

1 **BUSINESS LICNESE & PERMITS COMMITTEE**

Item # 12

2  
3 May 2, 2012

4  
5 Dennis Rosen  
6 Chairman  
7 New York State Liquor Authority  
8 80 S. Swan Street, 9<sup>th</sup> Floor  
9 Albany, New York 12210

10  
11 **Re: Dalcom Modern Inc. d/b/a Safee Sandwich Bar & Deli**  
12 *330B West 58<sup>th</sup> Street (8/9)*

13  
14 Dear Chairman Rosen:

15  
16 Manhattan Community Board 4 (MCB4) recommends denial of a new restaurant cafe on-premise liquor  
17 license to **Dalcom Modern Inc. d/b/a Safee Sandwich Bar & Deli – 330B West 58<sup>th</sup> Street (8/9)**,  
18 **unless** the following stipulations, agreed to by the applicant, is part of the method of operation for this  
19 establishment with a capacity of 45, with 8 tables and 40 seats with one stand-up bar.

20  
21 A signed copy of the questionnaire, stipulations and community agreements are enclosed.

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23  
24 Sincerely,

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26  
27  
28  
Corey Johnson  
Chair

Paul Seres  
Co-Chair  
Business License & Permits  
Committee

Lisa Daglian  
Co-Chair  
Business License & Permits  
Committee

# Manhattan Community Board 4

(All Fields Must Be Completed)

## Liquor License Stipulations Application

<b>APPLICANT</b>		<b>DOING BUSINESS AS (DBA)</b>	
Dalcom Modern Inc.		Saffee Sandwich Bar & Deli	
<b>STREET ADDRESS</b>		<b>CROSS STREETS</b>	
330B W 58 <sup>th</sup> Street		8 <sup>th</sup> and 9 <sup>th</sup> Avenue	
<b>OWNER</b>	NAME: Chong, Kiwon	<b>ATTORNEY</b>	NAME: NYBLC, Jae Yu.
	PHONE: 212-707-8248		PHONE: 718-445-5050
	FAX:		FAX: 718-4454195
<b>MANAGER</b>	NAME: Sean	<b>LANDLORD</b>	NAME: Goldfard Properties Inc.
	PHONE: 201-316-6740		PHONE: 212-262-1675
	FAX: 864-699-4498		FAX:

### DESCRIPTION OF BUSINESS

Establishment Type:	<input type="radio"/> Bar/Tavern <input type="radio"/> Bed & Breakfast <input type="radio"/> Eating Place Beer <input type="radio"/> Cabaret <input type="radio"/> Night Club <input type="radio"/> Hotel <input checked="" type="radio"/> <b>Restaurant</b>
	<input type="radio"/> Catering Establishment <input type="radio"/> Club (Fraternal Organization – Members Only) <input type="radio"/> Other (Explain): _____
Method of Operation:	<input type="radio"/> Restaurant <input type="radio"/> Dance Club <input type="radio"/> Sports Bar <input type="radio"/> Adult Entertainment <input type="radio"/> Wine Bar <input type="radio"/> Pizzeria <input checked="" type="radio"/> <b>Cafe</b>
	<input type="radio"/> Other (Explain): _____
License Type:	<input checked="" type="radio"/> <b>On-Premise</b> <input type="radio"/> Wine <input type="radio"/> Beer <input type="radio"/> Wine & Beer

<b>APPLICATION TYPE</b> (check one)	<input checked="" type="radio"/> <b>New</b>	Has applicant owned or managed a similar business?	<b>YES</b>	<b>NO</b>
		What is/was the name of establishment?	Sushi Damo Damo	
		What is/was the address of the establishment?	330A W 58 <sup>th</sup> Street	
		What were the dates the applicant was involved with this former premise?	November 5, 2011	
	<input type="radio"/> <b>Transfer</b>	What is the prior license #?		
		What is the expiration date on the prior license?		
		Are you making any alterations or operational changes?	<b>YES</b>	<b>NO</b>
		<i>If alterations or operational changes are being made, please attach the plans to this form.</i>		
	<input type="radio"/> <b>Alteration</b>	What is the current license #?		
		What is the expiration date on the current license?		
<i>Please describe the nature of the alterations and attach the plans</i>				

