

Meeting Date: October 2021

APPLICANT INFORMATION:

Name of applicant(s): Maman Hudson Square LLC

Trade name (DBA): Maman

Premises address: 375 Hudson Street - Suite 103

Cross Streets and other addresses used for building/premise:
West Houston Street and King Street

CONTACT INFORMATION:

Principal(s) Name(s): Benjamin Sormonte - and see attached list

Office or Home Address: [REDACTED]

City, State, Zip: New York, New York [REDACTED]

Telephone #: [REDACTED] email : [REDACTED]

Landlord Name / Contact: [REDACTED]

Landlord's Telephone and Fax: [REDACTED]

NAMES OF ALL PRINCIPAL(s): NAMES / LOCATIONS OF PAST / CURRENT LICENSES HELD

See attached list _____

Briefly describe the proposed operation (i.e. "We are a family restaurant that will focus on..."):
Maman recently opened its restaurant bakery on January 18, 2021. The new Maman is continuing the tradition of its founders Benjamin Sormonte and Elisa Marshall - Guests are greeted by the scent of culinary splendor that wafts throughout the space with a rustic décor, aroma and comfort of cuisines inspired by family traditions and the highest quality of locally sourced ingredients. Maman will host events ranging from cake decorating, learning how to make cheese fondue, creating and photographing floral arrangements to birthday parties, bridal showers and baby showers.

WHAT TYPE(S) OF LICENSE(S) ARE YOU APPLYING FOR (MARK ALL THAT APPLY):

a new liquor license (Restaurant Tavern / On premise liquor Other)

an UPGRADE of an existing Liquor License

an ALTERATION of an existing Liquor License

a TRANSFER of an existing Liquor License

a HOTEL Liquor License

a DCA CABARET License

a CATERING / CABARET Liquor License

a BEER and WINE License

a RENEWAL of an existing Liquor License

an OFF-PREMISE License (retail)

OTHER : _____

If upgrade, alteration, or transfer, please describe specific nature of changes:

(Please include physical or operational changes including hours, services, occupancy, ownership, etc.)

N/A

If this is for a new application, please list previous use of location for the last 5 years:

LPQ King & Hudson Inc dba Le Pain Quotidien, a restaurant bakery from March 2016 to February 2020.

Is any license under the ABC Law currently active at this location? yes no

If yes, what is the name of current / previous licensee, license # and expiration date: N/A

Have any other licenses under the ABC Law been in effect in the last 10 years at this location?

yes no

If yes, please list DBA names and dates of operation:

LPQ King & Hudson Inc dba Le Pain Quotidien with a full liquor license from March 2016 to February 2020.

PREMISES:

By what right does the applicant have possession of the premises?

Own Lease Sub-lease Binding Contract to acquire real property other: _____

Type of Building: Residential Commercial Mixed (Res/Com) Other: _____

Number of floor: 21 Year Built : 1987

Describe neighboring buildings:
Commercial

Zoning Designation: M1-6

Zoning Overlay or Special Designation (applicable) None

Block and Lot Number: 599 / 64

Does the premise occupy more than one building, zoning lot, tax lot or more than one floor? yes no

Is the premise located in a historic district? yes no

(if yes, have all exterior changes or changes governed by the Landmarks Preservation Commission (LPC) been approved by the LPC? yes no, please explain : N/A

Will any outside area or sidewalk café be used for the sale or consumption of alcoholic beverages? (including sidewalk, roof and yard space) no yes : explain Privately Owned Public Space as designated by NYC Department of Buildings

What is the proposed Occupancy? 111

Does the premise currently have a valid Certificate of Occupancy (C of O) and all appropriate permits?

no yes See enclosed Certificate of Occupancy

If yes, what is the maximum occupancy for the premises? 111

If yes, what is the use group for the premises? Use Group 6

If yes, is proposed occupancy permitted? yes no, explain : _____

If your occupancy is 75 or greater, do you plan to apply for Public Assembly permit? yes no

Do you plan to file for changes to the Certificate of Occupancy? yes no
(if yes, please provide copy of application to the NYC DOB)

Will the façade or signage be changed from what currently exist at the premise? no yes

(if yes, please describe: The establishment recently opened on January 18, 2021 and installed signage showing the trade name - Maman

INTERIOR OF PREMISES:

3,573 total square feet
3,073 square feet interior

What is the total licensed square footage of the premises? 500 square feet exterior sidewalk cafe space

If more than one floor, please specify square footage by floors: N/A

If there is a sidewalk café, rear yard, rooftop, or outside space, what is the square footage of the area?

