APPLICANT INFORMATION:

Name of applicant(s):	BEN CROFTON	×	
Trade name (DBA):	MANNELA		
Premises address:	130 Prince Street		

Cross Streets and other addresses used for building/premise:

Prince Street, Wooster Street

CONTACT INFORMATION:

Principal(s) Name(s): BEN	CROFTON	
Office or Home Address:	И	_
City, State, Zip:		
Telephone #:		
Landlord Name / Contact:	FLEWOOD PARTNERS LL	. C
Landlord's Telephone and Fax:		
NAMES OF ALL PRINCIPAL(s):	NAMES / LOCATIONS OF PAST / CI	JRRENT LICENSES HELD
Iwan and Manuela Wirth	Manuela's, 907 E 3rd St, Los An	geles, CA 90013
	Roth Bar & Grill, Bruton, Somerset, UK	Fife Arms, Braemar, Scotland
	Audley Public House and Mount Stree	et Restaurant, Mayfair, London

Briefly describe the proposed operation (i.e. "We are a family restaurant that will focus on..."):

We will be opening a restaurant and cafe/bar with artist interventions offering a community/neighborhood vibe. Dur menu is modern heritage American with regenerative agriculture and sustainability at its forefront.

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

- $\underline{\times}$ a new liquor license ($\underline{\times}$ 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.)

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

RETAIL + OFFICE GRAVE

Is any license under the ABC Law currently active at this location?	yes	_≯_no	
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If yes, what is the name of current / previous licensee, license # and expiration date:

Have any other licenses under the ABC Law been in effect in the last 10 years at this location? _____ yes $\underline{\times}$ no

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

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 CommercialMixed (Res/Com) Other:
Number of floor:6Year Built :1925
Describe neighboring buildings: 140 Prince Street - multi-family co-op elevator building 115 Wooster Street - Mixed residential & commercial retail
Zoning District: M1-5/R7Z Zoning Designation: <u>Zoning Use Group: 6</u> , 16
Zoning Overlay or Special Designation (applicable) SNX
Block and Lot Number:/ 15
Does the premise occupy more than one building, zoning lot, tax lot or more than one floor? yes X no
Is the premise located in a historic district? X yes no
(if yes, have all exterior changes or changes governed by the Landmarks Preservation Commission (LPC) been approved by the LPC?yesno, please explain : Modifications will be submitted for LPC review/approval prior to submitting for permit 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
What is the proposed Occupancy? 261 on ground floor, 10 in cellar
Does the premise currently have a valid Certificate of Occupancy (C of O) and all appropriate permits?
If yes, what is the maximum occupancy for the premises? Bar/Cafe: 27; Interior Dining: 116
If yes, what is the use group for the premises?UG6
If yes, is proposed occupancy permitted? YES yesno, explain :
If your occupancy is 75 or greater, do you plan to apply for Public Assembly permit? X yesno
Do you plan to file for changes to the Certificate of Occupancy?yes _Xno pending approval of current (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 pending LPC approval
(if ves, please describe:

INTERIOR OF PREMISES:

What is the total licensed square footage of the premises?Cellar: 2,644	sf; Ground Floor 4,415 sf
If more than one floor, please specify square footage by floors: 4,295 U	SF on the Ground Floor,
If there is a sidewalk café, rear yard, rooftop, or outside space, what is the	
Sidewalk cafe, approx 285sf	
If more than one floor, what is the access between floors? A stair and ar	elevator will be provided
How many entrances are there? 5 How many exits? 5 How	many bathrooms ? <u>8</u>
Is there access to other parts of the building? no yes, explain:	the back of house kitchen and restrooms will serve the black box theater in
OVERALL SEATING INFORMATION:	the cellar
Total number of tables? 36 Total table seats? 116	
Total number of bars? Total bar seats?	
Total number of "other" seats? please explain :	
Total OVERALL number of seats in Premises : 143	
BARS:	
How many *stand-up bars / bar seats are being applied for on the premise	es? Bars 2 Seats 27
How many service bars are being applied for on the premises?	
Any food counters? X no yes, describe :	1 d
For Alterations and Upgrades:	
Please describe all current and existing bars / bar seats and specific chan	ges: NIA
* A stand-up bar is any bar or counter (whether seating or not) over which pay for and receive food and alcoholic beverages.	a member of the public can order,
PROPOSED METHOD OF OPERATION:	

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

____Bar _x_Bar & Food _X_Restaurant ___Club/ Cabaret ___Hotel __Other: __JUST RESTAURANT, not Bar & Fo

What are the Hours of Operation?

