

# Manhattan Community Board 4

(All Fields Must Be Completed)

NYS Liquor License/DOT Dining Out Stipulations Application

CORPORATION NAME		DOING BUSINESS AS (DBA)	
MIZNON AT HUDSON YARDS LLC		MIZNON	
STREET ADDRESS		CROSS STREETS	ZIP CODE
20 HUDSON YARDS RU 203A		W 30th St - W 33rd St	10001
Applicant <small>(Attach a list of all individuals that will be listed/associated with the license)</small>	NAME: MOSHE ZIV	ATTORNEY/ REPRESENTATIVE	NAME: MICHAEL KELLY
	PHONE: 917 864-4125		PHONE: 914 632-6036
	EMAIL: MIKAZIV@GMAIL.COM		EMAIL: KELLYMUR136@GMAIL.COM
MANAGER	NAME: MOSHE ZIV	LANDLORD	NAME: ERY RETAIL PODIUM LLC
	PHONE: 917 864-4125		PHONE: 212 801-1000
	EMAIL: MIKAZIV@GMAIL.COM		EMAIL:
APPLICATION TYPE ( <input checked="" type="checkbox"/> New York State Liquor License <input type="checkbox"/> Dept. of Transportation Dining Out )			
<input checked="" type="radio"/> New	Has applicant owned or managed a similar business?		<input checked="" type="radio"/> YES <input type="radio"/> NO
	What is/was the name and address of establishment?		SEE ATTACHED
	What were the dates applicant was involved with this former premise?		
<input type="radio"/> Corp Change/Class Change/Method of Operation Change/Removal	What is the license # and expiration date?		
	Is applicant making any alterations or operational changes?		<input type="radio"/> YES <input type="radio"/> NO
	If alterations or operational changes are being made, please describe/list all changes.		
<input type="radio"/> Alteration	What is the current license # and expiration date?		
	Please list/describe the nature of all the changes and attach the plans:		
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 checked="" type="radio"/> Restaurant <input type="radio"/> Cabaret <input type="radio"/> Night Club <input type="radio"/> Hotel <input type="radio"/> Bar/Tavern <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 filed with the SLA? If yes, when? If no, when does applicant plan to file?		YES	<input checked="" type="radio"/> NO AFTER THE COMMUNITY BOARD MEETING
Is the 500 Foot Rule applicable? If yes, please attach a diagram of the On-Premise liquor license establishments within a 500 foot radius of the establishment and the Public Interest Statement.		YES	<input checked="" type="radio"/> NO
Is the 200 Foot Rule applicable? If yes, please attach a diagram of the schools and houses of worship within a 200 foot radius of the establishment.		YES	<input checked="" type="radio"/> NO
Has applicant/owner(s) read MCB4 Policy Regarding Concentration and Location of Alcoholic-Serving Establishments?		<input checked="" type="radio"/> YES	<input type="radio"/> NO

### LICENSE HISTORY FOR MOSHE ZIV

ANA WINE AND LIQUORS LLC 20 HUDSON YARDS UNIT RU101 AKA 500 W 33, NY, NY 10001

OWNER 06/28/2021 0100-22-116749

MIZNON UWS LLC 161 WEST 72<sup>ND</sup> STREET, NEW YORK, NY 10023

OWNER 03/08/2019 0340-23-136918

MIZNON AT CHELSEA LLC 75 9<sup>TH</sup> AVENUE, NEW YORK , NY 10011

OWNER 10/02/2017 0340-22-115446

URBAN DAIRY LLC 75 9<sup>TH</sup> AVENUE, NEW YORK, NY 10011

OWNER 11/07/2016 0340-23-137614

CHELSEA MUSIC HALL LLC 75 9<sup>TH</sup> AVENUE, NEW YORK, NY 10011

OWNER 02/07/2018 0370-24-125624

MIZNON UWS LLC 61 WEST 8<sup>TH</sup> STREET, NEW YORK, NY 10011

OWNER 05/24/2022 0340-22-110169

ANA BAR AND EATERY LLC 20 HUDSON YARDS UNIT 207A, NY, NY 10001

OWNER 04/27/2022 0340-22-111945

HASALON NYC LLC 735 10<sup>TH</sup> AVENUE, NEW YORK, NY 10019

OWNER 04/11/2022 0340-23-161906

MIZNON AT HUDSON YARDS LLC 20 HUDSON YARDS UNIT RU401B, NY, NY 10001

OWNER 12/13/2020 0340-23-139228

10/2017 – 04/2025

MIZNON AT CHELSEA LLC

OWNER

75 9<sup>TH</sup> AVENUE, NEW YORK, NY 10011

RESTAURANT

06/2021 – 04/2025

ANA WINE AND LIQUORS LLC

OWNER

20 HUDSON YARDS UNIT RU101 AKA 500 W 33<sup>RD</sup>, NY, NY 10001

LIQUOR STORE

11/2016 – 04/2025

URBAN DAIRY LLC

OWNER

75 9<sup>TH</sup> AVENUE, NEW YORK, NY 10011

RESTAURANT

11/2024 – 04/2025

MALKA DUMBO LLC

OWNER

56 ADAMS STREET, BROOKLYN, NY 11201

RESTAURANT

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

HOURS of Operation		MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY	SUNDAY
	Indoors	11 Am - 8 Pm	11 Am - 8 Pm	11 Am - 8 Pm	11 Am - 8 Pm	11 Am - 8 Pm	11 Am - 8 Pm	11 Am - 8 Pm
	Outdoors	-	-	-	-	-	-	-
	Kitchen	11 Am - 7:30 Pm	11 Am - 7:30 Pm	11 Am - 7:30 Pm	11 Am - 7:30 Pm	11 Am - 7:30 Pm	11 Am - 7:30 Pm	11 Am - 7:30 Pm
	Music (indoors)	11 Am - 8 Pm	11 Am - 8 Pm	11 Am - 8 Pm	11 Am - 8 Pm	11 Am - 8 Pm	11 Am - 8 Pm	11 Am - 8 Pm

If yes, what type(s)?  
(Circle all that apply)

**BACKGROUND**

LIVE MUSIC

DJ

JUKE BOX

KARAOKE

**OCCUPANCY**

	Capacity Pursuant to Certificate of Occupancy	Maximum Occupancy (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>	74	25	4	11	0	1	0	
<b>OUTSIDE</b> (Roof/Top/Rear Yard/Patio/Terrace/Garden; within the premises)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
<b>DOT Dining Out: Sidewalk Cafe</b>			N/A	N/A				
<b>DOT Dining Out: Roadway</b>			N/A	N/A				

How frequently will the owner(s) be at the establishment?

DAILY

Will there be dancing?

YES

**NO**

Will applicant have bottle or table service for alcohol beverages other than wine?

YES

**NO**

Will applicant 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 applicant have a security plan? If yes, please attach.

YES

**NO**

BUILDING PROVIDES SECURITY

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**

Does applicant agree to notify MCB4 prior to making changes to its method of operation?

**YES**

NO

Will applicant be using delivery bicycles? If yes, how many? Please describe where delivery bicycles will be parked when picking up deliveries?

YES

**NO**

Will delivery bicycles be clearly marked with the name of the restaurant and will staff wear attire clearly marked with the name as described by NYC Law?	YES	NO	N/A
Where will applicants' own delivery bicycles be parked when not making deliveries?	N/A		
If applicant is using third party delivery service, where will third party delivery bicycles park?	N/A		
Where will applicant store its garbage containers when not in use?	BUILDING GARBAGE AREA		
Where will applicant lay out garbage containers and at what time?	BUILDING DISPOSES OF GARBAGE		

### LOCATION & ZONING

Is this a Special District? If yes, is it Clinton, West Chelsea or Hudson Yards?	<input checked="" type="radio"/> YES	NO	HUDSON YARDS
Does the building have a Certificate of Occupancy ("C of O") or a Letter of No Objection?	<input checked="" type="radio"/> YES	NO	
Is a Public Assembly permit required?	YES	<input checked="" type="radio"/> NO	
Are your plans filed with DOB?	<input checked="" type="radio"/> YES	NO	
What is the zoning designation for this location?	C6-4 HY		

### Community Notification/Relations

<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	
	# 2	
	# 3	
	# 4	
	# 5	
When did applicant post the notice that was provided?	5-21-25	
Where did applicant post the notice that was provided?	FRONT WINDOW + SEVERAL LIGHT POSTS	
Please provide dates when applicant met with the groups listed above.	EMailed written list	
Who was your contact person at each group you met with?	-	
Will applicant provide a cell phone number to neighbors and respond to complaints that arise? If yes, please provide.	<input checked="" type="radio"/> YES	NO WLOSHIE 210 917 864-4125
Will applicant inform the Community Board office of its job openings and/or provide a hyperlink to applicant's jobs webpage?	<input checked="" type="radio"/> YES	NO

MULTIPLE SPACES/FLOORS 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

**BUILDING DESIGN**

State the name and type of business previously located in the space.	FUKU - RESTAURANT		
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 MCB4 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	NO DIRECT STREET ACCESS
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	11
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)	FRENCH DOORS	GARAGE DOORS	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?	YES	NO	N/A
Will applicant close all windows, French doors, garage doors by 11 p.m. Friday and Saturday and 10 p.m. on all other days even if no music or amplified sound is played inside the establishment?	YES	NO	N/A
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	INSIDE WALKWAY VARIOS NO RESIDENCES
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	IF NECESSARY
Will the kitchen exhaust system extend to the roof?	<input checked="" type="radio"/> YES	NO	
Will the establishment have an illuminated sign?	YES	<input checked="" type="radio"/> NO	
Will the establishment have a pole-supporting canopy extending over the sidewalk?	YES	<input checked="" type="radio"/> NO	
Where will the air conditioner be located? What type is it?	EXISTING		
When was the air conditioner installed?	UNK		

