



COMMUNITY BOARD No. 1

435 GRAHAM AVENUE - BROOKLYN, NY 11211- 8813

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HON. ANTONIO REYNOSO
BROOKLYN BOROUGH PRESIDENT



SIMON WEISER
FIRST VICE-CHAIRMAN

DEL TEAGUE
SECOND VICE-CHAIRPERSON

GINA BARROS
THIRD VICE-CHAIRPERSON

DAVID HEIMLICH
FINANCIAL SECRETARY

SONIA IGLESIAS
RECORDING SECRETARY

PHILIP A. CAPONEGRO
MEMBER-AT-LARGE

DEALICE FULLER
CHAIRPERSON

JOHANA PULGARIN
DISTRICT MANAGER

HON. LINCOLN RESTLER
COUNCILMEMBER, 33rd CD

HON. JENNIFER GUTIERREZ
COUNCILMEMBER, 34th CD

REVISED

September 3, 2024

COMBINED PUBLIC HEARING AND BOARD MEETING NOTICE

TO: Community Board Members and Residents
FROM: Dealice Fuller, Chairperson
RE: Scheduled Combined Public Hearing and Board Meeting
(26 members constitute a quorum for the Board)

**FOR YOUR SAFETY AND THE SAFETY OF OTHER MASKS ARE ENCOURAGED
BEFORE ENTERING THE MEETING.**

Please be advised that a Combined Public Hearing and Board Meeting of Brooklyn Community Board No. 1 will be held as follows:

WHEN: TUESDAY --- SEPTEMBER 10, 2024
TIME: *** 6:00 PM ***
WHERE: SWINGING SIXTIES SENIOR CENTER
211 AINSLIE STREET
BROOKLYN, NY 11211
(CORNER OF MANHATTAN AVENUE)

**NOTE TO ALL SPEAKERS: THOSE WHO WISH TO SPEAK DURING THE PUBLIC
SESSION MUST SIGN AND SUBMIT THEIR SPEAKER FORM FROM 5:45 PM-6:15
PM NO LATER THAN 6:15 PM.**

PUBLIC HEARING

AGENDA

1. **PRESENTATION: HISTORIC DISTRICT COUNCIL:** – Informational sessions for Community Boards about preservation of historic, cultural and architectural significant

places that matters to the Community. Presenter Mr. Diego Robayo, Public Relations Specialist, Historic District Council. **20 Minutes.**

2. **PRESENTATION: APPLICATION BSA- 2024-31-BZ 166 NORTH 12TH STREET:**

A new application to Board of Standards and Appeals concerning 166 North 12th St. Application 2024-31-BZ. DOB Job # B01021399-11. This is a variance application filed pursuant to ZR Section 72-21 to permit a Use Group (“UG”) 3A non-profit institution contrary to bulk regulations within the subject R6A district. The proposed variance seeks to facilitate the development of non-profit disability arts ensemble with a theater, artist boarding and company support spaces. Presenter, Richard Lobel, Sheldon Lobel PC. **20 Minutes.**

3. **PRESENTATION: DOT** : Update on McGuinness Boulevard and the NYC DOT's plans to add additional bike connections for local trips as well as connections to Meeker Ave. Including conventional lanes. Presenter, Ronda Messer, Director of Community Affairs. **20 Minutes.**

4. **DOT DINING OUT NYC PERMIT APPLICATIONS**

1. 74 Wythe, 74 Wythe Ave. App # 20240612030001
2. Bamonte’s Restaurant, 32 Withers St. App # 20240709030002
3. Bar Bruno, 560 Manhattan Ave. App # 20240710030001
4. Bar Madonna, 367 Metropolitan Ave. App # 20240627030001
5. Clem’s, 264 Grand St. App # 20240625030001
6. Hidden Grounds, 400 Union Ave. App # 20240514030002
7. Jack’s Wife Freda, 258 Wythe Ave. App # 20240627030002
8. Oxomoco, 128 Greenpoint Ave. App # 20240802030051
9. Planta, 316 Wythe Ave. App # 20240610030002
10. Wei Williamsburg, 145 Borinquen Pl. App # 20240407030001

