

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: December 8, 2021

SUBJECT: **SITE APPLICATION:** **Case: 22-02**
Flapper House Limited
d/b/a Saddle Up
116 SW Jefferson
Requesting: To Expand an existing
Class A (tavern) with a
Subclass 1 (4:00 am hours) & a Subclass 2 (live ent.)
and to add a
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, January 3, 2022. **Contact person for this application is Tyler Seibert (309) 208-6489** if you have questions or need to make arrangements to inspect the interior of the building.

Your comments are DUE: December 16, 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

2021 DEC -6 PM 2:36

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):
Bee-S Properties LLC 9801 Bridgeport Way 309-208-6484 Home City IL 61536

2. Name, address and phone number of Intended Lessee:
Saddle Up 9801 Bridgeport Way Home City IL 61536

3. Street address of Property requested for approval:
321 + 323 Main St Peoria plus basement storage.

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

4. Legal description of Property listed in #3:
Original Town of Peoria NE 1/4 Sec 9-8-SE SE 48' Lot 2 Blk 10

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

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.)? Expand current 1165a Jefferson for Beer garden

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: B, B1, C, C1, CG, D, E, E-1, G-A, G-B, G-C, I, J, K, K-1, L, M, N Expansion of Class A
Subclass: (1) 1A, (2) 2A, (3) 3A, 4, 6, 7, 8, 10, 11, 12 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 10th day of December, 2021.

Lynn Yancey
Notary Public

Tyler D. Seibert
Signature of Property Owner(s)

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



PROJECT PLAN FOR:
321-323 SOUTH MAIN ST. REDEVELOPMENT

FOR:

TY SEIBERT
9801 BRIDGEPORT WAY
HANNA CITY, IL 61536

NOVEMBER 29 , 2021

DAVINCI PLANNING, PC

TITLE PAGE

DAVID J. HENEBRY, AIA NCARB ALEP LEED
DAVINCI PLANNING PC
17103 PRESTON RD.
SUITE 175; BOX 104
DALLAS, TX 95248
DHENEBRY@DAVINCIP-PC.COM
(972) 800-2874

INDEX:

- A) CODE ANALYSIS
- B) PLAN AND FAÇADE ELEVATION

A. CODE ANALYSIS

Code Analysis

Egress for Beer Garden at 321/323 Main St. Peoria IL

Code: IBC 2018

Building Info:

3 story historic zero lot line turn of the century structures
Masonry fire walls along property lines with wood & plaster structure between firewalls
323 Main St

Level 1 – 2400 gsf
Main Structure to remain 1440 gsf ____ nsf
Proposed Beer Garden 960 gsf

Levels 2 & 3 1440 gsf each

321 Main St

Level 1 – 2400 gsf
Levels 2 & 3 1440 gsf each

Occupancy:

323 Main St.
Main Level: A2 – Assembly – Night Club
Upper Levels – Business and Residential

321 Main St.
Main Level: A2 – Business
Upper Levels - Business and Residential

Occupancy Separations: (IBC Table 510)

Non-Sprinklered – Assembly, Business and Residential must be separated by 2 hrs from every other occupancies.
Fully Sprinklered - Assembly, Business and Residential must be separated by 1 hr from every other occupancies.

Recommendation:

Fully sprinkler the building per NFPA 13 and coat the exposed structure with an intumescent coating or paint to provide a 1hr floor to floor rating. <https://flameoffcoatings.com/applying-fire-rated-intumescent-paint-on-wood>

Allowable Areas:

	Non-Sprinklered	Sprinklered
A-2	28,500	38,000
B	57,000	76,000
R-2	48,000	64,000

Number of Occupants for A-2 Occupancy

A-2 Assembly 5 nsf/person		
Interior	*1440gsf	288 Persons
Beer Garden	*965gsf	<u>193 Persons</u>
	Total	481

2 required exits – Min. width .15"/occupant – 72.15" – *When reduced by using the actual nsf the result should be (2) standard 3'-0" doorways.* Though we recommend larger doors to accommodate deliveries.

**Numbers shown are preliminary and worse case and when a generalized floor plan is developed will tighten to lower numbers.*

Travel Distance Table 1017.2

	Non-Sprinklered	Sprinklered
A	200'	250'

Longest interior travel path is 96'

Longest travel path from proposed Beer Garden 106'

Door Swings at Alley – *Doors cannot swing into the egress path*

Currently several doors swing into the alley aisle. Recommend a gate be installed in the alley for service and security. Door on neighboring structure should be provided to allow egress into exiting Saddle Up.

