

GRAND JUNCTION LIQUOR LICENSING AUTHORITY
MINUTES
May 7, 2025

I. Call to Order

The meeting was called to order at 2:02 p.m. Those present were Hearing Officer Sam D. Starritt, City Attorney John Shaver, and Deputy City Clerk Misty Williams.

II. License Renewal Applications

1. Ginger Restaurant, LLC dba Ginger Restaurant, 2381 Patterson Road, Unit 111, Grand Junction, CO 81505, Beer & Wine
2. WTB Enterprises, Inc. dba Blue Moon Bar & Grille, 120 N 7th Street, Grand Junction, CO 81501, Hotel & Restaurant
3. Taste of Chang An, LLC dba Taste of Chang An, 757 Horizon Dr, Grand Junction, CO 81506, Beer & Wine
4. Sunry & Kimsuann, LLC dba Canyon Convenience, 1134 N 12th Street, Grand Junction, CO 81501, Fermented Malt Beverage & Wine
5. Tequila's II, Inc. dba Tequila's, 2560 North Avenue, Grand Junction, CO 81501, Hotel & Restaurant
6. Ulfur, LLC dba Trail Life Brewing, 436 Main Street, Grand Junction, CO 81501, Brew Pub
7. Surf To Turf INC, dba Surf to Turf, 1100 Independent Ave, Grand Junction, CO 81505, Hotel & Restaurant
8. Red Robin International, Inc. dba Red Robin America's Gourmet Burgers + Brews, 2530 Rimrock Avenue, Grand Junction, CO 81505, Hotel & Restaurant
9. Tailwind GJT, LLC dba Tailwind GJT, LLC, 2828 Walker Field Dr., Airport Terminal Building, Second Floor, Grand Junction, CO 81506, Hotel & Restaurant
10. Kodiaxe, LLC dba Kodiaxe, 115 W Grand Avenue, Unit A, Grand Junction, CO 81501, Beer & Wine

11. SINH, LLC dba Redlands Liquor, 2518 Broadway, Space B7, Grand Junction, CO 81507, Retail Liquor Store
12. Clubhouse 25, LLC dba Clubhouse 25, 2057 S Broadway, Grand Junction, CO 81507, Hotel & Restaurant w/ 3 Optional Premises
13. Krosky Enterprises, LLC dba The Brass Rail Tavern, 476 28 Road, Grand Junction, CO 81501, Tavern
14. Cornhole Etc. dba Cornhole Etc., 2757 S. Highway 50, Unit B, Grand Junction, CO 81503, Lodging & Entertainment
15. Western Colorado Center for the Arts, Inc. dba Western Colorado Center for the Arts, 1803 N. 7th Street, Grand Junction, CO 81501, Arts License
16. Matthew Goss dba Uncanny Valley Art Gallery, 514 Main Street, Grand Junction, CO 81501, Art Gallery Permit
17. Sodexo America, LLC dba Sodexo, College Center, 1455 North 12th Street, Grand Junction, CO 81501, Campus Liquor Complex w/ 11 Related Facilities
18. Hangdog Hospitality LLC dba Junct'n Square Pizza, 119 North 7th Street, Grand Junction, CO 81501, Hotel & Restaurant
19. Life to the Brim, LLC dba Melrose Spirit Co., 337 Colorado Avenue, Grand Junction, CO 81501, Lodging & Entertainment

Hearing Officer Starritt read renewals 1 – 19 into the record. He verified with Ms. Williams that the applications were in order and asked if anyone was present to speak against any of the applications; there was no one.

He then reviewed Surf to Turf's renewal application and heard an update from the licensee's legal counsel regarding the remodel and estimated date that everything would be completed. Hearing Officer Starritt requested that the Surf to Turf application be put on the agenda for June 28th to receive another update, if the certificate of occupancy has not been received by then. Photographs of the remodel's progress (Exhibits A-E), as well a letter from Mesa County (Exhibit F) were entered into the record.

Renewals 1 – 19 were approved as requested.

