

# Manhattan Community Board 4

(All Fields Must Be Completed)

## Liquor License Stipulations Application

APPLICANT		DOING BUSINESS AS (DBA)	
22ND STREET RESTAURANT GROUP, LLC		CAFÉ SVAGO	
STREET ADDRESS		CROSS STREETS	
162 11 <sup>th</sup> AVENUE, NY, NY		22ND STREET	
OWNER	NAME:	JOHN DELUCIE	ATTORNEY
	PHONE:	917-304-9723	
	FAX:	917-525-2099	
MANAGER	NAME:		LANDLORD
	PHONE:		
	FAX:		
		NAME:	22ND STREET BUILDING, LLC
		PHONE:	917-859-6854
		FAX:	917-525-2099
DESCRIPTION OF BUSINESS			
Establishment Type:	<input type="radio"/> Bar/Tavern <input type="radio"/> Bed & Breakfast <input type="radio"/> Eating Place Beer <input type="radio"/> Cabaret <input type="radio"/> Night Club <input type="radio"/> Hotel <input checked="" type="radio"/> Restaurant <input type="radio"/> Catering Establishment <input type="radio"/> Club (Fraternal Organization - Members Only) <input type="radio"/> Other (Explain): _____		
Method of Operation:	<input checked="" type="radio"/> Restaurant <input type="radio"/> Dance Club <input type="radio"/> Sports Bar <input type="radio"/> Adult Entertainment <input type="radio"/> Wine Bar <input type="radio"/> Pizzeria <input type="radio"/> Cafe <input type="radio"/> Other (Explain): _____		
License Type:	<input checked="" type="radio"/> On-Premise <input type="radio"/> Wine <input type="radio"/> Beer <input type="radio"/> Wine & Beer		
APPLICATION TYPE <i>(check one)</i>	<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 of establishment?	see page 4
		What is/was the address of the establishment?	see page 4
		What were the dates the applicant was involved with this former premise?	see page 4
	<input type="radio"/> Transfer	What is the prior license #?	
		What is the expiration date on the prior license?	
		Are you making any alterations or operational changes?	<input type="radio"/> YES <input type="radio"/> NO
		<i>If alterations or operational changes are being made, please attach the plans to this form.</i>	
	<input type="radio"/> Alteration	What is the current license #?	
		What is the expiration date on the current license?	
<i>Please describe the nature of the alterations and attach the plans</i>			



**OPERATIONAL ISSUES**

HOURS		MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY	SUNDAY
	Operation	7Am - 4Am	7Am - 4Am	7Am - 4Am	7Am - 4Am	7Am - 4Am	7Am - 4Am	7Am - 4Am
	Music							
	Kitchen	6Am - 3Am	6Am - 3Am	6Am - 3Am	6Am - 3Am	6Am - 3Am	6Am - 3Am	6Am - 3Am

OCCUPANCY	INDOOR				BAR			OUTSIDE	
	Capacity (Certificate of Occupancy)	Maximum # of Persons You Anticipate Occupying Premises (Including Employees)	Number of Tables	Number of Seats	Number of Service Only Bars	Number of Stand-Up Bars	Number of Seats at Bars	Number of Seats	Number of Tables
	1st FL - 70 BASEMENT - TBD	70 70	20 9	59 60	0	2	10 7	10	5

