

**LIQUOR AND BEER MEETING  
LOCAL LICENSING AUTHORITY  
CITY OF GRAND JUNCTION, COLORADO  
MUNICIPAL HEARING ROOM, CITY HALL, 250 NORTH 5<sup>TH</sup> STREET**

**MINUTES  
WEDNESDAY, JANUARY 15, 2020, 2:00 P.M.**

**HEARING OFFICER SAM D. STARRITT**

**I. CALL TO ORDER**

The meeting was called to order at 2:01 p.m. Those present were Hearing Officer Sam Starritt, City Attorney John Shaver and Deputy City Clerk Janet Harrell.

**II. APPLICATIONS TO RENEW LIQUOR AND BEER LICENSES**

1. Walterscheid Investment Consulting, Inc. dba All Pro Liquor, 2913 Patterson Road #104, Grand Junction, CO 81504-5488, Liquor Store
2. Volleys, LLC dba Volleys, 304/330 North Avenue, Grand Junction, CO 81501, Tavern
3. Target Corporation dba Target Store T-0093, 2422 Hwy 6 & 50, Unit C, Grand Junction, CO 81505, Fermented Malt Beverage – Off Premises
4. Vitamin Cottage Natural Food Markets, Inc. dba Natural Grocers, 2464 Hwy 6 & 50, Unit 124, Grand Junction, CO 81505, Fermented Malt Beverage – Off Premises
5. Love's Travel Stops & Country Stores, Inc. dba Love's Travel Stops #517, 748 22 Road, Grand Junction, CO 81505, Fermented Malt Beverage – Off Premises
6. Chipotle Mexican Grill, Inc. dba Chipotle Mexican Grill, 2504 Hwy 6 & 50 Suite 300, Grand Junction, CO 81505, Hotel & Restaurant
7. Breckenridge Ale House GJ, LLC dba Breckenridge Ale House, 2531 N 12<sup>th</sup> Street, Grand Junction, CO 81501, Hotel & Restaurant
8. VAT, LLC dba Jack Rabbit Liquor, 2681 Unaweep Avenue, Grand Junction, CO 81503, Liquor Store

Hearing Officer Starritt read the renewals into the record and verified with Ms. Harrell the applications were in order. He asked if anyone was present to speak against any of the renewal applications. Annette Collier, James Hodge and Michelle Nelson were present to speak against the renewal application for Breckenridge Ale House due to noise issues. Ms. Collier submitted a CD-R disc titled "Ale House 2018-2019" and a letter signed by those present as well as other neighbors. Hearing Officer Starritt found no grounds to deny the renewal application. City Attorney Shaver referred the

information submitted to the Grand Junction Police Department CRU (Community Resource Unit) for review. Renewal applications #1 through #8 were approved.

### **III. APPLICATION FOR NEW LIQUOR LICENSE – RESOLUTION, FINDINGS AND DECISION**

1. Golden Gate Petroleum of Nevada, LLC dba Golden Gate Gas, 399 29 Road, Grand Junction, CO 81501, Fermented Malt Beverage – Off Premises

Sole Member: Dennis O’Keefe, 5940 Cartier Drive, Reno, NV 89511

Ms. Harrell reported the paperwork was in order and read the results of the survey (attached). Lewis Roca Rothgerber Christie, LLP Associate Attorney Dietrich Hoefner, Golden Gate Gas Colorado District Manager Brent Gruis and Oedipus, Inc. Owner/Operator Max Scott were present on behalf of the applicant. Mr. Gruis noted the company has a strict alcohol service policy. Mr. Scott answered questions about how the survey was conducted.

Hearing Officer Starritt asked if anyone was present to speak against the application. There was no one. He said based on the information presented, the needs and desires of the neighborhood are not being met by the current licenses in the area and approved the application. The City Clerk’s Office will prepare a resolution of findings for Hearing Officer Starritt’s signature.

### **IV. APPLICATION FOR SPECIAL EVENT PERMIT**

1. Grand Junction Lodge #270, Loyal Order of Moose (LOM), 567 25 ½ Road, Grand Junction, CO 81505 - “Grand Valley Raptors Fundraiser – 2020” Located at 567 25 ½ Road, Grand Junction, CO 81505 on February 8, 2020 from 1:00 p.m. to 7:00 p.m.

Administrator: Jerry Schrock, 2952 Bonito Lane, Grand Junction, CO 81504  
Event Manager: Andy Weaver, 499 Fremont Street, Fruita, CO 81521

LOM Administrator Jerry Schrock and Grand Valley Raptors Director/Coach and Event Manager Andy Weaver answered a series of questions regarding the event location, security and how it will be conducted lawfully.

Hearing Officer Starritt asked if anyone present was in opposition of this special event permit being issued. There was no one. Hearing Officer Starritt entered Exhibits “A” and “B” (attached) into the record.

