

18-18

JM Anderson, LLC

d/b/a Pre-Game Pub & Grill

4712 N. University, Unit B

**Requesting: Class B (restaurant, 50% food)
Subclass 3A (sidewalk café)**

James & Michelle Anderson, Owners, presented a Site Application for a Class B (restaurant, 50% food) Liquor License, with a Subclass 3A (sidewalk café) at 4712 N. University, Unit B.

In discussion with Chairman Miller, Mrs. Anderson said they were a beer and wine restaurant and she said they had opened up for business this past Saturday. She said they were classified as a fast casual and she said their patrons could carry out or dine in and watch sports, news and other events at their establishment.

In response to a question from Commissioner O'Brien, Mrs. Anderson said initially, they wanted to start with just beer and wine, but she said at some point down the line they would add more selections of alcohol.

Hearing no more comments or questions, Chairman Miller called for the motion.

Commissioner Cassidy moved to recommend approval of the request for a Class B (restaurant, 50% food) Liquor License at 4712 N. University, Unit B, with a Subclass 3A (sidewalk café); seconded by Commissioner O'Brien.

Approved by roll call vote.

Yeas: Cassidy, Coates, Kouri, Miller, O'Brien - 5;

Nays: None.

Chairman Miller stated this recommendation would be heard at the City Council Meeting to be held on Tuesday, December 11, 2018, at 6:00 p.m. and a representative of this establishment should be present at that meeting.

REVISED MEMORANDUM

TO: Leah Allison, Community Development
Scot Wolf, Building Inspections
Officer Kevin Slavens, Police - TOU
Lt. Earnest McCall, Police - Traffic Division
Fire Engineer Charlie Perrin, Fire Prevention Division
Shelby Zeigler, Accounts Receivable
Don Leist, Corporation Counsel
Julie Schmidt, Public Works (Sidewalk Café Requests Only)

FROM: Trina D. Bonds, Deputy Clerk II
Liquor Commission Secretary

DATE: October 26, 2018

SUBJECT: **SITE APPLICATION:** Case: 18-18
JM Anderson, LLC
d/b/a Pre-Game Pub & Grill
4712 N. University, Unit B
Requesting: Class B (restaurant, 50% food)
Subclass 3A (sidewalk café)

The City Liquor Commission has received the attached application for consideration and would like to go before the Commission for a Public Hearing on Monday, December 3, 2018. **Contact person for this application is James Anderson (883-1856)** if you have questions or need to make arrangements to inspect the interior of the building.

Your comments are DUE: November 16, 2018 so I can forward them to the Commissioners.

- Zoning classification/comments
- Police inspection/comments
- Traffic inspections/comments
- Code inspections/comments
- Fire Safety inspection/comments
- Accounts-fines/liens, etc. outstanding/comments
- Any comments concerning any aspect of the application. *Public Works*

Thanks!

Trina (ext. 8566)
City Clerk's Office

**SITE APPROVAL APPLICATION FOR THE SALE OF ALCOHOLIC BEVERAGES
IN THE CITY OF PEORIA, ILLINOIS**

PEORIA, IL

2018 OCT 25 PM 1:22

John Ball

TO THE MAYOR OF THE CITY OF PEORIA, ILLINOIS, for approval of site location for the purpose of sale of alcoholic liquor, pursuant to an ordinance to regulate the sale of alcoholic liquor adopted by the City Council of the City of Peoria on January 2, 1974, and any subsequent amendments thereto:

1. Name(s), address(es) and phone number(s) of Property Owner(s):
METRO SC LLC 4700 N. University Street Suite 24, Peoria, IL 61614 309-692-6690

2. Name, address and phone number of Intended Lessee:
JM ANDERSON LLC 228 Willard St, Kewanee, IL 61443 309-883-1856

3. Street address of Property requested for approval:
4712 N. University Street Suite B, Peoria, IL 61614
DBA: Pre-Game Pub & Grill

NOTE: All site approvals are 1st floor only, unless specifically applied for and authorized.

