

# THE CITY OF NEW YORK MANHATTAN COMMUNITY BOARD 3

59 East 4th Street - New York, NY 10003  
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Jamie Rogers, Board Chair

Susan Stetzer, District Manager

## Community Board 3 Liquor License Application Questionnaire

**Please bring the following items to the meeting:**

**NOTE: ALL ITEMS MUST BE SUBMITTED FOR APPLICATION TO BE CONSIDERED.**

- Photographs of the inside and outside of the premise.
- Schematics, floor plans or architectural drawings of the inside of the premise.
- A proposed food and or drink menu.
- Petition in support of proposed business or change in business with signatures from residential tenants at location and in buildings adjacent to, across the street from and behind proposed location. Petition must give proposed hours and method of operation. For example: restaurant, sports bar, combination restaurant/bar. (petition provided)
- Notice of proposed business to block or tenant association if one exists. You can find community groups and contact information on the CB 3 website:  
[http://www.nyc.gov/html/mancb3/html/communitygroups/community\\_group\\_listings.shtml](http://www.nyc.gov/html/mancb3/html/communitygroups/community_group_listings.shtml)
- Photographs of proof of conspicuous posting of meeting with newspaper showing date.
- If applicant has been or is licensed anywhere in City, letter from applicable community board indicating history of complaints and other comments.

Check which you are applying for:

- new liquor license
- alteration of an existing liquor license
- corporate change

Check if either of these apply:

- sale of assets
- upgrade (change of class) of an existing liquor license

Today's Date: 01/31/2017

**If applying for sale of assets, you must bring letter from current owner confirming that you are buying business or have the seller come with you to the meeting.**

Is location currently licensed?  Yes  No Type of license: on-premise liquor license

If alteration, describe nature of alteration: \_\_\_\_\_

Previous or current use of the location: tavern serving beer, wine and liquor

Corporation and trade name of current license: CDT LUDLOW INC as LEFTFIELD

**APPLICANT:**

Premise address: 87 Ludlow Street New York NY 10002

Cross streets: Delancy and Broome

Name of applicant and all principals: Edouard Gave with The Fifth Elephant LLC  
Karin Elgai

Trade name (DBA): Mini Rex

**PREMISE:**

Type of building and number of floors: 5 stories mixed use

Will any outside area or sidewalk cafe be used for the sale or consumption of alcoholic beverages? (includes roof & yard)  Yes  No If Yes, describe and show on diagram: \_\_\_\_\_

Does premise have a valid Certificate of Occupancy and all appropriate permits, including for any back or side yard use?  Yes  No What is maximum NUMBER of people permitted? 145

Do you plan to apply for Public Assembly permit?  Yes  No

What is the zoning designation (check zoning using map: <http://gis.nyc.gov/doitt/nycitymap/> - please give specific zoning designation, such as R8 or C2): C4-4A

**PROPOSED METHOD OF OPERATION:**

Will any other business besides food or alcohol service be conducted at premise?  Yes  No

If yes, please describe what type: Karaoke rooms

What are the proposed days/hours of operation? (Specify days and hours each day and hours of outdoor space) 4PM-1AM every day

Number of tables? 22 Total number of seats? 78

How many stand-up bars/ bar seats are located on the premise? 2 / 16 seats  
(A **stand up bar** is any bar or counter (whether with seating or not) over which a patron can order, pay for and receive an alcoholic beverage)

Describe all bars (length, shape and location): ① Bsmt Approx 20' L shaped

Does premise have a full kitchen  Yes  No? ② 3f Approx 20' curved rectangle

Does it have a food preparation area?  Yes  No (If any, show on diagram)

Is food available for sale?  Yes  No If yes, describe type of food and submit a menu

What are the hours kitchen will be open? 4PM-12PM

Will a manager or principal always be on site?  Yes  No If yes, which? Either

How many employees will there be? 8-10

Do you have or plan to install  French doors  accordion doors or  windows? No

Will there be TVs/monitors?  Yes  No (If Yes, how many?) 7

Will premise have music?  Yes  No

If Yes, what type of music?  Live musician  DJ  Juke box  Tapes/CDs/iPod

If other type, please describe Karaoke

What will be the music volume?  Background (quiet)  Entertainment level

Please describe your sound system: 2 microphones, 1 monitor and 2 to 4 amps per room

Will you host any promoted events, scheduled performances or any event at which a cover fee is charged? If Yes, what type of events or performances are proposed and how often? a cover fee

will be charged for private rooms by customers, but no bands or performances schedule