**OUTDOOR PRIVATE PROPERTY – ROOFTOP, REAR YARD, TERRACE**

Has the applicant/owner(s) read MCB4 Rear Yard Rooftop Policy?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	
Will applicant use any outdoor spaces: rooftop, rear yard, patio, porch, balcony, pavilion, tents, deck, gazebo? If yes, which one(s)?	YES	<input checked="" type="radio"/> NO	
Are the floorplans for the outdoor space(s) included?	YES	NO	N/A
Will applicant close and vacate the outdoor space(s) by 11 p.m. on Friday & Saturday and 10 p.m. on all other days?	YES	NO	↓
Will the service and consumption of alcohol in any outdoor space only be via seated food service?	YES	NO	
Will applicant prohibit patrons from drinking in any outdoor space(s)?	YES	NO	
Will there be no amplified music, as per the law?	YES	NO	
If amplified sound is played inside the establishment, will windows and doors be closed?	YES	NO	
Will applicant agree to post signs outside asking customers to respect the neighbors?	YES	NO	
Will applicant agree to train staff to encourage a peaceful environment?	YES	NO	
Will applicant provide effective sound control (landscaping enclosure, soundproofing tenants; apartments)	YES	NO	
Will there be a lighting plan that allows safe usage of the outdoor space without disrupting neighbors?	YES	NO	↓

# DEPARTMENT OF TRANSPORTATION DINING OUT: SIDEWALK

Has the applicant read MCB4 Sidewalk Café Policy?	<input checked="" type="radio"/> YES	<input type="radio"/> NO
Will applicant be applying for sidewalk seating now or in the future?	<input type="radio"/> YES	<input checked="" type="radio"/> NO
<b>If you answered no to the question above, jump to the next page</b>		
Did applicant submit an application and dimension site plan at scale to NYC Dept. of Transportation? Please attach a copy of application and plans.	<input type="radio"/> YES	<input type="radio"/> NO
Will applicant close and vacate the sidewalk and roadway seating by 11 p.m. on Friday & Saturday and 10 p.m. on all other days?	<input type="radio"/> YES	<input type="radio"/> NO
Will applicant respect trees and tree pits and insure the health of the tree?	<input type="radio"/> YES	<input type="radio"/> NO
Will the service and consumption of alcohol in any outdoor space only be via seated food service?	<input type="radio"/> YES	<input type="radio"/> NO
Will applicant prohibit patrons from drinking in any outdoor space(s) or adjacent sidewalk?	<input type="radio"/> YES	<input type="radio"/> NO
Will applicant permit NO wait lines or smoking outside?	<input type="radio"/> YES	<input type="radio"/> NO
Will there be no amplified music, as per the law?	<input type="radio"/> YES	<input type="radio"/> NO
If amplified sound is played inside the establishment, will windows and doors be closed?	<input type="radio"/> YES	<input type="radio"/> NO
Will there be a staff person responsible to ensure no loitering, noise or crowds outside?	<input type="radio"/> YES	<input type="radio"/> NO
Will applicant agree not to use propane heaters?	<input type="radio"/> YES	<input type="radio"/> NO
Will applicant agree to abide by all applicable fire codes, including not blocking fire escapes?	<input type="radio"/> YES	<input type="radio"/> NO
Will the outdoor dining deposit its garbage in a container on the parking lane?	<input type="radio"/> YES	<input type="radio"/> NO
Will the café have a 3 foot-wide serving aisle running the entire length of the sidewalk seating?	<input type="radio"/> YES	<input type="radio"/> NO
Will the sidewalk seating have a platform?	<input type="radio"/> YES	<input 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 type="radio"/> YES	<input type="radio"/> NO
Will there be a lighting plan that allows safe usage of the outdoor space without disrupting neighbors?	<input type="radio"/> YES	<input type="radio"/> NO
Will the sidewalk seating block subway grate, utility hardware or Siamese water connection?	<input type="radio"/> YES	<input type="radio"/> NO
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?		

# DEPARTMENT OF TRANSPORTATION DINING OUT: ROADWAY

Did applicant submit an application and dimension site plan at scale to NYC Dept. of Transportation? Please attach a copy of application and plans.	YES	<input checked="" type="radio"/> NO	
<b>If you answered no to the question above, jump to the next page</b>			
Will the roadway structure extend on top of the curb or pedestrian refuge? By how much?	YES	NO	
Will the roadway structure have an ADA compliant ramp (not in the bike lane)?	YES	NO	
Will the roadway structure extend in the striped zone along the bike lane? By how much?	YES	NO	
Will the electric wires be brought over at the roof level?	YES	NO	
Will applicant dismantle and dispose of a shed that is no longer in use, along with its furniture?	YES	NO	
Will there be no music or amplifies sound in any outdoor seating, as per law?	YES	NO	
Will applicant have a lighting plan that will allow safe usage of the outdoor space without disrupting neighbors?	YES	NO	
Will applicant close and vacate the sidewalk and roadway seating by 11 p.m. on Friday & Saturday and 10 p.m. on all other days?	YES	NO	
Will the Outdoor Dining Sidewalk & Roadway provide no standing space for drinking or smoking?	YES	NO	
Will the service and consumption of alcohol in the Outdoor Dining Sidewalk/Roadway only be via seated food service?	YES	NO	
Will applicant prohibit patrons from drinking in any outdoor space(s) or adjacent sidewalk?	YES	NO	
If amplified sound is played inside the establishment, will windows and doors be closed?	YES	NO	
Will applicant permit NO wait lines or smoking outside?	YES	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?	YES	NO	
Will applicant respect trees and tree pits and insure the health of the tree?	YES	NO	
Will applicant permit NO wait lines or smoking outside?	YES	NO	
Will there be a staff person responsible to ensure no loitering, noise or crowds outside?	YES	NO	
Will applicant agree not to use propane heaters?	YES	NO	
Will the outdoor dining deposit its garbage in a container on the parking lane?	YES	NO	

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

***To the extent any additional stipulation on pages 9 and 10 of this application conflicts with any response on pages 1 – 11 of this application, the stipulations on pages 9 and 10 control.***

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

***To the extent any additional stipulation on pages 9 and 10 of this application conflicts with any response on pages 1 – 11 of this application, the stipulations on pages 9 and 10 control.***

Manhattan Community Board 4 (MCB4) recommends:  
(MCB4's recommendation is based on a vote taken at its  
July 23, 2025 full board meeting, with 40 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

#### MCB4 REPRESENTATIVES

 Nelly Gonzalez MCB4 Assistant District Manager	 Frank Holazubiec MCB4 RLP Committee Co-Chair	 Wendy Gonzalez MCB4 RLP Committee Co-Chair
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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 representatives and applicant. These stipulations supersede any oral statements, representations, or prior iterations in connection with this application.

SIGN HERE →

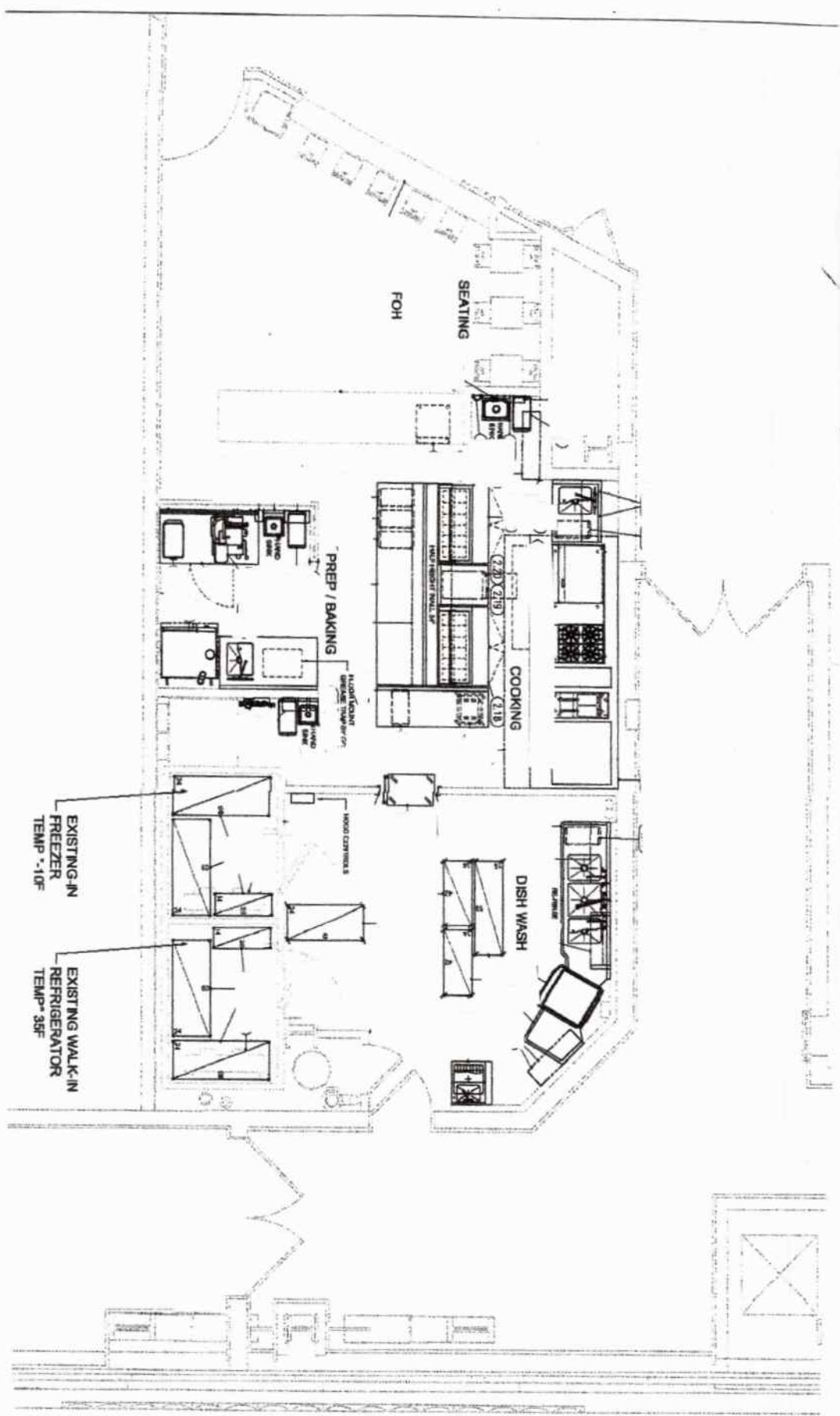
MOSHIS ZIV

PRINT NAME OF APPLICANT

SIGNATURE OF APPLICANT

DATE 5/20/25

4 TABLES  
16 SEATS



Miznon [Hudson]

