

Manhattan Community Board 4
(All Fields Must Be Completed)

Liquor License Stipulations Application

| | | | |
|---|---|--|---|
| CORPORATION NAME World Yacht, LLC | | DOING BUSINESS AS (DBA) North River Lobster Company | |
| STREET ADDRESS Pier 81, West 41st St., NY, NY 10036 | | CROSS STREETS 12th Avenue | ZIP CODE 10036 |
| OWNER <i>(Attach a list of all the people that will be associated listed with the license).</i> | NAME: Costas Markou | ATTORNEY/ REPRESENTATIVE | NAME: Robert D. Skene, Esq. c/o Skene Law Firm |
| | PHONE: 212-630-8136 | | PHONE: 732-727-5030 |
| | EMAIL: Gmarkou@nycl.com | | EMAIL: jmorey@skenelawfirm.com, rdskene@skenelawfirm.com |
| MANAGER | NAME: Costas Markou | LANDLORD | NAME: Hudson River Park Trust |
| | PHONE: 212-630-8136 | | PHONE: 212-627-2020 |
| | EMAIL: Gmarkou@nycl.com | | EMAIL: lzhou@hrpt.ny.gov |
| APPLICATION TYPE <i>(Check One)</i> | | | |
| <input type="radio"/> New | Has applicant owned or managed a similar business? | YES | NO |
| | What is/was the name and address of establishment? | | |
| | What were the dates applicant was involved with this former premise? | | |
| <input type="radio"/> Transfer | What is the prior license # and expiration date? | | |
| | Is applicant making any alterations or operational changes? | YES | NO |
| | <i>If alterations or operational changes are being made, please describe/list all changes.</i> | | |
| <input checked="" type="radio"/> Alteration | What is the current license # and expiration date? | #1280103- 10/31/2017 (seasonal liquor license) | |
| | <i>Please list/describe the nature of all the changes and attach the plans:</i> Application for alteration to be filed with NY SLA to add additional space and to include an additional bar. | | |
| METHOD OF OPERATION | | | |
| TYPE OF ALCOHOL | <input checked="" type="radio"/> Liquor/Wine/Beer <input type="radio"/> Beer <input type="radio"/> Wine & Beer | | |
| ESTABLISHMENT TYPE | <input type="radio"/> Restaurant <input type="radio"/> Cabaret <input type="radio"/> Night Club <input type="radio"/> Hotel <input checked="" type="radio"/> Bar/Tavern <input type="radio"/> Catering Establishment <input type="radio"/> Adult Entertainment <input type="radio"/> Wine Bar <input type="radio"/> Dance Club <input type="radio"/> Sports Bar <input type="radio"/> Club (Fraternal Organization – Members Only) | | |
| Has applicant/owner filed with the SLA? If yes, when? If no, when do you plan to file? | YES | <input checked="" type="radio"/> | After Community Board Approval. |
| Is the 500 Foot Rule applicable? If yes, please attach a diagram of the On-Premise liquor license establishments within a 500 ft. radius of your establishment and the Public Interest Statement. | YES | <input checked="" type="radio"/> | NO |
| Is the 200 Foot Rule applicable? If yes, please attach a diagram of the schools and houses of worship that trigger the rule. | YES | <input checked="" type="radio"/> | |
| Has applicant/owner(s) read MCB4 Policy Regarding Concentration and Location of Alcoholic-Serving Establishments? | YES | <input checked="" type="radio"/> | NO |