5. **LIQUOR LICENSES**

NEW

1. 2 Guys and Diner Inc, DBA Three Decker Diner, 695 Manhattan Ave. (New Application and Temporary retail permit, Liquor, Wine, Beer & Cider / Rest)
2. 19 Greenpoint LLC, 19 Greenpoint Ave. (New Application and Temporary Retail Permit - Liquor, Wine, Beer & Cider, Bar/Tavern)
3. 180 Franklin LLC, DBA Bar Americano, 180 Franklin St. (Alteration, Liquor, Wine, Beer & Cider /Rest) presented at July 15
4. 462 Union Tavern LLC, 462 Union Ave. (New Application and Temporary Retail Permit - Liquor, Wine, Beer& Cider, Bar/Tavern) AMENDED 06/21/24 presented at July 15
5. 999 Manhattan Avenue Greenpoint LLC, 999 Manhattan Ave. (New Application and Temporary retail permit, Liquor, Wine, Beer & Cider / Rest)

6. Allegreto al Forno LLC, 132 Broadway (New Application and Temporary Retail Permit - Liquor, Wine, Beer& Cider, Rest)
7. An Entity to be Fromed by Noel John, 96 N 5th St. (New Application and Temporary retail permit, Liquor, Wine, Beer & Cider / Cafe)
8. Area 53 LLC, 616 Scholes St. (New Application and Temporary retail permit, Wine, Beer & Cider / Recreation Center) Amended # 2 to Include Security
9. AYS Don LLC, DBA The Residence of Mr. Moto, 186 Grand St. (New Application and Temporary retail permit, Wine, Beer & Cider / Rest)
10. Benjarong Corp, 800 Grand St. (New Application and Temporary Retail Permit - Wine, Beer& Cider, Rest)
11. BK Backyard Bar LLC, 61 Dobbins St. (New Application, Liquor, Wine, Beer & Cider Bar/Tavern)
12. Born To Lose LLC, 126A Nassau Ave. (Alteration, Liquor, Wine, Beer & Cider Bar/Tavern)
13. Bromaco Inc, DBA Aurora, 70 Grand St. (Alteration, Liquor, Wine, Beer & Cider /Rest)
14. Brooklyn Roots Collective Inc, 255 Randolph St. (New Application and Temporary retail permit, Wine, Beer & Cider Bar/Tavern)
15. Caffè Panna Greenpoint LLC, 34 Norman Ave. (New Application and Temporary Retail Permit - Liquor, Wine, Beer& Cider, Catering Facility)
16. Carneval on Driggs Corp, 470 Driggs Ave. (New Application and Temporary retail permit, Liquor, Wine, Beer & Cider / Rest)
17. Caro 187 LLC, DBA Emblem, 187 Graham Ave. (Temporary retail permit / Class Change, Liquor, Wine, Beer & Cider Rest)
18. Cora and Dante LLC, 900 Grand St. (New Application and Temporary Retail Permit - Liquor, Wine, Beer & Cider, Rest) applicant withdrew 08/26/24 2:04 p.m.
19. Cozumel Mexican Restaurant Corp, DBA Mexico 2000 Restaurant, 369 Broadway. (New Application and Temporary retail permit, Liquor, Wine, Beer & Cider, Rest)
20. Ctrl-A-Concepts LLC, 105 Norman Ave. (Alteration, Wine, Beer & Cider, Rest)
21. Desy's Clam restaurant Corp, 672 Grand St. (New Application and Temporary Retail Permit, Liquor, Wine, Beer& Cider, Rest) approved on July 15
22. Eleva Coffee GPL LLC, 7 Bell Slip Space 4 AKA 21 Commercial St. (Temporary retail permit / Class Change, Liquor, Wine, Beer & Cider, Bar/Tavern)
23. F.A.F. Hospitality Williamsburg LLC, 185 Broadway. (New Application and Temporary retail permit, Wine, Beer & Cider / Rest)
24. FB Domino LLC, 334 Kent Ave. (New Application, Liquor, Wine, Beer & Cider, Rest)
25. FMW LLC, DBA Norwinds, 1041 Flushing Ave. (New Application - Liquor, Wine, Beer & Cider, Bar/Tavern)
26. Free Ciao LLC, DBA Ciao Ciao Disco, 97 North 10 North St. # 1GH (Alteration, Liquor, Wine, Beer & Cider Bar/Tavern)
27. Haricot Vert LLC, 119N 1st St. (New Application and Temporary Retail Permit - Wine, Beer& Cider, Bar/Tavern)
28. Healthy as a Motha LLC, DBA HAAM, 234 Union Ave. (Class Change, Liquor, Wine, Beer & Cider, Rest)

