



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 Outdoor Dining Stipulations for Administrative Approval

I, Garland Wong, as a qualified representative of BANH CAKE LLC d/b/a Bánh by Lauren,
located at 42 Market Street, New York, NY agree to the following stipulations:

Application for Sidewalk Café Application for Roadway Cafe Dining Application for Open Streets

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 2 tables and 4 chairs.
5. For roadbed seating, I will comply with DOT guidelines. I will have 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: Garland Wong Phone Number: 206-898-1089

9. I will: _____

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

12/26/25

Signed

Dated

Sworn to this 26th day of December, 2026.

Notary Public
YING SHA WU
NOTARY PUBLIC, State of New York
#01WU6223223
Qualified in New York County
Commission Expires June 7, 2026