

16-19 Tannins and Hops, LLC

d/b/a Tannins & Hops

619A SW Water

**Requesting: Class B-1 (restaurant, 25% food)
Subclass 1A (2:00 am closing hours)
Subclass 2 (live entertainment)
Subclass 3 (beer garden)**

Bryan Harlan, Owner, Tannins & Hops, presented a Site Application for a Class B-1 (restaurant, 25% food) Liquor License, with a Subclass 1A (2:00 a.m. closing hours), a Subclass 2 (live entertainment), and a Subclass 3 (beer garden) at 619A SW Water.

In discussion with Chairman Cassidy, Mr. Harlan said he did not plan to be open until 2:00 a.m., but he said he was only seeking the Subclass 1A (2:00 a.m. closing hours) in order to have that option available. He went on to say that if they had a good crowd, he wanted to be able to remain open longer.

During more discussion, Mr. Harlan reported that his business was located in Rhodell's old establishment. In regards to the beer garden, he clarified on the diagram that it would not be located along the sidewalk on State Street. He explained that it would be located next to his establishment between the buildings, inside of the railing.

In more discussion, Mr. Harlan said his goal was to be open by Thanksgiving.

In response to Commissioner Miller's question about the platform area in front of the building, Mr. Harlan said he did not plan to use the outdoor area for any live music. He said live entertainment would be located inside of the establishment only. He said his business would be a speakeasy and he said he did not want to draw any attention.

Senior Urban Planner Kimberly Smith reported there weren't any issues as far as the Zoning, because they did not consider the request to be a change of use. However, she said she wanted to make sure the applicant obtained all of the required building permits.

Hearing no more questions, Chairman Cassidy called for the motion.

Commissioner O'Brien moved to recommend approval of the Site Application for a Class B-1 (restaurant) Liquor License, with a Subclass 1A (2:00 a.m. closing hours), a Subclass 2 (live entertainment), and a Subclass 3 (beer garden) at 619A SW Water, contingent upon the successful compliance with all the final building inspections; seconded by Commissioner Kelsey.

Approved by roll call vote.

Yeas: Cassidy, Kelsey, Miller, O'Brien - 4;

Nays: None.

Chairman Cassidy stated this recommendation would be heard at the City Council Meeting to be held on Tuesday, October 25, 2016, at 6:00 p.m. and a representative of this establishment should be present at that meeting.

MEMORANDUM

TO: Kimberly Smith, Community Development
Officer Kevin Slavens, Police - TOU
Lt. Earnest McCall, Police - Traffic Division
Capt. Stan Taylor, Fire Prevention Division
Jodi Maybanks, Accounts Receivable (email)
Don Leist, Corporation Counsel
Karen Dvorsky, Public Works (Sidewalk Café Requests Only)

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

DATE: September 9, 2016

SUBJECT: **SITE APPLICATION: Case: 16-19**
Tannins & Hops, LLC
d/b/a Tannins & Hops
619A SW Water St.
Requesting: Class B-1 (Restaurant, 25% food)
Subclass 1A (2:00 am closing)
Subclass 2 (live entertainment)
Subclass 3 (beer garden)

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, October 3, 2016. **Contact person for this application is Bryan Harlan (PH: 453-4310)** if you have questions or need to make arrangements to inspect the interior of the building.

Your comments are DUE: September 22, 2016 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

Tannins & Hops Business Plan

Background

I graduated from Illinois State University with a Marketing Major and Minor in Speech Communications. I've worked in the sales area for all of my adult life, from selling outdoor advertising, to working in an advertising agency, to selling beer. I've been in the bar industry for the past 11 years working closely with owners, bar managers, general managers, as well as customers from all varying paths of life.

I have worked in the Peoria market since 1998 and I know what this town likes, doesn't like...needs and doesn't need....and what works and doesn't work. I don't know how many times a new bar/restaurant will open up and I know it will be gone in 6 months or less. I've seen it too many times. Because of that, I know my concept will not only work in Peoria, but will be extremely successful as well.

Executive Summary

Tannins & Hops will be a speakeasy/lounge concept, with its focus being on wine and craft beer. It will serve a limited menu, with its main focus on cheese and charcuterie boards. Tannins (compounds occurring in wine and imparting an astringent taste) and Hops (flowers used for flavoring and aroma in beer) are common speak in both the wine and beer worlds. I want to impart the knowledge that our staff would have when speaking with our customers simply by the words chosen to represent the business.

