



PUBLIC NOTICE & AGENDA
BELOIT ALCOHOL BEVERAGE LICENSE CONTROL COMMITTEE
City Hall Forum - 100 State Street, Beloit, WI 53511
4:00 PM
Tuesday, July 11, 2023

1. ROLL CALL
2. APPROVAL OF THE MINUTES
 - 2.a. Consider approval of the minutes of the regular meeting of June 13, 2023
[Attachment](#)
3. PUBLIC COMMENT
4. LICENSES
 - 4.a. Consideration of applications for late renewal of Alcohol Beverage Licenses for License period July 1, 2023- June 30, 2024
[Attachment](#)
 - 4.b. Consider an application for a new Class "A" Fermented Malt Beverage (Beer) License for SQRL Service Stations, d/b/a SqrL Service Station #706, located at 2158 Prairie Ave Beloit, Angela Nitschke, Agent
[Attachment](#)
5. CHANGE OF AGENT
6. COMMITTEE COMMENTS
7. POLICE DEPARTMENT REPORT/COMMENTS
8. CITY ATTORNEY COMMENTS
9. ADJOURNMENT

** Please note that, upon reasonable notice, at least 24 hours in advance, efforts will be made to accommodate the needs of disabled individuals through appropriate aids and services. For additional information to request this service, please contact the City Clerk's Office at 364-6680, 100 State Street, Beloit, WI 53511.



PROCEEDINGS OF THE ABLCC
100 State Street, Beloit WI 53511
City Hall Forum – 4:00 PM
Tuesday, June 13, 2023

- 1) **ROLL CALL**
Henry Clement called the meeting to order at 4:00 pm
Present: Henry Clement, Martin Densch, Sheri Pounds, Gregg Schneider, Allison Semrau
Staff present: City Attorney Krueger, Assistant City Attorney Tjoa, Sergeant Linder, City Clerk-Treasurer Granger
- 2) **APPROVAL OF THE MINUTES**
2.a Consider the approval of the minutes of the regular meeting of May 9, 2023
Moved by Gregg Schneider – Seconded by Sheri Pounds to approve the minutes of May 9, 2023. Motion carried.
- 3) **PUBLIC COMMENT- None**
- 4) **LICENSES**
4a. Consider Applications for late renewal of Alcohol Beverage Licenses for license period July 1, 2023 - June 30, 2024

Applications for Class “A” Fermented Malt Beverage (Beer) for license period July 1, 2023- June 30, 2024- Moved by Gregg Schneider – Second by Martin Densch to recommend to Council approval of the listed license. Motion carried.
Applications for Class “B” Fermented Malt Beverage (Beer) for license period July 1, 2023- June 30, 2024 Moved by Henry Clement- Second by Martin Densch to recommend to Council approval of the listed license. Motion carried.
Applications for Class “B” Beer and “Class B” Intoxicating Liquor for license period July 1, 2023- June 30, 2023 Moved by Gregg Schneider – Second by Allison Semrau to recommend to Council approval of the listed license. Motion carried.
Applications for Class “B” Beer and Reserve “Class B” Intoxicating Liquor for license period July 1, 2023 – June 30, 2023 Moved by Martin Densch – Second by Allison Semrau Motion carried.

4b. Application for an amendment for a premise extension and amendment of premise description for a Class “B” Fermented Malt Beverage (Beer) and “Class B” Intoxicating Liquor License for Dulce Vida Michoacana d/b/a Hacienda San Miguel was presented.
Moved by Henry Clement -Seconded by Martin Densch to recommend approval of the premise extension and amendment of premise description for a Class “B” Fermented Malt Beverage (Beer) and “Class B” Intoxicating Liquor License for Dulce Vida Michoacana d/b/a Hacienda San Miguel. Motion carried.

