

COMMUNITY BOARD 2 APPLICATION FOR A STATE LIQUOR AUTHORITY LICENSE

**FOR EXISTING LICENSEES –
ALTERATION TO ADD CONTIGUOUS OR NONCONTIGUOUS MUNICIPAL PUBLIC SPACE**

Form to be Completed and Returned with 30-Day Notice

Name/email of Principal/Contact: Kevin Del Casale

Name/email of Representative: kevin@serafinamanagement.com

Applicant/Premises Name: Serafina Meatpacking LLC

DBA Name: Serafina Meatpacking

Address of Premises (include zip code): 7 9th Avenue, New York, NY 10011

Cross Streets of Premises: Little West 12 St and Ninth Ave

License ID #: 0340-22-103296

☒ **On Premise Liquor** ☐ **Restaurant Wine** ☐ **Tavern Wine** ☐ **Other** _____

Sidewalk Café will have no more than *(If premises is located on a corner please indicate for both streets):*

6 tables and 12 seats on L W 12 Street Street

11 tables and 22 seats on Ninth Ave Street

Will applicant agree to close sidewalk café area by 10 PM every night? Yes ☒ No ☐

Will open sidewalk café area at 11am

Roadbed / Open Streets will have no more than *(If premises is located on a corner please indicate for both streets):*

0 tables and 0 seats on L W 12th Street Street

0 tables and 0 seats on Ninth Avenue Street

Is roadbed in a floating parking lane separated from the curb by a bike path? Yes ☐ No ☒

Does DOT Dining Out NYC application include an FDNY waiver? Yes ☐ No ☒

Will applicant agree to close roadbed seating by 10 PM every night? Yes ☒ No ☐

Will open roadbed seating area at 11am

For all Applicants:

Will agree there will be no host stands, bus or service stations on the sidewalk or in the roadbed? Yes ☐ No ☒

Will agree there will be no exterior music, speakers or TVs? Yes ☒ No ☐

Will agree that all patrons in any sidewalk café or roadbed will be seated? Yes ☒ No ☐

Serafina Meatpacking LLC
7 9th Ave. New York, NY 10011

Photos of Sidewalk Café



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Photos of Sidewalk Café



SECTION 1: Site Plan

- This Site Plan form is required to be uploaded in the “**Sidewalk Site Plan**” field of your online application.
- Refer to the [How to Apply](#) page in the Dining Out NYC website for more information about the application process.

Identify Clear Path Requirements:

- Clear path requirement for your sidewalk cafe can be found by identifying your corridor type on the DOT’s Pedestrian Mobility Plan [Pedestrian Demand Map](#) on Open Data.
- C1- Global Corridor (12 feet Clear Path)

C2- Regional Corridor (10 feet Clear Path)

C3- Neighborhood Corridor (8 feet Clear Path)

C4- Community Connector (8 feet Clear Path)

C5- Baseline Street (8 feet Clear Path)

Setup Area Identification :

- Please check this box if you plan to have outdoor dining located within private property. If so, indicate the property line in the site plan drawing below.
- Please check this box if all or part of your sidewalk cafe is in a sidewalk widening area, developed pursuant to the NYC Zoning Resolution. If so, indicate the property line in the site plan drawing below.

Sidewalk Cafe Site Plan Form

Applicant Name:

Vittorio Assaf

Restaurant Name:

Serafina Meatpacking

FSEP Number:

41639470

Drawing Requirements

Food service establishment frontage shown by:

- Line representing space occupied in building
- Labels

Street names:

- Labels on each street

Sidewalk shown as:

- Line representing street curb
- Width measured from building line to curb line

Primary building entrance shown as:

- Label
- Distance from proposed setup

Cafe perimeter shown as:

- Line
- Length and width
- ----- (Dashed line) representing Private Property Line

Set-up furniture (tables, chairs, etc.) shown as:

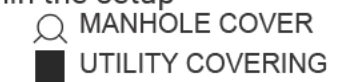
- Lines or symbols at approximate location within setup

Sidewalk elements or objects shown as:

- Lines or symbols
- Labels
- Distance from cafe perimeter

Utility coverings shown as:

- Symbols representing the approximate shape of the covering within the setup



SIDEWALK CAFE INFORMATION

COMMUNITY BOARD #: 103
BLOCK #: 044 LOT #: 54

CAPACITY:
OF TABLES: 11
OF SEATS: 22
CAFE AREA: 130 SQFT

Use the space below to draw or upload your Site Plan representing your cafe perimeters, furniture, and clearances.

