



LIQUOR LICENSE APPLICATION

DM

LICENSE FEE: Do not include the license fee with the application (the license fee will be collected at a later time).

APPLICATION: Application is being made for:

- Brewery
- Brewery-Public House
- Distillery
- Full On-Premises, Commercial
- Full On-Premises, Caterer
- Full On-Premises, Passenger Carrier
- Full On-Premises, Other Public Location
- Full On-Premises, Nonprofit Private Club
- Full On-Premises, For-Profit Private Club
- Grower Sales Privilege
- Limited On-Premises
- Off-Premises
- Off-Premises with Fuel Pumps
- Warehouse
- Wholesale Malt Beverage & Wine (WMBW)
- Winery

277891

CITY AND COUNTY USE ONLY

Date application received _____

Name of City or County _____

Recommends this license be Granted Denied

By _____

Date _____

OLCC USE

Application received by [Signature]

Date 10-2-18

License Action: c/o c/tn

1. LEGAL ENTITY (example: corporation or LLC) or INDIVIDUAL(S) applying for the license:

Applicant #1 <u>J. Zumwalt Concepts LLC</u>	Applicant #2 <div style="text-align: right; color: blue;">Rec'd by Portland Liquor Licenses</div>
Applicant #3	Applicant #4 <div style="text-align: right; color: red;">OCT 08 2018</div>

2. Trade Name of the Business (the name customers will see): Rail House Lounge

3. Business Location: Number and Street 1320 SE Water Ave.

City <u>Portland</u>	County <u>Multnomah</u>	ZIP <u>97214</u>
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4. Is the business at this location currently licensed by the OLCC? Yes No

5. Mailing Address (where the OLCC will send your mail):

PO Box, Number, Street, Rural Route <u>9655 SW. Cypress St.</u>	City <u>Beaverton</u> State <u>Oregon</u> ZIP <u>97005</u>
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6. Phone Number of the Business Location: 503-515-8633

7. Contact Person for this Application: Joel Thomas

Name <u>Joel Thomas</u>	Phone Number <u>503-515-8633</u>
Mailing Address, City, State, ZIP <u>9655 SW. Cypress St. Beaverton Oregon 97005</u>	
Email <u>joel.zumwalt13@gmail.com</u>	

I understand that marijuana (such as use, consumption, ingestion, inhalation, samples, give-away, sale, etc.) is prohibited on the licensed premises.

Signature of Applicant #1 <u>[Signature]</u>	Signature of Applicant #2 <div style="text-align: right; color: red; font-weight: bold;">RECEIVED</div>
Signature of Applicant #3	Signature of Applicant #4 <div style="text-align: right; color: red;">OCT 09 2018</div> Initials: <u>[Signature]</u> Oregon Liquor Control Commission



OREGON LIQUOR CONTROL COMMISSION
BUSINESS INFORMATION

Please Print or Type

J. Zumwalt Concepts LLC

Applicant Name: Joel Z. Thomas

Phone: 503-515-8633

Trade Name (dba): Rail House Lounge

Business Location Address: 1320 SE Water Ave.

City: Portland

ZIP Code: ~~9700~~ 97214

DAYS AND HOURS OF OPERATION

Business Hours:
Sunday 10am to 12am
Monday _____ to _____
Tuesday _____ to _____
Wednesday 11am to 2:30am
Thursday 11am to 2:30am
Friday 11am to 2:30am
Saturday 11am to 2:30am

Outdoor Area Hours:
Sunday _____ to _____
Monday _____ to _____
Tuesday _____ to _____
Wednesday _____ to _____
Thursday _____ to _____
Friday _____ to _____
Saturday _____ to _____

The outdoor area is used for:
 Food service Hours: _____ to _____
 Alcohol service Hours: _____ to _____
 Enclosed, how _____
The exterior area is adequately viewed and/or supervised by Service Permittees.

(Investigator's Initials)

Seasonal Variations: Yes No If yes, explain: _____

ENTERTAINMENT

Check all that apply:
 Live Music Karaoke
 Recorded Music Coin-operated Games
 DJ Music Video Lottery Machines
 Dancing Social Gaming
 Nude Entertainers Pool Tables
 Other: _____

DAYS & HOURS OF LIVE OR DJ MUSIC

Sunday _____ to _____
Monday _____ to _____
Tuesday _____ to _____
Wednesday 9pm to 2am
Thursday 9pm to 2am
Friday 9pm to 2am
Saturday 9pm to 2am

SEATING COUNT

Restaurant: 30 Outdoor: _____
Lounge: 40 Other (explain): Lottery room and inside patio
Banquet: 30 Total Seating: 120

OLCC USE ONLY
Investigator Verified Seating: _____(Y) _____(N)
Investigator Initials: _____
Date: _____

I understand if my answers are not true and complete, the OLCC may deny my license application.

