

# Breakwater Inn

1711 Glacier Avenue  
Phone: 586-6303  
Fax: 463-4820

# Tourism Statement

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Date: November 1<sup>st</sup>, 2021

From: Breakwater Inn

To: Alcohol and Marijuana Control Office  
550 W 7<sup>th</sup> Avenue, Suite 1600  
Anchorage, AK 99501

RE: Tourism Statement Guidelines

To the Alaska Alcoholic Beverage Control Board;

Please see the following statement for response to the Tourism Statement Guidelines (rev10/30/2017)

- 1) Issuance of a liquor license at our establishment has/will encourage tourism by allowing visitors to branch out further from the downtown port area to farther reaches of the downtown area, providing views of our harbors, having a themed/scenic lodging, and easy access to the downtown tourism industry.
- 2) The facility was/will be constructed or improved by having an antique ship themed interior decor, scenic views overlooking Aurora Harbor and on site bar/restaurant/lounge for out of town guests.
- 3) The owners operate the facility for which the liquor license is being applied.
- 4) We do offer room rentals to the traveling public.
  - a) We have 49 rooms available, of which 30 are available with kitchenettes. We do not stock alcoholic beverages in the guest rooms.
  - b) Our facility is not located within an airport terminal.
- 5) Our establishment does include a dining facility.
- 6) Additional amenities are leaflets, brochures, booklets and handouts of local trips, tours, and other tourist activities in each room and in the lobby.

AMCO

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Alaska Alcoholic Beverage Control Board  
**Tourism Statement**

A new, transfer, or renewal application for a Beverage Dispensary – Tourism or Restaurant/Eating Place – Tourism license must be accompanied by a written statement that explains how the establishment encourages tourism and meets the requirements listed under AS 04.11.400(d) and 3 AAC 304.325.

This document must be completed and submitted to AMCO's main office before any tourism license application will be reviewed.

**Section 1 – Establishment Information**

Enter information for the business seeking to have its license renewed.

Doing Business As:	Breakwater Inn Restaurant & Lounge	License #:	175
License Type:	Beverage Dispensary - Tourism		

**Section 2 – Tourism Statement**

2.1. Explain how issuance of a liquor license at your establishment has/will encourage tourism.

please see attached statements

2.2. Explain how the facility was/will be constructed or improved as required by AS 04.11.400(d)(1):

please see attached statements.

2.3 Does the licensee or applicant for this liquor license also operate the tourism facility in which this license is located?

YES

NO

2.4 If "no" who operates the tourism facility?



Alaska Alcoholic Beverage Control Board  
**Tourism Statement**

2.5 Do you offer room rentals to the traveling public? YES  NO

If "yes" answer the following questions:

How many rooms are available?

49 Rooms

How many of the available rooms (if any) have kitchen facilities (defined as: a separate sink for food preparation along with refrigeration and cooking appliance devices, including a microwave)?

30 Rooms are kitchenettes

Do you stock or plan to stock alcoholic beverages in guest rooms? YES  NO

If "no" is your facility located within an airport terminal? YES  NO

2.6 If your establishment includes a dining facility, please describe that facility. If it does not please write "none".

dining Facility serve American and Korean Food

2.7 If additional amenities are available to your guests through your establishment (eg: guided tours or trips, rental equipment for guests, other activities that attract tourists), please describe them. If they are not offered, please write "none".

leaflets, brochures, booklets and hand out of local trips, tours, and other activities.

STATE OF ALASKA - ALCOHOLIC BEVERAGE CONTROL BOARD

LICENSE NUMBER

FORM CONTROL

XXXX

ISSUED

11/30/2021

ABC BOARD

LIQUOR LICENSE

2022 - 2023

TEMPORARY

175

LICENSE RENEWAL APPLICATION DUE  
DECEMBER 31, 2023 (AS 04.11.270(b))

THIS LICENSE EXPIRES MIDNIGHT  
FEBRUARY 28, 2024 UNLESS DATED BELOW

TYPE OF LICENSE: Beverage Dispenser

LICENSE FEE: \$2,500.00

1106

CITY / BOROUGH: Juneau  
Juneau

D/B/A: Breakwater Inn Restaurant &  
1711 Glacier Avenue

Mail Address:  
CNH Holding, LLC  
1711 Glacier Ave  
Juneau, AK 99801

This license cannot be transferred without permission  
of the Alcoholic Beverage Control Board

[ ] Special restriction - see reverse side

ISSUED BY ORDER OF THE  
ALCOHOLIC BEVERAGE CONTROL BOARD



DIRECTOR

04-900 (REV 7/21)

