



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

Andrea Gordillo, Board Chair

Susan Stetzer, District Manager

Community Board 3 Liquor License Stipulations for Administrative Approval

I, SAU YUNG LAM, as a qualified representative of Conway Diner Inc, located at 80 2nd Avenue, New York, NY agree to the following stipulations:

1. I will operate a full-service restaurant, specifically a (type of restaurant) American fare (Diner)
 Kitchen open and serving food every night during all hours of operation.
2. My hours of operation will be:
 Mon 11 Am - 11 Pm; Tue 11 Am - 11 Pm; Wed 11 Am - 11 Pm; Thu 11 Am - 11 Pm; Fri 11 Am - 11 Pm; Sat 11 Am - 11 Pm; Sun 11 Am - 11 Pm.
 (I understand opening is no later than specified opening hour & all patrons are to be cleared from business at specified closing hour)
3. I will not use outdoors commercially.
4. I may apply for sidewalk and/or roadbed dining as allowed but will close all outdoor dining by 10:00 p.m. all days and not have any music, speakers or tv monitors. I will not have commercial use of backyard, sideyard, or rooftop.
5. 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 I will have a closed fixed façade with no open doors or windows except my entrance door 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.
6. I will not have DJs, live music, promoted events, any event at which a cover fee is charged, scheduled performances, more than _____ private parties per _____.
7. I will play ambient recorded background music only. 0 number of TVs.
8. 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.
9. I will not seek a change in class to a full on-premises liquor license without first obtaining approval from CB 3 and after one year of operation.
10. I will not apply for an upgrade to a full on-premises liquor license for at least one year after my operations begin.
11. I will not participate in pub crawls or have party buses come to my establishment.
12. I will not have unlimited drink specials, including boozy brunches, with food.
13. I will not have a happy hour or drink specials with or without time limitations OR I will have happy hour and it will end by _____ - **Please indicate one of the above** -
14. I will not have wait lines outside. I will have a staff person responsible for ensuring no loitering, noise or crowds outside.
15. I will conspicuously post this stipulation form beside my liquor license inside of my business.
16. 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: SAU YUNG LAM Phone Number: 917 361-7222

17. I will: _____

I hereby certify that the information provided above is truthful and accurate based upon my personal belief.

X Sau Yung Lam Signed _____ Dated 1.24.2025

Sworn to this 24th day of January 2025 Rosemary A McKenna Notary Public

ROSEMARY A MCKENNA
 NOTARY PUBLIC, STATE OF NEW YORK
 Registration No. 01MC6385474
 Qualified in Bronx County
 My Commission Expires 01/07/2027



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MANHATTAN COMMUNITY BOARD 3

59 East 4th Street - New York, NY 10003

Phone (212) 533-5300

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Paul Rangel, Board Chair

Susan Stetzer, District Manager

Community Board 3 Liquor License Application Questionnaire for Administrative Approval

Today's Date: 1/24/25

APPLICANT

- Name of applicant and principle(s): CONWAY DINER INC - SAUVING LAM
- Premise address: 80 2ND AVE.
- Cross streets: E 4th ST - E 5th ST.
- Trade name (DBA): CONWAY DINER
- Check which you are applying to: New liquor license Alteration of an existing license Sale of assets
BEER + WINE
- If alteration, describe nature of alteration: _____
- Is location currently licensed? Yes No
- Type of license: ON PREMISE WINE
- Previous or current use of the location: RESTAURANT
- Corporation and trade name of current location: SUNDAY DREAMIN LLC DOA SUNDAY DREAMIN
- Type of building and number of floors: MIXED USE WITH 5 FLOORS
- Does premise have a valid Certificate of Occupancy and all appropriate permits, including for any back or side yard use? Yes No 12a. What is the permitted occupancy indoors and outdoors? _____
- Do you plan to apply for Public Assembly permit? Yes No
- 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): R7A C2-5
- How many licensed establishments are within 1 block? 10
- How many On-Premise (OP) liquor licenses are within 500 feet? 24
- Is premise within 200 feet of any school or place of worship? Yes No