How do you plan to manage vehicular traffic and crowds on the sidewalk caused by your establishment? Please attach plans. (Please do not answer "we do not anticipate congestion.")

one security guard will be responsible to insure that vehicle and pedestrian traffic are not blocked

Will there be security personnel?  Yes  No (If Yes, how many and when) there will be one security person at the door all days

How do you plan to manage noise inside and outside your business so neighbors will not be affected? Please attach plans. One security guard whose function will be to ensure the outside of the premises is not noisy; extensive soundproofing and the use of sound limiters will ensure that the

Do you have sound proofing installed?  Yes  No inside of the premises are also very quiet

If not, do you plan to install sound-proofing?  Yes  No

**APPLICANT HISTORY:**

Has this corporation or any principal been licensed previously?  Yes  No

If yes, please indicate name of establishment: \_\_\_\_\_

Address: \_\_\_\_\_ Community Board # \_\_\_\_\_

Dates of operation: \_\_\_\_\_

**If you answered "Yes" to the above question, please provide a letter from the community board indicating history of complaints or other comments.**

Has any principal had work experience similar to the proposed business?  Yes  No If Yes, please attach explanation of experience or resume. Cercle Rouge 241 West Broadway NYC

Does any principal have other businesses in this area?  Yes  No If Yes, please give trade name and describe type of business \_\_\_\_\_

Has any principal had SLA reports or action within the past 3 years?  Yes  No If Yes, attach list of violations and dates of violations and outcomes, if any.

Attach a separate diagram that indicates the location (**name and address**) and total number of establishments selling/serving beer, wine (B/W) or liquor (OP) for 2 blocks in each direction. Please indicate whether establishments have On-Premise (OP) licenses. Please label streets and avenues and identify your location. Use letters to indicate **Bar, Restaurant, etc.** The diagram must be submitted with the questionnaire to the Community Board before the meeting.

**LOCATION:**

How many licensed establishments are within 1 block? see attached

How many On-Premise (OP) liquor licenses are within 500 feet? \_\_\_\_\_

Is premise within 200 feet of any school or place of worship?  Yes  No

**COMMUNITY OUTREACH:**

Please see the Community Board website to find block associations or tenant associations in the immediate vicinity of your location for community outreach. Applicants are encouraged to reach out to community groups. Also use provided petitions, which clearly state the name, address, license for which you are applying, and the hours and method of operation of your establishment at the top of each page. (Attach additional sheets of paper as necessary).

***We are including the following questions to be able to prepare stipulations and have the meeting be faster and more efficient. Please answer per your business plan; do not plan to negotiate at the meeting.***

1.  I agree to close any doors and windows at 10:00 P.M. every night?
2.  I will not have  DJs,  live music,  promoted events,  any event at which a cover fee is charged,  scheduled performances,  more than \_\_\_\_ DJs/ promoted events per \_\_\_\_,  more than \_\_\_\_ private parties per \_\_\_\_
3.  I will play ambient recorded background music only.
4.  I will not apply for an alteration to the method of operation agreed to by this stipulation without first coming before CB 3.
5.  I will not seek a change in class to a full on-premise liquor license. Or  my business plan is to seek an upgrade at a later date.
6.  I will not participate in pub crawls or have party buses come to my establishment.
7.  I will not have a happy hour. Or  Happy hour will end by \_\_\_\_\_.
8.  I will not have wait lines outside.  There will be a staff person outside to monitor sidewalk crowds and ensure no loitering.
9.  Residents may contact the manager/owner at the following phone number. Any complaints will be addressed immediately and I will revisit the above-stated method of operation if necessary in order to minimize my establishment's impact on my neighbors.