Yes, Privately Owned Public Space=500 square feet sidewalk cafe

If more than one floor, what is the access between floors? N/A

How many entrances are there? 1 How many exits? 1 How many bathrooms ? 2

Is there access to other parts of the building? no yes, explain: _____

OVERALL SEATING INFORMATION:

Total number of tables? 53** Total table seats? 106** ****Interior Tables= 34 and Seats= 68
Exterior POPS Tables= 19 and Seats= 38**

Total number of bars? 1 Total bar seats? None

Total number of "other" seats? _____ please explain : N/A

Total OVERALL number of seats in Premises : 106

BARS:

How many *stand-up bars / bar seats are being applied for on the premises? Bars 1 Seats None

How many service bars are being applied for on the premises? None

Any food counters? no yes, describe : Counter for take out items

For Alterations and Upgrades:

Please describe all current and existing bars / bar seats and specific changes: N/A

* A stand-up bar is any bar or counter (whether seating or not) over which a member of the public can order, pay for and receive food and alcoholic beverages.

PROPOSED METHOD OF OPERATION:

What type of establishment will this be? (check all that apply)

Bar Bar & Food Restaurant Club/ Cabaret Hotel Other: Bakery

What are the Hours of Operation?

Sunday: 8am to 11pm Monday: 730am to 11pm Tuesday: 730am to 11pm Wednesday: 730am to 11pm Thursday: 730am to 11pm Friday: 730am to 11pm Saturday: 8am to 11pm

Will the business employ a manager? ___ no yes, name / experience if known : Bryan Gallant
See enclosed resume

Will there be security personnel? no ___ yes(if yes, what nights and how many?) _____

Do you have or plan to install French doors, accordion doors or windows that open? no ___ yes

If yes, please describe : N/A

Will you have TV's ? no ___ yes (how many?) _____

Type of MUSIC / ENTERTAINMENT: ___ Live Music ___ Live DJ ___ Juke Box Ipod / CDs ___ none

Expected Volume level: Background (quiet) ___ Entertainment level ___ Amplified Music
(check all that apply)

Do you have or plan to install soundproofing? ___ no yes

IF YES, will you be using a professional sound engineer? N/A

Please describe your sound system and sound proofing: 6 speakers and we are only playing background music.

Drop ceiling and fake floral arrangement (see picture enclosed). Please note that the drop ceiling is about 4 feet below the actual ceiling.

Will you be permitting: ___ promoted events ___ scheduled performances ___ outside promoters

___ any events at which a cover fee is charged? private parties

Do you have plans to manage or address vehicular traffic and crowd control on the sidewalk caused by your establishment? no ___ yes (if yes, please attach plans)

Will you be utilizing ___ ropes ___ movable barriers ___ other outside equipment (describe) _____

N/A

Are your premises within 200 feet of any school, church or place of worship? no ___ yes

If there is a school, church or place of worship within 200 feet of your premises or on the same block, please submit a block plot diagram or area map showing its' location in proximity to your applicant premises (no larger than 8 ½ " x 11").

Indicate the distance in feet from the proposed premise:

Name of School / Church: _____

Address: _____ Distance: _____

Name of School / Church: _____

Address: _____ Distance: _____

Name of School / Church: _____

Address: _____ Distance: _____

Please provide contact information for Residents / Community Board and confirm that if complaints are made you will address it immediately.

Contact Person: Benjamin Sormonte Phone: [REDACTED]

Address: [REDACTED]

Email : [REDACTED]

Application submitted on behalf of the applicant by:

Donald M. Bernstein

Signature

Print or Type Name Donald M. Bernstein, Esq.

Title Counsel for applicant

Thank you for your cooperation. Please return this questionnaire along with the other required documents as soon as you can. This will expedite your application and avoid any unnecessary delays. Use additional pages if necessary.



Community Board 2, Manhattan
SLA Licensing Committee
Carter Booth, Co-Chair
Robert Ely, Co-Chair

List of Owners for Maman Hudson Square LLC

Benjamin Sormonte
Elizabeth Marshall
Julien Sormonte
Patrice Jacques Louis Cavalier
TriSpan RS Loch Tay LP**

List of Current Licenses Held by Owners

Sugar Beets Inc dba Maman
239 Centre Street
New York, New York 10013
Serial No. 1288497
October 2014 to Present/ Liquor License issued November 2015

Maman Tribeca LLLC dba Maman
211 A West Broadway
New York, New York 10013
Serial No. 1289663
December 2015 to present

Maman Washington Square LLC
23 East 10th Street
New York, New York 10003
Serial No. 1335522
February 2021 to present/ Liquor License issued July 2021

Previous License Held License by Owners

Maman Greenpoint LLC
80 Kent Street
Brooklyn, New York 11222
Serial No. 1290868
July 2016 to present / Liquor license expired June 2018

