

HELBRAUN || LEVEY

ONLY LOVE STRANGERS LLC  
175 E HOUSTON STREET  
NEW YORK, NY 10022

MANHATTAN COMMUNITY BOARD 3



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

Paul Rangel, Board Chair

Susan Stetzer, District Manager

**Community Board 3 Liquor License Application Questionnaire**

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

The following items and questionnaire package are due by date listed in email invite:

- Schematics, floor plans or architectural drawings of the inside of the premise.
- A proposed food and or drink menu.

The following items are due by noon Friday before the meeting:

- 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:  
<https://www1.nyc.gov/site/manhattancb3/resources/community-groups.page>  
 (this is not required but strongly suggested if a relevant group exists)
- 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: November 22, 2022

Is location currently licensed?  Yes  No <sup>(Inactive)</sup> Type of license: OPL - Restaurant

If alteration, describe nature of alteration: N/A

Previous or current use of the location: Restaurant

Corporation and trade name of current license: JIBLI'S FOODIES LLC

**APPLICANT:**

Premise address: 175 E HOUSTON ST, NEW YORK, NY 10002

Cross streets: E HOUSTON ST / ALLEN ST

Name of applicant and all principals: ONLY LOVE STRANGERS LLC

**PRINCIPALS:** NING KANG, SIMONA PETROUSKA, YISHU HE, IRENE LI, CHRISTIAN CASTILLO

Trade name (DBA): PENDING

**PREMISE:**

Type of building and number of floors: MIXED-USE / 4 FLOORS

Does premise have a valid Certificate of Occupancy, including for any back/side yard or roof use?

Yes  No What is maximum NUMBER of people permitted PENDING

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

**PROPOSED METHOD OF OPERATION:**

What are the proposed days/hours of operation? (Specify days and hours each day and hours of outdoor space, if applicable) MON: 5pm-2am / TUES: CLOSED / WED-THURS: 5pm-2am / FRI: 5pm-2am / SAT: 12pm-2am / SUN: 12pm-2am (INSIDE ONLY)

Will any other business besides food or alcohol service be conducted at premise, i.e., retail?  Yes  No  
If yes, please describe what type: N/A

Number of indoor tables? 45 Total number of indoor seats? 100

How many stand-up bars/bar seats are located on the premise (number, length, and location) 1 on GROUND FLOOR (Appx. 20 FEET)

(A stand-up bar is any bar or counter -with seating or not- where you can order, pay for, and receive alcohol)

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 MEDITERRANEAN INSPIRED MENU

What are the hours the kitchen will be open? ALL HOURS OF OPERATION

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

How many employees will there be? APPX. 20 (AT MOST)

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

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

Will premise have music?  Yes  No

If Yes, what type of music?  Live musician  DJs  Streaming services/playlists

If other type, please describe LIVE JAZZ MUSIC / JUKE BOX

What will be the music volume?  Background (conversational)  Entertainment (live music venue level) Please describe your sound system: 8 TOTAL SPEAKERS (4 on GROUND FLOOR / 4 in 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? STRICTLY SCHEDULED JAZZ PERFORMANCES, ONCE PER NIGHT ON WEEKDAYS, TWO-THREE ON WEEKENDS.

If promoted events, please explain the nature in which you plan to promote? Social media / online ads / outside promoters? SOCIAL MEDIA WILL BE PRIMARILY USED

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.") PLEASE SEE ATTACHED.

Will there be security personnel?  Yes  No (If Yes, how many and when) N/A

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

Is sound proofing installed?  Yes  No

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

Are there current plans to use the Open Restaurants program for the sale or consumption of alcoholic beverages outdoors? (includes roof & yard)  Yes  No If Yes, describe and show on diagram: N/A

#### APPLICANT HISTORY:

Has this corporation or any principal been licensed for sale of alcohol previously?  Yes  No

If yes, please indicate name of establishment: PLEASE SEE ATTACHED

Address: SEE ATTACHED Community Board # SEE ATTACHED

Dates of operation: SEE ATTACHED

Has any principal had work experience similar to the proposed business?  Yes  No If Yes, please attach explanation of experience or resume. Note: failure to disclose previous experience or information hampers the ability to evaluate this application.

Does any principal have other businesses in this area?  Yes  No If Yes, please give trade name, address and describe the business MALA PROJECT; RESTAURANT

Has any principal had SLA reports or action within the past 5 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.

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## ADDITIONAL LICENSES

- MALA PROJECT EAST VILLAGE
  - 122 1ST AVE, NEW YORK, NY 10009
  - SN: 1319413
- MALA MIDTOWN LLC
  - 41 W 46TH ST, NEW YORK, NY 10036
  - SN: 1306312
- MALA PROJECT 53<sup>RD</sup> STREET LLC
  - 245 E 53RD ST NEW YORK, NY 10022
  - SN: 1330902

**LOCATION:**

How many licensed establishments are within 1 block? 15

How many On-Premise (OP) liquor licenses are within 500 feet? 34

Is the premise within 200 feet on the same street 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, but it is not required. 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. My license type is:  beer & cider  wine, beer & cider  liquor, wine, beer & cider
2.  I will operate a full-service restaurant, specifically a (type of restaurant) \_\_\_\_\_ restaurant, or

I will operate a MEDITERRANEAN INSPIRED RESTAURANT / BAR

with a kitchen open and serving food during all hours of operation OR  with less than a full-service kitchen but serving food during all hours of operation OR  Other

3. My hours of operation will be:

Mon 5pm - 1am ; Tue CLOSED ; Wed 5pm - 1am ;

Thu 5pm - 1am ; Fri 5pm - 2am ; Sat 12pm - 2am ;

Sun 12pm - 1am . (I understand opening is "no later than" specified opening hour, and all patrons are to be cleared from business at specified closing hour.)

4.  I will not use outdoor space for commercial use (including Open Restaurants) OR
- My sidewalk café hours or other outside hours (including Open Restaurants) will be

N/A

5.  I will employ a doorman/security personnel: N/A
6.  I will install soundproofing, \_\_\_\_\_

7.  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, or during unamplified performances or televised sports.  I will have a closed fixed façade with no open doors or windows except my entrance door, which will close by 10:00 P.M. or when amplified sound is playing, including but not limited to DJs, live music and live nonmusical performances, or during unamplified performances or televised sports.
8. I will not have  DJs,  live music,  third-party promoted events,  any event at which a cover fee is charged,  scheduled performances,  more than \_\_\_\_\_ DJs per \_\_\_\_\_,  more than 10-20 private parties per YEAR
9.  I will play ambient recorded background music only.
10.  I will not participate in pub crawls or have party buses come to my establishment.
11.  I will not have unlimited drink specials, including boozy brunches, with food.
12.  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 7pm.
13.  I will not have wait lines outside.  I will have a staff person responsible for ensuring no loitering, noise or crowds outside.
14.  I will conspicuously post this stipulation form beside my liquor license inside of my business.
15.  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: IRENE LI