| OPERATIONAL DETAILS (*Closing time will be when establishment is vacated of all patrons) | | | | | | | | | |
|--|--|--|--|-------------------------------------|----------------------------------|-----------------------------------|---|----------------------|-----------|
| HOURS* (Indoor Only) | | MONDAY | TUESDAY | WEDNESDAY | THURSDAY | FRIDAY | SATURDAY | SUNDAY | |
| | Operation | 12PM-11PM | 12PM-11PM | 12PM-11PM | 12PM-11PM | 12PM-11PM | 12PM-11PM | 12PM-11PM | 12PM-11PM |
| | Kitchen | 12PM-11PM | 12PM-11PM | 12PM-11PM | 12PM-11PM | 12PM-11PM | 12PM-11PM | 12PM-11PM | |
| | Music | 12PM-11PM | 12PM-11PM | 12PM-11PM | 12PM-11PM | 12PM-11PM | 12PM-11PM | 12PM-11PM | |
| If you plan to have music, what type(s)? (Circle all that apply) | | | <input checked="" type="checkbox"/> BACKGROUND | <input type="checkbox"/> LIVE MUSIC | <input type="checkbox"/> DJ | <input type="checkbox"/> JUKE BOX | <input type="checkbox"/> KARAOKE | | |
| OCCUPANCY | | | | | | | | | |
| | 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 Stand-Up Bar | | |
| INSIDE | N/A | N/A | N/A | N/A | N/A | N/A | N/A | | |
| OUTSIDE (Other than sidewalk café) | | 350 | 11 | 50 | 0 | 2 | 24 | 80 seats at counters | |
| SIDEWALK CAFÉ | N/A | N/A | N/A | N/A | | | | | |
| How many floors are there? What is the capacity for each floor? | | | | | one | | | | |
| How frequently will the owner(s) be at the establishment? | | | | | Consistently | | | | |
| Will you be applying or intending to apply for a cabaret license with DCA? If yes, will there be dancing? | | | | | YES | <input checked="" type="radio"/> | | | |
| Will applicant have bottle or table service for beverage alcohol? | | | | | YES | <input checked="" type="radio"/> | | | |
| Will you be hosting private, promotional or corporate events? | | | | | <input checked="" type="radio"/> | NO | | | |
| Will outside promoters be used on a regular basis? If yes please describe. | | | | | YES | <input checked="" type="radio"/> | | | |
| Will you have a security plan? If, yes please attach. | | | | | <input checked="" type="radio"/> | NO | Two security guards will be on site at during all open hours. | | |
| Will security plan be implemented? | | | | | <input checked="" type="radio"/> | NO | | | |
| Will State certified security personnel be used? | | | | | <input checked="" type="radio"/> | NO | | | |
| Will New York Nightlife Association and NYPD Best Practices be followed? | | | | | <input checked="" type="radio"/> | NO | | | |
| Will applicant be using delivery bicycles? If yes, how many? | | | | | YES | <input checked="" type="radio"/> | | | |
| Will delivery bicycles be clearly marked with the name of the restaurant and will staff wear attire clearly noting name as described by NYC Law? | | | | | YES | NO | N/A | | |
| Where will delivery bicycles be stored during the day when not in use? | | | | | N/A | | | | |

| LOCATION & ZONING | | | |
|---|----------------------------------|----------------------------------|---------------|
| Is this a Special District? If yes, is it Clinton, West Chelsea or Hudson Yards? | <input checked="" type="radio"/> | NO | Hells Kitchen |
| Does the building have a Certificate of Occupancy ('C of O') or a letter of no objection? | <input checked="" type="radio"/> | NO | |
| Is a Public Assembly permit required? | YES | <input checked="" type="radio"/> | |
| Are your plans filed with DOB? | YES | NO | |

Community Notification/Relations

| | | |
|--|--|---|
| NOTIFICATION: List all block associations; tenant associations, co-op boards or condo boards of residential buildings; and community groups that applicant has notified regarding its application. For each please list both the organization and individual you contacted | # 1 | West 43rd St. (btwn 9th/10th) Block Association |
| | # 2 | Manhattan Plaza Tenants Association |
| | # 3 | Hells Kitchen Neighborhood Association |
| | # 4 | Hudson River Park Trust |
| | # 5 | |
| Please provide dates when applicant met with the groups listed above, | E-mail notification sent on 2/22/16- copies of letters attached. | |
| Who was your contact person at each group you met with? | Emails sent to: Eduardo Zeiger, Douglas Leland, Kathleen Treat and Noreen Doyle | |
| When did applicant post the notice that was provided? | February 22, 2016 | |
| Where did applicant post the notice that was provided? | Notice was posted at specified locations- between 40th -43rd St, along Westside Highway up to 11th Avenue. | |
| Will applicant provide owner cell phone number to neighbors and respond to complaints that arise? Please provide number in space provided. | <input checked="" type="radio"/> | NO 917-971-3847 |
| Will applicant inform the Community Board office of its job openings and/or provide a hyperlink to applicants jobs webpage? | <input checked="" type="radio"/> | NO |