swa architecture

11 PARK PLACE, SUITE 816
NEW YORK, NY 10007
PHONE: 212-693-7988

190 EAST MAIN STREET
HUNTINGTON, NY 11743
PHONE: 631-424-8888 FAX: 631-547-4183

PROJECT
SERAFINA
7 9TH AVENUE

SHOWING:
NINTH AVENUE SWC

MEP ENGINEER
NAME:
ADDRESS:
CITY:
STATE:
Z.P.:
TEL:
E-MAIL:

STRUCTURAL ENGINEER
NAME:
ADDRESS:
CITY:
STATE:
Z.P.:
TEL:
E-MAIL:

SPECIAL INSPECTOR:
NAME:
ADDRESS:
CITY:
STATE:
Z.P.:
TEL:
E-MAIL:

REVISIONS:

DOB B-SCAN
JOB #

DRAWING TITLE / INFORMATION:
PROPOSED
SIDEWALK CAFE
FLOOR PLAN

SEAL & SIGNATURE:

DATE: 04/02/2025
DWG No.:
A-100.00

SHEET 01 OF 02

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Length of sidewalk cafe: 20'-8" feet

Width of sidewalk cafe: 7'-6" feet

1

SECTION 2: Required Clearances

- Please provide distances from the following objects.
- Only provide a distance if the listed object is within 15 feet of your proposed setup.
- Leave box blank if not applicable.
- Refer to the [Setup Guides](#) in the Dining Out NYC website for more information regarding clearances.

Elements with minimum 15 feet clearance from sidewalk cafe:

☐ S01- Subway Stair: Open End _____ feet

Elements with minimum 10 feet clearance from sidewalk cafe:

<input type="checkbox"/> S02- Subway Elevator Entrance _____ feet	<input type="checkbox"/> S04- MTA Curb Cut _____ feet
<input type="checkbox"/> S03- Exhaust Duct _____ feet	<input type="checkbox"/> S05- FDNY Curb Cut _____ feet

Elements with minimum 8 feet clearance from sidewalk cafe:

<input type="checkbox"/> S06- Street Tree Bed _____ feet	<input type="checkbox"/> S13- Newsstand _____ feet
<input type="checkbox"/> S07- Mailbox _____ feet	<input checked="" type="checkbox"/> S14- Streetlight 12'-0" feet
<input type="checkbox"/> S08- LinkNYC Kiosk _____ feet	<input type="checkbox"/> S15- Bus Stop Pole _____ feet
<input type="checkbox"/> S09- Wayfinding Kiosk _____ feet	<input checked="" type="checkbox"/> S16- Fire Hydrant 12'-0" feet
<input type="checkbox"/> S10- E-charging Station _____ feet	<input type="checkbox"/> S17- Bus Stop Shelter _____ feet
<input type="checkbox"/> S11- Parking Meter _____ feet	<input type="checkbox"/> S18- Traffic Signal _____ feet
<input type="checkbox"/> S12- Select Bus Service Fare Machine _____ feet	

Elements with minimum 5 feet clearance from sidewalk cafe:

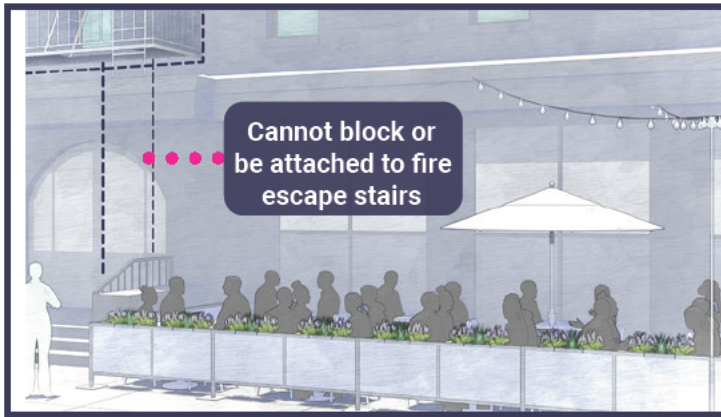
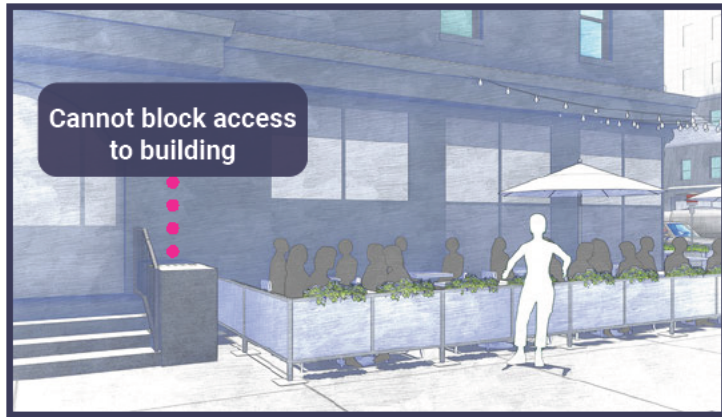
<input type="checkbox"/> S19- CitiBike/Bike Share Station _____ feet	<input type="checkbox"/> S24- Emergency Exit Hatch _____ feet
<input type="checkbox"/> S20- Bike Corral _____ feet	<input type="checkbox"/> S25- Subway Stair: Closed End _____ feet
<input type="checkbox"/> S21- Micromobility Station _____ feet	<input type="checkbox"/> S26- Subway Elevator: Non-Entry _____ feet
<input type="checkbox"/> S22- Primary Building Entrance _____ feet	<input type="checkbox"/> S27- Siamese Connection _____ feet
<input type="checkbox"/> S23- Curb Cut _____ feet	