How many floors are there? What is the capacity for each floor? (please respond in space provided)	<input checked="" type="radio"/> 1-2	<input type="radio"/> 3-4	<input type="radio"/> 5+	1st FLOOR - 70 BASEMENT - Pending C of O
Will you be applying or intending to apply for a cabaret license? If yes, will there be dancing? (please respond in space provided)	YES	<input checked="" type="radio"/> NO	N/A	
Will applicant have bottle service?	<input checked="" type="radio"/> YES	NO	N/A	
Will you be hosting private parties and promotional events?	<input checked="" type="radio"/> YES	NO	N/A	
Will outside promoters be used?	YES	<input checked="" type="radio"/> NO	N/A	
Will the security plan submitted be implemented?	<input checked="" type="radio"/> YES	NO	N/A	
Will State certified security personnel be used?	<input checked="" type="radio"/> YES	NO	N/A	
Will New York Nightlife Association recommendations and NYPD Best Practices be followed?	<input checked="" type="radio"/> YES	NO	N/A	
Will the applicant be using delivery bicycles? If yes, have you applied to DOT for bicycle rack? Delivery bicycles are to be clearly marked with the name of the restaurant and staff will wear attire clearly noting name. (please respond in space provided)	YES	<input checked="" type="radio"/> NO	N/A	
Will the applicant be applying for a Sidewalk Café now or in the future? (please respond in space provided)	<input checked="" type="radio"/> YES	NO	N/A	
If yes to the above, are plans attached and submitted to DCA? How many tables/seats? (please respond in space provided)	<input checked="" type="radio"/> YES	NO	N/A	5 tables, 2 seats at each table
Will applicant provide contact information to neighbors and respond to complaints that arise?	<input checked="" type="radio"/> YES	NO	N/A	
Will you inform the Community Board office of your job openings and/or provide a hyperlink to your jobs webpage?	<input checked="" type="radio"/> YES	NO	N/A	
If you plan to have music, what type(s)?	<input checked="" type="radio"/> BACKGROUND	LIVE MUSIC	DJ	IPOD

**BUILDING DESIGN**

Doors and windows will be closed when any amplified music is played and in the event of no amplified sound, will be closed by 11 PM Friday and Saturday and 10 PM on all other days.	<input checked="" type="radio"/> YES	NO	N/A
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	N/A
Do you agree to comply with DOB rules concerning a storm enclosure? Storm enclosures can be used between November 15 and April 15, but they may NOT project more than 18 inches from the store front.)	<input checked="" type="radio"/> YES	NO	N/A



OUTDOOR ITEMS			
Will applicant use the rooftop, rear yard or any outdoor space?	YES	NO	N/A
If yes to the above, the rear yard, rooftop, and any outdoor space will be closed and vacated by 11 PM on Friday & Saturday and 10 PM on all other days.	YES	NO	N/A
The service and consumption of alcohol in the rear yard, on the rooftop, or in any other outdoor space will be only via seated food service.	YES	NO	N/A
The rear yard, rooftop, and any other outdoor space will not allow standing space for patrons to drink or smoke.	YES	NO	N/A
Applicant will do everything in their power to provide an effective sound baffling or sound controlled environment through landscaping or some type of enclosure, where possible; provided they do not violate any fire or building code regulations? This includes possibly working with landlords for soundproofing tenants apartments (such as installing soundproofing windows, acoustical tiles, etc.).	YES	NO	N/A
Applicant will enforce a quiet environment in the outdoor space, so as not to disturb nearby residents (e.g. there will be no amplified music, as per the law, and windows and doors to areas that play amplified music shall be closed). The applicant will make every effort possible to limit the noise emanating from diners by posting signs outside and also on menus asking for respect of the neighbor's privacy and peace. The staff will also encourage a peaceful environment amongst the outdoor diners.	YES	NO	N/A
Applicant will have a lighting plan that will allow safe usage of the outdoor space without disrupting neighbors?	YES	NO	N/A

FOR SIDEWALK DINERS

LOCATION & ZONING			
Primary Zoning District:	C6-3	Overlay (If Applicable):	
Is this a Special District? If yes, is it Clinton, West Chelsea or Hudson Yards?	YES	NO	N/A
Does the building have a Certificate of Occupancy ("C of O") or a letter of no objection?	YES	NO	N/A
Is the 500 Foot Rule or 200 Foot Rule Triggered? If yes, which? Please attach a diagram of the establishments that triggers the rule.	YES	NO	N/A
Is a Public Assembly permit required?	YES	NO	N/A
Are your plans filed with DOB?	YES	NO	N/A
Building Type	<input type="radio"/> Residential <input type="radio"/> Commercial <input checked="" type="radio"/> Mixed Use <input type="radio"/> Other, describe: _____		
Adjacent Buildings	<input type="radio"/> Residential <input checked="" type="radio"/> Commercial <input type="radio"/> Mixed Use <input type="radio"/> Other, describe: _____		
<b>NOTIFICATION:</b> What organizations / community groups have you notified regarding your application?	# 1		
	# 2		
	# 3		

ADDITIONAL INFORMATION: (Applicant Use)

<u>Other establishment owned</u>	<u>Address</u>	<u>Dates</u>
LION RESTAURANT	62 W. 9TH ST, NYC	5/10 to present
CROWN RESTAURANT	24 E. 81 <sup>ST</sup> ST, NYC	9/10 to present
BILL'S RESTAURANT	57 E. 54 <sup>TH</sup> ST, NYC	4/12 to present

ADDITIONAL NOTES: (Office Use Only)

2<sup>nd</sup> floor will be used for office space only.

