

Manhattan Community Board 4
(All Fields Must Be Completed)

Liquor License/Sidewalk Cafe Stipulations Application

| | | | |
|---|--|--|---|
| CORPORATION NAME Mad Hops Inc. | | DOING BUSINESS AS (DBA) N/A | |
| STREET ADDRESS 223 W. 14th Street | | CROSS STREETS W 14th St | ZIP CODE 10011 |
| OWNER <small>(Attach a list of all the people that will be associated/listed with the license)</small> | NAME: Jaime Ventura & Louis Cruz | ATTORNEY/ REPRESENTAIVE | NAME: Anthony Caraballo |
| | PHONE: (347) 403-2555 | | PHONE: (718) 875-2929 |
| | EMAIL: jaimeventura@gmail.com | | EMAIL: Anthony@cblservices.com |
| MANAGER | NAME: Jaime Ventura & Louis Cruz | LANDLORD | NAME: West 15th Street Associates LP |
| | PHONE: (347) 403-2555 | | PHONE: (212) 243-6722 |
| | EMAIL: jaimeventura@gmail.com | | EMAIL: eehrenhaus@buchbinderwarren.com |
| APPLICATION TYPE (<input type="checkbox"/> Liquor License <input type="checkbox"/> Unenclosed Sidewalk Cafe) | | | |
| <input checked="" type="radio"/> New | 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? | | The Local Mrkt Inc. 66-75 Selfridge St, Forest Hills, NY 11375 |
| | What were the dates applicant was involved with this former premise? | | 01/10/2023 - Present |
| <input type="radio"/> Corp Change/Class Change/Removal | What is the license # and expiration date? | | |
| | Is applicant making any alterations or operational changes? | | <input type="checkbox"/> YES <input type="checkbox"/> NO |
| | <i>If alterations or operational changes are being made, please describe/list all changes.</i> | | |
| <input type="radio"/> Alteration | What is the current license # and expiration date? | | |
| | <i>Please list/describe the nature of all the changes and attach the plans:</i> | | |
| METHOD OF OPERATION | | | |
| TYPE OF ALCOHOL | <input type="radio"/> Liquor/Wine/Beer & Cider <input type="radio"/> Beer & Cider <input checked="" type="radio"/> Wine/Beer & Cider | | |
| ESTABLISHMENT TYPE | <input type="radio"/> Restaurant <input type="radio"/> Cabaret <input type="radio"/> Night Club <input type="radio"/> Hotel <input checked="" type="radio"/> Bar/Tavern (Beer Bar) <input type="radio"/> Catering Establishment <input type="radio"/> Adult Entertainment <input type="radio"/> Wine Bar <input type="radio"/> Dance Club <input type="radio"/> Sports Bar <input type="radio"/> Club (Fraternal Organization – Members Only) | | |
| Has applicant/owner filed with the SLA? If yes, when? If no, when do you plan to file? | YES | <input checked="" type="checkbox"/> NO | |
| 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 | <input checked="" type="checkbox"/> NO | |
| Is the 200 Foot Rule applicable? If yes, please attach a diagram of the schools and houses of worship that trigger the rule. | YES | <input checked="" type="checkbox"/> NO | |
| Has applicant/owner(s) read MCB4 Policy Regarding Concentration and Location of Alcoholic-Serving Establishments? | <input checked="" type="checkbox"/> YES | <input type="checkbox"/> NO | |

| 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 | 12pm - 12am | 12pm - 12am | 12pm - 12am | 12pm - 1am | 12pm - 1am | 12pm - 1am | 12pm - 12am |
| | Kitchen | 12pm - 11pm | 12pm - 11pm | 12pm - 11pm | 12pm - 12am | 12pm - 12am | 12pm - 12am | 12pm - 11pm |
| | Music | 12pm - 12am | 12pm - 12am | 12pm - 12am | 12pm - 1am | 12pm - 1am | 12pm - 1am | 12pm - 12am |
| If you plan to have music, what type(s)? (Circle all that apply) | | | <input checked="" type="checkbox"/> BACKGROUND | <input type="checkbox"/> LIVE MUSIC | <input type="checkbox"/> DJ | <input type="checkbox"/> JUKE BOX | <input type="checkbox"/> KARAOKE | |
| OCCUPANCY | | | | | | | | |
| | Capacity (Certificate of Occupancy) | Maximum # of Persons 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 | |
| INSIDE | 74 | 50 | 3 | 12 | N/A | 1 | 12 | |
| OUTSIDE <i>(Other than sidewalk café)</i> | N/A | N/A | N/A | N/A | N/A | N/A | N/A | |
| DCA APPROVED UNENCLOSED SIDEWALK CAFÉ | N/A | N/A | N/A | N/A | | | | |
| How many floors are there? What is the capacity for each floor? | | | | 2 | | | | |
| How frequently will the owner(s) be at the establishment? | | | | Full-Time | (basement - storage only) | | | |
| Will there be dancing? | | | | | YES | <input checked="" type="checkbox"/> NO | | |
| Will applicant have bottle or table service for beverage alcohol? | | | | | YES | <input checked="" type="checkbox"/> NO | | |
| Will applicant be hosting private, promotional or corporate events? | | | | | YES | <input checked="" type="checkbox"/> NO | | |
| Will outside promoters be used on a regular basis? If yes please describe. | | | | | YES | <input checked="" type="checkbox"/> NO | | |
| Will applicant have a security plan? If, yes please attach. | | | | | <input checked="" type="checkbox"/> YES | NO | | |
| Will security plan be implemented? | | | | | <input checked="" type="checkbox"/> YES | NO | | |
| Will State certified security personnel be used? | | | | | <input checked="" type="checkbox"/> YES | NO | | |
| Will New York Nightlife Association and NYPD Best Practices be followed? | | | | | <input checked="" type="checkbox"/> YES | NO | | |
| Does applicant agree to notify MCB4 prior to making changes to its method of operation? | | | | | <input checked="" type="checkbox"/> YES | NO | | |
| Will applicant be using delivery bicycles? If yes, how many? | | | | | YES | <input checked="" type="checkbox"/> 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 | <input checked="" type="checkbox"/> NO | | |
| Where will delivery bicycles be stored during the day when not in use? | | | | | N/A | | | |

