

21-07

Honey Sugar's Cafe, LLC

d/b/a Honey Sugar

456 Fulton, Suite 162

Requesting: Class G-B (beer & wine only restaurant)

Willette Thompson, Owner, Honey Sugars Cafe, LLC, presented a Site Application for a Class G-B (beer & wine only restaurant) Liquor License at 456 Fulton, Suite 162.

In discussion with Chairman O'Brien, Ms. Thompson said she had planned to have a small soul food café inside of the Twin Towers Mall Building. She said she wanted to serve bottled wine and canned/bottled beer with dinner. She stated there wasn't a plan for any liquor at this time.

In response to a question from Commissioner Morris, Ms. Bonds confirmed there weren't any letters or calls received in objection to the proposed site approval application.

In more discussion, Ms. Thompson said she planned to open her café at the end of September. She said her establishment would be by reservation only. She explained her customers had to call in to RSVP. She reported her hours of operation would be from 11:00 a.m. to 9:00 p.m. on Tuesday thru Thursday and 1:00 p.m. to 9:00 p.m. on weekends.

In response to a question from Commissioner Coates in regards to her seating area, Ms. Thompson clarified her customers would not be out in the Courtyard area with their drinks. She said she had a private separate room that had the capacity for approximately 33 people. She commented, prior to adding the private room, she was under the impression there weren't any concerns expressed regarding her customers being able to occupy the courtyard area.

Hearing no more comments or questions, Chairman O'Brien called for the motion.

Commissioner Coates moved to recommend approval of the Site Application for a Class G-B (beer & wine only restaurant) Liquor License at 456 Fulton, Suite 162; seconded by Commissioner Morris.

Approved by roll call vote:

Yeas: Coates, Morris, O'Brien, Spears - 4;

Nays: None;

Abstention: None.

Chairman O'Brien stated this recommendation would be heard at the City Council Meeting to be held on Tuesday, September 28, 2021, at 6:00 p.m.

REVISED MEMORANDUM

TO: Leah Allison, Community Development
Officer Kevin Slavens, Police - TOU
Lt. Earnest McCall, Police - Traffic Division
Fire Engineer Charlie Perrin, Fire Prevention Division
Leigha Adelsberger, Accounts Receivable Supervisor
Mayor Rita Ali, Liquor Commissioner
Denise Jackson, Council Member
Chrissie Kapustka, Interim Corporation Counsel

FROM: Trina D. Bonds, Chief Deputy City Clerk/Deputy Town Clerk
Liquor Commission Secretary

DATE: August 6, 2021

SUBJECT: **SITE APPLICATION: Case: 21-07**
HONEY SUGAR'S CAFE, LLC
d/b/a Honey Sugar
456 Fulton, Suite 162
Requesting: Class G-B (beer & wine only restaurant)

The City Liquor Commission has received the attached application for consideration and would like to go before the Commission for a Public Hearing on *Tuesday, September 7, 2021. **Contact person for this application is Willette Thompson (PH: 857-3214)** if you have questions or need to make arrangements to inspect the interior of the building. (*Monday is Labor Day Holiday)

Your comments are DUE: August 26, 2021 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

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

CITY OF PEORIA
PEORIA, IL

2021 AUG - 5 PM 1:31

Jafarie Jare

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, 1974, and any subsequent amendments thereto:

1. Name(s), address(es) and phone number(s) of Property Owner(s):
TWIN TOWERS MALL, LLC JEFFREY GRAVES MGR 309 453-7100

2. Name, address and phone number of Intended Lessee:
Willeke Thompson - 1204 N Spahr Peo. Ill. 61605

* 3. Street address of Property requested for approval:
Honey Sugar's Cafe, LLC - DBA - Honey Sugar
456 S Fulton St. Peoria, Ill 61601

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

4. Legal description of Property listed in #3:
Twin Tower Building

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

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/Cafe

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

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 L-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 X
(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.

TWIN TOWERS MALL, LLC
JEFFREY P. GRAVES, MANAGER

Subscribed and sworn to before me this
2nd day of August, 2021.

