



THE CITY OF NEW YORK  
 MANHATTAN COMMUNITY BOARD 3  
 59 East 4th Street - New York, NY 10003  
 Phone (212) 533-5300  
 www.cb3manhattan.org - mn03@cb.nyc.gov

Tareake Dorill, Board Chair

Susan Stetzer, District Manager

**Community Board 3 Liquor License Application Questionnaire**

**NOTE: ALL ITEMS MUST BE SUBMITTED FOR APPLICATION TO BE CONSIDERED.**

**The following items and questionnaire package are due by date listed in email invite:**

- Schematics, floor plans or architectural drawings of the inside of the premise.
- A proposed food and or drink menu.

**The following items are due by noon Friday before the meeting:**

- Petition in support of proposed business or change in business with signatures from residential tenants at location and in buildings adjacent to, across the street from and behind proposed location. Petition must give proposed hours and method of operation. For example: restaurant, sports bar, combination restaurant/bar. (petition provided)
- Notice of proposed business to block or tenant association if one exists. You can find community groups and contact information on the CB 3 website:  
<https://www1.nyc.gov/site/manhattancb3/resources/community-groups.page>  
 (this is not required but strongly suggested if a relevant group exists)
- Proof of conspicuous posting of notices at the site for 7 days prior to the meeting (please include newspaper with date in photo or a timestamped photo).

Check which you are applying for:

- new liquor license     alteration of an existing liquor license     corporate change

Check if either of these apply:

- sale of assets     upgrade (change of class) of an existing liquor license

Today's Date: 08/23/2023

Is location currently licensed?  Yes  No    Type of license: On Premises Wine

If alteration, describe nature of alteration: \_\_\_\_\_

Previous or current use of the location: Restaurant

Corporation and trade name of current license: Avenue A Pizza LLC dba Foul Witch

**APPLICANT:**

Premise address: 15 Avenue A, New York, NY 10009

Cross streets: East Houston Street & East 2nd Street

Name of applicant and all principals: Avenue A Pizza LLC: Pasquale Debenedictis, Brandon Hoy, Carlo Mirarchi, Alexander Solovey, Foul Witch, LLC

Trade name (DBA): Foul Witch

**PREMISE:**

Type of building and number of floors: Mixed use building with 5 floors

Does premise have a valid Certificate of Occupancy, including for any back/side yard or roof use?

Yes  No What is maximum NUMBER of people permitted CO is pending; 74 PERSONS

What is the zoning designation (check zoning using map: <http://gis.nyc.gov/doitt/nycitymap/> - please give specific zoning designation, such as R8 or C2): C2-5

**PROPOSED METHOD OF OPERATION:**

What are the proposed days/hours of operation? (Specify days and hours each day and hours of outdoor space, if applicable) Monday - Sunday: 11am to 12am

Will any other business besides food or alcohol service be conducted at premise, i.e., retail?  Yes  No  
If yes, please describe what type: \_\_\_\_\_

Number of indoor tables? 11 Total number of indoor seats? 44

How many stand-up bars/bar seats are located on the premise (number, length, and location) \_\_\_\_\_  
One stand-up bar: 12 Feet: on the ground floor

(A **stand-up bar** is any bar or counter -with seating or not- where you can order, pay for, and receive alcohol)

Does premise have a full kitchen?  Yes  No

Does it have a food preparation area?  Yes  No (If any, show on diagram)

Is food available for sale?  Yes  No If yes, describe type of food and submit a menu \_\_\_\_\_  
Italian food entrees

What are the hours the kitchen will be open? All hours of operation

Will a manager or principal always be on site?  Yes  No If yes, which? Manager

How many employees will there be? 15

Do you have or plan to install  French doors  accordion doors or  windows?

Will there be TVs/monitors?  Yes  No (If Yes, how many?) \_\_\_\_\_

Will premise have music?  Yes  No

If Yes, what type of music?  Live musician  DJs  Streaming services/playlists

If other type, please describe \_\_\_\_\_

What will be the music volume?  Background (conversational)  Entertainment (live music venue level) Please describe your sound system: Basic Pendant Speakers 75W

Will you host any promoted events, scheduled performances, or any event at which a cover fee is charged? If Yes, what type of events or performances are proposed and how often? NO

If promoted events, please explain the nature in which you plan to promote? Social media / online ads / outside promoters? N/A

How do you plan to manage vehicular traffic and crowds on the sidewalk caused by your establishment?