| BUILDING DESIGN | | | |
|---|--------------------------------------|----------------------------------|---|
| State the name and type of business previously located in the space. | Pier- Concessions | | |
| Has a liquor-licensed establishment previously occupied this space at any time? If yes, please provide the name of the business. | YES | <input checked="" type="radio"/> | |
| Do you plan any changes to the existing façade? If yes, please describe. | YES | <input checked="" type="radio"/> | |
| Will applicant have a vestibule within the establishment? | YES | <input checked="" type="radio"/> | |
| Will applicant use a storm enclosure? | YES | <input checked="" type="radio"/> | |
| Will applicant not place any items or obstructions on the sidewalk, for example, sandwich boards, sidewalk signs, freestanding menus and plants, as per the law? | YES | NO | N/A on a Pier |
| Will applicant comply with the NYC noise code? | <input checked="" type="radio"/> | NO | |
| Will the establishment have any of the following: (circle all that apply) | FRENCH DOORS | GARAGE DOORS | WINDOWS THAT CAN BE OPENED |
| Will applicant close all windows, French doors, garage doors when any music or amplified sound (including televisions) is played inside the establishment? | YES | <input checked="" type="radio"/> | It is outdoors and has no windows or doors. |
| Will applicant close all windows, French doors, garage doors by 11 PM Friday and Saturday and 10 PM on all other days even if no music or amplified sound is played inside the establishment? | YES | <input checked="" type="radio"/> | It is outdoors and has no windows or doors. |
| Has applicant obtained an acoustical report from a certified sound engineer to assess potential noise disturbance to the neighboring residents and buildings? | YES | <input checked="" type="radio"/> | |
| 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? | <input checked="" type="radio"/> | NO | |
| Will the kitchen exhaust system extend to the roof? | YES | <input checked="" type="radio"/> | |
| Will the establishment have an illuminated sign? | YES | <input checked="" type="radio"/> | |
| Will the establishment have a canopy extending over the sidewalk? | YES | <input checked="" type="radio"/> | |
| Where will the air conditioner be located? What type is it? | N/A- no airconditioning as outdoors. | | |
| When was the air conditioner installed? | N/A | | |

| OUTDOOR ITEMS - OTHER THEN SIDEWALK CAFÉ | | | |
|--|--------------------------------------|-------------------------------------|------------|
| Has the applicant/owner(s) read MCB 4 Rear Yard Rooftop Policy? | <input checked="" type="radio"/> YES | NO | |
| Will applicant use any outdoor spaces: rooftop, rear yard, patio, porch, balcony, pavilion, tents, deck or gazebo? If yes, which one(s)? | <input checked="" type="radio"/> NO | NO | Dock Pier. |
| Are the floorplans for the outdoor space(s) included? | <input checked="" type="radio"/> YES | NO | |
| Will applicant close and vacate the outdoor space(s) by 11PM on Friday & Saturday and 10 PM on all other days? | YES | <input checked="" type="radio"/> NO | |
| Will the service and consumption of alcohol in any outdoor space only be via seated food service? | YES | <input checked="" type="radio"/> NO | |
| Will applicant not allow standing space for patrons to drink or smoke in any outdoor space(s)? | YES | <input checked="" type="radio"/> NO | |
| Will there be no amplified music, as per the law? | <input checked="" type="radio"/> YES | NO | |
| If amplified sound is played inside the establishment, will windows and doors be closed? | <input checked="" type="radio"/> YES | NO | |
| Will applicant agree to post signs outside asking customers to respect the neighbors? | <input checked="" type="radio"/> YES | NO | |
| Will applicant agree to train staff to encourage a peaceful environment? | <input checked="" type="radio"/> YES | NO | |
| Will applicant provide effective sound control (landscaping enclosure, soundproofing tenants apartments) | <input checked="" type="radio"/> YES | NO | |
| Will there be a lighting plan that allows safe usage of the outdoor space without disrupting neighbors? | <input checked="" type="radio"/> YES | NO | |

| OUTDOOR ITEMS – SIDEWALK CAFÉ | | | |
|--|-----|----------------------------------|-----|
| Has the applicant/owner(s) read MCB4 Sidewalk Café Policy? | YES | NO | N/A |
| Will applicant be applying for a sidewalk café now or in the future? | YES | <input checked="" type="radio"/> | |
| Is applicant in this application seeking to include a sidewalk café in its liquor license? | YES | <input checked="" type="radio"/> | |
| If yes, has applicant submitted an application and plans to NYC Dept. of Consumer Affairs? Please attach application and plans. | YES | NO | N/A |
| Will applicant close and vacate the sidewalk café by 11 PM on Friday & Saturday and 10 PM on all other days? | YES | NO | N/A |
| Will applicant be serving alcohol in the sidewalk café? If so, will you have waiter service? | YES | NO | N/A |
| Will the café have a 3 ft. wide serving aisle running the entire length of the sidewalk café? | YES | NO | N/A |
| Will applicant mark the perimeter of the café on the sidewalk? | YES | NO | N/A |
| Will the service and consumption of alcohol in the sidewalk café only be via seated food service? | YES | NO | N/A |
| Will the sidewalk café not provide standing space for drinking or smoking? | YES | NO | N/A |
| Will applicant use any portable natural gas heaters? If so, do you have the requisite approvals from DOB & the Fire Department? | YES | NO | N/A |
| Will applicant have a lighting plan that will allow safe usage of the outdoor space without disrupting neighbors? | YES | NO | N/A |
| Will all furniture, plants and barricades be stored inside between the evening closing hours and the morning opening hours? | YES | NO | N/A |
| Will all furniture be stored inside between December 21 st and March 21 st , and any other day when it rains or snows? | YES | NO | N/A |
| Will applicant use umbrellas? | YES | NO | |
| If construction or construction protection has reduced the sidewalk width, will applicant always maintain an 8 foot clear path of sidewalk between the perimeter of the café and the closes obstruction including construction barricades? | YES | NO | N/A |

ADDITIONAL STIPULATIONS: (Office Use Only)

BACK GROUND MUSIC ONLY.

