

TERRANCE P. CONLIN, P.C.

A MICHIGAN CORPORATION
ATTORNEY AND COUNSELOR
1241 Rosewood
ANN ARBOR, MICHIGAN 48104

ANN ARBOR
CITY CLERK

NOV 02 18

TIME: _____

TELEPHONE: (734) 395-2150
Terry@Corlin.law

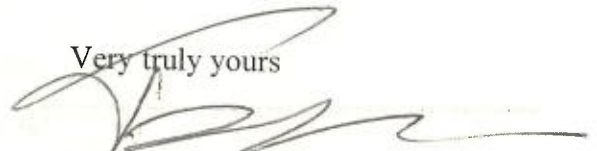
October 11, 2018

City of Ann Arbor
Attention City Clerk's Office
301 E.Huron
Ann Arbor, MI 48104

RE: Argus Farm Stop L3C, 325 W.Liberty, Ann Arbor, requests for Redevelopment Liquor License

Please be advised that I represent. Argus Farm Stop L3C . Also please find enclosed my clients Pre-Application Him up Questionair and application for a New Redevelopment Liquor License. Also included is my clients check in the amount of \$150. If you need anything further, please contact me.

Very truly yours



Terrance P. Conlin

CC: Client (via email).



CITY OF ANN ARBOR REDEVELOPMENT LIQUOR LICENSE PRE-APPLICATION QUESTIONNAIRE

Instructions to Applicants: If you are applying for a City of Ann Arbor Development District License, within the Downtown Development Authority Area (see map), this form must be completed prior to filling out the City of Ann Arbor New Liquor License Application Form. The new application form will not be accepted without a completed pre-application questionnaire. Please include copies of two pieces of personal identification.

Please indicate, by checking YES or NO, if your establishment meets the following criteria.

1. Is the business to be licensed within the geographic boundaries of the City of Ann Arbor Downtown Development Authority District? Yes No (Please indicate proposed location on the attached map.)

Complete name and address of business to be licensed Argus Farm Stop, L3C
 Personal Property ID (for existing businesses) 09-90-00-081-081

2. Applicants for development district licenses, must demonstrate to City of Ann Arbor and the Michigan Liquor Control Commission (MLCC), at the time of investigation, that the amount expended for the rehabilitation or restoration of the building that houses the licensed premises shall be not less than \$75,000 over a period of the preceding five years or a commitment for a capital investment of at least that amount in the building that houses the licensed premises, which must be expended before the issuance of the license. At the time of application, can your business demonstrate this requirement?
 Yes No (Please attach supporting financial information for verification.)
3. Will the licensed business engage in dining, entertainment or recreation, that is open to the general public, with a seating capacity of not less than 25 persons? Yes No (Please attach current or proposed floor plan that supports seating capacity.)
4. Will the licensed business generate 50% or more of its revenue from food and non-alcoholic drink sales? Yes No
5. What type of on-premise sales are you interested in applying for? Check all that apply. (Checking the boxes does not guarantee award of any or all categories.)
 Beer Wine Spirits (hard liquor)
6. Please describe (on an attached sheet) how your business will do the following, if issued a license:
 - i. Prevent deterioration in the DDA district and promote economic growth by:
 - a. creating new employment opportunities
 - b. adding new tax value through the purchase of new equipment and/or building improvements
 - ii. Represents a desired land use as determined by the City's area master plan and zoning requirements.
 - iii. Contribute to the mix of dining/drinking, entertainment and recreational existing establishments (describe unique characteristics)

W. Brinkerhoff
 Signature of Applicant 11/16/18
 Date

William Brinkerhoff
 Printed Name

If any of the above questions have been answered NO, the applicant is not eligible to apply for a Development District License as designated under Michigan State Law (Public Act 501 of 2006). Applicants that cannot meet the minimum criteria will not be considered by the City of Ann Arbor. Do NOT fill out an application.