Phone Number: (646) 409-6787

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## 500 FOOT MAP

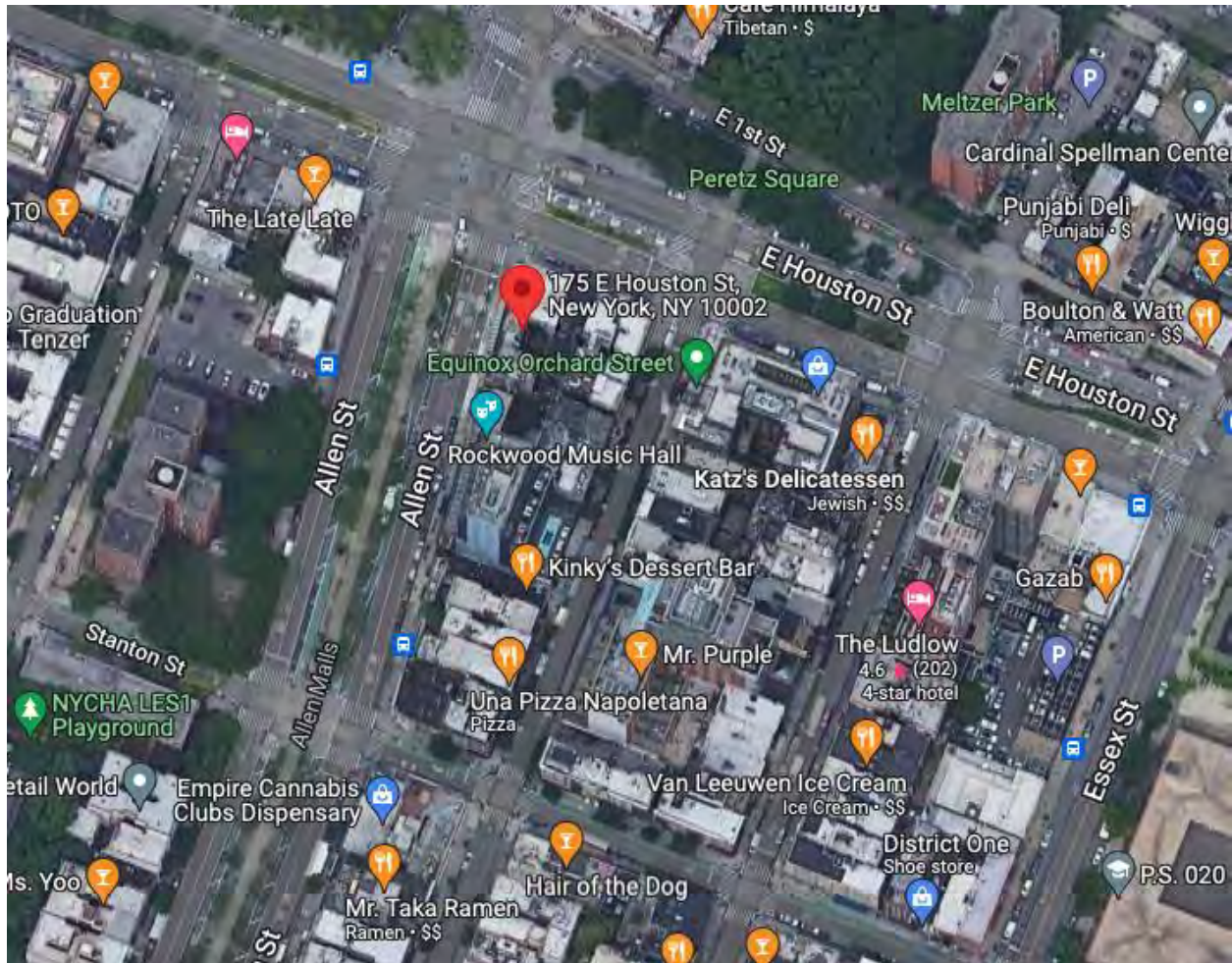


GREEN MARTINI = ACTIVE OP LIQUOR LICENSE  
ORANGE MARTINI = PENDING OP LIQUOR LICENSE  
PINK MARTINI = INACTIVE OP LIQUOR LICENSE  
GREEN WINE GLASS = ACTIVE OP WINE LICENSE  
PINK WINE GLASS = INACTIVE OP WINE LICENSE  
PINK BEER MUG = INACTIVE EATING PLACE BEER LICENSE  
GREEN MUG SHOPPING BAG = ACTIVE OFF-PREMISES BEER LICENSE  
PINK MUG SHOPPING BAG = INACTIVE OFF-PREMISES BEER LICENSE



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## SATELLITE MAP OF THE AREA



This report is for informational purposes only in aid of identifying establishments potentially subject to 500 and 200 foot rules. Distances are approximated using industry standard GIS techniques and do not reflect actual distances between points of entry. The NYS Liquor Authority makes no representation as to the accuracy of the information and disclaims any liability for errors.

Proximity Report For:	
Location	<b>175 E Houston St, New York, New York, 10002</b>
Geocode	<b>Latitude: 40.72268 Longitude: -73.98844</b>
Report Generated On	<b>11/21/2022</b>

8 Closest Liquor Stores			
Name	Address	Distance	
VIJAYA GROUP INC Ser #: 1326346	100 STANTON ST NEW YORK, NY 10002	500 ft	
JCCSM INC Ser #: 1336591	45 1ST AVE NEW YORK, NY 10003	690 ft	
EAST HOUSTON STREET WINE & LIQUOR INC Ser #: 1266928	250 E HOUSTON ST STORE #13 NEW YORK, NY 10002	864 ft	
SALGIRAH CORP Ser #: 1276123	141 ESSEX ST NEW YORK, NY 10002	931 ft	
NIZGA CORP Ser #: 1023551	58 AVENUE A NEW YORK, NY 10009	1,175 ft	
ELIZABETH & VINE INC Ser #: 1192584	269 BOWERY NEW YORK, NY 10012	1,213 ft	
DISCOVERY WINES LLC Ser #: 1254572	16 AVE B NEW YORK, NY 10009	1,387 ft	
TURTLE DOVE LLC Ser #: 1271455	28 30 CLINTON ST STORE B NEW YORK, NY 10002	1,398 ft	

Schools within 500 feet		
Name	Address	Distance
No Schools within 500 feet		

## Churches within 500 feet

Name	Distance
Assafa Islamic Center	485 ft

## Pending On Premises Liquor Licenses within 750 feet

Name	Address	Distance
GREAT CLOCK OUT LLC Ser #: 1345337	191 ORCHARD ST NEW YORK, NY 10002	168 ft
CARIBEAL LLC Ser #: 1353529	203 ALLEN ST NEW YORK, NY 10002	182 ft
HELEN'S KITCHEN LLC Ser #: 1343839	172 ORCHARD ST NEW YORK, NY 10002	417 ft
MAYREE TEAMWORK PLUS CORPORATION Ser #: 1349921	58 E 1ST ST NEW YORK, NY 10003	459 ft