III. License Renewal Applications with Late Filing

1. City of Grand Junction dba The Park, 800 Mantlo Circle, Grand Junction, CO 81501, Fermented Malt Beverage - **47 days late**

Hearing Officer Starritt asked if there was a representative present from The Park. Jason Darien, the clubhouse manager, was present to answer questions regarding the late filing. He explained that a staff member had been moved to Lincoln Park to manage operations, and the paperwork wasn't submitted by the deadline because of the change in office management. They have assigned an employee to handle liquor licensing to avoid late filing in the future. Hearing Officer Starritt asked if anyone was present to speak against the application; there was no one. Hearing Officer Starritt approved the late filing.

IV. Manager Registration Applications

1. Sodexo America, LLC dba Sodexo, College Center, 1455 North 12th Street, Grand Junction, CO 81501, Campus Liquor Complex w/ 11 Related Facilities

Zita Nilsey replaces Shelley Duran as Manager

Hearing Officer Starritt verified with Ms. Williams the application was in order, a background check had been performed, and that the results did not present any areas of concern. He asked if anyone was present to speak against the application. There was no one. Hearing Officer Starritt approved the Manager Registration Application for Sodexo America, LLC dba Sodexo.

V. Modification of Premises Applications

1. Life to the Brim, LLC dba Melrose Spirit Co., 337 Colorado Avenue, Grand Junction, CO 81501, Lodging & Entertainment

Hearing Officer Starritt verified with Ms. Williams that the application was in order. Gavin Bistodeau from Melrose Spirit Co. was present to answer questions. Mr. Bistodeau has submitted a request for the petition survey to be waived, due to the minor nature of the modification of premises. Hearing Officer Starritt asked if there was anyone present to speak against the application; there was not. Hearing Officer Starritt approved the modification of premises for Life to the Brim, LLC dba Melrose Spirit Co.

VI. Change in Corporate Structure Applications

1. Residence Inn by Marriott Grand Junction, 767 Horizon Drive, Grand Junction, CO 81506, Lodging Facility

Gregory James Moundas, President & Secretary - Replaces Mark Chloupek

Aly Mikhtar El-Bassuni, Vice President - Replaces Robert Smith

2. Courtyard by Marriott Grand Junction, 765 Horizon Drive, Grand Junction, CO 81506, Lodging Facility

Gregory James Moundas, President & Secretary - Replaces Mark Chloupek

Aly Mikhtar El-Bassuni, Vice President - Replaces Robert Smith

Hearing Officer Starritt verified with Ms. Williams that the applications was in order, and that the appropriate background checks had been performed and returned with no areas of concern. Hearing Officer Starritt asked if there was anyone present to speak against the applications; there was not.

The applications for Change of Corporate Structure from Residence Inn by Marriott and Courtyard by Marriott were approved.

3. Ginger Restaurant, LLC dba Ginger Restaurant, 2381 Patterson Road, Grand Junction, CO 81505, Beer & Wine

Zhenrui Hu - Added as Member

Hearing Officer Starritt verified with Ms. Williams that the application was in order, and that the appropriate background checks had been performed and returned with no areas of concern. Ms. Williams indicated that the CBI background checks had been performed, but that she had not received the results at the time of the hearing. Hearing Officer Starritt asked if there was anyone present to speak against the application; there was not.

The application for Change of corporate Structure for Ginger Restaurant, LLC dba Ginger Restaurant was conditionally approved, pending satisfactory background check results. Hearing Officer Starritt requested that this application be revisited on July 16th agenda, if the background check is not received by then.

VII. Special Event Permit Applications

1. Museums of Western Colorado, 462 Ute Avenue, Grand Junction, CO 81501, "Spring Fling", located at 3073 Patterson Road, Grand Junction, CO 81504 on May 24, 2025, from 6:00 p.m. – 8:00 p.m.

Event Manager: Shenna Hayden, 568 Cindy Ann Road, Grand Junction, CO 81501

Matt Darling, Curator for the Museum was present and answered a series of questions regarding the event's location, security, and how it will be conducted lawfully.