Basement will be built to code



Sand proofing will be installed to mitigate sand disturbances



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

Manhattan Community Board 4 (MCB4) recommends:	<input type="radio"/> Approval <input checked="" type="radio"/> Denial unless all agreed to by applicant is part of the method of operation <input type="radio"/> Denial
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**CB4 REPRESENTATIVES**

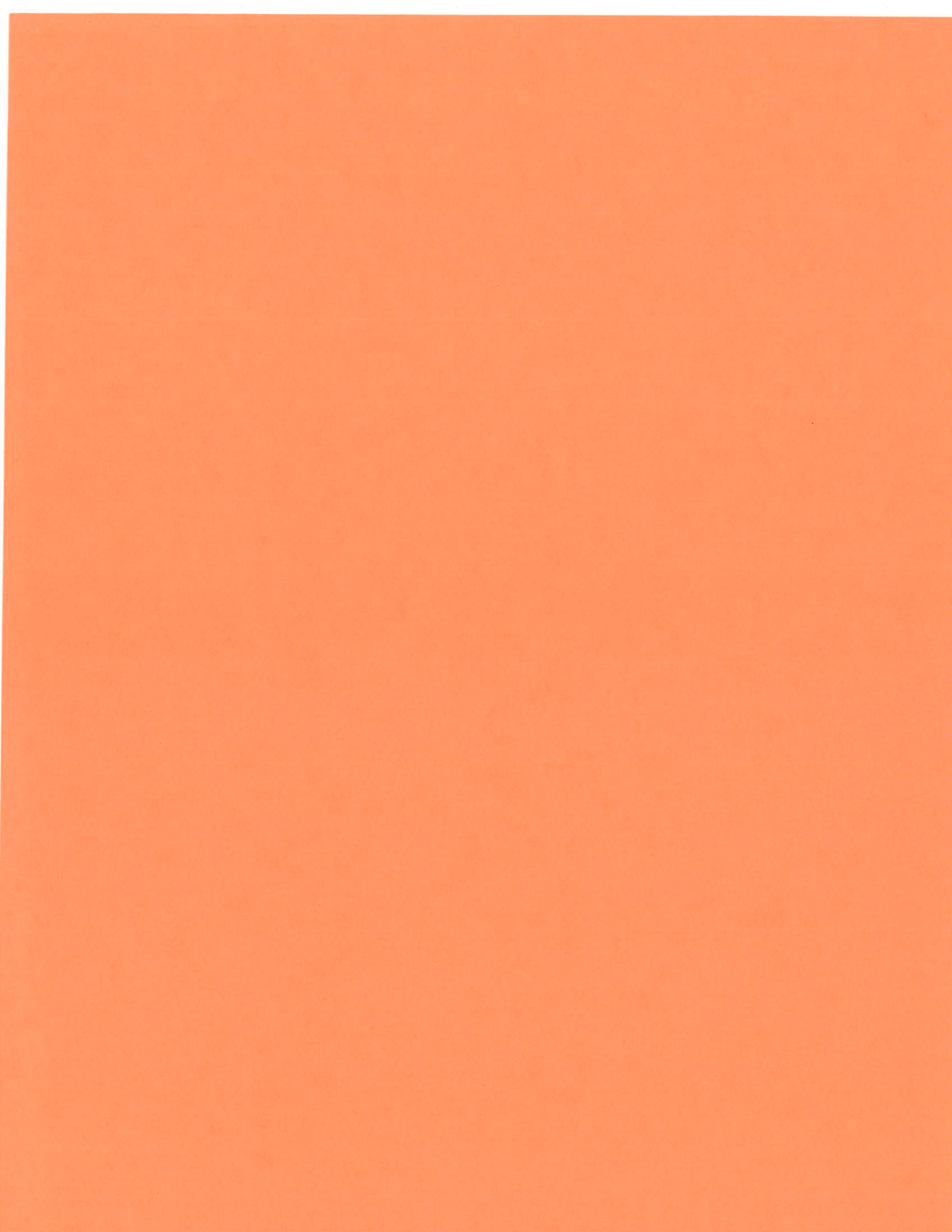
 <b>Nelly Gonzalez</b> <i>CB4 Community Associate</i>	<b>Lisa Daglian</b> <i>CB4 BLP Committee Co-Chair</i>	 <b>Paul Seres</b> <i>CB4 BLP Committee Co-Chair</i>
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**APPLICANT AGREEMENT WITH THE COMMUNITY**

