



CITY OF MADEIRA BEACH

PLANNING & ZONING DEPARTMENT
300 MUNICIPAL DRIVE + MADEIRA BEACH, FLORIDA 33708
(727) 391-9951 EXT. 255 + FAX (727) 399-1131
Email: planning@madeirabeachfl.gov



ALCOHOLIC BEVERAGE PERMIT APPLICATION

Applicant's Name: John's Pass Grille LLC (Mark Glaver)

Type of License Requested: 4 COP SFS

Name of Partnership, Corporation, LLC (if applicable): John's Pass Grille LLC

Mailing Address: 111 Boardwalk Place #203
Madeira Beach, FL 33708

Phone(s): 727-769-4604 Email: michael@boneroneconsultingfl.com

Type of Ownership: Individual Partnership Corporation [X] LLC

Name of Business: John's Pass Grill Business Phone:

Physical Address: 111 Boardwalk Place #203

Parcel #: 15-31-15-57275-000-2030

Legal Description: Unit NOS 101 103 201 203 301 303 305 AND 307 of Pinnas Landing

Number of Seats: Inside: 79 Outside: 31

Zoning District:

- [X] C-1 Tourist Commercial [ ] C-2 John's Pass Marine Commercial
[ ] C-3 Retail Commercial [ ] C-4 Marine Commercial
[ ] R-3 Only Restaurant [ ] PD Planned Development

Classification:

- [ ] Package store, beer & wine [ ] Retail Store, beer, wine
[ ] Package store, beer, wine, liquor [X] Restaurants
[ ] Bar [ ] Club [ ] Charter Boats

Number of Parking Spaces: HC Parking Spaces: Bike Racks:

John's Pass (circled signature)

DISCLAIMER: According to Florida Statutes, Chapter 119, it is the policy of this state that all state, county, and municipal records are open for personal inspection and copying by any person.

Hours of Operation:

Monday: 12AM - 9PM  
 Tuesday: 12AM - 9pm  
 Wednesday: 12AM - 9pm  
 Thursday: 12AM - 9pm  
 Friday: 11AM - 9PM  
 Saturday: 11AM - 9pm  
 Sunday: 11AM - 9pm

General Description of Business: Restaurant

Supporting Materials Required:


- Property Owner's Written Approval       Property Survey doesn't exist  
 Site Plan

**Questionnaire: On a separate piece of paper, please answer the following questions:**

1. The extent to which the location and the extent to which the proposed alcoholic beverage request will adversely affect the character of the existing neighborhood.
2. The extent to which traffic generated as a result of the location of the proposed alcoholic beverage request will create congestion or present a safety hazard.
3. Whether or not the proposed use is compatible with the particular location for which it is proposed.
4. Whether or not the proposed use will adversely affect the public safety.
5. No application for review under this section shall be considered until the applicant has paid in full any outstanding charges, fees, interest, fines or penalties owned by the applicant to the City under any section of the code.

**Affidavit of Applicant:**

I understand that this Alcoholic Beverage Permit Application, with its attachments, becomes a permanent record for the City of Madeira Beach and hereby certify that all statements made herein together with any attachments, are true to the best of my knowledge.

Signature of Applicant:       Date: 9-19-22

MADEIRA BEACH CITY HALL  
300 MUNICIPAL DR  
MADEIRA BEACH FL 33708  
727-391-9951

Terminal ID: \*\*\*\*\*102 \*\*\*7  
9/20/22 4:02 PM


[REDACTED]

CREDIT SALE  
UID: [REDACTED] REF #: 0945  
E [REDACTED] [REDACTED] # 042816

DESCRIPTION : 70

AMOUNT \$515.00

APPROVED

X  \_\_\_\_\_  
GLOVER/ MARK

I AGREE TO PAY THE ABOVE TOTAL  
AMOUNT ACCORDING TO CARD  
ISSUER AGREEMENT  
(MERCHANT AGREEMENT  
IF CREDIT VOUCHER)

