



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

Mecit KABATAS as a qualified representative of East Village Pizzeria  
located at 145 1st Avenue, 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 24 chairs.
5. For roadbed seating, I will comply with DOT guidelines. I will have 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 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: Frank KABATAS Phone Number: 631 605 3418

9. ~~It will:~~ be available 24/7 for any complaints  
And will be onsite right away

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

[Signature] 01-03-26

Signed \_\_\_\_\_ Dated \_\_\_\_\_

Sworn to this 3 day of February, 2026 [Signature]

Notary Public

PEDRO FIGUEROA  
NOTARY PUBLIC, STATE OF NEW YORK  
01F10003719  
QUALIFIED IN KINGS COUNTY  
COMMISSION EXPIRES MARCH 25, 2027

