



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

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: 07/25/2021

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: _____

If alteration, describe nature of alteration: _____

Previous or current use of the location: _____

Corporation and trade name of current license: _____

APPLICANT:

Premise address: 84 STANTON ST.

Cross streets: Between Orchard St. and Allen St.

Name of applicant and all principals: BBHC LLC; Jee Young Kim, Bund Je Lo

Trade name (DBA): 8282

PROMISE:

Type of building and number of floors: Mixed Residential and Commercial / 3 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: _____

Yes, we will be placing a few tables outside on the sidewalk for outdoor service pursuant to DOT
(4 table/ 8 chairs) Open Restaurants

Does premise have a valid Certificate of Occupancy and all appropriate permits, including for ^{program} any back or side yard use? ☒ Yes ☐ No What is maximum NUMBER of people permitted? _____

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): 12C

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) Tuesday - Friday 5:30pm - 12:00am; Saturday - Sunday 12:00pm - 12:00am
(same for outdoor space except we will be wrapping up outdoor space at 11:00pm)

Number of tables? 12 Total number of seats? 24

How many stand-up bars/ bar seats are located on the premise? 14

(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): Main bar (16' 10" x 6' 9")

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
Modern Korean food

What are the hours kitchen will be open? Tues-Fri 5:30pm-11:00pm; Sat-Sun 12:00pm 11:00pm

Will a manager or principal always be on site? ☒ Yes ☐ No If yes, which? Jee Young Kim / Bong Le Jo

How many employees will there be? 5

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

Will there be TVs/monitors? ☐ Yes ☒ No (If Yes, how many?) _____

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: Speakers installed inside premise

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.") Reservation only . Guests will receive text when table ready.

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. Previously soundproofed. Quiet background music and full service restaurant with early closing hours.

Do you have sound proofing installed? X Yes No

If not, do you plan to install sound-proofing? ☐ Yes ☒ No Previously installed

APPLICANT HISTORY:

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

If yes, please indicate name of establishment: S&D Wave Group Inc / DBA Pado

Address: 199 2nd Ave, New York, NY 10003 Community Board # CB3

Dates of operation: 2017-2020

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? 6How many On-Premise (OP) liquor licenses are within 500 feet? 26Is 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. 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)
Modern Korean _____ restaurant, or
☐ I will operate a _____,
☐ 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 Closed _____; Tue 5:30pm-12:00am _____; Wed 5:30pm-12:00am _____;
Thu 5:30pm-12:00am _____; Fri 5:30pm-12:00am _____; Sat 12pm-12am _____;
Sun 12pm-12am _____. (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 OR
☒ My sidewalk café hours will be Closed by 11:00pm (Open Restaurants program)
5. ☐ I will employ a doorman/security personnel: N/A
6. ☐ I will install soundproofing, N/A (previously installed)
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 live performances or televised sports.
☐ I will have a closed fixed façade with no open doors or windows except my entrance door 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 live performances or televised sports.

8. I will not have ☒ DJs, ☒ live music, ☒ promoted events, ☒ any event at which a cover fee is charged, ☒ scheduled performances, ☐ more than _____ DJs per _____, ☐ more than _____ private parties per _____, _____ number of TVs.
9. ☒ I will play ambient recorded background music only.
10. ☒ 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.
11. ☒ I will not seek a change in class to a full on-premises liquor license without first obtaining approval from CB 3.
12. ☒ I will not participate in pub crawls or have party buses come to my establishment.
13. ☒ I will not have unlimited drink specials, including boozy brunches, with food.
14. ☒ 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 _____.
15. ☒ I will not have wait lines outside. ☒ I will have a staff person responsible for ensuring no loitering, noise or crowds outside.
16. ☒ I will conspicuously post this stipulation form beside my liquor license inside of my business.
17. ☒ 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: Jee Young Kim

Phone Number: 2017247511

SMALL ANJU	PRICE	Notes
Salad	\$13	
Fried Chicken (Wings / Thigh) + Radish	\$13	
Galbi Mandu	\$14	
Shrimp Parsley Jeon + Pickles	\$15	Crispy, aromatic -
Oyster with Tomato Gel & Dill	\$16	
Ceviche / Scallops	\$16	Can be yellowtail
Tuna tartare + fried kim bukak (w/ rice paper)	\$17	
Fries with Kimchi Powder & Parmesan Cheese + Sauce	\$9	회오리감자?
Potato Bread	\$8	
MAIN ANJU	PRICE	Notes
Braised Galbi Jjim	\$28	
Tteokbokki	\$20	
Perilla seed Angel Hair Pasta (V)	\$19	
Rice - Jangjorim OR Kimchi Fried Rice	\$16	
Seafood Jjim	\$26	
DESSERT	PRICE	Notes
Peach Ice Cream	\$12	
Bingsu	\$14	빙수기계?



