Previous Licenses Held by Benjamin Sormonte

Supernatural Wine Inc.
247 249 Center Street
New York, New York 10013
Serial No. 1276029
Officer from January 2014 to September 2015

Experimental Beach Ibiza
Cap des Falco / Ibiza – Spain
Officer from April 2013 to June 2014

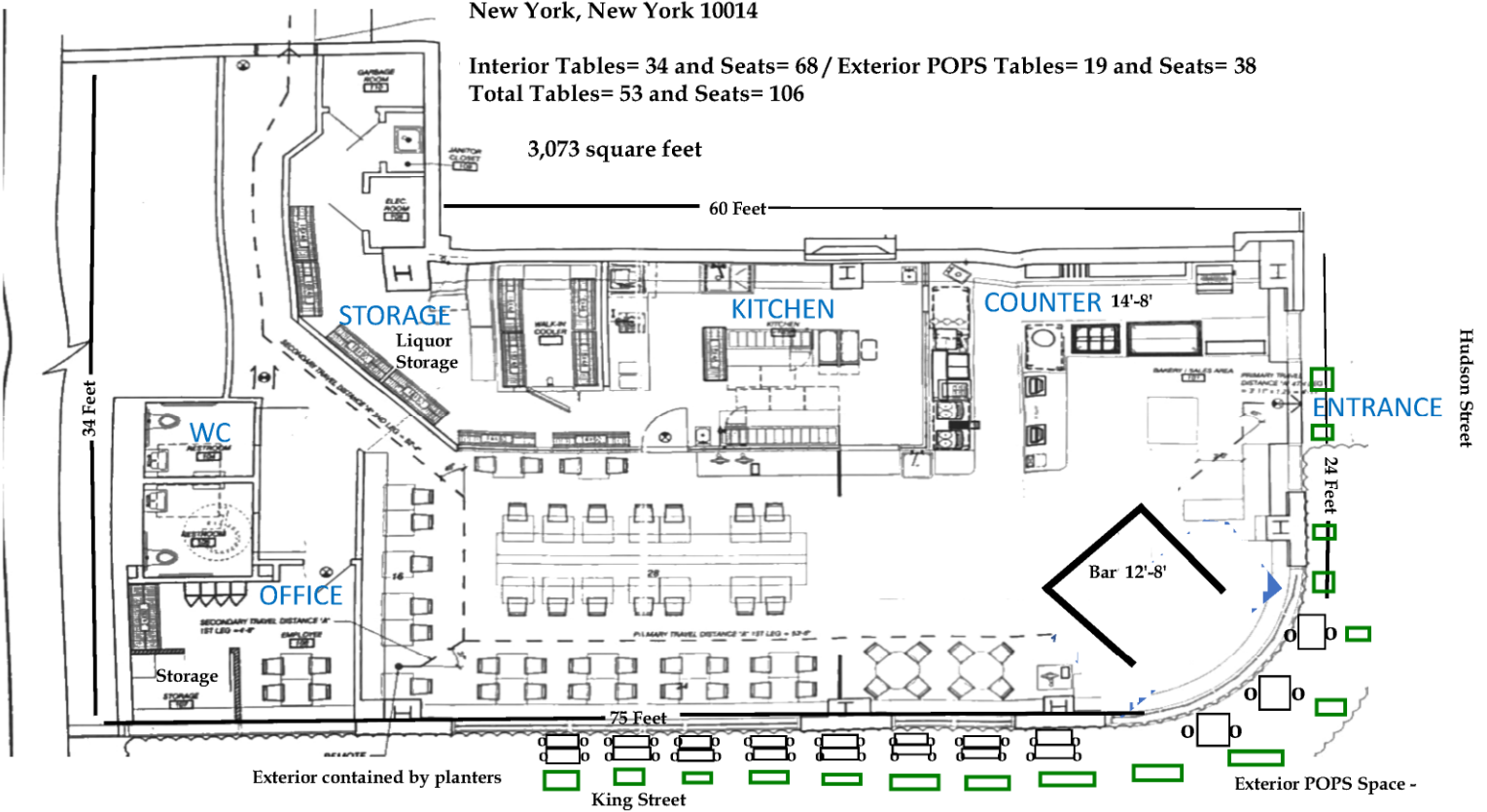
**An affiliate of TriSpan has acquired an interest in the Rosa Mexican brand of licenses; and, another affiliate of TriSpan holds a beer and wine license for:

HRK Foods LLC
dba Naya
1057 Second Avenue
New York, New York 10022
Serial No. 1205429

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New York, New York 10014

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Total Tables= 53 and Seats= 106

3,073 square feet



Maman Hudson Square LLC dba Maman / 375 Hudson Street - Suite 102
New York, New York 10014

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Proposed Table Layout