To the extent any additional stipulation on pages 7 and 8 of this application conflicts with any response on pages 1 - 6 of this application, the stipulations on pages 7 and 8 control.

ADDITIONAL STIPULATIONS: (Office Use Only), *Continued*

To the extent any additional stipulation on pages 7 and 8 of this application conflicts with any response on pages 1 - 6 of this application, the stipulations on pages 7 and 8 control.

Manhattan Community Board 4 (MCB4) recommends:

Denial unless all stipulations agreed to by applicant/owner are part of the method of operation

Denial Approval

CB4 REPRESENTATIVES

Nelly Gonzalez
Nelly Gonzalez
CB4 Assistant District Manager

Frank Holozubiec
Frank Holozubiec
CB4 BLP Committee Co-Chair

Burt Lazarin
Burt Lazarin
CB4 BLP Committee Co-Chair

APPLICANT AGREEMENT WITH THE COMMUNITY

Applicant agrees to these stipulations as the basis for the community support of this application and acknowledges that all of these stipulations are essential prerequisites to the MCB4 recommendation regarding this application. Applicant agrees to have these stipulations incorporated in the method of operation of its liquor license. The stipulations in this application constitute the entire agreement between MCB4 and applicant and may only be altered in writing signed by MCB4 and applicant. These stipulations supersede any oral statements or representations in connection with this application.