2018 Existing Building Code – *This makes the existing condition acceptable*

General. *Alterations* shall be done in a manner that maintains the level of fire protection provided.

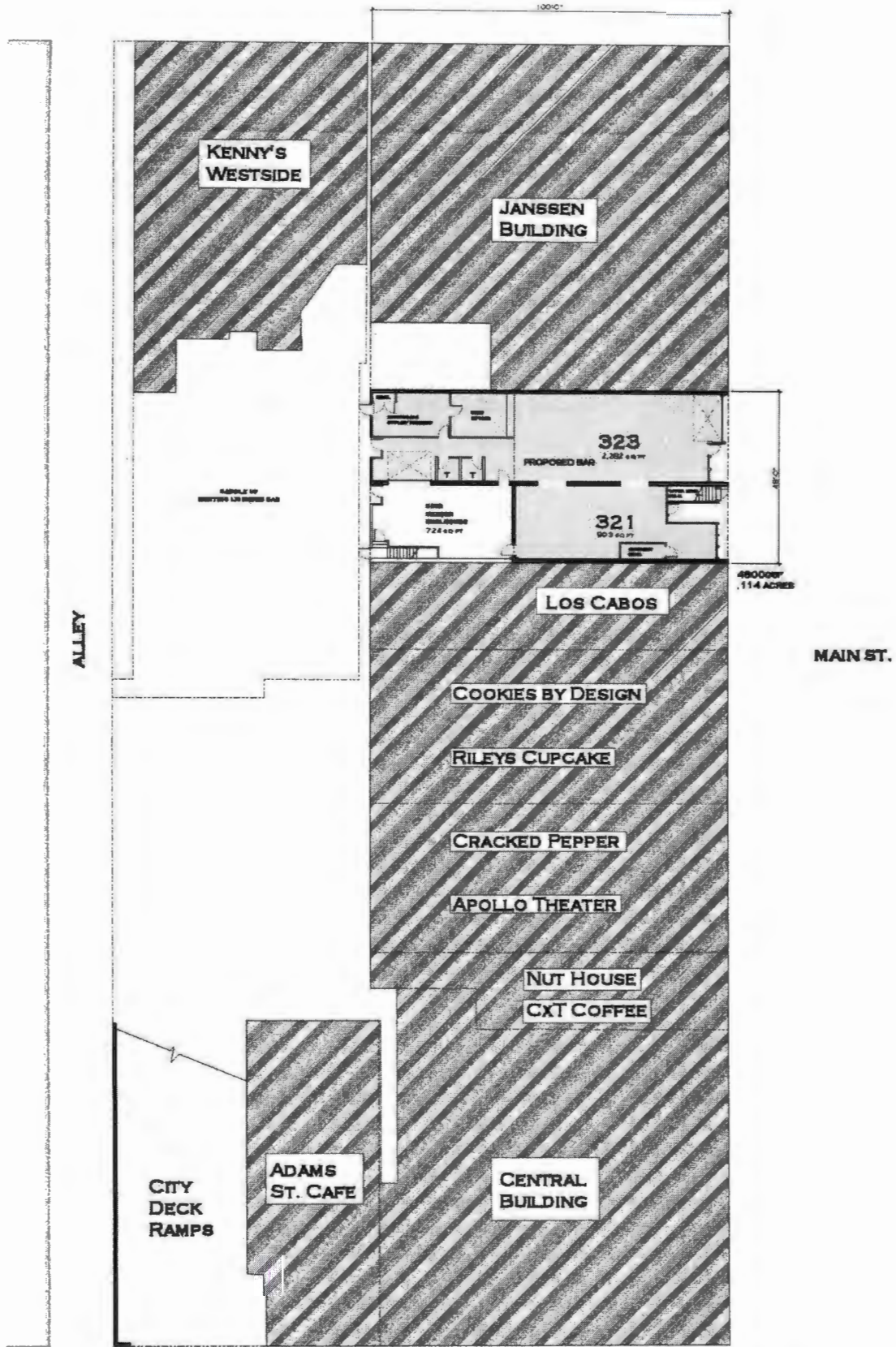
SECTION 704

MEANS OF EGRESS

704.1 General. *Alterations* shall be done in a manner that maintains the level of protection provided for the means of egress.

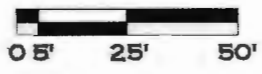
B. PLAN AND ILLUSTRATION

JEFFERSON ST.



