

### **Good Neighbors Report**

To: Public Safety and Licensing Committee

From: Attorney Ian R. Pomplin

RE: IBAR LLC, dba Boiler Room, Dean Paros, Agent  
5200 Washington Ave.

Meeting date: Wednesday, November 19, 2025

Departments: Health, Police, Clerk, City Development, and Attorney in person,  
Building submitted a written report due to scheduling conflicts

License(s) requested: Class “B” (beer) and “Class B” (intoxicating liquor) licenses

**Business plan and premises description.** Mr. Paros intends to operate a tavern in the building currently operated as “The Boiler Room.” The Boiler Room will be a neighborhood bar that will operate in largely the same manner as the current establishment. The bar is currently operational and Mr. Paros is prepared to take over operations immediately.

**Owner/agent experience.** Mr. Paros has extensive experience in the alcohol industry and in tavern ownership. He currently owns Teezers (1936 Lathrop) and Coasters (1301 Main) and has operated numerous other bars in the City. Mr. Paros intends to hire a manager for Boiler Room and was informed that he must remain in operational control of all three premises that he owns.

**Health department.** No issues were raised by the health department.

**City Development and Building.** No issues were raised by City Development or the Building department.

**Police Department issues.** Mr. Paros discussed the common issues that arise for businesses that hold liquor licenses with Sgt. Cruz and Attorney Pomplin. Mr. Paros was informed of the importance of having bartenders with operator’s licenses. There has not been a history of police activity at the Boiler Room in the recent past.

### **Overall Summary**

The premise at 5200 Washington Avenue does not raise concerns to city staff, provided that the premises is operated within the scope of the written business plan.