



CITY OF NEW YORK

MANHATTAN COMMUNITY BOARD FOUR

330 West 42nd Street, 26th floor New York, NY 10036
tel: 212-736-4536 fax: 212-947-9512
www.nyc.gov/mcb4

DELORES RUBIN
Chair

JESSE R. BODINE
District Manager

Business Licenses & Permits Committee
Tuesday, November 15, 2016
6:30 p.m.
Intercontinental New York Times Square
300 W. 44th Street

I. Presentation: NYC Business Solutions

II. CORPORATE CHANGE APPLICATIONS:

1. 226 W. 23rd Street (7/8) – Chelsea Restaurant Owner LLC d/b/a El Quijote
Hours of Operation: 12p.m. – 2a.m. seven days a week; Capacity: approx. 250; Tables: 60; Seats: 225; Stand-Up Bars: 1 with 15 seats

III. TRANSFER/ALTERATION APPLICATIONS:

2. 363 W. 46th Street (8/9) – 363 West 46th St. Tavern Inc. d/b/a The House of Brews – Alter-OP (add 5 tables, 10 seats in front patio) Hours of Operation: 11a.m. – 4a.m. Monday – Saturday, 12p.m. – 4a.m. Sundays; Capacity: 100; Tables: 16; Seats: 46; Stand-Up Bars: 1 with 14 seats; Front Patio Tables: 5 with 10 seats
3. 223 W. 19th Street (7/8) – 223 West Corp. d/b/a Rebar – Alter-OP (removal of 1 60' oval bar, add 2 bars, replace storefront signage)
Hours of Operation: 4p.m. – 4a.m. seven days a week; Capacity: 192; Tables: 18; Seats: 70; Stand-Up Bars: 2 with 20 seats
4. 503 W. 43rd Street (10/11) – Green Egg, LLC d/b/a Canard – Trans-OP
Hours of Operation: 12p.m. – 3p.m. Monday – Friday; Capacity: 120; Tables: 4; Seats: 12; Service-Only Bars: 1
5. 508-510 W. 42nd Street (11) – MHI 510 W42 Hotel LLC (Owner) and Cachet Hotel Group Limited (Manager) d/b/a Cachet Boutique and Eden Restaurant – Trans-OP
Hours of Operation: 7a.m. – 4a.m. seven days a week (restaurant and room service for hotel); Capacity: 170; Tables: 31; Seats: 120; Stand-Up Bars: 1 with 7 seats

Agenda is current as of 11/10/2016 and may be subject to change. Please visit CB4's Web site (<http://nyc.gov/html/mancb4/html/calendar/calendarnew.shtml>) or call the CB4 Office (212-736-4536) for confirmation

6. 512 w. 42nd Street (11) – 512 W42 Retail LLC – Trans-OP
Hours of Operation: 10a.m. – 4a.m. seven days a week; Capacity: 650; Tables: 3; Seats: 24; Stand-Up Bars: 3 with 20 seats in front, 10 in middle and approx.. 10 in the back

IV. NEW WINE AND BEER LICENSES

7. 548 W. 22nd Street (10/11) – Great Performances/Artists as Waitresses, Inc. and Hauser & Wirth, Inc. Hours of Operation: 11a.m. – 6p.m. Tuesday – Saturday; Capacity: 180 per floor/4 floors; Tables: 4; Seats: 14; Stand-Up Bars: 1 with 8 seats; Rooftop with Capacity: of 180

V. NEW ON-PREMISE LIQUOR LICENSE APPLICATIONS:

8. 316 8th Avenue (26) – KDL Hospitality LLC. d/b/a The Brass Bell
Hours of Operation: 11a.m. – 4a.m.seven days a week; Capacity: 150; Tables: 26; Seats: 80; Stand-Up Bars: 1 with 20 seats.
9. 689 8th Avenue (43/44) – KDL Hospitality LLC. d/b/a The Brass Bell
Hours of Operation: 12 p.m. – 4a.m.seven days a week; Capacity: 94; Tables: 18; Seats: 48; Stand-Up Bars: 1 with 13 seats.

ⁱ Next Business License & Permits Committee Meeting is December 13, 2016 at Intercontinental New York Times Square – 300 W. 44th Street, Ballroom Level

Agenda is current as of 11/10/2016 and may be subject to change. Please visit CB4's Web site (<http://nyc.gov/html/mancb4/html/calendar/calendarnew.shtml>) or call the CB4 Office (212-736-4536) for confirmation

Manhattan Community Board 4
(All Fields Must Be Completed)

Liquor License Stipulations Application

CORPORATION NAME 223 West Corp		DOING BUSINESS AS (DBA) Rebar	
STREET ADDRESS 223 West 19th Street		CROSS STREETS 7th & 8th Avenues	ZIP CODE 10011
OWNER and Manager <i>(Attach a list of all the people that will be associated/listed with the license)</i>	NAME: Robert Barbero	ATTORNEY/ REPRESENTATIVE	NAME: Robert Bookman
	PHONE: 917-532-9399		PHONE: 212-513-1988
	EMAIL: bob.barbero@gmail.com		EMAIL: rbookman@pandblegal.com
Owner and MANAGER	NAME: Michael McGrail	LANDLORD	NAME: Sergey Shimon
	PHONE: 646-221-9640		PHONE: 718-373-0790
	EMAIL: mcgrailmichael87@gmail.com		EMAIL: sergeyshimon@gmail.com

APPLICATION TYPE (Check One)

<input type="radio"/> New	Has applicant owned or managed a similar business?	YES	NO
	What is/was the name and address of establishment?		
	What were the dates applicant was involved with this former premise?		
<input type="radio"/> Transfer	What is the prior license # and expiration date?		
	Is applicant making any alterations or operational changes?	YES	NO
	<i>If alterations or operational changes are being made, please describe/list all changes.</i>		
<input checked="" type="radio"/> Alteration	What is the current license # and expiration date?	Serial# 1025012 Expiration Date: 11/30/2017	
	<i>Please list/describe the nature of all the changes and attach the plans:</i> 1) Removal one 60" oval bar; 2) adding two 20" bars and 3) replacing storefront signage		

METHOD OF OPERATION

TYPE OF ALCOHOL	<input checked="" type="radio"/> Liquor/Wine/Beer	<input type="radio"/> Beer	<input type="radio"/> Wine & Beer
ESTABLISHMENT TYPE	<input type="radio"/> Restaurant	<input type="radio"/> Cabaret	<input type="radio"/> Night Club
	<input type="radio"/> Adult Entertainment	<input type="radio"/> Wine Bar	<input type="radio"/> Dance Club
	<input type="radio"/> Hotel	<input checked="" type="radio"/> Bar/Tavern	<input type="radio"/> Catering Establishment
	<input type="radio"/> Sports Bar	<input type="radio"/> Club (Fraternal Organization – Members Only)	

Has applicant/owner filed with the SLA? If yes, when? If no, when do you plan to file?	YES	NO	NA - Currently licensed
Is the 500 Foot Rule applicable? If yes, please attach a diagram of the On-Premise liquor license establishments within a 500 ft. radius of your establishment and the Public Interest Statement.	<input checked="" type="checkbox"/>	NO	
Is the 200 Foot Rule applicable? If yes, please attach a diagram of the schools and houses of worship that trigger the rule.	YES	<input checked="" type="checkbox"/>	
Has applicant/owner(s) read MCB4 Policy Regarding Concentration and Location of Alcoholic-Serving Establishments?	YES	NO	Not Applicable

OPERATIONAL DETAILS (*Closing time will be when establishment is vacated of all patrons) Hours will remain the same									
HOURS* (Indoor Only)		MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY	SUNDAY	
	Operation	4pm-4am	4pm-4am	4pm-4am	4pm-4am	4pm-4am	4pm-4am	4pm-4am	4pm-4am
	Kitchen								
	Music	4pm-4am	4pm-4am	4pm-4am	4pm-4am	4pm-4am	4pm-4am	4pm-am	
If you plan to have music, what type(s)? (Circle all that apply)		<input checked="" type="checkbox"/> BACKGROUND	<input type="checkbox"/> LIVE MUSIC	<input type="checkbox"/> DJ	<input type="checkbox"/> JUKE BOX	<input type="checkbox"/> KARAOKE			
OCCUPANCY									
	Capacity (Certificate of Occupancy)	Maximum # of Persons You Anticipate Occupying Premises (Including Employees)	Number of Tables	Number of Seats	Number of Service Only Bars	Number of Stand-Up Bars	Number of Seats at Stand-Up Bar		
INSIDE	192	192	18	70	0	2	20		
OUTSIDE (Other than sidewalk café)	NA	NA	NA	NA	NA	NA	NA		
SIDEWALK CAFÉ	NA	NA	NA	NA					
How many floors are there? What is the capacity for each floor?					1 floor - 192				
How frequently will the owner(s) be at the establishment?					Daily				
Will you be applying or intending to apply for a cabaret license with DCA? If yes, will there be dancing?					YES	<input checked="" type="checkbox"/>			
Will applicant have bottle or table service for beverage alcohol?					<input checked="" type="checkbox"/>	NO			
Will you be hosting private; promotional or corporate events?					<input checked="" type="checkbox"/>	NO			
Will outside promoters be used on a regular basis? If yes please describe.					YES	<input checked="" type="checkbox"/>			
Will you have a security plan? If, yes please attach.					<input checked="" type="checkbox"/>	NO			
Will security plan be implemented?					<input checked="" type="checkbox"/>	NO			
Will State certified security personnel be used?					<input checked="" type="checkbox"/>	NO			
Will New York Nightlife Association and NYPD Best Practices be followed?					<input checked="" type="checkbox"/>	NO			
Will applicant be using delivery bicycles? If yes, how many?					YES	<input checked="" type="checkbox"/>			
Will delivery bicycles be clearly marked with the name of the restaurant and will staff wear attire clearly noting name as described by NYC Law?					YES	NO	Not applicable		
Where will delivery bicycles be stored during the day when not in use?					Not applicable				

LOCATION & ZONING			
Is this a Special District? If yes, is it Clinton, West Chelsea or Hudson Yards?	YES	<input checked="" type="checkbox"/>	
Does the building have a Certificate of Occupancy ("C of O") or a letter of no objection?	<input checked="" type="checkbox"/>	NO	
Is a Public Assembly permit required?	YES	<input checked="" type="checkbox"/>	
Are your plans filed with DOB?	YES	<input checked="" type="checkbox"/>	

Community Notification/Relations			
NOTIFICATION: List all block associations; tenant associations, co-op boards or condo boards of residential buildings; and community groups that applicant has notified regarding its application. For each please list both the organization and individual you contacted	# 1	Please see attached	
	# 2		
	# 3		
	# 4		
	# 5		
Please provide dates when applicant met with the groups listed above.		By email	
Who was your contact person at each group you met with?			
When did applicant post the notice that was provided?		10/31/2016	
Where did applicant post the notice that was provided?		Front of Premises	
Will applicant provide owner cell phone number to neighbors and respond to complaints that arise? Please provide number in space provided.		YES	NO
Will applicant inform the Community Board office of its job openings and/or provide a hyperlink to applicants jobs webpage?		YES	NO

BUILDING DESIGN			
State the name and type of business previously located in the space.	gLounge - Bar/Tavern		
Has a liquor-licensed establishment previously occupied this space at any time? If yes, please provide the name of the business.	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	
Do you plan any changes to the existing façade? If yes, please describe.	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	Replace worn out with new sign
Will applicant have a vestibule within the establishment?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	
Will applicant use a storm enclosure?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	
Will applicant not place any items or obstructions on the sidewalk, for example, sandwich boards, sidewalk signs, freestanding menus and plants, as per the law?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	
Will applicant comply with the NYC noise code?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	
Will the establishment have any of the following: (circle all that apply)	FRENCH DOORS	GARAGE DOORS	WINDOWS THAT CAN BE OPENED
Will applicant close all windows, French doors, garage doors when any music or amplified sound (including televisions) is played inside the establishment?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	
Will applicant close all windows, French doors, garage doors by 11 PM Friday and Saturday and 10 PM on all other days even if no music or amplified sound is played inside the establishment?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	
Has applicant obtained an acoustical report from a certified sound engineer to assess potential noise disturbance to the neighboring residents and buildings?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	Laray King - Artek
Will applicant follow the recommendations of a certified sound engineer to mitigate potential noise disturbance to the neighboring residents and buildings, including placing speakers on the floor of the establishment?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	
Will the kitchen exhaust system extend to the roof?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	
Will the establishment have an illuminated sign?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	
Will the establishment have a canopy extending over the sidewalk?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	
Where will the air conditioner be located? What type is it?	No change		
When was the air conditioner installed?	20 Years ago		

OUTDOOR ITEMS - OTHER THEN SIDEWALK CAFÉ	Not Applicable	
Has the applicant/owner(s) read MCB 4 Rear Yard Rooftop Policy?	YES	NO
Will applicant use any outdoor spaces: rooftop, rear yard, patio, porch, balcony, pavilion, tents, deck or gazebo? If yes, which one(s)?	YES	NO
Are the floorplans for the outdoor space(s) included?	YES	NO
Will applicant close and vacate the outdoor space(s) by 11PM on Friday & Saturday and 10 PM on all other days?	YES	NO
Will the service and consumption of alcohol in any outdoor space only be via seated food service?	YES	NO
Will applicant not allow standing space for patrons to drink or smoke in any outdoor space(s)?	YES	NO
Will there be no amplified music, as per the law?	YES	NO
If amplified sound is played inside the establishment, will windows and doors be closed?	YES	NO
Will applicant agree to post signs outside asking customers to respect the neighbors'?	YES	NO
Will applicant agree to train staff to encourage a peaceful environment?	YES	NO
Will applicant provide effective sound control (landscaping enclosure, soundproofing tenants apartments)	YES	NO
Will there be a lighting plan that allows safe usage of the outdoor space without disrupting neighbors?	YES	NO

OUTDOOR ITEMS – SIDEWALK CAFÉ		Not Applicable	
Has the applicant/owner(s) read MCB4 Sidewalk Café Policy?	YES	NO	
Will applicant be applying for a sidewalk café now or in the future?	YES	NO	
Is applicant in this application seeking to include a sidewalk café in its liquor license?	YES	NO	
If yes, has applicant submitted an application and plans to NYC Dept. of Consumer Affairs? Please attach application and plans.	YES	NO	
Will applicant close and vacate the sidewalk café by 11 PM on Friday & Saturday and 10 PM on all other days?	YES	NO	
Will applicant be serving alcohol in the sidewalk café? If so, will you have waiter service?	YES	NO	
Will the café have a 3 ft. wide serving aisle running the entire length of the sidewalk café?	YES	NO	
Will applicant mark the perimeter of the café on the sidewalk?	YES	NO	
Will the service and consumption of alcohol in the sidewalk café only be via seated food service?	YES	NO	
Will the sidewalk café not provide standing space for drinking or smoking?	YES	NO	
Will applicant use any portable natural gas heaters? If so, do you have the requisite approvals from DOB & the Fire Department?	YES	NO	
Will applicant have a lighting plan that will allow safe usage of the outdoor space without disrupting neighbors?	YES	NO	
Will all furniture, plants and barricades be stored inside between the evening closing hours and the morning opening hours?	YES	NO	
Will all furniture be stored inside between December 21 st and March 21 st , and any other day when it rains or snows?	YES	NO	
Will applicant use umbrellas?	YES	NO	
If construction or construction protection has reduced the sidewalk width, will applicant always maintain an 8 foot clear path of sidewalk between the perimeter of the café and the closes obstruction including construction barricades?	YES	NO	

ADDITIONAL STIPULATIONS: (Office Use Only)

To the extent any additional stipulation on pages 7 and 8 of this application conflicts with any response on pages 1 – 6 of this application, the stipulations on pages 7 and 8 control.

ADDITIONAL STIPULATIONS: (Office Use Only), *Continued*

To the extent any additional stipulation on pages 7 and 8 of this application conflicts with any response on pages 1 - 6 of this application, the stipulations on pages 7 and 8 control.

Manhattan Community Board 4 (MCB4) recommends:	<input type="radio"/> Denial unless all stipulations agreed to by applicant/owner are part of the method of operation <input type="radio"/> Denial <input type="radio"/> Approval
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CB4 REPRESENTATIVES

Nelly Gonzalez <i>CB4 Assistant District Manager</i>	Frank Holozubiec <i>CB4 BLP Committee Co-Chair</i>	Burt Lazarin <i>CB4 BLP Committee Co-Chair</i>
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APPLICANT AGREEMENT WITH THE COMMUNITY

Applicant agrees to these stipulations as the basis for the community support of this application and acknowledges that all of these stipulations are essential prerequisites to the MCB4 recommendation regarding this application. Applicant agrees to have these stipulations incorporated in the method of operation of its liquor license. The stipulations in this application constitute the entire agreement between MCB4 and applicant and may only be altered in writing signed by MCB4 and applicant. These stipulations supersede any oral statements or representations in connection with this application.

SIGN HERE	Robert Barbero <small>PRINT NAME OF APPLICANT</small>	 <small>SIGNATURE OF APPLICANT</small>	11/01/2016 <small>DATE</small>
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Proximity Report for Location:

October 31, 2016

223 W 19 St, New York, NY, 10011

* 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
CHELSEA WINE CELLAR INC	200 W 21ST STREET	540 ft
FORAGERS WINES CHELSEA LLC	231 8TH AVE	855 ft
CHELSEA WINE COUNTRY INC	86 7TH AVENUE	980 ft
TRIMMINGS WINE LLC	111 W 20TH ST	1105 ft
SUEBOB LIQUOR INC	312 W 23RD STREET	1155 ft
LANDMARK WINE & SPIRITS INC	167 W 23RD STREET	1205 ft
HOME OF CHEERS CORP	188 90 8TH AVE	1300 ft

Churches within 500 Feet

Name	Approx. Distance
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Schools within 500 Feet

Name	Address	Approx. Distance
LIBERTY HS	250 W 18TH ST	405 ft

On-Premise Licenses within 750 Feet

Name	Address	Approx. Distance
223 WEST CORP	223 W 19TH ST	135 ft
MEJO LLC	259 W 19TH ST	185 ft
156 SEVENTH AVENUE GROUP LLC	156 7TH AVENUE	330 ft
PETER MCMANUS CAFE INC	152 7TH AVE	330 ft
160 BISTRO INC	160 7TH AVE	335 ft
MESTRE INC	172 7TH AVENUE	410 ft
FT SEVENTH AVE LLC	176 7TH AVENUE	445 ft
TAVERN ON 8TH AVENUE CORP & BUNS 19TH STREET CORP	184 8TH AVE	505 ft
HARU CHELSEA CORP	176 8TH AVE	505 ft
BE TEMERARIO GROUP LLC	198 8TH AVE	525 ft
BUCKWHEAT & ALFALFA INC	182 8TH AVENUE	535 ft
EL CID RESTAURANT INC	174 8TH AVE	540 ft
EISEN & SON INC	196 8TH AVE AKA 258 W 20TH ST	575 ft
119 7TH AVENUE CAFETERIA LLC	119 121 1/2 7TH AVE	585 ft
RTC 18 CORP	166 8TH AVE	590 ft
TEAM MWB LLC	167 8TH AVENUE	600 ft

Name	Address	Approx. Distance
TERRA MIA ENTERPRISES INC	190 7TH AVE	605 ft
MANGARONI LLC	191 7TH AVENUE	610 ft
B & R SORRENTO CORP	202 8TH AVE	625 ft
MAGNUMS IN PARIS LLC	158 8TH AVE	640 ft
DISH RESTAURANT CORP	201 8TH AVENUE	640 ft
169 EIGHT RESTAURANT CORP	169 8TH AVE	665 ft
SILOM THAI INC	150 8TH AVE	685 ft
FILLIP'S CATERING INC	200 202 7TH AVE	700 ft
151 ROYS REST INC	151 8TH AVENUE	700 ft
MNY CHELSEA LLC	112 7TH AVENUE	700 ft
BKUK 9 CORP	197 7TH AVE	705 ft
CHIPOTLE MEXICAN GRILL OF COLORADO LLC	149 8TH AVE	715 ft
CAFE RETAMAR INC	245 W 16TH STREET	750 ft

Pending Licenses within 750 Feet

Name	Address	Approx. Distance
132 7TH AVE REST LLC	132 7TH AVE	435 ft
GUCKENHEIMER SERVICES LLC	245 249 W 17TH ST	520 ft
POUNDS & OUNCES LLC	160 8TH AVE	625 ft
201 DISH INC	201 8TH AVE	675 ft
WEST 21 DELI AND GROCERY CORP	215 8TH AVE	740 ft

Unmapped licenses within zipcode of report location

Name	Address
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10/19/2016

Dear Resident:

We have owned and operated g Lounge in Chelsea on 19th st., between 7th and 8th Avenues for over 20 years. Having recently resigned our lease we are in the process of undertaking a renovation. We will remove the existing 60 foot bar and replace it with two smaller 20 foot bars. We will also replace the now worn store front with a new and significantly more sound proofed version.

Other than making these changes to refresh and reinvigorate our business we will continue to operate our company with the same respect and consideration for our neighbors as we have in the past.

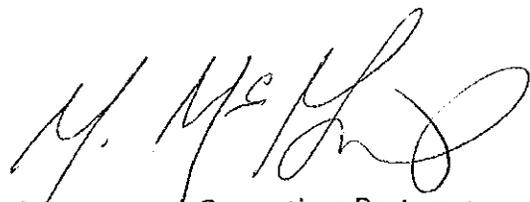
We are scheduled for a Community Board 4 meeting on Tuesday, November 15, 2016 at the Intercontinental New York Times Square 300 west 44th street at 6:30pm.

Sincerely,

Robert Barbero



Michael McGrail



Owners and Operating Partners



Melissa Morales <mmorales@pandblegal.com>

Fwd: g lounge/223 West Corp alteration application

15 messages

Bob Barbero <bob.barbero@gmail.com>
To: Melissa Morales <mmorales@pandblegal.com>

Mon, Oct 31, 2016 at 2:18 PM

----- Forwarded message -----

From: **Chelsea West 200 BA** <chelseawest200blockassociation@gmail.com>
Date: Fri, Oct 21, 2016 at 5:59 AM
Subject: Re: g lounge/223 West Corp alteration application
To: Bob Barbero <bob.barbero@gmail.com>
Cc: Jesse Bodine X27 <jbodine@cb.nyc.gov>, Dianna Maeurer <dianna2ns@gmail.com>

Hello Bob,

Thanks for reaching out to the Block Association. We are happy to say that we have have no recent complaints about your establishment, and agree that it is always a good idea to freshen up.

I've copied to Jesse at CB4, and to Dianna, who lives on your block. She may have further comments to add to mine, for better or worse.

Jesse, I have a conflict with the November 15th committee meeting. Please share this note with them, and any additional words from Dianna.

Thanks for all your years of being a responsive neighbor when issues arose in the past.

Pamela

On Oct 21, 2016, at 12:01 AM, Bob Barbero <bob.barbero@gmail.com> wrote:

Please see attached letter of notification
<CB4 required letter to residents for hearing.pdf>

Bob Barbero <bob.barbero@gmail.com>
To: Melissa Morales <mmorales@pandblegal.com>

Mon, Oct 31, 2016 at 2:20 PM

----- Forwarded message -----

From: **Bob Barbero** <bob.barbero@gmail.com>
Date: Thu, Oct 20, 2016 at 5:37 PM
Subject: g lounge/223 West Corp alteration application
To: jakmail@earthlink.net

Please see attached letter of notification

 **CB4 required letter to residents for hearing.pdf**
221K

Bob Barbero <bob.barbero@gmail.com>
To: Melissa Morales <mmorales@pandblegal.com>

Mon, Oct 31, 2016 at 2:20 PM

----- Forwarded message -----
From: **Bob Barbero** <bob.barbero@gmail.com>
Date: Thu, Oct 20, 2016 at 5:39 PM
Subject: g lounge/223 West Corp alteration application
To: wborock@hotmail.com

Please see attached letter of notification

 **CB4 required letter to residents for hearing.pdf**
221K

Bob Barbero <bob.barbero@gmail.com>
To: Melissa Morales <mmorales@pandblegal.com>

Mon, Oct 31, 2016 at 2:21 PM

----- Forwarded message -----
From: **Bob Barbero** <bob.barbero@gmail.com>
Date: Thu, Oct 20, 2016 at 5:47 PM
Subject: g lounge/223 West Corp alteration application
To: mwalshny@yahoo.com

Please see attached letter of notification

 **CB4 required letter to residents for hearing.pdf**
221K

Bob Barbero <bob.barbero@gmail.com>
To: Melissa Morales <mmorales@pandblegal.com>

Mon, Oct 31, 2016 at 2:22 PM

----- Forwarded message -----
From: **Bob Barbero** <bob.barbero@gmail.com>
Date: Thu, Oct 20, 2016 at 5:47 PM
Subject: g lounge/223 West Corp alteration application
To: mwalshny@yahoo.com

Please see attached letter of notification

 **CB4 required letter to residents for hearing.pdf**
221K

Bob Barbero <bob.barbero@gmail.com>
To: Melissa Morales <mmorales@pandblegal.com>

Mon, Oct 31, 2016 at 2:22 PM

----- Forwarded message -----
From: **Bob Barbero** <bob.barbero@gmail.com>
Date: Thu, Oct 20, 2016 at 5:53 PM

Subject: g lounge/223 West Corp alteration application
To: germanygerald@aol.com

Please see attached letter of notification

 **CB4 required letter to residents for hearing.pdf**
221K

Bob Barbero <bob.barbero@gmail.com>
To: Melissa Morales <mmorales@pandblegal.com>

Mon, Oct 31, 2016 at 2:23 PM

----- Forwarded message -----
From: **Bob Barbero** <bob.barbero@gmail.com>
Date: Thu, Oct 20, 2016 at 5:58 PM
Subject: g lounge/223 West Corp alteration application
To: beacon195@aol.com

Please see attached letter of notification

 **CB4 required letter to residents for hearing.pdf**
221K

Bob Barbero <bob.barbero@gmail.com>
To: Melissa Morales <mmorales@pandblegal.com>

Mon, Oct 31, 2016 at 2:24 PM

----- Forwarded message -----
From: **Bob Barbero** <bob.barbero@gmail.com>
Date: Thu, Oct 20, 2016 at 5:59 PM
Subject: g lounge/223 West Corp alteration application
To: sallygmg@gmail.com

Please see attached letter of notification

 **CB4 required letter to residents for hearing.pdf**
221K

Bob Barbero <bob.barbero@gmail.com>
To: Melissa Morales <mmorales@pandblegal.com>

Mon, Oct 31, 2016 at 2:25 PM

----- Forwarded message -----
From: **Bob Barbero** <bob.barbero@gmail.com>
Date: Thu, Oct 20, 2016 at 6:04 PM
Subject: g lounge/223 West Corp alteration application
To: fcmgt@me.com

Please see attached letter of notification

 **CB4 required letter to residents for hearing.pdf**
221K

Bob Barbero <bob.barbero@gmail.com>
To: Melissa Morales <mmorales@pandblegal.com>

Mon, Oct 31, 2016 at 2:26 PM

----- Forwarded message -----
From: **Bob Barbero** <bob.barbero@gmail.com>
Date: Thu, Oct 20, 2016 at 6:04 PM
Subject: g lounge/223 West Corp alteration application
To: fcmgt@me.com

Please see attached letter of notification

 **CB4 required letter to residents for hearing.pdf**
221K

Bob Barbero <bob.barbero@gmail.com>
To: Melissa Morales <mmorales@pandblegal.com>

Mon, Oct 31, 2016 at 2:26 PM

----- Forwarded message -----
From: **Bob Barbero** <bob.barbero@gmail.com>
Date: Thu, Oct 20, 2016 at 6:23 PM
Subject: g lounge/223 West Corp alteration application
To: merlelevine@gmail.com

Please see attached letter of notification

 **CB4 required letter to residents for hearing.pdf**
221K

Bob Barbero <bob.barbero@gmail.com>
To: Melissa Morales <mmorales@pandblegal.com>

Mon, Oct 31, 2016 at 2:26 PM

----- Forwarded message -----
From: **Bob Barbero** <bob.barbero@gmail.com>
Date: Thu, Oct 20, 2016 at 6:29 PM
Subject: g lounge/223 West Corp alteration application
To: djfranco243@earthlink.net

Please see attached letter of notification

 **CB4 required letter to residents for hearing.pdf**
221K

Bob Barbero <bob.barbero@gmail.com>
To: Melissa Morales <mmorales@pandblegal.com>

Mon, Oct 31, 2016 at 2:27 PM

----- Forwarded message -----

From: **Bob Barbero** <bob.barbero@gmail.com>
Date: Thu, Oct 20, 2016 at 6:31 PM
Subject: g lounge/223 West Corp alteration application
To: craig.slutzkin@outlook.com

Please see attached letter of notification

 **CB4 required letter to residents for hearing.pdf**
221K

Bob Barbero <bob.barbero@gmail.com>
To: Melissa Morales <mmorales@pandblegal.com>

Mon, Oct 31, 2016 at 2:27 PM

----- Forwarded message -----

From: **Bob Barbero** <bob.barbero@gmail.com>
Date: Thu, Oct 20, 2016 at 6:34 PM
Subject: g lounge/223 West Corp alteration application
To: dfranco243@earthlink.net

Please see attached letter of notification

 **CB4 required letter to residents for hearing.pdf**
221K

Bob Barbero <bob.barbero@gmail.com>
To: Melissa Morales <mmorales@pandblegal.com>

Mon, Oct 31, 2016 at 2:28 PM

----- Forwarded message -----

From: **Bob Barbero** <bob.barbero@gmail.com>
Date: Thu, Oct 20, 2016 at 6:36 PM
Subject: g lounge/223 West Corp alteration application
To: dfranco243@earthlink.net

Please see attached letter of notification

 **CB4 required letter to residents for hearing.pdf**
221K

REBAR MENU

SEASONAL CAMPBELL'S SOUPS

VARIOUS TABENADES/HUMUS, served with salty Pita Chips, suggest served with martinis or wine

CHILE CON CARNE, spicy tomatoes, ground beef & peppers served with salty crackers and suggest served with cold beer

SPICY LENTIL WRAPS, with tahini sauce and suggest served with a margarita

Manhattan Community Board 4
(All Fields Must Be Completed)

Liquor License Stipulations Application

CORPORATION NAME		DOING BUSINESS AS (DBA)	
Chelsea Restaurant Owner LLC		El Quijote	
STREET ADDRESS		CROSS STREETS	ZIP CODE
226 West 23rd Street		7th & 8th Avenues	10011
OWNER <i>(Attach a list of all the people that will be associated/listed with the license)</i>	NAME: Chelsea Hotel Owner LLC	ATTORNEY/ REPRESENTATIVE	NAME: Donald M. Bernstein
	PHONE: 212-247-3900		PHONE: 212-651-3100
	EMAIL: richard@bdhotels.com		EMAIL: donald@brpclaw.com
MANAGER	NAME: Eddie Pinto	LANDLORD	NAME: Chelsea Hotel Owner LLC** **will be purchasing property
	PHONE: (212) 929-1855		PHONE: 212-247-3900
	EMAIL: eddie.pinto@chelseahotels.com		EMAIL: richard@bdhotels.com
APPLICATION TYPE (Check One) CORPORATE CHANGE APPLICATION			
<input type="radio"/> New	Has applicant owned or managed a similar business?		YES NO
	What is/was the name and address of establishment?		
	What were the dates applicant was involved with this former premise?		
<input type="radio"/> Transfer	What is the prior license # and expiration date?		
	Is applicant making any alterations or operational changes?		YES NO
	<i>If alterations or operational changes are being made, please describe/list all changes.</i>		
<input type="radio"/> Alteration	What is the current license # and expiration date?		
	<i>Please list/describe the nature of all the changes and attach the plans:</i>		
METHOD OF OPERATION			
TYPE OF ALCOHOL	<input checked="" type="radio"/> Liquor/Wine/Beer <input type="radio"/> Beer <input type="radio"/> Wine & Beer		
ESTABLISHMENT TYPE	<input checked="" type="radio"/> Restaurant <input type="radio"/> Cabaret <input type="radio"/> Night Club <input type="radio"/> Hotel <input type="radio"/> Bar/Tavern <input type="radio"/> Catering Establishment <input type="radio"/> Adult Entertainment <input type="radio"/> Wine Bar <input type="radio"/> Dance Club <input type="radio"/> Sports Bar <input type="radio"/> Club (Fraternal Organization – Members Only)		
Has applicant/owner filed with the SLA? If yes, when? If no, when do you plan to file?	YES	<input checked="" type="radio"/> NO	On or about November 21, 2016
Is the 500 Foot Rule applicable? If yes, please attach a diagram of the On-Premise liquor license establishments within a 500 ft. radius of your establishment and the Public Interest Statement.	YES	<input checked="" type="radio"/> NO	Not Applicable - application is for a corporate change
Is the 200 Foot Rule applicable? If yes, please attach a diagram of the schools and houses of worship that trigger the rule.	YES	<input checked="" type="radio"/> NO	Not Applicable - application is for a corporate change
Has applicant/owner(s) read MCB4 Policy Regarding Concentration and Location of Alcoholic-Serving Establishments?	<input checked="" type="radio"/> YES	NO	