The location of the bar is key....as they always say, "location, location, location". Well, the bar is located right around the corner from Cat's world HQ, near the Peoria County Courthouse, near several law firms, banks, 4 blocks away from 3 hotels that have over 500 hotel rooms total, and 4 blocks away from the Peoria Civic Center. There are currently 12-15 other bars within a ¼ mile radius, NONE with this type of theme. The location I'm currently looking into has been in operation for 16 years, and the previous owners are moving into a larger location down the road.

With the climate of the bar industry changing all the time, and the laws affecting drivers changing all the time, the bar itself needs to make sure that it stays current with the trends...to a certain extent. The philosophy behind the bar will be as follows:

- To be a place where professionals can go to meet with clients
- Craft beer geeks can go to have some of the best brews in town in the nicest atmosphere
- Women can go to either drink beer or some fantastic wine
- A quieter atmosphere with limited TV's in the main bar area, and softer, yet classy music playing in the background
- An off-premise license to go along with the on-premise license because there aren't any places in downtown Peoria for travelers to buy beer/wine
- An ever changing/evolving menu catering to artisanal cheeses and meats

-A menu that will give you suggestions on what to eat with what you're drinking

I feel that if I stay true to the above philosophies, I will have a bar in Peoria that is on the cutting edge of drinking establishments.

Mission Statement

Why do the same thing everyone else is doing when you can be unique? That's what Tannins & Hops will be in the Peoria area. There is NO place like the one I have planned here. I want to not only be a staple for the local residents, but a place that all the travelers HAVE to visit, similar to The Safehouse in Milwaukee. It's a "must visit" by a lot of the travelers whenever they visit that city. With all the Irish bars, sports bars, music venues, college bars and dance clubs in the area, there is a need to have a place different than all the rest.

Market Analysis

There are roughly 450 bars/restaurants/taverns/etc in the Peoria Tri County area. As far as downtown Peoria, there are roughly 20 such establishments in about a one-mile radius. None of them are even remotely close to what we're trying to do here. You have your Irish, Dance/College, Music Venues, Chain restaurants, and Strip Clubs...none with an atmosphere like the one I propose to have. Downtown Peoria is in a transitional phase at this time....2 new rebuilt hotels with one in progress, a newer development area near the riverfront that is bringing new business downtown, and a Civic Center that is continuing to build it's concert and conference business. Not to mention, Caterpillar just showed their plans for their expansion starting in 2016 which will change the skyline of Peoria forever. I project that within 5-10 years, downtown Peoria will be booming once again.

Marketing

With today's social media pretty much dominating a great deal of advertising, we would start there. Along with that, a constantly updated website to drive traffic through the doors will be a must. I also plan on meeting with managers of the hotels around downtown and setting up some sort of a program with them for when out of town travelers ask where to go, we are the first one they mention. Finally, I'd make sure to use my contacts having been in the industry for the past 11 years to help build a database of people to email. By being a speakeasy, our entrance would be somewhat hidden, which would garner a lot of attention by word of mouth. "Just look for the green light" is what people will be saying.

About the Location

The location is roughly 3000 sq ft and already has a lot of the qualities of a speakeasy with the 100 year old wood floors and brick interior. The entrance to the bar will be moved from up front and center to the left corner (looking at the building from the outside) and will be noted by a green light above the door. When the light is lit, we're open...when it's not, we're not.

There will be a decent amount of renovation being done to the current infrastructure. First, the bathrooms will need to be moved and redone to meet the standards that I'm looking for. By moving them back 5-7 feet, it will open the location up even more. Second, the current location of the bar will need to be torn down and rebuilt in another location. By moving the bar, we can add an additional 20

people around it instead of the current 7! Finally, we will be removing some walls to open up about an additional 750 sq ft. We will also have a small storefront that people will have to walk through in order to enter and leave the bar, which will add additional revenue with beer/wine sales as well as merchandise sales.

As far as other décor on the walls, I want to keep it simple. I see open curtains throughout to give it a softer feel to go along with historic old photos of downtown Peoria from the past. I also see photos from our famous people that have come from Peoria. Sconces throughout the place to give it a warm, comfortable feel also.

The bar will be a long wood bar facing the beer cooler and hanging tap handles. There will also be a smaller, communal bar located within the bar itself. Along with that, we will have 4-5 high tops seating 4 people each. The high tops will be made out of old wine barrels. In the back of the bar will be our dining area with 8-10 low tops. Where the old brewery used to be, that will be the location of the lounge with leather chairs and coffee tables.