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 |
|--------------|--------------------------|----------|------------|-------------|------------|------------------------|---------------------------------|-------|
| | | | | | | | | |
| | | | | | | | | |
| | | | N/A | | | | | |
| | | | | | | | | |
| | | | | | | | | |
| | | | | | | | | |

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

| Community Notification/Relations | | | |
|--|-----|---------------------------------------|----|
| NOTIFICATION: 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 | | |
| | # 2 | As per email | |
| | # 3 | | |
| | # 4 | | |
| | # 5 | | |
| Please provide dates when applicant met with the groups listed above. | | Pending email response | |
| Who was your contact person at each group you met with? | | Pending email response | |
| When did applicant post the notice that was provided? | | 05/24/2023 | |
| Where did applicant post the notice that was provided? | | On premises and on nearby light posts | |
| Will applicant provide owner cell phone number to neighbors and respond to complaints that arise? Please provide number in space provided. | | <input type="checkbox"/> YES | NO |
| Will applicant inform the Community Board office of its job openings and/or provide a hyperlink to applicants jobs webpage? | | <input type="checkbox"/> YES | NO |

| BUILDING DESIGN | | | |
|---|--------------------------------------|-------------------------------------|--|
| State the name and type of business previously located in the space. | I Care Pharmacy | | |
| Has a liquor-licensed establishment previously occupied this space at any time? If yes, please provide the name of the business. | YES | <input checked="" type="radio"/> NO | |
| Do you plan any changes to the existing façade? If yes, please describe. | YES | <input checked="" type="radio"/> NO | |
| Has the applicant/owner(s) read MCB 4 ADA Guidelines Memo? | <input checked="" type="radio"/> YES | NO | |
| Is the entrance ADA Compliant? | <input checked="" type="radio"/> YES | NO | |
| Do you plan any changes to the existing façade? If yes, please describe. | YES | <input checked="" type="radio"/> NO | |
| Will applicant have a vestibule within the establishment? | YES | <input checked="" type="radio"/> NO | |
| Will applicant use a storm enclosure? | YES | <input checked="" type="radio"/> NO | |
| Does applicant agree to keep the sidewalk clear of all items or obstructions, such as sandwich boards, sidewalk signs, freestanding menus and plants, as per the law? | <input checked="" type="radio"/> YES | NO | |
| Will applicant comply with the NYC noise code? | <input checked="" type="radio"/> YES | NO | |
| Will the establishment have any of the following: (circle all that apply) | <input type="radio"/> FRENCH DOORS | <input type="radio"/> GARAGE DOORS | <input type="radio"/> 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 checked="" type="radio"/> YES | NO | |
| 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 checked="" type="radio"/> YES | NO | |
| Has applicant obtained an acoustical report from a certified sound engineer to assess potential noise disturbance to the neighboring residents and buildings? | YES | <input checked="" type="radio"/> NO | (background music only) |
| 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="radio"/> YES | NO | |
| Will the kitchen exhaust system extend to the roof? | YES | <input checked="" type="radio"/> NO | Food Prep Only |
| Will the establishment have an illuminated sign? | YES | <input checked="" type="radio"/> NO | |
| Will the establishment have a canopy extending over the sidewalk? | YES | <input checked="" type="radio"/> NO | |
| Where will the air conditioner be located? What type is it? | Wall Unit | | |
| When was the air conditioner installed? | 2 years ago | | |

