

# Manhattan Community Board 4

## Liquor License/Sidewalk Cafe Stipulations Application

(All Fields Must Be Completed)

<b>CORPORATION NAME</b>		<b>DOING BUSINESS AS (DBA)</b>	
METRO CINEMA 2 LLC		METRO CINEMA	
<b>STREET ADDRESS</b>		<b>CROSS STREETS</b>	<b>ZIP CODE</b>
131 8TH AVENUE		WEST 16TH & 17TH STREETS	10011
<b>OWNER</b> <small>(Attach a list of all the people that will be associated/listed with the license)</small>	<b>NAME:</b> TIM LEAGUE	<b>ATTORNEY/ REPRESENTATIVE</b>	<b>NAME:</b> JOSEPH LEVEY/ HELBRAUN LEVEY LLP
	<b>PHONE:</b> 51-473-0902		<b>PHONE:</b> 212-219-1193
	<b>EMAIL:</b> TIM@METROCINEMA.COM		<b>EMAIL:</b> HEATHER@HELBRAUN LEVEY.COM
<b>MANAGER</b>	<b>NAME:</b> PENDING	<b>LANDLORD</b>	<b>NAME:</b> HARLAN BERGER CENTAUR PROPERTIES LLC
	<b>PHONE:</b> PENDING		<b>PHONE:</b> 917-696-2041
	<b>EMAIL:</b> PENDING		<b>EMAIL:</b>
<b>APPLICATION TYPE</b> ( <input checked="" type="checkbox"/> <i>Liquor License</i> <input type="checkbox"/> <i>Unenclosed Sidewalk Cafe</i> )			
<input checked="" type="checkbox"/> <b>New</b>	Has applicant owned or managed a similar business?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO
	What is/was the name and address of establishment?	ALAMO DRAFTHOUSE, MULTIPLE LOCATIONS	
	What were the dates applicant was involved with this former premise?	IN NY, 2021-PRESENT	
<input type="checkbox"/> <b>Corp</b> <b>Change/Class</b> <b>Change/Removal</b>	What is the license # and expiration date?	PLEASE SEE ATTACHED	
	Is applicant making any alterations or operational changes?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO
	<i>If alterations or operational changes are being made, please describe/list all changes.</i>	N/A	
<input type="checkbox"/> <b>Alteration</b>	What is the current license # and expiration date?	N/A	
	<i>Please list/describe the nature of all the changes and attach the plans:</i>	N/A	
<b>METHOD OF OPERATION</b>			
<b>TYPE OF ALCOHOL</b>	<input checked="" type="checkbox"/> Liquor/Wine/Beer & Cider	<input type="checkbox"/> Beer & Cider	<input type="checkbox"/> Wine/Beer & Cider
<b>ESTABLISHMENT TYPE</b>	<input checked="" type="checkbox"/> Restaurant	<input type="checkbox"/> Cabaret	<input type="checkbox"/> Night Club
	<input type="checkbox"/> Adult Entertainment	<input type="checkbox"/> Wine Bar	<input type="checkbox"/> Dance Club
	<input type="checkbox"/> Hotel	<input type="checkbox"/> Bar/Tavern	<input type="checkbox"/> Catering Establishment
	<input type="checkbox"/> Sports Bar	<input type="checkbox"/> Club (Fraternal Organization – Members Only)	
Has applicant/owner filed with the SLA? If yes, when? If no, when do you plan to file?	YES	NO	<b>NO, AFTER CB MEETING</b>
Is the 500 Foot Rule applicable? If yes, please attach a diagram of the On-Premise liquor license establishments within a 500 ft. radius of your establishment and the Public Interest Statement.	YES	NO	<b>YES, SEE ATTACHED</b>
Is the 200 Foot Rule applicable? If yes, please attach a diagram of the schools and houses of worship that trigger the rule.	YES	NO	<b>NO</b>
Has applicant/owner(s) read MCB4 Policy Regarding Concentration and Location of Alcoholic-Serving Establishments?	YES	NO	<b>YES</b>

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## OTHER NYS LICENSES OWNED BY APPLICANT

ALAMO CITY POINT BUYER LLC  
445 GOLD ST  
STE 4-400, 4-410  
BROOKLYN, NY 11201  
SN:1343504

ALAMO LIBERTY BUYER LLC  
28 LIBERTY ST  
SUB CELLAR 2, 3  
NEW YORK, NY 10005  
SN: 1343469

ALAMO STATEN ISLAND BUYER LLC  
2636 HYLAN BLVD  
STE 230  
STATEN ISLAND, NY 10306  
SN:1343330

ALAMO YONKERS BUYER LLC  
2548 CENTRAL PARK AVE  
YONKERS, NY 10710  
SN:1343472

\*\*APPLICANT ALSO OWNS OVER 20 OTHER ALAMO DRAFTHOUSE LOCATIONS WITHIN THE UNITED STATES.

**OPERATIONAL DETAILS (\*Closing time will be when establishment is vacated of all patrons )**

HOURS* <i>(Indoor Only)</i>		MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY	SUNDAY
	Operation	9AM-3AM	9AM-3AM	9AM-3AM	9AM-3AM	9AM-3AM	9AM-3AM	9AM-3AM
	Kitchen	9AM-3AM	9AM-3AM	9AM-3AM	9AM-3AM	9AM-3AM	9AM-3AM	9AM-3AM
	Music	9AM-3AM	9AM-3AM	9AM-3AM	9AM-3AM	9AM-3AM	9AM-3AM	9AM-3AM

If you plan to have music, what type(s)? (Circle all that apply)

BACKGROUND
  LIVE MUSIC
  DJ
  JUKE BOX
  KARAOKE

**OCCUPANCY**

	Capacity (Certificate of Occupancy)	Maximum # of Persons You Anticipate Occupying Premises (Including Employees)	Number of Tables	Number of Seats	Number of Service Only Bars	Number of Stand-Up Bars	Number of Seats at Stand-Up Bar
<b>INSIDE</b>		275	53	230	1	1	10
<b>OUTSIDE</b> <i>(Other than sidewalk café )</i>	N/A	NA	N/A	N/A	N/A	N/A	N/A
<b>SIDEWALK CAFÉ</b>	N/A	N/A	N/A	N/A	N/A	N/A	N/A

How many floors are there? What is the capacity for each floor? **2 - cellar (9,000 sq ft) and 1st (7,000 sq ft)**

How frequently will the owner(s) be at the establishment? **MANAGER ALWAYS ON-SITE, OWNER OFTEN**

Will there be dancing?  YES  NO

Will applicant have bottle or table service for beverage alcohol?  YES  NO

Will you be hosting private; promotional or corporate events?  YES  NO

Will outside promoters be used on a regular basis? If yes please describe.  YES  NO

Will you have a security plan? If, yes please attach.  YES  NO

Will security plan be implemented?  YES  NO

Will State certified security personnel be used?  YES  NO

Will New York Nightlife Association and NYPD Best Practices be followed?  YES  NO

Will applicant be using delivery bicycles? If yes, how many?  YES  NO

Will delivery bicycles be clearly marked with the name of the restaurant and will staff wear attire clearly noting name as described by NYC Law?  YES  NO **N/A**

Where will delivery bicycles be stored during the day when not in use? **N/A**

MOVIE THEATER WITH RESTAURANT

MULTIPLE SPACES/FLOORS CAPACITY BREAKDOWN								
Space/Floor	Description/Use of Space	Capacity	Hours	# of Tables	# of Seats	# of Service Only Bars	# of Stand-Up Bars/Seats at Bar	Music
1st	theater lobby lobby bar theater rooms bathrooms	138	9am-3am	28	lobby - 33 seats bar - 10 seats theaters - 75 seats		1-10 seats	background
cellar	theater rooms kitchen bathrooms storage	137	9am-3am	25	theaters - 110 seats	1		background

<b>LOCATION &amp; ZONING</b>			
Is this a Special District? If yes, is it Clinton, West Chelsea or Hudson Yards?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	
Does the building have a Certificate of Occupancy ("C of O") or a letter of no objection?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	<b>PENDING</b>
Is a Public Assembly permit required?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	
Are your plans filed with DOB?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	<b>PENDING</b>

<b>Community Notification/Relations</b>			
<b>NOTIFICATION:</b> List all block associations; tenant associations, co-op boards or condo boards of residential buildings; and community groups that applicant has notified regarding its application. For each please list both the organization and individual you contacted	# 1	<b>PLEASE SEE ATTACHED</b>	
	# 2		
	# 3		
	# 4		
	# 5		
Please provide dates when applicant met with the groups listed above.		<b>PLEASE SEE ATTACHED</b>	
Who was your contact person at each group you met with?		<b>PLEASE SEE ATTACHED</b>	
When did applicant post the notice that was provided?		<b>3/20/24</b>	
Where did applicant post the notice that was provided?		Corner 8th Ave & 16th St / W 16th St (front of 305 W16th building) / Corner 8th Ave & 17th St / Doors & Windows (131 8th Ave)	
Will applicant provide owner cell phone number to neighbors and respond to complaints that arise? Please provide number in space provided.		<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO
Will applicant inform the Community Board office of its job openings and/or provide a hyperlink to applicants jobs webpage?		<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO

<b>BUILDING DESIGN</b>		
State the name and type of business previously located in the space.	<b>DUANE READE</b>	
Has a liquor-licensed establishment previously occupied this space at any time? If yes, please provide the name of the business.	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	<b>GROCERY LICENSE</b>
Do you plan any changes to the existing façade? If yes, please describe.	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	<b>CHANGING SIGNAGE</b>
Has the applicant/owner(s) read MCB 4 ADA Guidelines Memo?	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	
Is the entrance ADA Compliant?	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	
Do you plan any changes to the existing façade? If yes, please describe.	<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO	
Will applicant have a vestibule within the establishment?	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	
Will applicant use a storm enclosure?	<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO	
Will applicant agree not to place any items or obstructions on the sidewalk, for example, sandwich boards, sidewalk signs, freestanding menus and plants, as per the law?	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	
Will applicant comply with the NYC noise code?	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	
Will the establishment have any of the following: (circle all that apply)	<input type="checkbox"/> FRENCH DOORS <input type="checkbox"/> GARAGE DOORS <input type="checkbox"/> WINDOWS THAT CAN BE OPENED	
Will applicant close all windows, French doors, garage doors when any music or amplified sound (including televisions) is played inside the establishment?	<input type="checkbox"/> YES <input type="checkbox"/> NO	<b>N/A - WILL NOT KEEP OPEN</b>
Will applicant close all windows, French doors, garage doors by 11 PM Friday and Saturday and 10 PM on all other days even if no music or amplified sound is played inside the establishment?	<input type="checkbox"/> YES <input type="checkbox"/> NO	<b>N/A - WILL NOT KEEP OPEN</b>
Has applicant obtained an acoustical report from a certified sound engineer to assess potential noise disturbance to the neighboring residents and buildings?	<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO	<b>N/A</b>
Will applicant follow the recommendations of a certified sound engineer to mitigate potential noise disturbance to the neighboring residents and buildings, including placing speakers on the floor of the establishment?	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	<b>SOUNDPROOFING WILL BE INSTALLED</b>
Will the kitchen exhaust system extend to the roof?	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	
Will the establishment have an illuminated sign?	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	
Will the establishment have a canopy extending over the sidewalk?	<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO	
Where will the air conditioner be located? What type is it?	<b>We will be using an existing cooling tower on the roof.</b>	
When was the air conditioner installed?	<b>unknown</b>	

**OUTDOOR ITEMS - OTHER THEN SIDEWALK CAFÉ**

Has the applicant/owner(s) read MCB 4 Rear Yard Rooftop Policy?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	N/A
Will applicant use any outdoor spaces: rooftop, rear yard, patio, porch, balcony, pavilion, tents, deck or gazebo? If yes, which one(s)?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	N/A
Are the floorplans for the outdoor space(s) included?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	N/A
Will applicant close and vacate the outdoor space(s) by 11PM on Friday & Saturday and 10 PM on all other days?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	N/A
Will the service and consumption of alcohol in any outdoor space only be via seated food service?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	N/A
Will applicant not allow standing space for patrons to drink or smoke in any outdoor space(s)?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	N/A
Will there be no amplified music, as per the law?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	N/A
If amplified sound is played inside the establishment, will windows and doors be closed?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	N/A
Will applicant agree to post signs outside asking customers to respect the neighbors'?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	N/A
Will applicant agree to train staff to encourage a peaceful environment?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	N/A
Will applicant provide effective sound control (landscaping enclosure, soundproofing tenants apartments)	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	N/A
Will there be a lighting plan that allows safe usage of the outdoor space without disrupting neighbors?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	N/A

## OUTDOOR ITEMS – SIDEWALK CAFÉ

Has the applicant/owner(s) read MCB4 Sidewalk Café Policy?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	N/A
Will applicant be applying for a sidewalk café now or in the future?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	N/A
Is applicant in this application seeking to include a sidewalk café in its liquor license?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	N/A
If yes, has applicant submitted an application and plans to NYC Dept. of Consumer Affairs? Please attach application and plans.	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	N/A
Will applicant close and vacate the sidewalk café by 11 PM on Friday & Saturday and 10 PM on all other days?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	N/A
Will applicant be serving alcohol in the sidewalk café? If so, will you have waiter service?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	N/A
Will the café have a 3 ft. wide serving aisle running the entire length of the sidewalk cafe?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	N/A
Will applicant mark the perimeter of the café on the sidewalk?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	N/A
Will the service and consumption of alcohol in the sidewalk café only be via seated food service?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	N/A
Will the sidewalk café not provide standing space for drinking or smoking?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	N/A
Will applicant use any portable natural gas heaters? If so, do you have the requisite approvals from DOB & the Fire Department?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	N/A
Will applicant have a lighting plan that will allow safe usage of the outdoor space without disrupting neighbors?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	N/A
Will all furniture, plants and barricades be stored inside between the evening closing hours and the morning opening hours?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	N/A
Will all furniture be stored inside between December 21 <sup>st</sup> and March 21 <sup>st</sup> , and any other day when it rains or snows?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	N/A
Will applicant use umbrellas?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	N/A
If construction or construction protection has reduced the sidewalk width, will applicant always maintain an 8 foot clear path of sidewalk between the perimeter of the café and the closes obstruction including construction barricades?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	N/A



**ADDITIONAL STIPULATIONS: (Office Use Only)**

- Applicant will explore arrange for trees on adjoining sidewalk


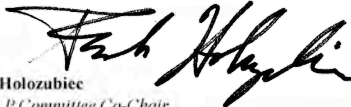
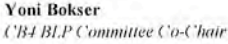
*To the extent any additional stipulation on pages 7 and 8 of this application conflicts with any response on pages 1 – 6 of this application, the stipulations on pages 7 and 8 control.*

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Manhattan Community Board 4 (MCB4) recommends:  
 (MCB4's recommendation is based on a vote taken at its  
 May 1, 2024 full board meeting, with 39 members voting in favor  
 of the recommendation, 0 members opposed, 0 members  
 abstaining and 0 present but not eligible)

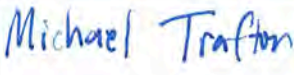

Denial unless all stipulations agreed to by applicant/owner are part of the method of operation  
 Denial  Approval

**CB4 REPRESENTATIVES**

 Nelly Gonzalez <i>CB4 Assistant District Manager</i>	 Frank Holozubiec <i>CB4 BLP Committee Co-Chair</i>	 Yoni Bokser <i>CB4 BLP Committee Co-Chair</i>
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**APPLICANT AGREEMENT WITH THE COMMUNITY**

Applicant agrees to these stipulations as the basis for the community support of this application and acknowledges that all of these stipulations are essential prerequisites to the MCB4 recommendation regarding this application. Applicant agrees to have these stipulations incorporated in the method of operation of its liquor license. The stipulations in this application constitute the entire agreement between MCB4 and applicant and may only be altered in writing signed by MCB4 and applicant. These stipulations supersede any oral statements or representations in connection with this application.

<p><b>SIGN HERE</b> →</p>	 Michael Trafton PRINT NAME OF APPLICANT	 SIGNATURE OF APPLICANT	29 Mar 2024 DATE
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# HELBRAUN | LEVEY

February 26, 2024

Jesse Bodine  
Manhattan Community Board 4  
424 W 33rd St Suite #580  
New York, NY 10001

**RE:** Metro Cinema 2 LLC  
131 8th Avenue  
New York, NY 10011

Manhattan Community Board

RECEIVED

Date: 2/28/24

Time:

By: *Neil Forrester*

Dear Jesse Bodine

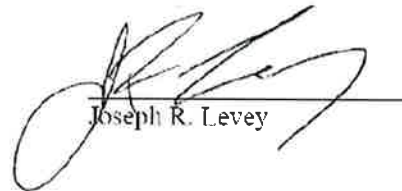
I am writing to you on behalf of my client in the subject of this letter. These applicants are will occupy space at the above address where they will operate a movie theatre with a restaurant.

Our client's intention is to apply to the New York State Liquor Authority for an on-premise liquor license.

As you are aware, part of the licensing process requires that the Local Municipality or Community Board be notified to be given an opportunity to comment on the application. Please consider this letter notification of our intent to apply to the New York State Liquor Authority for the above referenced license.

Please forward any meeting notification information and/or documentation requirements to Heather Kirk in our Licensing Department, at the address indicated in my letterhead below, or to [heather@helbraunlevey.com](mailto:heather@helbraunlevey.com).

