



MEMORANDUM

TO: Alcoholic Beverage Control Board DATE: July 9, 2019
FROM: Erika McConnell, Director RE: 5817 The Hanger

Requested Action: New license application

Statutory Authority: AS 04.06.090(b): “The board shall review all applications for licenses made under this title and may order the director to issue, renew, revoke, transfer, or suspend licenses and permits authorized under this title.”

AS 04.11.400(d): “The board may approve

(1) the issuance of a new beverage dispensary or restaurant or eating place license without regard to (a) of this section if it appears that the issuance will encourage the tourist trade by encouraging the construction or improvement of

(A) a hotel, motel, resort, or similar business relating to the tourist trade with a dining facility or having kitchen facilities in a majority of its rental rooms and at least a minimum number of rental rooms required according to the population of the incorporated city, unified municipality, or population area established under (a) of this section in which the facility will be located, as follows:

- (i) 10 rental rooms if the population is less than 1,501;
- (ii) 20 rental rooms if the population is 1,501 — 2,500;
- (iii) 25 rental rooms if the population is 2,501 — 5,000;
- (iv) 30 rental rooms if the population is 5,001 — 15,000;
- (v) 35 rental rooms if the population is 15,001 — 25,000;
- (vi) 40 rental rooms if the population is 25,001 — 50,000; and
- (vii) 50 rental rooms if the population is greater than 50,000; or

(B) an airport terminal; and

(2) the renewal or transfer of ownership of a beverage dispensary or restaurant or eating place license issued under (1) of this subsection if the

(A) holder of the license operates a hotel, motel, resort, or similar business relating to the tourist trade that

- (i) has a dining facility on the licensed premises or kitchen facilities in a majority of its rental rooms; and
- (ii) maintains at least the minimum number of rental rooms that the hotel, motel, resort, or similar business had at the time of initial licensure or that were required at the time of initial licensure; or

(B) licensed premises are located inside an airport terminal.”

Staff Rec.: Determine whether the license application complies with 04.11.400(d)

Background: This is an application for a new beverage dispensary – tourism license in the Kodiak Island Borough.

AS 04.11.400(d)(1)(B) requires that a new beverage dispensary – tourism license encourage the construction or improvement of an airport terminal (when not issued to a hotel, motel, resort, etc.). AS 04.11.400(d)(2)(B) further clarifies that the license is to be inside an airport terminal.

The initial tourism statement provided by the applicant states, “The facility is located adjacent to the Alaska Airlines and RAVN Air Terminal, in addition the facility is located in the same building as a helicopter operation, Kodiak Helicopters, LLC” and “the facility also house a helicopter tourism operation, gift shop, coffee shop, and cold/freezer storage.” The statement notes that Alaska and RAVN operate the only two commercial flight options in and out of Kodiak.

As this information did not support a conclusion that this license was proposed to be inside an airport terminal, we relayed this concern to the applicant.

Subsequent information from the applicant states that their lease allows “the following non-exclusive uses only: the operation and maintenance of a passenger/cargo terminal and such auxiliary functions as café, gift shop, restaurant, etc, which are commonly found inside airline terminals.”

It is not entirely clear what terminal operations are planned for this new building, which is next to the Alaska Airlines/RAVN terminal, or what constitutes a “terminal.”

Attachment: Tourism statement
Aerial photo of Kodiak airport
Supplementary information from applicant
New license application

The Hangar
1633 Airport Way
Kodiak, AK 99615
907.942.1063

April 15th, 2019

Alcohol and Marijuana Control Office
550 W 7th Ave, Suite 1600
Anchorage, AK 99501

Tourism Statement for Liquor License Application

1. ***Explain how issuance of a liquor license at your establishment has/will encourage tourism.***

The Hangar replaces a previous restaurant at the Kodiak State Airport. Tourists flying in and out of Kodiak will have a friendly, safe, and comfortable restaurant to enjoy local favorites and refreshments. Travelers to Kodiak frequently encounter delays due to weather; the airport is located several miles outside of town, and several hundred yards away from the only other eatery in the area, with no protected walkway between the two. *The Hangar* will serve as a convenient and accessible gathering for TSA, airline employees, and travelers, with delicious meals and flavorful drinks.

2. ***Explain how the facility was/will be constructed or improved in accordance with this application.***

The facility is constructed adjacent to the Kodiak State Airport runway, sharing a property line with Alaska Airlines and RAVN Air, the only two commercial flight options to/from Kodiak Island. The facility began construction in 2018 by Neeser Construction, Inc. and is due to be completed the summer of 2019.

3. ***Who operates the facility for which a liquor license is being applied?***

The Hangar is owned by AKWA, Inc., operated by Andrew P. Teuber, Jr.

4. ***Do you offer room rentals to the traveling public?***

No.

If not, is your facility located within an airport terminal?

The facility is located adjacent to the Alaska Airlines and RAVN Air Terminal, in addition the facility is located in the same building as a helicopter operation, Kodiak Helicopters, LLC.

5. ***Does your establishment include a dining facility?***

Yes, *The Hangar* will seat 45, with an additional 6 seats in the lounge.

6. ***Are additional amenities available to your guests through your establishment (e.g. guided tours or trips, rental equipment for guests, other activities that attract tourists)?***

Yes, the facility also houses a helicopter tourism operation, gift shop, coffee shop, and cold/freezer storage.