Hours

The hours of the bar will be:

Tuesday-Thursday 4 PM -11 PM

Friday-Saturday 4 PM - 12 AM

Closed Sunday and Monday, unless there is a concert or other convention going on.

Products

There are 14 tap handles, all of which would be either craft or imports. No domestics would be on tap or in bottles at all. I would carry no more than 40 different beers and wines at any given time. The beers on tap would change practically daily, while the wines wouldn't vary as often. We would have at least 20 different cheeses that would pair with every single thing we carry, as well as be used to serve with the sandwiches.

We will also be investing in a cruvinex system in order to serve wine flights straight from the bottle. I'm looking at either a 12 or 24 bottle cruvinex system to house a range of wines.

Beer

We would carry everything craft and imports ranging from Pilsner styles to Pale Ales to IPA's to Barleywines to Russian Imperial Stouts. We would carry several different styles of glassware to go along with the respective beer. For example, we would have an IPA glass for most of our IPA's and snifters for our higher alcohol brews. The bottle selection would probably change monthly, while maintaining about 10-15 staple brews which we'll carry all the time. The drafts would cover the spectrum of styles out there and change weekly, if not daily.

Wine

We would carry everything in the range of white to rose to red to champagne. If it pairs well with our food and cheese selections, anything would be considered. We would have price ranges similar to a

bar with well, call, and top shelf liquors. We would have a separate large stemmed glass for whites, reds, rose's and flutes for champagne.

Liquor

We will have a limited hard alcohol menu, meaning we probably won't have more than one type of tequila, one type of vodka, etc. I'd like to have about 10 signature cocktails named after 10 different historic/famous people that have come from the Peoria area.

Menu

It would be a limited menu that would change roughly every month. We would always carry a meat/cheese plate, a fruit/cheese plate, and a cheese only plate. We'd also serve upscale grilled cheese sandwiches (they came about during the 30's which fits our theme) that will leave your palate begging for more. I'd like to keep the menu options to no more than 15 or so items at any given time.

As far as the meats and cheeses, we would carry products from around the world. Some, if not most, that people in Peoria have probably never heard of let alone had. That will also be a draw in my opinion.

The Staff

The front of the house staff would be dressed in black slacks, white button up shirts, and black vests (both men and women). They will be well versed in the beers/wines that we carry as well as the food we serve. We will have meetings with staff before any convention downtown or any concert as well to verse them on the type of clientele that will be coming in to town.

The back of the house can wear anything they want, unless they're a cook/chef. Then, they will wear chef jackets and also be asked to interact with the customers at any given time.

Summary

I'm looking to help grow the downtown Peoria nightlife, which has seen a dramatic decrease over the past several years. I want to be an integral part in the rebirth of downtown. I want to work with other local establishments, and not against them. There is plenty of business to go around, I merely want to give that consumer another option to choose from. Hopefully, I can help the decision on "where to go" is directed back to downtown.

This is a business that fluctuates like the stock market, but at the same time, has been around for hundreds of years. Alcohol is not going away, food is not going away...just how you provide these services depends upon the success of the individuals involved. And, this model will not fail.

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

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):
J.P. Companies LLC, Pat Sullivan & John Hunt 100 State St. 303-5900
Riverfront

2. Name, address and phone number of Intended Lessee:
Ryan T. Hahn, Tennis & Hops, LLC 619th SW Water * 309-453-4310
61602

3. Street address of Property requested for approval:
619th SW Water St., Peoria, IL 61602

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

4. Legal description of Property listed in #3:
619th SW Water Street, Peoria IL 61602

5. Are there any improvements (buildings, accessories, etc.) presently on the property?
Yes No If Yes, please give description of same:
water, sewer, Hood fan, water heater

6. Are you planning to build any improvements upon the property? If Yes, please indicate such improvements:
Basic bar & restaurant / restrooms

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 Mixed use

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-1

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

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.

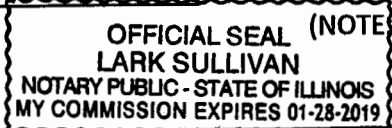
AFFIDAVIT

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
9 day of September, 2016

[Signature]
Signature of Property Owner(s)

[Signature]
Notary Public



Non-Refundable \$250 Filing Fee)

2:00 A.M.

APPLICATION FOR SUBCLASS 1A LIQUOR LICENSE
(Pursuant to Ordinance No. 13,402)

Present License Class B-1 Present License No. 592

Establishment Name Tannins and Hops

Address 619 A SW Water St.

