

Manhattan Community Board 4

(All Fields Must Be Completed)

Liquor License Stipulations Application

APPLICANT Z Live Inc.		DOING BUSINESS AS (DBA) Z Live, Stage 48 and Z Bar	
STREET ADDRESS 605 West 48th Street		CROSS STREETS Between 1th Avenue and 12th Avenue	
OWNER	NAME: Pedro Zamora	ATTORNEY	NAME: Donald Bernstein, Victor & Bernstein, P.C.
	PHONE: (212) 957-1800		PHONE: (212) 486-6000
	FAX: (212) 957-1802		FAX: (212) 486-8668
MANAGER	NAME: Steve Steckel	LANDLORD	NAME: 605 West 48th Street, LLC
	PHONE: (917) 405-6905		PHONE: (212) 921-0600
	FAX:		FAX: (732-246-2742
DESCRIPTION OF BUSINESS			
Establishment Type:		<input type="radio"/> Bar/Tavern <input type="radio"/> Bed & Breakfast <input type="radio"/> Eating Place Beer <input checked="" type="radio"/> Cabaret <input checked="" 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):Bar/Arcade	
Method of Operation:		<input checked="" type="radio"/> Restaurant <input checked="" 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):Bar/Arcade	
License Type:		<input checked="" type="radio"/> On-Premise <input type="radio"/> Wine <input type="radio"/> Beer <input type="radio"/> Wine & Beer	
APPLICATION TYPE (check one)	<input type="radio"/> New	Has applicant owned or managed a similar business?	<input type="checkbox"/> YES <input type="checkbox"/> NO
		What is/was the name of establishment?	
		What is/was the address of the establishment?	
		What were the dates the applicant was involved with this former premise?	
	<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="checkbox"/> YES <input type="checkbox"/> NO
		If alterations or operational changes are being made, please attach the plans to this form.	
	<input checked="" type="radio"/> Alteration	What is the current license #?	1264892
		What is the expiration date on the current license?	10/31/2014
Please describe the nature of the alterations and attach the plans Partial rooftop enclosure with a retractable roof.			

OPERATIONAL ISSUES *Except on New Years Eve when licensee may apply for an all night permit.

HOURS*		MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY	SUNDAY
	Operation	12pm - 4am						
	Music	12pm - 4am						
	Kitchen	12pm - 4am						

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
	1166	1166	112	448	0	6	70	100	25

How many floors are there? What is the capacity for each floor? (please respond in space provided)

1-2 3-4 5+

1st: 513 2nd: 288
3rd: 202 4th: 163

Will you be applying or intending to apply for a cabaret license? If yes, will there be dancing? (please respond in space provided)

YES NO N/A Licensee has a Cabaret License.

Will applicant have bottle service?

YES NO N/A

Will you be hosting private parties and promotional events?

YES NO N/A

Will outside promoters be used?

YES NO N/A Will have PR/Advertising but Licensee will be in control of the premises at all times.

Will the security plan submitted be implemented?

YES NO N/A

Will State certified security personnel be used?

YES NO N/A

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

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 NO N/A

Will the applicant be applying for a Sidewalk Café now or in the future? (please respond in space provided)

YES NO N/A Not at this time.

If yes to the above, are plans attached and submitted to DCA? How many tables/seats? (please respond in space provided)

YES NO N/A

Will applicant provide contact information to neighbors and respond to complaints that arise?

YES NO N/A

Will you inform the Community Board office of your job openings and/or provide a hyperlink to your jobs webpage?

YES NO N/A

If you plan to have music, what type(s)?

BACKGROUND LIVE MUSIC DJ

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.

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?

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.)

YES NO N/A

OUTDOOR ITEMS			
Will applicant use the rooftop, rear yard or any outdoor space?	<input checked="" type="radio"/> 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.	<input checked="" type="radio"/> 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.	<input checked="" type="radio"/> YES	NO	N/A
The rear yard, rooftop, and any other outdoor space will not allow standing space for patrons to drink or smoke.	<input checked="" type="radio"/> 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.).	<input checked="" type="radio"/> 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.	<input checked="" type="radio"/> YES	NO	N/A
Applicant will have a lighting plan that will allow safe usage of the outdoor space without disrupting neighbors?	<input checked="" type="radio"/> YES	NO	N/A

