



MEMORANDUM

TO: Alcoholic Beverage Control Board

DATE: July 30, 2021

FROM: Nathan Hall, Occupational Licensing Examiner RE: 4919 Alaska Liquor Transfer

Requested Action: Re-consideration of transfer application's approval of delegation from KDAJ Investment Group, Inc, DBA Alaska Liquor to Alaska Liquor, Inc. DBA Northern Lights Liquor.

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 04.11.480(a): "A local governing body may protest the issuance, renewal, relocation, or transfer to another person of a license by sending the board and the applicant a protest and the reasons for the protest within 60 days of receipt from the board of notice of filing of the application... The board shall consider a protest and testimony received at a hearing conducted under AS 04.11.510(b)(2) or (4) when it considers the application... If an application or continued operation is protested, the board shall deny the application or continued operation unless the board finds that the protest is arbitrary, capricious, and unreasonable."

AS 04.11.510(b)(2): "The board may review an application for the issuance, renewal, transfer of location, or transfer to another person of a license without affording the applicant notice or hearing, except... (2) the board may, on its own initiative or in response to an objection or protest, hold a hearing to ascertain the reaction of the public or a local governing body to an application if a hearing is not required under this subsection;"

Staff Rec.: Hold a public hearing; deny the application with a 180-day abeyance.

Background: Application appeared before the board October 27, 2020 and was approved with delegation. The Municipality of Anchorage protests due to back taxes due and pending approval of special land use permit as required by AMC 21.03.040C.4. a. and the Assembly. Vote to act was unanimously tabled at previous January 5, 2021 and March 30, 2021 meetings respectively. In the interim, taxes have been paid.

The licensee should be notified that under 3 AAC 304.145(h), this abeyance period may not be extended or renewed.

Attachment: Municipality of Anchorage protest
AB-01
AB-02



Municipality of Anchorage

P.O. Box 196650 • Anchorage, Alaska 99519-6650 • Telephone: (907) 343-4316 • Fax: (907) 249-7533 <http://www.muni.org/assembly/license>

Office of the Municipal Clerk Licensing

November 18, 2020

Ms. Carrie Craig
Alaska Alcohol and Marijuana Control Office
550 W 7th Ave. Ste. 1600
Anchorage, Alaska 99501

RE: Anchorage Assembly Action on Liquor Licenses

Dear Ms. Craig:

The Anchorage Municipal Assembly at its regular meeting on **November 17, 2020** took the following final actions:

WAIVE OF PROTEST

Renewal Liquor License

- Restaurant/Eating Place
A Taste of Thai LL#4727 – AM 639-2020
- Beverage Dispensary
Club Paris LL#258 – AM 638-2020

Transfer Liquor License

- Beverage Dispensary
Lil Babes Bar and Grill LL#1811 – AM 640-2020

PROTEST

Transfer Liquor License

- Package Store
Northern Lights Liquor LL#4919 – AR 2020-399
Pending full payment of taxes owed to the Municipality in the amount of \$749.16, special land use permit is approved by the Assembly, and certification from Land Use Enforcement has been received.-Per 3 AAC 304.145(d) the applicant was given the opportunity to defend their application by public hearing at the November 17, 2020 Assembly Meeting.

If you require additional information or if I can be of any assistance, please call me.

Cordially,

Kiana Belser
Business License Specialist

CC: Business Owners – Via Email



Alaska Alcoholic Beverage Control Board

Form AB-01: Transfer License Application

What is this form?

This transfer license application form is required for all individuals or entities seeking to apply for the transfer of ownership and/or location of an existing 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, AS 04.11.280, AS 04.11.290, 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 – Transferor Information

Enter information for the **current** licensee and licensed establishment.

Licensee:	KDAJ Investment Group, Inc	License #:	4919
License Type:	Package Store	Statutory Reference:	AS.04.11.150
Doing Business As:	Alaska Liquor		
Premises Address:	2844 E. Tudor Road		
City:	Anchorage	State:	Alaska
		ZIP:	99507
Local Governing Body:	Municipality of Anchorage		

Transfer Type:

- Regular transfer
- Transfer with security interest
- Involuntary retransfer

OFFICE USE ONLY

Complete Date:		Transaction #:	
Board Meeting Date:		License Years:	
Issue Date:		BR#::	



Alaska Alcoholic Beverage Control Board

Form AB-01: Transfer License Application

Section 2 – Transferee Information

Enter information for the *new* applicant and/or location seeking to be licensed.

Licensee:	Alaska Liquor, Inc				
Doing Business As:	Northern Lights Liquor				
Premises Address:	343 W. Benson Blvd #10				
City:	Anchorage	State:	Alaska	ZIP:	99503
Community Council:	Midtown Community Council				

Mailing Address:	343 W. Benson Blvd #10				
City:	Anchorage	State:	Alaska	ZIP:	99503

Designated Licensee:	Valbon Dobrova				
Contact Phone:	7187028804	Business Phone:			
Contact Email:	valbondobrova@gmail.com				

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

Section 3 – 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.

