

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

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
- 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: _____

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: Restaurant

Corporation and trade name of current license: _____

APPLICANT:

Premise address: 59 2nd Ave., New York, NY 10003

Cross streets: E 3rd St & E 4th St

Name of applicant and all principals: Dim Sum Sam Inc.
Sam Yan (President)

Trade name (DBA): Dim Sum

PREMISE:

Type of building and number of floors: Mixed usage, totally 9th 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: _____

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? 152

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):

Primary zoning: R7A Commercial Overlay: C2-5

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) 11:00am --- 2:00pm everyday

Number of tables? 15 Total number of seats? 65

How many stand-up bars/ bar seats are located on the premise? One Service Bar

(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): 12' in length, 5'6" in width

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

What are the hours kitchen will be open? 11:00am everyday

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

How many employees will there be? 26

Do you have or plan to install French doors accordion doors or windows? N/A

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: _____

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? N/A

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) _____

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: Dim Sum Palace Inc. & Dim Sum Palace Yan Inc.

Address: 334 W 46th St. New York & 47 W 55th St., New York Community Board # _____

Dates of operation: 3/2015 & 9/2017

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 _____

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? 4

How many On-Premise (OP) liquor licenses are within 500 feet? 19

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 will operate a full-service restaurant, specifically a (type of restaurant) Chinese Dim Sum Restaurant
Chinese Dim Sum Restaurant, with a kitchen open and serving food during all hours of operation OR I have less than full-service kitchen but will serve food all hours of operation.
2. 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.
3. 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 _____.
4. I will play ambient recorded background music only.
5. 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.
6. I will not seek a change in class to a full on-premise liquor license without first obtaining approval from CB 3.
7. I will not participate in pub crawls or have party buses come to my establishment.
8. 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 _____.
9. I will not have wait lines outside. I will have a staff person responsible for ensuring no loitering, noise or crowds outside.
10. 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.

ATTENTION RESIDENTS & NEIGHBORS

Dim Sum Sam Inc.

Company/DBA Name and Contact Number for Questions

Plans to open a

Chinese Dim Sum Restaurant

(Please choose) Bar/Restaurant/Club and indicate if there will be a Sidewalk Café or Backyard Garden

at the following location

59 2nd Ave., New York, NY 10003

Building Number and Street Name (Address)

This establishment is seeking a license to serve

Liquor

Beer & Wine or Beer/Wine & Liquor

There will be an opportunity for public comment on

Monday, March 19, 2018 at 6:30pm

Public Hotel, 17th Floor, Ava Room

215 Chrystie Street (btwn Houston & Stanton Sts)

Date/Time/Location

Sam 917-691-3882

Applicant Contact Information

At COMMUNITY BOARD 3

SLA & DCA Licensing Committee Meeting

info@cb3manhattan.org - www.cb3manhattan.org

Proximity Report for Location:

March 5, 2018

59 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	440 ft
JCCSM INC	45 1ST AVE	815 ft
MRN LIQUOR INC	16 SAINT MARKS PL	1110 ft
ASTOR WINES & SPIRITS INC	399 LAFAYETTE STREET	1155 ft
ELIZABETH & VINE INC	269 BOWERY	1160 ft
SAKAYA INC	324 E 9TH STREET (WEST STORE)	1400 ft
EAST VILLAGE WINES & SPIRITS INC	138 1ST AVE	1530 ft

Churches within 500 Feet

Name	Approx. Distance
Church of the Nativity	385 ft

Schools within 500 Feet

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

Name	Address	Approx. Distance
STUDIO CAFFE LLC	CHELSEA PIERS 59 2ND LEVEL	35 ft
MEATH TRAILS INC	61 2ND AVENUE	55 ft
LIGHT SIDE CORP	60 2ND AVE.	75 ft
CJFM LLC	84 E 4TH ST	120 ft
WATERING HOLE OF 2ND AVE CORP, THE	68 2ND AVENUE	135 ft
EAST THIRD RESTAURANT CORP	29 E 3RD ST STORE 2	160 ft
J B MAX INC	86 E 4TH STREET	175 ft
VANESSA REALTY CORP	87 E 4TH STREET	215 ft
KRAINE INTERNATIONAL INC	85 E 4TH ST	220 ft
EASTVILLE COMEDY CLUB INC	85 E 4TH STREET	230 ft
KRAINE GALLERY BAR INC	85 E 4TH STREET	230 ft
EAST VILLAGE 4TH STREET CAFE INC	78 80 E 4TH STREET	250 ft
BARE CITY TWO LLC	85 2ND AVE	360 ft
PAPI LUIS CORP	32 E 2ND STREET	365 ft
TRIM CASTLE CORP	87 2ND AVE AKA 239 E 5TH ST	405 ft
KITCHEN TABLE INC	88B 2ND AVE	410 ft
SECOND STREET RESTAURANT LLC	29 E 2ND ST	445 ft

