



CITY OF NEW YORK

MANHATTAN COMMUNITY BOARD FOUR

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JEAN-DANIEL NOLAND
Chair

ROBERT J. BENFATTO, JR., ESQ.
District Manager

July 26, 2007

Chairman Daniel Boyle
New York State Liquor Authority
80 South Swan Street
Albany, NY 12210

Re: A1 Xai Xai Wine Bar, LLC, 369 West 51st Street (8/9 Avenues)

Dear Commissioner:

At its July 18, 2007 meeting, the Business Licenses and Permits Committee of Manhattan Community Board 4 voted to recommend denial of the application for a new liquor license for A1 Xai Xai Wine Bar, LLC, 369 West 51st Street, unless the following conditions are incorporated into the methods of operation of the license:

- ❖ Commitment to work with neighbors to correct any noise and/or odor complaints that may arise regarding location of rooftop vent. This one-story building is surrounded by residential units and has previously been used as a restaurant.

If the applicant does not place these conditions in the methods of operation, CB4 requests that the Authority impose them as conditions before approving the license.

At its full board meeting on July 25, 2007, Manhattan Community Board 4 voted to approve this recommendation.

Sincerely,

Jean-Daniel Noland
Chair
Manhattan Community
Board No. 4

Lisa Daglian
Co-Chair
Business License
Permits Committee

Chuck Spence
Co-Chair
& Business License & Permits
Committee

cc: Applicant
Fred Gioffre
Elected Officials