




DATE: February 11, 2026  
TO: Renee Barela-Gutierrez, Liquor Hearing Officer  
FROM: Emily Aragon, Constituent Services Specialist 

## **ITEM & ISSUE:**

Request from EVO Entertainment Santa Fe, LLC for a Restaurant A (Beer and Wine) Liquor License with On-Premises Consumption Only to be located at EVO Entertainment Santa Fe, 3474 Zafarano Drive, Santa Fe, New Mexico.

## **BACKGROUND AND SUMMARY:**

Request from EVO Entertainment Santa Fe, LLC for a Restaurant A (Beer and Wine) Liquor License with On-Premises Consumption Only to be located at EVO Entertainment Santa Fe, 3474 Zafarano Drive, Santa Fe, New Mexico.

Attached are staff reports regarding litter, noise, and traffic. Staff does not anticipate a substantial change in litter and noise, or any unacceptable traffic impacts due to the approval of this request. The proposed location is not within 300 feet of a church, school, or daycare.

The applicant currently is pending a Business license with the City of Santa Fe therefore as a condition of approval staff is recommending that it be noted that the applicant will be required to obtain all necessary permits and licenses and comply with all Fire, Building and Land Use Code requirements prior to issuance of the City Liquor License.

Additionally, as a condition of doing business in the city, staff recommend that it be noted that the applicant is required to comply with all city ordinances.

## **ACTION REQUESTED**

Consideration of the above request

Attachments: Alcoholic Beverage Control Application  
Notice of Public Hearing and Publications  
Reminder Letter to Applicant  
Staff Reports

January 30, 2026

**Certified Mail No.: 7021 2720 0001 2204 6064**

**City of Santa Fe**

Attn: Andrea Salazar  
City Clerk and Director of Community  
PO Box 909  
Santa Fe, NM 87504-0909

RECEIVED - CITY CLERK  
26 FEB 2

**Lic. No. /Appl. No.:** BLA-0000015021  
**Name of Applicant:** EVO Entertainment Santa Fe, LLC  
**Doing Business As:** EVO Entertainment Santa Fe  
**Proposed Location:** 3474 Zafarano Drive, Santa Fe, New Mexico 87507

The Director of the Alcoholic Beverage Control Division (ABC) has reviewed the referenced Application and granted **Preliminary Approval**. It is being forwarded to you for Local Option District approval or disapproval of the Liquor License Application.

**Notice of the Public Hearing** required by the Liquor Control Act **shall be given by the governing body by publishing a notice of the date, time, and place of the hearing twice during the 30 days prior to the hearing** in a newspaper of general circulation within the territorial limits of the governing body. **The first notice must be published at least thirty (30) days before the hearing. Both publications must occur before a hearing can be conducted.** The notice shall include:

- (A) Name and address of the Applicant/Licensee;
- (B) The action proposed to be taken;
- (C) The location of the licensed premises.

In addition, if the Local Option District has a website, **the Notice shall also be published on the website.**

While the law states that “within forty-five (45) days after receipt of a Notice from the Alcoholic Beverage Control, the governing body shall hold a Public Hearing in the question of whether the department should approve the proposed issuance or transfer”, we recognize the potential for conflict between the requirement for publication of 30 day notice and the 45 day hearing requirement.

With that in mind, when a local governing body receives a liquor license application from ABC, that governing body has a couple of options:

- 1) Hold a hearing on the license application within the statutory time frame of forty-five (45) days, as required by the Liquor Control Act, and comply with all other statutory and regulatory procedures and notify ABC of your decision within thirty (30) days of the hearing;



- 2) Request from ABC an extension of time, past the forty-five (45) days, designating how much additional time will be needed to conduct the hearing in compliance with all statutory and regulatory procedures. After the extension is granted and the hearing is held, notify ABC of your decision within thirty (30) days of the hearing;  
ABC has no preference in the option you choose.

The governing body is required to send notice by certified mail to the Applicant of the date, time, and place of the Public Hearing. The governing body may designate a Hearing Officer to conduct the hearing. **A record shall be made** of the hearing.