Hearing Officer Starritt verified with Ms. Williams that the application was in order and asked if there was anyone present to speak against the application. There was no one. Hearing Officer Starritt entered Exhibits "A" and "B" (attached) into the record.

Hearing Officer Starritt found that pursuant to the Colorado State Statute 44-05-106, 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 past special events to conduct the event in compliance with applicable laws. The application for the special event permit submitted by Museums of Western Colorado, for the "Spring Fling" event, was in order and approved.

2. Elks Lodge Grand Junction #575, 249 S. 4th Street, Grand Junction, CO 81501, "Elks Rut BBQ Competition", located at 249 S. 4th Street, Grand Junction, CO 81501 on May 10, 2025, from 2:00 p.m. – 5:00 p.m.

Event Manager: Jeremy Scheetz, Exalted Ruler, Grand Junction Elks Lodge #575
421 Chert Drive, Grand Junction, CO 81504

Event Manager Jeremy Scheetz, Exalted Ruler of the Grand Junction Elks Lodge #575 was present and answered a series of questions regarding the event's location, security, and how it will be conducted lawfully.

Hearing Officer Starritt verified with Ms. Williams that the application was in order and asked if there was anyone present to speak against the application. There was no one. Hearing Officer Starritt entered Exhibits "A" and "B" (attached) into the record.

Hearing Officer Starritt found that pursuant to the Colorado State Statute 44-05-106, 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 past special events to conduct the event in compliance with applicable laws. The application for the special event permit submitted by Grand Junction Elks Lodge #575, for the "Elks Rut BBQ Competition" event, was in order and approved.

VIII. Other Business

IX. Adjournment

Meeting ended at 2:45 p.m.



