



DEPARTMENT OF BUSINESS AFFAIRS AND CONSUMER PROTECTION
CITY OF CHICAGO

LIQUOR LICENSE PLAN OF OPERATION

Licensee: DHC Food & Beverage Corporation
d/b/a: Hotel Zachary

Premises: 3630 North Clark Street, Floors 1-7
Chicago, IL 60613

License Types: Consumption on Premises - Incidental Activity (1475), Outdoor Patio (1477),
Public Place of Amusement (1050), Regulated Business License (4404)

Account Number: 394609

Site: 2

Pursuant to City of Chicago Municipal Code ("M.C.C.") Sections 4-60-040 (h) and 4-156-311 (d)3(A), the Department of Business Affairs and Consumer Protection ("BACP") / Local Liquor Control Commission ("LLCC") of the City of Chicago and the above-named Licensee have agreed to the issuance of a Consumption on Premises - Incidental Activity, Outdoor Patio, and Public Place of Amusement, (collectively "Licenses") under the following conditions:

1. While Licensee may enlist the services of traditional PR firms, ad agencies, event planners and the like, Licensee will not employ so-called "promoters" or any unlicensed persons or entities who are in the business of promoting a DJ solely for music and dancing, who seek to create a nightclub atmosphere and who collect as payment, a cover charge on behalf of the Licensee. Licensee shall not lease the Premises to promoters. All events will be booked internally with management or ownership. All entertainment shall be overseen by management/ownership.
2. Licensee's entertainment and use of the Public Place of Amusement license shall be under the following conditions:
 - a. Licensee may employ live acoustic bands.
 - b. Licensee may employ disc jockeys.
 - c. Licensee may host charitable events.
 - d. Licensee may have ticketed events in collaboration with other chefs, mixologists and restaurant partners.
 - e. Licensee may install or otherwise designate a dance floor when conducting a private or ticketed event.

- f. Licensee may charge a cover or any other fee for entrance into the premises when conducting a private or ticketed event.
 - g. Licensee will not operate a nightclub or dance club.
 - h. Licensee will close all windows and doors by 10:00 p.m. nightly and anytime live music is playing.
3. Licensee shall not have any event take place without ownership managing the venue.
 4. Licensee shall not operate the venue as a nightclub. While guests may be allowed to dance, the Licensee shall not have a dance floor nor build a dance floor (with the exception of private events as specified in section 2 e.)
 5. Licensee shall maintain sufficient trash containers to accommodate any additional waste generated. The Licensee shall ensure that all trash containers shall be locked and secured at all times. All trash containers are kept within the building and used by the entire building and will not create any noise issues for neighbors across the alley or elsewhere.
 6. No liquor shall be taken by customers off the Premises of the hotel with the exception of number 30 below in this liquor license plan of operation.
 7. No liquor shall be served past legally allowed hours.
 8. Licensee will close all windows and doors by 10:00 p.m. nightly or anytime live music is playing, notably Floor 2 when there is a live band or a DJ.
 9. Licensee shall abide by Chapters 4-60-140(g) and 4-60-050(c) of the City of Chicago Municipal Code concerning the prohibition of any live or recorded music being played or performed in any outdoor patio.
 10. Licensee has been issued an Occupancy Placard with a total maximum occupancy of 79 persons on its Outdoor Patio in accordance with the floor plan attached hereto. Licensee understands and agrees that the furniture layout depicted in the floor plan shall remain in place whenever the Outdoor Patio is open to the general public and the Outdoor Patio's capacity shall not exceed the number stated on the Occupancy Placard at any time. Licensee may alter or remove the furniture depicted on the floor plan only when hosting a private event, not open to the general public, however Licensee shall ensure that capacity on the Outdoor Patio does not exceed the number stated on the Occupancy Placard.
 11. Licensee will have a staff member stationed near all entrances of the first floor during hours of operation to assure no alcoholic beverages leave the premises.
 12. Licensee shall comply with and advise all supervisory personnel of all applicable provisions of the Chicago Noise and Vibration Control Ordinance, Chapter 8-32 of the Municipal Code.
 13. Licensee will comply with all Occupancy limits as proscribed by the Chicago Building Department for all its rooms and inclusive of the outdoor.
 14. Licensee shall immediately notify, by calling 911, the Police of any illegal activity which it views in and around the Premises.
 15. Licensee agrees that in the event the LLCC receives a complaint, the Licensee shall cooperate fully with any investigation, including, but not limited to, submitting any records requested by the LLCC. The

Licensee shall, upon request of the LLCC, produce any records the LLCC has requested within ten (10) days of such request.