List of other owners:

Richard Born

Ira Drukier

Sean MacPherson

William A. Ackman

OPERATIONAL DETAILS (*Closing time will be when establishment is vacated of all patrons)									
HOURS* <i>(Indoor Only)</i>		MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY	SUNDAY	
	Operation	12PM-2AM	12PM-2AM	12PM-2AM	12PM-2AM	12PM-2AM	12PM-2AM	12PM-2AM	12PM-2AM
	Kitchen	12PM-2AM	12PM-2AM	12PM-2AM	12PM-2AM	12PM-2AM	12PM-2AM	12PM-2AM	
	Music	12PM-2AM	12PM-2AM	12PM-2AM	12PM-2AM	12PM-2AM	12PM-2AM	12PM-2AM	
If you plan to have music, what type(s)? (Circle all that apply)		<input checked="" type="radio"/> BACKGROUND		<input type="radio"/> LIVE MUSIC	<input type="radio"/> DJ	<input type="radio"/> JUKE BOX	<input type="radio"/> KARAOKE		
OCCUPANCY									
	Capacity (Certificate of Occupancy)	Maximum # of Persons You Anticipate Occupying Premises (Including Employees)	Number of Tables	Number of Seats	Number of Service Only Bars	Number of Stand-Up Bars	Number of Seats at Stand-Up Bar		
INSIDE	approx 250	250	60	225	0	1	15		
OUTSIDE <i>(Other than sidewalk café)</i>	-----								
SIDEWALK CAFÉ	-----								
How many floors are there? What is the capacity for each floor?					1				
How frequently will the owner(s) be at the establishment?					as needed in executive capacity				
Will you be applying or intending to apply for a cabaret license with DCA? If yes, will there be dancing?					YES	<input checked="" type="radio"/> NO			
Will applicant have bottle or table service for beverage alcohol?					YES	<input checked="" type="radio"/> NO			
Will you be hosting private; promotional or corporate events?					<input checked="" type="radio"/> YES	NO			
Will outside promoters be used on a regular basis? If yes please describe.					YES	<input checked="" type="radio"/> NO			
Will you have a security plan? If, yes please attach.					YES	<input checked="" type="radio"/> NO			
Will security plan be implemented?					YES	NO	N/A		
Will State certified security personnel be used?					YES	NO	N/A		
Will New York Nightlife Association and NYPD Best Practices be followed?					YES	NO	N/A		
Will applicant be using delivery bicycles? If yes, how many?					YES	<input checked="" type="radio"/> NO			
Will delivery bicycles be clearly marked with the name of the restaurant and will staff wear attire clearly noting name as described by NYC Law?					YES	NO	N/A		
Where will delivery bicycles be stored during the day when not in use?					N/A				

LOCATION & ZONING			
Is this a Special District? If yes, is it Clinton, West Chelsea or Hudson Yards?	YES	<input checked="" type="radio"/> NO	
Does the building have a Certificate of Occupancy ("C of O") or a letter of no objection?	<input checked="" type="radio"/> YES	NO	
Is a Public Assembly permit required?	<input checked="" type="radio"/> YES	NO	previously issued
Are your plans filed with DOB?	YES	NO	N/A no changes being made

Community Notification/Relations			
NOTIFICATION: List all block associations; tenant associations, co-op boards or condo boards of residential buildings; and community groups that applicant has notified regarding its application. For each please list both the organization and individual you contacted	# 1	See attached rider	
	# 2		
	# 3		
	# 4		
	# 5		
Please provide dates when applicant met with the groups listed above.	all block associations were e-mailed on 10/28/2016		
Who was your contact person at each group you met with?	n/a (all block associations e-mailed to individuals identified in rider)		
When did applicant post the notice that was provided?	October 28, 2016		
Where did applicant post the notice that was provided?	Front window of restaurant facing 23rd Street.		
Will applicant provide owner cell phone number to neighbors and respond to complaints that arise? Please provide number in space provided.	<input checked="" type="radio"/> YES	NO	(917) 939-1215
Will applicant inform the Community Board office of its job openings and/or provide a hyperlink to applicants jobs webpage?	<input checked="" type="radio"/> YES	NO	

BUILDING DESIGN			
State the name and type of business previously located in the space.	Restaurant - no change; corporate change only		
Has a liquor-licensed establishment previously occupied this space at any time? If yes, please provide the name of the business.	<input checked="" type="radio"/> YES	<input type="radio"/> NO	no change; corporate change only
Do you plan any changes to the existing façade? If yes, please describe.	<input type="radio"/> YES	<input checked="" type="radio"/> NO	
Will applicant have a vestibule within the establishment?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	
Will applicant use a storm enclosure?	<input type="radio"/> YES	<input checked="" type="radio"/> NO	
Will applicant not place any items or obstructions on the sidewalk, for example, sandwich boards, sidewalk signs, freestanding menus and plants, as per the law?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	
Will applicant comply with the NYC noise code?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	
Will the establishment have any of the following: (circle all that apply)	FRENCH DOORS	GARAGE DOORS	WINDOWS THAT CAN BE OPENED
Will applicant close all windows, French doors, garage doors when any music or amplified sound (including televisions) is played inside the establishment?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	
Will applicant close all windows, French doors, garage doors by 11 PM Friday and Saturday and 10 PM on all other days even if no music or amplified sound is played inside the establishment?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	
Has applicant obtained an acoustical report from a certified sound engineer to assess potential noise disturbance to the neighboring residents and buildings?	<input type="radio"/> YES	<input checked="" type="radio"/> NO	N/A
Will applicant follow the recommendations of a certified sound engineer to mitigate potential noise disturbance to the neighboring residents and buildings, including placing speakers on the floor of the establishment?	<input type="radio"/> YES	<input type="radio"/> NO	N/A, is an existing premises
Will the kitchen exhaust system extend to the roof?	<input type="radio"/> YES	<input type="radio"/> NO	N/A, is an existing premises
Will the establishment have an illuminated sign?	<input type="radio"/> YES	<input checked="" type="radio"/> NO	
Will the establishment have a canopy extending over the sidewalk?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	
Where will the air conditioner be located? What type is it?	N/A, is an existing premises		
When was the air conditioner installed?	unknown		

OUTDOOR ITEMS - OTHER THEN SIDEWALK CAFÉ		NO OUTDOOR SPACE	
Has the applicant/owner(s) read MCB 4 Rear Yard Rooftop Policy?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	
Will applicant use any outdoor spaces: rooftop, rear yard, patio, porch, balcony, pavilion, tents, deck or gazebo? If yes, which one(s)?	<input type="radio"/> YES	<input checked="" type="radio"/> NO	
Are the floorplans for the outdoor space(s) included?	<input type="radio"/> YES	<input type="radio"/> NO	N/A
Will applicant close and vacate the outdoor space(s) by 11PM on Friday & Saturday and 10 PM on all other days?	<input type="radio"/> YES	<input type="radio"/> NO	N/A
Will the service and consumption of alcohol in any outdoor space only be via seated food service?	<input type="radio"/> YES	<input type="radio"/> NO	N/A
Will applicant not allow standing space for patrons to drink or smoke in any outdoor space(s)?	<input type="radio"/> YES	<input type="radio"/> NO	N/A
Will there be no amplified music, as per the law?	<input type="radio"/> YES	<input type="radio"/> NO	N/A
If amplified sound is played inside the establishment, will windows and doors be closed?	<input type="radio"/> YES	<input type="radio"/> NO	N/A
Will applicant agree to post signs outside asking customers to respect the neighbors'?	<input type="radio"/> YES	<input type="radio"/> NO	N/A
Will applicant agree to train staff to encourage a peaceful environment?	<input type="radio"/> YES	<input type="radio"/> NO	N/A
Will applicant provide effective sound control (landscaping enclosure, soundproofing tenants apartments)	<input type="radio"/> YES	<input type="radio"/> NO	N/A
Will there be a lighting plan that allows safe usage of the outdoor space without disrupting neighbors?	<input type="radio"/> YES	<input type="radio"/> NO	N/A

OUTDOOR ITEMS – SIDEWALK CAFÉ NO OUTDOOR SPACE			
Has the applicant/owner(s) read MCB4 Sidewalk Café Policy?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	
Will applicant be applying for a sidewalk café now or in the future?	<input type="radio"/> YES	<input checked="" type="radio"/> NO	
Is applicant in this application seeking to include a sidewalk café in its liquor license?	<input type="radio"/> YES	<input checked="" type="radio"/> NO	
If yes, has applicant submitted an application and plans to NYC Dept. of Consumer Affairs? Please attach application and plans.	<input type="radio"/> YES	<input type="radio"/> NO	N/A
Will applicant close and vacate the sidewalk café by 11 PM on Friday & Saturday and 10 PM on all other days?	<input type="radio"/> YES	<input type="radio"/> NO	N/A
Will applicant be serving alcohol in the sidewalk café? If so, will you have waiter service?	<input type="radio"/> YES	<input type="radio"/> NO	N/A
Will the café have a 3 ft. wide serving aisle running the entire length of the sidewalk cafe?	<input type="radio"/> YES	<input type="radio"/> NO	N/A
Will applicant mark the perimeter of the café on the sidewalk?	<input type="radio"/> YES	<input type="radio"/> NO	N/A
Will the service and consumption of alcohol in the sidewalk café only be via seated food service?	<input type="radio"/> YES	<input type="radio"/> NO	N/A
Will the sidewalk café not provide standing space for drinking or smoking?	<input type="radio"/> YES	<input type="radio"/> NO	N/A
Will applicant use any portable natural gas heaters? If so, do you have the requisite approvals from DOB & the Fire Department?	<input type="radio"/> YES	<input type="radio"/> NO	N/A
Will applicant have a lighting plan that will allow safe usage of the outdoor space without disrupting neighbors?	<input type="radio"/> YES	<input type="radio"/> NO	N/A
Will all furniture, plants and barricades be stored inside between the evening closing hours and the morning opening hours?	<input type="radio"/> YES	<input type="radio"/> NO	N/A
Will all furniture be stored inside between December 21 st and March 21 st , and any other day when it rains or snows?	<input type="radio"/> YES	<input type="radio"/> NO	N/A
Will applicant use umbrellas?	<input type="radio"/> YES	<input type="radio"/> NO	N/A
If construction or construction protection has reduced the sidewalk width, will applicant always maintain an 8 foot clear path of sidewalk between the perimeter of the café and the closes obstruction including construction barricades?	<input type="radio"/> YES	<input type="radio"/> NO	N/A

ADDITIONAL STIPULATIONS: (Office Use Only)

To the extent any additional stipulation on pages 7 and 8 of this application conflicts with any response on pages 1 – 6 of this application, the stipulations on pages 7 and 8 control.

ADDITIONAL STIPULATIONS: (Office Use Only), *Continued*

To the extent any additional stipulation on pages 7 and 8 of this application conflicts with any response on pages 1 – 6 of this application, the stipulations on pages 7 and 8 control.

Manhattan Community Board 4 (MCB4) recommends:	<input type="radio"/> Denial unless all stipulations agreed to by applicant/owner are part of the method of operation <input type="radio"/> Denial <input type="radio"/> Approval
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CB4 REPRESENTATIVES

Nelly Gonzalez <i>CB4 Assistant District Manager</i>	Frank Holozubiec <i>CB4 BLP Committee Co-Chair</i>	Burt Lazarin <i>CB4 BLP Committee Co-Chair</i>
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APPLICANT AGREEMENT WITH THE COMMUNITY

Applicant agrees to these stipulations as the basis for the community support of this application and acknowledges that all of these stipulations are essential prerequisites to the MCB4 recommendation regarding this application. Applicant agrees to have these stipulations incorporated in the method of operation of its liquor license. The stipulations in this application constitute the entire agreement between MCB4 and applicant and may only be altered in writing signed by MCB4 and applicant. These stipulations supersede any oral statements or representations in connection with this application.

SIGN HERE	DONALD W. BERNSTEIN <small>PRINT NAME OF APPLICANT</small>	 <small>SIGNATURE OF APPLICANT</small>	11 / 01 / 2014 <small>DATE</small>
------------------	---	---	---------------------------------------

Rider to Community Board Questionnaire – Block Associations Notified

100 West 19th/20th/21st/22nd Streets Block Association
Bill Borock at wborock@hotmail.com

100 West 19th/20th/21st/22nd Streets Block Association
Michael Walsh at mwalshny@yahoo.com

200 West 19th/20th/21st/22nd/23rd Streets Block Association
Pamela Wolff at pamela@angel.net

200 West 19th/20th/21st/22nd/23rd Streets Block Association
Dottie Francoure at dfranco243@earthlink.net

200 West 19th/20th/21st/22nd/23rd Streets Block Association
Pat Cooke at fcmgt@me.com

200 West 19th/20th/21st/22nd/23rd Streets Block Association
Merle Lister at merle.levine@gmail.com

300 West 21st/22nd/23rd Streets Block Association
Eleanor Horowitz at eleanor@quiltedcorner.com

300 West 21st/22nd/23rd Streets Block Association
Andra Gabrielle at 300wba@gmail.com

300 West 21st/22nd/23rd Streets Block Association
Phyllis Waisman at phylliswaisman@gmail.com

300 West 21st/22nd/23rd Streets Block Association
Zazel Loven at zazelloven@yahoo.com

Penn South 8th Ave/9th Ave (23-29)
Mario Mazzone at education@pennsouth.coop

List of other owners:

Richard Born

Ira Drukier

Sean MacPherson

William A. Ackman

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300 West 21st/22nd/23rd Streets Block Association
Andra Gabrielle at 300wba@gmail.com

300 West 21st/22nd/23rd Streets Block Association
Phyllis Waisman at phylliswaisman@gmail.com

300 West 21st/22nd/23rd Streets Block Association
Zazel Loven at zazeloven@yahoo.com

Penn South 8th Ave/9th Ave (23-29)
Mario Mazzoni at education@pennsouth.coop

The El Quijote of New York City



The above is a prize given to El Quijote Restaurant by the Minister of Spain Exmo. SR D. Miguel Arias Canete on November 18, 2002, declaring that El Quijote is the best Spanish restaurant of any country in the world outside of Spain.

El Quijote is as well known for its welcoming atmosphere as for the quality of its authentic Spanish Cuisine. To owner Manny Ramirez, the client is, above all, a friend and everything he does illustrates this. This eatery is a place of dining history that dates back to 1930, the oldest Spanish Restaurant in New York City. Vibrancy here is created by many artists and politicians who have labeled this historic landmark, "The Hollywood of New York City." Manny, the director of this dining fantasy, is constantly developing new ideas, the best being the "Daily Double" (two one and a quarter pound lobsters for one person), often imitated - never duplicated. Mr. Ramirez, dedicated to giving exceptional value for one's money, was the first to establish his own fishing boats along the coast of Maine so as to offer generous portions with the emphasis always on FRESH. This is the place to rediscover the pleasures of pure natural flavors such as El Quijote's famous Spanish Coffee and their Secret Sangria, both from the same coveted recipes passed on for generations by Manny's Family. The restaurant has a place in history and in the hearts of the people of New York City.

Welcome to

THE EL QUIJOTE RESTAURANT

We take great pride in the preparation of our dishes
using only the freshest ingredients.

- All dishes cooked to order -

Buen Appetito,

Manny

APPETIZERS - TAPAS

MEJILLONES SALSA VERDE.....	9.95	CHORIZO ASADO.....	9.95
<i>(Mussels in Green Sauce)</i>		<i>(Broiled Sausages)</i>	
MEJILLONES QUIJOTE.....	9.95	SETAS RELLENAS.....	9.95
<i>(Mussels Quijote)</i>		<i>(Stuffed Mushrooms)</i>	
MEJILLONES VINAGRETA.....	9.95	SETAS AL AJILLO.....	9.95
<i>(Mussels Vinaigrette)</i>		<i>(Mushrooms in Garlic Sauce)</i>	
ALMEJAS MARINERA.....	11.95	HIGADOS DE POLLO QUIJOTE.....	8.95
<i>(Clams in Green Sauce, 1 Dozen)</i>		<i>(Chicken Livers Quijote)</i>	
ALMEJAS AL NATURAL.....	11.95	VIEIRA RELLENA.....	12.95
<i>(Clams on the Half Shell, 1 Dozen)</i>		<i>(Stuffed Scallop)</i>	
ALMEJAS CASINO.....	12.95	VIERAS AJILLO.....	12.95
<i>(Clams Quijote Style, 1 Dozen)</i>		<i>(Scallops in Garlic Sauce)</i>	
ALMEJAS RELLENAS AL HORNO.....	12.95	JAMON SERRANO CON MELON O ACEITUNAS.....	16.95
<i>(Baked Clams)</i>		<i>(Spanish Imported Serrano Ham with Melon or Olives)</i>	
CAMARONES AJILLO.....	12.95	CALAMARES QUIJOTE.....	9.95
<i>(Shrimp in Garlic Sauce)</i>		<i>(Squid a la Romana)</i>	
CAMARONES COCTEL.....	14.95	PULPO QUIJOTE.....	11.95
<i>(Shrimp Cocktail)</i>		<i>(Sautéed Manny Style)</i>	
ALMEJAS QUIJOTE.....	12.95	FILET MIGNON TIPS.....	14.95
<i>(Clams Quijote, 1 Dozen)</i>		ENSALADA DE CAMARONES.....	18.95
CAMARONES EN SALSA VERDE.....	12.95	<i>(Shrimp Salad)</i>	
<i>(Shrimp in Green Sauce)</i>		ENSALADA QUIJOTE.....	23.95
ENTREMES VARIADOS (PARA DOS).....	23.95	<i>(Special Salad with Lobster Meat, Shrimp, Lettuce, Peppers, Onion and Olives)</i>	
<i>(Special Appetizer Combination - For Two)</i>		ENSALADA A LA MANNY.....	16.95
CAMARONES PLANCHA.....	13.95	<i>(Octopus, Squid, Mussels and Shrimp Vinaigrette)</i>	
<i>(Grilled Shrimp)</i>		MANCHEGO CHEESE WITH OLIVES.....	12.95
FRESH OYSTERS.....	12.95	MANCHEGO CHEESE WITH SERRANO HAM.....	18.95
<i>(From Rhode Island - Half Dozen)</i>		ASPARAGUS VINAIGRETTE.....	9.95
OYSTERS CASINO (HALF DOZEN).....	13.95	OCTOPUS (BROILED).....	13.95
MONKFISH TIPS.....	14.95		
<i>(Hot Cherry Peppers)</i>			

SOUPS

GASPACHO (Cold Soup).....	5.95	BLACK BEAN SOUP.....	5.95
CALDO GALLEGO.....	5.95	GARLIC SOUP.....	5.95

MARISCOS - SEAFOOD

CAMARONES EN SALSA DE VINO.....	21.95	BROILED 1 LB. LOBSTER TAIL.....	43.95
<i>(Shrimp in Wine Sauce)</i>		BROILED LOBSTER TAILS.....	43.95
CAMARONES EN SALSA BLANCA.....	21.95	<i>(Three Lobster Tails)</i>	
<i>(Shrimp in White Sauce)</i>		MARISCADA EN SALSA VERDE.....	22.95
CAMARONES EN SALSA VERDE.....	21.95	<i>(Mixed Seafood in Green Sauce)</i>	
<i>(Shrimp in Green Sauce)</i>		MARISCADA EN SALSA DE HUEVO.....	22.95
CAMARONES FRITOS.....	21.95	<i>(Mixed Seafood in Egg Sauce)</i>	
<i>(Fried Shrimp)</i>		MARISCADA AJILLO.....	22.95
CAMARONES AJILLO.....	21.95	<i>(Mixed Seafood in Garlic Sauce)</i>	
<i>(Shrimp in Garlic Sauce)</i>		MARISCADA DIABLO O CRIOLLA.....	22.95
CAMARONES CRIOLLO O DIABLO.....	21.95	<i>(Mixed Seafood in "Deviled or Creole" Sauce)</i>	
<i>(Shrimp Deviled or Creole)</i>		MEJILLONES AJILLO.....	16.95
CAMARONES QUIJOTE.....	21.95	<i>(Mussels in Garlic Sauce)</i>	
<i>(Shrimp Quijote)</i>		CALAMARES QUIJOTE.....	17.95
CAMARONES PLANCHA.....	21.95	<i>(Squid with Sweet or Spicy Tomato Sauce)</i>	
<i>(Grilled Shrimp)</i>		MEJILLONES QUIJOTE.....	16.95
WHOLE LOBSTER.....	32.95	<i>(Mussels Quijote)</i>	
<i>(In Brandy Sauce)</i>		MEJILLONES SALSA VERDE.....	16.95
LANGOSTA AJILLO.....	43.95	<i>(Mussels in Green Sauce)</i>	
<i>(Lobster in Garlic Sauce - Tails or Whole Lobster)</i>		PAELLA VALENCIANA CON LANGOSTA.....	28.95
ALASKAN KING CRAB LEGS.....	36.95	<i>(Valenciana Paella with Lobster)</i>	
<i>(Prepared in Garlic, Wine, Sherry and Brandy Sauce)</i>		PAELLA VALENCIANA.....	22.95
LANGOSTA EN SALSA VERDE.....	43.95	<i>(Valenciana Paella)</i>	
<i>(Lobster in Green Sauce - Tails or Whole Lobster)</i>		PAELLA MARINERA CON LANGOSTA.....	28.95
LANGOSTA EN SALSA BLANCA.....	43.95	<i>(Mixed Seafood Paella with Lobster)</i>	
<i>(Lobster in White Garlic Sauce - Tails or Whole Lobster)</i>		PAELLA MARINERA.....	22.95
LANGOSTA RELLENA.....	39.95	<i>(Mixed Seafood Paella)</i>	
<i>(Stuffed Lobster with Crabmeat)</i>		ALMEJAS QUIJOTE.....	21.95
STUFFED SHRIMP.....	27.95	<i>(Clams Quijote)</i>	
<i>(Quijote Special)</i>		ALMEJAS MARINERA.....	21.95
STUFFED LOBSTER TAILS A LA CHEF.....	44.95	<i>(Clams in Green Sauce)</i>	
<i>(Stuffed with Crabmeat)</i>			

PESCADOS - FISH

FRESH ON A DAILY BASIS AND AVAILABILITY

Lenguado en Salsa Verde.....	20.95	BROILED FILET OF RED SNAPPER.....	24.95
<i>(Filet of Sole in Green Sauce)</i>		BAKED RED SNAPPER.....	24.95
Lenguado a la Parrilla.....	20.95	<i>(Whole Fish) (45 min.)</i>	
<i>(Grilled Filet of Sole)</i>		BISTEC DE SALMON ASADO PARRILLA.....	21.95
BROILED MERO.....	22.95	<i>(Broiled Salmon Steak)</i>	
<i>(Grilled Grouper)</i>		VIEIRAS A LA PARRILLA.....	24.95
STUFFED FILET OF SOLE.....	26.95	<i>(Grilled Scallops)</i>	
MERO EN SALSA VERDE.....	22.95	LENGUADO QUIJOTE.....	21.95
<i>(Grouper in Green Sauce)</i>		<i>(Baked Filet of Sole with Bananas)</i>	
PULPO EL QUIJOTE.....	19.95	RAPE (MONK FISH).....	19.95
<i>(Sautéed Manny Style)</i>		<i>(Gallega or Green Sauce with Potatoes)</i>	
RED SNAPPER VIZCAINA.....	25.95	BABY SALMON.....	19.95
<i>(With Clams in Red Sauce)</i>		FRESH BROILED BLUEFISH.....	16.95

COMBINATION DISHES

VEAL AND SHRIMP.....	24.95	VEAL PLANCHA AND CHICKEN VILLARROY	23.95
<i>(With Garlic)</i>		CORNISH HEN AND SHRIMP.....	23.95
MADRID/NEW YORK BROILED WHOLE LOBSTER AND		<i>(In Garlic Sauce)</i>	
SIRLOIN STEAK.....	37.95	CORNISH HEN AND JUMBO BROILED SHRIMP.....	26.95
SURF AND TURF.....	39.95	CORNISH HEN AND WHOLE BROILED LOBSTER.....	36.95
LOBSTER PARRILLADA.....	39.95	STEAK AND BREAST OF CHICKEN VILLARROY.....	35.95
<i>(Whole Broiled Lobster, Shrimp, Mussels, Scallops and Clams)</i>		SCALLOPS AND SHRIMP.....	24.95
FISH PARRILLADA.....	29.95	<i>(In White Garlic Sauce)</i>	
<i>(Fish, Mussels, Scallops, Shrimp and Clams)</i>		COLD SEAFOOD PLATTER.....	37.95
PLUS ULTRA SPECIAL LENGUADO AND GAMBAS.....	23.95	<i>(Lobster, Clams, Mussels and Shrimp)</i>	
<i>(Filet of Sole and Shrimp in Green Garlic Sauce)</i>		MIXED SEAFOOD OVER LINGUINE.....	23.95
COMBINATION QUIJOTE.....	43.95	PARRILLADA ESPECIAL.....	42.95
<i>(Filet Mignon, Lobster Tail, Villaroy and Grilled Shrimp)</i>		<i>(Steak, Lamb Chop, Pork Chop, Veal Chop and Chorizo)</i>	
OCTOPUS AND SHRIMP.....	25.95	OCTOPUS AND SCALLOPS.....	25.95
<i>(In Garlic Sauce)</i>		<i>(In Garlic Sauce)</i>	

VEGETARIAN DISHES

VEGETABLES PAELLA.....	15.95	PASTA PRIMAVERA, <i>(With Mixed Vegetables)</i>	14.95
VEGETABLES, RICE AND BEANS PAELLA.....	16.95	MIXED VEGETABLES, Sautéed with Garlic and Asparagus.....	15.95

CARNES - MEAT & POULTRY

PRIME NEW YORK STRIP STEAK (22 oz.).....	27.95	BROILED CORNISH HEN.....	19.95
PRIME STEAK QUIJOTE (50 oz.).....	39.95	<i>(Whole) (45 min.)</i>	
PRIME PORTERHOUSE STEAK (56 oz.).....	39.95	ESCALOPINES DE TERNERA.....	21.95
PRIME RIB EYE STEAK (22 oz.).....	29.95	<i>(Natural Veal Scallops with Mushrooms)</i>	
PRIME FILET MIGNON TORNEDOS (2) (20 oz.).....	39.95	TERNERA EN SALSA DE ALMENDRAS.....	21.95
PRIME FILET MIGNON EL QUIJOTE (2) (20 oz.).....	42.95	<i>(Natural Veal in Almond Sauce)</i>	
<i>(With Mushrooms, Bacon and Spanish Cheese)</i>		TERNERA A LA EXTREMEÑA.....	21.95
PRIME T-BONE STEAK (40 oz.).....	32.95	<i>(Natural Veal Extremeha)</i>	
FILET MIGNON DHI CINEA (Quijote Style 20 oz.).....	37.95	TERNERA A LA PLANCHA.....	21.95
MINUTE STEAK (Quijote Style 10 oz.).....	18.95	<i>(Natural Grilled Veal)</i>	
SKIRT STEAK.....	29.95	POLLO A LA PARRILLA (Medio Pollo).....	16.95
<i>(Churrasco)</i>		<i>(Half Grilled Chicken) (45 min.)</i>	
COSTILLETAS DE CERDO A LA BILBAINA.....	18.95	POLLO VILLARROY.....	19.95
<i>(Pork Chops Bilbao)</i>		<i>(Chicken Villaroy)</i>	
COSTILLETAS DE CERDO A LA RIOJANA.....	18.95	POLLO SALSA DE ALMENDRAS.....	17.95
<i>(Pork Chops Riojana)</i>		<i>(Chicken in Almond Sauce)</i>	
COSTILLETAS DE CERDO A LA PARRILLA.....	18.95	POLLO AJIJO.....	17.95
<i>(Grilled Pork Chops)</i>		<i>(Chicken in Garlic Sauce)</i>	
COSTILLETAS DE TERNERA A LA BILBAINA.....	34.95	POLLO QUIJOTE.....	17.95
<i>(Natural Veal Chops Bilbao)</i>		<i>(Chicken Quijote)</i>	
COSTILLETAS DE TERNERA A LA RIOJANA.....	34.95	POLLO A LA FRANCESA.....	18.95
<i>(Natural Veal Chops Riojana)</i>		<i>(Chicken Francese)</i>	
COSTILLETAS DE TERNERA A LA PARRILLA.....	34.95	ARROZ CON POLLO Y CHORIZO.....	17.95
<i>(Natural Grilled Veal Chops)</i>		<i>(Chicken with Rice and Spanish Sausage)</i>	
COSTILLETA DE TERNERA DOBLE (35 oz.).....	34.95	CHICKEN CUTLETS A LA MANNY.....	18.95
<i>(Thick Veal Chop)</i>		<i>(Sautéed with Vegetables)</i>	
COSTILLETAS DE CORDERO A LA PARRILLA.....	34.95	HIGADOS DE POLLO QUIJOTE.....	14.95
<i>(Prime Grilled Lamb Chops)</i>		<i>(Chicken Livers Quijote with Sherry Wine)</i>	
COSTILLETAS DE CORDERO QUIJOTE.....	34.95	ARROZ CON CHORIZOS.....	15.95
<i>(Prime Lamb Chops Quijote)</i>		<i>(Sausages with Rice)</i>	
POLLO EXTREMEÑA.....	18.95	PECHUGA DE POLLO.....	19.95
<i>(Sautéed with Onion Peppers and Chorizo)</i>		<i>(Grilled Breast of Chicken)</i>	

SIDE DISHES

FRIJOLAS NEGROS (Black Beans).....	5.95	PLANTANOS FRITOS (Fried Bananas).....	5.95	ORDER OF GARLIC BREAD.....	5.95
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POSTRES - DESSERTS

NATURAL FRUIT SORBET.....	7.45	MELON (Melon).....	4.95
<i>(Imported from Spain)</i>		CASCOS DE GUAYAVA CON QUESO.....	6.95
FLAN (Caramel Custard).....	4.95	<i>(Guava Shells with Cream Cheese)</i>	
TORTA DE CASA (House Cake).....	7.45	FRUTAS FRESCAS (Fresh Fruit).....	5.95
COPA QUIJOTE (Quijote Supreme).....	8.95	QUESO MACHEGO Y MEMBRILLO.....	12.95
HELADO (Ice Cream).....	4.95	<i>(Mamchecho Cheese with Quince Jam)</i>	

CAFÉ

CAFÉ QUIJOTE (Quijote Coffee).....	12.95	CAFÉ AMERICANO (American Coffee).....	2.95
CAFÉ CAPUCHINO (Cappuccino Coffee).....	4.45	IRISH COFFEE.....	10.95
CAFÉ OLÉ.....	12.95	CAFÉ CON LECHE.....	4.45
CAFÉ EXPRESSO (Espresso Coffee).....	3.75	<i>(Espresso Coffee with Hot Milk)</i>	
HERBAL TEAS (Ask Waiter for Box).....	3.45		

Any main dish includes one serving of Potatoes, Rice or Vegetable Any dish served for two 7.50 extra Choice of Soup of the Day or Salad with any Main Dish

SPECIAL LUNCHEON

11 :30 a.m. - 3 p.m. • Monday thru Friday Only

(Not Served on Holidays)

SHRIMP SALAD EL QUIJOTE.....	16.95
ENSALADA QUIJOTE.....	22.95
<i>(Special Salad with Lobster Meat, Shrimp, Peppers, Lettuce, Onion and Olives)</i>	
ENSALADA A LA MANNY.....	19.95
<i>(Octopus, Squid, Mussels and Shrimp Vinaigrette on a Bed of Lettuce)</i>	

SEAFOOD

MUSSELS QUIJOTE.....	14.95
MUSSELS IN GREEN SAUCE.....	14.95
SHRIMP IN WINE SAUCE.....	16.95
SHRIMP IN GREEN SAUCE.....	16.95
SHRIMP SALAD.....	16.95
BROILED SCALLOPS.....	16.95
SQUID ROMANA.....	14.95
PULPO QUIJOTE <i>(Sautéed Manny Style)</i>	15.95

MEATS

BROILED PORK CHOPS.....	14.95
PORK CHOPS BILBAINA.....	15.95
VEAL IN ALMOND SAUCE.....	16.95
VEAL IN LEMON SAUCE.....	16.95
VEAL EXTREMEÑA.....	16.95
VEAL SCALLOPINI.....	16.95
MINUTE STEAK <i>(10 oz.)</i>	17.95

FISH

BROILED BLUEFISH.....	14.95
FILET OF SOLE IN LEMON SAUCE.....	17.95
FILET OF SOLE IN GREEN SAUCE.....	17.95
BROILED FILET OF SOLE.....	17.95
BROILED SALMON STEAK.....	15.95
FRIED SHRIMP.....	17.95
MONK FISH, BROILED OR IN GREEN SAUCE.....	16.95

POULTRY

CHICKEN IN GARLIC SAUCE.....	14.95
CHICKEN IN ALMOND SAUCE.....	14.95
CHICKEN AND RICE.....	14.95
HALF BROILED CHICKEN <i>(45 min.)</i>	14.95
CHICKEN QUIJOTE.....	14.95
CHICKEN LIVERS SAUTEED IN SHERRY WINE..	11.95
BROILED CORNISH HEN <i>(45 min.)</i>	14.95
CORNISH HEN WITH WINE SAUCE <i>(30 min.)</i>	14.95
BREAST OF CHICKEN.....	14.95
CHICKEN FRANCESCA.....	14.95