05, 20, 2025

## IN-A-PITA

### VEGETABLE CREATURES

<b>Lavan</b> Cauliflower, tahini, tomato salsa, spicy green peppers, scallions <b>V</b>	17
<b>Falafel Burger</b> Tomato, pickles, sour cream, spicy green peppers <b>VG V*</b>	16
<b>Wild Mushrooms</b> A whole forest burned on hot steel; scallions, sour cream, spicy <b>VG V*</b>	18
<b>Ratatouille</b> Tomato perfumed eggplant, zucchini, and onion. tahini, spicy & hard boiled egg <b>VG V*</b>	18
<b>Eggs No Steak*</b> Fried egg, sour cream, tomato, cucumber, tomato salsa, snorkel <b>VG</b>	16

### GRASS FED COW, LAMB & CHICKEN

<b>Rib Eye Minute Steak</b> tahini, tomato salsa, pickles, tomato, spicy green peppers	21
<b>Steak &amp; Egg*</b> Sour cream, tomato, Lebanese cucumber, tomato salsa, snorkel	18.5
<b>Folded Cheeseburger*</b> Cheddar, aioli, sour cream, tomato, pickles	17
<b>Rotisserie Broken Chicken</b> tahini, za'atar, spicy green peppers, scallions	18.5
<b>Female Chicken Livers</b> Roasted with scallions, tahini, spicy green peppers	16
<b>CHICKEN SCHNITZEL PITA</b> tahini, matbucha, pickles, Israeli coleslaw	19
<b>Intimate Stew (Slow Cooked Beef &amp; Roots)</b> Tahini, pickles, spicy green peppers	17.5
<b>Lamb Kebab</b> Grilled tomato and onion, tahini, pickles, spicy green peppers	19
<b>Candy Steak*</b> Seared overnight brisket; aioli, mustard, pickles, tomato, red onion	20

## OUT-OF-THE-PITA

### ONLY VEGETABLES

<b>THE ORIGINAL WORLD FAMOUS BABY CAULIFLOWER</b> <b>V</b>	13
<b>Bag of Green Beans</b> Lemon garlic vinaigrette <b>V</b>	6/11
<b>Run over Potato</b> Baked potato, sour cream; perfumed w/ garlic, dill & scallions <b>VG</b>	9
<b>Batata</b> sweet potato caramelized in its own honey, sour cream <b>VG V*</b>	5/9

### PLATES, BAGS & OTHER INSTRUMENTS

<b>Mesabaha Lima Beans</b> tahini, hard boiled egg, red onion, tomato seeds, spicy <b>VG V*</b>	19
<b>Ratatouille</b> Tomato perfumed eggplant, zucchini and onions, tahini, spicy & hard boiled egg <b>VG V*</b>	25
<b>Bag of Golden Meat*</b> Overnight brisket and onions seared on hot steel; aioli	26
<b>Intimate Stew (Slow Cooked Beef &amp; Roots)</b> Tahini, spicy green peppers	24
<b>Lamb Kebab Plate</b> roasted tomatoes and onion. Tahini. Spicy.	29

### MATOK = SWEET

Caramelized **Banana Chocolate Trails** 7

\*Contains raw or undercooked ingredients. Consuming raw or undercooked meats, poultry, seafood, shellfish or eggs may increase your risk of foodborne illness, especially if you have certain medical conditions.

**VG/VG\*** = Vegetarian/Can be made Vegetarian **V/V\*** = Vegan/Can be made Vegan | Follow us @miznonusa





OFFICE OF THE  
MAYOR  
OFFICE OF THE  
COMPTROLLER  
OFFICE OF THE  
CHIEF OF FINANCE  
OFFICE OF THE  
CHIEF OF INFORMATION  
OFFICE OF THE  
CHIEF OF LEGAL COUNSEL  
OFFICE OF THE  
CHIEF OF POLICE  
OFFICE OF THE  
CHIEF OF STAFF  
OFFICE OF THE  
CHIEF OF TECHNOLOGY  
OFFICE OF THE  
CHIEF OF TRANSPORTATION  
OFFICE OF THE  
CHIEF OF UTILITIES  
OFFICE OF THE  
CHIEF OF VETERANS AFFAIRS  
OFFICE OF THE  
CHIEF OF WORKFORCE  
OFFICE OF THE  
CHIEF OF YOUTH AFFAIRS

## PUBLIC NOTICE

Business License and Permits Committee  
will discuss an application submitted by

**Miznon at Hudson Yards LLC.**  
**20 Hudson Yards, RU 203A**

A New Wine, Beer & Cider License for a Restaurant  
Establishment with Recorded Music

DATE: Tuesday, June 16, 2025

TIME: 4:30 PM

PLACE: Hybrid Meeting



Video/Phone Conference Registration:  
<https://lms.mta.com/MCBA-SLP-COM>

In-Person  
MCBA Office  
424 W 32nd Street, Suite 580

To follow public health best practices, including  
protocols and due to limited space, we  
request that all members of the public to  
participate remotely via Zoom. If you would  
like to attend in person, please email Assistant  
District Manager Neil Sumner at  
[neilsumner@nyc.gov](mailto:neilsumner@nyc.gov) by noon, Monday,  
June 16th.

You will be able to attend the meeting and hear more about the application.  
Additionally, you should bring your comments by 12:00 PM, Monday, June 16th to be  
considered for discussion at the meeting. Please arrive early to the meeting.

[www.mta.com](https://www.mta.com)

Printed according to the Administrative Code of the City of New York section 24-207.  
This notice is not intended to be used for any other purpose.