Please attach plans. (Please do not answer "we do not anticipate congestion.") \_\_\_\_\_

See attached Rider

Will there be security personnel?  Yes  No (If Yes, how many and when) \_\_\_\_\_

How do you plan to manage noise inside and outside your business so neighbors will not be affected?

Please attach plans. See attached Rider

Is sound proofing installed?  Yes  No

If not, do you plan to install sound proofing?  Yes  No

Are there current plans to use the Open Restaurants program for the sale or consumption of alcoholic beverages outdoors? (*includes roof & yard*)  Yes  No If Yes, describe and show on diagram:

#### APPLICANT HISTORY:

Has this corporation or any principal been licensed for sale of alcohol previously?  Yes  No

If yes, please indicate name of establishment: See attached rider

Address: \_\_\_\_\_ Community Board # \_\_\_\_\_

Dates of operation: \_\_\_\_\_

Has any principal had work experience similar to the proposed business?  Yes  No If Yes, please attach explanation of experience or resume. Note: failure to disclose previous experience or information hampers the ability to evaluate this application.

Does any principal have other businesses in this area?  Yes  No If Yes, please give trade name, address and describe the business Foul Witch: a restaurant with Italian cuisine

Has any principal had SLA reports or action within the past 5 years?  Yes  No If Yes, attach list of violations and dates of violations and outcomes, if any.

Attach a separate diagram that indicates the location (**name and address**) and total number of establishments selling/serving beer, wine (B/W) or liquor (OP) for 2 blocks in each direction. Please indicate whether establishments have On-Premise (OP) licenses. Please label streets and avenues and identify your location. Use letters to indicate **Bar, Restaurant**, etc. The diagram must be submitted with the questionnaire to the Community Board before the meeting.

**LOCATION:**

How many licensed establishments are within 1 block? 10

How many On-Premise (OP) liquor licenses are within 500 feet? 16

Is the premise within 200 feet on the same street of any school or place of worship?  Yes  No

**COMMUNITY OUTREACH:**

Please see the Community Board website to find block associations or tenant associations in the immediate vicinity of your location for community outreach. Applicants are encouraged to reach out to community groups, but it is not required. Also use provided petitions, which clearly state the name, address, license for which you are applying, and the hours and method of operation of your establishment at the top of each page. (Attach additional sheets of paper as necessary)

***We are including the following questions to be able to prepare stipulations and have the meeting be faster and more efficient. Please answer per your business plan; do not plan to negotiate at the meeting.***