Sincerely,

  
Joseph R. Levey

OFFICE USE ONLY		
<input type="radio"/> Original	<input type="radio"/> Amended	Date _____

## Standardized NOTICE FORM for Providing 30-Day Advance Notice to a Local Municipality or Community Board

1. Date Notice Sent:

1a. Delivered by:

2. Select the type of Application that will be filed with the Authority for an On-Premises Alcoholic Beverage License:

For premises outside the City of New York:

- New Application    Removal    Class Change

For premises in the City of New York:

- New Application    New Application and Temporary Retail Permit    Temporary Retail Permit    Removal  
 Class Change    Method of Operation    Corporate Change    Renewal    Alteration

For **New** and Temporary Retail Permit applicants, answer each question below using all information known to date

For **Renewal** applicants, answer all questions

For **Alteration** applicants, attach a complete written description and diagrams depicting the proposed alteration(s)

For **Corporate Change** applicants, attach a list of the current and proposed corporate principals

For **Removal** applicants, attach a statement of your current and proposed addresses with the reason(s) for the relocation

For **Class Change** applicants, attach a statement detailing your current license type and your proposed license type

For **Method of Operation Change** applicants, although not required, if you choose to submit, attach an explanation detailing those changes

**Please include all documents as noted above. Failure to do so may result in disapproval of the application.**

**This 30-Day Advance Notice is Being Provided to the Clerk of the Following Local Municipality or Community Board:**

3. Name of Municipality or Community Board:

**Applicant/Licensee Information:**

4. Licensee Serial Number (if applicable):       Expiration Date (if applicable):

5. Applicant or Licensee Name:

6. Trade Name (if any):

7. Street Address of Establishment:

8. City, Town or Village:  , NY      Zip Code:

9. Business Telephone Number of applicant/ Licensee:

10. Business E-mail of Applicant/Licensee:

11. Type(s) of alcohol sold or to be sold:    Beer & cider    Wine, Beer & Cider    Liquor, Wine, Beer & Cider

12. Extent of Food Service:    Full Food menu; full kitchen run by a chef/cook    Menu meets legal minimum food requirements; food prep area required

13. Type of Establishment:

- Seasonal Establishment    Juke Box    Disc Jockey    Recorded Music    Karaoke

14. Method of Operation: (check all that apply)    Live Music (give details i.e., rock bands, acoustic, jazz, etc.):

- Patron Dancing    Employee Dancing    Exotic Dancing    Topless Entertainment

- Video/Arcade Games    Third Party Promoters    Security Personnel

Other (specify):

15. Licensed Outdoor Area: (check all that apply)    None    Patio or Deck    Rooftop    Garden/Grounds    Freestanding Covered Structure  
 Sidewalk Cafe    Other (specify):

OFFICE USE ONLY		
<input type="radio"/> Original	<input type="radio"/> Amended	Date _____

16. List the floor(s) of the building that the establishment is located on:

17. List the room number(s) the establishment is located in within the building, if appropriate:

18. Is the premises located within 500 feet of three or more on-premises liquor establishments?  Yes  No

19. Will the license holder or a manager be physically present within the establishment during all hours of operation?  Yes  No

20. If this is a transfer application (an existing licensed business is being purchased) provide the name and serial number of the licensee:

<input type="text" value="(N/A)"/>	<input type="text" value="(N/A)"/>
Name	Serial Number

21. Does the applicant or licensee own the building in which the establishment is located?  Yes (if YES, SKIP 23-26)  No

**Owner of the Building in Which the Licensed Establishment is Located**

22. Building Owner's Full Name:

23. Building Owner's Street Address:

24. City, Town or Village:  State:  Zip Code:

25. Business Telephone Number of Building Owner:

**Representative or Attorney Representing the Applicant in Connection with the Application for a License to Traffic in Alcohol at the Establishment Identified in this Notice**

26. Representative/Attorney's Full Name:

27. Representative/Attorney's Street Address:

28. City, Town or Village:  State:  Zip Code:

29. Business Telephone Number of Representative/Attorney:

30. Business E-mail Address of Representative/Attorney:

I am the applicant or licensee holder or a principal of the legal entity that holds or is applying for the license. Representations in this form are in conformity with representations made in submitted documents relied upon by the Authority when granting the license. I understand that representations made in this form will also be relied upon, and that false representations may result in disapproval of the application or revocation of the license.

By my signature, I affirm - under **Penalty of Perjury** - that the representations made in this form are true.

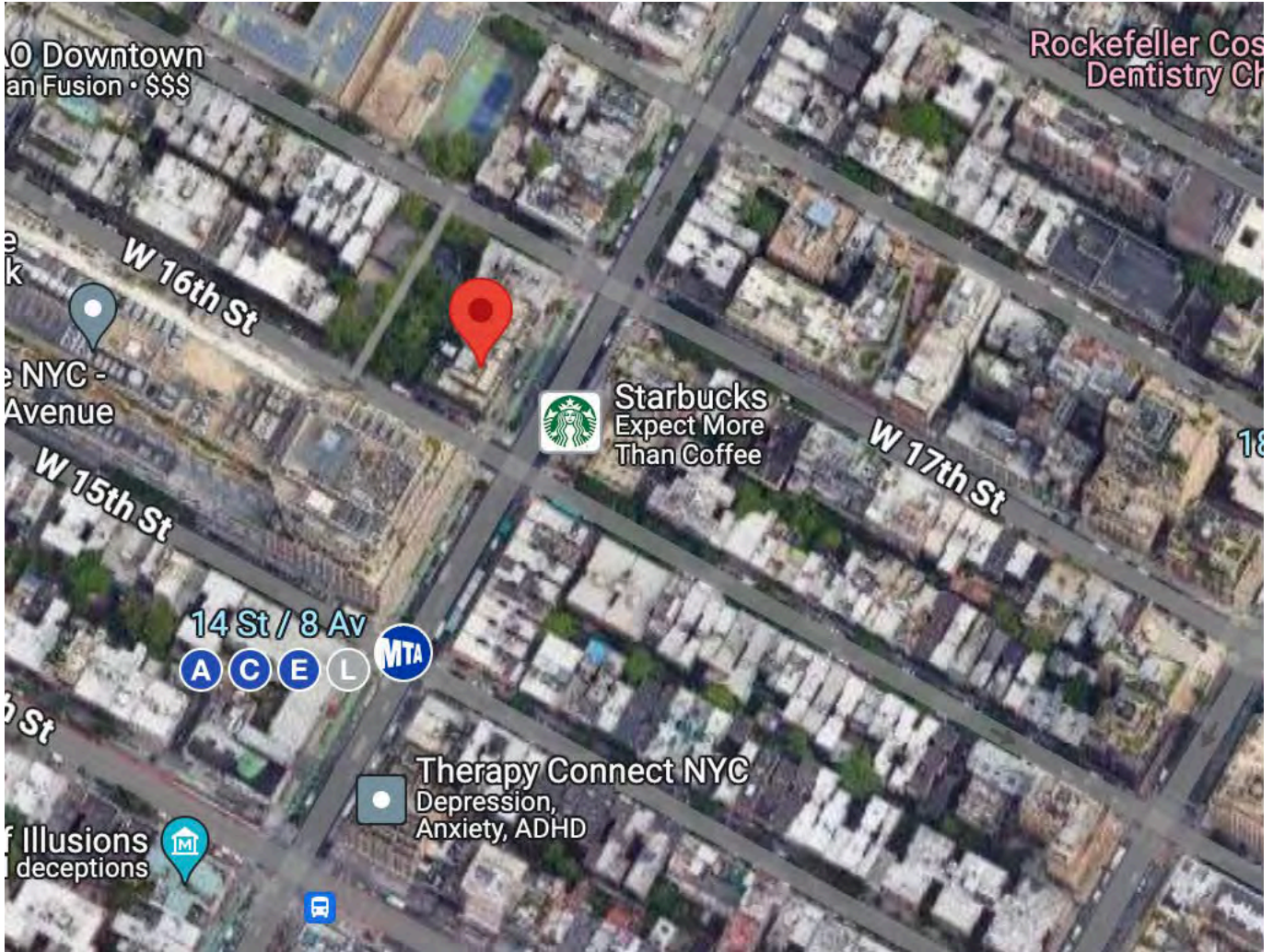
31. Printed Principal Name:  Title:

Principal Signature: \_\_\_\_\_



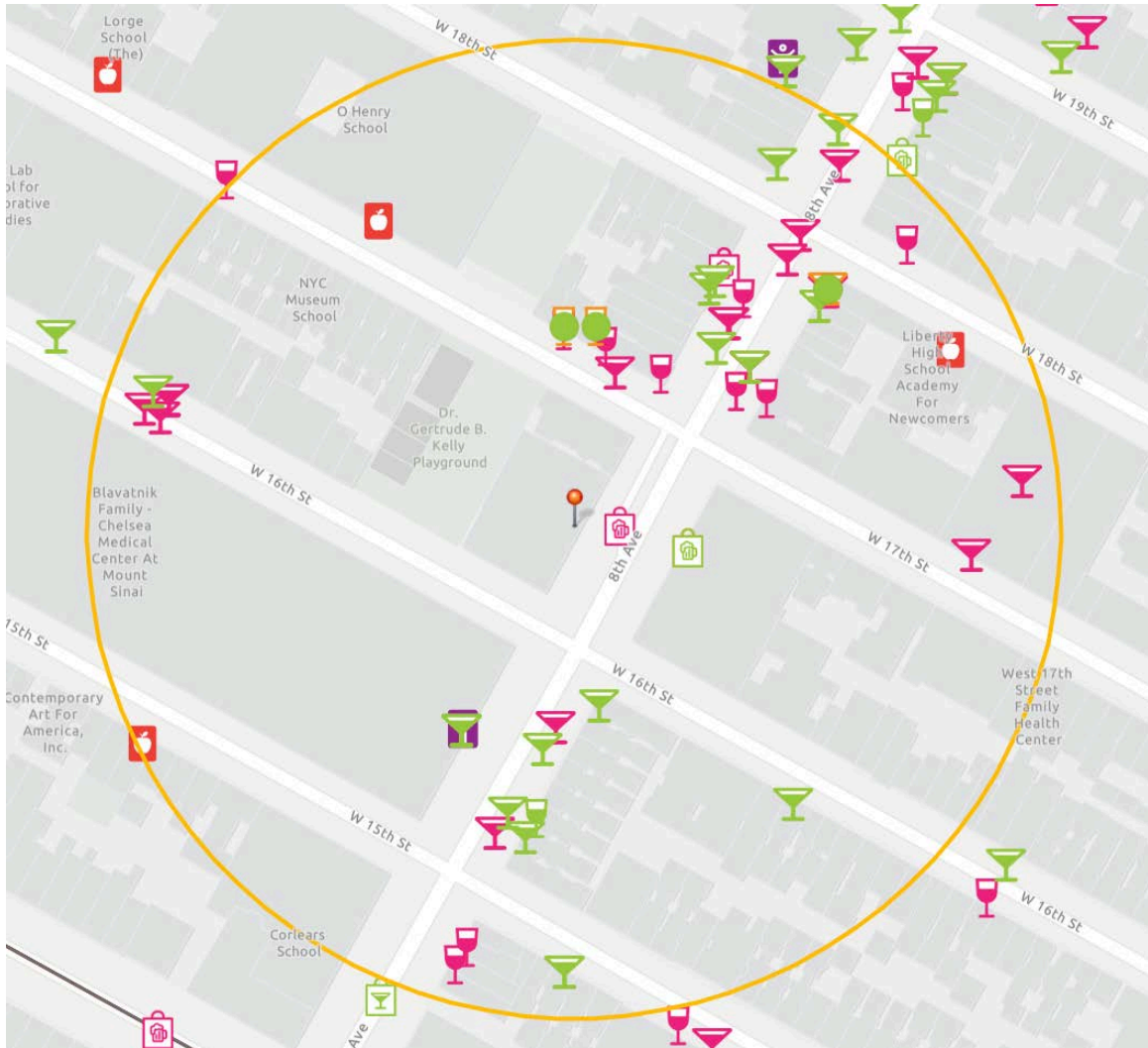
# HELBRAUN | LEVEY

## NEIGHBORHOOD MAP



# HELBRAUN | LEVEY

## 500 FOOT MAP



GREEN MARTINI=OP LICENSE  
PINK MARTINI=INACTIVE OP LICENSE  
GREEN WINE=RW/TW LICENSE  
PINK WINE=INACTIVE RW/TW LICENSE



This report is for informational purposes only in aid of identifying establishments potentially subject to 500 and 200 foot rules. Distances are approximated using industry standard GIS techniques and do not reflect actual distances between points of entry. The NYS Liquor Authority makes no representation as to the accuracy of the information and disclaims any liability for errors.

<b>Proximity Report For:</b>	
Location	<b>131 8th Ave, New York, New York, 10011</b>
Geocode	<b>Latitude: 40.74140 Longitude: -74.00155</b>
Report Generated On	<b>2/29/2024</b>

<b>8 Closest Liquor Stores</b>		
<b>Name</b>	<b>Address</b>	<b>Distance</b>
HOME OF CHEERS CORP License ID: 0100-23-123566 Legacy Serial No.: 1272694	188 90 8TH AVE NEW YORK, New York 10011	517 ft
SKM HOLDINGS LLC License ID: 0100-22-116987 Legacy Serial No.: 1280102	185 GREENWICH ST STORE#LL2370 UPPR LEVEL WALL ST NEW YORK, New York 10007	858 ft
MAHADEV INC License ID: 0100-21-113685 Legacy Serial No.: 1265163	242 W 14TH ST NEW YORK, New York 10011	865 ft
CHELSEA WINERY LTD License ID: 0100-22-115739 Legacy Serial No.: 1344846	60 9TH AVE NEW YORK, New York 10011	913 ft
MFR RETAILING LLC License ID: 0100-22-116120 Legacy Serial No.: 1300071	249 W 13TH ST NEW YORK, New York 10011	959 ft
CHELSEA WINE COUNTRY INC License ID: 0100-22-116784 Legacy Serial No.: 1196366	86 7TH AVENUE 15TH ST. & 16TH STS. NEW YORK, New York 10011	975 ft
MANLEYS WINES & SPIRITS INC License ID: 0100-23-125777 Legacy Serial No.: 1023603	35 8TH AVENUE NEW YORK, New York 10014	1,358 ft
CHELSEA WINE CELLAR INC License ID: 0100-22-118138 Legacy Serial No.: 1023564	200 W 21ST STREET NEW YORK, New York 10011	1,440 ft

<b>Schools within 500 feet</b>		
<b>Name</b>	<b>Address</b>	<b>Distance</b>
NYC LAB HIGH SCHOOL FOR COLLABORATIVE STUDIES	333 W 17TH ST NEW YORK, NY 10011	373 ft
NYC MUSEUM SCHOOL	333 W 17TH ST NEW YORK, NY 10011	373 ft
NYC LAB MS FOR COLLABORATIVE STUDIES	333 W 17TH ST NEW YORK, NY 10011	373 ft
LIBERTY HIGH SCHOOL ACADEMY FOR NEWCOMERS	250 W 18TH ST NEW YORK, NY 10011	429 ft
CORLEARS SCHOOL	324 W 15TH ST NEW YORK, NY 10011	494 ft

Churches within 500 feet	
Name	Distance
Cme Chicago Mercantile	234 ft

Pending On Premises Liquor Licenses within 750 feet		
Name	Address	Distance
Andreas CH LLC Application ID: NA-0340-23-146123	160 8th Ave New York, NY 10011.0	359 ft
VALDEYAN CORP Application ID: NA-0340-23-150185	228 W 18th St New York, New York 10011.0	623 ft
FOUR PROVINCES LLC Application ID: NA-0340-23-110306	184 8TH AVE NEW YORK, New York 10011.0	734 ft

Active On Premises Liquor Licenses within 750 feet		
Name	Address	Distance
GAUTENG LLC License ID: 0340-22-109044 Legacy Serial No.: 1309686	116 8TH AVE A/K/A 260 W 16TH ST NEW YORK, New York 10011	182 ft
THANA CORP License ID: 0340-23-134227 Legacy Serial No.: 1254501	114 8TH AVE NEW YORK, New York 10011	227 ft
RESTAURANT ASSOCIATES LLC License ID: 0346-22-115884 Legacy Serial No.: 1293672	111 8TH AVE FLR 4 & 5 NEW YORK, New York 10011	236 ft
RESTAURANT ASSOCIATES LLC License ID: 0346-22-115927 Legacy Serial No.: 1293671	111 8TH AVE FLR 14 & 15 NEW YORK, New York 10011	236 ft
RESTAURANT ASSOCIATES LLC License ID: 0346-22-116031 Legacy Serial No.: 1293662	111 8TH AVE FLR 11 NEW YORK, New York 10011	236 ft
RESTAURANT ASSOCIATES LLC License ID: 0346-22-115926 Legacy Serial No.: 1293664	111 8TH AVE FLR 8 NEW YORK, New York 10011	236 ft
CHIPOTLE MEXICAN GRILL OF COLORADO LLC License ID: 0340-21-119529 Legacy Serial No.: 1221368	149 8TH AVE NEW YORK, New York 10011	236 ft
SILOM THAI INC License ID: 0340-22-104458 Legacy Serial No.: 1291524	150 8TH AVE NEW YORK, New York 10011	245 ft
MAD FOR CHICKEN CHELSEA LLC License ID: 0340-22-110939 Legacy Serial No.: 1339161	153 8TH AVE NEW YORK, New York 10011	282 ft
8BELLES LLC License ID: 0340-23-130306 Legacy Serial No.: 1332890	151 8TH AVE NEW YORK, New York 10011	292 ft
TUTTO BENE RESTAURANT INC License ID: 0340-23-127668 Legacy Serial No.: 1024982	108 8TH AVENUE NEW YORK, New York 10011	298 ft
PEANUT FACTORY LLC License ID: 0340-21-117723 Legacy Serial No.: 1319288	104 8TH AVE NEW YORK, New York 10011	319 ft
RANGOON RESTAURANT CONCEPTS LLC License ID: 0340-22-111119 Legacy Serial No.: 1339352	158 8TH AVE UNIT1 NEW YORK, New York 10011	340 ft

