



DEPARTMENT OF BUSINESS AFFAIRS AND CONSUMER PROTECTION
CITY OF CHICAGO

LIQUOR LICENSE PLAN OF OPERATION

Licensee: 101 Chase, Inc.
D/b/a: The Dugout / Press Box

Premises: 950 West Addison Street, LL, 1st, 4th, and Rooftop
Chicago, Illinois 60613

Application Type: Retail Food Establishment (1006), Consumption on Premises – Incidental Activity (1475),
Public Place of Amusement (1050), and (2) Outdoor Patio (1477)

Account Number: 362936

Site Number: 03

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, Public Place of Amusement License, and Retail Food Establishment licenses (collectively "Licenses") under the following conditions:

1. Licensee shall operate as a restaurant where the primary business activity will be the sale and service of food and where the sale of alcoholic beverages will only be incidental to the food service. Licensee shall not operate in a manner where the sale of alcoholic beverages is the primary business activity.
2. Kitchen to remain open. During all hours that the business is open to the public, the licensee shall offer food preparation and service to its patrons, consistent with State Law and City Ordinance. Licensee shall not operate as a tavern where the sale of alcoholic beverages is the primary activity. Licensee shall keep its kitchen open at all times offering food preparation and food service to its patrons. Neither the doors shall be open nor customers present after the closing hour.
3. Pursuant to the representations made by the licensee, the business shall operate as a restaurant where the primary business activity will be the sale and service of food and where alcohol sales and consumption will only be incidental to the food service. At no time will the business be operated as a Tavern where alcohol sales are the primary activity.
4. Licensee's business premises includes an outdoor rooftop patio in which Licensee serves food and liquor during its hours of operations, as permitted by the City of Chicago Municipal Code. The Licensee agrees that the Licensee shall operate the outdoor rooftop patio in accordance with 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. Licensee agrees to take reasonable noise abatement measures to prevent any live or recorded music, being played inside the premises from emanating into the outdoor/open-air space of the premises.

5. Licensee shall close its rooftop patio no later than 11:00 p.m. Sunday – Thursday and 12:00 a.m. Friday – Saturday.
6. Licensee shall not apply for an increased occupancy for the premises. The premises, inclusive of the outdoor rooftop deck, shall not exceed the existing occupancy for the premises. Licensee shall provide sufficient seating to ensure that the rooftop deck does not operate as a standing bar area. The Licensee agrees not to expand the Premises without, first, applying to the City of Chicago for the right to expand the Premises.
7. Licensee has been issued occupancy placards by the Department of Buildings with the following occupancy limits:
 - Lower Level: 92 With Tables and Chairs and 99 Without Tables and Chairs
 - First Floor: 97 With Tables and Chairs and 115 Without Tables and Chairs
 - First Floor Patio: 19
 - Fourth Floor: 50
 - Fourth Floor Patio: 39
 - Rooftop Patio: 149

Licensee shall not permit the number of patrons to exceed the occupancy limit of each floor. Additionally, Licensee agrees to limit the total capacity of the licensed premises to 421. Licensee shall not remove tables and chairs on rooftop or 4th floor outdoor patios.

8. 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 or 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.
9. Licensee will enforce all applicable City of Chicago and State of Illinois non-smoking laws as they relate to both the interior and the exterior of the Premises.
10. Licensee shall maintain sufficient trash containers to accommodate 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.
11. 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.
12. Licensee agrees that if an investigation by the LLCC reveals that alcohol sales are the primary activity of the business, the Licensee along with counsel shall meet with the LLCC within 10 days of a request to meet. At the meeting Licensee shall provide information to the LLCC that demonstrates that the Licensee is not selling alcohol as its primary business activity. If the Licensee does not provide sufficient information to establish that alcohol sales are not the primary activity of the business, Licensee shall be subject to prosecution in a license disciplinary proceeding.

13. Licensee agrees to use the PPA under the following conditions:
 - A. Licensee will not operate as a nightclub or dance club.
 - B. Licensee will not utilize electronic dance music (EDM) of any kind.
14. Licensee will not offer for sale "bottle service" of spirits products for on-premises consumption.
15. Licensee agrees to close the windows to the Premises anytime a live band or DJ is playing. Licensee further agrees to close the windows to the Premises each night by 10:00 p.m.
16. Licensee agrees that at any time while the premises is operating, if customer noise levels emanating from the premises result in residential community complaints, the Licensee shall take immediate steps to effectively address all such complaints.
17. Licensee shall immediately address any public nuisance issues that impact the health, safety and welfare of the community. Licensee will name a public liaison representative to serve as the agent of the Licensee to members of the community. Liaison will hear all complaints filed by the community and seek to resolve any public nuisance matters.
18. Licensee agrees to monitor the noise levels emanating from the premises to ensure compliance with the Chicago Environmental Noise Ordinance.
19. Licensee will display a sign in a conspicuous location inside the premises that reads: *"Please Respect Our Neighbors. Please Exit Quietly and Do Not Loiter"*.
20. Licensee agrees to monitor the outside of the premises to alleviate to the best of its ability any traffic, parking or noise issues.
21. Licensee shall encourage public means of transportation by posting appropriate signage.
22. Licensee shall immediately notify the Police of any illegal activity viewed in and around the Premises.
23. Licensee agrees to attend regular CAPS beat meetings and to attend meetings with the local alderman, police commander and community residents or groups to discuss any concerns regarding the operation of the business, including the use of the outdoor rooftop patio.
24. Additional security will be present on the rooftop during hours of operation. Security will be responsible for making sure patrons are not loud and do not create nuisance for neighbors.
25. Licensee shall maintain video surveillance for at least 30 days. Copies of the video surveillance shall be made available to the Chicago Police Department upon its request.
26. Alcohol Server Training. All bar and wait staff will be BASSET or TIPS certified and will be trained with respect to the detection of fraudulent identification. All bartenders and wait staff will be trained to identify intoxicated patrons and will take pro-active steps to prevent the intoxication of patrons.
27. 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.

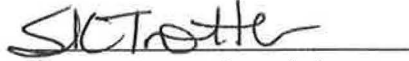
It shall be the duty of every person conducting, engaging in, operating, carrying on or managing the above-mentioned business entity to post this Business License Plan of Operation next to the business license certificates in a conspicuous place at the business address.

Licensee: 101 Chase, Inc.

Address: 950 W. Addison Street, LL, 1st, 4th, and Rooftop
Chicago, Illinois



Edward J Cressy
President
101 Chase, Inc.



Shannon Trotter, Commissioner
Local Liquor Control Commission
City of Chicago

10/2/18
Date

10/2/18
Date