VEGETARIAN DISHES

VEGETABLES, RICE AND BEANS PAELLA.....	15.95
VEGETABLES PAELLA.....	14.95
PASTA PRIMAVERA WITH MIXED VEGETABLES.....	12.95
MIXED VEGETABLES, Sautéed with Garlic and Asparagus.....	13.95

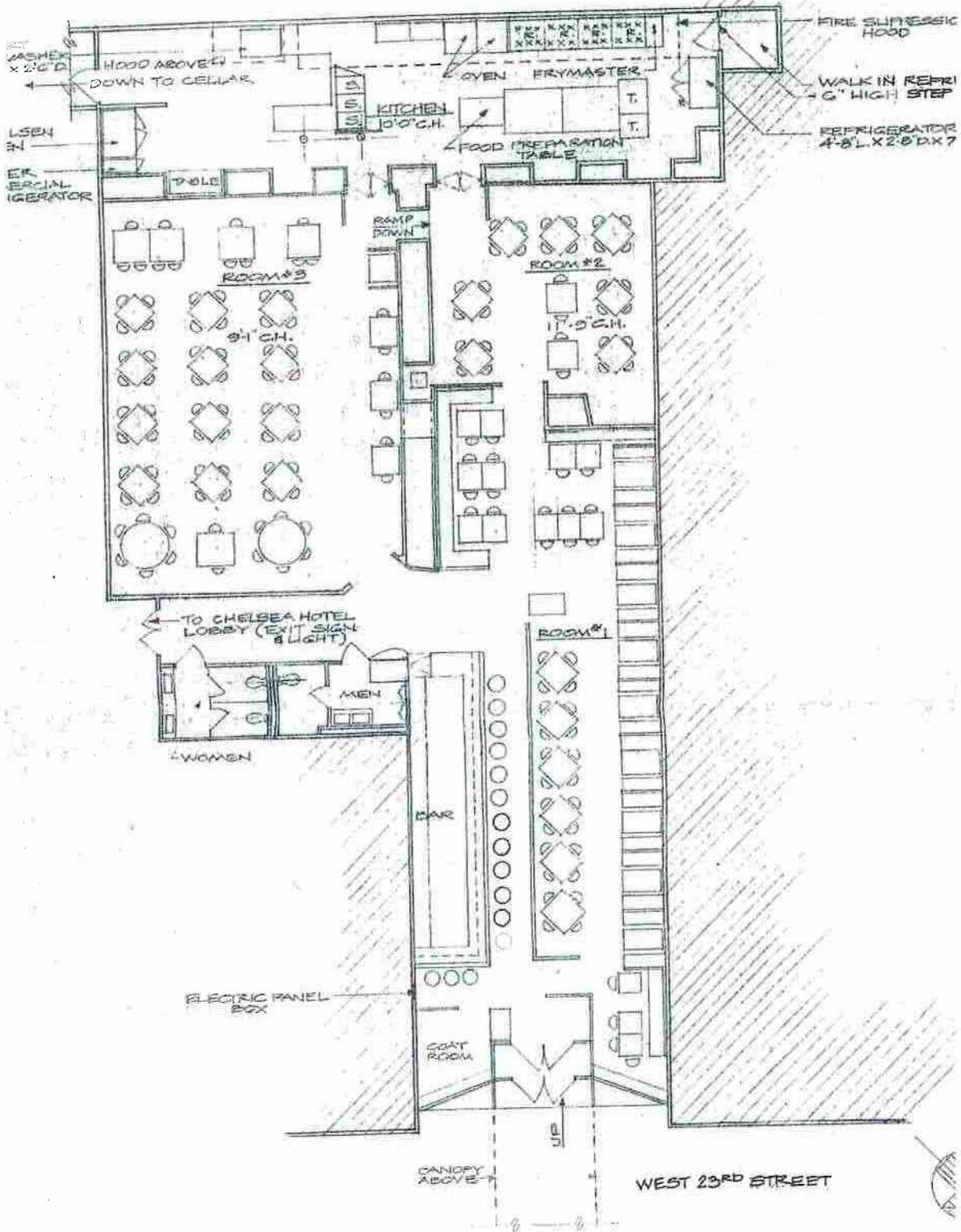
SANDWICHES

CHORIZOS (SPANISH SAUSAGE).....	11.95
STEAK.....	16.95
VEAL.....	16.95

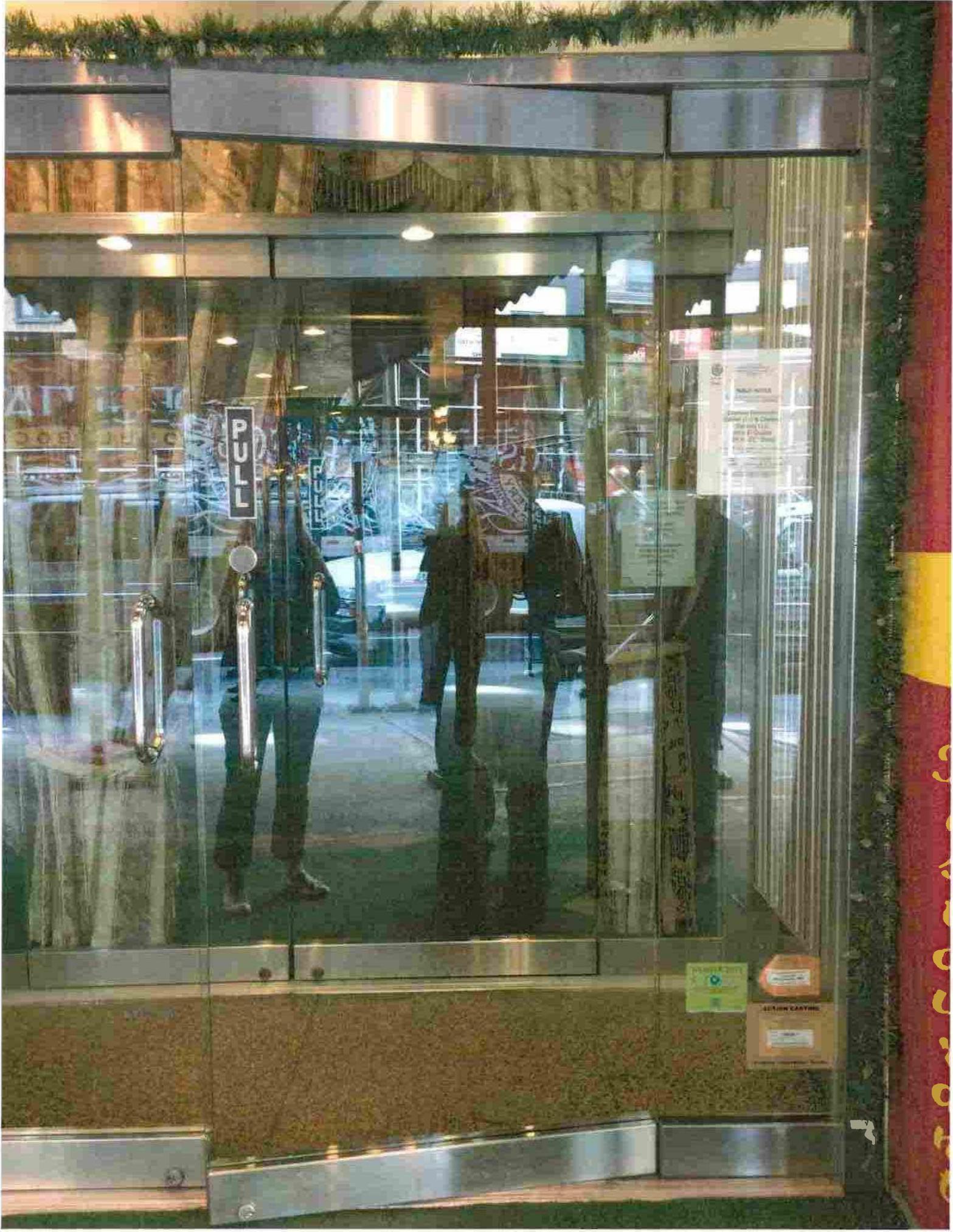
OMELETTES

SPANISH OMELETTE.....	11.95
SPANISH SAUSAGE AND ONION OMELETTE.....	12.95

*Any Main Dish Served with Soup of the Day or Salad
and one Choice of Rice, Potatoes or Vegetables*



GROUND FLOOR PLAN OF EL QUIJOTE RESTAUR.
 226 WEST 23RD STREET NEW YORK, N.Y. 10011
 SCALE: $\frac{1}{8}" = 1'-0"$



PULL

NOTICE
The City of...
...
...

RECYCLING

RECYCLING

EARTH FRIENDLY





DELORES RUBIN
Chair

JESSE BOONE
Deputy Manager

CITY OF NEW YORK
MANHATTAN COMMUNITY BOARD No. 4
330 West 42nd Street, 26th floor, New York, NY 10036
tel: 212-736-4536 fax: 212-947-9512
www.nyc.gov/mc4

PUBLIC NOTICE

Business Licenses and Permits Committee
will discuss an application submitted by

Chelsea Restaurant
Owner LLC & Chelsea
Dynasty LLC
d/b/a El Quijote
226 W. 23rd Street

A Corporate Change application for an On-Premise
Liquor License

DATE:	Tuesday, November 15, 2016
TIME:	6:30 PM
PLACE:	Intercontinental NY Times Square - 300 W. 44 th Street

We invite you to attend this meeting and give your comments on this application.
Alternately, you may mail, fax or email us at the address listed above.
For more information, please call 212-736-4536

Manhattan Community Board 4

Liquor License Stipulations Application

(All Fields Must Be Completed)

CORPORATION NAME		DOING BUSINESS AS (DBA)			
KDL Hospitality LLC		The Brass Bell			
STREET ADDRESS		CROSS STREETS		ZIP CODE	
316 8th Avenue		West 26th St. and 8th Ave		10001	
OWNER <i>(Attach a list of all the people that will be associated/listed with the license)</i>	NAME:	Brendan Donoghue		NAME:	Patrick DeLuca
	PHONE:	(917) 340-0524		PHONE:	(631) 264-2700
	EMAIL:	BDonoghue76@yahoo.com		EMAIL:	jdservices@optonline.net
MANAGER	NAME:			NAME:	
	PHONE:			PHONE:	
	EMAIL:			EMAIL:	
ATTORNEY/ REPRESENTAIVE					
LANDLORD					
APPLICATION TYPE (Check One)					
<input checked="" type="radio"/> New	Has applicant owned or managed a similar business?		<input checked="" type="radio"/> YES	<input type="radio"/> NO	
	What is/was the name and address of establishment?		Jack Doyles, John Sullivans		
	What were the dates applicant was involved with this former premise?		2011-Present, 2014-Present		
<input type="radio"/> Transfer	What is the prior license # and expiration date?				
	Is applicant making any alterations or operational changes?		<input type="radio"/> YES	<input type="radio"/> NO	
	<i>If alterations or operational changes are being made, please describe/list all changes.</i>				
<input type="radio"/> Alteration	What is the current license # and expiration date?				
	<i>Please list/describe the nature of all the changes and attach the plans:</i>				
METHOD OF OPERATION					
TYPE OF ALCOHOL	<input checked="" type="radio"/> Liquor/Wine/Beer <input type="radio"/> Beer <input type="radio"/> Wine & Beer				
ESTABLISHMENT TYPE	<input checked="" type="radio"/> Restaurant <input type="radio"/> Cabaret <input type="radio"/> Night Club <input type="radio"/> Hotel <input checked="" type="radio"/> Bar/Tavern <input type="radio"/> Catering Establishment <input type="radio"/> Adult Entertainment <input type="radio"/> Wine Bar <input type="radio"/> Dance Club <input type="radio"/> Sports Bar <input type="radio"/> Club (Fraternal Organization – Members Only)				
Has applicant/owner filed with the SLA? If yes, when? If no, when do you plan to file?			<input type="radio"/> YES	<input checked="" type="radio"/> NO	On or about December 1, 2016
Is the 500 Foot Rule applicable? If yes, please attach a diagram of the On-Premise liquor license establishments within a 500 ft. radius of your establishment and the Public Interest Statement.			<input type="radio"/> YES	<input checked="" type="radio"/> NO	
Is the 200 Foot Rule applicable? If yes, please attach a diagram of the schools and houses of worship that trigger the rule.			<input type="radio"/> YES	<input checked="" type="radio"/> NO	
Has applicant/owner(s) read MCB4 Policy Regarding Concentration and Location of Alcoholic-Serving Establishments?			<input checked="" type="radio"/> YES	<input type="radio"/> NO	

OPERATIONAL DETAILS (*Closing time will be when establishment is vacated of all patrons)

HOURS* <i>(Indoor Only)</i>		MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY	SUNDAY
	Operation	11A-4A	11A-4A	11A-4A	11A-4A	11A-4A	11A-4A	11A-4A
	Kitchen	11A-2A	11A-2A	11A-2A	11A-2A	11A-2A	11A-2A	11A-2A
	Music	11A-2A	11A-2A	11A-2A	11A-2A	11A-2A	11A-2A	11A-2A

If you plan to have music, what type(s)? (Circle all that apply)

<input checked="" type="checkbox"/> BACKGROUND	<input checked="" type="checkbox"/> LIVE MUSIC	<input checked="" type="checkbox"/> DJ	<input type="checkbox"/> JUKE BOX	<input type="checkbox"/> KARAOKE
--	--	--	-----------------------------------	----------------------------------

OCCUPANCY

	Capacity (Certificate of Occupancy)	Maximum # of Persons You Anticipate Occupying Premises (Including Employees)	Number of Tables	Number of Seats	Number of Service Only Bars	Number of Stand-Up Bars	Number of Seats at Stand-Up Bar
INSIDE	150	150	26	80	0	1	20
OUTSIDE <i>(Other than sidewalk café)</i>							
SIDEWALK CAFÉ							

How many floors are there? What is the capacity for each floor?

1

How frequently will the owner(s) be at the establishment?

Every day, all hours

Will you be applying or intending to apply for a cabaret license with DCA? If yes, will there be dancing?

YES	<input checked="" type="checkbox"/> NO
-----	--

Will applicant have bottle or table service for beverage alcohol?

<input checked="" type="checkbox"/> YES	NO
---	----

Will you be hosting private; promotional or corporate events?

<input checked="" type="checkbox"/> YES	NO
---	----

Will outside promoters be used on a regular basis? If yes please describe.

YES	<input checked="" type="checkbox"/> NO
-----	--

Will you have a security plan? If, yes please attach.

<input checked="" type="checkbox"/> YES	NO
---	----

Will security plan be implemented?

<input checked="" type="checkbox"/> YES	NO
---	----

Will State certified security personnel be used?

<input checked="" type="checkbox"/> YES	NO
---	----

Will New York Nightlife Association and NYPD Best Practices be followed?

<input checked="" type="checkbox"/> YES	NO
---	----

Will applicant be using delivery bicycles? If yes, how many?

YES	<input checked="" type="checkbox"/> NO
-----	--

Will delivery bicycles be clearly marked with the name of the restaurant and will staff wear attire clearly noting name as described by NYC Law?

YES	<input checked="" type="checkbox"/> NO
-----	--

Where will delivery bicycles be stored during the day when not in use?

N/A

LOCATION & ZONING

Is this a Special District? If yes, is it Clinton, West Chelsea or Hudson Yards?	YES	XX NO	
Does the building have a Certificate of Occupancy ("C of O") or a letter of no objection?	XX YES	NO	
Is a Public Assembly permit required?	YES	XX NO	
Are your plans filed with DOB?	YES	XX NO	

Community Notification/Relations

NOTIFICATION: List all block associations; tenant associations, co-op boards or condo boards of residential buildings; and community groups that applicant has notified regarding its application. For each please list both the organization and individual you contacted	# 1	
	# 2	
	# 3	
	# 4	
	# 5	
Please provide dates when applicant met with the groups listed above.		
Who was your contact person at each group you met with?		
When did applicant post the notice that was provided?		
Where did applicant post the notice that was provided?		
Will applicant provide owner cell phone number to neighbors and respond to complaints that arise? Please provide number in space provided.		XX YES NO
Will applicant inform the Community Board office of its job openings and/or provide a hyperlink to applicants jobs webpage?		XX YES NO

BUILDING DESIGN			
State the name and type of business previously located in the space.			
Has a liquor-licensed establishment previously occupied this space at any time? If yes, please provide the name of the business.	YES XX	NO	World of Beer
Do you plan any changes to the existing façade? If yes, please describe.	XX YES	NO	New signage
Will applicant have a vestibule within the establishment?	YES	XX NO	
Will applicant use a storm enclosure?	YES	XX NO	
Will applicant not place any items or obstructions on the sidewalk, for example, sandwich boards, sidewalk signs, freestanding menus and plants, as per the law?	XX YES	NO	
Will applicant comply with the NYC noise code?	XX YES	NO	
Will the establishment have any of the following: (circle all that apply)	FRENCH DOORS NO	GARAGE DOORS NO	WINDOWS THAT CAN BE OPENED NO
Will applicant close all windows, French doors, garage doors when any music or amplified sound (including televisions) is played inside the establishment?	YES	NO	N/A
Will applicant close all windows, French doors, garage doors by 11 PM Friday and Saturday and 10 PM on all other days even if no music or amplified sound is played inside the establishment?	YES	NO	N/A
Has applicant obtained an acoustical report from a certified sound engineer to assess potential noise disturbance to the neighboring residents and buildings?	YES	XX NO	
Will applicant follow the recommendations of a certified sound engineer to mitigate potential noise disturbance to the neighboring residents and buildings, including placing speakers on the floor of the establishment?	XX YES	NO	
Will the kitchen exhaust system extend to the roof?	YES	XX NO	
Will the establishment have an illuminated sign?	XX YES	NO	
Will the establishment have a canopy extending over the sidewalk?	YES	XX NO	
Where will the air conditioner be located? What type is it?	Central air, back of building		
When was the air conditioner installed?	2014		

OUTDOOR ITEMS - OTHER THEN SIDEWALK CAFÉ

Has the applicant/owner(s) read MCB 4 Rear Yard Rooftop Policy?	XX YES	NO	
Will applicant use any outdoor spaces: rooftop, rear yard, patio, porch, balcony, pavilion, tents, deck or gazebo? If yes, which one(s)?	YES	XX NO	
Are the floorplans for the outdoor space(s) included?	YES	NO	N/A
Will applicant close and vacate the outdoor space(s) by 11PM on Friday & Saturday and 10 PM on all other days?	YES	NO	N/A
Will the service and consumption of alcohol in any outdoor space only be via seated food service?	YES	NO	N/A
Will applicant not allow standing space for patrons to drink or smoke in any outdoor space(s)?	XX YES	NO	
Will there be no amplified music, as per the law?	XX YES	NO	
If amplified sound is played inside the establishment, will windows and doors be closed?	YES	NO	N/A
Will applicant agree to post signs outside asking customers to respect the neighbors'?	XX YES	NO	
Will applicant agree to train staff to encourage a peaceful environment?	XX YES	NO	
Will applicant provide effective sound control (landscaping enclosure, soundproofing tenants apartments)	YES	NO	N/A
Will there be a lighting plan that allows safe usage of the outdoor space without disrupting neighbors?	XX YES	NO	

OUTDOOR ITEMS – SIDEWALK CAFÉ

Has the applicant/owner(s) read MCB4 Sidewalk Café Policy?	XX YES	NO	
Will applicant be applying for a sidewalk café now or in the future?	YES	XX NO	
Is applicant in this application seeking to include a sidewalk café in its liquor license?	YES	XX NO	
If yes, has applicant submitted an application and plans to NYC Dept. of Consumer Affairs? Please attach application and plans.	YES	NO	
Will applicant close and vacate the sidewalk café by 11 PM on Friday & Saturday and 10 PM on all other days?	YES	NO	
Will applicant be serving alcohol in the sidewalk café? If so, will you have waiter service?	YES	NO	
Will the café have a 3 ft. wide serving aisle running the entire length of the sidewalk cafe?	YES	NO	
Will applicant mark the perimeter of the café on the sidewalk?	YES	NO	
Will the service and consumption of alcohol in the sidewalk café only be via seated food service?	YES	NO	
Will the sidewalk café not provide standing space for drinking or smoking?	YES	NO	
Will applicant use any portable natural gas heaters? If so, do you have the requisite approvals from DOB & the Fire Department?	YES	NO	
Will applicant have a lighting plan that will allow safe usage of the outdoor space without disrupting neighbors?	YES	NO	
Will all furniture, plants and barricades be stored inside between the evening closing hours and the morning opening hours?	YES	NO	
Will all furniture be stored inside between December 21 st and March 21 st , and any other day when it rains or snows?	YES	NO	
Will applicant use umbrellas?	YES	NO	
If construction or construction protection has reduced the sidewalk width, will applicant always maintain an 8 foot clear path of sidewalk between the perimeter of the café and the closes obstruction including construction barricades?	YES	NO	

ADDITIONAL STIPULATIONS: (Office Use Only)

To the extent any additional stipulation on pages 7 and 8 of this application conflicts with any response on pages 1 – 6 of this application, the stipulations on pages 7 and 8 control.

ADDITIONAL STIPULATIONS: (Office Use Only), *Continued*

To the extent any additional stipulation on pages 7 and 8 of this application conflicts with any response on pages 1 – 6 of this application, the stipulations on pages 7 and 8 control.

Manhattan Community Board 4 (MCB4) recommends:

Denial unless all stipulations agreed to by applicant/owner are part of the method of operation

Denial Approval

CB4 REPRESENTATIVES

Nelly Gonzalez
CB4 Assistant District Manager

Frank Holozubiec
CB4 BLP Committee Co-Chair

Burt Lazarin
CB4 BLP Committee Co-Chair

APPLICANT AGREEMENT WITH THE COMMUNITY

Applicant agrees to these stipulations as the basis for the community support of this application and acknowledges that all of these stipulations are essential prerequisites to the MCB4 recommendation regarding this application. Applicant agrees to have these stipulations incorporated in the method of operation of its liquor license. The stipulations in this application constitute the entire agreement between MCB4 and applicant and may only be altered in writing signed by MCB4 and applicant. These stipulations supersede any oral statements or representations in connection with this application.

SIGN HERE



PRINT NAME OF APPLICANT

SIGNATURE OF APPLICANT

DATE

Manhattan Community Board 4

(All Fields Must Be Completed)

Liquor License Stipulations Application

CORPORATION NAME		DOING BUSINESS AS (DBA)	
363 West 46th St Tavern Inc.		THE HOUSE OF BREWS	
STREET ADDRESS		CROSS STREETS	ZIP CODE
363 West 46th St		8th / 9th Ave.	10036
OWNER <small>(Attach a list of all the people that will be associated/listed with the license)</small>	NAME: BRIAN CONNELL	ATTORNEY/ REPRESENTATIVE	NAME: MICHAEL PALKUDIS
	PHONE: 212 245 0564		PHONE: 212 - 835 - 6768
	EMAIL: brian@hkh.nyc		EMAIL: mijpa@udnerpalkudis.com
MANAGER	NAME: CAROLINA RIVERA	LANDLORD	NAME: BONDI WALTERS
	PHONE: 212 245 0551		PHONE: 212 243 1825
	EMAIL: carolinar@houseofbrewsny.com		EMAIL: bondiw3@yahoo.com
APPLICATION TYPE (Check One)			
<input type="radio"/> New	Has applicant owned or managed a similar business?	<input type="checkbox"/> YES	<input type="checkbox"/> NO
	What is/was the name and address of establishment?		
	What were the dates applicant was involved with this former premise?		
<input type="radio"/> Transfer	What is the prior license # and expiration date?		
	Is applicant making any alterations or operational changes?	<input type="checkbox"/> YES	<input type="checkbox"/> NO
	If alterations or operational changes are being made, please describe/list all changes.		
<input checked="" type="radio"/> Alteration	What is the current license # and expiration date?	# 1148229 exp: 3/31/18	
	Please list/describe the nature of all the changes and attach the plans:	add 5 tables, 10 seats out front	
METHOD OF OPERATION			
TYPE OF ALCOHOL	<input checked="" type="radio"/> Liquor/Wine/Beer <input type="radio"/> Beer <input type="radio"/> Wine & Beer		
ESTABLISHMENT TYPE	<input type="radio"/> Restaurant <input type="radio"/> Cabaret <input type="radio"/> Night Club <input type="radio"/> Hotel <input checked="" type="radio"/> Bar/Tavern <input type="radio"/> Catering Establishment <input type="radio"/> Adult Entertainment <input type="radio"/> Wine Bar <input type="radio"/> Dance Club <input type="radio"/> Sports Bar <input type="radio"/> Club (Fraternal Organization - Members Only)		
Has applicant/owner filed with the SLA? If yes, when? If no, when do you plan to file?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	After CB meeting.
Is the 500 Foot Rule applicable? If yes, please attach a diagram of the On-Premise liquor license establishments within a 500 ft. radius of your establishment and the Public Interest Statement.	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	
Is the 200 Foot Rule applicable? If yes, please attach a diagram of the schools and houses of worship that trigger the rule.	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	
Has applicant/owner(s) read MCB4 Policy Regarding Concentration and Location of Alcoholic-Serving Establishments?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	

OPERATIONAL DETAILS (*Closing time will be when establishment is vacated of all patrons)

HOURS* <i>(Indoor Only)</i>		MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY	SUNDAY
	Operation	11am/4am	11am/4am	11am/4am	11am/4am	11am/4am	11am/4am	12pm/4am
	Kitchen	11am/2am	11am/2am	11am/2am	11am/2am	11am/2am	11am/2am	12pm/2am
	Music	Background Music			Only			

If you plan to have music, what type(s)?
(Circle all that apply)

<input checked="" type="checkbox"/> BACKGROUND	<input type="checkbox"/> LIVE MUSIC	<input type="checkbox"/> DJ	<input type="checkbox"/> JUKE BOX	<input type="checkbox"/> KARAOKE
--	-------------------------------------	-----------------------------	-----------------------------------	----------------------------------

OCCUPANCY

	Capacity (Certificate of Occupancy)	Maximum # of Persons You Anticipate Occupying Premises (Including Employees)	Number of Tables	Number of Seats	Number of Service Only Bars	Number of Stand-Up Bars	Number of Seats at Stand-Up Bar
INSIDE	100	74	16	46		1	14
OUTSIDE <i>(Other than sidewalk café)</i>			5	10			
SIDEWALK CAFÉ							

How many floors are there? What is the capacity for each floor? 1 floor plus basement (74)

How frequently will the owner(s) be at the establishment? 7 days / week

Will you be applying or intending to apply for a cabaret license with DCA? If yes, will there be dancing?	YES	<input checked="" type="radio"/> NO	
Will applicant have bottle or table service for beverage alcohol?	YES	<input checked="" type="radio"/> NO	
Will you be hosting private; promotional or corporate events?	YES	<input checked="" type="radio"/> NO	
Will outside promoters be used on a regular basis? If yes please describe.	YES	<input checked="" type="radio"/> NO	
Will you have a security plan? If, yes please attach.	YES	<input checked="" type="radio"/> NO	
Will security plan be implemented?	YES	<input checked="" type="radio"/> NO	
Will State certified security personnel be used?	YES	<input checked="" type="radio"/> NO	
Will New York Nightlife Association and NYPD Best Practices be followed?	<input checked="" type="radio"/> YES	NO	
Will applicant be using delivery bicycles? If yes, how many?	YES	<input checked="" type="radio"/> NO	
Will delivery bicycles be clearly marked with the name of the restaurant and will staff wear attire clearly noting name as described by NYC Law?	YES	NO	N/A
Where will delivery bicycles be stored during the day when not in use?	N/A		

LOCATION & ZONING			
Is this a Special District? If yes, is it Clinton, West Chelsea or Hudson Yards?	YES	NO	CLINTON
Does the building have a Certificate of Occupancy ("C of O") or a letter of no objection?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	
Is a Public Assembly permit required?	YES	<input checked="" type="radio"/> NO	
Are your plans filed with DOB?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	

Community Notification/Relations		
NOTIFICATION: List all block associations; tenant associations, co-op boards or condo boards of residential buildings; and community groups that applicant has notified regarding its application. For each please list both the organization and individual you contacted	# 1	See List
	# 2	
	# 3	
	# 4	
	# 5	
Please provide dates when applicant met with the groups listed above.	45/46 BA 10/23/16 / 47/48 BA 11/1/16	
Who was your contact person at each group you met with?	ALISON TUPPER / ELKE FEARS	
When did applicant post the notice that was provided?	10/31/16	
Where did applicant post the notice that was provided?	front Door	
Will applicant provide owner cell phone number to neighbors and respond to complaints that arise? Please provide number in space provided.	<input checked="" type="radio"/> YES	<input type="radio"/> NO
Will applicant inform the Community Board office of its job openings and/or provide a hyperlink to applicants jobs webpage?	<input checked="" type="radio"/> YES	<input type="radio"/> NO

BUILDING DESIGN			
State the name and type of business previously located in the space.			
Has a liquor-licensed establishment previously occupied this space at any time? If yes, please provide the name of the business.	<input checked="" type="radio"/> YES	<input type="radio"/> NO	
Do you plan any changes to the existing façade? If yes, please describe.	<input checked="" type="radio"/> YES	<input type="radio"/> NO	As per plans
Will applicant have a vestibule within the establishment?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	
Will applicant use a storm enclosure?	<input type="radio"/> YES	<input checked="" type="radio"/> NO	
Will applicant not place any items or obstructions on the sidewalk, for example, sandwich boards, sidewalk signs, freestanding menus and plants, as per the law?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	
Will applicant comply with the NYC noise code?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	
Will the establishment have any of the following: (circle all that apply)	<input checked="" type="radio"/> FRENCH DOORS	<input type="radio"/> GARAGE DOORS	<input type="radio"/> WINDOWS THAT CAN BE OPENED
Will applicant close all windows, French doors, garage doors when any music or amplified sound (including televisions) is played inside the establishment?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	
Will applicant close all windows, French doors, garage doors by 11 PM Friday and Saturday and 10 PM on all other days even if no music or amplified sound is played inside the establishment?	<input type="radio"/> YES	<input checked="" type="radio"/> NO	12 Midnight Fri / Sat
Has applicant obtained an acoustical report from a certified sound engineer to assess potential noise disturbance to the neighboring residents and buildings?	<input type="radio"/> YES	<input checked="" type="radio"/> NO	
Will applicant follow the recommendations of a certified sound engineer to mitigate potential noise disturbance to the neighboring residents and buildings, including placing speakers on the floor of the establishment?	<input type="radio"/> YES	<input type="radio"/> NO	N/A
Will the kitchen exhaust system extend to the roof?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	
Will the establishment have an illuminated sign?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	
Will the establishment have a canopy extending over the sidewalk?	<input type="radio"/> YES	<input checked="" type="radio"/> NO	
Where will the air conditioner be located? What type is it?	Carrier / On roof		
When was the air conditioner installed?	Prior to 2004		

OUTDOOR ITEMS – SIDEWALK CAFÉ

Has the applicant/owner(s) read MCB4 Sidewalk Café Policy?	YES	NO	
Will applicant be applying for a sidewalk café now or in the future?	YES	NO	
Is applicant in this application seeking to include a sidewalk café in its liquor license?	YES	NO	
If yes, has applicant submitted an application and plans to NYC Dept. of Consumer Affairs? Please attach application and plans.	YES	NO	
Will applicant close and vacate the sidewalk café by 11 PM on Friday & Saturday and 10 PM on all other days?	YES	NO	
Will applicant be serving alcohol in the sidewalk café? If so, will you have waiter service?	YES	NO	
Will the café have a 3 ft. wide serving aisle running the entire length of the sidewalk cafe?	YES	NO	
Will applicant mark the perimeter of the café on the sidewalk?	YES	NO	
Will the service and consumption of alcohol in the sidewalk café only be via seated food service?	YES	NO	
Will the sidewalk café not provide standing space for drinking or smoking?	YES	NO	
Will applicant use any portable natural gas heaters? If so, do you have the requisite approvals from DOB & the Fire Department?	YES	NO	
Will applicant have a lighting plan that will allow safe usage of the outdoor space without disrupting neighbors?	YES	NO	
Will all furniture, plants and barricades be stored inside between the evening closing hours and the morning opening hours?	YES	NO	
Will all furniture be stored inside between December 21 st and March 21 st , and any other day when it rains or snows?	YES	NO	
Will applicant use umbrellas?	YES	NO	
If construction or construction protection has reduced the sidewalk width, will applicant always maintain an 8 foot clear path of sidewalk between the perimeter of the café and the closes obstruction including construction barricades?	YES	NO	

OUTDOOR ITEMS - OTHER THEN SIDEWALK CAFÉ

Has the applicant/owner(s) read MCB 4 Rear Yard Rooftop Policy?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	
Will applicant use any outdoor spaces: rooftop, rear yard, patio, porch, balcony, pavilion, tents, deck or gazebo? If yes, which one(s)?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	front Patio
Are the floorplans for the outdoor space(s) included?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	
Will applicant close and vacate the outdoor space(s) by 11PM on Friday & Saturday and 10 PM on all other days?	<input type="radio"/> YES	<input checked="" type="radio"/> NO	12 Midnight Fri/Sat
Will the service and consumption of alcohol in any outdoor space only be via seated food service?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	
Will applicant not allow standing space for patrons to drink or smoke in any outdoor space(s)?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	
Will there be no amplified music, as per the law?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	
If amplified sound is played inside the establishment, will windows and doors be closed?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	
Will applicant agree to post signs outside asking customers to respect the neighbors'?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	
Will applicant agree to train staff to encourage a peaceful environment?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	
Will applicant provide effective sound control (landscaping enclosure, soundproofing tenants apartments)	<input type="radio"/> YES	<input type="radio"/> NO	N/A
Will there be a lighting plan that allows safe usage of the outdoor space without disrupting neighbors?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	

ADDITIONAL STIPULATIONS: (Office Use Only)

To the extent any additional stipulation on pages 7 and 8 of this application conflicts with any response on pages 1 - 6 of this application, the stipulations on pages 7 and 8 control.

