File	No.	201022

Committee Item No.	<u>3</u>	
Board Item No.		

COMMITTEE/BOARD OF SUPERVISORS

AGENDA PACKET CONTENTS LIST

Comm: Pub	olic Safety & Neighborhood Service	<u>es</u> [Date:	October 22, 2020			
Board of Sup	ervisors Meeting:	[Date:				
Cmte Board	d						
	Motion						
	Resolution						
	Ordinance						
	Legislative Digest	D = == ===4					
	Budget and Legislative Analyst Report						
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	Department/Agency Cover Lette	ar and/c	or Ren	ort			
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	Grant Information Form						
	Grant Budget						
	Subcontract Budget						
	Contract/Agreement						
= =	Form 126 – Ethics Commission						
= =	Award Letter						
	Application						
	Public Correspondence						
OTHER							
\square	Police Department Response – C	October	15. 20)20			
	Planning Department Response						
	Referral – September 11, 2020						
PC or N Request Letter – September 8, 2020							
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Prepared by: Prepared by:		Date: _ Date:	OCTOR	oer 15, 2020			
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San Francisco Police Department ABC Liaison Unit



Alcoholic Beverage License -Public Convenience or Necessity Recommendation

To:

The San Francisco Board of Supervisors' Committee on Public Safety

and Neighborhood Services

Supervisor Rafael Mandelman Supervisor Catherine Stefani Supervisor Shamman Walton

From:

Lt. Georgia Sawyer #1565

Officer in Charge

ALU/Permits Unit 415-553-9550

Date:

October 15, 2020

Subject:

P.C.N. Investigation Regarding:

Luke's Local Inc.

DBA: LUKE'S LOCAL

2190 Union St

San Francisco, CA. 94123-4004

Luke's Local Inc. has filed an application with the California Department of Alcoholic Beverage Control seeking a Type 20 (Off-Sale Beer and Wine) license to be located at 2190 Union St. (located Fillmore St. and Webster St.)

Hours of Operation:

8:00 a.m. to 9:00 p.m. each day of the week.

Digest:

Luke's Local would like to operate a full service grocery to include Beer and Wine sales, located at 2190 Union St. If approved, this license will allow them to sell Off-Sale Beer and Wine.

Letters of Protest

1

Letters of Support

0

Police Calls for Service:

From August 2019 to August 2020

5 calls for service

Police Reports:

From August 2019 to August 2020

0 police reports

San Francisco Plot Information:

This premise is located in Plot: 518

A High Crime area is defined as 107 or more police reports in a plot for the year of 2019.

This plot had **137** police reports for **2019**, which is 30 **higher** than the **Citywide "High Crime"** average

State Census Tract Information:

This premise is located in Census Tract: 130.00

Population for this tract is: 4,044

On-sale license authorized by census tract: **14** Active on-sale licenses: 88 with 0 pending

Off-sale licenses authorized by census tract: **3** Active off-sale licenses: 30 with 0 pending

Departmental Recommendation:

Points of consideration: 0

No opposition from Northern Station.

Applicant premise is located in a "High Crime" area.

Applicant premise is located in a "High Concentration" area.