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	84 Stanton St, New York, New York, 10002
Geocode	Latitude: 40.72168 longitude: -73.98877
Report Generated On	7/31/2021

8 Closest Liquor Stores			
Name		Address	Distance
VIJAYA GROUP INC Ser #: 1326346		100 STANTON ST NEW YORK, NY 10002	261 ft
SALGIRAH CORP Ser #: 1276123		141 ESSEX ST NEW YORK, NY 10002	656 ft
EAST HOUSTON STREET WINE & LIQUOR INC Ser #: 1266928		250 E HOUSTON ST STORE #13 NEW YORK, NY 10002	932 ft
JCCSM INC Ser #: 1274393		45 1ST AVE SPACE 1-D NEW YORK, NY 10003	1,103 ft
E L PARTNERS LLC Ser #: 1298994		101 ALLEN ST STORE B NEW YORK, NY 10002	1,150 ft
PET NAT LLC Ser #: 1306926		115 DELANCEY ST NEW YORK, NY 10002	1,259 ft
ELIZABETH & VINE INC Ser #: 1192584		269 BOWERY NEW YORK, NY 10012	1,273 ft
TURTLE DOVE LLC Ser #: 1271455		28 30 CLINTON ST STORE B NEW YORK, NY 10002	1,304 ft

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

Churches within 500 feet	
Name	Distance
Assafa Islamic Center	112 ft

Pending On Premises Liquor Licenses within 750 feet		
Name	Address	Distance
ORCHARD FLAVOR PARTNERS LLC Ser #: 1336151	167 ORCHARD ST NEW YORK, NY 10002	127 ft
IT'S THERE HOSPITALITY LLC Ser #: 1336772	154 ORCHARD ST STORE C NEW YORK, NY 10002	311 ft
JIBLI'S FOODIES LLC Ser #: 1323581	175 177 E HOUSTON ST 202 ALLEN ST NEW YORK, NY 10002	346 ft
205 ALLEN ST LLC Ser #: 1335291	205 ALLEN ST NEW YORK, NY 10002	374 ft
ATLANTIC BAR GROUP LLC Ser #: 1337362	146 ORCHARD ST NEW YORK, NY 10002	405 ft

Active On Premises Liquor Licenses within 750 feet		
Name	Address	Distance
EPSTEINS BAR LLC Ser #: 1303829	82 STANTON ST NEW YORK, NY 10002	23 ft
ORCHARD STREET RESTAURANT LLC & COSMIC DEBRIS LLC Ser #: 1219676	187 ORCHARD STREET E HOUSTON ST & STANTON ST NEW YORK, NY 10002	79 ft
188 ALLEN ST INC Ser #: 1330353	188 ALLEN ST NEW YORK, NY 10002	120 ft
ORCHID STREET ENTERPRISES LLC Ser #: 1156178	174 ORCHARD STREET HOUSTON & STANTON STREETS NEW YORK, NY 10002	122 ft
PUB 138 INC Ser #: 1316189	181 ORCHARD ST NEW YORK, NY 10002	130 ft
168 ORCHARD ST PARTNERS INC Ser #: 1255449	168 170 ORCHARD ST NEW YORK, NY 10002	135 ft
GHVILLE INC Ser #: 1254436	167 ORCHARD ST 2ND & 3RD FL NEW YORK, NY 10002	153 ft
95 STANTON STREET REST INC Ser #: 1024159	95 STANTON ST NEW YORK, NY 10002	190 ft
SAN PEPPAS JERK CHICKEN EXPRESS INC IV Ser #: 1334619	90 96 STANTON ST #3& BASEMENT,AKA 172 ORCHARDST NEW YORK, NY 10002	217 ft
FORREST INTERNATIONAL INC Ser #: 1310419	162 ORCHARD ST NEW YORK, NY 10002	224 ft
KENROCK ENTERPRISES LLC Ser #: 1218044	192 ALLEN ST GROUND FLOOR NEW YORK, NY 10002	261 ft
161 LUDLOW FOOD LLC Ser #: 1254662	161 LUDLOW ST NEW YORK, NY 10002	306 ft
REBEL ALLEN LLC Ser #: 1300186	163 ALLEN ST NEW YORK, NY 10002	310 ft

