

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, Enrique A Lerma, as a qualified representative of Disfruting Two LLC DBA Alison St Marks,  
located at 110 St Marks Place, 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 \_\_\_\_\_ tables and \_\_\_\_\_ chairs.
5. For roadbed seating, I will comply with DOT guidelines. I will have no more than 8 tables and 16 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: Tom Miranda (Manager) Phone Number: (509)240-3153

9. ☐ I will: \_\_\_\_\_

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

[Signature]

04/22/2025

Signed

Dated

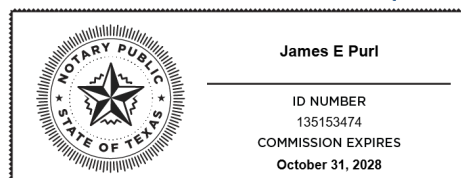
Sworn to this 22nd day of April 2025

[Signature]

James E Purl

Notary Public

State of Texas  
County of Tarrant



This instrument was acknowledged before me by means of an interactive two-way audio and video communication on 04/22/2025 by Enrique A Lerma.