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Anatole Ashraf

Chairperson

Debra Markell Kleinert

District Manager

May 14, 2025

City Services & Public Safety Committee Meeting Minutes

Committee Members Present:

Stephen Cooper, Chair

Warren Davis

James Kim

Norberto Saldana

Caroline Spitzer

Committee Members Absent:

Danielle Brecker, Vice Chair

Evelyn Chango

Mohammad Hossen

Chhemang Lama

Public Members Present:

Andres Yllanes

Public Members Absent:

Queen's Community Board 2 Staff:

Debra Markell Kleinert, District Manager

MaryAnn Gurrado, Community Coordinator

Guests:

Harpreet Singh, All Queens Car & Limousine Inc.

Dermot Lynch, Fifty Fifty Hospitality LLC

Alejandro Rojas, Roma Crew Inc.

Dennis Alcala, Sweetgreen New York LLC

Moshe Aziel, Spiceroad LLC

Chef Solinas, Osteria Brooklyn Leasing Corp.

Angelica Benavidez, Floribella Bakery & Restaurant Corp.

Robert Callahan, Representative

Sandra Olaya, Representative

Gene Anton, Attorney

Sam Park, Representative

“Serving the Communities of Long Island City, Sunnyside, Woodside, and Maspeth”

NYC TAXI & LIMOUSINE MATTERS

1. All Queens Car & Limousine Inc. applicant applying the renewal of their base station license at **46-17 Vernon Boulevard, LIC, NY** (1st Invite)
 - Harpreet Singh, the owner of All Queens Car & Limousine Inc. attended the meeting in person.
 - The establishment has been operating for approximately 15 years and provides taxi services.
 - All Queens Car & Limousine Inc. owns 34 vehicles, each of which is assigned to a driver who keeps the car 24/7.
 - The applicant agreed to submit a list of all vehicles owned by the company and to provide a stiff of occupancy for office space to CB 2's office.
 - Mr. Singh said his establishment hasn't received complaints in 5 years.
 - The committee chair instructed Mr. Singh to advise drivers from the base to avoid parking in certain areas, including Roosevelt Avenue and 61st Street, as well as 46th Street and Queens Boulevard on the south side of the street.
 - A committee member noted that, according to Google Street View, the location appears to be registered to repair motor vehicles, serve as retail dealer and perform emissions testing. Mr. Singh responded that his business does not engage in these activities.
 - Stephen Cooper asked Mr. Singh if he shares the space his establishment is operating in with someone else, and the business owner replied no.
 - Stephen Cooper said that approval of the application is contingent on All Queens Car & Limousine Inc. providing the required documentation the City Services and Public Safety Committee requested.

A motion was made by Andres Yllanes not to oppose, and Norberto Saldana seconded the motion. All were in favor.

NYC DINING OUT APPLICATIONS

2. Fifty Fifty Hospitality LLC d/b/a Cousin Larry's applicant is applying for a Dining Out Application for a sidewalk café set up at **49-02 Skillman Avenue, Woodside, NY** (1st Invite)
 - Dermot Lynch, the owner of Fifty Fifty Hospitality LLC, and Robert Callahan, the representative, attended the committee meeting in person.
 - The applicant is applying for a sidewalk café setup.
 - The proposed sidewalk cafe will be located at the corner of 49th Street and Skillman Avenue.
 - On Skillman Avenue, there will be 8 tables and 16 chairs; on 49th Street, there will be 12 tables and 24 chairs.

- The proposed hours for the outdoor dining area are Monday through Thursday until 10:00 PM, and Friday through Sunday until 11:00 PM. The committee chair clarified that the area should be fully emptied at 11:00 PM on weekends.
- The district manager informed and reiterated to the applicant that they must file an SLA application to serve alcohol in the outdoor dining area. She added that any determination made for the establishment's sidewalk café setup depends on them filing the application.
- The committee agreed to condition its approval of the establishment's proposed sidewalk cafe setup upon submission of an SLA application to serve alcohol in the outdoor dining area.

A motion was made by Norberto Saldana not to oppose the proposed sidewalk cafe setup on Skillman Avenue, and it was seconded by James Kim. All were in favor.

