



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 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)
- ☐ Proof of conspicuous posting of notices at the site for 7 days prior to the meeting (please include newspaper with date in photo or a timestamped photo).

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:** July 23, 2019

**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-premises

If alteration, describe nature of alteration: N/A

Previous or current use of the location: NIGHT CLUB

Corporation and trade name of current license: BG BAR INC dba, MEHANATA BULGARIAN BAR

**APPLICANT:**

Premise address: 113 LUDLOW STREET

Cross streets: DELANCEY STREET & RIVINGTON STREET

Name of applicant and all principals: MEHANATA NYC INC

PRINCIPALS - DIMETER GEORGIEV and ALEXANDER DIMITROV

Trade name (DBA): N/A

**PREMISE:**

Type of building and number of floors: 3 STORY ATTACHED

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? 280

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):  
C6-1

**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: \_\_\_\_\_

What are the proposed days/hours of operation? (Specify days and hours each day and hours of  
outdoor space) \_\_\_\_\_  
NO OUTDOOR SPACE

Number of tables? 14 TABLES Total number of seats? 60 SEATS

How many stand-up bars/ bar seats are located on the premise? 2 BARS - 10 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): ONE ON GROUND FLOOR & ONE IN BASEMENT

Does premise have a full kitchen ☒ Yes ☐ No?

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? OPENING UNTIL CLOSING

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

How many employees will there be? 6

Do you have or plan to install ☐ French doors ☐ accordion doors or ☐ windows?

Will there be TVs/monitors? ☐ Yes ☒ No (If Yes, how many?) NONE

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 \_\_\_\_\_

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

Please describe your sound system: 4 SPEAKERS ON THE GROUND FLOOR AND 4 IN THE BASEMENT

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? NO

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.")

Will there be security personnel? ☒ Yes ☐ No (If Yes, how many and when) 3

How do you plan to manage noise inside and outside your business so neighbors will not be affected? Please attach plans.

Do you have sound proofing installed? ☐ Yes ☐ No

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: Trakia Resturant Inc / Big Bar Inc

Address: 38-14 30th Avenue Astoria, NY / 113 - 113 Ludlow St. NYC, NY Community Board # Queens 1

Dates of operation: 2013-2016 -/ 2003 - Present Manhattan 3

Has any principal had work experience similar to the proposed business? ☒ Yes ☐ No If Yes, please attach explanation of experience or resume.

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? 6

How many On-Premise (OP) liquor licenses are within 500 feet? 29

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 will operate a full-service restaurant, specifically a (type of restaurant) BULGARIAN, with a kitchen open and serving food during all hours of operation OR ☐ I have less than full-service kitchen but will serve food all hours of operation.
2. ☒ I will close any front or rear façade 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.
3. ☐ I will not have ☐ DJs, ☐ live music, ☒ promoted events, ☒ any event at which a cover fee is charged, ☒ scheduled performances, ☒ more than 1 DJs / promoted events per       , ☒ more than 1 private parties per MONTH.
4. ☐ I will play ambient recorded background music only.
5. ☒ 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.
6. ☐ I will not seek a change in class to a full on-premise liquor license without first obtaining approval from CB 3.
7. ☒ I will not participate in pub crawls or have party buses come to my establishment.
8. ☒ I will not have a happy hour or drink specials with or without time restrictions OR ☐ I will have happy hour and it will end by                     .
9. ☒ I will not have wait lines outside. ☒ I will have a staff person responsible for ensuring no loitering, noise or crowds outside.
10. ☒ 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.

# ATTENTION RESIDENTS & NEIGHBORS

**Mehanata NYC INC**

**917-584-3344**

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Company/DBA Name and Contact Number for Questions

**Plans to open a  
BAR/TAVERN**

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(Please choose) Bar/Restaurant/Club and indicate if there will be a Sidewalk Café or Backyard Garden

**at the following location  
113 Ludlow Street**

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Building Number and Street Name (Address)

**This establishment is seeking a license to serve  
Beer/Wine & Liquor**

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Beer & Wine or Beer/Wine & Liquor

**There will be an opportunity for public comment on  
Monday, August 12, 2019 at 6:30pm  
Perseverance House Community Room  
535 East 5th Street (btwn Aves A & B)**

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Date/Time/Location

**Alexander Dimitriov 917-584-3344**

**or**

**Dimiter Georgiev 646-262-1150**

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Applicant Contact Information