16. Licensee shall maintain video surveillance for at least 30 days. Copies of the video surveillance shall be made available to the Chicago Police Department on request.
17. Licensee shall immediately address any public nuisance issues which adversely impact the health, safety, and welfare of the community.
18. Licensee shall maintain a logbook of all illegal activity reported or required to be reported to the Chicago Police Department, as required under Section 4-60-161 of the Chicago Municipal Code.
19. Licensee shall ensure that security personnel will make it a priority to prevent the entry of intoxicated and disorderly patrons.
20. Security personnel will prevent drinking on the public way. Security personnel will manage any outside lines or activity directly surrounding the business.
21. Licensee will display a sign in a conspicuous location which reads, "Please Respect Our Neighbors, Please Exit Quietly and Do Not Loiter."
22. Licensee shall maintain sufficient trash containers to accommodate any additional waste generated. The Licensee shall ensure that all trash containers shall be locked and secured at all times. All trash containers are kept within the building and used by the entire building and will not create any noise issues for neighbors across the alley or elsewhere.
23. Licensee maintains that no delivery vehicles will use the east/west alley off of Racine to the west of Hotel Zachary and will only use the north/south alley off of Addison to Patterson.
24. Licensee shall monitor and maintain the occupancy limit certified by the Department of Buildings Commissioner.
25. Licensee agrees not to expand the Premises without, first, applying to the City of Chicago for the right to expand the Premises.
26. Alcohol Server training: all bar and wait staff will be Basset or Tips certified.
27. Licensee shall and staff shall ensure that no over-serving of patrons will occur.
28. Licensee shall regularly attend CAPS Beat and CAPS hospitality meetings and agrees to set up or attend meetings with the alderman, police commander, and community residents or groups to discuss any concerns regarding the operations of the Licensee's business.
29. Non-Smoking Laws. Licensee will enforce all applicable City and State non-smoking laws as they relate to both the interior and the exterior of the Premises.
30. Licensee agrees to abide by all applicable provisions of the City of Chicago Municipal Code, including not permitting customers to leave the Premises with open containers of alcohol, unless it is a partially consumed bottle of wine for off-premises consumption which has been "resealed" according to the provisions of the Illinois Liquor Control Act.

31. Licensee agrees that it will not, at any time, apply for a City of Chicago Late Hour Liquor License.
32. Licensee agrees that this plan of operation cannot be modified or amended without input by the local Alderman.

The conditions of this liquor license are legally binding and may be enforced by City of Chicago enforcement authorities under M.C.C. §§ 4-60-040(h) and 4-156-311 (d)3(A). All other conditions of the license are governed by the City of Chicago Municipal Code. Violation of the above stated conditions may result in the imposition of a fine and/or suspension or revocation of all business licenses issued to the Licensee. Violations of the above stated conditions may also result in the issuance of cease and desist orders prohibiting the activity which violates the conditions of the liquor license.

The conditions of the business licenses issued pursuant to this Plan of Operation shall apply to the business address and Licensee and to all officers, managers, members, partners and direct or indirect owners of the entity of which is licensed. The sale of the Licensee to other persons purchasing the stock of the licensed entity shall be subject to the same conditions set forth in this Plan of Operation. Any and all potential new owners of the licensed entity shall be subject to the same conditions set forth in this Plan of Operation.

It shall be the duty of every person conducting, engaging in, operating, carrying on or managing the above-mentioned business entity to post this Business License Plan of Operation next to the business license certificates in a conspicuous place at the business address.

Licensee: DHC Food & Beverage Corporation
d/b/a: Hotel Zachary

Premises: 3630 North Clark Street, Chicago, IL 60613



Crystal Beasley, President
DHC Food & Beverage Corporation



Shannon K. Trotter
City of Chicago
Local Liquor Control Commissioner

March 22, 2018

Date

GENERAL NOTES

1. REFER TO STUDIO K CUSTOM FURNITURE PACKAGE FOR ALL CUSTOM FURNITURE.
2. REFER TO STUDIO K DRAPERY PACKAGE FOR ALL DRAPERY CRT-XX

KEY NOTES

1. TV TO BE PROVIDED BY OWNER, TYP.
2. CUSTOM LAMP POST. REFER TO STUDIO K CUSTOM FIXTURE AND LIGHTING PACKAGE FOR MORE INFORMATION.
3. CUSTOM BANQUETTE WITH INTEGRATED POWER AND LIGHTING. REFER TO DETAIL, POWER PLAN, AND STUDIO K CUSTOM FURNITURE PACKAGE FOR MORE INFORMATION.

