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COMMUNITY BOARD NO. 2, MANHATTAN

3 WASHINGTON SQUARE VILLAGE
NEW YORK, NY 10012-1899

www.manhattancb2.org

P: 212-979-2272 F: 212-254-5102 E: info@manhattancb2.org

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April 28, 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 April 23, 2026, Community Board #2, Manhattan (CB2, Man.) adopted the following resolution:

Hungry Llama LLC dba Hungry Llama 679 Washington St 10014 (WBC–Restaurant)
(Alteration and Change in Method of Operation: DONYC–Sidewalk, Roadway)
(Lic. ID #0240-25-100287)

- i. **Whereas**, the Applicant will submit an application to the NYS Liquor Authority for a Change in Method of Operation and an Alteration to the existing Restaurant Wine license to add a sidewalk café and a roadway café consisting of 34 seats in total as part of the Dining Out NYC program to their licensed premises; and
- ii. **Whereas**, the Applicant has executed and has had notarized a Stipulations Agreement with CB2M 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, specifically café and marketplace serving breakfast and lunch/dinner with the kitchen open and full menu items available until closing every night in addition to a market area with seasonal vendors.
 2. The hours of operation will be 7 AM to 10 PM Sundays through Thursdays and 7 AM to 12 Fridays and Saturdays. All patrons will be cleared and no patrons will remain after stated closing time.
 3. Will be open to the public at all times inclusive of conference rooms.
 4. Will not operate as a Lounge, Tavern or Sports Bar or allow any portion of premises to be operated in that manner.
 5. Will not operate a backyard garden or any outdoor area for commercial purposes except for a sidewalk and roadway café operating under the Dining Out NYC program consisting of not more than 6 tables and 14 seats on the sidewalk and 8 tables and 20

seats in the roadway on Washington Street. All outdoor patrons will be seated and any waitstaff will serve only from within the Dining Out NYC sidewalk café boundaries. There will be no waitstaff service over any barriers or outside the areas indicated as patron areas on submitted diagrams.

6. Sidewalk and roadway cafés will close no later than 10 PM. All tables and chairs will be secured at this hour. There will be no host stands, bus or service stations on the sidewalk or in the roadbed. No exterior music, speakers or TVs.
7. Will play quiet ambient recorded background music only. No music will be audible in any adjacent residences at any time.
8. Will have no more than two (2) television(s) no larger than 60" for the viewing of cooking shows. There will be no projectors.
9. Will close all doors and windows at 9 PM every night, allowing only for patron ingress and egress.
10. Will comply with NYC Department of Buildings Regulations and will keep current at all times required Permits and Certificates
11. Will not have unlimited drink or unlimited food and drink specials. Will not have “boozy brunches.” No pitchers of beer.
12. Will not have: dancing, DJs, live music, promoted events, any event where cover fee is charged, scheduled performances, velvet ropes or metal barricades or security personnel/doorman
13. Will appear before CB2, Man. prior to submitting any changes to any stipulation agreed to herein.

THEREFORE BE IT RESOLVED that CB2, Man. recommends **denial** of the application for the Change in Method of Operation and Alteration to the existing Restaurant Wine license for **Hungry Llama LLC dba Hungry Llama 679 Washington St 10014** 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 stipulations agreed to by the Applicant above are incorporated into the “method of operation” of the NYSLA liquor license.

Vote: Unanimous, 35 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



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Community Board 2 Liquor License Stipulations

The original signed and notarized form must be returned to the CB2 office by Monday, April 20 2026. If not returned 24 hours prior to CB2s full board meeting, the application will be denied.

I, Nitasha Uppal as a qualified representative of Hungry Llama LLC dba Hungry Llama (Lic ID 0240-25-100287) located at 679 Washington Street, New York, New York 10014 agree to the following stipulations:

Application Type: [X] Change in Method of Operation: permit outdoor seating [X] Alteration : Add Outdoor Seating

[X] Premise will be advertised and operated as a marketplace and café.

[X] Hours of operation:

Sunday: 7 AM to 10 PM Thursday: 7 AM to 10 PM
Monday: 7 AM to 10 PM Friday: 7 AM to 12 AM
Tuesday: 7 AM to 10 PM Saturday: 7 AM to 12 AM
Wednesday: 7 AM to 10 PM

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

- [X] Will operate a full-service restaurant, specifically café and marketplace serving breakfast and lunch/dinner with the kitchen open and full menu items available until closing every night in addition to a market area with seasonal vendors.
[X] Will be open to the public at all times inclusive of conference rooms.
[X] Will not operate as a Lounge, Tavern or Sports Bar or allow any portion of premises to be operated in that manner.
[X] Will not operate a backyard garden or any outdoor area for commercial purposes except for a sidewalk and roadway café operating under the Dining Out NYC program consisting of not more than 6 tables and 14 seats on the sidewalk and 8 tables and 20 seats in the roadway on Washington Street. All outdoor patrons will be seated and any waitstaff will serve only from within the Dining Out NYC sidewalk café boundaries. There will be no waitstaff service over any barriers or outside the areas indicated as patron areas on submitted diagrams.
[X] Sidewalk and roadway cafés will close no later than 10 PM. All tables and chairs will be secured at this hour. There will be no host stands, bus or service stations on the sidewalk or in the roadbed. No exterior music, speakers or TVs.
[X] Will play quiet ambient recorded background music only. No music will be audible in any adjacent residences at any time.
[X] Will have no more than two (2) television(s) no larger than 60" for the viewing of cooking shows. There will be no projectors.
[X] Will close all doors and windows at 9 PM every night, allowing only for patron ingress and egress.
[X] Will comply with NYC Department of Buildings Regulations and will keep current at all times required Permits and Certificates.
[X] Will not have unlimited drink or unlimited food and drink specials. Will not have "boozy brunches." No pitchers of beer.

Will not have: [X] Dancing [X] DJs [X] Live Music [X] Promoted Events [X] Any event where cover fee is charged
[X] Scheduled Performances [X] Velvet ropes or metal barricades [X] Security Personnel/Doorman.

[X] 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.

[X] 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: Nitasha Uppal Phone Number: (732) 516 8168

Notarization box containing signature of Nitasha Uppal, print name, date 04/21/2026, and notary public signature.

CB2 and Applicant/Licensee request that the SLA add these stipulations to the method of operation/conditions of license Electronically signed and notarized online using the Proof platform.

DESCRIPTION OF ATTACHED DOCUMENT

Title or Type of Document: Certificate of Acknowledgement

Document Date: 04/21/2026

Number of Pages (including notarial certificate): 2

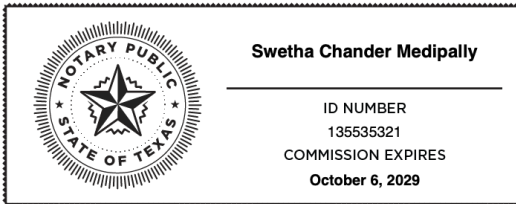
State of Texas

County of Denton

This instrument was acknowledged before me by means of an interactive two-way audio and video communication on 04/21/2026 by Nitasha Uppal.



Notary Public, State of Texas



Electronically signed and notarized online using the Proof platform.