| OUTDOOR ITEMS - OTHER THAN SIDEWALK CAFÉ | | | |
|---|-----|----|-----------------------|
| Has the applicant/owner(s) read MCB 4 Rear Yard Rooftop Policy? | YES | NO | N/A |
| Will applicant use any outdoor spaces: rooftop, rear yard, patio, porch, balcony, pavilion, tents, deck, gazebo or open dining in the parking lane? If yes, which one(s)? | YES | NO | Type text here N/A |
| Are the floorplans for the outdoor space(s) included? | YES | NO | N/A |
| Will applicant close and vacate the outdoor space(s) by 11PM on Friday & Saturday and 10 PM on all other days? | YES | NO | N/A |
| Will the service and consumption of alcohol in any outdoor space only be via seated food service? | YES | NO | N/A |
| Will applicant not allow standing space for patrons to drink or smoke in any outdoor space(s) or on the sidewalk? | YES | NO | N/A |
| Will there be no amplified music, as per the law? | YES | NO | N/A |
| If amplified sound is played inside the establishment, will windows and doors be closed? | YES | NO | N/A |
| Will applicant agree to post signs outside asking customers to respect the neighbors'? | YES | NO | N/A |
| Will applicant agree to train staff to encourage a peaceful environment? | YES | NO | N/A |
| Will applicant provide effective sound control (landscaping enclosure, soundproofing tenants apartments) | YES | NO | N/A |
| Will there be a lighting plan that allows safe usage of the outdoor space without disrupting neighbors? | YES | NO | N/A |
| If open dining in the parking lane, will applicant agree to leave the sidewalk free of any furniture? | YES | NO | N/A |
| If open dining, will you comply with all NYC DOT guidelines? | YES | NO | N/A |
| If open dining, will the installation be year-round? | YES | NO | N/A |

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

ADDITIONAL STIPULATIONS: (Office Use Only)

- Applicant will obtain an acoustical report from an NYC-approved acoustician and submit to MCB4 officeno later than 7/8/24 - Submitted and attached 6/18/24
- Applicantr agrees toimplement all recommendations of report




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.

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

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.

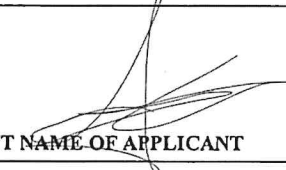
| | |
|---|---|
| <p>Manhattan Community Board 4 (MCB4) recommends: <i>(MCB4's recommendation is based on a vote taken at its July 24, 2024 full board meeting, with 40 members voting in favor of the recommendation, 0 members opposed, 0 members abstaining and 0 present but not eligible)</i></p> | <p><input checked="" type="checkbox"/> Denial unless all stipulations agreed to by applicant/owner are part of the method of operation <input type="checkbox"/> Denial <input type="checkbox"/> Approval</p> |
|---|---|

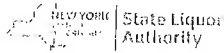
CB4 REPRESENTATIVES

| | | |
|---|---|---|
|  <p>Nelly Gonzalez <i>CB4 Assistant District Manager</i></p> |  <p>Frank Holozubiec <i>CB4 BLP Committee Co-Chair</i></p> |  <p>Burt Lazarin <i>CB4 BLP Committee Co-Chair</i></p> |
|---|---|---|

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>SIGN HERE →</p> |  <p>PRINT NAME OF APPLICANT</p> | <p>JAIME VENTURA SIGNATURE OF APPLICANT</p> | <p>05/28/2024 DATE</p> |
|---------------------------|--|--|-----------------------------|



OFFICE USE ONLY

Original 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

Manhattan Community Board

RECEIVED

Date: 4/19/24

Time: _____

By: [Signature]

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: None Patio or Deck Rooftop Garden/Grounds Freestanding Covered Structure
(check all that apply) 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:

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:

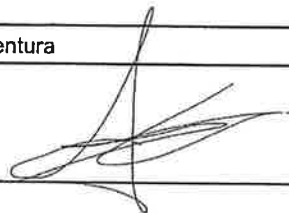
30. Business E-mail Address of Representative/Attorney:

