



OFFICE OF THE CITY CLERK

Received: CITY CLERK'S OFFICE

2017 MAR 16 P 4:15

**LIQUOR LICENSE APPLICATION OR
3.2% FERMENTED MALT BEVERAGE
LICENSE APPLICATION (ALCOHOL BEVERAGE)**

It shall be unlawful for any person to knowingly make any false statement or omit any pertinent information on any application for a license. In the event any person knowingly makes any false statement or omits any pertinent information on any application, that act or omission shall, in addition to all other remedies, be grounds for denial of the license or for suspension or revocation of any license issued upon the basis of the false statement. City Code § 2.1.404.

THIS APPLICATION MUST BE FULLY COMPLETE, WITH APPLICABLE FEES AND ALL REQUIRED ATTACHMENTS.
Return fully completed applications to the City Clerk's Office, 30 S. Nevada Avenue, Suite 101, 80903.



NEW LICENSE



TRANSFER OF OWNERSHIP

Type of License applying for (Check One)

- | | | | |
|---|--|---|--|
| <input type="checkbox"/> Hotel/Restaurant (or Resort) | <input type="checkbox"/> Hotel/Restaurant w/Optional | <input checked="" type="checkbox"/> Tavern | <input type="checkbox"/> Brew Pub |
| <input type="checkbox"/> Distillery Pub | <input type="checkbox"/> Vintner's Restaurant | <input type="checkbox"/> Beer and Wine | <input type="checkbox"/> Optional Premises |
| <input type="checkbox"/> Retail Liquor Store* | <input type="checkbox"/> Liquor Licensed Drugstore* | <input type="checkbox"/> Racetrack | <input type="checkbox"/> Arts |
| <input type="checkbox"/> Lodging & Entertainment | <input type="checkbox"/> 3.2% Beer On Premises | <input type="checkbox"/> 3.2% Beer Off Premises | <input type="checkbox"/> 3.2% Beer On & Off Premises |

* New Retail Liquor Store (RLS) and Liquor Licensed Drugstore (LLD) applications may not be within 1500' of an existing RLS or LLD location.

Section A: APPLICANT/LICENSEE INFORMATION

1. Name of Applicant/Licensee (list Corporation/LLC/Partnership/Association/Sole Proprietor):

LEAN FORWARD ENTERPRISES, LTD

2. Trade Name (DBA): PIKES PERK COFFEE AND TEA HOUSE

3. Premises Address: 5965 N. ACADEMY BLVD #203

City, State, Zip: COLO. SPRINGS, CO 80918

Location

Phone: 719-522-1432

Property Tax Schedule No.: 6316301028

Zoning: C5P

4. Mailing Address: 1160 DANLINK HORSE DR.

City, State, Zip: COLO. SPRINGS, CO 80919

Alt Phone: 719-650-7994

Primary Contact

Name And Title: MARC A. JOHNSON, PRINCIPAL

Email: johnson.maj@gmail.com

5. 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			

6. 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. Attach supplemental pages as needed. **NOTE: ATTACH ONE AFFIRMATION AND CONSENT (page 3), and ONE APPLICANT INTERVIEW (page 4), FOR EACH NAME LISTED.

NAME	POSITION HELD	%OWNED
MARC JOHNSON	OWNER / PRINCIPAL	100%

Section B: FINANCIAL INFORMATION

7. Source(s) of funds invested for total purchase, startup, and inventory costs (provide names, banks, and indicate checking, savings, loan, promissory note, gift or other). Attach supplemental pages as needed.

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

NAME/ADDRESS OF FUNDING SOURCE (bank(s), individual(s), et al.)	FUNDING SOURCE (checking/savings/ loan/ note/ gift)	AMOUNT
<u>1ST BANK</u>	<u>CHECKING</u>	
<u>USAA</u>	<u>SAVINGS</u>	<u>10,000</u>
TOTAL INVESTMENT IN BUSINESS:		\$ <u>10,000</u> 0

Section C: PREMISES / LOCATION INFORMATION

8. Registered Manager Name: Marc A. Johnson

9. Terms of legal possession for which application is made: ☐ OWN ☒ LEASE ☐ OTHER

If leased, provide the terms: START DATE: 7/2016 END DATE: 6/2021

DIMENSIONS OF PREMISES: 70'1" by 42' TOTAL SQUARE FOOTAGE: 3200

Is there a patio area? ☒ Yes ☐ No --- If yes, provide dimensions 35'7" by 4'9"

Anticipated number of employees: 10 Anticipated opening date: OPEN 6/27/2016

Will training be offered or required? ☒ Yes ☐ No --- If yes, through what agency? liquor license professionals

Section D: BACKGROUND INFORMATION

10. Has the applicant/licensee, any partners, any officers, any stockholders or directors, or any manager of said applicant previously been issued an alcohol beverage license, or have a financial interest in any alcohol beverage license in Colorado?