Hearing Officer Starritt found that pursuant to Colorado State Statute 44-5-106, there are no grounds to deny the special event permit; it would not be injurious to the public welfare because of the nature of the special event, its location within the community, or the failure of the applicant in a past special event to conduct the event in compliance with applicable laws. The application for a special event permit submitted by Grand Junction Lodge #270, Loyal Order of Moose for the “Grand Valley Raptors Fundraiser - 2020” was in order and approved.

**V. OTHER BUSINESS**

There was none.

**VI. ADJOURNMENT**

The meeting adjourned at 2:50 p.m.

**NEXT REGULAR MEETING – February 5, 2020**



MEMO: Local Licensing Authority  
FROM: Janet Harrell, Deputy City Clerk  
DATE: January 10, 2020  
SUBJECT: Golden Gate Petroleum of Nevada, LLC dba Golden Gate Gas – 399 29 Road, Grand Junction, CO 81501 – Fermented Malt Beverage – Off Premises License

A liquor license application permitting sales of sealed malt beverages not for consumption at place where sold, was filed with the Local Licensing Authority on November 26, 2019 and on January 1, 2020 a legal notice was published in the Daily Sentinel and a "Notice of Hearing" was posted on the property on or before noon.

A survey was conducted by Oedipus, Inc. (results attached) to address the reasonable requirements of the neighborhood. The neighborhood was defined as the area bounded by I-70 B on the north, C ½ Road on the south, 30 Road on the east, and 28 Road on the west, and includes both sides of the outer boundary streets. The City Clerk's Office reviewed the findings by Oedipus, Inc. and obtained the following results (map attached).

Business Results (green map pins):	Residential Results (yellow map pins):
FAVOR: 34	FAVOR: 133
OPPOSE: 4	OPPOSE: 12

Six responses were disqualified for the following reasons: incomplete entry (1), address not verified (1), not age 21 or over (1), address not within survey boundary (2) and not a business owner/manager (1).

To date, no letters of opposition or counter petitions have been filed.

The Grand Junction Police Department will investigate the individuals for local criminal history. Reports have also been requested from the City of Grand Junction Sales Tax Department, the Fire Department, and Mesa County Health Department.

The number of similar City licenses within in the survey area are as follows:

**Retail Liquor Store – 1 (Kokopelli Liquors)**  
**Fermented Malt Beverage (Off Premises) – 1 (Maverik #482)**

cc: Richard McCann on behalf of the applicant  
Oedipus, Inc., Survey Company  
Sam D. Starritt, Hearing Officer  
John Shaver, City Attorney  
Meghan Woodland, Grand Junction Police Department  
File

**PETITION/OPINION POLL RESULTS**

1. <u>Total Doorknocks:</u>		
Not-at-Homes and/or Business Owners/Managers Not Available		179
Not Qualified to Sign		4
Preferred to Not Participate		17
Parties in Interest that Participated		186
Deleted Signatures		<u>3</u>
<b>Total Base Figure</b>		<b>389</b>
2. <u>Qualified Contacts:</u>		
A. <u>Signatures</u>		
Signatures Favoring Issuance		170
Businesses	34	
Residences	136	
Signatures Opposing Issuance		16
Businesses	4	
Residences	12	
<b>Total Contacts</b>		<b>186</b>
B. <u>Breakdown of Reasons of Signatures in Opposition:</u>		
No Need	5	
Abhorrence of Alcohol	6	
Religious Objections	1	
Usage Objections	0	
Miscellaneous Reasons	4	
No Reason Given	<u>0</u>	
<b>Total Signatures</b>	<b>16</b>	

C. Breakdown of Signatures Favoring and Opposing:

Favoring Issuance (Based on Needs/Desires)	170	=	91.39%
Opposing Issuance (Based on Needs/Desires)	5	=	2.69%
Abhorrence of Alcohol	6	=	3.23%
Religious Objections	1	=	0.54%
Usage Objections (Commercial, Traffic, Parking, Crime)	0	=	0.00%
Other Miscellaneous Reasons	4	=	2.15%
No Reason Given	<u>0</u>	=	<u>0.00%</u>
<b>Total Base Figure</b>	<b>186</b>	=	<b>100.00%</b>