LOCATION & ZONING

Primary Zoning District:	M1-5 (Commercial / Office Building)	Overlay (if Applicable):	None
Is this a Special District? If yes, is it Clinton, West Chelsea or Hudson Yards?	<input checked="" type="radio"/> YES	NO	N/A
Does the building have a Certificate of Occupancy ("C of O") or a letter of no objection?	<input checked="" type="radio"/> 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	<input checked="" type="radio"/> N/A
Is a Public Assembly permit required?	<input checked="" type="radio"/> YES	NO	N/A
Are your plans filed with DOB?	<input checked="" type="radio"/> YES	NO	N/A
Building Type	<input type="radio"/> Residential <input checked="" type="radio"/> Commercial <input 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: _____		

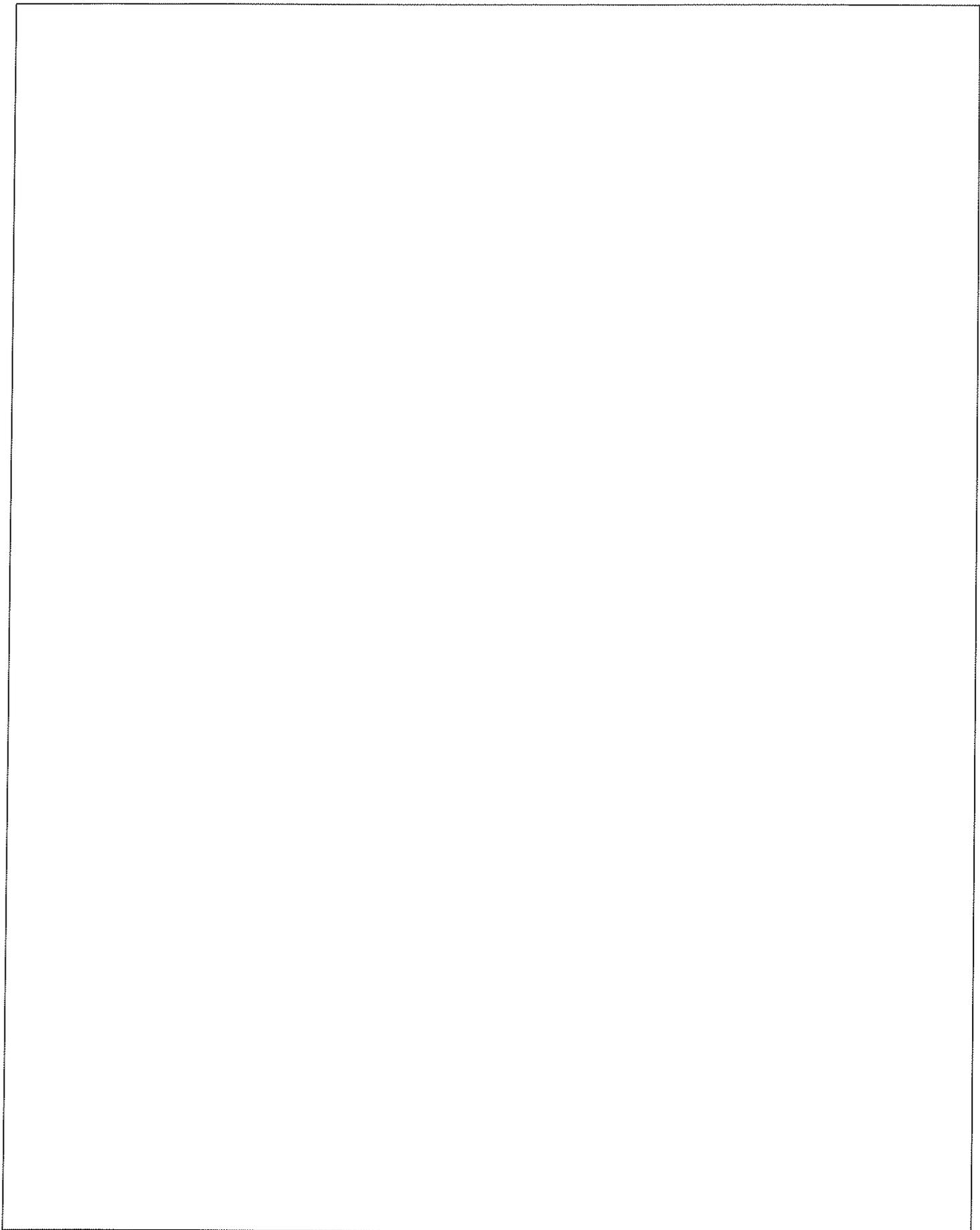
NOTIFICATION: What organizations / community groups have you notified regarding your application? <i>*To be posted/contacted prior to March meeting</i>	# 1	Community Board 4
	# 2	Public Notice Postings
	# 3	West 47/48 Street Block Association, Elke Fears (aefearshk@earthlink.net); Larry Roberts (larrymichaelroberts@gmail.com); Jim Bogues (jamesbogues@gmail.com); Chuck Vassallo (chasmv@hotmail.com); Stefan Riedl (chluderernyc@yahoo.com); nancyroylance@ymail.com