ALLEY

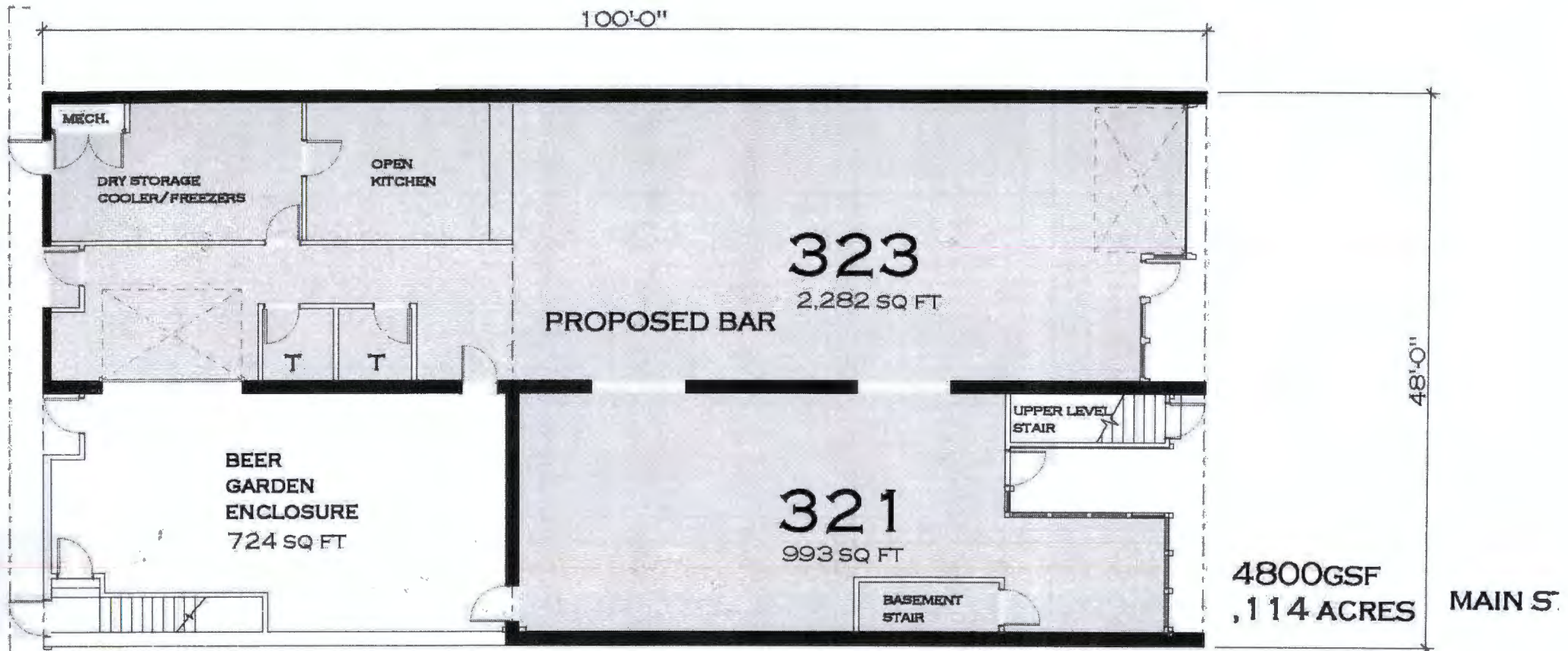
MAIN ST.