Active On Premises Liquor Licenses within 750 feet		
Name	Address	Distance
OSTERIA GRANO LLC Ser #: 1281633	175 LUDLOW ST NEW YORK, NY 10002	311 ft
LOCO 111 INC Ser #: 1131031	105 STANTON ST NEW YORK, NY 10002	335 ft
JERSEY BOYS LLC Ser #: 1273888	173 LUDLOW ST NEW YORK, NY 10002	336 ft
SAKAMAI LLC Ser #: 1263563	157 LUDLOW ST NEW YORK, NY 10002	338 ft
ROCKWOOD ENTERTAINMENT INC Ser #: 1257143	196 ALLEN ST NEW YORK, NY 10002	341 ft
158 LUDLOW REST LLC Ser #: 1131361	158 LUDLOW STREET STANTON & RIVINGTON NEW YORK, NY 10002	350 ft
MUNDO NEW YORK INC Ser #: 1262042	205 ALLEN ST AKA 159 E HOUSTON STORE 6 NEW YORK, NY 10002	352 ft
EASTERN DISTRICT OPERATIONS LLC Ser #: 1329636	177 LUDLOW ST NEW YORK, NY 10002	355 ft
SWEET CHICK LES LLC Ser #: 1274831	178 LUDLOW ST NEW YORK, NY 10002	361 ft
TWO ALMONTES CORP Ser #: 1280264	108 STANTON ST NEW YORK, NY 10002	361 ft
MFM BRANDY LLC Ser #: 1273635	157 ALLEN ST NEW YORK, NY 10002	368 ft
OWLINGS INC Ser #: 1170538	152 LUDLOW STREET RIVINGTON & STANTON STREETS NEW YORK, NY 10002	381 ft
247 LUV NYC LLC Ser #: 1169316	247 ELDRIDGE ST NEW YORK, NY 10002	392 ft
NISHIWAKI LLC Ser #: 1299911	217 ELDRIDGE ST NEW YORK, NY 10002	413 ft
SAFF INC Ser #: 1024136	249 ELDRIDGE STREET NEW YORK, NY 10002	413 ft
TRAPIZZINO LES LLC Ser #: 1334274	144 ORCHARD ST NEW YORK, NY 10002	454 ft
SAUCE MANAGEMENT LLC Ser #: 1296794	78 84 RIVINGTON ST NEW YORK, NY 10002	468 ft
UBER CAFFE LLC Ser #: 1268136	116 STANTON ST NEW YORK, NY 10002	479 ft
159 HUNTINGTON HOLDINGS INC Ser #: 1274965	159 E HOUSTON ST NEW YORK, NY 10002	495 ft
LIQUID SAMURAI LLC Ser #: 1283751	245 ELDRIDGE ST NEW YORK, NY 10002	500 ft
DANIEL CABA Ser #: 1332083	117 STANTON ST NEW YORK, NY 10002	505 ft
SERAFINA LUDLOW CORP Ser #: 1296274	98 RIVINGTON ST NEW YORK, NY 10002	551 ft