699.73 feet from entrance of proposed location to outer boundary of Frontier Charter School Property

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.

1,448.40 feet from entrance of proposed location to outer boundary of Anchorage New Life Church Property



Alaska Alcoholic Beverage Control Board

Form AB-01: Transfer License Application

Section 4 - Sole Proprietor Ownership Information

This section must be completed by any sole proprietor who is applying for a license. Entities should skip to Section 5.

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

Form with fields: Name, Address, City, State, ZIP

This individual is an: [] applicant [] affiliate

Form with fields: Name, Address, City, State, ZIP

Section 5 - 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 6.

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: Valbon Dobrova
Title(s): President, VP, Secretary Phone: 7187028804 % Owned: 100
Address: 262 Wilson Avenue
City: Staten Island State: New York ZIP: 10308



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

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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:		

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 #:	10131117	AK Formed Date:	04/30/2020	Home State:	Alaska
Registered Agent:	Jana Weltzin	Agent's Phone:	9072313750		
Agent's Mailing Address:	901 Photo Avenue, Second Floor				
City:	Anchorage	State:	Alaska	ZIP:	99503

Residency of Agent:

Yes No

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



Alaska Alcoholic Beverage Control Board

Form AB-01: Transfer License Application

Section 6 – Other Licenses

Ownership and financial interest in other alcoholic beverage businesses:

Yes No

Does any representative or owner named as a transferee 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 7 – 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:

JDW, LLC. Attorney Jana Weltzin and staff



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alcohol.licensing@alaska.gov
<https://www.commerce.alaska.gov/web/amco>
 Phone: 907.269.0350

Alaska Alcoholic Beverage Control Board

Form AB-01: Transfer License Application

Section 8 – Transferor Certifications

Additional copies of this page may be attached, as needed, for the controlling interest of the current licensee to be represented.

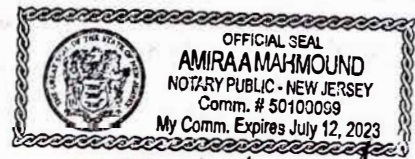
I declare under penalty of perjury that the undersigned represents a controlling interest of the current licensee. I additionally certify that I, as the current licensee (either the sole proprietor or the controlling interest of the currently licensed entity) have examined this application, approve of the transfer of this license, and find the information on this application to be true, correct, and complete.

Valbon Dobra

Signature of transferor

Valbon Dobra - Power of Attorney for Kira Smaw

Printed name of transferor



Subscribed and sworn to before me this 18 day of July, 2020.

[Signature]
 Signature of Notary Public

Notary Public in and for the State of NJ

My commission expires: 7/12/23

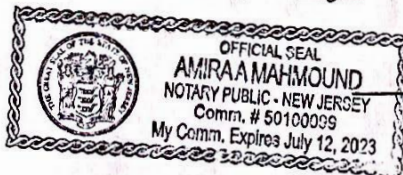
Valbon Dobra

Signature of transferor

VALBON Dobra - Power of Attorney for Kira Smaw

Printed name of transferor

Subscribed and sworn to before me this 18 day of July, 2020.



[Signature]
 Signature of Notary Public

Notary Public in and for the State of NJ

My commission expires: 7/12/23



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Alaska Alcoholic Beverage Control Board

Form AB-01: Transfer License Application

Section 9 – Transferee 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.

VD

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

VD

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.

VD

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.

VD

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

VD

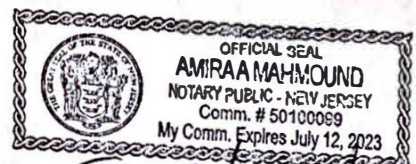
As an applicant for a liquor license, I declare under penalty of perjury that I have read and am familiar with AS 04 and 3 AAC 304, and that this application, including all accompanying schedules and statements, is true, correct, and complete.

Valbon Dobrova

Signature of transferee

Valbon Dobrova

Printed name



Subscribed and sworn to before me this 18 day of July, 2020

Amiraa Mahmoud

Signature of Notary Public

Notary Public in and for the State of NJ 7/12/23

My commission expires: 7/12/23



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:	Alaska Liquor, Inc	License Number:	4919		
License Type:	Package Store				
Doing Business As:	Northern Lights Liquor				
Premises Address:	343 W. Benson Blvd #10				
City:	Anchorage	State:	Alaska	ZIP:	99503