**THE APPLICANT IS SEEKING RESTAURANT A – BEER AND WINE LIQUOR LICENSE WITH ON PREMISES CONSUMPTION ONLY**

**Within thirty (30) days** after the Public Hearing, the governing body shall notify ABC of their decision to approve or disapprove the issuance or transfer of the license by signing the enclosed original Page 1 of the Application. The original Page 1 of the Application must be returned together with the notices of publication. **If the Governing Body fails to either approve or disapprove the issuance or transfer of the license within thirty days after the Public Hearing, the Director may issue the license.**

If the Governing Body disapproves the issuance or transfer of the license, it shall notify ABC within thirty (30) days setting forth the reasons for the disapproval. A copy of the Minutes of the Public Hearing shall be submitted to ABC with the Notice of Disapproval (*Page 1 of the Application, noting disapproval*).

Respectfully,

  
\_\_\_\_\_  
**Charmaine Martinez**  
Admin Law Judge | Hearing Officer  
NM Regulation & Licensing Department  
Alcoholic Beverage Control Division  
Phone: (505) 476-4804 Fax: (505) 476-4595  
Email: [Charmaine.Martinez2@rld.nm.gov](mailto:Charmaine.Martinez2@rld.nm.gov)

**Enclosures:**

1. Page 1 (Business Information Page) (*must be signed and returned w/notices of publication*)
2. Page 2 (Premises Information Page)
3. Copy of the Zoning Statement
4. Copy of Floor Plan





**Alcoholic Beverage Control Division**  
**Restaurant A Intake Application**  
**Application Number: BLA-0000015021**



**Business Information**

**Business Information**

Business Name: EVO ENTERTAINMENT SANTA FE LLC      Type of Business: Alcohol  
Business Structure: Limited Liability Company      FEIN: XX-XXX0475  
State Tax ID Number: XX-XXXXXX  
Business Email: mroberts@elevategroup.com      Business Phone: 5127572009

**Contact Person Information**

Contact Person Name: Lisa Y. W. Cospier      Contact Person Phone: 5058833415  
Contact Person Email: lyc@sutinfirm.com

**Business Mailing Address**

Mailing Street: PO Box 150009      Mailing City: Austin  
Mailing State: TX      Mailing Zip Code: 78715  
Mailing Country: US

**Local Option District Use Only:** Local Governing Body of \_\_\_\_\_ City, County, Village

Public Hearing held on \_\_\_\_\_ 20\_\_\_\_\_ Please check one:  Approved  Disapproved

Signature of City/County Official: \_\_\_\_\_ Title: \_\_\_\_\_

**Alcoholic Beverage Control Division Use Only:**  Approved  Disapproved \_\_\_\_\_

Signed by Director: \_\_\_\_\_ Date: \_\_\_\_\_



**Alcoholic Beverage Control Division**  
**Restaurant A Intake Application**  
**Application Number: BLA-0000015021**



## **Premises Information**

### **Premises DBA**

Premises Doing Business As (DBA): EVO Entertainment Santa Fe

### **Proposed Premises Physical Address**

Physical Street: 3474 Zafarano Dr.

Physical City: Santa Fe

Physical Zip Code: 87507

Physical State: New Mexico

Physical County: Santa Fe

Local Option District: Santa Fe County

*"Local Option District" means a county that has voted to approve the sale, serving or public consumption of alcoholic beverages, OR an incorporated municipality that falls within a county that has voted to approve the sale, serving or public consumption of alcoholic beverages, OR an incorporated municipality of over five thousand population that has independently voted to approve the sale, serving or public consumption of alcoholic beverages under the terms of the Liquor Control Act or any former act.*

### **Ownership**

**The land and building which is proposed to be the licensed premises is:** Leased by Applicant

*The following information is required to ensure the issuance of a license to this location will not result in the violation of a county or municipal ordinance.*

**Specify Owner(s) of the land and building:** San Isidro Plaza, LLC

**Specify Date and Terms of Lease/Operating Agreement:** 15-year lease term with 3 renewal options of 5 years each, beginning on May 9, 2025.