ADDITIONAL STIPULATIONS: (Office Use Only), *Continued*

To the extent any additional stipulation on pages 7 and 8 of this application conflicts with any response on pages 1 – 6 of this application, the stipulations on pages 7 and 8 control.

Manhattan Community Board 4 (MCB4) recommends:	<input type="radio"/> Denial unless all stipulations agreed to by applicant/owner are part of the method of operation <input type="radio"/> Denial <input type="radio"/> Approval
--	--

CB4 REPRESENTATIVES

Nelly Gonzalez <i>CB4 Assistant District Manager</i>	Frank Holozubiec <i>CB4 BLP Committee Co-Chair</i>	Burt Lazarin <i>CB4 BLP Committee Co-Chair</i>
--	--	--

APPLICANT AGREEMENT WITH THE COMMUNITY

Applicant agrees to these stipulations as the basis for the community support of this application and acknowledges that all of these stipulations are essential prerequisites to the MCB4 recommendation regarding this application. Applicant agrees to have these stipulations incorporated in the method of operation of its liquor license. The stipulations in this application constitute the entire agreement between MCB4 and applicant and may only be altered in writing signed by MCB4 and applicant. These stipulations supersede any oral statements or representations in connection with this application.

SIGN HERE →	BRIAN CONNELL PRINT NAME OF APPLICANT	 SIGNATURE OF APPLICANT	10/31/16 DATE
--------------------	--	--	------------------

363 West 46th Street Tavern Inc. DBA The House of Brews.

Owners List;

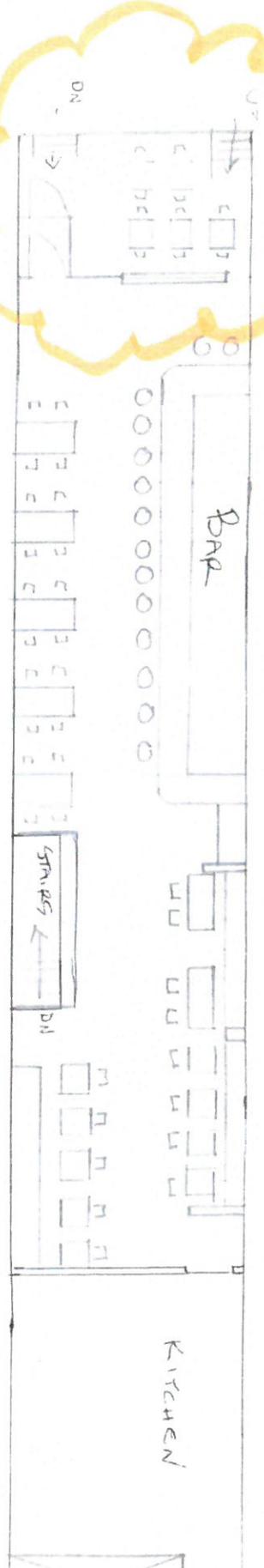
BRIAN CONNELL

ANTHONY DOYLE

CAROLINA RIVERA

NEW OUTDOOR SEATING AREA 5 TABLES 10 SEATS

363 West Liberty St TAVEN Wc. Revised floor Plan



46 SEATS AT TABLES

10 SEATS OUTSIDE

14 SEATS AT BAR COUNTER

in:sent

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B Brian

The House of Brews.

Brian Connell <brian@hkh.nyc>
to west45thstreet

12

Hi Chana, it was nice to see you at the meeting last night and I wanted to send on a copy of the floor plan showing our proposed outdoor seating at The Hou
let me know if you have any concerns prior to the CB4 meeting on November 15th.

--

Best Regards,
BRIAN CONNELL

HKH Group
321 West 44th Street,
NY NY 10036

e: brian@hkh.nyc
p: [212-245-0564](tel:212-245-0564)
f: [917-591-7325](tel:917-591-7325)
w: hkhgroup.com



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 Brian

The House of Brews.

Brian Connell <brian@hkh.nyc>

12:

to chanawid

Hi Chana,

It was good to see you at the meeting last night, I wanted to send on a copy of the floor plan showing the proposed outdoor seating at The House of Brews you have any concerns about it prior to the CB4 meeting on November 15th.

--

Best Regards,

BRIAN CONNELL

HKH Group
321 West 44th Street,
NY NY 10036

e: brian@hkh.nyc

p: [212-245-0564](tel:212-245-0564)

f: [917-591-7325](tel:917-591-7325)

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B Brian

Brian Connell <brian@hkh.nyc>
to hk5051

12

I would like to advise you and your block association that The House of Brews intends to file an Alteration Application with the New York State Liquor Author process of adding some outdoor seating in front of The House of Brews, 363 West 46th Street. Specifically 5 tables and 10 seats.

Community Board 4 will be considering this application at it's November 15th BLP meeting. In anticipation of that meeting, I have attached here a floor plan let me know if you have any questions about this or would like to discuss it prior to the CB4 meeting.

Thanks,

--

Best Regards,
BRIAN CONNELL

HKH Group
321 West 44th Street,
NY NY 10036

e: brian@hkh.nyc
p: [212-245-0564](tel:212-245-0564)
f: [917-591-7325](tel:917-591-7325)
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 Brian

Brian Connell <brian@hkh.nyc>
to aefearshk

12:

Hi Elke, I hope all is well with you and the BA, I wanted to let you know about a small addition of 5 tables and 10 seats we are adding to The House of Brews: a copy of the layout here and I'd be happy to discuss it if you have any concerns.

Also please let me know whenever your next meeting is to be held, I'd like to give you an update to the happenings at The Jolly Monk.

--

Best Regards,
BRIAN CONNELL

HKH Group
321 West 44th Street,
NY NY 10036

e: brian@hkh.nyc
p: [212-245-0564](tel:212-245-0564)
f: [917-591-7325](tel:917-591-7325)
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 Brian

The House of Brews

Brian Connell <brian@hkh.nyc>

12:0

to stephenfanto

Hi Steve,

I was good to see you all at the meeting last night, I wanted to send on a copy of our plan for the outdoor seating at The House of Brews, I'd be happy to ar prior to the CB4 meeting on November 15th.

--

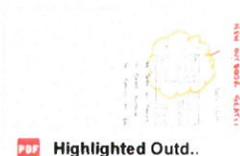
Best Regards,
BRIAN CONNELL

HKH Group
321 West 44th Street,
NY NY 10036

e: brian@hkh.nyc
p: [212-245-0564](tel:212-245-0564)
f: [917-591-7325](tel:917-591-7325)
w: hkhgroup.com

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B Brian

Brian Connell <brian@hkh.nyc>
to tangotanner

12:0

I would like to advise you and your block association that The House of Brews intends to file an Alteration Application with the New York State Liquor Author process of adding some outdoor seating in front of The House of Brews, 363 West 46th Street. Specifically 5 tables and 10 seats. Community Board 4 will be considering this application at it's November 15th BLP meeting. In anticipation of that meeting, I have attached here a floor plan let me know if you have any questions about this or would like to discuss it prior to the CB4 meeting.

Thanks,

--

Best Regards,
BRIAN CONNELL

HKH Group
321 West 44th Street,
NY NY 10036

e: brian@hkh.nyc
p: [212-245-0564](tel:212-245-0564)
f: [917-591-7325](tel:917-591-7325)
w: hkhgroup.com

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NOTICE

To: All tenants of 363 West 46th Street, NY NY 10036.

Date: October 26th, 2016

We would like to advise you that The House of Brews intends to add some outdoor seating in front of The House of Brews, 363 West 46th Street. Specifically 5 tables and 10 seats.

Community Board 4 will be considering this application at it's November 15th BLP meeting. Please let me know if you have any questions about this or would like to discuss it prior to the CB4 meeting. You can email me at brian@hkh.nyc or call 212-245-0564

Thanks,

BRIAN CONNELL

Manhattan Community Board 4

Liquor License Stipulations Application

(All Fields Must Be Completed)

CORPORATION NAME		DOING BUSINESS AS (DBA)			
Green Egg, LLC		Canard			
STREET ADDRESS		CROSS STREETS		ZIP CODE	
503 W. 43rd St, 10th & 11th Streets, New York		W 43rd St & 10th Ave.		10036	
OWNER <i>(Attach a list of all the people that will be associated/listed with the license) see attached.</i>	NAME:	Jose Delgado & Ryan Maerz		NAME:	Robert D. Skene, Esq.
	PHONE:	973-896-9511		PHONE:	732-727-5030
	EMAIL:	jkjdelgado@yahoo.com		EMAIL:	sskene@skenelawfirm.com
MANAGER	NAME:	TBD		NAME:	Forty Three Star Corp.
	PHONE:			PHONE:	718-435-5360 x209
	EMAIL:			EMAIL:	
APPLICATION TYPE (Check One)					
<input type="radio"/> New	Has applicant owned or managed a similar business?		<input type="checkbox"/> YES	<input type="checkbox"/> NO	
	What is/was the name and address of establishment?				
	What were the dates applicant was involved with this former premise?				
<input checked="" type="radio"/> Transfer	What is the prior license # and expiration date?		1126744 expiring 5/31/18		
	Is applicant making any alterations or operational changes?		<input type="checkbox"/> YES	<input type="checkbox"/> NO	No
	If alterations or operational changes are being made, please describe/list all changes.		N/A		
<input type="radio"/> Alteration	What is the current license # and expiration date?				
	Please list/describe the nature of all the changes and attach the plans:				
METHOD OF OPERATION					
TYPE OF ALCOHOL	<input checked="" type="radio"/> Liquor/Wine/Beer		<input type="radio"/> Beer		<input type="radio"/> Wine & Beer
ESTABLISHMENT TYPE	<input checked="" type="radio"/> Restaurant <input type="radio"/> Cabaret <input type="radio"/> Night Club <input type="radio"/> Hotel <input type="radio"/> Bar/Tavern <input type="radio"/> Catering Establishment <input type="radio"/> Adult Entertainment <input type="radio"/> Wine Bar <input type="radio"/> Dance Club <input type="radio"/> Sports Bar <input type="radio"/> Club (Fraternal Organization – Members Only)				
Has applicant/owner filed with the SLA? If yes, when? If no, when do you plan to file?			<input type="checkbox"/> YES	<input type="checkbox"/> NO	No. Will file 11/16
Is the 500 Foot Rule applicable? If yes, please attach a diagram of the On-Premise liquor license establishments within a 500 ft. radius of your establishment and the Public Interest Statement.			<input type="checkbox"/> YES	<input type="checkbox"/> NO	Yes. See attached.
Is the 200 Foot Rule applicable? If yes, please attach a diagram of the schools and houses of worship that trigger the rule.			<input type="checkbox"/> YES	<input type="checkbox"/> NO	No.
Has applicant/owner(s) read MCB4 Policy Regarding Concentration and Location of Alcoholic-Serving Establishments?			<input type="checkbox"/> YES	<input type="checkbox"/> NO	Yes.

OPERATIONAL DETAILS (*Closing time will be when establishment is vacated of all patrons)

HOURS* <i>(Indoor Only)</i>		MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY	SUNDAY
	Operation	12PM-3PM	12PM-3PM	12PM-3PM	12PM-3PM	12PM-3PM		
	Kitchen	12PM-3PM	12PM-3PM	12PM-3PM	12PM-3PM	12PM-3PM		
	Music							

If you plan to have music, what type(s)? (Circle all that apply)	BACKGROUND	LIVE MUSIC	DJ	JUKE BOX	KARAOKE
---	-------------------	-------------------	-----------	-----------------	----------------

OCCUPANCY

	Capacity (Certificate of Occupancy)	Maximum # of Persons You Anticipate Occupying Premises (Including Employees)	Number of Tables	Number of Seats	Number of Service Only Bars	Number of Stand-Up Bars	Number of Seats at Stand-Up Bar
INSIDE	120	25	4	12	1	0	0
OUTSIDE <i>(Other than sidewalk café)</i>	N/A						
SIDEWALK CAFÉ	N/A						

How many floors are there? What is the capacity for each floor?	4 floors total, licensing 1st floor only, 120 max occupancy.
---	--

How frequently will the owner(s) be at the establishment?	Applicant principals oversee all businesses nationwide, however, a manager will be present at all operating hours.
---	--

Will you be applying or intending to apply for a cabaret license with DCA? If yes, will there be dancing?	YES	NO	No.
---	-----	----	-----

Will applicant have bottle or table service for beverage alcohol?	YES	NO	Table service.
---	-----	----	----------------

Will you be hosting private; promotional or corporate events?	YES	NO	No.
---	-----	----	-----

Will outside promoters be used on a regular basis? If yes please describe.	YES	NO	No.
--	-----	----	-----

Will you have a security plan? If, yes please attach.	YES	NO	No.
---	-----	----	-----

Will security plan be implemented?	YES	NO	No.
------------------------------------	-----	----	-----

Will State certified security personnel be used?	YES	NO	No.
--	-----	----	-----

Will New York Nightlife Association and NYPD Best Practices be followed?	YES	NO	N/A
--	-----	----	-----

Will applicant be using delivery bicycles? If yes, how many?	YES	NO	No.
--	-----	----	-----

Will delivery bicycles be clearly marked with the name of the restaurant and will staff wear attire clearly noting name as described by NYC Law?	YES	NO	N/A
--	-----	----	-----

Where will delivery bicycles be stored during the day when not in use?	N/A
--	-----

LOCATION & ZONING			
Is this a Special District? If yes, is it Clinton, West Chelsea or Hudson Yards?	YES	NO	Yes- Hudson Yards
Does the building have a Certificate of Occupancy ("C of O") or a letter of no objection?	YES	NO	Yes.
Is a Public Assembly permit required?	YES	NO	Yes.
Are your plans filed with DOB?	YES	NO	Yes.

Community Notification/Relations

NOTIFICATION: List all block associations; tenant associations, co-op boards or condo boards of residential buildings; and community groups that applicant has notified regarding its application. For each please list both the organization and individual you contacted	# 1	West 43rd Street Block Association, Eduardo Zeiger West 45th Street Block Association (9th, 11th Aves), Chana Widawsky
	# 2	Manhattan Plaza Tenants Association, Douglas Leland West 46th Street Block Association, Allison Tupper and Steve Fanto
	# 3	West 44th Street Better Block Association, Linda Ashley
	# 4	West 44th Steet (b/9th/10th) Block Association, Renee & Gordon Stanley & Rudy Papiri
	# 5	West 45th Block Assocation, Tim Tanner
Please provide dates when applicant met with the groups listed above.		10/31/2016 via e-mail.
Who was your contact person at each group you met with?		Eduardo Zeiger, Chana Widawsky, Douglas Leland, Allison Tupper, Steve Fanto, Linda Ashley, Renee & Gordon Stanley, Rudy Papiri, Tim Tanner
When did applicant post the notice that was provided?		10/31
Where did applicant post the notice that was provided?		A block in each direction of the establishment anywhere that is visible
Will applicant provide owner cell phone number to neighbors and respond to complaints that arise? Please provide number in space provided.		YES NO Yes. 973-896-9511
Will applicant inform the Community Board office of its job openings and/or provide a hyperlink to applicants jobs webpage?		YES NO Yes.

BUILDING DESIGN				
State the name and type of business previously located in the space.	Canard, Restaurant			
Has a liquor-licensed establishment previously occupied this space at any time? If yes, please provide the name of the business.	YES	NO	Yes, Canard, Inc.	
Do you plan any changes to the existing façade? If yes, please describe.	YES	NO	No.	
Will applicant have a vestibule within the establishment?	YES	NO	No.	
Will applicant use a storm enclosure?	YES	NO	No.	
Will applicant not place any items or obstructions on the sidewalk, for example, sandwich boards, sidewalk signs, freestanding menus and plants, as per the law?	YES	NO	N/A	
Will applicant comply with the NYC noise code?	YES	NO	Yes.	
Will the establishment have any of the following: (circle all that apply)	FRENCH DOORS		GARAGE DOORS	WINDOWS THAT CAN BE OPENED
Will applicant close all windows, French doors, garage doors when any music or amplified sound (including televisions) is played inside the establishment?	YES	NO	N/A	
Will applicant close all windows, French doors, garage doors by 11 PM Friday and Saturday and 10 PM on all other days even if no music or amplified sound is played inside the establishment?	YES	NO	N/A	
Has applicant obtained an acoustical report from a certified sound engineer to assess potential noise disturbance to the neighboring residents and buildings?	YES	NO	N/A	
Will applicant follow the recommendations of a certified sound engineer to mitigate potential noise disturbance to the neighboring residents and buildings, including placing speakers on the floor of the establishment?	YES	NO	N/A	
Will the kitchen exhaust system extend to the roof?	YES	NO	No.	
Will the establishment have an illuminated sign?	YES	NO	No.	
Will the establishment have a canopy extending over the sidewalk?	YES	NO	No.	
Where will the air conditioner be located? What type is it?	In cafe. Fujitsu Halcyon DC Inverter			
When was the air conditioner installed?	2014			

OUTDOOR ITEMS - OTHER THEN SIDEWALK CAFÉ

Has the applicant/owner(s) read MCB 4 Rear Yard Rooftop Policy?	YES	NO	Yes.
Will applicant use any outdoor spaces: rooftop, rear yard, patio, porch, balcony, pavilion, tents, deck or gazebo? If yes, which one(s)?	YES	NO	No.
Are the floorplans for the outdoor space(s) included?	YES	NO	N/A
Will applicant close and vacate the outdoor space(s) by 11PM on Friday & Saturday and 10 PM on all other days?	YES	NO	N/A
Will the service and consumption of alcohol in any outdoor space only be via seated food service?	YES	NO	N/A
Will applicant not allow standing space for patrons to drink or smoke in any outdoor space(s)?	YES	NO	N/A
Will there be no amplified music, as per the law?	YES	NO	N/A
If amplified sound is played inside the establishment, will windows and doors be closed?	YES	NO	N/A
Will applicant agree to post signs outside asking customers to respect the neighbors'?	YES	NO	N/A
Will applicant agree to train staff to encourage a peaceful environment?	YES	NO	N/A
Will applicant provide effective sound control (landscaping enclosure, soundproofing tenants apartments)	YES	NO	N/A
Will there be a lighting plan that allows safe usage of the outdoor space without disrupting neighbors?	YES	NO	N/A

OUTDOOR ITEMS – SIDEWALK CAFÉ

Has the applicant/owner(s) read MCB4 Sidewalk Café Policy?	YES	NO	Yes.
Will applicant be applying for a sidewalk café now or in the future?	YES	NO	No.
Is applicant in this application seeking to include a sidewalk café in its liquor license?	YES	NO	No.
If yes, has applicant submitted an application and plans to NYC Dept. of Consumer Affairs? Please attach application and plans.	YES	NO	N/A
Will applicant close and vacate the sidewalk café by 11 PM on Friday & Saturday and 10 PM on all other days?	YES	NO	N/A
Will applicant be serving alcohol in the sidewalk café? If so, will you have waiter service?	YES	NO	N/A
Will the café have a 3 ft. wide serving aisle running the entire length of the sidewalk cafe?	YES	NO	N/A
Will applicant mark the perimeter of the café on the sidewalk?	YES	NO	N/A
Will the service and consumption of alcohol in the sidewalk café only be via seated food service?	YES	NO	N/A
Will the sidewalk café not provide standing space for drinking or smoking?	YES	NO	N/A
Will applicant use any portable natural gas heaters? If so, do you have the requisite approvals from DOB & the Fire Department?	YES	NO	N/A
Will applicant have a lighting plan that will allow safe usage of the outdoor space without disrupting neighbors?	YES	NO	N/A
Will all furniture, plants and barricades be stored inside between the evening closing hours and the morning opening hours?	YES	NO	N/A
Will all furniture be stored inside between December 21 st and March 21 st , and any other day when it rains or snows?	YES	NO	N/A
Will applicant use umbrellas?	YES	NO	N/A
If construction or construction protection has reduced the sidewalk width, will applicant always maintain an 8 foot clear path of sidewalk between the perimeter of the café and the closes obstruction including construction barricades?	YES	NO	N/A

ADDITIONAL STIPULATIONS: (Office Use Only)

To the extent any additional stipulation on pages 7 and 8 of this application conflicts with any response on pages 1 – 6 of this application, the stipulations on pages 7 and 8 control.

ADDITIONAL STIPULATIONS: (Office Use Only), *Continued*

To the extent any additional stipulation on pages 7 and 8 of this application conflicts with any response on pages 1 – 6 of this application, the stipulations on pages 7 and 8 control.

Manhattan Community Board 4 (MCB4) recommends:

Denial unless all stipulations agreed to by applicant/owner are part of the method of operation

Denial Approval

CB4 REPRESENTATIVES

Nelly Gonzalez
CB4 Assistant District Manager

Frank Holozubiec
CB4 BLP Committee Co-Chair

Burt Lazarin
CB4 BLP Committee Co-Chair

APPLICANT AGREEMENT WITH THE COMMUNITY

Applicant agrees to these stipulations as the basis for the community support of this application and acknowledges that all of these stipulations are essential prerequisites to the MCB4 recommendation regarding this application. Applicant agrees to have these stipulations incorporated in the method of operation of its liquor license. The stipulations in this application constitute the entire agreement between MCB4 and applicant and may only be altered in writing signed by MCB4 and applicant. These stipulations supersede any oral statements or representations in connection with this application.

SIGN HERE



Jose Delgado

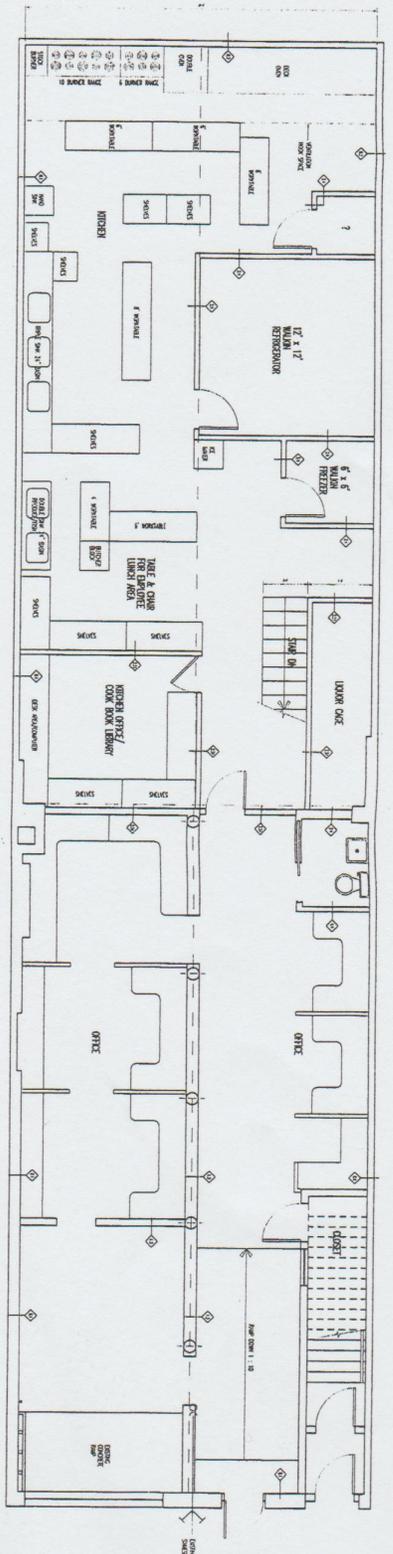
PRINT NAME OF APPLICANT

/Jose Delgado/

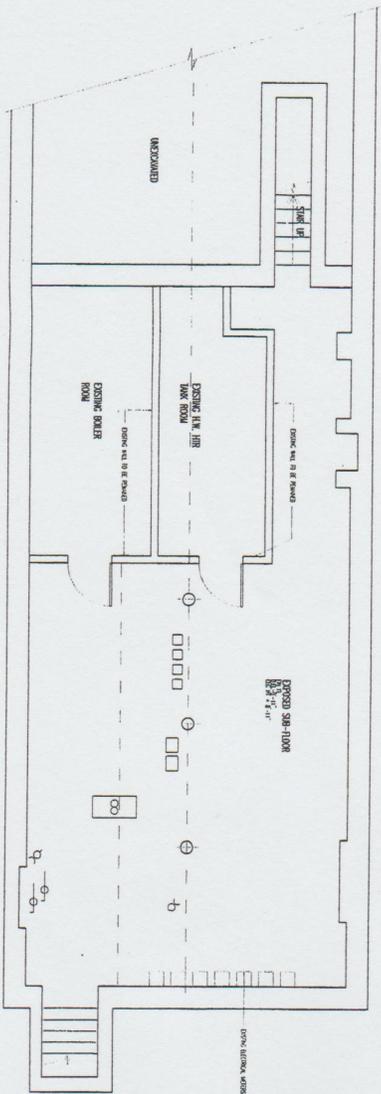
SIGNATURE OF APPLICANT

10/31/2016

DATE



FIRST FLOOR PLAN



CELLAR PLAN

PLANARD

DOB: 10-17

TOBA + PAIK

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TOBA + PAIK
872 MADISON AVE #2B NEW YORK, NY 10021
212.737.8600

304 WEST 43RD STREET, NEW YORK

D E S I G N

PROPOSED FLOOR PLAN

Scale: 1/4" = 1'-0"

NOT FOR CONSTRUCTION

A-1.01

JULY 25, 2001

bar



premium liquors

ketel one, tanqueray, plymouth johnnie walker,
maker's mark, don julio, bacardi \$15

white wine

french, louis latour macon village chameroy '09 \$12

american, j. lohr arroyo seco chardonnay '10 \$10

new zealand, kim crawford sauvignon blanc '09 \$12-

red wine

french, m. chapotier côtes du roussillon-villages '08 \$12-

american, parker station pinot noir '09 \$10-

bubbles

french, gosset champagne, brut nv \$16-

french, charles de frères sparkling blanc de blanc \$12

bottled premium beers

heineken, amstel light, stella artoise \$7-

with

sparkling and still mineral waters, mixers, sodas, orange and cranberry juices \$6-





summer menu

to begin

lobster salad

house made linguine with poached lobster, peas, tomato, corn and micro herbs

mango gazpacho

sweet and piquant mango gazpacho with papaya pepper confetti & micro herbs

salad 3 ways

salad of cucumber sorbet, black pepper and frisé avocado, tomato, heart of palm timbale, tomato vinaigrette baby romaine grilled with parmesan, caesar drizzle parmesan crisp

entrée

roasted arctic char

on summer puree artichoke, green pea, leek vegetable brunoise and fennel pollen, green herb sauce white asparagus in lemon zest butter

grilled breast of organic chicken

zucchini-ricotta stuffing; lemon aioli; green & wax beans, fingerling potatoes, tarragon vinaigrette

chilled filet of angus beef

with sundried cherry & tomato jam, potato gruyere tart and french beans with tomato basil concasse

dessert

strawberry "sandwich"

pistachio dacquoise sandwiched with strawberry sorbet,

summer sampler

chocolate dacquoise, key lime brûlé, rhubarb sorbetto, fresh berries

flourless dark chocolate torte

with earl grey white chocolate mousse, candied kumquats and orange rind

above menu served at \$65- per guest





500 foot

Legend

LEGEND

On-Premise Licenses

- On Premises Liquor
- ▲ On Premises Wine and Beer
- On Premises Beer

Off-Premise Licenses

- Off Premises Liquor
- ▲ Off Premises Wine
- Off Premises Beer

Wholesale Licenses

- Wholesale

Pending Licenses

- Pending

All Licenses

- On Premises Liquor
- ▲ On Premises Wine and Beer
- On Premises Beer
- Off Premises Liquor
- ▲ Off Premises Wine
- Off Premises Beer
- Wholesale
- Pending

Churches

- ◆ Churches

Schools

- ◆ Schools

Zones

- Zones

Community_Boards

- Community_Boards

Police_Precincts

- Police_Precincts

Counties

- Counties



Disclaimer: The NYS Liquor Authority is not responsible for the accuracy of maps or data obtained from third party sources.

500 FOOT LAW STATEMENT

The proposed premises for the applicant is within 500-feet of three or more establishments selling liquor for on-premises consumption. This statement provides reasons in support of granting the license.

- A. The premises will be operated as a previously-licensed restaurant located within the New York City area. Therefore, the licensing of this premises will continue promote commerce and attract tourism to New York City.
- B. Prior to operation, all necessary licenses and permits will be obtained.
- C. Clientele for the premises is anticipated to continue drawing from the surrounding New York City area. As the premises was previously licensed and will have no music or live entertainment, the effect on vehicular traffic, noise level, and parking in proximity to the location will not adversely affect the surrounding neighborhood.
- D. The granting of this liquor license will have no negative impact on the neighborhood as it has been previously licensed. The issuance of the license will continue to enhance the surrounding community by providing a high quality restaurant establishment.

For these and other reasons, an on-premises hotel liquor license for this premises would be in the public interest and should be granted.

