

#16



THE CITY OF NEW YORK
 MANHATTAN COMMUNITY BOARD 3
 59 East 4th Street - New York, NY 10003
 Phone: (212) 533-5300 - Fax: (212) 533-3659
 www.cb3manhattan.org - info@cb3manhattan.org

Gigi Li, 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 your proposed location. Petition must give proposed hours and method of operation. For example: restaurant, sports bar, combination restaurant/bar. (petition provided)
- Letter of notice of proposed business to block or tenant association if one exists. E-mail the CB3 office at info@cb3manhattan.org for help to find block associations.
- Photographs of proof of conspicuous posting of meeting with newspaper showing date.
- If applicant has been or is licensed anywhere in City, letter from applicable community board indicating history of complaints and other comments.

Check which you are applying for:

- new liquor license
- alteration of an existing liquor license
- corporate change
- upgrade of an existing liquor license
- sale of assets

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.

Type of license: Hotel Liquor License Is location currently licensed? Yes No

If alteration, describe nature of alteration: N/A

Previous or current use of the location: Retail store

Corporation and trade name of current license: N/A

APPLICANT:

Name of applicant and all principals: SC Delancey LLC, Samir Gandhi, Amit Gandhi, Manish Patni, Madhu Patni and Sam Chang

Trade name (DBA): Holiday Inn

Premise address and cross streets: 148 Delancey Street, NY, NY - Suffolk St. & Clinton St.

PREMISE:

Type of building and number of floors: unattached, 8 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: N/A

Does premise have a valid Certificate of Occupancy and all appropriate permits, including certificate of occupancy for back or side yard intended for commercial use? Yes No - applying with D.O.B. Indoor Certificate of Occupancy _____ Outdoor Certificate of Occupancy _____

Do you plan to apply for Public Assembly permit? Yes No

Zoning designation (check zoning using map: <http://gis.nyc.gov/doitt/nycitymap/> - please give specific zoning designation, such as R8 or C2): C6 - 2A

Is this premise wheel chair accessible? Yes No

PROPOSED METHOD OF OPERATION:

What type of establishment will this be (i.e.: restaurant, bar, performance space, club, hotel)? Hotel

Will any other business besides food or alcohol service be conducted at premise? Yes No If yes, please describe what type: Hotel

What are the proposed days/hours of operation? (Specify days and hours each day and hours of outdoor space) Monday - Sunday, 6am - 11am for breakfast and 5pm - 11pm for dinner

Number of tables? N/A Number of seats at tables? N/A

How many stand-up bars/ bar seats are located on the premise? 1 mini bar per room (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): 132 mini bars

Any food counters? Yes No If Yes, describe: N/A

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 Soups, sandwiches, various pasta dishes. See attached menu.

What are the hours kitchen will be open? Monday - Sunday, 6am - 11am for breakfast and 5pm - 11pm for dinner

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

How many employees will there be? 12 - 15 employees for hotel

Do you have or plan to install French doors accordion doors or windows? - No.

Will you agree to close any doors and windows at 10:00 P.M. every night? Yes No

Will there be TVs/monitors? Yes No (If Yes, how many?) 1 TV per room, 7 in restaurant

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 N/A

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

Please describe your sound system: Small built in speakers

Will you host promoted events, scheduled performances or any event at which a cover fee is charged? If Yes, what type of events or performances are proposed? No.

How do you plan to manage vehicular traffic and crowds on the sidewalk caused by your establishment? Please attach plans. - see attached letter.

Will there be security personnel? Yes No (If Yes, how many and when) regular hotel security.

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

Do you have or plan to install sound-proofing? - No.

APPLICANT HISTORY:

Has this corporation or any principal been licensed previously? Yes No

If yes, please indicate name of establishment: - See attached.

Address: See attached. Community Board # Attached.

Dates of operation: See attached.

If you answered "Yes" to the above question, please provide a letter from the community board indicating history of complaints or other comments. - See attached.

Has any principal had work experience similar to the proposed business? Yes No If Yes, please attach explanation of experience or resume. - Sam Chang owns a couple of hotels with liquor licenses.

Does any principal have other businesses in this area? Yes No If Yes, please give trade name and describe type of business N/A

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. - N/A

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? 5

How many licensed establishments are within 500 feet? 11

Is premise within a 500 foot radius of 3 or more establishments with OP licenses? Yes No

How many On-Premise (OP) liquor licenses are within 500 feet? 10

Is premise within 200 feet of any school or place of worship? Yes No

If there is a school or place of worship within 200 feet of your premise on the same block, submit a block plot diagram or area map showing its location in proximity to your premise and indicate the distance and name and address of the school or house of worship. - N/A

COMMUNITY OUTREACH:

If there are block associations or tenant associations in the immediate vicinity of your location, you must contact them. **Please attach proof (copies of letters and poster) that you have advised these groups of your application with sufficient time for them to respond to your notice.** You may contact the Community Board at info@cb3manhattan.org for any contact information.

