



THE CITY OF NEW YORK
MANHATTAN COMMUNITY BOARD 3

59 East 4th Street - New York, NY 10003
Phone (212) 533-5300
www.cb3manhattan.org - info@cb3manhattan.org

Jamie Rogers, 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.
Notice of proposed business to block or tenant association if one exists.
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

Check if either of these apply:

- sale of assets
upgrade (change of class) of an existing liquor license

Today's Date: 3/5/17

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: N/A

If alteration, describe nature of alteration: N/A

Previous or current use of the location: N/A

Corporation and trade name of current license: N/A

APPLICANT:

Premise address: 77 2ND AVENUE, South Store

Cross streets: 2ND AVENUE BETWEEN 4TH AND 5TH STREETS

Name of applicant and all principals: FRESH PRESS CAFE LLC, PRINCIPAL: DAVID KURTANIDZE

Trade name (DBA): CIALA

PREMISE:

Type of building and number of floors: MIXED RESIDENTIAL AND COMMERCIAL, 6 FLOORS

Will any outside area or sidewalk cafe be used for the sale or consumption of alcoholic beverages?

(includes roof & yard) Yes No If Yes, describe and show on diagram: _____
Not at this time, but we plan to license sidewalk cafe in the future

Does premise have a valid Certificate of Occupancy and all appropriate permits, including for any back or side yard use? Yes No What is maximum NUMBER of people permitted? ⁵⁰ _____

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):
ZONING: R7A R8B COMMERCIAL OVERLAY: c2-5 ZONING MAP#: 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: N/A

What are the proposed days/hours of operation? (Specify days and hours each day and hours of outdoor space) MONDAY-SUNDAY (SEVEN DAYS A WEEK) FROM 7AM TO 2AM OPEN BOTH FOR INDOOR AND OUTDOOR SPACE

Number of tables? 17 Total number of seats? 49

How many stand-up bars/ bar seats are located on the premise? 1 BAR, 5 SEATS

(A **stand up bar** is any bar or counter (whether with seating or not) over which a patron can order, pay for and receive an alcoholic beverage)

Describe all bars (length, shape and location): 11 FEET LONG BAR SECTION (SEE DIAGRAM)

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
GEORGIAN AND EUROPEAN CUISINE

What are the hours kitchen will be open? 7AM-11PM

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

How many employees will there be? 4

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 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: STEREO SPEAKERS THROUGH PERIMETER

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.")

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.

Do you have sound proofing installed? Yes No

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

APPLICANT HISTORY:

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

If yes, please indicate name of establishment: N/A

Address: N/A Community Board # N/A

Dates of operation: N/A

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

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 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.

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? OVER 10

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

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

COMMUNITY OUTREACH:

Please see the Community Board website to find block associations or tenant associations in the immediate vicinity of your location for community outreach. Applicants are encouraged to reach out to community groups. Also use provided petitions, which clearly state the name, address, license for which you are applying, and the hours and method of operation of your establishment at the top of each page. (Attach additional sheets of paper as necessary).

We are including the following questions to be able to prepare stipulations and have the meeting be faster and more efficient. Please answer per your business plan; do not plan to negotiate at the meeting.

1. I agree to close any doors and windows at 10:00 P.M. every night?
2. I will not have DJs, live music, promoted events, any event at which a cover fee is charged, scheduled performances, more than ____ DJs/ promoted events per ____, more than ____ private parties per ____
3. I will play ambient recorded background music only.
4. I will not apply for an alteration to the method of operation agreed to by this stipulation without first coming before CB 3.
5. I will not seek a change in class to a full on-premise liquor license. Or my business plan is to seek an upgrade at a later date.
6. I will not participate in pub crawls or have party buses come to my establishment.
7. I will not have a happy hour. Or Happy hour will end by 9PM.
8. I will not have wait lines outside. There will be a staff person outside to monitor sidewalk crowds and ensure no loitering.
9. Residents may contact the manager/owner at the following phone number. Any complaints will be addressed immediately and I will revisit the above-stated method of operation if necessary in order to minimize my establishment's impact on my neighbors.