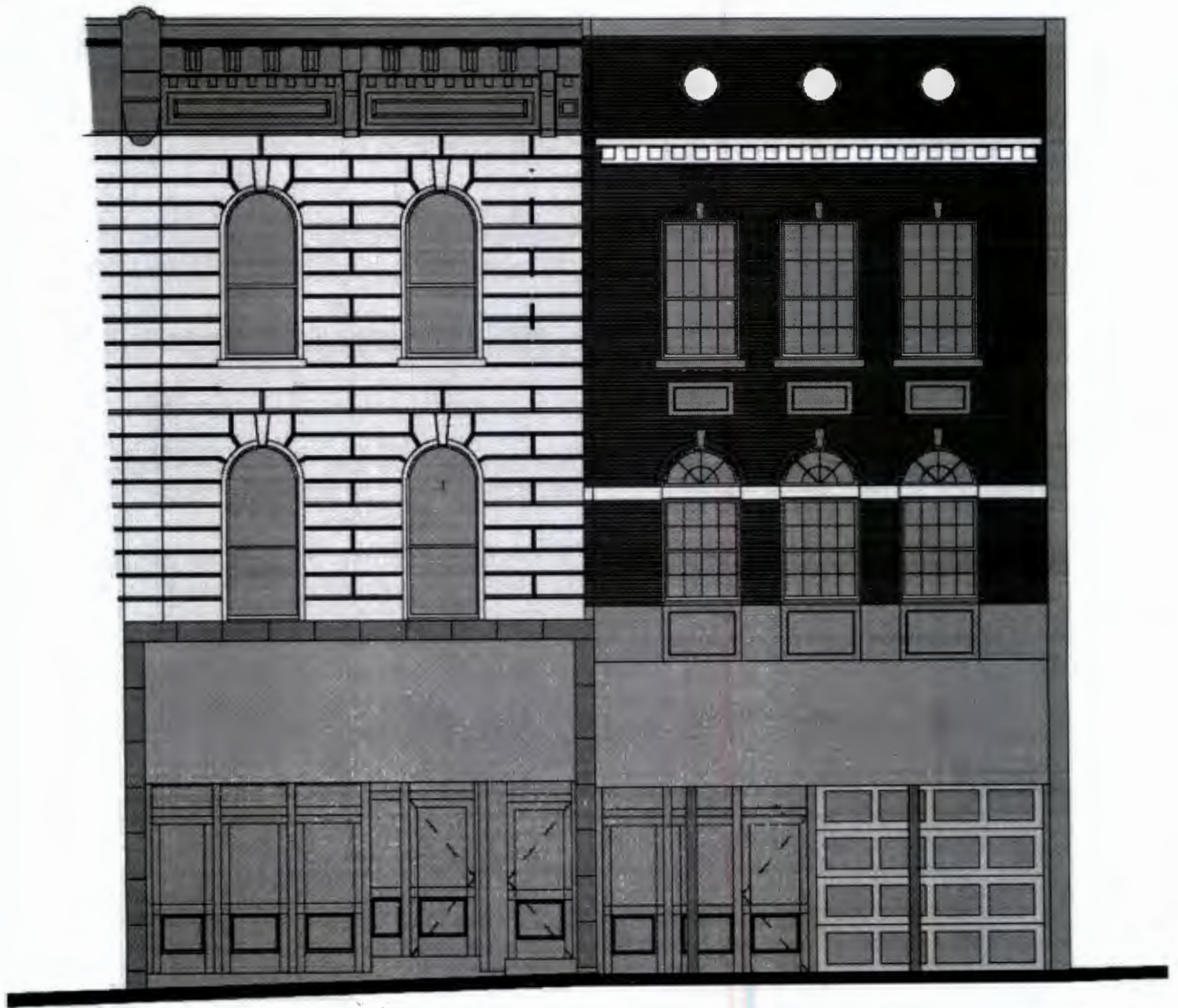
ADAM ST.



SITE PLAN



FLOOR PLAN—SINGLE TENANT



PROPOSED ELEVATION

Untitled Map

Write a description for your map.

Legend

- Chase Bank
- Feature 1
- Kenny's Westside Pub
- Peoria County Circuit Clerk
- Subway





CITY OF
PEORIA

PEORIA POLICE DEPARTMENT

December 14, 2021

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

RE: Site Approval Application #22-02
Flapper House Limited
d/b/a Saddle Up
116 SW Jefferson Ave.

Has: Class A (tavern)
Subclass 1 (4:00 a.m. close)
Subclass 2 (live entertainment)

Requesting: Class A (tavern) (expansion)
Subclass 1 (4:00 a.m. close) (expansion)
Subclass 2 (live entertainment) (expansion)
Subclass 3 (beer garden)

Dear Commissioners,

A site application has been received from *Flapper House Limited, d/b/a Saddle Up*, 116 SW Jefferson Ave., Peoria, Illinois for a Class A, Subclass 1, Subclass 2 (expansion) and Subclass 3 liquor license. The approval of this application would allow the applicant to expand the business's footprint into the adjacent building located directly behind this establishment into 321 and 323 Main Street and continue to operate as tavern with full bar service, have a 4:00 a.m. close, host live entertainment and operate a new beer garden at this proposed expanded site.

Officer Kevin Slavens inspected the proposed site which is located on Main Street near the corner of Jefferson Avenue, in the established downtown boundaries of the 4:00 a.m. liquor license district. The applicant plans to install a new door in his current tavern that would allow direct access into the proposed beer garden area, as well as build and a new bar in the expanded area of these buildings.