Tap to pay  
preferred

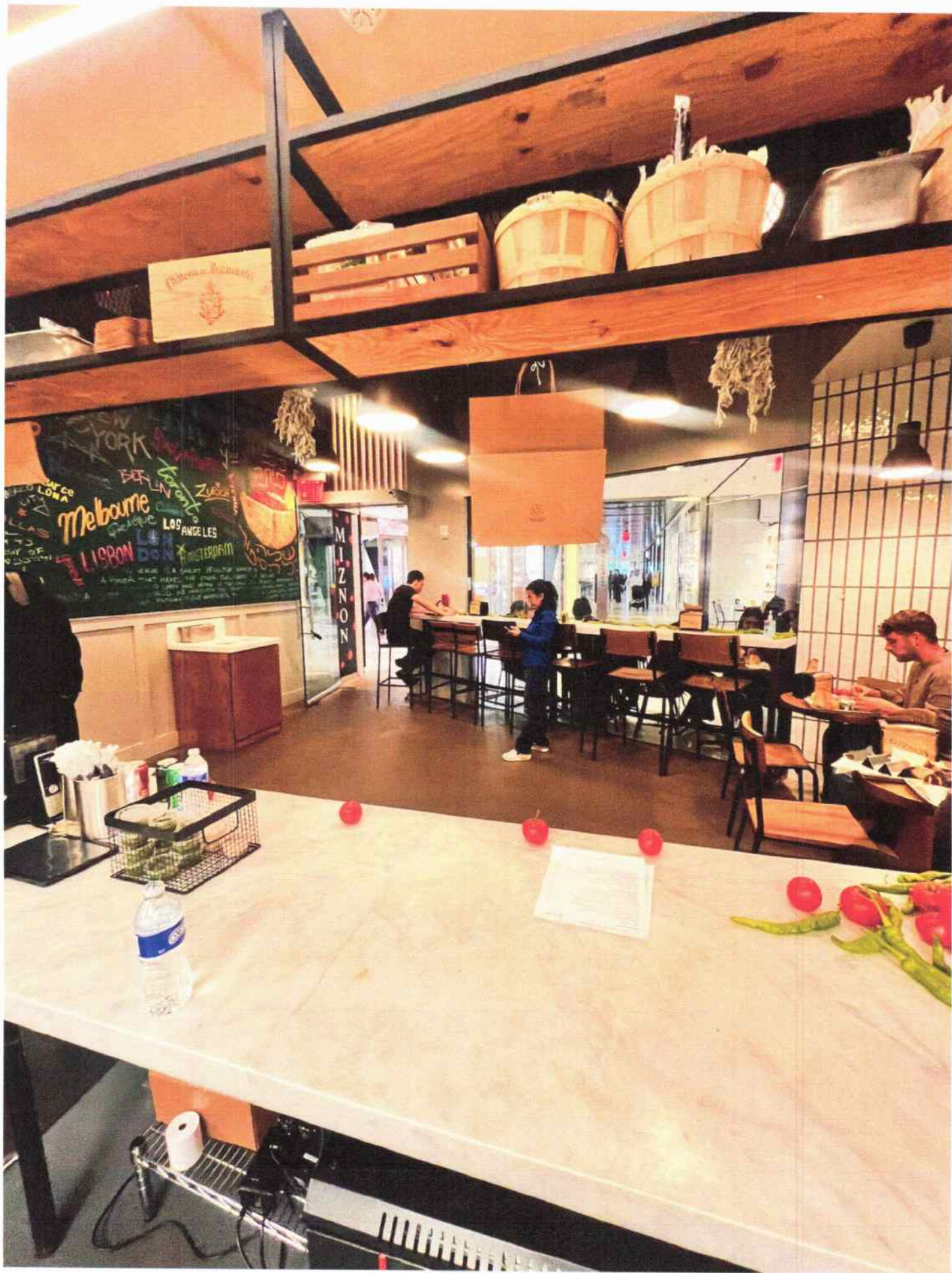
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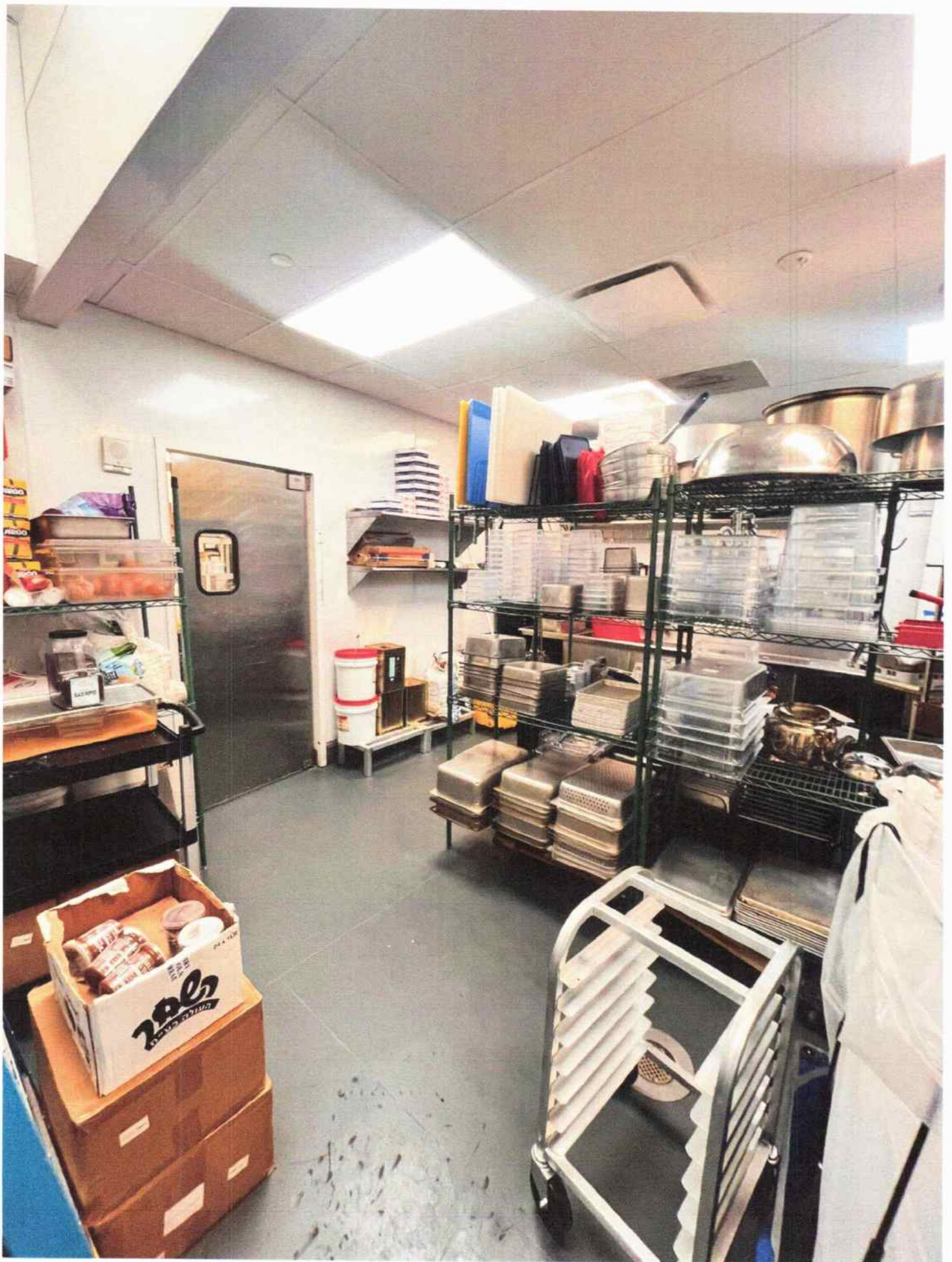


DISCOVER

Wednesday, May 21

4:05









JESSICA CHAIT  
Chair

JESSE BODINE  
District Manager

CITY OF NEW YORK  
MANHATTAN COMMUNITY BOARD No. 4  
424 W 33<sup>rd</sup> Street, Suite 580 New York, NY 10001  
tel: 212-736-4536  
<https://cbmanhattan.cityofnewyork.us/cb4/>

## PUBLIC NOTICE

Business Licenses and Permits Committee  
will discuss an application submitted by

### **Miznon at Hudson Yards LLC. 20Hudson Yards, RU 203A**

A New Wine, Beer & Cider License for a Restaurant  
Establishment with Recorded Music

**DATE:** Tuesday, June 10, 2025

**TIME:** 6:30 PM

**PLACE:** Hybrid Meeting:

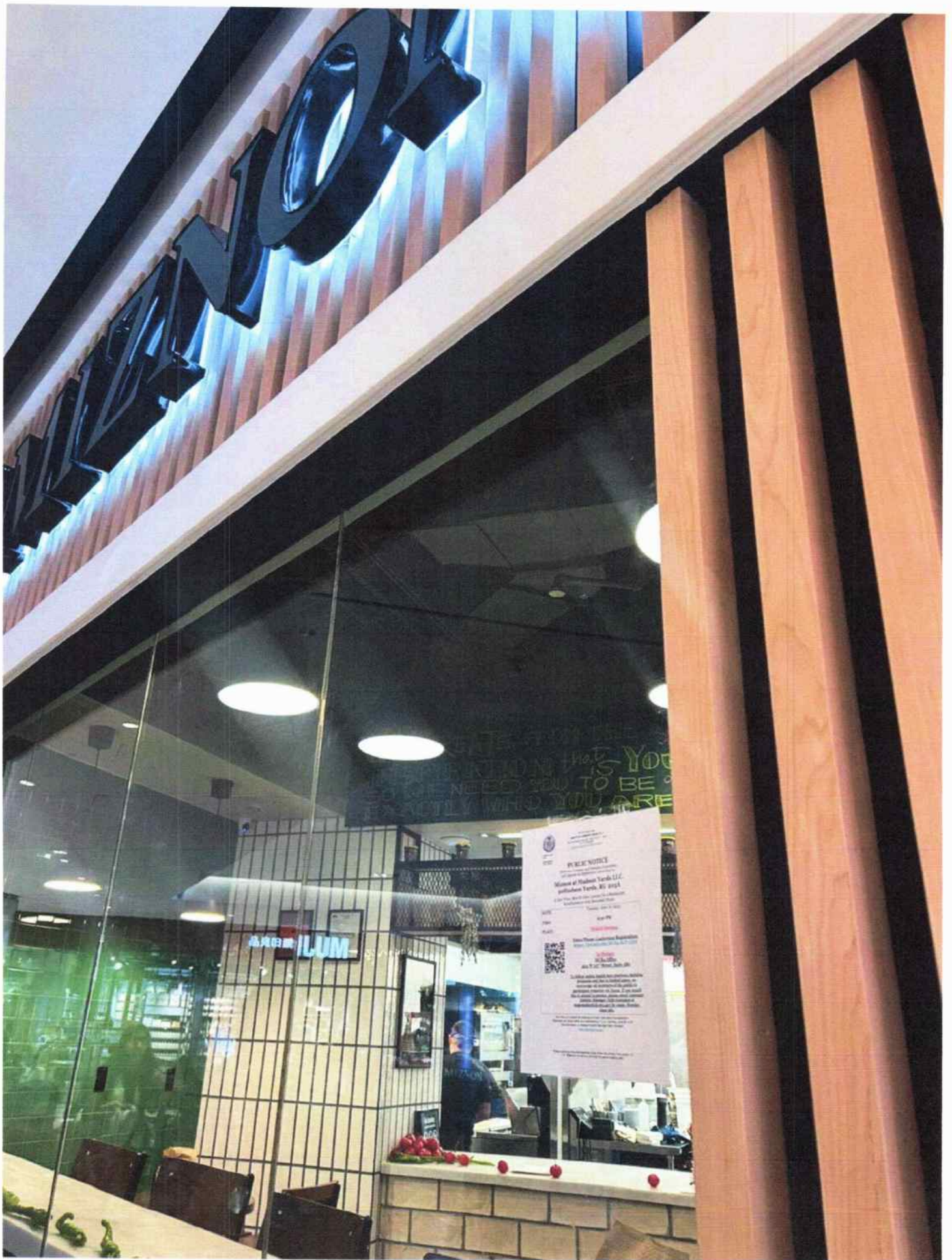


**Video/Phone Conference Registration:**  
<https://tinyurl.com/MCB4-BLP-COM>

**In-Person:**  
**MCB4 Office**  
**424 W 33<sup>rd</sup> Street, Suite 580**

**To follow public health best practices, building  
protocols and due to limited space, we  
encourage all members of the public to  
participate remotely via Zoom. If you would  
like to attend in person, please email Assistant  
District Manager Nelly Gonzalez at  
negonzalez@cb.nyc.gov by 10am, Monday,  
June 9th.**

We invite you to attend this meeting and learn more about this application.  
Alternately, you should email your comments by 12 p.m. Monday, June 9th or for  
more information, to Assistant District Manager Nelly Gonzalez  
[negonzalez@cb.nyc.gov](mailto:negonzalez@cb.nyc.gov).



