

CITY COUNCIL REPORT



Meeting Date: **July 1, 2026**
General Plan Element: **Land Use**
General Plan Goal: **Support a diversity of businesses.**

ACTION

Liquor License Request for LL-0032-2026 Prime Now/Amazon Fresh 399179. To consider forwarding a recommendation of approval to the Arizona Department of Liquor Licenses and Control for a New Application Series 10 (Beer and Wine Store) State liquor license for a new location and new owner.

OWNER

Prime Now LLC

APPLICANT CONTACT

Andrea Lewkowitz

LOCATION

16087 N. 80th St Scottsdale

REQUEST

The applicant is seeking a favorable recommendation on a Series 10 (Beer and Wine Store) liquor license for a new location and new owner.

This liquor license allows a liquor store retailer to sell beer and wine, only in the original package, to be taken away from the premises of the retailer and consumed off the premises.

IMPACT ANALYSIS

Reliability and Location

A.R.S. Section 4.-203.A and R19-1-702 Granting a License for a New Owner and Location

The capability, qualifications and reliability of the applicant has been shown, and the public convenience and best interest of the community will be substantially served by the issuance.

Outdoor Patio

There is no proposed or existing patio with this application.

Zoning

This site is zoned Industrial Park (I-1). The I-1 district allows wholesale/warehouse/distribution as a permitted use. The applicant has been notified of the city's expectation that the business will operate as wholesale/warehouse/distribution.

Parking and Traffic

The surrounding street network provides sufficient access.

Public Safety

Police Department: No Opposition
Major life safety issues: None noted

Public Notice and Proximity

A.R.S. Section 4-201. B. Petitions from Persons in Close Proximity

A.R.S. Section 4-207. Restrictions on Licensing premises near school or church buildings (within 300 ft.) applies to all but Series 5,11,12, Special Events, or Golf Courses.

The applicant has maintained the required posting notice for the State mandated 20-day period. No petitions or protests were received during the 20 (twenty) day posting period.

There are no school buildings or church buildings within 300 feet. Other surrounding uses are compatible.

COUNCIL OPTIONS & STAFF RECOMMENDATION

Council Options

The City Council has the option of recommending approval, disapproval or no recommendation to the Arizona Department of Liquor Licenses and Control.

Staff Recommendation

Staff advises that the license request meets the criteria imposed for determining that the community's best interest is substantially served by the issuance of the liquor license and advises that the license request meets the criteria imposed for determining the capability, qualifications, and reliability of the applicant.

Next Steps

The City Council's recommendation will be forwarded to the Department of Liquor Licenses and Control for their consideration. If the application is approved by the Department of Liquor Licenses and Control, the applicant should receive their license from the State within 105 days of original application.

RESPONSIBLE DEPARTMENT(S)

Jason McWilliams, Planning Technician, jmcwilliams@scottsdaleaz.gov
Planning and Development Services