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

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

Trina Bonds

From: Leigha Adelsberger
Sent: Friday, December 17, 2021 10:51 AM
To: Trina Bonds
Subject: RE: RE: Case 22-02 /' Flapper House

Trina,

I forgot that Mr. Seibert also owns Bee-J Properties. I'm not sure if this will apply or not however this company has outstanding Stormwater/Pension fees due to the city totaling: \$10,830.89

I do show them listed on the Site application as the property owner of Saddle Up's location.

The mailing address for Bee-J Properties and Flapper house is shared.

Thank you,

Leigha Adelsberger
City of Peoria
Office of Accounts Receivable



From: Leigha Adelsberger
Sent: Friday, December 17, 2021 10:45 AM
To: Trina Bonds <tbonds@peoriagov.org>
Subject: RE: Case 22-02 /' Flapper House

Good morning Trina,

The only outstanding balance for Flapper House dba Saddle Up is their Place of Assembly permit for 2020-2021 & 2021-2022 totaling \$80.00. We re-issued the invoice requesting payment by 11/20/21, however they have not yet paid it.

Thank you,

Leigha Adelsberger
City of Peoria
Office of Accounts Receivable





COMMUNITY DEVELOPMENT

December 17, 2021

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

RE: **Case 22-02**
Flapper House Limited
d/b/a Saddle UP
116 SW Jeffersont

Requesting: To Expand an existing
Class A (Tavern) with a
Subclass 1 (4:00 am hours) & a Subclass 2 (live ent.)
and to add a Subclass 3 (Beer garden)

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 (General Commercial) District. Tavern with a beer garden is permitted within this zoning district.
2. All work must adhere to the Illinois Building Codes and Illinois Accessibility Codes.

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

Sincerely,

Leah Allison
Assistant Director



Fire Department

January 3, 2022


Liquor Commission
Office of Corporation Counsel
City of Peoria, IL

Re: Site Approval Application
Case: 22-02
Flapper House Limited
d/b/a Saddle Up
116 SW Jefferson Ave
Requesting: To expand an existing
Class A (tavern) with a
Subclass 1 (4:00 am hours)
Subclass 2 (live Entertainment)
Add a Subclass 3 (beer garden)

Liquor Commissioners,

The above-mentioned business has not completed interior construction tenant fit out. The Peoria Fire Department has no issues with the site request. There will be a large amount of remodel which will require the building to conform to the adopted fire life safety and building codes. 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.


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

FLAPPER HOUSE LIMITED, D/B/A SADDLE UP
(name of establishment)

116 SW JEFFERSON
(address)

FOR USE AS:

REQUEST FOR AN EXPANSION OF A CLASS A (TAVERN)

LIQUOR LICENSE, ADDING A SUBCLASS 3 (BEER GARDEN)

WITH AN EXISTING SUBCLASS 1 (4:00 AM CLOSING) & A SUBCLASS 2 (LIVE ENTERTAINMENT)

The Hearing will be held on MONDAY - JANUARY 3, 2022 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.

117

Slyman, Joseph J
16002 W Cottonwood Rd
Elmwood Il 61529

American Tel & Tel Co Property Tax
Attn: Property Tax Dept 1010 Pine,
9e-I-01
Saint Louis Mo 63101

~~American Tel & Tel Co Property Tax
Attn: Property Tax Dept 1010 Pine,
9e-I-01
Saint Louis Mo 63101~~

~~American Tel & Tel Co Property Tax
Attn: Property Tax Dept 1010 Pine,
9e-I-01
Saint Louis Mo 63101~~

~~American Tel & Tel Co Property Tax
Attn: Property Tax Dept 1010 Pine,
9e-I-01
Saint Louis Mo 63101~~

Central Building LLC
P O Box 5605
Peoria Il 61601

~~Central Building LLC
P O Box 5605
Peoria Il 61601~~

Public Building Commission of Peoria
411 Hamilton Blvd Suite 1924
Peoria Il 61602