Proximity Report for Location:

October 31, 2016

Latitude: -73.9951732469579, Longitude: 40.7604131995041

* 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
GRACE WINE & SPIRITS INC	610 10TH AVENUE	230 ft
42 & 10TH SPIRITS LTD	507 W 42ND STREET	285 ft
VERITAS STUDIOS INC	527 W 45TH ST	640 ft
GRAND CRU WINE \$ SPIRITS INC	560 11TH AVE	860 ft
589 NINTH AVENUE CORP	589 9TH AVENUE	995 ft
NINTH AVENUE VINTNER LTD	669 9TH AVENUE	1270 ft
ODYSSEY WINE & SPIRITS INC	490 10TH AVE	1490 ft

Churches within 500 Feet

Name	Approx. Distance
Seventh Associate Presbyterian Church	360 ft

Schools within 500 Feet

Name	Address	Approx. Distance
PS/IS 51 ELIAS HOWE SCHOOL	520 W 45TH ST	430 ft

On-Premise Licenses within 750 Feet

Name	Address	Approx. Distance
CANARD INC	503 W 43RD STREET	5 ft
WEST SIDE STEAKHOUSE LLC	597 10TH AVENUE	70 ft
DIVISION ONE MANAGEMENT GROUP INC	500 W 43RD ST	70 ft
MR BIGGS BAR & GRILL INC	596 10TH AVE	85 ft
599 TENTH AVENUE CORP	599 10TH AVE	90 ft
ROSIERAE'S INC	500 W 43RD ST	115 ft
PIO PIO OCHO INC	604 10TH AVE	145 ft
TOR RESTAURANT LLC	607 10TH AVE	205 ft
42ND STREET HOTEL LLC 42ND STREET KITCHEN LLC	508 510 W 42ND ST	330 ft
XL DANCE BAR LLC	512 WEST 42ND STREET	340 ft
42ND&10THHOTELLCC;42ND&10THUSOPCPLLC; YOTEL	570 10TH AVENUE 4TH FL	365 ft
HELL'S KITCHEN CREAM & SUGAR INC	626A 10TH AVENUE, STORE C	400 ft
10TH AVENUE GROUP INC	626 10TH AVE	400 ft
42ND KAVA AND KAVA MIMA ASSOCIATES LLC	470 W 42ND ST	405 ft

Name	Address	Approx. Distance
KIWIS HISTORICAL BUILDING LTD	626B 10TH AVENUE	415 ft
WMW RESTAURANT GROUP LLC	628 10TH AVE	420 ft
SIGNATURE THEATRE COMPANY INC	450 W 42ND ST	510 ft
SD HOSPITALITY CORP	637 10TH AVENUE	520 ft
KIABACCA REST CORP	639 10TH AVE	575 ft
HELL'S CHICKEN LLC	641 10TH AVE	595 ft
WMW REST II LLC	644 10TH AVE	655 ft
SHEBA ETHIOPIAN RESTAURANT INC	650 10TH AVENUE	660 ft
THEATRE ROW RESTAURANT INC	424 WEST 42ND STREET	720 ft
THEATRE REFRESHMENT CO OF NY INC & MIDSUMMER	422 W 42ND ST	740 ft

Pending Licenses within 750 Feet

Name	Address	Approx. Distance
CREATIVE FOOD CRAFTS LLC	500B W 42ND ST	320 ft
470 WEST 42 ST GOURMET FOOD INC	470 W 42ND ST	420 ft
460 WINE MARKET INC	460 W 42ND ST	470 ft

Unmapped licenses within zipcode of report location

Name	Address
------	---------

Manhattan Community Board 4

(All Fields Must Be Completed)

Liquor License Stipulations Application

CORPORATION NAME		DOING BUSINESS AS (DBA)	
MHI 510 W42 Hotel LLC (Owner) Cachet Hotel Group Limited (Manager)		Cachet Boutique and Eden Restaurant	
STREET ADDRESS		CROSS STREETS	ZIP CODE
508-510 W 42ND STREET		11TH AVENUE	10036
OWNER <i>(Attach a list of all the people that will be associated/listed with the license)</i>	NAME:	RICHARD COHN	ATTORNEY/ REPRESENTAIVE
	PHONE:	212-871-5602	
	EMAIL:	RCOHN@ MERCHANTSHOSPITALITY.COM	
MANAGER	NAME:	NICOLE HENDRIX	LANDLORD
	PHONE:	703-409-5109	
	EMAIL:	NICOLE.H@ CACHETHOTELGROUP.COM	
		NAME:	JOSEPH LEVEY
		PHONE:	212-219-1193
		EMAIL:	JOSEPH@HELBRAUNLEVEY.COM
		NAME:	WEST 42ND STREET DEVELOPEMENT
		PHONE:	PENDING
		EMAIL:	PENDING
APPLICATION TYPE (Check One)			
<input type="radio"/> New	Has applicant owned or managed a similar business?		<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO
	What is/was the name and address of establishment?		VARIOUS- MERCHANTS HOSPITALITY (LICENSE HOLDER ABRAHAM MERCHANTS)
	What were the dates applicant was involved with this former premise?		
<input checked="" type="radio"/> Transfer	What is the prior license # and expiration date?		42ND ST HOLDINGS LLC, EXP 02/28/2018, SERIAL 1257280 (HOTEL LICENSE)
	Is applicant making any alterations or operational changes?		<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO
	If alterations or operational changes are being made, please describe/list all changes. NEW OWNERSHIP AND OPERATIONS, RENOVATIONS.		
<input type="radio"/> Alteration	What is the current license # and expiration date?		
	Please list/describe the nature of all the changes and attach the plans:		
METHOD OF OPERATION			
TYPE OF ALCOHOL	<input checked="" type="checkbox"/> Liquor/Wine/Beer <input type="checkbox"/> Beer <input type="checkbox"/> Wine & Beer		
ESTABLISHMENT TYPE	<input checked="" type="checkbox"/> Restaurant <input type="checkbox"/> Cabaret <input type="checkbox"/> Night Club <input checked="" type="checkbox"/> Hotel <input type="checkbox"/> Bar/Tavern <input type="checkbox"/> Catering Establishment <input type="checkbox"/> Adult Entertainment <input type="checkbox"/> Wine Bar <input type="checkbox"/> Dance Club <input type="checkbox"/> Sports Bar <input type="checkbox"/> Club (Fraternal Organization – Members Only)		
Has applicant/owner filed with the SLA? If yes, when? If no, when do you plan to file?		YES	<input checked="" type="checkbox"/> NO
Is the 500 Foot Rule applicable? If yes, please attach a diagram of the On-Premise liquor license establishments within a 500 ft. radius of your establishment and the Public Interest Statement.		<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO
Is the 200 Foot Rule applicable? If yes, please attach a diagram of the schools and houses of worship that trigger the rule.		<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO
Has applicant/owner(s) read MCB4 Policy Regarding Concentration and Location of Alcoholic-Serving Establishments?		<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO
		PENDING CB HEARING	
		SEE ATTACHED	

OPERATIONAL DETAILS (*Closing time will be when establishment is vacated of all patrons)									
HOURS* (Indoor Only)		MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY	SUNDAY	
	Operation	7a-4a (restaurant & room service for hotel)							
	Kitchen	AT ALL TIMES ----->							
	Music	AT ALL TIMES ----->							
If you plan to have music, what type(s)? (Circle all that apply)			<input checked="" type="checkbox"/> BACKGROUND	<input type="checkbox"/> LIVE MUSIC	<input type="checkbox"/> DJ	<input type="checkbox"/> JUKE BOX	<input type="checkbox"/> KARAOKE		
OCCUPANCY									
	Capacity (Certificate of Occupancy)	Maximum # of Persons You Anticipate Occupying Premises (Including Employees)	Number of Tables	Number of Seats	Number of Service Only Bars	Number of Stand-Up Bars	Number of Seats at Stand-Up Bar		
INSIDE	170	170	31	170	0	1	7	(Restaurant)	
OUTSIDE (Other than sidewalk café)	N/A	N/A	N/A	N/A	N/A	N/A	N/A		
SIDEWALK CAFÉ	N/A	N/A	N/A	N/A	N/A				
How many floors are there? What is the capacity for each floor?					FIVE (TWO OF FIVE ARE EMPLOYEE ONLY ACCESS)				
How frequently will the owner(s) be at the establishment?					AT ALL TIMES				
Will you be applying or intending to apply for a cabaret license with DCA? If yes, will there be dancing?					<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	EXISTING		
Will applicant have bottle or table service for beverage alcohol?					<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO			
Will you be hosting private, promotional or corporate events?					<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO			
Will outside promoters be used on a regular basis? If yes please describe.					<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO			
Will you have a security plan? If, yes please attach.					<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO			
Will security plan be implemented?					<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO			
Will State certified security personnel be used?					<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO			
Will New York Nightlife Association and NYPD Best Practices be followed?					<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO			
Will applicant be using delivery bicycles? If yes, how many?					<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO			
Will delivery bicycles be clearly marked with the name of the restaurant and will staff wear attire clearly noting name as described by NYC Law?					<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO			
Where will delivery bicycles be stored during the day when not in use?					N/A				

* 105 hotel
guest rooms.

LOCATION & ZONING			
Is this a Special District? If yes, is it Clinton, West Chelsea or Hudson Yards?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	CLINTON
Does the building have a Certificate of Occupancy ("C of O") or a letter of no objection?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	
Is a Public Assembly permit required?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	EXISTING
Are your plans filed with DOB?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	N/A

Community Notification/Relations			
NOTIFICATION: List all block associations; tenant associations, co-op boards or condo boards of residential buildings; and community groups that applicant has notified regarding its application. For each please list both the organization and individual you contacted	# 1	NOTICE POSTING- PER BOARDS REQUIREMENTS	
	# 2	RESIDENTIAL BUILDINGS IN SURROUNDING AREAS (PENDING)	
	# 3	BLOCK ASSOCIATIONS, PER BOARDS SUGGESTIONS	
	# 4	- HotelAmericano: (212) 216-6000 --> IN SUPPORT - Highline 537: (212) 518-4942 --> IN SUPPORT - West 36th Street Block Association: Frank Strock at mcgee79@aol.com --> NO RESPONSE	
	# 5	- HKNA Association: Kathleen Treat at kathleentreat123@gmail.com --> PENDING	
Please provide dates when applicant met with the groups listed above.		PENDING	
Who was your contact person at each group you met with?		PENDING	
When did applicant post the notice that was provided?		YES 10/26/2016	
Where did applicant post the notice that was provided?		AT THE ENTRANCE OF THE ESTABLISHMENT	
Will applicant provide owner cell phone number to neighbors and respond to complaints that arise? Please provide number in space provided.		<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO
Will applicant inform the Community Board office of its job openings and/or provide a hyperlink to applicants jobs webpage?		<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO

BUILDING DESIGN			
State the name and type of business previously located in the space.	HOTEL AND RESTAURANT		
Has a liquor-licensed establishment previously occupied this space at any time? If yes, please provide the name of the business.	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	42ND ST HOTEL LLC & 42ND ST KITCHEN LLC
Do you plan any changes to the existing façade? If yes, please describe.	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	NAME CHANGE
Will applicant have a vestibule within the establishment?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	
Will applicant use a storm enclosure?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	
Will applicant not place any items or obstructions on the sidewalk, for example, sandwich boards, sidewalk signs, freestanding menus and plants, as per the law?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	
Will applicant comply with the NYC noise code?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	
Will the establishment have any of the following: (circle all that apply)	FRENCH DOORS		GARAGE DOORS WINDOWS THAT CAN BE OPENED
Will applicant close all windows, French doors, garage doors when any music or amplified sound (including televisions) is played inside the establishment?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	N/A
Will applicant close all windows, French doors, garage doors by 11 PM Friday and Saturday and 10 PM on all other days even if no music or amplified sound is played inside the establishment?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	N/A
Has applicant obtained an acoustical report from a certified sound engineer to assess potential noise disturbance to the neighboring residents and buildings?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	N/A
Will applicant follow the recommendations of a certified sound engineer to mitigate potential noise disturbance to the neighboring residents and buildings, including placing speakers on the floor of the establishment?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	
Will the kitchen exhaust system extend to the roof?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	EXISTING
Will the establishment have an illuminated sign?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	
Will the establishment have a canopy extending over the sidewalk?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	
Where will the air conditioner be located? What type is it?	EXISTING		
When was the air conditioner installed?	N/A - IN GOOD CONDITION		

OUTDOOR ITEMS - OTHER THEN SIDEWALK CAFÉ			
Has the applicant/owner(s) read MCB 4 Rear Yard Rooftop Policy?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	
Will applicant use any outdoor spaces: rooftop, rear yard, patio, porch, balcony, pavilion, tents, deck or gazebo? If yes, which one(s)?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	
Are the floorplans for the outdoor space(s) included?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	
Will applicant close and vacate the outdoor space(s) by 11PM on Friday & Saturday and 10 PM on all other days?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	
Will the service and consumption of alcohol in any outdoor space only be via seated food service?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	
Will applicant not allow standing space for patrons to drink or smoke in any outdoor space(s)?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	
Will there be no amplified music, as per the law?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	
If amplified sound is played inside the establishment, will windows and doors be closed?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	
Will applicant agree to post signs outside asking customers to respect the neighbors'?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	
Will applicant agree to train staff to encourage a peaceful environment?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	
Will applicant provide effective sound control (landscaping enclosure, soundproofing tenants apartments)	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	
Will there be a lighting plan that allows safe usage of the outdoor space without disrupting neighbors?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	

NO OUTSIDE SPACE

OUTDOOR ITEMS – SIDEWALK CAFÉ			
Has the applicant/owner(s) read MCB4 Sidewalk Café Policy?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	
Will applicant be applying for a sidewalk café now or in the future?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	
Is applicant in this application seeking to include a sidewalk café in its liquor license?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	
If yes, has applicant submitted an application and plans to NYC Dept. of Consumer Affairs? Please attach application and plans.	<input type="checkbox"/> YES	<input type="checkbox"/> NO	
Will applicant close and vacate the sidewalk café by 11 PM on Friday & Saturday and 10 PM on all other days?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	
Will applicant be serving alcohol in the sidewalk café? If so, will you have waiter service?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	
Will the café have a 3 ft. wide serving aisle running the entire length of the sidewalk cafe?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	
Will applicant mark the perimeter of the café on the sidewalk?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	
Will the service and consumption of alcohol in the sidewalk café only be via seated food service?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	
Will the sidewalk café not provide standing space for drinking or smoking?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	
Will applicant use any portable natural gas heaters? If so, do you have the requisite approvals from DOB & the Fire Department?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	
Will applicant have a lighting plan that will allow safe usage of the outdoor space without disrupting neighbors?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	
Will all furniture, plants and barricades be stored inside between the evening closing hours and the morning opening hours?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	
Will all furniture be stored inside between December 21 st and March 21 st , and any other day when it rains or snows?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	
Will applicant use umbrellas?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	
If construction or construction protection has reduced the sidewalk width, will applicant always maintain an 8 foot clear path of sidewalk between the perimeter of the café and the closes obstruction including construction barricades?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	

**NO CURRENT
SIDEWALK
CAFE PLANS**

ADDITIONAL STIPULATIONS: (Office Use Only)

To the extent any additional stipulation on pages 7 and 8 of this application conflicts with any response on pages 1 – 6 of this application, the stipulations on pages 7 and 8 control.

Manhattan Community Board 4 (MCB4) recommends:	<input type="radio"/> Denial unless all stipulations agreed to by applicant/owner are part of the method of operation <input type="radio"/> Denial <input type="radio"/> Approval
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CB4 REPRESENTATIVES

Nelly Gonzalez <i>CB4 Assistant District Manager</i>	Frank Holozubiec <i>CB4 BLP Committee Co-Chair</i>	Burt Lazarin <i>CB4 BLP Committee Co-Chair</i>
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APPLICANT AGREEMENT WITH THE COMMUNITY

Applicant agrees to these stipulations as the basis for the community support of this application and acknowledges that all of these stipulations are essential prerequisites to the MCB4 recommendation regarding this application. Applicant agrees to have these stipulations incorporated in the method of operation of its liquor license. The stipulations in this application constitute the entire agreement between MCB4 and applicant and may only be altered in writing signed by MCB4 and applicant. These stipulations supersede any oral statements or representations in connection with this application.

SIGN HERE 	PRINT NAME OF APPLICANT	SIGNATURE OF APPLICANT	DATE
--	-------------------------	------------------------	------

Proximity Report for Location:

October 28, 2016

508 W 42nd St, New York, NY, 10036

* 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
42 & 10TH SPIRITS LTD	507 W 42ND STREET	45 ft
GRACE WINE & SPIRITS INC	610 10TH AVENUE	545 ft
GRAND CRU WINE & SPIRITS INC	560 11TH AVE	770 ft
VERITAS STUDIOS INC	527 W 45TH ST	885 ft
589 NINTH AVENUE CORP	589 9TH AVENUE	1020 ft
ODYSSEY WINE & SPIRITS INC	490 10TH AVE	1180 ft
NINTH AVENUE VINTNER LTD	669 9TH AVENUE	1540 ft

Churches within 500 Feet

Name	Approx. Distance
Saint Raphael's Croatian Catholic Church	425 ft

Schools within 500 Feet

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

Name	Address	Approx. Distance
42ND STREET HOTEL LLC 42ND STREET KITCHEN LLC	508 510 W 42ND ST	35 ft
XL DANCE BAR LLC	512 WEST 42ND STREET	65 ft
42ND&10THHOTELLCC;42ND&10THUSOPCPLLC; YOTEL	570 10TH AVENUE 4TH FL	145 ft
ROSIERAE'S INC	500 W 43RD ST	210 ft
DIVISION ONE MANAGEMENT GROUP INC	500 W 43RD ST	305 ft
CANARD INC	503 W 43RD STREET	325 ft
MR BIGGS BAR & GRILL INC	596 10TH AVE	340 ft
42ND KAVA AND KAVA MIMA ASSOCIATES LLC	470 W 42ND ST	345 ft
WEST SIDE STEAKHOUSE LLC	597 10TH AVENUE	380 ft
599 TENTH AVENUE CORP	599 10TH AVE	405 ft
PIO PIO OCHO INC	604 10TH AVE	455 ft
SIGNATURE THEATRE COMPANY INC	450 W 42ND ST	485 ft
TOR RESTAURANT LLC	607 10TH AVE	520 ft
THEATRE ROW RESTAURANT INC	424 WEST 42ND STREET	715 ft
HELL'S KITCHEN CREAM & SUGAR INC	626A 10TH AVENUE, STORE C	720 ft

Name	Address	Approx. Distance
10TH AVENUE GROUP INC	626 10TH AVE	720 ft
KIWIS HISTORICAL BUILDING LTD	626B 10TH AVENUE	735 ft
WMW RESTAURANT GROUP LLC	628 10TH AVE	740 ft
THEATRE REFRESHMENT CO OF NY INC & MIDSUMMER	422 W 42ND ST	740 ft
LA VELA RISTORANTE INC	558 11TH AVE	745 ft

Pending Licenses within 750 Feet

Name	Address	Approx. Distance
CREATIVE FOOD CRAFTS LLC	500B W 42ND ST	130 ft
470 WEST 42 ST GOURMET FOOD INC	470 W 42ND ST	345 ft
460 WINE MARKET INC	460 W 42ND ST	415 ft

Unmapped licenses within zipcode of report location

Name	Address
------	---------

506 - hotel



DELORES RUBIN
Chair
JESSE BOONE
District Manager

CITY OF NEW YORK
MANHATTAN COMMUNITY BOARD No. 4
330 West 42nd Street, 25th floor New York, NY 10036
tel: 212-736-4536 fax: 212-947-9512
www.nyc.gov/mc4

PUBLIC NOTICE

Business Licenses and Permits Committee
will discuss an application submitted by

Entity to be formed
512 W. 42nd Street

An application for an On-Premise Liquor License

DATE:	Tuesday, November 15, 2016
TIME:	6:30 PM
PLACE:	Intercontinental NY Times Square - 300 W. 44 th Street

We invite you to attend this meeting and give your comments on this application.
Alternately, you may mail, fax or email us at the address listed above.
For more information, please call 212-736-4536.



DELORES RUBIN
Chair
JESSE BOONE
District Manager

CITY OF NEW YORK
MANHATTAN COMMUNITY BOARD No. 4
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PUBLIC NOTICE

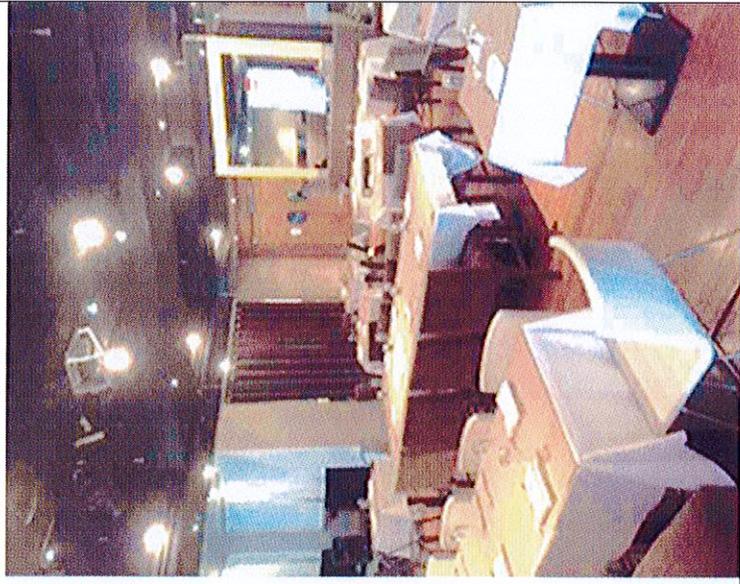
Business Licenses and Permits Committee
will discuss an application submitted by

Entity to be formed
508-510 W. 42nd Street

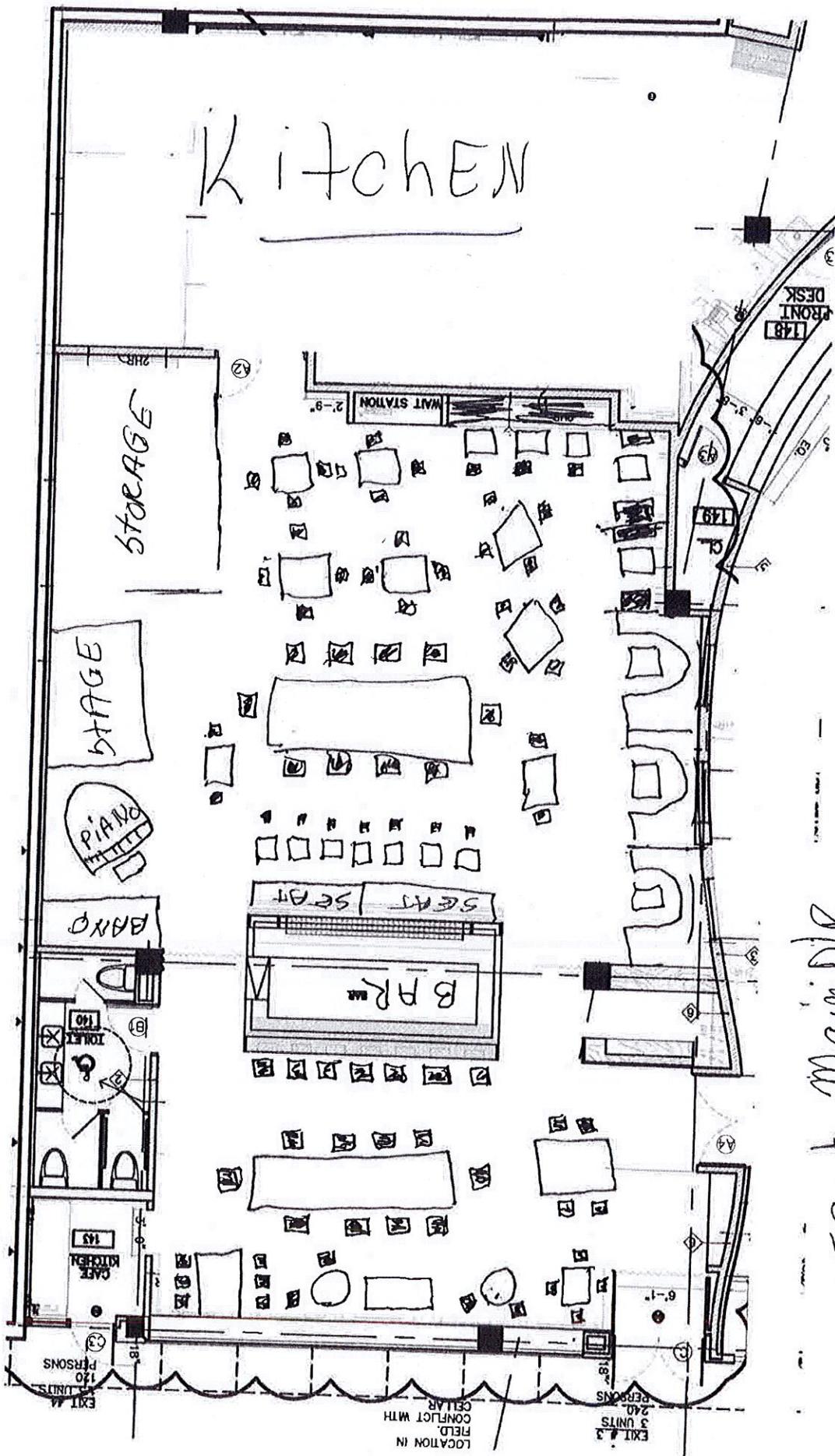
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KITCHEN



FRONT BAR D/R AREA

35 Seats
6 Tables

85 Seats Main D/R
25 Tables

Breakfast

Fresh Start

- Oatmeal with Honey & Almonds...8
- Berry Yogurt & Granola...10
- Bourbon Battered French Toast...9

Stuffed French Toast with Vanilla Pastry Cream

- Maple Cinnamon Syrup...12
- Fresh Strawberries & Cream...14
- Bananas Foster...14

Farmhouse Waffles

- Maple Cinnamon Syrup...12
- Fresh Strawberries & Cream...14
- Bananas Foster...14

Buttermilk Pancakes

- Original...9
- Bananas Foster...14
- Red Velvet...12

From the Range

- (tomatoes, choice of bread, hash browns)
- Maple Cured Ham & Eggs...16
- Ranch Steak & Eggs...18

Benedicts

- Traditional with Ham...14
- Tomato Florentine...12
- Crab...16
- Sausage & Gravy...14

Pan Scrambles

- Sausage, Mushroom & Spinach...14
- Roasted Vegetable...12

Poached Egg Hash

- Beef Pastrami...14
- Onion, Bell Pepper, Hollandaise
Goat Cheese & Beet
- Onion, Bell Pepper, Hollandaise...14
- Hangover Hash
- Chili, Pimento & Cheddar Cheese...14

Two Eggs Any Style...16

Choice of Meat

- Pork Sausage
- Chicken-Apple Sausage
- Applewood Smoked Bacon

Choice of Bread

- English Muffin
- Multigrain Toast
- Grilled Ciabatta

Choice of Side

- Hash Browns
- Grits
- Farmers Salad
- Seasonal Fruit
- Tomatoes

Beverages

- Coffee...5
- Iced Tea...5
- Macchiato...6
- Cappuccino...6
- Mocha...6
- Café Americano...6
- Hot Chocolate...5
- Double Espresso...6

Eye Openers

- Mimosa...14
- OKJ & Prosecco

Bloody Mary...14

- Pepper Vodka & Spicy Blend

Bellini...14

- Pureed Peaches & Prosecco

Lunch

Small Bites

Bruschetta...12

Wild Mushroom, Herbed Goat Cheese &
Balsamic Reduction

Fried Green Tomatoes...12

Cornmeal Crusted, Lemon Aioli

Deviled Duck Eggs...12

Smoked Bacon, Chives, Espelette

Fried Brussel Sprouts...14

Crispy Shallots, Bacon
& Maple-Mustard Vinaigrette

Soups & Salads

Roasted Tomato...8

French Onion...10

Garlic Crouton & Gruyere

Soup of the Day...8

Spinach Bacon Blue...16

Egg, Apple, Balsamic Onion, Crispy Shallots

Eden Salad...15

Mixed Greens, Cherry Tomatoes, Cucumber,
Watermelon Radish & Citrus Vinaigrette

Red Quinoa Salad...18

Romaine, Steamed Quinoa, Cucumber,
Tomatoes, Avocado, Bell Pepper &
Lemon-Herb Vinaigrette

All Vegetable...18

Avocado, Egg, Cannelini, Peanuts,
Onion & Romano

Farmers Salad...18

Mixed Greens, Poached Pears,
Pomegranate Seeds, Pumpkin Seeds,
Crumbled Bleu Cheese & Balsamic Vinaigrette

Sandwiches

(Served with House Salad or House Cut Fries)

Sliders...12

3 Pork BBQ & Cheddar

Grilled Rosemary Chicken...14

Smoked Gouda, Bibb Lettuce, Maple-Mustard,
Bacon, Tomato

Eden BLT...15

Bacon, Avocado, Lettuce, Fried Green Tomato,
Bacon Jam

42 Street Burger...16

Aged Sharp Cheddar, Bacon,
Red Wine-Shallot Aioli

Lamb Burger...18

Herbed Goat Cheese, Tzatziki,
Pickled Red Onions

Pasta

Butternut Squash Mascarpone Ravioli...16

Sausage Mushroom Gnocchi...17

Shrimp & Sundried Tomato Bucatini...18

Entrees

Mussels...16

Hard Cider, Bacon, Bleu Cheese, Caramelized
Onion, Baguette

Trout ...24

Pecan Encrusted, Asparagus, Beer-Butter Sauce

Grilled Hanger Steak...26

Lager Sauce & House Cut Fries

Dinner

Small Bites

Bruschetta...12

Wild Mushroom, Herbed Goat Cheese &
Balsamic Reduction

Fried Green Tomatoes...12

Cornmeal Crusted, Lemon Aioli

Deviled Duck Eggs...12

Smoked Bacon, Chives, Espelette

Fried Brussel Sprouts...14

Crispy Shallots, Bacon
& Maple-Mustard Vinaigrette

Soups & Salads

Roasted Tomato...8

French Onion...10

Garlic Crouton & Gruyere

Soup of the Day...8

Spinach Bacon Blue...18

Egg, Apple, Balsamic Onion, Crispy Shallots

Eden Salad...17

Mixed Greens, Cherry Tomatoes, Cucumber,
Watermelon Radish & Citrus Vinaigrette

Red Quinoa Salad...18

Romaine, Steamed Quinoa, Cucumber,
Tomatoes, Avocado, Bell Pepper &
Lemon-Herb Vinaigrette

All Vegetable...18

Avocado, Egg, Cannelini, Peanuts,
Onion & Romano

Farmers Salad...18

Mixed Greens, Poached Pears,
Pomegranate Seeds, Pumpkin Seeds,
Crumbled Bleu Cheese & Balsamic Vinaigrette

Pasta

Butternut Squash Mascarpone Ravioli...20

Sausage Mushroom Gnocchi...22

Shrimp & Sundried Tomato Bucatini...24

Ham, Apple & Peas Mac & Cheese...21

Creamy Vegetable Bacon Bucatini...20

Entrees

Mussels...20

Hard Cider, Bacon, Bleu Cheese, Caramelized
Onion, Baguette

Trout ...24

Pecan Encrusted, Asparagus, Beer-Butter Sauce

8oz. Center Cut Filet...35

Double Whipped Red Potatoes, Haricot Vert

Cauliflower Steak & Risotto...18

42 Street Burger...18

Aged Sharp Cheddar, Bacon,
Red Wine-Shallot Aioli

Lamb Burger...20

Herbed Goat Cheese, Tzatziki,
Pickled Red Onions

Glazed Cedar Plank Salmon...26

Pearl Pasta, Zucchini, Raisins, Pine Nuts

Atlantic Halibut...27

Clam Broth, Tomato & Fresh Herbs

Dry Aged Ribeye...37

House Cut French Fries & Sautéed Mushrooms

Manhattan Community Board 4

(All Fields Must Be Completed)

Liquor License Stipulations Application

CORPORATION NAME		DOING BUSINESS AS (DBA)	
512 W42 Retail LLC		(PENDING)	
STREET ADDRESS		CROSS STREETS	ZIP CODE
512 W 42ND STREET		11TH AVENUE	10036
OWNER <i>(Attach a list of all the people that will be associated/listed with the license)</i>	NAME:	RICHARD COHN	ATTORNEY/ REPRESENTAIVE
	PHONE:	212-871-5602	
	EMAIL:	RCOHN@ MERCHANTSHOSPITALITY.COM	
	NAME:	JOSEPH LEVEY	
	PHONE:	212-219-1193	
	EMAIL:	JOSEPH@HELBRAUNLEVEY.COM	
MANAGER	NAME:	NICOLE HENDRIX	LANDLORD
	PHONE:	703-409-5109	
	EMAIL:	NICOLE.H@ CACHETHOTELGROUP.COM	
	NAME:	WEST 42ND STREET DEVELOPEMENT	
	PHONE:	PENDING	
	EMAIL:	PENDING	
APPLICATION TYPE (Check One)			
<input type="radio"/> New	Has applicant owned or managed a similar business?		<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO
	What is/was the name and address of establishment?		VARIOUS- MERCHANTS HOSPITALITY (LICENSE HOLDER ABRAHAM MERCHANTS)
	What were the dates applicant was involved with this former premise?		
<input checked="" type="radio"/> Transfer	What is the prior license # and expiration date?		XL DANCE BAR LLC EXP 12/31/2017 SERIAL 1248373 (CABARET LICENSE)
	Is applicant making any alterations or operational changes?		<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO
	If alterations or operational changes are being made, please describe/list all changes. NEW OWNERSHIP AND OPERATIONS, RENOVATIONS.		
<input type="radio"/> Alteration	What is the current license # and expiration date?		
	Please list/describe the nature of all the changes and attach the plans:		
METHOD OF OPERATION			
TYPE OF ALCOHOL	<input checked="" type="checkbox"/> Liquor/Wine/Beer <input type="checkbox"/> Beer <input type="checkbox"/> Wine & Beer		
ESTABLISHMENT TYPE	<input type="checkbox"/> Restaurant <input checked="" type="checkbox"/> Cabaret <input checked="" type="checkbox"/> Night Club <input type="checkbox"/> Hotel <input type="checkbox"/> Bar/Tavern <input type="checkbox"/> Catering Establishment <input type="checkbox"/> Adult Entertainment <input type="checkbox"/> Wine Bar <input type="checkbox"/> Dance Club <input type="checkbox"/> Sports Bar <input type="checkbox"/> Club (Fraternal Organization – Members Only)		
Has applicant/owner filed with the SLA? If yes, when? If no, when do you plan to file?		YES	<input checked="" type="checkbox"/> NO
Is the 500 Foot Rule applicable? If yes, please attach a diagram of the On-Premise liquor license establishments within a 500 ft. radius of your establishment and the Public Interest Statement.		<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO
Is the 200 Foot Rule applicable? If yes, please attach a diagram of the schools and houses of worship that trigger the rule.		<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO
Has applicant/owner(s) read MCB4 Policy Regarding Concentration and Location of Alcoholic-Serving Establishments?		<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO
		PENDING CB HEARING	
		SEE ATTACHED	

OPERATIONAL DETAILS (*Closing time will be when establishment is vacated of all patrons)									
HOURS* (Indoor Only)		MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY	SUNDAY	
	Operation	10A TO 4A							
	Kitchen	AT ALL TIMES							
	Music	AT ALL TIMES							
If you plan to have music, what type(s)? (Circle all that apply)			<input checked="" type="checkbox"/> BACKGROUND	<input checked="" type="checkbox"/> LIVE MUSIC	<input checked="" type="checkbox"/> DJ	<input type="checkbox"/> JUKE BOX	<input type="checkbox"/> KARAOKE		
OCCUPANCY									
	Capacity (Certificate of Occupancy)	Maximum # of Persons You Anticipate Occupying Premises (Including Employees)	Number of Tables	Number of Seats	Number of Service Only Bars	Number of Stand-Up Bars	Number of Seats at Stand-Up Bar		
INSIDE	650	650	3	24	-	3	20 IN FRONT 10 IN MIDDLE, 10 IN BACK (APPROX)		
OUTSIDE (Other than sidewalk café)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
SIDEWALK CAFÉ	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
How many floors are there? What is the capacity for each floor?					THREE				
How frequently will the owner(s) be at the establishment?					AT ALL TIMES				
Will you be applying or intending to apply for a cabaret license with DCA? If yes, will there be dancing?					<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	EXISTING		
Will applicant have bottle or table service for beverage alcohol?					<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO			
Will you be hosting private, promotional or corporate events?					<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO			
Will outside promoters be used on a regular basis? If yes please describe.					<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO			
Will you have a security plan? If, yes please attach.					<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO			
Will security plan be implemented?					<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO			
Will State certified security personnel be used?					<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO			
Will New York Nightlife Association and NYPD Best Practices be followed?					<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO			
Will applicant be using delivery bicycles? If yes, how many?					<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO			
Will delivery bicycles be clearly marked with the name of the restaurant and will staff wear attire clearly noting name as described by NYC Law?					<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO			
Where will delivery bicycles be stored during the day when not in use?					N/A				