AMCO

AMCO

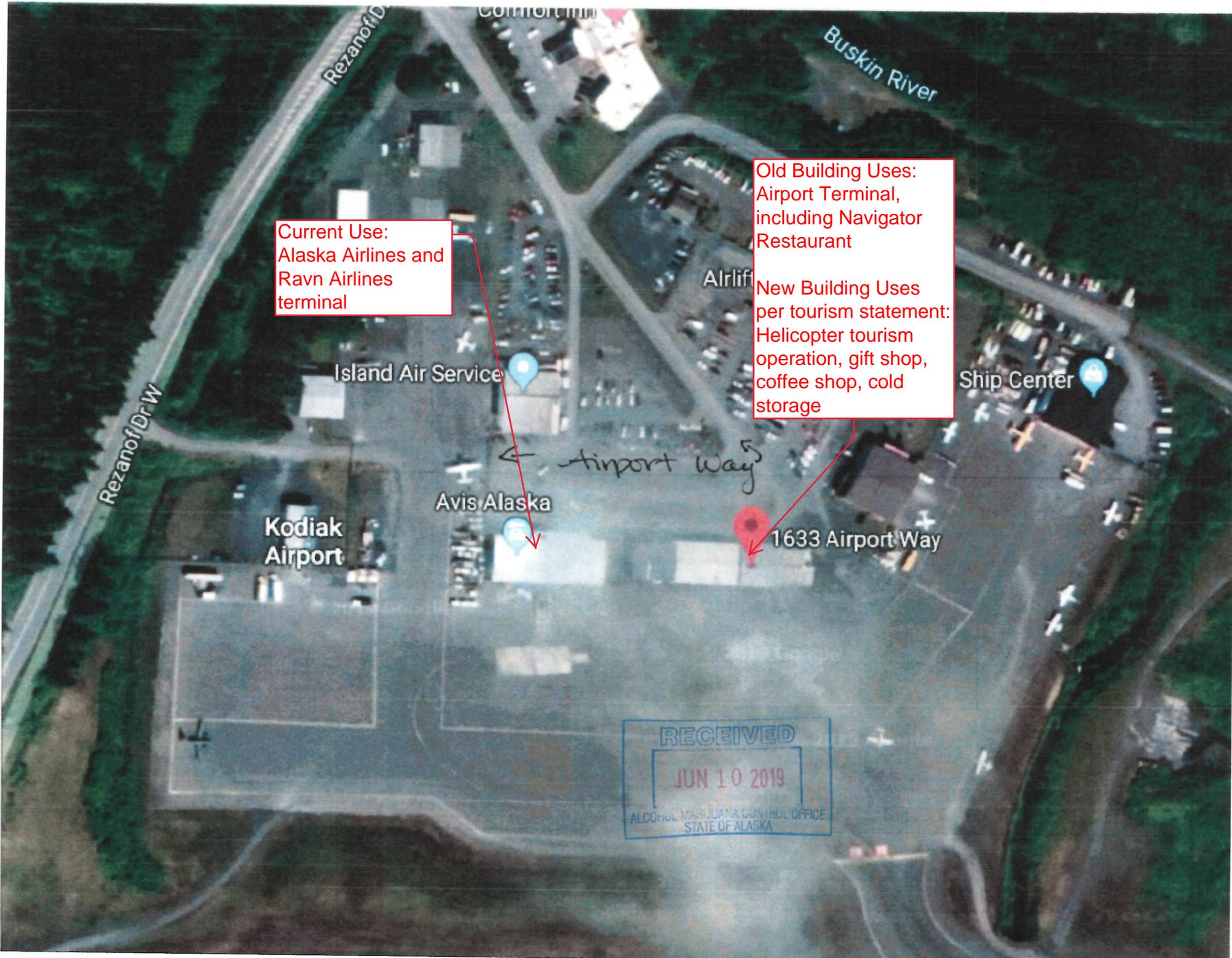
MAY 10 2019

APR 22 2019

Current Use:
Alaska Airlines and
Ravn Airlines
terminal

Old Building Uses:
Airport Terminal,
including Navigator
Restaurant

New Building Uses
per tourism statement:
Helicopter tourism
operation, gift shop,
coffee shop, cold
storage



June 20, 2019

Alcohol & Marijuana Control Office
550 W 7th Ave
Suite 1600
Anchorage, Alaska 99501

AKWA, Inc.
1633 Airport Way
Kodiak, Alaska 99615

Re: Beverage Dispensary-Tourism License Application #5817

Dear Ms. Milton & Ms. McConnell,

Thank you for your guidance during our call on June 18th, 2019 related to the need for correction of submitted information to support our application for a Beverage Dispensary – Tourism liquor license. With this letter I've included the supplementary information that you have requested for the newly constructed terminal at 1633 Airport Way, Kodiak. The terminal will indeed serve as an air carrier terminal for no fewer than two air carriers. The confirmation of the facility as a State Airport terminal is referenced in our lease agreement with the State of Alaska.

Multiple air carriers are confirmed tenants of this terminal, confirmation from those air carriers are available upon request. Denali Flying Service, LLC., is included, we've recently requested a letter from Ryan Air, if that becomes available before tomorrow, we will furnish it to you and that of others as they become available.

The new terminal at 1633 Airport Way will be a 22,000 square foot terminal. Within the terminal will be a bar and restaurant, gift shop, retail, passenger terminal, aircraft maintenance, and air freight operation. As well as supporting 121 and 135 operators. Pictures of the former and new building are included. Its proximity is immediately adjacent to the Alaska Airlines and RAVN terminal, approximately 8ft away, see image in Exhibit 4.

Allstar Alliance, which was previously in a similar location as AWKA, Inc. in the since demolished Mark Air Terminal, submitted and received a Beverage Dispensary – Tourism liquor license, #5252. Their successful application is included for your convenience.

The issuance of this license has served to encourage the construction of an airport terminal pursuant to AS 04.11.400(d), the terminal for which this license is proposed to be operated. Pursuant to our State of Alaska lease agreement, included as Exhibit 2 for your convenience, a terminal is the only permitted use with this agreement. We've also asked Mr. Troy Larue, C.M., Division Operations Manager, Statewide Aviation, and Ms. Jennifer Bailey, Airport Leasing Program Manager, Statewide Aviation to confirm with your office.

Finally, please let me know with this additional information if you'll be able to recommend approval to the Board.

Thank you for your time and assistance, if you require any further information please contact me at 907-942-1063.



Andy Teuber
Managing Member

Exhibit 1 – Letter from Denali Flying Service, LLC.

Exhibit 2 – Lease Agreement with the State of Alaska.

Exhibit 3 – Allstar Alliance Beverage Dispensary – Tourism application and approval.

Exhibit 4 – Pictures of previous building and new construction.

Exhibit 1

June 18, 2019

Alutiiq Aviation Services, Inc.
1633 Airport Way
Kodiak, Alaska 99615

Denali Flying Service, LLC
P.O. Box 1629
Kodiak, AK 99615

Re: Confirmation of Lease Space, Terminal 2 – Kodiak Terminal

Dear Ms. Belisle,

Per your request, this letter serves as confirmation of Denali Flying Service, LLC intent to lease and occupy Terminal 2 at your newly constructed terminal at 1633 Airport Way, Kodiak upon completion. Included with this correspondence is our Alaska Business License and FAA Air Carrier Certificate.

Please contact me for additional information as needed.

A handwritten signature in blue ink, appearing to read "Andy Teuber". The signature is fluid and cursive, with a prominent initial "A" and a long, sweeping underline.

Andy Teuber,
Managing Member

Alaska Department of Commerce, Community, and Economic Development

Division of Corporations, Business, and Professional Licensing
PO Box 110806, Juneau, AK 99811-0806

This is to certify that

DENALI FLYING SERVICE, LLC

2887 BAYVIEW DRIVE, KODIAK, AK 99615

owned by

DENALI FLYING SERVICE, LLC

is license by the department to conduct business for the period

October 1, 2018 to December 31, 2020
for the following line of business:

48 - Transportation and Warehousing



This license shall not be taken as permission to do business in the state without having complied with the other requirements of the laws of the State or of the United States.

This license must be posted in a conspicuous place at the business location.
It is not transferable or assignable.

Julie Anderson
Commissioner

Exhibit 2

- 7. Fueling - delivering or dispensing fuel, defueling and refueling, or any other transfer of fuel on Airport property
- 8. Hazardous Substance - any substance that is defined under an Environmental Law as hazardous waste, Hazardous Substance, hazardous material, toxic, pollutant, contaminate, petroleum, petroleum product, or oil.
- 9. Materially Contributed To - to cause the release or migration of a Hazardous Substance in a reportable quantity as defined under applicable Environmental Law
- 10. Permanent Improvements - a fixed addition or change to land that is not temporary or portable, including a building, building addition, retaining wall, storage tank, and well.

ARTICLE II
PREMISES

A. The Lessor leases to the Lessee, and the Lessee leases from the Lessor, the following described property (Premises), located on the Kodiak Airport (Airport), in Section 17, Township 27 South, Range 19 West, Seward Meridian, within the Kodiak Recording District, Third Judicial District, Alaska:

Lot 2A, Block 1200, formally known as Lots 2 and 3B, Block 1200, consisting of approximately 53,415 square feet of land as shown on Exhibit "A", Sheet 1 of 1, dated April 12, 2005, attached to and made a part of this Lease.

B. Except as may be provided in this Lease, the Lessor makes no specific warranties, expressed or implied, concerning the condition of the Premises including its title, survey, soils, wetlands, access, and suitability for any use including those authorized by this Lease, its environmental condition, or the presence or absence of Hazardous Substance in, on, and under the surface. The Lessee takes the Premises on an "as is" basis and without warranty, subject to any and all of the covenants, terms, and conditions affecting the Lessor's title to the Premises.

