



**Katrina Martinez**  
Deputy Clerk

# Pima County Clerk of the Board

**Melissa Manriquez**

**Administration Division**  
33 N. Stone Avenue, Suite 100  
Tucson, AZ 85701  
Phone: (520)724-8449 • Fax: (520)222-0448

**Management of Information & Records Division**  
1640 East Benson Highway  
Tucson, Arizona 85714  
Phone: (520) 351-8454 • Fax: (520) 791-6666

October 4, 2023

Matthew Gerald Heinz  
Tinajas Wine & Beer  
840 S. Meyer Avenue  
Tucson, AZ 85701

RE: Arizona Liquor License Job No.: 256058  
d.b.a. Tinajas Wine & Beer

Dear Mr. Heinz:

Enclosed is a copy of the Affidavit of Posting relative to your Liquor License Application for a Series 7, Beer and Wine Bar, which was received in our office on September 7, 2023. The Hearing before the Pima County Board of Supervisors has been scheduled for Tuesday, October 17, 2023, at 9:00 a.m. or thereafter, at the following location:

Pima County Administration Building  
Board of Supervisors Hearing Room  
130 W. Congress, 1st Floor  
Tucson, AZ 85701

For your information, enclosed is a copy of the Zoning Inspector's Report. Any questions pertaining to the enclosed Report should be directed to Tom Drzazgowski at 724-9522. If you have any questions pertaining to the above referenced hearing, please contact this office at 724-8449.

Sincerely,

A handwritten signature in black ink, appearing to read "Melissa Manriquez".

Melissa Manriquez  
Clerk of the Board

Enclosure

c: Tom Drzazgowski, Development Services Zoning Inspector



# POSTING

Job# \_\_\_\_\_  
DLLC use only

Arizona Dept. of Liquor Licenses and Control  
800 W. Washington St. 5<sup>th</sup> Floor Phoenix, AZ 85007  
(602) 542-5141

Type or Print with Black Ink

Date of Posting: 09 / 13 / 23

Date of Posting Removal: 10 / 3 / 23

Applicant's Name: Tinajas Wine & Beer  
Heinz Matthew Gerald  
Last First Middle

Business Address: 6960 E. Sunrise Drive, No. 160 Tucson 85750  
Street City Zip

I hereby certify that pursuant to A.R.S. 4-201, I posted notice in a conspicuous place on the premises proposed to be licensed by the above applicant and said notice was posted for at least twenty (20) days.

JOHN TAYLOR 1163 DEPUTY 351-6138  
Print Name of City/County Official Title Phone Number

[Signature] 10/3/23  
Signature Date Signed

Return this affidavit with your recommendations or any other related documents.  
If you have any questions please call (602) 542-5141 and ask for the Licensing Division.

DCT 0323H0304 PC CLK OF BD  
JLW



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TO: Development Services, Zoning Division  
FROM: Brittany Fowlkes  
Administrative Specialist  
DATE: September 8, 2023  
RE: Zoning Report - Application for Liquor License

Attached is the application of:

Matthew Gerald Heinz  
d.b.a. Tinajas Wine & Beer  
6960 E. Sunrise Drive, No. 160  
Tucson, AZ 85750

Arizona Liquor License Job No. 256058  
Series 7, Beer and Wine Bar  
New License  
Person Transfer   
Location Transfer

ZONING REPORT

DATE: 9/13/23

Will current zoning regulations permit the issuance of the license at this location?

Yes  No

If No, please explain:

provided the Series 7 is stacked with  
the existing Series 10.

Pima County Zoning Inspector

When complete, please return to [cob\\_mail@pima.gov](mailto:cob_mail@pima.gov)

DCT 0423090821PCCLK OF BD  
SMW

23-22-9500

State of Arizona  
Department of Liquor Licenses and Control

Created 09/07/2023 @ 08:28:43 AM  
Local Governing Body Report

**LICENSE**

Number:	07100244	Type:	007 BEER AND WINE BAR
Name:	TINAJAS WINE & BEER		
State:	Pending		
Issue Date:		Expiration Date:	09/30/2023
Original Issue Date:	05/16/1984		
Location:	6960 E SUNRISE DRIVE #160 TUCSON , AZ 85750 USA		
Mailing Address:	840 S MEYER AVENUE TUCSON, AZ 85701 USA		
Phone:	(520)614-8808		
Alt. Phone:	(520)248-2442		
Email:	INFO@TINAJASWINE.COM		

Currently, this license has pending applications.

**AGENT**

Name:	MATTHEW GERALD HEINZ
Gender:	Male
Correspondence Address:	840 S MEYER AVENUE TUCSON, AZ 85701 USA
Phone:	(520)248-2442
Alt. Phone:	
Email:	INFO@TINAJASWINE.COM

**OWNER**

Name:	TUCSON PARADISE LLC		
Contact Name:	MATTHEW GERALD HEINZ		
Type:	LIMITED LIABILITY COMPANY		
AZ CC File Number:	L16779023	State of Incorporation:	AZ
Incorporation Date:	05/04/2011		
Correspondence Address:	840 S MEYER AVENUE TUCSON, AZ 85701 USA		
Phone:	(520)248-2442		
Alt. Phone:			
Email:	INFO@TINAJASWINE.COM		

