



Luxpizzaca LLC

Community Board SLA License Questionnaire

Pesetsky & Bookman

Applicant's Alcoholic Beverage Counsel

325 Broadway, Suite 501

New York, NY 10007

www.pb.law | (212) 513-1988 | hello@pb.law

Meeting Date: _____

APPLICANT INFORMATION:

Name of applicant(s): Luxpizzaca LLC

Trade name (DBA): The Ray-Ban House

Premises address: 62 Prince Street, New York, NY, 10012

Cross Streets and other addresses used for building/premise:

Prince Street / Spring Street

CONTACT INFORMATION:

Principal(s) Name(s): Pasquale Cozzolino

Office or Home Address: [REDACTED]

City, State, Zip: [REDACTED]

Telephone #:

email :

Landlord Name / Contact:

1202 Coney Island Avenue Corp

Landlord's Telephone and Fax:

NAMES OF ALL PRINCIPAL(s):

NAMES / LOCATIONS OF PAST / CURRENT LICENSES HELD

Pasquale Cozzolino

Amo Restaurant Corp - Serial No. 6045502. 15 E 12th Street, New York, NY,

Briefly describe the proposed operation (i.e. "We are a family restaurant that will focus on..."):

Italian restaurant - café located in the new Ray-Ban flagship store.

WHAT TYPE(S) OF LICENSE(S) ARE YOU APPLYING FOR (MARK ALL THAT APPLY):

- ☒ a new liquor license (☒ Restaurant ☐ Tavern / On premise liquor ☐ Other)
- ☐ an UPGRADE of an existing Liquor License
- ☐ an ALTERATION of an existing Liquor License
- ☐ a TRANSFER of an existing Liquor License
- ☐ a HOTEL Liquor License
- ☐ a DCA CABARET License
- ☐ a CATERING / CABARET Liquor License
- ☐ a BEER and WINE License
- ☐ a RENEWAL of an existing Liquor License
- ☐ an OFF-PREMISE License (retail)
- ☐ OTHER : _____

If upgrade, alteration, or transfer, please describe specific nature of changes:
(Please include physical or operational changes including hours, services, occupancy, ownership, etc.)

N/A

If this is for a new application, please list previous use of location for the last 5 years:

Sengupta Food Services LLC dba Soho Park, Serial No. 1190504 (Restaurant)

Is any license under the ABC Law currently active at this location? ☐ yes ☒ no

If yes, what is the name of current / previous licensee, license # and expiration date: NA

Have any other licenses under the ABC Law been in effect in the last 10 years at this location?
☒ yes ☐ no

If yes, please list DBA names and dates of operation:

Soho Park - 2007 - 2025

PREMISES:

By what right does the applicant have possession of the premises?

☐ Own ☒ Lease ☐ Sub-lease ☐ Binding Contract to acquire real property ☐ other: _____

Type of Building: ☐ Residential ☒ Commercial ☐ Mixed (Res/Com) ☐ Other: _____

Number of floor: 2 Year Built : 2004

Describe neighboring buildings:

Mixed - Use

Zoning Designation: M1-5 / R7D

Zoning Overlay or Special Designation (applicable) _____

Block and Lot Number: 496 / 18

Does the premise occupy more than one building, zoning lot, tax lot or more than one floor? ☐ yes ☒ no

Is the premise located in a historic district? ☒ yes ☐ no

(if yes, have all exterior changes or changes governed by the Landmarks Preservation Commission (LPC) been approved by the LPC? ☐ yes ☐ no, please explain : _____

Will any outside area or sidewalk café be used for the sale or consumption of alcoholic beverages? (including sidewalk, roof and yard space) ☐ no ☒ yes : explain Patio

What is the proposed Occupancy? 20

Does the premise currently have a valid Certificate of Occupancy (C of O) and all appropriate permits?

☐ no ☒ yes

If yes, what is the maximum occupancy for the premises? 74

If yes, what is the use group for the premises? 6

If yes, is proposed occupancy permitted? ☒ yes ☐ no, explain : _____

If your occupancy is 75 or greater, do you plan to apply for Public Assembly permit? ☐ yes ☒ no

Do you plan to file for changes to the Certificate of Occupancy? ☐ yes ☒ no
(if yes, please provide copy of application to the NYC DOB)

Will the façade or signage be changed from what currently exist at the premise? ☐ no ☒ yes

(if yes, please describe: New Signage

INTERIOR OF PREMISES:

What is the total licensed square footage of the premises? 2,155 SqF

If more than one floor, please specify square footage by floors: Ground Floor: 1,800 Sq F; Second Floor: 150 Sq F

If there is a sidewalk café, rear yard, rooftop, or outside space, what is the square footage of the area?

