

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. 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](http://www.nyc.gov/html/mancb3/html/communitygroups/community_group_listings.shtml)
- 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: 2 / 13 / 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: FULL LIQUOR

If alteration, describe nature of alteration: \_\_\_\_\_

Previous or current use of the location: BAR RESTAURANT

Corporation and trade name of current license: HILL AND DALE RESTAURANT GROUP LLC

**APPLICANT:**

Premise address: 115 ALLEN ST

Cross streets: DELANCEY + ALLEN ST

Name of applicant and all principals: Corp to be formed by Nikolaos Galanis  
NIKOLAOS MAROLAKAKIS

Trade name (DBA): HILL AND DALE

**PREMISE:**

Type of building and number of floors: 7 story brick

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: \_\_\_\_\_

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? 73

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):  
C6-2A

**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) SUN - WED 5PM - 2AM THURSDAY - FRI 5PM - 4AM  
SAT 12PM - 4AM SUN 12PM - 2AM

Number of tables? 17 Total number of seats? 54

How many stand-up bars/ bar seats are located on the premise? 1/14 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): L SHAPE BACK OF SPACE

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  
COMFORT FOOD

What are the hours kitchen will be open? SUN - WED 12AM / THURSDAY - SAT

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

How many employees will there be? 7-9

Do you have or plan to install  French doors  accordion doors or  windows? NO

Will there be TVs/monitors?  Yes  No (If Yes, how many?) \_\_\_\_\_

Will premise have music?  Yes  No

Approx  
25'  
2AM  
food  
served to  
within one  
hour of close

If Yes, what type of music?  Live musician  DJ  Juke box  Tapes/CDs/iPod

If other type, please describe

↳ Fri./Sat only

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

Please describe your sound system:

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.")

one employee will be responsible to insure that traffic and crowds do not cause congestion

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.

one employee will be designated to insure that the sidewalk does not become an irritation to the neighbors; the interior will be kept to a reasonable sound level at all times

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:

BAREBURGER (4)

Address: 85 2nd Ave; 514 Third Ave; 366 W. 46th St; 313 W. 57th St Community Board # 3/6/4

Dates of operation: 1/2012

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. CURRENTLY OWN + OPERATE

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

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? SEE ATTACHED

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

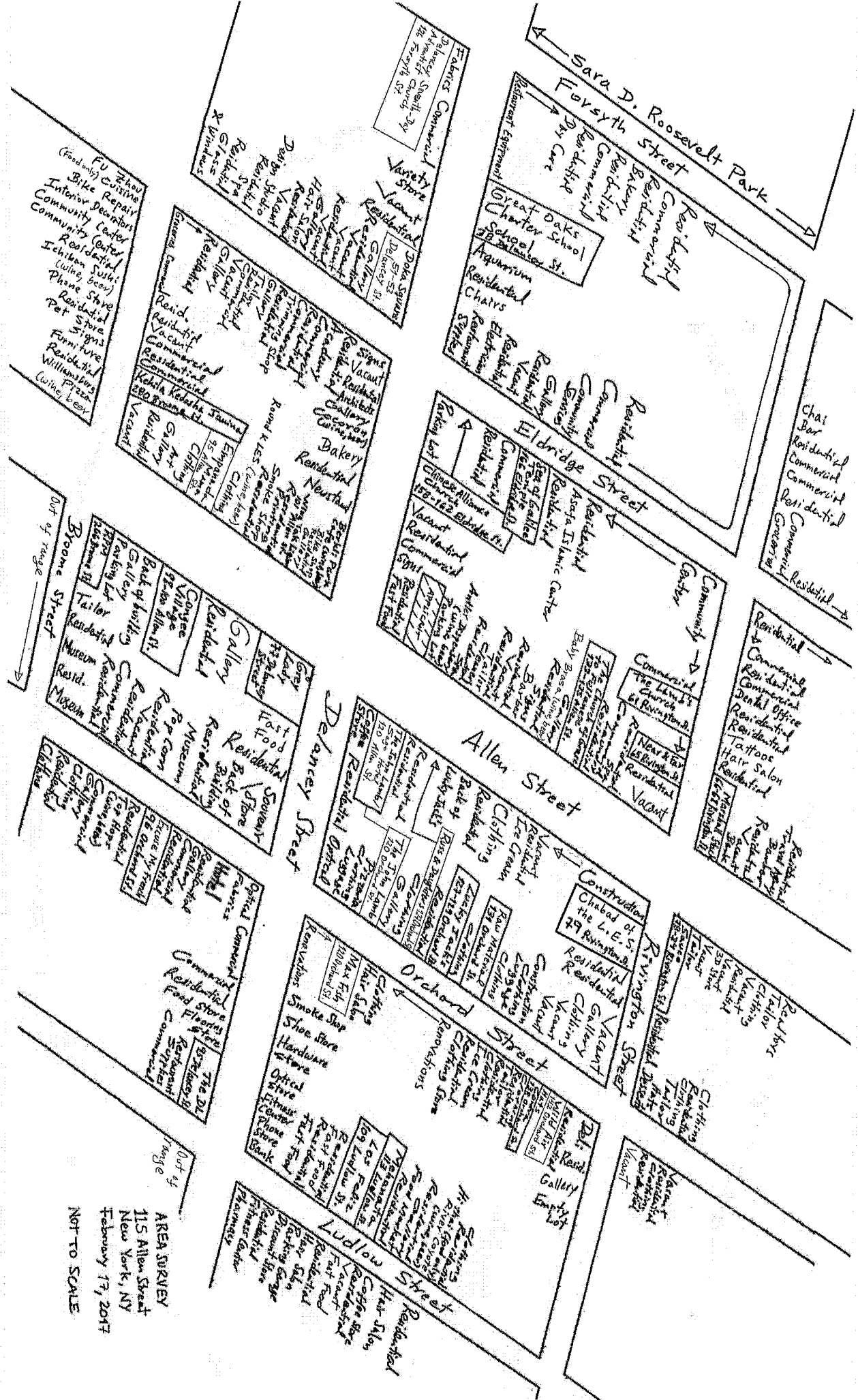
Is premise within 200 feet of any school or place of worship?  Yes  No