If all of the above questions have been answered YES, the applicant is eligible to apply for a Development District License. The next step in the application process is to fill out the City of Ann Arbor application form. Attach this completed form to the application and submit with \$150 application fee to the Ann Arbor City Clerk, 301 E. Huron St, Ann Arbor, MI 48104. Fax Number - 734-994-8296. Phone No. - 734-794-6140. A \$600 license fee is due upon approval.

To inquire about other licensing opportunities, including transfers of existing Class C licenses, please contact the Michigan Liquor Control Commission directly. All transferred licenses begin at the State level. MLCC On-Premises Licensing Division - 517-322-1400.

AFG US
Farm stop

Map Legend
Legend
Scale



DDA Boundary

42

Ann Arbor Builders, Inc.
202 East Madison
Ann Arbor, MI 48104
(734) 761-8990

Statement Date: 11/4/2014
Date Due: 11/4/2014

STATEMENT OF ACCOUNT
Argus Farm Stop
325 W. Liberty
Ann Arbor, MI 48103

DATE	DESCRIPTION	CHARGES	CREDITS	ACCOUNT BALANCE
	<i>Balance brought forward</i>			\$0.00
07/14/14	Invoice 1 - Adams Concrete Invoice 5-0440	\$589.60		\$589.60
07/14/14	Invoice 2 - Adams Concrete Invoice 5-0465	\$1,110.78		\$1,700.38
07/14/14	Invoice 3 - Drywall Food Service Area	\$425.00		\$2,125.38
07/14/14	Invoice 4 - Tankless Water Heater	\$4,796.00		\$6,921.38
07/17/14	check 7012		\$2,125.38	\$4,796.00
07/28/14	check 7019		\$4,796.00	
08/06/14	Invoice 6 - Electrical Final Quote	\$10,730.00		\$10,730.00
08/06/14	Invoice 7 - Electrical Changes	\$1,759.10		\$12,489.10
08/08/14	Invoice 8 - Defrost Circuit for Freezer	\$456.91		\$12,946.01
08/12/14	Invoice 9 - Framing Changes	\$231.00		\$13,177.01
08/20/14	Invoice 10 - Extra Inspections	\$140.00		\$13,317.01
08/20/14	Invoice 11 - Plumbing	\$13,634.50		\$26,951.51
08/21/14	check 7030		\$12,946.01	\$14,005.50
08/28/14	Invoice 12 - Ashcott Electrical Invoice 67888	\$242.95		\$14,248.45
09/09/14	ck 7032		\$242.95	\$14,005.50
09/19/14	check 5050		\$10,750.00	\$3,255.50
09/22/14	Invoice 13 - Credit Gas Lines Invoice 11		\$2,854.50	\$401.00
09/26/14	check 7174		\$231.00	\$170.00
11/03/14	ck 7309		\$140.00	\$30.00

\$34,085.84
*paid
for initial
renovation*



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CONSERVATORIES**

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549 Aviation Boulevard
Georgetown, SC 29440 USA

www.Floriangreenhouse.com

Invoice #	S.O. No.	Invoice
I13569	13569	
Fax #	Date	Phone #
	4/11/16	843-527-7900

Name / Address

Argus Farm Stop
325 W. Liberty
Ann Arbor, MI 48103

Ship To

Argus Farm Stop
325 W. Liberty
Ann Arbor, MI 48103

P.O. No.	Terms	Rep	Ship Date	Ship Via	FOB	Job		
NA	PRE-PAY	DA	4/11/16	Broker	Georgetown, SC			
Item	Qty.	Description	Rate	Ord	Prev. Inv	Backordered	S.O. No.	Amount
Geneva	1		50,447.00	1	0	0	13569	50447.00
Discount			-10,877.00	1			13569	-10877.00
							13569	39570.00
Shipping & Han...	1	Class 60 = 3020 Lbs. Class 70 = 4230 Lbs.	3,947.00	1	0		13569	3,947.00
Energy Surcharg...	1,208	Total square foot = @ 0.57 a foot 11/4/15 VISA CARD ENDING IN 3921 4000.00	0.57036	1208	0	0	13569	689.00