ARTICLE III
RIGHTS AND USES

A. AUTHORIZED USES

1. The Lessor authorizes the Lessee to use the Premises for the following non-exclusive uses only:

The operation and maintenance of a passenger / cargo terminal and such auxiliary functions as, café, gift shop, restaurant, etc. which are commonly found inside airline terminals. Operation of a FAR Part 135 Air Taxi service and FAR Part 121 Air Carrier service.

B. RESERVED RIGHTS OF LESSOR

1. The Lessor reserves the right to grant to others any rights and privileges not specifically granted to the Lessee. The rights and privileges granted to the Lessee in this Lease are the only rights and privileges granted to the Lessee by this Lease.

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Tab

11

New Liquor License

License is: Full Year OR Seasonal List Dates of Operation: _____

SECTION A - LICENSE INFORMATION			FEES #1029
<i>Office Use:</i> License Year: <u>2013/2014</u>	License Type: Beverage Dispensary-Tourism	Statute Reference Sec. 04.11.400(d)	License Fee: \$ <u>2500</u> -
<i>Office Use:</i> License #: <u>5252</u>			Filing Fee: \$100.00
Local Governing Body: (City, Borough or Unorganized) Kodiak Island Borough	Community Council Name(s) & Mailing Address: Kodiak Island Borough 710 Mill Bay Rd Kodiak AK 99615		Rest. Desig. Permit Fee: \$
Name of Applicant (Corp/LLC/LP/LLP/Individual/Partnership): Allstar Alliance Company	Doing Business As (Business Name): Navigator Lounge	Business Telephone Number: 907-486-6008	Fingerprint: \$ (<i>\$51.50 per person</i>)
Mailing Address: P.O. Box 999	Street Address or Location of Premises: 1633 Airport Way Kodiak AK 99615 Airport Terminal	Email Address: p.almeter@att.net	TOTAL <u>26000</u> -
City, State, Zip: Kodiak AK 99615			
SECTION B - PREMISES TO BE LICENSED			
Distance to closest school grounds: 1.5 Miles	<i>Distance measured under:</i> <input checked="" type="checkbox"/> AS 04.11.410 OR <input type="checkbox"/> Local ordinance No. _____	<input type="checkbox"/> Premises is GREATER than 50 miles from the boundaries of an incorporated city, borough, or unified municipality. <input checked="" type="checkbox"/> Premises is LESS than 50 miles from the boundaries of an incorporated city, borough, or unified municipality. <input checked="" type="checkbox"/> Not applicable	
Distance to closest church: 2 Miles	<i>Distance measured under:</i> <input checked="" type="checkbox"/> AS 04.11.410 OR <input type="checkbox"/> Local ordinance No. _____		
Premises to be licensed is: <input type="checkbox"/> Proposed building <input checked="" type="checkbox"/> Existing facility <input type="checkbox"/> New building		<input type="checkbox"/> Plans submitted to Fire Marshall (required for new & proposed buildings) <input checked="" type="checkbox"/> Diagram of premises attached	

New Liquor License

SECTION C – LICENSEE INFORMATION

1. Does any individual, corporate officer, director, limited liability organization member, manager or partner named in this application have any direct or indirect interest in any other alcoholic beverage business licensed in Alaska or any other state?

Yes No If Yes, complete the following. Attach additional sheets if necessary.

Name	Name of Business	Type of License	Business Street Address	State
Patricia Almeter	CNG, Inc DBA Tony's Bar & Liquor Store	Beverage Dispensary & Package Store	518 W. Marine Way	Alaska
George L. Gatter Jr.	CNG, Inc DBA Tony's Bar & Liquor Store	Beverage Dispensary & Package Store	518 W. Marine Way	Alaska

2. Has any individual, corporate officer, director, limited liability organization member, manager or partner named in this application been convicted of a felony, a violation of AS 04, or been convicted as a licensee or manager of licensed premises in another state of the liquor laws of that state?

Yes No If Yes, attach written explanation.

SECTION D – OWNERSHIP INFORMATION - CORPORATION

Corporations, LLCs, LLPs and LPs must be registered with the Dept. of Community and Economic Development.

Name of Entity (Corporation/LLC/LLP/LP) (or N/A if an Individual ownership): Allstar Alliance Company		Telephone Number: 907-486-6008	Fax Number: 907-486-6445
Corporate Mailing Address: P.O. Box 999	City: Kodiak	State: Alaska	Zip Code: 99615
Name, Mailing Address and Telephone Number of Registered Agent: Patricia Almeter P.O. Box 1365 Kodiak, AK 99615 907-486-6008		Date of Incorporation OR Certification with DCED: 5/31/2013	State of Incorporation: Alaska

Is the Entity in "Good Standing" with the Alaska Division of Corporations? Yes No

If no, attach written explanation. Your entity *must* be in compliance with Title 10 of the Alaska Statutes to be a valid liquor licensee.

Entity Members (Must include President, Secretary, Treasurer, Vice-President, Manager and Shareholder/Member with at least 10%)

Name	Title	%	Home Address & Telephone Number	Work Telephone Number	Date of Birth
Patricia Almeter	Pres	50	Po Box 1365 Kodiak, AK 99615 486-6008	907-942-2099	10/21/1974
George L. Gatter Jr.	Vice	50	Po Box 1365 Kodiak, AK 99615 486-6008	907-942-2077	5/17/1969

NOTE: If you need additional space, please attach a separate sheet.

New Liquor License

SECTION E – OWNERSHIP INFORMATION – SOLE PROPRIETORSHIP (INDIVIDUAL OWNER & SPOUSE)

Individual Licensees/Affiliates (The ABC Board defines an "Affiliate" as the spouse or significant other of a licensee. Each Affiliate must be listed.)

Name: Address:	Applicant <input type="checkbox"/> Affiliate <input type="checkbox"/>	Name: Address:	Applicant <input type="checkbox"/> Affiliate <input type="checkbox"/>
Home Phone: Work Phone:	Date of Birth:	Home Phone: Work Phone:	Date of Birth:
Name: Address:	Applicant <input type="checkbox"/> Affiliate <input type="checkbox"/>	Name: Address:	Applicant <input type="checkbox"/> Affiliate <input type="checkbox"/>
Home Phone: Work Phone:	Date of Birth:	Home Phone: Work Phone:	Date of Birth:

Declaration

- I declare under penalty of perjury that I have examined this application, including the accompanying schedules and statements, and to the best of my knowledge and belief it is true, correct and complete, and this application is not in violation of any security interest or other contracted obligations.
- I hereby certify that there have been no changes in officers or stockholders that have not been reported to the Alcoholic Beverage Control Board. The undersigned certifies on behalf of the organized entity, it is understood that a misrepresentation of fact is cause for rejection of this application or revocation of any license issued.
- I further certify that I have read and am familiar with Title 4 of the Alaska statutes and its regulations, and that in accordance with AS 04.11.450, no person other than the licensee(s) has any direct or indirect financial interest in the licensed business.
- I agree to provide all information required by the Alcoholic Beverage Control Board in support of this application.