Dunne, Thomas L
4900 Linda Curve
Bartonville Il 61607

Janssen, Jay H
333 Main St
Peoria Il 61602

Central Building LLC
P O Box 5605
Peoria Il 61601

~~Central Building LLC
P O Box 5605
Peoria Il 61601~~

Speck, Andrew G
1307 W Barker Ave
Peoria Il 61606

Ameritech-il
Attn Tax Department 225 W Randolph
Rm 26c
Chicago Il 60606

Central Building LLC
P O Box 5605
Peoria Il 61601

Morton Community Bank
201 Clock Tower Dr
East Peoria Il 61611

Smith, James A
123 Sw Jefferson Ave #131
Peoria Il 616021213

Mogler, Randall
123 Sw Jefferson Unit 3-11b
Peoria Il 61602

Mary C Sallee Trust
123 Sw Jefferson Ave Suite 104
Peoria Il 61602

Napoli, Joseph R
123 Sw Jefferson Unit E22
Peoria Il 61602

Muncy, James A
123 Sw Jefferson Ave #E21
Peoria Il 61602

Schlink, Kent
1519 Lake Santa Fe Dr
Metamora Il 61548

Schurter, Katrina
123 Sw Jefferson St Unit E14c
Peoria Il 61602

Walker, Wayne G
123 Sw Jefferson St Unit E26
Peoria Il 61602

Central Building Condominium
Association
Attn: Kermit A Huber 611 Sw
Washington St
Peoria Il 61602

~~Central Building LLC
P O Box 5605
Peoria Il 61601~~

Wpg Holdings Three LLC
316 Sw Washington St
Peoria Il 61602

~~Wpg Holdings Three LLC
316 Sw Washington St
Peoria Il 61602~~

Bee-j Properties LLC
9801 Bridgeport Way
Hanna City Il 615369681

Blossom, Linda
Twin Towers Place 125 Sw Jefferson
St
Peoria Il 61602

Jefferson Street LLC
Attn: Jeffrey P Graves 456 Fulton St
Suite 123
Peoria Il 61602

Jefferson Street LLC
Attn: Jeffrey P Graves 456 Fulton St
Suite 123
Peoria Il 61602

Central Building LLC
P O Box 5605
Peoria Il 61601

Bee-j Properties LLC
9801 Bridgeport Way
Hanna City Il 615369681

Rashid, Floyd J
2819 N Knoxville Ave
Peoria Il 616042869

Community College District #514
Administration and Finance 1 College
Dr
East Peoria Il 616350001

Leiter, Thomas E
309-a Main St
Peoria Il 61602

South Side Trust & Savings Bank
2119 Sw Adams St
Peoria Il 61602

Kopec, Jeffrey B
Twin Towers Place Unit E-4c 123 Sw
Jefferson St
Peoria Il 61602

County of Peoria
Peoria County Courthouse 324 Main St
Room 502
Peoria Il 616021319

County of Peoria
Peoria County Courthouse 324 Main St
Room 502
Peoria Il 616021319