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: _____



Mad Hops Inc.
223 W. 14th Street
New York, NY 10011



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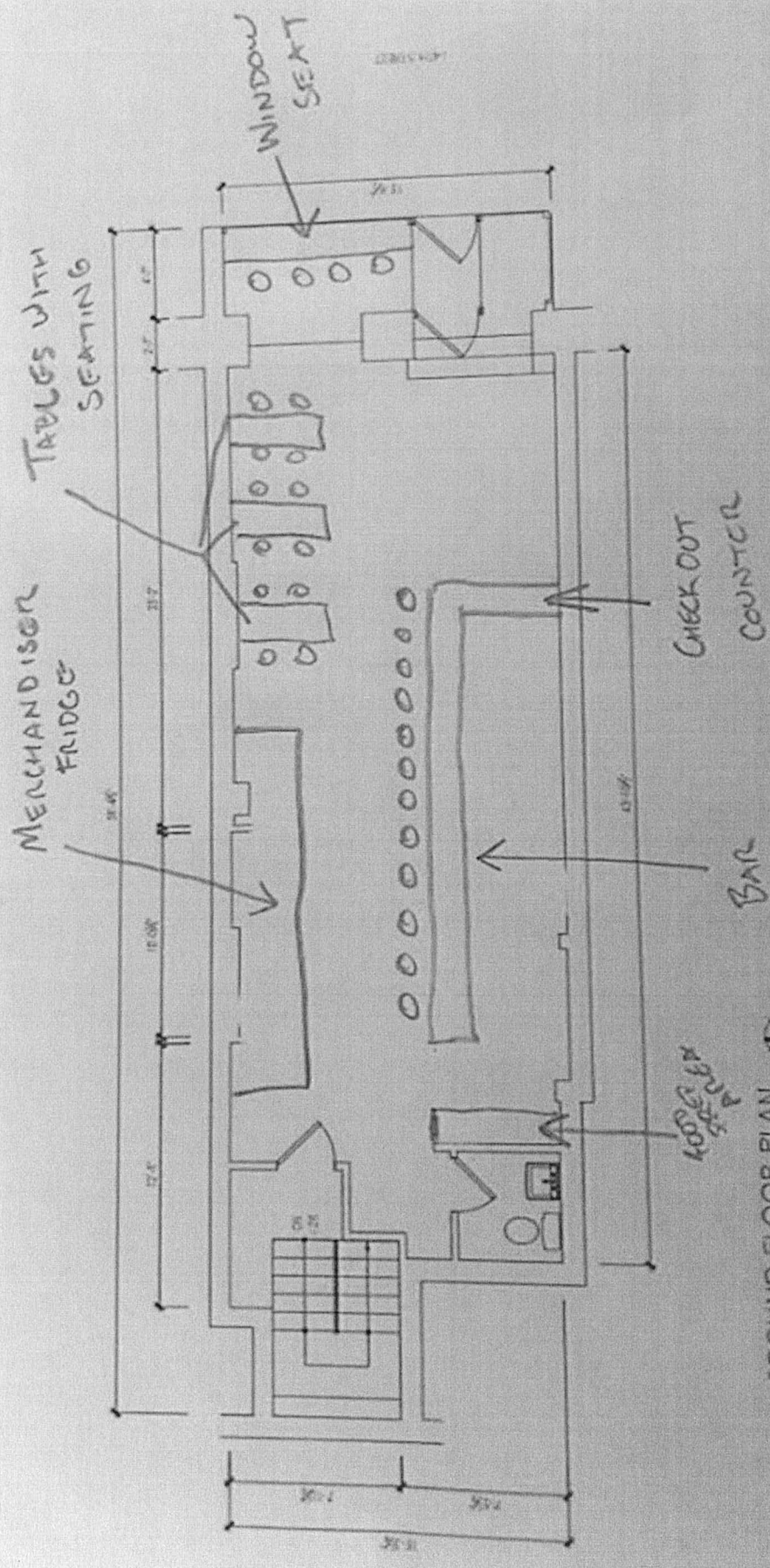