THIS LICENSE MUST BE POSTED IN A VISIBLE PLACE ON THE PREMISES

STATE OF ALASKA - ALCOHOLIC BEVERAGE CONTROL BOARD

LICENSE NUMBER

FORM CONTROL

XXXX

ISSUED

11/30/2021

ABC BOARD

LIQUOR LICENSE

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Juneau

D/B/A: Breakwater Inn Restaurant & Lounge  
1711 Glacier Avenue

Mailing Address:  
CNH Holding, LLC  
1711 Glacier Ave  
Juneau, AK 99801

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ISSUED BY ORDER OF THE  
ALCOHOLIC BEVERAGE CONTROL BOARD

COPY

DIRECTOR

THIS LICENSE MUST BE POSTED IN A VISIBLE PLACE ON THE PREMISES

04-900 (REV 7/21)



Alaska Alcoholic Beverage Control Board

# Form AB-17: 2022/2023 General Renewal Application

- This form and any required supplemental forms must be completed, signed by the licensee, and postmarked no later than 12/31/2021 per AS 04.11.270, 3 AAC 304.160, with all required fees paid in full, or a non-refundable \$500.00 late fee applies.
- Any complete application for renewal or any fees for renewal that have not been postmarked by 02/28/2022 will be expired per AS 04.11.540, 3 AAC 304.160(e).
- All fields of this application must be deemed complete by AMCO staff and must be accompanied by the required fees and all documents required, or the application will be returned without being processed, per AS 04.11.270, 3 AAC 304.105
- Receipt and/or processing of renewal payments by AMCO staff neither indicates nor guarantees in any way that an application will be deemed complete, renewed, or that it will be scheduled for the next ABC Board meeting.

CNH Holding LLC

### Establishment Contact Information

*-> Licensee (Owner):	<del>Hyun O Chi-Mott</del> CNH Holding LLC	License #:	175
License Type:	Beverage Dispensary - Tourism		
Doing Business As:	Breakwater Inn Restaurant & Lounge		
Premises Address:	1711 Glacier Ave Juneau, AK 99801		
Local Governing Body:	City and Borough of Juneau.		
Community Council:			

If your mailing address has changed, write the NEW address below:

Mailing Address:					
City:		State:		ZIP:	

### Section 1 - Licensee Contact Information

**Contact Licensee:** The individual listed below must be listed in Section 2 or 3 as an Official/Owner/Shareholder of your entity and must be listed on CBPL with the same name and title.

This person will be the designated point of contact regarding this license, unless the Optional contact is completed.

Contact Licensee:	Hyun O Chi-Mott	Contact Phone:	907-586-6303
Contact Email:	info@breakwaterinn.com		

**Optional:** If you wish for AMCO staff to communicate with anyone other than the Contact Licensee about your license, list them below:

Name of Contact:	James Hargett	Contact Phone:	907-586-6303
Contact Email:	manager@breakwaterinn.com		

Name of Contact:		Contact Phone:	
Contact Email:			

Name of Contact:		Contact Phone:	
Contact Email:			



# Form AB-17: 2022/2023 License Renewal Application

## Section 2 – Entity or Community Ownership Information

**Sole Proprietors should skip this Section.**

Use the link from Corporations, Business and Professional Licensing (CBPL) below to assist you in finding the Entity #.

<https://www.commerce.alaska.gov/cbp/main/search/entities>

Alaska CBPL Entity #:	10027477
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**READ BEFORE PROCEEDING:** Any new or changes to Shareholders (10% or more), Managers, Corporate Officers, Board of Directors, Partners, Controlling Interest or Ownership of the business license must be reported to the ABC Board within 10 days of the change and must be accompanied by a full set of fingerprints on FBI-approved card stock, AB-08a's, payment of \$48.25 for each new officer with a date-stamped copy of the CBPL change per AS 04.11.045, 50 & 55, or a Notice of Violation will be issued to your establishment and your application will be returned.

The only exception to this is a Corporation who can meet the requirements set forth in AS 04.11.050(c).

### DO NOT LIST OFFICERS OR TITLES THAT ARE NOT REQUIRED FOR YOUR ENTITY TYPE.

- **Corporations** of *any* type including *non-profit* must list **ONLY** the following:
  - All shareholders who own 10% or more stock in the corporation
  - Each President, Vice-President, Secretary, and Managing Officer regardless of percentage owned
- **Limited Liability Corporations**, of *any* type must list **ONLY** the following:
  - All Members with an ownership interest of 10% or more
  - All Managers (of the LLC, not the DBA) regardless of percentage owned
- **Partnerships** of *any* type, including *Limited Partnerships* must list **ONLY** the following:
  - Each Partner with an interest of 10% or more
  - All General Partners regardless of percentage owned