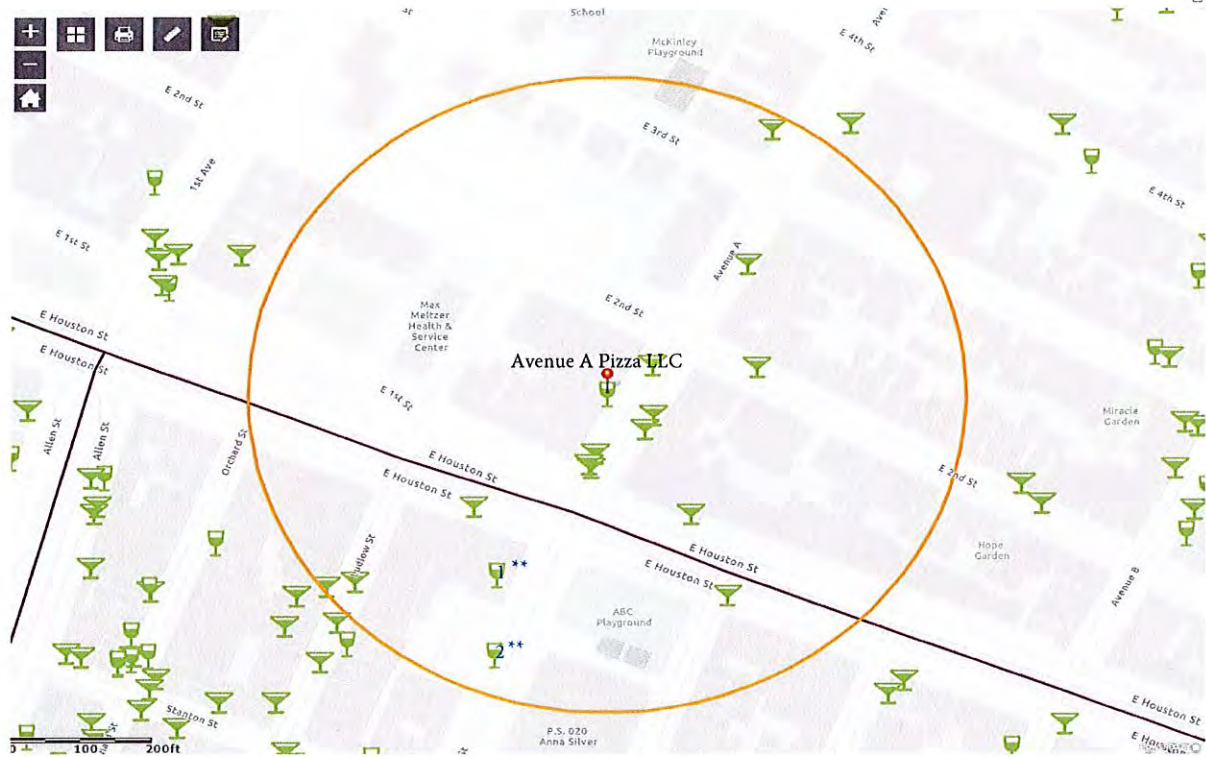
1. My license type is:  beer & cider  wine, beer & cider  liquor, wine, beer & cider
2.  I will operate a full-service restaurant, specifically a (type of restaurant) Italian restaurant, or  
 I will operate a \_\_\_\_\_,  
 with a kitchen open and serving food during all hours of operation OR  with less than a full-service kitchen but serving food during all hours of operation OR  Other  
\_\_\_\_\_
3. My hours of operation will be:  
Mon 11:00AM - 12:00am; Tue 11:00AM - 12:00am; Wed 11:00AM - 12:00am;  
Thu 11:00AM - 12:00am; Fri 11:00AM - 12:00am; Sat 11:00AM - 12:00am;  
Sun 11:00AM - 12:00am. (I understand opening is "no later than" specified opening hour, and all patrons are to be cleared from business at specified closing hour.)
4.  I will not use outdoor space for commercial use (including Open Restaurants) OR  
 I will close all outdoor dining allowed under the temporary Open Restaurants program and any other subsequent uses by 10:00 P.M. all days and not have any speakers or TV monitors outdoors
5.  I will employ a doorman/security personnel: \_\_\_\_\_
6.  I will install soundproofing, \_\_\_\_\_

7.  I will close any front or rear façade doors and windows at 10:00 P.M. every night or when amplified sound is playing, including but not limited to DJs, live music and live nonmusical performances, or during unamplified performances or televised sports.  I will have a closed fixed façade with no open doors or windows except my entrance door, which will close by 10:00 P.M. or when amplified sound is playing, including but not limited to DJs, live music and live nonmusical performances, or during unamplified performances or televised sports.
8. I will not have  DJs,  live music,  third-party promoted events,  any event at which a cover fee is charged,  scheduled performances,  more than \_\_\_\_\_ DJs per \_\_\_\_\_,  more than 10 private parties per year
9.  I will play ambient recorded background music only.
10.  I will not apply for an alteration to the method of operation or for any physical alterations of any nature without first coming before CB 3.
11.  I will not seek a change in class to a full on-premises liquor license without first obtaining approval from CB 3.
12.  I will not participate in pub crawls or have party buses come to my establishment.
13.  I will not have unlimited drink specials, including boozy brunches, with food.
14.  I will not have a happy hour or drink specials with or without time restrictions OR  I will have happy hour and it will end by \_\_\_\_\_.
15.  I will not have wait lines outside.  I will have a staff person responsible for ensuring no loitering, noise or crowds outside.
16.  I will conspicuously post this stipulation form beside my liquor license inside of my business.
17.  Residents may contact the manager/owner at the number below. Any complaints will be addressed immediately. I will revisit the above-stated method of operation if necessary in order to minimize my establishment's impact on my neighbors.