**PUBLIC NOTICE**

Business License and Permits Committee  
will discuss an application submitted by  
**Miznon at Hudson Yards LLC.**  
20 Hudson Yards, RU 203A  
A New Wine, Beer & Cider License for a Restaurant  
Establishment with Recorded Music

DATE: Thursday, June 10, 2021  
TIME: 6:30 PM

PLACE: Hybrid Meeting

Video/Phone Conference Registrations:  
<https://tinyurl.com/MCB4-RFP-COM>

In-Person:  
MCB4 Office  
424 W 33<sup>rd</sup> Street, Suite 580

To follow public health best practices, building  
protocols and due to limited space, we  
encourage all members of the public to  
participate remotely via Zoom. If you would  
like to attend in person, please email Assistant  
District Manager Nello Gonzalez at  
[ngonzalez@ch.nyc.gov](mailto:ngonzalez@ch.nyc.gov) by noon, Monday,  
June 9th.

We invite you to attend this meeting and learn more about this application.  
Comments are due by 5:00 PM on Monday, June 14th. For  
more information, contact Assistant District Manager Nello Gonzalez at  
[ngonzalez@ch.nyc.gov](mailto:ngonzalez@ch.nyc.gov)

Posted according to the Administrative Code of the City of New York section 10  
112. Please do not replace until after the above meeting date.



# **PUBLIC NOTICE**

Business Licenses and Permits & Enforcement  
will discuss an application submitted by  
**Mission at Hudson Yards LLC**  
**20 Hudson Yards, RU 203A**  
A New Wine, Beer & Cider Licensure for a Restaurant  
Establishment with Alcoholic Menu

Tuesday, June 16, 2021

DATE:

6:30 PM

TIME:

PLACE:

**Hybrid Meeting:**

Video/Phone Conference Registration:  
<https://bit.ly/2LWV511>



In-Person:  
MCHA Office  
424 W. 33<sup>rd</sup> Street, Suite 580

To follow public health best practices, building  
protocols and due to limited space, we  
encourage all members of the public to  
participate remotely via Zoom. If you would  
like to attend in person, please email Assistant  
District Manager, Kelly Gonzalez at  
[kgonzalez@nyc.gov](mailto:kgonzalez@nyc.gov) by 10am, Monday,  
June 14th.

All who go to attend this meeting and sign-in must follow all  
protocols and wear a mask. If you have any questions,  
please contact the Assistant District Manager, Kelly Gonzalez  
at [kgonzalez@nyc.gov](mailto:kgonzalez@nyc.gov).

Noted according to the Administrative Code of the City of New York section 24-207.  
119. Please do not remove until after the above meeting date.

**OPS &  
RANTS**

City of New York  
New York, NY 10001



CITY OF NEW YORK  
MANHATTAN COMMUNITY BOARD No. 4  
110 W 33rd Street, Suite 580 New York, NY 10001  
Tel: 212.736.4500  
<http://www.m4.nyc.gov>

### PUBLIC NOTICE

Business Licenses and Permits Committee  
will discuss an application submitted by

**Miznon at Hudson Yards LLC,  
20 Hudson Yards, RU 203A**

A New Wine, Beer & Cider License for a Restaurant  
Establishment with Recorded Music

DATE: Tuesday, June 10, 2025

TIME: 6:30 PM

PLACE: Hybrid Meeting



Video/Phone Conference Registration:  
<https://tinyurl.com/MCB4-BLPS08>

In-Person:  
MCB4 Office  
424 W 33rd Street, Suite 580

To follow public health best practices, building  
protocols and due to limited space, we  
encourage all members of the public to  
participate remotely via Zoom. If you would  
like to attend in person, please email Assistant  
District Manager Neily Gonzalez at  
[negonzalez@cb.nyc.gov](mailto:negonzalez@cb.nyc.gov) by 10am, Monday,  
June 9th.

We invite you to attend this meeting and learn more about this application.  
Normally, you should email your comments by 12 p.m. Monday, June 9th to  
ask for information. In Assistant District Manager Neily Gonzalez.  
[neilygonzalez@cb.nyc.gov](mailto:neilygonzalez@cb.nyc.gov)

Printed according to the Administrative Code of the City of New York section 24-207.  
11g. Please do not remove until after the above meeting date.

# Certificate of Occupancy

**CO Number:** 121186251T026

This certifies that the premises described herein conforms substantially to the approved plans and specifications and to the requirements of all applicable laws, rules and regulations for the uses and occupancies specified. No change of use or occupancy shall be made unless a new Certificate of Occupancy is issued. *This document or a copy shall be available for inspection at the building at all reasonable times.*

<b>A.</b> <b>Borough:</b> Manhattan <b>Address:</b> 500 WEST 33RD STREET <b>Building Identification Number (BIN):</b> 1088961	<b>Block Number:</b> 00702 <b>Lot Number(s):</b> 110 <b>Building Type:</b> New	<b>Certificate Type:</b> Temporary <b>Effective Date:</b> 03/12/2021 <b>Expiration Date:</b> 06/10/2021
This building is subject to this Building Code: 2008 Code		
For zoning lot metes & bounds, please see BISWeb.		
<b>B.</b> <b>Construction classification:</b> 1-A (2014/2008 Code) <b>Building Occupancy Group classification:</b> B (2014/2008 Code) <b>Multiple Dwelling Law Classification:</b> None		
<b>No. of stories:</b> 68 <b>Height in feet:</b> 1269 <b>No. of dwelling units:</b> 0		
<b>C.</b> <b>Fire Protection Equipment:</b> Standpipe system, Fire alarm system, Sprinkler system, Fire Suppression system		
<b>D.</b> <b>Type and number of open spaces:</b> None associated with this filing.		
<b>E.</b> <b>This Certificate is issued with the following legal limitations:</b> Board of Standards and Appeals - Recording Info: N150132ZCM; City Planning Commission - Recording Info: N150069ZCM, N150070ZCM, N150071ZCM, N150072ZCM, N150073ZCM		
<b>Outstanding requirements for obtaining Final Certificate of Occupancy:</b>		
There are 30 outstanding requirements. Please refer to BISWeb for further detail.		
<b>Borough Comments:</b> None		



Borough Commissioner



Commissioner

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# Certificate of Occupancy

 CO Number: **121186251T026**

Permissible Use and Occupancy						
All Building Code occupancy group designations below are 2008 designations.						
Floor From To	Maximum persons permitted	Live load lbs per sq. ft.	Building Code occupancy group	Dwelling or Rooming Units	Zoning use group	Description of use
CEL	65	100	B F-2 H-3		6	FUEL OIL TANK AND PUMP ROOMS, MECHANICAL ROOMS, FOAM SUPPRESSION TANKS (TOWER - C-1 FL), DRY FLOODPROOFED.
CEL	16	100	F-2		6	MECHANICAL ROOMS, GAS, SEWER, WATER P.O.E. (PODIUM; C-1) DRY FLOODPROOFED
M66	42	100	F-2		6	MECHANICAL - MZ 66 - (TOWER - 99FL)
001	3728	100	M		6	RETAIL STORES: RU101, RU102, RU103A, RU103B, RU104, RU105, RU106, RU109, RU110B, RU110C, RU111A, RU112, RU115A, RU116, RU117, RU119, RU120B, RU127, RU128A, RU128B, RU129, RU131A RU131B, RU132, RU133
001	201	100	B		6	OFFICE LOBBY (TOWER)(DRY FLOOD PROOF ELEVATED ABOVE FLOOD ELEVATION)
002	252	100	A-3		6	EXHIBITION (RU 212)
002	1548	100	M		6	RETAIL STORES: RU201, RU203A, RU204, RU205, RU207A, RU207B, RU207C, RU209, RU210, RU211, RU215A, RU215D, RU216, RU218, RU220, RU221, RU222A, RU222B, RU223A, RU225, RU228
002	16	100	F-2 S-1		6	MECHANICAL ROOMS, STORAGE
003	11	100	B		6	OFFICE-RU 313B
003	20	100	F-2		6	MECHANICAL ROOMS (TOWER)
003	1569	100	M		6	RETAIL STORES: -RU301, RU302, RU303, RU304A, RU304B, RU305, RU306, RU307, RU310, RU311, RU312, RU313A, RU316, RU318A, RU319, RU326, RU327



Borough Commissioner



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# Certificate of Occupancy

 CO Number: **121186251T026**

## Permissible Use and Occupancy

All Building Code occupancy group designations below are 2008 designations.

Floor From To	Maximum persons permitted	Live load lbs per sq. ft.	Building Code occupancy group	Dwelling or Rooming Units	Zoning use group	Description of use
003	36	75	B		6	OFFICES (TOWER)
003	13	100	F-2		6	DATA CENTER FACILITY - RU334
004	1545	100	M		6	RETAIL STORES: RU407, RU413, RU416, RU417, RU419, RU421, RU424, RU429, RU430, RU432, RU434, RU435
004	171	100	A-2		6	EATING & DRINKING ESTABLISHMENT (RU 401 B)
004	710	100	A-3		6	OB DECK - (TOWER)
004	366	100	A-2		6	EATING AND DRINKING ESTABLISHMENT (RU401A)
004	20	100	F-2		6	MECHANICAL ROOMS, STORAGE ROOMS (RU401A)
004	475	100	A-2		6	EATING AND DRINKING ESTABLISHMENT (RU415)
004	19	100	B F-2 S-1		6	OFFICES, MECHANICAL ROOMS, STORAGE ROOMS (RU415)
005	734	100	M B		6, 10	DEPARTMENT STORE, ACCESSORY OFFICES (RU504)
005	204	100	A-2		6	EATING & DRINKING ESTABLISHMENT (RU507)
005	8	100	F-2 M		6	MECHANICAL ROOMS (RU507)
005	54	100	F-2		6	MECHANICAL ROOMS, STORAGE ROOMS (TOWER)



Borough Commissioner



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# Certificate of Occupancy

CO Number: 121186251T026


## Permissible Use and Occupancy

All Building Code occupancy group designations below are 2008 designations.