SIGN HERE →

COST AS MARKET
PRINT NAME OF APPLICANT

Costas Markos
SIGNATURE OF APPLICANT

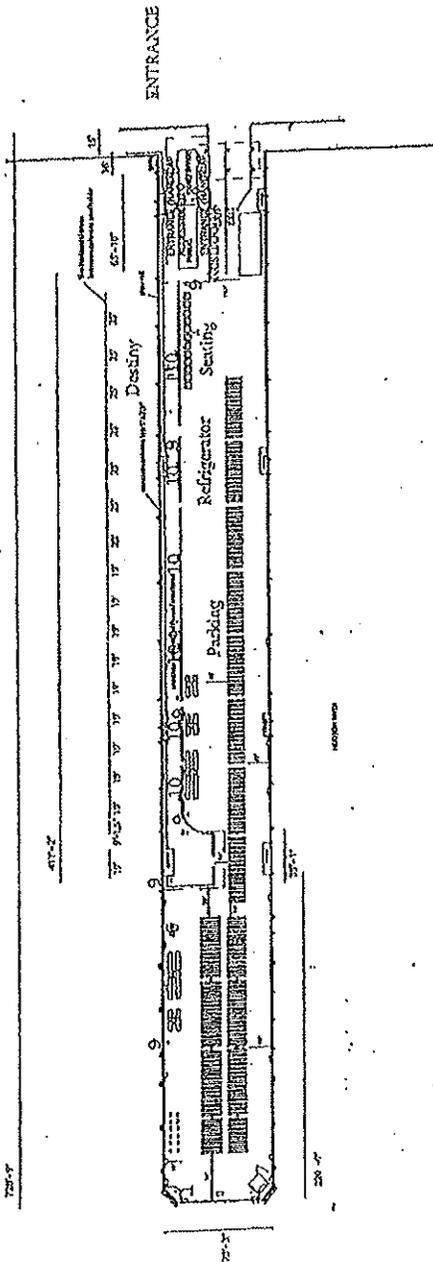
3/7/16
DATE

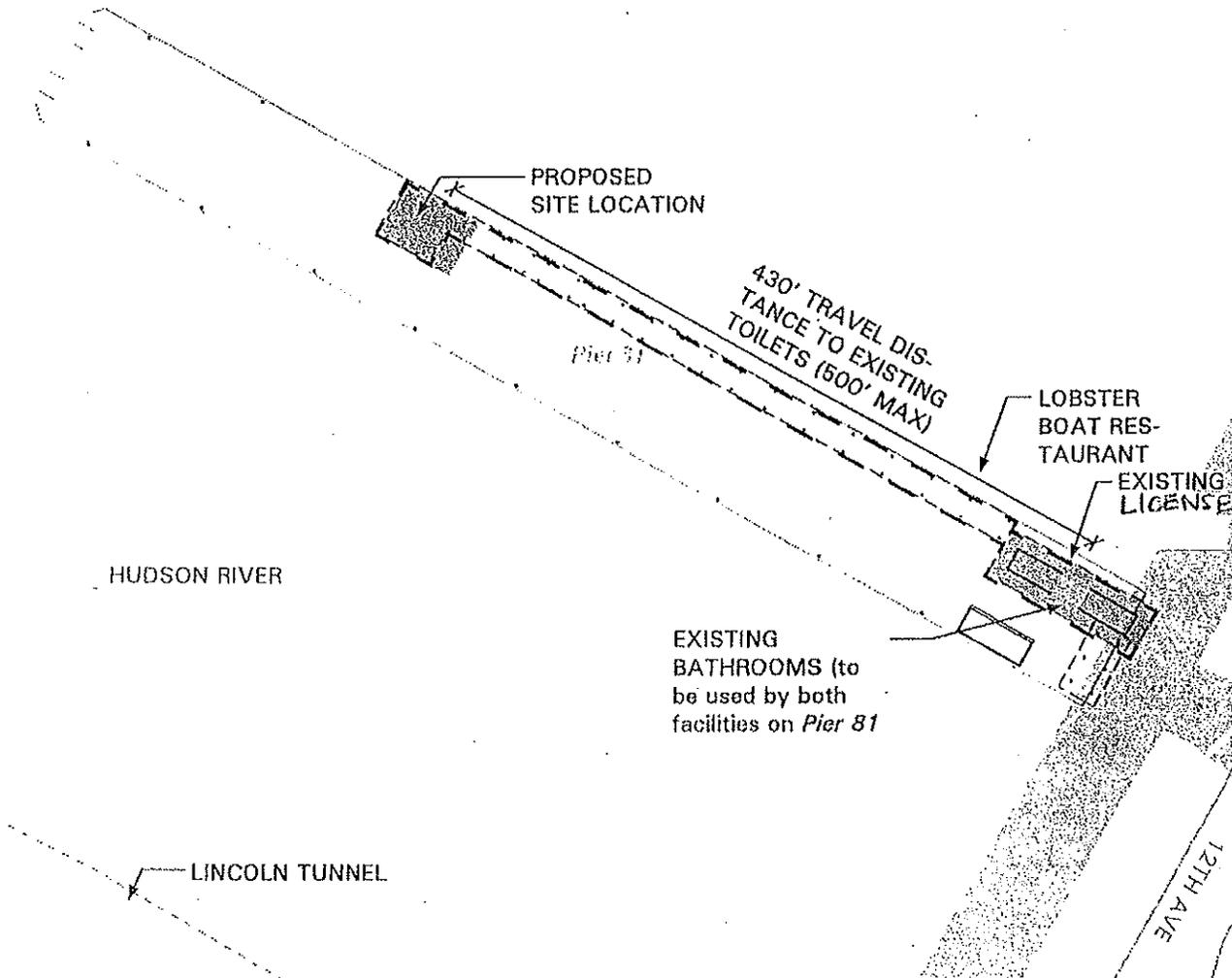
FLOOR PLANS OF CURRENTLY LICENSED
PREMISES AS WELL AS PROPOSED
ALTERATION/ADDITIONAL BAR.

Entire Pier

World Yacht, LLC
d/b/a North River Lobster Co.
Pier 81, West 41st Street
New York, NY 10036