[Signature]
Signature of Property Owner(s)

[Signature]
Notary Public

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

SHELBY E. HALL
OFFICIAL SEAL
Notary Public - State of Illinois
My Commission Expires Jun 12, 2023

Seating Area

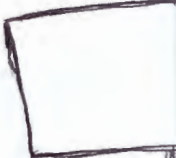


Twin Towers's
Courtyard



FRONT Counter

Cash Register



Wine
cooler



Stove



Freezer



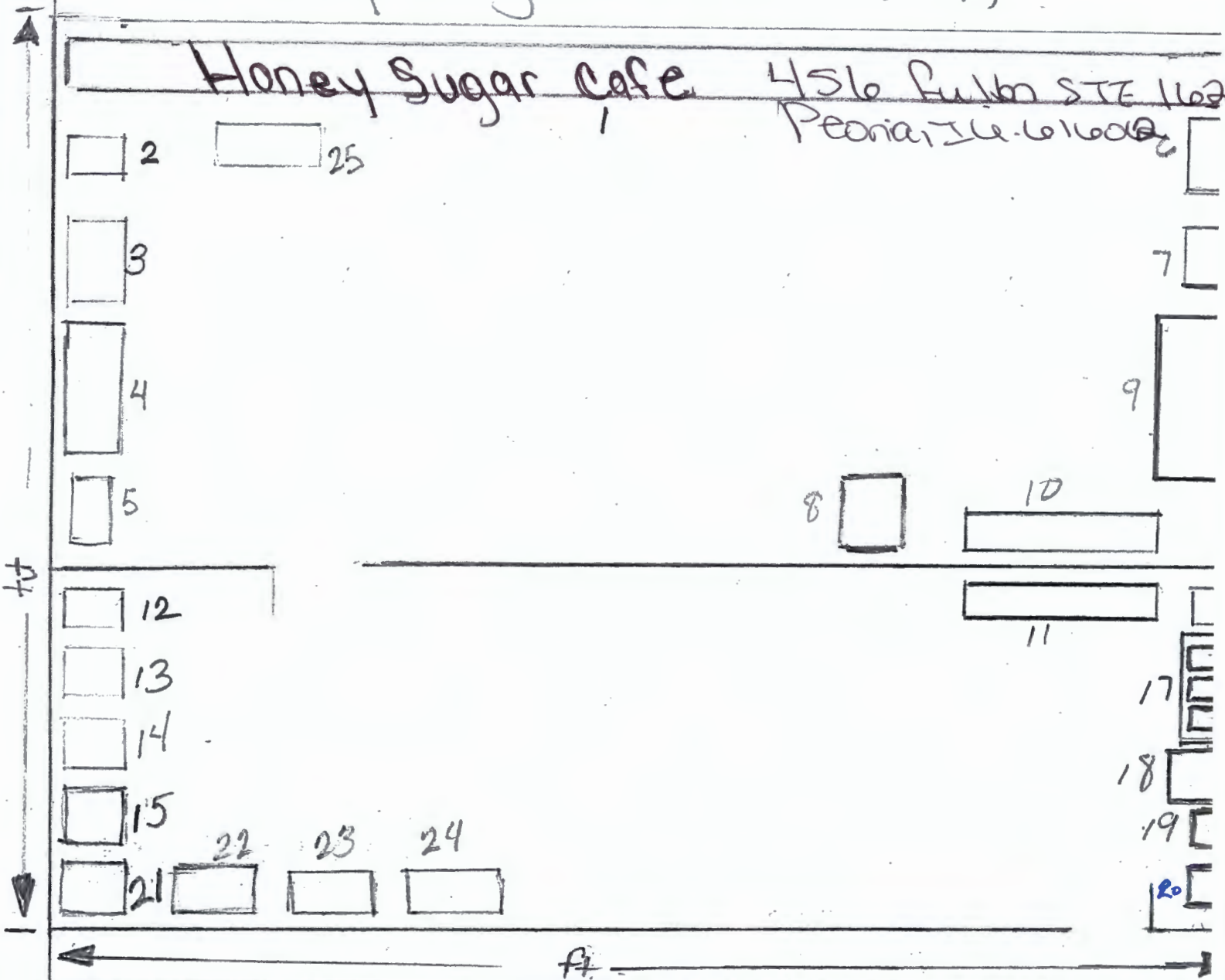
Lock Storage
Cabinet



692 Square
Honey Sugars Cafe, LLC.
456 Franklin St 1162
Peoria Ill. 61601

Honey Sugar Cafe

456 Fulton STE 1102
Peoria, IL 61602



- 1. Counter Top
- 2. Cashier Register
- 3. Ice machine
- 4. prep - Sink
- 5. Cooler - Wine cooler
- 6. prep - stainless Table
- 7. Deep Fryer
- 8. microwave
- 9. (Gas) stove
- 10. prep - stainless Table
- 11. prep - stainless Table
- 12. Shelves

- 13. Handwashing Sink
- 14. Freezer
- 15. Shelves
- 16. Grease trap
- 17. 3-compartment Sink w/ 30 drain
- 18. mop sink
- 19. Gas Hot water
- 20. mop & broom station
- 21. Storage - Area
- 22. Refrigerator
- 23. lock Shelves
- 24. phone & camera system
- 25. Dessert cooler

Trina Bonds

From: Leigha Adelsberger
Sent: Tuesday, August 10, 2021 10:31 AM
To: Trina Bonds
Subject: RE: Case 21-07 / Honey Sugar's Cafe

Good morning Trina,

The business owner, Willette Thompson, currently owes the City of Peoria the following:

Stormwater Utility Account 140267-158787 – \$601.61
Public Safety Pension Fee Account 140267-158787 - \$210.00

Total outstanding balance due to the City: \$811.61

For her property located at 1204 N Frink.

Thank you,

Leigha Adelsberger
City of Peoria
Office of Accounts Receivable





Fire Department

August 26, 2021

Liquor Commission
Office of Corporation Counsel
City of Peoria, IL

Re: Site Approval Application
Case: 21-07
Honey Sugar's Café, LLC
d/b/a Honey Sugar
456 Fulton St Suite 162
Requesting: Class G-B (beer & wine only restaurant)

Liquor Commissioners,

A site application has been received from Willette Thompson. requesting a Class G-B (beer & wine only restaurant). 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





COMMUNITY DEVELOPMENT DEPARTMENT

August 26, 2021

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

