



APPLICATION Retail Conversion Grant

Date application submitted: 10/14/21
 Date of pre-application meeting with LDDA/LEDP: 3/2021 + 9/2021
 City Sales & Use Tax License No: 003601452 Date issued: _____
 No. of existing employees (in Longmont, and globally if applicable): _____
 No. of additional employees added as a result of this project (if applicable): _____

Business owner/operator: (Please include names of all owners/partners of the business)
PAUL NASHAK, NICK SWANSON, LINDSEY BEDDARD, DARRIN GILMAN

Business name (with dba if applicable): COMMON SENSE HOSPITALITY - URBAN FIELD PIZZA & MARKET

Business address: 150 MAIN STREET ST 202

City/state/zip code: LONGMONT CO 80501

Note: Only businesses located in the LDDA are eligible for this grant program.

Year business was established: 2021

Business phone: (303) 588-2688 Alternate phone: (303) 588-2688

Email address: paulnashak@me.com

Description of type of business and products or services provided:
Restaurant, bar and market centered on pizza

Number of square footage to be occupied at conversion location: 2,775

Percent of products sold outside Boulder County, if applicable: _____

- Description of eligible conversion improvements (attach additional sheets if needed)
- ① Fire Suppression System
 - ② Smoke and fire alarm systems
 - ③ ADA Code work for bathrooms and access.b.ility

Description of how the project is compatible with the Downtown Longmont Master Plan of Development and/or the Advance Longmont Strategic Plan (documents on-line, <http://www.downtownlongmont.com/about/master-plan>, <http://www.longmont.org/Advance-Longmont.aspx> or on request).

See Document: (UF-Longmont Master Plan)



Total Project Cost (approximately): \$ 700,000.00

(Include all eligible grants costs and ineligible costs for the entire conversion project.)

If applicable, how much of this project cost is for equipment (approximately)? \$ 100,000.00

Total Retail Conversion Grant Costs \$ 22,500.00

(Include only project costs eligible in the grant.)

Total Grant Request: \$ 22,500.00

(25% of eligible project costs, maximum \$22,500)

Business Owner Applicant Name (Print or Type): PAUL NASHAK

Business Owner Signature: 

Date: 10.2.21

If applicable:

Property Owner Applicant Name (Print or Type): _____

Property Owner Signature: _____

Date: _____

Submit completed application to the LDDA. Incomplete applications will not be accepted.
Hard copy or electronic copy is allowed.

Del Rae Heiser, Downtown Specialist
Longmont Downtown Development Authority
320 Main St., Longmont, CO 80501
Email: delrae.heiser@longmontcolorado.gov / Phone: (303) 651-8586

Urban Field Pizza and Market

150 Main Street, Suite 202

Longmont, CO 80501

(303) 588-2688

Urban Field's Vision and Longmont's Downtown Master Plan

Urban Field Pizza and Market is a full-service restaurant featuring a boutique market, offering chef-prepared meals for home, pantry items from our kitchen, produce, local meats, as well as flowers and other seasonal items, all sourced locally whenever possible. The restaurant and market will be available through all styles of service, including dine-in, contactless curbside pick-up, delivery, off-site catering, and on-site private and semi-private events.

Longmont's Master Plan seeks to bring vibrancy to its downtown area as well as expand the region's hours of engagement with the community. Below is a summary of how Urban Field Pizza and Market will help Longmont achieve these goals and others.

- With a market of local, everyday necessities in addition to a destination restaurant and bar, Urban Field will be relevant to local consumers for more hours per day and more days per week than typical downtown businesses. By providing products and services applicable to all times of the day and week, the restaurant and market will act as fuel in the effort to activate this underperforming neighborhood.
- In addition to its on-site labor needs, Urban Field is a complete off-site catering company. This extensive mission of on-site and off-site revenue streams requires a significant workforce. Urban Field will immediately help grow the downtown employment base of Longmont.
- The partners of Urban Field have a combined 52 years of service and ownership at the Mountain Sun Pubs and Breweries, a Boulder-based company known from Denver to Longmont to be a community pillar. With an already extensive network of local business partnerships, the Urban Field business partners seek to foster a downtown atmosphere of collaboration, creativity and local culture. For the past two decades, the principal owner of Urban Field was responsible for organizing and executing the numerous community and non-profit events hosted by the Mountain Sun. This skill set will help anchor Urban Field as a leader of community building in the downtown region of Longmont.
- Located at the recently developed Main Street Station at 2nd and Main, Urban Field is surrounded by empty lots and trash-filled fields, alleys and dead ends. By offering daily essentials in its market and by providing quality dining experiences in its restaurant, Urban Field will help build the neighborhood's character while supporting Longmont's goal of promoting a safe and comfortable downtown experience.
- As a destination restaurant and an essential, local market, Urban Field will help expand the number of blocks of downtown Longmont currently engaged by the community. By encouraging consumers to branch south on Main Street, Urban Field will help establish the relevance of Main Street between 1st and 3rd.

Urban Field Pizza and Market

150 Main Street, Suite 202

Longmont, CO 80501

(303) 588-2688

Urban Field – Conversion Project Details

Urban Field Pizza and Market is engaged in a build-out of a new restaurant and market space at South Main Station, the location of the old Longmont turkey plant. Included in our grant packet is a comprehensive set of building plans submitted to the Longmont building department showing the details and scope of this retail conversion. Located in the north cap space at 2nd and Main, the Urban Field facility will include a commercial kitchen, restaurant, bar, and market, all designed and built to code.