Pier 81





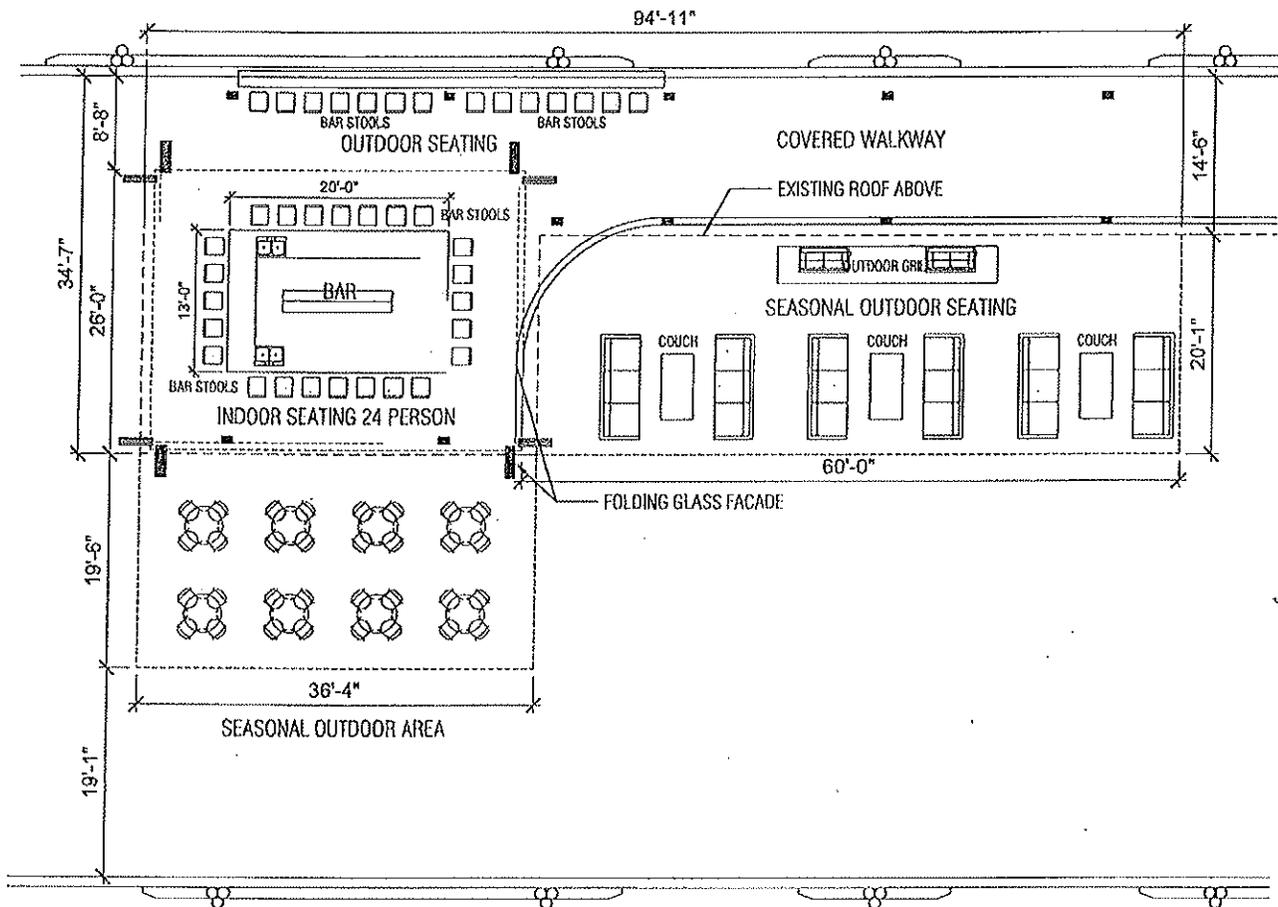
LOCATION ON PIER 81



NANDINEE PHOOKAN ARCHITECTS PC

45 Main Street, Suite 620
Brooklyn, NY 11201

Proposed
Area



1ST FLOOR

BAR / RESTAURANT LAYOUT

(existing bathrooms provided onsite - see page 3)



NANDINEE PHOOKAN ARCHITECTS PC

45 Main Street, Suite 620
Brooklyn, NY 11201

MENU

NORTH RIVER LOBSTER COMPANY OFFERINGS

Appetizers

Manhattan Clam Chowder

A Cosmopolitan take on the New England Classic, served with Oyster Crackers, Crème Fraiche and fresh Garden Herbs

\$9.18

½ LB. Asian Tiger Shrimp Cocktail

Medium Asian Tiger Shrimp, Peel & Eat with zesty NRLC Cocktail Sauce and Lemon Wedges \$15.62

Fried Pacific Coast Calamari

A Classic waterfront offering, Crispy Battered Spicy Peppers with Horseradish Sweet Chili Marinara Sauce -

\$15.62

Buffalo Wings

Deep Fried Rhode Island Red Wings with Chunky Blue Cheese and Celery Sticks, perfect accompaniment to a nice cold beer!

\$12.78

Go Korean Style \$2 (15.62)

Long Island Grown Caesar Salad

Fresh Romaine Heart Wedge, Homemade Croutons, Shaved Romano all Topped with a traditional Caesar

Dressing

(Choice of Grilled Shrimp (\$7.32) or Grilled Chicken for (\$5.52)

\$11.95

Maine Lobster & Avocado Salad

Rich Northern Atlantic Broiled Lobster, Ripe Avocado, Frisse, Juicy Tomato, Bright Citrus Segments, Herbed
Crostiti, and Lime Aioli

\$18.38

Fried Wonton Shrimp Rolls

Crispy Fried Asian Tiger Shrimp, Wrapped in Wonton Dough, filled with Shredded Vegetables and served
with a Thai Chili Sauce

\$ 13.78

NORTH RIVER LOBSTER COMPANY RAW BAR

Welcome to the North River Lobster Company. We strive to serve only the best the ocean has to offer, that's why our seafood
comes from all over the globe including New York's own Long Island Sound. Our North River Lobster Company Floating
restaurant truly embodies the trend of "Ocean" to table cuisine, by providing our guests with the freshest and most delicious
seafood. We thank you for joining us and hope you have a wonderful experience sailing with the North River Lobster Company!