Greenhouse

Subtotal	\$44,206.00
Job Total Balance	\$0.00
Customer Total Balance	\$0.00
Total	\$44,206.00
Payments/Credits	\$-44,206.00
Balance Due	\$0.00

Customer Contact	Customer Phone	Customer Alt. Contact
Bill Brinkerhoff	734-846-6663	
Customer E-mail	Customer Fax	Customer Alt. Phone
bill@argusfarmstop		734-213-2200

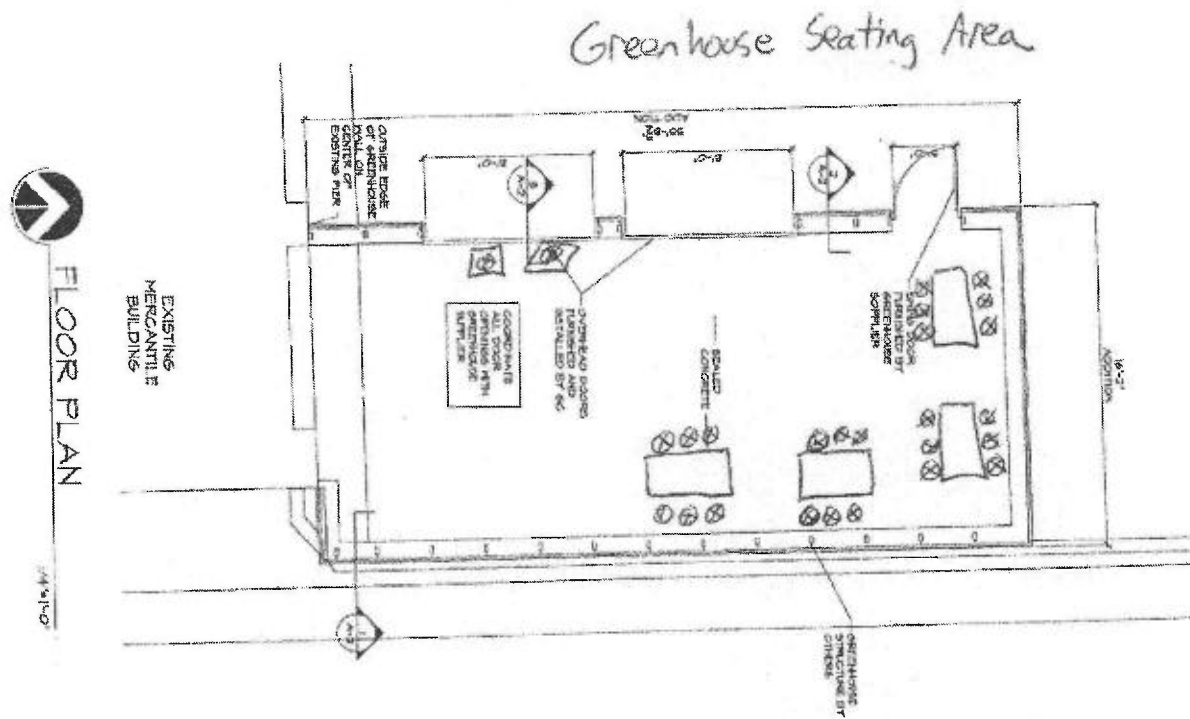
UNIT ORDERS BUILT ONLY TO APPROVED SHOP DRAWINGS OR ORDER SIGN OFFS
In order to benefit from the discounted shipping charges reflected above, and to avoid additional COD collection fees assessed by the common carrier to collect money, please make payment in FULL prior to shipment unless other arrangements have been made in writing.



Argus Farm Stop

325 W. Liberty

Seating plan for 26 persons





**CITY OF ANN ARBOR
APPLICATION FOR NEW LICENSES**

Date: _____

Instructions: This application must be completed and returned with a \$150 application fee for each license before it can be considered. All answers must be typed or printed. Sign the completed form in ink and return to the City Clerk, 301 E. Huron St., Ann Arbor, Michigan 48104. MAKE ALL CHECKS OR MONEY ORDERS PAYABLE TO THE CITY OF ANN ARBOR, MICHIGAN.