ADDITIONAL INFORMATION: (Applicant Use)

ADDITIONAL NOTES: (Office Use Only)

ADDITIONAL STIPULATIONS: (Office Use Only)

- NO LIVE MUSIC ON ROOF AT ANY TIME (WHETHER OPEN OR ENCLOSED)
- ALL USE OF ^{UNENCLOSED} OUTSIDE SPACE WILL CEASE AT 11:00 P.M. FEB/SAT AND 10:00 P.M. ~~ON~~ ON ALL OTHER NIGHTS.
- ALL RECOMMENDATIONS OF ACOUSTIC REPORT DATED 2/25/14 WILL BE IMPLEMENTED AND FOLLOWED.
- WILL CONTINUE TO RESPOND PROMPTLY TO ALL CONCERNS & ISSUES RAISED BY INC HOTEL AND ANY OTHER NEIGHBORS.



Manhattan Community Board 4 (MCB4) recommends:

Denial unless all agreed to by applicant is part of the method of operation

Denial Approval

CB4 REPRESENTATIVES


Nelly Gonzalez
CB4 Assistant District Manager

Frank Holozubiec
CB4 BLP Committee Co-Chair


Paul Seres
CB4 BLP Committee Co-Chair

APPLICANT AGREEMENT WITH THE COMMUNITY

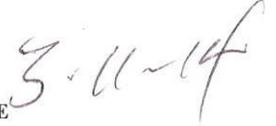
Pursuant to these stipulations, this applicant agrees to have these provisions incorporated in the method of operation of their liquor license. Additionally, the applicant agrees to the community agreements as the basis for the community supporting this application.

