



THE STATE  
of **ALASKA**  
GOVERNOR MIKE DUNLEAVY

Department of Commerce, Community,  
and Economic Development

ALCOHOL & MARIJUANA CONTROL OFFICE  
550 West 7<sup>th</sup> Avenue, Suite 1600  
Anchorage, AK 99501  
Main: 907.269.0350

June 20, 2025

City and Borough of Sitka

VIA Email: [sara.peterson@cityofsitka.org](mailto:sara.peterson@cityofsitka.org); [holley.bayne@cityofsitka.org](mailto:holley.bayne@cityofsitka.org)

<b>License Type:</b>	Distillery Retail License	<b>License Number:</b>	16269
<b>Licensee:</b>	Harbor Mountain Brewing Company LLC		
<b>Doing Business As:</b>	Harbor Mountain Brewing Company		
<b>Premises Address</b>	1209 Sawmill Creek Rd, STE A, Sitka, AK, 99835-9809		
<b>Endorsement(s):</b>	n/a		

☒ **New Application**

☐ **Transfer of Location Application**

☐ **Transfer of Ownership Application**

☐ **Transfer of Controlling Interest Application**

We have received a completed application for the above listed license (see attached application documents) within your jurisdiction. This is the notice required under AS 04.11.480.

A local governing body may protest the approval of an application(s) pursuant to AS 04.11.480 by furnishing the director **and** the applicant with a clear and concise written statement of reasons for the protest within 60 days of receipt of this notice, and by allowing the applicant a reasonable opportunity to defend the application before a meeting of the local governing body, as required by 3 AAC 305.085(d). If a protest is filed, the board will deny the application unless the board finds that the protest is arbitrary, capricious, and unreasonable. To protest the application referenced above, please submit your protest within 60 days and show proof of service upon the applicant.

AS 04.11.491 – AS 04.11.509 provide that the board will deny a license application if the board finds that the license is prohibited under as a result of an election conducted under AS 04.11.507.

AS 04.11.420 provides that the board will not issue a license when a local governing body protests an application on the grounds that the applicant's proposed licensed premises are located in a place within the local government where a local zoning ordinance prohibits the alcohol establishment, unless the local government has approved a variance from the local ordinance.

Sincerely,  
Kyle Helie, Licensing Examiner II  
For  
Kevin Richard, Director  
[amco.localgovernmentonly@alaska.gov](mailto:amco.localgovernmentonly@alaska.gov)



Document reference ID : 3397

# Licensing Application Summary

<b>Application ID:</b>	3397
<b>Applicant Name:</b>	Harbor Mountain Brewing Company Llc
<b>License Type applied for:</b>	Distillery Retail License (DIRL) (AS 04.09.340)
<b>Application Status:</b>	In Review
<b>Application Submitted On:</b>	10/01/2024 03:18 PM AKDT

## Entity Information

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<b>Business Structure:</b>	Limited liability company
<b>Alaska Entity Number (CBPL):</b>	10128560

## Entity Contact Information

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<b>Entity Address:</b>	1209 A Sawmill Creek Road, Sitka, AK, 99835, USA
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## Initial Application Information

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<b>Authority Type:</b>	I am authorized user by the designated licensee with binding authority
<b>Legal First Name:</b>	Zachary
<b>Legal Last Name:</b>	Anderson
<b>Email Address:</b>	cheers@harbormountainbrewing.com
<b>Phone Number:</b>	907-623-2337

## Additional Authorized Users

Legal Name	Relation with Applicant
Emerald Hagy	Other

## Ownership / Principal Party Details

Principal Parent Entity	Principal Party	Role	%Ownership
Harbor Mountain Brewing Company Llc	Baranof Investments Llc	Member	25
Harbor Mountain Brewing Company Llc	Zachary L. Anderson	Member	25
Harbor Mountain Brewing Company Llc	Gordon K. Helem	Member	25
Harbor Mountain Brewing Company Llc	Sitkoh Investments	Member	25

## Premises Address

Address:	1209 Sawmill Creek Rd, STE A, Sitka, AK, 99835-9809, USA
Does the proposed site include a valid street address?	Yes

## Primary license number

Primary License Information	Application ID - 3379 - New Distillery Manufacturer License Application - In Review
I have read AS 04.09.050. The annual production of the Manufacturer license this retail license attaches to falls under:	04.09.050(a)

## Basic Business information

Business/Trade Name:	Harbor Mountain Brewing Company
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**What is your primary business at this location?**

Manufacturer

## Premises Contact Details

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**Contact Person Name**

Zachary Anderson

**Business Phone Number**

907-623-2337

**Email Address**

cheers@harbormountainbrewing.com

**Address:**

1209 Sawmill Creek Rd, STE A, Sitka, AK,  
99835-9809, USA

## Local Government and Community Council Details

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**City/Municipality**

Sitka (City and Borough of)

## Property Ownership

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**Do you, the applicant, own the land, building, and/or warehouse at this proposed licensed location?**

No

**Property Utilization Status**

An Existing Facility

**Are you operating under?**

Lease

**Add Copy of Lease\Sublease document**

[HMBC\\_Triton Properties\\_2020 Lease\[16868\].pdf](#)

## Premises Diagram

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**Will the license or permit embrace the entire premises address?**

Yes

**Premises Diagram**

- [HMBC\\_PremisesDiagram\\_AMCO\\_Change\\_2024.pdf](#)

**Security Plan**

## Other licenses involvement

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Harbor Mountain Brewing Company, LLC. currently holds an active Brewery Manufacturing, Brewery Retail, Winery Manufacturing, and Winery Retail License.