Active On Premises Liquor Licenses within 750 feet		
Name	Address	Distance
BANTER NOLITA LLC Ser #: 1313517	65 RIVINGTON ST NEW YORK, NY 10002	560 ft
12 FIRST AVE RESTAURANT CORP Ser #: 1236229	76 E 1ST ST AKA 12 1ST AVE NEW YORK, NY 10009	575 ft
S W MONTE INC Ser #: 1024134	217 E HOUSTON ST NEW YORK, NY 10002	591 ft
BURGERS AND CHISMIS LLC Ser #: 1327911	143 ORCHARD ST NEW YORK, NY 10002	593 ft
SOUTH CENTRAL RESTAURANT LLC Ser #: 1273321	151 ESSEX ST NEW YORK, NY 10002	593 ft
FOUNDATION LOUNGE CORP Ser #: 1280506	137 ESSEX ST NEW YORK, NY 10002	596 ft
FOOLS GOLD NYC LLC Ser #: 1275992	145 E HOUSTON ST NEW YORK, NY 10002	596 ft
A HALIBUT INC Ser #: 1270101	138 ORCHARD ST NEW YORK, NY 10002	600 ft
KELTIC LOUNGE INC Ser #: 1181425	132 LUDLOW ST NEW YORK, NY 10002	600 ft
GOLDEN C HOSPITALITY INC Ser #: 1271096	13 1ST AVE 72 E 1ST STREET NEW YORK, NY 10003	614 ft
CUATRO LOBOS INC Ser #: 1283883	140 142 ORCHARD ST NEW YORK, NY 10002	615 ft
REQUISITE BOOTIE INC Ser #: 1024348	14 1ST AVENUE NEW YORK, NY 10009	628 ft
JMDR 127 LUDLOW LLC Ser #: 1278006	127 LUDLOW ST NEW YORK, NY 10002	630 ft
ALLEGRA ALLEGRA INC Ser #: 1024166	15 1ST AVENUE NEW YORK, NY 10003	644 ft
GUAPO BODEGA LLC Ser #: 1246348	146 ESSEX STREET NEW YORK, NY 10002	645 ft
ALLYN LLC Ser #: 1280469	16 1ST AVE NEW YORK, NY 10009	651 ft
JED PARTNERS LLC Ser #: 1311871	126 LUDLOW ST NEW YORK, NY 10002	670 ft
CAMILLE PRODUCTIONS LLC Ser #: 1120448	110 RIVINGTON STREET ESSEX & LUDLOW STREETS NEW YORK, NY 10002	678 ft
133 ESSEX RESTAURANT LLC Ser #: 1255201	133 ESSEX ST NEW YORK, NY 10002	713 ft
GOOD THANKS CAFE LLC Ser #: 1331880	131 ORCHARD ST NEW YORK, NY 10002	745 ft

ATTENTION RESIDENTS & NEIGHBORS
第3社區居民 請注意

BBRH, LLC / 8282 / 44-258-3002
201-324-7511
Company Name / Company and Contact Name for the Quorum
公司名字 (Company) and 聯絡人的資料 (Contact Info)

Plans to open a (以上的店主要開在第3社區中請生意並請提供開張生意)
Restaurant
(請選擇/please choose) 酒吧(Bar)/餐館(Restaurant) 戶外咖啡(Sidewalk Cafe) or 咖啡館(Coffee Shop)
84 Stanton St.
Address/主要地址

seeking a license to serve (以上的店主要開張以下何種酒類請註明)
Beer/Wine/Liquor
(請選擇/please choose) 啤酒和葡萄酒(Beer & Wine) or 威士忌(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
曼哈頓的市議員有屬下區發展委員會

8/19/2021 CB3 office
Date/Time/地點 (location)

mn03@ch.nyc.gov · www.cb3manhattan.org

ATTENTION RESIDENTS
& NEIGHBORS

BBRH, LLC / 8282 / 201-724-7511
646-258-3002
Company Name / Contact Name for the Quorum
公司名字 (Company) and 聯絡人的資料 (Contact Info)

Plans to open a
Restaurant
(If more than one Bar/Restaurant, Club and Liquor it there will be a Sidewalk Cafe or Backyard Garden)
at the following location
84 Stanton St.
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
8/19/2021 Community Board 3 Office
Date/Time/Location

Jee Kim (j.kim336@gmail.com)
Address/聯絡人姓名 (Name)

At COMMUNITY BOARD 3
SLA & DCA Licensing Committee Meeting
mn03@ch.nyc.gov · www.cb3manhattan.org

NEIGHBORING RESIDENTS
VECINOS DE LA COMUNIDAD

BBRH, LLC / 8282 / 44-258-3002
201-724-7511
Company Name / Contact Info
公司名字 (Company) and 聯絡人的資料 (Contact Info)

Plans to open a:
Restaurant
(If more than one Bar/Restaurant, Club and Liquor it there will be a Sidewalk Cafe or Backyard Garden)
84 Stanton St.
Building Number and Street Name (Address)

Seeking a license to serve
Beer/Wine/Liquor
(Beer & Wine or Beer/Wine & Liquor)

