



## COMMUNITY BOARD NO. 2, MANHATTAN

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NEW YORK, NY 10012-1899

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

January 26, 2026

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 January 22, 2026, Community Board #2, Manhattan (CB2, Man.) adopted the following resolution:

**Windy Point East II LLC dba Houseman 508 Greenwich St 10013** (OP–Restaurant)  
(Alteration: DONYC–Roadway) (*renotification, appearance waived*)

- i. **Whereas**, this is renotification of an application heard in [April/2025](#) for an Alteration to the existing On-Premises Liquor License (Lic. ID #0340-23-128342) to add roadway seating consisting of 8 seats in total as part of the Dining Out NYC program to their licensed premises; and
- ii. **Whereas**, in April/2025 Community Board 2, Manhattan unanimously recommended approval of the alteration application, the original 30-Day Notice was filed in March/2025, the Applicant not filing their application with the NYS Liquor Authority (NYSLA) to date and as that was more than 270 days following the original 30-Day Notice date, the NYSLA requires the Applicant to re-notify the Community Board by sending another 30-Day Notice; and
- iii. **Whereas**, prior to this month's CB2, Man.'s SLA Committee # 2 meeting the Applicant affirmed there were no changes in principals or method of operation and provided the executed stipulation agreement to CB2, Man. which request that the NYSLA add the stipulations to the method of operation/conditions of license, , with those stipulations as follows:
  1. Dining Out NYC roadway seating will substantially conform to submitted diagram and have no more than 4 tables and 8 seats on Greenwich Street between Spring and Canal Streets.
  2. Hours of operation for the Dining Out NYC sidewalk café will be from 11 AM to 10 PM Saturdays through Sundays (7 days a week). No patrons will remain outside after stated closing time and all tables and chairs will be secured.

3. All outdoor patrons will be seated and any waitstaff will serve only from within the Dining Out NYC sidewalk café and/or Dining Out NYC roadway café boundaries. There will be no waitstaff service over any barriers or outside the areas indicated as patron areas on submitted diagrams.
4. There will be no host stands, bus or service stations on the sidewalk or in the roadbed.
5. There will be no exterior music, speakers, TVs or any other sound reproduction devices in the outdoor area.
6. There will be no speakers or TVs inside the premises pointing outside through any doors or windows.
7. Will follow all rules and regulations of the Dining Out NYC program including clear path requirements.
8. All other stipulations agreed to and executed with Community Board 2, Man. remain in effect.

**THEREFORE BE IT RESOLVED** that CB2, Man. recommends **denial** of the application for the alteration to the existing On-Premises liquor license for **Windy Point East II LLC dba Houseman 508 Greenwich St 10013**, to add seating under the Dining Out NYC program **unless** the statements the Applicant has presented are accurate and complete, and that those conditions and supplementary stipulations agreed to by the Applicant above are added to the existing NYSLA Liquor License.

**Vote:** Unanimous, 36 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. Brian Kavanagh, NY State Senator  
Hon. Deborah J. Glick, NY State Assembly  
Hon. Grace Lee, State Assembly Member  
Hon. Michael Levine, NYC Comptroller  
Hon. Brad Hoylman-Sigal, Man. Borough President  
Hon. Erik Bottcher, NYC Council Member  
Hon. Christopher Marte, NYC Council Member  
Hon. Harvey Epstein, NYC Council Member  
Thomas Donohue, Deputy Commissioner of Licensing, NY State Liquor Authority