OPERATIONAL ISSUES										
HOURS		MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY	SUNDAY		
	<b>Operation</b>	12 p.m. – 130 a.m.	12 p.m. – 130 a.m.	12 p.m. – 130 a.m.	12 p.m. – 230 a.m.	12 p.m. – 230 a.m.	12 p.m. – 230 a.m.	12 p.m. – 230 a.m.	12 p.m. – 130 a.m.	
	<b>Music</b>	12 p.m. – 130 a.m.	12 p.m. – 130 a.m.	12 p.m. – 130 a.m.	12 p.m. – 230 a.m.	12 p.m. – 230 a.m.	12 p.m. – 230 a.m.	12 p.m. – 230 a.m.	12 p.m. – 130 a.m.	
	<b>Kitchen</b>	12 p.m. – 130 a.m.	12 p.m. – 130 a.m.	12 p.m. – 130 a.m.	12 p.m. – 230 a.m.	12 p.m. – 230 a.m.	12 p.m. – 230 a.m.	12 p.m. – 230 a.m.	12 p.m. – 130 a.m.	
OCCUPANCY	INDOOR				BAR			OUTSIDE		
	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 Bars	Number of Seats	Number of Tables	
	45	45	8	40	0	1	0	0	0	
How many floors are there? What is the capacity for each floor? (please respond in space provided)					1-2	3-4	5 +			
Will you be applying or intending to apply for a cabaret license? If yes, will there be dancing? (please respond in space provided)					YES	NO	N/A			
Will you be hosting private parties and promotional events?					YES	NO	N/A			
Will outside promoters be used?					YES	NO	N/A			
Will the security plan submitted be implemented?					YES	NO	N/A			
Will State certified security personnel be used?					YES	NO	N/A			
Will New York Nightlife Association recommendations and NYPD Best Practices be followed?					YES	NO	N/A			
Will the applicant be using delivery bicycles? If yes, have you applied to DOT for bicycle rack? Delivery bicycles are to be clearly marked with the name of the restaurant and staff will wear attire clearly noting name. (please respond in space provided)					YES	NO	N/A	No Deliveries		
Will the applicant be applying for a Sidewalk Café now or in the future? (please respond in space provided)					YES	NO	N/A			
If yes to the above, are plans attached and submitted to DCA? How many tables/seats? (please respond in space provided)					YES	NO	N/A			
Will applicant provide contact information to neighbors and respond to complaints that arise?					YES	NO	N/A			
If you plan to have music, what type(s)?			BACKGROUND	LIVE MUSIC	DJ					
BUILDING DESIGN										
Doors and windows will be closed when any amplified music is played and in the event of no amplified sound, will be closed by 11 PM Friday and Saturday and 10 PM on all other days.					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	No Loud Music		
Do you agree to comply with DOB rules concerning a storm enclosure? Storm enclosures can be used between November 15 and April 15, but they may NOT project more than 18 inches from the store front.)					YES	NO	N/A			

OUTDOOR ITEMS				
Will applicant use the rooftop, rear yard or any outdoor space?	YES	<b>NO</b>	N/A	
If yes to the above, the rear yard, rooftop, and any outdoor space will be closed and vacated by 11 PM on Friday & Saturday and 10 PM on all other days.	YES	NO	<b>N/A</b>	
The service and consumption of alcohol in the rear yard, on the rooftop, or in any other outdoor space will be only via seated food service.	YES	NO	<b>N/A</b>	
The rear yard, rooftop, and any other outdoor space will not allow standing space for patrons to drink or smoke.	YES	NO	<b>N/A</b>	
Applicant will do everything in their power to provide an effective sound baffling or sound controlled environment through landscaping or some type of enclosure, where possible; provided they do not violate any fire or building code regulations? This includes possibly working with landlords for soundproofing tenants apartments (such as installing soundproofing windows, acoustical tiles, etc.).	<b>YES</b>	NO	N/A	
Applicant will enforce a quiet environment in the outdoor space, so as not to disturb nearby residents (e.g. there will be no amplified music, as per the law, and windows and doors to areas that play amplified music shall be closed). The applicant will make every effort possible to limit the noise emanating from diners by posting signs outside and also on menus asking for respect of the neighbor's privacy and peace. The staff will also encourage a peaceful environment amongst the outdoor diners.	<b>YES</b>	NO	N/A	
Applicant will have a lighting plan that will allow safe usage of the outdoor space without disrupting neighbors?	YES	NO	<b>N/A</b>	

LOCATION & ZONING				
Primary Zoning District:		Overlay (If Applicable):		
Is this a Special District? If yes, is it Clinton, West Chelsea or Hudson Yards?	YES	<b>NO</b>	N/A	
Does the building have a Certificate of Occupancy ("C of O") or a letter of no objection?	<b>YES</b>	NO	N/A	
Is the 500 Foot Rule or 200 Foot Rule Triggered? If yes, which? Please attach a diagram of the establishments that triggers the rule.	<b>YES</b>	NO	N/A	
Is a Public Assembly permit required?	YES	<b>NO</b>	N/A	
Are your plans filed with DOB?	YES	NO	<b>N/A</b>	
Building Type	<input type="radio"/> Residential <input type="radio"/> Commercial <input checked="" type="radio"/> <b>Mixed Use</b> <input type="radio"/> Other, describe: _____			
Adjacent Buildings	<input type="radio"/> Residential <input checked="" type="radio"/> <b>Commercial</b> <input type="radio"/> Mixed Use <input type="radio"/> Other, describe: _____			
<b>NOTIFICATION:</b> What organizations / community groups have you notified regarding your application?	# 1			
	# 2			
	# 3			

**ADDITIONAL INFORMATION: (Applicant Use)**

**ADDITIONAL NOTES: (Office Use Only)**

Need existing OFF Premise Beer to reference

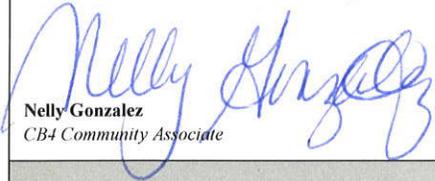
**ADDITIONAL STIPULATIONS: (Office Use Only)**

Manhattan Community Board 4 (MCB4) recommends:

Approval  Denial unless all agreed to by applicant is part of the

method of operation  Denial

**CB4 REPRESENTATIVES**

  
Nelly Gonzalez  
CB4 Community Associate

Lisa Daglian  
CB4 BLP Committee Co-Chair

Paul Seres  
CB4 BLP Committee Co-Chair

**APPLICANT AGREEMENT WITH THE COMMUNITY**

Pursuant to these stipulations, this applicant agrees to have these provisions incorporated in the method of operation of their liquor license. Additionally, the applicant agrees to the community agreements as the basis for the community supporting this application.

**SIGN HERE** →

  
SIGNATURE OF APPLICANT

DATE

**BLOCK PLOT FOR  
 Dalcom Mordern Inc  
 330A W 58th Street, New York NY 10019**