Patio: 340 SqF

If more than one floor, what is the access between floors? Stair

How many entrances are there? 3 How many exits? 3 How many bathrooms? 2

Is there access to other parts of the building? x no yes, explain: _____

OVERALL SEATING INFORMATION:

Total number of tables? 19 Total table seats? 50

Total number of bars? 1 Total bar seats? 4

Total number of "other" seats? 18 please explain : Outdoor seating on Patio

Total OVERALL number of seats in Premises : 72

BARS:

How many * stand-up bars / bar seats are being applied for on the premises? Bars 1 Seats 4

How many service bars are being applied for on the premises? 0

Any food counters? x no yes, describe : _____

For Alterations and Upgrades: NA

Please describe all current and existing bars / bar seats and specific changes: _____

* A stand-up bar is any bar or counter (whether seating or not) over which a member of the public can order, pay for and receive food and alcoholic beverages.

PROPOSED METHOD OF OPERATION:

What type of establishment will this be? (check all that apply)

 Bar Bar & Food X Restaurant Club/ Cabaret Hotel Other:

What are the Hours of Operation?

Sunday: Monday: Tuesday: Wednesday: Thursday: Friday: Saturday:
8 am to 12am 8 am to 12am 8 am to 12am 8 am to 12am 8 am to 12am 8 am to 12am 8 am to 12am

Will the business employ a manager? ☐ no ☒ yes, name / experience if known : TBD

Will there be security personnel? ☒ no ☐ yes (if yes, what nights and how many?)

Do you have or plan to install French doors, accordion doors or windows that open? ☒ no ☐ yes

If yes, please describe :

Will you have TV's ? ☒ no ☐ yes (how many?)

Type of MUSIC / ENTERTAINMENT: ☐ Live Music ☐ Live DJ ☐ Juke Box ☒ Ipod / CDs ☐ none

Expected Volume level: ☒ Background (quiet) ☐ Entertainment level ☐ Amplified Music
(check all that apply)

Do you have or plan to install soundproofing? ☐ no ☒ yes

IF YES, will you be using a professional sound engineer?

Please describe your sound system and sound proofing:

The venue will have a low-volume professional sound system using compact speakers. The space is constructed with solid wood finishes, insulated walls, and double-wall assemblies designed to minimize sound transmission.

Will you be permitting: ☐ promoted events ☐ scheduled performances ☐ outside promoters

☐ any events at which a cover fee is charged? ☒ private parties

Do you have plans to manage or address vehicular traffic and crowd control on the sidewalk caused by your establishment? ☐ no ☒ yes (if yes, please attach plans)

Will you be utilizing ☒ ropes ☐ movable barriers ☐ other outside equipment (describe)

For RSVP-only private events, we may use retractable stanchions with black belts to organize guest entry in an orderly manner. We do not anticipate any significant impact on sidewalk or vehicular traffic.

Are your premises within 200 feet of any school, church or place of worship? ☒ no ☐ yes

If there is a school, church or place of worship within 200 feet of your premises or on the same block, please submit a block plot diagram or area map showing its' location in proximity to your applicant premises (no larger than 8 ½ " x 11").

Indicate the distance in feet from the proposed premise:

Name of School / Church:

Address: Distance:

Name of School / Church: _____

Address: _____ Distance: _____

Name of School / Church: _____

Address: _____ Distance: _____

Please provide contact information for Residents / Community Board and confirm that if complaints are made you will address it immediately.

Contact Person: Pasquale Cozzolino Phone: [REDACTED]

Address: [REDACTED]

Email : [REDACTED]

Application submitted on
behalf of the applicant by:

[Signature]
Signature

Print or Type Name Pasquale Cozzolino

Title LLC Managing Member

Thank you for your cooperation. Please return this questionnaire along with the other required documents as soon as you can. This will expedite your application and avoid any unnecessary delays. Use additional pages if necessary.

[Signature]

Community Board 2,
Manhattan SLA Licensing
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Susan Kent, First Vice Chair
Valerie De La Rosa, Second Vice Chair
Mark Diller, District Manager



Antony Wong, Treasurer
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Community Board No. 2, Manhattan

3 Washington Square Village
New York, NY 10012-1899

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COMMUNITY BOARD 2 APPLICATION FOR A STATE LIQUOR AUTHORITY LICENSE ADDENDUM FOR OUTDOOR SEATING

For a Liquor License Application that includes any outdoor areas, please complete the following:

- Submit a diagram of outdoor seating indicating length and width of area(s) and location of all tables and chairs. Include all obstructions (trees, fire hydrants, proximity to bus stops, bike racks, signs, etc.).
- Submit photos of the premises where the sidewalk café and/or roadbed will be located. Required photos show one frontal, one left and one right side view of proposed sidewalk café and/or roadbed.
 - Photos must show complete sidewalk and/or roadway area where sidewalk café and/or roadbed will be including views to curb and neighboring properties.
 - For rear yard, show photos of yard and surrounding area, including upper view of adjacent buildings.