Elements with minimum 3 feet clearance from sidewalk cafe:

<input type="checkbox"/> S28- Elevated Train Infrastructure _____ feet
<input type="checkbox"/> S29- Transformer Vault _____ feet

Elements with minimum 1 foot 6 inches clearance from sidewalk cafe elements:

☐ S30- Vent Infrastructure _____ inches



SECTION 3: Material Requirements

- Please indicate which of the following materials will be part of your sidewalk cafe by checking the box next to the category. If applicable, please confirm the materials comply with the Dining Out NYC requirements by checking the box next to the associated requirement.
- Refer to the [Setup Guides](#) in the Dining Out NYC website for more information regarding materials.

Materials Checklist:

Required

☒ **Perimeter Demarcation**

- ☒ Perimeter demarcation must be clear and visible by using a lightweight and removable self-supporting base wall, railing, planter, fence, or stanchion and rope.
- ☒ Maximum height is 2 feet 6 inches (excluding planting(s)).
- ☒ Not affixed to the sidewalk.

Optional- Only check the material categories you intend to use in your sidewalk cafe

☒ **Furnishings**

- ☒ Lightweight and easily movable.
- ☒ Not affixed to the sidewalk.

☒ **Awnings (Physically attached to the building)**

- ☒ Minimum 8 feet height from the ground and does not exceed 10 feet height.
- ☒ Easily removable, comprised of fire-grade and wind resistant materials.
- ☒ Does not extend beyond the perimeter of the sidewalk cafe.
- ☒ Complies with the New York City Building Code and the requirements of the Landmarks Preservation Commission, as applicable.

☐ **Overhead Coverings/ Umbrellas**

- ☐ Minimum 7 feet height from the ground and does not exceed 10 feet height.
- ☐ Easily removable, comprised of fire-grade and wind resistant materials.
- ☐ Does not extend beyond the perimeter of the sidewalk cafe.
- ☐ The umbrella/overhead covering has a weighted base and any supports are not affixed to the sidewalk.
- ☐ Any support structures are of sufficient size and strength, made of durable materials, and free of defects.

☐ **Lighting and Electrical Connections**

- ☐ Any lighting is outdoor rated, properly secured, and lightweight.
- ☐ Connection is directly connected to ground floor restaurant's power source and within the perimeter of the cafe.
- ☐ Does not extend beyond the perimeter of the sidewalk cafe.
- ☐ Does not exceed 10 feet in height.
- ☐ Not attached to any City property, including street trees.
- ☐ Electrical work complies with the applicable requirements set forth in the DOT's rules and the New York City Electrical Code.

☐ Please check this box if you are submitting additional documents for review. Documents may include technical drawings prepared by a licensed professional.

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FSEP Number:

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COMMUNITY BOARD #: 103
BLOCK #: 644 LOT #: 54

CAPACITY:
OF TABLES: 6
OF SEATS: 12
CAFE AREA: 33 SQFT

Use the space below to draw or upload your Site Plan representing your cafe perimeters, furniture, and clearances.

1 PROPOSED PLAN
A-100 1/4" = 1'-0"

Length of sidewalk cafe: 20'-8" feet

Width of sidewalk cafe: 7'-6" feet

swa architecture

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NEW YORK, NY 10007
PHONE: 212-693-0986

100 EAST MAIN STREET
HUNTINGTON, NY 11743
PHONE: 607-546-8885 FAX: 607-460-4183

PROJECT:
SERAFINA
7 9TH AVENUE

SHOWING:
W 12TH ST SWC

MEP ENGINEER:
NAME:
ADDRESS:
CITY:
STATE:
ZIP:
TEL:
EMAIL:

STRUCTURAL ENGINEER:
NAME:
ADDRESS:
CITY:
STATE:
ZIP:
TEL:

SPECIAL INSPECTOR:
NAME:
ADDRESS:
CITY:
STATE:
ZIP:
TEL:
EMAIL:

REVISIONS:

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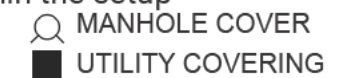
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