RE: **Case 21-07**
HONEY SUGAR'S CAFE, LLC
d/b/a Honey Sugar
456 Fulton, Suite 162

Requesting: Class G-8 (beer & wine only restaurant)

Dear Commissioners:

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

1. The property is currently zoned B-1 (Central Business) District. Restaurants are permitted within this zoning district.
2. Building permit application and plans for interior alterations for the proposed use is currently under review.
3. Work must be completed as illustrated in approved plans and the Certificate of Occupancy must be obtained.

The Community Development Department does not object to the requested liquor license contingent upon issuance of a Certificate of Occupancy.

Sincerely,

Joe Dulin
Community Development Director



CITY OF
PEORIA

PEORIA POLICE DEPARTMENT

August 26, 2021

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

RE: Site Approval Application #21-07
Honey Sugar's Café, LLC
d/b/a Honey Sugar
456 Fulton St., Suite 162
Requesting: Class G-B (beer & wine only restaurant)

Dear Commissioners,

A site application has been received from *Honey Sugar's Café, LLC, d/b/a Honey Sugar*, 456 Fulton St., Suite 162, Peoria, Illinois for a Class G-B liquor license. The approval of this application would allow the applicant to operate as a restaurant and sell beer and wine at this location.

Officer Slavens inspected the site which is located on Fulton and Madison in an established food court area of the Twin Towers Plaza. Neighboring businesses include two coffee shops, barbershop, tavern, as well as beauty salons and other business office space. There are nearby residences located in the Twin Towers Place Condominiums.

Officer Slavens discussed with the applicant his concerns regarding alcoholic beverages remaining in the food court. The applicant gave assurances that their staff would monitor the consumption and remind their customers that alcoholic beverages must remain in the designated tabled food court area.

There are no parking or traffic concerns raised with this application. It appears that this request is appropriate for this location and would not be detrimental to the surrounding businesses or neighborhood.

