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COMMUNITY BOARD NO. 2, MANHATTAN

3 WASHINGTON SQUARE VILLAGE

NEW YORK, NY 10012-1899

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Greenwich Village ♦ Little Italy ♦ SoHo ♦ NoHo ♦ Hudson Square ♦ Chinatown ♦ Gansevoort Market

October 15, 2025

Director
Licensing Issuance Division
NY State Liquor Authority 163 W. 125th Street
New York, New York 10027

Dear Sir/Madam:

At its Full Board meeting on September 18, 2025, Community Board #2, Manhattan (CB2, Man.) adopted the following resolution from August:

37 Hospitality Group Inc 120 Christopher St 10014 (OP–Restaurant)

- i. Whereas**, the Applicant appeared before Community Board 2, Manhattan’s SLA Licensing Committee #2 to present an application to the NYS Liquor Authority for an On-Premises Restaurant Liquor License to operate a full-service restaurant in the ground floor of an five (5)-story mixed-use tenement-style building (ca. 1883) on a residential block of Christopher Street between Bleecker and Bedford Streets (Block #558/Lot #45), the building falling within NYC LPC’s designated Greenwich Village Historic District; and
- ii. Whereas**, the ground floor premises is approximately 1,700 sq. ft., with 1,200 sq. ft. on the ground floor and a 500 sq. ft. basement with no patron use of the basement, the basement being accessed by a sidewalk hatch; there will be 10 tables and 20 seats and one (1) bar with 10 for a total seated occupancy of 30 persons, there are one (1) entrance serving as both patron ingress and egress, one emergency exit and one (1) bathroom, all windows are fixed and there are no existing French doors or facades that open to the outside; there is no outdoor seating; and
- iii. Whereas**, the premises to be licensed has most recently been licensed with an On-Premises Liquor License since approximately 2020 to the present under RPC Restaurant Corp dba Red Paper Clips (Lic. ID # 0340-21-119938, exp 5/31/2023), a Michelin star restaurant known for modern American cuisine with a Taiwanese influence; the proposed operation is to create a community-oriented dining destination in the spirit of Red Paper clip; and
- iv. Whereas**, the Applicant’s hours of operation will be 5:30 PM to 12 AM Sundays through Saturdays (7 days a week) with a last seating of 9:45 PM daily; music will be background only from iPods/CDs/streaming services; there will be no TVs, no DJ’s or live music, no promoted events or scheduled performances and no cover fees; there is no sidewalk, roadbed or rear yard seating included with this application; and
- v. Whereas**, the Applicant has executed and has had notarized a Stipulations Agreement with Community Board 2, Man. that they agreed to submit to the NYSLA and agreed would be attached

and incorporated into the method of operation of the On-Premises Restaurant Liquor License, with those stipulations as follows:

1. Will operate a full-service restaurant serving American food with a Taiwanese influence with the kitchen open and full menu items available until closing every night.
 2. The hours of operation will be from 5:30 PM to 12 AM Sundays through Saturdays (7 days a week). All patrons will be cleared and no patrons will remain after stated closing time. Last seating will be no later than 9:45 PM every night.
 3. Will not operate as a Lounge, Tavern or Sports Bar or allow any portion of premises to be operated in that manner.
 4. Will not operate a backyard garden or any other outdoor area for commercial purposes including any sidewalk café and/or roadbed seating now or in the future.
 5. Will play recorded background music at conversational levels only. No music will be audible in any adjacent residences at any time.
 6. Will not have televisions.
 7. Will use an electronic reservation system capable of online messaging to interact with customers remotely, as needed, to prevent crowds from queuing/gathering/waiting to enter on sidewalk.
 8. Will close all doors and windows at all times, allowing only for patron ingress and egress.
 9. Will not have patron occupancy/service to any portion of the basement of licensed premises.
 10. Will not install or have French doors, operable windows or open facades.
 11. Will not make changes to the existing façade except to change signage or awning.
 12. Will comply with NYC Department of Buildings Regulations and keep current at all times required Permits and Certificates.
 13. Will not have unlimited drink or unlimited food and drink specials. Will not have “boozy brunches.” No pitchers of beer.
 14. There will be no “bottle service” or the sale of bottles of alcohol except for the sale of bottles of beer or wine products.
 15. Will not have any of the following: dancing, DJs, live music, promoted events, any event where a cover fee is charged, scheduled performances, velvet ropes or barricades or doormen/security personnel.
 16. Will not add more principals as presented to CB2 with greater than 20% share of business prior to submission of original application to the NYSLA.
 17. Will appear before CB2, Man. prior to submitting changes to any stipulation agreed to herein.
- vi. **Whereas**, this application being subject to the 500 Foot Rule requiring the Applicant to demonstrate that the public interest would be served by the granting of the On-Premises Liquor License at this location, there being **82 active licensed premises** within 750 ft. and 5 pending licenses according to LAMP, the agreed upon stipulations being reasonable, the public interest being established albeit subject to the Applicant and Licensee abiding by those agreed upon stipulations; and

THEREFORE BE IT RESOLVED that CB2, Man. recommends denial of the application for an On-Premises Restaurant Liquor License for **37 Hospitality Group Inc 120 Christopher St 10014** , unless the statements the Applicant has presented are accurate and complete, and that those conditions and stipulations agreed to by the Applicant above are incorporated into the “Method of Operation” on the NYSLA Liquor License in order to create public interest for the issuance of this liquor license.