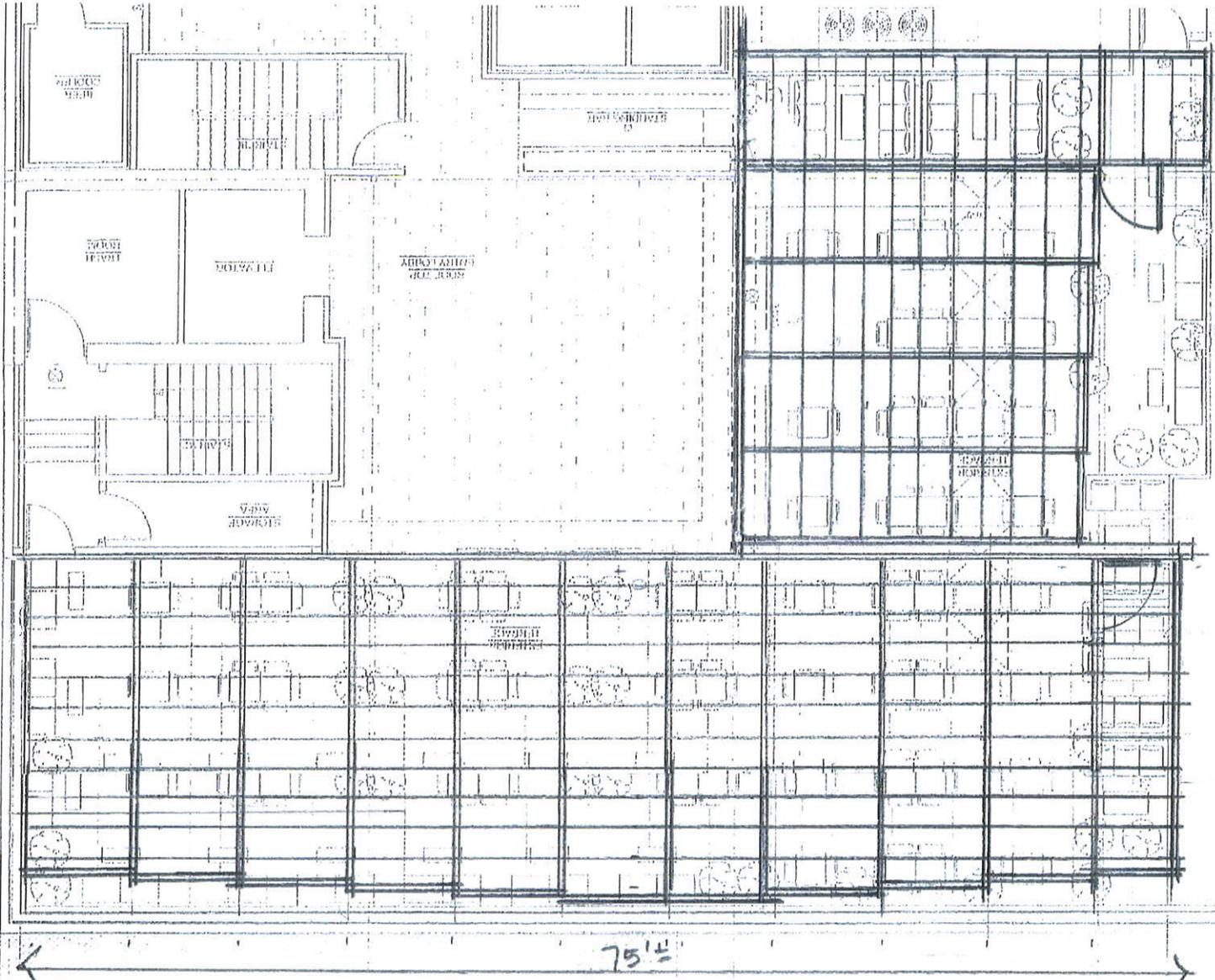
SIGN HERE




SIGNATURE OF APPLICANT

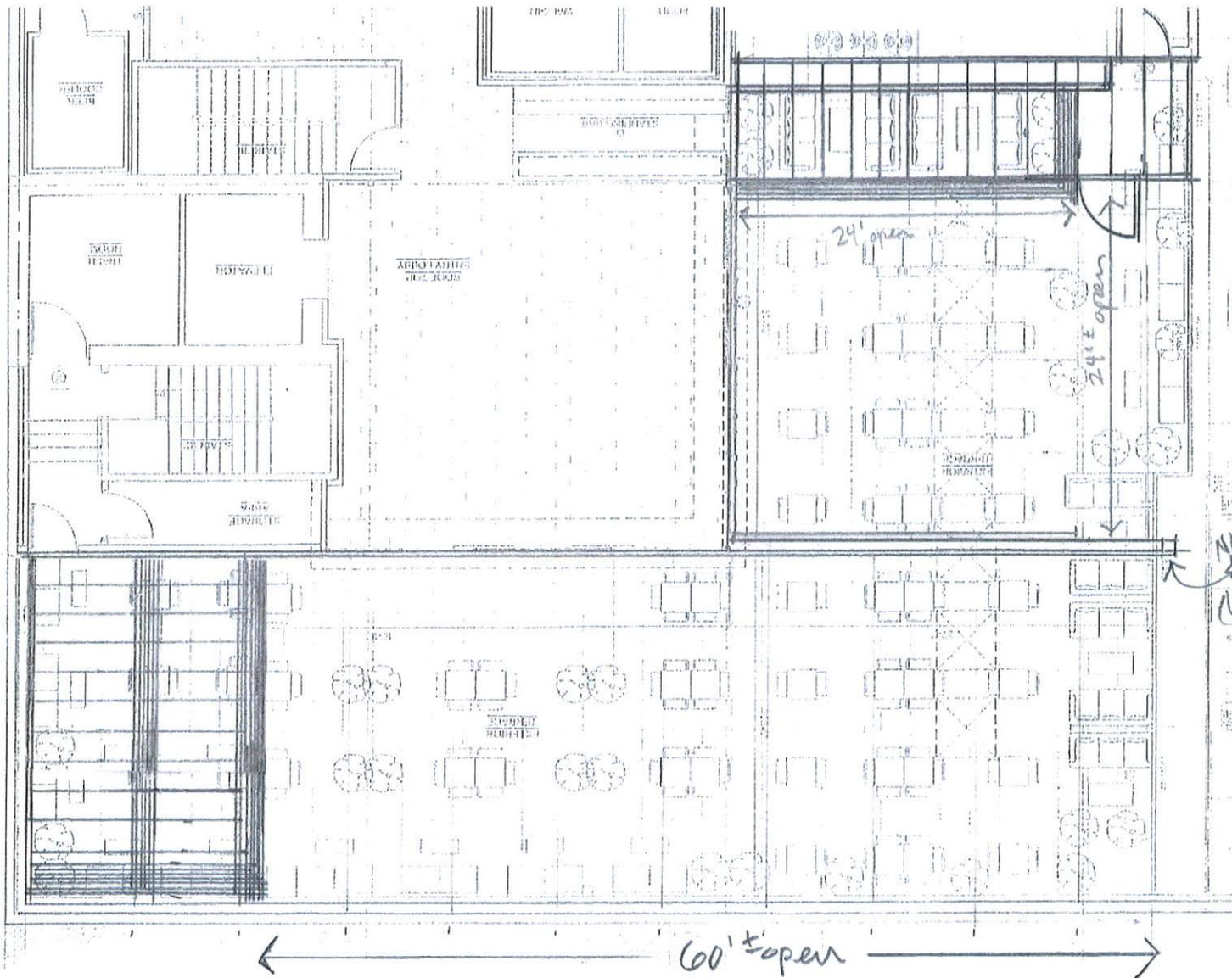
DATE