Signature of Licensee(s) Signature: <i>P. Almeter</i>	Signature of Licensee(s) Signature: <i>George L. Gatter Jr.</i>
Name & Title (Please Print) <i>Patricia Almeter Resident</i>	Name & Title (Please Print) <i>George L. Gatter Jr, ^{Spouse} Vice President</i>
Subscribed and sworn to before me this <i>10th</i> day of <i>June</i> , <i>2015</i>	Subscribed and sworn to before me this <i>10th</i> day of <i>June</i> , <i>2015</i>
Notary Public in and for the State of Alaska <i>M. Velasco</i>	Notary Public in and for the State of Alaska <i>M. Velasco</i>
My commission expires: <i>03/18/2015</i>	My commission expires: <i>03/18/2015</i>

STATE OF ALASKA
ALCOHOL BEVERAGE CONTROL BOARD
Licensed Premises Diagram

INSTRUCTIONS: Draw a detailed floor plan of your present or proposed licensed premises on the graph below; show all entrances and exits, and all fixtures such as tables, booths, games, counters, bars, coolers, stages, etc.

DBA: Navigator Lounge

PREMISES LOCATION: 1633 Airport Way Kodiak AK 99615

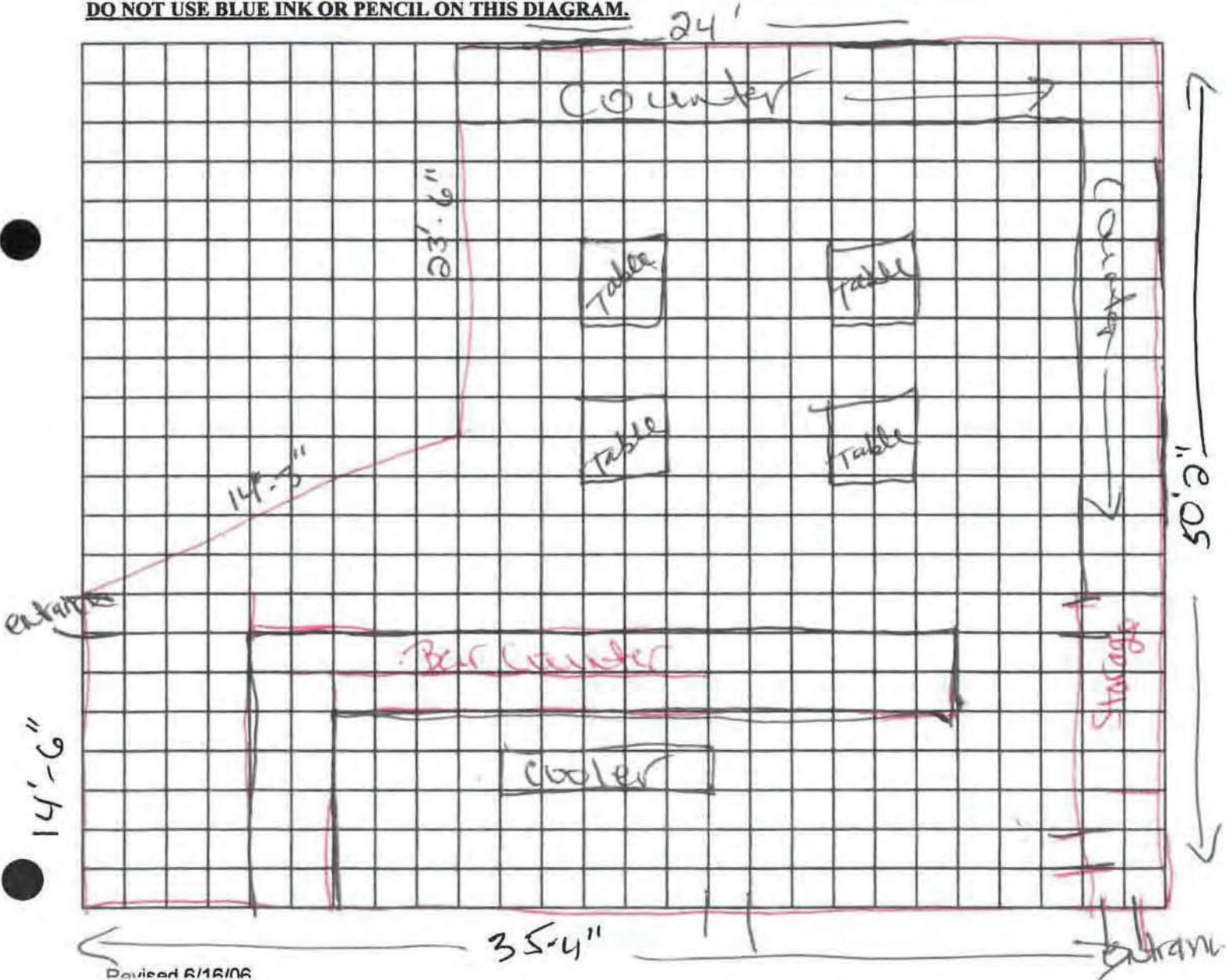
Indicate scale by x after appropriate statement or show length and width of premises.

SCALE A: _____ 1 SQ. = 4 FT. SCALE B: _____ 1 SQ. = 1 FT.

Length and width of premises in feet: 50'-2" x 35'-4"

Outline the area to be designated for sale, service, storage, and consumption of alcoholic beverages in red.

DO NOT USE BLUE INK OR PENCIL ON THIS DIAGRAM.



Oates, Sarah D (CED)

From: Pattie Almeter <p.almeter@att.net>
Sent: Tuesday, November 26, 2013 11:10 AM
To: Oates, Sarah D (CED)
Subject: Re: Navigator Lounge #5252 - Temporary Approval

With the Navigator Lounge being located at the airport there is no better place to promote tourism than word of mouth from someone enjoying a beer talking about their adventures of hunting, sightseeing, relaxing hotel stay or fabulous local restaurant cuisine.

Pattie Almeter

On Nov 26, 2013, at 10:35 AM, "Oates, Sarah D (CED)" <sarah.oates@alaska.gov> wrote:

This message has no content.

State of Alaska
Alcoholic Beverage Control Board
Anchorage Meeting Minutes
December 10, 2013

Board Members Present:

Bob Klein, Chair
Ellen Ganley, Vice Chair - Telephonic
Ethan Billings, Member
Marvin Yoder, Member
Bobby Evans, Member

Staff Members Present:

Shirley Coté, Director
Bob Beasley, Enforcement Unit Supervisor
Christine Lambert, Records & Licensing Supervisor
Gil Nelson, Administrative Assistant

ABC Board Counsel Present:

Harriett Milks, Assistant Attorney General

● **DIRECTOR BRIEFING**

A. Director's Report [8:49:10 AM](#) [TAB 1](#)

● **ADMINISTRATION**

A. Approve minutes of the October 2, 2013 Board Meeting [9:04:36 AM](#) [TAB 2](#)

Ethan Billings **motions to approve the minutes**
Marvin Yoder **seconds the motion**
Motion carried

Roll call vote [9:04:51 AM](#)
Approved 5-0

● **PUBLIC TESTIMONY** [9:05:20 AM](#)

Period of time for public testimony on issues not on this agenda.
Please phone 1-800-315-6338 code 222

Robin Sue Jeffery
Speaks to the term “knowingly allows” and discusses public harm
of alcohol consumption. [9:05:52 AM](#)

B. Strategic Prevention Framework State Incentive Grant [9:40:43 AM](#) [TAB 3](#)
Presentation by Diane Casto, DHSS

● **BEVERAGE DISPENSARY TOURISM – NEW**

9:24:39 AM

TAB 11

- 5252 Navigator Lounge:** Allstar Alliance Company; Kodiak Island Borough
1633 Airport Way (Kodiak Airport)
New – Beverage Dispensary – Tourism

All statutory requirements have been met. Kodiak Island Borough and Dept. of Environmental Conservation approve. Background investigations complete. Temporary has been issued.

