



THE CITY OF NEW YORK
MANHATTAN COMMUNITY BOARD 3

59 East 4th Street - New York, NY 10003

Phone (212) 533-5300

www.cb3manhattan.org - mn03@cb.nyc.gov

Alysha Lewis-Coleman, Board Chair

Susan Stetzer, District Manager

Community Board 3 Liquor License Stipulations for Administrative Approval

I, No Name Given Sangjienben as a qualified representative of 2nd Lhasa Fast Food LLC located at 177 1st Avenue, New York, NY agree to the following stipulations:

- 1. I will operate a full-service restaurant, specifically a (type of restaurant) Tibetan
Kitchen open and serving food every night during all hours of operation.
2. My hours of operation will be:
Mon 11am-10pm; Tue 11am-10pm; Wed 11am-10pm;
Thu 11am-10pm; Fri 11am-11:30pm; Sat 11am-11:30pm; Sun 11am-11:30pm

(I understand opening is no later than specified opening hour & all patrons are to be cleared from business at specified closing hour)

- 3. I will not use outdoor space for commercial use.
4. I will operate my sidewalk cafe no later than N/A
5. I will employ a doorman/security personnel on the following days: N/A
6. I will install soundproofing,
7. I will close any front or rear facade 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.
8. 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
9. I will play ambient recorded background music only.
10. 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.
11. I will not seek a change in class to a full on-premises liquor license without first obtaining approval from CB 3.
12. I will not participate in pub crawls or have party buses come to my establishment.
13. I will not have unlimited drink specials, including boozy brunches, with food.
14. I will not have a happy hour or drink specials with or without time limitations OR I will have happy hour and it will end by 7pm. - Please indicate one of the above -
15. I will not have wait lines outside. I will have a staff person responsible for ensuring no loitering, noise or crowds outside.
16. I will conspicuously post this stipulation form beside my liquor license inside of my business.
17. 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.

Name: Sangjienben Phone Number: 347.952.6934

18. I will:

I hereby certify that the information provided above is truthful and accurate based upon my personal belief.

Signed Sworn to this 24 day of July 2020

Dated 07-24-2020 Notary Public

Emiliano Perez
Notary Public, State of New York
Registration No. 01 PE4628726
Qualified in Queens County
My Commission Expires September 30, 2022



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Community Board 3 Liquor License Application Questionnaire

Today's Date: 07/29/2020

APPLICANT

- 1. Name of applicant and principle(s): 2nd Lhasa Fast Food Inc.
2. Premise address: 177 First Avenue, New York, NY 10003
3. Cross streets: 10th and 11th streets
4. Trade name (DBA): Lhasa
5. Check which you are applying to: [X] New liquor license [] Alteration of an existing license [] Sale of assets
6. If alteration, describe nature of alteration:
7. Is location currently licensed? [X] Yes [] No
8. Type of license: RW
9. Previous or current use of the location: Restaurant
10. Corporation and trade name of current location: 177 1st Ave LLC
11. Type of building and number of floors: Multi-unit, mixed use, 4 floors
12. Does premise have a valid Certificate of Occupancy and all appropriate permits, including for any back or side yard use? [X] Yes [] No 12a. What is the permitted occupancy indoors and outdoors? 74 persons
13. Do you plan to apply for Public Assembly permit? [] Yes [X] No
14. 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): R7 with C1-5 Commercial Overlay
15. How many licensed establishments are within 1 block? Approximately 8
16. How many On-Premise (OP) liquor licenses are within 500 feet? 15
17. Is premise within 200 feet of any school or place of worship? [] Yes [X] No

PROPOSED METHOD OF OPERATION

- 18. Describe your method of operation: Casual Tibetan Restaurant
19. Will any other business besides food or alcohol service be conducted at premise? [] Yes [X] No
20. If yes, please describe what type:
21. What are the proposed days / hours of operation (specify days / hours each day and hours of outdoor space if applicable): Monday-Thursday 11am-10pm, Friday-Sunday 11am-11:30pm
22. Total number of table: 12 23. Total number of seats: 29
24. How many stand-up bars / bar seats are located on the premise? 0

(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.)

