



THE CITY OF NEW YORK  
 MANHATTAN COMMUNITY BOARD 3

59 East 4th Street - New York, NY 10003  
 Phone: (212) 533-5300 - Fax: (212) 533-3659  
 www.cb3manhattan.org - info@cb3manhattan.org

Gigi Li, Board Chair

Susan Stetzer, District Manager

**Community Board 3 Liquor License Application Questionnaire**

Please bring the following items to the meeting:

**NOTE: ALL ITEMS MUST BE SUBMITTED FOR APPLICATION TO BE CONSIDERED.**

- Photographs of the inside and outside of the premise.
- Schematics, floor plans or architectural drawings of the inside of the premise.
- A proposed food and or drink menu.
- Petition in support of proposed business or change in business with signatures from residential tenants at location and in buildings adjacent to, across the street from and behind proposed location. Petition must give proposed hours and method of operation. For example: restaurant, sports bar, combination restaurant/bar. (petition provided)
- Notice of proposed business to block or tenant association if one exists. You can find community groups and contact information on the CB 3 website:  
[http://www.nyc.gov/html/mancb3/html/sla/community\\_groups.shtml](http://www.nyc.gov/html/mancb3/html/sla/community_groups.shtml)
- Photographs of proof of conspicuous posting of meeting with newspaper showing date.
- If applicant has been or is licensed anywhere in City, letter from applicable community board indicating history of complaints and other comments.

Check which you are applying for:

- new liquor license       alteration of an existing liquor license       corporate change

Check if either of these apply:

- sale of assets       upgrade (change of class) of an existing liquor license

Today's Date: 2 - 27 - 14

If applying for sale of assets, you must bring letter from current owner confirming that you are buying business or have the seller come with you to the meeting.

Is location currently licensed?  Yes  No    Type of license: Restaurant Wine

If alteration, describe nature of alteration: N/A

Previous or current use of the location: Restaurant

Corporation and trade name of current license: Kuboya Inc.

**APPLICANT:**

Premise address: 536 E. 5th Street, store 2

Cross streets: Between Avenue A + B

Name of applicant and all principals: Thomas Chen (entity to be formed)

Trade name (DBA): TBD

**PREMISE:**

Type of building and number of floors: Residential + commercial, 6 Floors

Will any outside area or sidewalk cafe be used for the sale or consumption of alcoholic beverages? (includes roof & yard)  Yes  No If Yes, describe and show on diagram: N/A

Does premise have a valid Certificate of Occupancy and all appropriate permits, including for any back or side yard use?  Yes  No What is maximum NUMBER of people permitted? less than 74

Do you plan to apply for Public Assembly permit?  Yes  No

What is the zoning designation (check zoning using map: <http://gis.nyc.gov/doitt/nycitymap/> - please give specific zoning designation, such as R8 or C2): R7B

**PROPOSED METHOD OF OPERATION:**

Will any other business besides food or alcohol service be conducted at premise?  Yes  No

If yes, please describe what type: N/A

What are the proposed days/hours of operation? (Specify days and hours each day and hours of outdoor space) Monday - Thursday 5-11 PM, Friday - Saturday - 5pm-12am, Sunday - 5PM-10 PM

Number of tables? 25 Number of seats at tables? 50

How many stand-up bars/bar seats are located on the premise? 1 bar, 8 seats

(A stand up bar is any bar or counter (whether with seating or not) over which a patron can order, pay for and receive an alcoholic beverage)

Describe all bars (length, shape and location): 11' located at rear of establishment

Does premise have a full kitchen  Yes  No?

Does it have a food preparation area?  Yes  No (If any, show on diagram)

Is food available for sale?  Yes  No If yes, describe type of food and submit a menu Contemporary Asian

What are the hours kitchen will be open? all hours of operation

Will a manager or principal always be on site?  Yes  No If yes, which? principal

How many employees will there be? 9

Do you have or plan to install  French doors  accordion doors or  windows?

Will there be TVs/monitors?  Yes  No (If Yes, how many?)

Will premise have music?  Yes  No

If Yes, what type of music?  Live musician  DJ  Juke box  Tapes/CDs/iPod

If other type, please describe N/A

What will be the music volume?  Background (quiet)  Entertainment level

Please describe your sound system: 5 Speaker JBL system

Will you host any promoted events, scheduled performances or any event at which a cover fee is charged? If Yes, what type of events or performances are proposed and how often? No

How do you plan to manage vehicular traffic and crowds on the sidewalk caused by your establishment? Please attach plans. (Please do not answer "we do not anticipate congestion.")

Will there be security personnel?  Yes  No (If Yes, how many and when) N/A

How do you plan to manage noise inside and outside your business so neighbors will not be affected? Please attach plans.

Do you  have or  plan to install sound-proofing?