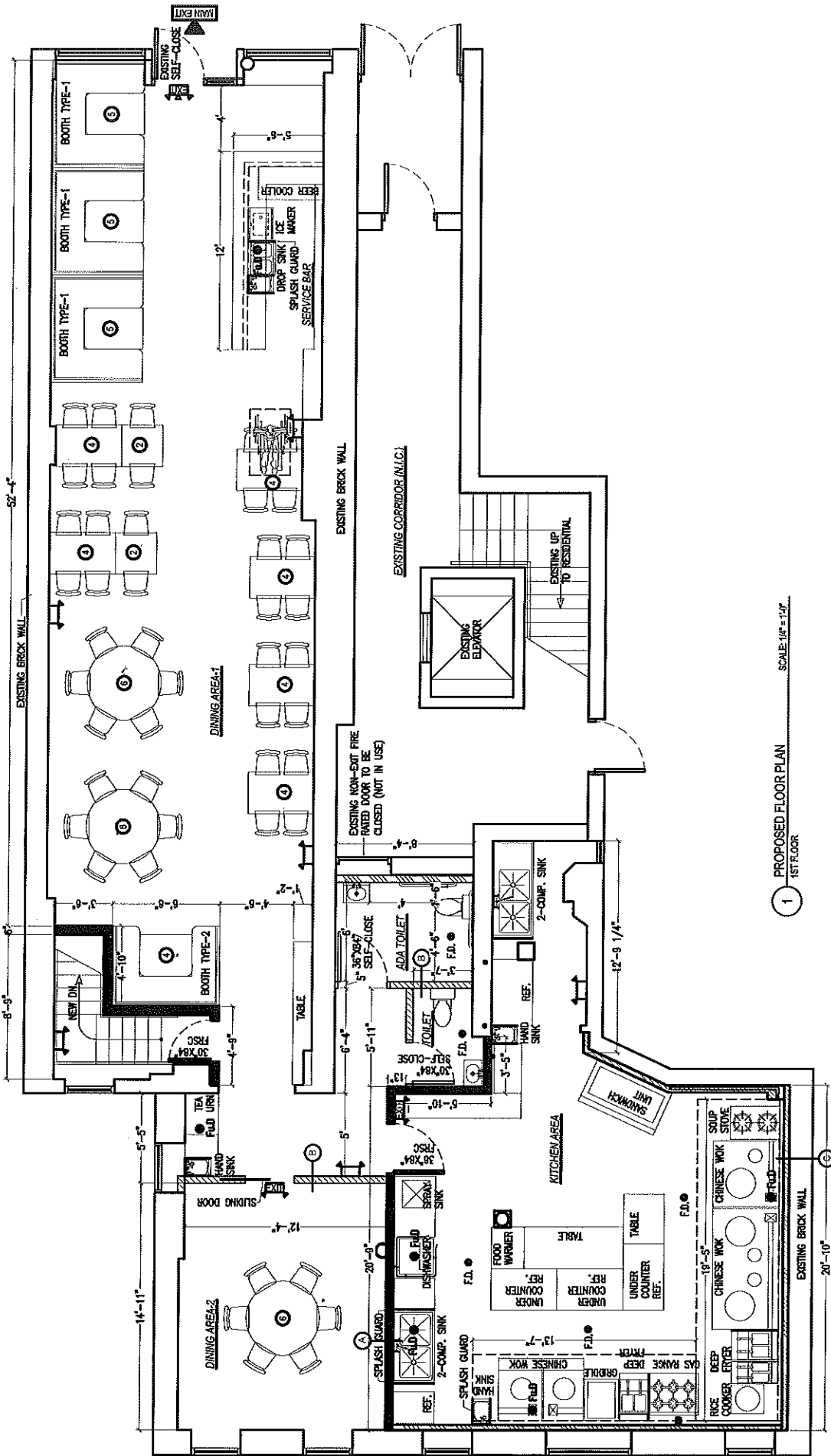
Name	Address	Approx. Distance
88 2ND AVE FOOD CORP	88 2ND AVE	470 ft
DAK 92 SECOND AVE CORP	92 2ND AVENUE	480 ft
KO EP LLC	8 EXTRA PL	500 ft
LOCAL 92 INC	92 2ND AVE NORTH STORE	520 ft
575 PUB ON SECOND INC	93 2ND AVE	520 ft
BOWERY F & B LLC AND E & S HOTEL OWNERS INC AS MGR	4 E 3RD ST	520 ft
POINT JUDITH LLC	96 2ND AVENUE	525 ft
PASTA SHOP LLC	325 BOWERY	525 ft
THE BOWERY HOTEL LLC	335 BOWERY AKA 4 E 3RD ST	530 ft
EAST PUB INC	359 361 BOWERY	530 ft
BOONSRI INC	95 2ND AVE	540 ft
355 WM RESTAURANT INC	355 BOWERY	545 ft
BOWERY TECH RESTAURANT LLC	327 BOWERY	565 ft
ROSS KELLY INC	237 E 5TH ST	570 ft
BLCH I LLC	99 2ND AVE	590 ft
WREN NEW YORK LLC, THE	344 BOWERY	600 ft
HAVELI RESTAURANT INC	100 2ND AVENUE	610 ft
BOWERY TIME LLC AND AGUILA & SOL LLC AS MANAGER	354 356 BOWERY	625 ft
EEMT INC	86 E 3RD ST	645 ft
BRICKLANE CURRY HOUSE INC	306 308 E 6TH ST	650 ft
BYTELOGICS INC	304 E 6TH ST	650 ft
FUN HAT LLC	308 E 6TH ST	670 ft
RSVP HOSPITALITY LLC	11 E 1ST ST	720 ft
VON DESIGN LTD	3 BLEECKER STREET	720 ft
9 EAST FIRST STREET LLC	9 E 1ST ST	725 ft
SCRATCHER CAFE INC,THE	209 EAST 5TH ST	730 ft
GARDEN CAFE ASSOC LP SULCATA CORP GP & 3LPS	40 EAST 4TH ST	740 ft