1. Applicant identification-all applicants	
Name of individual, partnership, corporation or limited liability company who will hold the license: Argus Farm Stop LLC	Contact Person Name: William Brinkerhoff
Business Street Address: 325 W. Liberty	Street Address: 534 Glendale Cir.
City/State/Zip Code: Ann Arbor 48103	City/State/Zip Code: Ann Arbor, MI 48103
Township: None	Business Phone No. Home Phone No. (34) 213-2200 (34) 846-6663

2. Nature of Application – (Check all that apply)

Retail Applicants
 Manufacturer or Wholesale Applicants

3. Retail Applicants – (Please identify all permits being applied for with this license application)

3a. Check Type of License	3b. Check Type of Permits
<input checked="" type="checkbox"/> SDM <input type="checkbox"/> Class C <input type="checkbox"/> A-Hotel <input type="checkbox"/> B-Hotel <input checked="" type="checkbox"/> Tavern <input type="checkbox"/> Club <input type="checkbox"/> SDD <input type="checkbox"/> Redevelopment <input type="checkbox"/> Other: _____	<input type="checkbox"/> Sunday Sales <input type="checkbox"/> Add Bar <input type="checkbox"/> Entertainment Sales <input checked="" type="checkbox"/> Outdoor Sales <input type="checkbox"/> Before / After Hours For: _____ _____

4. New Manufacturer or Wholesale Applicants

<input type="checkbox"/> Wine Maker <input type="checkbox"/> Small Wine Maker <input type="checkbox"/> Wine Maker Tasting Room <input type="checkbox"/> Micro Brewer <input type="checkbox"/> Small Distiller	<input type="checkbox"/> Manufacturer of Spirits <input type="checkbox"/> Industrial Manufacturer <input type="checkbox"/> Warehouse <input type="checkbox"/> Brewpub	<input type="checkbox"/> Outstate Seller of Mixed Spirit Drinks <input type="checkbox"/> Outstate Seller of Wine <input type="checkbox"/> Outstate Seller of Beer <input type="checkbox"/> Other: _____
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5. Proposed Licensed Address:
325 W. liberty, Ann Arbor, MI 48103

6. Briefly describe the business, for example – Drug Store, Restaurant, Party Store, Wholesaler, Wine Maker, etc
Everyday Farmers Market and Cafe

12. Denial of Application/Revocation of License

(A) Have you, prior to this application, made application(s) for a similar or other license on premises other than described in this application?

- Yes No

If yes, please list date, place and disposition of such application(s).

(B) Have you, prior to this application, been disqualified to receive approval for a license under the laws of the State of Michigan?

- Yes No

If yes, please explain.

(C) Have you ever held a liquor license which has been revoked or not renewed?

- Yes No

If yes, please state reason.

13. Financial Details – All applicants

(A) Source of funds used to establish business, or which will be used to purchase this business, list name, address and amount of all money lenders.

Name	Address	Amount
William Brinkerhoff	534 Glendale Cir., Ann Arbor, 48103	\$ 90,000
		\$
		\$

(B) Attorney or representative

Terrance P. Conlin	1240 Rosewood Ann Arbor 48104	734-395-2150
Name	Address	Phone Number

14. Premises (Answer either A, B, or C.) Applicant shall attach a building and grounds layout diagram (8-1/2 x 11) showing the entire structure, premises, and grounds, and in particular the specific areas where the license is to be utilized. Plans shall demonstrate adequate off-street parking, lighting, refuse disposal facilities, and where appropriate, adequate plans for screening and notice control.

