



OFFICE OF THE CITY CLERK

Received:

CITY CLERK'S OFFICE

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**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)

- ☐ Hotel/Restaurant (or Resort) ☐ Hotel/Restaurant w/Optional ☐ Tavern ☐ Brew Pub
☐ Distillery Pub ☐ Vintner's Restaurant ☒ Beer and Wine ☐ Optional Premises
☐ Retail Liquor Store* ☐ Liquor Licensed Drugstore* ☐ Racetrack ☐ Arts
☐ Lodging & Entertainment ☐ 3.2% Beer On Premises ☐ 3.2% Beer Off Premises ☐ 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):

Zoe's Colorado, LLC

2. Trade Name (DBA): Zoe's Kitchen

3. Premises Address: 1612 South Nevada, Suite 110 ⁸⁰⁹⁰⁶
City, State, Zip: **Location Phone:** 719-387-9720

Property Tax Schedule No.: 6419314041 **Zoning:** C5 CU SS

4. Mailing Address: 5760 State Highway 121, Suite 250
City, State, Zip: **Alt Phone:** 214-436-8765 ext. 4254

Primary Contact Name And Title: Maria Martinez ^{Plano TX 75024} **Email:** mariamartinez@zoeskitchen.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
Zoe's Kitchen USA, LLC	Parent Company	100
Michael Todd	Officer	0
Kevin Miles	Officer	0
Sunil Doshi	Officer	0

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
Wells Fargo	Existing Corporate Funds	800000
TOTAL INVESTMENT IN BUSINESS:		\$ 800000 0

Section C: PREMISES / LOCATION INFORMATION

8. Registered Manager Name: ~~Lisa Murray~~ Sara Pittser

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

If leased, provide the terms: START DATE: 1/18/2018 END DATE: 1/31/2028

DIMENSIONS OF PREMISES: See Attached TOTAL SQUARE FOOTAGE: 3538

Is there a patio area? ☒ Yes ☐ No -- If yes, provide dimensions See Attached

Anticipated number of employees: 20-30 Anticipated opening date: 1/18/2018

Will training be offered or required? ☒ Yes ☐ No -- If yes, through what agency? In-House

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
Zoe's Colorado, LLC	Michael Todd	Corporate Officer	2016-Present
Multiple Locations			
Zoe's Colorado, LLC	Sunil Doshi	Corporate Officer	2016- Present
Multiple Locations			
Zoe's Colorado, LLC	Kevin Miles	Corporate Officer	2016- Present
Multiple Locations			

Colorado Liquor Licenses

Licensee Name	DBA	License #	License Type	Expires	Street Address	City	State	ZIP
Zoe's Colorado, LLC	Zoe's Kitchen	4706666	Beer & Wine (City)	07/24/2018	1695 29 th Street #1248	Boulder	CO	80301
Zoe's Colorado, LLC	Zoe's Kitchen	4706556	Beer & Wine (City)	07/20/2018	1920 17 th Street	Denver	CO	80202
Zoe's Colorado, LLC	Zoe's Kitchen	4706433	Beer & Wine (City)	05/18/2018	4550 Main Street, Unit 600	Westminster	CO	80031
Zoe's Colorado, LLC	Zoe's Kitchen	4706480	Beer & Wine (County)	06/01/2018	8501 West Bowles Avenue, Unit 1085	Littleton	CO	80123
Zoe's Colorado, LLC	Zoe's Kitchen	4706497	Beer & Wine (City)	05/22/2018	3100 South College Avenue, Suite 130	Fort Collins	CO	80525
Zoe's Colorado, LLC	Zoe's Kitchen	4707033	Beer & Wine (City)	01/12/2019	1 Flatiron Crossing Drive, Suite 324	Broomfield	CO	80021
Zoe's Colorado, LLC	Zoe's Kitchen	4708030	Beer & Wine (City)	06/20/2018	5697 Barnes Road, Suite 100	Colorado Springs	CO	80922
Zoe's Colorado, LLC	Zoe's Kitchen	4708471	Beer & Wine (City)	08/08/2018	4987 Factory Shops Blvd. Space B-100	Castle Rock	CO	80108

BEFORE THE LOCAL LIQUOR AND BEER LICENSING AUTHORITY, CITY OF COLORADO SPRINGS, STATE OF COLORADO Address: 30 South Nevada Avenue, Suite 101 Colorado Springs, CO 80903 Telephone: (719) 385-5901 Fax Number: (719) 385-5114 Email: cityclerk@springsgov.com	CITY CLERK'S OFFICE 2018 APR 12 A 9:21 ▲ CLERK USE ONLY ▲
IN THE MATTER OF: APPLICANT Zoe's Colorado, LLC d/b/a Zoe's Kitchen 1612 S. Nevada Avenue, #110 Colorado Springs, CO 80906 Mailing Address: 5760 State Highway 121, #250 Plano, TX 75024	Application No: N-33658