## Active On Premises Liquor Licenses within 750 feet

Name	Address	Distance
KENROCK ENTERPRISES LLC Ser #: 1218044	192 ALLEN ST GROUND FLOOR NEW YORK, NY 10002	126 ft
ALLEN OPERATING COMPANY LLC & ORCHARD ST REST LLC Ser #: 1192619	190 ALLEN STREET STANTON & EAST HOUSTON STREETS NEW YORK, NY 10002	160 ft
205 ALLEN ST LLC Ser #: 1335291	205 ALLEN ST NEW YORK, NY 10002	164 ft
ROCKWOOD MUSIC CORP Ser #: 1156950	194 ALLEN ST UNITS B4, B5, & B6 NEW YORK, NY 10002	172 ft
12 FIRST AVE RESTAURANT CORP Ser #: 1236229	76 E 1ST ST AKA 12 1ST AVE NEW YORK, NY 10009	203 ft
159 HUNTINGTON HOLDINGS INC Ser #: 1274965	159 E HOUSTON ST NEW YORK, NY 10002	236 ft
GOLDEN C HOSPITALITY INC Ser #: 1271096	13 1ST AVE 72 E 1ST STREET NEW YORK, NY 10003	243 ft
188 ALLEN ST INC Ser #: 1330353	188 ALLEN ST NEW YORK, NY 10002	254 ft
REQUISITE BOOTIE INC Ser #: 1024348	14 1ST AVENUE NEW YORK, NY 10009	256 ft
ALLEGRA ALLEGRA INC	15 1ST AVENUE	

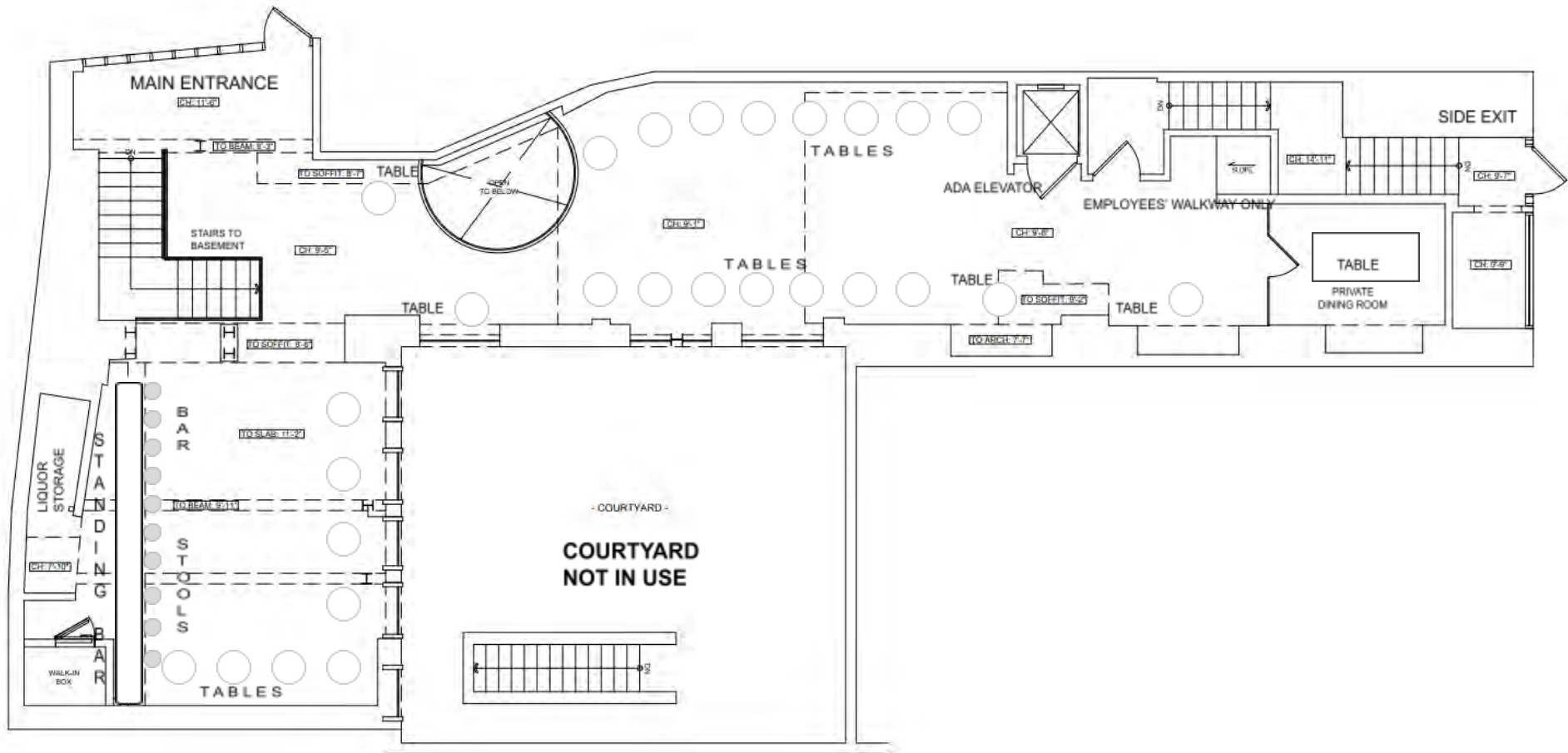
Ser #: 1024166	NEW YORK, NY 10003	275 ft
PUB 138 INC Ser #: 1316189	181 ORCHARD ST SOUTH STORE NEW YORK, NY 10002	279 ft
ALLYN LLC Ser #: 1280469	16 1ST AVE NEW YORK, NY 10009	283 ft
OSTERIA GRANO LLC Ser #: 1281633	175 LUDLOW ST NEW YORK, NY 10002	355 ft
EASTERN DISTRICT OPERATIONS LLC Ser #: 1329636	177 LUDLOW ST NEW YORK, NY 10002	371 ft
247 LUV NYC LLC Ser #: 1169316	247 ELDRIDGE ST NEW YORK, NY 10002	371 ft
ORCHARD STREET RESTAURANT LLC & COSMIC DEBRIS LLC Ser #: 1219676	187 ORCHARD STREET E HOUSTON ST & STANTON ST NEW YORK, NY 10002	381 ft
SAFF INC Ser #: 1024136	249 ELDRIDGE STREET NEW YORK, NY 10002	383 ft
MRRDIGO LLC, IHG MGMT MARYLAND LLC & GG LES LLC Ser #: 1286719	171 LUDLOW ST A/K/A 180 ORCHARD ST NEW YORK, NY 10002	386 ft
FOOLS GOLD NYC LLC Ser #: 1275992	145 E HOUSTON ST NEW YORK, NY 10002	389 ft
EPSTEINS BAR LLC Ser #: 1303829	82 STANTON ST NEW YORK, NY 10002	392 ft
LION HOSPITALITY LLC Ser #: 1339355	84 STANTON ST NEW YORK, NY 10002	394 ft
LUDLOW HOTEL OPERATING LLC & LUDLOW HOTEL F&B LLC Ser #: 1275487	180 184 LUDLOW ST & BEVERAGE LLC NEW YORK, NY 10002	394 ft
LIQUID SAMURAI LLC Ser #: 1283751	245 ELDRIDGE ST NEW YORK, NY 10002	403 ft
MONEYGOROUND INC Ser #: 1339492	235 ELDRIDGE ST NEW YORK, NY 10002	417 ft
SWEET CHICK LES LLC Ser #: 1274831	178 LUDLOW ST NEW YORK, NY 10002	423 ft
ORCHID STREET ENTERPRISES LLC Ser #: 1156178	174 ORCHARD STREET HOUSTON & STANTON STREETS NEW YORK, NY 10002	434 ft
JERSEY BOYS LLC Ser #: 1273888	173 LUDLOW ST NEW YORK, NY 10002	460 ft
168 ORCHARD ST PARTNERS INC Ser #: 1255449	168 170 ORCHARD ST NEW YORK, NY 10002	466 ft
SAN PEPPAS JERK CHICKEN EXPRESS INC IV Ser #: 1334619	90 96 STANTON ST #3& BASEMENT,AKA 172 ORCHARDST NEW YORK, NY 10002	466 ft