Mad Hops Inc.
223 W. 14th Street
New York, NY 10011

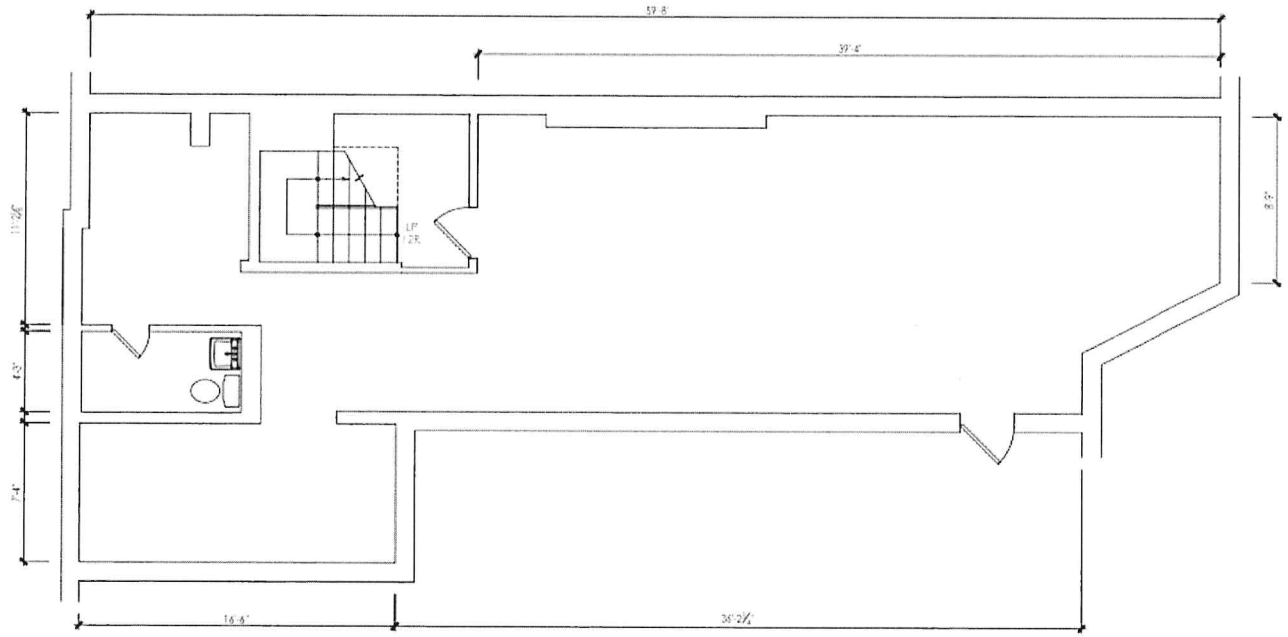


Mad Hops Inc.
223 W. 14th Street
New York, NY 10011





1
 100-1
 GROUND FLOOR PLAN
 240 NET USABLE SF



2 CELLAR PLAN
SK-1 1020 NET USABLE S.F.



Mad Hops Inc.
223 W. 14th Street
New York, NY 10011

MAD HOPS

223 WEST 14TH STREET NEWYORK, NY 10011 // (212) 100-0000 // MADHOPS.COM

SHAREABLES

JUMBO BAVARIAN PRETZEL \$12

Jumbo Bavarian pretzel, served with beer cheese made with Lager & pub mustard dip.

CHEESE PLATE \$12

A selection of our favorites. Comes with bread, pickles, mustard and almond fig cake garnish.

MEAT & CHEESE PLATE \$22

A selection of our favorites. Comes with bread, pickles, mustard and almond fig cake garnish.

MEAT PLATE \$12

A selection of our favorites. Comes with bread, pickles, mustard and almond fig cake garnish.

MELTS

Served on freshly baked sliced sourdough bread locally sourced from Northside Bakery in Queens with a dill pickle.

TRUFFLE SHUFFLE \$12

Truffle gouda, fresh mozzarella, and a touch of raw honey.

HAVARTI & ARUGULA \$12

Creamy imported Havarti with fresh peppery arugula and a touch of Italian fig jam.

HAM & GRUYERE \$12

Black forest ham, aged Swiss Gruyere, pickled cornichons and a smear of white wine Dijon mustard.

CHEDDAR JACK \$6/\$8

Sharp Vermont cheddar & classic Monterey Jack with or without thick sliced smokehouse bacon.

LITTLE LAMB \$12

Young manchego, goat cheddar, chevre cheese and blueberry jam.

GOAT CHEESE & ROASTED PEPPERS \$12

Fresh local goat cheese, fire roasted red peppers and fresh arugula.

LOCAL MRKT INC, THE | Active

Premises Details

| | |
|-------------------|---|
| Premises Name | LOCAL MRKT INC, THE |
| DBA | THE LOCAL EATERY & CRAFT BEER |
| License ID | 0267-23-161977 |
| Legacy Serial No. | 6004345 |
| Category | On Premises Wine |
| Description | Food & Beverage Business |
| Address | 66-75 SELFRIDGE ST FOREST HILLS, New York 11375 Queens County |

License Details

| | |
|----------------------|------------|
| Lic Type | 1 |
| Lic Class | 267 |
| # of Additional Bars | 0 |
| Lic Exp Date | 10/31/2025 |
| Lic Eff Date | 11/17/2023 |
| Lic Iss Date | 11/17/2023 |
| Lic Org Date | 11/17/2023 |
| Status | Active |

Principal(s)

Not Available for Display

Disciplinary History

CARABALLO BUSINESS LICENSING SERVICES, LLC

111 ATLANTIC AVENUE
BROOKLYN, N.Y. 11201

Tel. (718) 875-2929
Fax (718) 875-4200
cblservices.com



ANTHONY L. CARABALLO

June 18, 2024

SENT VIA ELECTRONIC MAIL

Manhattan Community Board 4
424 W 33rd Street, Suite 580
New York, NY 10001

Attn: Ms. Nelly Gonzalez
Assistant District Manager

Re: Mad Hops Inc.
223 W 14th Street
New York, NY 10011
Acoustic Report

Dear Ms. Gonzalez:

I hope this correspondence finds you well. Pursuant to the request of the Business Licenses & Permits Committee on Tuesday, June 11th, we are providing an Acoustic Report for this application premises.

Please be kind enough to confirm receipt of this requested item which was due by July 8th. Please do not hesitate to contact us if you have any questions. We look forward to the support of Manhattan Community Board 4.

Thank you and have a great rest of the day.

Sincerely,


Anthony Caraballo

cc: District Manager Jesse Bodine
Regular Mail

June 17, 2024

To: Manhattan Community Board 4
424 W 33rd Street, Suite 580
New York, NY 10001

Re: Acoustic Report
223 West 14th Street
New York, NY 10011

Dear Manhattan Community Board 4:

Mr. Bozorghaddad of Brightcon, LLC (Brightcon), a DEP approved noise consultant, has conducted an analytical assessment of the proposed noise mitigation scheme for a future commercial specialty beer store and tasting room at the ground floor of the referenced property. The purpose of this assessment is to evaluate the potential impact of noise from the establishment on the residential units located above.

According to information relayed via email from Ms. Jamie Ventura, the anticipated sources of noise from the specialty beer store and tasting room will include normal conversation and background music. The commercial space is scheduled to operate from 12 PM to 12 AM on Sunday through Wednesday, and from 12 PM to 1 AM on Thursday through Saturday. The proposed area of the store is approximately 900 square feet.

The planned noise mitigation strategy involves the installation of two layers of insulation (Safe'n'Sound® Fire and Soundproofing Insulation) and two layers of soundproof drywall (QuietRock 500) in the ceiling. Details of the soundproofing materials are provided in the attached cut sheets.