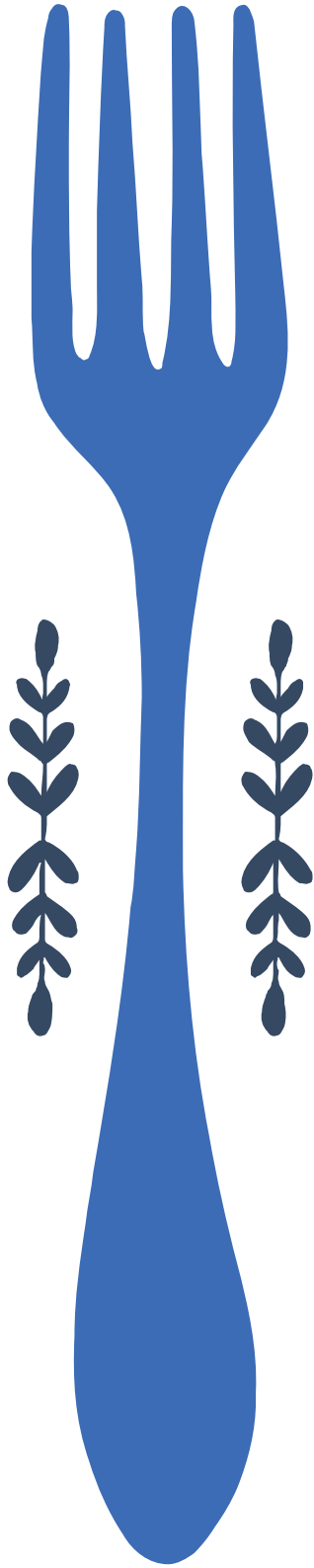
25. Describe all bars (length, shape, and location): N/A
26. Does premise have a full kitchen? Yes No
27. What are the hours kitchen will be open? All hours of open operation
28. What type of food is available for sale? Tibetan- full menu
29. Will a manager or principal always be on site? Yes No If yes, which? Principal
30. How many employees will there be? 8-10
31. Do you have or plan to install? French doors accordion doors windows
32. Will there be TVs / monitors? Yes No If Yes, how many? _____
33. Will premise have music? Yes No 33a. If Yes, what type of music? Live Music Jukebox
 DJ Tapes / CDs / iPod
34. If other type, please describe: _____
35. What will be the music volume? Background (quiet) Entertainment level
36. Please describe your sound system: Ipod w/ simple speakers
37. Will you host any promoted events, scheduled performances or any event at which a cover fee is charged?
 Yes No
38. If Yes, what type of events or performances are proposed and how often? _____
39. How do you plan to manage vehicular traffic and crowds on the sidewalk caused by your establishment? _____
Not expected to impact traffic or crowds
40. Will there be security personnel? Yes No 40a. If Yes, how many and when? _____
41. How do you plan to manage noise inside and outside your business so neighbors will not be affected? _____
Simple soundproofing
42. Do you have sound proofing installed? Yes No
43. If not, do you plan to install sound-proofing? Yes No

APPLICANT HISTORY

44. Has this corporation or any principal been licensed previously? Yes No If yes, please indicate name of establishment(s): _____
45. Address: _____ 45a. Community Board _____
46. Dates of operation: _____
47. Has any principal had work experience similar to the proposed business? Yes No If yes, explanation of experience or resume.
48. Does any principal have other business in the area? Yes No If yes, give trade name and describe type of business: Owner of Lhasa Fast Food Inc, d/b/a Lhasa Fast Food- restaurant at 81-09 41st Ave, Flushing, NY 11373 since 2012
49. 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.

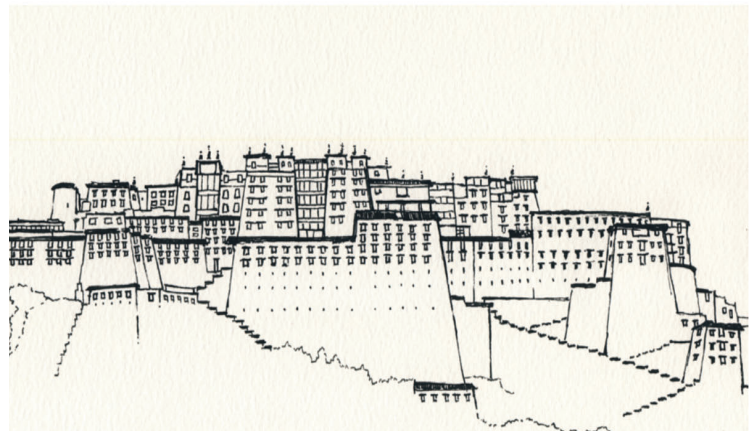
COMMUNITY OUTREACH

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.