Active On Premises Liquor Licenses within 750 feet		
Name	Address	Distance
GREY DOG CHELSEA INC License ID: 0340-23-130574 Legacy Serial No.: 1335306	242 244 W 16TH ST NEW YORK, New York 10011	360 ft
161 8TH AVE RESTAURANT LLC License ID: 0340-23-137602 Legacy Serial No.: 1299917	161 8TH AVE NEW YORK, New York 10011	428 ft
GADFLY LOUNGE LLC License ID: 0340-22-108320 Legacy Serial No.: 1337152	258 W 15TH ST NEW YORK, New York 10011	453 ft
GADFLY LOUNGE LLC License ID: 0370-24-102436 Legacy Serial No.: 6010405	258 W 15TH ST NEW YORK, New York 10011	453 ft
PHILIPPE MP LLC License ID: 0340-22-108840 Legacy Serial No.: 1312696	355 W 16TH ST NEW YORK, New York 10011	454 ft
TEAM MWB LLC License ID: 0340-23-131850 Legacy Serial No.: 1161532	167 8TH AVENUE NEW YORK, New York 10001	491 ft
169 EIGHTH RESTAURANT CORP License ID: 0340-22-103045 Legacy Serial No.: 1279926	169 8TH AVE NEW YORK, New York 10011	516 ft
CAFE RETAMAR INC License ID: 0340-23-131612 Legacy Serial No.: 1028367	245 W 16TH STREET NEW YORK, New York 10011	561 ft
BD STANHOPE LLC License ID: 0340-23-127091 Legacy Serial No.: 1138858	369 W 16TH ST NEW YORK, New York 10011	567 ft
ELGIN THEATRE FOUNDATION INC License ID: 0370-24-101627 Legacy Serial No.: 6009574	175 8TH AVE NEW YORK, NY 10011	575 ft
174 EIGHTH REST CORP License ID: 0340-23-136825 Legacy Serial No.: 1310305	174 8TH AVE NEW YORK, New York 10011	578 ft
MVLH HOSPITALITY GROUP LLC License ID: 0340-22-114050 Legacy Serial No.: 1318652	176 8TH AVE NEW YORK, New York 10011	599 ft
ELGIN THEATRE FOUNDATION INC License ID: 0340-22-108939 Legacy Serial No.: 1024878	175 8TH AVE NEW YORK, New York 10011	622 ft
AMIGOS HOSPITALITY LLC License ID: 0340-23-138835 Legacy Serial No.: 1353368	357 W 16TH ST NEW YORK, New York 10011	661 ft
STRATEGIC DREAM REST LLC, STRATEGIC ROOFTOP LLC; License ID: 0343-23-163213 Legacy Serial No.: 6005587	355 W 16TH ST NEW YORK, New York 10011	686 ft
CKBA LLC License ID: 0340-22-107668 Legacy Serial No.: 1326556	263 W 19TH ST NEW YORK, New York 10011	695 ft
243 W HOSPITALITY LLC License ID: 0340-24-104856 Legacy Serial No.: 6012854	243 W 14TH ST NEW YORK, NY 10011	708 ft
NEW HK 2 LLC License ID: 0340-21-120783 Legacy Serial No.: 1319713	182 8TH AVE NEW YORK, New York 10011	709 ft
GREEN BROOKLYN LLC, THE License ID: 0340-22-108877 Legacy Serial No.: 1308601	252 W 14TH ST NEW YORK, New York 10011	734 ft
LA NACIONAL CAFE LLC License ID: 0340-21-119009	239 W 14TH ST 1ST FL NEW YORK, New York 10011	740 ft

**Active On Premises Liquor Licenses within 750 feet**

<b>Name</b>	<b>Address</b>	<b>Distance</b>
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Legacy Serial No.: 1294605		
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## Example Menus

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Metro Cinema offers a selection of set menus typically served family style before the movie in a private dining room setting. Menus change frequently and are customized based on the dietary restrictions of the diners. Menus are often themed to the movie that is being watched.

### Italian Feast for *The Godfather*

\$75 / person

#### The Metro Focaccia

Basil Pesto, Squash Blossom, Calabrian Chili

#### Whipped Ricotta

Local Honey & Stone Fruit

#### Mixed Farmers Lettuces

Shaved Fennel, Toasted Almonds, Herb Vinaigrette

#### Heirloom Polenta

Parmesan, Fontina & Caciocavallo

#### Sprouted Broccoli

Herbed Goat Cheese & Sundried Tomatoes

#### Lamb Meatballs

San Marzano Tomatoes & Parmesan Crumble

#### Rigatoni alla Norma

Eggplant, Toasted Garlic, Fresno Chili

#### Roasted Halibut

Castelluccio Lentils & Summer Truffle

#### Dry Aged Bistecca

Beef Fat Potatoes & Salsa Verde

#### Platter of Italian Desserts

Tiramisu, Bombolone, Cannoli



## French Feast for *Amélie*

\$75 / person

### Glidden Point Oysters

Tarragon Mignonette

### Caviar

Buckwheat Blinis, Chive Crème Fraiche

### Chilled Prawns

Espelette Aioli

### Poached Razor Clams

Fennel & Pernod

### Baguette

Caramelized Onion & Gruyere

### Endive Salad

Apple, Hazelnuts & Fourme D'Ambert

### Hericot Vert

Smoked Tofu & Horseradish

### Pommes Pont Neuf

Black Truffle

### Artic Char

Sauce Vierge

### Dry Aged Ribeye

Bearnaise

### Platter of French Desserts

Macaron, Mille-Feuille, Tarte Tatin



## Fall Harvest Feast

\$60 / person

### Honey Nut Squash

Candied Walnuts, Cumin spiced Yogurt, Parsley

### Fennel

Arugula, Green Apple, Matcha

### Carrots

Spinach, Chickpeas, Harissa

### Beets

Pomegranate, Mint, Honey Vinegar, Feta

### Brussels Sprouts

Dried Cranberries, Freekeh, Sunflower Seed Crumble

### Cauliflower

Israeli Couscous, Grapes, Saffron

### Pumpkin Risotto

Brown Butter, Sage, Amaretti

### Chicken

Zesty Lemon & Oregano

### Beef

Rosemary & Porcini Mushroom

### Platter of Desserts

Petit Fours, Macarons, Chocolate Truffles



## Snacks & Goodies Spread

\$35 / person

### Margarita Popovers

Fresh Mozzarella, Torn Basil, Tomato

### Machete

Corn Tortilla, Oaxaca Cheese, Blistered Peppers

### Buffalo Wing Maki

Braised Chicken, Sushi Rice, Bleu Cheese Crumble, Housemade Hot Sauce

### Kettle Chips Three Ways

Queso, Creamy Artichoke Dip, Blue Cheese Mystery

### Cheese Board

Cheese from Antonelli's, Strawberry Compote, Housemade Pickles,  
Marcona Almonds, Spelt Sourdough Wheels

### Korean BBQ Eggrolls

Seared Tofu, Kimchee, Bean Sprouts, Plum BBQ Sauce

### Pumpkin Spice Popcorn

Madagascar Vanilla, Cinnamon, Cardamom, Sea Salt

### Chickpea Sliders

Brioche Bun, Housemade Pickle, Arugula, Dijon Mustard

### Grown Up Chex Mix

Roasted Spiced Nuts, Torn Sourdough Croutons,  
Burnt Sesame Crackers, and of course Chex