**Important Note:** All entries below must match our records, or your application will be returned per AS 04.11.270, 3 AAC 304.105. You must list full legal names, all required titles, phone number, percentage of shares owned (if applicable) and a full mailing address for each official of your entity whose information we require. **If more space is needed: attach additional completed copies of this page. Additional information not on this page will be rejected.**

Name of Official:	Hyun o chimott			
Title(s):	MEMBER OWNER	Phone:	907-586-6303	% Owned: 100
Mailing Address:	1711 Glacier Ave			
City:	Juneau	State:	AK	ZIP: 99801

Name of Official:	James Hargett			
Title(s):	manager	Phone:	907-586-6303	% Owned: 0
Mailing Address:	1711 Glacier Ave JUA			
City:	Juneau	State:	AK	ZIP: 99801

Name of Official:				
Title(s):		Phone:		% Owned:
Mailing Address:				
City:		State:		ZIP:

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# Form AB-17: 2022/2023 License Renewal Application

## Section 3 – Sole Proprietor Ownership Information

**Corporations, LLC's and Partnerships of ALL kinds should skip this section.**

**READ BEFORE PROCEEDING:** Any new or changes to the ownership of the business license must be reported to the ABC Board within 10 days of the change and must be accompanied by a full set of fingerprints on FBI approved cardstock, AB-08a's, payment of \$48.25 for each new owner or officer and a date stamped copy of the CBPL change per AS 04.11.045, or a Notice of Violation will be issued to your establishment and your application will be returned.

**Important Note:** All entries below must match our records, or your application will be returned per AS 04.11.270, 3 AAC 304.105. You must list full legal names, phone number, and mailing address for each owner or partner whose information we require.

If more space is needed, attach additional copies of this page. Additional owners not listed on this page will be rejected.

This individual is an:	<input type="checkbox"/> Applicant	<input type="checkbox"/> Affiliate
Name:		
Contact Phone:		
Mailing Address:		
City:	State:	ZIP:
Email:		

This individual is an:	<input type="checkbox"/> Applicant	<input type="checkbox"/> Affiliate
Name:		
Contact Phone:		
Mailing Address:		
City:	State:	ZIP:
Email:		

## Section 4 – License Operation

Check ONE BOX for EACH CALENDAR YEAR that best describes how this liquor license was operated:

- |  | 2020                                | 2021                                |
|--|-------------------------------------|-------------------------------------|
| 1. The license was regularly operated continuously throughout each year. (Year-round)  | <input checked="" type="checkbox"/> | <input checked="" type="checkbox"/> |
| 2. The license was only operated during a specific season each year. (Seasonal)<br><i>If your operation dates have changed, list them below:</i><br>_____ to _____   | <input type="checkbox"/>            | <input type="checkbox"/>            |
| 3. The license was only operated to meet the minimum requirement of 240 total hours each calendar year.<br><i>A complete AB-30: Proof of Minimum Operation Checklist, and all documentation must be provided with this form.</i>   | <input type="checkbox"/>            | <input type="checkbox"/>            |
| 4. The license was not operated at all or was not operated for at least the minimum requirement of 240 total hours each year, during one or both calendaryears. <i>A complete Form AB-29: Waiver of Operation Application and corresponding fees must be submitted with this application for each calendar year during which the license was not operated.</i> | <input type="checkbox"/>            | <input type="checkbox"/>            |

If you have not met the minimum number of hours of operation in 2020 and/or 2021, you are not required to pay the fees, however a complete AB-29 is required with Section 2 marked "OTHER" and COVID is listed as the reason.

## Section 5 – Violations and Convictions

Have ANY Notices of Violation been issued for this license OR has ANY person or entity in this application been convicted of a violation of Title 04, 3AAC 304 or a local ordinance adopted under AS 04.21.010 in 2020 or 2021?

Yes	No
<input type="checkbox"/>	<input checked="" type="checkbox"/>

If you checked YES, you MUST attach a list of all Notices of Violation and/or Convictions per AS 04.11.270(a)(2)

If you are unsure if you have received any Notices of Violation, contact the office before submitting this form.

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NOV 04 2021



Alaska Alcoholic Beverage Control Board

Form AB-17: 2022/2023 License Renewal Application

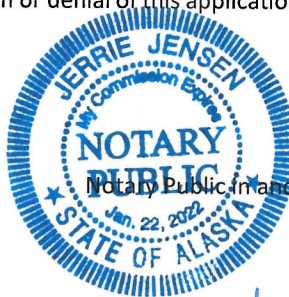
Section 6 – Certifications

As an applicant for a liquor license renewal, I declare under penalty of perjury that I have read and am familiar with AS 04 and 3 AAC 304, and that this application, including all accompanying schedules and statements, are true, correct, and complete.