Applicant Signature: Joel Thomas

Date: 10/1/18

OREGON LIQUOR CONTROL COMMISSION
LIMITED LIABILITY COMPANY QUESTIONNAIRE



1243417-93

Please Print or Type

LLC Name: J. Zumwalt Concepts LLC Year Filed: 2016 ✓
Trade Name (dba): RailHouse Lounge
Business Location Address: 1320 SE Water Ave.
City: Portland ZIP Code: 97005

List Members of LLC:

- 1. Joel Z. Thomas
(managing member)
- 2. _____
(members)
- 3. _____
- 4. _____
- 5. _____
- 6. _____

Percentage of Membership Interest:

100%

(Note: If any LLC member is another legal entity, that entity must also complete an LLC, Limited Partnership or Corporation Questionnaire. If the LLC has officers, please list them on a separate sheet of paper with their titles.)

Server Education Designee: Joel Thomas DOB: 01/15/1976

I understand that if my answers are not true and complete, the OLCC may deny my license application.

Signature: Joel Thomas Owner Date: 10/1/18
(name) (title)

CITY OF PORTLAND LIQUOR OUTLET INFORMATION FORM

PLEASE SUBMIT TO: Liquor Licensing Notification Program, 1221 SW 4th Avenue, Suite #110, Portland OR 97204

On New Outlet applications, property owners within 300 feet of the location, the Portland Police Bureau and all interested parties are notified by mail (with a copy of this form) and given an opportunity to comment on your application. The OLCC allows the City at least 45 days to complete the recommendation process. Submission of a complete operating plan can expedite the time required to process. A City liquor endorsement is not a confirmation that the property is properly zoned. Call (503) - 823-7526 to confirm that the property is properly zoned.

On submission of this form, you must also include the following:

- OLCC Liquor Application Form, initialed by your OLCC License Investigator
- OLCC Individual History Forms (all persons anticipated to have a financial interest, or key personnel are required)
- City Endorsement Fees

City Endorsement Fees are payable at the beginning of the application process (please make checks payable to City of Portland): New outlets are \$100.00, all others are \$75.00. All blank sections must be filled in. If the question does not apply, write "N/A" in the space.

LEGAL NAME OF BUSINESS: J. Zumwalt Concepts LLC

DBA OR TRADE NAME: RailHouse Lounge PHONE: (503) 515-8633 FAX: _____

BUSINESS ADDRESS (Including ZIP Code): 1320 SE Water Ave Portland Oregon 97214

WHAT TYPE OF LIQUOR ARE YOU APPLYING FOR? (Change of owner, new outlet, beer & wine, etc.): Change of Owner

CONTACT PERSON: Joel Thomas PHONE: (503) 515-8633 EMAIL: joel.zumwalt12@gmail.com

DESCRIPTION OF OUTLET

TYPE OF OPERATION (CHECK ALL THAT APPLY)

- Food Cart Night Club
 Restaurant Sports Bar
 Convenience Store Other: Lounge

SIZE OF SERVICE AREA: 2500 square feet

EXISTING BUILDING: Yes No

ZONING: IG1 - General Industrial 1

STRUCTURAL CHANGES (DESCRIBE): none

RESTAURANT SEATING CAPACITY: 80 LOUNGE SEATING CAPACITY: 40 OUTSIDE SEATING CAPACITY: none

DESCRIBE SECURITY: Jonitrol Verified Security system

HAS AN APPLICATION FOR A LIQUOR LICENSE AT THIS LOCATION BEEN RECEIVED BY THE CITY OF PORTLAND IN THE LAST TWO (2) YEARS?
 Yes No I Don't Know

HOURS OF OPERATION

SUNDAY - THURSDAY OPEN: 11am CLOSE: 2am FRIDAY & SATURDAY OPEN: 11am CLOSE: 2am

HOW LATE WILL THERE BE OUTSIDE SEATING? none HOW LATE WILL THERE BE ENTERTAINMENT? 2am on weekends

HISTORY OF LOCATION

PREVIOUS BUSINESS NAME OF THIS LOCATION: Hook and Nail

NAME & ADDRESS OF PROPERTY OWNER: BET Water Ave. LLC 25300 SW Parkway Ave. Wilsonville OR 97070

ENTERTAINMENT

TYPE OF ENTERTAINMENT (CHECK ALL THAT APPLY)

- Dancing Video Poker Live Music Nude Dancers
 Karaoke Video Games/Pinball Recorded Music DJ Entertainment
 Pool Tables (How Many): 1 Events (Describe): _____ Other: _____

The City requires an **Amusement Location Permit** for all locations with amusement devices or pool tables. **Contact the Revenue Bureau for rules and an Amusement Location Permit application form now.** Permits are non-transferable from one owner to another and must be paid before games are placed on the premises. Contact Anne Holm at 503-865-2488. The City of Portland will notify affected nearby neighbors and a copy of this form will be included in our mailing.

Use this area to provide any additional information that you wish to be considered on this liquor application
Does not currently have lottery but will be applying for it.
Also doesn't currently have pool tables but will be added before lottery.

A false answer or omission of any requested information may result in an unfavorable City recommendation.

SIGNATURE: Joel Thomas DATE: 10/8/18