Napoli, Joseph R
123 Sw Jefferson Unit E22
Peoria Il 61602

Kopec, Jeffrey B
Twin Towers Place Unit E-4c 123 Sw
Jefferson St
Peoria Il 61602

Vanorman, Sarah
123 Sw Jefferson St Unit E18
Peoria Il 61602

Harris, Philip D
123 Sw Jefferson St Unit E10a
Peoria Il 61604

Kopec, Jeffrey B
Twin Towers Place Unit E-4c 123 Sw
Jefferson St
Peoria Il 61602

Becker Bros Inc
the Becker Building 401 Main St
Suite 110
Peoria Il 61602

Fegley, Jason
244 University Dr
Buffalo Grove Il 60089

Taraszka, Weronika
123 Sw Jefferson Ave Ste 133
Peoria Il 61602

Crow, Andrew P
123 Sw Jefferson Unit E-11a
Peoria Il 61602

Luebcke, Douglas
123 Sw Jefferson Unit E9c
Peoria Il 61602

Schwab, Gweneth
125 Sw Jefferson St Suite 225
Peoria Il 616021224

Cluskey, Mark A
125 Sw Jefferson Ave W-9b
Peoria Il 61602

Chatwood, Kristine L
123 Sw Jefferson Ave Suite 162
Peoria Il 61602

Jalasutram, Murali
47 Chestnut Terr
Buffalo Grove Il 60089

Bennett, Isaac C
6242 N Allen Rd
Peoria Il 61614

Napoli, Joseph R
123 Sw Jefferson Unit E22
Peoria Il 61602

Lu, Xin
123 Sw Jefferson St E19b
Peoria Il 61602

Munir, Shan E Zehra
123 Sw Jefferson St Suite 151
Peoria Il 61602

Yuson, Alan Raul A
123 Sw Jefferson Ave Unit E17
Peoria Il 61602

Young, Timothy
Twin Towers Place Unit W7c 125 Sw
Jefferson St
Peoria Il 61602

Kopec, Jeffrey
123 Sw Jefferson St #E4c
Peoria Il 61602

Brown, Kriss
Twin Towers Place 123 Sw Jefferson
St E7b
Peoria Il 61602

McQuellin, Deborah S
125 Sw Jefferson St W3a
Peoria Il 61602

Munir, Shan E Zehra
123 Sw Jefferson St Suite 151
Peoria Il 61602

Baum, Terry L
493 E Greenwood
Morton Il 61550

Watkins, William Jr
125 Sw Jefferson St W2c
Peoria Il 61602

Steven E Clark Trust Dated
11-19-2019
C/O Steven E Clark, Trustee 125 Sw
Jefferson St #W27a
Peoria Il 61602

Dworsack, Mona M
123 Sw Jefferson St Unit E5
Peoria Il 61602

~~Becker Bros Inc
the Becker Building 401 Main St
Suite 110
Peoria Il 61602~~

McQuellin, Deborah
125 Sw Jefferson St Ste 203
Peoria Il 61602

Raul, Alan Raul A
738 Lily Cache Ln
Bolingbrook Il 604403259

Smithenry, Tracy M
Twin Towers 123 Sw Jefferson Ave
Unit E16a
Peoria Il 61602

Malkow Family LLC
P O Box 1200
Beloit Wi 535121200

Malkow Family LLC
P O Box 1200
Beloit Wi 535121200

Madronero, Luisa F
2201 W 49th St
Westwood Hills Ks 662051950

Vanorman, Sarah
123 Sw Jefferson St Unit E18
Peoria Il 61602

~~Becker Bros Inc
the Becker Building 401 Main St
Suite 110
Peoria Il 61602~~

Wright, Michael
123 Sw Jefferson St Unit E12a
Peoria Il 61602

Jacob, George
3112 Summerbend Ct
Peoria Il 61615

Delage, William E III
123 Sw Jefferson Ave #E6c
Peoria Il 61602

Watkins, William Jr
125 Sw Jefferson St W2c
Peoria Il 61602

Kopec, Jeffrey B
123 Sw Jefferson Ste 134
Peoria Il 61602

~~Kopec, Jeffrey B
Twin Towers Place Unit E-4c 123 Sw
Jefferson St
Peoria Il 61602~~

Trenton J Parrish Trust Dated
07-17-2008
100 W Elm St
Canton Il 61520

Brown, Joy
123 Sw Jefferson St Ste E2
Peoria Il 61602

~~Becker Bros Inc
the Becker Building 401 Main St
Suite 110
Peoria Il 61602~~

Blossom, John D Jr
Twin Towers Place 125 Sw Jefferson
Ave
Peoria Il 61602

Sscf Companies LLC Series
123 Sw Jefferson St Unit E29
Peoria Il 61602

~~Becker Bros Inc
the Becker Building 401 Main St
Suite 110
Peoria Il 61602~~

Johnson, Stephen E
125 Sw Jefferson St Unit W11c
Peoria Il 61602

Becker Bros Inc
the Becker Building 401 Main St
Suite 110
Peoria Il 61602

Komanekl, William
125 Sw Jefferson St Suite 201
Peoria Il 61602

Miller, Barbara A
Twin Towers Place 123 Sw Jefferson
St Unit E16a
Peoria Il 61602

Blossom, John D Jr
123 Sw Jefferson Ave
Peoria Il 61602

Carter, Anthony B
123 Sw Jefferson St Unit E23b
Peoria Il 61602

Schwab, Gweneth
125 Sw Jefferson St Suite 225
Peoria Il 616021224

Ferragut, Justin S
123 Sw Jefferson St #E9b
Peoria Il 61602

Carter, Anthony B
123 Sw Jefferson St Unit E23b
Peoria Il 61602

Miller, Michael J
2007 W Pioneer Pkwy
Peoria Il 61615

Wolgan, Lois E
Twin Towers E14a 123 Sw Jefferson St
Box 144
Peoria Il 61602

McGann, Kevin P
123 Sw Jefferson St Unit E12c
Peoria Il 61602

Van Maerssen, Susan A
123 Sw Jefferson St Unit E14b
Peoria Il 61602

Ken Baum Family Trust
Twin Towers Place Unit E-28 123 Sw
Jefferson St
Peoria Il 61602