1 -

Sunday:	Monday:	Tuesday:	Wednesday:	Thursday:	Friday:	Saturday:	
Ram llon	1 8ama 11pm	8am to 11pm	8am to 11pm	8am to 11pm	8am to 12am	<u>8am</u> to <u>12</u> am	
Will the busi	ness employ	a manager?	no \times yes,	name / experienc	ce if known : _	NOT KNO	WN
			vec/ if ve	es, what nights an oors or windows t	d how many?)	
			(how many?) _				
				Live DJJu			none
Expected V (check all th	olume level: nat apply)	$\underline{\times}$ Backgroun	nd (quiet)l	Entertainment leve	əl Amplif	ied Music	
Do you hav	e or plan to i	nstall soundproo	ofing?no	X yes			
IF YES, wil	you be using	g a professional	sound enginee	r? <u>yes</u>			
Please des	cribe your so	und system and	t sound proofing	e: sound isolated height and ins acoustic treat		l equipment, fu between tenan Ils as needed	
			charged? <u>×</u>	eduled performan			
establishm	ient? <u>X</u> n	oyes (it ;	yes, please alla				
Will you b	e utilizing N 0	ropes1	movable barrier	sother outsi	de equipment	(describe)	-
If there is	oremises with a school, c		of worship wit or area map sl	ch or place of wors thin 200 feet of ye howing its' locati	our premises	or on the same	e block, licant
			proposed premis				
Address:					Distance		
Name of	School / Chu	rch:	and a start of the start of t			and the second	

Address:	an de la companya de	Distance:
Name of School / (Church:	
Address:		Distance:
Please provide cor you will address it		its / Community Board and confirm that if complaints are made
Contact Person: _	Ben Crofton	Phone:
Email :	n@artfarm.com	
	lutter beha	lication submitted on If of the applicant by: App and Signature
	Print or Type Name	Nathew D. Viggrand Vice President, Real Estate Kasiver

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.

