



THE CITY OF NEW YORK
 MANHATTAN COMMUNITY BOARD 3
 59 East 4th Street - New York, NY 10003
 Phone (212) 533-5300
 www.cb3manhattan.org - info@cb3manhattan.org

Alysha Lewis-Coleman, 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/communitygroups/community_group_listings.shtml
- Proof of conspicuous posting of notices at the site for 7 days prior to the meeting (please include newspaper with date in photo or a timestamped photo).

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: 9/27/2018

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: OP

If alteration, describe nature of alteration: N/A

Previous or current use of the location: Restaurant with OP

Corporation and trade name of current license: Congee Bowery Restaurant and Bar, Inc.

APPLICANT:

Premise address: 207 Bowery, 1FL

Cross streets: Rivington St. and Delancy St.

Name of applicant and all principals: Ricky Liang, Wei Chen

Trade name (DBA): N/A

PREMISE:

Type of building and number of floors: Mix Use, 7 Stories

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? 165

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): C6

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: _____

What are the proposed days/hours of operation? (Specify days and hours each day and hours of outdoor space) Monday-Friday 5:00 PM- 11:00 PM, Saturday-Sunday 12:00 PM- 11:00 PM

Number of tables? 25 Total number of seats? 153

How many stand-up bars/ bar seats are located on the premise? 1 Bar, 9 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): L-Sharp, 13', Left of Main Entrance

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 Chinese, Hot-Pot.

What are the hours kitchen will be open? Monday-Friday 5:00 PM- 11:00 PM, Saturday-Sunday 12:00 PM- 11:00 PM

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

How many employees will there be? 15-20

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

Will there be TVs/monitors? Yes No (If Yes, how many?) 9

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 _____

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

Please describe your sound system: CD Player w. speakers

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) _____

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

Do you have sound proofing installed? Yes No

If not, do you plan to install sound-proofing? Yes No

APPLICANT HISTORY:

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

If yes, please indicate name of establishment: _____

Address: _____ Community Board # _____

Dates of operation: _____

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 The Allen Hotel Inc, Ricky Liang P.C. (Law Firm)

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.

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.

LOCATION:

How many licensed establishments are within 1 block? 2

How many On-Premise (OP) liquor licenses are within 500 feet? 28

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

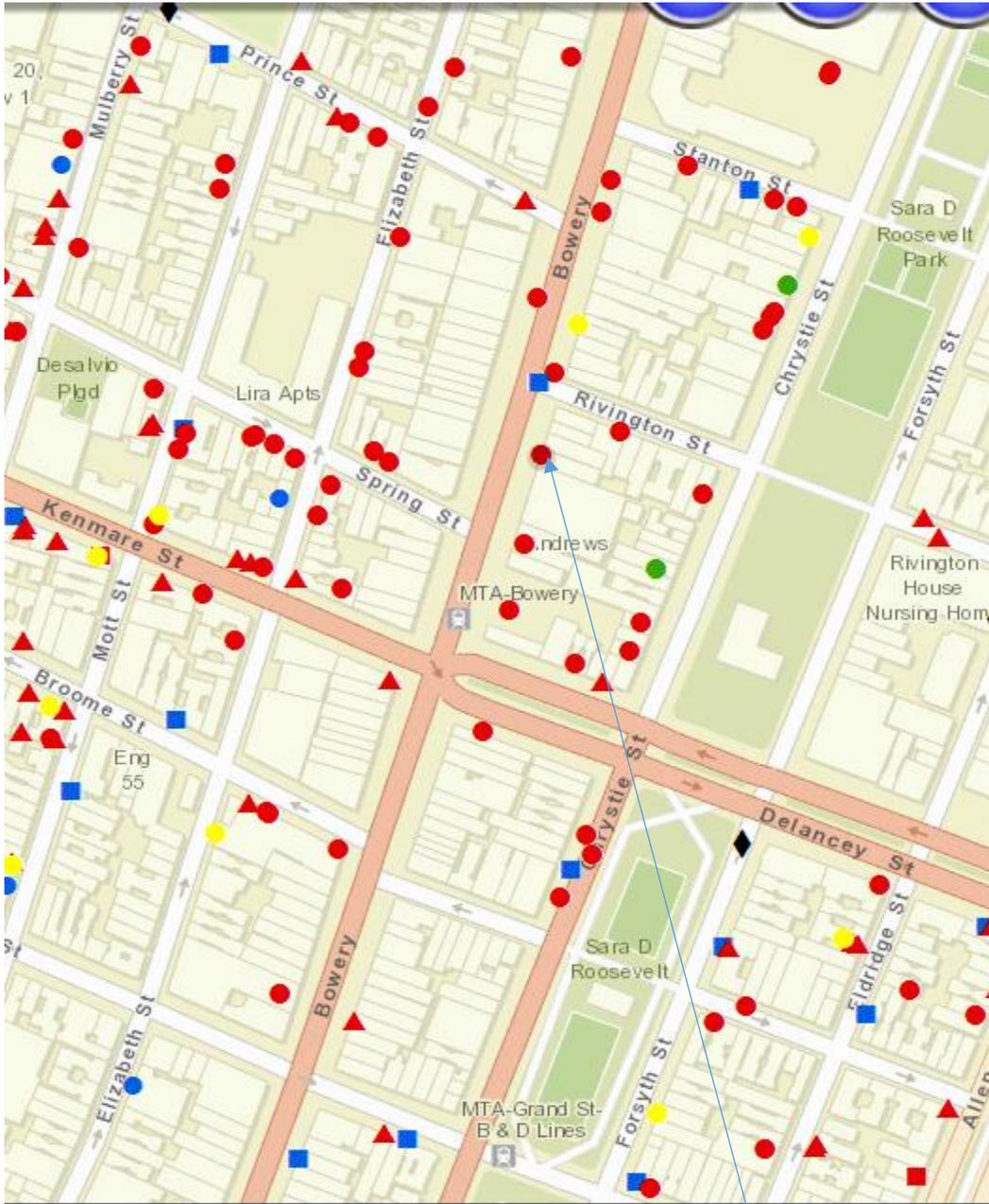
COMMUNITY OUTREACH:

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 will operate a full-service restaurant, specifically a (type of restaurant) Chinese Restaurant
_____, with a kitchen open and serving food during all hours of operation OR I have less than full-service kitchen but will serve food all hours of operation.
2. I will close any front or rear façade doors and windows at 10:00 P.M. every night or when amplified sound is playing, including but not limited to DJs, live music and live nonmusical performances.
3. 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 _____.
4. I will play ambient recorded background music only.
5. I will not apply for an alteration to the method of operation or for any physical alterations of any nature without first coming before CB 3.
6. I will not seek a change in class to a full on-premise liquor license without first obtaining approval from CB 3.
7. I will not participate in pub crawls or have party buses come to my establishment.
8. I will not have a happy hour or drink specials with or without time restrictions OR I will have happy hour and it will end by _____.
9. I will not have wait lines outside. I will have a staff person responsible for ensuring no loitering, noise or crowds outside.
10. Residents may contact the manager/owner at the number below. Any complaints will be addressed immediately. I will revisit the above-stated method of operation if necessary in order to minimize my establishment's impact on my neighbors.

Area Map Source: NYSLA LAMP



Legend: ● OP/HL (On Premises Liquor, Hotel Liquor)

▲ RW (Restaurant Beer/Wine)

■ AX (Grocery Beer/Wine)

● L (Liquor Store)

● C/WW (Distributor)

● Pending

Proposed Premises w. existing OP License

Proximity Report for Location:

September 7, 2018

Latitude: -73.993346192672, Longitude: 40.7216616231396

* This report is for informational purposes only in aid of identifying establishments potentially subject to 500 and 200 foot rules. Distances are approximated using industry standard GIS techniques and do not reflect actual distances between points of entry. The NYS Liquor Authority makes no representation as to the accuracy of the information and disclaims any liability for errors.

Closest Liquor Stores

Name	Address	Approx. Distance
WINE O INC	171 ELIZABETH ST	485 ft
ELIZABETH & VINE INC	269 BOWERY	735 ft
NOLITA WINE MERCHANTS LLC	227 MULBERRY ST	855 ft
YOUNG NAM KANG	52 SPRING STREET	910 ft
GROTTA AZZURRA IMPORTS INC	177 MULBERRY ST STORE 1A	1120 ft
SA VINO ITALIANO INC.	200 GRAND ST	1215 ft
E L PARTNERS LLC	101 ALLEN ST	1220 ft

Churches within 500 Feet

Name	Approx. Distance
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Schools within 500 Feet

Name	Address	Approx. Distance
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On-Premise Licenses within 750 Feet

Name	Address	Approx. Distance
PAMDH ENTERPRISES INC	217 BOWERY	5 ft
ICON TWO LLC	218 220 BOWERY	130 ft
CONGEE BOWERY RESTAURANT AND BAR INC	207 BOWERY	135 ft
BIERGARTEN AMERICA INC	7 RIVINGTON STREET	140 ft
241 BOWERY CORP	241 BOWERY	280 ft
BOWERY HOSPITALITY ASSOCIATES LLC	199 BOWERY	285 ft
5 SPRING STREET CORP	5 SPRING STREET GROUND FL	300 ft
CANTALOUPE LLC	196 ELIZABETH STREET	305 ft
SWISS WHITE INT'L LLC	177 CHRYSTIE ST	310 ft
2B RESTAURANT CORP	194 ELIZABETH STREET	310 ft
UNCLE BOON'S LLC	7 SPRING ST	315 ft
PUBLIC REST,L.P AVROKO REST GRP LLC,G.P &27 LTD PT	206 210 ELIZABETH STREET	335 ft
GONG HEY FAT CHOY LLC	245 BOWERY (ENTRANCE ON STANTO	335 ft
VARIETY ENTERTAINMENT GROUP LLC	189 CHRYSTIE STREET	335 ft
FREEMAN HOLDINGS LLC	191 CHRYSTIE ST	355 ft
RHI EQUITY LLC & ET AL 150710 LLC	191 CHRYSTIE ST	360 ft
TWELVE SPRING ST REST CORP	12 SPRING ST AKA176ELIZABETHST	400 ft