29. Ichiran USA Inc, DBA Ichiran, 374 - 376 Johnson Ave. (Class Change, Wine, Beer & Cider, Rest)
30. JHE Hospitality Inc, 4 Berry St. (New Application and Temporary retail permit, Liquor, Wine, Beer & Cider, Rest)
31. Jinli BK LLC, 623 Grand St. (New Application and Temporary retail permit, Liquor, Wine, Beer & Cider, Rest)
32. Joy Hospitality LLC, DBA Little Animal, 455 Manhattan Ave. (New Application and Temporary retail permit, Liquor, Wine, Beer & Cider, Rest)
33. Just More fun LLC, 1150 Manhattan Ave. (New Application and Temporary Retail Permit - Liquor, Wine, Beer& Cider, Bar/Tavern)
34. K Top Chicken Inc, 639 Driggs Ave, (New Application and Temporary retail permit, Wine, Beer & Cider, Rest)
35. Lili and Cata II LLC, 325 Kent Ave Unit 3, (New Application and Temporary Retail Permit - Wine, Beer & Cider, Cafe and Wine Bar)
36. Little Bedford Pizza Inc, 179 Bedford Ave. (New Application and Temporary retail permit, Wine, Beer & Cider, Rest)
37. MacMurray LLC, DBA The Craic, 488 Driggs Ave. (Alteration, Liquor, Wine, Beer & Cider, Bar/Tavern)
38. Mia Brooklyn Inc, DBA Mia & Brooklyn Coffee & Bakery, 46 Roebling St. (New Application and Temporary Retail Permit - Wine, Beer& Cider, Bar/Tavern)
39. Mommys Bar NYC LLC, DBA Mommy's, 323 Graham Ave. (New Application and Temporary retail permit, Liquor, Wine, Beer & Cider, Rest)
40. MurrayWalsh LLC, DBA Lash, 482 Driggs Ave. (New Application and Temporary Retail Permit - Liquor, Wine, Beer & Cider, Bar/Tavern)
41. Next Whiskey Bar, 470 Driggs Ave. (New Application, Liquor, Wine, Beer & Cider, Bar/Tavern)
42. Oneeleven Hifi LLC, 119 Ingraham St. (New Application and Temporary Retail Permit - Wine, Beer& Cider, Bar/Tavern)
43. Parkish LLC, 225 Roebling St. (New Application and Temporary retail permit, Wine, Beer & Cider, Bar/Tavern)
44. Pronto Cellars LLC, DBA Recess Grove, 327 Grand St. (New Application and Temporary Retail Permit - Wine, Beer & Cider, Bar/Tavern)
45. Rosa NYC LLC, DBA Rosa, 299 South 4th St. (New Application, Liquor, Wine, Beer & Cider, Catering Facility)
46. Rosa NYC LLC, DBA Rosa, 299 South 4th St. (Alteration, Liquor, Wine, Beer & Cider Catering Facility)
47. Round Table Brewery LLC, 245 South 1st St. (New Application and Temporary Retail Permit - Liquor, Wine, Beer & Cider, Bar/Tavern)
48. SH Sutton Street LLC, DBA 100 Sutton, 100 Sutton St. (Method of Operation / Liquor, Wine, Beer & Cider, Catering Facility)
49. Shake Shack Fulton Center NYC LLC, DBA Shake Shack, 200 Broadway # 2010 (Corporate Change, Wine, Beer & Cider, Rest)
50. Shake Shack New York LLC, DBA Shake Shack, 160 Berry St. (Corporate Change, Wine, Beer & Cider, Rest)