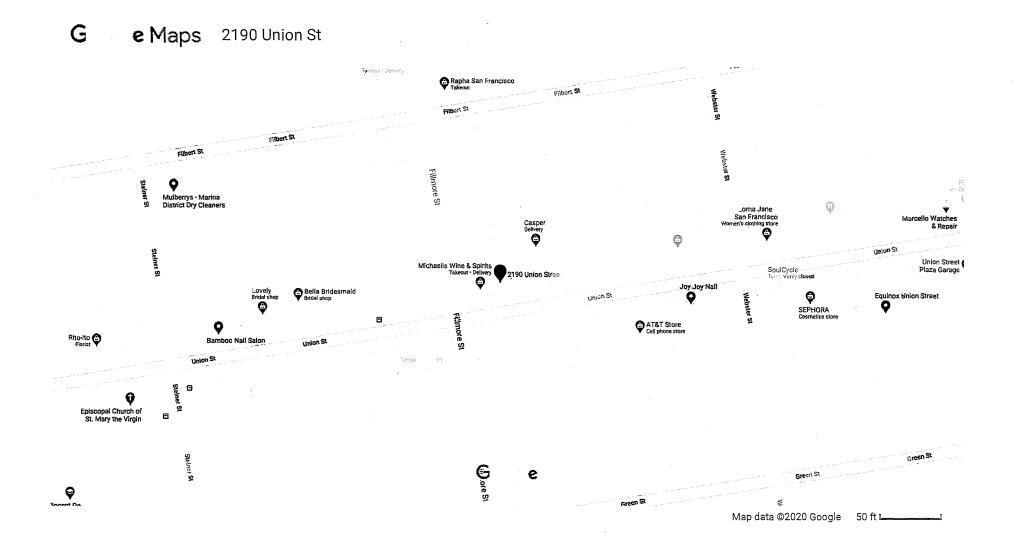
- 1 Protest.
- 0 Support

ALU Recommendation: **Approval with following conditions:**

Conditions for Type 20- Off-Sale Beer and Wine

- 1. Petitioner(s) shall actively monitor the area under their control in an effort to prevent the loitering of persons on any property adjacent to the licensed premises as depicted on the most recently certified ABC-253.
- 2. The petitioner(s) shall be responsible for maintaining free of litter the area adjacent to the premises over which they have control, as depicted on the ABC-253.

It should be noted that as of October 15, 2020 the applicant had agreed to the above listed recommended conditions.



LIQUOR LICENSE PUBLIC CONVENIENCE OR NECESSITY REFERRAL

TO:	Planning Department Phone No. (415) 558-6371		DATE: September 11, 2020 AP Block/Lot Nos.: 0533/019				
TO:	Police Department Inspector Georgia S Phone No. (415) 55	_	Zoning: 40-X Union Street NCD Quad: NW Planning Team Record No.:				
Neigh	e submit your respor borhood Services Co regular meeting in No	ommittee will tenta		olic Safety and ule the PC or N hearing			
	SE EMAIL YOUR R Safety and Neighbor john.carre		committee Cle	erk.			
Appli	cant name:	Luke's Local, Inc).				
Busir	ness name:	Luke's Local					
Appli	cation address:	2190 Union Stre San Francisco, O					
Appli	cant contact info:	Luke Chappell luke@lukeslocal 415-633-6904	.com				
PLANNING REVIEW: Approval Denial							
Plann	ing Staff Contact:						
	Please print re	eview comm	ents on a	trailing page.			
POL	ICE REVIEW:	☐ Appro	oval	Denial			
	Please print re	eview comm	ents in a	trailing report.			

From: Carroll, John (BOS) To: Carroll, John (BOS)

Subject: FW: Liquor License Transfer - 2190 Union Street - Luke"s Local

Date: Tuesday, September 22, 2020 11:30:50 AM

From: Corrette, Moses (CPC) < moses.corrette@sfgov.org>

Sent: Monday, September 21, 2020 5:08 PM

To: Carroll, John (BOS) <john.carroll@sfgov.org>; CPC.Referrals <CPC.Referrals@sfgov.org>

Subject: RE: Liquor License Transfer - 2190 Union Street - Luke's Local

John-

Sorry to be slow on the pickup.

2190 Union Street is located in the Union Street NCD, Section 725 of the Planning Code. Luke's Local is a non-Formula Retail General Grocery Store as defined in Section 102 as a Retail Sales and Service use. The definition includes in part, (b) May provide beer, wine, and/or liquor sales for consumption off the premises with a California Alcoholic Beverage Control Board License type 20 (off-sale beer and wine) or type 21 (off-sale general) which occupy less than 15% of the Occupied Floor Area of the establishment (including all areas devoted to the display and sale of alcoholic beverages). Therefore, the Planning Department recommends approval for the proposed license transfer.

