



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, Jason Scherr, as a qualified representative of Think Fourth Avenue LLC  
located at 123 Fourth Avenue, 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 no more than 9 tables and 18 chairs.
5. For roadbed seating, I will comply with DOT guidelines. I will have no more than        tables and        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: Jason Scherr Phone Number: 917-692-2571

9. ☐ I will:       

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

Signed       

Dated 4/13/25

Sworn to this 13 day of April, 2025

Jessie F. Beeber  
Notary Public

JESSIE F. BEEBER  
Notary Public, State of New York  
No. 02BE601649  
Qualified in Kings County  
Commission Expires Jan. 3, 2027