### **Zoning**

Is the proposed premises location zoned? Yes

*You will be required to upload "Copy of Zoning Statement" issued by the local municipality or county. If not applicable, you will be required to upload "Copy of Zoning Statement" or Letter from local government to indicate that there is no zoning for the proposed location.*

Specify the zone for proposed premises location (example C-1): C-2 PUD

### **Distance from nearest School**

Name of School: Ramirez Thomas Elementary School

School Street: 3200 Calle Po Ac Pi

School City: Santa Fe

School State: New Mexico

School Zip Code: 87507

School Country: United States

School Distance (in feet): More than 1000

*Specify the shortest direct line distance from the nearest point of the proposed premises to the nearest point of the property line of the school.*

### **Distance from nearest Church**

Name of Church: Freedom Church

Church Street: 3732 Cerrillos Rd.

Church City: Santa Fe

Church State: New Mexico

Church Zip Code: 87507

Church Country: United States

Church Distance (in feet): More than 1000

*Specify the shortest direct line distance from the nearest point of the proposed premises to the nearest point of the property line of the church.*



**Alcoholic Beverage Control Division**  
**Restaurant A Intake Application**  
**Application Number: BLA-0000015021**



**Premises Information 2**

**Please specify the appropriate option for the premises that you have specified in the application?**

- A license has never been issued to the location of the proposed premises.
- A license was once issued to the location of the proposed premises but is no longer being operated at the location.
- Alcohol operations are currently being performed at the proposed premises by the applicant business.
- Alcohol operations are currently being performed at the proposed premises by a business other than the applicant business.

**Questions**

Has the applicant business ever had a liquor license denied, suspended, revoked, surrendered, or had any other form of discipline or disciplinary action by a licensing agency in another state or jurisdiction?	No
Has the structure and/or ownership disclosure for the applicant business changed since last reported to the department?	No
Does the applicant business own any (direct/indirect) interest in a liquor license?	No



**Alcoholic Beverage Control Division**  
**Restaurant A Intake Application**  
**Application Number: BLA-0000015021**



**Payment**

<b>Fee Name</b>	<b>Fee Amount</b>
Application Fee	200.00
Resident Agent Fee	50.00
<b>Total Fee Amount:</b>	<b>250.00</b>

**Attestation/Oath**

Under penalty of perjury, I hereby depose and state that I am the person identified in this application and the information given by me is true and complete to the best of my knowledge and belief. I understand that any information contained in this application may be investigated and any false or dishonest answer to any question in this application may be grounds for denial or revocation of my license.

Attestation Signature: Lisa Y.W. Cosper

Date: 10/30/2025



# City of Santa Fe, New Mexico

200 Lincoln Avenue, P.O. Box 909, Santa Fe, N.M. 87504-0909  
www.santafenm.gov

*Alan Webber, Mayor*

Councilors:

Signe I. Lindell, Mayor Pro Tem, District 1  
Alma G. Castro, District 1  
Michael J. Garcia, District 2  
Carol Romero-Wirth, District 2  
Lee Garcia, District 3  
Pilar F.H. Faulkner, District 3  
Jamie Cassutt, District 4  
Amanda Chavez, District 4

October 24, 2025

Lisa Y. W. Cospers  
Lawyer  
Sutin Thayer Browne  
P.O. Box 1945  
Albuquerque, NM 87103

RE: Zoning Verification for 3474 Zafarano Dr, Santa Fe, NM

Dear Ms. Cospers,

This letter provides zoning verification on the above referenced property. According to the Official Zoning Map, this property is zoned C-2PUD General Commercial District, in a Planned Unit Development District, and is not located in any overlay districts .

#### **14-4.3 (B) C-2 COMMERCIAL DISTRICT**

*The C-2 general commercial district includes areas along streets carrying large volumes of traffic where commercial uses are appropriate. Regulations are designed to guide future additions or changes so as to discourage extension of existing and formation of future strip commercial development, to preserve the carrying capacity of the streets and to provide for off-street parking and loading.*

#### **14-5.7 - PUD PLANNED UNIT DEVELOPMENT DISTRICT**

##### **(A) Purpose and Intent**

*(1) This section is intended to allow the creation of planned districts, each conceived as a unit of cohesive development and integrated uses in either a single development operation or a planned series of development operations that may take place over a period of several years. It is also intended to allow and encourage innovative site planning and design to ensure that each planned unit development compatibly integrates with development on adjoining properties and creates an attractive, healthful, sustainable and stable environment for living and working that is superior to the development attainable under existing zoning regulations.*

*(2) It is further intended that PUD regulations in this section and throughout Chapter 14 accomplish the purposes of land use regulation to the same degree that existing zoning regulations do in cases where planning and development are not on a unified basis.*

Entertainment centers with movie theaters, arcades, bars, and full-service restaurants which may or may not have patio services, with incidental alcohol service for on-site consumption are permitted uses in the C-2 General Commercial District.

