

18-10 **Untamed Chef, LLC**
d/b/a Untamed Chef
7338 N. University
Requesting: Class B (restaurant, 50% food)

Rebecca Hearn, Owner/Operator, presented a Site Application for a Class B (restaurant, 50% food) Liquor License at 7338 N. University.

In discussion with Chairman Miller, Ms. Hearn said she had to apply for the restaurant liquor license because it was the only class of liquor license that was available that would accommodate her business. She explained that she did not plan to serve alcohol and she said that she only wanted to permit her patrons to bring their own bottle (BYOB) for entertainment. She said currently she had two to three classes per month where customers would bring in their own bottle. She reported that within the next year she had looked into taking over the empty space next door to her business. She said at that time, she would consider changing her business model to be open for dinner as restaurant. She said currently she did not have enough space.

After more discussion, Ms. Hearn asked if she had any other options such as a specialty license for her type of request. After brief comments it was determined that currently there wasn't any other class that would work for her. She said it would nice if the City of Peoria created something and she mentioned that East Peoria already had something in place.

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 7338 N. University, per the submitted request; 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, July 24, 2018, at 6:00 p.m. and a representative of this establishment should be present at that meeting.

MEMORANDUM

TO: Josh Naven, Community Development
Officer Kevin Slavens, Police - TOU
Lt. Earnest McCall, Police - Traffic Division
Fire Engineer Charlie Perrin, Fire Prevention Division
Jodi Maybanks, Accounts Receivable (email)
Don Leist, Corporation Counsel
Julie Schmidt, Public Works (Sidewalk Café Requests Only)

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

DATE: May 24, 2018

SUBJECT: **SITE APPLICATION: Case: 18-10**
Untamed Chef, LLC
d/b/a Untamed Chef
7338 N. University
Requesting: Class B (restaurant, 50% food)

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, July 2, 2018. **Contact person for this application is Rebecca Hearn (309-231-0906)** if you have questions or need to make arrangements to inspect the interior of the building.

Your comments are DUE: June 21, 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.

Thanks!

Trina (ext. 8566)
City Clerk's Office

CITY CLERK
SITE APPROVAL
PEORIA, IL

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

2018 MAY 21 PM 3:54

TO THE MAYOR OF THE CITY OF PEORIA, ILLINOIS, for approval of site location for the purpose of retail 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, 1977, and any subsequent amendments thereto:

- 1. Name(s), address(es) and phone number(s) of Property Owner(s):
White Oaks Realty, LLC 7625 N University St Peoria IL 61614
- 2. Name, address and phone number of Intended Lessee:
Rebecca Hearn 612 W. Bittersweet RD Washington DBA - UNTAMED CHEF, LLC Doing BJA 231-0906 IL 61571
- 3. Street address of Property requested for approval:
7338 N University St, Peoria, IL UNTAMED CHEF

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

4. Legal description of Property listed in #3:
Hawthorne Hills Sec 1 NW 1/4 SEC 8-9N-8E Outlot A

5. Are there any improvements (buildings, accessories, etc.) presently on the property?
Yes No If Yes, please give description of same:
multitenanted shopping center

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

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 _____

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.

