



January 5, 2017

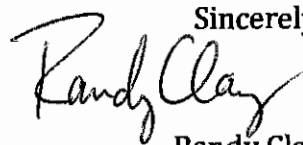
Dear members of Northfield Planning Commission,

We at Imminent Brewing are asking for a Conditional Use Permit in order to allow us to self-distribute (wholesale) our products to local retail establishments. Specifically, the CUP will allow us to be licensed by the City as a Brewer Taproom (Microbrewery). A CUP is necessary because a Microbrewery under the Land Development Code 2.7-1 in the Downtown C-1 District requires this permit. State statute is already in place that will allow us, as a small brewer, to wholesale our own product.

We understand and agree with the intent of the LDC requirement. Rest assured, we at Imminent Brewing are not looking to turn our downtown space into a major manufacturing outlet. Yes, a Microbrewery by strict definition may produce up to 250,000 barrels annually, however the license we are seeking from the State, and concurrently the City, will entitle us to brew only up to 2000 barrels annually.

Being granted this CUP to operate as a Microbrewery will not alter our current city-approved project in any way. We would continue to receive monthly deliveries via our existing garage door. These deliveries will occur during normal business hours, generally mornings during the week. With the parking apron in front of our garage door, we expect our deliveries to be less intrusive than those that happen currently on Division Street and certainly no more intrusive (and certainly less frequent) than those of our neighbor EconoFoods. Parking for our establishment will be on-street. We are not requesting any additional parking spaces for this use.

Thank you for your consideration of our request for this Conditional Use Permit. We look forward to bringing fresh, local beer to our downtown. With your approval of this permit, we will also be able to bring our product to a little bit of a wider market and drive even more people to our destination taproom in the heart of our city.

Sincerely,  
  
Randy Clay

Owner/Brewing operations Manager

On behalf of the Imminent Brewing Team