For additional information, please reference City of Santa Fe Chapter 14 SFCC regarding these districts (Chapter 14-4 – Zoning Districts/14-6 Permitted Uses)

[https://library.municode.com/nm/santa\\_fe/codes](https://library.municode.com/nm/santa_fe/codes). All uses are subject to compliance with applicable development standards such as parking, lot coverage, etc.

Note: The information provided in this letter is solely derived from the Official Zoning Map and the minimum requirements set forth in Chapter 14, SFCC 1987. This letter intends to provide advice regarding zoning regulations. It is not the intent to state that the subject property complies with zoning requirements. Occupancy is determined based on zoning compliance at the time of building permit or certificate of occupancy, whichever applies. Additionally, it is not the intent to interfere with or to abrogate or annul any official document including conditions or safeguards made a part of the subject property at the time of any public hearings. Applicants are advised to pursue an independent search of official documents.

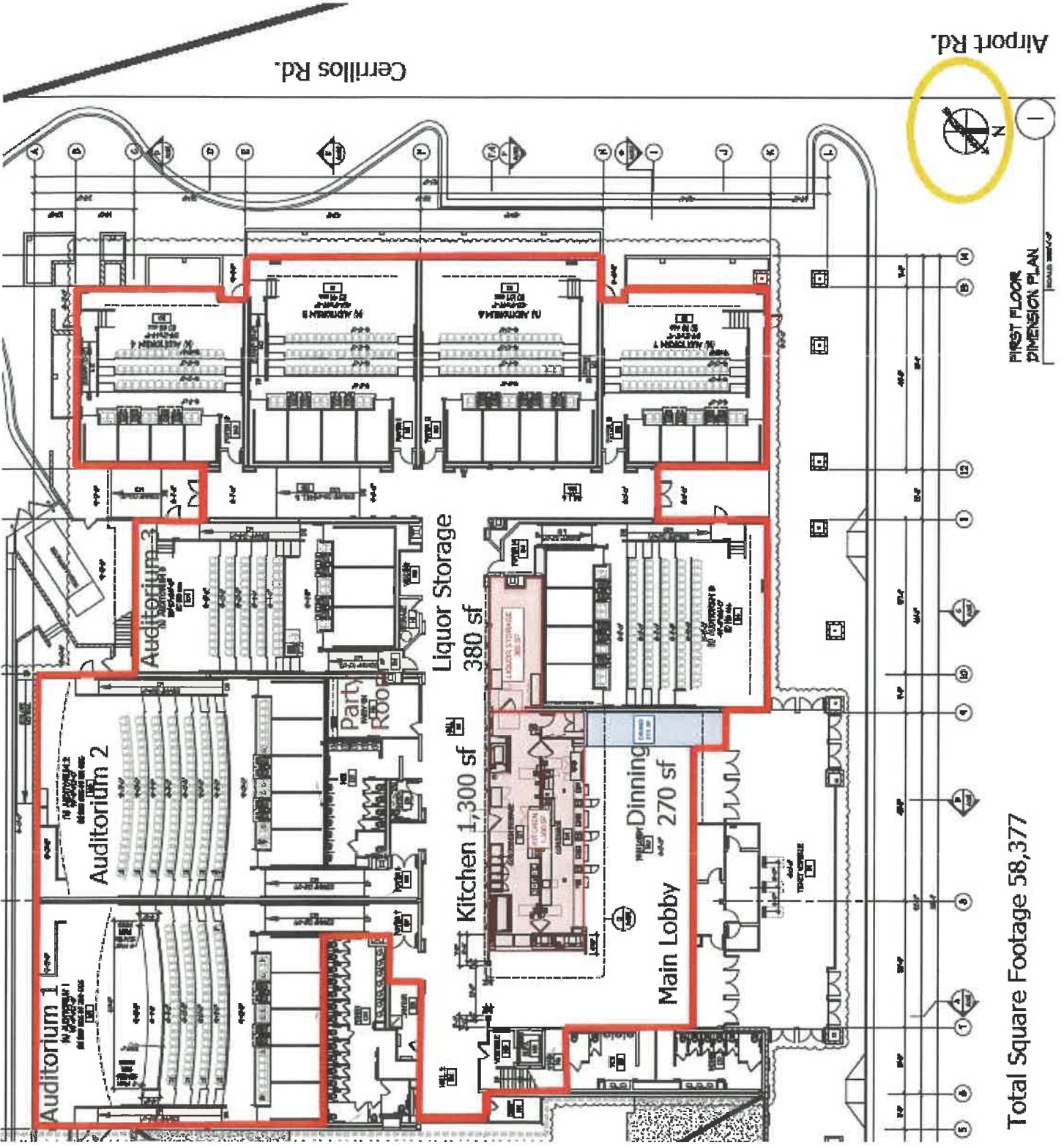
If you have any further questions, please contact me at [sjperea@santafenm.gov](mailto:sjperea@santafenm.gov)