- 4c. Application for Operator's License for Jose Reyes- Denial by Police Dept.
Assistant City Attorney Tjoa presented, he presented committee members and City Clerk a copy of the Affidavit of service, Jose Reyes was served on June 7, 2023. Mr. Jose Reyes is not present for today's hearing. May 3, 2023 an application for an Operator's license for the licensing year of July 1, 2023- June 30, 2025 was submitted. During the background check, the 1st offense and prohibited alcohol concentration 1st offense occurred on October 7, 2022 and convicted of Operating while intoxicated 1st offense on November 3, 2022. Under Wis Stat. §111.335 petitioner believes Reyes has been convicted of an offense that is substantially related to the licensed activity of serving fermented malt beverages and intoxicating liquor. Discussion with committee members if operator's immediately lose license when they receive OWI- conviction, not an automatic non-renewal or lose of license- substantially related. Allison asked if Jose Reyes was working the night of offense? Paragraph 4 of petition states what occurred that night. Mr. Reyes was not working at his place of business. Assistant Attorney Tjoa read details of arrest. Discussion on Wis Stat. §111.335 Allison stated there was really no guidance giving on how to proceed with non-renewals, and the process. Martin stated he wished that Mr. Reyes would have appeared in person. Moved by Allison Semrau – Second Martin Densch to recommend to Council to not renew the license for Jose Reyes. Motion carried 5-0.
- 4d. Application for Operator's License for Stephanie Kluck Denial by Police Dept.
Assistant City Attorney Tjoa presented, he presented committee members and the City Clerk a copy of the Affidavit of Service. Stephanie Kluck was present for hearing. March 28, 2023 an application was submitted for an Operator's License renewal for the licensing year July 1, 2023- June 30, 2025. During the background check, the 1st Operating while intoxicated as a 1st offense and prohibited alcohol concentration 1st offense on March 17, 2022 and convicted Operating while intoxicated 1st offense on June 23, 2022. Chair Clement asked for the recommendation from PD and from Assistant Attorney Tjoa. Under Wis Stat. §111.335 petitioner believes Kluck has been convicted of an offense that is substantially related to the licensed activity of serving fermented malt beverages and intoxicating liquor. Paragraph 4 of petition stated what occurred the date of arrest. Ms. Kluck was not working at her place of business. Stephanie Kluck stated, I am sure you have read my appeal. I do not take these charges lightly. I made a huge mistake the decision has altered my life. I have completed all of the requirements asked by the court. My bartending job is my only way to supplement my income. Stephanie stated her boss at her bartending job is present as a witness for her. Discussion from committee, she does sound remorseful. Moved by Allison Semrau – Second by Martin Densch to recommend to Council to renew the license for Stephanie Kluck. Motion carried 5-0.
- 4c. Application for Operator's License for Daniel Bottoms by Police Dept.
Assistant City Attorney Tjoa presented, he presented committee members and the City Clerk a copy of the Affidavit of Service. Daniel Bottoms was present for hearing. April 26, 2023 an application was submitted for an Operator's License renewal for the licensing year July 1, 2023- June 30, 2025. During the background check the 3rd offense for Operating while intoxicated and prohibited alcohol concentration 3rd offense on February 22, 2022 and convicted operating while intoxicated 3rd offense on September 7, 2022. Under Wis Stat. §111.335 petitioner believes Bottom has been convicted of an offense that is substantially related to the licensed activity of serving fermented malt beverages and intoxicating liquor. Paragraph 4 of petition stated what occur the date of arrest. Martin asked if all 3 offenses occurred in the past 5 years. Discussion on arrests, prior two were previous to the last 5 years. Mr. Bottom stated he has taken all of his required classes, paid

all his fines and has an interlock system in his vehicle. He feels he has been penalized enough. Bartending is his livelihood. At Bitters Pub no one is allowed to drink behind the bar. I made a mistake.

Moved by Allison Semrau – Second by Martin Densch to recommend to Council to renew the license for Daniel Bottom. Motion carried 5-0.

- 5) CHANGE OF AGENT-None
- 6) COMMITTEE COMMENTS – None
- 7) POLICE DEPARTMENT REPORT/COMMENTS – Reports provided.
- 8) CITY ATTORNEY COMMENTS- No comments
- 9) ADJOURNMENT
Moved by Allison Semrau – Seconded by Sheri Pounds to adjourn at 4:38 pm
Motion carried.

Marcy J. Granger, City Clerk-Treasurer

www.beloitwi.gov

Date approved by ABLCC:

CITY OF БЕЛОIT

REPORTS AND PRESENTATIONS TO ABLCC



Topic:	Referral to ABLCC for late Annual Applications for Beer/Liquor Licenses 2023-2024		
Date:	July 11, 2023		
Presenter:	Marcy J Granger	Department:	City Clerk-Treasurer

Overview/Background Information

All alcohol licenses expire on June 30th of each year and a renewal process is necessary to maintain operations. The renewal process in the Clerk-Treasurer’s office begins March 15 when letters were mailed to current license holders with a renewal application (AT-115), Auxiliary Questionnaire (AT-103), instructions for filing with the clerk and a list of applicable fees. They were asked to return the paperwork and pay the publication fee by April 15, 2023. The list was assembled and brought to Council for referral to the ABLCC upon which a recommendation to the City Council is made at the 1st meeting in June. However, a group of license renewals were not returned to the City Clerk’s office in a timely manner and have been included in a second group on the attached list for referral and consideration. The Licensees have paid a \$100.00 late fee and a \$50.00 Publication fee. The group is placed on the June 5, 2023 City Council meeting for referral to the ABLCC June 13th meeting, upon which a recommendation to the City Council will be made at the June 19th City Council meeting.

Key Issues

- 1.The Clerk-Treasurer’s office is responsible for receiving all applications for timely referral to ABLCC.
- 2.The Clerk-Treasurer’s office must publish a list of all applications planning to renew their liquor license annually (this list will publish July 7, 10 & 11, 2023).
- 3.The ABLCC should review the list of applicants at their July 11, 2023, regular meeting to determine whether an applicant for an alcohol beverage license and the premises described in the application meet all applicable alcohol beverage license requirements. License Renewals are considered routine unless circumstances exist to not recommend renewal. Upon committee recommendation, this list will return to the Council for approval at the July 17 regular meeting.
- 4.Upon council approval, The Clerk-Treasurer’s office will issue check sheets and inspection forms to pertinent parties, collect all fees and upon successful completion of the application checklist and approved inspections, will issue a new annual license to be effective July 1, 2023 - June 30, 2024.
- 5.By July 15, 2023, the Clerk-Treasurer’s office will submit a list of approved liquor licenses containing the name, address, trade name, type of license and name of agent to the Department of Revenue as a final step in the process.