TIBETAN RESTAURANT

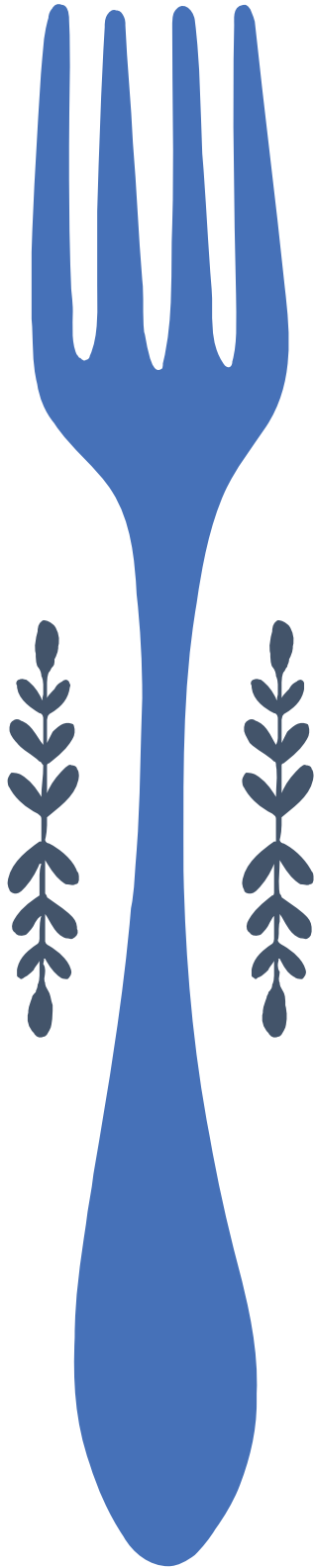
LHASA



177 1ST AVENUE NEW YORK NY 10003

917-7450-364

Entrega Gratis / Free Delivery



MENÚ / MENU

Desayuno/ Breakfast

Pan de Amdo (tibetano) / Amdo Bread \$2

Pan Redondo Crujiente Grueso / Thick Crusty Round Bread

Pan Frito / Fried Bread \$2

Pan redondo y regular que está frito / Regular Round Bread that is Fried

Patata Frita / Potato Fry \$4

Trozos pequeños de patata cocida fritos con cebolla y algunos condimentos / Small cooked potato cubes fried with onions and some seasoning

Tortilla / Omlette \$2

El plato Estrella / Signature Dish

Thentuk de Carne de Cordero / Lhamb

Thenthuk \$8

Carne de cordero, champiñón, col y fideo de arroz con el caldo de tallarines (masa tirada a mano, cuyo tamaño es menor que un pulgar) / Hand pulled noodle (not longer than a thumb) soup with lamb, black mushroom, cabbage and glass noodle

Thentuk de Carne de Pollo / Chicken

Thenthuk \$8

Carne de pollo, champiñón, col y fideo de arroz con el caldo de tallarines (masa tirada a mano, cuyo tamaño es menor que un pulgar) / Hand Pulled Noodle (not longer than a thumb) Soup with Chicken, Black mushroom, cabbage and glass noodle

Thentuk de Carne de Res / Beef Thenthuk

\$8

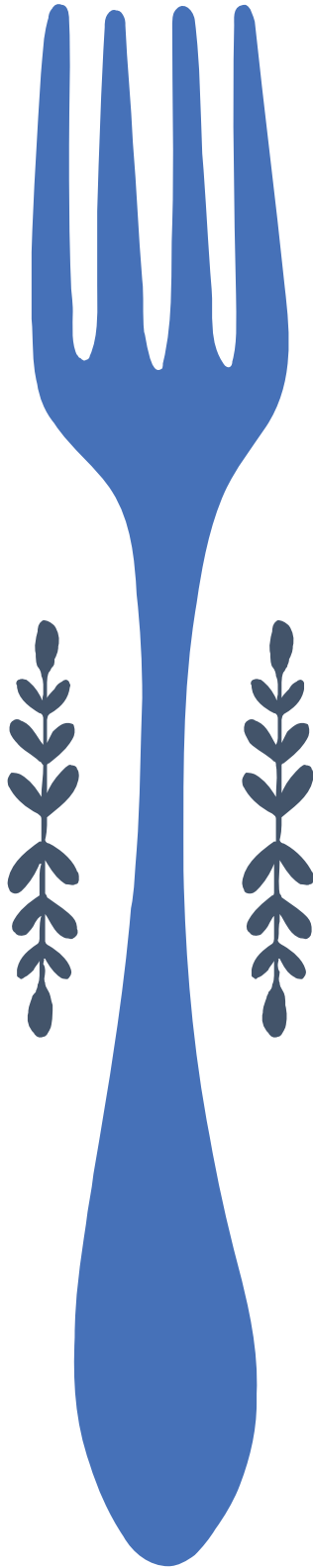
Carne de res, champiñón, col y fideo de arroz con el caldo de tallarines (masa tirada a mano, cuyo tamaño es menor que un pulgar) / Hand Pulled Noodle (not longer than a thumb) Soup with Beef, Black mushroom, cabbage and glass noodle

Thenthuk Frita / Fried Thenthuk \$9

Tallarines cocinados y tirados a mano (el tamaño es menor que un pulgar), sopa con la opción de carne, que está frita y se sirve sin sopa / Cooked Hand Pulled Noodle (not longer than a thumb) Soup with choice of meat. It is fried and served soup-less

Karso con Carne de Cordero / Karso with Lamb \$9

Tazón de sopa de carne de cordero al vapor cubierto por una capa de masa delgada y plana / Steamed Bowl of Soup with Lamb Covered by a thin flat round Dough Skin



Karso con Carne de Res/ Karso with Beef

\$9

Tazón de sopa de carne de res al vapor cubierto por una capa de masa delgada, redonda y plana / Steamed Bowl of Soup with Beef Covered by a thin flat round Dough Skin

Tipos de Momo / Momo Garden

Momo de Carne de Res / Beef Momo \$6

Empanadillas (ravioles) de carne de res al vapor (8 piezas) / Steamed Beef Dumplings (8 pieces)

Momo de Carne de Res + Cebollino / Beef + Chive Momo \$6

Empanadillas (ravioles) de carne de res con cebollino al vapor (8 piezas) / Steam Beef and Chive (Mix) Dumpling (8pieces)

