

# Manhattan Community Board 4

# NYS Liquor License/DOT Dining Out Stipulations Application

(All Fields Must Be Completed)

<b>CORPORATION NAME</b>		<b>DOING BUSINESS AS (DBA)</b>	
Al Volo High Line LLC		TBD	
<b>STREET ADDRESS</b>		<b>CROSS STREETS</b>	<b>ZIP CODE</b>
15th Street Porch (The High Line)		15th/16th Street at 10th	10011
<b>Applicant</b> <i>(Attach a list of all individuals that will be listed/associated with the license)</i>	<b>NAME:</b> Francesco Realmuto	<b>ATTORNEY/ REPRESENTATIVE</b>	<b>NAME:</b> Benjamin Savitsky Bernstein Redo & Savitsky PC
	<b>PHONE:</b> 917-696-3474		<b>PHONE:</b> 212-651-3100
	<b>EMAIL:</b> francesco@realmutohospitalitygroup.com		<b>EMAIL:</b> ben@brpclaw.com
<b>MANAGER</b>	<b>NAME:</b> Francesco Realmuto	<b>LANDLORD</b>	<b>NAME:</b> City of New York & NY Dept Parks & Rec c/o Friends of the High Line Inc.
	<b>PHONE:</b> 917-696-3474		<b>PHONE:</b> 212-600-6035
	<b>EMAIL:</b> francesco@realmutohospitalitygroup.com		<b>EMAIL:</b> nicole.cuttino@thehighline.org
<b>APPLICATION TYPE</b> ( <input checked="" type="checkbox"/> <i>New York State Liquor License</i> <input type="checkbox"/> <i>Dept. of Transportation Dining Out</i> )			
<input checked="" type="checkbox"/> <b>New</b>	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 RIDER]	
	What were the dates applicant was involved with this former premise?		
<input type="checkbox"/> <b>Corp</b>  <b>Change/Class Change/Method of Operation Change/Removal</b>	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="checkbox"/> <b>Alteration</b>	What is the current license # and expiration date?		
	Please list/describe the nature of all the changes and attach the plans:		
<b>METHOD OF OPERATION</b>			
<b>TYPE OF ALCOHOL</b>	<input type="radio"/> Liquor/Wine/Beer & Cider <input type="radio"/> Beer & Cider <input checked="" type="radio"/> Wine/Beer & Cider		
<b>ESTABLISHMENT TYPE</b>	<input type="radio"/> Restaurant <input type="radio"/> Cabaret <input type="radio"/> Night Club <input type="radio"/> Hotel <input checked="" type="radio"/> Bar/Tavern <input type="radio"/> Catering Establishment <b>SEASONAL</b> <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	Applicant plans to file in April 2026
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	N/A - 500 Foot Not Applicable
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	N/A - 200 Foot Not Applicable
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: FRANCESCO REALMUTO

0240-22-102568 / **FILAGA LLC** / 75 9TH AVE, NEW YORK, NY 10011

0340-24-135998 / **PUYA ROCKEFELLER CENTER LLC** / 30 ROCKEFELLER PLAZA, NEW YORK, NY 10111

0240-24-129655 / **REALMUTO 117 7TH AVENUE SOUTH LLC** / 117 7TH AVE SOUTH, NEW YORK, NY 10014

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

HOURS of Operation		MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY	SUNDAY
	Indoors	10:00am - 10:00pm MONDAY- SUNDAY (DAILY SEASONAL)						
	Outdoors	10:00am - 10:00pm MONDAY - SUNDAY (DAILY SEASONAL)						
	Kitchen	10:00am - 10:00pm MONDAY - SUNDAY (DAILY SEASONAL)						
	Music (indoors)	N/A - NO MUSIC AT PREMISES						

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

N/A - NO MUSIC

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>	5	5	0	0	0	1	0
<b>OUTSIDE</b> <i>(Rooftop/Rear Yard/Patio/Terrace /Garden; within the premises)</i>	74	74	9	50	0	0	0
<b>DOT Dining Out: Sidewalk Cafe</b>			N/A	N/A	N/A		
<b>DOT Dining Out: Roadway</b>			N/A	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

Parks Enforcement Patrol, controlled by the Parks Dept. monitors. See attached plan.