ARQC - AE7EF7235D4BAD5A

MERCHANT COPY

*Alcohol permit  
Application fee -  
Andrew*

**\*\*For City of Madeira Beach Use Only\*\***

**Fee:** \$500.00       Check # \_\_\_\_\_       Cash       Receipt # 0945

Date Received: 9-20-22      Received by: [Signature]

ABP# Assigned: 2022-02

BOC Hearing Date: 10-19-22       Approved       Denied

\_\_\_\_\_  
Community Development Director      Date: \_\_\_\_\_

\_\_\_\_\_  
City Manager      Date: \_\_\_\_\_

Questionnaire Answers:

1. It will have no adverse effect. This is a license upgrade.
2. It will not create congestion or present a safety hazard, as we are currently located in John's Pass.
3. It is currently operational and serves beer and wine.
4. There will be no adverse effect on Public safety.
5. Not an issue.



9/19/2022

Equity Management Partners  
10225 Ulmerton Rd, Suite 12A  
Largo, FL 33771

To: John's Pass Grille  
111 Boardwalk PI Ste: #203  
Madeira Beach, FL 33708.

To whom it may concern,

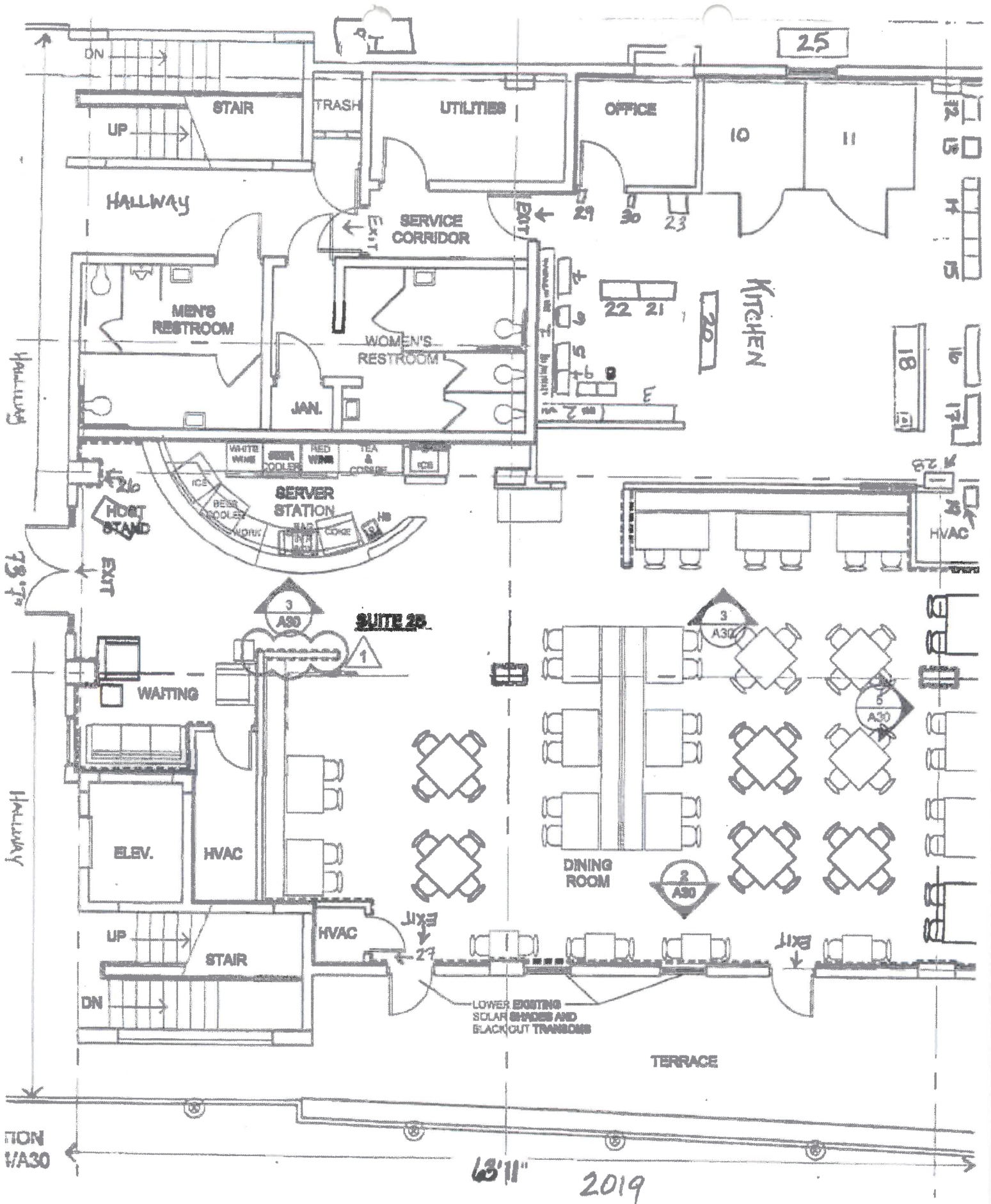
We are approving the Lessee's request to change John's Pass Grille's 2COP SFS license to a 4COP SFS license at 111 Boardwalk PI Ste: #203, Madeira Beach, FL 33708.