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

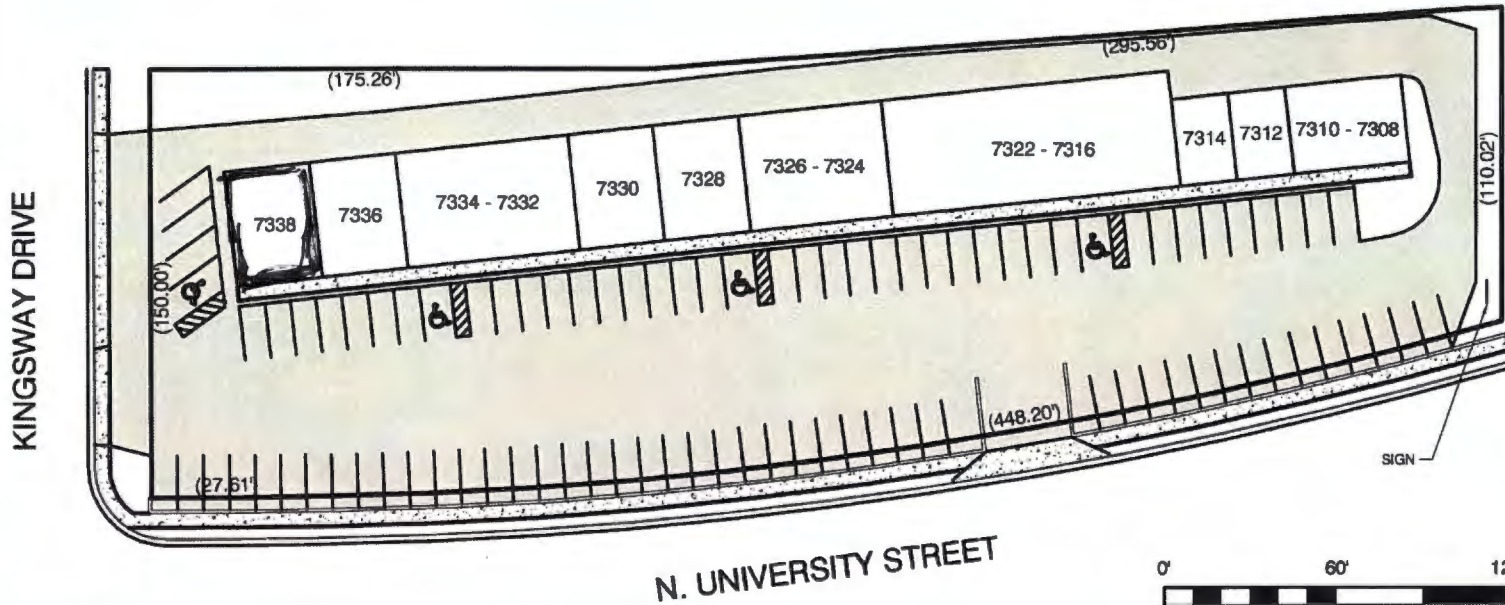
White Oaks Realty, LLC
[Signature]
Signature of Property Owner(s)