LOCATION & ZONING			
Is this a Special District? If yes, is it Clinton, West Chelsea or Hudson Yards?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	CLINTON
Does the building have a Certificate of Occupancy ("C of O") or a letter of no objection?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	
Is a Public Assembly permit required?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	EXISTING
Are your plans filed with DOB?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	N/A

Community Notification/Relations			
NOTIFICATION: List all block associations; tenant associations, co-op boards or condo boards of residential buildings; and community groups that applicant has notified regarding its application. For each please list both the organization and individual you contacted	# 1	NOTICE POSTING- PER BOARDS REQUIREMENTS	
	# 2	RESIDENTIAL BUILDINGS IN SURROUNDING AREAS (PENDING)	
	# 3	BLOCK ASSOCIATIONS, PER BOARDS SUGGESTIONS	
	# 4	- Hotel Americano: (212) 216-6000 --> IN SUPPORT - Highline 537: (212) 518-4942 --> IN SUPPORT - West 36th Street Block Association: Frank Strock at mcgee79@aol.com --> NO RESPONSE	
	# 5	- HKNA Association: Kathleen Treat at kathleentreat123@gmail.com --> PENDING	
Please provide dates when applicant met with the groups listed above.		PENDING	
Who was your contact person at each group you met with?		PENDING	
When did applicant post the notice that was provided?		YES 10/26/2016	
Where did applicant post the notice that was provided?		AT THE ENTRANCE OF THE ESTABLISHMENT	
Will applicant provide owner cell phone number to neighbors and respond to complaints that arise? Please provide number in space provided.		<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO
Will applicant inform the Community Board office of its job openings and/or provide a hyperlink to applicants jobs webpage?		<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO

BUILDING DESIGN			
State the name and type of business previously located in the space.	DANCE CLUB		
Has a liquor-licensed establishment previously occupied this space at any time? If yes, please provide the name of the business.	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	XL DANCE BAR/ ROSEBUD/42 WEST/BPM
Do you plan any changes to the existing façade? If yes, please describe.	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	NAME CHANGE
Will applicant have a vestibule within the establishment?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	
Will applicant use a storm enclosure?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	
Will applicant not place any items or obstructions on the sidewalk, for example, sandwich boards, sidewalk signs, freestanding menus and plants, as per the law?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	
Will applicant comply with the NYC noise code?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	
Will the establishment have any of the following: (circle all that apply)	FRENCH DOORS		GARAGE DOORS WINDOWS THAT CAN BE OPENED
Will applicant close all windows, French doors, garage doors when any music or amplified sound (including televisions) is played inside the establishment?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	N/A
Will applicant close all windows, French doors, garage doors by 11 PM Friday and Saturday and 10 PM on all other days even if no music or amplified sound is played inside the establishment?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	N/A
Has applicant obtained an acoustical report from a certified sound engineer to assess potential noise disturbance to the neighboring residents and buildings?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	N/A
Will applicant follow the recommendations of a certified sound engineer to mitigate potential noise disturbance to the neighboring residents and buildings, including placing speakers on the floor of the establishment?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	
Will the kitchen exhaust system extend to the roof?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	EXISTING
Will the establishment have an illuminated sign?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	
Will the establishment have a canopy extending over the sidewalk?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	
Where will the air conditioner be located? What type is it?	EXISTING		
When was the air conditioner installed?	N/A - IN GOOD CONDITION		

OUTDOOR ITEMS - OTHER THEN SIDEWALK CAFÉ			
Has the applicant/owner(s) read MCB 4 Rear Yard Rooftop Policy?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	
Will applicant use any outdoor spaces: rooftop, rear yard, patio, porch, balcony, pavilion, tents, deck or gazebo? If yes, which one(s)?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	
Are the floorplans for the outdoor space(s) included?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	
Will applicant close and vacate the outdoor space(s) by 11PM on Friday & Saturday and 10 PM on all other days?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	
Will the service and consumption of alcohol in any outdoor space only be via seated food service?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	
Will applicant not allow standing space for patrons to drink or smoke in any outdoor space(s)?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	
Will there be no amplified music, as per the law?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	
If amplified sound is played inside the establishment, will windows and doors be closed?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	
Will applicant agree to post signs outside asking customers to respect the neighbors'?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	
Will applicant agree to train staff to encourage a peaceful environment?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	
Will applicant provide effective sound control (landscaping enclosure, soundproofing tenants apartments)	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	
Will there be a lighting plan that allows safe usage of the outdoor space without disrupting neighbors?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	

NO OUTSIDE SPACE

OUTDOOR ITEMS – SIDEWALK CAFÉ

Has the applicant/owner(s) read MCB4 Sidewalk Café Policy?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	
Will applicant be applying for a sidewalk café now or in the future?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	
Is applicant in this application seeking to include a sidewalk café in its liquor license?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	
If yes, has applicant submitted an application and plans to NYC Dept. of Consumer Affairs? Please attach application and plans.	<input type="checkbox"/> YES	<input type="checkbox"/> NO	
Will applicant close and vacate the sidewalk café by 11 PM on Friday & Saturday and 10 PM on all other days?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	
Will applicant be serving alcohol in the sidewalk café? If so, will you have waiter service?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	
Will the café have a 3 ft. wide serving aisle running the entire length of the sidewalk cafe?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	
Will applicant mark the perimeter of the café on the sidewalk?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	
Will the service and consumption of alcohol in the sidewalk café only be via seated food service?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	
Will the sidewalk café not provide standing space for drinking or smoking?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	
Will applicant use any portable natural gas heaters? If so, do you have the requisite approvals from DOB & the Fire Department?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	
Will applicant have a lighting plan that will allow safe usage of the outdoor space without disrupting neighbors?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	
Will all furniture, plants and barricades be stored inside between the evening closing hours and the morning opening hours?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	
Will all furniture be stored inside between December 21 st and March 21 st , and any other day when it rains or snows?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	
Will applicant use umbrellas?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	
If construction or construction protection has reduced the sidewalk width, will applicant always maintain an 8 foot clear path of sidewalk between the perimeter of the café and the closes obstruction including construction barricades?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	

**NO SIDEWALK
CAFE SPACE**

Manhattan Community Board 4 (MCB4) recommends:	<input type="radio"/> Denial unless all stipulations agreed to by applicant/owner are part of the method of operation <input type="radio"/> Denial <input type="radio"/> Approval
--	--

CB4 REPRESENTATIVES

Nelly Gonzalez <i>CB4 Assistant District Manager</i>	Frank Holozubiec <i>CB4 BLP Committee Co-Chair</i>	Burt Lazarin <i>CB4 BLP Committee Co-Chair</i>
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APPLICANT AGREEMENT WITH THE COMMUNITY

Applicant agrees to these stipulations as the basis for the community support of this application and acknowledges that all of these stipulations are essential prerequisites to the MCB4 recommendation regarding this application. Applicant agrees to have these stipulations incorporated in the method of operation of its liquor license. The stipulations in this application constitute the entire agreement between MCB4 and applicant and may only be altered in writing signed by MCB4 and applicant. These stipulations supersede any oral statements or representations in connection with this application.

SIGN HERE 			
	PRINT NAME OF APPLICANT	SIGNATURE OF APPLICANT	DATE

Proximity Report for Location:

October 28, 2016

512 W 42nd St, New York, NY, 10036

* 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
42 & 10TH SPIRITS LTD	507 W 42ND STREET	45 ft
GRACE WINE & SPIRITS INC	610 10TH AVENUE	545 ft
GRAND CRU WINE \$ SPIRITS INC	560 11TH AVE	770 ft
VERITAS STUDIOS INC	527 W 45TH ST	885 ft
589 NINTH AVENUE CORP	589 9TH AVENUE	1020 ft
ODYSSEY WINE & SPIRITS INC	490 10TH AVE	1180 ft
NINTH AVENUE VINTNER LTD	669 9TH AVENUE	1540 ft
42 & 10TH SPIRITS LTD	507 W 42ND STREET	65 ft
GRACE WINE & SPIRITS INC	610 10TH AVENUE	570 ft
GRAND CRU WINE \$ SPIRITS INC	560 11TH AVE	705 ft
VERITAS STUDIOS INC	527 W 45TH ST	860 ft
589 NINTH AVENUE CORP	589 9TH AVENUE	1085 ft
ODYSSEY WINE & SPIRITS INC	490 10TH AVE	1190 ft
NINTH AVENUE VINTNER LTD	669 9TH AVENUE	1585 ft

Churches within 500 Feet

Name	Approx. Distance
Saint Raphael's Croatian Catholic Church	415 ft

Schools within 500 Feet

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

Name	Address	Approx. Distance
XL DANCE BAR LLC	512 WEST 42ND STREET	0 ft
42ND STREET HOTEL LLC 42ND STREET KITCHEN LLC	508 510 W 42ND ST	35 ft
42ND&10THHOTELLCC;42ND&10THUSOPCPLLC; YOTEL	570 10TH AVENUE 4TH FL	210 ft
ROSIERAE'S INC	500 W 43RD ST	230 ft
DIVISION ONE MANAGEMENT GROUP INC	500 W 43RD ST	340 ft
CANARD INC	503 W 43RD STREET	345 ft
MR BIGGS BAR & GRILL INC	596 10TH AVE	375 ft
WEST SIDE STEAKHOUSE LLC	597 10TH AVENUE	405 ft

Name	Address	Approx. Distance
42ND KAVA AND KAVA MIMA ASSOCIATES LLC	470 W 42ND ST	410 ft
599 TENTH AVENUE CORP	599 10TH AVE	430 ft
PIO PIO OCHO INC	604 10TH AVE	485 ft
TOR RESTAURANT LLC	607 10TH AVE	530 ft
SIGNATURE THEATRE COMPANY INC	450 W 42ND ST	550 ft
LA VELA RISTORANTE INC	558 11TH AVE	680 ft
HELL'S KITCHEN CREAM & SUGAR INC	626A 10TH AVENUE, STORE C	740 ft
10TH AVENUE GROUP INC	626 10TH AVE	740 ft

Pending Licenses within 750 Feet

Name	Address	Approx. Distance
CREATIVE FOOD CRAFTS LLC	500B W 42ND ST	200 ft
470 WEST 42 ST GOURMET FOOD INC	470 W 42ND ST	410 ft
460 WINE MARKET INC	460 W 42ND ST	480 ft

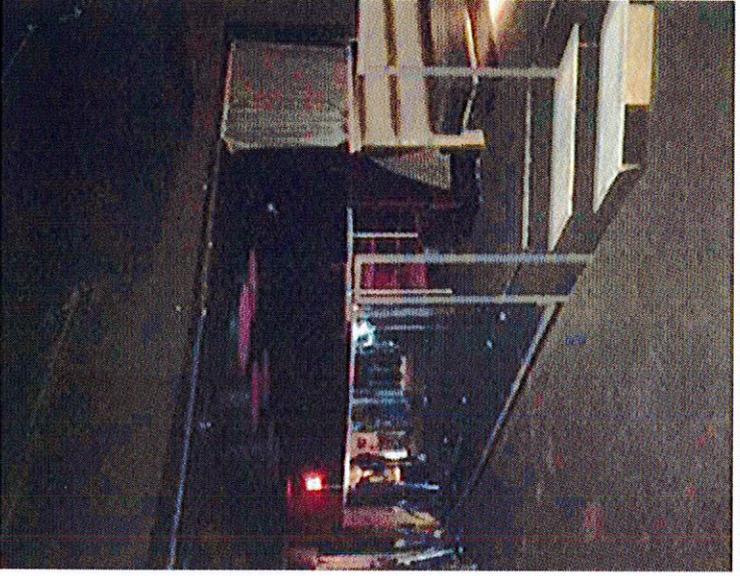
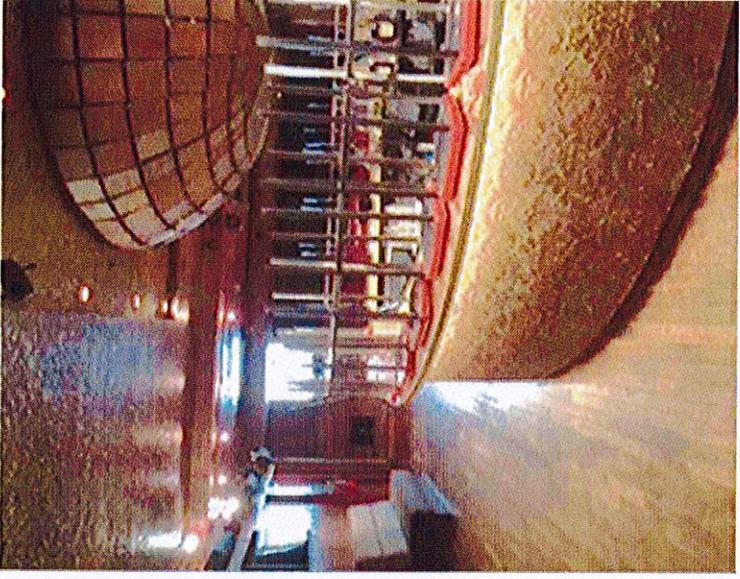
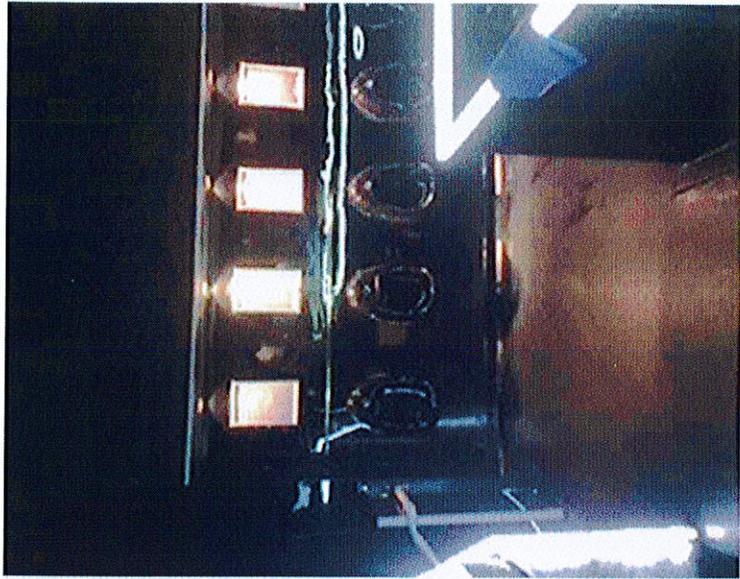
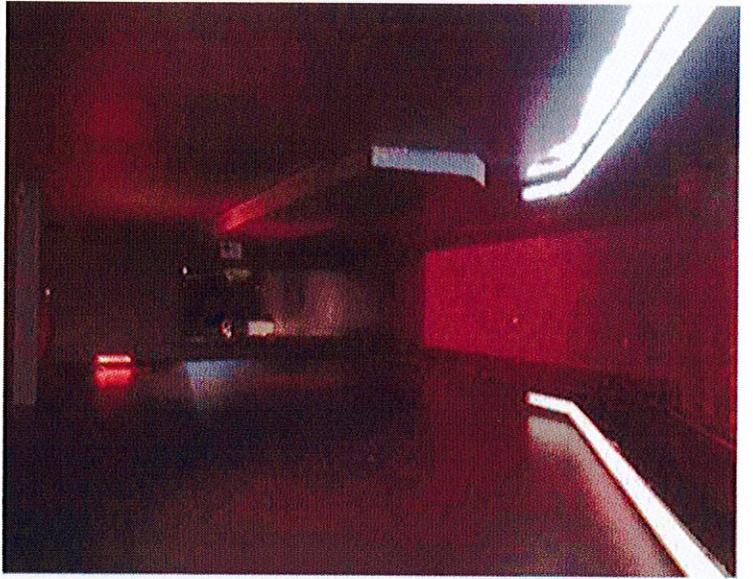
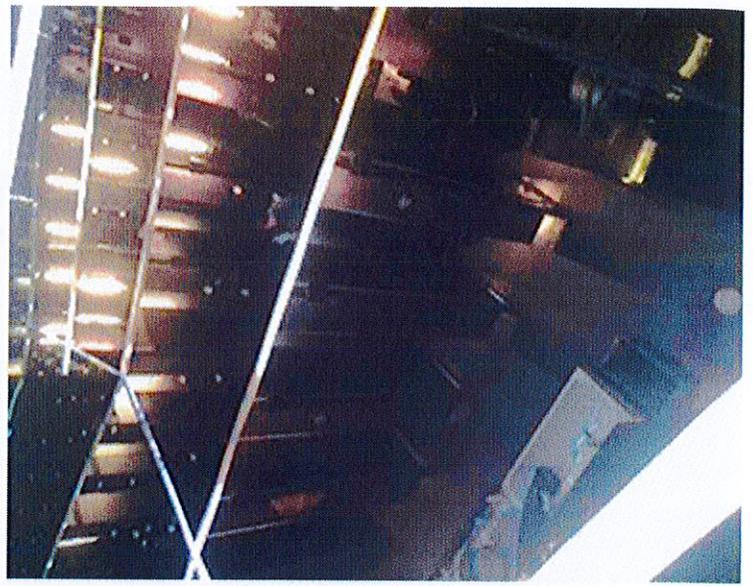
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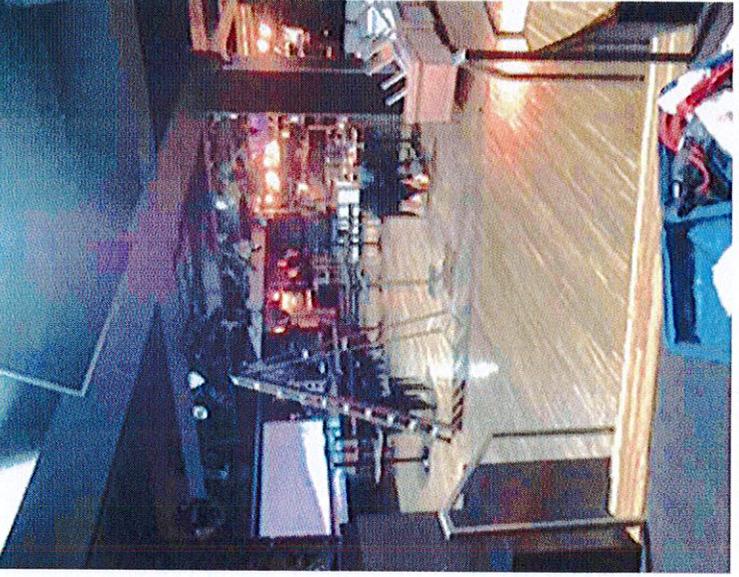
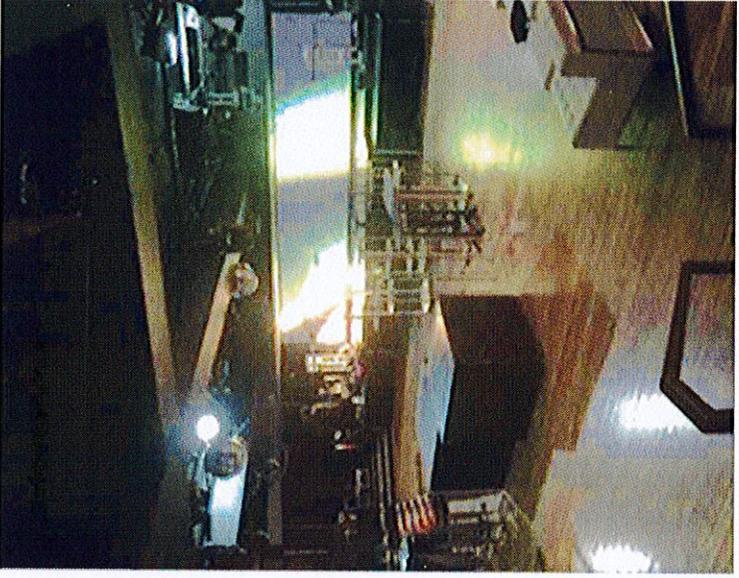
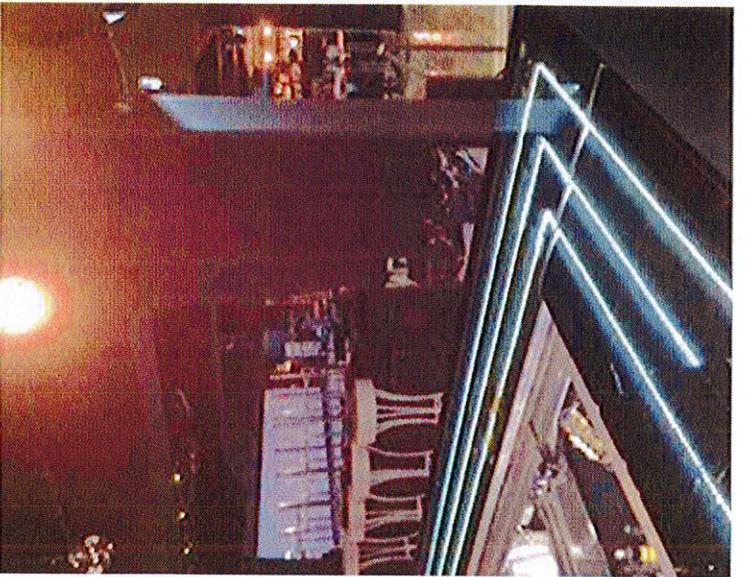
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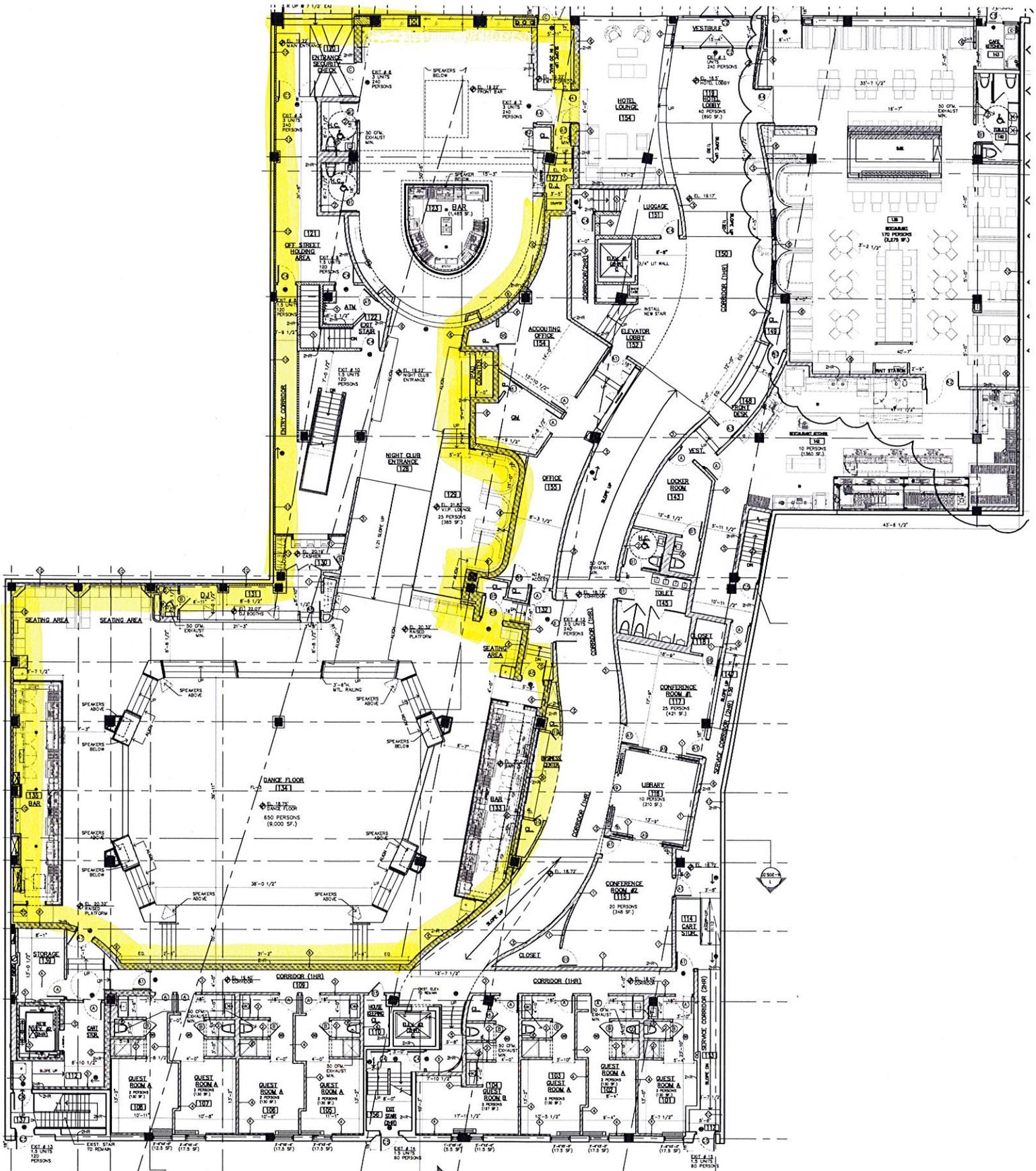


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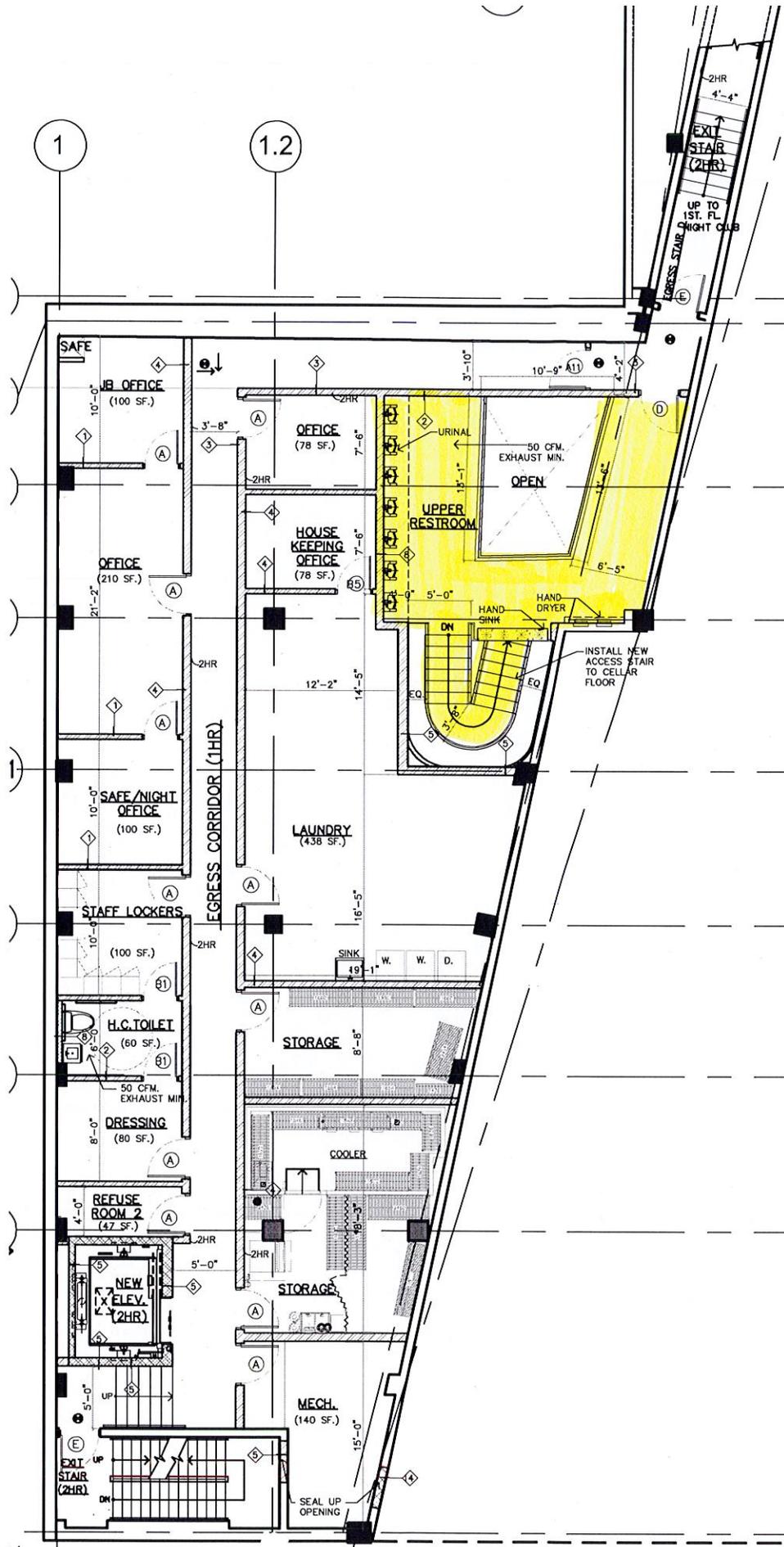
512-cabaret







CLUB-1st fl



1

1.2

CLUB - 2nd fl

THE NEW YORKER

Salads

(select three)

Young Lettuce

Cucumber, Vine-Ripened Tomatoes & White Balsamic Vinaigrette

Classic Caesar Salad

Herb Garlic Croutons & Parmesan Cheese

Baby Spinach

Baby Corn, Shiitake Mushrooms & Carrot Ginger Vinaigrette

Penne Pasta

Kalamata Olives, Tomatoes & Garlic Olive Oil

Country Style Potato Salad

New York Style Coleslaw

Sandwiches & Wraps

(select three)

Grilled Chicken Breast

Herb Focaccia, Goat Cheese, Tomato & Olive Tapenade

Honey Baked Ham & French Brie

Croissant & Arugula

Fresh Roasted Turkey

Cranberry Aioli & Spinach Wrap

Marinated Grilled Vegetables

Fresh Mozzarella, Pesto & Black Olive Focaccia

Egg Salad

Garlic Chips, Espelette & Chives

Roast Beef

Cheddar Cheese & Balsamic Glazed Onions

Chicken Caesar Wrap

Romaine & Parmesan

Desserts

Freshly Baked Brownies & Assorted Bars

Sliced Seasonal Fruit & Berries

Regular & Decaffeinated Coffee

Assortment of Teas

*Above pricing is subject to 18% gratuity, 5% event charge and 8.875% sales tax
Minimum of 10 guests required*

A = Officer/LLC Manager
 B = Director
 C = Stockholder/LLC Member
 * = Surrendered/Expired

NAME/ ADDRESS	YEAR GRANTED	LICENSE NO.	OFFICER/ DIRECTOR
Olde House, Ltd. 29 St. Marks Place New York, NY	1989*	1OP 05137	ABC*
Trend Organization Inc. 52 Eighth Avenue New York, NY 10014	1990	1OP 06540	ABC*
112 Seventh Avenue Inc. 112 Seventh Avenue New York, NY 10011	1992	1OP 06170	ABC*
73 Eighth Avenue, Inc. 73 Eighth Avenue New York, NY 10014	1993	1OP 06524	ABC*
521 Columbus Avenue Inc. 521-525 Columbus Avenue New York, NY 10025	1995	1OP 06922	ABC*
1125 First LLC 1125 First Avenue New York, NY 10021	1996	1OP 07492	AC*
92 7 th Avenue South LLC 92 7 th Avenue South New York, NY 10014	1998	1OP 08285	AC*
84 th & 1 st LLC 400 East 84 th Street New York, NY 10021	1998	1OP 08331	AC*
Southwest NY, LLC 2 World Financial Center New York, NY 10128	1999	1OP 08600	A*
MNY-1608 Operating LLC 1608 First Avenue New York, NY 10021	2000	1OP 1110838	A*
365 Park South Restaurant LLC & A&R Chinoiserie 365 Park Avenue South	2001	1OP 1110512	A*

New York, NY 10016

62nd & 1st LLC
1125 First Ave
New York, NY 10021

2002 IOP 1124219 A

R&I Associates, LLC
Southwest NY
Two World Financial Center
New York, NY 10281

2002 IOP 1126458 A*

Rabtra LLC
Art Bar
52 Eighth Ave
New York, NY 10014

2003 IOP 1140206 A

Liberty Knights, LLC
Pound & Pence
55 Liberty Street
New York, NY 10005

2004 IOP 1146473 A

Jamaica Restaurant Associates LLC
Mo's Southern BBQ
163 17 Archer Avenue
Jamaica, NY 11433