Kopec, Jeffrey B
Twin Towers Place Unit E-4c 123 Sw
Jefferson St
Peoria Il 61602

Van Maerssen, Susan
123 Sw Jefferson St Box 145
Peoria Il 61602

Napoli, Joseph R
123 Sw Jefferson Unit E22
Peoria Il 61602

Olea Realty LLC Peoria A/Issac Lee
4805 Westborough Dr
Champaign Il 61822

Kessler, Joy S
125 Sw Jefferson Suite 250
Peoria Il 61602

Hurt, William
123 Sw Jefferson Unit E8a & Esi M
Peoria Il 61602

Young, Harvey R
123 Sw Jefferson Suite 104
Peoria Il 61602

O'brien, Matthew P
123 Sw Jefferson St Unit E9a
Peoria Il 61602

Blossom, John
125 Sw Jefferson
Peoria Il 61602

Carter, Anthony B
123 Sw Jefferson St Unit E23b
Peoria Il 61602

Adspitalny LLC
108 Glen Haven Dr
Waynesville Mo 655832495

Wine, Mary E
123 Sw Jefferson #E20b
Peoria Il 61602

Geraldo, Victoria
123 Sw Jefferson Ave #110
Peoria Il 616021213

Hurt, William
123 Sw Jefferson Unit E8a & Esi M
Peoria Il 61602

Nalhar Limited Partnership
20 Clayton Terr
Saint Louis Mo 63131

Nowlan, Matthew W
1309 W Moss Ave
Peoria Il 61606

Smith, James A
123 Sw Jefferson St Unit E3b
Peoria Il 61602

Hgi LLC
C/O Kermit A Huber P O Box 5605
Peoria Il 61601

Main Street Associates
C/O Cynthia Simpson 3225 N Dries Ln
Peoria Il 61604

Gudeman, Janice C
123 Sw Jefferson Ave Unit E-27
Peoria Il 616021213

Fegley, Jason
244 University Dr
Buffalo Grove Il 60089

~~Main Street Associates
C/O Cynthia Simpson 3225 N Dries Ln
Peoria Il 61604~~

O'brien, Matthew P
123 Sw Jefferson St Unit E9a
Peoria Il 61602

Dorothy L Waid Trust Dated 2-26-2019
C/O Joyce Elger, Trustee 123 Sw
Jefferson E19a #121
Peoria Il 61602

Leali, Dominick
123 Sw Jefferson St E24a
Peoria Il 61602

Jatho, Denise D
123 Sw Jefferson St E-7a
Peoria Il 61602

~~Main Street Associates
C/O Cynthia Simpson 3225 N Dries Ln
Peoria Il 61604~~

Bennett Williams Holdings LLC
123 Sw Jefferson Ave Unit E3d
Peoria Il 61602

Smithenry, Tracy M
Twin Towers 123 Sw Jefferson Ave
Unit E16a
Peoria Il 61602

McQuellin, Deborah
125 Sw Jefferson St Ste 203
Peoria Il 61602

~~Main Street Associates
C/O Cynthia Simpson 3225 N Dries Ln
Peoria Il 61604~~

Kneifel, Christa
123 Sw Jefferson #E15
Peoria Il 61602

Akbar, Asra
123 Sw Jefferson Ave Unit E17
Peoria Il 61602

Gray, Jacob A Jr
123 Sw Jefferson St Unit E20a
Peoria Il 61602

Wine, Mary E
123 Sw Jefferson #E20b
Peoria Il 61602

Smith, James A
123 Sw Jefferson #E24
Peoria Il 61602

Wolgan, Lois E
Twin Towers E14a 123 Sw Jefferson St
Box 144
Peoria Il 61602

~~Central Building LLC
P O Box 5605
Peoria Il 61601~~

~~Central Building LLC
P O Box 5605
Peoria Il 61601~~

~~Leiter, Thomas E
the Leiter Group 309-a Main St
Peoria Il 61602~~

Leiter, Thomas E
the Leiter Group 309-a Main St
Peoria Il 61602

STATE OF ILLINOIS)
) ss
COUNTY OF PEORIA)

AFFIDAVIT

Tyler Seibert, being duly sworn, does hereby swear/affirm
that:

1. I am the Liquor Licensee of Saddle Up
(establishment name)

located at 116 S. Jefferson, Peoria, Illinois.
(address)

2. On 12/8/21, 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.

[Signature]
(Signature of Liquor Licensee)

Subscribed and sworn to before me
this 6th day of December
2021.
Torina D. Bonds
Notary Public