(A) New Construction

Do you need to build a facility at the residence that will hold the license? Yes No

If yes, do you have building permits? Yes No

If no, when do you plan to get them? _____

If yes, when do you expect construction will begin? _____

If yes, when do you expect construction to be completed? _____

If yes, what is the estimated cost of construction of the facility? \$ _____

When is your anticipated occupancy date/open for business date? _____

Would you build the facility at this location if you do not get a license? Yes No

(B) Existing Facility-No Renovation

Is the facility currently occupied? Yes No

If yes, do you intend to be licensed under the existing business at this location? Yes No

If yes, do you intend to be licensed under the same management? Yes No

How long has the existing business be at the location? 2 years

Are you currently associated with the business operation on site? Yes No

If yes, in what capacity are you associated? owner

If no, will you be purchasing the premises? N/A

(C) Existing Facility-Renovation

Do you plan to renovate an existing facility? Yes No

If yes, what is the estimated cost of the renovation? \$ _____

If yes, when do you expect construction will begin? _____

If yes, when do you expect the construction to be completed? _____

When is your anticipated occupancy date/open for business date? _____

Is the facility currently occupied? Yes No

If yes, are you currently associated with the business operation on site? Yes No

If yes, in what capacity are you associated? _____

Will it be necessary to temporarily close the facility for renovation? Yes No

If yes, how long will the facility be closed? _____

Are you going to renovate the facility if you do not get a license? Yes No

15. Employment – (All applicants must complete either A or B section)

(A) Existing Business

How large is the current staff? (i.e. 1 full-time bartender)

Number	Full	or	Part-time	Position
_____	<input type="checkbox"/>		<input type="checkbox"/>	_____
1	<input type="checkbox"/>		<input type="checkbox"/>	Store manager
1	<input type="checkbox"/>		<input type="checkbox"/>	Market manager
5	<input type="checkbox"/>		<input type="checkbox"/>	Stores staff
15	<input type="checkbox"/>		<input type="checkbox"/>	Store staff
_____	<input type="checkbox"/>		<input type="checkbox"/>	_____

Will you be retaining current staffing levels, expanding current staffing levels, or decreasing current staffing levels if you receive the license? Explain. _____

We will expand staff to cover Tavern sales and related activities.

(B) New Business

How large of a staff do you plan to have? (i.e. 1 full-time bartender)

Number	Full	or	Part-time	Position
_____	<input type="checkbox"/>		<input type="checkbox"/>	_____
_____	<input type="checkbox"/>		<input type="checkbox"/>	_____
_____	<input type="checkbox"/>		<input type="checkbox"/>	_____
_____	<input type="checkbox"/>		<input type="checkbox"/>	_____
_____	<input type="checkbox"/>		<input type="checkbox"/>	_____

16. Operating Statement – Attach a general operation statement outlining the proposed manner in which the business for which the license being proposed will be operated, including a schedule of the hours of operation, food services, crowd control, and use of facilities.

The Tavern license will allow us to sell beer and wine in their early evenings (4 PM to 7 PM anticipated) every day. We offer only coffee drinks currently, along with food prepared by third parties. The Tavern products will be sold and consumed in the greenhouse/picnic table area and will be clearly delineated as required by the Michigan Liquor Control Commission.

17. Personal Statement – (Applicants must complete this requirement)

Please describe how this business will enhance the City of Ann Arbor community. What special considerations should we take into account in evaluating your application? PLEASE LIMIT YOUR ANSWER TO 200 WORDS OR LESS. Please attach a separate sheet of paper if necessary.

We have become a community gathering location. This is especially evident in the mornings as people meet for coffee and to look at our farm products. The tavern license is intended to extend this and provide the community with a gathering place during the early evening hours.

I have read all of the above answers and they are true. I agree to provide all requested information and to fully cooperate with all City Service Areas requesting any and all additional information provided in this application or any attachment thereto. Any changes that occur after the date of this application, applicant will notify the City Clerk, in writing, within 14-days of such change. I understand that the falsification of the information on this form or any false statements made during investigations may constitute grounds for denial of a license.

I warrant that I am not disqualified to receive a liquor license under the ordinances of the City of Ann Arbor or the laws of the State of Michigan. If granted a liquor license I will not violate any federal or state laws or any ordinance of the City of Ann Arbor in the conduct of business.

Attested to:

10/10/18
Date of Application

William Brinkhoff
Signature of Applicant
(if applicant is a corporation, include title of signor)

WILLIAM BRINKHOFF
Name of person completing this form if not the applicant