### World Chocolate Sampler

Single-Origin Chocolate Bars and Truffles,  
Hand-Picked from Around the World







## Chelsea Block Association/Tenant Association/Community Groups

Block/Tenant Association & Community Groups	First Name	Last Name	Email	When Meeting Takes Place
Council Chelsea Block Association	Sally	Greenspan	<a href="mailto:coba_prez@gmail.com">coba_prez@gmail.com</a> ; <a href="mailto:coba_veep@gmail.com">coba_veep@gmail.com</a>	Last Tuesday of the month @ 630pm
100/200 West 15 Street Block Association	Steve	Starosta	<a href="mailto:steve@w15ba.com">steve@w15ba.com</a> ; <a href="mailto:info@w15ba.com">info@w15ba.com</a>	No monthly meetings
100/200 West 15 Street Block Association	Kimon	Retzos	<a href="mailto:kimon@w15ba.com">kimon@w15ba.com</a>	No monthly meetings
100 West 16th Street Block Association	Paul	Grocni	<a href="mailto:pgroncki@gmail.com">pgroncki@gmail.com</a>	
100 West 16th Street Block Association	Matthew	Robinson	<a href="mailto:mattbrob@aol.com">mattbrob@aol.com</a>	
100 West 17th/18th Street Block Association	Antonella	Cipollone	<a href="mailto:antonellacipollone2000@yahoo.it">antonellacipollone2000@yahoo.it</a>	Meets if necessary
100 West 17th/18th Street Block Association	Donna	Frankel	<a href="mailto:bvh.drf@gmail.com">bvh.drf@gmail.com</a>	Meets if necessary
100 West 17th/18th Street Block Association	Michael	Glassman	<a href="mailto:michael_glassman@hotmail.com">michael_glassman@hotmail.com</a>	Meets if necessary
100 West 17th/18th Street Block Association	Judy	Klein	<a href="mailto:judyklein999@gmail.com">judyklein999@gmail.com</a>	Meets if necessary
100 West 19th/20th Street Block Association	Bill	Borock	<a href="mailto:wborock@hotmail.com">wborock@hotmail.com</a>	
100 West 19th/20th Street Block Association	Sally	Greenspan	<a href="mailto:coba1001920@gmail.com">coba1001920@gmail.com</a>	
100 West 19th/20th Street Block Association	Michael	Walsh	<a href="mailto:mwalshny@gmail.com">mwalshny@gmail.com</a>	
100 West 22nd Street Block Association	Robert	Simon	<a href="mailto:robert.simon2267@gmail.com">robert.simon2267@gmail.com</a>	
100 West 19th/20th/21st/22nd Street Block Association	Diane	Nichols	<a href="mailto:beacon195@aol.com">beacon195@aol.com</a>	
100 West 19th/20th/21st/22nd Street Block Association	Gerald	Germany	<a href="mailto:germanygerald@aol.com">germanygerald@aol.com</a>	
100 West 19th/20th/21st/22nd Street Block Association	Melissa	Stern	<a href="mailto:m@melissa-stern.com">m@melissa-stern.com</a>	
100 West 25th Street Block Association	Carla	Nordstrom	<a href="mailto:west25thstreetproject@gmail.com">west25thstreetproject@gmail.com</a>	No monthly meetings at this time
100 West 26th Street Block Association	Susan	Buttenwieser	<a href="mailto:susanb1011@aol.com">susanb1011@aol.com</a>	
200 West 16th Block Association	Jennifer	Maybin	<a href="mailto:maybin_jennifer239@gmail.com">maybin_jennifer239@gmail.com</a>	
Naked Eye Productions	Tina	DiFeliciantonio	<a href="mailto:Tina@NakedEyeProductions.com">Tina@NakedEyeProductions.com</a>	
200 West 21/22/23/24 Block Association	Melodie	Bryant	<a href="mailto:savvyflx@gmail.com">savvyflx@gmail.com</a>	
200 West 19/20/21/22 (South) Streets Block Association	Pamela	Wolff	<a href="mailto:pamela@angel.net">pamela@angel.net</a>	
200 West 19/20/21/22 (South) Streets Block Association	Pat	Cooke	<a href="mailto:pjcooke@me.com">pjcooke@me.com</a>	
200 West 19/20/21/22 (South) Streets Block Association	Dianne	Maeurer	<a href="mailto:dianne2ns@gmail.com">dianne2ns@gmail.com</a>	
200 West 2nd Street Block Association	Molly	Harris	<a href="mailto:200west22streetba@gmail.com">200west22streetba@gmail.com</a>	
200 West 23(North)/24 Streets Block Association	Omar	Fattal	<a href="mailto:omar.fattal@gmail.com">omar.fattal@gmail.com</a>	Second Wednesday of the month @ 7 pm
200 West 23(North)/24 Streets Block Association	Laurence	Frommer	<a href="mailto:laurencefrommer@yahoo.com">laurencefrommer@yahoo.com</a>	Second Wednesday of the month @ 7 pm
200 West 23(North)/24 Streets Block Association	Thuy	Pham	<a href="mailto:thuyqpham1@gmail.com">thuyqpham1@gmail.com</a>	Second Wednesday of the month @ 7 pm
2324 Chelsea Tenants Association	Thuy	Pham	<a href="mailto:thuyqpham1@gmail.com">thuyqpham1@gmail.com</a>	First Monday of the month @ 630 pm or 7 pm
300 West 18/19 Streets Block Association	Gloria	Lowe	<a href="mailto:glowe@wohlfarth.com">glowe@wohlfarth.com</a>	Third Tuesday of the month @ 6pm
300 West 18/19 Streets Block Association	Susan	Palmer Marshall	<a href="mailto:palmermarshall@yahoo.com">palmermarshall@yahoo.com</a>	Third Tuesday of the month @ 6pm
300 West 18/19 Streets Block Association	David	Sloss	<a href="mailto:davidsloss@gmail.com">davidsloss@gmail.com</a>	Third Tuesday of the month @ 6pm
300 West 20th Street Block Association	Carol	Ott	<a href="mailto:cott@habitatmag.com">cott@habitatmag.com</a>	
300 West 20th Street Block Association	Albert	Taylor	<a href="mailto:albertrtaylor@mac.com">albertrtaylor@mac.com</a>	
300 West 21/22/23(South) Streets Block Association	Eleanor	Horowitz	<a href="mailto:eleanor@quiltedcorner.com">eleanor@quiltedcorner.com</a>	First Monday of the month @ 7 pm
300 West 21/22/23(South) Streets Block Association	Andra	Gabrielle	<a href="mailto:300wba@gmail.com">300wba@gmail.com</a>	First Monday of the month @ 7 pm
300 West 21/22/23(South) Streets Block Association	Phyllis	Waisman	<a href="mailto:phyllis.waisman@gmail.com">phyllis.waisman@gmail.com</a>	First Monday of the month @ 7 pm
400 West 16/17/18/19 Streets - Fulton Houses Tenant Association	Miguel	Acevedo	<a href="mailto:miq91360@yahoo.com">miq91360@yahoo.com</a>	
400 West 20 Street Block Association	David	Lesser	<a href="mailto:david@dlessler.com">david@dlessler.com</a>	
400 West 21/22/23(South) Streets Block Association	Sandra	Jacobus	<a href="mailto:sandraljacobus@gmail.com">sandraljacobus@gmail.com</a>	No monthly meetings
400 West 21/22/23(South) Streets Block Association	Karen	Jacob	<a href="mailto:w400ba@gmail.com">w400ba@gmail.com</a> ; <a href="mailto:kjacobnyc@gmail.com">kjacobnyc@gmail.com</a>	No monthly meetings
400 West 23(North)/24 Streets - London Terrace Towers	Amy	Klein	<a href="mailto:amyklein724@gmail.com">amyklein724@gmail.com</a>	
400 West 23(North)/24 Streets - London Terrace Gardens Tenant Association	Andy	Humm	<a href="mailto:andyhumm@aol.com">andyhumm@aol.com</a>	
400 West 23(North)/24 Streets - London Terrace Gardens Tenant Association	Inge	Ivchenko	<a href="mailto:tenants@litta.info">tenants@litta.info</a>	
400 West 25/26/27 Streets - Elliott-Chelsea Tenant Association	Florence	Dent	<a href="mailto:fdenthunter@gmail.com">fdenthunter@gmail.com</a>	
400 West 25/26/27 Streets - Elliott-Chelsea Tenant Association	Darlene	Waters	<a href="mailto:dwatersh@gmail.com">dwatersh@gmail.com</a>	
500 West 19 Street Block Association	Neil	Selkirk	<a href="mailto:neil@neilselkirk.com">neil@neilselkirk.com</a>	
500 West 21/22/23/24 Streets Block Association	Don	Hoffman	<a href="mailto:hoffmandonj@hotmail.com">hoffmandonj@hotmail.com</a>	
500 West 21/22/23/24 Streets Block Association	Willie	Wade	<a href="mailto:wade2084@gmail.com">wade2084@gmail.com</a>	Third Thursday of month
500 West 21/22/23/24 Streets Block Association	Debra	Beard	<a href="mailto:dwbear421@me.com">dwbear421@me.com</a>	
500 West 28/29 Streets Block Association	Brian	Donovan	<a href="mailto:bkd8@cornell.edu">bkd8@cornell.edu</a>	
500 blocks of 25th-29th	Donna	Nehila	<a href="mailto:dnehila@gmail.com">dnehila@gmail.com</a> ; <a href="mailto:westchelsea@gmail.com">westchelsea@gmail.com</a>	
501 blocks of 25th-29th	Jeanne	Lopez-Muniz	<a href="mailto:jeanemuniz@gmail.com">jeanemuniz@gmail.com</a>	
Penn South (W 23rd to W 29th Street from 8th/9th Avenue)	Brendan	Keany	<a href="mailto:bkeany@pennsouth.coop">bkeany@pennsouth.coop</a>	
Penn South (W 23rd to W 29th Street from 8th/9th Avenue)	Mario	Mazzoni	<a href="mailto:education@pennsouth.coop">education@pennsouth.coop</a>	
Hotel Americano			(212) 216-0000	
Highline537	Scott	Hupe	212-838-3700	
Donna Langman Costumes	Donna	Langman	<a href="mailto:donna@donnalangman.com">donna@donnalangman.com</a>	
537 W 27th Street Building	Jeremy	Carmel	<a href="mailto:jeremy.carmel@gmail.com">jeremy.carmel@gmail.com</a>	No monthly meetings
Midtown South Community Council	John	Mudd	<a href="mailto:john.mudd@usa.net">john.mudd@usa.net</a>	Third Thursday of month @ 7 pm except July, August, & December
Village Preservation/The Greenwich Village Society for Historic Preservation	Andrew	Berman	<a href="mailto:andrew@qvshp.org">andrew@qvshp.org</a>	

