

CITY OF COLORADO SPRINGS LIQUOR OR 3.2% FERMENTED MALT BEVERAGE APPLICATION



NEW LICENSE



TRANSFER OF OWNERSHIP

Type of License applying for (Check One)

- | | | | | |
|--|---|---|--|-----------------------------------|
| <input checked="" type="checkbox"/> Hotel/Restaurant | <input type="checkbox"/> Hotel/Restaurant w/Optional Premises | <input type="checkbox"/> Tavern | <input type="checkbox"/> Beer & Wine | <input type="checkbox"/> Brew Pub |
| <input type="checkbox"/> Retail Liquor Store | <input type="checkbox"/> 3.2% Beer On Premises | <input type="checkbox"/> 3.2% Beer Off Premises | <input type="checkbox"/> 3.2% Beer On and Off Premises | |
| <input type="checkbox"/> Drugstore | <input type="checkbox"/> Racetrack | <input type="checkbox"/> Optional Premises | <input type="checkbox"/> Club | <input type="checkbox"/> Vinters |

APPLICANT INFORMATION

Name of Applicant: Wadsworth Old Chicago, Inc.	Property Tax Schedule No. : 6432104021 6432103020
Trade Name (DBA): Old Chicago	Business Telephone: 303-664-4113 (direct corporate line)
Address of Premises: 1579 E. Cheyenne Mountain Blvd., Colorado Springs, CO 80906	Alternate Telephone: 303-664-4000 (general)

IF THIS IS A TRANSFER OF AN EXISTING LICENSE – THE FOLLOWING MUST BE ANSWERED:

Present trade name of establishment (dba)	Present State License No.	Present Class of License	Present Expiration Date
n/a			

If the applicant is: a Corporation, Limited Liability Company, Partnership or Association, list all officers, directors, general partners and managing members, position held and percentage owned.

NAME	POSITION HELD	%OWNED
Mike Mrlik II	President / Director	0%
Courtney Mowry	Assistant Secretary	0%
Rock Bottom Restaurants, Inc.	Stockholder	100%

FINANCIAL INFORMATION

TOTAL INVESTMENT IN BUSINESS (include purchase, start up, inventory) \$ 1,184,574.

Source(s) of funds invested (provide names, banks, and indicate checking, savings, loan, promissory note, gift or other).

THE FOLLOWING INFORMATION MUST REFLECT THE SOLE SOURCE OF FUNDS INVESTED. NO OTHER PERSON OR PARTIES MAY HAVE A FINANCIAL INTEREST IN THE BUSINESS FOR WHICH THIS AFFIDAVIT IS SUBMITTED.

NAME/ADDRESS OF FUNDING SOURCE (bank(s), individual(s), et al.)	FUNDING SOURCE (checking/savings/ loan/ note/ gift)	AMOUNT
Parent corporation will provide all necessary funding 100% from equity derived from existing cash generate from current operations (150+ operating restaurants)	Cash	\$1,184,574 Est.

List applicant(s) prior experience in the sale of alcoholic beverages. Include dates and locations.

Business Name & Address	Applicant's Name	Experience/Position	Dates
Applicant holds over 30 liquor licenses in Colorado alone under a Master File			Applicant has been in business since 1979

Has the applicant previously been issued a liquor or beer license (include any of the partners, if a partnership; members or manager if a limited liability company; or officers, stockholders or directors if a corporation)? ☒ yes ☐ no

If yes, identify the business and any current or former financial interest in said business including any loans to or from a licensee.

Name of Business	Address	Type/amt. of Interest
Please see attached regarding current interests		

PREMISES/ESTABLISHMENT

Terms of legal possession of the premises for which the application is made? ☐ own ☒ lease

If leased provide terms: Start date 8/1/2015 End date July 31, 2025

Dimensions of premises _____ Square footage 2730 sq.ft. Seating Capacity 182 seats (apprx)

Is there a patio area? ☒ yes ☐ no --- If yes, provide dimensions 136 sq.ft (apprx. 91 seats)

Anticipated number of employees? 60

Will training be offered or required? ☒ yes ☐ no --- If yes, through what agency? NRA ServeSafe (see attached)

Has the applicant or manager in Colorado, or any other State (include any of the partners, if a partnership; members or manager if a limited liability company; or officers, stockholders or directors if a corporation), ever:	YES	NO
Been denied an alcohol beverage license?		
Had an alcohol beverage license suspended or revoked? <u>Please see attached</u>		
Had interest in another entity where an alcohol beverage license was suspended or revoked? <u>See attached</u>		
Ever been charged or convicted of a crime, received a suspended sentence, a deferred sentence, or have charges pending?		
If yes, provide explanation, date(s) and location(s).		