2005 IOP 1157163 A*

90 Washington Rest. Associates, LLC
Clinton Hall
90 Washington Street
New York, NY 10006

2005 IOP 1164870 A*

225 Liberty LLC
Quality Burger
225 Liberty St, aka 2 World Financial
New York, NY 10281

2009 Summer RW 1230513 A*

375 South End LLC
Merchants River House
375 South End Ave.
New York, NY 10280

2010 OP 1244498 A

NYC 1 LLC
Neely's Barbecue Parlor
1125 First Ave
New York, NY 10065

2011 OP1252633 A

Battery Bistro LLC
Merchants Market
10 Battery Place
Peter Minit Plaza
New York, NY 10004

2011 RW1253123 A*

P15 LLC
Watermark Bar
78 South Street
New York, NY 10038

2013 1264396 A

Maiden Rest LLC Industry Kitchen 70 South Street New York, NY 10038	2013	1271401	A
Supercraft Group LLC South Street Seaport New York, NY 10038	2013	1275189	A*
Philippe NYC I LLC 33 35 E 60 th Street New York, NY 10022	2014	1277842	A
Philippe Chow East Hampton LLC 44 Three Mile Harbor Rd. East Hampton, NY 11937	2015	1286076	A
Treadwell Park LLC 1125 First Avenue New York, NY 10065	2016	1290204	A

Manhattan Community Board 4
(All Fields Must Be Completed)

Liquor License Stipulations Application

CORPORATION NAME Great Performances/Artists as Waitresses, Inc and Hauser & Wirth, Inc		DOING BUSINESS AS (DBA) TBD		
STREET ADDRESS 548 West 22nd Street		CROSS STREETS 10th & 11th Avenues		ZIP CODE 10011
OWNER <i>(Attach a list of all the people that will be associated/listed with the license)</i>	NAME: Please see attached list		ATTORNEY/ REPRESENTATIVE	NAME: Robert Bookman - Pesetsky and Bookman
	PHONE:			PHONE: 212-513-1988
	EMAIL:			EMAIL: rbookman@pandblegal.com
MANAGER	NAME: Rebecca Martin		LANDLORD	NAME: 548 W 22nd Funding LLC
	PHONE: 203-912-8216			PHONE: 917-863-3004
	EMAIL: rbecca.martin@greatperformances.com			EMAIL: bwolfe@propertymg.com
APPLICATION TYPE (Check One)				
<input checked="" type="checkbox"/> New	Has applicant owned or managed a similar business?		YES	NO
	What is/was the name and address of establishment?		Please see attached list	
	What were the dates applicant was involved with this former premise?			
<input type="checkbox"/> Transfer	What is the prior license # and expiration date?			
	Is applicant making any alterations or operational changes?		YES	NO
	If alterations or operational changes are being made, please describe/list all changes.			
<input type="checkbox"/> Alteration	What is the current license # and expiration date?			
	Please list/describe the nature of all the changes and attach the plans:			
METHOD OF OPERATION				
TYPE OF ALCOHOL	<input type="checkbox"/> Liquor/Wine/Beer <input type="checkbox"/> Beer <input checked="" type="checkbox"/> Wine & Beer			
ESTABLISHMENT TYPE	<input type="checkbox"/> Restaurant <input type="checkbox"/> Cabaret <input type="checkbox"/> Night Club <input type="checkbox"/> Hotel <input checked="" type="checkbox"/> Bar/Tavern <input type="checkbox"/> Catering Establishment <input type="checkbox"/> Adult Entertainment <input type="checkbox"/> Wine Bar <input type="checkbox"/> Dance Club <input type="checkbox"/> Sports Bar <input type="checkbox"/> Club (Fraternal Organization – Members Only)			
Has applicant/owner filed with the SLA? If yes, when? If no, when do you plan to file?			YES	NO <input checked="" type="checkbox"/>
Is the 500 Foot Rule applicable? If yes, please attach a diagram of the On-Premise liquor license establishments within a 500 ft. radius of your establishment and the Public Interest Statement.			YES <input checked="" type="checkbox"/>	NO
Is the 200 Foot Rule applicable? If yes, please attach a diagram of the schools and houses of worship that trigger the rule.			YES	NO <input checked="" type="checkbox"/>
Has applicant/owner(s) read MCB4 Policy Regarding Concentration and Location of Alcoholic-Serving Establishments?			YES <input checked="" type="checkbox"/>	NO

***Summer Hours will be as follows: Monday to Friday: 11am - 6pm

OPERATIONAL DETAILS (*Closing time will be when establishment is vacated of all patrons)							This will be the hours for: Winter, Spring and Fall	
HOURS* (Indoor Only)		MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY	SUNDAY
	Operation		11am - 6pm	11am - 6pm	11am - 6pm	11am - 6pm	11am - 6pm	
	Kitchen		11am - 6pm	11am - 6pm	11am - 6pm	11am - 6pm	11am - 6pm	
	Music		11am - 6pm	11am - 6pm	11am - 6pm	11am - 6pm	11am - 6pm	
If you plan to have music, what type(s)? (Circle all that apply)		<input checked="" type="checkbox"/> BACKGROUND	<input type="checkbox"/> LIVE MUSIC	<input type="checkbox"/> DJ	<input type="checkbox"/> JUKE BOX	<input type="checkbox"/> KARAOKE		
OCCUPANCY								
	Capacity (Certificate of Occupancy)	Maximum # of Persons You Anticipate Occupying Premises (Including Employees)	Number of Tables	Number of Seats	Number of Service Only Bars	Number of Stand-Up Bars	Number of Seats at Stand-Up Bar	
INSIDE	180 per floor		4	14	0	1	8	
OUTSIDE (Other than sidewalk café)	180 - rooftop		NA	NA	NA	NA	NA	
SIDEWALK CAFÉ	NA	NA	NA	NA				
How many floors are there? What is the capacity for each floor?					4 floors, roof, 180 each floor			
How frequently will the owner(s) be at the establishment?					Daily			
Will you be applying or intending to apply for a cabaret license with DCA? If yes, will there be dancing?					YES	<input checked="" type="checkbox"/>		
Will applicant have bottle or table service for beverage alcohol?					YES	<input checked="" type="checkbox"/>		
Will you be hosting private; promotional or corporate events?					<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO		
Will outside promoters be used on a regular basis? If yes please describe.					YES	<input checked="" type="checkbox"/>		
Will you have a security plan? If, yes please attach.					<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO		
Will security plan be implemented?					<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO		
Will State certified security personnel be used?					<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO		
Will New York Nightlife Association and NYPD Best Practices be followed?					YES	<input type="checkbox"/> NO	Not Applicable	
Will applicant be using delivery bicycles? If yes, how many?					YES	<input checked="" type="checkbox"/>		
Will delivery bicycles be clearly marked with the name of the restaurant and will staff wear attire clearly noting name as described by NYC Law?					YES	<input type="checkbox"/> NO	Not Applicable	
Where will delivery bicycles be stored during the day when not in use?					Not Applicable			

LOCATION & ZONING			
Is this a Special District? If yes, is it Clinton, West Chelsea or Hudson Yards?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	West Chelsea
Does the building have a Certificate of Occupancy ("C of O") or a letter of no objection?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	Pending
Is a Public Assembly permit required?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	
Are your plans filed with DOB?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	

Community Notification/Relations			
NOTIFICATION: List all block associations; tenant associations, co-op boards or condo boards of residential buildings; and community groups that applicant has notified regarding its application. For each please list both the organization and individual you contacted	# 1	Please see attached list	
	# 2		
	# 3		
	# 4		
	# 5		
Please provide dates when applicant met with the groups listed above.			
Who was your contact person at each group you met with?			
When did applicant post the notice that was provided?		10/31/2016	
Where did applicant post the notice that was provided?		Front Door of the Premises	
Will applicant provide owner cell phone number to neighbors and respond to complaints that arise? Please provide number in space provided.		<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO Christina Karanalios: 212-476-9436
Will applicant inform the Community Board office of its job openings and/or provide a hyperlink to applicants jobs webpage?		<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO

BUILDING DESIGN			
State the name and type of business previously located in the space.	Currently - Hauser & Wirth Art Gallery		
Has a liquor-licensed establishment previously occupied this space at any time? If yes, please provide the name of the business.	YES	NO	Unknown
Do you plan any changes to the existing façade? If yes, please describe.	YES	<input checked="" type="checkbox"/> NO	
Will applicant have a vestibule within the establishment?	<input checked="" type="checkbox"/> YES	NO	
Will applicant use a storm enclosure?	YES	<input checked="" type="checkbox"/> NO	
Will applicant not place any items or obstructions on the sidewalk, for example, sandwich boards, sidewalk signs, freestanding menus and plants, as per the law?	YES	<input checked="" type="checkbox"/> NO	
Will applicant comply with the NYC noise code?	<input checked="" type="checkbox"/> YES	NO	
Will the establishment have any of the following: (circle all that apply)	FRENCH DOORS	GARAGE DOORS	WINDOWS THAT CAN BE OPENED
Will applicant close all windows, French doors, garage doors when any music or amplified sound (including televisions) is played inside the establishment?	<input checked="" type="checkbox"/> YES	NO	
Will applicant close all windows, French doors, garage doors by 11 PM Friday and Saturday and 10 PM on all other days even if no music or amplified sound is played inside the establishment?	<input checked="" type="checkbox"/> YES	NO	
Has applicant obtained an acoustical report from a certified sound engineer to assess potential noise disturbance to the neighboring residents and buildings?	YES	<input checked="" type="checkbox"/> NO	
Will applicant follow the recommendations of a certified sound engineer to mitigate potential noise disturbance to the neighboring residents and buildings, including placing speakers on the floor of the establishment?	<input checked="" type="checkbox"/> YES	NO	
Will the kitchen exhaust system extend to the roof?	YES	<input checked="" type="checkbox"/> NO	
Will the establishment have an illuminated sign?	YES	<input checked="" type="checkbox"/> NO	
Will the establishment have a canopy extending over the sidewalk?	YES	<input checked="" type="checkbox"/> NO	
Where will the air conditioner be located? What type is it?	HVAC ducts in cafe; mechanical units in back of space on each floor		
When was the air conditioner installed?	Unknown		

OUTDOOR ITEMS - OTHER THEN SIDEWALK CAFÉ			
Has the applicant/owner(s) read MCB 4 Rear Yard Rooftop Policy?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	
Will applicant use any outdoor spaces: rooftop, rear yard, patio, porch, balcony, pavilion, tents, deck or gazebo? If yes, which one(s)?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	rooftop for private events
Are the floorplans for the outdoor space(s) included?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	
Will applicant close and vacate the outdoor space(s) by 11PM on Friday & Saturday and 10 PM on all other days?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	
Will the service and consumption of alcohol in any outdoor space only be via seated food service?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	maybe used for catered receptions
Will applicant not allow standing space for patrons to drink or smoke in any outdoor space(s)?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	maybe used for catered receptions
Will there be no amplified music, as per the law?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	
If amplified sound is played inside the establishment, will windows and doors be closed?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	
Will applicant agree to post signs outside asking customers to respect the neighbors'?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	
Will applicant agree to train staff to encourage a peaceful environment?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	
Will applicant provide effective sound control (landscaping enclosure, soundproofing tenants apartments)	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	if required
Will there be a lighting plan that allows safe usage of the outdoor space without disrupting neighbors?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	on a per catered event basis

OUTDOOR ITEMS – SIDEWALK CAFÉ	Not applicable	
Has the applicant/owner(s) read MCB4 Sidewalk Café Policy?	YES	NO
Will applicant be applying for a sidewalk café now or in the future?	YES	NO
Is applicant in this application seeking to include a sidewalk café in its liquor license?	YES	NO
If yes, has applicant submitted an application and plans to NYC Dept. of Consumer Affairs? Please attach application and plans.	YES	NO
Will applicant close and vacate the sidewalk café by 11 PM on Friday & Saturday and 10 PM on all other days?	YES	NO
Will applicant be serving alcohol in the sidewalk café? If so, will you have waiter service?	YES	NO
Will the café have a 3 ft. wide serving aisle running the entire length of the sidewalk café?	YES	NO
Will applicant mark the perimeter of the café on the sidewalk?	YES	NO
Will the service and consumption of alcohol in the sidewalk café only be via seated food service?	YES	NO
Will the sidewalk café not provide standing space for drinking or smoking?	YES	NO
Will applicant use any portable natural gas heaters? If so, do you have the requisite approvals from DOB & the Fire Department?	YES	NO
Will applicant have a lighting plan that will allow safe usage of the outdoor space without disrupting neighbors?	YES	NO
Will all furniture, plants and barricades be stored inside between the evening closing hours and the morning opening hours?	YES	NO
Will all furniture be stored inside between December 21 st and March 21 st , and any other day when it rains or snows?	YES	NO
Will applicant use umbrellas?	YES	NO
If construction or construction protection has reduced the sidewalk width, will applicant always maintain an 8 foot clear path of sidewalk between the perimeter of the café and the closes obstruction including construction barricades?	YES	NO

ADDITIONAL STIPULATIONS: (Office Use Only)

To the extent any additional stipulation on pages 7 and 8 of this application conflicts with any response on pages 1 – 6 of this application, the stipulations on pages 7 and 8 control.

ADDITIONAL STIPULATIONS: (Office Use Only), *Continued*

To the extent any additional stipulation on pages 7 and 8 of this application conflicts with any response on pages 1 - 6 of this application, the stipulations on pages 7 and 8 control.

Manhattan Community Board 4 (MCB4) recommends:	<input type="radio"/> Denial unless all stipulations agreed to by applicant/owner are part of the method of operation <input type="radio"/> Denial <input type="radio"/> Approval
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CB4 REPRESENTATIVES

Nelly Gonzalez <i>CB4 Assistant District Manager</i>	Frank Holozubiec <i>CB4 BLP Committee Co-Chair</i>	Burt Lazarin <i>CB4 BLP Committee Co-Chair</i>
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APPLICANT AGREEMENT WITH THE COMMUNITY

Applicant agrees to these stipulations as the basis for the community support of this application and acknowledges that all of these stipulations are essential prerequisites to the MCB4 recommendation regarding this application. Applicant agrees to have these stipulations incorporated in the method of operation of its liquor license. The stipulations in this application constitute the entire agreement between MCB4 and applicant and may only be altered in writing signed by MCB4 and applicant. These stipulations supersede any oral statements or representations in connection with this application.

SIGN HERE 	Dean Martinus <small>PRINT NAME OF APPLICANT</small>	 <small>SIGNATURE OF APPLICANT</small>	10/31/2016 <small>DATE</small>
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Proximity Report for Location:

October 31, 2016

548 W 22 St, New York, NY, 10011

* 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
HIGHLINE WINE MARKET CORP	156 10TH AVE	905 ft
IN A GLASS LLC	156 10TH AVENUE, SOUTH STORE	905 ft
MWC RETAIL LLC	606 W 28TH ST SUITE A	1620 ft
MIDTOWN SPIRITS INC	177 9TH AVE UNIT C	1620 ft
ALGA WINES & SPIRITS LTD	221 9TH AVENUE	1655 ft
ADB&SAB LLC	554 W 30TH ST	2115 ft
CHELSEA WINERY LTD	75 9TH AVENUE	2260 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
SPIRIT CRUISES LLC	PIER 62 WEST 23RD STREET	310 ft
SPIRIT CRUISES LLC	PIER 62 CHELSEA PIERS	315 ft
SPIRIT CRUISES LLC	62 CHELSEA PIERS	485 ft
PIER SIXTY LLC	61 CHELSEA PIERS	495 ft
KONKAPOT ENTERTAINMENT INC	61 CHELSEA PIERS	495 ft
CLASSIC HARBOR LINE LLC	62 CHELSEA PIERS	500 ft
AMF BOWLING CENTERS INC	60 CHELSEA PIERS	505 ft
PIER SIXTY LLC	60 CHELSEA PIERS	505 ft
PIER SIXTY LLC	59 CHELSEA PIERS	530 ft
MANHATTAN MAHARAJA LLC	207 10TH AVE	615 ft
WICHCRAFT CHELSEA PIERS LLC	CHELSEA PIERS	635 ft
AUNT PAUL INC	205 10TH AVE	695 ft
505-23 BAR INC	505-507 WEST 23RD STREET	695 ft

Pending Licenses within 750 Feet

Name	Address	Approx. Distance
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Name	Address	Approx. Distance
22ND STREET RESTAURANT GROUP LLC	162 11TH AVE	195 ft
SONNY LOU INC	195 10TH AVE	650 ft

Unmapped licenses within zipcode of report location

Name	Address
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OWNER LIST

Hauser & Wirth

Marc Payot

marc@hauserwirth.com

212 794 4970

Great Performances/Artists as Waitresses, Inc.

Liz Neumark, CEO

liz.neumark@greatperformances.com

212 727 2424

Dean Martinus, President

dean.martinus@greatperformances.com

212 727 2424

OTHER LOCATIONS

Name of Establishment	Address	Dates
Apollo Theater	253 West 125 th St. New York, New York 10027	2009 - present
Asia Society	725 Park Ave. New York, New York 10021	2004 – 2007
Brooklyn Academy of Music	30 Lafayette Street Brooklyn, New York 11217	2004 – present 2014 - present
Brooklyn Academy of Music	651 Fulton Street Brooklyn, New York 11219	2007 - present
Brooklyn Museum	200 Eastern Parkway Brooklyn, New York 11238	2015 - present
Caramoor Center of the Performing Arts	149 Girdle Ridge Rd., Katonah, New York 10536	2010 - present
Circle Line Harbor Cruises	Brooklyn Navy Yard Brooklyn, New York 11205	2003 - 2005
Dahesh Museum	580-590 Madison Ave. New York, New York	2005 - 2007
El Museo del Barrio	1230 5 th Ave, New York, New York 10029	2010 – 2015
Just Sprouted Café – Chelsea Piers Ct	1 Blachely Road, Stamford, Ct. 06902	2013 - 2016
Mae Mae Cafe	68 Van Dam Street New York, New York 10013	2001 - Present
IFC Café	327 6 th Ave. New York, New York 10014	2005 - 2007
Jazz at Lincoln Center Inc.	10 Columbus Circle, 5 th & 6 th Floors, New York, New York 10023	2004 - Present
Sotheby's	1334 York Ave. New York, New York 10021	2006 - 2015
Studio Museum of Harlem	144 West 125 th Street, New York, New York 10027	2011 – 2012
Great Performances/Artists as Waitresses, Inc. & Wave Hill, Inc.	675 West 252 nd St Bronx, New York 100212	Prior to 2000 - Present

COMMUNITY NOTIFICATIONS

BY E-MAIL

300 West 21st/22nd/23rd Streets Block Association: Eleanor Horowitz at eleanor@quiltedcorner.com

300 West 21st/22nd/23rd Streets Block Association: Andra Gabrielle at 300wba@gmail.com

300 West 21st/22nd/23rd Streets Block Association: Phyllis Waisman at phylliswaisman@gmail.com

300 West 21st/22nd/23rd Streets Block Association: Zazel Loven at zazeloven@yahoo.com

400 West 21/22/23 Streets Block Association: Mary Swartz at mis@nyc.rr.com

400 West 21/22/23 Streets Block Association: Eileen McElduff at emce33@aol.com

400 West 21/22/23 Streets Block Association: Jean Blair at jblair@bobchristianson.com

400 West 21/22/23 Streets Block Association: Karen Jacob at w400ba@gmail.com

Penn South 8th Ave/9th Ave (23-29) - Mario Mazzoni at education@pennsouth.coop

West 25th Street Block Association: Carla Norstrom at west25thstreetproject@gmail.com

Bill Borock at wborock@hotmail.com

Elliot-Chelsea Houses Tenant Association: Florence Dent at fdenthunter@gmail.com

Elliot-Chelsea Houses Tenant Association: Darlene Waters at dwatersh@gmail.com

BY OVERNIGHT MAIL

Owner of 505 W. 22nd St.
Archangel Michael RE
157 Lexington Ave
New York, NY 10016

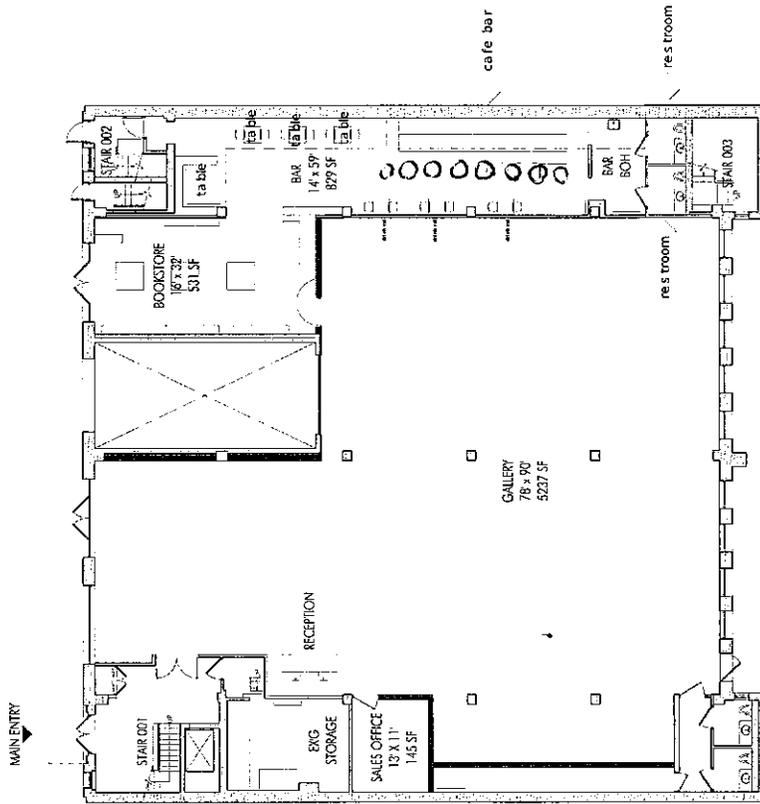
Owner
551 W 21st St Owner, LLC
375 Park Ave., Suite 1504
New York, NY 10152

Owner of 503 W. 22nd St.
Tsoumpas 203 Holdings
1105 Lexington Ave New York, NY 10016

Mr. Nicholas D. Newman
SREP Tenth Avenue Venture LLC
Owner of 500, 502 & 504 W. 22nd St., New York, NY
One Stamford Forum
201 Tresser Blvd., 3rd Fl.
Stamford, CT 06901

Timothy Mitchell, LMSW, Executive Director
Flemister House
527 W. 22nd St.
New York, NY 10011

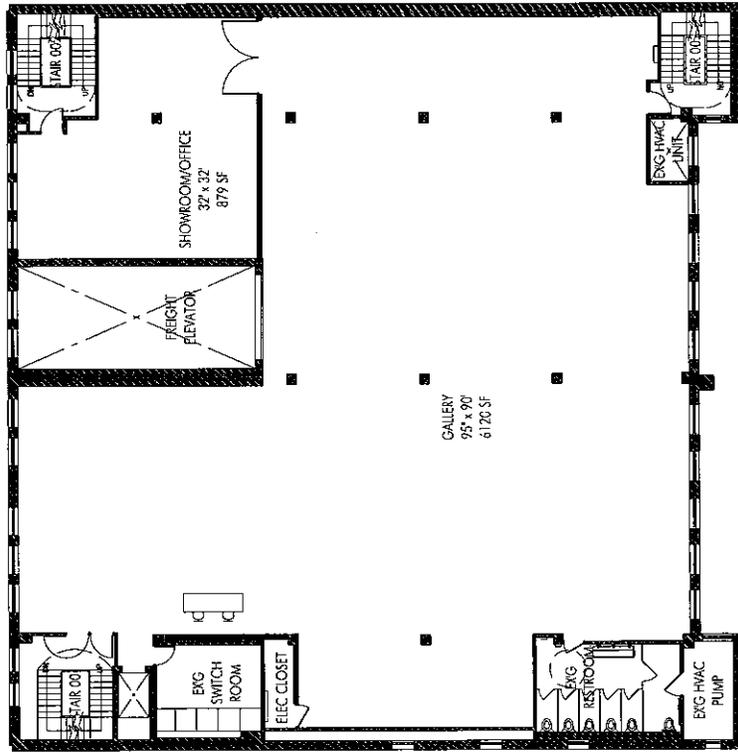
Andrews Building Corp.
Spears Building
525 W. 22nd St.
New York, NY 10011



FIRST FLOOR PLAN
548 WEST 22ND STREET
NEW YORK, NY

OCTOBER 16, 2014
14' x 11' x 11' x 11'

SHULMAN AND PARTNERS
ARCHITECTS



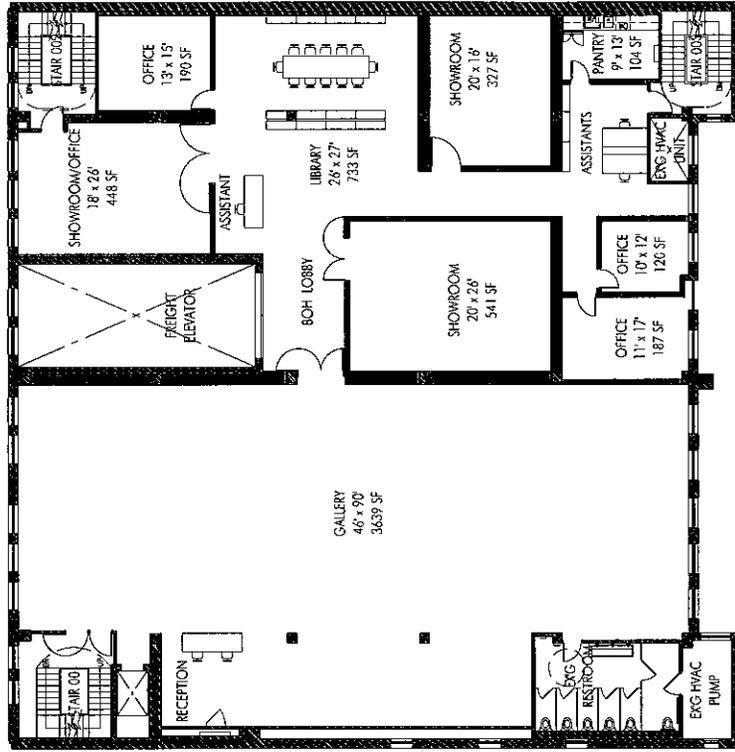
SECOND FLOOR PLAN

548 WEST 22ND STREET



OCTOBER 18, 2016
 10:00 AM
 10:00 AM

548 WEST 22ND STREET
 10:00 AM
 10:00 AM

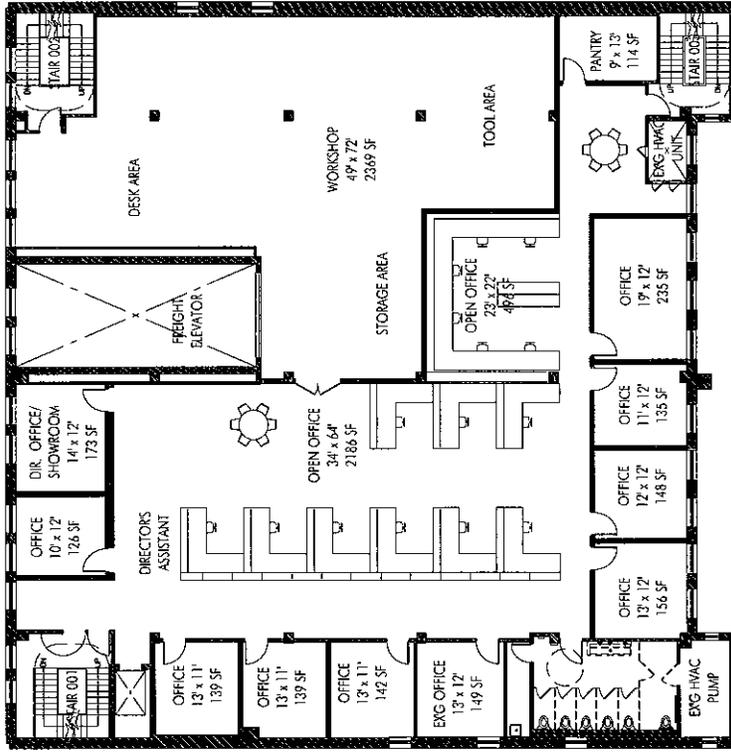


THIRD FLOOR PLAN

546 WEST 22ND STREET
 CHICAGO, IL

OCTOBER 18, 2014
 2nd FLOOR PLAN

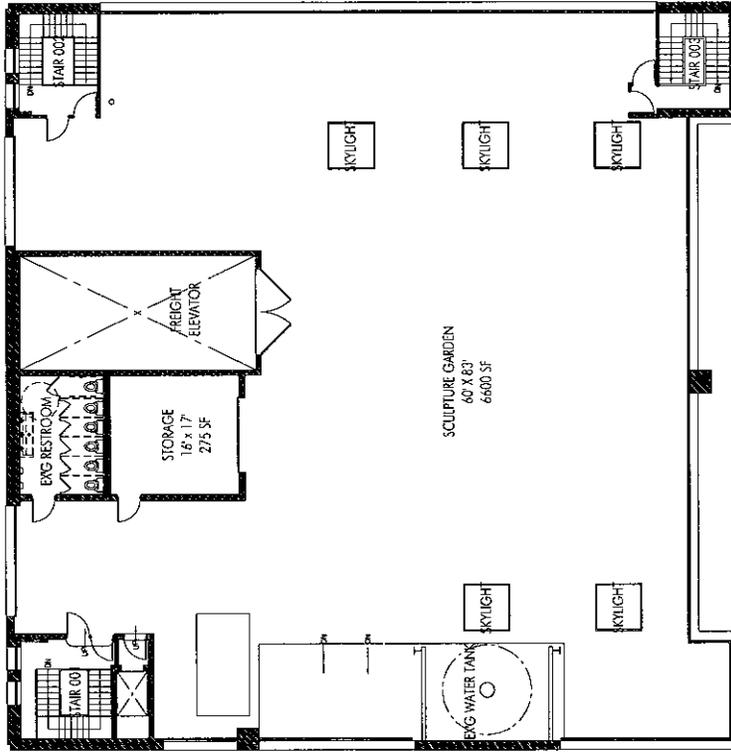
546 WEST 22ND STREET
 CHICAGO, IL



FOURTH FLOOR PLAN
516 WEST 22ND STREET
NEW YORK, NY

CD Date: 10.20.05
Author: J. J. ...