Momo de Carne de Pollo / Chicken

Momo \$6

Empanadillas (ravioles) de carne de pollo al vapor (8 piezas) / Steam Chicken Dumpling (8pieces)

Momo Frito / Pan Fried Dumpling

Momo de Carne de Ternera Frito / Fried Beef Momo \$7

Empanadillas (ravioles) con relleno de carne de res fritas después de ser cocidas al vapor / Steamed Dumpling with Beef Filling which is Pan Fried After Steaming

Momo de Carne de Ternera con Cebollino Frito / Fried Chive + Beef Momo \$7

Empanadillas (ravioles) con relleno de carne de res con cebollino fritas después de ser cocidas al vapor / Steamed Dumpling with Chive and Beef (Mix) Filling which is Pan Fried After Steaming

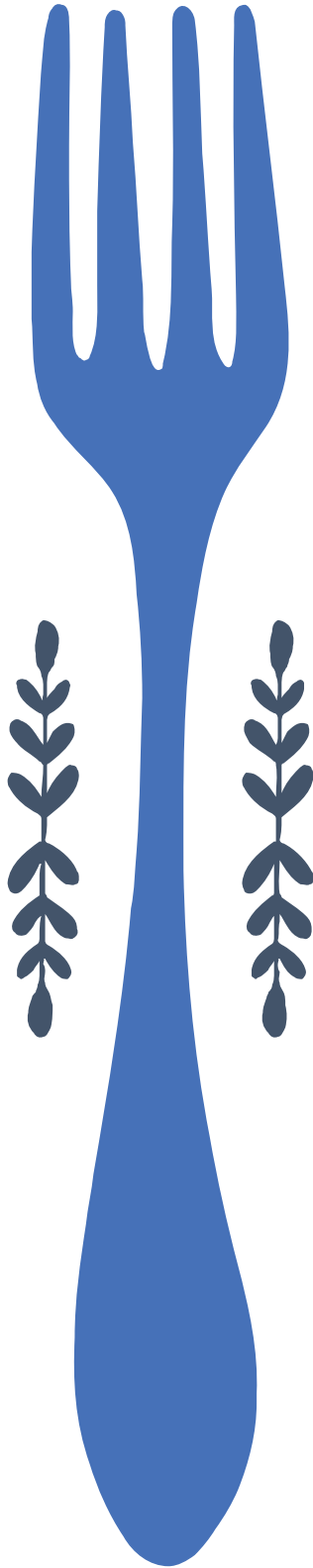
Momo de Carne de Pollo Frito / Fried Chicken Momo \$7

Empanadillas (ravioles) con relleno de carne de pollo con cebollino después de ser cocidas al vapor / Steamed Dumpling with Chicken Filling which is Pan Fried After Steaming

Sopa de Fideos de Tíbet / Tibetan Noodle

Sopa de Fideos con Carne de Cordero/ Lhamb Noodle \$8

Fideos largos y anchos con carne de cordero, cebolla, repollo y zanahoria / Long Broad Noodle with Lamb, Onions, Cabbage & Carrot



*Sopa de Fideos con Carne de Pollo /
Chicken Noodle \$8*

Fideos Largos y anchos con pollo, cebolla, repollo y zanahoria / Long Broad Noodle with Chicken, Onions, Cabbage & Carrot

*Sopa de Fideos con Carne de Res / Beef
Noodle \$8*

Fideos largos y anchos con carne de res, cebolla, repollo y zanahoria. / Long Broad Noodle with Beef, Onions, Cabbage & Carrot

*Sopa de Fideos con Carne de Cerdo /
Pork Noodle \$8*

Fideos largos y anchos con carne de cerdo, cebolla, repollo y zanahoria / Long Broad Noodle with Pork, Onions, Cabbage & Carrot

*Sopa con Empanadillas (Ravioles) /
Dumpling in Soup \$8*

Opción de empanadillas de carne en sopa con bok choy, champiñón negro y fideo de arroz / Choice of Meat Dumpling in Soup with bok choy, black mushroom and glass noodle

Fideos de Arroz / Glass Noodle \$8

Sopa de fideos finos de arroz con champiñón, patata, bok-choy y pimienta / Transparent Noodle soup with Black Mushroom, Potato, Bok-choy & peppers

***Tallarines Salteados (Chow Mein) / Stir-Fried Noodle
(Chow Mein)***

*Chow Mein de Carne de Cordero /
Lhamb Chowmein \$8*

Tallarines salteados con carne de cordero y pimienta, cebolla, col y zanahoria / Stir Fried Noodle with lamb and pepper, Onions, Cabbage & Carrot

*Chow Mein de Carne de Pollo / Chicken
Chowmein \$8*

Tallarines salteados con carne de pollo, pimienta, cebolla, col y zanahoria / Stir Fried Noodle with Chicken and pepper, Onions, Cabbage & Carrot