Name: Brandon Hoy

Phone Number: (917) 570-3388

## 15 AVENUE A - 500 FEET PROXIMITY OF OP LICENSES



| Name   |               | Address   | Distance |
|--|---------------|---|----------|
| <b>DOUBLE DOWN NYC LLC</b><br>Ser #: 1174399                                       | OP Tavern     | <b>14 AVENUE A<br/>HOUSTON &amp; E 2ND STREET<br/>NEW YORK, NY 10009</b>      | 45 ft    |
| <b>ROBERT SANDS INC</b><br>Ser #: 1191958  | OP Tavern     | <b>12 AVENUE A<br/>HOUSTON &amp; FIRST<br/>NEW YORK, NY 10009</b>             | 55 ft    |
| <b>SWAUTO LTD</b><br>Ser #: 1024671  | OP Tavern     | <b>25 AVENUE A<br/>NEW YORK, NY 10009</b>                                     | 61 ft    |
| <b>JJD GROUP LLC</b><br>Ser #: 1210668   | OP Tavern     | <b>9 AVENUE A<br/>HOUSTON &amp; 1ST AVE<br/>NEW YORK, NY 10009</b>            | 99 ft    |
| <b>CRAWFORD FLICK INC</b><br>Ser #: 1024603  | OP Tavern     | <b>7 AVENUE A<br/>NEW YORK, NY 10009</b>                                      | 118 ft   |
| <b>DOWNTOWN DINING LLC</b><br>Ser #: 1265284                                       | OP Tavern     | <b>5 AVENUE A<br/>NEW YORK, NY 10009</b>                                      | 122 ft   |
| <b>RAGUBOY CORP</b><br>Ser #: 1140962  | OP Restaurant | <b>156 EAST 2ND STREET<br/>AVENUE A &amp; AVENUE B<br/>NEW YORK, NY 10009</b> | 186 ft   |
| <b>244EH TENANT LLC</b><br>Ser #: 1327169  | OP Tavern     | <b>244 E HOUSTON ST<br/>NEW YORK, NY 10002</b>                                | 204 ft   |
| <b>ROLO REST LLC</b><br>Ser #: 1225341   | OP Restaurant | <b>32 AVENUE A<br/>E 2ND STREET &amp; E 3RD STREET<br/>NEW YORK, NY 10009</b> | 268 ft   |
| <b>S W MONTE INC</b><br>Ser #: 1024134   | OP Tavern     | <b>217 E HOUSTON ST<br/>NEW YORK, NY 10002</b>                                | 274 ft   |
| <b>A &amp; P RESTAURANT CORP</b><br>Ser #: 1260821                                 | OP Restaurant | <b>245 E HOUSTON ST<br/>A/K/A 190 NORFOLK ST<br/>NEW YORK, NY 10002</b>       | 340 ft   |
| <b>1LLB INC</b><br>Ser #: 1314604  | OP Restaurant | <b>43 AVENUE A<br/>141 E 3RD ST GND FL<br/>NEW YORK, NY 10009</b>             | 468 ft   |
| <b>LUDLOW HOTEL OPERATING LLC &amp; LUDLOW HOTEL F&amp;B LLC</b><br>Ser #: 1275487 | OP Hotel      | <b>180 184 LUDLOW ST<br/>&amp; BEVERAGE LLC<br/>NEW YORK, NY 10002</b>        | 478 ft   |
| <b>EASTERN DISTRICT OPERATIONS LLC</b><br>Ser #: 1329636                           | OP Restaurant | <b>177 LUDLOW ST<br/>NEW YORK, NY 10002</b>                                   | 514 ft   |
| <b>THAI TOMPKINS INC</b><br>Ser #: 1337933   | OP Restaurant | <b>50 AVENUE A<br/>NEW YORK, NY 10009</b>                                     | 532 ft   |
| <b>SWEET CHICK LES LLC</b><br>Ser #: 1274831                                       | OP Restaurant | <b>178 LUDLOW ST<br/>NEW YORK, NY 10002</b>                                   | 537 ft   |
| <b>OSTERIA GRANO LLC</b><br>Ser #: 1281633   | OP Restaurant | <b>175 LUDLOW ST<br/>NEW YORK, NY 10002</b>                                   | 557 ft   |