It is important to note that no existing background noise measurements or detailed engineering/architectural drawings of the noise mitigation scheme have been provided at this stage. Therefore, our assessment is based solely on the conceptual design of the noise mitigation plan and the specifications of the proposed soundproofing materials.

The combination of QuietRock 500 and Safe'n'Sound® Fire and Soundproofing Insulation, as recommended by Ms. Jamie Ventura, is expected to achieve a Sound Transmission Class (STC) rating of 50, assuming proper construction according to manufacturer guidelines and oversight by a qualified installer.

The expected noise levels from background music and normal conversation are estimated to reach a maximum of 80 dBA. Based on an STC rating of 50 for the sound barrier, the impact of noise from the store on the residential units above is anticipated to remain well below the 42 dBA limit permitted by the NYC noise code.

In conclusion, based on the information currently available, it is my professional opinion that as long as the noise levels from the proposed store do not exceed 80 dBA, they should not cause an increase in noise levels above what is permitted by the NYC noise code for the residential buildings at the referenced property.

Very truly yours,
Amir Bozorghaddad, PhD, PE
Managing Partner

Attachments: Specifications for proposed sound proofing material

Safe'n'Sound®

Residential Fire and Soundproofing Insulation

Technical Data Sheet

Batt Insulation 07210 & 09820*
Acoustic Blanket Insulation 09 81 16**

ROCKWOOL Safe'n'Sound® is a mineral wool batt insulation for interior partitions of wood and steel frame construction where superior fire resistance and acoustical performance is required.

| | Performance | Test Standard | | | | | | | |
|------------------------|--|--------------------------------------|--|--------|---------|--------|---------|------|-----------|
| Compliance | Mineral Fiber Blanket Thermal Insulation, Type 1 Compliant | ASTM C665 | | | | | | | |
| | Mineral Fiber Thermal Insulation for Buildings, Type 1 Compliant | CAN/ULC S702 | | | | | | | |
| Reaction to Fire | Flame spread index = 0; Smoke developed index = 0 | ASTM E84 (UL 723) | | | | | | | |
| | Flame spread index = 0; Smoke developed index = 0 | CAN/ULC S102 | | | | | | | |
| | Determination of Non-combustibility of Building Materials - Non-combustible | CAN/ULC S114 | | | | | | | |
| | Behavior of materials at 750°C - Non-combustible | ASTM E136 | | | | | | | |
| | Smolder Resistance - 0.09% | CAN/ULC S129 | | | | | | | |
| Density | Actual Density - 2.4 lb/ft ³ (38 kg/m ³) | ASTM C167 | | | | | | | |
| Thickness | Product is available in 3" (76 mm) and 6" (152 mm) thicknesses | | | | | | | | |
| Dimensions | Wood Stud 16" (406 mm) on center: 15.25" x 47" (387 mm x 1194 mm) Wood Stud 24" (610 mm) on center: 23" x 47" (584 mm x 1194 mm) I-Joist 16" (402 mm) on center: 16.25"x48 (413 mm x 1219 mm) I-Joist 19.2" (488mm) on center: 19.2" x 47" (488 mm x 1194 mm) Steel Stud 16" (406 mm) on center: 16.25" x 48" (413 mm x 1219 mm) Steel Stud 24" (610 mm) on center: 24.25" x 48" (616 mm x 1219 mm) | | | | | | | | |
| System Testing | System Description 5/8" gypsum boards (type x) 3 5/8" steel studs spaced 24" OC 1 layer of 3" Safe'n'Sound® Steel Stud | Sound Transmission Class (STC) 52 | Fire Resistance 1 hour | | | | | | |
| | 5/8" gypsum boards (type x) 2x4" wood studs spaced 16" OC 1 layer of 3" Safe'n'Sound® Wood Stud Resilient Channels spaced 16" OC | 45 | 1 hour (non-loadbearing) 45 min (loadbearing) | | | | | | |
| | 2x10" Wood Joists spaced 16" OC 1 layer of 6" Safe'n'Sound® Wood Stud Resilient Channels spaced 24" OC 5/8" gypsum boards (type x) | 50 | 30 minutes | | | | | | |
| Acoustical Performance | Thickness | 125 Hz | 250 Hz | 500 Hz | 1000 Hz | 2000Hz | 4000 Hz | NRC | ASTM C423 |
| | 3" | 0.52 | 0.96 | 1.18 | 1.07 | 1.05 | 1.05 | 1.05 | |
| | 6" | 1.11 | 1.28 | 1.15 | 1.06 | 1.03 | 1.01 | 1.15 | |



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Supersedes 08-23-17

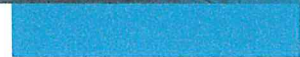
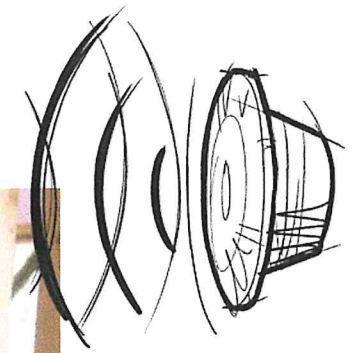
NOTE: *Master Format 1995 Edition **Master Format 2004 Edition. As ROCKWOOL has no control over installation design and workmanship, accessory materials or application conditions, ROCKWOOL does not warranty the performance or results of any installation containing ROCKWOOL's products. ROCKWOOL's overall liability and the remedies available are limited by the general terms and conditions of sale. This warranty is in lieu of all other warranties and conditions expressed or implied, including the warranties of merchantability and fitness for a particular purpose.