0016 2

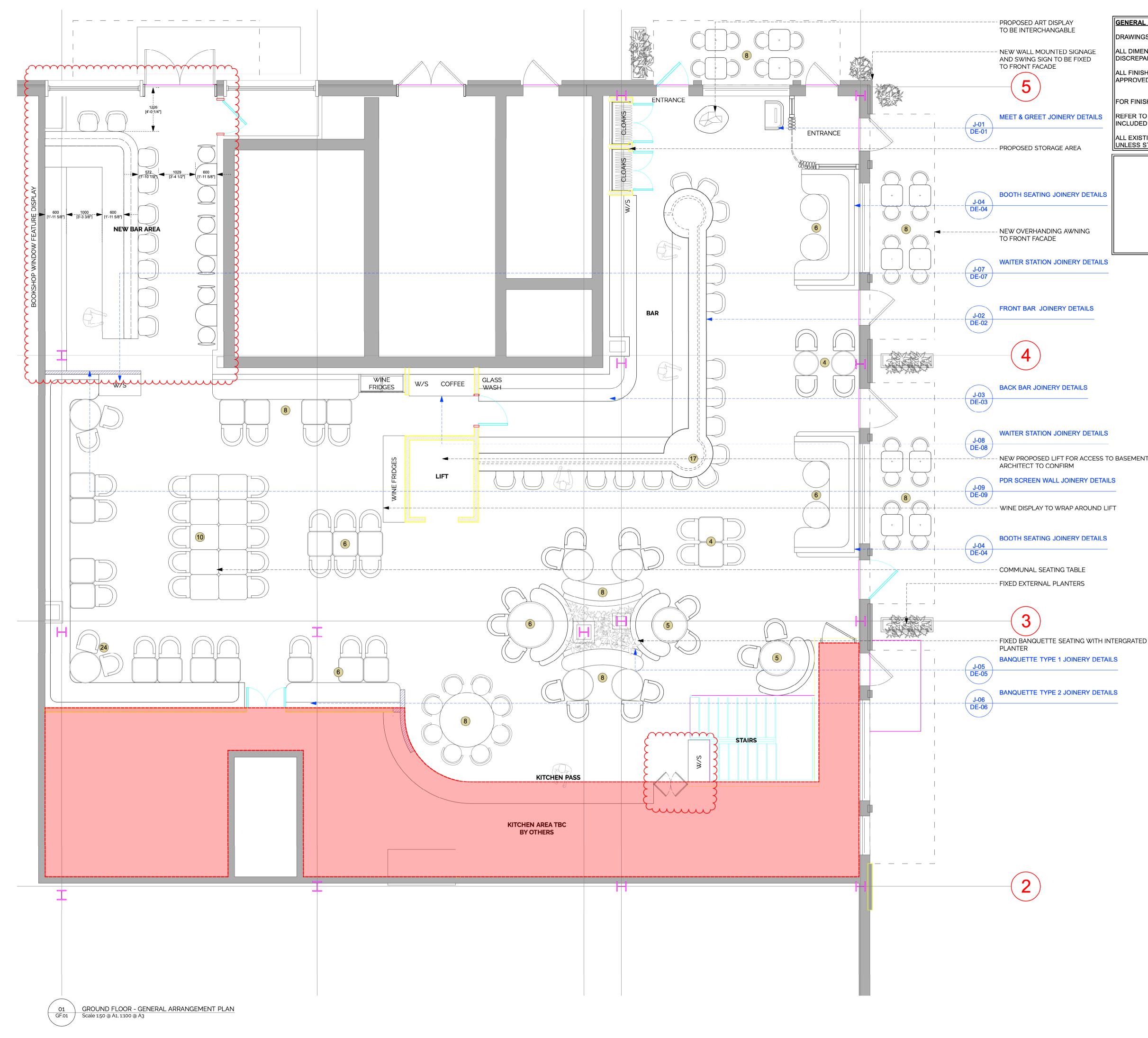
Community Board 2, Manhattan SLA Licensing Committee Carter Booth, Co-Chair Robert Ely, Co-Chair