**At COMMUNITY BOARD 3  
SLA & DCA Licensing Committee Meeting  
info@cb3manhattan.org - www.cb3manhattan.org**

# ATTENTION RESIDENTS & NEIGHBORS

## 第 3 社區居民 請注意

Mehanata NYC INC

917-584-3344

公司名字(Company) and/和 聯繫人的資料 (Contact Info)

**Plans to open a** (以上的店主想要在第 3 社區申請生意相關牌照擴展生意)

(請選擇/please choose)

酒吧(Bar)/餐館 (Restaurant)

戶外咖啡 (Sidewalk Café) or 或者

後院花園咖啡(Backyard Use)

**113 Ludlow Street**

Address/生意地址

**seeking a license to serve**(以上的店主想要請以下相關酒牌照)

**Beer/Wine & Liquor**

(請選擇/please choose)

啤酒和酒牌照(Beer & Wine) or/或者

啤酒牌照 (Beer) or/或者

酒和烈酒牌照 (Wine & Liquor)

**Public meeting for comments**

第 3 社區的居民有權利提出自己的意見和建議。

**(CB3 SLA & DCA Committee Meeting)**

曼哈頓第 3 社區委員會

酒牌和紐約市消費局有關小商業牌照委員會

**Monday, August 12, 2019 at 6:30pm**  
**Perseverance House Community Room**  
**535 East 5th Street (btwn Aves A & B)**

時間 (Time) 和地點 (Location)

**info@cb3manhattan.org - www.cb3manhattan.org**

# NEIGHBORING RESIDENTS VECINOS DE LA COMUNIDAD

**Mehanata NYC INC**

**917-584-3344**

Company Name/ Contact Info

Nombre de la Compañía/el teléfono de contacto

**Plans to open a:**

**Planifique abrir un/una:**

(Please choose) Bar/Restaurant  
sidewalk café/backyard use

(Favor de escoger) una Barra/un Restaurante  
un café de acera o un patio de atrás

**113 Ludlow Street**

address

dirección

**Seeking a license to serve**

**En búsqueda de una  
licencia para servir:**

**Beer/Wine & Liquor**

Beer & Wine or Beer/Wine & Liquor

Cerveza y vino o cerveza/vino y bebidas alcohólicas

**Public meeting  
for comments**

**Reunión público  
para comentarios**

**Monday, August 12, 2019 at 6:30pm  
Perseverance House Community Room  
535 East 5th Street (btwn Aves A & B)**

**At COMMUNITY BOARD 3  
SLA & DCA Licensing  
Committee Meeting**

**En la JUNTA COMUNITARIA 3  
La reunión del Comité  
de Licencias del SLA y del DCA**

**info@cb3manhattan.org - www.cb3manhattan.org**

## Petition to Support Proposed Liquor License

Date: \_\_\_\_\_

The following undersigned residents of the area support the issuance of the following liquor license (indicate the type of license such as full-liquor or beer-wine) FULL LIQUOR

to the following applicant/establishment (company and/or trade name) MEHANATA NYC INC

Address of premises: 113 LUDLOW STREET

This business will be a: (circle)      Bar      Restaurant      Other: \_\_\_\_\_

The hours of operation will be: \_\_\_\_\_

PLEASE NOTE: Signatures should be from residents of building, adjoining buildings, and within 2-block area.

Other information regarding the license:

Name	Signature	Address and Apt # (required)