RAW BAR

Court-Bouillon Chilled Asian Tiger Shrimp

Sweet Chili Sauce-Marinara with Horseradish

½ Dz. \$15.62 Bakers Dz. \$31.24 The School. (9) \$22.05

¼ LB. Chilled Northern Atlantic Lobster

Melted Vermont Herb Butter

\$18.38

Chilled Fresh Maine Jonah Black Tip Crab Claws

½ Dz. \$15.62 Bakers Dz. \$31.24 The School. (9) \$22.05

South Shore Long Island Little Neck Clams On a Half Shell

½ Dz. \$15.62 Bakers Dz. \$31.24 The School. (9) \$22.05

Natural Long Island Bed Oysters

New York's Long Island Sound Natural Oyster Beds. Our Blue Island Oyster Company Delivers our Oysters Daily. Also Offering a Variety of West Coast Oysters

Blue Island- locally grown in the Great South Bay of Long Island, these oysters have a Medium Salinity, with a Sweet Crisp Body - \$2.76 ea.

Peconic Bay- locally grown in the Peconic Bay of New York these oysters have a Medium Salinity, with a Sweet Crisp Body - \$2.76 ea.

Kusshi- Harvested from the West Coast of British Columbia, these oysters have a Lightly Salinity, with a Sweet Cream Buttery Body - \$2.76 ea.

*Naked Cowboy- locally grown in the Long Island Sound and named after the Time Square Icon, "The Naked Cowboy" these oysters have a Medium Salinity, with a Sweet Crisp Body - \$2.76 ea.

Plymouth Rock- Harvested in Massachusetts, these oysters have a Medium Salinity, with a Sweet Crisp Body \$2.76

½ Dz. \$15.62 Bakers Dz. \$31.24 The School. (9) \$22.05

All of the Above Come with a Choice of

(NRLC Sweet Chili Cocktail Sauce, Mignonette Sauce, Hot Sauce and Lemon)

JOIN US ON - Friday, Saturday and Sunday for Our

Alaskan King Crab Legs & 2lb. Maine Lobster Raw Bar Specials (MP)

NRLC Exclusive Seafood Raw Bar Bundles

Cadillac Mountain \$160.73

12 Jumbo Shrimp, 24 Oysters, 12 Little Necks, 8 Jonah Crab Claws

Bar Harbor \$110.21

8 Shrimp, 18 Oysters, 6 Little Necks, 6 Jonah Crab Claws

Acadia - \$68.88

6 shrimp, 12 Oysters, 6 Little Necks, 6 Jonah Crab Claws

The School - \$55.10

3 Shrimp, 6 Oysters, 6 Little Necks, 4 Jonah Crab Claws,

All of the Above Come with

(NRLC Sweet Chili Cocktail Sauce, Mignonette Sauce, Hot Sauce and Lemon)

(Add Bucket of Beer or Bottle or Wine \$30.30)

NRLC Famous Lobster Rolls

Enjoy our Signature Choice of Lobster Rolls. Served On our Buttery Toasted Brioche Bun, and now our New Pretzel Bun with Miss Vickie's Sea Salt Chips

The New England Classic - \$22.51

A True Summer Time Classic!

Northern Atlantic Lobster, tossed with Old Bay, Mayo, Celery, Lemon Juice, Bibb lettuce served in a buttery Brioche Bun

The New Yorker - \$22.51

We ♥ New York! Try the New Yorker! We know you'll ♥ too!

Northern Atlantic Lobster, Toasted NY Pretzel Bun with Onion, Celery, Whole Grain Mustard Aioli

The Pacific Meets Atlantic - \$22.51

The perfect fusion of East and West

Northern Atlantic Lobster, Non-Sweet Chili, Scallion, Sriracha, Lime Aioli served in a toasted Brioche Bun

The Norwegian - \$22.51

A Scandinavian take on the lobster roll

Northern Atlantic Lobster with Herb Mayo

NRLC Lobster Box's

1 ¼ lb. Fresh Steamed Northern Lobster

Grilled Long Island Sweet Corn and Country Potato Salad

Served with Lemon Wedges and Herbed Butter

\$34.90

A Trio of Premier Seafood Taquitos

(All Taquitos Come with homemade Avocado Corn Salsa, and Shredded Cajun Lettuce)

Blue Claw Jumbo Lump Crab Taco

Northern Atlantic Lobster Taco

Fresh Long Island Cod Fish Taco

3 for \$22.28

Rhode Island Red Grilled Chicken Wrap

Marinated Grilled Chicken with Mixed Green, Roasted Peppers, Gorgonzola, tossed with Balsamic Dressing
and served with Chips on the side

\$16.54

Long Island Battered Cod

Locally sourced version of the Classic Fish and Chips!

