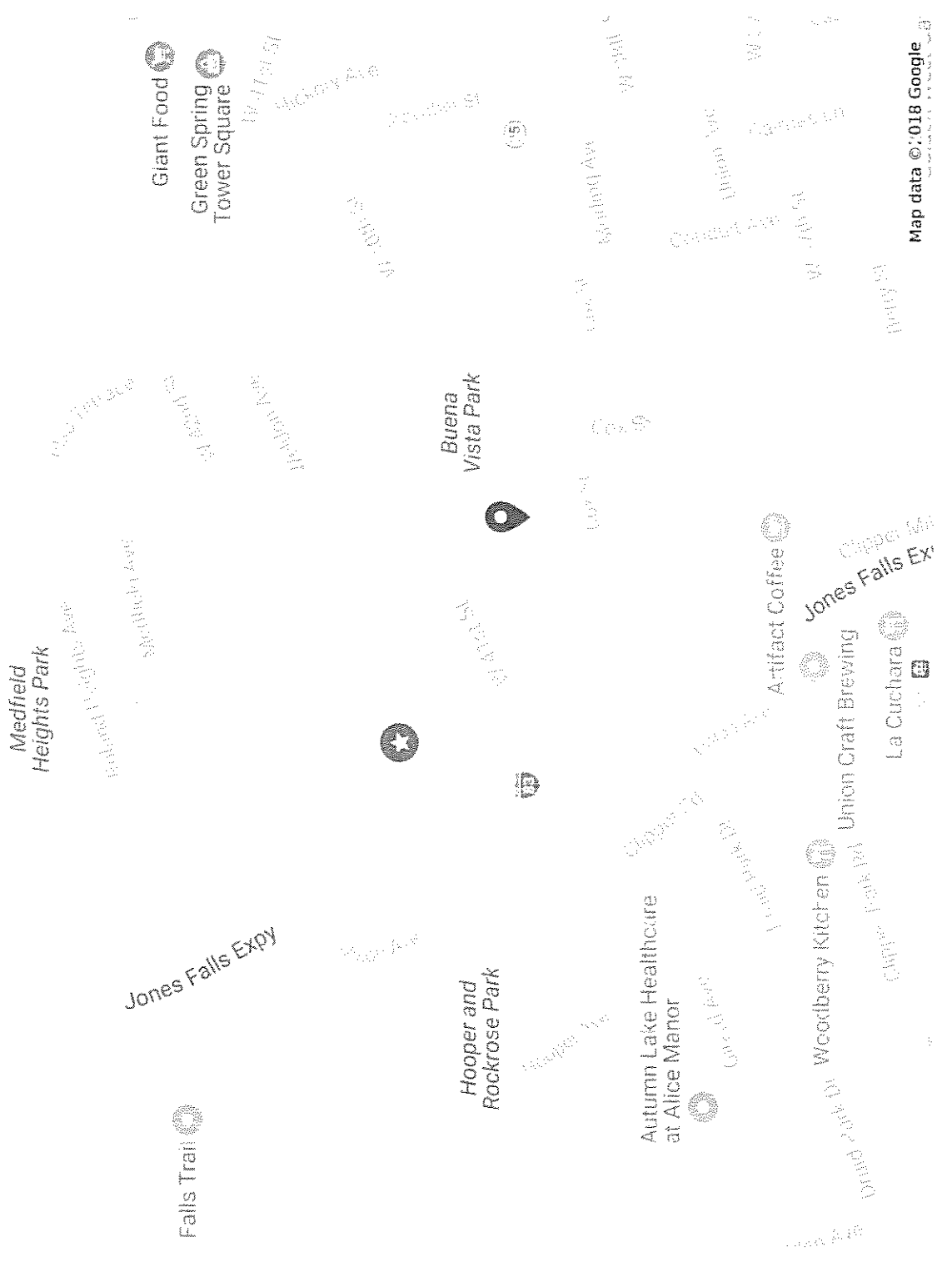
RACING _____

PREPARED BY: Darryl Clark Date June 25, 2018

1700 W 41 st st

Licensed establishments

-  Fraternal Order of Police LC
-  Union Craft Brewery



Board of Liquor License Commissioners

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

INSPECTORS REPORT - TRANSFERS/NEW APPLICATIONS

<i>Licensee Information (Trade Name):</i>	Union Craft Brewing
<i>Corporation Name:</i>	Union Craft Brewing Company, LLC
<i>Location Address:</i>	1700 W 41St Street
<i>License Type:</i>	Class " D" Beer and Wine ▼
<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>	6/18/2018 <input type="text"/>
<i>Date Removed?</i>	6/27/2018 <input type="text"/>
<i>Are there any other licensed establishments within a two block radius?</i>	Yes ▼