51. Stretch 320 LLC, 320 Kent Ave. (New Application - Liquor, Wine, Beer & Cider, Rest)
52. Thahco and Cantina Corp, 297 Broadway (New Application and Temporary retail permit, Liquor, Wine, Beer & Cider, Bar/Tavern)
53. Tres Hombres NY LLC, 524 Lorimer St. (New Application and Temporary Retail Permit - Liquor, Wine, Beer & Cider, Bar/Tavern)
54. Vende Humo LLC, 620 Manhattan Ave. (New Application and Temporary retail permit, Wine, Beer & Cider, Rest)
55. Veselka Lorimer Restaurant LLC, DBA Veselka Restaurant, 646 Lorimer St. (Class Change, Liquor, Wine, Beer & Cider)
56. YHG Hospitality Inc, DBA The Breeze, 595 Manhattan Ave. (Method of Operation / Liquor, Wine, Beer & Cider, Rest)

RENEWAL

1. 17 Meadow LLC, DBA The Meadows, 17 Meadow St. (Renewal - Liquor, Wine, Beer & Cider, Venue/Event Space)
2. 174 Bedford Avenue Bar LLC, DBA Charleston, 174 Bedford Ave. (Renewal - Liquor, Wine, Beer & Cider, Bar/Tavern)
3. 23 Meadow LLC, DBA The Monarch, 23 Meadow St. (Renewal - Liquor, Wine, Beer & Cider, Event Space)
4. 25 Broadway Brooklyn Inc, DBA Acre, 64 Meserole Ave. (Renewal - Wine, Beer & Cider Bar/Tavern)
5. 315 Meserole LLC, DBA Lohi, 315 Meserole St. (Renewal - Liquor, Wine, Beer & Cider, Bar/Tavern)
6. 704 Los Primos Rest Corp, 704 Grand St. (Renewal - Liquor, Wine, Beer & Cider, Rest)
7. 790 Metro Group Inc, DBA Easy Lover, 790 Metropolitan Ave. (Renewal - Liquor, Wine, Beer & Cider, Bar/Tavern)
8. Anthony Petillo, DBA Brooklyn Safehouse, 120 Franklin St. (Renewal - Liquor, Wine, Beer & Cider, Bar/Tavern)
9. Barcade LLC, 388 Union Ave. (Renewal - Liquor, Wine, Beer & Cider, Bar/Tavern)
10. Best Restaurant Inc, DBA Suzume, 545 Lorimer St. (Renewal - Liquor, Wine, Beer & Cider, Rest)
11. Bozu Inc, 296 Grand St. (Renewal - Liquor, Wine, Beer & Cider, Rest)
12. Bright Side Brooklyn LLC, DBA Bright Side, 184 Kent Ave. (Renewal - Liquor, Wine, Beer & Cider, Rest/Cafe)
13. Buns Rest Inc, DBA The Brooklyn Tree, 188 Montrose Ave. (Renewal - Liquor, Wine, Beer & Cider, Rest)
14. Bushwick Beer Garden LLC, DBA Rebel Cafe & Garden, 2 Knickerbocker Ave (Renewal - Liquor, Wine, Beer & Cider, Rest)
15. Cafe Group Inc, DBA Mr. Bao, 208 Bedford Ave. (Renewal - Wine, Beer & Cider)
16. Cheeseboat LLC, 80 Berry St. (Renewal - Liquor, Wine, Beer & Cider, Rest)
17. China Boricua Inc, 108 Graham Ave. (Renewal - Wine, Beer & Cider, Rest)
18. Columbus Ale House Inc, DBA The Graham, 151 Meserole St. (Renewal - Liquor, Wine, Beer & Cider, Bar/Tavern)