ADDENDUM FOR OUTDOOR SEATING r a Lquor License Application that includes any outdoor areas, please complete the following: Submit a diagram of outdoor seating indicating length and width of area(s) and location of all tables and chairs. Include all obstructions (trees, fire hydrants, proximity to bus stops, bike racks, signs, etc.). Submit photos of the premises where the sidewalk café and/or roadbed will be located. Required photos show one frontal, one left and one right side view of proposed sidewalk café and/or roadbed. - Photos must show complete sidewalk and/or roadway area where sidewalk café and/or roadbed. - If seating is in a rear yard show photos of yard and surrounding area, including upper view of adjacent buildings. Sidewalk café will have no more than (<i>If premises is located on a corner please indicate for both streets</i>): 0							
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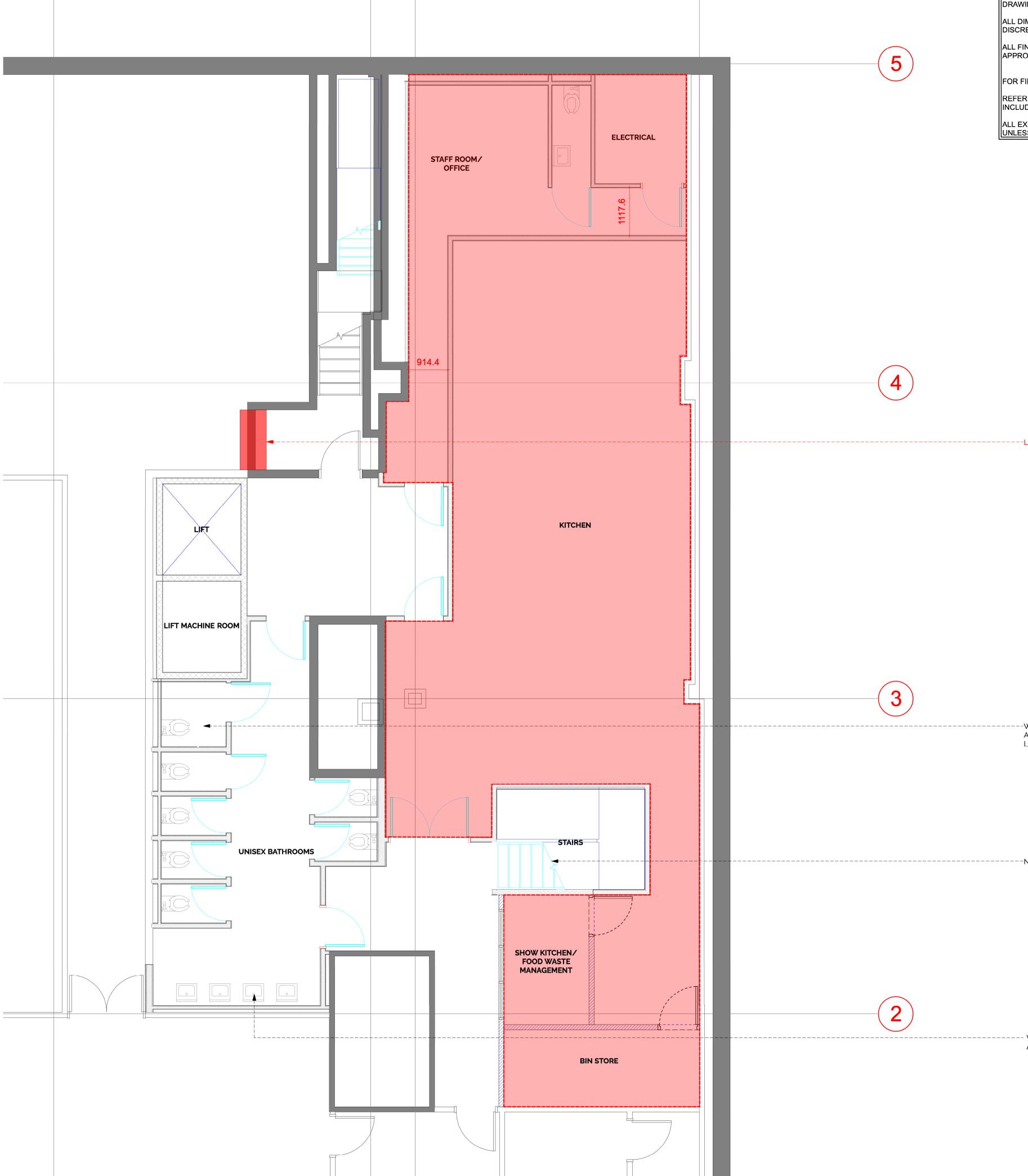
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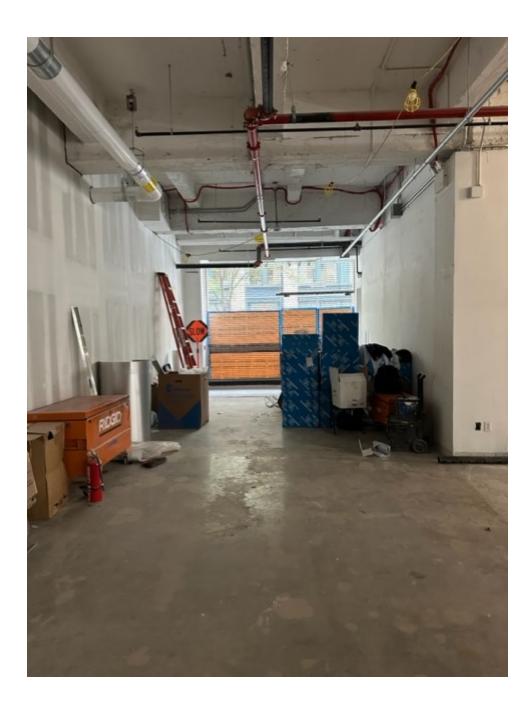


