



THE CITY OF NEW YORK
MANHATTAN COMMUNITY BOARD 3

59 East 4th Street - New York, NY 10003

Phone (212) 533-5300

www.cb3manhattan.org - info@cb3manhattan.org

Alysha Lewis-Coleman, Board Chair

Susan Stetzer, District Manager

Community Board 3 Liquor License Stipulations for Administrative Approval

I, ETTORE PARDOSSI, as a qualified representative of BABBOMIO INC located at 231 ELDRIDGE STREET, New York, NY agree to the following stipulations:

- 1. I will operate a full-service restaurant, specifically a (type of restaurant) ITALIAN FAST CASUAL. Kitchen open and serving food every night during all hours of operation.
2. My hours of operation will be: Mon 4PM-10.30PM; Tue 4PM-10.30PM; Wed 4PM-10.30PM; Thu 4PM-10.30PM; Fri 4PM-10.30PM; Sat 4PM-10.30PM; Sun 4PM-10.30PM.

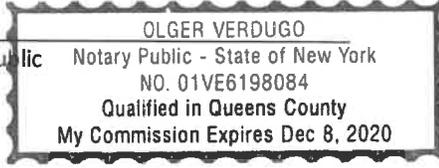
(I understand opening is no later than specified opening hour & all patrons are to be cleared from business at specified closing hour)

- 3. I will not use outdoor space for commercial use.
4. I will operate my sidewalk cafe no later than
5. I will employ a doorman/security personnel on the following days:
6. I will install soundproofing,
7. I will close any front or rear facade doors and windows at 10:00 P.M. every night or when amplified sound is playing, including but not limited to DJs, live music and live nonmusical performances.
8. 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
9. I will play ambient recorded background music only.
10. I will not apply for an alteration to the method of operation or for any physical alterations of any nature without first coming before CB 3.
11. I will not seek a change in class to a full on-premises liquor license without first obtaining approval from CB 3.
12. I will not participate in pub crawls or have party buses come to my establishment.
13. I will not have unlimited drink specials, including boozy brunches, with food.
14. I will not have a happy hour or drink specials with or without time limitations OR I will have happy hour and it will end by
15. I will not have wait lines outside. I will have a staff person responsible for ensuring no loitering, noise or crowds outside.
16. I will conspicuously post this stipulation form beside my liquor license inside of my business.
17. 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: GIOVANNI GENTILE/ETTORE PARDOSSI Phone Number: 646 896 1446
18. I will:

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

Signed [Signature] Dated 5/22/2018 5/23/2018

Sworn to this 23rd day of May 2018 [Signature]





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Community Board 3 Liquor License Application Questionnaire

Today's Date: 5/22/2012

APPLICANT

- 1. Name of applicant and principle(s): BABBOMIO INC.
2. Premise address: 231 ELDRIDGE STREET
3. Cross streets: STANTON STREET AND HOUSTON STREET
4. Trade name (DBA): SPAGHETTI INCIDENT PASTA SHOP
5. Check which you are applying to: [X] New liquor licence [] Alteration of an existing license [] Sale of assets
6. If alteration, describe nature of alteration:
7. Is location currently licensed? [] Yes [X] No
8. Type of license:
9. Previous or current use of the location: ITALIAN FAST CASUAL RESTAURANT
10. Corporation and trade name of current location: SPAGHETTI INCIDENT PASTA SHOP
11. Type of building and number of floors: BRICK 5 FLOORS
12. Does premise have a valid Certificate of Occupancy and all appropriate permits, including for any back or side yard use? [] Yes [] No N/A 12a. What is the permitted occupancy indoors and outdoors? N.A. SEE ATTCH
13. Do you plan to apply for Public Assembly permit? [] Yes [X] No
14. 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): C4-4
15. How many licensed establishments are within 1 block? 5
16. How many On-Premise (OP) liquor licenses are within 500 feet? 5
17. Is premise within 200 feet of any school or place of worship? [] Yes [X] No

PROPOSED METHOD OF OPERATION

- 18. Describe your method of operation: ITALIAN FAST CASUAL / COUNTER SERVICE
19. Will any other business besides food or alcohol service be conducted at premise? [] Yes [X] No
20. If yes, please describe what type:
21. What are the proposed days/hours of operation (specify days/hours each day and hours of outdoor space if applicable): MON-SUN 4PM-10.30PM
22. Total number of table: 2
23. Total number of seats: 10