4. Legal description of Property listed in #3:
METRO CENTRE SE 1/4 SEC 20-9N-8E LOT 1

5. Are there any improvements (buildings, accessories, etc.) presently on the property?
Yes No If Yes, please give description of same:
5,050 square foot building and a dumpster enclosure

6. Are you planning to build any improvements upon the property? No If Yes, please indicate such improvements: _____

7. What type of sale of alcoholic beverages is the property to be used for (i.e., tavern, restaurant, package liquor, etc.)? restaurant

8. Is this property located in a residential section? Yes No

9. What classification of license are you applying for? (Section 3-52 of the Code of the City of Peoria)

Class: A, B, B1, C, C1, CG, D, E, E-1, G-A, G-B, G-C, I, J, K, K-1, L, M, N B

Subclass: 1, 1A, 2, 2A, 3, 3A, 4, 6, 7, 8, 10, 11, 12 3A

10. Do you plan to add video gaming? Yes No
(Must wait 2 years & show 80% revenue from food & drinks)

11. **A site plan MUST BE SUBMITTED with this application, see Attachment A.**

AFFIDAVIT

I (we) swear that I (we) am (are) the owner(s) of the property described in this application and that the statements contained herein are true and correct.

L. BERWICK, VICE PRESIDENT

Subscribed and sworn to before me this
16th day of OCTOBER, 2018.

[Signature]
Signature of Property Owner(s)

Mary V. Minster
Notary Public



(NOTE: Non-Refundable \$250 Filing Fee)

SIDEWALK RESTAURANT/CAFÉ

APPLICATION FOR SUBCLASS 3A LIQUOR LICENSE

Present License Class B (B, B1, D, G) Present License No. _____ (\$50.00 filing fee)

Establishment Name: JIM ANDERSON LLC DBA AS Pre-Game PUB + GRILL

Address: 4712 N. UNIVERSITY SUITE B PEORIA

- 1. ATTACH a scale drawing of the proposed sidewalk area to be used, including the locations of all tables and seating with a copy of the sidewalk restaurant permit issued by the City Council, pursuant to Section 26-293 of the City Code, including any restrictions or conditions attached to said permit.
- 2. As required by Ordinance, attach a list of the names and addresses of the last person to whom taxes were assessed for any property within 300 feet of the proposed site.
- 3. As required, attach a sworn Affidavit that you, as applicant, have caused Notice to be sent to all such property owners.

AFFIDAVIT

I swear that I am fully informed as to the provisions of the Illinois Liquor Control Laws and the liquor ordinances of the City of Peoria and will not violate any of the laws of the State of Illinois or of the City of Peoria in the conduct of the function described herein; and that the statements contained in this application and any attachments thereto are true and correct.

[Handwritten Signature]
Signature of Licensee or Agent JAMES H. ANDERSON
(309) 883-1856

Subscribed and sworn to before me this
25th day of October
2018.

Torina D. Bonds
Notary Public



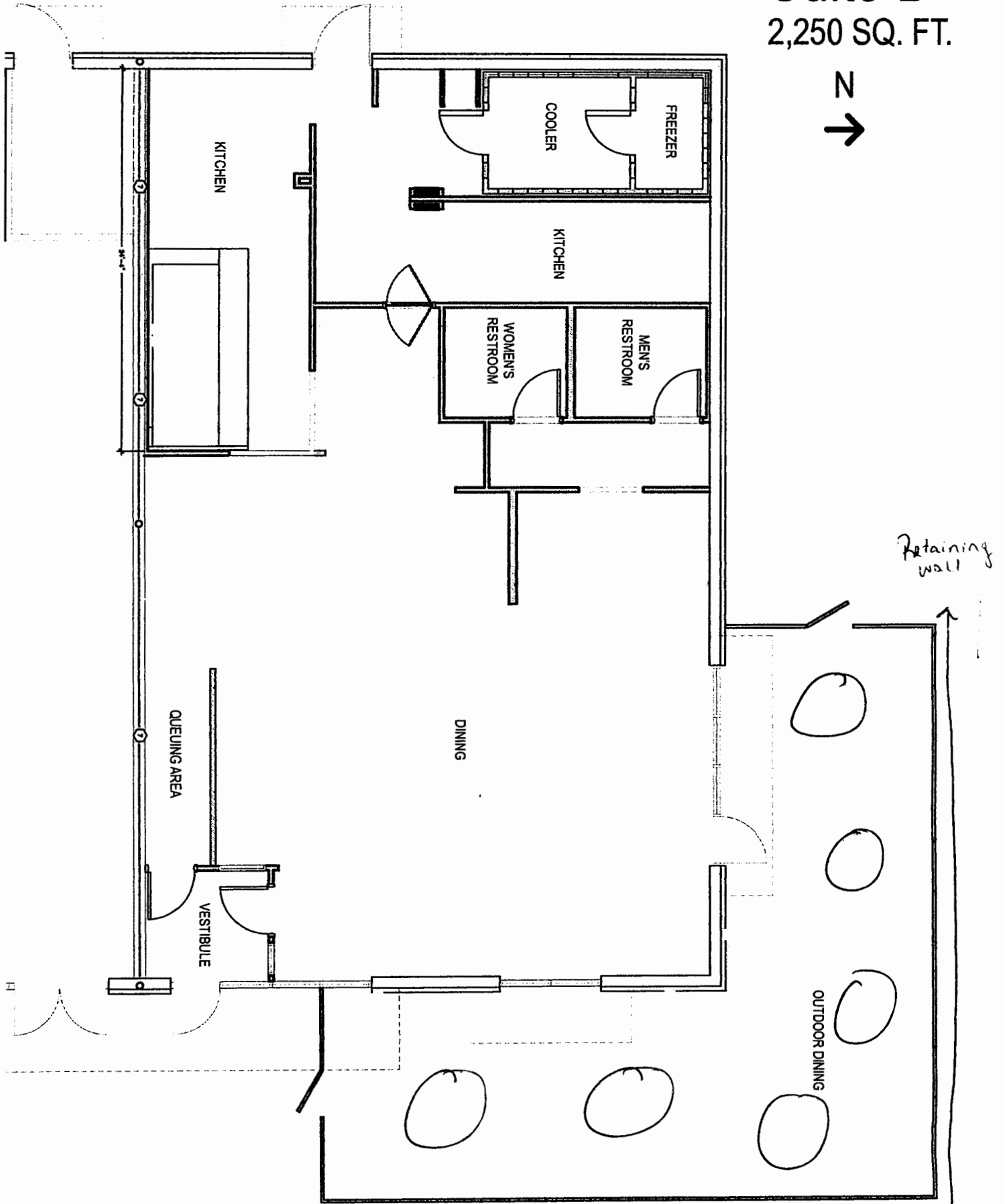
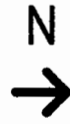
FOR OFFICE USE ONLY:

