

**BEFORE THE LOCAL LIQUOR AND BEER
LICENSING AUTHORITY,
CITY OF COLORADO SPRINGS,
STATE OF COLORADO**

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CITY CLERK'S OFFICE

2019 APR 11 A 10:46

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IN THE MATTER OF:

APPLICANT

Notorious Nipps, LLC
d/b/a **Vultures**
15 Iowa Avenue
Colorado Springs, CO 80909
Mailing Address:
813 E. Moreno Avenue
Colorado Springs, CO 80903

Application No: N-34670

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 3, 2019 at 9:00 A.M. in Division 2, Municipal Court Building, 224 E. Kiowa Street, Colorado Springs, CO 80903** upon Notorious Nipps, LLC d/b/a Vultures ("Applicant") application for a new Hotel and Restaurant Liquor License at 15 Iowa Avenue, Colorado Springs, CO 80909.

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 23, 2019**. 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, April 30, 2019.

Pursuant to C.R.S. §44-3-312 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 October 5, 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. §44-3-313(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. §44-3-313(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. §44-3-313(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. §44-3-313(1)(d) and City Rule 7.00(A)(4).
- V. Pursuant to C.R.S. §44-3-307(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. §44-3-308.
- VII. Applicant is not a person prohibited as a licensee pursuant to C.R.S. §44-3-307.
- 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 11, 2019.

FOR
THE CITY OF COLORADO SPRINGS
LOCAL LICENSING AUTHORITY



By: Sarah B. Johnson
City Clerk

Direct questions regarding this notice and hearing to Colin M. Gordon at 719-385-5107.