## Financial Interest

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I hereby certify that no person other than a proposed licensee listed on the liquor license application has a direct or indirect financial interest, as defined in AS 04.11.450(f) in the business for which a liquor license is being applied for.

I hereby certify that any ownership change shall be reported to the board as required under AS 04.11.040, AS 04.11.045, AS 04.11.050, and AS 04.11.055.

## Public Notice Posting Attestation and Publishers Affidavit

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<b>Have you posted your application at both required locations for ten consecutive days?</b>	Yes
<b>What was the other conspicuous location of your post? (Please Include the full address)</b>	1207 Sawmill Creek Rd, Sitka, AK 99835
<b>What was the first day you posted your application?</b>	09/20/2024

I attest that I have met the public posting notice requirement set forth under AS 04.11.310 by posting a copy of my application for the 10-day period at the location of the proposed licensed premises and at another conspicuous location in the area of the proposed premises as listed in this application.

I hereby attest that I am the person herein named and subscribing to this application and that I have read the complete application, and I know the full content thereof. I declare that all of the information contained herein, and evidence or other documents submitted are true and correct. I understand that any falsification or misrepresentation of any item or response in this application, or any attachment, or documents to support this application, is sufficient grounds for denying or revoking a license/permit. I further understand that it is a Class A misdemeanor under Alaska Statute 11.56.210 to falsify an application and commit the crime of unsworn falsification.

## Attestations

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I certify that all proposed licensees (as defined in AS 04.11.260) and affiliates have been listed on this application.

I certify that I understand that providing a false statement on this form or any other form provided by AMCO is grounds for rejection or denial of this application or revocation of any license issued.

I certify that all licensees, agents, and employees who sell or serve alcoholic beverages or check the identification of a patron will complete an approved alcohol server education course, if required by AS 04.21.025, and, while selling or serving alcoholic beverages, will carry or have available to show a current course card or a photocopy of the card certifying completion of approved alcohol server education course, if required by 3 AAC 305.700.

I agree to provide all information required by the Alcoholic Beverage Control Board in support of this application.

I hereby certify that I am the person herein named and subscribing to this application and that I have read the complete application, and I know the full content thereof. I declare that all of the information contained herein, and evidence or other documents submitted are true and correct. I understand that any falsification or misrepresentation of any item or response in this application, or any attachment, or documents to support this application, is sufficient grounds for denying or revoking a license/permit. I further understand that it is a Class A misdemeanor under Alaska Statute 11.56.210 to falsify an application and commit the crime of unsworn falsification.

I certify that all proposed licensees have been listed with Division of Corporation, Business, and Professional Licensing.

I certify that I and any individual identified in the business entity ownership section of this application, has or will read AS 04 and its implementing regulations.

## Signature

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This application was digitally signed by : Zachary Anderson on 07/26/2024 10:35 AM AKDT

## Payment Info

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Payment Type : CC

Payment Id: 976c07f3-997c-456b-9bda-58544d9fd5f7

Receipt Number: 100915669

Payment Date: 10/01/2024 03:21 PM AKDT

## Documents

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#	File Name	Type	Added On
1	<a href="#">HMBC_Triton Properties_2020 Lease[16868].pdf</a>	License Lease\Sublease document	07/26/2024 10:29 AM AKDT
2	<a href="#">HMBC_PremisesDiagram_AMCO_Change_2024.pdf</a>	License Location Diagram Document	07/26/2024 10:30 AM AKDT
3	<a href="#">HMBC_AMCO_SecurityPlan.pdf</a>	License Location Diagram Security Plan Document	07/26/2024 10:30 AM AKDT

273.25'

CASCADE CONVIENCE

142.37'

SAWMILL CREEK ROAD

73.85'