Establishments are indicated on diagram
 Proximity Report for Location: according to number

February 28, 2017

77 2 Ave, New York, NY, 10003

* 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
S & P LIQUOR & WINE CORP	89 2ND AVE	150 ft
MRN LIQUOR INC	16 SAINT MARKS PL	840 ft
JCCSM INC	45 1ST AVE	900 ft
ASTOR WINES & SPIRITS INC	399 LAFAYETTE STREET	1110 ft
SAKAYA INC	324 E 9TH STREET (WEST STORE)	1115 ft
FUNG SING INC	138 1ST AVENUE	1225 ft
ELIZABETH & VINE INC	269 BOWERY	1445 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
② BARE CITY TWO LLC OP R	85 2ND AVE	70 ft
③ TRIM CASTLE CORP OP R	87 2ND AVE AKA 239 E 5TH ST	115 ft
④ KITCHEN TABLE INC OP R	88B 2ND AVE	135 ft
⑤ CJFM LLC OP R	84 E 4TH ST	180 ft
⑥ VANESSA REALTY CORP OP R	87 E 4TH STREET	180 ft
⑦ WATERING HOLE OF 2ND AVE CORP; THE OP B	68 2ND AVENUE	195 ft
⑧ DAK 82 SECOND AVE CORP Local 92 Inc OP R	92 2ND AVENUE, North Store	195 ft
⑨ EASTVILLE COMEDY CLUB INC OP B	85 E 4TH STREET	205 ft
⑨ KRAINE GALLERY BAR INC OP B	85 E 4TH STREET	205 ft
7/10 JB MAX INC OP B	86 E 4TH STREET	205 ft
11 88 2ND AVE FOOD CORP OP R	88 2ND AVE	210 ft
9 KRAINE INTERNATIONAL INC OP B	85 E 4TH ST	215 ft
12 575 PUB ON SECOND INC OP B	93 2ND AVE	225 ft
13 POINT JUDITH LLC OP R	96 2ND AVENUE	240 ft
LOCAL 92 INC	92 2ND AVE NORTH STORE	240 ft
12/14 BOONSRI INC OP R	95 2ND AVE	250 ft
15 EAST VILLAGE 4TH STREET CAFE INC OP R	78 80 E 4TH STREET	250 ft
16 MEATH TRAILS INC OP B	61 2ND AVENUE	255 ft

Name	Address	Approx. Distance
STUDIO CAFE LLC OPR	CHELSEA PIERS 59 2ND LEVEL	290 ft
17 BLCH I LLC OPR	99 2ND AVE	300 ft
18 LIGHT SIDE CORP OPR	60 2ND AVE.	310 ft
19 HAVELI RESTAURANT INC OPR	100 2ND AVENUE	325 ft
20 M & R MEDITERRANEAN CORP OPR	304 E 6TH STREET	360 ft
BRICKLANE CURRY HOUSE INC	306 308 E 6TH ST Expired	370 ft
21 EAST THIRD RESTAURANT CORP OPR	29 E 3RD ST STORE 2	400 ft
22 KINGFISH GROUP LLC OPR	308 E 6TH ST STORE #2	405 ft
23 ROSS KELLY INC OPB	237 E 5TH ST	420 ft
24 EAST 6TH STREET RESTAURANT GROUP LLC OP	342 E 6TH ST OPR	525 ft
25 FIGARO VILLAGGIO INC OPR	344 E 6TH ST	535 ft
26 EDWIN & NEAL'S LLC OPR	345 E 6TH ST	550 ft
27 48 E SEVENTH STREET ASSOCIATES INC OPR	48 E 7TH STREET	585 ft
SCRATCHER CAFE INC, THE	209 EAST 5TH ST Inactive	615 ft
28 MSD ENTERPRISES INC OPR	118 2ND AVENUE	615 ft
29 EAST PUB INC OPB	359 361 BOWERY	620 ft
30 MESA SEAVIEW CORP OPR	41 43 EAST SEVENTH ST	620 ft
31 355 WM RESTAURANT INC OPB	355 BOWERY	645 ft
32 PAPI LUIS CORP OPR	32 E 2ND STREET	655 ft
33 BOWERY F & B LLC AND E & S HOTEL OWNERS INC AS MGR OPR	4 E 3RD ST	655 ft
34 BOWERY TIME LLC AND AGUILA & SOL LLC AS MANAGER OPR	354 356 BOWERY	685 ft
35 THE BOWERY HOTEL LLC HL - hotel liquor	335 BOWERY AKA 4 E 3RD ST	705 ft
36 COOPER AB LLC + STANDARD INTERNATIONAL	25 33 COOPER SQ HL - hotel	725 ft
37 WREN NEW YORK LLC, THE OPB	344 BOWERY	735 ft
38 SECOND STREET RESTAURANT LLC OPR	29 E 2ND ST	735 ft
GARDEN CAFE ASSOC LP SULCATA CORP GP & 3LPS OPB	40 EAST 4TH ST	745 ft
40 PASTA SHOP LLC OPR	325 BOWERY	745 ft