MEHANAATHA NYC INC

113 LUDLOW ST

ANDERSON CORP OF

LES PLANT RESTA OF

MIDRAW LLC OF

INDUSTRY LLC OF

SARANDI LLC

CHILL HOBE LLC

161 LUDLOW FOOD LLC

STANTON STREET

RIVINGTON STREET

DELANCEY STREET

BROOME STREET

GRAND STREET

LUDLOW STREET

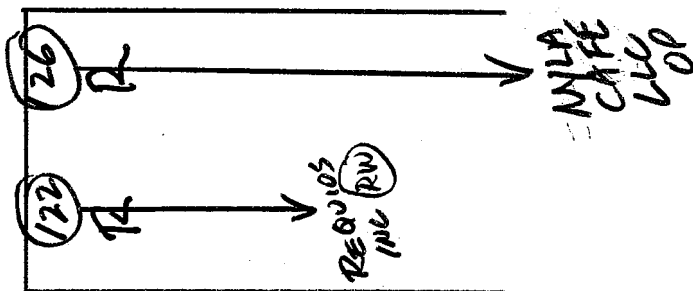
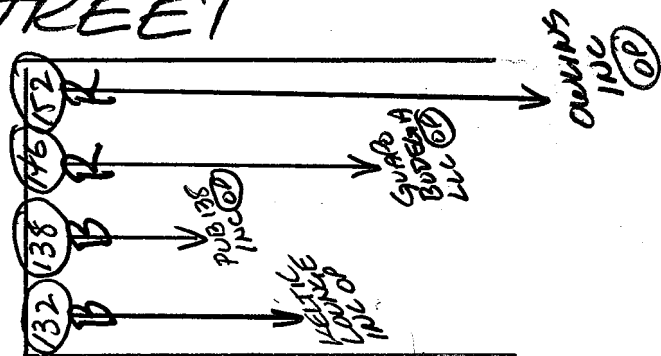
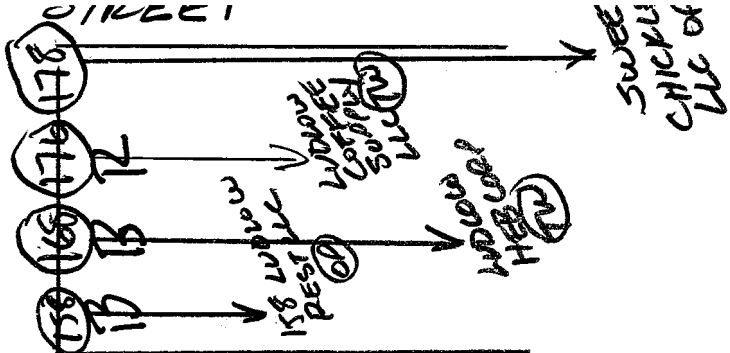
STANTON STREET

