



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
- ☐ 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: 10/25/2019

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: Tavern Wine (Code 344) License

If alteration, describe nature of alteration: N/A

Previous or current use of the location: Cafe

Corporation and trade name of current license: N/A

APPLICANT:

Premise address: 212 Avenue B, New York, NY 10009

Cross streets: East 12th Street and East 13th Street

Name of applicant and all principals: 212 Ave B Corp
Vito A DiTomaso

Trade name (DBA): Rocco's

PREMISE:

Type of building and number of floors: Multi-Unit - 6 Floors

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? 74

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): R7A & C1-5

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) Sun - Wed: 8AM - 12AM and Thurs - Sat: 8AM - 2AM - No Outdoor Space

Number of tables? 7 Total number of seats? 14
and Counter

How many stand-up bars/ bar seats are located on the premise? 1 Customer Bar with 4 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 Bar/Counter/Display - Rectangular - 8' Feet - Ground Floor Center

Does premise have a full kitchen ☐ Yes ☒ No? Electric Kitchen with Convection Oven, Crepe & Panini Makers

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
Italian/Mediterranean

What are the hours kitchen will be open? Sun - Wed: 8AM - 12AM and Thurs - Sat: 8AM - 2AM

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

How many employees will there be? 3

Do you have or plan to install ☐ French doors ☐ accordion doors or ☐ windows? Not Applicable

Will there be TVs/monitors? ☐ Yes ☐ No (If Yes, how many?) Not Applicable

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: Conventional Home/IPAD System

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? Not Applicable

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.")
Establishment Manager will monitor vehicular traffic (double parked cars) and any crowds on sidewalk from time to time

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

How do you plan to manage noise inside and outside your business so neighbors will not be affected? Please attach plans. **Windows and Doors will remain closed and sound level will be background only**

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: _____

Address: _____ Community Board # _____

Dates of operation: _____

Has any principal had work experience similar to the proposed business? ☒ Yes ☐ No If Yes, please attach explanation of experience or resume. **The Roost, 222 Avenue B, New York, NY 10009**

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? Approximately Nine (9) licenses

How many On-Premise (OP) liquor licenses are within 500 feet? Approximately Five (5) licenses

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) _____, 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 ____ DJs / promoted events per ____, ☐ more than ____ private parties per ____.
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. **917 532-7812**

SHELVS
SINK
TABLE
DISWASHER

SALTS
CREPE
MACHINE
CONVECTION
OVEN
FRIDGE

MACHINES
ELECTRIC EQUIPMENT
KITCHEN
TABLE

BATHROOM

LOBBY -

BRICK WALL

SALTS

BAR
COUNTER DISPLAY
SEATING (4)