PRUNE LLC Ser #: 1100479	54 E 1ST STREET 1ST & 2ND AVENUE NEW YORK, NY 10003	475 ft
S W MONTE INC Ser #: 1024134	217 E HOUSTON ST NEW YORK, NY 10002	481 ft
TENEMENT PARTNERS LLC Ser #: 1339077	161 LUDLOW ST NEW YORK, NY 10002	490 ft
ORCHARD FLAVOR PARTNERS LLC Ser #: 1336151	167 ORCHARD ST NEW YORK, NY 10002	492 ft
95 STANTON STREET REST INC Ser #: 1024159	95 STANTON ST NEW YORK, NY 10002	495 ft
GHVILLE INC Ser #: 1254436	167 ORCHARD ST 2ND & 3RD FL NEW YORK, NY 10002	516 ft
LOCO 111 INC Ser #: 1131031	105 STANTON ST NEW YORK, NY 10002	568 ft
FORREST INTERNATIONAL INC Ser #: 1310419	162 ORCHARD ST NEW YORK, NY 10002	583 ft
158 LUDLOW REST LLC Ser #: 1131361	158 LUDLOW STREET STANTON & RIVINGTON NEW YORK, NY 10002	586 ft
SAKAMAI LLC Ser #: 1263563	157 LUDLOW ST NEW YORK, NY 10002	596 ft
NISHIWAKI LLC Ser #: 1299911	217 ELDRIDGE ST NEW YORK, NY 10002	613 ft
MACPER LLC Ser #: 1283410	41 1ST AVE NEW YORK, NY 10003	619 ft
CRAWFORD FLICK INC Ser #: 1024603	7 AVENUE A NEW YORK, NY 10009	623 ft
DOWNTOWN DINING LLC Ser #: 1265284	5 AVENUE A NEW YORK, NY 10009	628 ft
JJD GROUP LLC Ser #: 1210668	9 AVENUE A HOUSTON & 1ST AVE NEW YORK, NY 10009	631 ft
REBEL ALLEN LLC Ser #: 1300186	163 ALLEN ST NEW YORK, NY 10002	644 ft
OWLINGS INC Ser #: 1170538	152 LUDLOW STREET RIVINGTON & STANTON STREETS NEW YORK, NY 10002	662 ft
UBER CAFFE LLC Ser #: 1268136	116 STANTON ST NEW YORK, NY 10002	674 ft
IT'S THERE HOSPITALITY LLC Ser #: 1336772	154 ORCHARD ST STORE C NEW YORK, NY 10002	677 ft
	12 AVENUE A	

ROBERT SANDS INC Ser #: 1191958	HOUSTON & FIRST NEW YORK, NY 10009	695 ft
DANIEL CABA Ser #: 1332083	117 STANTON ST NEW YORK, NY 10002	707 ft
DOUBLE DOWN NYC LLC Ser #: 1174399	14 AVENUE A HOUSTON & E 2ND STREET NEW YORK, NY 10009	708 ft
SWAUTO LTD Ser #: 1024671	25 AVENUE A NEW YORK, NY 10009	710 ft
MFM BRANDY LLC Ser #: 1273635	157 ALLEN ST NEW YORK, NY 10002	722 ft