☐ Yes ☒ No IF YES, ATTACH a statement or affidavit of explanation, to identify the business and any current or former financial interest in said business including any loans to or from another license or licensee.

11. Has the applicant/licensee, any partners, any officers, any stockholders or directors, or any manager of said applicant ever received a violation notice, suspension, or revocation for any alcohol beverage license law violation, have charges pending, or been denied any alcohol beverage license anywhere in the United States?

☐ Yes ☒ No IF YES, ATTACH a statement or affidavit of explanation, including date(s) and location(s).

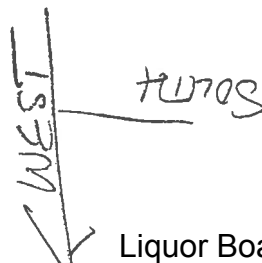
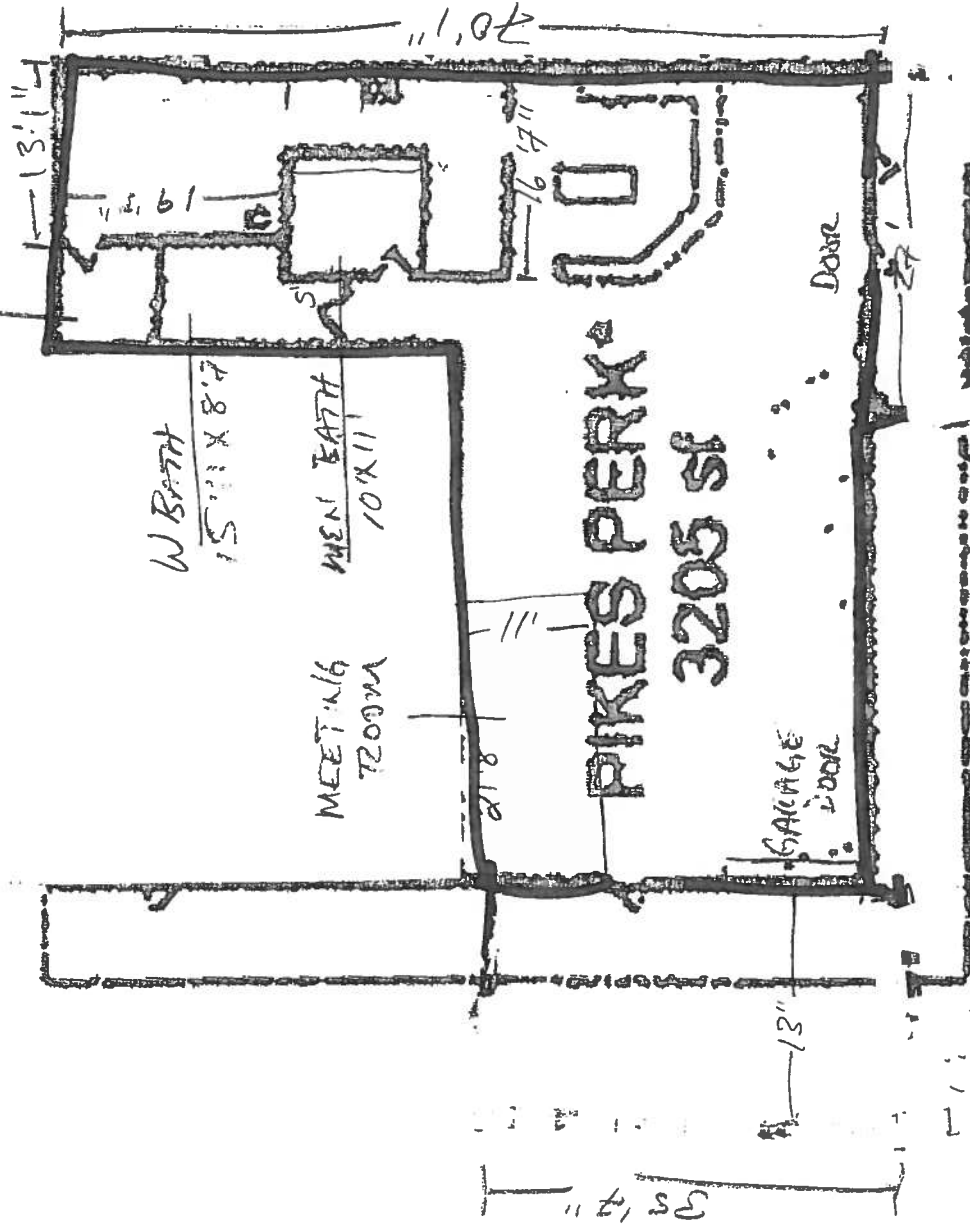
12. Has the applicant/licensee, any partners, any officers, any stockholders or directors, or any manager of said applicant ever been convicted of any crime, received a suspended sentence, a deferred sentence, or have charges pending?