A motion was made by Norberto Saldana not to oppose the proposed sidewalk cafe setup on 49th Street, and it was seconded by James Kim. All were in favor.

3. 4710 Café Inc d/b/a Woodbines applicant is applying for a Dining Out Application for a roadway and sidewalk café set up **at 47-10 Vernon Boulevard, LIC, NY** (1st Invite)

- Robert Callahan, the applicant's representative, attended the committee meeting in person.
- 4710 Cafe Inc. is applying for a sidewalk cafe setup and a roadway cafe setup.
- The proposed sidewalk cafe setup will be located on Vernon Boulevard and include 5 tables and 10 chairs.
- The proposed roadway cafe setup will also be on Vernon Boulevard and include 8 tables and 16 seats.
- Mr. Callahan stated that there is no bus stop in front of the establishment, but later acknowledged he was unsure.
- The representative stated that the proposed roadway cafe setup will extend 8 feet into the street. The total width of the proposed roadway cafe setup will be 20 feet and five inches, which matches the width of the establishment.
- Mr. Callahan said there is one small bike rack near the proposed sidewalk café setup.
- Stephen Cooper asked if it would affect the establishment if they didn't get approved for the proposed roadway café setup. He added that there's a bus stop there, and when the buses stop, the two lanes on Vernon Boulevard will be very difficult to go through.

A motion was made by Andres Yllanes to not approve the proposed sidewalk cafe setup, and it was seconded by Warren Davis. Three committee members voted to oppose the proposed sidewalk cafe setup, two members were against that motion, and one member abstained. The proposed sidewalk setup was not approved.

A motion was made by Andres Yllanes not to oppose the roadway café setup, and it was seconded by Warren Davis. All the committee members except one supported the motion.

4. Roma Crew Inc. d/b/a Jora applicant is applying for a Dining Out Application for a roadway café set up at **47-46 11th Street, LIC, NY** (1st Invite)

- Alejandro Rojas, the owner of the establishment, attended the meeting in person.
- The applicant is applying for a roadway cafe setup.
- The proposed roadway cafe setup will be on 11th Street and have 8 tables and 16 chairs.
- The roadway cafe setup will be 40 feet in length.
- Stephen Cooper asked how far out the road the sidewalk café setup will go. Mr. Rojas replied that there's a requirement to leave 8 feet for a pedestrian crossing and that he added 2 more feet to allow big trucks to make a turn.
- There are no pipelines beneath the area where the proposed roadway cafe setup will be located.
- The committee chair inquired about the establishment's hours of operation and set the hours of operation for the outdoor area that the committee will vote on. The roadway cafe area will close at 10:00 pm during the week and at 11:00 pm during the weekends.
- Stephen Cooper told Mr. Rojas that he would have to apply for an SLA application to serve alcohol outdoors.
- There will not be outdoor music or entertainment. However, the applicant expressed interest in having music in future outdoor setups.

A motion was made by Caroline Spitzer not to oppose the proposed roadway café setup. A committee member suggested an amendment to the motion to reduce the length of the proposed roadway café setup to 20 feet. The committee chair asked Caroline Spitzer if she supported the amended motion and she said no.

Eventually the committee decided to make a motion to disapprove of a 40-foot length roadway café setup but not to oppose a 20-foot length roadway café setup. All were in favor.

5. SNY Lee Incorporated d/b/a SHI applicant applying for a Dining Out Application for a sidewalk café set up at **47-20 Center Boulevard, LIC, NY** (1st Invite)

The applicant did not attend the committee meeting and was reinvited to the June 11, 2025, City Services and Public Safety Committee Meeting.

6. Sweetgreen New York, LLC applicant applying for a Dining Out Application for a sidewalk café set up at **25-35 44th Drive, LIC, NY** (1st Invite)

- Dennis Alcala, the head coach of Sweetgreen New York LLC, attended the meeting in person.
- The establishment is applying for a sidewalk café setup.