SEP 07 23 PM 04:07 PC CLK OF HU

**Officers / Stockholders**

Name:	Title:	% Interest:
MATTHEW GERALD HEINZ	MEMBER	100.00

**TUCSON PARADISE LLC - MEMBER**

Name: MATTHEW GERALD HEINZ  
Gender: Male  
Correspondence Address: 840 S MEYER AVENUE  
TUCSON, AZ 85701  
USA  
Phone: (520)248-2442  
Alt. Phone:  
Email: INFO@TINAJASWINE.COM

**APPLICATION INFORMATION**

Application Number: 256058  
Application Type: Location / Owner Transfer  
Created Date: 08/24/2023 *Chay*

**QUESTIONS & ANSWERS**

**007 Beer and Wine Bar**

- 1) Are you applying for an Interim Permit (INP)?  
No
- 4) Does the Business location address have a street address for a City or Town but is actually in the boundaries of another City, Town or Tribal Reservation?  
Yes  
If Yes, what City, Town or Tribal Reservation is this Business located in?  
Pima County
- 10) Provide name, address, and distance of nearest school. (If less than one (1) mile note footage)  
3,519 feet  
Ventana Vista Elementary School  
6085 N. Kolb Rd., Tucson, AZ 85750
- 11) Are you one of the following? Please indicate below.  
Property Tenant  
Subtenant  
Property Owner  
Property Purchaser  
Property Management Company  
Property Tenant
- 12) Is there a penalty if lease is not fulfilled?  
Yes  
What is the penalty?  
Landlord lockout
- 13) What is the total money borrowed for the business not including the lease?  
Please list lenders/people owed money for the business.  
\$50,000.00  
Matthew Heinz  
840 S. Meyer Ave.  
Tucson. AZ 85701

- 14) Is there a drive through window on the premises?  
No
- 15) If there is a patio please indicate contiguous or non-contiguous within 30 feet.  
Contiguous
- 16) Is your licensed premises now closed due to construction, renovation or redesign or rebuild?  
Yes  
If yes, what is your estimated completion date?  
10/15/2023
- 17) Total Price paid for Series 6 Bar, Series 7 Beer & Wine Bar or Series 9 Liquor Store (license only)  
\$15,500.00

<b>DOCUMENTS</b>
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DOCUMENT TYPE	FILE NAME	UPLOADED DATE
BILL OF SALE	Bill of Sale.pdf	08/24/2023
DIAGRAM/FLOOR PLAN	Floor Plan.pdf	08/24/2023
QUESTIONNAIRE	Matt #7 Q Basic & Mgt ASF AZDL.pdf	08/24/2023
ALIEN STATUS	Matt #7 Q Basic & Mgt ASF AZDL.pdf	08/24/2023
MISCELLANEOUS	Sect. 6.pdf	08/24/2023

**SECTION 6 Person to Person Transfer ARS§4-203(C), (D), (G)**

1. License #: 07100244

23 AUG 25 11:41 AM 4:11

2. Current Agent Name / Individual Name Kramber Kevin Arnold  
Last First Middle

3. Current Ownership Name (Legal Entity): Creative Juice, Inc.  
(Exactly as it appears on the license)

4. Premises Name: Creative Juice  
(Exactly as it appears on the license)

5. Premises Location Address: 6530 E TANQUE VERDE RD. #160 TUCSON AZ PIMA 85715  
Street City State County Zip

6. Does current licensee intend to operate the business while this application is pending?  Yes  No

7. I, (Signature): Chellie Kramber authorize the transfer of this license to the applicant.  
(Current Agent/Individual as listed on the license certificate)  
CHELLIE KRAMBER - President

**SECTION 7 Location Transfer- Current Licensee Information ARS§4-203(C), (D), (G)**

1. License #: \_\_\_\_\_

2. Current Business: Name: \_\_\_\_\_  
Address: \_\_\_\_\_  
(Exactly as it appears on license)

3. New Business: Name: \_\_\_\_\_  
Address: \_\_\_\_\_

**SECTION 8 Proximity to School**

A.R.S. §4-207 States that no retailer's license shall be issued for any premises which are at the time the license application is received by the director, within three hundred (300) horizontal feet of a public or private school building with kindergarten programs or grades one (1) through (12), or within three hundred (300) horizontal feet of a fenced recreational area adjacent to such school building.

The above paragraph DOES NOT apply to:

- Series 01 Producer
- Series 03 Microbrewery
- Series 04 Wholesaler/Distributor
- Series 05 Government license
- Playing area of a golf course

- Series 11 Hotel/motel license
- Series 12 Restaurants that do not sell growlers
- Series 13 Farm Winery
- Series 18 Craft Distillery

Distance to nearest School: \_\_\_\_\_ Name of School: \_\_\_\_\_  
(If less than one (1) mile, note footage)

School Address: \_\_\_\_\_

RATIO AREA

1200  
23 AUG 23 LIQ. LIC. 1200  
FT.

ENCLOSED w/  
PARTIALS &

METAL  
RACKS

WINE  
DISPLAY

WINE  
DISPLAY

WINE  
RACK

WINE  
DISPLAY

BEER  
REFR.  
(LIQ. STORAGE)

LIQ. OR  
STORAGE

BAR  
AREA

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WINE  
RACK

WINE  
RACKS

WINE  
DISPLAY  
RACKS

WINE  
RACKS

OFFICE

LIQ.  
STORAGE

RESTROOM

STORAGE  
EQ.

