

COMMUNITY BOARD 2 APPLICATION FOR LIQUOR LICENSE

Name of applicant(s): BOWERY BUNGALOW NYC LLC

Trade name (DBA): BOWERY BUNGALOW

Premises address: 495 BROOME ST aka 359 WEST BROADWAY, NEW YORK, NY 10013

Cross Streets and other addresses used for building/premise:
BROOME / WEST BROADWAY / GRAND / WOOSTER

CONTACT INFORMATION:

Principal(s) Name(s): GEORGE ABOU-DAOUD

Office or Home Address: [REDACTED]

City, State, Zip: [REDACTED]

Telephone #: [REDACTED] email: [REDACTED]

Landlord Name / Contact: SILKALY M. WOLCHOK L.P. # 1

Landlord's Telephone and Fax: [REDACTED]

NAMES OF ALL PRINCIPAL(s):	NAMES / LOCATIONS OF PAST / CURRENT LICENSES HELD
<u>GEORGE ABOU-DAOUD</u>	<u>NONE IN NEW YORK STATE</u>

Briefly describe the proposed operation (i.e. "We are a family restaurant that will focus on..."):
BOWERY BUNGALOW IS A MODERN MIDEAST AND MEDITERRANEAN RESTAURANT. THERE IS A LOCATION IN LOS ANGELES THAT HAS BEEN OPEN FOR TEN YEARS. THE MENU PAYS HOMAGE TO RICH FLAVORS OF THE MIDEAST, BUT THE MENU IS NOT THE STANDARD MENU THAT SOME MAY EXPECT. THE RESTAURANT WILL BE FULL SERVICE, BUT NOT STUFFY. THE MENU HAS BEEN LISTED IN THE MICHELIN BIR GOURMAND. GREAT FOOD, SERVICE AND ENVIRONMENT. APPLICANT CAN ANSWER ANY QUESTIONS, ANY TIME.

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.)

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

THE CUPPING ROOM RESTAURANT AND FULL BAR 1977-2020. 43 YEARS.

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: X

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:

THE CUPPING ROOM 1977-2020

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: 7 Year Built: 1895

Describe neighboring buildings:

COMMERCIAL BUILDINGS; HOUSING BAR TO NORTH, VACANT TO SOUTH ON WEST BROADWAY.
COMMERCIAL ON BROOME; GROCERY STORE TO EAST,
Zoning Designation: M1-5/Rx7 TATTOO SHOP TO WEST.

Zoning Overlay or Special Designation (applicable) _____

Block and Lot Number: 475 / 1 14

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: NO MODIFICATIONS

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? 130

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

no yes

If yes, what is the maximum occupancy for the premises? TCO = 130

If yes, what is the use group for the premises? 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: _____)

INTERIOR OF PREMISES:

What is the total licensed square footage of the premises? 3,827 SF

If more than one floor, please specify square footage by floors: MAIN = 2,002 / CELLAR = 1,825

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

NONE

If more than one floor, what is the access between floors? STAIRS

How many entrances are there? 2 How many exits? 2 How many bathrooms? 3

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

OVERALL SEATING INFORMATION:

Total number of tables? 28 Total table seats? 122

Total number of bars? 1 Total bar seats? 14-16 (DEPENDS ON HANDICAP USE)

Total number of "other" seats? _____ please explain: _____

Total OVERALL number of seats in Premises: 122

BARS:

How many *stand-up bars / bar seats are being applied for on the premises? Bars 1 Seats 16

How many service bars are being applied for on the premises? 0

Any food counters? no yes, describe: _____

For Alterations and Upgrades:

Please describe all current and existing bars / bar seats and specific changes: EXISTING BAR FROM 1970'S TO BE REFINISHED WITH ENHANCED BEAUTY. ADDING ADA COMPLIANT PORTION.

* 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: _____

What are the Hours of Operation?

Sunday: 10AM to 12AM / 10AM to 12AM Monday: 10AM to 12AM Tuesday: 10AM to 12AM Wednesday: 10AM to 12AM Thursday: 10AM to 12AM Friday: 10AM to 12AM Saturday: 10AM to 12AM

Will the business employ a manager? no yes, name / experience if known : _____

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 : _____

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: SPEAKERS WITH RECORDED MUSIC FOR BACKGROUND

Will you be permitting: No promoted events No scheduled performances No outside promoters

No any events at which a cover fee is charged? No 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)
WOULD BE GREAT TO HAVE NO AGGRESSIVE HONKING SIGNS ON BRIDGE BETWEEN 4PM-7PM

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

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 1/2 " x 11").