☐ Yes ☒ No IF YES, ATTACH statement or affidavit of explanation, including date(s) and location(s).

13. List every individual applicant's prior experience in the sale of alcoholic beverages. Attach supplement as needed.

Business Name & Address	Applicant's Name	Experience/Position	Dates
<u>N/A</u>			

OFFICE 8'4" X 8'9"



<p>BEFORE THE COLORADO SPRINGS LIQUOR AND BEER LICENSING BOARD CITY OF COLORADO SPRINGS, STATE OF COLORADO Address: 107 North Nevada Avenue Council Chambers, City Hall Colorado Springs, CO 80903</p>	<p>CITY CLERK'S OFFICE 2017 MAY 30 A 11: 00</p>
<p>IN THE MATTER OF:</p> <p>Lean Forward Enterprises, LTD d/b/a Pikes Perk Coffee and Tea House 5965 N. Academy Boulevard, #203 Colorado Springs, CO 80918 Mailing Address: 1160 Dancing Horse Drive Colorado Springs, CO 80919</p>	<p>▲ BOARD USE ONLY ▲</p>
	<p>Application No: N-32148</p>
<p>NOTICE OF HEARING AND INITIAL FINDINGS OF FACT</p>	

NOTICE OF HEARING

This matter comes before the Board for hearing on **Friday, June 16, 2017 at 9:00 A.M.** in the **City Council Chambers of City Hall at 107 N. Nevada Avenue** upon Lean Forward Enterprises, LTD d/b/a Pikes Perk Coffee and Tea House ("Applicant") application for a new Tavern Liquor License at 5965 N. Academy Boulevard, #203, Colorado Springs, CO 80918.

At this meeting, the Board will consider the factors outlined in Rule No. 9.08 of the Local Rules of Procedure, and it is the Applicant's burden to provide the necessary evidence to satisfy the Board.

A public notice poster has been prepared for the Applicant to pick up from the City Clerk's Office at 30 S. Nevada Avenue, Suite 101. This notice poster must be posted by the Applicant at the proposed premises in a manner that is visible and conspicuous to the public no later than Tuesday, June 6, 2017. Any applicable needs and desires petitions, remonstrances, and other reports or statements in writing must be filed with the City Clerk's Office by 12:00 P.M. on Tuesday, June 13, 2017.

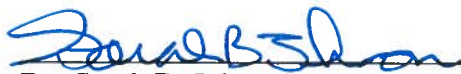
Pursuant to C.R.S. §12-47-312 and Local Rule No. 7 the Local Licensing Authority, through the Office of the City Clerk, has conducted an investigation into Applicant's application. NOW THEREFORE these Initial Findings of Fact are presented.