*Chow Mein de Carne de Res / Beef
Chowmein \$8*

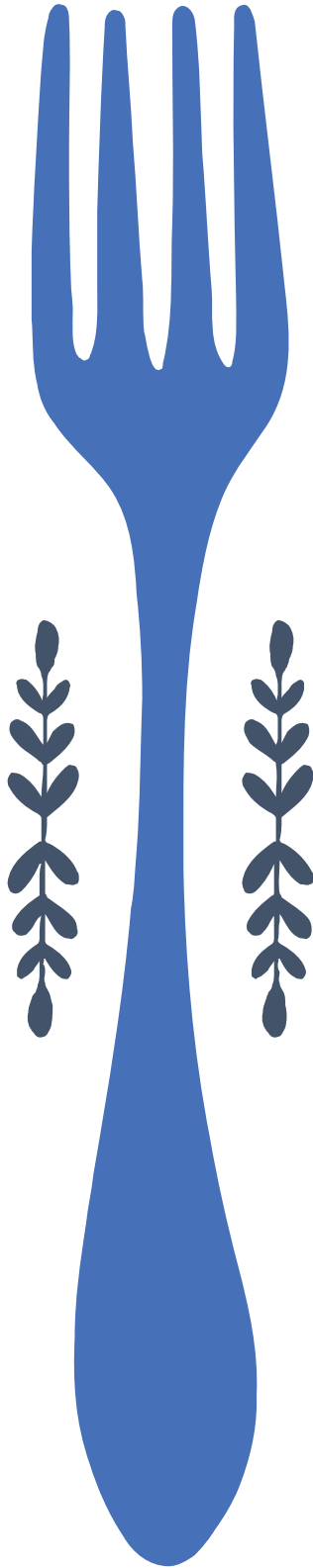
Tallarines salteados con carne de res, pimienta, cebolla, col y zanahoria / Stir Fried Noodle with Beef and pepper, Onions, Cabbage & Carrot

*Chow Mein de Carne de Cerdo /Pork
Chowmein \$8*

Tallarines salteados con carne de cerdo, pimienta, cebolla, col y zanahoria / Stir Fried Noodle with Pork and pepper, Onions, Cabbage & Carrot

Fideos Fríos / Cold Noodle \$7

Fideos largos y anchos con opciones de carne, cebolla, repollo, zanahoria y servidos en frío / Long Broad noodle with choice of meat and onion, cabbage, carrot, served cold



Sides & Extras

Arroz Blanco Simple / Plain White Rice \$1

Pan Grande de Amdo / Large Amdo Bread \$3

Tingmo: Pasta rellena de pasta \$1

Carne Frita / Fried Meats

Costillas de Cordero con Guindilla /

Lham Ribs Chilli \$9

Costillas de cordero fritas con guindilla en la sartén / Fried Lamb Ribs with Chilli Pepper

Carne de Pollo con Guindilla / Chicken Chilli \$9

Pollo frito con guindilla / Fried Chicken with Chilli Pepper

Carne de Res con Guindilla / Beef Chilli \$9

Carne de res frita con guindilla / Fried Beef with Chilli Pepper

Carne de Cerdo con Guindilla / Pork Chilli \$9

Carne de cerdo frita con guindilla / Fried Pork with Chilli Pepper

Shaa-Pha-Ley \$8

Pan semicircular con relleno de carne de res sazonada que está bien frito (5 piezas) / Semi-Circular Bread Stuffed with seasoned beef wick is deep fried (5pcs)

Gyurma \$10

Gyurma es una salchicha de sangre hecha con la sangre de res, harina de cebada tostada y cebolla / Gyurma is a blood sausage made with beef's blood, roasted barley flour and onions.

Salteado de Vegetales / Stir-Fry Vegetable

Salteado de Brócoli / Stir-Fried Broccoli \$8

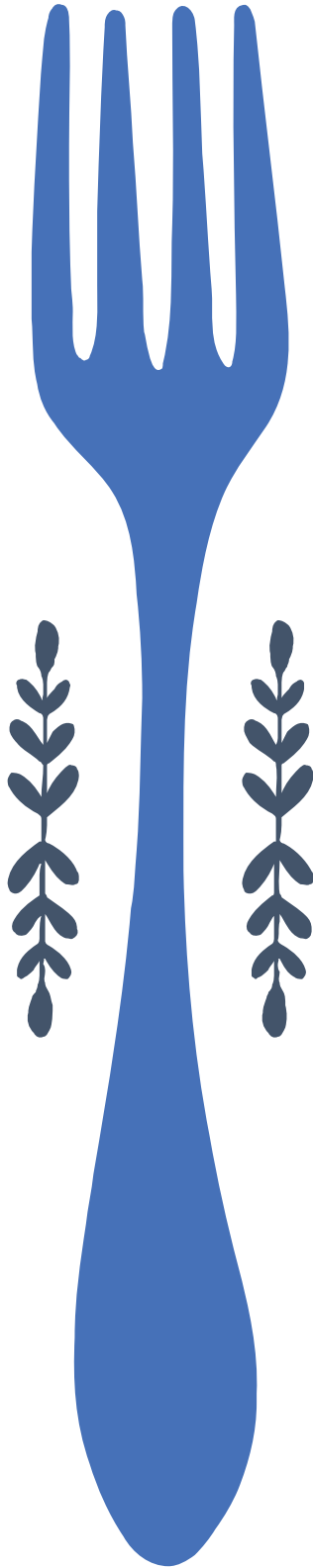
Salteado de Bok Choy / Stir-Fried Bok Choy \$8

Salteado de Patata / Stir-Fried Potato \$8

Salteado de Apio / Stir-Fried Celery \$8

Arroz Frito / Fried Rice \$8

Arroz cocido que ha sido salteado con la elección de carne, zanahoria y repollo / Cooked rice that has been stir-fried choice of meat, carrots and cabbage.