- The business focuses on serving salads.
- The proposed sidewalk café setup will be on 44th Drive and include 5 tables and 10 chairs.
- Sweetgreen New York LLC doesn't serve alcohol and does not have an SLA application.
- The establishment opens at 10:00 AM and closes at 11:00 PM, seven days a week.
- There won't be outdoor music, and the applicant said they will be bringing in the tables and chairs at night.

A motion was made by Andres Yllanes not to oppose the proposed sidewalk café setup, and it was seconded by Caroline Spitzer. All were in favor.

7. Serafina to Go Jackson Avenue d/b/a Serafina To Go applicant applying for a Dining Out Application for a sidewalk café set up at **28-30 Jackson Avenue, LIC, NY** (1st Invite)

The establishment did not attend the committee meeting and was reinvited to the June 11, 2025, City Services and Public Safety Committee Meeting.

8. Sales Gild Inc. d/b/a Santa Chiara Caffè applicant applying for a Dining Out Application for a roadway set up at **52-41 Center Boulevard, LIC, NY** (3rd Invite)

Sales Gild Inc. did not attend the committee meeting and was given an opposition letter for their dining out application for failing to attend to a committee meeting three consecutive times.

9. Tacos LI Cuidad LLC d/b/a Tacombi applicant applying for a Dining Out Application for a sidewalk café set up at **27-10 43rd Avenue, LIC, NY** (4th Invite)

Tacos LI Cuidad LLC did not attend the committee meeting and was issued an opposition letter for their dining out application for failing to appear in person at more than three committee meetings.

NYS LIQUOR AUTHORITY MATTERS

LIQUOR, WINE, BEER & CIDER LICENSES – NEW APPLICATIONS

10. Spiceroad LLC d/b/a The Shannon Pot applicant applying for a Liquor, Wine, Beer & Cider License at **10-50 44th Drive, LIC, NY** (1st Invite)

- Moshe Azriel, a partner of Spiceroad LLC, attended the committee meeting in person.
- He is in the process of completing a takeover of the previous establishment.
- The incoming establishment doesn't have a lease but is working to take over the existing lease.
- Stephen Cooper requested a copy of the current lease held by the current establishment or the new lease agreement that the incoming establishment will sign. He added that

receiving a copy of either lease is a condition for the approval of Spiceroad LLC's SLA license

- The establishment will have 60 chairs and 15 seats at a full-service bar.
- The proposed hours of operation are from 11:00 AM – 4:00 AM, seven days a week.
- Mr. Aziel noted that the current establishment typically closes at 4:00 AM on Fridays and Saturdays, and 2:30 AM on Sundays; he added that it has an impeccable track record and has not received any complaints.
- The applicant added that there will be recorded music played indoors at a mild volume, and music will stop at 11:00 PM each night. He noted that in his liquor license application, he applied for occasional live music, such as 3 or 4 times a year, possibly acoustic, and no amplifier.
- Mr. Aziel said that the establishment's windows face 44th Drive and 11th Street, and that there's a corridor. Furthermore, facing 11th Street there is a large window and a door at the corner, which serves as an egress.
- The establishment's windows will remain closed at all times.
- The applicant expressed interest in applying for outdoor dining in the future.

A motion was made by Andres Yllanes not to oppose the proposed establishment's SLA license as long as the live music isn't being amplified. The motion was seconded by Caroline Spitzer.

11. Osteria Brooklyn Leasing Corp. d/b/a Osteria Brooklyn applicant applying for a Liquor, Wine, Beer & Cider License at **1-50 50th Avenue, LIC, NY** (1st Invite)

- Sandra Olaya, the representative, attended the meeting in person with Chef Solinas, one of the owners.
- Osteria Brooklyn Leasing Corp. has been operating since 2024 and will soon complete its first year in business.
- The establishment has undergone ownership changes, with new partners at the helm.
- The representative wanted to change the hours of operations and Stephen Cooper told them they could close the establishment at 11:00 PM, seven days a week.
- The establishment has 17 tables, 68 seats, and 11 bar seats.
- There is ambient music indoors.
- The establishment won't have dancing or cabaret.
- Ms. Olaya said that Chef Salinas had previously signed a stipulation. However, the district manager said CB 2's office hadn't received a signed stipulation from the establishment. Ms. Olaya said she would email CB2's office the signed stipulation that Chef Salinas had signed.
- Stephen Cooper spoke about a constituent's complaint regarding Osteria Brooklyn Leasing Corp., including that its previous outdoor dining area became increasingly large and elaborate; as well as its outdoor lighting being left on throughout the night.

