



**MEETING MINUTES**  
**LOCAL LICENSING AUTHORITY**  
**Thursday November 20, 2025 – 9:00 A.M.**  
**City Council Chambers – 500 E. Third Street**  
**Loveland, Colorado**

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The Meeting of the Local Licensing Authority (LLA) was called to order at 9:04 AM in the City of Loveland Council Chambers on November 20, 2025. Honorable Judge Jennifer Edgley presided over the meeting as the Local Licensing Authority. Michael Bailey, Assistant City Attorney, represented the City. Officer Emilie DeLima was present to provide testimony as the Alcohol, Tobacco, and Marijuana Compliance Officer on behalf of Loveland Police Department. Assistant City Clerk Sterling Wilson served as the Secretary to the Local Licensing Authority for the hearing.

**1. CONSENT AGENDA**

- A. Minutes from the September 18, 2025 Local Licensing Authority Meeting.**

**The Minutes were APPROVED in their current form.**

- B. Festival Permit Application – Meadkrieger Meadery LLC dba Meadkrieger Meadery.**

**The Festival Permit for Meadkrieger Meadery LLC dba Meadkrieger Meadery was APPROVED with no objections.**

**2. PUBLIC HEARING**

- A. Permanent Modification of Premises – Dillon Companies LLC dba King Soopers Div. #44**

A complete application for a Permanent Modification of Premises was timely filed by Dillon Companies LLC, dba King Soopers Div. #44, located at 281 E 29<sup>th</sup> St., on October 22, 2025. The modification will reconfigure the wine retail alcohol displays, decreasing the retail wine displays by 16' linear feet. The premises were posted with a sign advertising the Public Hearing on November 5, 2025, and a notice was published in the Reporter Herald on November 9, 2025.

**In Attendance:** Adam Stapen Attorney Registration # 27506 – Alina West, Regional Manager of Adult Beverage Licensing, Dillon Companies LLC.

Mr. Stapen provided a brief opening statement regarding the nature of the modification. The company intends to reduce the alcohol sales area to meet the needs of the community by offering more food retail displays. The modification WILL NOT alter ingress or egress to the licensed premises. The modification is a

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reduction of alcohol inventory and WILL NOT alter the training procedures or sales practices employed by Dillon Companies, LLC.

Officer DeLima reported that during her routine site-visit, she discovered that the modification had been made prior to approval or filing of this application. In speaking with the location manager during her inspection, she explained the law regarding modifications and clearly established that work cannot be completed until the modification application is approved by the local and state licensing authorities. Officer DeLima provided for the record that the language clearly indicates that applicants *must not make any changes to the licensed premises prior to approval*.

In response, Mr. Stapen provided an explanation for the premature modification and established that there was a communication lapse between his office and the client. Noting the error in procedure, Mr. Bailey had no further questions for the applicant.

Officer DeLima established that an affidavit documenting the inspection has been provided to the City. A Motion to Show Cause in response to the violation has been drafted, which will be revisited administratively. She recommended that the Authority APPROVE this modification application.

The City Attorney provided no objection to the modification, however the application WAS NOT technically filed timely and recommended the record reflect this, as the location was inspected on November 5<sup>th</sup> of this year and the changes were established to have been made in July.

The Authority opened the chambers to receive public comment. No one was present in favor or opposition to this item, and the public hearing was closed.

**Findings and Action Taken:**

The Application was made on October 22, 2025. The application WAS NOT timely filed based on the findings that the modification was made prior to the application for modification being filed. The modifications were completed in July of 2025. Exhibit A through E were included with the application including a "Before" and "After" Diagram. The applicant holds a VALID liquor license in good standing and has provided evidence that they HOLD legal possession of the property. The inspection report from LPD provides that the licensee modified their premises prior to approval. Selling liquor in the manner proposed



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FOLLOWS the zoning codes for the City of Loveland. The Occupational Tax has been PAID for the licensing term. The Applicant HOLDS a City and a State Sales Tax License. A Fire Inspection was COMPLETED for this location with no outstanding compliance concerns. The Chief Building Official indicates that the Applicant COMPLIES with applicable Building Codes and possesses a VALID Certificate of Occupancy.

The Authority reiterated that all modifications to the licensed premises must be approved prior to the modification taking place. A motion to show cause in response to the premature modification violation has been drafted, which will be revisited administratively at a later date.

The Authority APPROVED this modification of premises for Dillon Companies LLC dba King Soopers DIV No. 44.