Aperitivos Picantes / Spicy-Appetizers

Laping Amarillo / Yellow Laping \$6

Sopa de fideos amarilla hecha de harina blanca. Siempre se come con guindilla roja, salsa de soya, vinagre y se sirve siempre fría / Yellow Noodle Soup Made from White Flour. Always Eaten with Red Pepper Chilli, Soy Souce, Vinegar. Always Serced Cold.

Laping Blanco / White Laping \$5

Fideos gruesos y translúcidos hechos de almidón de frijol mungo / Thick, Translucent Noodle Made from Mung Bean Strach

Laping de Sushi / Sushi Laping \$7

Fideos amarillos laminados, hechos de harina blanca y el interior de tofu. Siempre se come con salsa de pimienta rojo. / Yellow rolled Noodle made from White flour with Tofu inside. Always eaten with Red Pepper chilli sauce.

Vegetariano / Vegetarian

Thenthuk de Veggie / Veggie Thenthuk \$8

Sopa de tallarines tirados a mano (el tamaño es menor que un pulgar) con tofu, setas negras y col /Hand pulled noodle (not longer than a thump) soup with tofu, black mushroom, cabbage and glass noodle.

Momo de Cebollino / Chive Momo \$6

Empanadillas (ravioles) al vapor con relleno de cebollino (8 piezas) / Steamed Dumpling with Chive Filling (8 pieces)

Momo de Carne de Pollo Frito / Fried Chicken Momo \$7

Empanadillas (ravioles) con relleno de carne de pollo con cebollino fritas después de ser cocidas al vapor / Steamed Dumpling with Chicken Filling which is Pan Fried After Steaming.

Momo de Cebollino Frito / Fried Chive Momo \$7

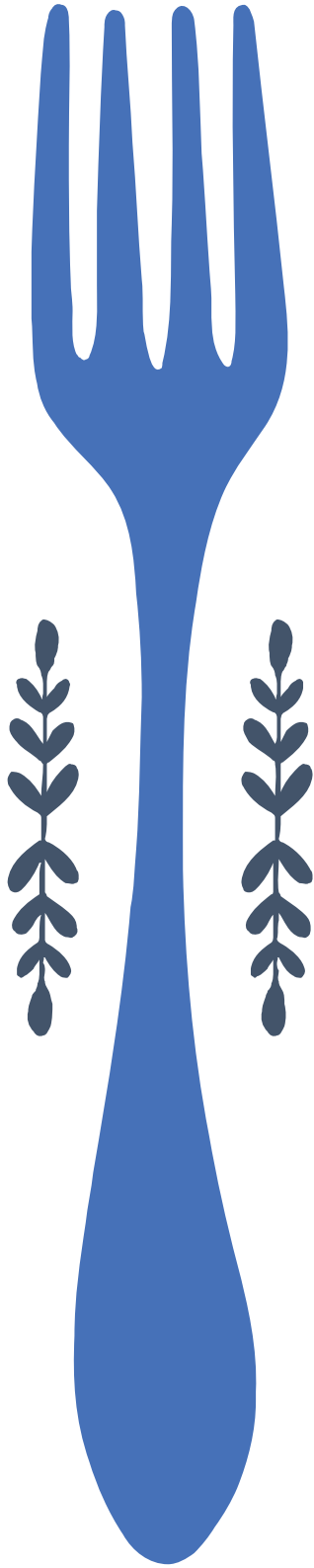
Empanadillas (ravioles) con relleno de cebollino fritas después de ser cocidas al vapor (8 piezas) / Steamed Dumpling with Chive Filling which is Pan Fried After Steaming (8pcs)

Fideos Vegetales / Veg Noodle \$8

Fideos largos de cilindro con tofu, cebolla, repollo y zanahoria. (8 piezas) / Long cylinder noodle with tofu, onion, cabbage and carrot. (8pcs)

Veg Chowmein \$8

Tallarines salteados con tofu, pimienta, cebolla, col y zanahoria / Stir-fried noodle with tofu, peppers, onions cabbage and carrot.