- However, the complaint was made before the establishment's outdoor dining structure was installed last week. Additionally, the representative said lighting is controlled by the building management.
- The district manager said she would like the issues to be correct and Stephen Cooper, the committee chair added that if building management is responsible for the lights, the establishment should speak with them to address the issue.

A motion was made by Andres Yllanes not to oppose, and it was seconded by Norberto Saldana. All were in favor.

12. Jassi Bedi LLC applicant applying for a Liquor, Wine, Beer & Cider License at **43-22 Queens Boulevard, Sunnyside, NY** (1st Invite)

The applicant did not attend the committee meeting and was reinvited to the June 11, 2025, City Services and Public Safety Committee Meeting.

13. Mario Gatti or Entity to be Formed d/b/a Running Water 6 applicant applying for a Liquor, Wine, Beer & Cider License at **45-06 Pearson Street, LIC, NY** (2nd Invite)

The applicant did not attend the committee meeting and was reinvited to the June 11, 2025, City Services and Public Safety Committee Meeting.

WINE, BEER & CIDER LICENSES – NEW APPLICATIONS

14. Floribella Bakery & Restaurant Corp. applicant applying for a Wine, Beer & Cider License at **45-12 43rd Avenue, Sunnyside, NY** (1st Invite)

- Gene Anton, the attorney, attended the committee meeting virtually. Angelica Benavidez, one of the principal owners, attended the meeting in person along with another individual.
- The establishment will have 5 tables and 16 seats; there will not be a bar.
- The proposed hours of operation are Monday through Friday from 8:30 AM to 9:30 PM, and Saturday and Sunday from 8:30 AM to 10:00 PM.
- The establishment will have recorded background music, which will be turned off when the establishment closes.
- Mr. Anton noted that the establishment is not a public assembly, so it does not have a second means of egress.
- Mr. Anton added that he submitted a copy of the lease and the CFO.
- A motion was made by Caroline Spitzer not to oppose, and it was seconded by Andres Yllanes. All were in favor.

15. 6906 Grocery and Deli Corp. applicant applying for a Beer & Cider License at **69-06 Woodside Avenue, Woodside, NY** (1st Invite)

- Sam Park, the representative, attended the committee meeting in person.

- The establishment will have 2 tables and 4 seats.
- The hours of operation are from 7:00 AM to 12:00 AM, seven days a week.
- There won't be music.

A motion was made by Norberto Saldana not to oppose, and it was seconded by Andres Yllanes. All were in favor.

TRANSFERS/ALTERATIONS/RENEWALS/CORPORATE CHANGES/CLASS CHANGES/CATERING LICENSES/METHOD OF OPERATION/REMOVALS

There were updates on establishment activities within CB2 that constituents filed complaints about. The following updates were shared:

- There is an ongoing investigation involving Skybar. Apparently, the loud music that constituents made complaints about has been shut down.
- There were no updates for Lost in Paradise.
- The district manager told the committee members to inform the office if they hear of any complaints about businesses not being good actors.
- CB 2's office has not received any new complaints about food vendors in Long Island City, but the office will monitor any potential issues.
- A committee member spoke about a deli whose SLA license was approved, despite the business receiving an opposition letter from CB 2's office for failing to attend three committee meetings to which they had been invited. The committee member contacted the Assemblymember's office and the City Council Member's office representing the district where the deli is located. Both offices asked the committee member if it would be possible for CB 2's office to provide the opposition letter that had been sent to the deli. They added that if they receive the letter, the elected officials' offices would be able to write a letter to SLA requesting an explanation for why the deli's SLA license was approved.
- Stephen Cooper expressed interest in having the 108th Police Precinct and the Department of Sanitation attend the upcoming City Services and Public Safety Committee meeting.

Andres Yllanes made a motion to adjourn.

The meeting was adjourned.

Respectfully submitted by,

Rafael Nava