

## **CUBANOS**

26, 565 Bernard Avenue  
Kelowna, BC V1Y 8R2  
(236) 457-2324  
cigarthings@gmail.com

October 29, 2020

City of Kelowna  
1435 Water Street  
Kelowna, BC  
V1Y 1J4

Dear Sir/Madam:

Please accept this letter of intent to acquire a Primary Liquor License for my location at 26, 565 Bernard Avenue, Kelowna, BC V1Y 8R2.

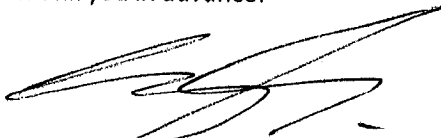
This letter will serve as my intent to sell only high end Scotch, Cognac, etc. only. There will not be any beer sales, only limited to select liquors to pair up with cigars.

Landlord is MKK Property Management, who has agreed by signature below that they are in agreement with this process.

I have included a copy of the layout of the retail store currently operating.

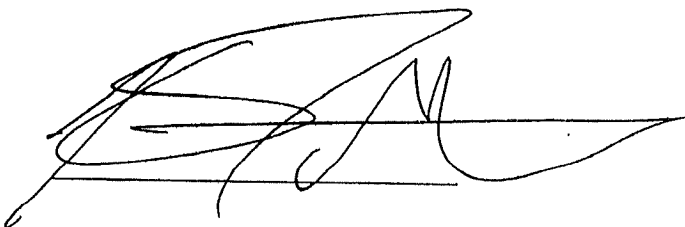
Please let me know if you require any other information. I can be reached at (236) 457-2324 or by email at [cigarthings@gmail.com](mailto:cigarthings@gmail.com)

Thank you in advance.



Chico Dhuga  
Owner

MKK Property Management



<b>ATTACHMENT</b>		<b>A</b>
This forms part of application		
# LL21-0005		
Planner Initials	<b>Jl</b>	 <b>City of Kelowna</b> <small>DEVELOPMENT PLANNING</small>

## **Community Impact**

The community impact on acquiring a liquor license for the location at 26, 565 Bernard Avenue, Kelowna, BC would be as follows:

- Location is in a boutique shopping mall that would operate under mall hours which are currently set at 10 am to 530 pm Monday through Saturday, therefore would not interfere with any late night noise or extra traffic in the community
- The nature of this liquor license is to give the customer the ultimate shopping experience of pairing up only high end spirits with the purchase of cigars, coffee, etc.
- Downtown Kelowna is known to have unique shops, restaurants, etc. The shopping experience I want my customers to have is unique in itself as if they are in the Geneva of Canada.
- Seating is spaced out for a maximum of 8 people at any given time.

Therefore, in conclusion, the community impact would be an enhancement to the downtown core.

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