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

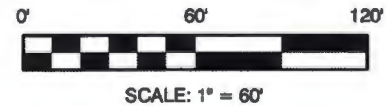
[Signature]
Notary Public



WINDSOR SQUARE CENTER

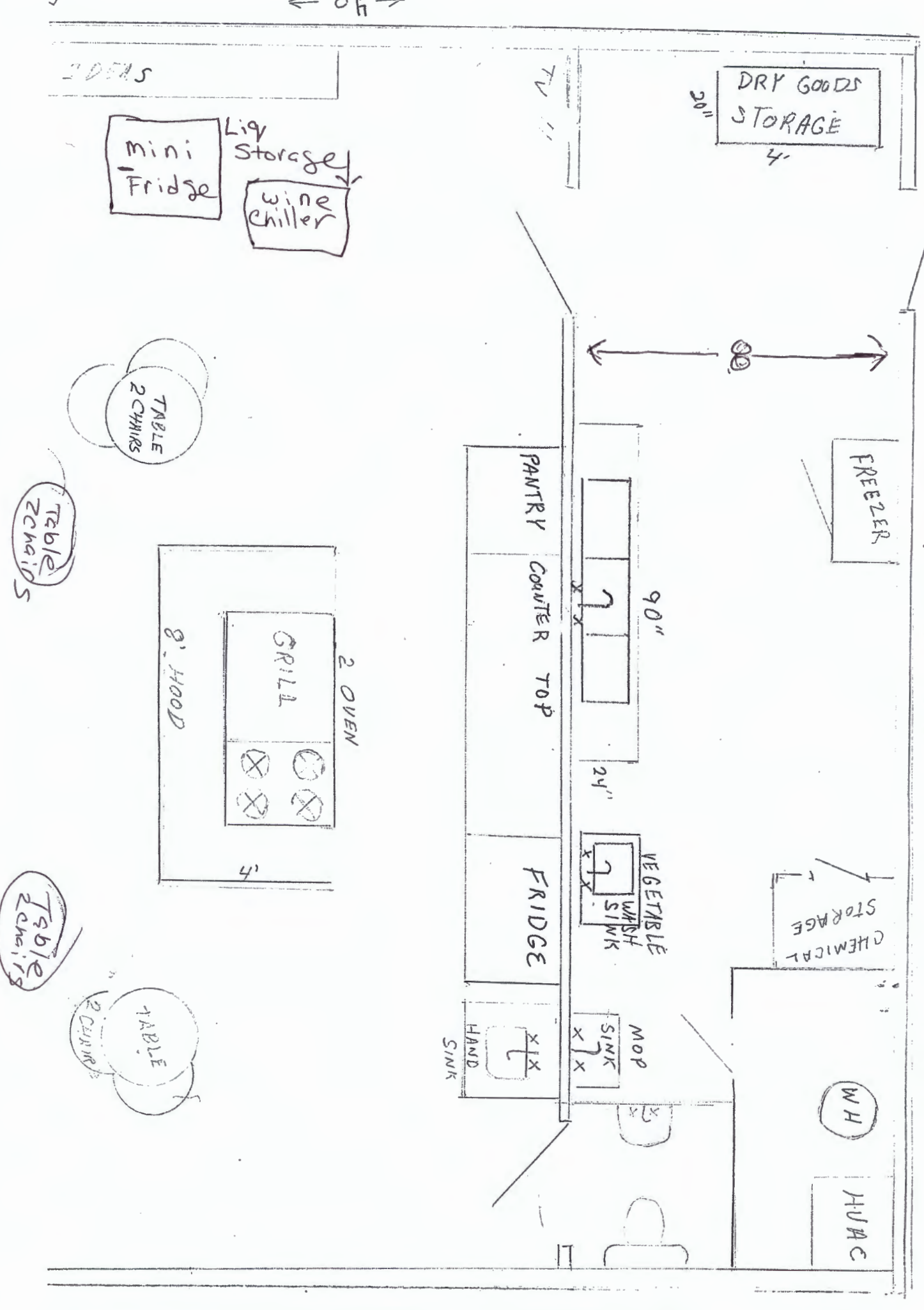


Address	Tenant	Size	SF
7308-7310	Cellular	40'W X 30'D	1200
7312	Cullen Classic Barbershop	20'W X 30'D	600
7314	Shelter Insurance	20'W X 30'D	600
7316-7322	Country Bride	100'W X 40'D	4000
7324	Massage	30'W X 40'D	1200
7326	Healthstar Homecare	20'W X 40'D	800
7328	Available	30'W X 40'D	1200
7332-7334	Mirror Mirror Salon	60'W X 40'D	2400
7336	Available	30'W X 40'D	1200
7338	Untamed Chef	30'W X 40'D	1200
			15600



UNTAMED chef

7338 N. University St





CITY OF
PEORIA

Community Development Department

June 11, 2018

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

**RE: Site Approval Application 18-10
Untamed Chef, LLC
d/b/a Untamed Chef
7338 N University Street**

Requesting: Class B (Restaurant, 50% food)

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-1 (General Commercial). Restaurants and bar/taverns are permitted uses within this zoning district.**

The Community Development Department recommends approval of the requested liquor license subject to

Sincerely,

Ross Black
Director

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



PEORIA POLICE DEPARTMENT



June 8, 2018

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

RE: Site Approval Application #18-10
Untamed Chef, Inc.
d/b/a Untamed Chef
7338 N. University St.
Requesting: Class B (restaurant, 50% food)

Dear Commissioners,

A site application has been received from *Untamed Chef, Inc.*, d/b/a Untamed Chef, 7338 N. University St., Peoria, Illinois for a Class B liquor license. Approval of this request would allow the applicant to have a full service bar at this location. The applicant recently opened in February 2018 and offers interactive cooking classes and culinary instruction at this establishment.

Officer Kevin Slavens inspected this site which is located in the *Windsor Square Shopping Plaza* on University Street, just north of Willow Knolls Road. This proposed site resides in an established retail commercial area and neighbors two hair & nail salons, massage parlor, tuxedo & formal dress shop, an insurance office and two women's health care offices. There is a nearby residential apartment complex to the north at 1811 W. Kingsway Drive and a residential neighborhood subdivision, *Tanglewood & Hawthorne Hills*, behind this site to the east.

It appears that this request is appropriate for this location as this proposed site sits in an established retail area of town and would not be detrimental to the surrounding neighborhood or other businesses. There are no traffic or parking issues raised by this request.

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

Sincerely, ^{mm}

Loren Marion III

Loren Marion III
Interim Chief of Police

LM/ks

cc: Deputy Liquor Commissioner
City Clerk
Corporation Council

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



Fire Department

June 25, 2018

Liquor Commission
Office of Corporation Counsel
City of Peoria, IL

Re: Site Approval Application
Case: 18-10
Untamed Chef, LLC
d/b/a Untamed Chef
7338 N University St.
Requesting: Class B (restaurant, 50% food)

Liquor Commissioners,

A site application has been received from Rebecca Hearn, owner, of 7338 N University St. Untamed Chef, requesting Class B (restaurant, 50% food) 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.