8024 Esquesing Line, Milton, ON L9T 6W3
Tel: 800-265-6878 • Fax: 800-991-0110
rockwool.com

Safe'n'Sound®

Fire and Soundproofing Insulation



ROCKWOOL Safe'n'Sound® is a stone wool insulation for use in interior partitions of residential wood and steel stud construction where superior fire resistance and acoustical performance are required.

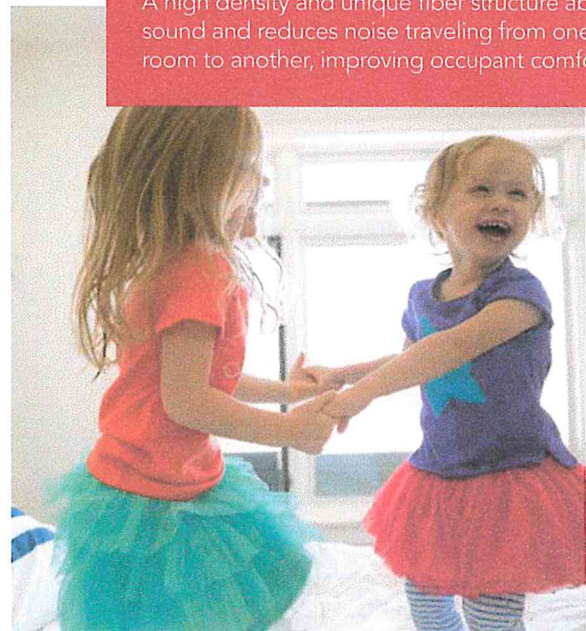
Withstanding temperatures up to 2150°F (1177°C), Safe'n'Sound® is non-combustible and will not produce toxic smoke or promote flames spreading, even when directly exposed to fire. This adds valuable extra time for people to reach safety and for fire services personnel to arrive.

Safe'n'Sound® has excellent acoustical dampening properties and provides an easy friction fit into walls, ceiling and floor applications. It is GREENGUARD Gold Certified and contributes to a healthier indoor environment.

Learn more at rockwool.com

A Quiet Space

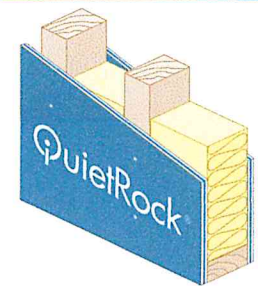
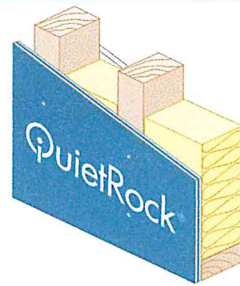
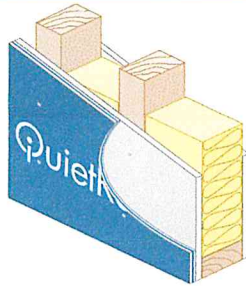
A high density and unique fiber structure absorbs sound and reduces noise traveling from one room to another, improving occupant comfort.