Has the applicant ever received a violation notice, suspension, or revocation for any liquor law violation, have charges pending; or has the applicant applied for and been denied a liquor or beer license anywhere in the United States?

Yes ☒ No ☐ ☐

If yes, provide explanation, date(s) and location(s):

Please see attached

I declare under the penalty of perjury in the second degree that this application and all attachments are true, correct, and complete to the best of my knowledge. I understand that any falsehood or omission will jeopardize the application as such falsehood or omission constitutes evidence regarding the character of the applicant.

State of Colorado County of Brownfield

Subscribed and sworn to before me this 17 day of August, 20 15.

My Commission Expires: 10/20/17

STEPHANIE L. DEVINE
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID# 19974019103
MY COMMISSION EXPIRES 10/20/2017

Signature [Signature] Title: Asst Sec.

[Signature]
Notary Public

DO NOT ALTER THESE FORMS IN ANY MANNER

FINANCIAL AFFIDAVIT
WADSWORTH OLD CHICAGO, INC.
DbA OLD CHICAGO
COLORADO SPRINGS, CO (WORLD ARENA)

Rock Bottom Restaurants, Inc. (parent company of Wadsworth Old Chicago, Inc.) will finance all necessary funds to complete the construction, furnishing of equipment, furnishing of inventory and all other particulars necessary to open and operate this restaurant.

All funds necessary to complete the construction, furnishing of equipment, inventory, and all other particulars necessary to open and operate the restaurant doing business as Old Chicago at 1579 E. Cheyenne Mountain Blvd. (estimated to be \$1.9 Million) will be provided to Wadsworth Old Chicago, Inc. by its parent company, Rock Bottom Restaurants, Inc., in the form of equity investment derived from cash generated from current operations (150 operating restaurants including over 20 in Colorado).

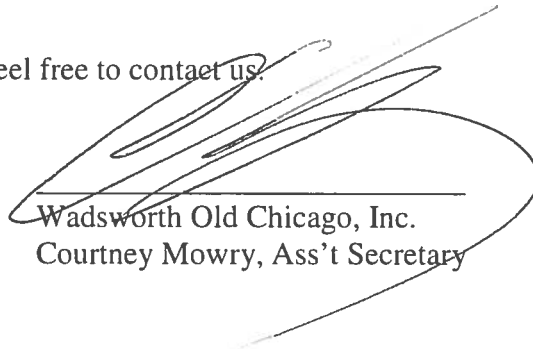
Investment Assumptions

Colorado Springs, CO

	Grand Total
FF&E	542,500
Leasehold Imprv.	547,074
Other Cap Ex	95,000
Total Gross Capital Investment	1,184,574

If additional financial details are needed, please feel free to contact us.

7/17/15
Date


Wadsworth Old Chicago, Inc.
Courtney Mowry, Ass't Secretary

STATE OF COLORADO

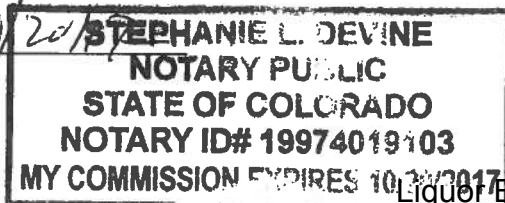
COUNTY OF BROOMFIELD

Courtney Mowry Personally appeared before me and acknowledged that the foregoing Waiver and Release Agreement was executed as his/her voluntary act and deed, this day of July 17, 2015. In witness whereof, I hereunto set my hand and official seal.

[SEAL]


Notary Public

My commission expires: 10/20/17



Other Liquor License Interests

CraftWorks Restaurant & Breweries Group, Inc. is the ultimate parent corporation of both Gordon Biersch Brewery Restaurant Group, Inc. and Rock Bottom Restaurants, Inc. Both Gordon Biersch Brewery Restaurant Group, Inc. and Rock Bottom Restaurants, Inc. currently collectively hold in excess of 200 alcohol beverage licenses in the following states: AZ, CA, CO, DC, FL, IA, ID, IL, IN, LA, GA, HI, KS, MA, MD, MN, MO, NC, NE, OH, OR, PA, VA, TN, TX, WA, and WI. Some of the alcoholic beverage licenses include brew pub class licenses which do grant limited manufacturing privileges. All other licenses are the equivalent of on-premise beer, wine, spirit licenses.