Please 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).

Proximity Report for Location:

July 3, 2012

148 DELANCEY ST, New York, 10002

* 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.

Closest Liquor Stores

Name	Address	Approx. Distance
JADE FOUNTAIN LIQUOR CORP	123 DELANCEY STREET	365 ft
SEWARD PARK LIQUORS INC	393 GRAND STREET	810 ft
GARYS LIQUOR INC	141 ESSEX STREET	820 ft
3 IS A CHARM CORP	30 CLINTON ST	1010 ft
EAST VILLAGE WINE & LIQUORS INC	141A ATTORNEY STREET	1020 ft

Churches within 500 Feet

Name	Approx. Distance
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Schools within 500 Feet

Name	Address	Approx. Distance
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On-Premise Licenses within 750 Feet

Name	Address	Approx. Distance
SARO CORP	102 NORFOLK ST	235 ft
"PROLETARIAT V, INC"	98 102 NORFOLK	245 ft
106 NORFOLK STREET LLC	106 NORFOLK ST - NORTH STORE	255 ft
"106 NORFOLK RESTAURANT, INC."	106 NORFOLK ST - SOUTH STORE	255 ft
ADR RESTAURANT INC	168 DELANCEY STREET	285 ft
EHD RESTAURANT CORP	112 SUFFOLK ST	375 ft
RIVINGTON 151 CORP	151 RIVINGTON STREET	445 ft
NEW RIVINGTON INC	153 RIVINGTON ST	450 ft
RIVINGTON WINE & CHEESE INC	155 RIVINGTON STREET	455 ft
FM PASTRY LLC	79 CLINTON STREET	500 ft
PRAGUE LLC	131 RIVINGTON ST	510 ft
LES DEVELOPMENT LLC	103 ESSEX STREET	515 ft
76 CLINTON RESTAURANT LTD	76 CLINTON ST	520 ft
TENTH WARD LLC	115 ESSEX ST	560 ft
120 ESSEX MARKET LLC	120 ESSEX STREET	560 ft
ICHIBAN 71 CLINTON INC	71 CLINTON STREET	580 ft
SWOON CORP	121 ESSEX ST	605 ft
TORQUAY NY LLC	67 CLINTON STREET	615 ft
RIVINGTON CAFE CORP	123 RIVINGTON STREET	620 ft
122-124 RIVINGTON CORP	122-124 RIVINGTON ST.	625 ft

Name	Address	Approx. Distance
FATTA CUCKOO INC	63 CLINTON ST NORTH STORE	655 ft
EHD RESTAURANT II LLC	120 RIVINGTON ST	655 ft
XOCHIMILCO INC	120 RIVINGTON STREET	655 ft
RED VELVET LLC	174 RIVINGTON STREET	655 ft
MAHOU INC	60 CLINTON STREET	680 ft
PENNSYLVANIA JAYCOX INC	118 RIVINGTON STREET	690 ft
133 ESSEX RESTAURANT LLC	133 ESSEX ST	725 ft
EVANFORD LLC	133 ESSEX STREET	725 ft
"AMBER AVALON CORP, THE"	92 LUDLOW STREET	735 ft
NYCJB S LLC	112 RIVINGTON STREET	740 ft
93 LUDLOW ST INC	95 DELANCEY ST	745 ft
B D SHEA GRAND LLC	384 GRAND STREET	750 ft

