



FINDINGS OF THE LIQUOR COMMISSION
ISSUANCE OF A LIQUOR LICENSE

Based on a public hearing that took place on Wednesday, February 28, 2024, the Liquor Commission of the City of Joliet hereby reports its findings based on Chapter 4, Section 5C of the Code of Ordinances of the City of Joliet to the City Council. The findings are as follows:

1. (a) Applicant: JOANA COA
d/b/a CHINA KITCHEN

(b) Address of premises: 1104 HOUBOLT ROAD, JOLIET, 60431
2. Class of liquor license applied: Class B - Premises Only
3. Past Performance: Applicant has no prior experience in sales or service of alcoholic liquor.
4. Character and reputation of the applicant: The applicant is of good character.
5. General design and layout of the premises: On file in the Mayor's Office.
6. Amount of anticipated gross revenue from sale of alcoholic beverages: 10%
7. Nature of entertainment: N/A
8. Premise compliance with all ordinances of the City:

Building Inspections Department states there are no building code violations.

Joliet Fire Department states there are no fire code violations.
9. Any outstanding monies owed to the City of Joliet: There are no monies owed to this address.

10. The following are the class, type and number of licensed premises within a one (1) mile radius of the proposed premises:

Class Type of Liquor License	Total
Class "A" Premises & Package:	1
Class "A1" Brew Pub:	
Class "A2" Craft Brewery:	
Class "A3" Craft Distillery:	
Class "B" Premises Only:	2
Class "C" Package Goods Only:	1
Class "C-D" Package Goods Only/ Beer & Wine Only:	
Class "D" Premises/Beer & Wine Only:	
Class "E" Restaurant or Hotel:	5
Class "F" Club:	
Class "J" Governmental & Non-for-profit:	
Class "K" Stadium:	
Class "L" Riverboat-Related Facility:	
Class "P" Bicentennial Park:	
Class "TH" Theater or Cinema:	
Class "BG" Gas Station/On-Site/Gaming:	
Class "CG" Gas Station/Package:	
The total amount of liquor licenses within a one-mile radius of the proposed location:	9

11. Zoning, general character of the neighborhood and the impact of the premises of the surrounding neighborhood and the city as a whole:

The subject business is an existing restaurant located in the Cambridge Commons commercial center at the southeast corner of Houbolt Road and Cathy Drive. The strip center contains other similar restaurant and service establishments. The property is zoned B-1 (neighborhood business district). On-premises consumption and package liquor sales are allowable uses in this zoning district.

The subject property is located across Houbolt Road from the Joliet Junior College campus. The surrounding zoning and land uses include:

North: R-2 (single-family residential), residential (Cambridge Subdivision)
 East: R-2 (single-family residential), residential (Cambridge Subdivision)
 South: B-1 (neighborhood business), retention pond and professional office
 West: R-1 (single-family residential), Joliet Junior College campus

Approval of the requested liquor license should not alter the essential character of the area or the City as a whole.

12. Any law enforcement problems created by the issuance of the liquor license:

Joliet Police Department states they do not foresee any special law enforcement problems associated with the issuance of this liquor license.

13. Comments at the hearing:

The liquor hearing was conducted by Deputy Liquor Commissioners James O'Connell and Kevin Kelley, Assistant Corporation Counsel Chris Regis, and Detective Pat Schumacher.


No one appeared in opposition to the issuance of this liquor license.

14. Recommendation:

Based on the liquor hearing, the Liquor Commission feels that the issuance of the liquor license would be in the best interest of the city, and therefore, recommends approval of the issuance of the liquor license.



Terry D'Arcy
Mayor and Liquor Commissioner



James O'Connell
Deputy Liquor Commissioner