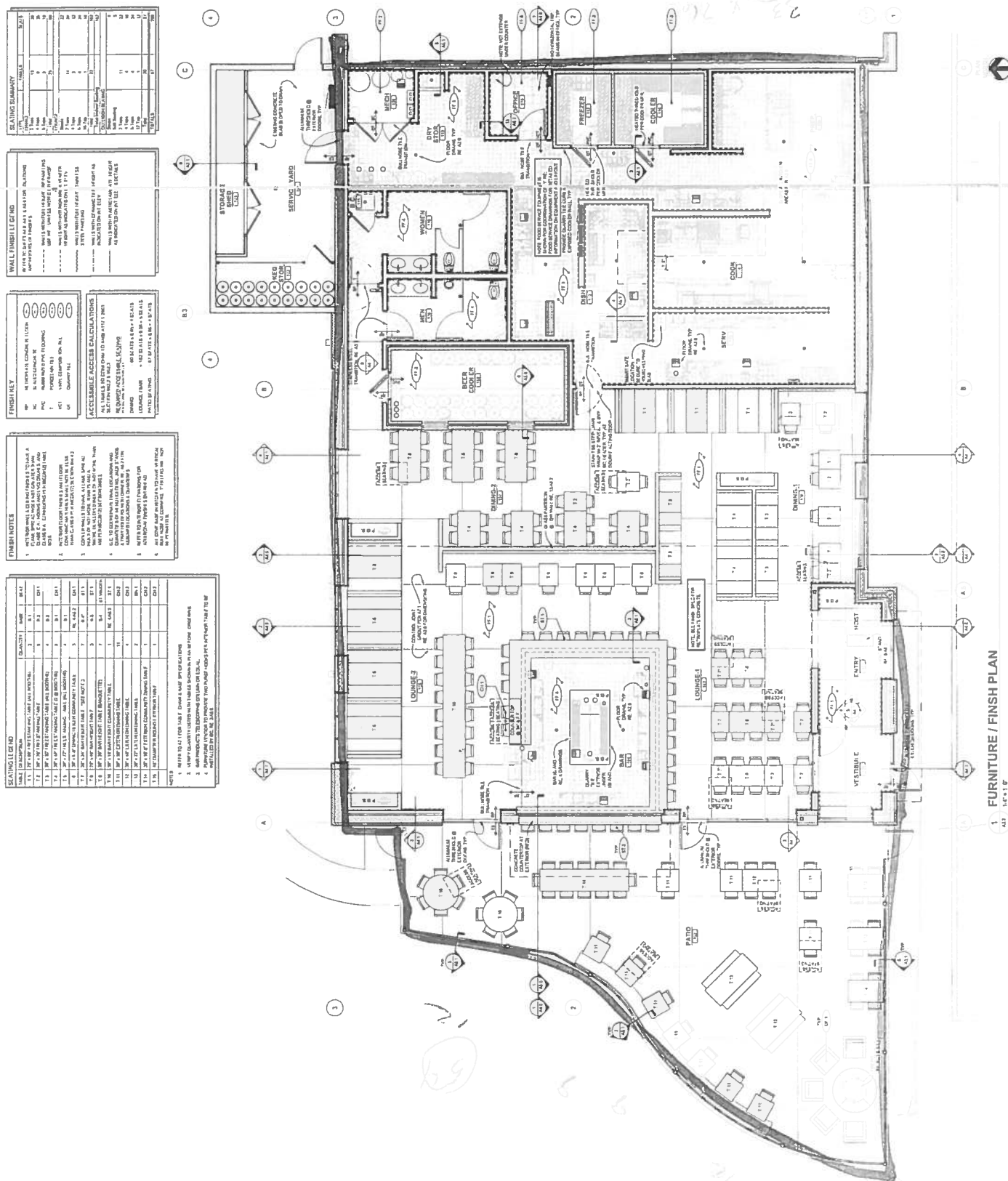
Upon request, we would be happy to furnish you with a comprehensive spreadsheet of all our alcohol beverage license activity over the last 20 years.

Liquor License violations / suspensions

CraftWorks Restaurant & Breweries Group, Inc. is the ultimate parent corporation of both Gordon Biersch Brewery Restaurant Group, Inc. and Rock Bottom Restaurants, Inc.