Floor From To	Maximum persons permitted	Live load lbs per sq. ft.	Building Code occupancy group	Dwelling or Rooming Units	Zoning use group	Description of use
005	764	100	M		6	RETAIL STORES: (RETAIL PODIUM) RU502, RU503, RU512, RU514, RU516 COMMON CONCOURSE
005	74	100	B		6	OFFICES (TOWER)
005	150	100	A-2		6	EATING AND DRINKING ESTABLISHMENT (RU501)
005	6	100	F-2		6	KITCHEN (RU 508)
005	10	100	B S-2 F-2		6	OFFICE, STORAGE ROOM (RU505)
005	21	100	S-1 F-2		6, 10	MECHANICAL ROOMS, STORAGE ROOMS (DEPARTMENT STORE RU504)
005	93	100	A-2		6	EATING AND DRINKING ESTABLISHMENT (LOWER LEVEL PA- RU 508 IN CONJUNCTION WITH UPPER LEVEL PA RU 605)
005	14	100	B F-2		6	OFFICE, MECHANICAL ROOMS, RETAIL (RU501)
005	373	100	A-3		6	OB DECK (TOWER)
005	12	100	F-2 B		6	BOH STORAGE, OFFICE (OB DECK TOWER)
005	103	100	A-2		6	OB DECK BAR (TOWER)
005	14	10	B		6	OFFICES (OB DECK TOWER)
005	60	100	A-2		6	EATING AND DRINKING ESTABLISHMENT (LOWER LEVEL PA - RU 505 IN CONJUNCTION WITH UPPER LEVEL PA RU 602)



Borough Commissioner



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# Certificate of Occupancy

 CO Number: **121186251T026**

## Permissible Use and Occupancy

All Building Code occupancy group designations below are 2008 designations.

Floor From To	Maximum persons permitted	Live load lbs per sq. ft.	Building Code occupancy group	Dwelling or Rooming Units	Zoning use group	Description of use
006	35	100	F-2		6	MECHANICAL ROOMS (RU 602)
006	270	100	A-2		6	EATING AND DRINKING ESTABLISHMENT. INDOOR FOOD SERVICE (246) PERSON, OUTDOOR TERRACE FOOD SERVICE (24) PERSON, (UPPER LEVEL RU602, RU603A, RU603B, IN CONJUNCTION WITH LOWER LEVEL PA RU505)
006	68	100	M		6, 10	EATING AND DRINKING ESTABLISHMENT (RU601)
006	42	100	F-2 S-1		6, 10	MECHANICAL ROOMS, STORAGE ROOMS, KITCHEN (DEPARTMENT STORE RU601)
006	488	100	A-2		6	EATING AND DRINKING ESTABLISHMENT- INDOOR FOOD SERVICE (410) PERSON, OUTDOOR TERRACE FOOD SERVICE (78) PERSON, (UPPER LEVEL RU605 & RU604 IN CONJUNCTION WITH LOWER LEVEL PA RU508)
006	130	100	F-2 S-1		6	MECHANICAL ROOMS (TOWER)
006	878	100	M B		6, 10	DEPARTMENT STORE, ACCESSORY OFFICES (RU601)
006	34	100	B F-2 S-2		6	OFFICE MECHANICAL ROOMS, STORAGE ROOMS (RU605)
007	31	100	F-2 S-1		6, 10	MECHANICAL ROOMS, STORAGE (DEPARTMENT STORE RU701)
007	600	100	M B		6, 10	DEPARTMENT STORE, ACCESSORY OFFICE (RU701)
007	231	100	A-2		6, 10	EATING AND DRINKING ESTABLISHMENT (RU701)



Borough Commissioner



Commissioner

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# Certificate of Occupancy

 CO Number: **121186251T026**


## Permissible Use and Occupancy

All Building Code occupancy group designations below are 2008 designations.

Floor From To	Maximum persons permitted	Live load lbs per sq. ft.	Building Code occupancy group	Dwelling or Rooming Units	Zoning use group	Description of use
008	245	100	F-2		6	MECHANICAL (RETAIL PODIUM - DISPLAY 10 FL)
008	168	100	F-2 S-1		6	MECHANICAL, STORAGE (TOWER DISPLAY 10)
009	87	100	F-2		6	MECHANICAL (RETAIL)
009	83	100	F-2		6	MECHANICAL TRANSFORMER VAULTS NETWORK PROTECTOR (DISPLAY 11 FL) (TOWER)
010	614	100	B		6	OFFICES (TOWER DISPLAY - 14TH FL)
010	103	100	F-2		6	MECHANICAL SETBACK ROOF (RETAIL PODIUM- 14FL)
011	35	100	F-2		6	MECHANICAL, (RETAIL PODIUM - 15FL)
011	613	100	B F-2 S-1		6	OFFICES (TOWER - 15TH FL)
012	610	100	B F-2		6	OFFICES (TOWER DISPLAY 16 FL)
013	607	100	F-2 B		6	OFFICES (TOWER - DISPLAY 17TH FL)
014	604	100	B F-2		6	OFFICES (TOWER DISPLAY 18TH FL)
015	600	100	B F-2		6	OFFICES (TOWER DISPLAY - 19FL)
016	492	100	B F-2		6	OFFICES (TOWER DISPLAY 20FL)



Borough Commissioner



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# Certificate of Occupancy

CO Number: 121186251T026

## Permissible Use and Occupancy

All Building Code occupancy group designations below are 2008 designations.

Floor From To	Maximum persons permitted	Live load lbs per sq. ft.	Building Code occupancy group	Dwelling or Rooming Units	Zoning use group	Description of use
017	594	100	B F-2 S-1		6	OFFICES (TOWER DISPLAY - 21 FL)
018	590	100	B F-2 S-1		6	OFFICES (TOWER DISPLAY - 22FL)
019	4	100	F-2		6	MECHANICAL EQUIPMENT ROOMS - TECH ROOMS ELVE.PITS (TOWER DISPLAY 23 FL.
019	60	100	A-1		6	LOWER PORTION OF MEDIUM SCREENING ROOM (TOWER DISPLAY 23 FL)
019	72	100	B		6	SMALL SCREENING ROOM (TOWER DISPLAY 23 FL)
019	126	100	A-1		6	LOWER PORTION OF LARGE SCREENING ROOM (TOWER DISPLAY 23 FL)
019	510	100	B F-2 S-1		6	OFFICES (TOWER DISPLAY- 23 FL)
020	90	100	A-1		6	UPPER PORTION MEDIUM SCREENING ROOM (TOWER DISPLAY 24 FL)( WEST COMPARTMENT)
020	100	100	A-2 A-3		6	CONFERENCE ROOM #3 (WEST COMPARTMENT)
020	93	100	A-2 A-3		6	CONFERENCE ROOM #5 (EAST COMPARTMENT)
020	97	100	A-2 A-3		6	CONFERENCE #7 EAST COMPARTMENT)
020	160	100	A-2 A-3		6	RECEPTION/LOUNGE (TOWER DISPLAY 24 FL) (EAST COMPARTMENT)
020	173	100	A-2 A-3		6	BANQUET/MEETING ROOM (TOWER DISPLAY 24 FL) WEST COMPARTMENT)



Borough Commissioner



Commissioner

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# Certificate of Occupancy

 CO Number: **121186251T026**

## Permissible Use and Occupancy

All Building Code occupancy group designations below are 2008 designations.

Floor From To	Maximum persons permitted	Live load lbs per sq. ft.	Building Code occupancy group	Dwelling or Rooming Units	Zoning use group	Description of use
020	67	100	B F-2 S-2		6	OFFICES, CONFERENCE ROOMS, MECHANICAL ROOMS, STORAGE ROOMS. (TOWER DISPLAY 24 FL)(EAST COMPARTMENT)
020	167	100	B F-2		6	OFFICES ,MECHANICAL ROOMS, KITCHEN. (TOWER DISPLAY 24 FL) (WEST COMPARTMENT)
020	190	100	A-1		6	UPPER PORTION LARGE SCREENING ROOM (TOWER DISPLAY 24 FL) (EAST COMPARTMENT)
020	89	100	A-2 A-3		6	CONFERENCE #8 (EAST COMPARTMENT)
021	191	100	F-2		6	MECHANICAL ROOMS (TOWER - 25 FL)
022	26	100	F-2		6	KITCHEN, DISHWASHING, MECHANICAL ROOMS (TOWER DISPLAY 35 FL EAST)
022	150	100	A-2		6	EATING AND DRINKING (TOWER DISPLAY 35 FL WEST)
022	567	100	A-2		6	CAFE/DINING AREA (TOWER DISPLAY - 35 FL EAST)
022	82	100	M		6	SERVERY (TOWER DISPLAY 35 FL EAST)
023	218	100	A-3		6	FITNESS CENTER (TOWER DISPLAY 36 FL EAST)
023	81	100	B F-2 S-2		6	MECHANICAL ROOMS, LOCKER ROOMS, STORAGE ROOMS (TOWER DISPLAY 36 FL EAST)
023	86	100	B F-2 S-2		6	WELLNESS ROOM, ELECTRICAL ROOMS, STORAGE ROOMS (TOWER DISPLAY 36 FL WEST)
024	435	100	B F-2		6	OFFICES (TOWER DISPLAY - 37 FL)



Borough Commissioner



Commissioner

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# Certificate of Occupancy

CO Number: 121186251T026

## Permissible Use and Occupancy

All Building Code occupancy group designations below are 2008 designations.