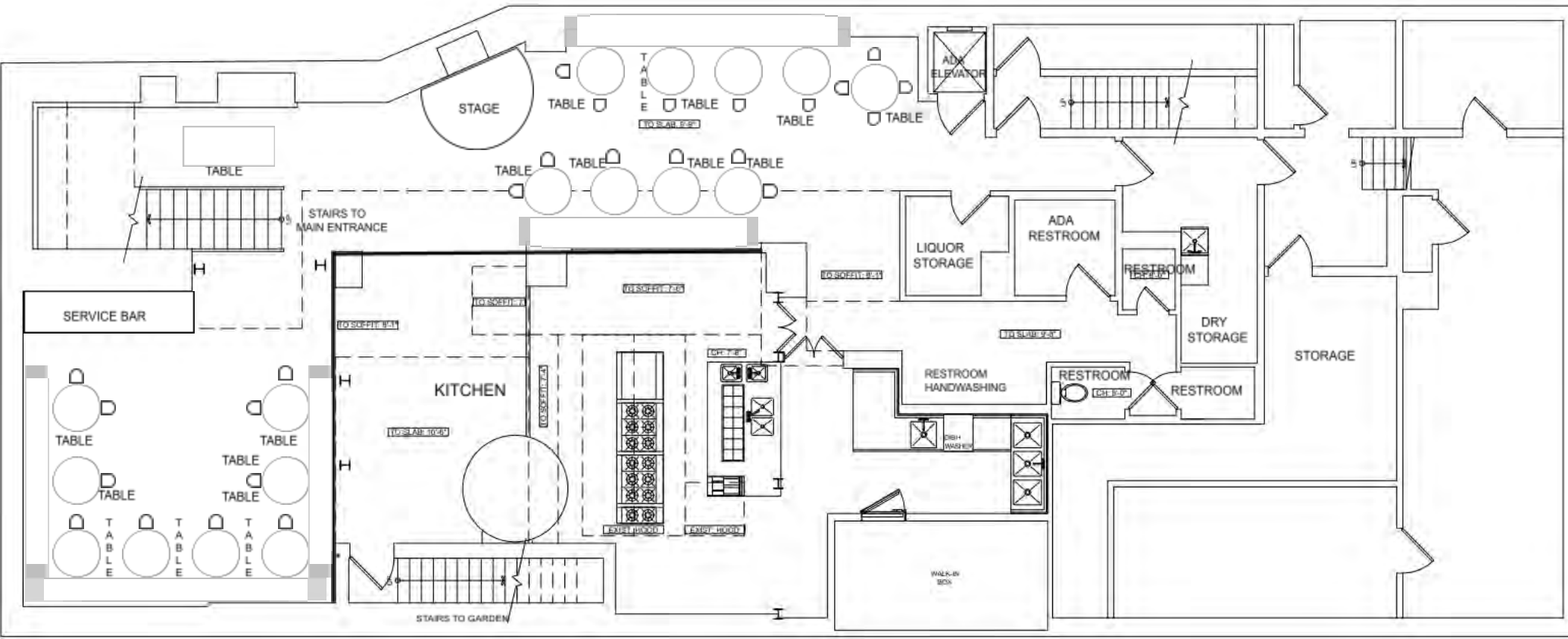
## Block Association List

- ❖ Sara D Roosevelt Park Community Coalition
  - Contact: K Webster, [kwebster.nyc@verizon.net](mailto:kwebster.nyc@verizon.net)
- ❖ 2<sup>nd</sup> Street Block Association (1<sup>st</sup> Ave – Ave A)
  - Contact: R. Bononno, [rbononno@twc.com](mailto:rbononno@twc.com)
- ❖ Friends of Meltzer Park (FOMP)
  - Contact: R. Bononno, [rbononno@twc.com](mailto:rbononno@twc.com)
- ❖ Lower East Side Dwellers Neighborhood Association
  - Contact: Diem Boyd, [lesdwellers2012@gmail.com](mailto:lesdwellers2012@gmail.com)
- ❖ Orchard Street Block Association
  - Contact: Tamara Daley, [orchardstblockassociation@gmail.com](mailto:orchardstblockassociation@gmail.com)
- ❖ First Street Block Association
  - Contact: Robert Graf, [rgraf2@earthlink.net](mailto:rgraf2@earthlink.net)
- ❖ Tompkins Square Park Kids
  - Contact: Franklin Douglas, [franklin.douglas@gmail.com](mailto:franklin.douglas@gmail.com)
- ❖ Friends of the Lower East Side
  - Contact: Linda Jones, [friendsoftheles@gmail.com](mailto:friendsoftheles@gmail.com)
- ❖ Seven Loaves DBA GOH Production
  - Contact: Bonnie Sue Stein, [info@gohproductions.org](mailto:info@gohproductions.org)
- ❖ Loisaida United Neighborhood Gardens (LUNGS)
  - Contact: Charles Krezell, [ck@wingflix.com](mailto:ck@wingflix.com)
- ❖ East Village Community Coalition
  - Contact: Laura Sewell, [info@evccnyc.com](mailto:info@evccnyc.com)
- ❖ Fourth Arts Block aka FABnyc
  - Contact: Dakota Scott, [dakota@fabnyc.com](mailto:dakota@fabnyc.com)



1ST FLOOR





**BASEMENT**

## Mediterranean inspired menu.

### Mains

1. Eggplant carpaccio \$16
  - With poached quail egg and house made bread
2. Cucumber and grilled zucchini salad \$16
  - With garlic yogurt dill sauce
3. Shepherd's salad \$14
  - Tomatoes, cucumbers, onion, roasted red pepper, olives and feta crumble
4. Boureks \$25 (2ppl size) / \$32 (4ppl size)
  - Minced beef / spinach-cheese / leek (filling to be changed based on season)
5. Steamed mussels \$25
  - In white wine, parsley garlic sauce and house made toasted bread
6. Roasted Leg of Lamb \$45
  - In red wine, balsamic vinegar and oregano sauce, served with baked lemon potatoes
7. Spinach orzo risotto \$24
  - Plain or add choice of salmon +\$6 or chicken +\$5
8. Grilled stuffed squid \$32
  - In tomato sauce, served with fried polenta cakes
9. Salmon in grape leaves \$40
  - In lemon, olive oil, parsley sauce
10. Wild mushroom ragu \$26
  - With black truffle oil, served with fresh egg pasta

### Sides

- Fried polenta cakes \$10
- Baked lemon potatoes \$12
- House pickles \$8
- Sautéed leeks and fennel with red pepper flakes \$10

### Dessert

11. Baklava sundae
  - Choice of pistachio; dark chocolate/orange ice cream or adult Affogato/ burnt honey ice cream with amaro

### Towers

2 sizes - small \$60-\$70 / large \$80-\$100

12. Seafood (raw oysters, mediterranean mussels and clams, scallops + potato salad and caviar, shrimp cocktail)

13. Charcuterie (mediterranean cheeses, salami, prosciutto, olives, stuffed pickled peppers, grissini, dips)
14. Vegan/ Vegetarian (bruschettas, dipping sauces , grilled vegetables, grissini)

#### Late Night and Brunch

15. Eggs and potatoes in tomato sauce
16. Creamy pasta bake with prosciutto
17. Hangover soup (chorba style)
  - Choice of chicken or vegetable with yogurt and house made toasted bread
18. Grilled kabobs
  - Choice of vegetarian or beef
19. Pide
  - Choice of vegetarian or meat (topping to be changed based on season)
20. Fried bread
  - Choice of sweet stuffed with fig jam and walnuts crumble or savory stuffed with cheese

#### Cocktails & Specialty Cocktails Menu \$15-\$18

- Classic cocktail menu to include: Martini, Manhattan, Old Fashioned, Sazerac etc.
- Specialty menu tbd but the idea is to be a play on digestif/ aperitif
- Mediterranean liquor tasting (ouzo, raki, arak etc.)

#### Other

- Mediterranean Wines
- Draft Beer

## OLS Noise and Traffic Mitigation Plan

### 1. Regarding Plan to Manage Cleanliness and Foot Traffic on Sidewalk:

No smoking will be allowed in front of the premises and a no smoking sign will be posted on the front window.

No lines will be formed outside - long lines are not expected to happen and if it happens to be a wait, all the guests waiting to be seated are put in our virtual waitlist and get advised to go someplace else (have a drink in the neighborhood) while waiting for our text to come back when their table is ready.

The manager and receiving staff will ensure that our food/beverage deliveries occur quickly and efficiently to prevent congestion. Boxes are not left sitting at the curb and they are brought straight into the premises.

If trash is not picked up in a timely manner, staff will bring trash bags/debris back into premise until pickup can occur. All our garbage bags we use, will not allow liquids to spill out onto the sidewalk.

Sidewalk space will be swept and kept clean of food waste and debris before we open the restaurant and after we close.

Our restaurant/bar is a short walk from multiple subway and bus routes (B,D,F,M,L, M14, M15) and the majority of our guests arrive on foot, public transportation or taxi.

### 2. Regarding Plan to Manage Noise:

- We don't have any outdoor space, so no music will be played outdoors including in front of the bar/tavern.
- There will be a floor manager and/or owner on duty at all times, who will be able to make sure that there is no excessive noise coming from the premises. This person will also make sure that the premises do not become disorderly.
- The live music stage will be on the basement/cellar level and will be properly soundproofed to not disturb any tenants of the building.
- The owner/manager are the only people with access to operate/change the sound system.











