



Carson City Planning Division

108 E. Proctor Street
Carson City, Nevada 89701
(775) 887-2180 – Hearing Impaired: 711
planning@carson.org
www.carson.org/planning

MEMORANDUM

Liquor Hearing August 19, 2020

TO: The Hearings Officer

FROM: Hope Sullivan
Planning Manager

DATE: August 13, 2020

SUBJECT: **Liquor License: Golden Gate Petroleum of Nevada, LLC: 837 Retail Ct.
(Liquor-004750-2020)**

Recommendation: To approve a Packaged Liquor license for Golden Gate Petroleum of Nevada located at 837 Retail Court subject to the following conditions of approval.

1. The facility is approved for packaged liquor only.
2. Alcohol sold must come from approved sources.
3. Operations must adhere to FDA Food Code and NAC 446 for operational purposes.
4. The applicant must sign a sworn affidavit consistent with CCMC 4.13.060 regarding a server training course.

Per Carson City Municipal Code 4.13, all liquor license requests are to be reviewed by the Hearings Officer. The Hearings Officer may grant or deny the application for a liquor license or place conditions on a license to ensure compliance with the Municipal Code.

The subject request is to allow a Packaged liquor license for Golden Gate Petroleum of Nevada, LLC at 837 Retail Court, with Dennis Michael O'Keefe as the liquor manager. This business site is newly constructed and consists of gasoline pumps under a canopy, a convenience store, and a carwash.

This request has been reviewed by both the Health Department and the Sheriff's Office. Conditions recommended by the Health Department have been incorporated into this report.

The Sheriff's office conducted a background check on Dennis Michael O'Keefe and did not find any disqualifying information based on CCMC 4.13.125.

Attachments:

Application
Report from the Health Department
Report from the Sheriff's Office



CARSON CITY LICENSE APPLICATION

Business License #:

Please type or print in black ink; Incomplete or illegible applications will not be accepted. Applications must bear an original signature

Submittal Date:

1	<input checked="" type="checkbox"/> New Business	<input type="checkbox"/> Change of Location/Mailing	<input type="checkbox"/> Change of Name	<input type="checkbox"/> Change of Corporate Officer	<input type="checkbox"/> Other
2	Type of License(s)	<input type="checkbox"/> Business	<input type="checkbox"/> Short-Term	<input checked="" type="checkbox"/> Gaming	<input checked="" type="checkbox"/> Liquor
3	Type of Entity	<input type="checkbox"/> Sole Proprietor	<input type="checkbox"/> Corporation	<input type="checkbox"/> Partnership	<input checked="" type="checkbox"/> Limited Liability Company
4	Entity Name Golden Gate Petroleum of Nevada, LLC			Business Opening Date July 2020	
5	Business Name (DBA) Golden Gate Gas - Carson #2			EIN # 20-1136036	
6	Business Address 837 Betail Court		City Carson City	State Nevada	Zip Code 89706
7	Mailing Address 16980 Wedge Parkway #300		City Reno	State Nevada	Zip Code 89511
8	Corporate Phone 775-850-3010	Business Phone	Cellular Phone	Business Fax 775-850-3011	
9	E-mail Address DKilbourn@ggpetro.com		Business Website		
10	Owner(s), Manager(s), or other Principal(s) attach additional pages if required				

Last, First, MI O'Keefe, Dennis M.	Percent Owned 100%	Title Managing Member
Residence Address (Street) 5940 Cartier St	City, State, Zip Reno, NV 89511	Residence Telephone 925-890-8307
Last, First, MI	Percent Owned	Title
Residence Address (Street)	City, State, Zip	Residence Telephone
Last, First, MI	Percent Owned	Title
Residence Address (Street)	City, State, Zip	Residence Telephone
Liquor Manager (if applicable)	<input type="checkbox"/> On-Site <input type="checkbox"/> Off-Site	Contact Phone Number
Residence Address (Street)	City, State, Zip	

13 Describe in detail the activity of your business

Fuel station, convenience store, packaged liquor

Type of Liquor License Applying for (If applicable)					
<input type="checkbox"/> Tavern/Bar	<input type="checkbox"/> Dining Room w/Beer and Wine Only	<input checked="" type="checkbox"/> Packaged Liquor	<input type="checkbox"/> Dining Room w/Hard Liquor	<input type="checkbox"/> Combo (On-Premise & Pkg)	<input type="checkbox"/> General Wholesale
<input type="checkbox"/> Catering	<input type="checkbox"/> Additional Wet Bars	Will there be an Interim Management Agreement?			
List number of slot machines (If applicable)			List number of table games (If applicable)		
<input type="checkbox"/> 1 cent	<input checked="" type="checkbox"/> Multi 7	<input type="checkbox"/> Craps	<input type="checkbox"/> Baccarat		
<input type="checkbox"/> 5 cent	<input type="checkbox"/> Poker	<input type="checkbox"/> Roulette	<input type="checkbox"/> Race Book		
<input type="checkbox"/> 25 cent	<input type="checkbox"/> Mega Buck	<input type="checkbox"/> Twenty-One	<input type="checkbox"/> Sports Book		
<input type="checkbox"/> 1.00		<input type="checkbox"/> Keno	<input type="checkbox"/> Poker		