RIVINGTON STREET

DELANCEY STREET

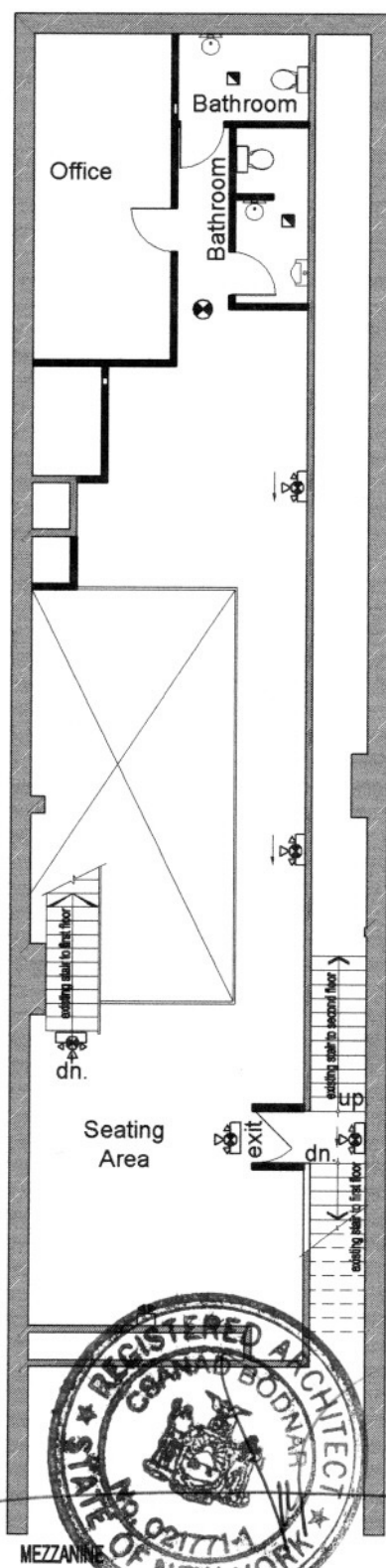
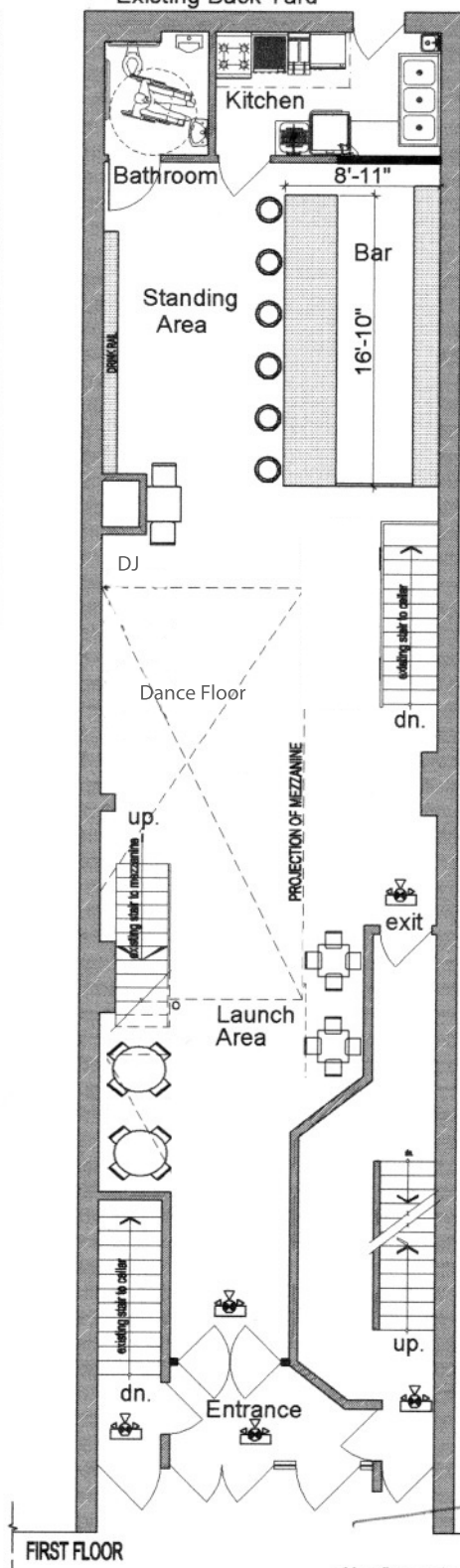
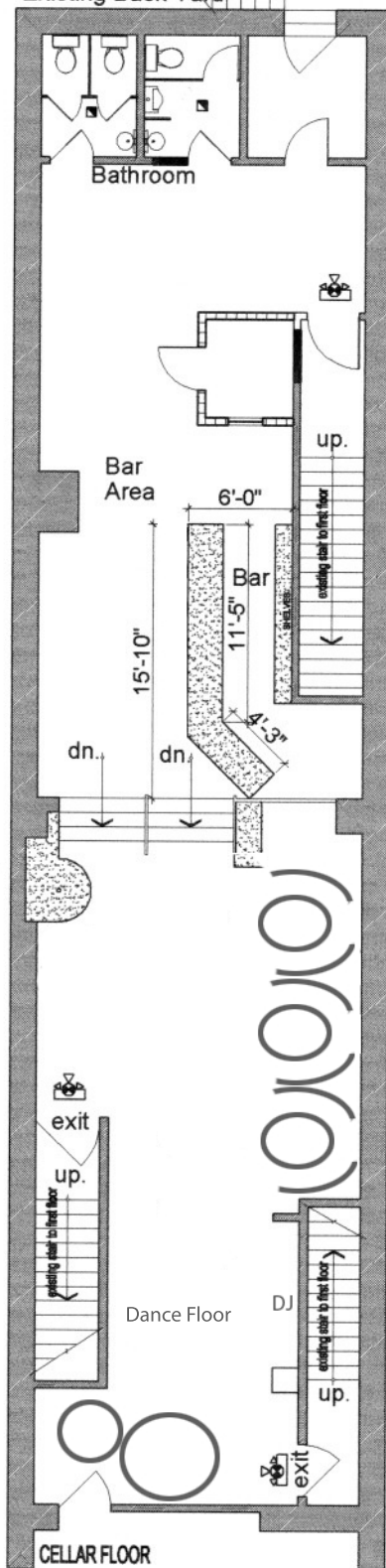
BROOME STREET

GRAND STREET



Existing Back Yard

Existing Back Yard



237 East 39th Street Suite 1 New York NY 10016  
Tel 212.986.4998 Fax 212.682.3110

ARCHITECTURE  
INTERIORS  
PLANNING  
GRAPHICS

# Eating & Drinking Establishment

113 LUDLOW STREET  
MANHATTAN, NY, 10002

JOB #20547

DATE: 04-09-10

PAGE: 1 OF 2