Name	Address	Approx. Distance
MANGIAMI INC	9 STANTON STREET	405 ft
DIXON PLACE LLC	161 CHRYSTIE ST	435 ft
14 SPRING STREET CAFE LLC	14 SPRING STREET	435 ft
AGOODLOOK LLC	174 ELIZABETH ST	445 ft
JBDP STANTON CORPORATION	17 STANTON ST	455 ft
18 FRONT INC	18 SPRING STREET	460 ft
19 STANTON RESTAURANT LLC	19 STANTON ST	475 ft
SAMMY SCHMUL INC	155 157 CHRYSTIE STREET	475 ft
ONE MILE HOUSE INC	10 12 DELANCEY ST	480 ft
SERVICE CORP	20 PRINCE ST	485 ft
IRIDIUM RESTAURANT CORP	20 SPRING STREET	485 ft
CAFE HABANA INC	229 ELIZABETH ST	490 ft
TRAVERTINE LLC	19 KENMARE STREET	490 ft
LIGNORANTI LLC	24 PRINCE STREET	530 ft
INTERNATIONAL CENTER OF PHOTGRY&MAMAN TRIBECA LLC	250 BOWERY	530 ft
JUNTOS INC	234 ELIZABETH STREET	535 ft
TOKANA CAFE BAR RESTORANT INC	163 ELIZABETH ST	565 ft
TAVA CAFE LLC	202 MOTT ST	590 ft
D C B DELANCEY CORP	1 3 DELANCEY ST	605 ft
CAFFE VETRO INC	200 MOTT ST	610 ft
YN WINEBAR LLC	227 MOTT ST	610 ft
AURORA CATERING INC	231 MOTT ST	625 ft
PIZZA OF 32 SPRING STREET INC	32 SPRING STREET	635 ft
215 CHRYSTIE LLC IS CHRYSTIE ST MANAGEMENT LLC &VS	215 CHRYSTIE ST	660 ft
IS CHRYSTIE STREET MANAGEMENT LLC&VS CHRYSTIE LLC	215 CHRYSTIE ST	665 ft
153 ELIZABETH HOTEL LLC AND BLUE BELL RESTAURANT L	153 ELIZABETH ST AKA 40 KENMAR	665 ft
EGG SHOP LES LLC, THE	151 ELIZABETH ST	670 ft
LASSO NYC INC	192 MOTT ST	680 ft
MUSKET HOSPITALITY LLC	265 ELIZABETH ST	715 ft
TACOMBI NYC LLC	267 ELIZABETH ST	730 ft

Pending Licenses within 750 Feet

Name	Address	Approx. Distance
KAL REALTY PARTNERS LLC,VNAA LLC,TLLULE LLC,ACE GP	223 225 BOWERY	90 ft
OSIB BOWERY ST OPERATOR LLC & OSIB BCRE BOWERY ST	185 187 189 191 BOWERY	400 ft
CANTINA 203 LLC	203 CHRYSTIE ST	465 ft
NOODLELOVE LLC	192 MOTT ST	670 ft

Unmapped licenses within zipcode of report location

Name	Address
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Zhen Wei Fang Inc.
207 Bowery, 1FL
New York, NY. 10002
September 28, 2018

The City of New York
Manhattan Community Board 3
59 East 4th Street
New York, NY. 10003

Ref: Application for OP Liquor License
Vehicle Traffic and Crowds on sidewalk
Principles Experiences

Dear Sir/Madam;

We are a local restaurant cater to our neighbors, we anticipate mostly foot traffic than vehicle traffic, but in case we do, we will have one of our hosts to keep traffic moving by not letting any vehicle stand or stop at front. We can accommodate over 150 people, so we do not expect to have many people waiting on line, but if we do, one of our host will keep the crowds in an orderly fashion. Anyone or groups of people creating chaos will not be serve and be ask to leave. Our establishment is built sound proof, and only background music so the noise will be minimum.

Both principles are experienced in the hospitality business. Mr. Ricky Liang is an owner and operator of The Allen Hotel located at 88 Allen Street, New York, NY. 10002. Mr. Wei Chen is an owner and operator of Da Tang Zhen Wei, a similar restaurant, located at 801 Brickell Bay Drive Four Ambassadors, Miami. FL. 33131.

Regards.

Ricky Liang