*Stephanie Perea*

Stephanie Perea

Land Use Planner

City of Santa Fe, New Mexico



FIRST FLOOR  
DIMENSION PLAN

Total Square Footage 58,377

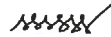
CITY OF SANTA FE

NOTICE OF PUBLIC HEARING

Notice is hereby given that the City of Santa Fe Liquor Hearing Officer will hold a public hearing at 4:00 p.m. on Wednesday, February 18, 2026.

The purpose of this hearing is to discuss a request from EVO Entertainment Santa Fe, LLC for a Restaurant A (Beer and Wine) license with on premises consumption only, to be located at EVO Entertainment, 3474 Zafarano Drive.

Virtual meeting information will be posted on the City of Santa Fe's Weekly Meeting List at least seventy-two (72) hours before the meeting at <https://santafenm.portal.civicclerk.com/>.



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Geralyn F. Cardenas  
Interim City Clerk

Received by The Santa Fe New Mexican  
Date: \_\_\_\_\_

To Be Published: 02/09/2026

**AND**

02/16/2026



By \_\_\_\_\_

The Santa Fe New Mexican (Signature)

# SANTA FE NEW MEXICAN

150 Washington Ave., Ste 105  
Mail Payments To:  
PO Box 2048  
Santa Fe, NM 87504  
Phone: 505-983-3303  
FAX: 505-984-1785

LEGAL #94864

**CITY OF SANTA FE**

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/s/ GERALYN F. CARDENAS  
Interim City Clerk

PUB: Feb. 9, 16, 2026

## **Ad Proof/ Order Confirmation/ Receipt Invoice**

**SUTIN THAYER AND BROWNE Lawyers**  
**PO BOX 1945**  
**ALBUQUERQUE NM, 87103**

**505-883-2500**

**Tagline:** LEGAL #94864

**Account Number:** S2740

**Ad ID:** 112694

**Sales Rep:** Alejandra Molina

**Ordered By:** Tammy L. Smith

**Order Taken By:** Alejandra Molina

**Ad Cost:** \$89.30

**Tax Amount:** \$7.32

**Payment:** \$0.00

**Total Amount:** \$96.62

**Tagline:** LEGAL #94864

**Amount Due:** \$96.62

**PO Number:** 29060-001

**Payment:** \$0.00

**Major Class:** LEGALS

**Product:**

**Classification:** Legals

**Placement:**

**Ad Size:** 1.22" x 4.380"

**Ad Type:** Legal (wrapper)

**Modular Size:**

**# of Words:** 111

**Color:**

### **Run Dates:**

02/09/26, 02/16/26



Michael J. Garcia, Mayor

VIA EMAIL:

[lyc@sutinfirm.com](mailto:lyc@sutinfirm.com)

[mroberts@elevategroup.com](mailto:mroberts@elevategroup.com)

02/09/2026

Evo Entertainment Santa Fe, LLC  
3474 Zafarano Dr.  
Santa Fe, New Mexico 87507

**RE: Request from Evo Entertainment Santa Fe, LLC, for a Restaurant A (Beer and Wine) Liquor License with On-Premises Consumption Only, to be Located at 3474 Zafarano Dr., Santa Fe, NM 87507.**

Good day,

The public hearing before the City of Santa Fe's Liquor Hearing Officer for the above referenced request has been scheduled for **Wednesday, February 18, 2026, at 4:00 p.m.** This will be a virtual hearing via Zoom. You will be provided with the meeting invite on the morning of the hearing.

