

**Nickel And Oak Lounge  
111 W. Congress Street**

	Applicant: Matthew Lipman	X	New		Add-On
X	Beer	X	Wine	X	Liquor

<b>Proposed License Classification</b>
<b>CLASS C – RETAIL DEALER (ON-PREMISES CONSUMPTION)</b>

<b>Proposed Zoning Use</b>
<b>111 W Congress St (PIN 20004 36015):</b> Proposed Use, <i>Bar /tavern with Retail consumption dealer (on-premises consumption of alcohol)</i> , within the current D-CBD (Downtown Central Business District) zoning district.

TASK		RESPONSIBLE PARTY	
<b>Initial Review</b>		<b>Revenue Department</b>	
X	Applicant Interview – Classification Overview	Date: 03/04/2026	
X	Previous License Review	Notes:	
X	Alcohol Review Committee	Date: 03/04/2026	Compliant: Yes
	Health Dept/Dept of Ag Coordination (If needed)	Notes:	

<b>Public Hearing (Scheduled for)</b>		<b>Clerk of Council</b>	
X	Advertised in Newspaper	Date: 3/20/2026	

<b>Measurement Report</b>		<b>SPD ABC Unit</b>	
x	In Compliance		Not In Compliance
x	Measurements Taken	Date: 2/2/2026	
x	Sign Posted	Date: 3/26/2026	

<b>Public Safety Review</b>		<b>SPD ABC Unit</b>	
x	Background Check Completed	Date: 3/24/2026	
x	Public Safety Plan Reviewed	Date: 3/30/2026	

<b>Neighborhood Notification</b>		<b>Human Services Department</b>	
x	Email Notification	Date: 3/24/2026	Notes: Alcohol notification was emailed to Downtown Neighborhood Association President, Paul Cobet
	Phone Contact	Date:	Notes:
	Visit	Date:	Notes:
	Meeting Held (If Requested by Association)	Date:	Notes:

<b>Code Enforcement Site Review</b>		<b>Code Compliance Department</b>	
X	Inspection Conducted	Date: 2/23/2026	Notes: No Violations
X	Compliant		Non-Compliant

<b>Density Map</b>		<b>Development Service</b>	
X	Completed	Date: 3/18/26	

<b>Zoning Review</b>		<b>Planning and Urban Design Department</b>	
<b>Proposed Use, Bar /tavern with</b>		Is Permitted by Right	Notes:
	X	Is permitted as Limited Use with Standards (Conditions)	

<b>Retail consumption dealer (on-premises consumption of alcohol), within the current D-CBD (Downtown Central Business District) zoning district.</b>	Requires Special Use Approval or Variance	<ol style="list-style-type: none"> <li>1. <b>Permitted as a Limited Use with Standards:</b> The principal use classification <i>Bar/tavern</i>, as defined in Article 13 of the Zoning Ordinance, is allowed as a limited use in the zoning district. The standards are met. The accessory use classification, <i>Retail consumption dealer (on-premises consumption of alcohol)</i>, is permitted as a limited use to on-premises consumption only. The property is not within the boundaries of an Alcohol Density Overlay District. However, the property is located in the Open Container Zone.</li> <li>2. The parking is exempt/ met (Downtown Parking Exempt).</li> <li>3. Is a new use/occupancy.</li> <li>4. Business Location Approval application for a <i>Bar/tavern</i> principal use classification has been submitted on February 5, 2026, pending an issuance of CO file No. 24-00851-BC.</li> </ol>
	Permitted as a Non-Conforming Use	
	Not Permitted	