Choose your Assembly

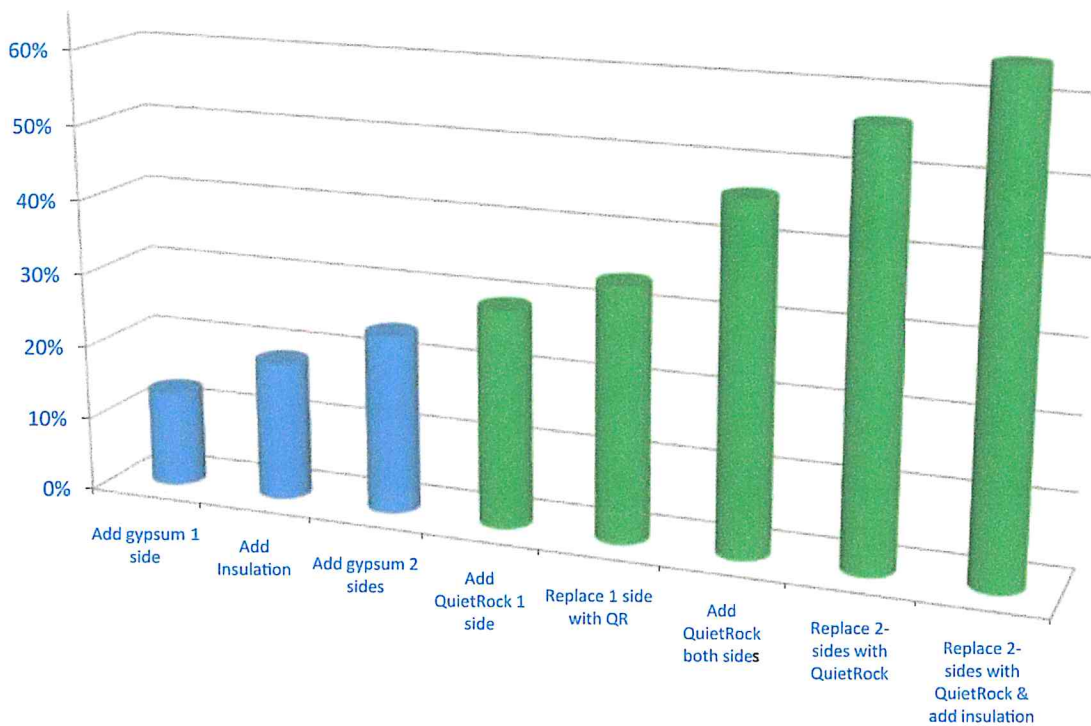
Single Stud Wall

The higher the STC (Sound Transmission Class) rating, the better the noise reduction.



| Description | QuietRock on one side of existing drywall | QuietRock on one side | QuietRock on both sides |
|---------------------|---|-----------------------|-------------------------|
| 24" OC Construction | - | STC 49 | STC 54 |
| 16" OC Construction | STC 40 | STC 41 | STC 47 |

% Noise Reduction in 16" OC Wood Studs



The information contained in this document is for general information purposes only. Features and specifications are subject to change. The diagrams and stated STC ratings listed are intended to serve as a guide. Construction practices have an influence on final STC ratings. Serious Materials cannot guarantee actual STC ratings. Flanking sound patterns, the integrity of the wall, and floor and ceiling construction are important factors in effective sound control.

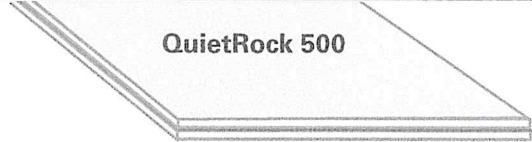
Lowest-Cost Solution for Remodels and Commercial Applications

QuietRock 500 sound damping drywall is the lowest cost, noise reduction wall panel on the market. With a simple score, snap and hang, QuietRock 500 installs and finishes like standard drywall, requiring no special tools.

QuietRock 500 Benefits

- Great value, offering solid performance at the lowest cost on the market
- Delivers STC ratings of 40-54
- Ideal for remodels and upgrades – installs over existing drywall, with no demolition¹
- Continues to reduce noise even when fixtures are installed, such as shelves or lamps
- Only 1/2" thick
- Outperforms other sound damping methods, including soundboard and resilient channel
- Lab tested, field proven
- Worldwide patents pending

¹ Not recommended for ceiling construction.



QuietRock 500

QuietRock is a multi-layer engineered drywall panel made of gypsum and viscoelastic sound absorbing polymers.

STC Comparison*

| | |
|----------------------|--------------|
| 1/2" gypsum | 39 |
| 6" CMU | 45 |
| Soundboard | 46 |
| Mass loaded vinyl | 45 |
| QuietRock 500 | 49-54 |

*in single wood stud, 24" OC

Product Specifications

| | |
|----------------|-------------------------|
| Model: | QuietRock 500 |
| Thickness: | 1/2" |
| Weight: | 2.1 lbs/ft ² |
| STC-rated: | 47-69 (ASTM E90) |
| Surface flame: | Class A (ASTM E84) |
| R value: | 0.45 |

QuietSeal and QuietPutty

For optimal results use the full solution.

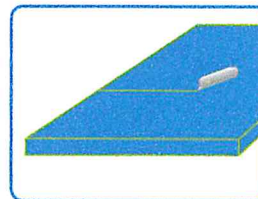
5 sheets of QuietRock 500 requires:

- 2 tubes QuietSeal
- 1 box QuietPutty



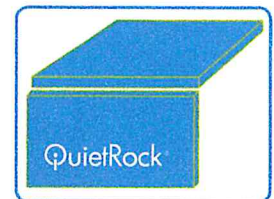
Installation Instructions

1 SCORE



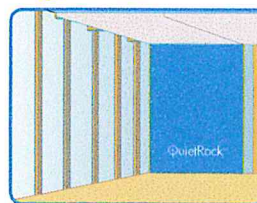
Score deeply with a utility blade, making sure to cut the paper in the center of the board.

2 SNAP



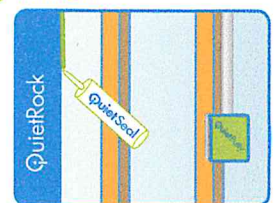
Snap against a straight edge like regular drywall.

3 HANG



Secure to the studs. You may also place QuietRock over existing drywall in retrofit applications.

4 FINISH



Tape, mud, paint as usual. Always use QuietSeal and QuietPutty around electrical boxes and QuietSeal at the wall perimeter to seal all air gaps completely.