When sending an email please BCC everyone on the list



Heather Kirk <heather@helbraunlevey.com>

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## Fwd: Your Input Needed: Liquor License for New Cinema in Chelsea

1 message

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**Mikey Trafton** <mikey@metrocinema.com>  
To: Heather Kirk <heather@helbraunlevey.com>

Wed, Mar 20, 2024 at 10:53 AM

Heather, just wanted to let you know that I sent the email below to the block associations, and I blind copied the provided email address.

-mikey

Mikey Trafton  
CEO, Metro Cinema

----- Forwarded message -----

From: Mikey Trafton <mikey@metrocinema.com>  
Date: Tuesday, March 19 2024 at 10:16 PM CDT  
Subject: Your Input Needed: Liquor License for New Cinema in Chelsea  
To: Mikey Trafton <mikey@metrocinema.com>

Hi There!

I hope this email finds you well. My name is Mikey Trafton, one of the founders of Metro Cinema, an upscale cinema/restaurant coming to your neighborhood early next year. As we prepare to become part of your community, I wanted to take this opportunity to introduce our business and seek your support for our application for a liquor license.

Our proposed location is **131 8th Ave. at W 16th St.**, in the space previously occupied by Duane Reade.

Metro Cinema is a new type of movie theater from the team that brought you Alamo Drafthouse Cinema, which *Entertainment Weekly* crowned the "Best Theater in America" and *Time Magazine* called the "Best Theater Ever."

Our concept revolves around small, intimate screening rooms that show the latest movies, coupled with an elevated menu that brings a touch of luxury to your movie-going experience. We will also have a cozy lounge area where guests can relax and socialize while waiting for their movie or companions.

Our kitchen will serve dishes themed to the movies being shown (imagine an Italian feast for *The Godfather*), and our beverage program will be centered around a very nice wine list and a curated selection of craft cocktails. Therefore, we are applying for a full liquor license, including beer, wine, and liquor.

Our planned hours of operation are from 9am – 3am, but we will typically close around 1am or 2am when the last movie lets out. We will only stay open until 3am for unique events, such as a midnight screening of a highly anticipated, extended-length film. Rest assured, such late closings are expected to be rare, aligning with community norms and ensuring minimal disruption to our neighbors.

Our location is smaller than a typical movie theater, with screening rooms that seat fewer than 10 people on average. This naturally leads to minimized traffic and noise, as we anticipate an arrival or departure rate of less than one person per minute at our busiest times. This ensures a quieter, less congested experience for both our patrons and the neighborhood.

We are committed to ensuring that Metro Cinema adds value to your neighborhood in a respectful and harmonious manner, so if you or the members of your organization have any questions or concerns, please reach out. I'd love to speak with you. You can reach me at [mikey@metrocinema.com](mailto:mikey@metrocinema.com).

### How You Can Help


If you are as excited as I am about having another cinema option in the neighborhood, I would greatly appreciate a letter of support that I can share with the community board as they review our application. I have attached a sample letter if you care to use it.

Thank you for taking the time to read this email. We are enthusiastic about becoming a part of your community, and we look forward to the opportunity to serve you while creating memorable cinematic experiences.

Warm regards,

Mikey Trafton  
Co-Founder and CEO, Metro Cinema

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 **Sample Letter of Support.docx**  
26K



Corner 8th & W 16th

03/20/2024 4:48 PM



Corner 8th and W 17th

03/20/2024 4:53 PM



Space  
ase



ael.Riley@jll.com



ella.Burnette@jll.com

ckA.Smith@jll.com

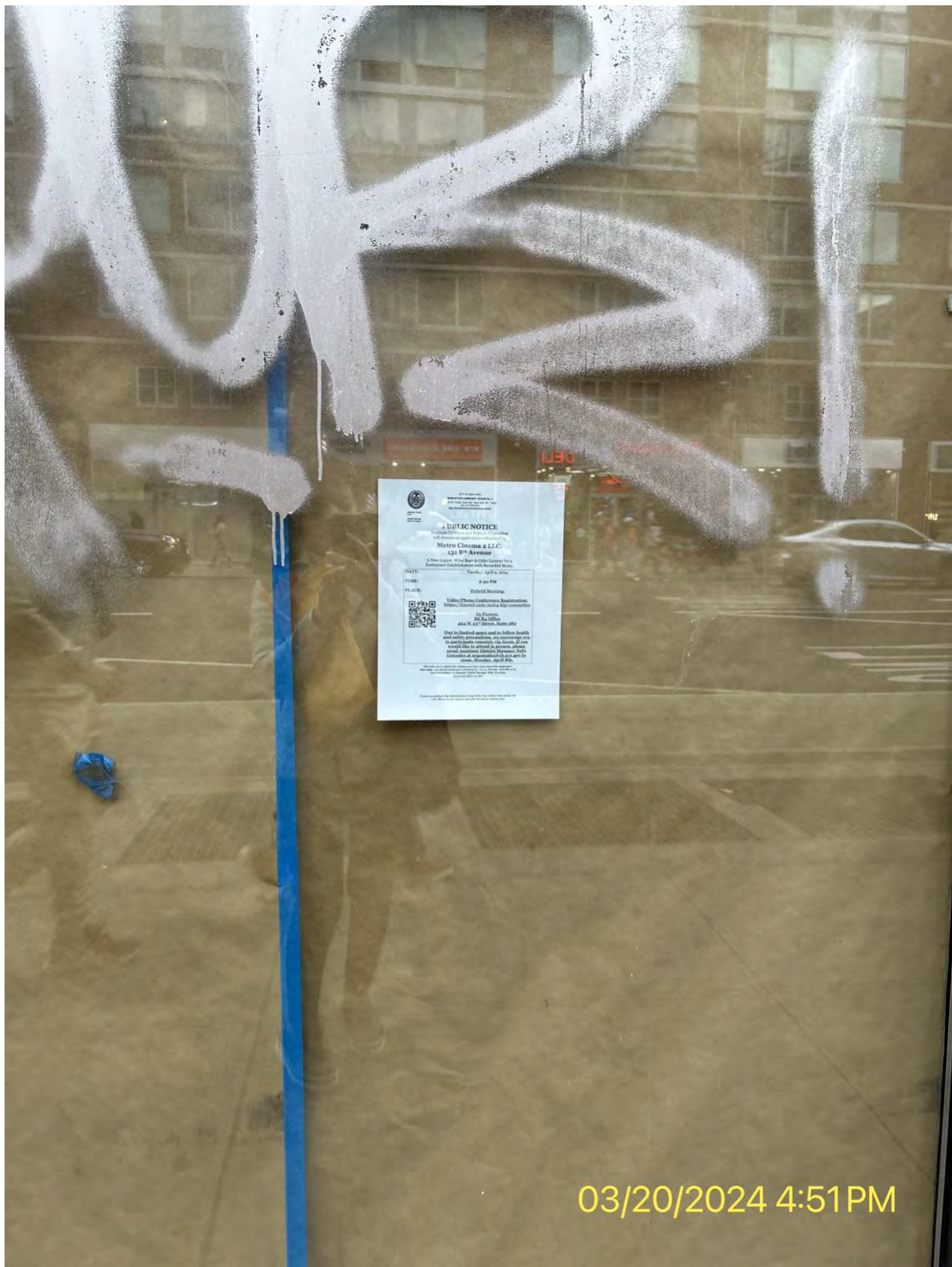


Small white rectangular sticker or notice on the window glass.

Small white rectangular sticker or notice on the window glass.

03/20/2024 4:51PM





03/20/2024 4:51 PM



NOTICE  
CITY OF NEW YORK  
DEPARTMENT OF CITYWORLD AFFAIRS  
100 ST. JAMES PLACE  
NEW YORK, NY 10038  
PHONE: (212) 312-3100  
WWW.NYC.GOV

W 16th st.