Conformance with Strategic Plan

- Approval of this action would conform with the stated purpose of the following strategic goal:
- Goal #1 - Create and Sustain Safe and Healthy Neighborhoods
 - Goal #2 - Create and Sustain a High Performing Organization
 - Goal #3 - Create and Sustain Economic and Residential Growth
 - Goal #4 - Create and Sustain a High Quality of Life
 - Goal #5 - Create and Sustain High Quality Infrastructure and Connectivity
 - Goal #6 - Create and Sustain Enhanced Communications and Community Engagement, while maintaining a Positive Image

Sustainability

If applicable, briefly comment on the environmental, economic, and/or social sustainability of this policy or program. Consider how current needs are met without compromising the ability of future generations to meet their own needs. Write N/A if not applicable

N/A

Action Required/Recommendation

Staff recommends that the ABLCC review the application at its meeting and make a recommendation. This application will return to the Council for a decision at its July 17, 2023 Regular City Council Meeting.

Fiscal Note/Budget Impact

Alcohol Licensing brings \$52,000 in revenues annually.

Attachments

Listing of Businesses applying for Beer/Liquor License for 2023-2024

Revised 03-09-2022

CLASS "B" BEER

Class "B" Beer licenses are for the sale of fermented malt beverages from premises within the municipality and may authorize an official or body of the municipality to issue temporary Class "B" licenses under sub. (6). A Class "B" license authorizes retail sales of fermented malt beverages to be consumed either on the premises where sold or off the premises. See State Statute 125.26 for more.

TRADE NAME (DBA)	LEGAL NAME	AGENT	PREMISE ADDRESS	PAID
BELOIT COLLEGE COUGHY HAUS	BOARD OF TRUSTEES OF BELOIT	ABIGAIL KATZ	708 CLARY ST	\$250.00
	COLLEGE			

CLASS "B" BEER AND "CLASS C" WINE

Class "B" Beer licenses are for the sale of fermented malt beverages from premises within the municipality and may authorize an official or body of the municipality to issue temporary Class "B" licenses under sub. (6). A Class "B" license authorizes retail sales of fermented malt beverages to be consumed either on the premises where sold or off the premises. See State Statute 125.26 for more.

A "Class C" license authorizes the retail sale of wine by the glass or in an opened original container for consumption on the premises where sold. A "Class C" license may be issued to a person qualified under s. [125.04 \(5\)](#) for a restaurant in which the sale of alcohol beverages accounts for less than 50 percent of gross receipts and which does not have a barroom or for a restaurant in which the sale of alcohol beverages accounts for less than 50 percent of gross receipts and which has a barroom in which wine is the only intoxicating liquor sold. A "Class C" license may not be issued to a foreign corporation, a foreign limited liability company or a person acting as agent for or in the employ of another.

TRADE NAME (DBA)	LEGAL NAME	AGENT	PREMISE ADDRESS	PAID
BELOIT COLLEGE POWERHOUSE	BOARD OF TRUSTEES OF BELOIT COLLEGE	LEIDA CAVILLO RODRIGUEZ	850 PLEASANT ST	\$ 350.00

CLASS "B" BEER AND "CLASS B" LIQUOR

Class "B" Beer licenses are for the sale of fermented malt beverages from premises within the municipality and may authorize an official or body of the municipality to issue temporary Class "B" licenses under sub. (6). A "Class B" liquor license authorizes the retail sale of intoxicating liquor for consumption on the premises where sold by the glass and not in the original package or container. In addition, wine may be sold in the original package or container in any quantity to be consumed off the premises where sold. This paragraph does not apply in municipalities in which the governing body elects to come under par. (b) or to a winery that has been issued a "Class B" license.

TRADE NAME (DBA)	LEGAL NAME	AGENT	PREMISE ADDRESS	PAID
BELOIT COLLEGE PEARSON HALL	BOARD OF TRUSTEES OF BELOIT	LEIDA CALVILLO RODRIGUEZ	700 COLLEGE ST	\$750
	COLLEGE			

CITY OF БЕЛОИТ

REPORTS AND PRESENTATIONS TO ABLCC



Topic:	Consider an application for a new "Class A" Fermented Malt Beverage (Beer) for SQRL Service Stations, d/b/a SQRL Service Stations Store #706, located at 2158 Prairie Ave, Beloit, Angela Nitschke, Agent		
Date:	July 11, 2023		
Presenter:	Marcy J Granger	Department:	City Clerk-Treasurer

Overview/Background Information

SQRL Service Stations, d/b/a SQRL Service Stations Store #706 is applying for a Class "A" Fermented Malt Beverage (Beer) only License for the license period ending June 30, 2024.

1. SQRL Service Stations, d/b/a SQRL Service Stations Store #706 is requesting the approval of a Class "A" Fermented Malt Beverage (Beer) License for the period ending June 30, 2024.
2. A complete application with publication fees was submitted to the Clerk-Treasurer's office and is being referred to the ABLCC for their July 11, 2023 agenda and back to the City Council on the July 17, 2023 consent agenda.
3. The ABLCC will review the application at their July 11, 2023 regular meeting to assure conformity with existing rules, regulations and zoning ordinances of the City and State and will make a recommendation to the Council based on their review.
4. The City Council will take action on the recommendation of the ABLCC at their July 17, 2023 regular meeting.

