

The Law Office of
Stacy L. Weiss, PLLC.

110 East 59th Street, 23rd Floor
New York, NY 10022
Toll Free: 1 877 LIQ-LAW1
Tel: 212-521-0828
Fax: 212-521-0826

STACY L. WEISS, ESQ.
slweissattorney@aol.com
www.stacyweisslaw.com

THE RICHARD L. ROSEN
LAW FIRM, PLLC.
Of Counsel

NADIA CANTAVE
Paralegal

April 08, 2025

Manhattan Community Board 8
505 Park Ave #620
New York, NY 10022

RECEIVED

APR 14 2025

To Whom It May Concern:

BY COMMUNITY BOARD 8

Please be advised that **M & G 60TH STREET LLC** has applied for and received approval from DOT for a Roadway Café Consent at 106 East 60th Street, New York, NY 10022.

I have attached a copy of the DOT consent.

I have enclosed an original Standardized Notice Form from the New York State Liquor Authority.

Please contact this office with any questions.

Thank you for your attention to this matter.

Very Truly Yours,



Stacy L. Weiss

OFFICE USE ONLY		
<input type="radio"/> Original	<input type="radio"/> Amended	Date _____

Standardized NOTICE FORM for Providing 30-Day Advance Notice to a Local Municipality or Community Board

1. Date Notice Sent: **APRIL 3, 2025** 1a. Delivered by: **Certified Mail Return Receipt Requested**

2. Select the type of Application that will be filed with the Authority for an On-Premises Alcoholic Beverage License:

For premises outside the City of New York:

☐ New Application ☐ Removal ☐ Class Change

For premises in the City of New York:

☐ New Application ☐ New Application and Temporary Retail Permit ☐ Renewal ☒ Alteration ☐ Removal

☐ Class Change ☐ Method of Operation ☐ Corporate Change

For New and Temporary Retail Permit applicants, answer each question below using all information known to date

For Renewal applicants, answer all questions

For Alteration applicants, attach a complete written description and diagrams depicting the proposed alteration(s)

For Corporate Change applicants, attach a list of the current and proposed corporate principals

For Removal applicants, attach a statement of your current and proposed addresses with the reason(s) for the relocation

For Class Change applicants, attach a statement detailing your current license type and your proposed license type

For Method of Operation Change applicants, although not required, if you choose to submit, attach an explanation detailing those changes

Please include all documents as noted above. Failure to do so may result in disapproval of the application.

This 30-Day Advance Notice is Being Provided to the Clerk of the Following Local Municipality or Community Board:

3. Name of Municipality or Community Board: **MANHATTAN COMMUNITY BOARD 8**

Applicant/Licensee Information:

4. Licensee Serial Number (if applicable): **1316698** Expiration Date (if applicable): **9/30/2025**

5. Applicant or Licensee Name: **M & G 60TH STREET LLC**

6. Trade Name (if any): **PICCOLA CUCINA**

7. Street Address of Establishment: **106 E 60TH ST**

8. City, Town or Village: **NEW YORK**, NY Zip Code: **10022**

9. Business Telephone Number of applicant/ Licensee: **846-707-3997**

10. Business E-mail of Applicant/Licensee: **philip.guardione@live.it**

11. Type(s) of alcohol sold or to be sold: ☐ Beer & cider ☐ Wine, Beer & Cider ☒ Liquor, Wine, Beer & Cider

12. Extent of Food Service: ☒ Full Food menu; full kitchen run by a chef/cook ☐ Menu meets legal minimum food requirements; food prep area required

13. Type of Establishment: **Restaurant (full kitchen and full menu required)**

☐ Seasonal Establishment ☐ Juke Box ☐ Disc Jockey ☒ Recorded Music ☐ Karaoke

14. Method of Operation: (check all that apply) ☐ Live Music (give details i.e., rock bands, acoustic, jazz, etc.): _____

☐ Patron Dancing ☐ Employee Dancing ☐ Exotic Dancing ☐ Topless Entertainment

☐ Video/Arcade Games ☐ Third Party Promoters ☐ Security Personnel

☐ Other (specify): _____

15. Licensed Outdoor Area: ☐ None ☒ Patio or Deck ☐ Rooftop ☐ Garden/Grounds ☐ Freestanding Covered Structure
(check all that apply) ☐ Sidewalk Cafe ☐ Other (specify): _____

OFFICE USE ONLY		
<input type="radio"/> Original	<input type="radio"/> Amended	Date _____

16. List the floor(s) of the building that the establishment is located on: **GROUND FLOOR - (SECOND FLOOR PROPOSED)**
17. List the room number(s) the establishment is located in within the building, if appropriate: **N/A**
18. Is the premises located within 500 feet of three or more on-premises liquor establishments? ☒ Yes ☐ No
19. Will the license holder or a manager be physically present within the establishment during all hours of operation? ☒ Yes ☐ No
20. If this is a transfer application (an existing licensed business is being purchased) provide the name and serial number of the licensee:
- | | |
|------------|---------------|
| N/A | |
| Name | Serial Number |
21. Does the applicant or licensee own the building in which the establishment is located? ☐ Yes (if YES, SKIP 23-26) ☒ No