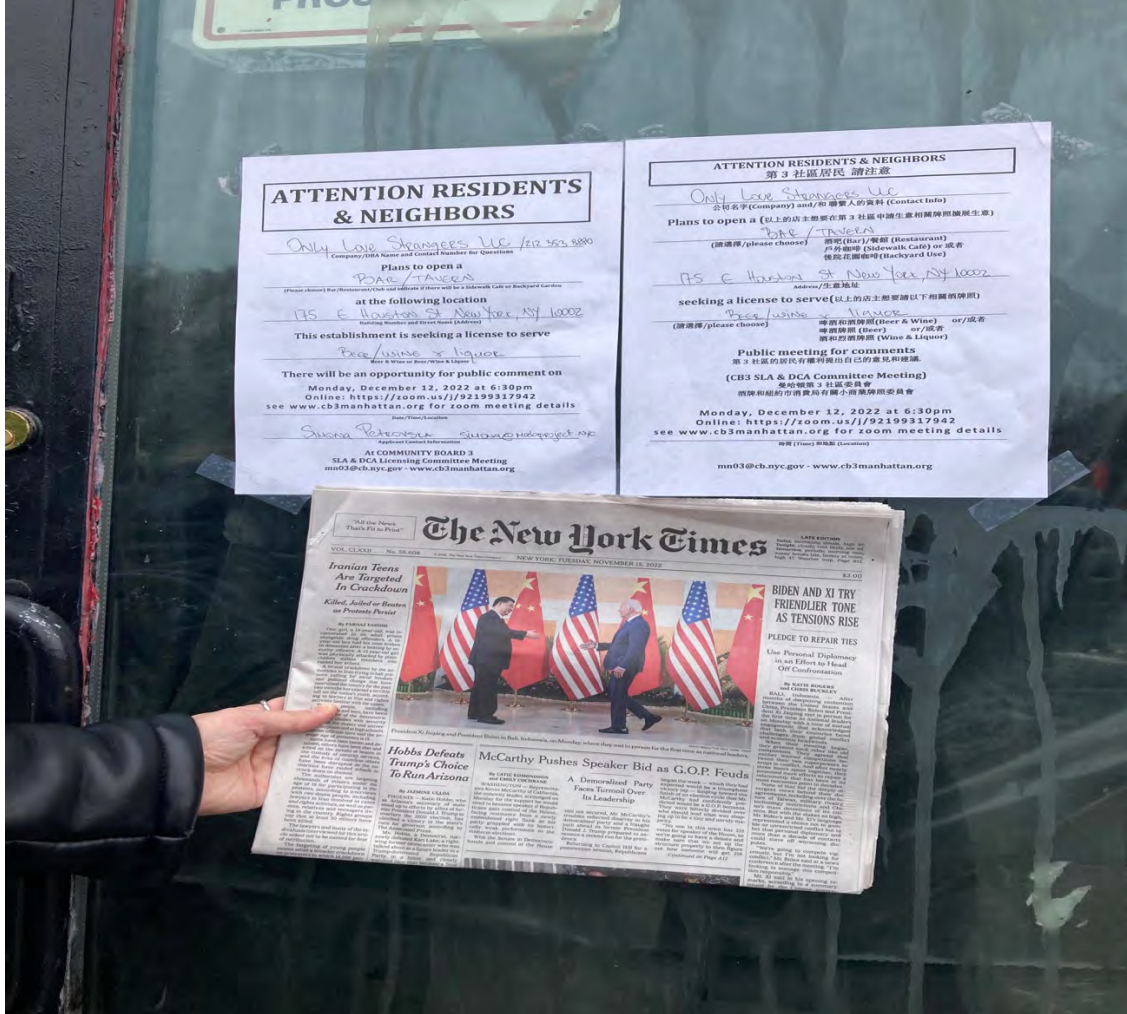


PIZZA  
1.50  
G.SLICE  
PIZZA

Retail Space  
Available  
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AARON@GAVIOSREALTY.COM  
WWW.GAVIOSREALTY.COM  
GAVIOS  
REALTY GROUP, LLC

Special  
1.50  
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PIZZA

NO GRAFFITI  
VIOLATORS  
ARRESTED FINE  
PROSECUTED



# ATTENTION RESIDENTS & NEIGHBORS

Only Love Strangers LLC /212 353 8880  
 Company/DBA Name and Contact Number for Questions

**Plans to open a**

BAR/TAVERN

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

**at the following location**

175 E Houston St New York, NY 10002  
 Building Number and Street Name (Address)

**This establishment is seeking a license to serve**

Beer/Wine & Liquor  
 Beer & Wine or Beer/Wine & Liquor

**There will be an opportunity for public comment on**

**Monday, December 12, 2022 at 6:30pm**  
 Online: <https://zoom.us/j/92199317942>  
 see [www.cb3manhattan.org](http://www.cb3manhattan.org) for zoom meeting details

Date/Time/Location

Silvana Peterson silvana@haloproject.nyc  
 Applicant Contact Information

**At COMMUNITY BOARD 3  
 SLA & DCA Licensing Committee Meeting  
 mn03@cb.nyc.gov - [www.cb3manhattan.org](http://www.cb3manhattan.org)**

# ATTENTION RESIDENTS & NEIGHBORS 第 3 社區居民 請注意

Only Love Strangers LLC

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)

BAR/TAVERN  
 (請選擇/please choose) 酒吧(Bar)/餐館 (Restaurant)  
 戶外咖啡 (Sidewalk Cafe) 或者  
 後院花園咖啡 (Backyard Use)

175 E Houston St New York, NY 10002  
 Address/生意地址:

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

Beer/Wine & Liquor  
 (請選擇/please choose) 啤酒和酒牌照 (Beer & Wine) 或/或者  
 啤酒牌照 (Beer) 或/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, December 12, 2022 at 6:30pm**  
 Online: <https://zoom.us/j/92199317942>  
 see [www.cb3manhattan.org](http://www.cb3manhattan.org) for zoom meeting details

時間 (Time) 和地點 (Location)

[mn03@cb.nyc.gov](mailto:mn03@cb.nyc.gov) - [www.cb3manhattan.org](http://www.cb3manhattan.org)

"All the News  
 That's Fit to Print"

# The New York Times

LATE EDITION  
 Today, increasing clouds, high 44.  
 Tonight, cloudy, rain likely, low 40.  
 Tomorrow, periodic moderate rain,  
 sunny breaks late, breezy at times,  
 high 47. Weather map, Page B12.

VOL. CLXXII ... No. 59,608

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NEW YORK, TUESDAY, NOVEMBER 15, 2022

\$3.00

## Iranian Teens Are Targeted In Crackdown

**Killed, Jailed or Beaten  
 as Protests Persist**

By FARNAZ FASSIHI  
 One girl, a 14-year-old, was incarcerated in an adult prison alongside drug offenders. A 10-year-old boy had his nose broken in detention after a beating by security officers. A 13-year-old girl was physically attacked by plainclothes militia members who raided her school.  
 A brutal crackdown by the authorities in Iran trying to halt protests calling for social freedom and political change that have convulsed the country for the past two months has exacted a terrible toll on the nation's youth, according to lawyers in Iran and rights activists familiar with the cases.  
 Young people, including girls and boys, have been arrested in the streets and universities and at high schools. Iranian officials have said the average age of protesters is 15.



President Xi Jinping and President Biden in Bali, Indonesia, on Monday, where they met in person for the first time as national leaders.

## BIDEN AND XI TRY FRIENDLIER TONE AS TENSIONS RISE

**PLEDGE TO REPAIR TIES**

**Use Personal Diplomacy  
 in an Effort to Head  
 Off Confrontation**

By KATHI ROGERS  
 and CHRIS BUCKLEY  
 BALI, Indonesia — After months of deepening contention between the United States and China, President Biden and President Xi Jinping met in person for the first time as national leaders on Monday with a tone of mutual engagement that acknowledged that both countries faced challenges from global conflict and economic headwinds.  
 When their meeting began, they greeted each other like old companions. They agreed that neither wanted competition between their two superpowers to erupt in conflict. And after nearly three hours spent together, they promised more efforts to repair a relationship that has been at its



VIOLATORS  
ARRESTED AND  
PROSECUTED

**ATTENTION RESIDENTS  
& NEIGHBORS**

Only Love Strangers LLC / 212 354 8880  
Company/DBA Name and Contact Number for Questions

**Plans to open a**

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

**at the following location**

175 E Houston St New York, NY 10002  
Building Number and Street Name (Address)

**This establishment is seeking a license to serve**

Beer/wine & liquor  
Beer & Wine or Beer/Wine & Liquor

**There will be an opportunity for public comment on**

**Monday, December 12, 2022 at 6:30pm**  
**Online: <https://zoom.us/j/92199317942>**

**see [www.cb3manhattan.org](http://www.cb3manhattan.org) for zoom meeting details**

Date/Time/Location

Suzana Petersen suzana@haloproject.nyc  
Applicant Contact Information

**AT COMMUNITY BOARD 3  
SLA & DCA Licensing Committee Meeting  
mn03@cb.nyc.gov - [www.cb3manhattan.org](http://www.cb3manhattan.org)**

**ATTENTION RESIDENTS & NEIGHBORS  
第3社區居民 請注意**

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

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

BAR/TAVEN  
(請選擇/please choose) 酒吧(Bar)/餐館 (Restaurant)  
戶外咖啡 (Sidewalk Cafe) or 或者  
後院花園咖啡 (Backyard Use)

175 E Houston St New York, NY 10002  
Address/生意地址

**seeking a license to serve**(以上的店主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**

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**mn03@cb.nyc.gov - [www.cb3manhattan.org](http://www.cb3manhattan.org)**

## OVERVIEW



Only Love Strangers is a reflective oasis in downtown NYC, at the border of where East Village and Lower East Side meet, offering Mediterranean inspired dishes, elegant cocktails, and live jazz entertainment. The decor is sleek with an eclectic 60's/70's flare. An optimistic and hopeful energy will create a spellbinding experience for guests whether with loved ones or strangers, a destination that is very NYC at the core.