Has there been a lapse in this license? No

Zoning classification of licensed premises Mixed Use

Distance to nearest residential structure Mixed Use

List liquor code violations in the past 3 years:

N/A

1. AS REQUIRED BY ORDINANCE, attach a list of names and addresses of the last person to whom taxes were assessed for any property within 300 feet of the proposed site.
2. As required, attach a sworn Affidavit that you, as applicant, have caused Notices to be sent to all such property owners.
3. It is highly recommended that you contact the District Council Member for the District in which the proposed site is located to discuss your proposed site application.

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.

[Signature]
Signature of Licensee or Agent

Subscribed and sworn to before me this 9th
day of September, 2016.

[Signature]
Notary Public



FOR OFFICE USE ONLY

Application for Subclass 1A is APPROVED DENIED

Liquor Commissioner / Date

Special Conditions: _____

LIVE ENTERTAINMENT

APPLICATION FOR SUBCLASS 2 OR 2A LIQUOR LICENSE

Present License Class B-1

Present License No. 592

Establishment Name: Tannins & Hops

Address: 619 A SW Water St.

Type of entertainment: Live Music (Acoustic - Small 2-3 person bands)

Pursuant to Sec. 3-53(a)(c), the application for this subclass shall include a site plan for the area in the licensed premises for the proposed live entertainment and shall state the type of the proposed live entertainment. If granted, the live entertainment shall be limited to the approved area and type of entertainment.

1. **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.**
2. **As required, attach a sworn Affidavit that you, as applicant, have caused Notices to be sent to all such property owners.**

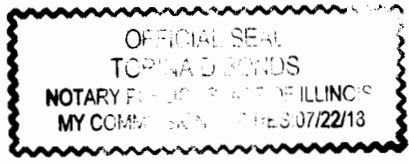
AFFIDAVIT

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.

[Signature]
Signature of Licensee or Agent

Subscribed and sworn to before me this 9th day of September, 2016.

Journe D. Bonds
Notary Public



FOR OFFICE USE ONLY:

Application for Subclass 2 is Approved _____ Not Approved _____

Liquor Commissioner / Date

BEER GARDEN

APPLICATION FOR SUBCLASS 3 LIQUOR LICENSE

Present License Class B-1 Present License No. 592 (\$50.00 filing fee)

Establishment Name: Tannins & Hops

Address 619 A SW Water

ATTACH a scale drawing showing, specifically:

1. Dimensions and scale drawing of how the area will be confined to restrict noise and prohibit removal of alcohol;
2. a substantial structure across which alcohol shall be served that provides bartenders reasonable protection from patrons unless facility is directly serviced from indoor licensed premises;
3. the locations of (2) exits (one may be through the premises);
4. the location of a landline telephone in beer garden area.

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.

Also attach a sworn statement that you, as applicant, have caused notices 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.

[Signature]
Signature of Licensee or Agent

Subscribed and sworn to before me this 9th
day of September, 2016.

[Signature]

