



CITY OF NEW YORK
MANHATTAN COMMUNITY BOARD 10
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January 8, 2014

Resolution: Support of a New Liquor License Application for 115 Restaurant Corp., d/b/a Harlem Standard, located at 2128 Frederick Douglass Blvd., New York, NY 10026.

WHEREAS, the New York State Liquor Authority (SLA) has the jurisdiction to issue on-premise licenses according to the Alcoholic Beverage Control Laws, and is responsible for enforcing those laws; and

WHEREAS, Manhattan Community Board 10 reviews all new applications and offers guidance to the SLA about the potential impact of a license on public safety and quality of life in our neighborhoods; and

WHEREAS, Manhattan Community Board 10, as part of its due diligence process, reviews an applicant's proposed methods of operations for the subject restaurant/bar or lounge, price points, employee hiring processes, employee wages and benefits, and community involvement; and

WHEREAS, 115 Restaurant Corp. is applying for a Liquor License for an establishment to be known as Harlem Standard, located at 2128 Frederick Douglass Blvd., New York, NY 10026, on the northeast corner of 115th Street; and

WHEREAS, the Applicant appeared before Community Board 10's Economic Development Committee on December 12, 2013 and presented the following information;

1. 115 Restaurant Corp. is owned by Gareth Fagan, Camaron Kass, Sheri Wilson and Stephen Daly. These principals have ownership interests in five other licensed restaurants in Manhattan, including Harlem Tavern on Frederick Douglass Blvd. and 116th Street and Heights Tavern on Broadway in Washington Heights.
2. The Applicant will operate a small plate restaurant with a full bar and lounge.
3. The Applicant has a 15 year lease with a 5 year option for the premises. The space was previously two abandoned buildings which were recently revamped and combined.
4. The restaurant's price points will be as follows: Small plates from \$7-\$18, Beer priced at \$5.00 - \$7.00 and wine priced at \$8.00 - \$10.00 per glass.

5. The restaurant will be open seven days, Monday – Thursday from 4pm-2am, Friday from 4pm-4am, Saturday from 11am-4am and Sunday from 11am-2am.
6. The restaurant will have two floors of approximately 3,000 square feet with the downstairs floor used as for kitchen, offices and private parties. The upper floor will accommodate approximately 125 customers and the lower floor will accommodate approximately 60 customers.
7. The restaurant will be handicapped accessible and will include an elevator lift to ensure a wheelchair accessible entry. All doorways and rest rooms will be wheelchair accessible.
8. The Applicant intends to employ security personnel on weekends and will install numerous security cameras.
9. The restaurant will not provide live music, but will provide recorded background music. The restaurant may institute weekend jazz brunch. The restaurant does not intend to have DJs. The Applicant will retain the company “Acoustic Criteria” to sound-proof the establishment.
10. Applicant intends to hire approximately 45 – 60 employees, including bartenders and waitstaff at \$5 per hour plus tips, runners and bussers at \$7 per hour plus tips, and back-of-house employees at \$12 – 17 per hour.
11. As is its current practice at its other area restaurants Applicant intends to hire employees from the Harlem Community. Currently, 85% of its employees at Harlem Tavern are Harlem residents and 90% of its employees at Heights Tavern are Washington Heights residents. Applicant hires with the assistance of NYC Business Solutions, Craig’s list, FaceBook, premises posters, drop-ins and open calls.
12. Applicant typically offers hands-on training at its restaurants, and uses existing experienced employees to assist in training.

WHEREAS, the Applicant has submitted 11 letters of support from area community associations, local residents and local business; and

WHEREAS, the Economic Development Committee on December 13, 2013 voted 9-yes, 0-no, and 0-abstention to support this application;

THEREFORE, BE IT RESOLVED, that on January 8, 2014, Manhattan Borough Community Board 10 supports the Liquor License application of 115 Restaurant Corp. with a vote of 28 in favor, 7 opposed and 2 abstentions.