Marvin Yoder **motions to approve**
Ethan Billings **seconds the motion**
Motion carried

Roll call vote 9:28:45 AM
Approved 5-0

● **DELEGATED CONSENT AGENDA**

9:14:20 AM

TAB 12

- 5262 Aha Oriental Kitchen:** Moonstone, LLC; Fairbanks
996 Blair Road
New – Restaurant / Eating Place

All statutory requirements have been met. Fairbanks does not protest. Dept. of Environmental Conservation approves. Background investigations pending. Temporary has been issued.

- 4466 American Legion Post 30:** Con Miller Post 30 The American Legion;
Fairbanks North Star Borough: 3614 Old Richardson Highway
Transfer – Club
From: 3481 Old Richardson Highway

All statutory requirements have been met. Fairbanks North Star Bor. does not protest. Pending Dept. of Environmental Conservation and State Fire Marshal. Background investigations complete.

- 1085 Kharacters:** Wonderful, LLC; Homer
3851 Shelford Street
Transfer – Beverage Dispensary
From: L & S, Inc.

All statutory requirements have been met. Dept. of Labor approves. Pending City of Homer and Dept. of Revenue. Background investigations pending.

Exhibit 4









Alaska Alcoholic Beverage Control Board
Form AB-00: New License Application

What is this form?

This new license application form is required for all individuals or entities seeking to apply for a new liquor license. Applicants should review Title 04 of Alaska Statutes and Chapter 304 of the Alaska Administrative Code. All fields of this form must be completed, per AS 04.11.260 and 3 AAC 304.105.

This form must be completed and submitted to AMCO's main office, along with all other required forms and documents, before any license application will be considered complete.

Section 1 – Establishment and Contact Information

Enter information for the business seeking to be licensed.

Licensee:	AKWA, Inc		
License Type:	Beverage Dispensary - Tourism	Statutory Reference:	04.11.400(d)
Doing Business As:	The Hangar		
Premises Address:	1633 Airport Way		
City:	Kodiak	State:	AK ZIP: 99615
Local Governing Body:	Kodiak Island Borough Assembly		
Community Council:	Kodiak Island Borough Assembly None		

Mailing Address:	PO Box 1629		
City:	Kodiak	State:	AK ZIP: 99615

Designated Licensee:	Andrew Teuber, Jr		
Contact Phone:	9079421063	Business Phone:	
Contact Email:	andy.teuber@gmail.com		

Seasonal License? Yes No If "Yes", write your six-month operating period: _____

OFFICE USE ONLY			
Complete Date:	6/10/19*	License Years:	19/20 License #: 5817
Board Meeting Date:	7/8/19	Transaction #:	1056439 & 1056440
Issue Date:		BRE:	CDC 1056443

* need Dec permit before issuing license





Alaska Alcoholic Beverage Control Board Form AB-00: New License Application

Section 2 – Premises Information

Premises to be licensed is:

- an existing facility a new building a proposed building

The next two questions must be completed by beverage dispensary (including tourism) and package store applicants only:

What is the distance of the shortest pedestrian route from the public entrance of the building of your proposed premises to the outer boundaries of the nearest school grounds? Include the unit of measurement in your answer.

1.6 miles

What is the distance of the shortest pedestrian route from the public entrance of the building of your proposed premises to the public entrance of the nearest church building? Include the unit of measurement in your answer.

5.3 miles

Section 3 – Sole Proprietor Ownership Information

This section must be completed by any sole proprietor who is applying for a license. Entities should skip to Section 4. If more space is needed, please attach a separate sheet with the required information. The following information must be completed for each licensee and each affiliate (spouse).

This individual is an: applicant affiliate

Name:					
Address:					
City:		State:		ZIP:	

This individual is an: applicant affiliate

Name:					
Address:					
City:		State:		ZIP:	

AMCO
MAY 10 2019

AMCO
APR 22 2019



Alcohol and Marijuana Control Office
 550 W 7th Avenue, Suite 1600
 Anchorage, AK 99501
 Phone: 907.269.0350

Alaska Alcoholic Beverage Control Board
Form AB-00: New License Application

Section 4 - Entity Ownership Information

This section must be completed by any entity, including a corporation, limited liability company (LLC), partnership, or limited partnership, that is applying for a license. Sole proprietors should skip to Section 5. If more space is needed, please attach a separate sheet with the required information.

- If the applicant is a corporation, the following information must be completed for each stockholder who owns 10% or more of the stock in the corporation, and for each president, vice-president, secretary, and managing officer.
- If the applicant is a limited liability organization, the following information must be completed for each member with an ownership interest of 10% or more, and for each manager.
- If the applicant is a partnership, including a limited partnership, the following information must be completed for each partner with an interest of 10% or more, and for each general partner

Entity Official:	Andrew Teuber, Jr				Director, President, Secretary, Shareholder, Treasurer	
Title(s):	Director	Managing Member	Phone:	9079421063	% Owned:	100%
Address:	PO Box 1629/ 2887 Bayview Drive					
City:	Kodiak	State:	AK	ZIP:	99615	

Entity Official:						
Title(s):		Phone:		% Owned:		
Address:						
City:		State:		ZIP:		

Entity Official:						
Title(s):		Phone:		% Owned:		
Address:						
City:		State:		ZIP:		

Entity Official:						
Title(s):		Phone:		% Owned:		
Address:						
City:		State:		ZIP:		





Alaska Alcoholic Beverage Control Board
Form AB-00: New License Application

This subsection must be completed by any applicant that is a corporation or LLC. Corporations and LLCs are required to be in good standing with the Alaska Division of Corporations (DOC) and have a registered agent who is an individual resident of the state of Alaska.

DOC Entity #:	75408D	AK Formed Date:	1/29/2002	Home State:	Alaska
Registered Agent:	Andrew P Teuber, Jr		Agent's Phone:	9079421063	
Agent's Mailing Address:	PO Box 1629				
City:	Kodiak	State:	AK	ZIP:	99615

Residency of Agent: Yes No

Is your corporation or LLC's registered agent an individual resident of the state of Alaska?

Section 5 - Other Licenses

Ownership and financial interest in other alcoholic beverage businesses: Yes No

Does any representative or owner named in this application have any direct or indirect financial interest in any other alcoholic beverage business that does business in or is licensed in Alaska?

If "Yes", disclose which individual(s) has the financial interest, what the type of business is, and if licensed in Alaska, which license number(s) and license type(s):

Section 6 - Authorization

Communication with AMCO staff: Yes No

Does any person other than a licensee named in this application have authority to discuss this license with AMCO staff?

If "Yes", disclose the name of the individual and the reason for this authorization:

Amy Belisle - Office Manager



Alaska Alcoholic Beverage Control Board
Form AB-00: New License Application

Section 7 – Certifications

Read each line below, and then sign your initials in the box to the right of each statement:

Initials

I certify that all proposed licensees (as defined in AS 04.11.260) and affiliates have been listed on this application.

AT

I certify that all proposed licensees have been listed with the Division of Corporations.

AT

I certify that I understand that providing a false statement on this form or any other form provided by AMCO is grounds for rejection or denial of this application or revocation of any license issued.

AT

I certify that all licensees, agents, and employees who sell or serve alcoholic beverages or check the identification of a patron will complete an approved alcohol server education course, if required by AS 04.21.025, and, while selling or serving alcoholic beverages, will carry or have available to show a current course card or a photocopy of the card certifying completion of approved alcohol server education course, if required by 3 AAC 304.465.

AT

I agree to provide all information required by the Alcoholic Beverage Control Board in support of this application.

