



THE CITY OF NEW YORK MANHATTAN COMMUNITY BOARD 3

59 East 4th Street - New York, NY 10003

Phone (212) 533-5300

www.cb3manhattan.org - mn03@cb.nyc.gov

Andrea Gordillo, Board Chair

Susan Stetzer, District Manager

Community Board 3 Open Dining Stipulations for Administrative Approval

I, Shane Covey, as a qualified representative of Upstate Craft Beer + Cysr
located at 95 First Ave Mt 10003, New York, NY agree to the following stipulations:

☐ Application for Sidewalk Café ☒ Application for Curbside Dining

1. I will close all outdoor seating by 10 pm. ✓
2. All outdoor dining patrons will be seated at tables. ✓
3. I will not have music, amplified sound, or TVs outdoors as per Open Dining Guidelines, and I will remove all outdoor speakers. ✓
4. For sidewalk seating, I will comply with DOT guidelines. I will have tables and chairs.
5. For roadbed seating, I will comply with DOT guidelines. I will have 43 tables and 16 chairs. 3 tables
6 chairs
6. I will have a staff person responsible for ensuring no loitering, noise or crowds outside. ✓
7. I will conspicuously post this stipulation form beside my liquor license inside of my business. ✓
8. Residents may contact the manager/owner at the number below. Any complaints will be addressed immediately. I will revisit the above-stated method of operation if necessary in order to minimize my establishment's impact on my neighbors.

Name: Shane Covey Phone Number: 917 674 8956

9. ☒ I will: Agree to all terms & Points indicated on
CB3 Form

I hereby certify that the information provided above is truthful and accurate based upon my personal belief.

Signed

Sworn to this 28 day of MARCH 2025

Dated

3 28 25
Ganesh Junior Ram
Notary Public
GANESH JUNIOR RAM
Notary Public - State of New York
No. 01RA6418262
Qualified in Queens County
My Commission Expires 06/07/2025