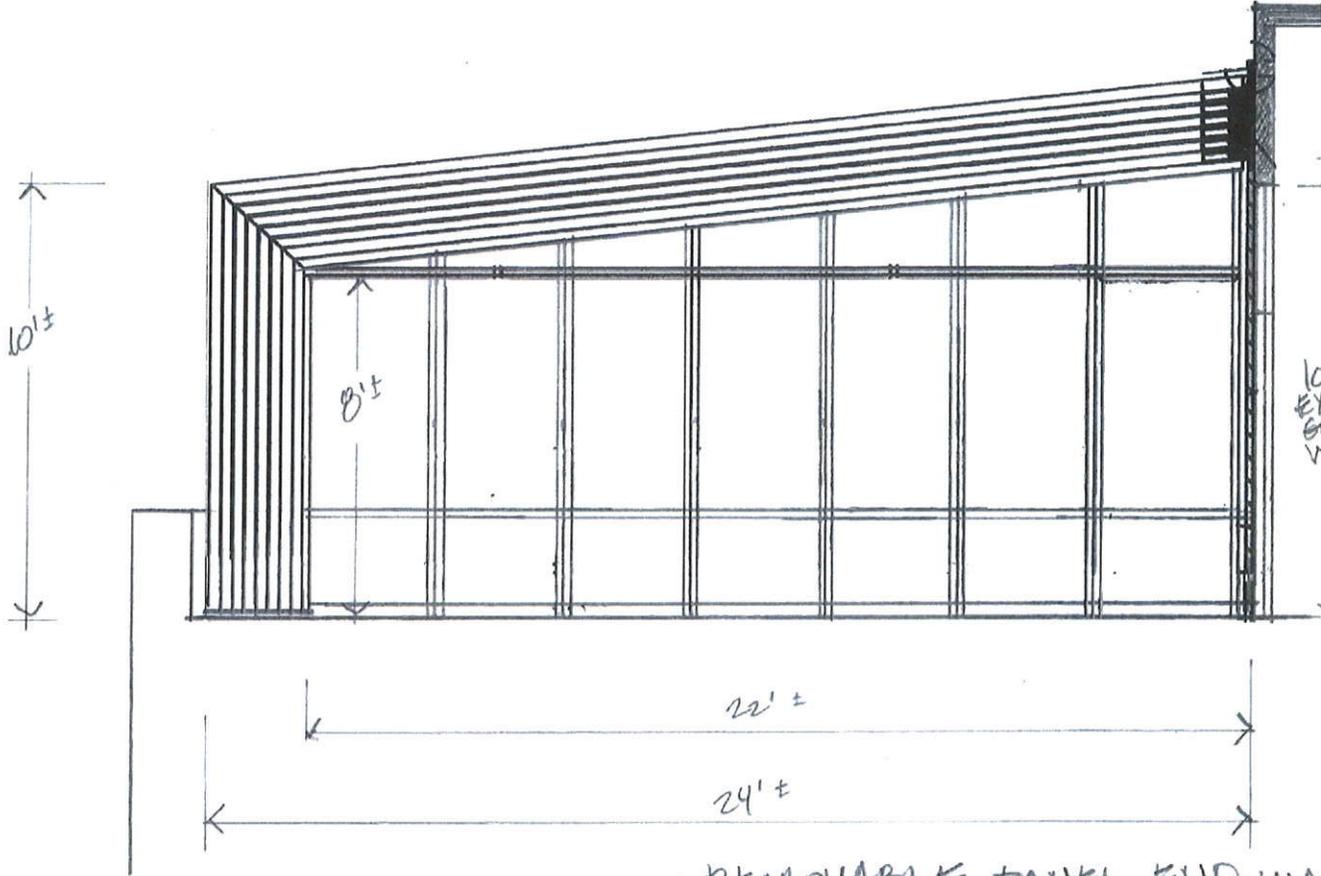
36 Sargent Dr., Bethany, CT 06524

PLAN VIEW/closed
PRELIMINARY LEAN-TO DESIGN # 5
for Z-BAR SKY LOUNGE, 605 W. 43rd ST.