**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 \_\_\_\_\_.
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.



AREA SURVEY  
 115 Allen Street  
 New York, NY  
 February 17, 2017  
 NOT TO SCALE

Rivington Street



Vacant
Residential
Spa
Commercial
Laundromat
Residential
The Church of Grace to Fujianese 133-135 Allen St.
Gallery
Baby Brasa (wine, beer)
Residential
Signs
Barber
Residential
Vacant
Residential
Tailor
Cleaners
Residential
Spa
Antler Dispensary (wine, beer)
Parking lot
APPLICANT
Residential
Fast Food

BLOCK PLOT  
 115 Allen Street  
 New York, NY  
 February 17, 2017

NOT TO SCALE

Allen Street

Delancey Street

Construction



Vacant

Residential

Ice Cream

Clothing

Residential

Back of Lucky Jack's

Back of Russ & Daughter

Residential

Residential

The John Lamb/Sago Hotel  
120 Allen St.

Coffee Store

## Re: 115 Allen Street

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1. Doka Square - 51-53 Delancey Street - (304')
2. The John Lamb/Sago Hotel - 120 Allen Street - (138')
3. Wild Air - 142 Orchard Street - (380')
4. Contra - 138 Orchard Street - (356')
5. Mehanata - 113 Ludlow Street - (461')
6. Los Feliz - 109 Ludlow Street - (455')
7. The DL - 95 Delancey Street - (481')
8. Max Fish - 120 Orchard Street - (271')
9. Excuse my French - 96 Orchard Street - (428')
10. Russ & Daughter - 127 Orchard Street - (246')
11. Sauce - 78-84 Rivington Street - (427')
12. Raw Material - 131 Orchard Street - (269')
13. Lucky Jack's - 127-129 Orchard Street - (257')
14. Grey Lady - 77 Delancey Street - (240')
15. Congee Village - 98-100 Allen Street - (320')
16. RPM - 266 Broome Street - (478')
17. Marshall Stack - 66-68 Rivington Street - (403')
18. Near & Far - 65 Rivington Street - (357')
19. Empanada Mama - 95 Allen Street - (341')

### Schools & Churches

1. Great Oaks Charter School - 38 Delancey Street - (314')
2. The Lamb's Church - 61 Rivington Street - (369')
3. The Church of Grace to Fujianese - 133-135 Allen Street - (230')
4. Sea of Galilee Temple - 166 Eldridge Street - (205')
5. Chinese Alliance Church - 158-162 Eldridge Street - (114')
6. Kehila Kedosha Janina - 280 Broome Street - (455')
7. Delancey Seventh-Day Adventist Church - 126 Forsyth Street - (484')
8. Chabad of the L.E.S. - 79 Rivington Street - (391')