NOTICE OF HEARING AND INITIAL FINDINGS OF FACT

NOTICE OF HEARING

This matter comes before the Local Licensing Authority Hearing Officer for hearing on **Friday, May 4, 2018 at 9:00 A.M. in Division 2, Municipal Court Building, 224 E. Kiowa Street, Colorado Springs, CO 80903** upon Zoe's Colorado, LLC d/b/a Zoe's Kitchen ("Applicant") application for a new Beer and Wine License at 1612 S. Nevada Avenue, #110, Colorado Springs, CO 80906.

At this meeting, the Hearing Officer will consider the factors outlined in Rule No. 9.08 of the Liquor and Beer Rules and Regulations for the City of Colorado Springs ("City Rules"), and it is the Applicant's burden to provide the necessary evidence to satisfy the Local Licensing Authority.

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, April 24, 2018. 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, May 1, 2018.

Pursuant to C.R.S. §12-47-312 and City 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 January 19, 2018, 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, pursuant to C.R.S. §12-47-313(1)(a)(I) and City Rule 7.00(A)(1).
- 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, pursuant to C.R.S. §12-47-313(1)(b) and City Rule 7.00(A)(2).
- 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, pursuant to C.R.S. §12-47-313(1)(c) and City Rule 7.00(A)(3).
- 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, pursuant to C.R.S. §12-47-313(1)(d) and City Rule 7.00(A)(4).
- V. Pursuant to C.R.S. §12-47-307(1)(a)(VI), 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 City 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 April 12, 2018.

FOR
THE CITY OF COLORADO SPRINGS
LOCAL LICENSING AUTHORITY



By: Sarah B. Johnson
City Clerk

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

Liquor Survey Boundaries



ZOE'S COLORADO, LLC
d/b/a ZOE'S KITCHEN
1612 S NEVADA AVE #110

OFFICE OF THE CITY CLERK
License ID: 33658



The survey boundary is 0.5 miles from the establishment

Map Prepared: 4/11/2018 8:28 AM

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OFFICE OF THE CITY CLERK

HEARING LETTER ATTACHMENT

License ID: 33658

ZOE'S COLORADO, LLC

d/b/a ZOE'S KITCHEN

1612 S NEVADA AVE #110

COLORADO SPRINGS, CO 80906

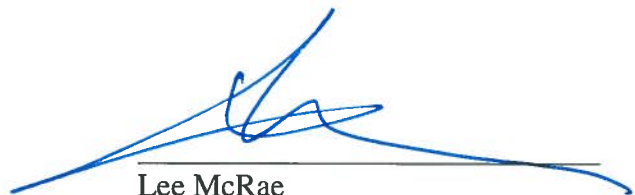
EXISTING SIMILAR LICENSES WITHIN BOUNDARY AREA

<u>Business d/b/a</u>	<u>Business Address</u>	<u>License Type</u>	
1) ARCEO'S	1605 S NEVADA AVE	Hotel & Restaurant	358.36 ft
2) PRIME 25	1605 S TEJON ST	Hotel & Restaurant	552.01 ft
3) THE BLUSH SALON	1505 S TEJON ST	Beer & Wine	564.43 ft
4) IVYWILD TAVERN	1529 S NEVADA AVE	Tavern	627.90 ft
5) EDELWEISS RESTAURANT, INC.	34 E RAMONA ST	Hotel & Restaurant	675.66 ft
6) BLUE STAR, THE	1645 S TEJON ST	Hotel & Restaurant	794.14 ft
7) THE MILLIBO ART THEATRE	1626 S TEJON ST	Arts	915.27 ft
8) THE OLD SCHOOL BAKERY	1604 S CASCADE AVE	Hotel & Restaurant	1,220.30 ft
9) RANCHO ALEGRE	1899 S NEVADA AVE	Hotel & Restaurant	1,342.56 ft
10) SUSHI RING RESTAURANT	1861 S NEVADA AVE	Beer & Wine	1,413.10 ft
11) QDOBA MEXICAN EATS	1916 SOUTHGATE RD	Hotel & Restaurant	2,419.24 ft
12) WINGSTOP #3	1914 SOUTHGATE RD	Hotel & Restaurant	2,482.00 ft
13) LARKBURGER	1904 SOUTHGATE RD	Beer & Wine	2,550.87 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 April 13, 2018 to the following address of record:

Zoe's Colorado, LLC
dba Zoe's Kitchen
5760 State Highway 121, #250
Plano, TX 75024



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

CC: mariamartinez@zoeskitchen.com