Exhibit A



Exhibit B

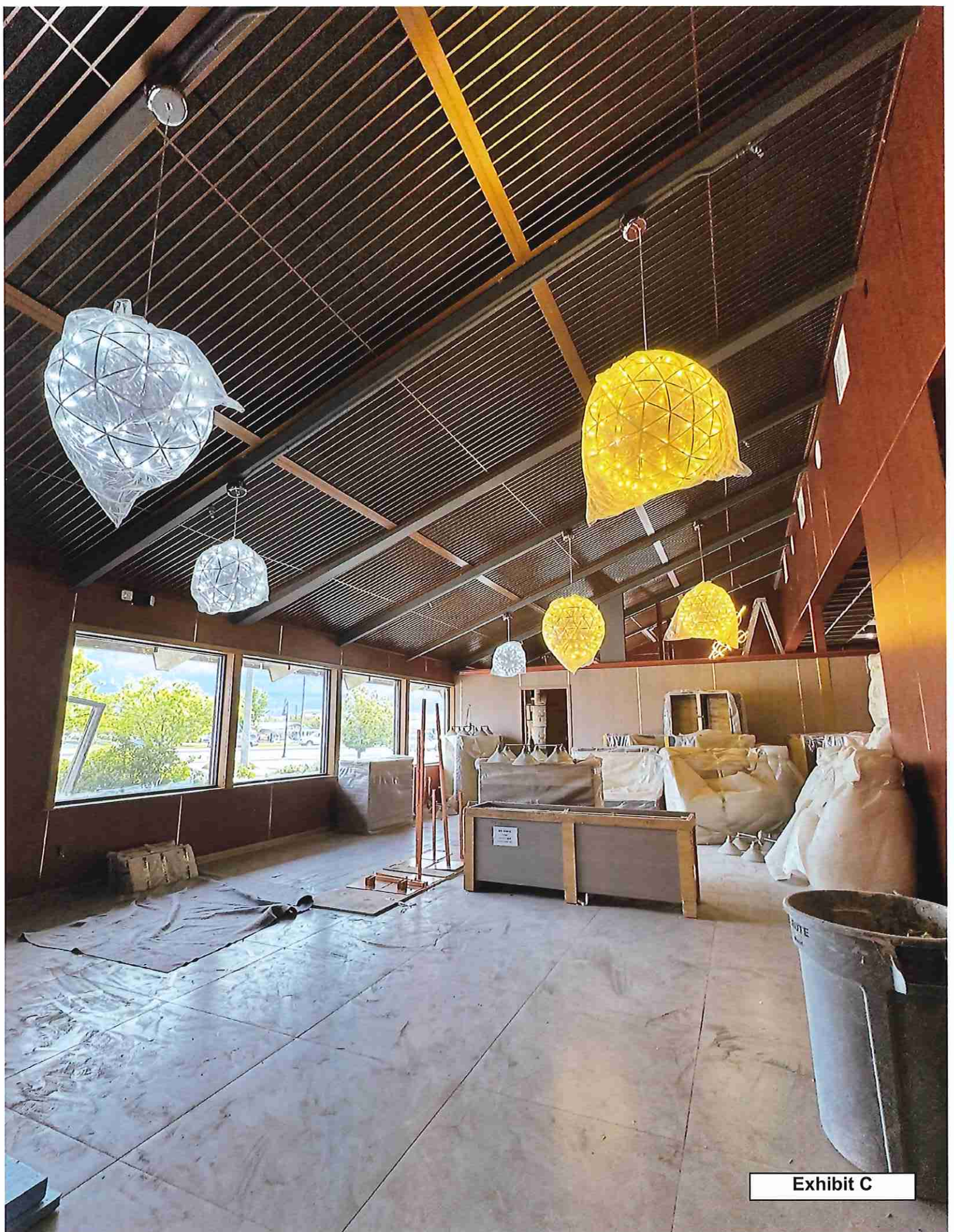


Exhibit C

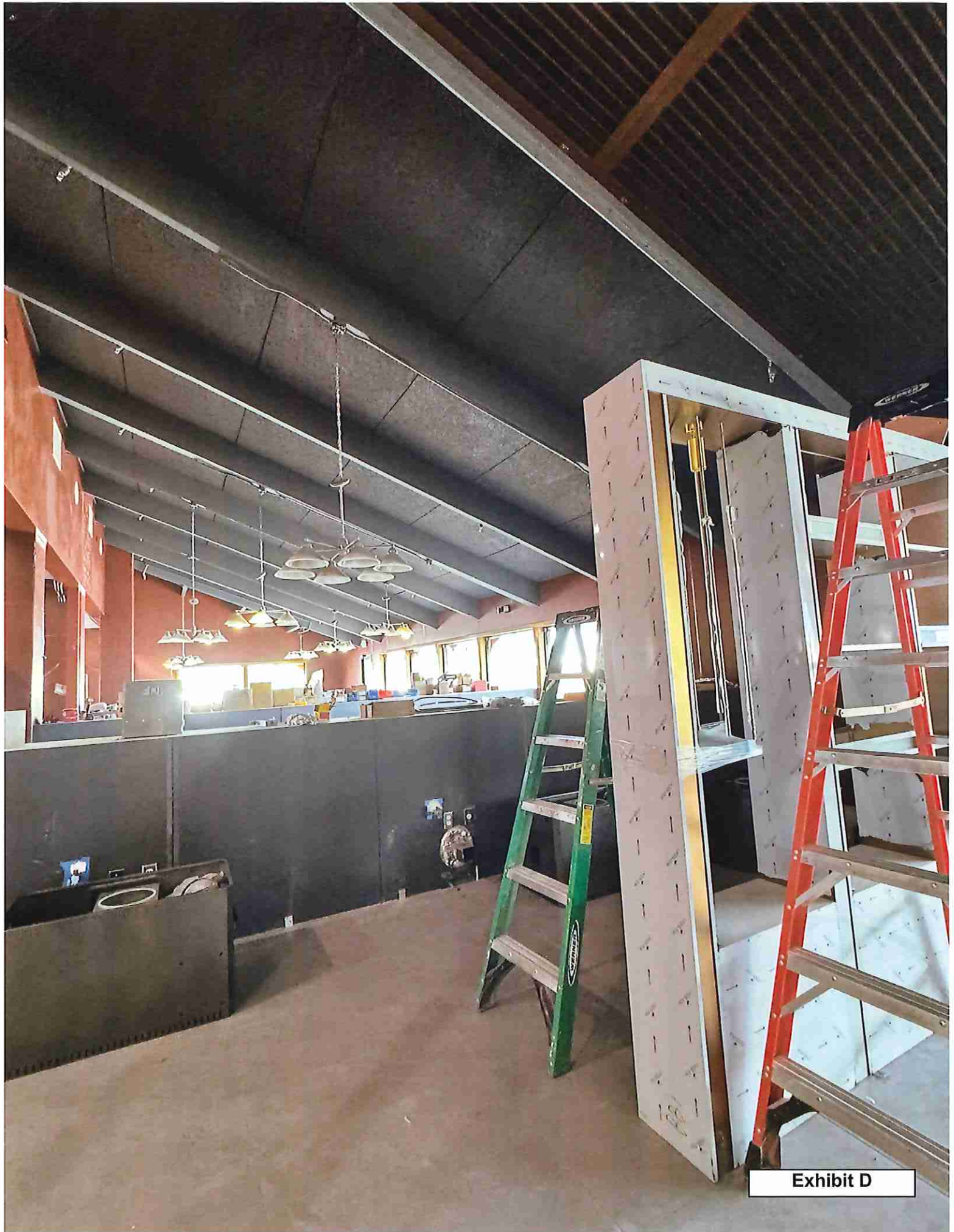


Exhibit D



Exhibit E



**MESA COUNTY
PUBLIC HEALTH**
Working Together for a Healthy Community

P.O. Box 20,000
Grand Junction, CO 81502-5033
(970) 248-6900
www.health.mesacounty.us

March 5, 2025

Surf to Turf
669 Alexia Court
Grand Junction, CO 81505
Sent via email to: chenglelin56789@yahoo.com, minglin4154@gmail.com

Re: Surf to Turf

Cheng Le Lin:

The plans and specifications for the following establishment were reviewed by Mesa County Public Health for compliance with the Colorado Retail Food Establishment Rules and Regulations:

Surf to Turf
1100 Independent Avenue
Grand Junction, CO 81505
Mesa County, Colorado

Scope of Work: Renewal of previous approval for the renovation of a buffet to include Korean barbecue, hot pot, sushi, and more buffet options.

The plans and specifications have been reviewed based upon the menu that was submitted. Those items that were identified in the review are the facility plans, plan review application, menu, and equipment specification cut sheets. Any changes in the menu or method of operation may result in additional requirements that would require changes in the equipment in the facility to meet code requirements.

This plan approval is valid for one (1) year from the date of this letter. Failure to complete construction work within one year from the date of this letter may subject you to additional plan review requirements and/or fees. A pre-operational inspection must be made of this establishment prior to opening. Please contact this office *at least* 3-5 days in advance to schedule the inspection.

If you have any questions concerning the plan approval, please contact the Environmental Health team at 970-683-6630.

Respectfully,

Melissa Rogers

Melissa Rogers
Environmental Health Program

Exhibit F

SPECIAL EVENT PERMIT
QUESTIONNAIRE AND AFFIDAVIT

1. Name of Event: Spring Fling - Museums of Western Colorado

2. How many attendees are expected? 100-200

3. Has the event been held in the past? If so, how many years? no

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).
See attached diagram for Cross Orchards

6. What type of and how many security will be provided?
Event Staff o salary with the museum

7. Describe the Security Control Plan (use additional sheet if necessary).
Patrons will have IDs checked and be given over 21 wrist bands

8. How will security personnel be identified?
Name tags and branded t-shirts

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

10. What method of age verification will be used (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.)?

At the bar age verification

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

Event staff and bar staff will monitor and people will not be served if they appear intoxicated.