\*\* Restaurant Wine Licenses:

1. Masaledaar Inc. - 179 Essex Street, NYC 10002
2. Takumi NYC Corp. - 181 Essex Street, NYC 10002

## **RIDER FOR MANAGEMENT OF NOISE CONTROL**

As previously stated, the applicant is currently operating as a restaurant and has been a welcome member of the local community since December of 2022. To ensure noise control only recorded music is always played at background levels. Also, live music, dancing, karaoke, and juke boxes as well as the use of DJ's are not permitted at the premises and the applicant will continue with this method of operation.

## **RIDER FOR MANAGEMENT OF VEHICULAR TRAFFIC AND CROWDS ON SIDEWALK**

The applicant is currently operating as a restaurant serving beer and wine and will not be making any changes to the physical layout or the maximum occupancy of the premises. The current staff has also been trained to monitor the front exterior of the premises to ensure that patrons are not loitering on the sidewalk to avoid any disturbance to neighboring residents.



**RIDER FOR APPLICANT HISTORY  
AVENUE A PIZZA LLC**

| <b>Licensee</b>                   | <b>Premises</b>                              | <b>Community Board</b> | <b>Active</b>   |
|-----------------------------------|--|------------------------|-----------------|
| Avenue A Pizza LLC dba Foul Witch | 15 Avenue A, New York, NY 10009              | Manhattan CB3          | 12/2022-present |
| Severed Heads LLC dba Blanca      | 261 Moore St., Brooklyn, NY 11206            | Brooklyn CB1           | 11/2012-present |
| So Goth LLC *                     | 230 Park Ave., Stall 22, New York, NY 10169  | Manhattan CB5          | 07/2015-present |
| Lurking Fear LLC*                 | 570 Lexington Ave., New York, NY 10003       | Manhattan CB5          | 04/2020-present |
| Grand St Pizza LLC*               | 266 Kent Ave., Retail #1, Brooklyn, NY 11249 | Brooklyn CB1           | 09/2020-present |
| Nineteen Twenty Four Inc.*        | 43 Bogart Street, Brooklyn, NY 11206         | Brooklyn CB1           | 04/2010-present |
| Fort Pond Pizza LLC               | 240 Fort Pond Rd., Montauk, NY 11954         | Town of East Hampton   | 02/2023-present |

\*dba Roberta's





## **FOUL WITCH**

Strawberries & Lardo

Testa

Cantabrian Anchovies

Wagyu Beef Carpaccio

Celery 'Alla Romana'