Pending Licenses within 750 Feet

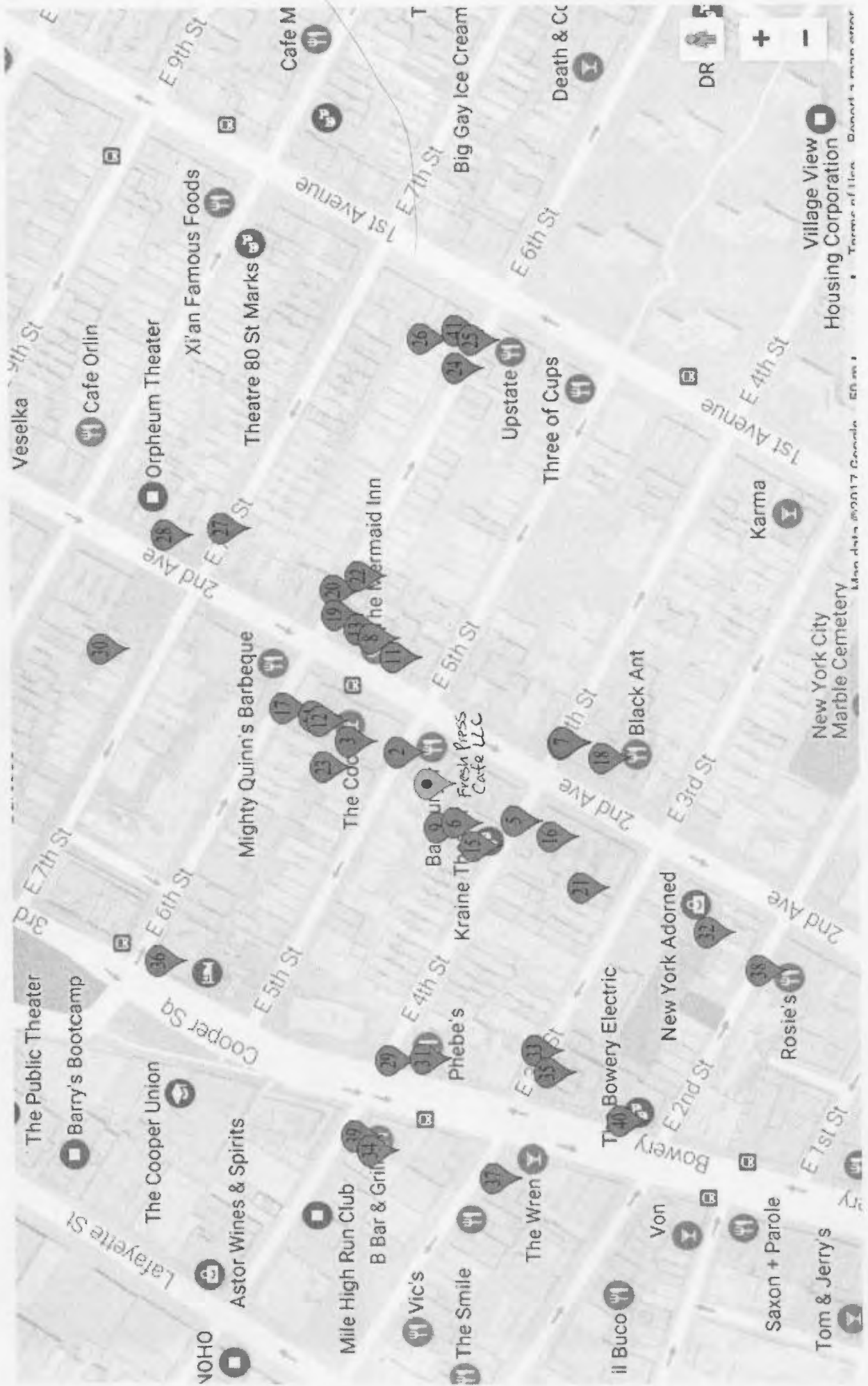
Name	Address	Approx. Distance
9 HORSE TRADE MANAGEMENT GROUP TW B	85 E 4TH ST	215 ft
FUN HAT LLC	308 E 6TH ST Pending	410 ft
BRUDSPACE LLC	35 COOPER SQ Pending	720 ft