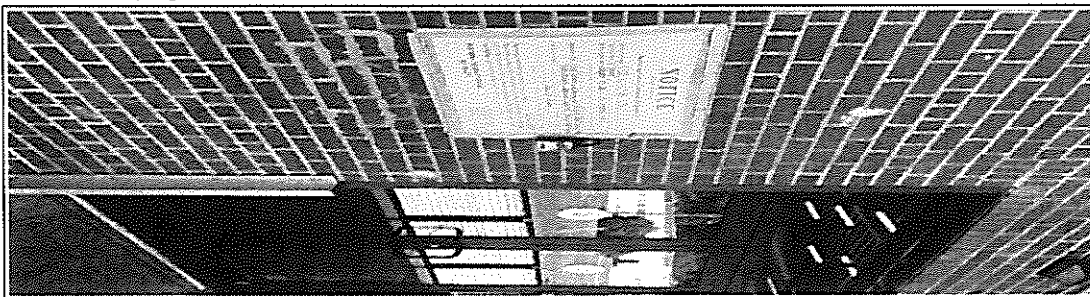
Other licensed locations - Describe/Note:

Please see map for additional locations.

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

Filed application to request to request to add live entertainment to the license at 1700 W. 41st Street

Insert Photo of Sign and location:



[Back](#)

Board of Liquor License Commissioners

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

POSTING SIGNS REPORT

Applicant(s) Name:	Adam Benesch; Jonathan Zerivitz; Robert Kemmery, III
Address of Premises:	1700 W. 41st Street
Inspector:	i:\0#\w\baltimore\darryl.clark
Date Posted:	6/18/2018
Time Posted:	3:00 PM
Date Rechecked:	6/27/2018
Time Rechecked:	5:00 PM
Manager or Owner when sign posted:	Adam Benesch

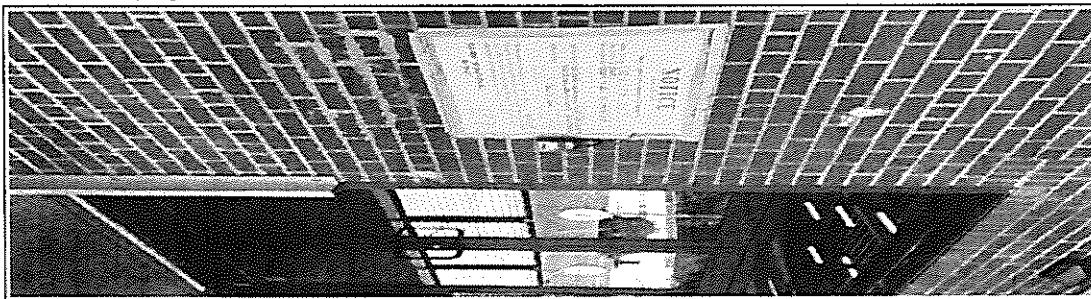
Summary on location of sign posted:

Sign posted on the left hand side of front door.

Summary on location of sign rechecked:

Sign is still posted on the left hand side of the front door.

Insert Photo of Sign and location:



Attach Additional Photos

[Back](#)

BLLC Routine Inspection

General Information

Address: 1700 UNION AVENUE 21211 ▼

Trade Name: UNION CRAFT BREWING

Corporation Name: UNION CRAFT BREWING COMPANY, LLC

Type of License: Distillery ▼

Date/Time of Inspection: 6/19/2018 11:40:42 AM

Manager/Licensee: Adam B

Operational Status

Open/Closed: Open ▼

Closed Date:

Inspection Aspects

Clean and Free of Debris: Satisfactory ▼

Inspection Aspects

Location of Bar: Center ▼

Shape of Bar:

Condition of Bar Area/Floors: Satisfactory ▼

Hot Water: Yes ▼

Disinfectant Solution: Yes ▼

Three Compartment/Washer: Yes ▼

Storage Areas - BOP Closed

Bulletproof Partitioning: N/A ▼

Separate Pkg. Goods Dept.: N/A ▼

Separate Pkg. Goods Store: N/A ▼

Bar/Tavern Open and Operating: No ▼

Selling Household/Grocery: N/A ▼

Dining Area

Capacity:

Location of Dining Area:

Condition of Dining Area/Floors: N/A ▼

Sanitation: N/A ▼

Menu: N/A ▼

Business Hours

Traders License: Yes ▼

Alcohol Awareness Certification Date Issued: 8/11/2017

Employee Records: Yes ▼

Alcohol Beverage Information Invoice Numbers and Date:

