



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, David Hitchner, as a qualified representative of Alphabet City Beer Co, LLC
located at 96 Avenue C, 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 5 tables and 10 chairs.
5. For roadbed seating, I will comply with DOT guidelines. I will have no more than na tables and na 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: Zach Mack Phone Number: 508-662-7587

9. ☐ I will: _____

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

David Hitchner
Signed
Sworn to this 25 day of April 2025

April 25, 2025
Dated
Notary Public

Brian M. Bennett
Notary Public

BRIAN M BENNETT
Notary Public, State of New Jersey
My Commission Expires Nov 5, 2029