Name of Applicant: Luxpizzaca LLC

Address of Premises: 62 Prince Street, New York, NY, 10007

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

_____ tables and _____ seats on _____ Street

_____ tables and _____ seats on _____ Street

Hours of sidewalk café: _____ to _____.

Describe any obstructions (trees, fire hydrant, proximity to bus stop, etc): _____

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

_____ tables and _____ seats on _____ Street

_____ tables and _____ seats on _____ Street

Hours of roadbed: _____ to _____.

Describe any obstructions (trees, fire hydrant, proximity to bus stop, etc): _____

Rear yard / Rooftop (circle) will have no more than 8 tables and 18 seats **PATIO**

Hours of rear yard / rooftop: _____ to _____.

Does seating extend beyond the business frontage? ☒ No ☐ Yes

Will outdoor dining structures on the sidewalk be enclosed on three (3) or more sides? ☐ No ☐ Yes

Will outdoor dining structures on the roadbed be enclosed on three (3) or more sides? ☐ No ☐ Yes

Is there any outdoor music, speakers or TVs? ☒ No ☐ Yes, please describe: _____

Will heating elements be used? ☒ No ☐ Yes, please describe: _____

Menu

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62 Prince Street - NY 10012

New York

Cold Press Juices

Green No. 1
kale . baby spinach . cucumber . green apple . ginger 15

Golden Hour
carrot . orange . turmeric . lemon 15

Root + Apple
beetroot . honeycrisp apple . lime 15

Green No. 2
celery . cucumber . parsley . green apple 15

Island Lime
pineapple . mango . lime 15

Summer Press
watermelon . strawberry . basil 15

New York

Smoothies

Berry & Almond
strawberry, banana, almond milk

15

Blue Oat
blueberry, banana, oat milk

15

Ceremonial Matcha
ceremonial matcha, banana, almond milk, wildflower honey

15

The 62 Espresso
espresso, banana, raw cocoa, almond milk

15

Pb Protein
banana, peanut butter, whey protein, almond milk

15

Coconut Mango
mango, coconut milk, lime

15

62 Prince Street
NY 10012

New York

Matcha Bar

Matcha 01
ceremonial matcha . oat milk

8

Matcha 02
matcha . sparkling water . lime zest

9

Matcha 03
matcha . coconut milk . banana

13

62 Prince Street
NY 10012

New York

Raw Bar & Carpaccio

<i>Beef Carpaccio</i> beef . wild arugula . parmigiano reggiano . green apple . yuzu vinaigrette	26
<i>Japanese Hamachi</i> japanese hamachi . ginger . olive oil crumble . chives . smoked maldon . watermelon radish	26
<i>Mazara Red Shrimp</i> mazara red shrimp . tardillo . ricotta . lemon zest	27
<i>Bluefin & Avocado</i> bluefin tuna . avocado . datterino tomatoes . sicilian olive oil . maldon sea salt	28
<i>Hamachi Crudo</i> hamachi sashimi . citrus olive oil . pink pepper corn	28
<i>Prime Beef & Truffle</i> prime beef tartare . black truffle . hazelnut aioli . olive oil . maldon salt	32

62 Prince Street
NY 10012

New York

Sandos & Toast

Avocado Sando
crushed avocado . vine tomatoes . arugula . cilantro . lime 17

Green Vegan
seasonal vegetables . avocado cream . herbs 17

Prince St Toast
crushed avocado . sicilian olive oil . maldon salt . datterini tomatoes 17

Tokyo Tamago
soft scrambled eggs . japanese mayo . chives . sesame 17

Pesto Caprese
buffalo mozzarella . vine tomatoes . basil pesto 19

Soho Club
roast chicken . vine tomatoes . lettuce . mustard crema 19

House Pastrami
house pastrami . mustard aioli . pickled cucumber 20

Prince St Roast
slow roast beef . arugula . caramelized onions . parmigiano cream .
confit datterini 21

Prosciutto & Burrata
prosciutto crudo . burrata stracciatella . basil pesto . extra virgin olive oil 22

New York

Salads

Soho Garden

arugula, crisp green apple, cherry tomatoes,
shaved parmigiano, lemon olive oil 18

Signature Caesar

crisp romaine hearts, parmigiano reggiano flakes,
sourdough crunch, signature caesar dressing 19

Chicken Aioli

arugula, grilled organic chicken, avocado, cherry tomatoes,
lemon olive oil, lemon aioli 21