**B. Show Cause Matter – Supreme Enterprise LLC dba Boise Tavern**

A motion has been filed, pursuant to the provisions of § 44-3-901(1)(a), C.R.S. as amended, to the Local Licensing Authority of the City of Loveland to consider suspension or revocation of the Tavern License issued to Supreme Enterprise LLC., dba Boise Tavern, located at 1475 Boise Ave., in Loveland. Findings and allegations concerning § 44-3-901(1)(b)(i), C.R.S., selling, serving, giving, or delivering alcohol beverages to anyone under 21 years of age, are to be considered. The premises were posted with a sign advertising the Public Hearing on November 5, 2025, and a notice was published in the Reporter Herald on November 9, 2025.

**In Attendance:** Nick Ores, Attorney #29603 and Jimmy Gonzales, Owner

A stipulation and entry of no contest was reached between the City and the Licensee. Mr. Bailey provided this stipulation and entry to the Authority at the hearing. The stipulation contains an admission that there is a factual basis for the violation. The Authority reviewed the stipulation and entry of no contest and opened the floor for the City and Licensee to speak on the matter.

Mr. Bailey provided testimony that the Licensee DOES HOLD A HISTORY of violations and harsher penalties could be considered appropriate. With the unresolved criminal matter involving the bartender who served an underage patron in this case, a fine in lieu has been negotiated.

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Mr. Ores established his agreement with the terms of the stipulation in alignment with the violation. He established that the bartender involved in the violation is no longer employed at Boise Tavern. Mr. Gonzales added that his business will train staff further after this violation. He continued with statements on record claiming unfair treatment of his establishment through the repeated and prolonged postings of public notices at his business. The show cause hearing had been previously scheduled for two prior meetings of the LLA and had been continued to today's date.

The Authority acknowledged the Licensee's position and stated that regardless of the truthfulness of the allegation, the City requires a clear response as to how employee training will be improved regarding identification checks.

The Licensee provided that Boise Tavern has hired a manager with more than 15 years of experience to address potential service issues. The bar has also upgraded the security cameras and replaced outdated equipment with 24 hour monitoring systems. An ID scanner is being considered for use in the establishment.

Office DeLima reported that the revised practices established on the record by Mr. Gonzales are sound and adequate; She cautioned that ID Scanners can be foiled by advanced fake ID cards and that the licensee should train staff to adequately screen patrons for identification. Officer DeLima established that the licensee has been forthcoming and prompt to respond to law enforcement.

Mr. Bailey established on the record that it was clear and evident the bartender failed to check identification entirely.

The Authority opened the chambers to receive public comments. No one was present in favor or opposition to this item, and the public hearing was closed.

**Findings and Action Taken:**

The Authority has been SATISFIED by the compliance measures taken by the applicant. In response to the allegations of violation, the licensee has improved compliance.

The Authority APPROVED the terms of the stipulation presented at today's hearing.



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**3. STAFF REPORT**

- A.** City Clerk's Office: Proposed a Local Rules Change to Special Event Liquor Permit requirements.
- B.** City Attorney's Office: Reported on the Title 8 Ordinance amending the Municipal Licensing Code is planned for first reading on the December 8<sup>th</sup> Council Agenda. Additional items were reported:
- i. Marijuana license inquiries are increasing
  - ii. Kratom – an herb with hallucinatory effects originating from Southeast Asia has been the subject of inquiries to the City. Multiple smoke shops and vape stores sell Kratom products in the area. Imposing similar restrictions on the sale of Kratom to those over 21 are being considered, however there is no state law governing its sale or use.
    - 1. The city is not in a position to effectively regulate a licensing program for Kratom - similar ordinance to tobacco or more restrictive policies are possible, as well as an outright ban. Other municipalities have bans in effect.
    - 2. Parker, Greenwood Village, and Monument have flat-out bans. Mr. Bailey will provide further legal research on these policies and regulations of Kratom.
    - 3. Kratom is generally sold from Smoke Shops within Loveland or from gas stations already holding a tobacco license.
- C.** PD/Compliance Officer Report: Officer DeLima will be on light duty from January through the end of February 2026. Officer Delima responded to Mr. Bailey's report regarding Kratom use, adding that it presents similar risks to teen or youth vaping.

**ADJOURN**

**The meeting was adjourned at 10:05 AM.**

The next regularly scheduled Local Licensing Authority Meeting will be held on Thursday, December 18, 2025, at 9:00 AM, in the City Council Chambers.

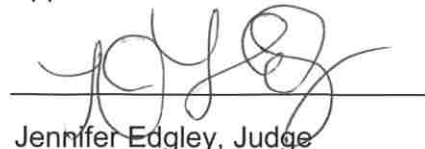
Respectfully submitted,



Sterling Wilson, Assistant City Clerk

Liquor Licensing Secretary

Approved:



Jennifer Edgley, Judge

Liquor Licensing Authority