Conformance with Strategic Plan

Approval of this action would conform with the stated purpose of the following strategic goal:

- Goal #1 - Create and Sustain Safe and Healthy Neighborhoods
- Goal #2 - Create and Sustain a High Performing Organization
- Goal #3 - Create and Sustain Economic and Residential Growth
- Goal #4 - Create and Sustain a High Quality of Life
- Goal #5 - Create and Sustain High Quality Infrastructure and Connectivity
- Goal #6 - Create and Sustain Enhanced Communications and Community Engagement, while maintaining a Positive Image

Sustainability

If applicable, briefly comment on the environmental, economic, and/or social sustainability of this policy or program. Consider how current needs are met without compromising the ability of future generations to meet their own needs. Write N/A if not applicable

N/A

Action Required/Recommendation

Staff recommends that the ABLCC review the application at its July 11, 2023 meeting and make a recommendation. The application is expected to return to Council for consideration at its July 17, 2023 Regular City Council Meeting.

The fee for this action is a \$50.00 publication fee

(AT-106) Retail License Application; (AT-103-) Auxiliary Questionnaires; (AT-104) Appointment of Agent; Map

Revised 03-09-2022

Original Alcohol Beverage Retail License Application

(Submit to municipal clerk.)

For the license period beginning: 07/01/23 ending: 06/30/24
(mm dd yyyy) (mm dd yyyy)

To the Governing Body of the: Town of } Beloit
 Village of }
 City of }

County of Rock Aldermanic Dist. No. _____
 (if required by ordinance)

Check one: Individual Limited Liability Company
 Partnership Corporation/Nonprofit Organization

Applicant's Wisconsin Seller's Permit Number <u>456-1031163232-04</u>	
FEIN Number <u>881480260</u>	
TYPE OF LICENSE REQUESTED	FEE
<input type="checkbox"/> Class A beer	\$ <u>500.00</u>
<input type="checkbox"/> Class B beer	\$
<input type="checkbox"/> Class C wine	\$
<input checked="" type="checkbox"/> Class A liquor	\$
<input type="checkbox"/> Class A liquor (cider only)	\$ N/A
<input type="checkbox"/> Class B liquor	\$
<input type="checkbox"/> Reserve Class B liquor	\$
<input type="checkbox"/> Class B (wine only) winery	\$
Publical bn fee	\$ <u>50.00</u>
TOTAL FEE	\$

*pd
Wed 2/2/23*

Name (individual / partners give last name, first, middle; corporations / limited liability companies give registered name)

SARL Service Stations

An "Auxiliary Questionnaire," Form AT-103, must be completed and attached to this application by each individual applicant, by each member of a partnership, and by each officer, director and agent of a corporation or nonprofit organization, and by each member/manager and agent of a limited liability company. List the full name and place of residence of each person.

President / Member Last Name <u>Lusthaus</u>	(First) <u>Kdam</u>	(Middle Name) <u>M</u>	Home Address (Street, City or Post Office, & Zip Code) <u>2158 Prairie Ave, Beloit, WI 53511</u>
Vice President / Member Last Name	(First)	(Middle Name)	Home Address (Street, City or Post Office, & Zip Code)
Secretary / Member Last Name	(First)	(Middle Name)	Home Address (Street, City or Post Office, & Zip Code)
Treasurer / Member Last Name	(First)	(Middle Name)	Home Address (Street, City or Post Office, & Zip Code)
* Agent Last Name <u>Rutchenbe</u>	(First) <u>Angela</u>	(Middle Name) <u>M</u>	Home Address (Street, City or Post Office, & Zip Code) <u>2158 Prairie Ave, Beloit, WI 53511</u>
Directors / Managers Last Name	(First)	(Middle Name)	Home Address (Street, City or Post Office, & Zip Code)

1. Trade Name SARL Service Stations Store #700 Business Phone Number _____

2. Address of Premises 2158 Prairie Ave Post Office & Zip Code 53511

3. Premises description: Describe building or buildings where alcohol beverages are to be sold and stored. The applicant must include all rooms including living quarters, if used, for the sales, service, consumption, and/or storage of alcohol beverages and records. (Alcohol beverages may be sold and stored only on the premises described.)
Convenience store w/ gas

4. Legal description (omit if street address is given above): n/a

5. (a) Was this premises licensed for the sale of liquor or beer during the past license year? Yes No

(b) If yes, under what name was license issued? n/a?

sent to P.D. ✓
6/23/23

Schedule for Appointment of Agent by Corporation / Nonprofit Organization or Limited Liability Company

Submit to municipal clerk.

All corporations/organizations or limited liability companies applying for a license to sell fermented malt beverages and/or intoxicating liquor must appoint an agent. The following questions must be answered by the agent. The appointment must be signed by an officer of the corporation/organization or one member/manager of a limited liability company and the recommendation made by the proper local official.

To the governing body of: Town Village of Beloit County of Rock
 City

The undersigned duly authorized officer/member/manager of SSS Wisconsin LLC
(Registered Name of Corporation / Organization or Limited Liability Company)

a corporation/organization or limited liability company making application for an alcohol beverage license for a premises known as Sgtl Service Station #706
(Trade Name)

located at 2158 Prairie ave, Beloit, WI. 53511

appoints Angela Nitschke
(Name of Appointed Agent)

2158 Prairie ave, Beloit, WI. 53511
(Home Address of Appointed Agent)

to act for the corporation/organization/limited liability company with full authority and control of the premises and of all business relative to alcohol beverages conducted therein. Is applicant agent presently acting in that capacity or requesting approval for any corporation/organization/limited liability company having or applying for a beer and/or liquor license for any other location in Wisconsin?