AT

As an applicant for a liquor license, I declare under penalty of perjury that I have read and am familiar with AS 04 and 3 AAC 304, and that this application, including all accompanying schedules and statements, is true, correct, and complete.

Andrew P. Teuber, Jr.

Signature of licensee

Andrew P. Teuber, Jr.

Printed name of licensee

Tonia Valerio

Signature of Notary Public

Notary Public in and for the State of Alaska

My commission expires: 6/15/19

TONIA VALERIO
Notary Public, State of Alaska
Commission # 150615021
My Commission Expires
June 15, 2019

Subscribed and sworn to before me this 14th day of February, 2019.



Alcohol and Marijuana Control Office
 550 W 7th Avenue, Suite 1600
 Anchorage, AK 99501
alcohol.licensing@alaska.gov
<https://www.commerce.alaska.gov/web/amco>
 Phone: 907.269.0350

Alaska Alcoholic Beverage Control Board

Form AB-02: Premises Diagram

What is this form?

A detailed diagram of the proposed licensed premises is required for all liquor license applications, per AS 04.11.260 and 3 AAC 304.185. Your diagram must include dimensions and must show all entrances and boundaries of the premises, walls, bars, fixtures, and areas of storage, service, consumption, and manufacturing. If your proposed premises is located within a building or building complex that contains multiple businesses and/or tenants, please provide an additional page that clearly shows the location of your proposed premises within the building or building complex, along with the addresses and/or suite numbers of the other businesses and/or tenants within the building or building complex.

The second page of this form is not required. Blueprints, CAD drawings, or other clearly drawn and marked diagrams may be submitted in lieu of the second page of this form. The first page must still be completed, attached to, and submitted with any supplemental diagrams. An AMCO employee may require you to complete the second page of this form if additional documentation for your premises diagram is needed.

This form must be completed and submitted to AMCO's main office before any license application will be considered complete.

Yes No

I have attached blueprints, CAD drawings, or other supporting documents in addition to, or in lieu of, the second page of this form.

Section 1 - Establishment Information

Enter information for the business seeking to be licensed, as identified on the license application.

Licensee:	AHWA, Inc	License Number:	
License Type:	Beverage Dispensary - Tourism		
Doing Business As:	The Hangar		
Premises Address:	1633 Airport Way		
City:	Madiseh	State:	AH ZIP: 99605



Alcohol and Marijuana Control Office

550 W 7th Avenue, Suite 1600

Anchorage, AK 99501

alcohol.licensing@alaska.gov

<https://www.commerce.alaska.gov/web/amco>

Phone: 907.269.0350

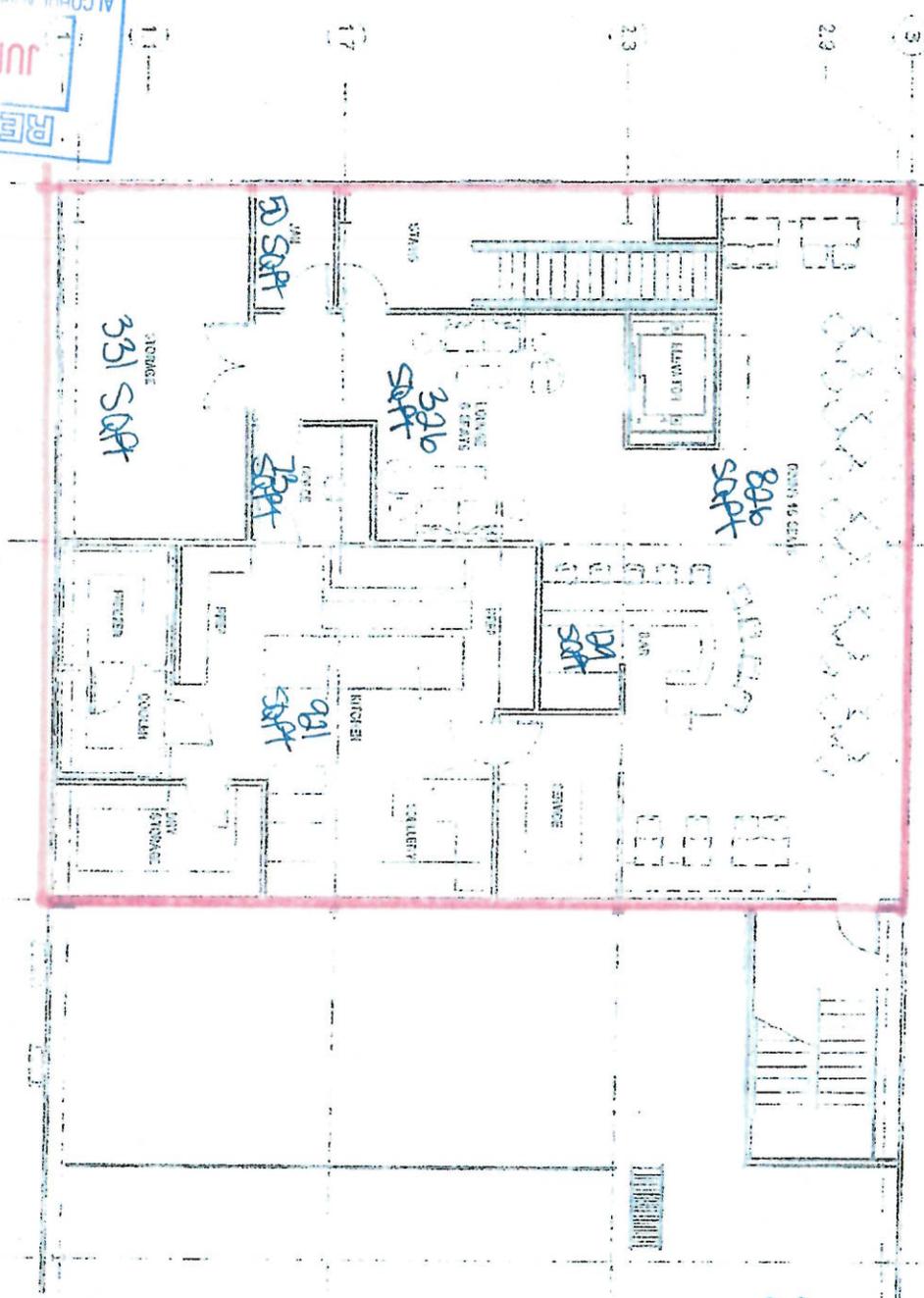
Alaska Alcoholic Beverage Control Board

Form AB-02: Premises Diagram

Section 2 – Detailed Premises Diagram

Clearly indicate the boundaries of the premises and the proposed licensed area within that property. Clearly indicate the interior layout of any enclosed areas on the proposed premises. Clearly identify all entrances and exits, walls, bars, and fixtures, and outline in red the perimeter of the areas designated for alcohol storage, service, consumption, and manufacturing. Include dimensions, cross-streets, and points of reference in your drawing. You may attach blueprints or other detailed drawings that meet the requirements of this form.