**APPLICANT HISTORY:**

Has this corporation or any principal been licensed previously?  Yes  No

If yes, please indicate name of establishment: N/A

Address: \_\_\_\_\_ Community Board # \_\_\_\_\_

Dates of operation: \_\_\_\_\_

**If you answered "Yes" to the above question, please provide a letter from the community board indicating history of complaints or other comments.**

Has any principal had work experience similar to the proposed business?  Yes  No If Yes, please attach explanation of experience or resume.

Does any principal have other businesses in this area?  Yes  No If Yes, please give trade name and describe type of business N/A

Has any principal had SLA reports or action within the past 3 years?  Yes  No If Yes, attach list of violations and dates of violations and outcomes, if any. N/A

Attach a separate diagram that indicates the location (**name and address**) and total number of establishments selling/serving beer, wine (B/W) or liquor (OP) for 2 blocks in each direction. Please indicate whether establishments have On-Premise (OP) licenses. Please label streets and avenues and identify your location. Use letters to indicate Bar, Restaurant, etc. The diagram must be submitted with the questionnaire to the Community Board before the meeting.

**RE: Management of vehicular traffic and crowds on the sidewalk  
(Continuation from Page 3):**

This is a small establishment with only 50 seats. Traffic and/or crowding will not be an issue for this applicant or for the neighborhood. This space has operated previously in a manner in which there is no issue with traffic and/or crowding. The applicant will ensure this continues because the FOH staff will be instructed to monitor the sidewalk and curb area.

**LOCATION:**

How many licensed establishments are within 1 block? 0

How many On-Premise (OP) liquor licenses are within 500 feet? 22

Is premise within 200 feet of any school or place of worship?  Yes  No

**COMMUNITY OUTREACH:**

Please see the Community Board website to find block associations or tenant associations in the immediate vicinity of your location for community outreach. Applicants are encouraged to reach out to community groups. Also use provided petitions, which clearly state the name, address, license for which you are applying, and the hours and method of operation of your establishment at the top of each page. (Attach additional sheets of paper as necessary).

*We are including the following questions to be able to prepare stipulations and have the meeting be faster and more efficient. Please answer per your business plan; do not plan to negotiate at the meeting.*

1. I agree to close any doors and windows at 10:00 P.M. every night?  Yes  No
2. I will not have  DJs,  live music,  promoted events,  any event at which a cover fee is charged,  
 scheduled performances,  more than \_\_\_ DJs/ promoted events per \_\_\_,  more than \_\_\_ private parties per \_\_\_
3. I will play ambient recorded background music only. ✓
4. I will not apply for an alteration to the method of operation agreed to by this stipulation without first coming before CB 3. ✓
5. I will not seek a change in class to a full on-premise liquor license. Or  my business pl seek an upgrade at a later date.
6. I will not participate in pub crawls or have party buses come to my establishment. ✓
7. I will not have a happy hour. Or  Happy hour will end by 7:00 PM. ✓
8. I will not have wait lines outside.  There will be a staff person outside to monitor sidewalk crowds and ensure no loitering.
9. Residents may contact the manager/owner at the following phone number. Any complaints will be addressed immediately and I will revisit the above-stated method of operation if necessary in order to minimize my establishment's impact on my neighbors. ✓