Pending Licenses within 750 Feet

Name	Address	Approx. Distance
FLOVE LLC	89 E 4TH ST	185 ft
HORSE TRADE MANAGEMENT GROUP	85 E 4TH ST	220 ft
SOOOH NYC INC	108 E 4TH ST	460 ft
THOMPSON PIZZA LLC	29 2ND AVE	525 ft

Unmapped licenses within zipcode of report location

Name	Address
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1 PROPOSED FLOOR PLAN
1ST FLOOR
SCALE: 1/4" = 1'-0"

DIM SUM SAM INC.
59 2ND AVE.
NEW YORK, NY 10003

DEPARTMENT OF HOUSING AND BUILDINGS
BOROUGH OF MANHATTAN, CITY OF NEW YORK

No. **260155**

Date **January 12, 1950**

CERTIFICATE OF OCCUPANCY

(Standard form adopted by the Board of Standards and Appeals and issued pursuant to Section 646 of the New York Charter, and Sections C.26-181.0 to C.26-187.0 inclusive Administrative Code 2.1.3.1. to 2.1.3.7. Building Code.)

This certificate supersedes C. O. No.

To the owner or owners of the building or premises:

THIS CERTIFIES that the ~~newly altered existing~~ building premises located at

57-59 Second Avenue

Block **459** Lot **32**

conforms substantially to the approved plans and specifications, and to the requirements of the building code and all other laws and ordinances, and of the rules and regulations of the Board of Standards and Appeals, applicable to a building of its class and kind at the time the permit was issued; and

CERTIFIES FURTHER that, any provisions of Section 646F of the New York Charter have been complied with as certified by a report of the Fire Commissioner to the Borough Superintendent.

Alt. No.— **260-1948**

Construction classification— **Class 1 Fireproof**

Occupancy classification— **New Law Tenement Pent House** stories, **85** feet.

Class A Mult.Dwell.

and **9**

Date of completion— **December 23, 1949**

Located in

Business

Use District,

B Area

Height Zone at time of issuance of permit **915-1949**

This certificate is issued subject to the limitations hereinafter specified and to the following resolutions of the Board of Standards and Appeals: (Calendar numbers to be inserted here)

PERMISSIBLE USE AND OCCUPANCY

STORY	LIVE LOADS Lbs. per Sq. Ft.	PERSONS ACCOMMODATED			USE
		MALE	FEMALE	TOTAL	
Cellar on ground					Boiler room and storage
1st story	100			152	store (restaurant)
2d to 9th story, incl.	40				four (4) apartments on each story.
Pent House	40				One (1) apartment.
					Standpipe system approved by Fire Department August 31, 1949
					Fuel Oil system approved by Fire Dept. August 25, 1949