Yes No If so, indicate the corporate name(s)/limited liability company(ies) and municipality(ies).

Is applicant agent subject to completion of the responsible beverage server training course? Yes No

How long immediately prior to making this application has the applicant agent resided continuously in Wisconsin? 50+ yrs

Place of residence last year Wisconsin

For: Angela Nitschke
(Name of Corporation / Organization / Limited Liability Company)

By: Adm Law
(Signature of Officer / Member / Manager)

Any person who knowingly provides materially false information in an application for a license may be required to forfeit not more than \$1,000.

ACCEPTANCE BY AGENT

I, Angela Nitschke, hereby accept this appointment as agent for the
(Print / Type Agent's Name)

corporation/organization/limited liability company and assume full responsibility for the conduct of all business relative to alcohol beverages conducted on the premises for the corporation/organization/limited liability company.

Angela Nitschke 6-21- Agent's age 56?
(Signature of Agent) (Date)

32-23 and Duzac ave 54 Date of birth 0
(Date) (Signature) (Date)

11-935

APPROVAL OF AGENT BY MUNICIPAL AUTHORITY (Clerk cannot sign on behalf of Municipal Official)

I hereby certify that I have checked municipal and state criminal records. To the best of my knowledge, with the available information, the character, record and reputation are satisfactory and I have no objection to the agent appointed.

Approved on _____ by _____ Title _____
(Date) (Signature of Proper Local Official) (Town Chair, Village President, Police Chief)

Auxiliary Questionnaire Alcohol Beverage License Application

Submit to municipal clerk.

Individual's Full Name <i>(please print)</i> <i>(last name)</i>		<i>(first name)</i>		<i>(middle name)</i>	
LUSTHAUS		ADAM			
Home Address <i>(street/route)</i>		Post Office		City	
				State	
				FL	
		Age		Date of Birth	
				Place of Birth	
				FL	

The above named individual provides the following information as a person who is *(check one)*:

- Applying for an alcohol beverage license as an **individual**.
- A member of a **partnership** which is making application for an alcohol beverage license.
- ADAM LUSTHAUS** of **SQRL SERVICE STATIONS LLC**
(Officer / Director / Member / Manager / Agent) *(Name of Corporation, Limited Liability Company or Nonprofit Organization)*

which is making application for an alcohol beverage license.


The above named individual provides the following information to the licensing authority:

1. How long have you continuously resided in Wisconsin prior to this date? 0
2. Have you ever been convicted of any offenses (other than traffic unrelated to alcohol beverages) for violation of any federal laws, any Wisconsin laws, any laws of any other states or ordinances of any county or municipality? Yes No
 If yes, give law or ordinance violated, trial court, trial date and penalty imposed, and/or date, description and status of charges pending. *(If more room is needed, continue on reverse side of this form.)*
3. Are charges for any offenses presently pending against you (other than traffic unrelated to alcohol beverages) for violation of any federal laws, any Wisconsin laws, any laws of other states or ordinances of any county or municipality? Yes No
 If yes, describe status of charges pending.
4. Do you hold, are you making application for or are you an officer, director or agent of a corporation/nonprofit organization or member/manager/agent of a limited liability company holding or applying for any other alcohol beverage license or permit? Yes No
 If yes, identify: Shaboygan, Fond Du Lac, Pl. Dumauith, Lake Geneva
(Name, Location and Type of License/Permit) Beloit, Sturgeon Bay
5. Do you hold and/or are you an officer, director, stockholder, agent or employe of any person or corporation or member/manager/agent of a limited liability company holding or applying for a wholesale beer permit, brewery/winery permit or wholesale liquor, manufacturer or rectifier permit in the State of Wisconsin? Yes No
 If yes, identify. _____
(Name of Wholesale Licensee or Permittee) *(Address By City and County)*

6. Named individual must list in chronological order last two employers.

Employer's Name	Employer's Address	Employed From	To
Employer's Name	Employer's Address	Employed From	To

READ CAREFULLY BEFORE SIGNING: Under penalty provided by law, the undersigned states that each of the above questions has been truthfully answered to the best of the knowledge of the signer. The signer agrees that he/she is the person named in the foregoing application; that the applicant has read and made a complete answer to each question, and that the answers in each instance are true and correct. The undersigned further understands that any license issued contrary to Chapter 125 of the Wisconsin Statutes shall be void, and under penalty of state law, the applicant may be prosecuted for submitting false statements and affidavits in connection with this application. Any person who knowingly provides materially false information on this application may be required to forfeit not more than \$1,000.


(Signature of Named Individual)

FOL

Auxiliary Questionnaire Alcohol Beverage License Application

Submit to municipal clerk.

Individual's Full Name (please print) (last name)		(first name)		(middle name)	
Nitschke		Angela		M	
Home Address (street/route)	Post Office	City	State	Zip Code	
		Fond Du Lac	WI	53525	
Home Phone Number	Age	Date of Birth	Place of Birth		
		01/12/1977	Miles, WI		

The above named individual provides the following information as a person who is (check one):

- Applying for an alcohol beverage license as an individual.
- A member of a partnership which is making application for an alcohol beverage license.
- Angela Nitschke of Sand Service Stations
(Officer / Director / Member / Manager / Agent) (Name of Corporation, Limited Liability Company or Nonprofit Organization)
 which is making application for an alcohol beverage license.