- I agree to provide all information required by the Alcoholic Beverage Control Board or requested by AMCO staff in support of this application... I certify that all current licensees... I certify that this entity is in good standing with Corporations, Business and Professional Licensing (CBPL)... I certify that all licensees, agents, and employees who sell or serve alcoholic beverages or check identification of patrons have completed an alcohol server education course... I certify that I have not altered the functional floor plan or reduced or expanded the area of the licensed premises...

I certify on behalf of myself or of the organized entity that I understand that providing a false statement on this form or any other form provided by AMCO is grounds for rejection or denial of this application or revocation of any license issued.

Signature of licensee: [Handwritten Signature]
Printed name of licensee: Hyun O Chi-mott



Signature of Notary Public: [Handwritten Signature]
Notary Public in and for the State of: Alaska
My commission expires: Jan 22, 2022

Subscribed and sworn to before me this 1 day of Nov, 2021.

- Restaurant/Eating Place applications must include a completed AB-33: Restaurant Receipts Affidavit
Recreational Site applications must include a completed Recreational Site Statement
Tourism applications must include a completed Tourism Statement
Wholesale applications must include a completed AB-25: Supplier Certification
Common Carrier applications must include a current safety inspection certificate

All renewal and supplemental forms are available online

Any application that is not complete or does not include ALL required completed forms and fees will not be processed and will be returned per AS 04.11.270, 3 AAC 304.105.

FOR OFFICE USE ONLY

Table with 4 columns: License Fee (\$2500), Application Fee (\$300.00), Misc. Fee (\$), Total Fees Due (\$2800)

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NOV 04 2021



Department of Commerce, Community, and Economic Development  
**CORPORATIONS, BUSINESS & PROFESSIONAL  
 LICENSING**

[State of Alaska / Commerce / Corporations, Business, and Professional Licensing / Search & Database Download / Corporations / Entity Details](#)

## ENTITY DETAILS

### Name(s)

Type	Name
Legal Name	CNH HOLDING LLC

**Entity Type:** Limited Liability Company

**Entity #:** 10027477

**Status:** Good Standing

**AK Formed Date:** 3/2/2015

**Duration/Expiration:** Perpetual

**Home State:** ALASKA

**Next Biennial Report Due:** 1/2/2023

**Entity Mailing Address:** 1711 GLACIER AVE, JUNEAU, AK 99801

**Entity Physical Address:** 1711 GLACIER AVE, JUNEAU, AK 99801

## Registered Agent

**Agent Name:** James Hargett

**Registered Mailing Address:** 1711 GLACIER AVE, JUNEAU, AK 99801

**Registered Physical Address:** 1711 GLACIER AVE, JUNEAU, AK 99801

## Officials

Show Former

AK Entity #	Name	Titles	Owned
	Hyun Chi-Mott	Member	100.00
	James Hargett	Manager	

## Filed Documents

Date Filed	Type	Filing	Certificate
3/02/2015	Creation Filing	<a href="#">Click to View</a>	<a href="#">Click to View</a>
3/22/2015	Initial Report	<a href="#">Click to View</a>	
6/12/2017	Biennial Report	<a href="#">Click to View</a>	
4/10/2019	Biennial Report	<a href="#">Click to View</a>	
4/02/2021	Biennial Report	<a href="#">Click to View</a>	

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Department of Commerce, Community, and Economic Development  
**DIVISION OF CORPORATIONS, BUSINESS &  
 PROFESSIONAL LICENSING**

[State of Alaska / Commerce / Corporations, Business, and Professional Licensing / Search & Database Download / Business License / License #1024868](#)

## LICENSE DETAILS

**License #:** 1024868

[Print Business License](#)

**Business Name:** BREAKWATER INN RESTAURANT AND LOUNGE

**Status:** Active

**Issue Date:** 08/06/2015

**Expiration Date:** 12/31/2021

**Mailing Address:** 1711 GLACIER AVE  
JUNEAU, AK 99801

**Physical Address:** 1711 GLACIER AVE  
JUNEAU, AK 99801

## Owners

CNH HOLDING LLC

## Activities

Line of Business	NAICS	Professional License #
72 - Accommodation and Food Services	721110 - HOTELS (EXCEPT CASINO HOTELS) AND MOTELS	

## Endorsements

End #	Issue	Renew	Expiration	Action End	Action Note	Address
1	12/17/2019		12/31/2020			1711 Glacier Ave, Juneau, AK 99801-1470

## License Lapse(s)

If this business license lapsed within the last four years the lapsed periods will appear below. Lapsed periods are the unlicensed period between an expiration date and renewal date.