Will security plan be implemented?

YES

NO

See above and attached.

Will State certified security personnel be used?

YES

NO

N/A - Park Enforcement Patrol Officers

Will New York Nightlife Association and NYPD Best Practices be followed?

YES

NO

NYPD Best Practices

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

## Security

The High Line is closed every night at 10pm with floor to ceiling metal gates and has security cameras throughout. The cameras are monitored by NYC Parks and their Parks Enforcement Patrol (PEP) team. PEP officers patrol the park throughout the day and are able to make arrests and issue summonses.

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?	Trash and recycling is placed in hoppers that are located in "Staff Only" areas behind the kiosk.		
Where will applicant lay out garbage containers and at what time?	Friends of High Line pick up trash throughout the day and cart to main office (Action Carting Picks up from HQ three times a week).		

**LOCATION & ZONING**

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

**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	Chelsea Block Association
	# 2	Highline537
	# 3	All Individuals on CB4 List
	# 4	[See Attached]
	# 5	
When did applicant post the notice that was provided?	03/27/2026	
Where did applicant post the notice that was provided?	Highline / 15th Street	
Please provide dates when applicant met with the groups listed above.	Applicant e-mailed on 03/20/26	
Who was your contact person at each group you met with?	[See Attached List]	
Will applicant provide a cell phone number to neighbors and respond to complaints that arise? If yes, please provide.	<input checked="" type="radio"/> YES	<input type="radio"/> NO
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	<input type="radio"/> 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
Ground Floor/Patio	Food & Beverage Establishment/ Dining	79	10AM - 10PM DAILY	9	50	0	1/0	N/A

<b>BUILDING DESIGN</b>			
State the name and type of business previously located in the space.	Bar/Tavern - Hearth		
Has a liquor-licensed establishment previously occupied this space at any time? If yes, please provide the name of the business.	<input checked="" type="radio"/> YES	<input type="radio"/> NO	Hearth Restaurant Investors LLC
Do you plan any changes to the existing façade? If yes, please describe.	<input type="radio"/> YES	<input checked="" type="radio"/> NO	Changing Trade Name
Has the applicant/owner(s) read MCB4 ADA Guidelines Memo?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	
Is the entrance ADA Compliant?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	
Do you plan any changes to the existing façade? If yes, please describe.	<input type="radio"/> YES	<input checked="" type="radio"/> NO	Changing Trade Name
Will applicant have a vestibule within the establishment?	<input type="radio"/> YES	<input type="radio"/> NO	N/A
Will applicant use a storm enclosure?	<input type="radio"/> YES	<input type="radio"/> NO	N/A
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	N/A - No Sidewalk
Will applicant comply with the NYC noise code?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	
Will the establishment have any of the following: (circle all that apply)	<input type="checkbox"/> FRENCH DOORS	<input type="checkbox"/> GARAGE DOORS	<input checked="" type="checkbox"/> WINDOWS THAT CAN BE OPENED
Will applicant close all windows, French doors, garage doors when any music or amplified sound (including televisions) is played inside the establishment?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	
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?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	
Has applicant obtained an acoustical report from a certified sound engineer to assess potential noise disturbance to the neighboring residents and buildings?	<input type="radio"/> YES	<input checked="" type="radio"/> NO	N/A - Applicant does not have music
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 type="radio"/> YES	<input type="radio"/> NO	N/A - No sound report
Will the kitchen exhaust system extend to the roof?	<input type="radio"/> YES	<input type="radio"/> NO	No exhaust.
Will the establishment have an illuminated sign?	<input type="radio"/> YES	<input checked="" type="radio"/> NO	Applicant does have lights, though.
Will the establishment have a pole-supporting canopy extending over the sidewalk?	<input type="radio"/> YES	<input type="radio"/> NO	N/A - No Sidewalk
Where will the air conditioner be located? What type is it?	N/A - no air conditioning.		
When was the air conditioner installed?	N/A - no air conditioning.		