03/20/2024 4:49 PM

**PETITION SIGNATURES IN SUPPORT OF NYSLA LICENSE**

The following undersigned residents of the premises and surrounding buildings support the issuance of an on-premises license to the following applicant/establishment:

**Metro Cinema 2 LLC**

131 8<sup>th</sup> Ave, New York, NY 10011

Regarding the interior space: This will be a **Dine-in Cinema w/ Customer Bar**

Regarding the outside space: There will be **NO OUTSIDE SPACE**

The **CLOSING HOURS** for the interior space will be: 3:00 AM

The outside area(s) will be operating until: N/A

DATE	NAME	ADDRESS	SIGNATURE
3/30	Donna W. Baldrin	300 W. 17 <sup>th</sup> St NY 10011 #	Donna W. Baldrin
	Jeffrey Kolsrud	220 W 19 PHB # 917 9516148	[Signature]
	Enka Seron	110 W 17 <sup>th</sup> #7 NY 10011 # 917 3013072	[Signature]
	DAVID FOLGER	" " " # 917 3013072	[Signature]
	Mark Heckler	338 West 17 <sup>th</sup> NYC # BE	[Signature]
	Ever Ortiz	320 West 17 <sup>th</sup> # 5AW	[Signature]
	William Taylor	332 West 17 <sup>th</sup> # 3R	[Signature]
	Jennifer Toth	166 West 18 <sup>th</sup> # PH12	[Signature]
	Steve Piatelli	320 W 17 <sup>th</sup> # NY 10011 # 3FE	[Signature]
	Kate Abell	322 W. 17 <sup>th</sup> St # 3E	[Signature]
	Alyssa Meyer	322 West 17 St # YE	[Signature]
	Leslie Wagner	200 W. 20 # 804	[Signature]
	Claudio De Jesus	310 W 19 Street # 5F	[Signature]
	Jonathan Matthews	300 W 17 ST #4E # 4E	[Signature]
	Wilson Taylor	340 W 17 <sup>th</sup> St # 1B #	[Signature]
	DANIEL GROVER	450 W 17 St # 407	[Signature]

PLEASE NOTE: signatures should be from residents of upstairs and adjoining buildings, and within two-block area of proposed property

**PETITION SIGNATURES IN SUPPORT OF NYSLA LICENSE**

The following undersigned residents of the premises and surrounding buildings support the issuance of an on-premises license to the following applicant/establishment:

**Metro Cinema 2 LLC**

131 8<sup>th</sup> Ave, New York, NY 10011

Regarding the interior space: This will be a **Dine-in Cinema w/ Customer Bar**

Regarding the outside space: There will be **NO OUTSIDE SPACE**

The **CLOSING HOURS** for the interior space will be: 3:00 AM

The outside area(s) will be operating until: N/A

DATE	NAME	ADDRESS		SIGNATURE
3/30	Andrea Berkey	326 W 17 <sup>th</sup> St	# 1FE	
3/30	Emma J. Smith	342 W 21 <sup>st</sup> St	# 6C	
3/30	Will Crossan	342 W 21 <sup>st</sup> St	# 6C	
3/30	Madison Miller	320 W 17 <sup>th</sup> St	# 3RE	
	Paul Tanner	" "	" "	
	Tracey Tanner	" "	" "	
	Gray Tanner	" "	" "	
	Rosalie Winard	300 W. 17 <sup>th</sup> St	#	
3/30/24	Axel Flores	418 West 17 <sup>th</sup> Street	# 9D	
3/30/24	Brian Bauer	418 West 17 <sup>th</sup> Street	# 12H	
3/30/24	Jackson Parell	342 W 17 <sup>th</sup>	#	
3/30/24	Mildred del Rio	324 W 17 <sup>th</sup> St	#	
	Kaitlyn Emery	320 W 17 <sup>th</sup> St Apt 4Fh	#	
3/26	JAZIL GHIAS	328 W 17 <sup>th</sup> #	# 2W	
	ZUCMA INESIA	411 W 18 <sup>th</sup> St	# 1E	
	CONOR TAYLOR	186 9 <sup>th</sup> Ave	# 3C	

PLEASE NOTE: signatures should be from residents of upstairs and adjoining buildings, and within two-block area of proposed property

PETITION SIGNATURES IN SUPPORT OF NYSLA LICENSE

The following undersigned residents of the premises and surrounding buildings support the issuance of an on-premises license to the following applicant/establishment:

Metro Cinema 2 LLC

131 8<sup>th</sup> Ave, New York, NY 10011

Regarding the interior space: This will be a Dine-in Cinema w/ Customer Bar

Regarding the outside space: There will be NO OUTSIDE SPACE

The CLOSING HOURS for the interior space will be: 3:00 AM

The outside area(s) will be operating until: N/A

DATE	NAME	ADDRESS	SIGNATURE
3/30	Carmen Hamlet	418 West 17th Street #100 # 90	Carmen Hamlet
	YOLANDA LEE	320 W 25th St # 100	Yolanda Lee
3/30	Daphne Grisham	320 W. 17th St. # 3FW	Daphne Grisham
3/30	JOHN RAMOS	419 W 17th St 21F #	John Ramos
	Julio Cesar Garcia	320 w 17th st # 1RW	Julio Cesar Garcia
	Purina Panos	418 W 17th St # 16D	Purina Panos
3/30	Chase Small	363 w 17th st # SB	Chase Small
3/30	Robert Thompson	363 w 17th st # SB	Robert Thompson
3/30	David Campbell	555 w 27th St # S11R	David Campbell
3/30	Alex BATHOUR	330 W. 17th St # 4E	Alex Bathour
3/30	David Sonkin	312 W 23rd St # 3U	David Sonkin
3/30	Andrew Miller	250 W 16th St # SB	Andrew Miller
3/30	BRUCE SUSSMAN	470 W 24th St # 15C	Bruce Sussman
3/30	William B. Sugar	320 W. 17, 4FE #	William B. Sugar
	Mac Burns	" #	Mac Burns
3/30	Benjamin Droz	253 W 16th, # 1A	Benjamin Droz

PLEASE NOTE: signatures should be from residents of upstairs and adjoining buildings, and within two-block area of proposed property

**PETITION SIGNATURES IN SUPPORT OF NYSLA LICENSE**

The following undersigned residents of the premises and surrounding buildings support the issuance of an on-premises license to the following applicant/establishment:

**Metro Cinema 2 LLC**  
131 8<sup>th</sup> Ave, New York, NY 10011

Regarding the interior space: This will be a **Dine-in Cinema w/ Customer Bar**

Regarding the outside space: There will be **NO OUTSIDE SPACE**

The **CLOSING HOURS** for the interior space will be: 3:00 AM

The outside area(s) will be operating until: N/A

DATE	NAME	ADDRESS	SIGNATURE
3/30/24	Al Featherstone	160 W 16 <sup>th</sup> , NY, NY, 10011 Apt # 56	<i>Al Featherstone</i>
3/30/24	Will Freed.	326 W 17 <sup>th</sup> St APT 1 FLW #	<i>Will Freed</i>
3/30/24	Shirley Shavson	338 W 17 <sup>th</sup> Street #	<i>Shirley Shavson</i>
3/30/24	Tyler Rodriguez	364 W 18 <sup>th</sup> St # 2H	<i>Tyler Rodriguez</i>
3/30/24	TARUN SETHI	228 W 16 <sup>th</sup> St # 1A	<i>Tarun Sethi</i>
3/30/24	NICK Samp	330 West 17 <sup>th</sup> St # 1W	<i>Nick Samp</i>
3/30/24	Rommel Quimson	228 W 16 <sup>th</sup> St # 1A	<i>Rommel Quimson</i>
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PLEASE NOTE: signatures should be from residents of upstairs and adjoining buildings, and within two-block area of proposed property

**PETITION SIGNATURES IN SUPPORT OF NYSLA LICENSE**

The following undersigned residents of the premises and surrounding buildings support the issuance of an on-premises license to the following applicant/establishment:

**Metro Cinema 2 LLC**

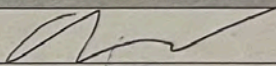
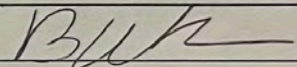
131 8<sup>th</sup> Ave, New York, NY 10011

Regarding the interior space: This will be a **Dine-in Cinema w/ Customer Bar**

Regarding the outside space: There will be **NO OUTSIDE SPACE**

The **CLOSING HOURS** for the interior space will be: 3:00 AM

The outside area(s) will be operating until: N/A

DATE	NAME	ADDRESS	SIGNATURE
3/30/24	Arijun Singh	340 w 17th St Apt 5C #	
	Seemant Harold	326 W 17 <sup>th</sup> St APT F1 #	
	Briana King Rhein	364 W 18 <sup>th</sup> St APT 2H #	
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PLEASE NOTE: signatures should be from residents of upstairs and adjoining buildings, and within two-block area of proposed property