Best, Moses

Moses Corrette, Senior Planner Northwest/Current Planning

San Francisco Planning

PLEASE NOTE MY NEW ADDRESS AND PHONE NUMBER AS OF AUGUST 17:

49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103

Direct: 628.652.7356 | www.sfplanning.org San Francisco Property Information Map

IN ORDER FOR US TO MOVE, OUR OFFICE WILL BE CLOSED WITH NO ACCESS TO PHONES OR E-MAIL ON THURSDAY, AUGUST 13 and FRIDAY, AUGUST 14. WE APPRECIATE YOUR PATIENCE.

Due to COVID-19, San Francisco Planning is not providing any in-person services, but we are operating remotely. Our staff are available by e-mail, and the Planning and Historic Preservation Commissions are convening remotely. The public is encouraged to participate. Find more information on our services here.

To: Office of the Clerk of the Board of Supervisors 1 Dr. Carlton B. Goodlett Place, City Hall, Room 244 San Francisco, CA 94102 RECEIVED
BOARD OF SUPERVISORS
SAN FRANCISCO

2020 SEP -8 AM II: 30

From: Luke's Local Inc. 960 Cole St. San Francisco, CA 94117

9/3/20

RE: Letter of Public Convenience & Necessity – 2190 Union St. San Francisco, CA 94123

To whom it may concern,

Luke's Local Inc., in preparation for opening our second full-service grocery store within San Francisco at 2190 Union St., has requested a TYPE 20 Off-Sale Beer and Wine License. We are applying for a transfer of an existing license. Our application was submitted with the SF ABC office on 8/26/20. We notified neighbors and surrounding business by sending out the required ABC mailers on 9/3/2020 and posted required signage at the premises on 9/3/2020, which will remain up for the 30-day posting period. Our proposed business hours at 2190 Union will be 8am – 9pm, 7 days/wk.

Luke's Local is a full-service grocery store with our first neighborhood market in Cole Valley having been established in December of 2016. We offer a wide selection of affordable foods and grocery products, ready-made meals from our commissary kitchen, a full-service butcher and deli counter, and a delivery service. Since the opening of our first neighborhood market we have become a hub for our community and a much-loved grocer within the Cole Valley neighborhood. We hope to do the same within the Cow Hollow neighborhood with the opening of our second location this November at 2190 Union St.

We currently offer a well curated selection of Wine, Beer, and Spirits at Cole St. and hope to continue this offering at Union St., limited to Wine and Beer. We are a family friendly business and encourage responsible behavior from our customers as well as staff. Our staff are trained to follow all applicable laws and guidelines regarding the sale and non-consumption of alcohol products in or around the store. In our nearly 4 years in business at Cole we have been a responsible retailer with no incident related to the sale of alcohol. If granted, we expect approximately 10% of revenue to come from Alcohol sales with the remaining 90% coming from food products and household goods.

We pride ourselves in offering both specialty as well as common grocery products and being a one-stop shop for our customer's weekly grocery trips. We believe the convenience of being able to pick up your favorite bottle of wine along with a fresh baguette and prime cut of meat from our butcher counter is vital to offering great service to our community. We recognize the high density of liquor licenses in the San Francisco area, but believe if approved for this license, we

would act as a net positive within this community by providing a reliable, affordable grocery which is notably missing from the surrounding area.

We also seek to be a great neighbor within the community to both our business neighbors as well as adjacent residential neighbors. Our feedback from both businesses on the street as well as residential customers has been wonderful so far; everyone seems very excited to have a small business grocer coming in. We have also spoken to the convenience store directly next door to 2190 and they expressed excitement with "it's going to really revitalize this block and bring more business to all the existing retailers". We agree with this sentiment and believe the business we will bring to the block, as well as the jobs we will create within the community, can really revitalize an area that has been hit hard by the current economic environment.

We thank you for your consideration of our application in this matter!

Sincerely,

Luke's Local Staff and Management

Cuke Chappell =

If you have any further question, feel free to reach out to: Luke@lukeslocal.com & Scott@lukeslocal.com C: 415-633-6904

INFORMATION AND INSTRUCTIONS -

SECTION 23958.4 B&P

Instructions This form is to be used for all applications for original issuance or premises to premises transfer of licenses.