**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)?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	Yes - Patio/Porch of High Line
Are the floorplans for the outdoor space(s) included?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	
Will applicant close and vacate the outdoor space(s) by 11 p.m. on Friday & Saturday and 10 p.m. on all other days?	<input checked="" 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 checked="" type="radio"/> NO	Applicant does not serve to tables, patrons purchase food and beverage and seat themselves
Will applicant prohibit patrons from drinking in any outdoor space(s)?	<input type="radio"/> YES	<input type="radio"/> NO	N/A - entirely outdoor space.
Will there be no amplified music, as per the law?	<input checked="" 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	N/A - no amplified sound.
Will applicant agree to post signs outside asking customers to respect the neighbors?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	
Will applicant agree to train staff to encourage a peaceful environment?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	
Will applicant provide effective sound control (landscaping enclosure, soundproofing tenants; apartments)	<input type="radio"/> YES	<input type="radio"/> NO	N/A - Applicant's space is under a building.
Will there be a lighting plan that allows safe usage of the outdoor space without disrupting neighbors?	<input checked="" type="radio"/> YES	<input type="radio"/> NO	String lights

**DEPARTMENT OF TRANSPORTATION DINING OUT: SIDEWALK**

N/A - No SWC

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

**DEPARTMENT OF TRANSPORTATION DINING OUT: ROADWAY**

N/A - No Roadway Seating

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

**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.***

***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  
5/6/26 full board meeting, with 42 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 Holozubiec MCB4 BLP Committee Co-Chair	 Wendy Gonzalez MCB4 BLP Committee Co-Chair
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**APPLICANT AGREEMENT WITH THE COMMUNITY**

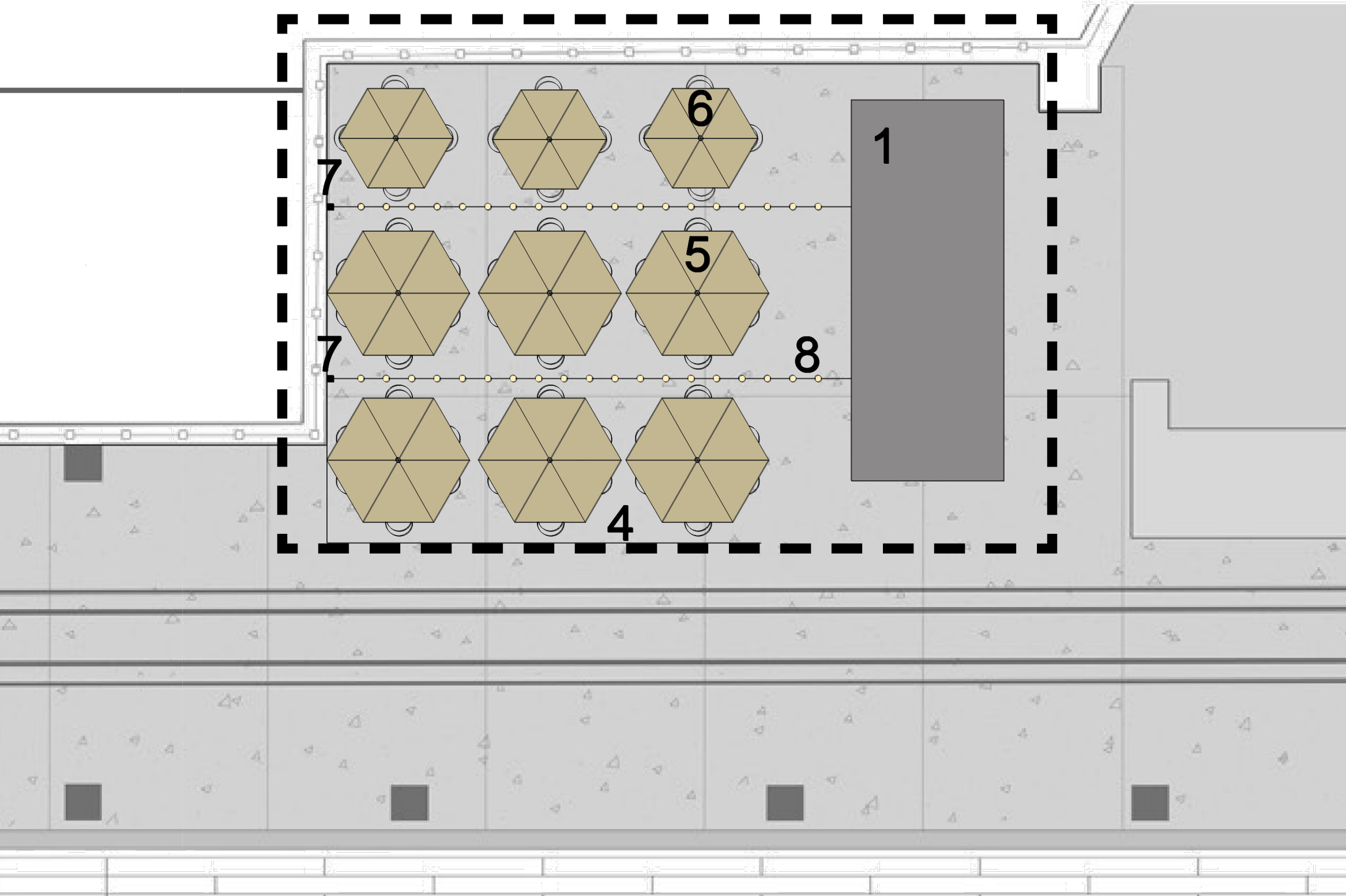
Applicant agrees to these stipulations as the basis for the community support of this application and acknowledges that all of these stipulations are essential prerequisites to the MCB4 recommendation regarding this application. Applicant agrees to have these stipulations incorporated in the method of 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.