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

yes

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

Food trucks will be available

14. Does this organization (applicant) have a State and City Sales Tax Number ? If so, provide those numbers below. If not, what is the application submission date?

0418330

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

Monica Hayden
Applicant's Signature

3/27/25
Date

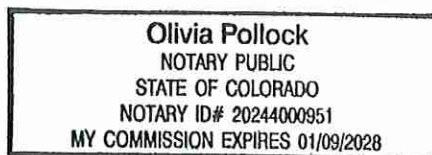
STATE OF COLORADO)
COUNTY OF MESA) SS.
CITY OF GRAND JUNCTION)

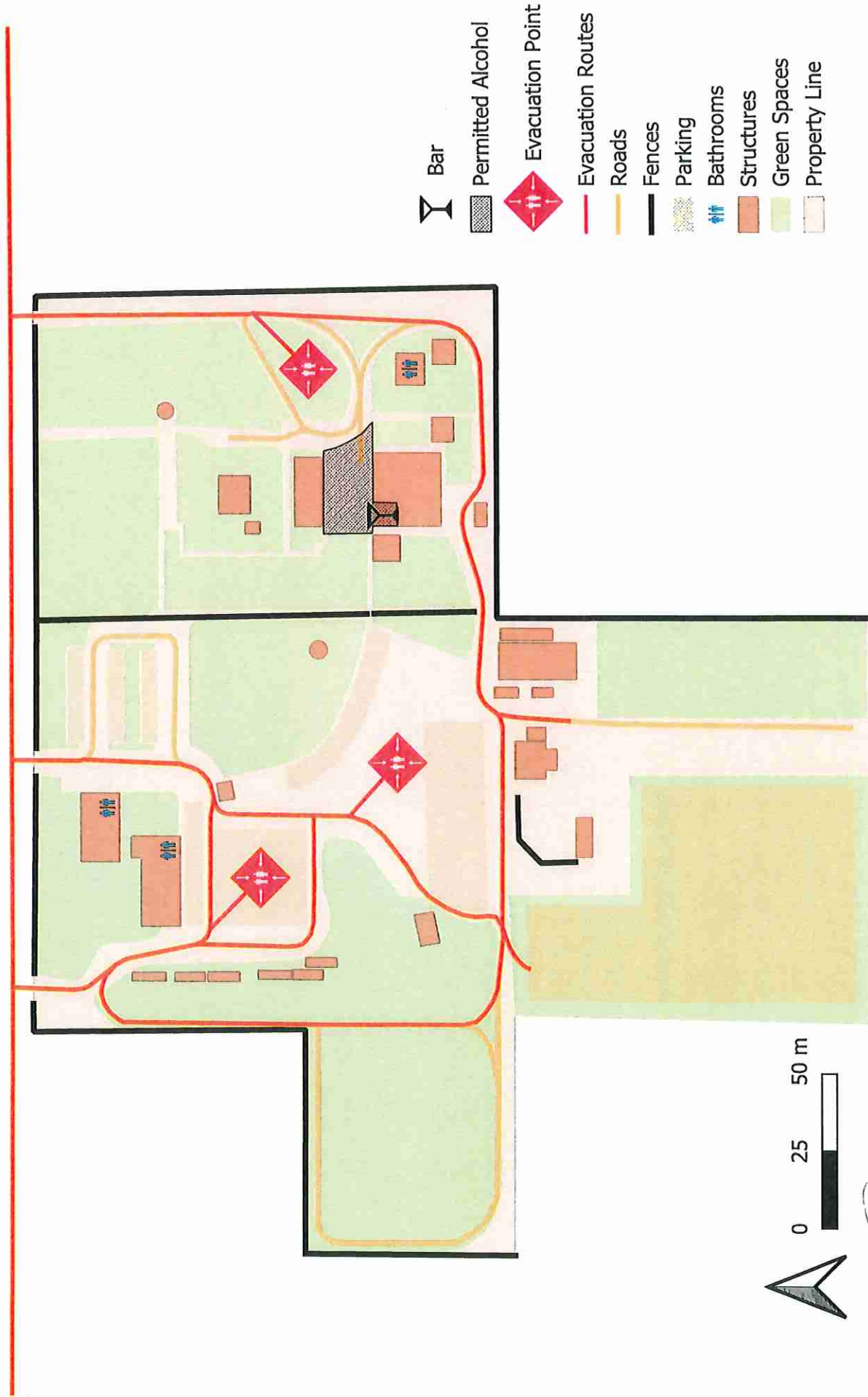
Subscribed and sworn to before me this 27 day of March, 20 25.