62 Prince Street
NY 10012

New York

Small Plates

<i>Creamy Burrata</i> creamy burrata, roasted cherry tomatoes, basil oil	17
<i>Eggplant Parmigiana</i> eggplant, parmigiana, san marzano tomato, basil	18
<i>Roast Beef & Artichoke</i> roast beef, jerusalem artichoke, herbs	21
<i>Wagyu Meatballs</i> wagyu meatballs, slow tomato reduction, aged miniolette	20
<i>Sockeye & Yuzu</i> sockeye smoked salmon, yuzu avocado cream, baby greens	25

62 Prince Street
NY 10012

New York

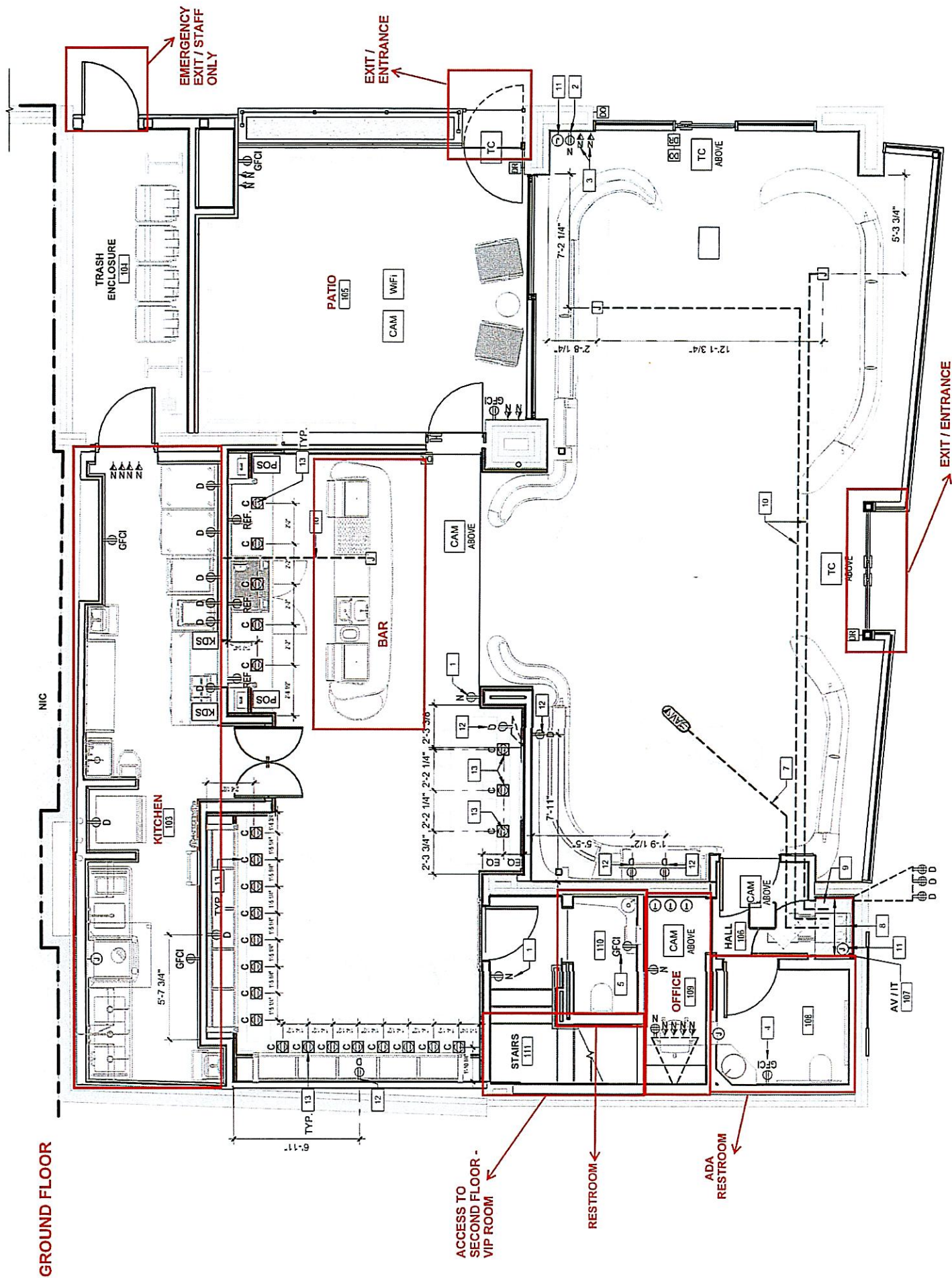
Sweets

Milk Bread & Strawberry
milk bread, whipped cream, strawberries 14

Milk Bread & Chocolate
milk bread, dark chocolate ganache, hazelnut cream 14

Tiramisu
espresso, silky mascarpone, hazelnut cream, cocoa 15

62 Prince Street
NY 10012



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