Application for Subclass 3A is Approved _____ Not Approved _____

Liquor Commissioner / Date

Suite B

2,250 SQ. FT.



Trina Bonds

From: Julie Schmidt
Sent: Monday, October 29, 2018 3:38 PM
To: Trina Bonds
Subject: Sidewalk Cafe @ 4712 N University

Good Afternoon Trina,

I took a look at the proposed sidewalk café at 4712 N University. The outdoor seating area will be entirely on private property, therefore Public Works does not require a permit. Please let me know if you need anything else from me in order to finalize it for PW.

Thanks,
Julie Schmidt



CITY OF
PEORIA

Community Development Department

November 7, 2018

City of Peoria, Liquor Commission
Office of the Corporation Counsel
City of Peoria, Illinois

**RE: Site Approval Application 18-18
JM Anderson, LLC.
d/b/a Pre-Game Pub & Grill
4712 N University Street unit B**

**Requesting: Class B (Restaurant, 50% Food)
Subclass 3A (Sidewalk Café)**

Dear Commissioners:

Building and Zoning staff from the Community Development Department have reviewed the above listed request. Following is a summary of the results:

- 1. The property is currently zoned C-2 (Large Scale Commercial) District. A restaurant with outdoor seating is a permitted use within this zoning district.**

The Community Development Department recommends approval.

Sincerely,

Ross Black
Director

City Hall
419 Fulton Street, Suite 300
Peoria, IL 61602
309.494.8600



PEORIA POLICE DEPARTMENT

November 7, 2018

City of Peoria, Liquor Commission
Office of Corporation Counsel
City of Peoria, Illinois

RE: Site Approval Application #18-18
JM Anderson, LLC
d/b/a Pre-Game Pub & Grill
4712 N. University St., Unit B
Requesting: Class B (restaurant, 50% food)
Subclass 3A (sidewalk café)

Dear Commissioners,

A site application has been received from *JM Anderson, LLC*, d/b/a Pre-Game Pub & Grill, 4712 N. University St., Unit B, Peoria, Illinois for a Class B and Subclass 3A liquor license. This license would allow the applicant to have full bar service at this new restaurant and operate a sidewalk café at this location. The applicant is tentatively planning on initially only selling beer and wine upon the opening of the restaurant. This site most recently operated as Smashburger with the same liquor licenses.