Unmapped licenses within zipcode of report location

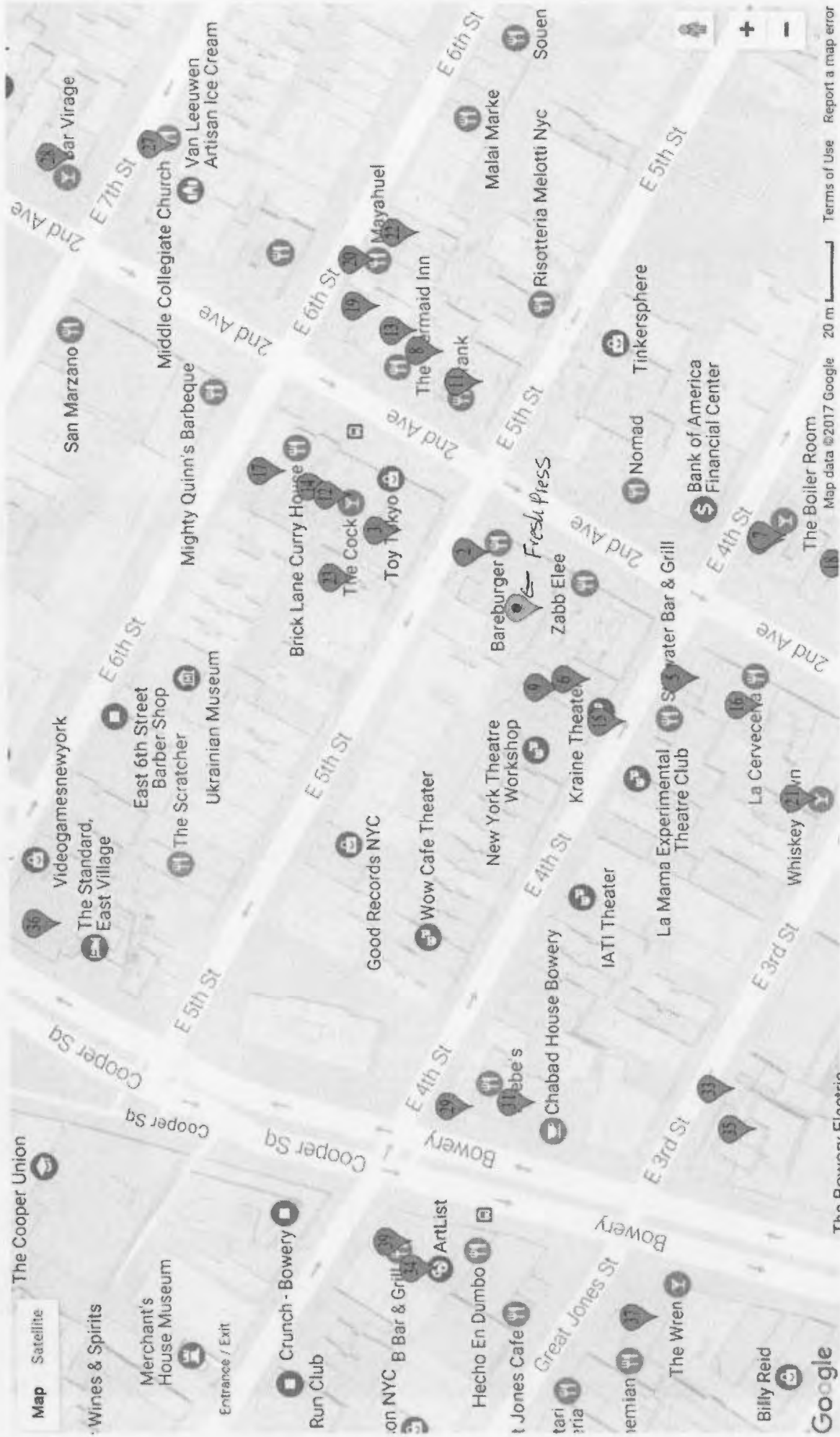
Name	Address
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41 Koufuku LLC B/W R 346 E 6th St Store 6 / West store

FRESH PRESS CAFE LLC (green dot) - All establishments



Fresh Press Cafe LLC - Close Up #2



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Map data ©2017 Google 20 m

The Bowery, Elmhurst

Google

Fresh Press Cafe LLC

Plan for managing crowds and vehicular traffic:

We will assign a staff member to monitor outside to prevent people from loitering, and to ensure that the sidewalk is not blocked.