with anchovy and pecorino di fossa

Dressed Chicories

alliums and sea lettuce

Sorana Beans

with salsa verde

New Potatoes with Paddlefish Roe

fines herbs & beurre blanc

Grilled Tripe

with pecorino and mint

Boston Mackerel

with labneh & watercress

Chitarra with Dungeness Crab

## **FOUL WITCH**

with amareno

### **Agnolotti**

English peas & taleggio

### **Lumache Pomodoro**

with sungold tomatoes and basil

### **Roasted Shoulder of Goat**

buttered turnips and alliums

### **Guinea Hen from the Wood Oven**

favas, asparagus & ginger

### **Live Maine Lobster**

with Carolina gold rice

### **Grilled Pork**

wasabina & lemon

### **Sake Lees Cake**

with honeycomb and clotted cream

### **Bay Leaf ice cream**

### **Sorbet Duo**



FOUL  
WITCH

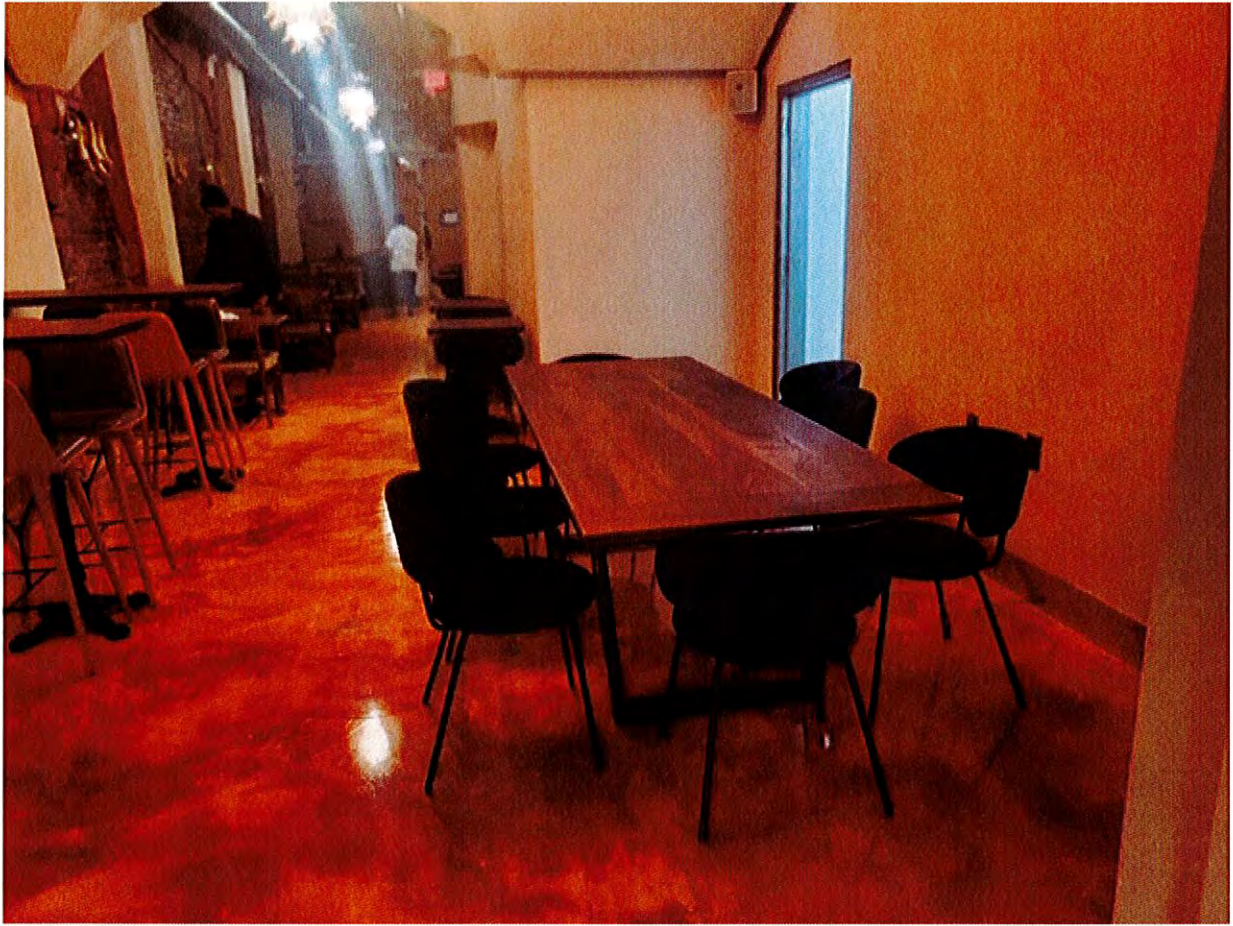
FOUL  
WITCH

SIAMESE  
CONNECTION  
FOR FIRE DEPT.