Officer Kevin Slavens inspected the site which is located in the *Metro Centre* on University Street near Marlene Avenue. The area is entirely comprised of commercial and retail businesses. There are a number of nearby restaurants which also hold liquor licenses. The request for the sidewalk café appears appropriate for this area and is consistent with other restaurants and cafés in the shopping center. It does not appear that approval of this application would be detrimental to the surrounding businesses and is suitable for this location. There are no parking or traffic issues raised by this application.

The Peoria Police Department has no objections to this site approval request.

Sincerely,

Loren Marion III
Interim Chief of Police

LM/ks

cc: Deputy Liquor Commissioner
City Clerk
Corporation Counsel

600 S. W. Adams Street
Peoria, IL 61602-1592
Phone 309.494.8300



Fire Department

November 15, 2018

Liquor Commission
Office of Corporation Counsel
City of Peoria, IL

Re: Site Approval Application
Case: 18-18
JM Anderson, LLC
d/b/a Pre-Game Pub & Grill
4712 N University St, Unit B
Requesting: Class B (restaurant, 50% food)
Subclass 3A (sidewalk café)

Liquor Commissioners,

A site application has been received from James Anderson 4712 N University Unit B requesting a Class B and Subclass 3A license. The business has been inspected by City of Peoria Fire Inspectors and currently is found to have no significant issues concerning fire and life safety codes. Your mutual concern for life safety is appreciated.

Engineer Charles A. Perrin
Fire Inspector, Fire Prevention Division
Peoria Fire Department
309.303.8275 - c
309.494.8735 - o
309.494.8777 - f
CPerrin@peoriagov.org

505 NE Monroe
Peoria, Illinois 61603-3767
309/494-8700
FAX 309/494/8777



TO: Trina Bonds, Liquor Commission Secretary
FROM: Shelby Zeigler, Accounts Receivable Interim Supervisor
DATE: November 15, 2018
SUBJECT: Case 18-18 JM Anderson LLC d/b/a Pre-Game Pub & Grill

The Finance Department has no objection to this site approval.

Any questions, please contact me at x8513. Thank you!

NOTICE OF PUBLIC HEARING

The Liquor Commission of the City of Peoria, Illinois will hold a Public Hearing on an application of a Class B Subclass 3A Liquor License for the following described property.

JM ANDERSON, LLC D/B/A PRE-GAME PUB & GRILL

(name of establishment)

4712 N. UNIVERSITY, SUITE B

(address)

FOR USE AS:

REQUEST FOR A CLASS B (RESTAURANT, 50% FOOD)

LIQUOR LICENSE WITH A SUBCLASS 3A (SIDEWALK CAFE).

The Hearing will be held on MONDAY - DECEMBER 3, 2018 in Room 404 at City Hall, 419 Fulton Street, Peoria, Illinois at 3:30 p.m., or as soon thereafter as the item can be heard.

Because the proposed location is within 300 feet of the premises owned or occupied by you, you may wish to attend this Hearing.

Objections may be heard at the meeting or submitted in writing to the Secretary of the Liquor Commission, City Hall, 419 Fulton, Room 401, Peoria, IL 61602.

Information concerning the application is available in the City Clerk's Office, City Hall, Room 401, or by calling the Secretary of the Liquor Commission at (309) 494-8566. Be advised that certain information is restricted under the requirements of the Freedom of Information Act.

Morton Community Bank
721 W Jackson P O Box 104
Morton Il 61550

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Morton Il 61550~~

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721 W Jackson P O Box 104
Morton Il 61550~~

Karma Real Estate LLC
2480 E Main St Suite E
Jackson Mo 63755

Ruffrock LLC
4 Warridge Estates Dr
Saint Louis Mo 63124

Metro SC LLC
4700 N University St
Peoria Il 61614

Rgm LLC
7625 N University St Suite C
Peoria Il 61614

~~Rgm LLC
7625 N University St Suite C
Peoria Il 61614~~

~~Rgm LLC
7625 N University St Suite C
Peoria Il 61614~~

~~Rgm LLC
7625 N University St Suite C
Peoria Il 61614~~

Pcr Properties LLC
C/O Debra L Braker 34 Diamond Point
Morton Il 61550

~~Metro SC LLC
4700 N University St
Peoria Il 61614~~

Northwestern Place Lp
C/O Michael Landwirth 7625 N
University St Suite C
Peoria Il 61614

Hvd Properties LLC
112 Greystone Ct
Dunlap Il 61525

~~Rgm LLC
7625 N University St Suite C
Peoria Il 61614~~

~~Rgm LLC
7625 N University St Suite C
Peoria Il 61614~~

