

**NOTE**

Send original recorded document to:

Municipality of Anchorage
Current Planning Division
Planning Department
PO Box 196650
Anchorage, AK 99519-6650

THIS COVER SHEET HAS BEEN ADDED TO THIS DOCUMENT TO PROVIDE SPACE FOR ANCHORAGE RECORDING DISTRICT DATA. THIS COVER SHEET APPEARS AS THE FIRST PAGE OF THE DOCUMENT IN THE OFFICIAL PUBLIC RECORD.

DO NOT DETACH

NOTICE OF ZONING ACTION

This notice announces that a zoning conditional use has been duly approved by the Municipal Assembly of the Municipality of Anchorage providing for the development of the herein described property in accordance with the provisions of the Anchorage Municipal Code of Ordinances and the terms and conditions of the zoning special land use permit approval as set forth in the Municipal zoning file 2022-0078. Under the provisions of the specified ordinance the subsequent development of the subject property shall be in accordance with the terms of the approved zoning conditional use or any subsequent amendments hereto.

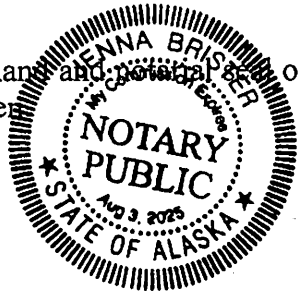
LEGAL: Within Downtown Edge Subdivision, Tract 1, ARR 20422, S.M. Anchorage Recording District, Anchorage, Alaska. Generally located north of West 2nd Avenue, east of "K" Street, and west of Christensen Drive, in Anchorage.
PETITIONER: Northern Hospitality Group, Inc.
REQUEST: A resolution of the Anchorage Municipal Assembly APPROVING an alcoholic beverages conditional use for package store license number 6035, for Northern Hospitality Group, Inc. dba 49th State Spirits and Gifts @ The Rail in the PC (Planned Community) District located at 721 Depot Drive, Anchorage, Alaska.
Attachment: Copy of Anchorage Municipal Assembly Resolution No. AR 2022-227.

Mandy Horne
Municipal Clerk or Designated Official
Municipality of Anchorage
Assembly

STATE OF ALASKA)
))
THIRD JUDICIAL DISTRICT)

THIS IS TO CERTIFY that on the 11 day of August, 2022 before me, the undersigned, a Notary Public in and for Alaska, personally appeared Mandy Horne to me known to be the duly appointed Municipal Clerk of the Municipal Assembly or Designee and acknowledged to me that she had in her official capacity aforesaid executed the forgoing instrument as an act and deed of the Municipality of Anchorage for the uses and purposes therein stated.

WITNESS my hand and Notary Seal on the 11 day of August, 2022 in this certificate first above written



Jenna Buster
Notary Public in and for Alaska
My Commission expires: Aug 3, 2025



Municipal Clerk's Office
Approved
Date: July 26, 2022

Submitted by: Chair of the Assembly at the
Request of the Mayor
Prepared by: Planning Department
For reading: July 26, 2022

Anchorage, Alaska
AR 2022-227

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A RESOLUTION OF THE ANCHORAGE MUNICIPAL ASSEMBLY APPROVING AN ALCOHOLIC BEVERAGES CONDITIONAL USE FOR PACKAGE STORE LICENSE NUMBER 6035 FOR NORTHERN HOSPITALITY GROUP, INC., DBA 49TH STATE SPIRITS AND GIFTS @ THE RAIL; IN THE PC (PLANNED COMMUNITY) DISTRICT; LOCATED AT 721 DEPOT DRIVE, WITHIN DOWNTOWN EDGE SUBDIVISION, TRACT 1, ARR 20422; GENERALLY LOCATED NORTH OF WEST 2ND AVENUE, EAST OF "K" STREET, AND WEST OF CHRISTENSEN DRIVE, IN ANCHORAGE.

(Downtown Community Council) (Case 2022-0078)

THE ANCHORAGE ASSEMBLY RESOLVES:

Section 1. An alcoholic beverages conditional use is hereby approved for package store license number 6035 for Northern Hospitality Group, Inc., dba 49th State Spirits and Gifts @ The Rail; in the PC (planned community) district; located at 721 Depot Drive, within Downtown Edge Subdivision, Tract 1, ARR 20422; generally located north of West 2nd Avenue, east of "K" Street, and west of Christensen Drive, in Anchorage. This conditional use generally meets the applicable provisions of AMC 10.50, AMC 21.15.030, AMC 21.50.020, and AMC 21.50.160.

Section 2. This conditional use is approved subject to the following conditions:

1. A notice of zoning action shall be filed with the State of Alaska Recorder's Office within 120 days of the Assembly's approval for this alcoholic beverages conditional use.
2. All uses shall conform to the plans and narrative submitted with this conditional use application, except that the licensee may change the hours of operation listed on the application in accordance with all applicable laws without having to modify the conditional use.
3. This alcoholic beverages conditional use approval for package store license number 6035; in the PC (planned community) district, in accordance with AMC 10.50, AMC 21.15.030, AMC 21.50.020, and AMC



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21.50.160; located at 721 Depot Drive; within Downtown Edge Subdivision, Tract 1, ARR 20422.

4. On-premises sale of alcoholic beverages may be seven days a week as permitted by Anchorage Municipal Code 10.50.010 and Alaska Alcoholic Beverage Control Board requirements.
5. Servers will be trained in accordance with the Alcoholic Beverage Control Board's "Liquor Server Awareness Training Program," in accordance with Alaska Statute 04.21.025. Upon demand, the applicant shall demonstrate compliance with a liquor "Server Awareness Training Program" approved by the State of Alaska Alcoholic Beverage Control Board, such as or similar to, the program for "Techniques in Alcohol Management (T.A.M.)."
6. The use of the property by any person for the permitted purposes shall comply with all current and future federal, state, and local laws and regulations including but not limited to laws and regulations pertaining to the sale, dispensing, service, and consumption of alcoholic beverages and the storage, preparation, sale, service, and consumption of food. The owner of the property, the licensee under the Alcoholic Beverage Control license and their officers, agents, and employees shall not knowingly permit or negligently fail to prevent the occurrence of illegal activity on the property.
7. A copy of the conditions imposed by the Assembly in connection with this conditional use approval shall be maintained on the premise at a location visible to the public.

Section 3. Failure to comply with the conditions of this conditional use permit shall constitute grounds for its modification or revocation.

Section 4. This resolution shall become effective immediately upon passage and approval by the Anchorage Assembly.



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PASSED AND APPROVED by the Anchorage Assembly this 26th day of
July, 2022.

Christopher Constant

ATTEST:

Chair

Barbara A. Jones

Municipal Clerk

(Case 2022-0078; Parcel ID No. 001-021-11-003)