19. Esme in Greenpoint LLC, 999 Manhattan Ave. (Renewal - Wine, Beer & Cider, Rest)
20. Frost 64 LLC, DBA Animal, 64 Frost St. (Renewal - Liquor, Wine, Beer & Cider, Bar/Tavern)
21. Frozenbanana LLC, DBA The Palace, 206 Nassau Ave. (Renewal - Liquor, Wine, Beer & Cider, Bar/Tavern)
22. Georges Restaurant Corp, DBA George's Latin American Bistro, 11 Graham Ave. (Renewal - Wine, Beer & Cider, Rest)
23. Habanero Cafe Mexican Grill Inc, 715 Flusing Ave. (Renewal - Wine, Beer & Cider, Rest)
24. Hana Makgeolli LLC, 201 Dupont St. (Renewal - Liquor, Wine, Beer & Cider, Bar/Tavern)
25. Hocus Pocus Works LLC, DBA Lion's Milk, 104 Roebling St. (Renewal - Wine, Beer & Cider Bar/tavern)
26. Hop Stock & Barrel II LL, DBA Mekelburg's 325 Kent Ave. (Renewal - Liquor, Wine, Beer & Cider, Rest)
27. Ichiran USA Inc, DBA Ichiran, 374-376 Johnson Ave. (Renewal - Wine, Beer & Cider, Rest)
28. Inday 658 LLC, 658 Driggs Ave. (Renewal - Liquor, Wine, Beer & Cider, Rest)
29. Juicerie IV LLC, DBA The Butcher's Daughter, 265-271 Metropolitan Ave. (Renewal - Liquor, Wine, Beer & Cider, Rest)
30. KNR Partners LLC, DBA Bushniwa, 250Varet St. (Renewal - Liquor, Wine, Beer & Cider, Rest)
31. Lambda BK Inc, 1031 Grand St. (Renewal - Liquor, Wine, Beer & Cider, Bar/Tavern)
32. Loop De Lou Production Corp, DBA Union Pool, 484-486 Union Ave. (Renewal - Liquor, Wine, Beer & Cider, Bar/Tavern)
33. Made 21 Inc, 231 S 4th St. (Renewal - Liquor, Wine, Beer & Cider, Rest)
34. Misi Domino LLC, DBA Misipasta, 325 Kent Ave. Retail 8 (Renewal - Liquor, Wine, Beer & Cider, Rest)
35. Mister Blue LLC, DBA The Exley, 520 Union Ave (Renewal - Liquor, Wine, Beer & Cider, Bar/Tavern)
36. New Mon Sang Rest Corp, DBA New Apolo Restaurant, 508 Grand St. (Renewal - Liquor, Wine, Beer & Cider, Rest)
37. Newtown, 55 Waterbury St. (Renewal - Wine, Beer & Cider, Rest)
38. Nextra USA Corporation, DBA Bacan, 79 Grand St. (Renewal - Liquor, Wine, Beer & Cider, Rest)
39. NLAM Inc, DBA Mole Mexican Bar & Grill, 178 Kent Ave. (Renewal - Liquor, Wine, Beer & Cider, Rest)
40. Officine Antica Pesa NY LLC, 115 Berry St. (Renewal - Liquor, Wine, Beer & Cider, Rest)
41. Ojo Como Va dos LLC, DBA Cena, 138 Havemeyer St. (Renewal - Liquor, Wine, Beer & Cider, Rest)
42. Paulie Gee's New York Slice LLC, DBA Paulie Gee's Slice Joint, 110 Franklin St. (Renewal - Wine, Beer & Cider, Rest)
43. Piast European Market Inc, DBA Daniel's European Market, 152 Norman Ave. (Renewal - Beer & Cider, Deli Store)
44. Point Green Cofe Inc, DBA Le Gamin, 108 Franklin St. (Renewal - Liquor, Wine, Beer & Cider, Rest)