The above named individual provides the following information to the licensing authority:

1. How long have you continuously resided in Wisconsin prior to this date? 50+ years.
2. Have you ever been convicted of any offenses (other than traffic unrelated to alcohol beverages) for violation of any federal laws, any Wisconsin laws, any laws of any other states or ordinances of any county or municipality? Yes No
 If yes, give law or ordinance violated, trial court, trial date and penalty imposed, and/or date, description and status of charges pending. (If more room is needed, continue on reverse side of this form.)
3. Are charges for any offenses presently pending against you (other than traffic unrelated to alcohol beverages) for violation of any federal laws, any Wisconsin laws, any laws of other states or ordinances of any county or municipality? Yes No
 If yes, describe status of charges pending.
4. Do you hold, are you making application for or are you an officer, director or agent of a corporation/nonprofit organization or member/manager/agent of a limited liability company holding or applying for any other alcohol beverage license or permit? Yes No
 If yes, identify. _____
(Name, Location and Type of License/Permit)
5. Do you hold and/or are you an officer, director, stockholder, agent or employe of any person or corporation or member/manager/agent of a limited liability company holding or applying for a wholesale beer permit, brewery/winery permit or wholesale liquor, manufacturer or rectifier permit in the State of Wisconsin? Yes No
 If yes, identify. _____
(Name of Wholesale Licensee or Permittee) (Address By City and County)

6. Named individual must list in chronological order last two employers.

Employer's Name	Employer's Address	Employed From	To
Employer's Name	Employer's Address	Employed From	To

READ CAREFULLY BEFORE SIGNING: Under penalty provided by law, the undersigned states that each of the above questions has been truthfully answered to the best of the knowledge of the signer. The signer agrees that he/she is the person named in the foregoing application; that the applicant has read and made a complete answer to each question, and that the answers in each instance are true and correct. The undersigned further understands that any license issued contrary to Chapter 125 of the Wisconsin Statutes shall be void, and under penalty of state law, the applicant may be prosecuted for submitting false statements and affidavits in connection with this application. Any person who knowingly provides materially false information on this application may be required to forfeit not more than \$1,000.

Angela M. Nitschke
(Signature of Named Individual)



Beloit

WISCONSIN

SUPPLEMENTAL QUESTIONNAIRE FOR AGENTS

You are required to provide the following information to the City of Beloit to assist determining whether you meet the qualifications necessary to act as agent for the corporation or limited liability company that has submitted your appointment as agent. (Wis. Stats. 125.04(5) and (6)).

Please attach as many sheets as necessary to provide your answers to the questions below.

Your notarized signature is required on the next page and constitutes your sworn statement that the information provided by you is truthful and accurate. It is also necessary that you have a corporate officer sign the second page and have that signature notarized also. The signing and notarization by the corporate officer constitutes a representation to the city that the corporation is requesting that the city rely on the information provided by the agent, which you attach.

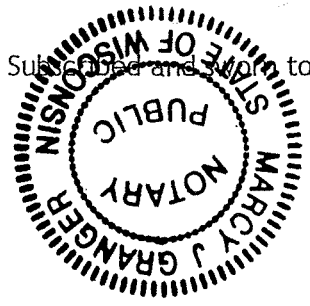
QUESTIONS

1. The law requires that the entity appointing you as agent vest in you, by properly authorized and executed written delegation, full authority and control of the premises described in the license or permit of the entity, and of the conduct of all business on the premises relative to alcohol beverages, that the licensee or permittee could have and exercise if it were a natural person. Please state in your own words how you intend to fulfill those duties and exercise your authority. *Carding anyone under 40, assisting w/ local & state authorities for BARS signage, proper training of employees and using discretion w/in store.*
2. Please describe any previous experience you have had in retail alcohol sales. *within this company 3 years of national sales both states being local levels.*
3. Please state how many other people will be under your supervision and engaged in alcohol beverage business. *There are a total of 3 for now.*
4. Please describe what type of training you will offer to those under your supervision, describe whether the training will be ongoing and attach any written training materials or policy manuals you intend to rely on. *ES&V classes online, person to person, any requested training by local / state authorities.*
5. Please describe in detail what training, policy and procedures you intend to implement to ensure against underage sales. *EVERYONE MUST SCAN ID'S. There will be consequences per company standard for non-compliance.*
6. Please describe what other employees will hold licenses to directly dispense alcohol. *All employees will hold licenses that are employed.*
7. Please describe whether you are going to be a full time employee and further state whether you either act as an alcohol agent for any other business or hold any other employment. *I will be full time and only an agent for said store.*

8. Please state your intended hours or schedule of being physically present at the licensed premises. Your intended hours should be set out on a daily, weekly or monthly basis as appropriate. 4:30AM-9pm for state.
9. Please state whether you understand that you can be personally given citations by the police department for such things as underage sales, open after hours or other alcohol related violations even when you are not on the premises. I am fully aware and understand.
10. Please describe any alcohol related violations you have been charged with in the last five (5) years. Provide the date of the offense, the nature of the charge and the disposition of the matter. If there are none, so state. none
11. Please provide any other information you believe that the City of Beloit should be aware of in deciding whether you satisfactorily qualify to be an alcohol beverage agent. NONE

Angela m Nitschke
Agent Signature

ANGELA m Nitschke
(Print Agent Name)