PARKING LOT

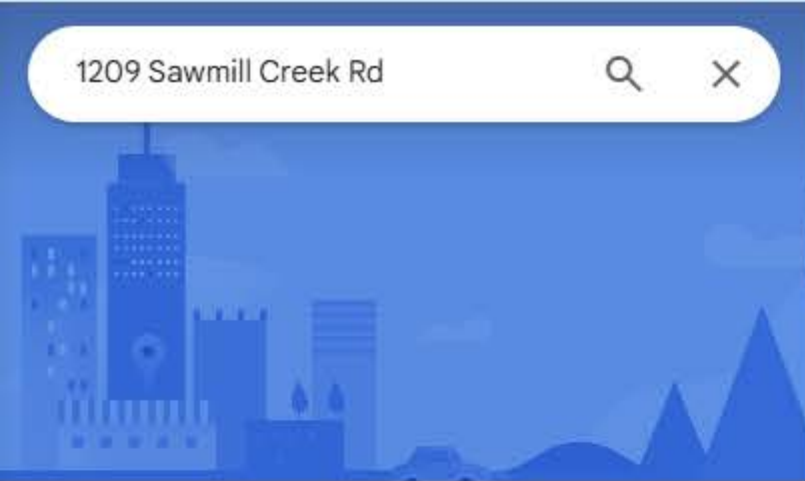
KENCARE, INC. STORAGE

187.20'

## KEY

BD: BAY DOOR  
RR: RESTROOM  
HLT: HOT LIQUOR TANK  
--- PROPERTY LINE  
— WALL/FENCE  
— LICENSED PREMISES





1209 Sawmill Creek Rd



## 1209 Sawmill Creek Rd

Building



Directions



Save



Nearby



Send to  
phone



Share

1209 Sawmill Creek Rd, Sitka, AK 99835

Suggest an edit on 1209 Sawmill Creek Rd

Add a missing place

Add your business

### At this place

#### Harbor Mountain Brewing Co.

4.8 ★★★★★ (93)

Brewery · Floor 1

Open · Closes 9 PM



#### Campfire Kitchen - Woodfire Pizza

4.7 ★★★★★ (62)

Pizza restaurant

Closed · Opens 4 PM Tue



#### Enoki Eatery

5.0 ★★★★★ (18)

Restaurant · Floor 1

Closed · Opens 5 PM Tue







SAWMILL CREEK ROAD

CASCADE CONVENIENCE

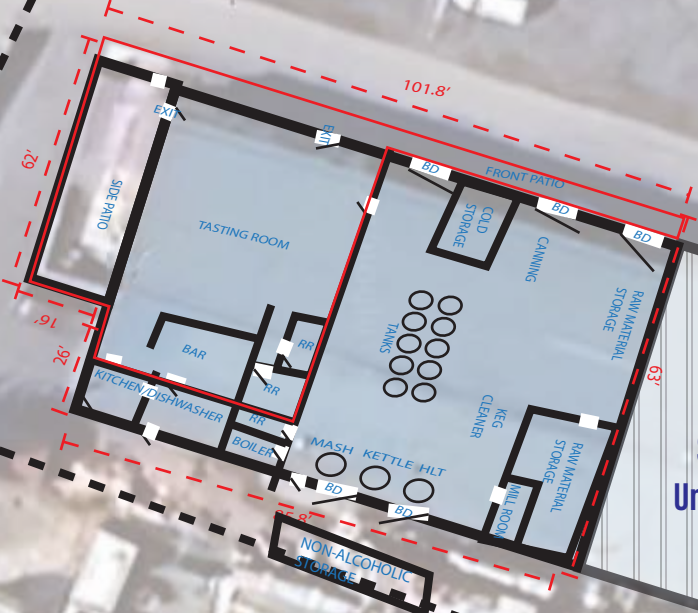
USPS

KEY

- BD: BAY DOOR
- RR: RESTROOM
- HLT: HOT LIQUOR TANK
- - - - - PROPERTY LINE
- WALL/FENCE
- LICENSED PREMISES

273.25'

73.85'



Brewery  
Square  
Storage  
Units

Brewery  
Square  
Storage  
Units

Brewery Square Storage  
and Apartments

187.20'

304.46'



## Licensed Premises Security Plan

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The proposed premises encompasses the tasting room, manufacturing area, and outdoor space. As a result, there will be a need to mitigate for ensuring that minors are permitted to enter, but not served alcohol and always accompanied by a parent/guardian 21 years of age or older. Additionally, measures will need to be taken too ensure that alcohol is not introduced or removed from the licensed premises. We propose the following mitigation measures:

- Side Patio:
  - Barriers: This area borders the side of the building and is enclosed by a 7-foot privacy fence on two sides and a 4-foot privacy fence on the road side.
  - Visibility: This area has a direct line of sight from the bar via windows and camera feed to a monitor behind the bar.
- Front Outdoor Area:
  - Barriers: There will be 4-foot posts with brightly colored ropes marking the boundaries of the front area. Additionally, a mixture of food trucks and commercial crab pots will be used to enhance the barrier.
  - Visibility: This area has a direct line of sight from the bar via windows and camera feed to a monitor behind the bar.
- General Security Measures:
  - All Beertenders have completed/will complete the TAPS course within 30 days of hiring.
  - Beertenders will be checking IDs consistently and policing the area for non-permitted activities.
  - “No Beverages Past this Point” signs will be placed along each barrier.