Floor From To	Maximum persons permitted	Live load lbs per sq. ft.	Building Code occupancy group	Dwelling or Rooming Units	Zoning use group	Description of use
025	431	100	B F-2		6	OFFICES (TOWER DISPLAY - 38 FL)
026	428	100	B F-2		6	OFFICES (TOWER DISPLAY - 39 FL)
027	425	100	B F-2		6	OFFICES (TOWER DISPLAY - 40 FL)
028	422	100	B F-2 S-1		6	OFFICES (TOWER DISPLAY - 41 FL)
029	419	100	B F-2		6	OFFICES (TOWER DISPLAY - 42 FL)
030	416	100	B F-2		6	OFFICES (TOWER DISPLAY 43FL)
031	412	100	B F-2		6	OFFICES (TOWER DISPLAY - 44 FL)
032	409	100	B F-2		6	OFFICES (TOWER DISPLAY - 45 FL)
033	406	100	B F-2		6	OFFICES (TOWER DISPLAY 46 FL)
034	403	100	B F-2		6	OFFICES (TOWER DISPLAY - 47 FL)
035	399	100	B F-2 S-1		6	OFFICES (TOWER DISPLAY - 48 FL)
036	397	100	B F-2		6	OFFICES (TOWER DISPLAY - 49 FL)
037	90	100	A-3		6	CONFERENCE ROOM (TOWER DISPLAY - 50 FL)



Borough Commissioner



Commissioner

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# Certificate of Occupancy

 CO Number: **121186251T026**

## Permissible Use and Occupancy

All Building Code occupancy group designations below are 2008 designations.

Floor From To	Maximum persons permitted	Live load lbs per sq. ft.	Building Code occupancy group	Dwelling or Rooming Units	Zoning use group	Description of use
037	312	100	B F-2		6	OFFICES (TOWER DISPLAY 50 FL)
038	390	100	B F-2		6	OFFICES (TOWER DISPLAY 51 FL)
039	136	100	F-2		6	MECHANICAL ROOMS, TRANSFORMER, ELEVATOR MACHINE ROOM (TOWER DISPLAY - 52 FL)
040	380	100	B F-2		6	OFFICES (TOWER DISPLAY- 60TH FLR)
041	377	100	B F-2		6	OFFICES (TOWER DISPLAY - 61 FL)
042	374	100	B F-2		6	OFFICES (TOWER DISPLAY - 62 FL)
043	63	100	B		6	OFFICES & FACILITIES (TENANT) (TOWER DISPLAY - 63 FL)
043	5	100	F-2		6	MECHANICAL (TENANT)(TOWER DISPLAY - 63 FL)
043	10	100	S-2		6	STORAGE & ELECTRIC CLOSETS (TENANT) (TOWER DISPLAY - 63 FL)
043	12	100	E		6	LIBRARY (TENANT) (TOWER DISPLAY - 63 FL)
043	279	100	A-3		6	MEETING & LOUNGE (NON ASSEMBLY SPACE) (TENANT) (TOWER DISPLAY - 63 FL)
043	129	100	A-3		6	MEETING ROOM (TENANT) (TOWER DISPLAY - 63 FL)
044	368	100	B F-2		6	OFFICES (TOWER DISPLAY - 64 FL)



Borough Commissioner



Commissioner

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# Certificate of Occupancy

CO Number: 121186251T026

## Permissible Use and Occupancy

All Building Code occupancy group designations below are 2008 designations.

Floor From To	Maximum persons permitted	Live load lbs per sq. ft.	Building Code occupancy group	Dwelling or Rooming Units	Zoning use group	Description of use
045	365	100	B F-2		6	OFFICES (TOWER DISPLAY - 65 FL)
046	362	100	B F-2		6	OFFICES (TOWER DISPLAY - 66 FL)
047	359	100	B F-2		6	OFFICES (TOWER DISPLAY - 67 FL) (CORE & SHELL ONLY)
048	356	100	B F-2		6	OFFICES (TOWER DISPLAY - 68 FL) (CORE & SHELL ONLY)
049	352	100	B F-2 S-1		6	OFFICES (TOWER DISPLAY - 69 FL) (CORE & SHELL ONLY)
050	349	100	B F-2 S-1		6	OFFICES (TOWER DISPLAY - 70 FL) (CORE & SHELL ONLY)
051	346	100	B F-2 S-1		6	OFFICES (TOWER DISPLAY - 71 FL) (CORE & SHELL ONLY)
052	343	100	B F-2		6	OFFICES (TOWER DISPLAY - 72 FL)
053	340	100	B F-2		6	OFFICES (TOWER DISPLAY - 73 FL)
054	380	100	B F-2		6	OFFICES (TOWER DISPLAY - 74 FL)
055	380	100	B F-2		6	OFFICES (TOWER DISPLAY - 75 FL)
056	380	100	B F-2		6	OFFICES (TOWER DISPLAY - 76 FL)
057	380	100	B F-2		6	OFFICES (TOWER DISPLAY - 77 FL)



Borough Commissioner



Commissioner

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# Certificate of Occupancy

CO Number: 121186251T026

## Permissible Use and Occupancy

All Building Code occupancy group designations below are 2008 designations.

Floor From To	Maximum persons permitted	Live load lbs per sq. ft.	Building Code occupancy group	Dwelling or Rooming Units	Zoning use group	Description of use
058	446	100	A-2 A-3 F-2		6	FULL FLOOR PLACE OF ASSEMBLY (CAFE/DINING AREA, MEETING ROOMS, COMMERCIAL KITCHEN ACCESSORY TO PLACE OF ASSEMBLY) (TOWER DISPLAY 78 FL)
059	74	100	B F-2		6	OFFICES (TOWER DISPLAY - 79 FL)
060	112	100	F-2		6	MECHANICAL ROOMS, STORMWATER TANK, ELEVATOR OVERRUN, FP TANK, ELEV. MACHINE ROOM (TOWER DISPLAY M79 FL)
061	50	100	F-2		6	MECHANICAL ROOMS, PUMP ROOMS, FIRE PUMP ROOM, SETBACK ROOF, WINDOW WASHING EQUIPMENT, SATELLITE DISHES (TOWER DISPLAY 80 FL)
061	300	100	A-2 A-3		6	CAFE/DINING AREA, ROOF TERRACE ACCESSORY TO INTERIOR CAFE/DINING (TOWER DISPLAY 80 FL)
062	201	100	B F-2		6	OFFICES (TOWER DISPLAY - 81 FL)
063	198	100	B F-2		6	OFFICE (TOWER DISPLAY - 82 FL)
064	195	100	B		6	OFFICES (TOWER DISPLAY - 83 FL)
065	67	100	F-2		6	MECHANICAL (TOWER DISPLAY - 97 FL)
066	62	100	F-2		6	MECHANICAL ROOM, FIRST RESPONDER, FIRE PUMP, SATELLITE (TOWER DISPLAY - 98 FL)
067	284	100	A-2 A-3		6	EATING & DRINKING (A-2), EXHIBITION GALLERY (A-3) (COMPARTMENT 67A) (TOWER DISPLAY 100-FL) (OB-DECK)
067	6	100	F-2		6	BOH OFFICE/STORAGE (F-2) (COMPARTMENT 67B) (TOWER DISPLAY 100-FL) (OB DECK)



Borough Commissioner



Commissioner

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# Certificate of Occupancy

CO Number: 121186251T026

## Permissible Use and Occupancy

All Building Code occupancy group designations below are 2008 designations.

Floor From To	Maximum persons permitted	Live load lbs per sq. ft.	Building Code occupancy group	Dwelling or Rooming Units	Zoning use group	Description of use
067	366	100	A-2 A-3		6	EATING & DRINKING (A-2), EXHIBITION GALLERY (A-3) (COMPARTMENT 67B) (TOWER DISPLAY 100-FL)(OB DECK)
067	23	100	A-2 A-3		6	LOCKER ROOM (ACCESSORY TO A-3 & A-2) (COMPARTMENT 67B) (TOWER DISPLAY 100 FL) (OB DECK)
068	338	100	A-2 A-3		6	MULTIFUNCTION (COMPARTMENT 68A) (TOWER DISPLAY-101 FL) (OB DECK) (CORE & SHELL ONLY)
068	9	100	F-2		6	ACCESSORY KITCHEN (COMPARTMENT 68B) (TOWER DISPLAY-101 FL) (OB DECK)
068	74	100	A-3		6	EXHIBITION GALLERY (A-3) (COMPARTMENT 68A) (TOWER DISPLAY 101 FL) (OB DECK)
068	318	100	A-2		6	EATING & DRINKING (COMPARTMENT 68B) (TOWER DISPLAY-101 FL) (OB DECK)
ROF	8	100	F-2		6	COOLING TOWER, ELEVATOR LOBBY, TOWER CT, BMU, ELEVATOR OVERRUN (TOWER DISPLAY -102-LEVEL 1,2,3,)
ROF	66	100	A-5		12	AERIAL ADVENTURE COURSE (TOWER DISPLAY-102-LEVEL 1,2,3) (NOT A PLACE OF ASSEMBLY)
GN D	69	100	B		6	LOBBY, MESSENGER CENTER (TOWER) (FLOOR IS DESIGN ABOVE FLOOD ELEVATION)
GN D	73	100	F-2 S-1		6	(14) LOADING DOCKS, BICYCLE PARKING (380) BICYCLES (FLOOR IS DESIGN ABOVE FLOOD ELEVATION TOWER - LEVEL 00
GN D	15	100	F-2		6	MECHANICAL ROOMS, COGEN PUMP ROOM, GAS METER ROOMS, FIRE PUMP ROOM, GREASE TRAP/INTERCEPTOR (FLOOR IS DESIGN ABOVE FLOOD ELEVATION) (RETAIL)
GN D	130	100	M		6	RETAIL LOBBY
GN D	132	100	S-1		6	(16) LOADING DOCKS (RETAIL)



