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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

June 24, 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 June 18, 2026, Community Board #2, Manhattan (CB2, Man.) adopted the following resolution:

7. **World is a Quiche LLC dba Hags 334 Bowery 10012** (OP–Restaurant) (Removal, Relocation, Class Change)
 - i. **Whereas**, the Applicant and the Applicant’s attorney appeared before Community Board 2, Manhattan’s (CB2M) SLA Licensing Committee #1 to present an application to the NYS Liquor Authority (NYSLA) for an On-Premises Restaurant liquor license to operate a new full-service American restaurant with a strong emphasis on fostering community partnerships in the ground floor of an eight (8)-story mixed-use building (c. 1909) on Bowery between Bond and Great Jones Streets (Block #530 / Lot #38), the building falling within NYC LPC’s NoHo Historic District Extension; and
 - ii. **Whereas**, the ground floor premises is approximately 2,200 sq. ft. with 1,500 sq. ft. on the ground floor connected by an interior stairway to 700 sq. ft. in the basement, the basement being for storage purposes only and not for patron use; there will be 16 tables and 48 seats and one (1) bar with 16 seats for a total seated occupancy of 64 persons; there is one (1) entrance serving as both patron ingress and egress, one (1) emergency egress and two (2) patron bathrooms; there are existing operable doors which open out to the sidewalk; and
 - iii. **Whereas**, the proposed hours of operation will be 11 AM to 12 AM Sundays through Thursdays and 11 AM to 1 AM Fridays and Saturdays; music will be recorded background music only from iPods/CDs/streaming services; there will be no TVs, no DJ’s or live music, no promoted events or scheduled performance, no cover fees and no security personnel/doormen; there is no sidewalk or roadbed seating included with this application and any future outdoor seating will end by 11 PM every night, those hours being consistent with pre-Covid sidewalk seating at the location; and

- iv. **Whereas**, the premises to be licensed has most recently been licensed with an On-Premises liquor license from approximately 2022 to 2026 as XEO Cantina dba Casa Bond (Lic ID # 0340-23-128478) and prior to that was licensed under Gino Sorbillo Bowery (Lic ID #0340-23-128478) from approximately 2018 to 2022; the Applicant relocating from their location at 163 1st Avenue (licensed with a restaurant wine license, Lic ID # 0240-22-101187) where they have been operating since 2022 and have been well-received, to this location on Bowery, the instant application including a class change from restaurant wine to full liquor, the Applicants planning to expand their food menu due to the potential for a larger kitchen at the new location; and
- v. **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 new On-Premises Restaurant liquor license, with those stipulations as follows:
1. Will be advertised and operated as a full-service American restaurant with the kitchen open and full menu items available until closing every night.
 2. The hours of operation will be 11 AM to 12 AM Sundays through Thursdays and 11 AM to 1 AM Fridays and Saturdays. All patrons will be cleared and no patrons will remain after stated closing time.
 3. There is no backyard garden or any other outdoor area for commercial purposes including any sidewalk café and/or roadway café seating included with this application.
 4. Any future outdoor seating will follow all rules and regulations of the Dining Out NYC program and will close not later than 11 PM every day. No patrons will remain after stated closing hour. No exterior music, speakers or TVs.
 5. Will play recorded background music at conversational levels only, inclusive of any private parties or events. No music will be audible in any adjacent residences at any time.
 6. Will have not more than three (3) private parties per month.
 7. Will not have televisions.
 8. Will close all doors and windows at 10 PM every night, 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 and will comply with all NYC Landmark Preservation Commission regulations.
 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: dancing, DJs, live music, promoted events, any event where cover fee is charged, scheduled performances, velvet ropes or metal barricades or security personnel/doorman.
 16. Will not add more principals as presented to CB2M with greater than 20% share of business prior to submission of original application to the NYSLA.
 17. Will appear before CB2M prior to submitting any 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 **63 active licensed premises** and 6 pending licenses within 750 ft. of the premises proposed to be licensed according to LAMP, the Applicant agreeing to reduce their hours to close at 12 AM Sundays through Thursdays from their original 1 AM requested closing time, the agreed upon hours and 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 CB2M recommends denial of the application for a new On-Premises Restaurant liquor license for **World is a Quiche LLC dba Hags 334 Bowery 10012** 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 in order to create public interest for the issuance of this 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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JUN 16 2026

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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, June 12, 2026.
If not returned 24 hours prior to CB2s full board meeting, the application will be denied.**

I, **Camille Lindsey** as a qualified representative of **World is a Quiche LLC dba Hags** located at **334 Broadway 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 full-service American restaurant

☒ Hours of operation:

Sunday:	11 AM	to	12 AM	Thursday:	11 AM	to	12 AM
Monday:	11 AM	to	12 AM	Friday:	11 AM	to	1 AM
Tuesday:	11 AM	to	12 AM	Saturday:	11 AM	to	1 AM
Wednesday:	11 AM	to	12 AM				

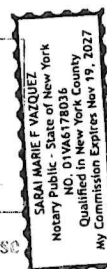
(Premises will open no later than stated opening time and **NO** patrons will remain after stated closing time.)

- ☒ Will operate a full-service American restaurant with a strong emphasis on fostering community partnerships 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.
 - ☒ There is no backyard garden or any other outdoor area for commercial purposes including any sidewalk café and/or roadway café seating included with this application.
 - ☒ Any future outdoor seating will follow all rules and regulations of the Dining Out NYC program and will close not later than 11 PM every day. No patrons will remain after stated closing hour. No exterior music, speakers or TVs.
 - ☒ Will play recorded background music at conversational levels only, inclusive of any private parties or events. No music will be audible in any adjacent residences at any time.
 - ☒ Will have not more than three (3) private parties per month
 - ☒ Will not have televisions.
 - ☒ Will close all doors and windows at 10 PM every night, allowing only for patron ingress and egress.
 - ☒ Will not have patron occupancy/service to any portion of the basement of licensed premises.
 - ☒ Will not make changes to the existing façade except to change signage or awning and will comply with all NYC Landmark Preservation Commission regulations.
 - ☒ 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: CAMILLE LINDSEY Phone Number: (404) 281-2841

Signed: [Signature] Print Name: CAMILLE LINDSEY Dated: 6/16/26
Sworn to this 16th day of June 2026 [Signature] Notary Public



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