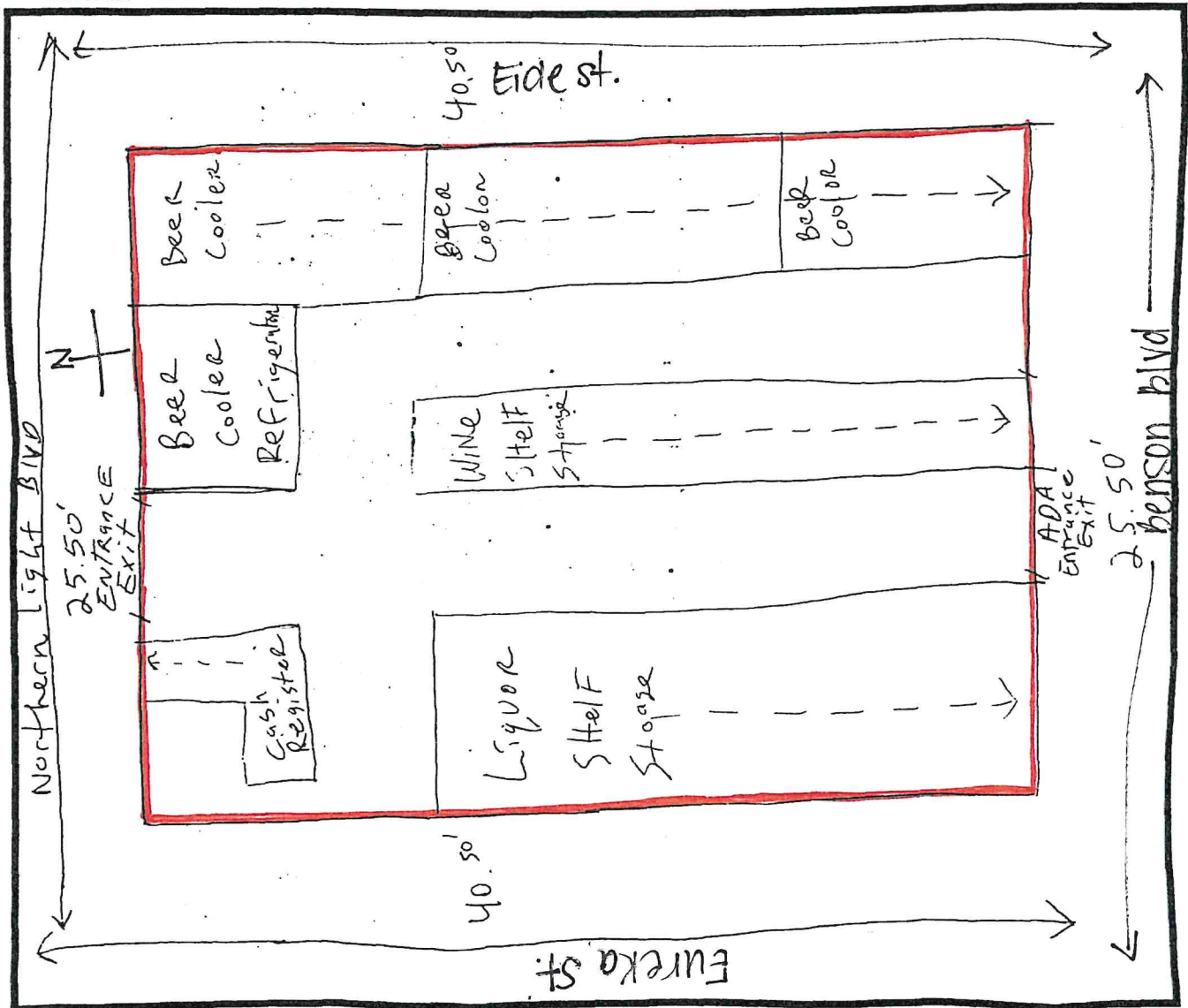


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Alaska Alcoholic Beverage Control Board Form AB-02: Premises Diagram

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.



Salon Este unit #1

Lucy Nails unit #2

Arthur Lynn unit #3

Salam Halal Market unit #4

Tudor Tabs units 5 & 6

Evelyn's Floral unit #7

VIP Benson Spa unit #8

Heads up Beauty Salon unit #9

ASiana Video unit #10

Monster Pizza unit #11

Smokin' Deals INC. unit #12



Spirit Path Yoga and Wellness

Alaska Business

Bev's Dog Grooming

Takeout · Delivery

W Northern Lights Blvd

W Northern Lights Blvd

W Northern Lights Blvd

W Northern Lights Blvd

Dawson St

Dawson St

Frontier Charter School

Shine Bright Care

Sun Dry Cleaners

Mckinley Dental

Alcan Dental Group

Alaska Fashion Wigs Wig shop

Salon exte	Lucy Nails	Arthur Lynn	Salon Halal Market	Tudor Tabs	Tudor Tabs	Evalyn's Floral	VIP Benson Spa	Heads up Beauty Salon	Asiana Video → Proposed Premises	Monster Pizza	Smokin' Deals ANC
1	2	3	4	5	6	7	8	9	10	11	12

Eide St

Eide St

GCI Store |

Matanuska Brewing
Midtown, Anchorage
Takeout · Delivery

W Benson Blvd

W Benson Blvd

W Benson Blvd

W Benson Blvd

Dawson St

Dawson St

Home Instead Senior Care

Eureka St

Eureka St

Eide St