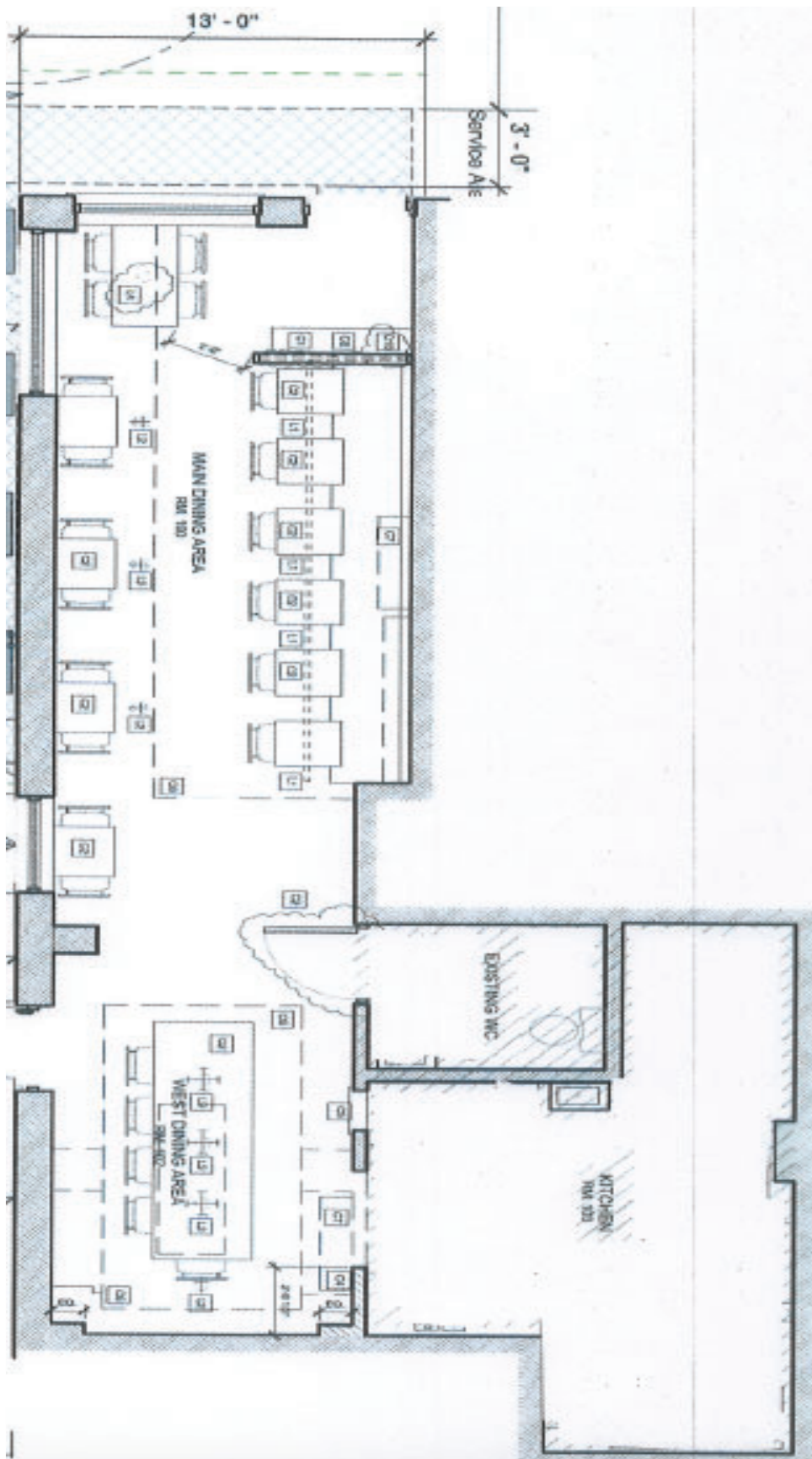
Bebida / Beverage

- *Coca Cola / Coke \$1*
- *Sprite \$1*
- *Agua de Seltz / Seltzer Water \$1*
- *Ginger Ale \$1*
- *Jugo de Manzana / Apple Juice \$1*
- *Té Verde / Green Tea \$2*
- *Gatorade \$2*
- *Snapple \$2*
- *Soda \$1*
- *Agua / Water \$1*
- *Té Dulce / Sweet Tea \$1*
Té caliente con azúcar / Hot tea with sugar
- *Té Tibetano con Mantequilla/ Tibetan Butter Tea \$1*
Té caliente con sal y mantequilla / Hot tea with Salt and Butter
- *Café / Coffee \$2*









Proximity Report for Location:

July 21, 2020

177 1 Ave, New York, NY, 10003

* 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
IWM HOLDINGS LLC	108 E 16TH STREET	495 ft
M J K LIQUORS INC.	161 3RD AVENUE	620 ft
GRAMERCY WINE CELLARS INC	236 3RD AVENUE	720 ft
TRADER JOES EAST INC	138 E 14TH ST	875 ft
SILVER & WHITE WINE & LIQUOR INC	270 PARK AVE S	1125 ft
33 UNION SQUARE WEST INC	140 4TH AVE	1180 ft
GRAMERCY VILLAGE WINE & SPIRITS INC	279 3RD AVENUE	1220 ft
EAST VILLAGE WINES & SPIRITS INC	138 1ST AVE	600 ft
MIAT LIQUORS INC	166 2ND AVE	605 ft
SAKAYA INC	324 E 9TH STREET (WEST STORE)	695 ft
CARMAD INC	224 226 1ST AVE	710 ft
WINESHOP LLC	438 A E 9TH ST	800 ft
CONVIVE PARTNERS LLC	196 AVENUE A	890 ft
DARA LIQUORS INC	110 AVENUE I	1290 ft