Subscribed and sworn to be this 22 day of June, 2023

Marcy J Marcy
Notary Public

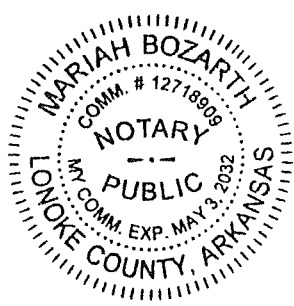
My commission expires: 3/25/2024

(seal)

Adam Lusthaus
Corporate Officer Signature
(Designate Office)

Adam Lusthaus
(Print Corporate Officer Name)

Subscribed and sworn to be this 20 day of June, 2023

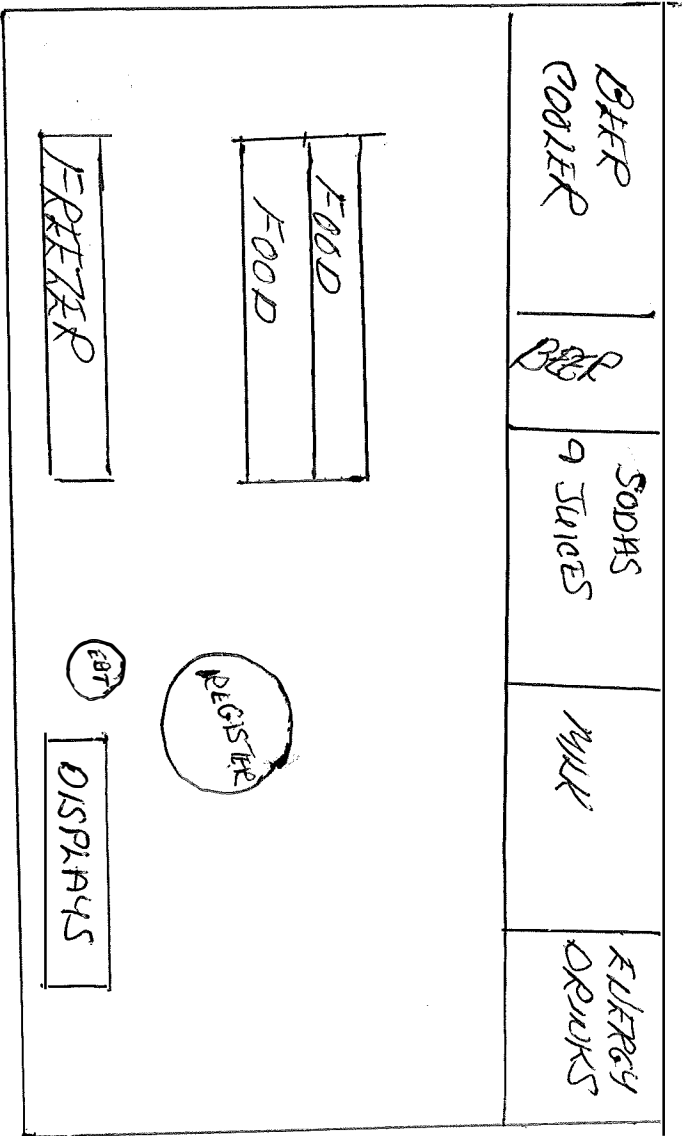


Mariah Bozarth
Notary Public

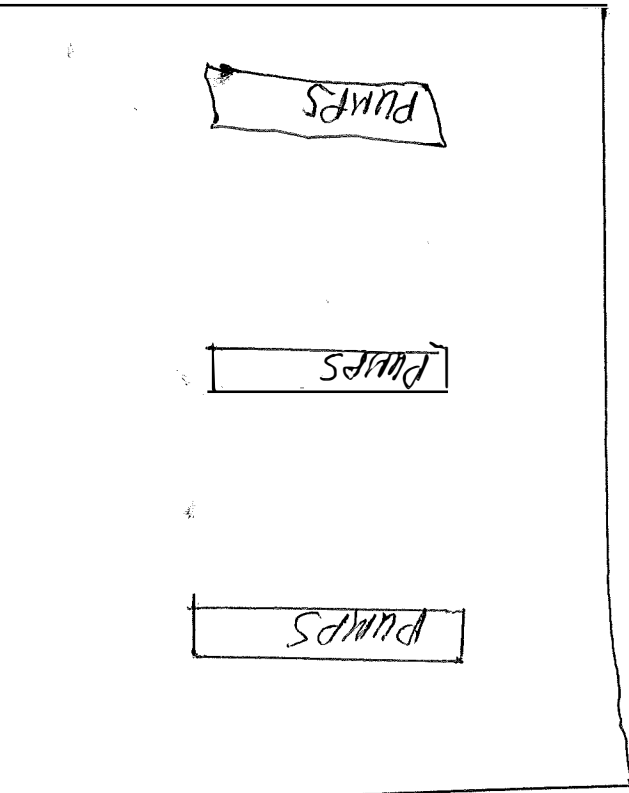
My commission expires: May 3, 2032

(seal)

PARKING
AREA



PARKING



CRAWSTON AVENUE

new state →

AFFIDAVIT OF GROSS RECEIPTS FOR CLASS "A," "CLASS A," AND "CLASS C" RETAILERS



City of Beloit; Rock County, Wisconsin

Angela M. Nitschke, being first duly sworn on oath, states
(Name of person authorized to complete this form)

SARL Service Stations has applied for (or is renewing) a Class A or Class C Retail Alcohol License.
(Legal Name of Individual/Partnership/Corp/LLC)

This retail alcohol beverage license is for the premises located at 2158 Prairie Ave, in the City of Beloit, Rock County, Wisconsin.