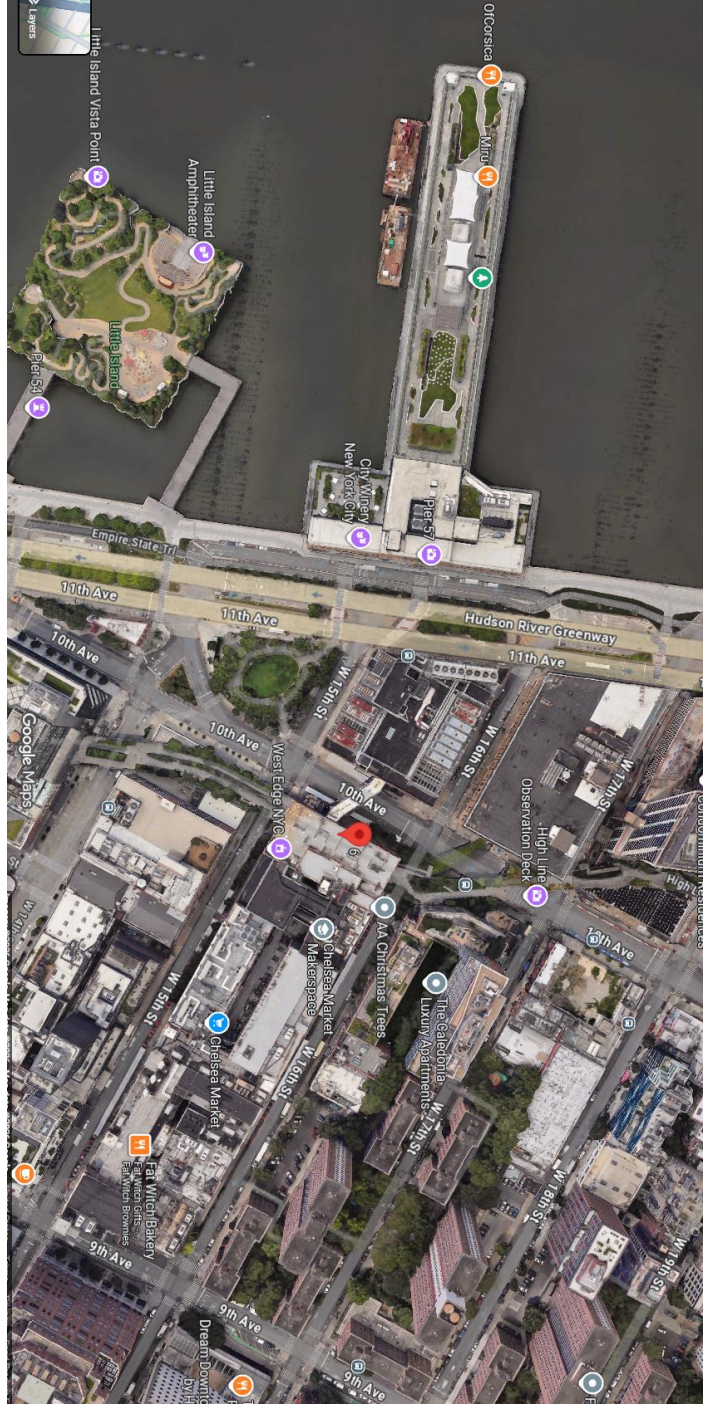
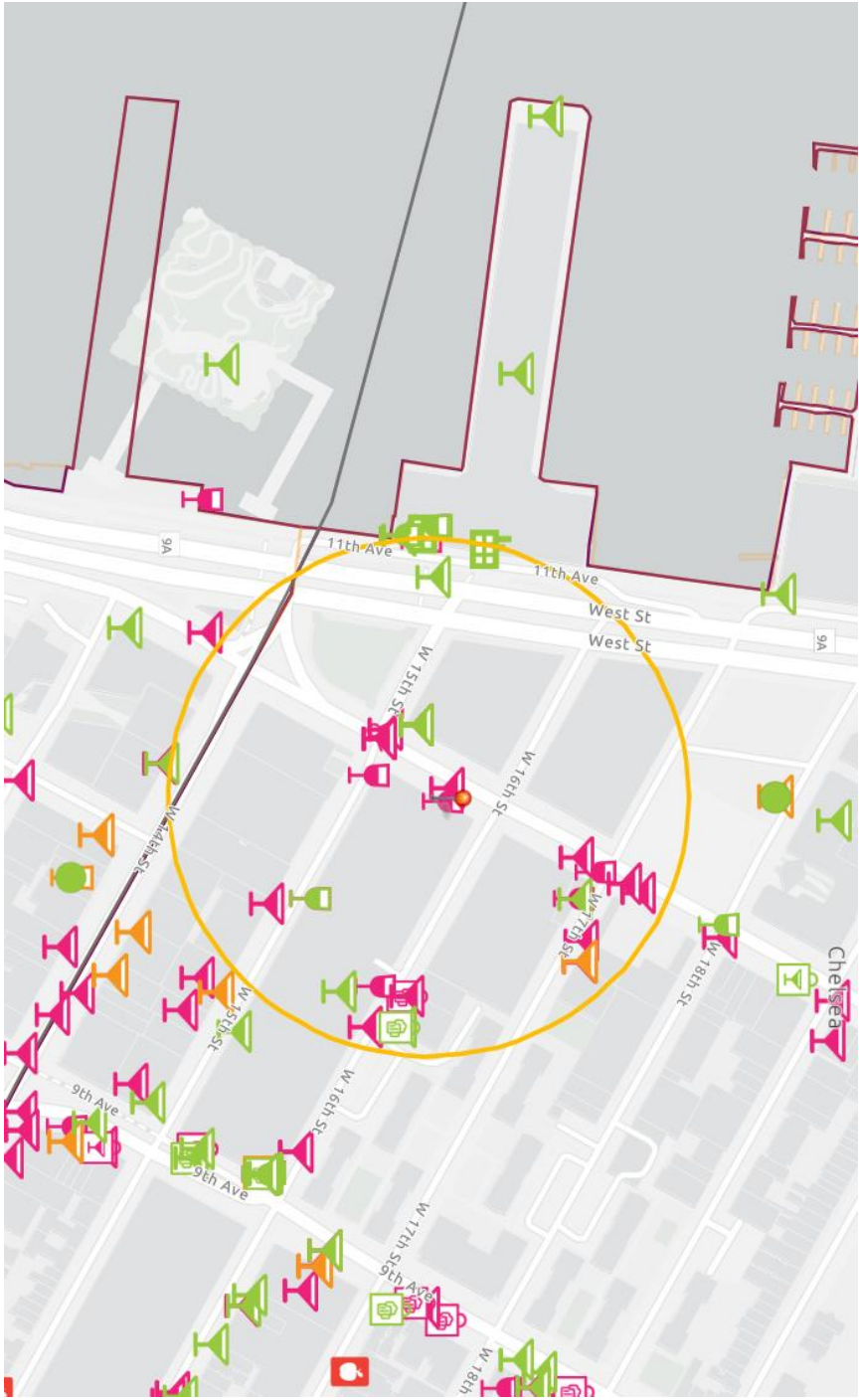
<p><b>SIGN HERE</b> →</p>	<p>FRANCESCO REALMUTO          PRINT NAME OF APPLICANT</p>	<p><input checked="" type="checkbox"/>           SIGNATURE OF APPLICANT</p>	<p>DATE</p>
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1	<b>Menu - Food - Al Volo/High Line</b>	☰
2	<b>Names</b>	
3	Focacce - Barese	
4	Focacce - Burrata Mediterranea	
5	Focacce - Coppa & Brie	
6	Focacce - Prosciutto Cotto & Emmenthal	
7	Focacce - Rosmarino	
8	Focacce - Tuna & Tomato	
9	Focacce - Vegetariana Siciliana	
10	Insalata - Pomodoro e Cocomero	
11	Insalate - Cesare	
12	Olive Marinate	
13	Panini - Caprese	
14	Panini - Chicken Parm	
15	Panini - Mortadella e Provolone	
16	Panini - Porchetta Classica	
17	Panini - Prosciutto Crudo e Mozzarella	
18	Panini - Spicy Italiano	
19	Pasticcini - Oro Verde	
20	Pasticcini - Realmuto	
21	Pasticcini - Tartelletta - Frutta	
22	Rosticceria - Arancine - Prosciutto Cotto e Mozzarella	
23	Rosticceria - Arancine - Ragu`	
24	Rosticceria - Crostini - Caponata	
25	Rosticceria - Crostini - Classico	
26	Rosticceria - Crostini - Peperonata	
27	Rosticceria - Crostini - Prosciutto e Formaggio	
28	Rosticceria - Crostini - Ricotta e Fichi	
29	Rosticceria - Rollo` con Sausage	
30	Zuppe - Cucumber & Yogurt	
31	Zuppe - Gazpacho	
32		