If you have any questions, please call us at 727-517-2395.

Best regards,

A handwritten signature in black ink, appearing to read "F. Ortiz", written in a cursive style.

Fernando Ortiz  
John's Pass Asset Manager



HALLWAY

7'8" 7'

HALLWAY

NON WA30

63'11" 2019

25

12  
13  
14  
15  
16  
17  
18  
19

SUITE 25

DINING ROOM

KITCHEN

SERVER STATION

MEN'S RESTROOM

WOMEN'S RESTROOM

HALLWAY

STAIR

UTILITIES

OFFICE

10

11

SERVICE CORRIDOR

EXIT

WAITING

ELEV.

HVAC

UP

STAIR

DN

JAN.

TEA & COFFEE

ICE

WHITE WINE

BEER COOLER

RED WINE

BAR

COFFEE

ICE

HOST STAND

EXIT

3 A30

1

3 A30

5 A30

2 A30

EXIT

LOWER EXISTING SOLAR SHADES AND BLACK OUT TRANSOMS

TERRACE

HVAC

3

5

3

3

3

3

3

3

3

3

3

## Morris, Andrew

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**From:** Fernando Ortiz <fernando@equitymp.com>  
**Sent:** Monday, October 3, 2022 6:27 PM  
**To:** Morris, Andrew  
**Cc:** michael@oneononeconsultingfl.com  
**Subject:** [e] John's Pass Grille Parking

Good afternoon Mr. Morris,

This email is in response to your inquiry about John's Pass Grille Parking, which we discussed at your office.

We have hundreds of parking spaces available at the John's Pass parking garage to accommodate all the John's Pass Grille patrons. Outside of the parking garage, all customers have access to metered parking spaces.

There are employees on duty in the parking garage until 10 p.m. and it is open twenty-four hours a day, seven days a week, customers can use our completely automated parking kiosks to pay for parking after 10 p.m.

Since we own and manage both the parking garage and the physical location of John's Pass Grille, we do not require a parking agreement.

It was a pleasure meeting you in person, and please let me know if there is anything else I can do to help things move along for John's Pass Grille.

### Fernando Ortiz

 John's Pass Plaza Asset Manager  
Equity Management Partners, Inc  
m: 239.791.6649  
f: 727.517.2396  
w: [John Pass Plaza](#) e: [fernando@equitymp.com](mailto:fernando@equitymp.com)

Disclaimer: Under Florida law (Florida Statute 668.6076), email addresses are public records. If you do not want your email address released in response to a public records request, please do not send electronic mail to the City of Madeira Beach. Instead, contact the appropriate department/division.