The applicant is doing business at this location as (d/b/a) SARL

The applicant is operating as (check only one):

- An individual
- A partnership
- A corporation

The undersigned is (check only one):

- The applicant
- A partner
- An officer of the corporation, _____ (Title)

The undersigned is authorized to execute this affidavit on behalf of the applicant: Yes No

During the past license year, gross receipts from alcohol beverage sales:

- Exceeded 50% of the gross receipts from all sales conducted on the licensed premises.
- Were less than 50% of the gross receipts from all sales conducted on the licensed premises.

Upon information and belief, the actual percentage was _____%.

During the current license year, applicant expects that gross receipts from alcohol beverage sales:

- Will exceed 50% of the gross receipts from all sales conducted on the licensed premises.
- Will be less than 50% of the gross receipts from all sales conducted on the licensed premises.

The undersigned expects that alcohol beverage sales will constitute 5 % of all sales for the current license year.

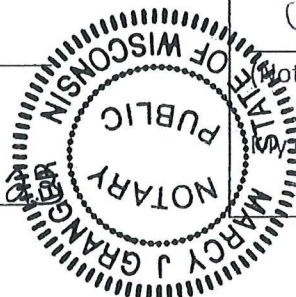
I hereby state that the information above is true, to the best of my knowledge.

I also confirm that the information here is both complete and accurate, and relevant information has not been omitted.

Angela M. Nitschke
Signature

Dist manager
Title (i.e., applicant, partner, corporate officer)

Dated this 22 day of June, 2020



State of Wisconsin, County of Rock

Melvin Johnny
Notary Public

Commission expires: 3/05/2026

MASTER LEASE AGREEMENT

THIS MASTER LEASE AGREEMENT (this "Lease") is made as of November 4, 2022 (the "Effective Date"), by and between RCP Beloit 2158 LLC, a Wisconsin limited liability company ("Landlord"), whose address is 411 Theodore Fremd Ave, Suite 206-S Rye NY 10580, and SSS WISCONSIN LLC, a Wisconsin limited liability company ("Tenant"), whose address is 27 Rahling Cir., Suite C, Little Rock, Arkansas 72223. Capitalized terms not defined herein shall have the meanings set forth in ARTICLE I below.

In consideration of the mutual covenants and agreements herein contained, Landlord and Tenant hereby covenant and agree as follows:

ARTICLE I DEFINED TERMS

The following terms shall have the following meanings for all purposes of this Lease:

"*Additional Rent*" has the meaning set forth in Section 5.03.

"*Adjustment Date*" means that date set forth in Section 2.07.

"*Affiliate*" means any Person which directly or indirectly controls, is under common control with or is controlled by any other Person. For purposes of this definition, "controls," "under common control with," and "controlled by" means the possession, directly or indirectly, of the power to direct or cause the direction of the management and policies of such Person, whether through the ownership of voting securities or otherwise.

"*Anti-Money Laundering Laws*" means all applicable laws, regulations and government guidance on the prevention and detection of money laundering, including, without limitation, (a) 18 U.S.C. §§ 1956 and 1957; and (b) the Bank Secrecy Act, 31 U.S.C. §§ 5311 et seq., and its implementing regulations, 31 CFR Part 103.

"*Bankruptcy Code*" means the United States Bankruptcy Code, 11 U.S.C. Sec. 101 et seq., as amended.

"*Base Annual Rental*" means the Initial Base Annual Rental amount set forth in Section 2.05 as adjusted as set forth in Sections 2.06, 2.07 and 5.02.

"*Base Monthly Rental*" means, for any month, an amount equal to 1/12 of the applicable Base Annual Rental for the period in which such month falls.

"*Business Day*" means a day on which banks located in New York, NY are not required or authorized to remain closed.

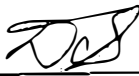
"*Casualty*" means any loss of or damage to any property included within or related to the Property or arising from an adjoining property caused by an Act of God, fire, flood or other catastrophe.

"*Code*" means the Internal Revenue Code of 1986, as the same may be amended from time to time.

IN WITNESS WHEREOF, Landlord and Tenant have entered into this Lease as of the Effective Date.

LANDLORD:

RCP Beloit 2158 LLC,
a Wisconsin limited liability company

By: 
David Shenfeld, Manager

{Corporate Seal}

TENANT:

SSS WISCONSIN LLC,
A Wisconsin limited liability company

By: *Blake Smith*
J. Blake Smith, Manager

{Corporate Seal}

EXHIBIT A

LEGAL DESCRIPTION/STREET ADDRESS OF THE PROPERTY

Address:

Permitted Facility: The Property may be used as a convenience store and fuel facility.

Legal description of the Property is as follows:

2158 Prairie Ave, Beloit, WI 53511

SSS Wisconsin

SQRL

516 Ash St., Baraboo, WI

306 E Main St, Reedsburg, WI

123 S Washington St, Wyocena, WI

13 USH 141 S., Crivitz, WI

1231 Grant St, Lake Geneva, WI

171 N Main St, Fond Du Lac, WI

320 E Mill St, Plymouth, WI

3715 Washington Ave, Sheboygan, WI

2158 Prairie Ave, Beloit, WI