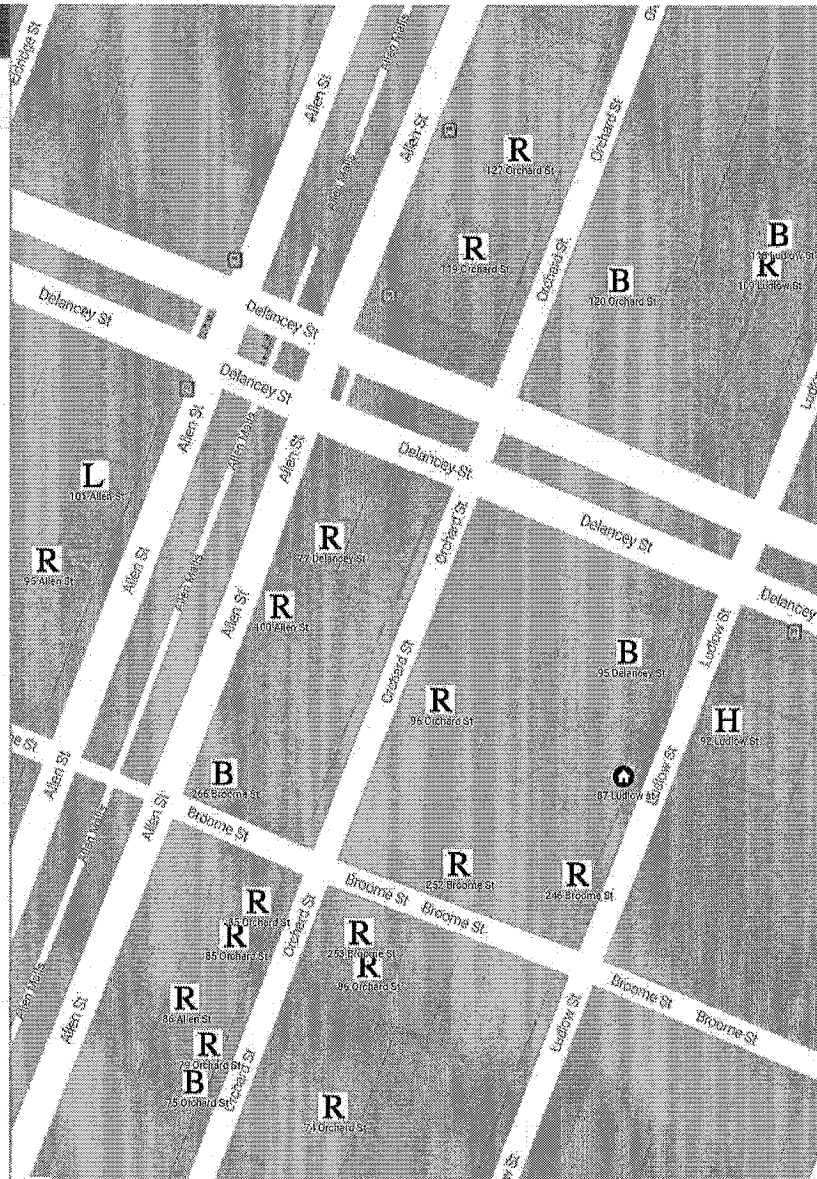
87 Ludlow street

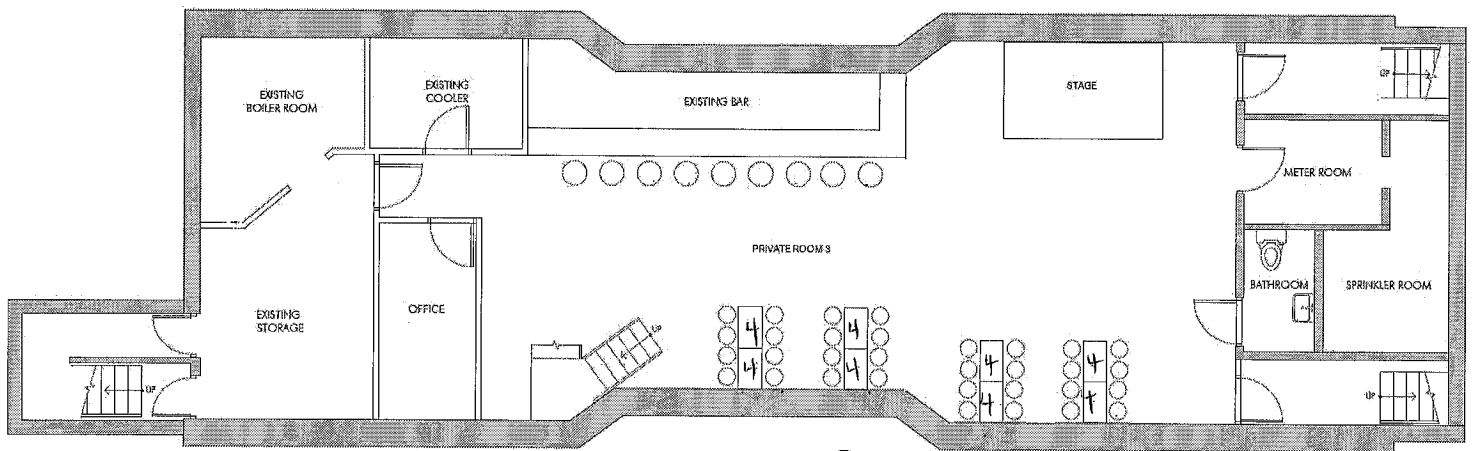
16 views

SHAKE EDIT

On Premise Licenses

- R Farmhouse, 246 Broome St, 100ft
- H Hotel Chantelle, 92 Ludlow st, 100ft
- R Jin, 292 Broome st, 136ft
- R Barrio Chino, 253 Broome St, 190ft
- R Casa Mezcal, 86 Orchard st, 255ft
- R An Choi, 85 Orchard St, 290ft
- R Dudley's, 85 Orchard St, 290ft
- B RPM, 266 Broome St, 290ft
- R Grey Lady, 77 Delancey St, 340ft
- R Congo Village, 100 Allen St, 350ft
- R Cafe Katja, 79 Orchard St, 355ft
- R The John Lamb, 119 Orchard St, 395ft