Matt Evans, Commander, mevans@scottsdaleaz.gov
Special Operations Division

APPROVED BY

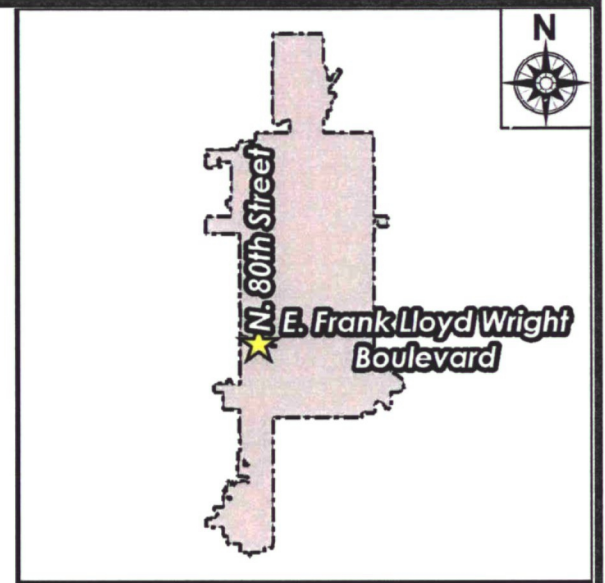
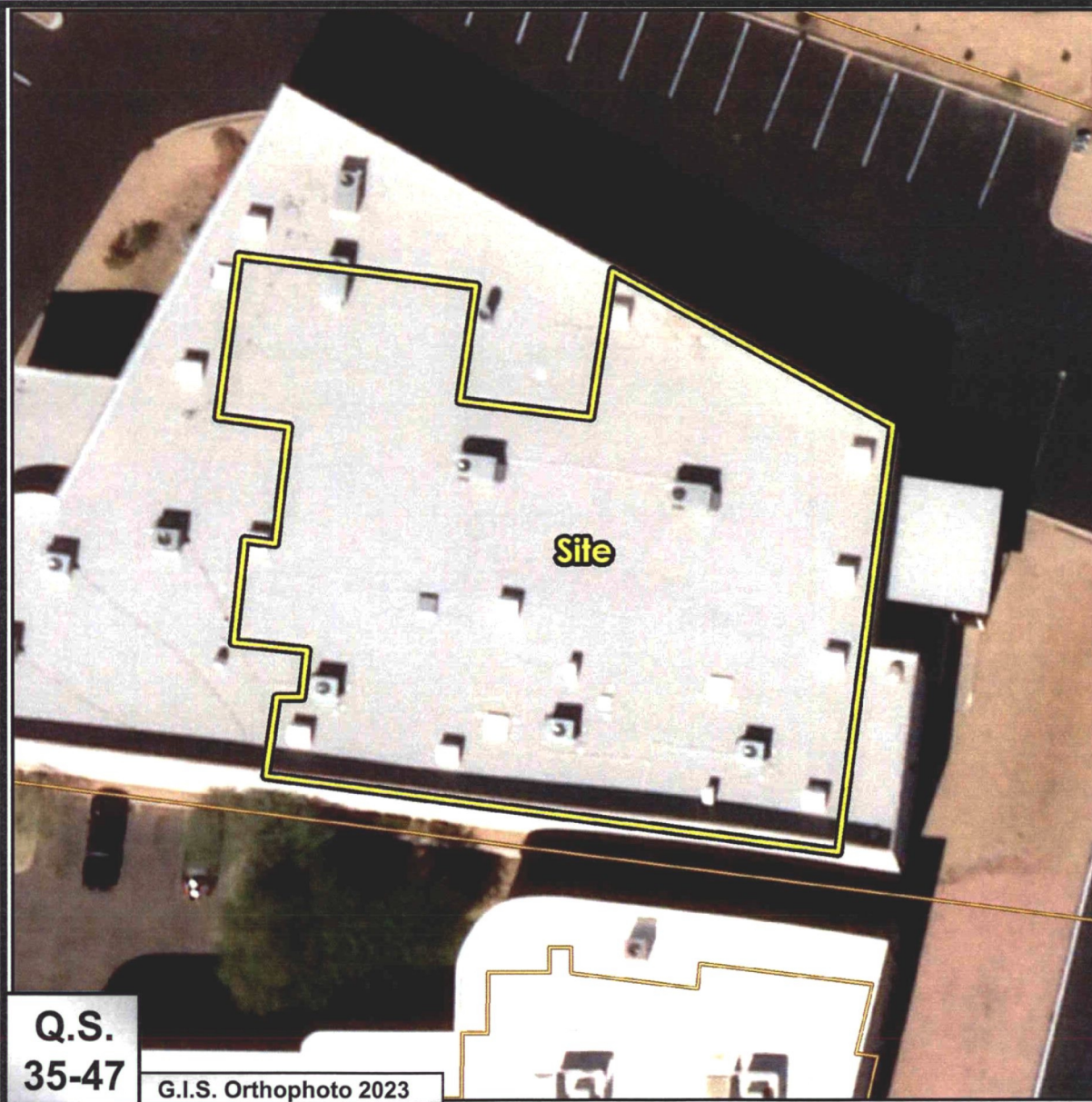


Tim Curtis, AICP, Current Planning Director
480-312-4210, tcurtis@scottsdaleaz.gov

6/15/2026
Date

ATTACHMENTS

1. Map
2. City of Scottsdale Applicant Questionnaire
3. State Application (Front Page)
4. Floor Plan



LL-0032-2026

Prime Now/Amazon Fresh (399179)

ATTACHMENT 2

Liquor License Questionnaire

(New Location)

Packaged Retail, Wholesale, Manufacturing (Series 1, 2, 3, 4, 9, 10, 19)



Please complete all questions and return within 3 business days.