AUTOMATIC  
SPRINKLER  
SHUT OFF VALVE  
13 FEET  
OPPOSITE THIS SIGN

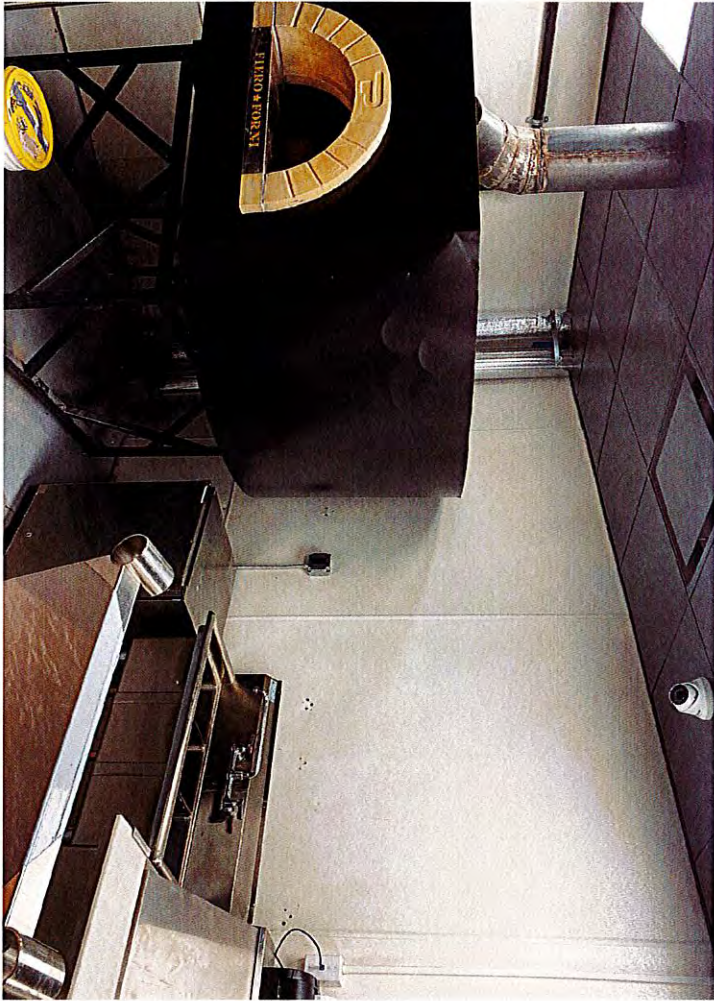
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**ATTENTION RESIDENTS  
& NEIGHBORS**

**AVENUE A PIZZA LLC DBA FOUL WITCH (631) 387-5721**  
Company/DBA Name and Contact Number for Questions  
**CURRENTLY OPERATES A**

**RESTAURANT**

(Please check) Bar/Restaurant/Club and indicate if there will be a Sidewalk Cafe or Backyard Garden

**at the following location**

**15 AVENUE A, NEW YORK, NY 10009**  
Building Number and Street Name (Address)

**This establishment is seeking a license to serve**

**BEER, WINE, CIDER & LIQUOR**  
Beer & Wine or Beer, Wine & Liquor

**There will be an opportunity for public comment on**

**Monday, September 11, 2023 at 6:30pm**  
**Online: <https://us06web.zoom.us/j/8948215285>**  
**see [www.cb3manhattan.org](http://www.cb3manhattan.org) for zoom meeting details**

Date/Time/Location

**DONNA O'BRIEN (631) 387-5721**

Applicant Contact Information

**At COMMUNITY BOARD 3**  
**SLA & DCA Licensing Committee Meeting**  
**[mn03@cb.nyc.gov](mailto:mn03@cb.nyc.gov) - [www.cb3manhattan.org](http://www.cb3manhattan.org)**

**NEIGHBORING RESIDENTS  
VECINOS DE LA COMUNIDAD**

**AVENUE A PIZZA LLC**

Company Name/ Contact Info

**CURRENTLY OPERATES A**

**RESTAURANT**



Monday, September 11, 2023 at 6:30 pm  
Online: <https://us06web.zoom.us/j/89482152057>  
see [www.cb3manhattan.org](http://www.cb3manhattan.org) for zoom meeting details

**DONNA O'BRIEN (631) 387-5721**

At COMMUNITY BOARD 3  
SLA & DCA Licensing Committee Meeting  
mn03@cb.nyc.gov - [www.cb3manhattan.org](http://www.cb3manhattan.org)