SHELVING
PRODUCT
DISPLAY
- CASE FRIDGE

SEATING (6) TABLES

2 SEATS AT TABLES

12 TOTAL SEATS

COUNTER
SEATING (2) SEATS

WINDOW COUNTER

DOOR
ENTRANCE

STORE FRONT 212 AVE B

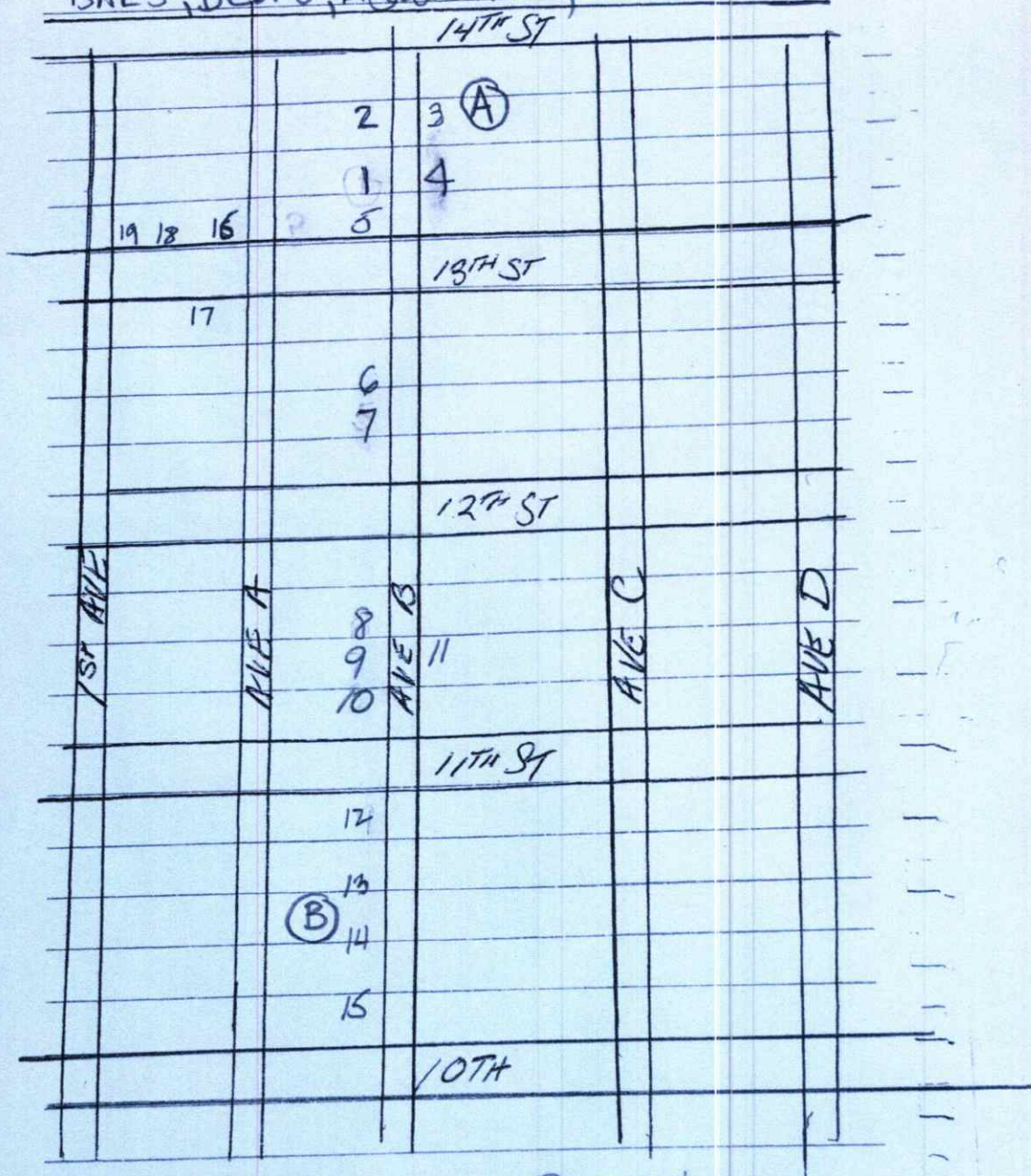
BASIN W/ T.
ENTRANCE

SIDE WALK

AVE B

WALL

BARS, DELI'S, LIQUOR STORE, RESTAURANTS



- | | |
|-----------------------------|-----------------------------|
| ① THE ROOT CAFE 222 AVE B | ⑬ LOCKY'S 168 |
| ② MONA'S 224 AVE B | ⑭ DREAM BABY 162-164 AVE B |
| ③ POURING RIBBONS 225 AVE B | ⑮ MAIDEN LANE 162 AVE B |
| ④ PENSION 219 AVE B | ⑯ THE SPOTTED OWL 211 AVE A |
| ⑤ SAI'S DELI 216 AVE B | ⑰ KEY BAR 432 E 13TH |
| ⑥ SMOKE DELI 206 AVE B | ⑱ PHOENIX BAR 447 E 13TH |
| ⑦ B-SIDE 204 AVE B | ⑲ ASIAN CAFE 401 E 13TH |
| ⑧ ROE B 188 AVE B | Ⓐ B-LIQUOR 225 AVE B |
| ⑨ VERY THAI 186 AVE B | Ⓑ BRUX WINE 170 AVE B |
| ⑩ HAILE 182 AVE B | |
| ⑪ GUAC 179 AVE B | |
| ⑫ ELLEVEN B 174 AVE B | |