Notary Public



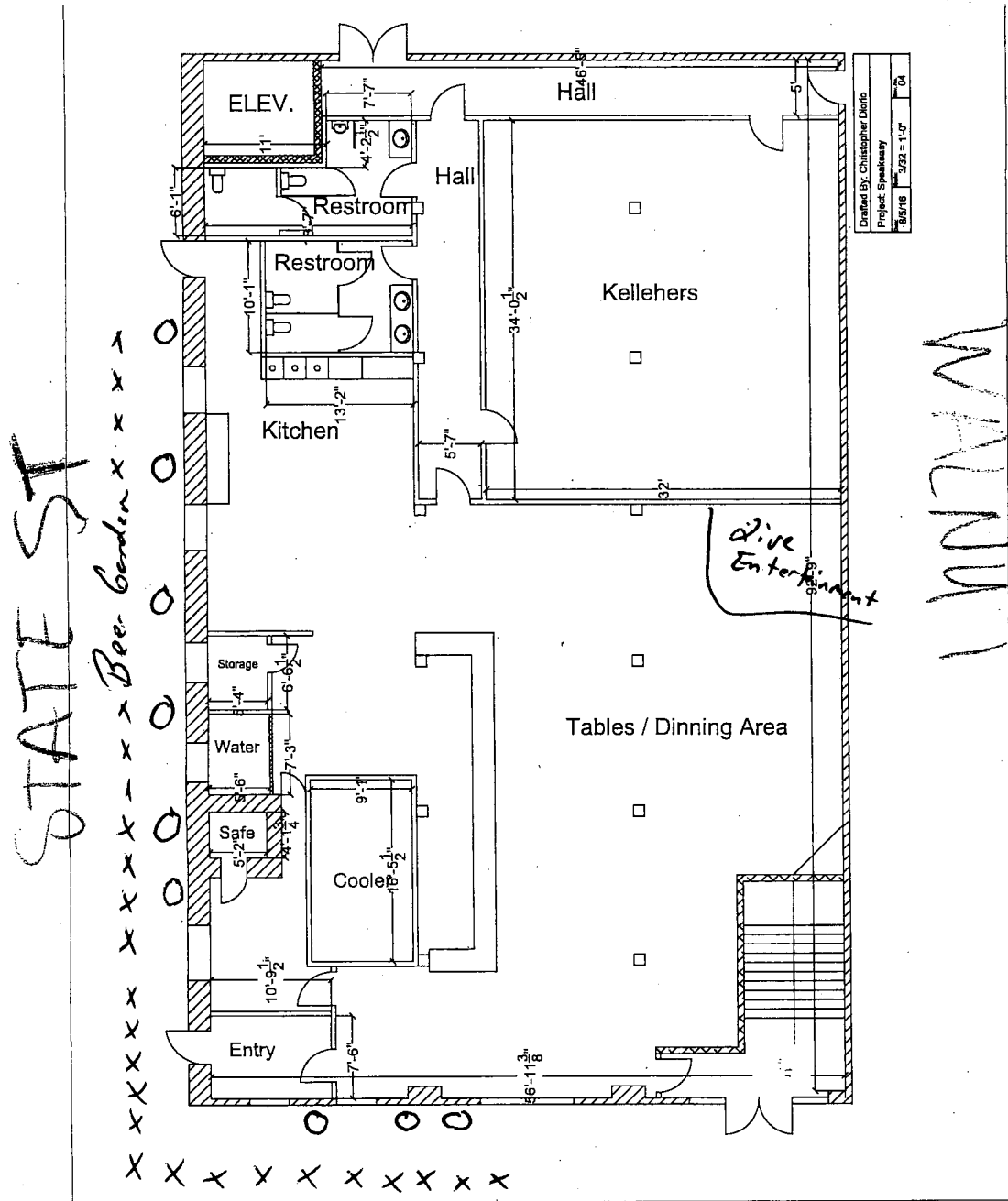
FOR OFFICE USE ONLY

Application for Subclass 3 is APPROVED DENIED

Liquor Commissioner / Date

Special Conditions: _____

COMMERCIAL



WATER ST

X = Black Wrought Iron Fence
 O = tables (9)

Tannis & Hops
 619 A SW Water St.



PEORIA POLICE DEPARTMENT



September 15, 2016

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

RE: Site Approval Application #16-19
Tannins & Hops, LLC
d/b/a Tannins & Hops
619A SW Water St.
Requesting: Class B-1 (Restaurant, 25% food)
Subclass 1A (2:00 a.m. closing)
Subclass 2 (live entertainment)
Subclass 3 (beer garden)

Dear Commissioners,

A site application has been received from Tannins & Hops, LLC, d/b/a Tannins & Hops, 619A SW Water St., Peoria, Illinois, for a Class B-1, Subclass 1A, Subclass 2 and Subclass 3 liquor license. This license would allow this location to operate as a restaurant with a full service bar, with a 2:00 a.m. closing, host live entertainment and have a beer garden on this site.

Officer Kevin Slavens inspected the proposed site which is in Peoria's Riverfront Entertainment District. This location fronts Water St. near the corner of State St. This site sits in a commercial area and the restaurant is neighbored by other restaurants, taverns and businesses. This site had been previously licensed under Rhodell Brewery which held a Class A liquor license with a beer garden. There are no traffic or parking concerns related to this application. It appears that this request is appropriate for this location and would not be detrimental to the surrounding businesses.

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

Sincerely,


Jerry E. Mitchell
Chief of Police

JEM/ks

cc: Deputy Liquor Commissioner
Corporation Counsel
City Clerk

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



Fire Department

September 22, 2016

Liquor Commission
Office of Corporation Counsel
City of Peoria, IL

Re: Site Approval Application
Case: 16-19
Tannins & Hops
d/b/a Tannins & Hops
619A Water St.
Requesting: Class B-1 (Restaurant, 25% food)
Subclass 1A (2am closing time)
Subclass 2 (live entertainment)
Subclass 3 (beer garden)

Liquor Commissioners,

The above mentioned business has not completed interior construction. This business will be required to meet all applicable fire and life safety codes prior to occupancy.