## CONCEPT

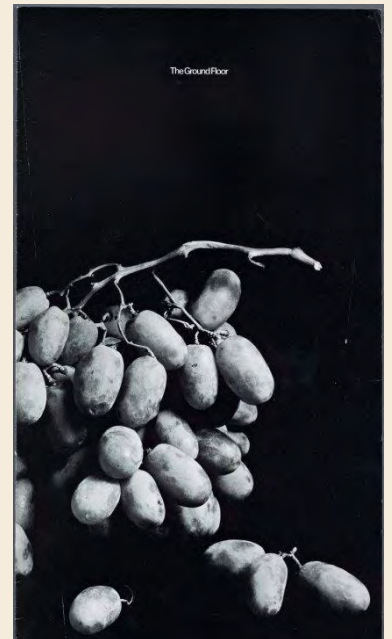


- + Showcases a sleek and creative setting with a petite stage, jukebox, and vintage photobooth
- + Offers daily live music events including all types of jazz.
- + An exclusive yet friendly spot for a group of friends who want to retreat and hang loose after work while indulging in relaxed conversations over cocktails and good music.

# CUISINE



- + Happy Hour features seafood towers, charcuterie towers, and vegetarian options with raki and champagne.
- + Dinner menu showcases Mediterranean finger foods and shareable plates that are elegant and flavorful.







HORS D'OEUVRES  
 Caviar d'Ossetra au pain de seigle 180  
 Truffes de Périgord au foie gras 140  
 Escalope de veau à la crème 120  
 ...  
 LEGUMES & SAUMON VINS ROUGES  
 ...  
 BEAUJOLAIS  
 ...  
 DESERTS  
 ...  
 PLATS DU JOUR  
 ...  
 SPECIALITES DU JOUR  
 ...  
 VINETRYN ROOM SPECIALITY  
 ...  
 JEUDI 5 AOUT 1981  
 ALL PRICES INCLUDE VAT  
 ...  
 Langham Place, London, W1B 1AA, England, Telephone: 01-493 4076



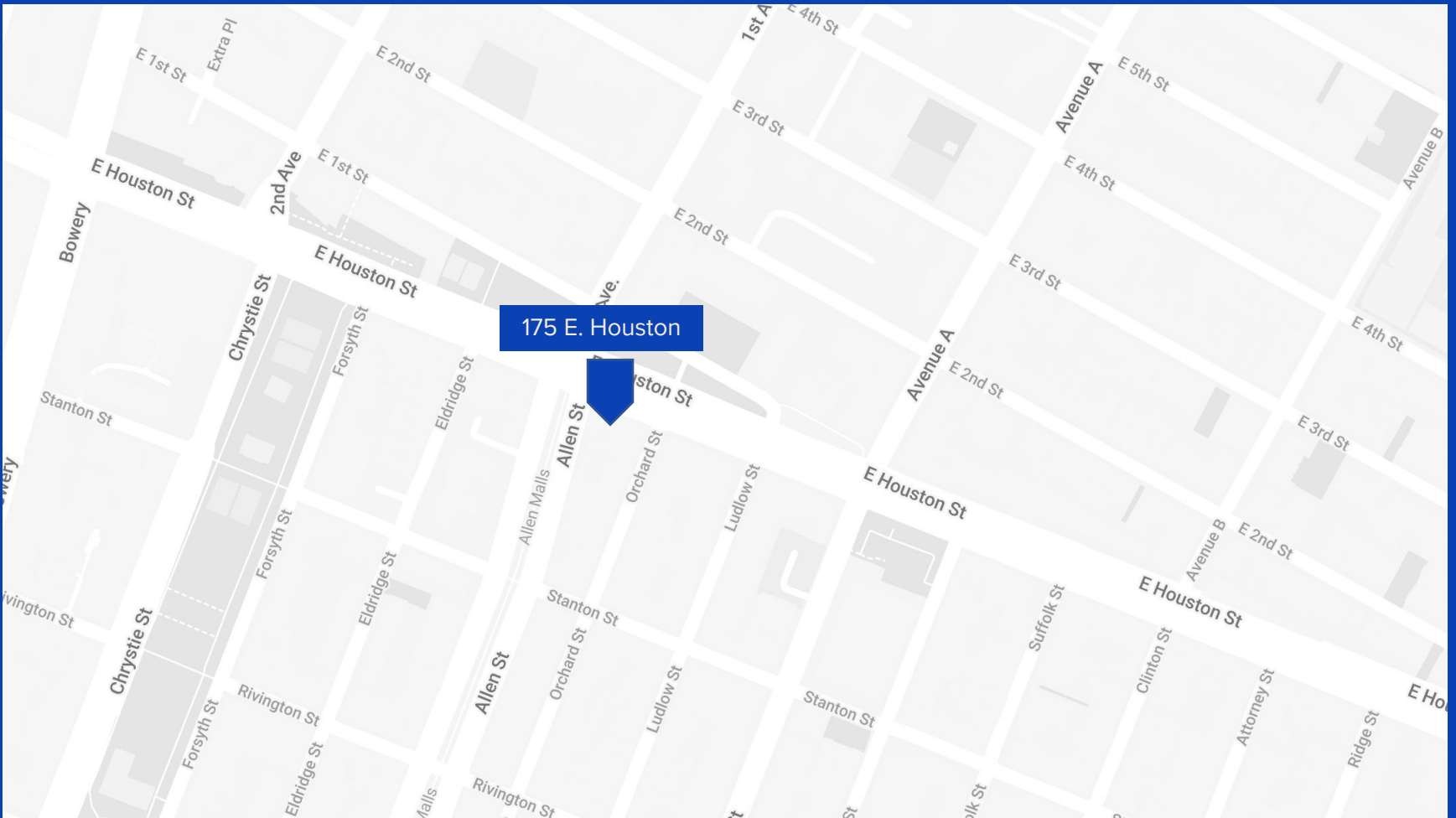




## SERVICE



- + The service is friendly, attentive, and giving the guests the space to enjoy their date and live show or music selection
- + The servers are hospitable and interactive - consistently making the effort to connect with guests. Most importantly, they have foundational skills and the ability to pair anything on the menu with a perfect beverage choice.



## LOCATION

175 East Houston St, New York, NY  
4,800 SF total

## NEIGHBORS

The SIXTY LES Hotel, Equinox, Ludlow House (SoHo House),  
Russ & Daughters, Katz' Deli, Rockwood Music Hall, Lucien

# VISUAL BRAND IDENTITY

Brand Identity will be energetic with rhythmic qualities.