45. Red Table Catering Inc, DBA Thompson Brooke, 631 Grand St. (Renewal - Liquor, Wine, Beer & Cider, Catering Facility)
46. Restaurant Krakowska Inc, 68A Newell St. (Renewal – Beer & Cider, Rest)
47. Rosa NYC LLC, DBA Rosa, 299 South 4th St. (Renewal - Liquor, Wine, Beer & Cider, Catering Facility)
48. Rusty Face LLC, DBA The Rusty face, 188 190 Grand St. (Renewal - Liquor, Wine, Beer & Cider, Rest)
49. SaintEllie LLC, DBA Minnows, 167 Nassau Ave (Renewal - Liquor, Wine, Beer & Cider, Rest)
50. Silo Brooklyn LLC, 90 Scott Ave (Renewal - Liquor, Wine, Beer & Cider, Bar/Tavern)
51. Somewhere in New York LLC, DBA The Lot Radio Kiosk, 17 Nassau Ave. (Renewal - Wine, Beer & Cider, Bar/Tavern)
52. TCK Mngement Inc, DBA Pumps Exotic Dancing, 1089 Grand St, (Renewal - Liquor, Wine, Beer & Cider, Bar/Tavern)
53. TK Food Concepts LLC, DBA Salt & Charcoal, 171 Grand St. (Renewal - Liquor, Wine, Beer & Cider, Rest)
54. Team Cameo LLC, DBA We Got Company, 441 Metropolitan Ave. (Renewal - Liquor, Wine, Beer & Cider, Bar/Tavern)
55. The Brew Inn Corp, 924 Manhattan Ave. (Renewal - Liquor, Wine, Beer & Cider, Rest)
56. The Guild of Liquidus Intent Inc, DBA Pine Box Rock Shop, 12 Grattan St. (Renewal - Liquor, Wine, Beer & Cider, Bar/Lounge)
57. The Hoxton (Williamsburg) LLC; Boka Management Williamsburg LLC & 97th Avenue Brooklyn management LLC, DBA The Hoxton Williamsburg, The Apartment K'Far, Jaffa and Laser Wolf, 93 - 97 Wythe Ave. (Renewal - Liquor, Wine, Beer & Cider, Hotel/Rest)
58. Tribicha Inc, DAB Pies 'N' thighs, 164 S 4th St. (Renewal - Liquor, Wine, Beer & Cider, Rest)
59. Williamsburg Molino LLC, DBA For All Things Good Williamsburg, 314 Grand St. (Renewal - Wine, Beer & Cider, Rest)

6. **CANNABIS LICENSES:**

1. Jarred Spindel, DBA Empire Flower Inc. 202 Banker St. (Retail Dispensary)
2. Jean Levasseur, DBA Twisted Vibration LLC, 301 Broadway (Retail Dispensary)
3. Jarred Spindel, DBA Empire Flower Inc. 64 Grand St. (Retail Dispensary)
4. Neema Cannabis Co, 64 Grand St. (Retail Dispensary)
5. Hannabis Inc, 1166 Manhattan Ave (Retail Dispensary)
6. Jarred Spindel, DBA Empire Flower Inc. 275 South 2nd St. (Retail Dispensary)

BOARD MEETING

MOMENT OF SILENCE

ROLL CALL

APPROVAL OF THE AGENDA

APPROVAL OF THE MINUTES – Combined Public Hearing and Board Meeting of June 18, 2024.

PUBLIC SESSION – Reserved for the Public’s expression. Board Members will not be allowed to speak. (NOTE: All persons who wish to speak during this portion of the meeting must **REGISTER IN PERSON** between **5:45 PM – 6:15 PM**, NO later than **6:15 PM**) Each scheduled participant for this session will have an allowance of two (2) minutes [time permitting]. (No questions will be entertained. Speakers are requested to submit their testimony in writing.)

COMMITTEE REPORTS

CHAIRPERSON’S REPORT – As written.

DISTRICT MANAGER’S REPORT – As written.

PARKS REPORT – As written

ANNOUNCEMENTS: ELECTED OFFICIALS

OLD BUSINESS

NEW BUSINESS

ADJOURNMENT

Note: For further information on accessibility or to make a request for accommodations, such as sign language interpretation services, please contact Brooklyn Community Board No. 1, Tel. (718) 389-0009; at least (5) business days in advance to ensure availability.