On infrequent occasions, the collective companies have had disciplinary actions taken against their licenses or permits. Most of the violations have been of an administrative nature, but on occasion over the past 20 years, the companies have been subject to violations for serving minors which may include suspension of our licenses for a day or more as a penalty. The companies have never had a license or permit revoked.

Upon request, we would be happy to furnish you with a comprehensive spreadsheet of all disciplinary actions against our liquor licenses.





OFFICE OF THE CITY CLERK

October 15, 2015

NOTICE OF HEARING

Wadsworth Old Chicago, Inc.
dba Old Chicago
8001 Arista Place, 5th Floor
Broomfield, CO 80021

Dear Applicant:

Pursuant to 12-47-312 of the Colorado Revised Statutes and Rule No. 7 of the Local Rules of procedure, I have the following report to make concerning the results of my investigation of the application you have filed for a new Hotel and Restaurant Liquor License at Wadsworth Old Chicago, Inc. dba Old Chicago, 1579 E. Cheyenne Mountain Boulevard, Colorado Springs, Colorado. Your application was filed on September 1, 2015, and within a two (2) year period prior to this date, the Local Licensing Authority was not denied an application at said location for the reason that the reasonable requirements of the neighborhood were satisfied by existing outlets.

It appears that you will be entitled to possession of the premises for which the application is made, and at this time, the premises you desire to license does not appear to be in violation of any Zoning Ordinances of the City of Colorado Springs, Colorado.

To date, the Police Department has not reported any objections to this application, and here are no schools within the limits as prohibited by law.

Pursuant to Rule 6.01, neighborhood boundaries have been established, and a listing of existing licenses of a similar type that are within the established boundary area for the proposed establishment is attached. A boundary map has also been enclosed for your convenience.

A public hearing will be held on your application at the meeting of the Liquor and Beer Licensing Board, commencing at **9:00 A.M., on November 6, 2015** in the Council Chamber of City Hall at 107 N. Nevada Avenue, and you must be present at that meeting. At this meeting, the Board will consider the factors outlined in Rule No. 9.08 of the Local Rules of Procedure, and it is your burden to provide the necessary evidence to satisfy the Board.

A public notice poster has been prepared for you to pick up from the City Clerk's Office. This notice poster must be posted by you at the proposed premises in a manner that is visible and conspicuous to the public no later than Tuesday, October 27, 2015.

If you have any questions, please contact Lee McRae at (719) 385-5106.