- R Norman's Cay Eatery, 74 Orchard St, 405ft
- B Dressing room, 75 Orchard St, 405ft
- R Dirt Candy, 86 Allen St, 415ft
- R Juicy spot cafe, 109 Ludlow St, 415ft
- B Max Flah Bar, 120 Orchard St, 430ft
- B Mehaneta, 113 Ludlow St, 475ft
- R Empanada Mama, 95 Allen St, 500ft
- R Rua and Daughters Cafe, 127 Orchard St, ...
- R Excuse my French, 85 Orchard St, 190ft
- B The DL, 95 Delancey St, 190ft

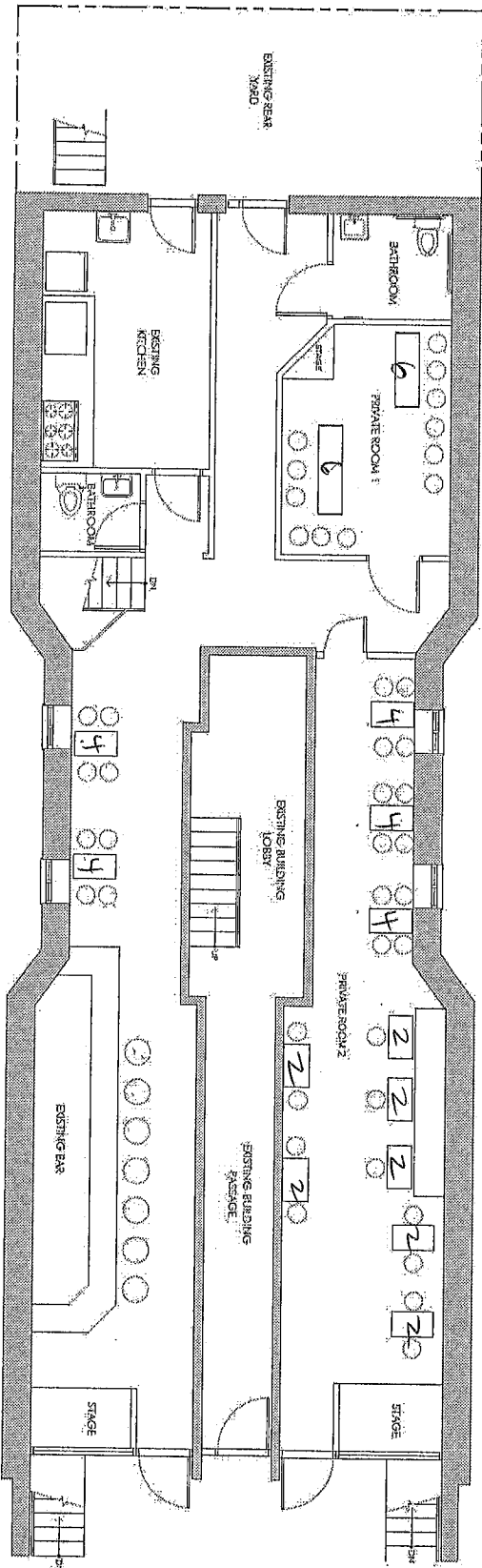




2 BASEMENT PLAN

1/4"=1'-0"

Tables 8  
 seats 32  
 bar stools 9



1 FIRST FLOOR PLAN

1/4" = 1'-0"

TABLES 14  
 SEATS 46  
 BAR STOOLS 7