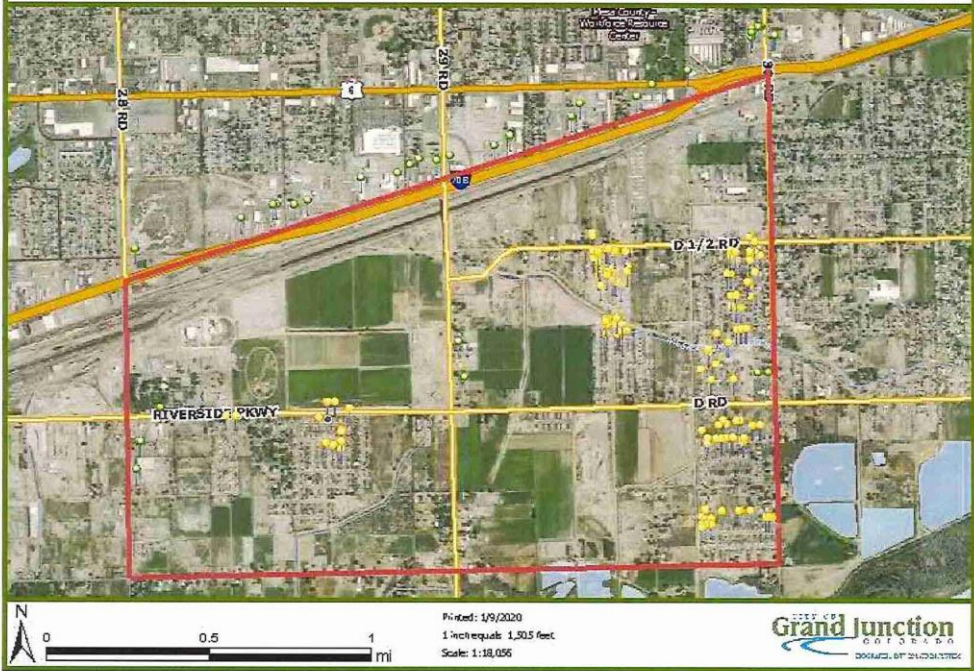
3. Needs and Desires Signatures:

Signatures Favoring Issuance (Based on Needs/Desires)	170	=	97.14%
Signatures Opposing Issuance (Based on Needs/Desires)	<u>5</u>	=	<u>2.86%</u>
<b>Total Base Figure</b>	<b>175</b>	=	<b>100.00%</b>

The petition packets are presented as follows: Cover map, petitions and affidavit.

#1 & #2 / Mark Steffek / Businesses & Residences

# Golden Gate Gas - 399 29 Rd



NO. 10407 (REVISED 11-11-20)  
MUNICIPAL CHARTER 1972, § 11-2.2

A

SPECIAL EVENT PERMIT  
QUESTIONNAIRE AND AFFIDAVIT

1. Name of Event: Grand Valley Rapture Fundraiser

2. How many attendees are expected? 150-175

3. Has the event been held in the past? If so, how many years? 3 yrs

4. Have there ever been any violations or citations issued during the event in the past?  
no

5. Describe the premises at which the event will take place (attach diagram).  
inside of large room which hold 250 in each Rm  
e 4 bath Rms.

6. What type of and how many security will be provided?  
8 one person at each door, and one in parking Lot.

7. Describe the Security Control Plan (use additional sheet if necessary).  
#1. will ck id. for age as entering the front door. if under age they  
will receive a colored wrist band. #2 ~~is~~ #3 #4 #5 #6 #7 will not  
let anyone in or out unless there is an emergence. #8 will  
monitor the out side for people coming out the front door  
to smoke.

8. How will security personnel be identified?  
orange or yellow Vest.

9. If this event is an outdoor event, how will the exterior boundaries of the premises be marked (i.e., roped, fenced, etc.)?  
inside Only



A

NOTARY PUBLIC

10. What method will be used in checking identification for proper age of attendees (i.e., at the door, at the bar, etc.) and how will underage patrons be identified so as not to be served alcohol beverages (i.e., stamp or mark on the hand, etc.)

Checking ID at the door - wrist bands to identify underage patrons

11. How will the conduct and level of intoxication of attendees be monitored and by whom?

• make announcements re: DRINKING + DRIVING  
• Bartenders monitor patrons for level of intoxication

12. Have the volunteers or members of your organization been trained in the sale/service of alcohol beverages?

yes - Lodge member bartenders are trained in service + sales of alcohol

13. What types of alternate beverages and food/snacks will be available?

Snacks + desserts - lunch food - soda-water

14. Has a State and City Sales Tax Number been initiated by you or a member of your organization? If so, provide those numbers in the space provided.

MOOSE LODGE 270 - 84-0386607

I hereby certify, under penalty of perjury, that the information provided to the Grand Junction Liquor Licensing Authority contained in this affidavit is true and accurate to the best of my knowledge.

Jimmy Schrock  
Applicant's Signature

12/16/19  
Date

STATE OF COLORADO )  
COUNTY OF MESA ) SS.  
CITY OF GRAND JUNCTION )

Subscribed and sworn to before me this 17<sup>th</sup> day of December, 20 19.

Witness my hand and official Seal.

Janis Kay Bonds  
Notary Public

3/3/2020  
My commission expires

JANIS KAY BONDS  
NOTARY PUBLIC  
STATE OF COLORADO  
NOTARY ID 20164000006  
MY COMMISSION EXPIRES MARCH 3, 2020

25 1/2 Rd.