Borough Commissioner



Commissioner

DOCUMENT CONTINUES ON NEXT PAGE

# Certificate of Occupancy

CO Number: 121186251T026

Permissible Use and Occupancy						
All Building Code occupancy group designations below are 2008 designations.						
Floor From To	Maximum persons permitted	Live load lbs per sq. ft.	Building Code occupancy group	Dwelling or Rooming Units	Zoning use group	Description of use
GN D	52	100	M		6	NEIMAN LOBBY-RU#001 (RETAIL)
PEN	7	100	F-2		6	ELEVATOR MACHINE ROOM, ELEVATOR RUN, MECHANICAL ACCESS.
THESE PREMISES HAVE BEEN DECLARED TO BE ONE ZONING LOT AS PER SECTION 12-10 OF THE ZONING RESOLUTION CONSISTING OF TAX LOTS 4, 10, 125, 150 IN BLOCK 702 RECORDED AT CITY REGISTER UNDER CRFN 2015000064092 & 2015000064093. THIS STRUCTURE IS LOCATED IN ZONE X PER THE DOB 2013 FIRM MAPS. ALL CONSTRUCTION BELOW THE DESIGN FLOOD ELEVATION HAS BEEN DRY PROOFED.						
END OF SECTION						



Borough Commissioner



Commissioner

END OF DOCUMENT

121186251/026 3/15/2021 9:50:00 AM

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.

#### Proximity Report For:

Location	<b>20 Hudson Yards, New York, New York, 10001</b>
Geocode	<b>Latitude: 40.75316 longitude: -74.00044</b>
Report Generated On	<b>5/16/2025</b>

#### 8 Closest Liquor Stores

Name	Address	Distance
MEENA SAMANI CORPORATION License ID: 0100-22-116891 Legacy Serial No.: 1273576	460 W 34TH ST STORE# 1 NEW YORK, New York 10001	696 ft
ADB&SAB LLC License ID: 0100-21-114205 Legacy Serial No.: 1287951	554 W 30TH ST AKA 312 11TH AVE NEW YORK, New York 10001	712 ft
DEATH AVE WINES CORP License ID: 0091-23-140044 Legacy Serial No.: 1339444	317 10TH AVE NEW YORK, New York 10001	844 ft
MWC RETAIL LLC License ID: 0100-21-114276 Legacy Serial No.: 1278244	540 W 28th St SUITE A New York, New York 10001	1,308 ft
ODYSSEY WINE & SPIRITS INC License ID: 0100-20-103729 Legacy Serial No.: 1255997	490 10TH AVE NEW YORK, NY 10018	1,532 ft
AMSTERWINE.COM INC License ID: 0100-23-126194 Legacy Serial No.: 1356273	475 9TH AVE SPACE A NEW YORK, New York 10018	1,625 ft
KSSWINE LLC License ID: 0091-21-122782 Legacy Serial No.: 1302013	509 W 38TH ST 509-511 W38TH ST NEW YORK, New York 10018	1,720 ft
Fine Wine and Spirits 1987, LLC License ID: 0100-25-101491 Legacy Serial No.: 6050913	486 9th Ave New York, NY 10018	1,802 ft

#### Schools within 500 feet

Name	Address	Distance
No Schools within 500 feet		

#### Churches within 500 feet

Name	Distance
No Churches within 500 feet	

# Active On Premises Liquor Licenses within 750 feet

Name	Address	Distance
WHITMANS WESTSIDE LLC License ID: 0340-22-115261 Legacy Serial No.: 1295007	500 W 30TH ST NEW YORK, New York 10001	450 ft
WHOLE FOODS MARKET GROUP INC & JAJAJA HUDSON YARDS License ID: 0340-22-107307 Legacy Serial No.: 1322893	450 W 33RD ST SUITE 0200 NEW YORK, New York 10001	464 ft
50 HYMC OWNER LLC AND HY AMENITY LLC AS MGR License ID: 0340-24-109696 Legacy Serial No.: 6017799	50 HUDSON YARDS 32ND FL NEW YORK, New York 10001	468 ft
RESTAURANT ASSOCIATES LLC & THOMPSON HOSPITALITY License ID: 0346-23-126211 Legacy Serial No.: 1349974	50 HUDSON YARDS NEW YORK, New York 10001	468 ft
50 HYMC OWNER LLC AND HY AMENITY LLC License ID: 0370-24-109698 Legacy Serial No.: 6017801	50 HUDSON YARDS MEZZANINE FLOOR NEW YORK, NY 10001	468 ft
RESTAURANT ASSOCIATES LLC & THOMPSON HOSPITALITY License ID: 0346-23-126058 Legacy Serial No.: 1349978	50 HUDSON YARDS 2ND, 3RD, 4TH, 5TH FL NEW YORK, New York 10001	468 ft
SHED NYC INC & 545 WEST 30TH STREET F&B MGMT LLC License ID: 0417-23-141912 Legacy Serial No.: 1312182	545 W 30TH ST BAR 1 LOBBY GROUND FL NEW YORK, New York 10001	535 ft
BOP NW LLC BOP NW HOTEL TRS LLC BOP NW REST LLC License ID: 0343-23-112300 Legacy Serial No.: 1334412	442 W 33RD ST AKA 438 W 33RD ST NEW YORK, NY 10001	550 ft
LOXLINE LLC License ID: 0340-24-110522 Legacy Serial No.: 6018641	502 W 34TH ST NEW YORK, New York 10001	552 ft
O'TOOLE'S WAY LLC License ID: 0340-23-128483 Legacy Serial No.: 1345985	518 W 30TH ST NEW YORK, New York 10001	556 ft
435 WEST 31ST STREET A LLC License ID: 0340-23-138439 Legacy Serial No.: 1329408	435 W 31ST ST 1ST FL NEW YORK, New York 10001	559 ft
435 WEST 31ST STREET B LLC License ID: 0340-23-130342 Legacy Serial No.: 1329468	435 W 31ST ST 2ND & 3RD FLOORS NEW YORK, New York 10001	559 ft
WS NEW YORK TAVERN LLC & MAJOR MANAGEMENT TCZ LLC License ID: 0340-22-108559 Legacy Serial No.: 1319449	560 W 33RD ST NEW YORK, NY 10001	587 ft
WSNYC INC License ID: 0349-23-125283 Legacy Serial No.: 1319451	560 W 33RD ST NEW YORK, NY 10001	587 ft
50 HY RESTAURANT OWNER LLC AND HUDSON YARDS F&B LLC License ID: 0340-24-135318 Legacy Serial No.: 6044134	20 HUDSON BLVD EAST NEW YORK, NY 10001	607 ft
34 ENDEAVOR HOSPITALITY LLC License ID: 0343-21-110816 Legacy Serial No.: 1317548	461 W 34TH ST NEW YORK, New York 10001	699 ft
509 W 34 TRS LLC and Llamas Spiral LLC as Mgr License ID: 0340-25-100793 Legacy Serial No.: 6050205	501 W 34th St New York, NY 10001	702 ft
ARAMARK SERVICES INC License ID: 0346-25-109344 Legacy Serial No.: 6058908	509 W 34th St Floor 25 New York, NY 10001	713 ft
509 W 34 TRS LLC AND LLAMA SPIRAL 66 FL LLC AS MGR License ID: 0340-24-100091 Legacy Serial No.: 6007998	509 W 34TH ST 66TH FL NEW YORK, New York 10001	713 ft

Active On Premises Liquor Licenses within 750 feet

Name	Address	Distance
HIGHLINE GROUP NYC LLC License ID: 0340-23-133053 Legacy Serial No.: 1303039	525 W 29TH ST NEW YORK, New York 10001	737 ft

Block/Tenant Association & Community Groups		First name	Last name	E-MAIL	PHONE
HKNA (incl. Dog Run)		Kathleen	Treat	kathleentreat123@gmail.com	
West 36th Street		Frank	Strook	frank79@aol.com	
CHDC (incl. Bob's & bird parks)		Joe	Restuccia	info@dclintonhousing.org; jrestuccia2@dclintonhousing.org	
CHDC (incl. Bob's & bird parks)		Ryan	Marciano	marciano@dclintonhousing.org	
CHDC (incl. Bob's & bird parks)		Bill	Kalley	bkalley@dclintonhousing.org	
Hudson Yards Hell's Kitchen Alliance		Bob	Berretto	rberretto@hyhalliance.org	
Hudson Yards Hell's Kitchen Alliance		Patty	Gouris	pgouris@hyhalliance.org	
Hotel Americano				(212) 216-0000	
Highline537		Scott	Hupe	212-838-3700	
Donna Langman Costumes		Donna	Langman	donna@donnalangman.com	
CHEKREDS		Christina	Berthel	ecorn@chekbeds.com	
Hell's Kitchen Block Association (W 33rd/34th/35th Streets (8th to 12th Avenues))		Julia	Campbell	JuliaKBA@gmail.com	Last Wednesday of the month, except August or November
W 36th Block Association ( 8/9 )		Brian	Weber	brian@bwebster@gmail.com	
W 36th Block Association ( 8/9 )		Crisalida	Connelly	crisalida@gmail.com	