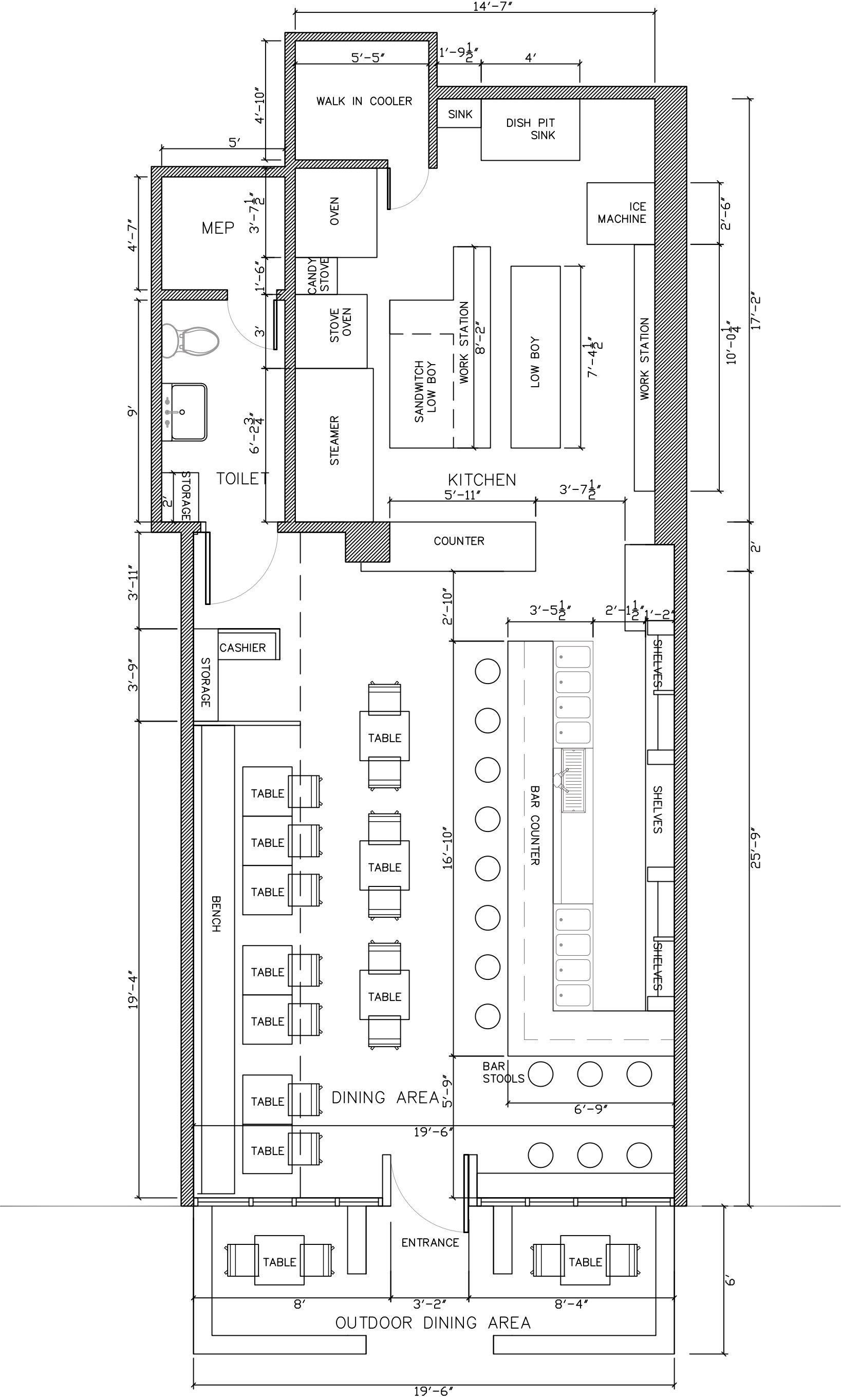
Public meeting for comments
8/19/2021 CB3 office
Date/Time/Location

At COMMUNITY BOARD 3
SLA & DCA Licensing Committee Meeting
mn03@ch.nyc.gov · www.cb3manhattan.org

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

84 STANTON





8282 — FLOOR LAYOUT

SCALE : $\frac{1}{4}" = 1'-0"$

ADDRESS ; 84 STANTON STREET
NEW YORK, NY
10002



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ANTS
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TA
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TAKE OUT

SOURLING
LOCAL & ALL NATURAL
INGREDIENTS
HERITAGE FOODS
MURRAY'S CHICKEN
MEYER NATURAL ANGUS
BREY'S EGG FARM
CALABRO CHEESE
SATUR FARMS
GOTHAM GREENS
IL FORNO BAKERY
WILD HIVE FARM
BLACK HORSE FARM
HEPWORTH FARM
TALIA FERRO FARM

