

OLYMPIA CAFE 5 E RIVER STREET

	Applicant: VASIL VARLAGAS	X	New		Add-On
X	Beer	X	Wine	X	Liquor

Proposed License Classification
CLASS C – RETAIL DEALER (ON -PREMISES CONSUMPTION)

Proposed Zoning Use
5 E River St (PIN 20004 10008): Proposed Use, Restaurant and Retail consumption dealer (on-premises consumption of alcohol), within the current D-W (Downtown Waterfront) zoning district.

TASK

RESPONSIBLE VASIL VARILAGAS

Initial Review	Revenue Department
X Applicant Interview – Classification Overview	Date: 07/16/2025
Previous License Review	Notes:
X Alcohol Review Committee	Date: 07/16/2025 Compliant:
Health Dept/Dept of Ag Coordination (If needed)	Notes: Compliant

Public Hearing (Scheduled for)	Clerk of Council
Advertised in Newspaper	Date: 08-19-25

Measurement Report	SPD ABC Unit
In Compliance	Not In Compliance
Measurements Taken	Date: 7/14/2025
Sign Posted 6/26/2025	Date: 8/7/2025

Public Safety Review	SPD ABC Unit
Background Check Completed	Date: 8/6/2025
Public Safety Plan Reviewed	Date: 8/6/2025

Neighborhood Notification	Human Services Department
x Email Notification	Date: 7/21/2025 Notes: Email notification was sent to Downtown Neighborhood Association President, Paul Cobet
Phone Contact	Date: Notes:
Visit	Date: Notes:
Meeting Held (If Requested by Association)	Date: Notes:
Code Enforcement Site Review	Code Compliance Department
x Inspection Conducted	Date: 7/14/2025 Notes No violations
x Compliant	Non-Compliant

Density Map	Development Service
x	Date: 7/30/25
Zoning Review	Planning and Urban Design Department
Proposed Use, Restaurant and Retail consumption dealer (on-premises consumption of alcohol), within	Notes:
X Is Permitted by Right	1. Restaurant is permitted by right.
X Is permitted as Limited Use with Standards (Conditions)	2. Retail consumption dealer (on-premises consumption of alcohol) is permitted as a Limited Use with Standards. Use is limited to on-premises consumption only. However, the property is located in the Open Container Zone.
Requires Special Use Approval or Variance	3. The parking is exempt / met (Downtown & Pre-existing use).
Permitted as a Non-Conforming Use	
Not Permitted	

the current D-W (Downtown Waterfront) zoning district.		<ol style="list-style-type: none"> 4. Is an Existing use/occupancy, but new ownership, management, or request. 5. A new Business Location Approval for the <i>Restaurant</i> principal use classification has not been applied for new ownership as of July 29, 2025.
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