Notes

Inspector Comments:

Notes

Inspector Comments:

Fire Details

Exits Marked, Unobstructed: Yes ▼

Fire Capacity:

Outdoor Seating Capacity:

Alcohol Enforcement - If Applicable

License is Valid:

N/A ▼

Dancers Present 18 and older: N/A ▼

Cleanliness of Dressing Room: N/A ▼

Amphibious Services

Live Entertainment (Describe):

[Empty text box for Live Entertainment description]

Outdoor Table Service N/A ▼

Violations

Violation Issued: No ▼

Violations Noted:

[Empty text box for Violations Noted]

Amphibious

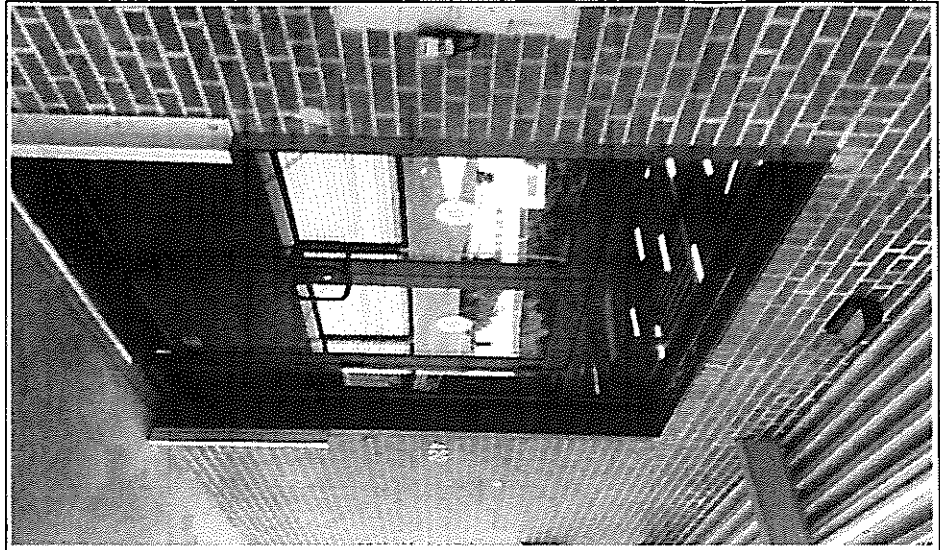
Instructions Given to Licensee:

[Empty text box for Instructions Given to Licensee]

Inspector's Comments:

The establishment was inspected for Posting report.
6/18/18

Photo Taken:



Attach Additional Photos

Owner Email:

Submitted by Inspector

Approve

Disapprove

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

**Online Use & Occupancy Permit
 Application**

Property Address: 1700 W 41ST ST Block/Lot: 3575C/067

Permit No: **USE2018-52990**

Applicant: MARGARET GIORDANO MGIORDANO@ROSENBEI

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

Owner/Lessee:
 Owner 1700 W. 41ST STREET, LLC
 1700 UNION AVENUE, UNIT D BALTIMORE MD 21211
 Lessee UNION CRAFT BREWING COMPANY, LLC
 1700 W. 41ST STREET BALTIMORE MD 21211

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

Property Use & Occupancy Information:

Description	Created	Completed	Assigned To
F02 - REGULATED FLOODPLAIN BFE	06/05/2018		VUKP
FIRE DEPARTMENT REFERRAL	06/05/2018		LDZI
HEALTH DEPARTMENT INSPECTION	06/05/2018		JWEL
MINOR PRIVILEGE	06/05/2018		MPRV
One Stop Permit Office Review	06/05/2018		LONG
One Stop Permit Office Review	06/05/2018		LONG
Application Received		06/05/2018	

Existing Use : (Commercial) Tavern

Proposed Use : (Commercial) Tavern

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

District:502 MINOR PRIVILEGE:

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

USE PORTION OF PREMISES AS TAVERN WITH OUTDOOR SEATING AS PERMITTED UNDER ORD. 17-096 WITH LIVE ENTERTAINMENT PURSUANT TO BMZA 2018-99X.

AFFIDAVIT BY: MARGARET A GIORDANO

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

Project Name:	UNION CRAFT BREWING - LIVE ENTERTAINMENT	Owner First Name:	
Role:	Agent	Owner Last Name Or Company Name:	1700 W. 41ST STREET, LLC
Applicant:	GIORDANO,MARGARET	Phone:	443-682-9945
Project Note:		Address1:	1700 UNION AVENUE, UNIT D
		Address2:	
		City:	BALTIMORE
		State:	MD
		Zip:	21211