INITIAL FINDINGS OF FACT

- I. Applicant's application was filed on March 16, 2017, and within a two (2) year period prior to this date, the Local Licensing Authority has not denied an application at the above referenced location for the reason that the reasonable requirements of the neighborhood were satisfied by existing outlets.
- II. Applicant will be entitled to possession of the premises for which the application is made pursuant to a lease, rental agreement, or other arrangement for possession of the premises, or by virtue of ownership thereof as evidence by the possession documents submitted by Applicant and contained in the administrative file.
- III. The location of the premises to be licensed appears to be in compliance with the Zoning Ordinances of the City of Colorado Springs as evidenced by the Land use review report submitted by the Planning and Development Department of the City of Colorado Springs.
- IV. The location of the premises to be licensed appears to be in compliance with the distance prohibition in regard to any public or parochial school or the principal campus of any college, university or seminary.
- V. The Colorado Springs Police Department has conducted a background investigation into Applicant and there are no objections to Applicant at this time.
- VI. A review of Applicant's finances did not disclose any unlawful financial assistance as prohibited in C.R.S. §12-47-308.
- VII. Applicant is not a person prohibited as a licensee pursuant to C.R.S. §12-47-307.
- VIII. Pursuant to Local 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 and boundary map are attached.

ON BEHALF OF THE LOCAL LICENSING AUTHORITY done May 30, 2017.

FOR THE CITY OF COLORADO
SPRINGS LIQUOR AND BEER
LICENSING BOARD



By: Sarah B. Johnson
City Clerk

Direct questions regarding this notice and hearing to Lee McRae at 719-385-5106.