Construction Type: 1A
 Building Height: 7 stories
 Capacity Limitation: 0
 Verified by: H.M. 950
 Date: 2-27-18

NOT FOR CONSTRUCTION

Project Name:
HOTEL ZACHARY

ISSUES:

01.20.2017	PROGRESS PERMIT SET
04.05.2017	BID SET
06.06.2017	100% DD SET
07.19.2017	REVISION 1
08.25.2017	REVISION 2

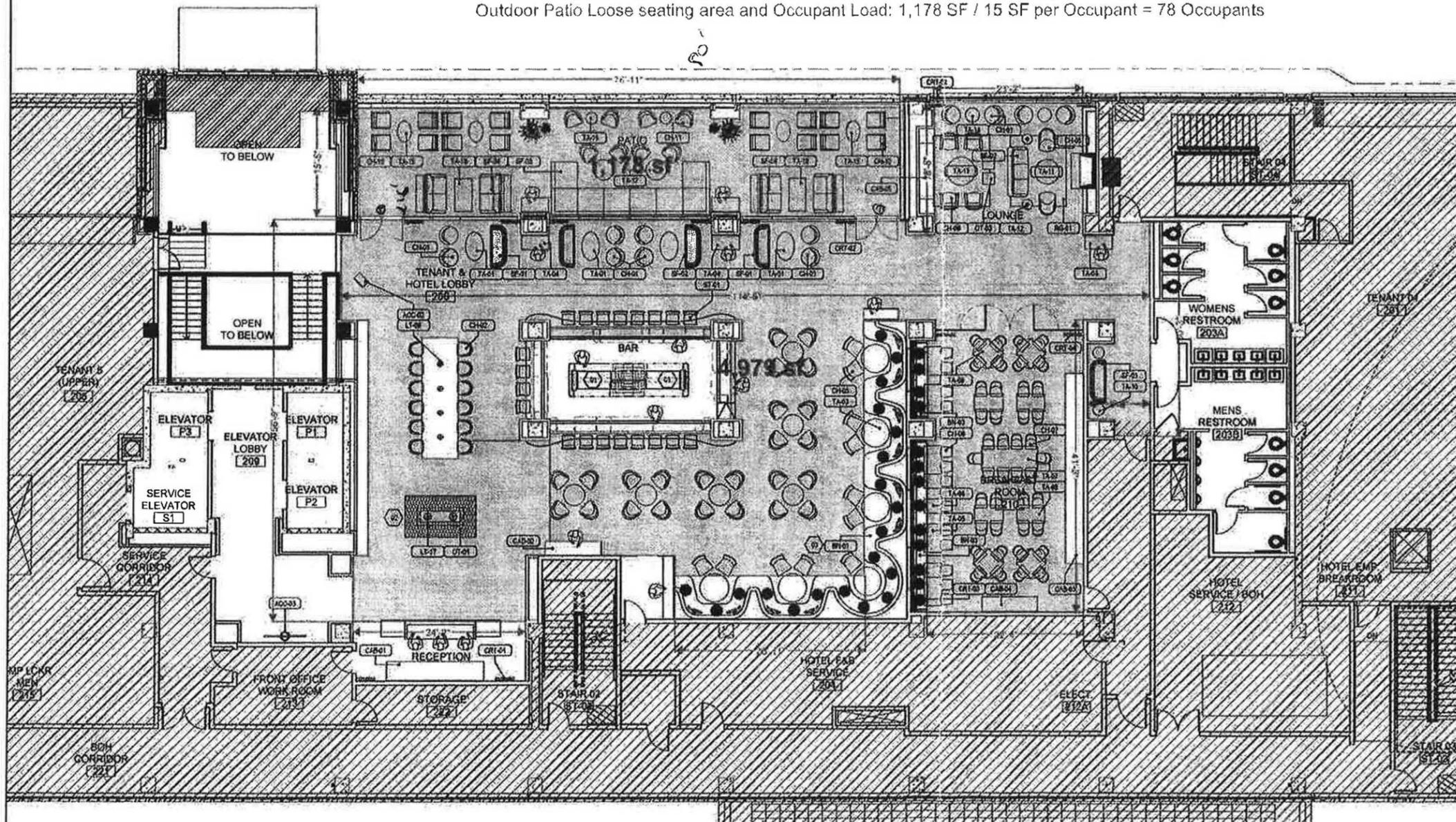
SEATING COUNT	
INTERIOR SEATING COUNT	
TOTAL	238

Drawn By: AK/LC
 Approved By: RH

Sheet Title:
RECEPTION / BAR
FURNITURE PLAN

Sheet Number:
I-2.10

- Fixed Seating Count = 33 Seats
- Interior Lobby Loosing Seating Area and Occupant Load: 4,979 SF / 15 SF per Occupant = 332 Occupants
- Outdoor Patio Loose seating area and Occupant Load: 1,178 SF / 15 SF per Occupant = 78 Occupants



1 FURNITURE PLAN
 Scale: 1/8" = 1'-0"