Noodles

港式炒麵 1	Hong Kong Style Pan Fried Noodle	13.95
	Choice of: Pork, Chicken, Beef or Vegetable	
	Seafood (\$4 additional)	
各式炒河粉 2	Chow Fun	13.95
	Choice of: Pork, Chicken, Beef or Vegetable	
	Seafood (\$4 additional)	
各式撈麵 3	Lo Mein	13.95
	Choice of: Pork, Chicken, Beef or Vegetable	
	Seafood (\$4 additional)	
星洲炒米粉 4	Singapore Mei Fun	13.95
三絲豉油皇炒麵 5	Soy Sauce Stir-Fried Noodle w.	16.95
	Shredded Beef, Chicken & Ham	
大鵬鴛鴦米粉 6	House Special Seafood	17.95
北菇雞絲干燒伊麵 7	Braised E-Fu Noodle w.	17.95
	Shredded Chicken & Mushroom	
家鄉炒河粉 8	Home Town Style Chow Fun	17.95
XO醬鴨絲 9	Shredded Roast Duck Stir Fried	9.25
炒蘿蔔糕	Turnip Cake in XO Sauce	

Fried Rice

各式炒飯 1	Traditional Fried Rice	12.95
	Choice of: Pork, Chicken, Beef or Vegetable	
	Seafood (\$3 additional)	
上海炒飯 2	Shanghai Fried Rice w. Egg & Scallion	12.95
揚州炒飯 3	Young Chow Fried Rice	13.95
鹹魚雞粒炒飯 4	Salted Fish & Chicken Fried Rice	16.95
金提臘味臘粒炒飯 5	Chinese Sausage, Broccoli & Grape Fried Rice	16.95
金雙旦炒飯 6	House Special Seafood Fried Rice	17.95

Noodle Soup

Choice of Egg Noodle, Mei Fun, Ho Fun
湯麵、湯米粉或湯河粉

雪菜肉絲湯麵 1	Preserved Veg w. Pork Noodle Soup	10.95
蝦仁湯麵 2	Shrimp Noodle Soup	10.95
榨菜雞絲湯麵 3	Preserved Veg & Chicken Noodle Soup	10.95
牛肉湯麵 4	Sliced Beef & Mushroom Noodle Soup	10.95
酸菜魚片湯麵 5	Sour Cabbage Fish Fillet Noodle Soup	10.95
雲吞湯麵 6	Wonton Noodle Soup	10.95
雜菜湯麵 7	Mix Vegetables Noodle Soup	10.95
什菌湯麵 8	Mix Mushroom Noodle Soup	10.95
海鮮湯麵 9	Seafood Noodle Soup	12.95
本樓湯伊面 10	House E-Fu Noodle Soup	18.95
	Jumbo shrimp & crabmeat	

Congee

花蜆粥 1	Clam Congee (For 4)	18.95
原隻龍蝦粥 2	Whole Lobster Congee	36.95

Hot & Spicy

Lunch Special

We Served Lunch Special To Go

7 Days a Week (11:30am - 4:00pm)

Choice of Rice: White Rice, Brown Rice or Vegetable Fried Rice
Choice of Soup: Hot & Sour or Chicken w. Corn Soup

甜酸雞 1	Chicken w. Sweet & Sour Sauce	9.25
左宗雞 2	General Tso's Chicken	9.25
宮保雞丁 3	Kung Po Chicken	9.25
芥蘭雞 4	Chicken with Broccoli	9.25
魚香雞 5	Chicken with Garlic Sauce	9.25
豉汁雞片 6	Chicken with Black Bean Sauce	9.25
芥蘭牛 7	Beef with Broccoli	9.25
青椒牛 8	Pepper Steak	9.25
豆仔牛 9	Beef with String Bean	9.25
京爆牛 10	Beef with Ginger & Scallion	9.25
京蔥骨 11	Peking Pork Chop	9.25
蓮藕西芹炒肉片 12	Sliced Pork w. Lotus Root & Celery	9.25
魚香肉絲 13	Pork with Garlic Sauce	9.25
麻婆豆腐 14	Ma Po Tofu w. Minced Pork	9.25
干煸四季豆 15	String Bean w. Minced Pork	9.25
魚香茄子 16	Eggplant w. Garlic Sauce & Minced Pork	9.25
冬菇扒菜膽 17	Baby Pok Choy with Mushroom	9.25
炒雜菜 18	Sauteed Mixed Vegetable	9.25
醬爆雙丁 19	Sauteed Baby Shrimp & Chicken	9.25
蝦仁炒蛋 20	Scrambled Egg with Baby Shrimp	9.25
豆腐魚片 21	Fish Fillet with Tofu	9.25
糖醋魚片 22	Fish Fillet w. Sweet & Sour Sauce	9.25
揚州炒飯 23	Young Chow Fried Rice	10.25
生炒牛肉飯 24	Minced Beef Fried Rice	10.25
干炒牛河 25	Beef Chow Fun	10.25
豉油皇炒麵 26	Soy Sauce Stir-Fried Noodle	10.25
星洲炒米粉 27	Singapore Rice Noodle	10.25
雞撈麵 28	Chicken Lo Mein	10.25