RECEIVED
JUN 07 2019
ALCOHOL BEVERAGE CONTROL OFFICE
STATE OF ALASKA



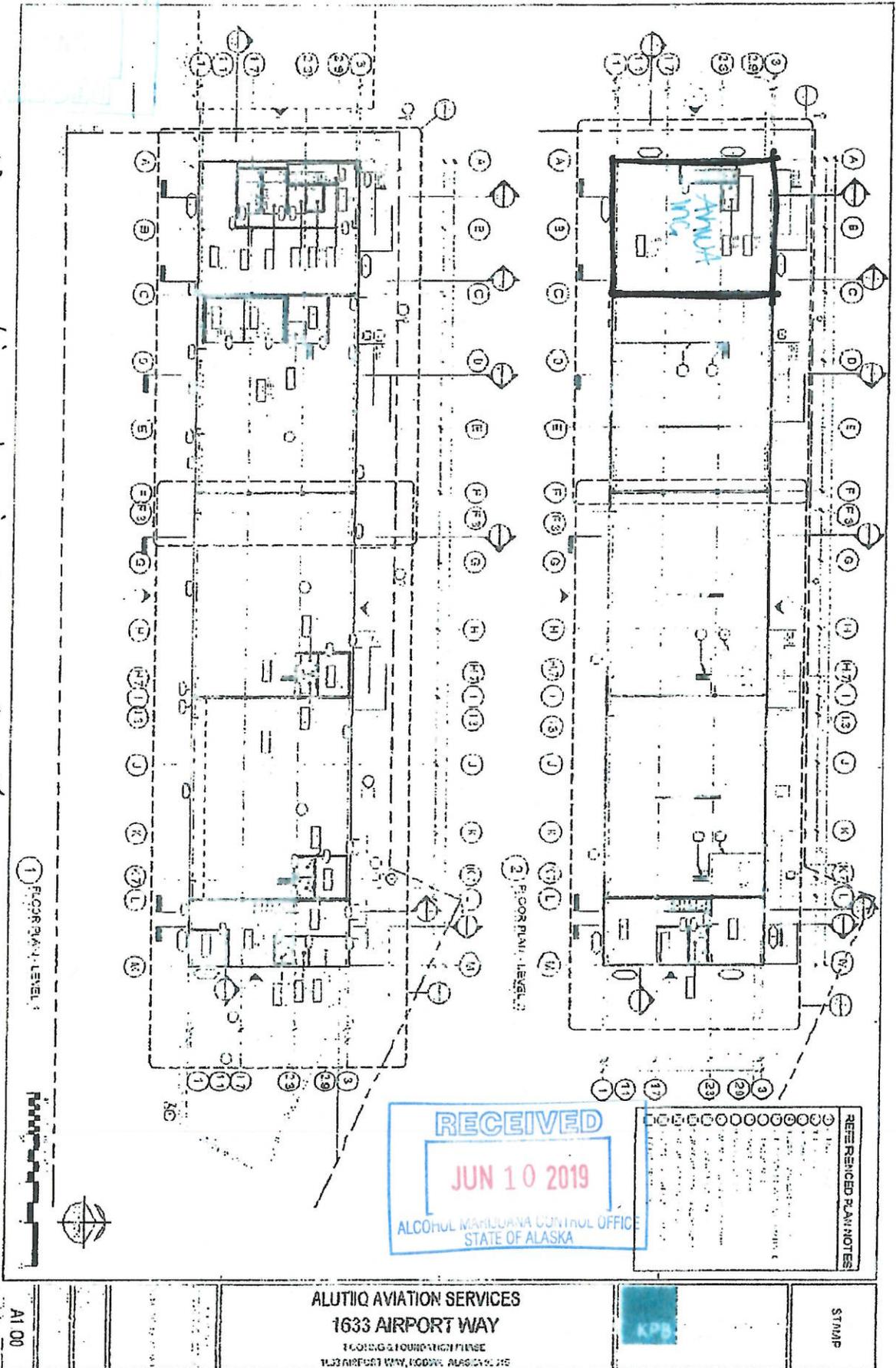
CROSS Street : Airport Way ←→

N + S

2,105 sq total
SQFT.

ALUTIQ AVIATION SERVICES
1633 AIRPORT WAY
ANCHORAGE, ALASKA 99516

No active businesses on the premises resides AMWA, Inc.



RECEIVED
 JUN 10 2019
 ALCOHOL MARIJUANA CONTROL OFFICE
 STATE OF ALASKA

REFERENCED PLAN NOTES
 1. ALL WORK SHALL BE IN ACCORDANCE WITH THE LATEST EDITIONS OF THE INTERNATIONAL BUILDING CODE (IBC) AND THE INTERNATIONAL PLUMBING CODE (IPC).
 2. ALL WORK SHALL BE IN ACCORDANCE WITH THE LATEST EDITIONS OF THE INTERNATIONAL ELECTRICAL CODE (IEC) AND THE INTERNATIONAL MECHANICAL AND PLUMBING CODE (IMC).
 3. ALL WORK SHALL BE IN ACCORDANCE WITH THE LATEST EDITIONS OF THE INTERNATIONAL FIRE AND SAFETY CODE (IFSC) AND THE INTERNATIONAL FIRE AND SAFETY CODE (IFSC).

ALUTIQ AVIATION SERVICES
 1633 AIRPORT WAY
 TONGUE POINT AIRPORT
 1633 AIRPORT WAY, KODIAK, ALASKA 99582

STAMP

A1 00



Kodiak Airport

Island Air Service

Avis Alaska

← Airport way

Airlift Alaska

1633 Airport Way

FedEx Ship Center

Rezanof Dr W

Rezanof Dr

Buskin River

RECEIVED
JUN 10 2019
ALCOHOL, MARIJUANA CONTROL OFFICE
STATE OF ALASKA



Alaska Alcoholic Beverage Control Board

Form AB-03: Restaurant Designation Permit Application

What is this form?

A restaurant designation permit application is required for a licensee desiring designation under 3 AAC 304.715 – 3 AAC 304.795 as a bona fide restaurant, hotel, or eating place for purposes of AS 04.16.010(c) or AS 04.16.049. Designation will be granted only to a holder of a beverage dispensary, club, recreational site, golf course, or restaurant or eating place license, and only if the requirements of 3 AAC 304.305, 3 AAC 304.725, and 3 AAC 304.745, as applicable, are met. A menu or expected menu listing the meals, including entrees prepared onsite and offered to patrons, and copy of the DEC Food Service Permit (or corresponding DHHS documentation for licenses located in the Municipality of Anchorage) must accompany this form. Applicants should review AS 04.16.049 – AS 04.16.052 and 3 AAC 304.715 – 3 AAC 304.795. All fields of this form must be completed. The required \$50 permit fee may be made by credit card, check, or money order.

Section 1 – Establishment Information

Enter information for licensed establishment.

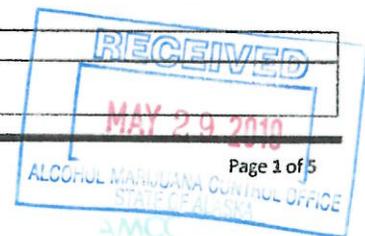
Licensee:	Aihwa, Inc		
License Type:	Food Service Permit	License Number:	
Doing Business As:	The Hangar		
Premises Address:	1633 Airport Way		
City:	Wodiani	State:	AK ZIP: 99615
Contact Name:	Andy Teuber	Contact Phone:	907 942 1063

Section 2 – Type of Designation Requested

This application is for the request of designation as a bona fide restaurant, hotel, or eating place for purposes of AS 04.16.010(c) or AS 04.16.049, and for the request of the following designation(s) (check all that apply):

- Dining after standard closing hours: AS 04.16.010(c)
- Dining by persons 16 – 20 years of age: AS 04.16.049(a)(2)
- Dining by persons under the age of 16 years, accompanied by a person over the age of 21: AS 04.16.049(a)(3)
- Employment for persons 16 or 17 years of age: AS 04.16.049(c)
 NOTE: Under AS 04.16.049(d), this permit is not required to employ a person 18 - 20 years of age.