17 If this application is for a change of business name, location, or ownership, list the previous name, address, and owner below:

Miscellaneous Information	Please answer this section if your business is <i>located</i> in Carson City. If you are unsure of your answer or are installing signage, contact the Planning Division at (775) 887-2180	
	Is your business location zoned for this type of business <u>Yes</u>	Has a Special Use Permit been obtained for this business location <u>NO</u>
	Will you be installing any outdoor signs <u>Yes</u>	Are there any existing signs of the property <u>No</u>
	Will there be any outside storage (If yes, please explain items being stored and how being screened) <u>No</u>	
	Will any commercial vehicles be used for this business (If yes, please describe size, type, and location of storage) <u>No</u>	
	Please list the quantities, types, and storage location of any chemicals or hazardous materials that will be used for this business <u>3 underground storage tanks - Unleaded Gas, Premium Gas, Diesel</u>	

Rules and Regulations	I, the undersigned understand that I cannot operate my business until my license is actually issued by this office indicating approval by all necessary city departments	
	<ul style="list-style-type: none"> • If any changes are made after completing said license application this office must be notified immediately and an updated is required. • A business license, liquor license, and/or gaming license are issued to a given owner at a SPECIFIC LOCATION and are NON-TRANSFERRABLE to a different owner or different location. • Non-payment of annual and quarterly business license, liquor license, and/or gaming license fees by the due date will result in applied penalties and is grounds for the revocation of the license. • Any exception to any of the above is considered a violation of the Carson City Municipal Code and is subject to citation. 	
	I hereby certify that the above information is correct to the best of my knowledge and belief. I understand that failure to complete this form truthfully is an act of perjury.	
	Applicant's Signature	Date
	<u>[Signature]</u>	<u>May 15, 2020</u>

FEE STRUCTURE		FEE	LICENSE TOTAL FEES
Business License Fee			Business License Annual Fee:
Square Footage <u>4160</u>			Business License Pro-rated Fee:
Number of Employees <u>12</u>			Business License Application/Update Fee:
Health Fee			Liquor License Annual Fee:
Number of Rental Units			Liquor License Pro-rated Fee:
Number of Coin Operated Machines			Liquor License Application Fee:
Number of Slot Machines			Liquor License Investigation Fee:
TOTAL FEES DUE:			Gaming License Quarterly Fee:
Payment Type			Gaming License Application Fee:
Received By	Date		Fictitious Name Fee:
Date Applicant Fingerprinted	By	File #	Health Pre-Inspection Fee:



CARSON CITY, NEVADA

CONSOLIDATED MUNICIPALITY AND STATE CAPITAL

Memorandum

To: Liquor Board Hearing Officer

From: Carson City Health and Human Services (CCHHS)

Date: August 6, 2020

Re: Liquor License- Golden Gate Gas

On August 2, 2020 an final health inspection with Golden Gate Gas, located at 837 Retail Ct., was conducted.

Our approval is based on the following conditions being met:

- Facility is approved for packaged alcohol only.
- Alcohol sold must come from approved sources.
- Adherence to FDA Food Code and NAC 446 for operational purposes.

Please contact CCHHS with any questions or concerns.

Phone: (775) 283-7225

Brendon Gibb
Environmental Health Specialist

Carson City Health & Human Services

900 East Long Street • Carson City, Nevada 89706 • (775) 887-2190 • Hearing Impaired-Use 711

Clinical Services (775) 887-2195	Public Health Preparedness (775) 887-2190	Human Services (775) 887-2110	Disease Control & Prevention (775) 887-2190	Chronic Disease Prevention & Health Promotion (775) 887-2190
Fax: (775) 887-2192	Fax: (775) 887-2248	Fax: (775) 887-2539	Fax: (775) 887-2248	Fax: (775) 887-2248



Ken Furlong
Sheriff

911 E. Musser St.
Carson City, NV 89701

775-887-2500
Fax: 775-887-2026

To: Liquor Board

From: Carson City Sheriff's Office

Re: Liquor License Application
Golden Gate Petroleum
O'Keefe, Dennis Michael

The Sheriff's Office has conducted a background investigation on the above applicant for a liquor license and has found the following;

- **Background of premises:** A new Golden Gate Gas station has been constructed and is located at 837 Retail Dr. The property and business are owned by the applicant Dennis O'Keefe. A locals check was completed on Mr. O'Keefe's location on Hwy 50 for any liquor law violations; none were found.
- **Financial arrangements:** Golden Gate Petroleum of Nevada, LLC secured a \$4,000,000 construction loan for the land and construction.
- **Method of operation:** The business will be open daily and operates as a gas station and convenience store selling packaged liquor, food and other sundries. The location will also have gaming machines on the premises. Approximately twelve persons will be employed at the location and Mr. O'Keefe will employ an onsite manager.
- **Results of background:** The background for Dennis Michael O'Keefe consisting of DMV records, law enforcement records checks, Nevada criminal history, credit report and fingerprinting results did not find any disqualifying factors based on CCMC 4.13.125.

By: Elizabeth Martin Date August 5, 2020
Elizabeth Martin
Administrative Assistant
Investigations Division

Recommend Approval ☒

Do Not Recommend Approval ☐

Jerome Tushbant
Undersheriff

Date 8/6/2020