Pending Licenses within 750 Feet

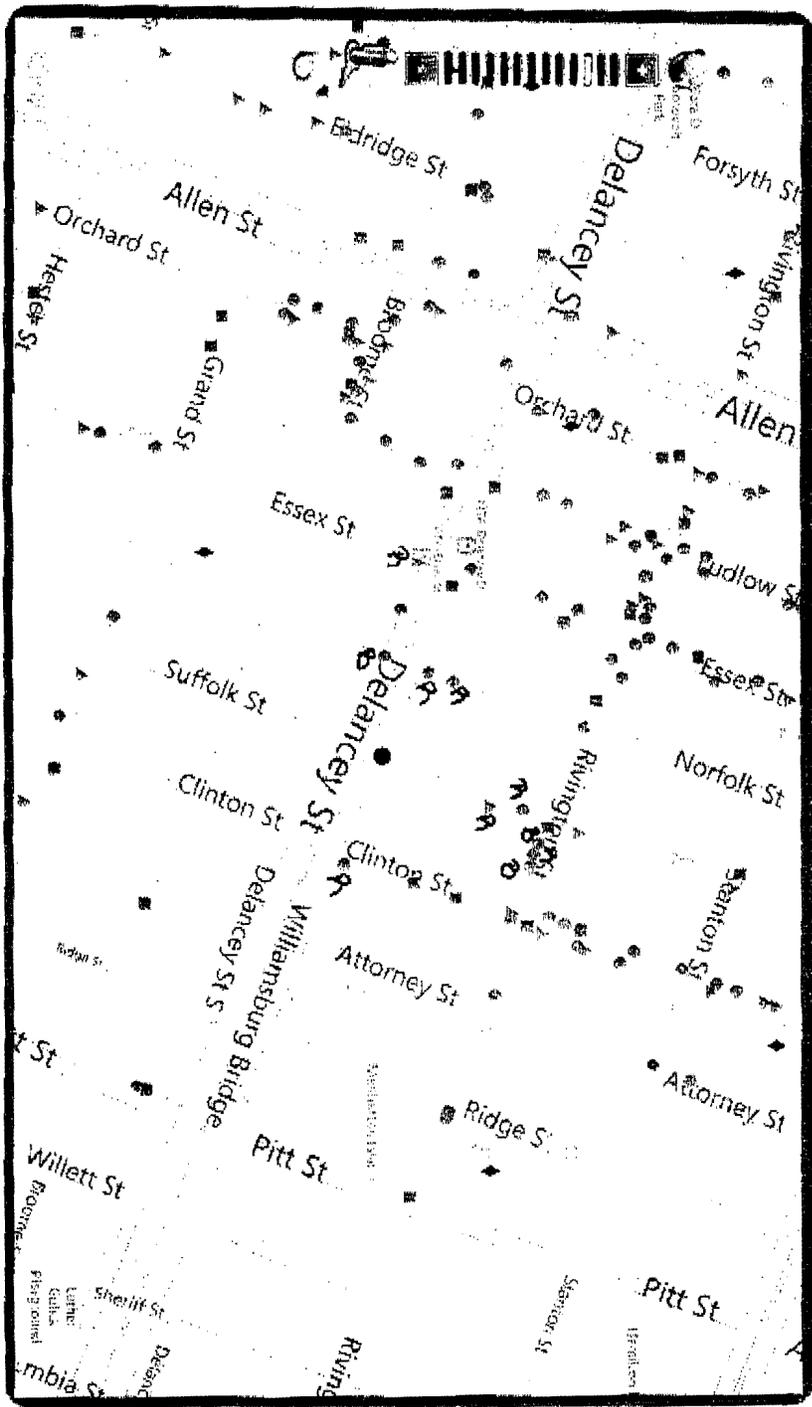
Name	Address	Approx. Distance
7 ELEVEN INC	142 DELANCEY ST	80 ft
GHOZO LLC	129 RIVINGTON ST	535 ft
68 CLINTON RESTAURANT ASSOCIATES LLC	68 CLINTON ST	590 ft
EHD RESTAURANT II LLC	120 RIVINGTON ST	655 ft

Unmapped licenses within zipcode of report location

Name	Address
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Legend

- 1. INTERSECTION
- 2. PARKING LOT
- 3. DRIVEWAY
- 4. DRIVEWAY
- 5. DRIVEWAY
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- 100. DRIVEWAY



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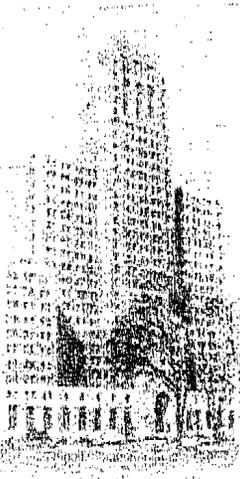
A - RESTAURANT
 B - BAR

Manhattan CB 1

NEW YORK STATE
**LIQUOR
AUTHORITY**

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Dennis Rosen, Chairman
Joanique Greene, Commissioner

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License Information

Serial Number: 1219395
License Type: HOTEL LIQUOR
License Status: License is Active
Credit Group: 4
Filing Date: 12/15/2008
Effective Date: 04/20/2011
Expiration Date: 01/31/2013

Premises Information

Principal's Name: CHANG, SAM
SHAH, JAY H
PARIKH, ASHISH R
PTSHR, HERSHA HOSPITALITY LTD
LLC, HHLR WALL ST MGR
SHAH, HASU P
Premises Name: MAIDEN HOTEL LLC
Trade Name: HOLIDAY INN WALL STREET
Zone: 1
Address: 20 MAIDEN LANE AKAS1 NASSAU ST
MAIDEN LANE & NASSAU ST
NEW YORK, NY 10038
County: NEW YORK