Pursuant to these stipulations, this applicant agrees to have these provisions incorporated in the method of operation of their liquor license. Additionally, the applicant agrees to the community agreements as the basis for the community supporting this application.

<b>SIGN HERE</b> →	 <b>SIGNATURE OF APPLICANT</b>	4/9/13 <b>DATE</b>
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**OWNER**  
**W 22ND ST LLC**  
 550 W 22nd Street  
 New York, NY 10011

**CHEN DAO STUDIOS**

**ARCHITECTURE AND PLANNING**  
 299 ELIZABETH ST SUITE 3R  
 NEW YORK, NY 10012  
 212.646.2417  
 www.chendao.com

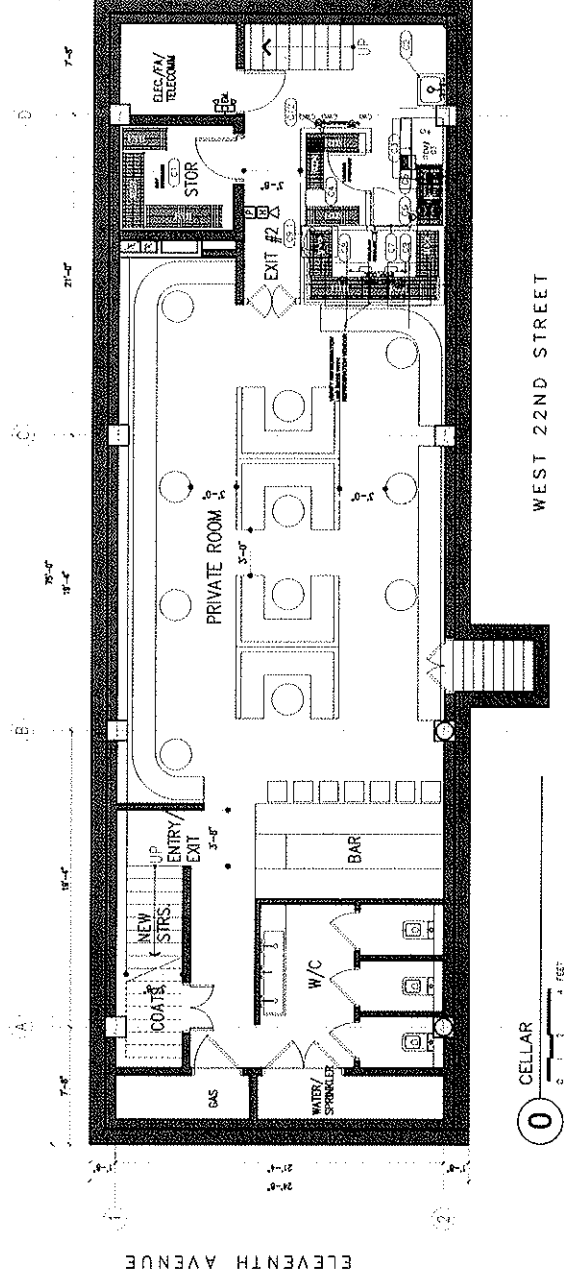
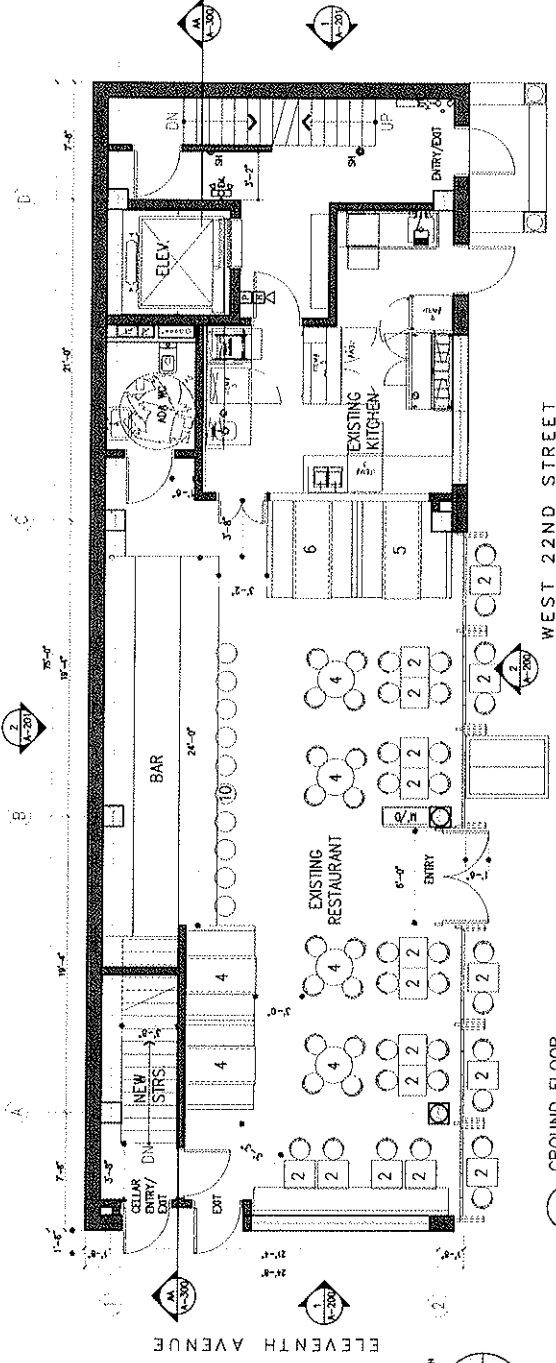
**CODE JURISDICTION**  
 100 Park Avenue  
 10th Floor  
 Brooklyn, NY 11222-4138  
 C. 917.408.2291  
 cdc@nydo.com