Part 1 is to be completed by an ABC employee, given to applicant with pre-application package, with copy retained in holding file or applicant's district file.

Part 2 is to be completed by the applicant, and returned to ABC.

Part 3 is to be completed by the local governing body or its designated subordinate officer or body, and returned to ABC.

PART 1 - TO BE COMPLETED BY	ABC								
1. APPLICANT'S NAME			•		•				
LUKE'S LOCAL, INC. 2. PREMISES ADDRESS (Street number and name, or	other single and of				d LIGHNE TYPE		-		
2190 UNION ST SAN FRANCISCO, CA 94123-4004						3. LICENSE TYPE			
4. TYPE OF BUSINESS	C13CO, CA 84 123-	-4004			20		off employments of the following services		
Full Service Restaurant	Hofbrau/Cafeteria	Hofbrau/Cafeteria Cocktail Lounge				Private Club			
Deli or Specialty Restaurant	Comedy Club	Veterans Club							
Cafe/Coffee Shop	Brew Pub	Brew Pub Tavern: Beer					Fraternal Club		
Bed & Breakfast:	Theater	Tavern: 1	Tavern: Beer & Wine			Wine Tasting Room			
Wine only All							4		
Supermarket	Membership Store	Service S	tation .	agamangan dan sina sina sina sina sina sina sina si	Swap Meet	/Flea Market	at the first of the control of the c		
Liquor Store	Department Store	Convenie	nce Market		Drive-in Da	Drive-in Dairy			
☐ Drug/Variety Store	Florist/Gift Shop	Convenie	nce Market w/	Gasoline	Surriscourie)				
X Other - describe: SPECIAL	TY GROCERY	ليسا			•				
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11. IS THE ABOVE CENSUS TRACT OVERCONCEN X Yes, the number of existing licenses No, the number of existing licenses is 12. DOES LAW ENFORCEMENT AGENCY MAINTAL X Yes (Go to Item #13)	exceeds the number allow s lower than the number al	red					·		
13. CRIME REPORTING DISTRICT NUMBER	14. TOTAL NUMBER OF REP	PORTING DISTRICTS	Control of the Contro)	BER OF OFFENSES I	N ALL REPORT	ING DISTRICT		
518	654		an en	55,022					
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retail license issued for a hotel, mot beer manufacturer's license, or wine application or as soon as possible to the local governing body, or its de ABC in order to process the application.	el or other lodging establis egrower's license, advise the nereafter. #11 or item #19, and the a mind wine (public premises) esignated subordinate officition.	hment as defined in he applicant to comp applicant is applying license, or an on-sal her or body to have the control of the co	Section 25503 lete Section 2 or an off-sale e general (pub em complete	.16(b) B&P, or and bring the c beer and wine lic premises) li	a retail license is completed form to license, an off-sa icense, advise the	ssued in conjo ABC when ale general li e <i>applicant to</i>	iuction with filing the cense, an take this		
Governing Body/Designated Subord	inate Name: BOAF	RD OF SUPERVIS	ORS				The same for the same same		
PREPARED BY (Name of Department Employee)			COMMUNICATION CONTRACTOR (CO.) CONTRACTOR (CO.)		garan madagan dipungan pengangan dang pengananah pendampahan pendampahan pendamban pendamban dapan dapan dapan	aller der et en et sande sande et et et en	INIE		
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ABC-245 (rev. 01-11)									

PART 2 - TO BE COMPLETED B	Y THE APPLICA	INT (If box #20b is	checked)			
21. Based on the information on to necessity would be served by the this area. You may attach a separ	issuance of the l	icense. Please desc	cribe below the reaso	ons why issue	ince of another licens	nience or e is justified in
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22. APPLICANT SIGNATURE)	. •	23. DATE SIGNE	3/2020	
PART 3 - TO BE COMPLETED B	Y LOCAL OFFIC	CTALS (if box #20c i	s checked)	<u> </u>	121000	
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