

**From:** [Rudy Esquivias](#)  
**To:** [Maureen McDonnell](#); ["Tina Gerola"](#); [Dave Zellner](#)  
**Cc:** [Kathy Connelly](#); [Larry Kirch](#)  
**Subject:** RE: Lucky Skies Liquor License Application  
**Date:** Monday, April 15, 2019 4:55:57 PM

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Maureen:

The property at 945 E. Scenic Street is zoned RM-2 (multi-family residential). The restaurant/bar uses have existed on the property and have been in continuous use, without a time lapse of one year, since prior to the city's incorporation. The city issued a letter of lawful nonconformity for the property (previous owner, Janet Sandoval) back in 1995. In more recent years, the city council approved extension of premises requests, allowing people to drink on an outdoor patio on the north side of the building and in a fenced area on the east and south sides of the building. The activity area on the east and south sides of the building in particular has been the source of many complaints from adjacent residential property owners, but the extension of premises has not been revoked to the best of our knowledge.

Therefore, planning staff does not object to new ownership taking over the property, as long as the non-conforming use is not further expanded. Staff strongly encourages the new owner to construct a 6-foot tall masonry wall along the east and south sides of the extension of premises area to provide some noise and impact protections to neighboring residential properties.

***Rudy Esquivias***

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**SERVICE OVER AND ABOVE THE REST**

(Development Services Department office hours: Monday through Thursday from 7:00am to 6:00pm, closed Fridays and Holidays.)

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**From:** Maureen McDonnell  
**Sent:** Thursday, April 04, 2019 3:53 PM  
**To:** 'Tina Gerola'; Dave Zellner; Rudy Esquivias  
**Cc:** Kathy Connelly  
**Subject:** Lucky Skies Liquor License Application

Good Morning!!

We have received a Liquor License application for Deborah Lee Wohle from LUCKY SKIES, 945 E. Scenic St., Apache Junction, AZ.

Please submit your department recommendations to me no later than *Monday, April 15<sup>th</sup> by noon* in order for your comments to be included in the packet for the city council meeting scheduled for Tuesday, May 7th, 2019.

Thank you so much and have a great weekend!!

***Maureen McDonnell***

*Office Support Specialist –City Hall*

City of Apache Junction

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**S**ervice **O**ver and **A**bove the **R**est

**Our office hours are Monday-Thursday, 7:00 am-6:00 pm, closed Fridays.**