Indicate the distance in feet from the proposed premise:

Name of School / Church: N/A

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: GEORGE ABDO-DAUD Phone: 

Address: 

Email: 

Application submitted ~~on~~
by ~~behalf~~ of the applicant ~~by~~


Signature

Print or Type Name GEORGE ABDO-DAUD

Title MANAGING MEMBER

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

BOWERY BUNGALOW

VEGETABLES

- Tahini Toast, Date Jus, Spicy Pickled Cucumber, Toasted Dukkah 11
- Market Fatoush, Preserved Lemon & Sumac Vinaigrette 17
- Babaganoush, Smoked Eggplant, Coal Roasted Shishito Peppers 15
- Spicy Potato, Harissa, Cilantro, Lemon, Feta Cream 14
- Smoked Hen-of-the-Wood Mushroom, Lebneh, Chermoula 19
- Roast Beets, Salt-Roasted Pistachios, Beet Chips, Herbed Chevre w/Medjool Dates 18
- Grilled Corn, Red Beet Lebneh, French Feta, Hazelnuts, Sesame 15
- Heirloom Tomato Za'atar Bruschetta 15
- Off-Tabouli, Parsley, Sungold Tomatoes, Crisped & Soft Bulgur, Grapes, Persian Cucumber, Onion, Mint 15
- Fried Cauliflower, Toasted Egyptian Dukkah, Tahini, Cilantro 15
- Zucchini filled with Chickpea & Dill Rice, Roasted Tomato-Olive Oil Broth, Watercress with Candied Hazelnuts 23
- Couscous Royale w/ Moroccan Couscous, Chickpeas, Seasonal Fruit & Vegetables, Local Dried Fruit & Nut, Saffron 38

MEAT

- Turmeric Fried Rice, Chicken, Organic Egg, Chickpeas, Golden Raisins, Almonds, Chilies 16
- Beef Tongue Shawarma Gnocchi, Nutmeg & Mace 25
- Hummus bi Tahini, Crisped Chickpeas, EV Olive Oil, Beef Cheek Kawarma 23
- Baby Back Ribs, Mideast Spice Rubbed, Turkish Coffee, Grape Molasses 26
- Cast Iron Mideast Chicken, Grandma's Rice w/ Dried Fruit, Cinnamon & Almonds 28
- Hanger Steak, Urfa Pepper, Crispy Brussels w/ Pomegranate Molasses, Celery Root Smash 36
- Honey-Glazed Savory Lamb Shank, Spicy Broth w/ Barley & Chickpeas, Pho Finishings 36 *(not available for take-out)*
- Shishkatori - Savory Mideast-Seasoned Shish Kebobs served in Traditional Japanese Yakitori Style
Spiced Pork Belly, Fenugreek 15 / Spiced Beef Tenderloin 15 / Chicken Thigh, Spicy Yuzu Tahini 13

FISH

- Smoked Trout Rilletto, Lebanese Olives w/ Horseradish-Herbed Lebneh, Country Sourdough 18
- Butter Seared Scallops, Aleppo-Turmeric Cream, Roasted Parsnip 30
- Pan Seared Branzino, Cauliflower, Herb-Roasted Beets, Charred Beet Root 35

SWEET

- Cardamom Rice Pudding, Local Honey, Vanilla Bean, Seasonal Fruit 9
- Chocolate Pot De Crème, House-Made Halawa, Lavender Whipped Cream 9 *(not available for take-out)*
- Konafah w/ Rosewater, Aromatics 12

Please inform us of any allergies / As Always, we are proud to support our local farmers and growers

Our menu pays modern homage & celebrates some of the world's most ancient flavors -- those of the Mideast, North Africa, Anatolia & environs of the Mediterranean. This ranges from the Levant, Phoenicia, Assyria, Babylonia, Amazigh, Anatolia and Egypt to Canaan, Mesopotamia and more—today Egypt, Morocco, Lebanon, Syria, Turkey, Tunisia, Southern Spain, Cyprus, Greece, Crete, Malta, Palestine, Israel & Jordan.

Delivery down 6 steps.
Pulley ramp for delivery
person care and faster
drop offs will be installed.

Cellar will have no patrons. Employees only. Cellar uses; drop
off of boxed deliveries from food vendors, and alcohol
vendors. Drop off will be maintained as prior from exterior
door on West Broadway which leads to cellar.

Building
Utilities

Walk-in Cooler for food
delivery only. Prepped food
will be stored in kitchen.

Locked Storage
Cage for Alcohol

Old
Building
Alcoves

1825 SF

CELLAR

Internal Staircase from Main Floor