Liquor Survey Boundaries

NOTORIOUS NIPPS LLC

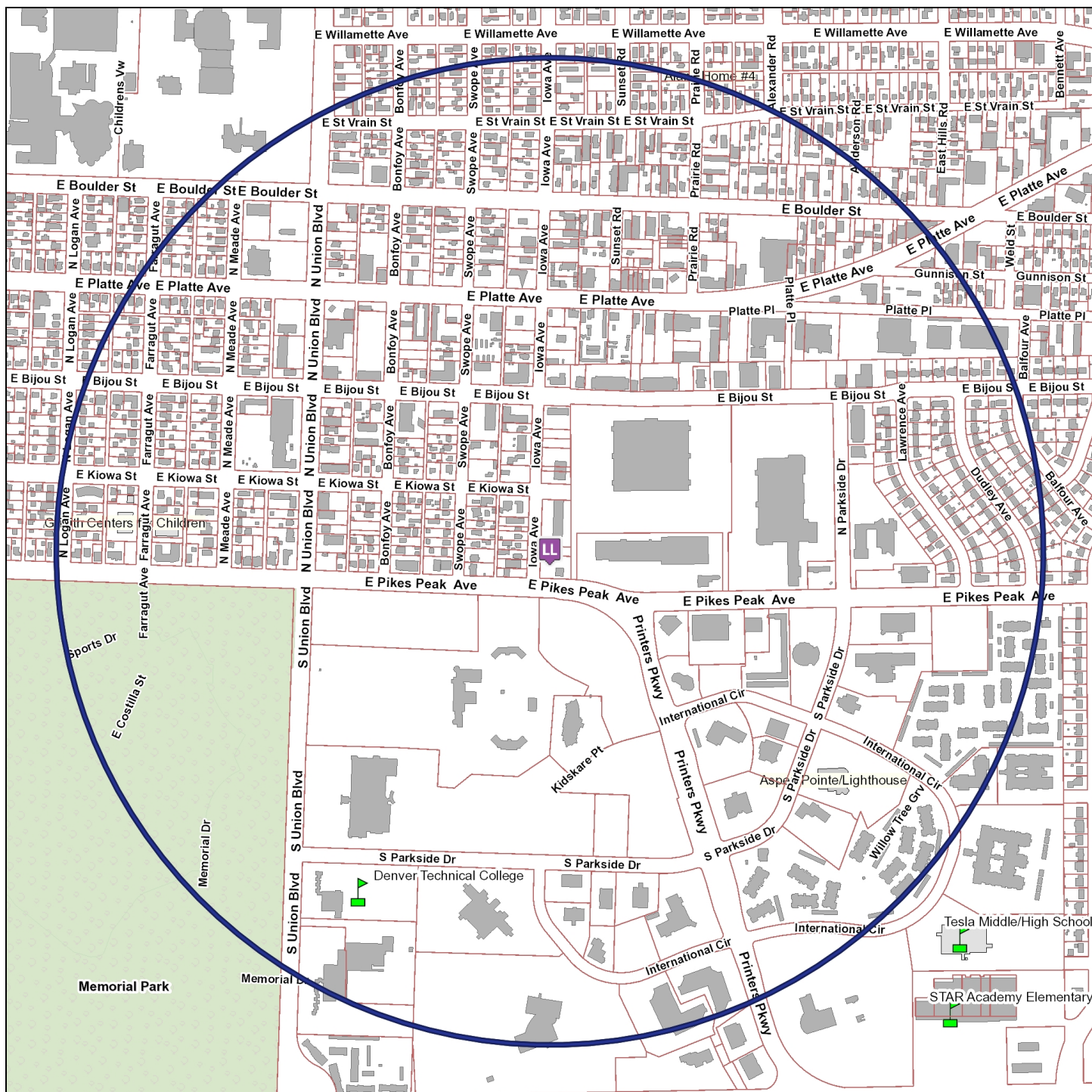
d/b/a VULTURES

15 IOWA AVE



OFFICE OF THE CITY CLERK

License ID: 34670



The survey boundary is 0.5 miles from the establishment

Map Prepared: 4/9/2019 9:20 AM

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OFFICE OF THE CITY CLERK

HEARING LETTER ATTACHMENT

License ID: 34670

NOTORIOUS NIPPS LLC

d/b/a VULTURES

15 IOWA AVE

COLORADO SPRINGS, CO 80909

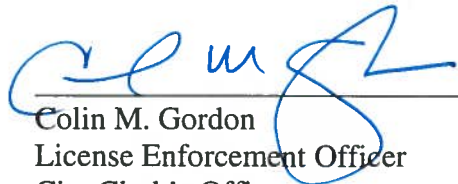
EXISTING SIMILAR LICENSES WITHIN BOUNDARY AREA

<u>Business d/b/a</u>	<u>Business Address</u>	<u>License Type</u>	
1) UWE'S GERMAN RESTAURANT	31-33 IOWA AVE N	Hotel & Restaurant	148.08 ft
2) LA CARRETA	35 & 37 N IOWA AVE	Hotel & Restaurant	203.90 ft
3) BUTCH'S SKYBOX	2102 E BIJOU ST	Tavern	914.35 ft
4) THE PEAK TAVERN	2001 E PLATTE AVE	Tavern	1,295.90 ft
5) THE ANGRY PIRATE	2100 E PLATTE AVE	Tavern	1,434.01 ft
6) STARGAZER'S THEATRE AND EVENT CENTER	10 S PARKSIDE DR	Tavern	1,472.67 ft
7) THE BLACK SHEEP	2106 E PLATTE AVE	Tavern	1,476.44 ft
8) CHINA VILLAGE	203 N UNION BLVD	Hotel & Restaurant	1,511.03 ft
9) TAQUERIA LA UNICA	2306 E PLATTE AVE	Hotel & Restaurant	1,683.25 ft
10) QUIJOTES MEXICAN GRILL	204-208 N UNION BLVD	Hotel & Restaurant	1,733.42 ft
11) ROYAL CASTLE LOUNGE & GRILL	2351 - 2361 PLATTE PL	Hotel & Restaurant	1,870.29 ft
12) COLORADO SPRINGS BIKINI BAR	2510 E BIJOU ST	Tavern	1,930.05 ft
13) DRAGON GATE CHINESE RESTAURANT	323 N UNION BLVD	Hotel & Restaurant	2,094.55 ft

CERTIFICATE OF MAILING

I, Colin M. Gordon, 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 11, 2019 to the following address of record:

Notorious Nipps, LLC
dba Vultures
813 E. Moreno Avenue
Colorado Springs, CO 80903



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

CC: Lawrence.Lucero@D11.org
aspenmnipp@gmail.com