**PROPERTY CHARACTERISTICS**  
 Commercial/Residential Building  
 Owner: 163 11TH AVENUE LLC  
 Block: 694  
 Lot Area: 1,851 sq ft (CA: 67 x 75)  
 No. of Buildings: 1  
 Year Built: 1930 (Estimate)  
 Existing No. of Floors: 4  
 Primary zoning: C5-3

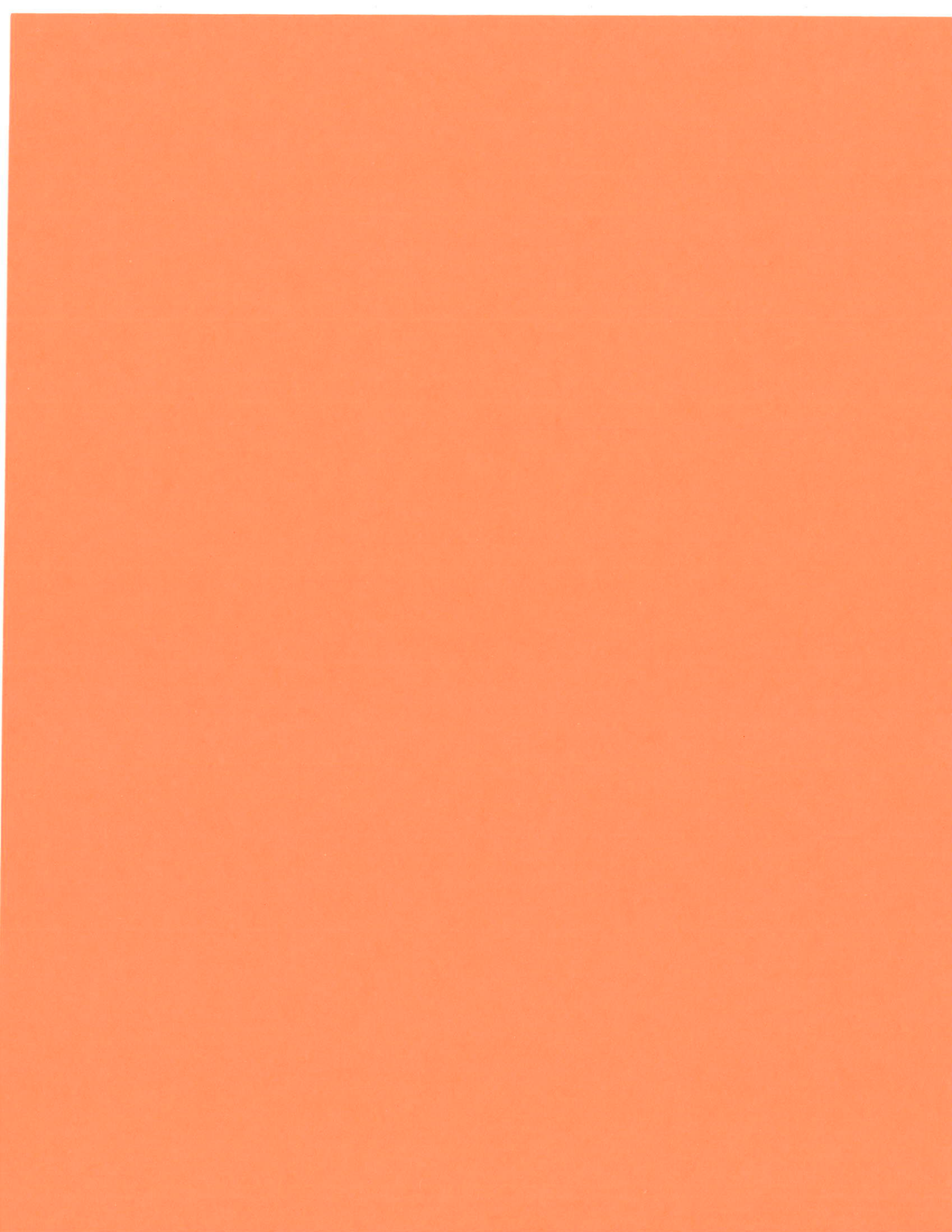
**BUILDING ENLARGEMENT**  
 559 W 22nd Street  
 New York, NY

**FLOOR PLANS  
 CELLAR AND GROUND FLOOR**

DATE:	MARCH 16, 2012
PROJECT NO.:	012
DATE SET:	03/16/12
OWNER:	W 22ND ST LLC
SCALE:	A-100.00
SCALE:	AS SHOWN







## MENU – CAFÉ SVAGO

### Breakfast

Fruit Salad- \$12

Yogurt + Berries-\$9

Muffins (assortment of mini muffins and pastries) - \$18

Granola with Creme fraiche yogurt and honey- \$9

Bagel w lox/ capers-\$18

Eggs anyway you want, served with potatoes and fruit salad-\$13

Croque Madame- \$15

### Snacks

Variety of Nuts (\$5)

Cup of Olives (\$5)

Cheese Plate (\$14)

Crudite (\$8)

Chips & Blue Cheese (\$8)