24. How many stand-up bars/ bar seats are located on the premise? 1 (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.)
25. Describe all bars (length, shape, and location): 10 FEET / L-SHAPED
26. Does premise have a full kitchen? Yes No
27. What are the hours kitchen will be open? 4PM-10.30PM
28. What type of food is available for sale? ITALIAN FOOD. FRESH PASTA. SALADS. DESSERTS
29. Will a manager or principal always be on site? Yes No If yes, which? MANAGER
30. How many employees will there be? 3
31. Do you have or plan to install French doors accordion doors or windows?
32. Will there be TVs/monitors? Yes No (If Yes, how many?) _____
33. Will premise have music? Yes No 33a. If Yes, what type of music? Live Music Juke box
 DJ Tapes/CDs/iPod
34. If other type, please describe: _____
35. What will be the music volume? Background (quiet) Entertainment level
36. Please describe your sound system: 1 BLUETOOTH SPEAKER
37. Will you host any promoted events, scheduled performances or any event at which a cover fee is charged? Yes No
38. If Yes, what type of events or performances are proposed and how often? _____
39. How do you plan to manage vehicular traffic and crowds on the sidewalk caused by your establishment? _____
40. Will there be security personnel? Yes No 40a. If Yes, how many and when? _____
41. How do you plan to manage noise inside and outside your business so neighbors will not be affected? _____
42. Do you have sound proofing installed? Yes No 43. If not, do you plan to install sound-proofing? Yes No

APPLICANT HISTORY

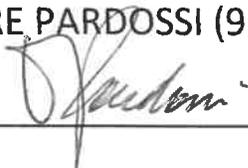
44. Has this corporation or any principal been licensed previously? Yes No If yes, please indicate name of establishment(s): SPAGHETTI INCIDENT / MALATESTA
45. Address: 231 ELDRIDGE ST / 649 WASHINGTON ST 47. Community Board # CB3/CB2
46. Dates of operation: 3 YEARS AND 20 YEARS
47. Has any principal had work experience similar to the proposed business? Yes No If yes, explanation of experience or resume.
48. Does any principal have other businesses in this area? Yes No If yes, give trade name and describe type of business: SPAGHETTI INCIDENT - ITALIAN RESTAURANT
49. 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.

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.

**COMMUNITY BOARD 3 LIQUOR LICENSE STIPULATIONS FOR
ADMINISTRATIVE APPROVAL**

1. BABBOMIO INC. DBA SPAGHETTI INCIDENT PASTA SHOP
2. ITALIAN FAST CASUAL RESTAURANT WITH COUNTER SERVICE
3. MONDAY THROUGH SUNDAY FROM 4PM TO 10.30PM
4. NO HAPPY HOUR
5. ETTORE PARDOSSI (917)603 4898



GIOVANNI GENTILE (646)249 5513



EMANUELE ATTALA (917)603 5642





Robert D. LiMandri
Commissioner

September 9, 2011

Scott D. Pavan, RA
Acting Deputy Borough
Commissioner
spavan@buildings.nyc.gov

New York State Liquor Authority
Division of Alcoholic Beverages Control
105 West 125th Street- 5th Floor
New York, New York 10027

280 Broadway, 3rd Fl.
New York, NY 10007
www.nyc.gov/buildings
212-566-0021
212-566-5575

Re: 231 ELDRIDGE STREET
BLOCK: 422; LOT: 64
ZONING DISTRICT: C4-4

To Whom It May Concern:

This is in response to your request dated August 4, 2011 for Letter of No Objection for 231 Eldridge Street. There is no Certificate of Occupancy on file for this address. The block and lot records for this property indicates that on the 1st floor there is commercial use.

Therefore, the Department has No Objection for an Eating and Drinking Establishment, Use Group 6, Non-Place of Assembly for less than seventy-five (75) persons, on the first (1st) floor of the above referenced premises.

If this building is hereafter altered or its use changes an application for such alteration work or change of use must be filed and a certificate of occupancy shall be issued pursuant to Article 118, of Chapter 1 of Title 28 of the Administrative Code of the City of New York.

Please contact me if you have any additional questions or concerns regarding this matter. For more specific property information, please visit the "Building Information System" on our web site: www.nyc.gov/buildings.

Sincerely,

Scott D. Pavan, R.A.
Acting Deputy Borough Commissioner
Manhattan

SP/rc

Cc: Derek Lee, P.E., Borough Commissioner
Ginjo Topino, Plan Examiner
Premises File
LNO Files