Name of Business:	PRIME NOW/AMAZON FRESH
Business Address:	16087 N. 80th STREET, SCOTTSDALE, AZ 85260
Type of Business (packaged retail, wholesale, manufacturing):	RETAIL
Total Gross Square Footage of Establishment:	12,000 SF
Was liquor sold at this location prior to this application? Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>	
If yes, what type of license?	SERIES 10
Is this business currently open? Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	
If yes, is this business operating with an interim license? Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	
If no, what is the proposed opening date?	AUGUST 2026
Is this business under construction? Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>	
Is this business being remodeled? Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>	
Does this business have a drive thru window? Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	

Applicant Narrative:

ARS 4-201-G: Except for a person to person transfer of a transferable license for use at the same location and as otherwise provided in section 4-203, subsection A, in all proceedings before the governing body of a city or town, the board of supervisors of a county or the board, the applicant bears the burden of showing that the public convenience requires and that the best interest of the community will be substantially served by the issuance of a license.

1. I have the capability, qualifications and reliability to hold a liquor license because:

Applicant is an experienced licensee committed to upholding the highest standards to maintain compliance with applicable laws. Managers + staff will be trained in the techniques of legal and responsible alcohol sales and service.

2. The best interest of the community will be substantially served by the issuance of the liquor license because:

Applicant will offer a variety of retail everyday items, such as groceries, snacks, household goods, etc. its customers. Applicant would like to offer its customers 21 and over the option of purchasing beer and wine to their shopping experience.

3. Please describe your business:

Retail

Planning and Development Services

7447 E. Indian School Road, Suite #105, Scottsdale, AZ 85251 • www.ScottsdaleAZ.gov

Liquor License Questionnaire

(New Location)

Packaged Retail, Wholesale, Manufacturing (Series 1, 2, 3, 4, 9, 10, 19)

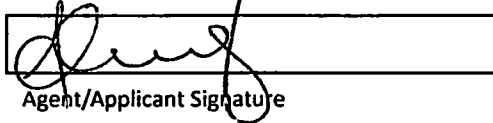


Please complete all questions and return within 3 business days.

The City's forwarding of a recommendation to the AZ Department of Liquor Licenses and Control does not waive and is not a substitute for the Licensee's obligation to comply with all state, local and federal laws, policies and regulations applicable to the license. The Recommendation is not a permit or regulatory approval to hold any events or construct or demolish any improvements. Zoning processes, building permit processes, and similar regulatory requirements may apply to Licensee's contemplated improvements and are completely separate from the Recommendation. Licensee shall be responsible to, separate and apart from this Recommendation, directly obtain all necessary permits and approvals from any and all governmental or other entities including the City's having standing or jurisdiction over the subject areas. For more information regarding zoning processes, building permit processes, and similar regulatory requirements and approvals please call 480-312-2611.

Andrea Lewkowitz

Print Name



Agent/Applicant Signature

4/15/2026

Date

Planning and Development Services

7447 E. Indian School Road, Suite #105, Scottsdale, AZ 85251 • www.ScottsdaleAZ.gov

ATTACHMENT 3
State of Arizona
Department of Liquor Licenses and Control

Created 05/27/2026 @ 01:23:32 PM
Local Governing Body Report

LICENSE

Number:		Type:	010 BEER AND WINE STORE
Name:	PRIME NOW/AMAZON FRESH		
State:	Pending		
Issue Date:		Expiration Date:	
Original Issue Date:			
Location:	16087 N 80TH STREET SCOTTSDALE, AZ 85260 USA		
Mailing Address:	2600 N CENTRAL AVENUE #1775 PHOENIX, AZ 85004 USA		
Phone:	(602)200-7222		
Alt. Phone:			
Email:	ANDREA@LEWKLAW.COM		

AGENT

Name:	ANDREA DAHLMAN LEWKOWITZ
Gender:	Female
Correspondence Address:	2600 N CENTRAL AVENUE #1775 PHOENIX, AZ 85004 USA
Phone:	(602)200-7222
Alt. Phone:	
Email:	ANDREA@LEWKLAW.COM

OWNER

60th Day -
7/26/26

ATTACHMENT 4

PRIME NOW/AMAZON FRESH
16087 N. 80th Street, Scottsdale, AZ 85260
Approx, 12,000 SF
(ENTIRE PREMISES LICENSED FOR ALCOHOL STORAGE, DISPLAY AND SALES)

2025 5 7 Liq. Dept Am 9:20