A handwritten signature in black ink that reads "Charles A. Perrin".

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



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 _____ Liquor License for the following described property.

UNTAMED CHEF, LLC D/B/A UNTAMED CHEF

(name of establishment)

7338 N. UNIVERSITY ST.

(address)

FOR USE AS:

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

LIQUOR LICENSE.

The Hearing will be held on MONDAY - JULY 2, 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.

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Higgins, Richard E
7301-7303 N Oxford Pl
Peoria Il 61614

Ghantous, Elias C
P O Box 6274
Peoria Il 61601

White Oaks Realty LLC
7625 N University St Suite C
Peoria Il 616141253

Christian, Amitkumar
1724 Queens Ct
Peoria Il 61614

Peoria County Trustee
P O Box 96
Edwardsville Il 62025

Ameren Illinois Company
P O Box 66149 Mc 210
Saint Louis Mo 631666149

Joseph, John T
P O Box 3566
Peoria Il 61614

Professional Leasing Services Inc
Attn Mark Wagner 8500 N Knoxville
Ave Ste G
Peoria Il 61615

Kingsway Investments LLC
3100 N Dries Ln Suite 201
Peoria Il 61604

Gebhards, Bradley W
7409 N Oxford Pl
Peoria Il 61614

Terragen 6 LLC
Attn James T Horan 1860 Graham Grove
Rd
Collinsville Tx 76233

Terragen 6 LLC
Attn James T Horan 1860 Graham Grove
Rd
Collinsville Tx 76233

Dille, Glen F
7406 N Oxford Pl
Peoria Il 61614

Coates, Anthony
1037 W Bellehaven Ln
Peoria Il 61614

Bensen, Amber M
7313 N Oxford Pl
Peoria Il 61614

Hall, Anne M
7402 N Oxford Pl
Peoria Il 61614

Loveless, Dolores
7304 N Oxford Place
Peoria Il 61614

Bickford of Peoria LLC
13795 S Mur-len Rd Suite 301
Olathe Ks 66062

Fehr, Douglas W
1555 County Road 1600 N
Roanoke Il 615617750

7319 N University Ave LLC
C/O Rita S Kress 227 Illinois St
Brimfield Il 61517

Peoria Park Pioneer Square LLC
C/O Raybec Operating Corp 7855 Gross
Point Rd Ste F
Skokie Il 600772683

Tri-county Water Treatment
3111 N Prospect Rd
Peoria Il 61603

Early Learning Center of Central Il,
Ltd
7411 N University St
Peoria Il 616141212

Carroll, David P
1805 W Kingsway Dr
Peoria Il 61614

Marvin, Colleen A
7303 N Piccadilly Pl
Peoria Il 61614

Mathisen, Alan C
7311 N Piccadilly Pl
Peoria Il 61614

Christian, Amitkumar
1724 Queens Ct
Peoria Il 61614

Galassi, Raelyn
7415 N Oxford Pl
Peoria Il 61614

Higgins, Richard E
7301-7303 N Oxford Pl
Peoria Il 61614

Bledsoe, Allisen
7322 N Oxford Pl
Peoria Il 61614

Steagall, Richard L
7316 N Oxford Pl
Peoria Il 61614

Smogorzewski, Heather A
7310 N Oxford Pl
Peoria Il 616141626

Altman, Gary
911 5th Ave Se Ste 103
Olympia Wa 985011505

Chicago Title Land Trust Company
10 S Lasalle St Suite 2750
Chicago Il 60603

STATE OF ILLINOIS)
) ss
COUNTY OF PEORIA)

AFFIDAVIT

I Rebecca L. Hearn, being duly sworn, does hereby swear/affirm that:

1. I am the Liquor Licensee of UNTAMED CHIEF
(establishment name)

located at 7338 N. University St, Peoria, Illinois.
(address)

2. On 5/22/18, I caused Notices of Hearing to be mailed to all property owners within 300 feet of my liquor establishment.

3. I have attached, the list of property owners and their addresses to whom I mailed Notices to this Affidavit.

FURTHER AFFIANT SAYETH NOT.

Rebecca Hearn
(Signature of Liquor Licensee)

Subscribed and sworn to before me
this 22nd day of May
2018.

Jana D. Bindi
Notary Public