Shrimp Cocktail (\$18)

Tuna Tartar Tacos (\$12)

Kobe Beef Tacos (\$14)

Pita & Greek Trio (\$9)

### Bread Bites (\$12-\$14)

Grilled Chicken, Fresh Mozzarella, Sundried Tomatoes, Pesto Panini

Skirt Steak, Onions, Robiola Cheese Panini

Grilled Veggie Panini (Eggplant, Squash, Zuchini \*goat cheese)

Prosciutto & Fresh Mozz (Baguette)

## Plates

**Cobb Salad (\$18)**

**Nicoise Salad (\$18)**

**Caesar w chicken (\$14)**

**Chicken Paillard w/ Arugula & parm (\$22)**

**Branzino or fish (\$28)**

**Skirt Steak au Poive & Fries (\$26)**

**Spaghetti w Tomato & Fresh Mozz (\$18)**

**Butternut Squash Raviol w Brown Butter & Sage (\$18)**

**Pappardelle Lamb Ragu (\$20)**

## Sides (\$6)

**Sweet Potato Waffle Fries**

**Salt & Pepper Frites**

**Brussel Sprouts w/ Bacon & Dates**

**Roasted Butternut Squash w/ Creme Fraiche & Pine Nuts**

**Israeli Cous Cous**

**Quinoa**





7c

11th

COST