Weekend & Holiday Special

蝦腸粉 1	Shrimp Rice Noodle Rolls	5.95
叉燒腸粉 2	Roast Pork Rice Noodle Rolls	5.95
牛肉腸粉 3	Beef Rice Noodle Rolls	5.95
脆皮羅漢齋腸粉 4	Crispy Vegetable Rice Noodle Roll	6.95



DIM SUM MENU

Served from 11am to 3pm



金滿庭
Dim Sum
PALACE



點心拼盤 \$13.25
Palace Dim Sum Platter (6)



京蔥餃 \$4.25
Pork and Chive Dumpling (3)



燒賣皇 \$4.25
Shu Mai (Shrimp & Pork) (4)



叉燒包 \$5.25
BBQ Pork Buns (3)



素菜春卷 \$3.95
Vegetable Spring Roll (2)



綠茶圓 \$4.25
Crispy Green Tea Rice Ball (3)



素菜點心拼盤 \$13.25
Vegetarian Dim Sum Platter (8)



素菜鮮蝦餃 \$5.25
Steamed Shrimp & Chives Dumplings (3)



雞燒賣 \$4.25
Chicken Shu Mai (4)



鮮蝦菜肉包 \$5.25
Pork & Shrimp w. Veg Bun (3)



香脆蝦卷 \$5.25
Shrimp Roll (3)



麻蓉蓮蓉球 \$4.25
Sweet Sesame Ball (3)



蝦餃 \$5.25
Shrimp Dumpling (4)



潮州粉果 \$5.25
Chou Zhou Dumplings w. Pork & Peanut (3)



海鮮燒賣 \$5.25
Seafood Shu Mai (4)



上海小籠包 \$7.25
Shanghai Juicy Pork Bun (6)



蔥絲春卷 \$6.25
Shredded Roast Duck Spring Roll (3)



菠蘿芝士蝦卷 \$5.25
Pineapple Cheese Wonton (4)



海鮮豆腐餃 \$5.25
Seafood Peashoot Dumpling (3)



羅漢齋餃 \$5.25
Buddha Delight Dumpling (3)



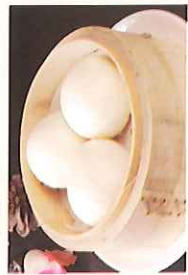
豉汁蒸排骨 \$4.25
Steamed Spare Ribs w/ Olive Sauce



蟹肉小籠包 \$9.25
Crabmeat Juicy Pork Bun (6)



蔥油餅 \$5.95
Scallion Pancakes



奶皇流沙包 \$5.25
Sweet Egg Yolk Creamy Bun (3)



香茜芋蔥餃 \$4.25
Taro Chiantrio & Pork Dumpling (3)



三菇餃 \$5.25
Mixed Mushroom Dumpling (3)



鳳爪 \$4.25
Chicken Feet



煎香蔥油餅 \$5.95
Pan Fried Pork & Chives Dumplings (3)



蒜香排骨 \$7.25
Crispy Garlic Spare Ribs



皮蛋瘦肉粥 \$5.95
Pork & Thousand Year Egg Congee



鴨絲餃 \$5.25
Shredded Roast Duck Dumpling (3)



竹筴餃 \$5.25
Bamboo Shoot Dumpling (3)



客家釀豆腐 \$5.25
Shrimp Stuffed Tofu (3)



煎鮮蝦韭菜餃 \$5.95
Pan Fried Shrimp & Chives Dumplings (3)



煎蘿蔔糕 \$5.95
Pan Fried Turnip Cake



椰汁糕 \$5.25
Coconut Cake (3)



雞肉餃 \$4.25
Chicken Dumpling (3)



毛豆餃 \$5.25
Soy Bean Dumpling (3)



珍珠羹 \$5.25
Sticky Rice w/ Pork Wrapped in Lotus Leaf (2)



生煎包 \$5.95
Pan Fried Tiny Bun (3) (Pork, Shrimp & Veg)



椒鹽焗雞 \$10.25
Salt & Pepper Jumbo Shrimp (w/Steal)



水果盤 \$8.25
Fresh Fruit Platter