## NEIGHBORING RESIDENTS VECINOS DE LA COMUNIDAD

**AVENUE A PIZZA LLC (631) 387-5721**

CURRENTLY OPERATES A RESTAURANT  
Planifique abrir un/una RESTAURANTE

15 AVENUE A, NEW YORK, NY 10009

Seeking a license to serve BEER, WINE & LIQUOR  
En búsqueda de una licencia para servir: VINO Y BEBIDAS ALCOHOLICAS

Public meeting for comments  
Reunión pública para comentarios

Monday, September 11, 2023 at 6:30 pm  
Online: <https://us06web.zoom.us/j/89482152057>  
see [www.cb3manhattan.org](http://www.cb3manhattan.org) for zoom meeting details

At COMMUNITY BOARD 3  
SLA & DCA Licensing Committee Meeting  
En la JUNTA COMUNITARIA  
La reunión del Comité de Licencias del SLA y DCA  
mn03@cb.nyc.gov - [www.cb3manhattan.org](http://www.cb3manhattan.org)

ATTENTION RESIDENTS & NEIGHBORS  
第3社區居民 請注意

AVENUE A PIZZA LLC DBA FOUL WITCH (631) 387-5721

公司名字(Company) and/和聯繫人的資料(Contact information)  
(以上的所有事項將在第3社區申請書中列出)

RESTAURANT

(請選擇/please choose) 酒吧(Bar)/餐館  
戶外咖啡(Outdoor Coffee)



Online: <https://us06web.zoom.us/j/89482152>  
see [www.cb3manhattan.org](http://www.cb3manhattan.org) for zoom meeting details

At COMMUNITY BOARD 3  
SLA & DCA Licensing  
Committee Meeting

En la JUNTA COMUNITARIA 3  
La reunión del Comité  
de Licencias del SLA y del DCA

[mn03@cb.nyc.gov](mailto:mn03@cb.nyc.gov) - [www.cb3manhattan.org](http://www.cb3manhattan.org)

**ATTENTION RESIDENTS & NEIGHBORS**  
**第 3 社區居民 請注意**

**AVENUE A PIZZA LLC DBA FOUL WITCH (631) 387-5721**

公司名字(Company) and/和 聯繫人的資料 (Contact Info)

(以上的店主想要在第 3 社區申請生意相關牌照擴展生意)

**RESTAURANT**

(請選擇/please choose) 酒吧(Bar)/餐館 (Restaurant)  
戶外咖啡 (Sidewalk Café) or 或者  
後院花園咖啡 (Backyard Use)

**15 AVENUE A, NEW YORK, NY 10009**

Address/生意地址

seeking a license to serve (以上的店主想要請以下相關酒牌類)  
**BEER, WINE & LIQUOR**

(請選擇/please choose) 啤酒和酒牌類 (Beer & Wine) or/或者  
啤酒牌類 (Beer) or/或者  
酒和酒牌類 (Wine & Liquor) X

**Public meeting for comments**  
第 3 社區的居民有權利提出自己的意見和建議。

(CB3 SLA & DCA Committee Meeting)  
曼哈頓第 3 社區委員會  
酒牌和紐約市消費局有關小商業牌照委員會

Monday, September 11, 2023 at 6:30pm  
Online: <https://us06web.zoom.us/j/89482152>  
see [www.cb3manhattan.org](http://www.cb3manhattan.org) for zoom meeting d

時間 (Time) 和地點 (Location)

[mn03@cb.nyc.gov](mailto:mn03@cb.nyc.gov) - [www.cb3manhattan.org](http://www.cb3manhattan.org)

**NYC** The City of New York  
**DEPARTMENT OF HEALTH AND MENTAL HYGIENE**

AVENUE A PIZZA LLC  
15 AVENUE A  
NEW YORK, NY 10009

PERMIT/ LICENSE TYPE:  
BEER, WINE & LIQUOR

ISSUED TO:  
AVENUE A PIZZA LLC

ISSUED ON:  
08/18/2023