Plan for managing noise:

We have soundproofing installed in the ceiling. We will keep our doors closed after 10 pm. Music will be limited to low-volume background music or low-volume live performances.

5415 A

FRESH PINE CAMP LLC

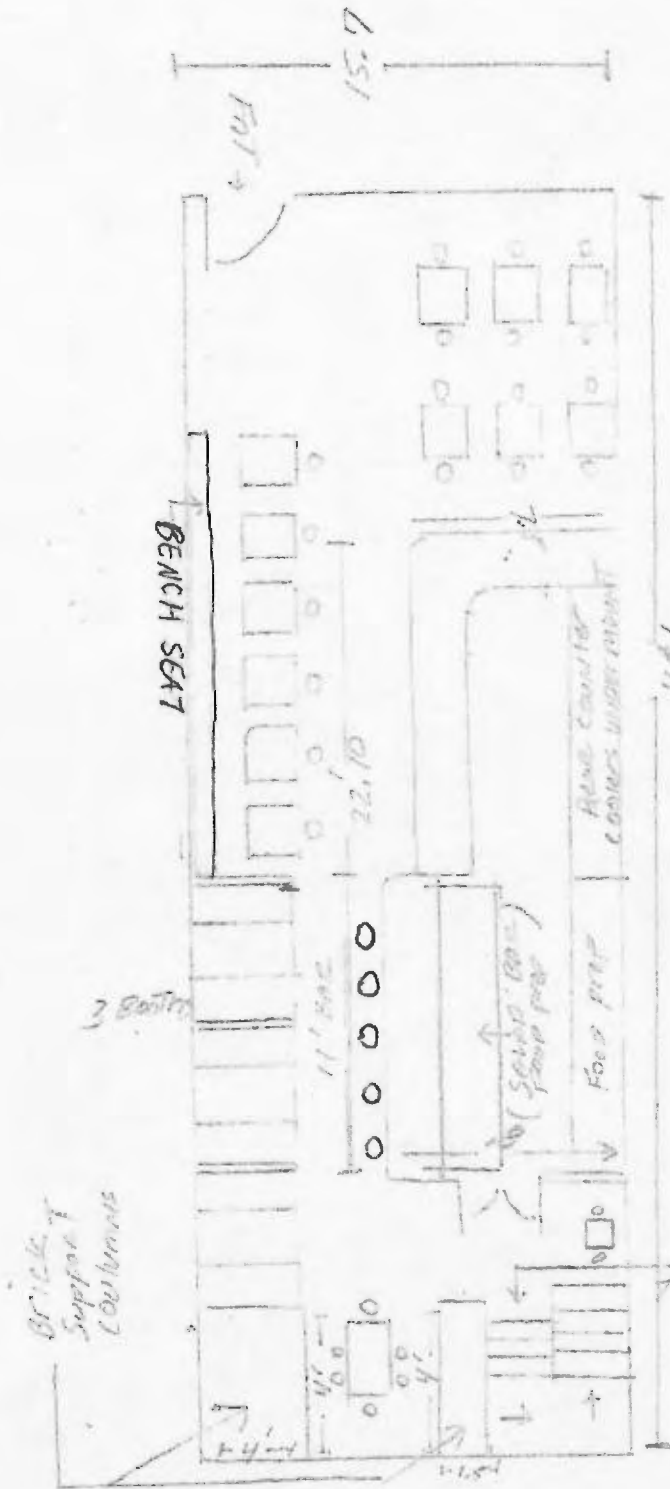
ANNEXION

77 2nd Ave. S

1ST FLOOR PLAN

NO. A11. 10003

2/1/20



Bar seats = 5
 TABLES = 17

3 BOOTH = 12 SEATS
 BENCH = 6
 CHAIRS 26 SEATS
49 TOTAL SEATS

STAIRS TO BASEMENT

545 #

FRESH PRESS CAFE LLC
77 2ND AVENUE
NY NY 10003

BASEMENT
FLOOR DIAGRAM