1	<b>Menu - Drinks - Al Volo/High Line</b>	
2	<b>Names</b>	
3	Beer - Del Ducato	
4	Beer - Draft	
5	Beer - Menabrea	
6	Beer - Messina Cristalli di Sale	
7	Beer - Peroni	
8	Bibite - Aranciata	
9	Bibite - Chinotto	
10	Bibite - Coca Cola	
11	Bibite - Coca Cola Zero	
12	Bibite - Gazzosa	
13	Bibite - Limonata	
14	Cocktails - Spritz	
15	Cold Brew Coffee	
16	Fresh Lemonade	
17	Ice	
18	Iced Tea	
19	Mocktails - Cucumber Ginger Fizz	
20	Mocktails - Nojito Strawberry Basil	
21	Mocktails - Virgin Mojito	
22	Water - Natural	
23	Water - Sparkling	
24	Wine - Prosecco	
25	Wine - Red	
26	Wine - Rosato	
27	Wine - White	
28		
29		

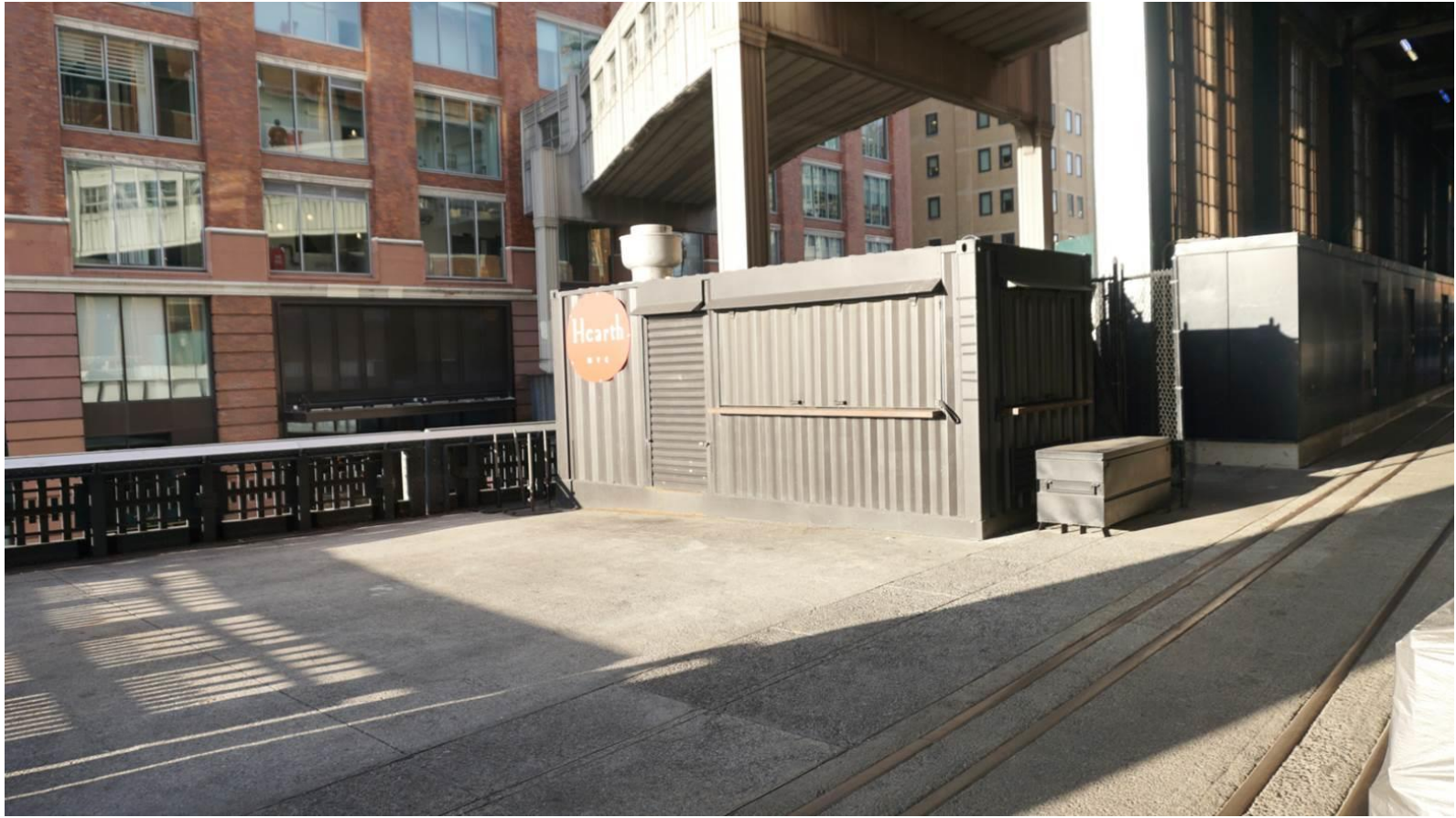
PLAN VIEW OF UPPER PART OF PORCH













CITY OF NEW YORK

MANHATTAN COMMUNITY BOARD No. 4

630 9<sup>th</sup> Avenue, Suite 208 New York NY 10036

tel: 212-736-4536

<https://cbmanhattan.cityofnewyork.us/cb4/>

LESLIE BOGHOSIAN MURPHY  
Chair

JESSE BODINE  
District Manager

## PUBLIC NOTICE

Business Licenses and Permits Committee  
will discuss an application submitted by

### Al Volo High Line LLC 15th Street Porch (The High Line)

A New Wine, Beer & Cider License Application for a Bar  
Tavern Establishment with Outdoor Kiosk