DR 0140 (02/16/11)
DEPARTMENT OF REVENUE
DENVER CO 80261-0013

STATE COUNTY RTD/CD
COLORADO BOULDER

Must collect taxes for:
SALES TAX LICENSE

USE ACCOUNT NUMBER for all references	LIABILITY INFORMATION					ISSUE DATE			LICENSE VALID TO DECEMBER 31
	county	city	industry	type	liability date	month	day	year	
94809305-0000	07	0003	002	L	052121	May	03	21	2021

THIS LICENSE MUST BE POSTED AT THE FOLLOWING LOCATION
IN A CONSPICUOUS PLACE: PAUL NASHAK
3190 EMERSON AVE BOULDER CO 80305-6348

THIS LICENSE IS NOT TRANSFERABLE



COMMON SENSE HOSPITALITY LLC
3190 EMERSON AVE
BOULDER CO 80305-6348

Executive Director
Department of Revenue

▲ Detach Here ▲
IMPORTANT INFORMATION

Letter Id: L1919133408

Now that you have your license, here's what you need to know:

- Use the letter ID above and go to Colorado.gov/RevenueOnline to set up your online access, manage your account, file electronic returns and submit payments. Paper returns will NOT be mailed to you.
- Both your sales tax return AND payments are due by the 20th day of the month following the end date of the reporting period in order to avoid any penalty and/or interest. Be sure you know what your filing frequency is in order to avoid missing due dates.
 - Monthly filer due dates: On the 20th day of the month following the reporting period end date.
 - Quarterly filer due dates: April 20th, July 20th, October 20th and January 20th.
 - Annual filer due dates: January 20th following the reporting period end date.
- If no sales were made during the reporting period, you are still required to file a return to report zero sales were made during the reporting period. Otherwise, the Department of Revenue will assess a non-filer estimate for tax.
- All licensed retailers are required to collect and remit all state-collected sales taxes based on the location where their products are delivered.
- State law requires you to collect sales tax from your customers solely for the purpose of remitting those taxes to the Colorado Department of Revenue. Businesses are entrusted with collecting and remitting taxes that belong to the State of Colorado and local jurisdictions.
- Your Colorado Sales Tax License must be displayed in a conspicuous place at your physical location.
- Your license must be renewed and the renewal fee paid at the end of the license period ending December 31 of odd-numbered years in order to maintain a valid license. Failure to renew your license will invalidate your license, but it won't automatically close your account. In order to close your account and cease any future liability, you must file form DR 1102 with the Department of Revenue.
- Having a Colorado Sales Tax License gives you the privilege to purchase non-taxable items-for-resale. Items that you consume in the course of your business are not included in this privilege.

We strongly recommend that you set up your Revenue Online account as soon as possible in order to remain compliant. If you have any questions regarding sales tax in Colorado, then please visit our website Colorado.gov/tax and click on "Education and Legal Research" for helpful FYIs, Regulations, Letter Rulings and Statutes. While there, you can also sign up for free Public Sales Tax Classes.

Thank you for registering with the Colorado Department of Revenue.





CITY OF LONGMONT, COLORADO
DEPARTMENT OF FINANCE

SALES AND USE TAX LICENSE

This License does not entitle Licensee
to make tax exempt purchases.

Account No.: 0036011452

Filing Frequency: Monthly

Date Issued: 10/08/2021

NAME: Common Sense Hospitality

BUSINESS: Urban Field Pizza and Market

ADDRESS: 150 Main Street, Suite 202
Longmont, CO, 80501

THIS CERTIFIES THAT THE LICENSEE IS
AUTHORIZED TO COLLECT SALES TAX FOR
THE CITY OF LONGMONT, COLORADO, OR
REMIT USE TAX IN ACCORDANCE WITH
THE PROVISIONS OF CHAPTER 1.01 AND
CHAPTER 6.08 OF THE LONGMONT
MUNICIPAL CODE.

A handwritten signature in black ink, appearing to read "James M. Golden", is written over a horizontal line. The signature is fluid and cursive.

James M. Golden, Director of Finance

NATURE OF BUSINESS

- Cut along line -

MEQ
MASS EQUITIES

September 30th, 2021

Brian Bair
263 2nd Avenue – Suite 105

RE: Urban Fields Hood and Kitchen Layout

Dear Paul Nashak,

Upon review of the plans for the hood design and subsequent installation for Urban Fields' commercial space at South Main Station Apartments, Mass Equities and South Main Owner, LLC have no further comments and approve.

If you have any questions or concerns, do not hesitate to reach out.

Best regards,



MEQ
MASS EQUITIES

September 30th, 2021

Brian Bair
263 2nd Avenue – Suite 105

RE: Code Related Items

Dear Paul Nashak,

Upon review of the plans all code-related improvements to the property, including and not limited to fire suppression, fire alarm system and ADA improvements for the commercial space at South Main Station, Mass Equities and 150 South Main Owner, LLC have no further comments and approve.

If you have any questions or concerns, do not hesitate to reach out.

Best regards,

A handwritten signature in black ink, appearing to read 'BBair', with a long, sweeping horizontal line extending to the right.