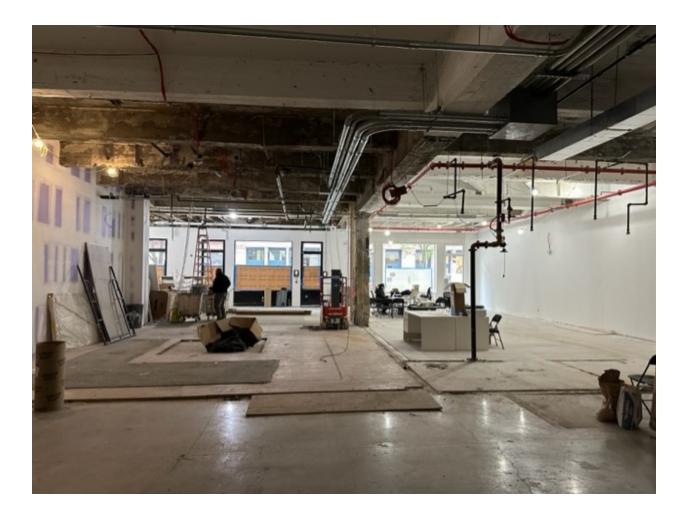
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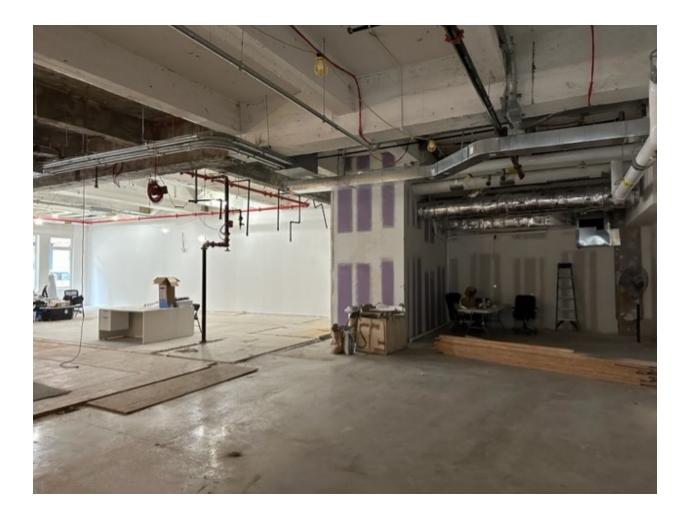