**DATE:**

**Tuesday, April 14, 2026**

**TIME:**

**6:30 PM**

**PLACE:**

**Hybrid Meeting:**

**Video/Phone Conference Registration:**

**<https://tinyurl.com/MCB4-BLP-COM>**



**NEW LOCATION**

**In-Person:**

**MCB4 Office**

**630 9<sup>th</sup> Avenue, Suite 208 (44/45)**

**Due to limited space, we encourage all  
members of the public to participate remotely  
via Zoom.**

We invite you to attend this meeting and learn more about this application.  
Alternately, you should email your comments by 12 p.m. Monday, April 13th or  
for more information, to Assistant District Manager Nelly Gonzalez  
[negonzalez@cb.nyc.gov](mailto:negonzalez@cb.nyc.gov).



CITY OF NEW YORK  
MANHATTAN COMMUNITY BOARD No. 4  
630 9<sup>th</sup> Avenue, Suite 208 New York NY 10036  
Tel: 212-736-4536  
<https://cbmanhattan.cityofnewyork.us/cb4/>

LESLIE BOGHOSIAN MURPHY  
Chair

JESSE BODINE  
District Manager

## PUBLIC NOTICE

Business Licenses and Permits Committee  
will discuss an application submitted by

### Al Volo High Line LLC 15th Street Porch (The High Line)

A New Wine, Beer & Cider License Application for a Bar  
Tavern Establishment with Outdoor Kiosk

DATE: Tuesday, April 14, 2026

TIME: 6:30 PM

PLACE: **Hybrid Meeting:**



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

**NEW LOCATION**  
**In-Person:**  
MCB4 Office  
630 9<sup>th</sup> Avenue, Suite 208 (44/45)

**Due to limited space, we encourage all  
members of the public to participate remotely  
via Zoom.**

We invite you to attend this meeting and learn more about this application.  
Alternately, you should email your comments by 12 p.m. Monday, April 13th or  
for more information, to Assistant District Manager Nelly Gonzalez











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

<b>Proximity Report For:</b>	
Location	<b>Stray Kat Gallery</b>
Geocode	<b>Latitude: 40.74308 Longitude: -74.00729</b>
Report Generated On	<b>4/3/2026</b>

<b>Active On Premises Liquor Licenses within 500 feet</b>		
<b>Name</b>	<b>Address</b>	<b>Distance</b>
85 TENTH RESTAURANTS LLC License ID: 0340-22-112352 Legacy Serial No.: 1337421	85 10TH AVE 1ST FLR NEW YORK, New York 10011	141 ft
VERDE NY LLC License ID: 0340-25-131355 Legacy Serial No.: 6081684	85 10th Ave New York, New York 10011	141 ft
10th Avenue Cultural Society Inc License ID: 0349-25-120361 Legacy Serial No.: 6070084	85 10th Ave Cellar New York, New York 10011	141 ft
RESTAURANT ASSOCIATES LLC License ID: 0346-22-115979 Legacy Serial No.: 1293794	85 10TH AVE FLR 4 NEW YORK, New York 10011	141 ft
RESTAURANT ASSOCIATES LLC License ID: 0346-23-124012 Legacy Serial No.: 1293795	85 10TH AVE FLR 11 NEW YORK, New York 10011	141 ft
NOZ17 LLC License ID: 0340-22-108008 Legacy Serial No.: 1337694	458 W 17TH ST NEW YORK, New York 10011	347 ft
BOMBAY HOUSE HOSPITALITY LLC License ID: 0340-22-110112 Legacy Serial No.: 1339410	75 9TH AVE STE 01A66 NEW YORK, New York 10011	410 ft
RESTAURANT ASSOCIATES LLC License ID: 0346-23-126206 Legacy Serial No.: 1347298	29 11TH AVE BASMENT FLRS 1-3 NEW YORK, New York 10011	426 ft
FACILITY CONCESSION SERVICES LLC License ID: 0417-22-101316 Legacy Serial No.: 1344803	431 W 16TH ST - 2ND FLOOR NEW YORK, New York 10011	445 ft