Vote: Unanimous, 33 Board Members in favor.

We respectfully request that your agency take action consistent with the positions expressed in the above.

Sincerely,



Donna Raftery, Chair
SLA Licensing 1 and 2 Committees
Community Board #2, Manhattan



Valerie De La Rosa, Chair
Community Board #2, Manhattan

VDLR/em

cc: Hon. Daniel Goldman, Congressman
Hon. Brad Hoylman-Sigal, NY State Senator
Hon. Brian Kavanagh, NY State Senator
Hon. Deborah J. Glick, NY State Assembly
Hon. Grace Lee, State Assembly Member
Hon. Brad Lander, NYC Comptroller
Hon. Michael Levine, Man. Borough President
Hon. Erik Bottcher, NYC Council Speaker
Hon. Christopher Marte, NYC Council Member
Thomas Donohue, Deputy Commissioner of Licensing, NY State Liquor Authority



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Community Board 2 Liquor License Stipulations

The original signed and notarized form must be returned to the CB2 office by Friday, August 15, 2025. If not returned 24 hours prior to CB2s full board meeting, the application will be denied.

I, **Maram Reddy** as a qualified representative of **37 Hospitality Group Inc dba Red Paper Clip** located at **120 Christopher Street, New York, NY 10012** agree to the following stipulations:

Application Type: OP Restaurant RW TW Alteration Other:

Premise will be advertised and operated as a restaurant serving American cuisine with a Taiwanese influence.

Hours of operation:

Sunday:	5:30 PM	to	12 AM*	Thursday:	5:30 PM	to	12 AM*
Monday:	5:30 PM	to	12 AM*	Friday:	5:30 PM	to	12 AM*
Tuesday:	5:30 PM	to	12 AM*	Saturday:	5:30 PM	to	12 AM*
Wednesday:	5:30 PM	to	12 AM*				

*(Premises will open no later than stated opening time and **NO** patrons will remain after stated closing time.)*

**Last seating is at 9:45 PM every night. No new patrons after that time.*

- Will operate a full-service restaurant serving American food with a Taiwanese influence with the kitchen open and full menu items available until closing every night.
 - Will not operate as a Lounge, Tavern or Sports Bar or allow any portion of premises to be operated in that manner.
 - Last seating will be no later than 9:45 PM every night.
 - Will not operate a backyard garden or any other outdoor area for commercial purposes including any sidewalk café and/or roadbed seating now or in the future.
 - Will play recorded background music at conversational levels only. No music will be audible in any adjacent residences at any time.
 - Will not have televisions.
 - Will use an electronic reservation system capable of online messaging to interact with customers remotely, as needed, to prevent crowds from queuing/gathering/waiting to enter on sidewalk.
 - Will close all doors and windows at all times, allowing only for patron ingress and egress.
 - Will not have patron occupancy/service to any portion of the basement of licensed premises.
 - Will not install or have French doors, operable windows or open facades.
 - Will not make changes to the existing façade except to change signage or awning.
 - Will comply with NYC Department of Buildings Regulations and will keep current at all times required Permits and Certificates.
 - Will not have unlimited drink or unlimited food and drink specials. Will not have "boozy brunches." No pitchers of beer.
 - There will be no "bottle service" or the sale of bottles of alcohol except for the sale of bottles of beer or wine products.
- Will not have: Dancing DJs Live Music Promoted Events Any event where cover fee is charged
 Scheduled Performances Velvet ropes or metal barricades Security Personnel/Doorman.
- Will not add more principals as presented to CB2 with greater than 20% share of business prior to submission of original application to the NYSLA.
 - Will appear before CB2, Man. prior to submitting any changes to any stipulation agreed to herein.

Residents may contact the Manager/Owner at the following phone number. Any complaints will be addressed immediately.

Name: Maram Reddy

Phone Number: 347 7f1 76f5

Signed [Signature]

Maram Reddy
Print Name

08/18/2025
Dated

Sworn to this 18th day of August

2025 Kujit Kaur
Notary Public

KULJIT KAUR
 Notary Public, State of New York
 No. 01KA0022806
 Qualified in Nassau County
 Certified in Queens County
 Commission Expires March 26, 20
 28

CB2 and Applicant/Licensee request that the SLA add these stipulations to the method of operation/conditions of license