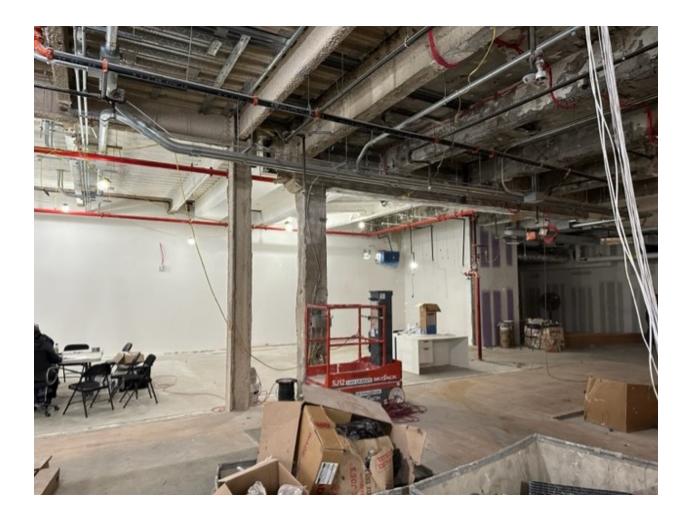


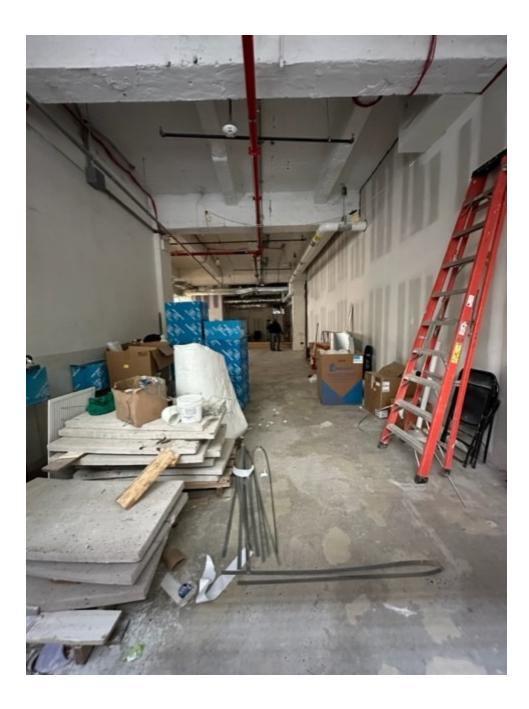
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SOHO, NYC - MOCK SUMMER MENU/2023*

appetizers

Olives, coriander, fennel, citrus 6 Smoked albacore dip & Carolina gold rice crackers 13 Cream biscuits, steen's butter, Colonel Newsom's aged country ham 12 Cast iron cornbread, hooks aged cheddar, poblano, cultured honey butter 12 Potted rillette, Pimento cheese, house pickles, peach mostarda, grilled sourdough 13 Potted pink shrimp, cocktail sauce, benne wafers 14 Hamachi ceviche, ground cherries, Serrano, coriander, Okinawa purple potato chips 18 Ocean trout tartare, red onion, capers, colatura vinaigrette, garlic toast 19 Gold Coast Oysters (CA), lemon verbena fennel mignonette, lemon 18 Barbecued gulf oysters (FL), ramp butter, parmesan, bread crumbs 18 Akara pea fritters, farmer's cheese, agave 11 Purple barley crisps & garden of lettuces, green goddess, shallot spice 10

salads

Baby lettuces, red onion, radish, basil, sunflower dukkha, lemon & dill 12 Lentils du puy, garden mustard greens, poached egg, toasted shallot vinaigrette 14 Wild arugula, brooks cherries, Holmquist hazelnuts, cana de cabra 15 Siberian kale, watermelon radish, mexicola avocado, fiore sardo, olive oil & lemon 15 Nectarines, chicories, red onion, guindilla pepper, oregano 15 Cherokee tomatoes, blue crab dressing, scallion, benne seeds 19 Burrata, charred cucumber, smoked trout roe, urfa pepper 19

market vegetables

Ember roasted romanesco and cauliflower, date vinegar, almonds, parsley 12 Blistered snap peas, black quinoa, sesame date butter, feta 12 Ember roasted endive, raclette, pickled pepper 14 Charred Broccolini, pickled garlic vinaigrette, cumin yogurt, virginia red skinned peanuts 14 Grilled okra, house ricotta, smoked tomato vinaigrette 14 Brentwood corn esquites, roasted poblano, coriander 12 Ember roasted elm oyster mushroom, charred leek aioli, sorrel, malt vinegar 20 Crisp butterball potatoes, creme fraiche, pickled onion, shishito, fresh horseradish 12

plates

Venison burger, brioche, pickled green tomato, fried leeks, roasted garlic aioli 24. Bouchot mussels, collards, pot liquor, smoked turkey leg, grilled bread 24 Pitman Farms half chicken, chili de arbol spices, white bbq sauce, pea tendrils, lemon 32 Ember roasted prawns, green garlic, lime leaf & avocado butter, toasted seeds 34 Grilled king salmon, smoked pasilla, corn & tomato salad, labneh 35 Roasted skate wing, warm olives, grated tomato, olive oil, soft herbs 36 Smoked Mt Lassen trout, wax beans, crisp shallots, brown butter pecans 31 Moulard duck breast, Pluot, charred spring onion vinaigrette 43 Peads & Barnetts pork chop, fennel marmalade, mustard seed oil 38 30-day dry aged Holstein prime ribeye, tallow chimichurri 71