PROPOSED METHOD OF OPERATION

- Describe your method of operation: RESTAURANT
- Will any other business besides food or alcohol service be conducted at premise? Yes No
- If yes, please describe what type: N/A
- What are the proposed days / hours of operation (specify days / hours each day and hours of outdoor space if applicable): 11 AM - 11 PM 7 DAYS A WEEK
- Total number of table: 19 23. Total number of seats: 38
- How many stand-up bars / bar seats are located on the premise? 0
(A stand-up bar is any bar or counter, whether with seating or not, over which a patron can order, pay for, and receive an alcoholic beverage.) SERVICE BAR ONLY

25. Describe all bars (length, shape, and location): N/A
26. Does premise have a full kitchen? Yes No
27. What are the hours kitchen will be open? 11 AM - 10:30 PM 7 days A WEEK
28. What type of food is available for sale? AMERICAN FARE (DINER)
29. Will a manager or principal always be on site? Yes No If yes, which? ONE OR THE OTHER
30. How many employees will there be? 6 PLUS THE MANAGER
31. Do you have or plan to install? French doors accordion doors windows
32. Will there be TVs / monitors? Yes No If Yes, how many? _____
33. Will premise have music? Yes No 33a. If Yes, what type of music? Live Music Jukebox
 DJ Tapes / CDs / iPod
34. If other type, please describe: N/A
35. What will be the music volume? Background (quiet) Entertainment level
36. Please describe your sound system: I PAD WITH 4 SMALL SPEAKERS
37. Will you host any promoted events, scheduled performances or any event at which a cover fee is charged?
 Yes No
38. If Yes, what type of events or performances are proposed and how often? N/A
39. How do you plan to manage vehicular traffic and crowds on the sidewalk caused by your establishment? THE OWNER + MANAGER WILL MONITOR THE FRONT OF THE LOCATION AT ALL TIMES
40. Will there be security personnel? Yes No 40a. If Yes, how many and when? N/A
41. How do you plan to manage noise inside and outside your business so neighbors will not be affected? THE OWNER + MANAGER WILL MONITOR THE MUSIC LEVELS AT ALL TIMES
42. Do you have sound proofing installed? Yes No
43. If not, do you plan to install sound-proofing? Yes No

APPLICANT HISTORY

44. Has this corporation or any principal been licensed previously? Yes No If yes, please indicate name of establishment(s): N/A
45. Address: N/A 45a. Community Board N/A
46. Dates of operation: N/A
47. Has any principal had work experience similar to the proposed business? Yes No If yes, explanation of experience or resume. CONWAY BBQ 136-20 ROOSEVELT AVE FLUSHING NY 11354 422 FROM 2011 TO 2022
48. Does any principal have other business in the area? Yes No If yes, give trade name and describe type of business: _____
49. Has any principal had SLA reports or action within the past 3 years? Yes No If yes, attach list of violations and dates of violations and outcomes.