Owner of the Building in Which the Licensed Establishment is Located

22. Building Owner's Full Name: **60TH VENTURE LLC**
23. Building Owner's Street Address: **C/O 106 E. 60TH ST.**
24. City, Town or Village: **NEW YORK** State: **NY** Zip Code: **10022-1171**
25. Business Telephone Number of Building Owner: _____

Representative or Attorney Representing the Applicant in Connection with the Application for a License to Traffic in Alcohol at the Establishment Identified in this Notice

26. Representative/Attorney's Full Name: **STACY L WEISS, ESQ**
27. Representative/Attorney's Street Address: **110 EAST 59TH STREET**
28. City, Town or Village: **NEW YORK** State: **NY** Zip Code: **10022**
29. Business Telephone Number of Representative/Attorney: **212-521-0828**
30. Business E-mail Address of Representative/Attorney: **SLWEISSATTORNEY@AOL.COM**

I am the applicant or licensee holder or a principal of the legal entity that holds or is applying for the license. Representations in this form are in conformity with representations made in submitted documents relied upon by the Authority when granting the license. I understand that representations made in this form will also be relied upon, and that false representations may result in disapproval of the application or revocation of the license.

By my signature, I affirm - under **Penalty of Perjury** - that the representations made in this form are true.

31. Printed Principal Name: **PHILIP GUARDIONE** Title: **MANAGING MEMBER**

Principal Signature: _____



Subject: Fwd: Conditional Approval for PICCOLA CUCINA UPTOWN Roadway Application 2024070000000
Date: 4/4/2025 2:25:06 PM Eastern Daylight Time
From: staff@piccolacucinagroup.com
To: teburkelaw@aol.com, philip.guardione@live.it, kellymlk136@gmail.com

M&G 60TH STREET LLC approval

----- Forwarded message -----

From: Outdoor Dining Invoices <outdoordininginvoices@dot.nyc.gov>

Date: Mon, Mar 3, 2025 at 8:33 AM

Subject: Conditional Approval for PICCOLA CUCINA UPTOWN Roadway Application 2024070000000

To: kellymlk136@gmail.com <kellymlk136@gmail.com>, kellymlk136@GMAIL.COM <kellymlk136@gmail.com>, STAFF@PICCOLACUCINAGROUP.COM <STAFF@piccolacucinagroup.com>

Cc: Outdoor Dining Invoices <outdoordininginvoices@dot.nyc.gov>

Dear PICCOLA CUCINA UPTOWN Operator or Representative,

Congratulations! The review of your roadway cafe is now complete and your application for a roadway cafe is conditionally approved. You may operate your roadway cafe as of April 1st.

The New York City Department of Transportation (DOT) will issue your Dining Out NYC license and revocable consent upon receipt of the following items. You must submit these items to DOT within 30 days of receipt of this letter or your conditional approval will be automatically rescinded.

1. Insurance Documentation

Please send DOT the required proof of insurance documents prior to or with the signed and notarized revocable consent agreement. Specifically, please refer to section 19(b)(vi) of the attached agreement which provides the acceptable documentation of proof of insurance that should be submitted. The required Certification by Insurance Broker or Agent is attached as Exhibit D of the agreement.

For a summary of insurance requirements and a sample Certificate of Insurance, please refer to DOT's Dining Out NYC Website ([link enclosed here](#)).

2. Revocable Consent Agreement

Please sign the revocable consent agreement and have it notarized. Once signed, please send DOT a PDF of the signed and notarized agreement for DOT's signature.

3. Security Fee

A security fee of \$2,500 must be deposited with the New York City Comptroller. Please refer to section 15 of the attached revocable consent agreement for security fee details.

DOT will send you an invoice for the security fee soon, which can be paid by a check or money order. The security fee check or money order must be made out to the "City of New York Comptroller's Office."

4. Annual Revocable Consent Fees

An annual revocable consent fee must be paid every year of your four-year term. Please refer to section 3 of the attached revocable consent agreement for annual revocable consent fee details, including the annual revocable consent fees applicable to your roadway cafe.

DOT will send you an invoice for the first annual payment soon, which can either be paid online or by a check or money order. The annual revocable consent fee check or money order must be made out to the "New York City Department of Transportation."

Next Steps

The issuance of your license will be delayed if all requested documentation and any payment is NOT received. Upon receipt of the documents and payment, DOT will submit the revocable consent agreement to the New York City Comptroller for registration. Once your revocable consent agreement is registered with the NYC Comptroller, we will send you an email with your fully executed agreement and will issue your Dining Out NYC license.

-Dining Out Team

outdoordininginvoices@dot.nyc.gov

This message and any attachments are solely for the individual(s) named above and others who have been specifically authorized to receive such and may contain information which is confidential, privileged or exempt from disclosure under applicable law. If you are not the intended recipient, any disclosure, copying, use or distribution of the information included in this message and any attachments is strictly prohibited. If you have received this communication in error, please notify us by reply e-mail and immediately and permanently delete this message and any attachments.

Thank you.

NYC - Department of Transportation