Churches within 500 Feet

Name	Approx. Distance
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Schools within 500 Feet

Name	Address	Approx. Distance
LEARNING PROJECT	420 E 12TH ST	375 ft
EAST SIDE COMM HS	420 E 12TH ST	375 ft

On-Premise Licenses within 750 Feet

Name	Address	Approx. Distance
MANNAGGIA INC	163 1ST AVE	160 ft
CGJC HOLDINGS LLC	168 1ST AVE	165 ft
JCDC LLC	163 1ST AVENUE	170 ft
AGN RESTAURANT LLC	166 1ST AVE	185 ft
EAST VILLAGE HOSPITALITY LLC	242 E 10TH ST	240 ft
JARLENE CORP	160 1ST AVE	295 ft
LOVE PICIN INC	153 1ST AVENUE	340 ft
A VENIERO INC	342 EAST 11TH STREET	375 ft
BEEP BEEP NYC LLC	201 1ST AVE	385 ft


Name	Address	Approx. Distance
HEARTH RESTAURANT INVESTORS LLC	403 E 12TH ST	385 ft
IMMIGRANT TAP ROOM INC	341 E 9TH ST	440 ft
DUCKS EATERY EV LLC	351 E 12TH ST	440 ft
IMMIGRANT WINE BAR LLC, THE	341 E 9TH ST	440 ft
SOBAYA RESTAURANT INC	214 E 10TH ST	480 ft
FIRST E V PIZZA INC	211 1ST AVE	490 ft
BIG LEE AND SASHAS INC	140 1ST AVE	580 ft
PJ RESTAURANT INC	302 E 12TH ST	595 ft
EST RESTAURANT CORP	349 E 13TH ST	605 ft
GHD INC	432 E 13TH STREET, WEST STORE	615 ft
LA MERIDIANA I LTD	176 2ND AVE	625 ft
JUDEX ENTERPRISES INC	178 2ND AVENUE	630 ft
CHURCH & LOUIS INC	180 2ND AVE	640 ft
LITTLE REBEL INC	134 1ST AVE	645 ft
PEPRICO INC	182 2ND AVE	650 ft
TAQUERIA SAINT MARKS PLACE INC	79 SAINT MARKS PL	665 ft
FIRST DOWN LLC	349 E 13TH ST	670 ft
BARMAR LLC	77 ST MARKS PLACE	670 ft
75 ST MARKS PLACE LLC	75 ST MARKS PL	675 ft
31 ORCHARD ST REALTY INC	301 E 12TH ST	695 ft
KAITO CORP	432 E 13TH ST	710 ft
PATTY MC CARTHYS INC	169 AVENUE A	720 ft
12TH ST ALE HOUSE LLC	192 2ND AVE	725 ft
MACCG LLC	228 1ST AVE	730 ft

Pending Licenses within 750 Feet

Name	Address	Approx. Distance
TKM 228 EAST 10TH ST LLC	228 E 10TH ST	340 ft
143 RESTAURANT CORP	143 1ST AVENUE	550 ft
HEALTHY FRUITS & VEGGIES CORP	217 1ST AVE	560 ft
E VILLAGE TEA HOUSE INC	204 E 10TH ST	610 ft
LTS EAST LLC	201 E 10TH ST	625 ft
PUNTO ROJO RESTAURANT PANADERIA COLOMBIANA CORP	221 1ST AVE	630 ft
SONS OF BROOKLYN LLC	424 E 9TH ST	655 ft
STRINGS RAMEN NEW YORK CORP	188 2ND AVE	685 ft

Unmapped licenses within zipcode of report location

Name	Address
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From: Kimberly Summers kimberly@ds-lawoffices.com 
Subject: CB3 Restaurant Wine License Application- 177 1st Ave
Date: July 29, 2020 at 12:37 PM

KS

To:

Bcc: 9th Street A-1 Block Association 9a1blockassociation@gmail.com, friendsoftheles@gmail.com, bonnie@gohproductions.org, ck@wingflix.com, richard@lespi-nyc.org, michaeljschweinsburg@gmail.com, info@evccnyc.org, dakota@fabnyc.org

Good afternoon,

Please find attached a completed administrative approval community board application for our client, 2nd Lhasa Fast Food LLC d/b/a Lhasa, who is seeking a restaurant wine license at 177 First Avenue (between East 10th Street and East 11th Street). Please note that my client intends to operate a Tibetan restaurant, with seating for 29 patrons (no bar), no outdoor space, and the following hours of operation: Monday-Thursday 11am-10pm, Friday-Sunday 11am-11:30pm. My client currently operates a similar restaurant in Elmhurst which can be found here: <https://lhasa-fresh-food.business.site/>.

If you have any questions or concerns regarding this application please do not hesitate to reach out. Thank you.

Best regards,

Kimberly A. Summers, Esq.
DIPASQUALE & SUMMERS
555 Fifth Avenue, 14th Floor
New York, New York 10017
(t) 646.383.4607
(f) 646.606.2388
www.DS-LawOffices.com

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admin approval
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