



CITY OF NEW YORK

**MANHATTAN COMMUNITY BOARD FOUR**

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**COREY JOHNSON**  
Chair

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

September 3, 2013

Dennis Rosen  
Chairman  
New York State Liquor Authority  
80 S. Swan Street, 9<sup>th</sup> Floor  
Albany, New York 12210

**Re: Calle 26 LLC.  
d/b/a Cuban Star  
150 W 26<sup>th</sup> Street (6/7)**

Dear Chairman Rosen:

At its regularly scheduled Board Meeting on September 3, 2013, Manhattan Community Board 4, on the recommendation of its Business License & Permits Committee, voted to recommend the denial of a new On-Premise Liquor License for Calle 26 LLC d/b/a Cuban Star Café – 150 W. 26th Street. The decision made was based on the location of the establishment, as well as the applicant’s failure to work with the community.

The prior establishment is not a nightlife establishment. There are numerous nightlife establishments in the immediate area specifically 11 on-premise liquor license, 2 hotel liquor license, 7 restaurant wine licenses and 2 eating place beer license. As a result, the community provides no overwhelming need for another establishment with a full on premises license, as there is already over three that are located within 500 feet of the applicant.

In addition the applicant has not successfully met the objections raised to its proposed operation by block residents. Located directly above the footprint of the applicant space are two second floor apartments, which are owned and occupied by families with young children. There are also sixteen apartments that contain bedrooms with windows facing the street. When asked by the committee co-chair to temporarily withdraw its application and consult with its neighbors and then return at another time with their support and agreement, the applicant refused. We find this refusal unacceptable and recommend denial.

Sincerely,

Corey Johnson  
Chair

[signed 9/3/13]  
Paul Seres  
Co-Chair  
Business License & Permits  
Committee

[signed 9/3/13]  
Lisa Daglian  
Co-Chair  
Business License & Permits  
Committee