Designed by Adriana Gallo an artist and independent designer

living and working in New York with roots in Milan and New

England. She received her BFA from the Rhode Island School of


Design.

ACE HOTEL NEW ORLEANS PRESENTS

## Six of Saturna

<A celebration of music, culture  
and the collaborative spirit during  
New Orleans Jazz & Heritage Fest>

April 21 - May 1



**Daniel Lanois and Brian Blade**  
Theresa Andersson Quintet with Steve Masakowski, Nicholas Payton, Roland Guerin, Dave Easley and Brian Blade

**A Conversation with George Clinton, moderated by DJ Soul Sister**

**Roots of Music Benefit with Nick Waterhouse**

**SOUNDBYTES: A Jam Session hosted by PJ Morton**

**Luther and Cody Dickinson (North Mississippi Allstars) and Vetiver**

**Musicians' Clinic Benefit with Hurray for the Riff Raff**

**LES ARTISTES: Denizens of New Orleans Drag and Burlesque**

**South Louisiana Swamp Stompede < Keith Frank and the Soileau Zydeco Band & CC Adcock + The Lafayette Marquis >**

**Guitar Lightnin Lee and His Thunder Band**

**Third Man Records Preservation Hall**

**WYOZ and more still to come.**

JOIN THE A-LIST OR BOOK A ROOM FOR NEW ANNOUNCEMENTS AND TICKETING INFORMATION. ACEHOTEL.COM/ALIST

**3 KEYS** ACE HOTEL NEW ORLEANS 600 CAROLINE ST #7538821504 #ACENEWORLEANS STUMPTOWN

ACE HOTEL & The Andy Warhol Museum Present

## Andy Warhol's Vinyl (1965)

A film screening

**Saturday April 22 8-10pm**

The Open at Ace Hotel Pittsburgh  
From 1965-1969, Ace Hotel @TheWarholMuseum @acehotelpittsburgh



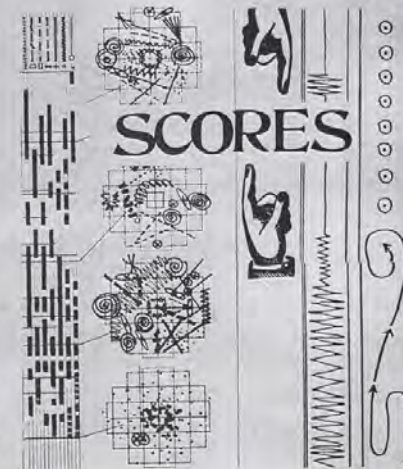

STEREO  
44011 BLUE NOTE  
Freddie Hubbard, Duke Jordan, Sam Jones, Art Taylor

## TRUE BLUE TINA BROOKS



Blue for and for  
Album Blue  
Album Blue  
Blue for  
Album Blue  
Blue for  
Tina Blue  
Tina Blue  
Blue for  
Blue for  
Blue for  
Blue for

## SCORES



# REALITY?! "REALITY"

# BAR & INTERIOR DESIGN

A sophisticated and calming space dipped in silver and various shades of blue. The interior design will be dreamed up by Studio LOVE IS ENOUGH, the team behind beautiful spaces such as Le Crocodile, Rule of Thirds, and Ace Hotels.



# THE TEAM



**AMELIE KANG**

After graduating from the Culinary Institute of America, Amelie Kang started various culinary ventures, including award winning MaLa Project, Tomorrow, Ghost Bar, with 10 million in annual revenue. She has since become one of the most renowned leaders of the restaurant world of NYC. Amelie values greatly in individual empowerment and power of community. Her vision can be summarized by her favorite quote, “The universe makes room for those who know where they are going”. Amelie is a Forbes 30 under 30 winner, Eater Young Gun, and Eater New Guard.



**SIMONA PETROVSKA**

Simona Petrovska was born and raised in Macedonia. She is a graduate of opera singing. When she moved to New York, she started working in and fell in love with the hospitality industry and New York's diverse restaurant scene. A creative at heart, Simona is organized, and detail oriented in her mind. She is well-versed in logistics, accounting, legal, and HR affairs. Being the left brain of the operation, Simona makes sure the operation runs in a precise and profitable manner.



## CHRISTIAN CASTILLO

As creative director, Christian Castillo, oversees that the brand's mission statement and philosophy are prevalent both externally and internally. He does so by handling art and brand direction, managing PR and marketing departments, and by designing nurturing employee experience strategies. His philosophy has always been "teamwork makes the dream work". With over 10 years of experience in hospitality he's learned to adapt quickly and understand different viewpoints. He loves a good spin under a disco ball and dirty martini (in moderation) when he's not dreaming up new worlds.



## YISHU HE

With over 10 years of restaurant industry experience, Yishu He is an effective operator, owner, investor. He takes pride in his ability to recognize talent and empower them. Years of experience as a restaurant operator gives Yishu unique advantage in hospitality investing, allows him to think from both operational and capital perspectives. Yishu is a Forbes 30 Under 30 winner. His ventures generates over 10 million in annual revenue.



## IRENE LI

Irene Li was born and raised in New York City and has been working in its rich restaurant scene since the age of 13. Along the way she has picked up excellent organizational and people skills that have earned her the Director of Operations title. She runs efficient teams and maintains order across several restaurants. With an interest in mixology, she has crafted several of Mala Project's specialty drinks. Despite an impressive resume she stays grounded just like a true New Yorker.



# Forbes

# EATER



How Amelie Kang Helped Inspire a New Generation of Modern Chinese Restaurants

## 2020 30 Under 30: Food & Drink

MáLà Project:

Amelie Kang, 28, Meng Ai, 27, and Yishu He, 28  
Cofounders, MáLà Project

MáLà Project: 15 Restaurants that Make Lower Manhattan an Exciting Chinese Food Destination

Ambitious young people followed Amelie Kang with their own businesses, saying that Kang was “the first to have a real dining atmosphere” among Chinese food restaurateurs in the neighborhood.

# The New York Times



Sichuan Dry Pot, from Subtle to Scorching, at MaLa Project

“For a dollar more, you can turn them all to gold.”



New York’s Málà Project on Michelin Bib Gourmand List 2019 for the 4th time!

“Bib Gourmand restaurants are awarded by Michelin’s inspectors because they serve high quality food”

# NEW YORK POST



NYC's authentic Chinese dishes will make you swear off takeout

Màlà Project's Director of Operations and Administrative Manager on spotlight

EAT & DRINK

## AMELIE KANG, OWNER OF MÁLÀ PROJECT, ON BREAKING INTO THE FOOD INDUSTRY AT A YOUNG AGE

by Jennifer Rosini-Gentile  
April 11, 2022



## How Amelie Kang Helped Inspire a New Generation of Modern Chinese Restaurants

The Eater Young Guns winner is building an NYC restaurant empire

## Small Business Spotlight: Málà Project

Restaurants and their employees have been hit hard around the world. Amelie Kang, the founder of New York City's Málà Project, is ready to bounce back.



TASTEMAKERS

## MEET THE TASTEMAKER: AMELIE KANG OF MÁLÀ PROJECT

"Girl boss" may be the most overused word - but if that term ever had meaning, it's reflected in Amelie Kang's relentless drive.