Witness my hand and official Seal.

Olivia Pollock
Notary Public

1/9/2028
My commission expires





4

SPECIAL EVENT PERMIT
QUESTIONNAIRE AND AFFIDAVIT

1. Name of Event: Elks Rut BBQ Competition - Elks Lodge #575
2. How many attendees are expected? ~~300~~ 150 +/- 300
3. Has the event been held in the past? If so, how many years? Yes - Last Year
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).
Elks Lodge parking Lot on 3rd & 4th
6. What type of and how many security will be provided?
Members ~ 10-20
7. Describe the Security Control Plan (use additional sheet if necessary).
Members will be in Hi-Vis Vest, Most have a Security Background or training,
Security will be Roaming the fenced in area of the Parking Lot
8. How will security personnel be identified?
Hi-Vis Vest
9. If this event is an outdoor event, how will the exterior boundaries of the premises be marked (i.e., roped, fenced, etc.)?
Fenced with crowd barriers & chain-link fence

10. What method of age verification will be used (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.)? A

We will have a Bartender ~~at~~ at the only entrance/exit
~~once~~ age verified wristbands will be put on b/a member
at the entrance

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

Bartenders + the Beer Booth will be monitoring ~~the~~ the
attendees

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

Yes

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

BBQ will be sold in the parking lot and is the main point
of this event

14. Does this organization (applicant) have a State and City Sales Tax Number? If so, provide those numbers below. If not, what is the application submission date?

We are Tax-exempt

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

Jeremy Schenck
Applicant's Signature

4/11/2025
Date

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

Subscribed and sworn to before me this 1st day of April, 2025.

Witness my hand and official Seal.

[Signature]
Notary Public

2/14/2027

My commission expires

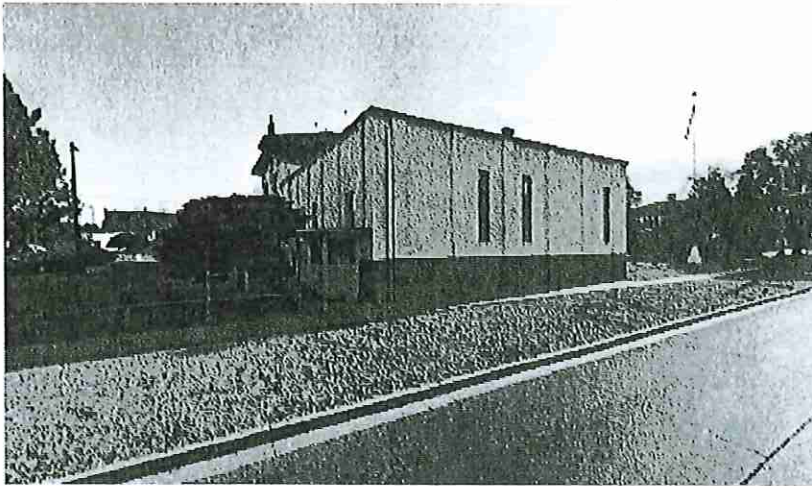





Google Maps

249 S 4th St



Imagery ©2025 Airbus, Map data ©2025 Google 20 ft



-  - Fence
-  - Entrance/Exit
-  - Beer Booth

249 S 4th St

Building



Directions



Save



Nearby

Send to
phone

Share



249 S 4th St, Grand Junction, CO 81501

Photos