OFFICE USE ONLY	
Transaction #: 1056440	Initials: CDC



MAY 1 10 2019



Alaska Alcoholic Beverage Control Board

Form AB-03: Restaurant Designation Permit Application

Section 3 – Minor Access

Review AS 04.16.049(a)(2); AS 04.16.049(a)(3); AS 04.16.049(c)

List where within the premises minors are anticipated to have access in the course of either dining or employment as designated in Section 2. (Example: Minors will only be allowed in the dining area. OR Minors will only be employed and present in the Kitchen.)

Minors will be allowed in the dining area.
Minors will only be employed + present in the kitchen + dining area.

Describe the policies, practices and procedures that will be in place to ensure that minors do not gain access to alcohol while dining or employed at your premises.

Bartenders will be staffed behind the bar + be diligent about keeping the area secure. Alcohol will be served directly to those over the age of 21 + be monitored for any unlawful activity.

Is an owner, manager, or assistant manager who is 21 years of age or older always present on the premises during business hours?

Yes No

Section 4 – DEC Food Service Permit

Per 3AAC 304.910 for an establishment to qualify as a Bona Fide Restaurant, a Food Service Permit or (for licenses within the Municipality of Anchorage) corresponding Department of Health and Human Services documentation is required.

Please follow this link to the DEC Food Safety Website: <http://dec.alaska.gov/eh/fss/food/>

Please follow this link to the Municipality Food Safety Website:

<http://www.muni.org/Departments/health/Admin/environment/FSS/Pages/fssfood.aspx>

IF you are unable to certify the below statement, please discuss the matter with the AMCO office:

Initials

I have attached a copy of the current food service permit for this premises OR the plan review approval.

**Please note, if a plan review approval is submitted, a final permit will be required before finalization of any permit or license application.*



Alcohol and Marijuana Control Office
 550 W 7th Avenue, Suite 1600
 Anchorage, AK 99501
alcohol.licensing@alaska.gov
<https://www.commerce.alaska.gov/web/amco>
 Phone: 907.269.0350

Alaska Alcoholic Beverage Control Board

Form AB-03: Restaurant Designation Permit Application

Section 6 – Certifications and Approvals

Read each line below, and then sign your initials in the box to the right of each statement:

Initials

There are tables or counters at my establishment for consuming food in a dining area on the premises.

I have included with this form a menu, or an expected menu, listing the meals to be offered to patrons. This menu includes entrees that are regularly sold and prepared by the licensee at the licensed premises.

I certify that the license for which I am requesting designation is either a beverage dispensary, club, recreational site, golf course, or restaurant or eating place license.

I have included with this application a copy of the most recent AB-02 or AB-14 for the premises to be permitted. (AB-03 applications that accompany a new or transfer license application will **not** be required to submit an additional copy of their premises diagram.)

I declare under penalty of perjury that this form, including all attachments and accompanying schedules and statements, is true, correct, and complete.

Andy Teuber
 Signature of licensee

Leah Pili
 Signature of Notary Public

Andy Teuber
 Printed name of licensee

Notary Public in and for the State of Alaska

My commission expires: 10/20/19



Subscribed and sworn to before me this 22 day of April, 2019.

Local Government Review (to be completed by an appropriate local government official):

Approved Denied

 Signature of local government official

 Date

 Printed name of local government official

 Title

AMCO
 MAY 10 2019



Alaska Alcoholic Beverage Control Board

Form AB-03: Restaurant Designation Permit Application

AMCO Enforcement Review: _____ Enforcement Recommendation: Approve Deny

Signature of AMCO Enforcement Supervisor

Printed name of AMCO Enforcement Supervisor

Date

Enforcement Recommendations:

AMCO Director Review: _____ Approved Denied

Signature of AMCO Director

Printed name of AMCO Director

Date

Limitations:

The Hangar

Appetizers:

Wings – Six or twelve wings served with carrot and celery sticks. Choice of flavors: House, BBQ or Teriyaki.

Halibut Poppers – Fresh, locally caught Kodiak Halibut. Rolled in a wonton wrapper, stuffed with pepper jack cheese, cilantro and served with sweet chili sauce.

Smoked Salmon Dip – Traditional salmon dip served with a little heat, capers, and fresh bread.

Salads: Add grilled chicken, local smoked salmon, locally caught halibut or cod.

Chicken Caesar Salad – Traditional chicken ceaser salad, topped with parmesan and croutons.

House Cobb Salad – Traditional cobb salad, tomato, crisp bacon, boiled eggs, grilled chicken, topped with spicy red-wine vinaigrette.

House Salad – Greens with carrots, celery, and tomatoes. Served with your choice of dressing.

Soups:

The Favorite Butternut Squash – Creamy butternut squash, with a kick & Italian sausage.

Today's Special – Ask your server.

The Favorites:

Grilled Chicken Sandwich – Grilled chicken on a French Roll, served with all the fixings and topped with sweet and spicy sauce.

The Pilot's Burger – Local beef, served with your choice of cheese, lettuce, onions, tomato, house sauce and bacon.

Fish Tacos – Beer battered or panko, grilled locally caught halibut or cod. Served in a warm tortilla with avocado, cabbage, onions, and spicy aioli.

Fish & Chips – Beer battered or panko, grilled locally caught halibut or cod. Served with coleslaw or fries.

Co-Pilot's Menu

Mac N Cheese

Grilled Cheese

Cheese Burger

Dessert

Strawberry Rhubarb Crisp – Local rhubarb served warm with your choice of ice-cream.

Seasonal Special – Ask your server.

Chocolate Chip Cookie – served in a warm skillet with a scoop of ice-cream.

AMCO
MAY 10 2019

AMCO
APR 22 2019

The Hangar
1633 Airport Way
Kodiak, AK 99615
907.942.1063

May 28th, 2019

Alcohol and Marijuana Control Office
550 W 7th Ave, Suite 1600
Anchorage, AK 99501

To Whom it May Concern:

Per the request of the AMCO staff, below is the Security Plan that addresses personnel and practices that will be used to prevent the transfer of alcohol across the premises boundary and the access of alcohol by a minor, per 3 AAC 304.910.

All employees of The Hangar will be required to comply with State and Federal laws. Any employee between the age of 16 or 17 years of age will not be involved in the serving, mixing, delivering, or dispensing of alcoholic beverages. All employees between the age of 16 or 17 will be required to provide written parental or guardian consent for employment. A bartender will be stationed behind the bar during hours of operation and employees 21 years of age and older will be required to handle all alcohol related duties at the close of business. All employees over the age of 21 will be required to handle and serve alcohol in accordance with State and Federal laws.

Thank you,



Amy Belisle
Office Manager
The Hangar



The Hangar
1633 Airport Way
Kodiak, AK 99615
907.942.1063

May 10th, 2019

Alcohol and Marijuana Control Office
550 W 7th Ave, Suite 1600
Anchorage, AK 99501

To Whom it May Concern:

Per the recommendation of the AMCO staffers The Hangar is submitting this statement to explain the delays with obtaining DEC Food Service permitting.

Due to ongoing construction delays the restaurant and bar for The Hangar, located at 1633 Airport Way Kodiak, Alaska 99615 on the Kodiak State Airport has yet to be installed therefore we are unable to submit our DEC Food Service Permit. The construction is due to be completed in the coming months, at that time all permitting requirements per DEC and AMCO will be completed and submitted to the AMCO Board for approval.

Thank you,



Amy Belisle
Office Manager
The Hangar

AMCO
MAY 10 2019