Your mutual concern for life safety is appreciated.

A handwritten signature in black ink that reads "Capt. Stan Taylor".

Captain Stan Taylor
Fire Inspector, Fire Prevention Division
Peoria Fire Department
309.303.8275 - c
309.494.8735 - o
309.494.8787 - f
staylor@peoriagov.org

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



TO: Trina Bonds, Liquor Commission Secretary
FROM: Jodi Maybanks , Accounts Receivable Supervisor
DATE: September 22, 2016
SUBJECT: Case 16-19 Tannins and Hops

The Finance Department has no objection to this site approval.

Any questions, please contact me at x8505. Thank you!



CITY OF
PEORIA

Community Development Department

September 22, 2016

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

**RE: Site Approval Application 16-19
Tannins & Hops, LLC
d/b/a Tannins & Hops
619 SW Water**

**Requesting: Class B-1 (restaurant, 25% food)
Subclass 1A (2:00 am closing hours)
Subclass 2 (live entertainment)
Subclass 3 (beer garden)**

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 zoned WH (Warehouse) District, which allows a restaurant and beer garden as a permitted use.
2. Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. Architectural Construction Documents sealed and signed by a licensed Illinois Design Professional shall be required for this project.
3. For any proposed construction, Site Plan Review Board and applicable building permits are required.

The Community Development Department requests that the liquor license be issued **contingent upon** successful compliance with the above listed item.

Sincerely,

Kimberly Smith
Kimberly Smith
Senior Urban Planner

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

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-1 Subclass 1A, 2, 3 liquor License for the following described property.

TANNINS & HOPS, LLC D/B/A TANNINS & HOPS

(name of establishment)

619A SW WATER ST.

(address)

FOR USE AS:

REQUEST FOR A CLASS B-1 (RESTAURANT, 25% FOOD) LIQUOR

LICENSE W/ SUBCLASSES 1A (2:00 AM CLOSING), 2 (LIVE ENTERTAINMENT)

3 (BEER GARDEN).

The Hearing will be held on MONDAY - OCTOBER 3, 2016 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.

Regan Management LLC
112 State St Suite 4a
Peoria Il 61602

~~J P Riverfront Development Companies
Inc
100 S State St
Peoria Il 61602~~

~~J P Riverfront Development Companies
Inc
100 S State St
Peoria Il 61602~~

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D&b Developers LLC
112 Fawn Ct
Washington Il 61571

725 Washington LLC
555 Santa Fe Trail
Metamora Il 61548

City of Peoria
419 Fulton St Suite 401
Peoria Il 61602

Burlington Northern & Santa Fe
Railway Company
Property Tax Department P O Box
961089
Fort Worth Tx 761610089

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Railway Company
Property Tax Department P O Box
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Fort Worth Tx 761610089~~

~~J P Riverfront Development Companies
Inc
100 S State St
Peoria Il 61602~~

Kpa Group LLC
112 State St Unit 112-4a
Peoria Il 61602

~~J P Riverfront Development Companies
Inc
100 S State St
Peoria Il 61602~~

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Wahfelds LLC
C/O John B Wahfeld P O Box 578
Peoria Il 616510578

Illinois Valley Public
Telecommunications
Wtvp 47 101 State St
Peoria Il 61602

~~Huber, Kermit A
P O Box 5605
Peoria Il 61601~~

United States Postal Service Room
904
433 W Van Buren St
Chicago Il 60699

Huber, Kermit A
P O Box 5605
Peoria Il 61601

~~Burlington Northern & Santa Fe
Railway Company
Property Tax Department P O Box
961089
Fort Worth Tx 761610089~~

~~Huber, Kermit A
P O Box 5605
Peoria Il 61601~~

~~Huber, Kermit A
P O Box 5605
Peoria Il 61601~~

~~City of Peoria
419 Fulton St Suite 401
Peoria Il 61602~~

~~J P Riverfront Development Companies
Inc
100 S State St
Peoria Il 61602~~

STATE OF ILLINOIS)
) ss
COUNTY OF PEORIA)

AFFIDAVIT

Bryan T. Harlan, being duly sworn, does hereby swear/affirm that:

1. I am the Liquor Licensee of Tannins & Hops
(establishment name)

located at ^A619 SW Water St., Peoria, Illinois.
(address)

2. On 9-12-16, 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.

B. T. Harlan
(Signature of Liquor Licensee)

Subscribed and sworn to before me
this 9th day of September
2016.

Torina D. Bonds
Notary Public