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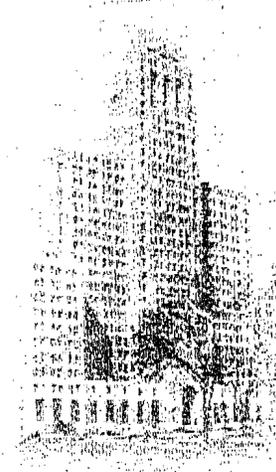
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License Information

Serial Number: 1215170
 License Type: HOTEL WINE
 License Status: License is Inactive
 Credit Group: 3
 Filing Date: 09/25/2008
 Effective Date:
 Expiration Date:

Premises Information

Principal's Name: CHANG, SAM
 Premises Name: YORK STREET LLC
 Trade Name: HILTON GARDEN INN
 Zone: 1
 Address: 6 YORK ST
 ST JOHNS LANE & AVE OF AMERICA
 NEW YORK, NY 10013
 County: NEW YORK

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RE: Maiden Hotel LLC and York Street LLC

Page 1 of 1

From: Brokman, Andrew <abrokman@cb.nyc.gov>
To: Brooke Coleman <bcolemanlaw23@aol.com>
Subject: RE: Maiden Hotel LLC and York Street LLC
Date: Wed, May 30, 2012 5:18 pm

Hi Brooke,

We have received no complaints about both Maiden Hotel LLC and York Street LLC. They are both in good standing in our community.

Best,
Andrew

Andrew Brokman
Community Liaison | Manhattan Community Board #1
49-51 Chambers Street, Room 715
New York, NY 10007-1209
212-442-5050 | abrokman@cb.nyc.gov
Website: <http://www.nyc.gov/html/mancb1/>
LinkedIn: <http://www.linkedin.com/pub/andrew-brokman/b/2a3/993>

From: Brooke Coleman [<mailto:bcolemanlaw23@aol.com>]
Sent: Wednesday, May 30, 2012 5:17 PM
To: Brokman, Andrew
Subject: Maiden Hotel LLC and York Street LLC

Andrew,

Per our discussion, please confirm that both Maiden Hotel LLC and York Street LLC have no history of complaints or other comments.

Thank you.

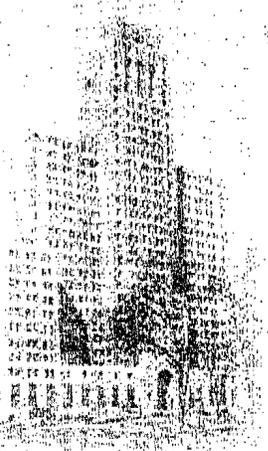
Brooke Coleman, Paralegal
Law Office Of Stacy L. Weiss, PLLC
110 East 59th Street, 23rd Floor
New York, NY 10022
Tel: (212) 521-0828
Fax: (212) 521-0826

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License Information

Serial Number: 1200829
License Type: HOTEL LIQUOR
License Status: License is Active
Credit Group: 2
Filing Date: 10/31/2007
Effective Date: 07/01/2010
Expiration Date: 05/30/2012

Premises Information

Principal's Name: CHANG, SAM
Premises Name: SHEESAN RESTAURANT 26TH LLC
Trade Name: PRIME CAFE
Zone: 1
Address: 121-125 W 26TH ST
6TH & 7TH AVENUES
NEW YORK, NY 10001
County: NEW YORK

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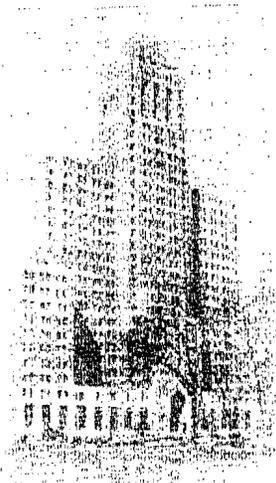
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**Letter pending*

License Information

Serial Number: 1191538
License Type: HOTEL LIQUOR
License Status: License is Active
Credit Group: 2
Filing Date: 04/17/2007
Effective Date: 10/04/2011
Expiration Date: 09/30/2013

Premises Information

Principal's Name: CHANG, SAM
Premises Name: RISINGSAM DITMARS LLC
Trade Name:
Zone: 1
Address: 144 02 135TH AVENUE
JAMAICA, NY 11436
County: QUEENS

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