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

Sincerely,

Eric P. Echevarria
Chief of Police

EE/ks

cc: City Clerk
Corporation Counsel

NOTICE OF PUBLIC HEARING

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

HONEY SUGAR'S CAFE, LLC, D/B/A HONEY SUGAR

(name of establishment)

456 FULTON, SUITE 162

(address)

FOR USE AS:

REQUEST FOR A CLASS G-B (BEER & WINE ONLY RESTAURANT)

LIQUOR LICENSE.

The Hearing will be held on TUESDAY - SEPTEMBER 7, 2021 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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Fulton Investments LLC
P O Box 6274
Peoria Il 61601

~~Fulton Investments LLC
P O Box 6274
Peoria Il 61601~~

Lefante, James P
456 Fulton St Ste 410
Peoria Il 61602

Stephens, G Douglas
7827 N Galena Rd
Peoria Il 61615

Stephens, G Douglas
456 Fulton St Suite 222
Peoria Il 61602

Peoria County Trustee
P O Box 96
Edwardsville Il 62025

Fdc Solutions Inc
Twin Towers Plaza 456 Fulton St Ste
298
Peoria Il 616021296

City of Peoria
419 Fulton St
Peoria Il 61602

Murphy, G Edward
456 Fulton St, Ste#425
Peoria Il 616021250

~~City of Peoria
419 Fulton St
Peoria Il 61602~~

~~Fdc Solutions Inc
Twin Towers Plaza 456 Fulton St Ste
298
Peoria Il 616021296~~

Peoria Area Convention & Visitors
Bureau
Twin Towers Plaza Subunit C3a-1 456
Fulton St
Peoria Il 61602

Small Parker & Blossom LLC
456 Fulton St #C3d
Peoria Il 61602

Twin Towers Mall LLC
456 Fulton St Suite 123
Peoria Il 61602

~~Fulton Investments LLC
P O Box 6274
Peoria Il 61601~~

~~Fulton Investments LLC
P O Box 6274
Peoria Il 61601~~

Jackson, Ernestine
456 Fulton St #218
Peoria Il 61602

Murphy, G Edward
456 Fulton St, Ste#425
Peoria Il 616021250

Twin Towers Mall
331 Fulton St #1200
Peoria Il 61602

~~City of Peoria
419 Fulton St
Peoria Il 61602~~

~~Twin Towers Mall LLC
456 Fulton St Suite 123
Peoria Il 61602~~

Alliance Benefit Group of Illinois
Inc
456 Fulton St Suite 345
Peoria Il 61602

~~Stephens, G Douglas
7827 N Galena Rd
Peoria Il 61615~~

~~Murphy, G Edward
456 Fulton St, Ste#425
Peoria Il 616021250~~

~~Fdc Solutions Inc
Twin Towers Plaza 456 Fulton St Ste
298
Peoria Il 616021296~~

~~Twin Towers Mall LLC
456 Fulton St Suite 123
Peoria Il 61602~~

Jpg Commercial Real Estate
Attn Jeffery Graves 456 Fulton St
Suite 200
Peoria Il 61602

~~Fdc Solutions Inc
Twin Towers Plaza 456 Fulton St Ste
298
Peoria Il 616021296~~

Hanauer, Robert J
456 Fulton St Ste 200
Peoria Il 61602

~~Hanauer, Robert J
456 Fulton St Ste 200
Peoria Il 61602~~

Morris, Gary L
1114 N University St
Peoria Il 61606

Morse, James E
1709 Robin Avenue
Morton Il 61550

STATE OF ILLINOIS)
) ss
COUNTY OF PEORIA)

AFFIDAVIT

Willette Thompson, being duly sworn, does hereby swear/affirm that:

1. I am the Liquor Licensee of Honey Sugar's Cafe, LLC
(establishment name)

located at 456 Fulton Ste. 162, Peoria, Illinois.
(address)

2. On August 5, 2021, I caused Notices of Hearing to be mailed to all property owners within 300 feet of my liquor establishment.

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

FURTHER AFFIANT SAYETH NOT.

Willette Thompson
(Signature of Liquor Licensee) 309-857-3214

Subscribed and sworn to before me this 5th day of August, 2021.

Torina D. Bonds
Notary Public

