



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.ManhattanCB4.org

J. LEE COMPTON
Chair

MICHELLE SOLOMON
Acting District Manager

February 9, 2006

Chief Executive Joshua Toas
New York State Liquor Authority
84 Holland Avenue, 2nd floor, A-Wing
Albany, NY 12208

Re: 76 East 13th Street LLC, 536 West 28th Street, third floor and roof

Dear Mr. Toas:

At its February 1, 2006 meeting, Manhattan Community Board No. 4 voted to recommend denial of the request by 76 East 13th Street LLC for a new on-premises liquor license for the premises located at 536 West 28th Street (third floor and roof of Scores).

This area of West Chelsea is seriously oversaturated with nightlife establishments. There are currently 19 liquor-licensed establishments between West 27th and West 29th Streets, from Tenth Avenue to the Hudson River. Their total legal capacity is just over 10,000 patrons. Approval of this license would add another 1,000 patrons to the area. The surrounding infrastructure is simply insufficient to handle this increase.

Most of the patrons arrive around midnight and leave around 4am, creating nightclub-related rush hours, particularly on weekends. According to the 10th Precinct, there were over 100 car accidents at the corner of West 27th Street and Tenth Avenue over the past year. Most of the accidents were at night, and most were on weekends.

Board 4 held a special hearing about the West Chelsea nightclubs on December 5, which was attended by over 100 people. Residents complained about severe late night traffic congestion that leads to sleep-shattering horn honking as far south as West 23rd Street. They also complained of drunk and disorderly patrons, public urination and vomiting, and large amounts of club-related trash. The 10th Precinct has reported that larcenies in the area are way up. They have also reported increased enforcement efforts related to narcotics sales and underage drinking.

We believe that this area is fully saturated with nightclubs and simply cannot handle another 1,000 patrons. We recommend that you deny this license as decidedly not in the public interest.

Sincerely yours,

Lee Compton
Chair
Manhattan Community Board No. 4

Kevin Kossi
Co-Chair
Business Licenses & Permits Committee

John Weis
Co-Chair
Business Licenses & Permits Committee

Cc: Applicant, Fred Gioffre, Elected Officials, 10th Precinct



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WALTER MANKOFF
Chair

ANTHONY M. BORELLI
District Manager