Sincerely,

Sarah B. Johnson
City Clerk

Liquor Survey Boundaries



CITY OF COLORADO SPRINGS

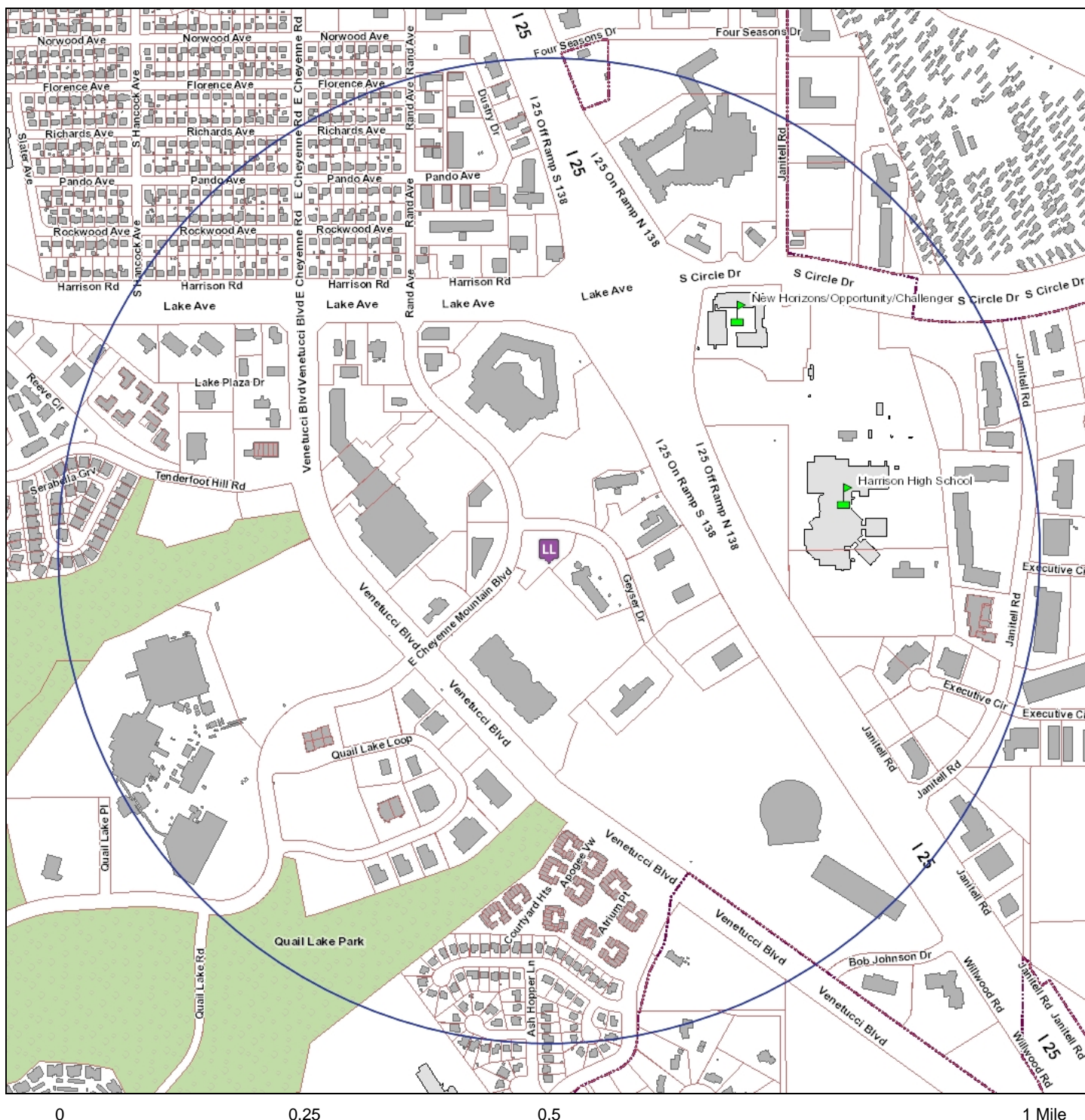
OFFICE OF THE CITY CLERK

WADSWORTH OLD CHICAGO, INC

d/b/a OLD CHICAGO

1579 E CHEYENNE MOUNTAIN BLVD

License ID: 29766



The survey boundary is 0.5 miles from the establishment

Map Prepared: 9/17/2015 7:25 AM

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OFFICE OF THE CITY CLERK

CERTIFIED LETTER ATTACHMENT

License ID: 29766

WADSWORTH OLD CHICAGO, INC.

d/b/a OLD CHICAGO

1579 E CHEYENNE MOUNTAIN BLVD

COLORADO SPRINGS, CO 80906

EXISTING SIMILAR LICENSES WITHIN BOUNDARY AREA

<u>Business d/b/a</u>	<u>Business Address</u>	<u>License Type</u>	
1) RESIDENCE INN	2765 GEYSER DR	Hotel & Restaurant	530.77 ft
2) CARRABBA'S ITALIAN GRILL - #602	2815 GEYSER DR	Hotel & Restaurant	596.46 ft
3) OUTBACK STEAKHOUSE #617	2825 GEYSER DR	Hotel & Restaurant	731.20 ft
4) DOUBLETREE HOTEL WORLD ARENA	1775 E CHEYENNE MOUNTAIN BLVD	Hotel & Restaurant	834.92 ft
5) BUFFALO WILD WINGS	2905 GEYSER DR	Hotel & Restaurant	909.51 ft
6) CHUCK E. CHEESE	2925 GEYSER DR	Beer & Wine	1,118.79 ft
7) CHILI'S HAMBURGER GRILL & BAR	1706 E CHEYENNE MTN BLVD	Hotel & Restaurant	1,417.61 ft
8) BROADMOOR WORLD ARENA-CENTERPLATE	3185 VENETUCCI BLVD	Hotel & Restaurant w/ Optional Premise	1,893.22 ft
9) HOTEL ELEGANTE CONFERENCE & EVENT CENTER	2886 S CIRCLE DR	Hotel & Restaurant	2,318.14 ft

CERTIFICATE OF MAILING

I, Lee McRae, hereby certify that I have mailed a true copy of the foregoing **NOTICE OF HEARING** by United States mail, first class postage paid, this 15th day of October, 2015 to the following address of record:

Wadsworth Old Chicago, Inc.
dba Old Chicago
8001 Arista Place, 5th Floor
Broomfield, CO 80021



Lee McRae
License Enforcement Officer
City Clerk's Office
30 S. Nevada Avenue
Colorado Springs, CO 80903