The City of Santa Fe's Governing Body will consider the Liquor Hearing Officer's recommendation at their February 25, 2026, meeting.

Attached is a copy of the Notice of Public Hearing.

Should you have any questions, or require anything further from our office, please do not hesitate to call me at 505-955-6521.

Sincerely,

Geralyn F. Cardenas  
Interim City Clerk

ema

## City Council

Alma G. Castro, District 1  
Patricia Feghali, District 1

Elizabeth "Liz" Barrett, District 2  
Paul C. Bustamante, District 2

Lee Garcia, Mayor Pro Tem, District 3  
Pilar F.H. Faulkner, District 3

Jamie Cassutt, District 4  
Amanda Chavez, District 4

**(FOR CITY USE ONLY)**

Based on the information provided and review of City Reports, staff has found the following in accordance with Ordinance (4-4.3):

**Geographic Information System Mapping (GIS) Department**

- Yes, this business is located within three hundred (300) feet of a church and/or school. *A waiver of the 300 foot location restriction will be requested.*
- No, this business is not located within three hundred (300) feet of a church and/or school.

*(Please see attached map indicating whether the proposed licensed premise is within three hundred (300) feet of a church and/or school.)*

**Business Licensing Department**

- Yes, the requesting business has a business license issued by the City of Santa Fe. License # \_\_\_\_\_.
- No, the requesting business does not have a business license issued by the City of Santa Fe.

**Code Enforcement Department**

- Yes, the applicant is in compliance with all Land Use Codes.
- No, the applicant is not in compliance with Land Use Code(s).

\*Note: N/A

*\*(Please also provide a Code Enforcement Report related to Litter and Noise of the requesting business location.)*

Verification Completed By: Jason D. Silva

Title: Enforcement Manager

Date: Feb 10, 2026

**Traffic Engineering Department**

- Yes, it appears that the approval of this request will create unacceptable traffic impacts.

\*Note: N/A

- No, it does not appear that this request will create any unacceptable traffic impacts.

Verification Completed By: Marcos Capubel

Title: Interim Complete Streets Division Director

Date: Feb 10, 2026

**City of Santa Fe Fire Department**

- Yes, the applicant is in compliance with all Fire Codes.

- No, the applicant is not in compliance with Fire Code(s).

\*Note: Fire Marshal confirmed occupancy was compliant with fire code prior to occupancy. DFM2 Tapia confirmed today.  
Fire Marshal confirmed occupancy was compliant with fire code prior to occupancy. DFM2 Tapia confirmed today.

Verification Completed By: GERONIMO GRIEGO (Feb 9, 2026 12:52:51 MST)

Title: Fire Marshal

Date: Feb 9, 2026



Michael J. Garcia, Mayor

**DATE:** February 5, 2026

**TO:** Maggie Moore  
Maggie R. Moore, Assistant Planning & Land  
Use Department Director

**VIA:** *Jason D. Sena*

**FROM:** Jason D. Sena, Enforcement Manager

**ITEM & ISSUE :** Litter and noise impact assessment, due to a request from EVO Entertainment, LLC, for the following:

- a) The purpose of this hearing is to discuss a request from EVO Entertainment Santa Fe, LLC for a Restaurant A (Beer and Wine) license with on premises consumption only, to be located at EVO Entertainment, 3474 Zafarano Drive.

## BACKGROUND AND SUMMARY

It is not anticipated that there will be a substantial change in litter and noise because of this request.

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## City Council

Alma G. Castro, District 1  
Patricia Feghali, District 1

Elizabeth "Liz" Barrett, District 2  
Paul C. Bustamante, District 2

Lee Garcia, Mayor Pro Tem, District 3  
Pilar F.H. Faulkner, District 3

Jamie Cassutt, District 4  
Amanda Chavez, District 4



**Signature:** Maggie Moore

Maggie Moore (Feb 10, 2026 09:01:32 MST)

**Email:** mrmoore@santafenm.gov