917-428-8513

**NY State Liquor Authority**  
Mapping Project - LAMP

Help  
Contact Us  
About  
SCALE = 1:22,250

Status

Layers

Color

Select

History

Search

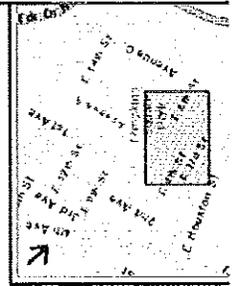
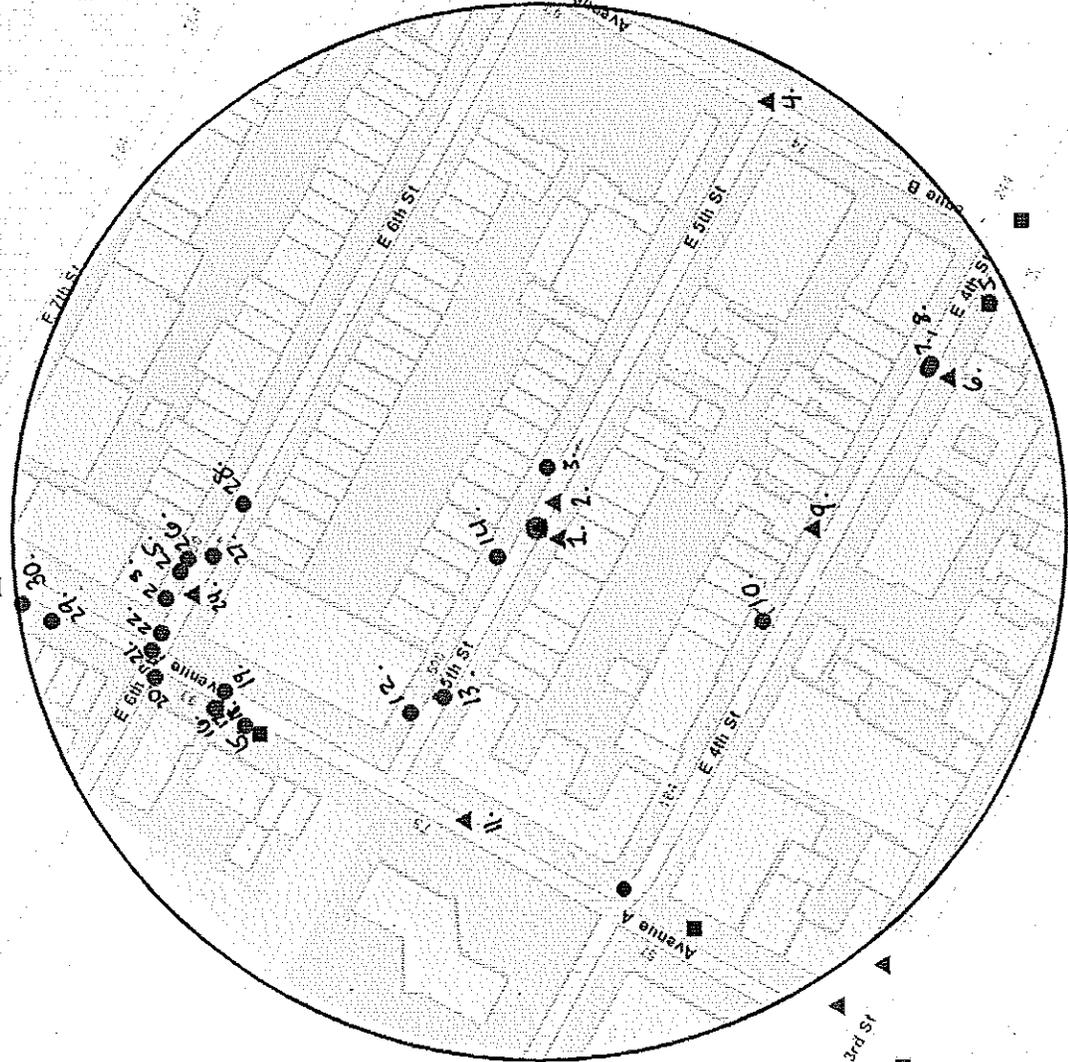
Draw

Measure

Report

Print

Streets Imagery



**Licensed Establishments within 500' of 536 East 5<sup>th</sup> Street**

1. Ramen Factory Inc. - 536 East 5<sup>th</sup> Street - RW
2. Sabor de Espana - 540 East 5<sup>th</sup> Street - RW
3. Desmo 916 Corp. - 545 East 5<sup>th</sup> Street - OP
4. Ave B Buon Gusto Corp. - 76 Avenue B - RW
5. Chow Main Corp. - 240 East 4<sup>th</sup> Street - OP
6. Drink in Italy LLC - 234 East 4<sup>th</sup> Street - RW
7. The Cardinal Restaurant 1 Inc. - 234 East 4<sup>th</sup> Street - OP
8. B4NYC LLC - 235 East 4<sup>th</sup> Street - OP
9. 215 East 4<sup>th</sup> Street Winery LLC - 215 East 4<sup>th</sup> Street - RW
10. 205 East 4<sup>th</sup> Street LLC - 205 East 4<sup>th</sup> Street - OP
11. Croissanteria Inc. - 68 Avenue A - RW
12. Cormar Incorporated - 507 East 5<sup>th</sup> Street - OP
13. 511 E 5<sup>th</sup> Street LLC - 511 East 5<sup>th</sup> Street - OP
14. Thunderbolt Corp. - 531 East 5<sup>th</sup> Street - OP
15. Avenue A Karaoke Corp. - 81 Avenue A - OP
16. Arrow 85 Associates LLC - 85 Avenue A - OP
17. Bogy Depot Inc. - 85 Avenue A - OP
18. Haru Inc. - 85 Avenue A - RW
19. Cafetasia Inc. - 85 Avenue A - OP
20. Three Beans Inc. - 93 Avenue A - OP
21. Cien Fuegos LLC - 95 Avenue A - OP
22. EAE Corp. - 94 96 Avenue A - OP
23. Corsica Entertainment Inc. - 505 East 6<sup>th</sup> Street - OP
24. Yong Fa Restaurant Inc. - 507 East 6<sup>th</sup> Street - RW
25. Red Malbec LLC - 509 East 6<sup>th</sup> Street - OP
26. Ferber Enterprises Inc. - 511 East 6<sup>th</sup> Street - OP
27. BA Victory Corp. - 513 East 6<sup>th</sup> Street - OP
28. Ellsfred Inc. - 520 East 6<sup>th</sup> Street - OP
29. Moonwalkers Restaurant Corp. - 101 Avenue A - OP
30. A H 103 Corp. - 103 Avenue A - OP