Architect: ...
Scale: 1/8" = 1'-0"



ROOF PLAN
548 WEST 22ND STREET
NEW YORK, NY

DATE: 10/10/10
BY: [Signature]

10/10/10

HAUSER & WIRTH
SAMPLE MENU

Roasted Beet and Feta Salad
Baby Arugula, Toasted Pumpkin Seeds, Red Onion Vinaigrette

Caramelized Brussel Sprout Salad
Forest Mushrooms, Roasted Carrots, Shaved Pecorino, Warm Whole Grain Mustard Vinaigrette

Classic Tuna Nicoise
Seared Rare Tuna, Roasted Peppers, Thyme Infused Potatoes
Haricot Verts, Olives, Sherry Vinaigrette

Autumn Chicken Pot Pie
Murray's Free Range Chicken
Baby Carrots, Leeks, Local Potatoes

Brooklyn Bangers Cheddar Bratwurst
Kale, Adirondack Potatoes, Shishito Peppers, Whole Grain Mustard Demi

Fall Harvest Ancient Grains Salad
Beets, Squash, Leeks, Spinach, Pomegranate

Grilled Cheese Panini

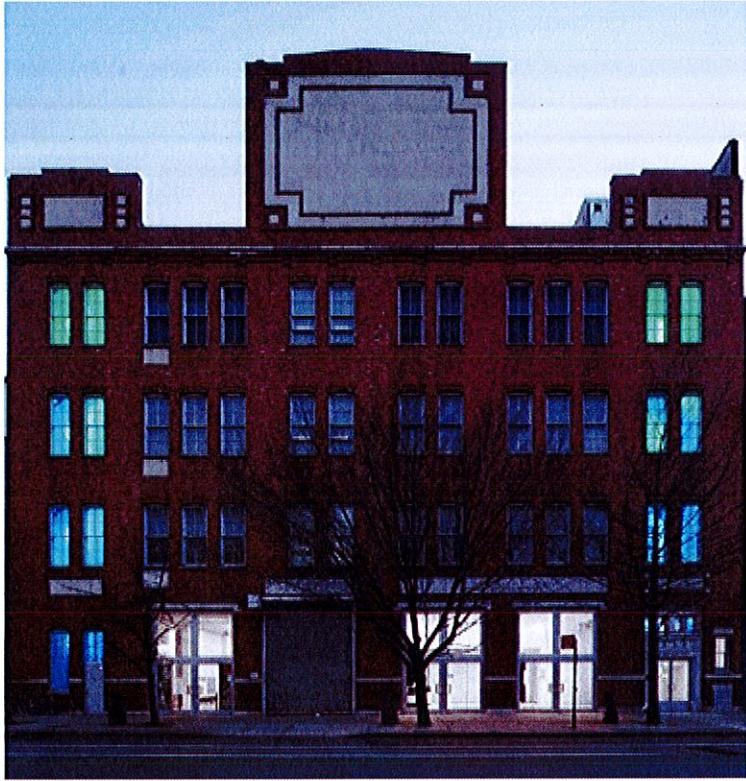
Chocolate Chip Cookie

Nutter Butters

Specialty sodas
rosemary limonata
vanilla crème

Beer
Sixpoint Sweet Action
Bronx Pale Ale

Wine
chardonnay 2014, crosby, california
pinot noir 2013, millbook, new york



Manhattan Community Board 4

(All Fields Must Be Completed)

Liquor License Stipulations Application

CORPORATION NAME		DOING BUSINESS AS (DBA)	
1689 Eatery Corp.		Diamond Club	
STREET ADDRESS		CROSS STREETS	ZIP CODE
1689 8th Ave		West 43rd St. W. 44th St.	10036
OWNER <small>(Attach a list of all the people that will be associated/listed with the license)</small>	NAME: Keith Warech	ATTORNEY/ REPRESENTATIVE	NAME: ROSA M. RUIZ
	PHONE: 954 709-6284		PHONE: 646-619-1166
	EMAIL: kwarech@aol.com		EMAIL: ROSA@ROSAMRUIZ.COM
MANAGER	NAME: TBS	LANDLORD	NAME: Adcor+ Realty Ltd.
	PHONE:		PHONE:
	EMAIL:		EMAIL:
APPLICATION TYPE (Check One)			
<input checked="" type="radio"/> New	Has applicant owned or managed a similar business?	<input checked="" type="radio"/> YES	<input type="radio"/> NO
	What is/was the name and address of establishment?	Mustache Pete - 1979-1983 LACE 725 7th Ave - 2008-2013	
	What were the dates applicant was involved with this former premise?		
<input type="radio"/> Transfer	What is the prior license # and expiration date?		
	Is applicant making any alterations or operational changes?	<input type="radio"/> YES	<input type="radio"/> NO
	If alterations or operational changes are being made, please describe/list all changes.		
<input type="radio"/> Alteration	What is the current license # and expiration date?		
	Please list/describe the nature of all the changes and attach the plans:		
METHOD OF OPERATION			
TYPE OF ALCOHOL	<input checked="" type="radio"/> Liquor/Wine/Beer <input type="radio"/> Beer <input type="radio"/> Wine & Beer		
ESTABLISHMENT TYPE	<input type="radio"/> Restaurant <input type="radio"/> Cabaret <input type="radio"/> Night Club <input type="radio"/> Hotel <input type="radio"/> Bar/Tavern <input type="radio"/> Catering Establishment		
	<input type="radio"/> Adult Entertainment <input type="radio"/> Wine Bar <input type="radio"/> Dance Club <input type="radio"/> Sports Bar <input type="radio"/> Club (Fraternal Organization - Members Only)		
Has applicant/owner filed with the SLA? If yes, when? If no, when do you plan to file?	<input type="radio"/> YES	<input checked="" type="radio"/> NO	After CB meeting
Is the 500 Foot Rule applicable? If yes, please attach a diagram of the On-Premise liquor license establishments within a 500 ft. radius of your establishment and the Public Interest Statement.	<input checked="" type="radio"/> YES	<input type="radio"/> NO	Attached.
Is the 200 Foot Rule applicable? If yes, please attach a diagram of the schools and houses of worship that trigger the rule.	<input type="radio"/> YES	<input checked="" type="radio"/> NO	
Has applicant/owner(s) read MCB4 Policy Regarding Concentration and Location of Alcoholic-Serving Establishments?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	

OPERATIONAL DETAILS (*Closing time will be when establishment is vacated of all patrons)

HOURS* (Indoor Only)		MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY	SUNDAY
	Operation	12pm-4am	12pm-4am	12pm-4am	12pm-4am	12pm-4am	12pm-4am	12pm-4am
	Kitchen	12pm-4am	12pm-4am	12pm-4am	12pm-4am	12pm-4am	12pm-4am	12pm-4am
	Music	12pm-4am	12pm-4am	12pm-4am	12pm-4am	12pm-4am	12pm-4am	12pm-4am
If you plan to have music, what type(s)? (Circle all that apply)		<input checked="" type="checkbox"/> BACKGROUND		<input type="checkbox"/> LIVE MUSIC	<input checked="" type="checkbox"/> DJ	<input type="checkbox"/> JUKE BOX	<input type="checkbox"/> KARAOKE	

OCCUPANCY

	Capacity (Certificate of Occupancy)	Maximum # of Persons You Anticipate Occupying Premises (Including Employees)	Number of Tables	Number of Seats	Number of Service Only Bars	Number of Stand-Up Bars	Number of Seats at Stand-Up Bar
INSIDE	94	94	18	48	0	1	13
OUTSIDE (Other than sidewalk café)	0	N/A					
SIDEWALK CAFÉ	0	N/A					

How many floors are there? What is the capacity for each floor?

Basement, 1st Fl, 2nd Fl. (2,2012)

How frequently will the owner(s) be at the establishment?

Approximately 40-60 hours weekly

Will you be applying or intending to apply for a cabaret license with DCA? If yes, will there be dancing?

YES NO

Will applicant have bottle or table service for beverage alcohol?

YES NO

Will you be hosting private; promotional or corporate events?

YES NO

Will outside promoters be used on a regular basis? If yes please describe.

YES NO

Will you have a security plan? If, yes please attach.

YES NO

Will employ approx 3-6 Security guards

Will security plan be implemented?

YES NO

Will State certified security personnel be used?

YES NO

Will New York Nightlife Association and NYPD Best Practices be followed?

YES NO

Will applicant be using delivery bicycles? If yes, how many?

YES NO

Will delivery bicycles be clearly marked with the name of the restaurant and will staff wear attire clearly noting name as described by NYC Law?

YES NO

N/A

Where will delivery bicycles be stored during the day when not in use?

N/A

LOCATION & ZONING			
Is this a Special District? If yes, is it Clinton, West Chelsea or Hudson Yards?	<input checked="" type="radio"/> YES	NO	CL-MIB-Clinton L Midtown
Does the building have a Certificate of Occupancy ("C of O") or a letter of no objection?	<input checked="" type="radio"/> YES	NO	
Is a Public Assembly permit required?	<input checked="" type="radio"/> YES	NO	
Are your plans filed with DOB?	YES	NO	N/A

Community Notification/Relations				
NOTIFICATION: List all block associations; tenant associations, co-op boards or condo boards of residential buildings; and community groups that applicant has notified regarding its application. For each please list both the organization and individual you contacted	# 1	Please see attached Rider		
	# 2			
	# 3			
	# 4			
	# 5			
Please provide dates when applicant met with the groups listed above.		emailed B.A. 9/2/16		
Who was your contact person at each group you met with?				
When did applicant post the notice that was provided?				
Where did applicant post the notice that was provided?				
Will applicant provide owner cell phone number to neighbors and respond to complaints that arise? Please provide number in space provided.		<input checked="" type="radio"/> YES	NO	954-709-6284
Will applicant inform the Community Board office of its job openings and/or provide a hyperlink to applicants jobs webpage?		<input checked="" type="radio"/> YES	NO	

- HKNA Association: Kathleen Treat at kathleentreat123@gmail.com
- West 43rd Street Block Association: Eduardo Zeiger at eduardozeiger@compuserve.com
 - Manhattan Plaza Tenants Association: Douglas Leland at mpta@mptenants.com
 - West 44 Street Better Block Association: Linda Ashley at ashleyll@aol.com
 - West 44th Street (b. 9th/10th) Block Association: Renee & Gordon Stanley at twocatsltd@worldnet.att.net
 - West 44th Street (b. 9th/10th) Block Association: Rudy Papiri at Rudi_Papiri@timemagazine.com
 - West 45th Street Block Association: Tim Tanner at tangotanner@gmail.com
 - West 45th Street Block Association (between 9th/11th Aves): Chana Widawsky at chanawid@gmail.com or west45thstreet@gmail.com
 - West 46th Street Block Association: Allison Tupper at allisontupper@verizon.net
 - West 46th Street Block Association: Steve Fanto at stephenfanto@gmail.com

BUILDING DESIGN			
State the name and type of business previously located in the space.	44th Enterprises Corp. / Adult Ent.		
Has a liquor-licensed establishment previously occupied this space at any time? If yes, please provide the name of the business.	<input checked="" type="radio"/> YES	<input type="radio"/> NO	44th Enterprises
Do you plan any changes to the existing façade? If yes, please describe.	<input type="radio"/> YES	<input checked="" type="radio"/> NO	
Will applicant have a vestibule within the establishment?	<input type="radio"/> YES	<input checked="" type="radio"/> NO	
Will applicant use a storm enclosure?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	
Will applicant not place any items or obstructions on the sidewalk, for example, sandwich boards, sidewalk signs, freestanding menus and plants, as per the law?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	
Will applicant comply with the NYC noise code?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	
Will the establishment have any of the following: (circle all that apply) <i>MD</i>	<input type="radio"/> FRENCH DOORS	<input type="radio"/> GARAGE DOORS	<input type="radio"/> WINDOWS THAT CAN BE OPENED
Will applicant close all windows, French doors, garage doors when any music or amplified sound (including televisions) is played inside the establishment?	<input type="radio"/> YES	<input type="radio"/> NO	N/A
Will applicant close all windows, French doors, garage doors by 11 PM Friday and Saturday and 10 PM on all other days even if no music or amplified sound is played inside the establishment?	<input type="radio"/> YES	<input type="radio"/> NO	N/A
Has applicant obtained an acoustical report from a certified sound engineer to assess potential noise disturbance to the neighboring residents and buildings?	<input type="radio"/> YES	<input type="radio"/> NO	N/A - as existing
Will applicant follow the recommendations of a certified sound engineer to mitigate potential noise disturbance to the neighboring residents and buildings, including placing speakers on the floor of the establishment?	<input type="radio"/> YES	<input type="radio"/> NO	IF Required - yes.
Will the kitchen exhaust system extend to the roof?	<input type="radio"/> YES	<input type="radio"/> NO	N/A
Will the establishment have an illuminated sign?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	
Will the establishment have a canopy extending over the sidewalk?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	
Where will the air conditioner be located? What type is it?	in the Back - Free standing unit		
When was the air conditioner installed?			

N/A

OUTDOOR ITEMS - OTHER THEN SIDEWALK CAFÉ			
Has the applicant/owner(s) read MCB 4 Rear Yard Rooftop Policy?	YES	NO	
Will applicant use any outdoor spaces: rooftop, rear yard, patio, porch, balcony, pavilion, tents, deck or gazebo? If yes, which one(s)?	YES	NO	
Are the floorplans for the outdoor space(s) included?	YES	NO	
Will applicant close and vacate the outdoor space(s) by 11PM on Friday & Saturday and 10 PM on all other days?	YES	NO	
Will the service and consumption of alcohol in any outdoor space only be via seated food service?	YES	NO	
Will applicant not allow standing space for patrons to drink or smoke in any outdoor space(s)?	YES	NO	
Will there be no amplified music, as per the law?	YES	NO	
If amplified sound is played inside the establishment, will windows and doors be closed?	YES	NO	
Will applicant agree to post signs outside asking customers to respect the neighbors'?	YES	NO	
Will applicant agree to train staff to encourage a peaceful environment?	YES	NO	
Will applicant provide effective sound control (landscaping enclosure, soundproofing tenants apartments)	YES	NO	
Will there be a lighting plan that allows safe usage of the outdoor space without disrupting neighbors?	YES	NO	

N/A

OUTDOOR ITEMS – SIDEWALK CAFÉ			
Has the applicant/owner(s) read MCB4 Sidewalk Café Policy?	YES	NO	
Will applicant be applying for a sidewalk café now or in the future?	YES	NO	
Is applicant in this application seeking to include a sidewalk café in its liquor license?	YES	NO	
If yes, has applicant submitted an application and plans to NYC Dept. of Consumer Affairs? Please attach application and plans.	YES	NO	
Will applicant close and vacate the sidewalk café by 11 PM on Friday & Saturday and 10 PM on all other days?	YES	NO	
Will applicant be serving alcohol in the sidewalk café? If so, will you have waiter service?	YES	NO	
Will the café have a 3 ft. wide serving aisle running the entire length of the sidewalk café?	YES	NO	
Will applicant mark the perimeter of the café on the sidewalk?	YES	NO	
Will the service and consumption of alcohol in the sidewalk café only be via seated food service?	YES	NO	
Will the sidewalk café not provide standing space for drinking or smoking?	YES	NO	
Will applicant use any portable natural gas heaters? If so, do you have the requisite approvals from DOB & the Fire Department?	YES	NO	
Will applicant have a lighting plan that will allow safe usage of the outdoor space without disrupting neighbors?	YES	NO	
Will all furniture, plants and barricades be stored inside between the evening closing hours and the morning opening hours?	YES	NO	
Will all furniture be stored inside between December 21 st and March 21 st , and any other day when it rains or snows?	YES	NO	
Will applicant use umbrellas?	YES	NO	
If construction or construction protection has reduced the sidewalk width, will applicant always maintain an 8 foot clear path of sidewalk between the perimeter of the café and the closes obstruction including construction barricades?	YES	NO	

ADDITIONAL STIPULATIONS: (Office Use Only)

To the extent any additional stipulation on pages 7 and 8 of this application conflicts with any response on pages 1 – 6 of this application, the stipulations on pages 7 and 8 control.

ADDITIONAL STIPULATIONS: (Office Use Only), *Continued*

To the extent any additional stipulation on pages 7 and 8 of this application conflicts with any response on pages 1 – 6 of this application, the stipulations on pages 7 and 8 control.

Manhattan Community Board 4 (MCB4) recommends:

Denial unless all stipulations agreed to by applicant/owner are part of the method of operation

Denial Approval

CB4 REPRESENTATIVES

Nelly Gonzalez
CB4 Assistant District Manager

Frank Holozubiec
CB4 BLP Committee Co-Chair

Burt Lazarin
CB4 BLP Committee Co-Chair

APPLICANT AGREEMENT WITH THE COMMUNITY

Applicant agrees to these stipulations as the basis for the community support of this application and acknowledges that all of these stipulations are essential prerequisites to the MCB4 recommendation regarding this application. Applicant agrees to have these stipulations incorporated in the method of operation of its liquor license. The stipulations in this application constitute the entire agreement between MCB4 and applicant and may only be altered in writing signed by MCB4 and applicant. These stipulations supersede any oral statements or representations in connection with this application.

SIGN HERE



PRINT NAME OF APPLICANT

SIGNATURE OF APPLICANT

DATE

Proximity Report for Location:

October 11, 2016

689 8 Ave, New York, NY, 10036

* 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
REIDY WINE & LIQUOR CO INC	762 8TH AVENUE	850 ft
589 NINTH AVENUE CORP	589 9TH AVENUE	945 ft
GM & M RETAIL LIQUOR INC	302 W 40TH STREET	960 ft
NINTH AVENUE VINTNER LTD	669 9TH AVENUE	1135 ft
CAMBRIDGE WINES & LIQUORS INC	594 8TH AVENUE	1240 ft
39TH STREET WINE INC	354 W 39TH ST	1290 ft
RAY & FRANK LIQUOR STORE INC	706 9TH AVENUE	1515 ft

Churches within 500 Feet

Name	Approx. Distance
------	------------------

Schools within 500 Feet

Name	Address	Approx. Distance
------	---------	------------------

On-Premise Licenses within 750 Feet

Name	Address	Approx. Distance
44TH ENTERPRISES CORP	689 8TH AVENUE	40 ft
694 ENTERPRISES INC	694 8TH AVE	95 ft
WEST 44TH STREET HOTEL LLC AND IHG MANAGEMENT MAR	300 W 44TH STREET	120 ft
300 W 43RD STREET REALTY INC	A/K/A 300 WEST 43RD STREET	150 ft
RP/HH MILFORD PLAZA LESSEE LP & HIGHGATE HOTELS LP	700 8TH AVE	155 ft
QITME INC	675 8TH AVENUE	175 ft
JAYARVEE INC	315 W 44TH STREET	180 ft
REINS INTERNATIONAL NEW YORK INC	321 W 44TH ST, SPACE 103	195 ft
NEW YORK BEER & BEVERAGE LLC	321 W 44TH ST	210 ft
HAYJAY CORPORATION	701 8TH AVE	225 ft
258 ENTERPRISES INC	258 W 44TH ST	260 ft
RENDEZVOUS ON TIMES SQUARE INC	709 8TH AVE	290 ft
JUJAMCYN THTRS LLC & SWEET HOSPITALITY GRP AS MGR	246 W 44TH ST	330 ft
WHOLE PIES INC	260 W 44TH STREET	330 ft

Name	Address	Approx. Distance
WESTERN HOST INC & DREAM TEAM HOTEL ASSOCS LLC	270 W 43RD STREET	350 ft
TIMES SQUARE RETAIL LLC	713 8TH AVE	365 ft
JUJAMCYN THTRS LLC & SWEET HOSPITALITY GRP AS MGR	302 W 45TH ST	370 ft
AAM HOLDING CORP	316 318 320 WEST 45TH STREET	405 ft
DAEBAK SHINHWA INC	301 W 45TH ST	425 ft
PROGETTO INC	352 W 44TH ST	435 ft
DARDURO LLC	328 W 45TH ST	455 ft
THOMPSON REST INC	358 W 44TH ST	485 ft
ILURAS LLC	358 W 44 ST 2ND FLOOR	485 ft
THEATRE REFRESHMENT CO OF NY INC	252 W 45TH STREET	485 ft
THREE AMIGOS SJL REST INC	252 W 43RD ST	495 ft
SARDIS ENTERPRISES LTD	234 W 44TH ST	505 ft
THEATRE REFRESHMENT CO OF NY INC	242 W 45TH STREET	515 ft
THEATRE REFRESHMENT CO OF NY INC	225 W 44TH STREET	525 ft
THEATRE REFRESHMENT CO OF NY INC	236 W 45TH STREET	535 ft
THEATRE REFRESHMENT CO OF NY INC	249 W 45TH STREET	545 ft
732 EIGHTH AVENUE CORP	732 8TH AVENUE	555 ft
THEATRE REFRESHMENT CO OF NY INC	239 W 45TH STREET	580 ft
THEATRE REFRESHMENT CO OF NY INC	220 W 45TH STREET	600 ft
GFIC LLC	11 TIMES SQUARE	610 ft
49TH BROADWAY LLC	253 W 42ND ST	615 ft
300 WEST 46TH STREET CORP	729 8TH AVENUE	625 ft
BOWLMOR TIMES SQUARE LLC	222 W 44TH STREET	635 ft
W F RESTAURANTS INC	322 W 46TH STREET	660 ft
FIVE AND ONE INC	320 W 46TH ST	660 ft
44TH ST BIG BANG INC	220 W 44TH ST	665 ft
ANNALISA ITALIA LTD	313 W 46TH ST	665 ft
326 RESTAURANT CORP	326 W 46TH STREET	670 ft
DARLINGS CONCESSIONS LLC	214 W 43RD ST	670 ft
DIM SUM PALACE INC	334 W 46TH ST	680 ft
741 EIGHTH AVENUE OWNERS LLC	305 W 46TH STREET	685 ft
TSE GROUP LLC	243 W 42ND ST	685 ft
317 RESTAURANT LLC	317 WEST 46TH STREET	690 ft
SANDBAR CONCESSION INC	200 W 45TH STREET	690 ft
R&R WESTSIDE LLC	356 W 44TH ST	690 ft
RM CHEVYS LLC	243 W 42ND ST	695 ft
BRAZIL 46 RESTAURANT ROW INC	328 330 W 46TH ST	700 ft
BARBETTA RESTAURANT INC	319 321 323 W 46TH STREET	700 ft
HARU BROADWAY CORP	229 W 43RD ST	710 ft
340 WEST 46TH STREET CORP	340 W 46TH STREET	715 ft
WEST J & R INC	342 W 46TH STREET	725 ft
JANDA LATINO 46 LLC	338 W 46TH ST	725 ft
MESON SEVILLA LTD	344 WEST 46TH ST	730 ft
DTM PB CORP	343 W 46TH ST	740 ft
CDDF RESTAURANT INC	346 348 W 46TH ST	750 ft

Pending Licenses within 750 Feet

Name	Address	Approx. Distance
------	---------	------------------

Unmapped licenses within zipcode of report location

Name	Address
------	---------

THE CITY OF NEW YORK



DEPARTMENT OF BUILDINGS

ALT100674664

CERTIFICATE OF OCCUPANCY AMENDED

BOROUGH MANHATTAN

DATE **MAY 27 1994** NO. **105166**

This certificate supersedes C.O. NO 94080

ZONING DISTRICT c6-4

THIS CERTIFIES that the ~~new~~ altered ~~existing~~ building—premises located at
689 EIGHTH AVENUE

Block 1034 Lot 32

CONFORMS SUBSTANTIALLY TO THE APPROVED PLANS AND SPECIFICATIONS AND TO THE REQUIREMENTS OF ALL APPLICABLE LAWS, RULES, AND REGULATIONS FOR THE USES AND OCCUPANCIES SPECIFIED HEREIN

PERMISSIBLE USE AND OCCUPANCY

STORY	LIVE LOAD LBS PER SQ FT	MAXIMUM NO OF PERSONS PERMITTED	ZONING DWELLING OR ROOMING UNITS	BUILDING CODE HABITABLE ROOMS	ZONING USE GROUP	BUILDING CODE OCCUPANCY GROUP	DESCRIPTION OF USE
CELLAR	O.G.	2					STORAGE & BOILER ROOM
1ST FLOOR	100	70		4	12	COM-M'L	DRINKING ESTAB. AND ENTERTAINMENT
2ND FLOOR	40	22			6	COM-M'1	RETAIL STORE /2/
3RD FLOOR	40		2	4	2		2 APARTMENTS
4TH FLOOR	40		2	4	2		2 APARTMENTS
OLD CODE							

AMENDED CERTIFICATE OF OCCUPANCY FOR THE SECOND FLOOR.

THIS CERTIFICATE OF OCCUPANCY MUST BE POSTED WITHIN THE BUILDING IN ACCORDANCE WITH THE RULES OF THE DEPARTMENT PROBULGATED MARCH 31ST, 1967.

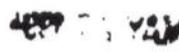
OPEN SPACE USES _____ (SPECIFY—PARKING SPACES, LOADING BERTHS, OTHER USES, NONE)

M.C. **NO CHANGES OF USE OR OCCUPANCY SHALL BE MADE UNLESS A NEW AMENDED CERTIFICATE OF OCCUPANCY IS OBTAINED**
THIS CERTIFICATE OF OCCUPANCY IS ISSUED SUBJECT TO FURTHER LIMITATIONS, CONDITIONS AND SPECIFICATIONS NOTED ON THE REVERSE SIDE.

Roy A. Anzoni, Jr.
BOROUGH SUPERINTENDENT

Joel M. ...
COMMISSIONER

ORIGINAL OFFICE COPY - DEPARTMENT OF BUILDINGS COPY



THAT THE ZONING LOT ON WHICH THE PREMISES IS LOCATED IS BOUNDED AS FOLLOWS.

BEGINNING at a point on the WEST side of EIGHT AVENUE
distant 80'-2" NORTH feet from the corner formed by the intersection of
WEST 43RD STREET and EIGHT AVENUE
running thence feet; thence feet;
thence N. 100'-0" feet; thence N. 20'-2" feet;
thence E. 100'-0" feet; thence S. 20'-2" feet;
thence feet; thence feet;
to the point or place of beginning.

100674664
XXALC ALT. No. DATE OF COMPLETION 4/25/94 CONSTRUCTION CLASSIFICATION CL 3 NON-FIRE-
BUILDING OCCUPANCY GROUP CLASSIFICATION COMMERCIAL HEIGHT C + 4 STORIES, 45' FEET PROOF

THE FOLLOWING FIRE DETECTION AND EXTINGUISHING SYSTEMS ARE REQUIRED AND WERE INSTALLED IN COMPLIANCE WITH APPLICABLE LAWS.

	YES	NO		YES	NO
STANDPIPE SYSTEM			AUTOMATIC SPRINKLER SYSTEM		
YARD HYDRANT SYSTEM					
STANDPIPE FIRE TELEPHONE AND SIGNALLING SYSTEM					
SMOKE DETECTOR					
FIRE ALARM AND SIGNAL SYSTEM					

STORM DRAINAGE DISCHARGES INTO:

- A) STORM SEWER B) COMBINED SEWER C) PRIVATE SEWAGE DISPOSAL SYSTEM

SANITARY DRAINAGE DISCHARGES INTO:

- A) SANITARY SEWER B) COMBINED SEWER C) PRIVATE SEWAGE DISPOSAL SYSTEM

LIMITATIONS OR RESTRICTIONS:

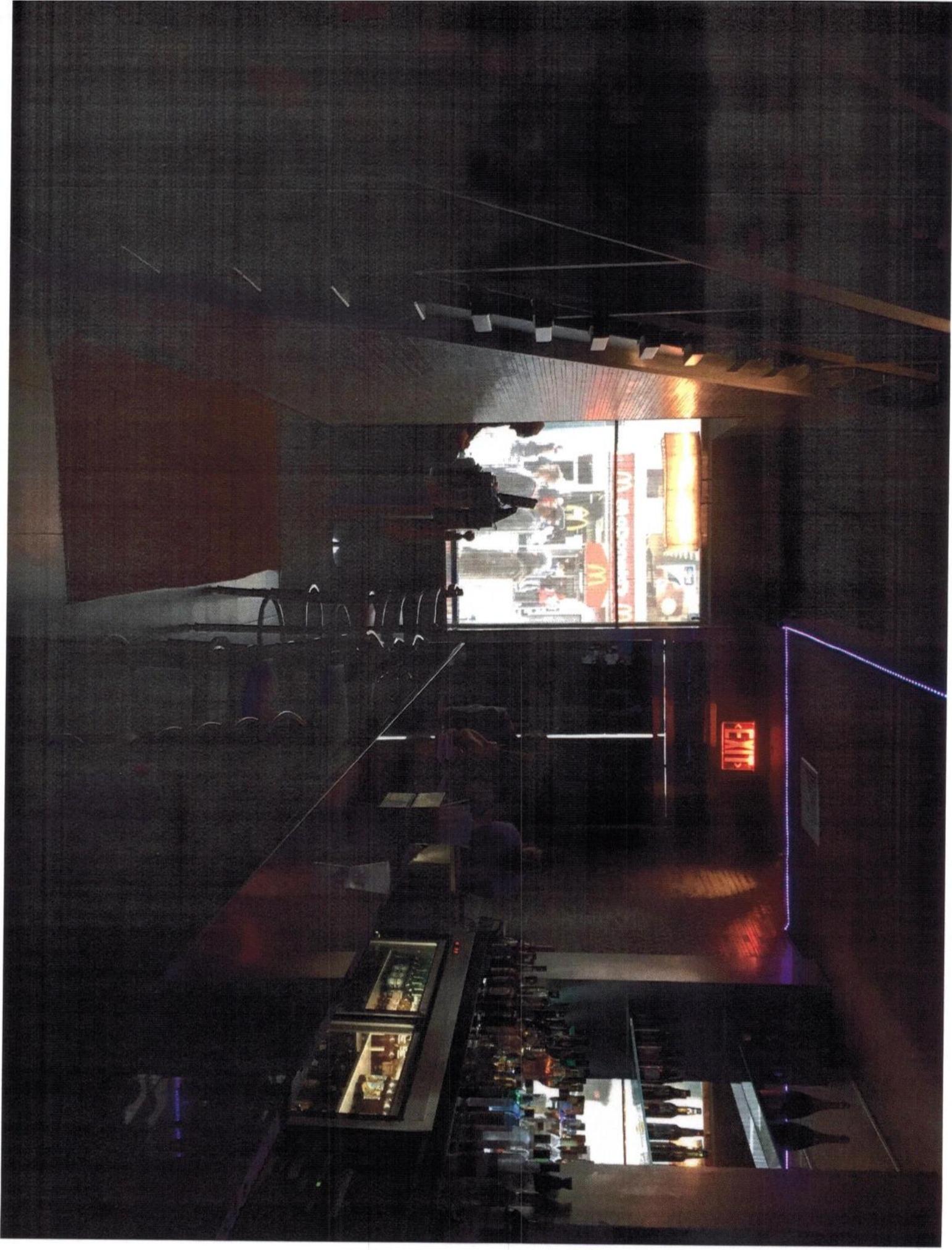
BOARD OF STANDARDS AND APPEALS CAL. NO. _____

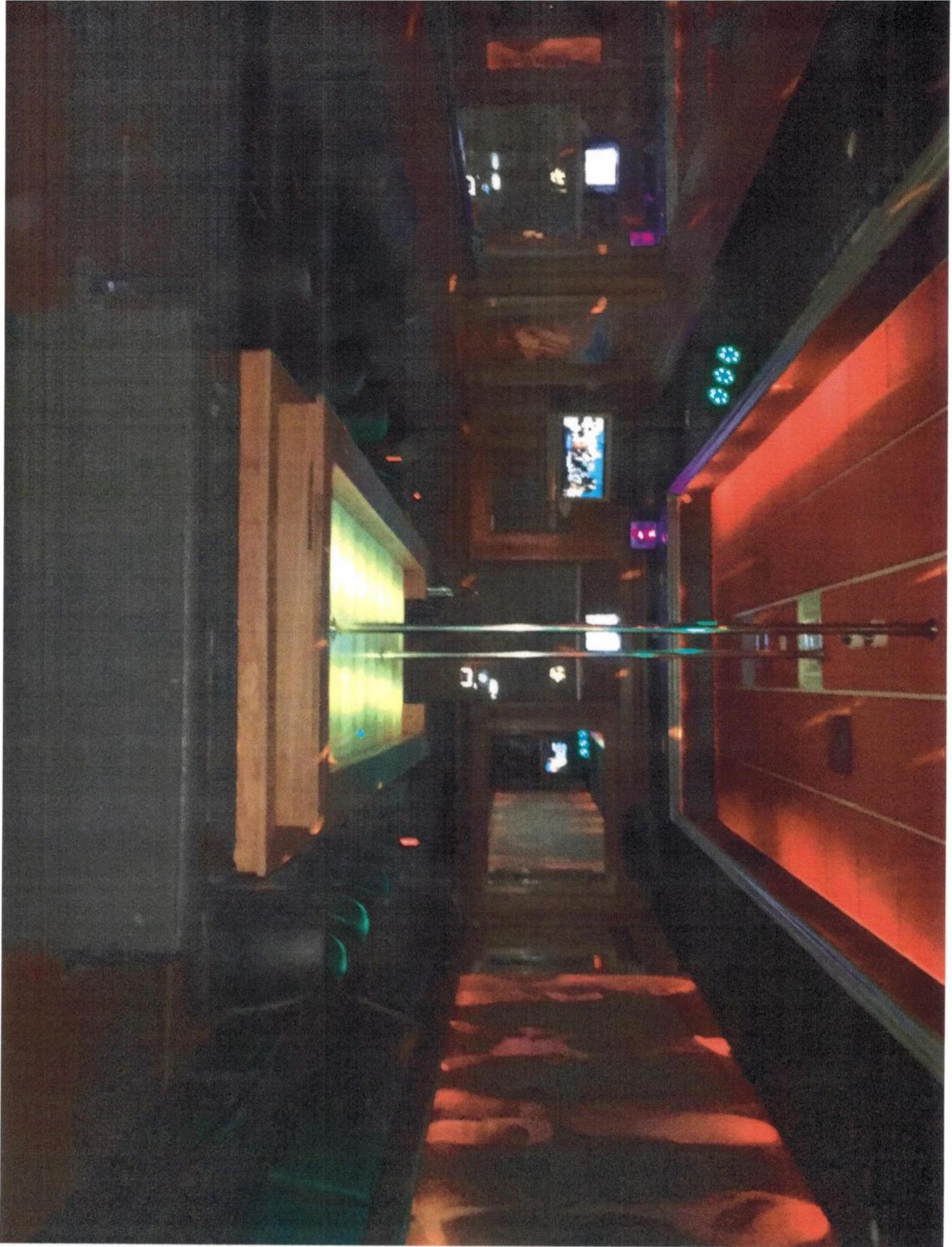
CITY PLANNING COMMISSION CAL. NO. _____

OTHERS:

[Handwritten signatures and notes at the bottom of the page]







Diamond Club
Gentlemen's Cabaret

689

IBRAT'S

NOTICE: THIS PROPERTY IS UNDER EJECTMENT. NO ACCESS PERMITTED.

NOTICE: THIS PROPERTY IS UNDER EJECTMENT. NO ACCESS PERMITTED.





 2017-2019 TERM
 STATE OF NEW YORK
 DEPARTMENT OF ALCOHOLIC BEVERAGE CONTROL
 120 NASSAU ST., 12TH FLOOR
 ALBANY, NY 12242-1200
 www.albany.gov

PUBLIC NOTICE

Business License and Permit Commission will discuss an application submitted by

**689 Eatery Corp
d/b/a Diamond Club
689 8th Avenue**

An application for an On-Premise 1 year License

DATE:	Tuesday, November 15, 2016
TIME:	6:30 PM
PLACE:	Intercontinental NY Plaza Square - 300 W. 44 th Street

This notice gives you the authority and first priority to purchase and use the application. For more information, please call 518-475-6238.

NEW YORK POST Page Six

DATE: 11/1/16

JUST 8 DAYS UNTIL ELECTION

FBI warrant for 650,000 messages

THEY'VE GOT MAIL

WORLD SERIES CUBS CLAW THEIR WAY BACK