COMMUNITY OUTREACH

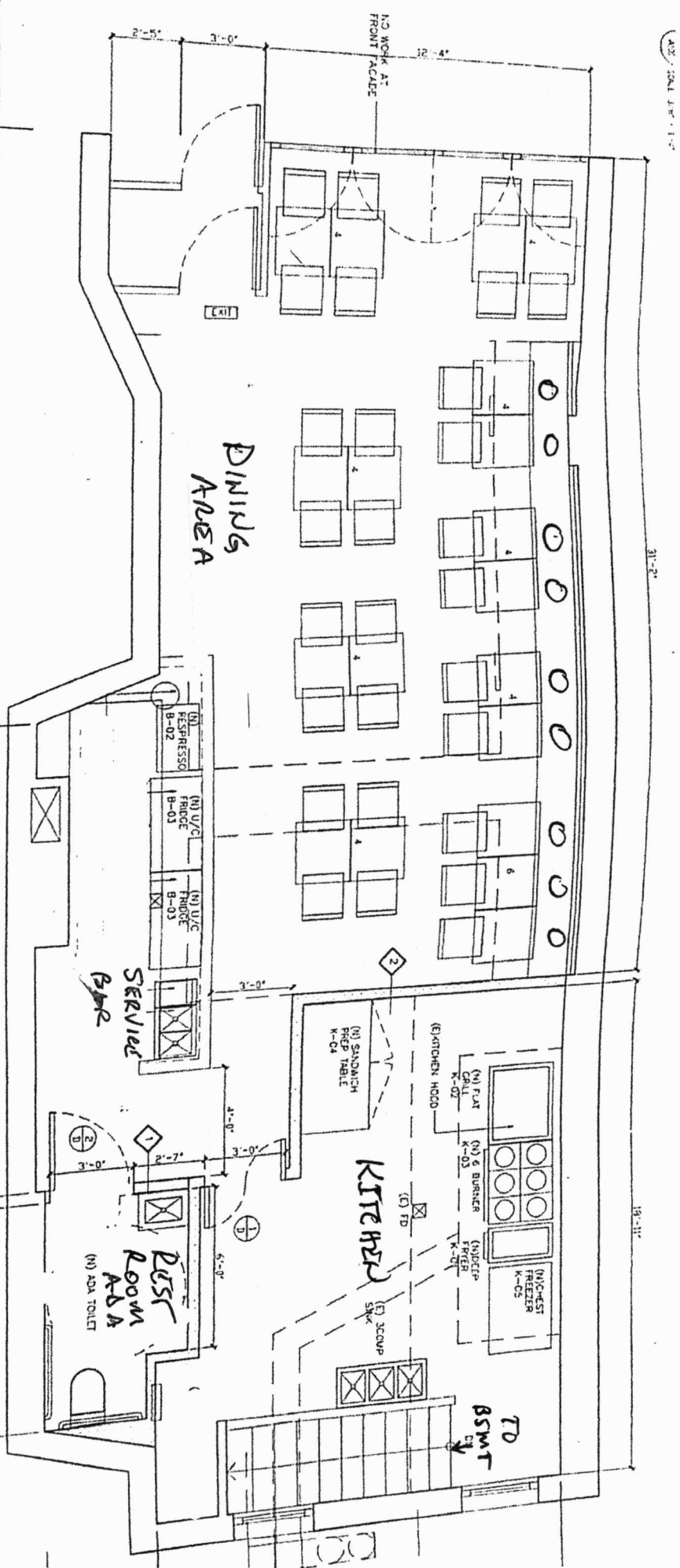
Please see the Community Board website to find block associations or tenant associations in the immediate vicinity of your location for community outreach. Applicants are encouraged to reach out to community groups.

2 PROPOSED PLAN
ASB SCALE 3/8" = 1'-0"

20'-6 1/2"

17'-3 1/8"

8'-4 1/2"



19 TABLES
38 SEATS

Appetizers

Crispy Calamari

Caesar Salad

Popcorn Chicken

Plates

Clam Sauce Linguine

Bolognese

Grilled chicken Breast

Short Rib

Grilled Salmon

Cheeseburger

Non-Alcoholic

Iced Coffee

Double Espresso

Americano

Latte

Matcha Latte

Hot Tea

Coke

Coke Zero

Ginger Ale

Mocha Latte

Dessert

Ice Cream

ATTENTION RESIDENTS & NEIGHBORS

CONWAY DINER INC DBA CONWAY DINER

Company/DBA Name and Contact Number for Questions

plans to open a

RESTAURANT

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

at the following location

80 2ND AVE.