Liquor Survey Boundaries



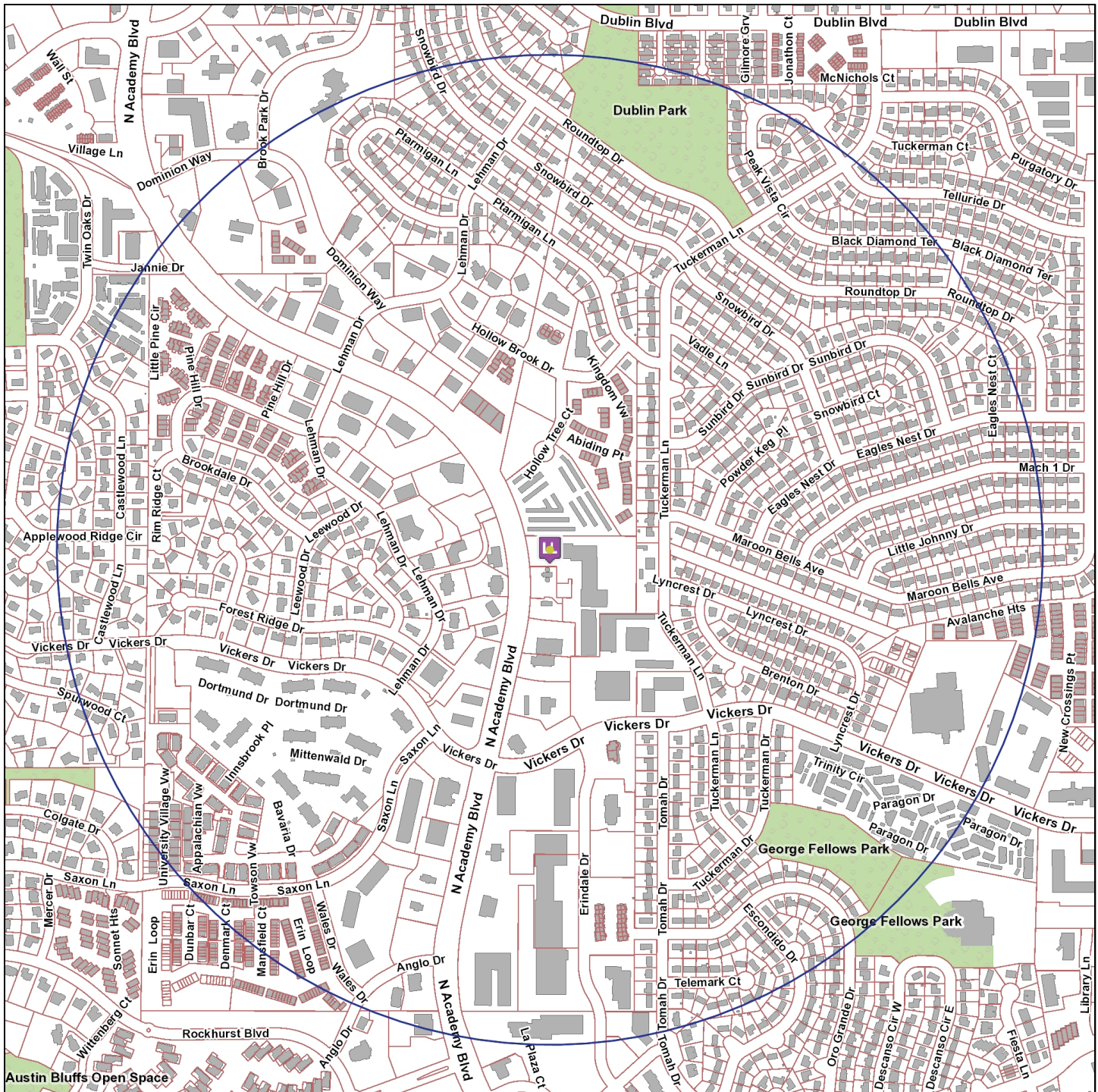
LEAN FORWARD ENTERPRISES, LTD

d/b/a PIKES PERK COFFEE AND TEA HOUSE

5965 N ACADEMY BLVD #203

OFFICE OF THE CITY CLERK

License ID: 32148



The survey boundary is 0.5 miles from the establishment

Map Prepared: 5/30/2017 7:07 AM

Copyright © 2017 City of Colorado Springs on behalf of the Colorado Springs Utilities. All rights reserved. This work, and/or the data contained hereon, may not be modified, republished, used to prepare derivative works or commercially exploited in any manner without the prior express written consent of the City of Colorado Springs. This work was prepared utilizing the best data available at the time of creation. Neither the City of Colorado Springs, the Colorado Springs Utilities, nor any of their employees makes any warranty, express or implied, or assumes any legal liability or responsibility for accuracy, completeness, or usefulness of any data contained hereon. The City of Colorado Springs, Colorado Springs Utilities, and their employees explicitly disclaim any responsibility for the data contained hereon.



OFFICE OF THE CITY CLERK

HEARING LETTER ATTACHMENT

License ID: 32148

LEAN FORWARD ENTERPRISES, LTD

d/b/a PIKES PERK COFFEE AND TEA HOUSE

5965 N ACADEMY BLVD #203

COLORADO SPRINGS, CO 80918

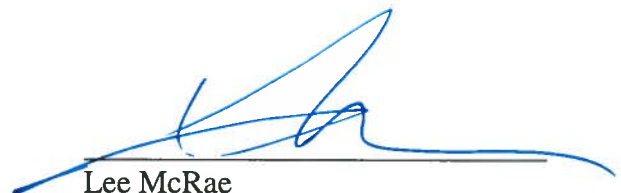
EXISTING SIMILAR LICENSES WITHIN BOUNDARY AREA

<u>Business d/b/a</u>	<u>Business Address</u>	<u>License Type</u>	
1) J SUSHI & BAR	5975 N ACADEMY BLVD	Hotel & Restaurant	284.95 ft
2) CHILI'S - COLORADO SPRINGS	5807 N ACADEMY BLVD	Hotel & Restaurant	1,046.36 ft
3) THE WHISKEY BARON DANCE HALL AND SALOON	5783 N ACADEMY BLVD	Tavern	1,196.30 ft
4) MAKINO ASIAN BISTRO	5760 N ACADEMY BLVD	Hotel & Restaurant	1,392.63 ft
5) THIRD SPACE COFFEE	5670 N ACADEMY BLVD	Beer & Wine	1,912.06 ft
6) INDIA PALACE RESTAURANT	5644 N ACADEMY BLVD	Hotel & Restaurant	2,118.23 ft
7) PUEBLO VIEJO FAMILY MEXICAN REST	5598 N ACADEMY BLVD	Hotel & Restaurant	2,410.76 ft

CERTIFICATE OF MAILING

I, Lee McRae, hereby certify that I have mailed a true copy of the foregoing **NOTICE OF HEARING AND INITIAL FINDINGS OF FACT** by United States mail, first class postage paid, on May 30, 2017 to the following address of record:

Lean Forward Enterprises, LTD
dba Pikes Perk Coffee and Tea House
1160 Dancing Horse Drive
Colorado Springs, CO 80919



Lee McRae
License Enforcement Officer
City Clerk's Office
30 S. Nevada Avenue, Suite 101
Colorado Springs, CO 80903

CC: johnson.maj@gmail.com
'Kent Freudenberg' <kent@kentfreudenberglaw.com>