36 Sargent Dr., Bethany, CT 06524

PLAN VIEW / opened
PRELIMINARY LEAN-TO DESIGN #5
for 2-BAR SKY LOUNGE, 605 W. 48th ST.



36 Sargent Dr., Bethany, CT 06524

REMOVABLE PANEL END WALL
for 2-BAR SKY LOUNGE

Certificate of Occupancy

CO Number: 120997751T002

This certifies that the premises described herein conforms substantially to the approved plans and specifications and to the requirements of all applicable laws, rules and regulations for the uses and occupancies specified. No change of use or occupancy shall be made unless a new Certificate of Occupancy is issued. *This document or a copy shall be available for inspection at the building at all reasonable times.*

A.	Borough: Manhattan	Block Number: 01096	Certificate Type: Temporary
	Address: 605 WEST 48TH STREET	Lot Number(s): 26	Effective Date: 01/08/2014
	Building Identification Number (BIN): 1027129		Expiration Date: 04/08/2014
		Building Type: Altered	

This building is subject to this Building Code: 1968 Code

For zoning lot metes & bounds, please see BISWeb.

B.	Construction classification: 2-B (1968 Code designation)
	Building Occupancy Group classification: A-2 (2008 Code)
	Multiple Dwelling Law Classification: None
	No. of stories: 3 Height in feet: 49 No. of dwelling units: 0

C. Fire Protection Equipment:
None associated with this filing.

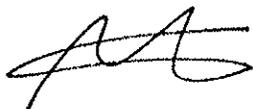
D. Type and number of open spaces:
None associated with this filing.

E. This Certificate is issued with the following legal limitations:
None

Outstanding requirements for obtaining Final Certificate of Occupancy:

There are 17 outstanding requirements. Please refer to BISWeb for further detail.

Borough Comments: None



Borough Commissioner



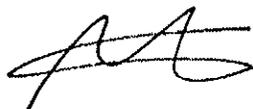
Acting

Commissioner

Certificate of Occupancy

CO Number: **120997751T002**

Permissible Use and Occupancy						
All Building Code occupancy group designations below are 2008 designations.						
Floor From To	Maximum persons permitted	Live load lbs per sq. ft.	Building Code occupancy group	Dwelling or Rooming Units	Zoning use group	Description of use
CEL		OG				METER ROOM, SPRINKLER ROOM
001	513	120	A-2		12A	EATING AND DRINKING ESTABLISHMENT
002	288	120	A-2		12A	EATING AND DRINKING ESTABLISHMENT ACCESSORY TO FIRST FLOOR
003	202	120	A-2		6A	EATING AND DRINKING ESTABLISHMENT AND ACCESSORY OFFICES
RO F	116	100	A-5		6A	ACCESSORY ROOF TERRACE
PEN	47	100	A-2		6A	EATING AND DRINKING ESTABLISHMENT ACCESSORY TO THIRD FLOOR, EMERGENCY GENERATOR ROOM, TOILETS, ELEVATOR MACHINE ROOM
END OF SECTION						



Borough Commissioner



Acting

Commissioner

END OF DOCUMENT

605 West 48th Street



Legend Location Report (7) Site Search Commur

Turn map layers on & off by clicking in the checkboxes

- Transit, Roads, Reference Features
- Parks, Playgrounds, & Open Space
- Environmental Stewardship Groups
- Environmental Characteristics
- Environmental Impact/Cleanup
- Zoning & Landmarks
- Food Systems
- Land Use
 - Block/Lot Boundaries
 - Building footprints in gray
 - Land Use
 - All land use categories

2003 2005 2007 2009 2010

- 1 & 2 Family Residential
- Multi-family Residential
- Mixed Use
- Open space & outdoor recreation
- Commercial
- Institutions
- Industrial
- Parking
- Transportation / Utilities
- Vacant Lots

- Community Maps (beta)
- Social Services, Education, Housing
- Population Characteristics
- Historical Land Use
- Water & Wetlands
- Boundaries