Building Number and Street Name (Address)

This establishment is seeking a license to serve

WINE, BEER + CIDER

Beer & Wine or Beer

SAUL YING LAM 917 361-7222

Applicant Contact Information

Contact the Applicant or COMMUNITY BOARD 3

With any questions or concerns.

mn03@cb.nyc.gov - www.cb3manhattan.org

ATTENTION RESIDENTS & NEIGHBORS

第 3 社區居民 請注意

CONWAY DINER INC DBA CONWAY DINER

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

SAU YING LAM

917 361-7222

Plans to open a (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)

80 2ND AVE

Address/生意地址

seeking a license to serve(以上的店主想要請以下相關酒牌照)

WINE, BEER + CIDER

(請選擇/please choose)

啤酒和酒牌照 (Beer & Wine) or/或者

啤酒牌照 (Beer) or/或者

酒和烈酒牌照 (Wine & Liquor)

如有任何疑問或關注，請聯繫申請者或第三社區委員會
mn03@cb.nyc.gov - www.cb3manhattan.org

NEIGHBORING RESIDENTS VECINOS DE LA COMUNIDAD

CONWAY DINER INC DBA CONWAY DINER

Company Name/ Contact Info

Nombre de la Compañía/el teléfono de contacto

SAM YING LAM
917 361-7222

Plans to open a:

Planifique abrir un/una:

RESTAURANT

(Please choose) Bar/Restaurant
sidewalk café/backyard use

(Favor de escoger) una Barra/un Restaurante
un café de acera o un patio de atrás

80 2ND AVE

address

dirección

Seeking a license to serve

En búsqueda de una
licencia para servir:

WINE, BEER + CIDER

Beer & Wine or Beer/Wine & Liquor

Cerveza y vino o cerveza/vino y bebidas alcohólicas

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

Si hay preguntas o inquietudes, favor de comuníquese con el solicitante o
la Junta Comunitaria 3.

mn03@cb.nyc.gov - www.cb3manhattan.org



ATTENTION RESIDENTS & NEIGHBORS

CONWAY DINER INC DBA CONWAY DINER

Company Name and Contact Number for Questions

plans to open a

RESTAURANT

(Please choose) Bar/Restaurant (Bar/Restaurant) or/或者 戶外咖啡 (Sidewalk Café) or 或者 後院花園咖啡 (Backyard Use)

at the following location

80 2ND AVE.

Building Number and Street Name (Address)

This establishment is seeking a license to serve

WINE, BEER + CIDER

Beer & Wine or Beer

SAL YING LAM 917 361-7222

Applicant Contact Information

Contact the Applicant or COMMUNITY BOARD 3
With any questions or concerns.
mn03@cb.nyc.gov - www.cb3manhattan.org

**NEIGHBORING RESIDENTS
VECINOS DE LA COMUNIDAD**

CONWAY DINER INC DBA CONWAY DINER

Company Name / Contact Info

Nombre de la Compañía

SAL YING LAM

917-361-7222

Planifique escribir un/una

Plans to open a:

RESTAURANT

(Please choose) Bar/Restaurant (Bar/Restaurant) or/或者 戶外咖啡 (Sidewalk Café) or 或者 後院花園咖啡 (Backyard Use)

(Escriba el número) Bar/Restaurant (Bar/Restaurant) or/或者 戶外咖啡 (Sidewalk Café) or 或者 後院花園咖啡 (Backyard Use)

80 2ND AVE

Address

Address

Seeking a license to serve

En búsqueda de licencia para servir

WINE BEER + CIDER

Beer & Wine or Beer/Wine & Liquor

Cerveza y vino o cerveza/vino y licor/alcohol

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

Si hay preguntas o inquietudes, favor de comunicarse con el solicitante o la Junta Comunitaria 3.
mn03@cb.nyc.gov - www.cb3manhattan.org

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

CONWAY DINER INC DBA CONWAY DINER

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

SAL YING LAM

917 361-7222

Plans to open a (以上的店主要要在第 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)

80 2ND AVE

Address/生意地址

seeking a license to serve(以上的店主要求以下相關牌照)

WINE, BEER + CIDER

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

如有任何疑問或關注，請聯繫申請者或第三社區委員會
mn03@cb.nyc.gov - www.cb3manhattan.org

ConwayDiner

1 message

jason wang <sau317king@gmail.com>
To: Bob Callahan <Enforcer1611@gmail.com>

Fri, Jan 24, 2025 at 12:17 PM

发自我的 iPhone

2 attachments



image0.jpeg
2540K



image1.jpeg
1730K