Guinness Beer Battered Long Island Cod with French Fries

\$19.29

Grand Mold and Grilled Burger

Custom Grilled Masters Beef Blend burger, Ground Cipollini Onions, Portobello Mushroom with Aged
Cheddar and French Fries

\$18.38

The Pickings

French Fries, Truffle Parmesan Fries, Grilled Corn, Potato Salad, Coleslaw

\$6.43

The Sweets

Heavenly Chocolate Mousse

Whipped Bitter-Sweet Chocolate with Chocolate Sauce, Whipped Cream, and Strawberry

\$8.27

Key Lime Tart

Lime Filled Crispy Tart Shell with a key Lime Sauce and Berries

\$8.27

New York's Cheesecake

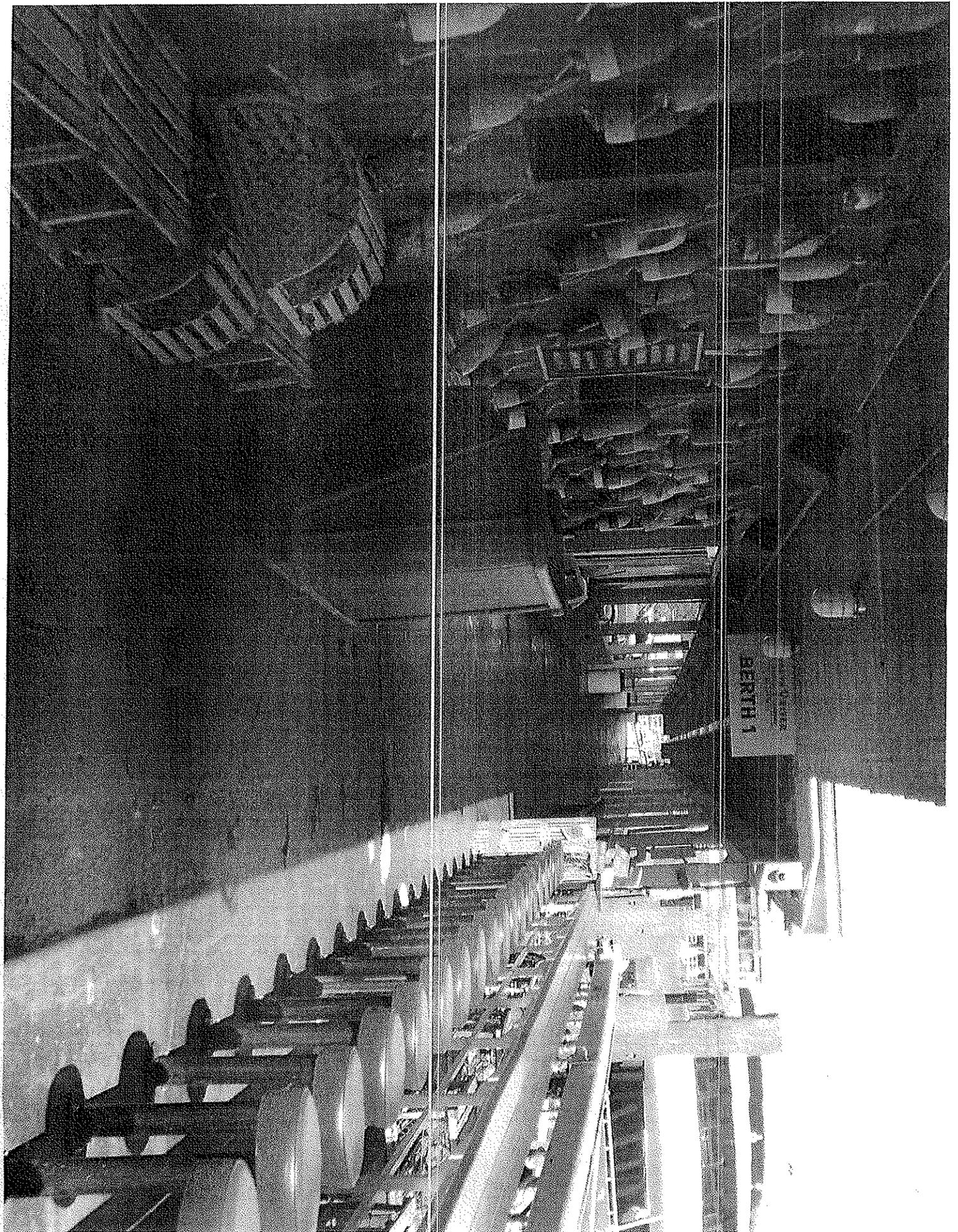
Classic New York Cheesecake Swirled with delicious Strawberries served with Berries and Whipped Cream

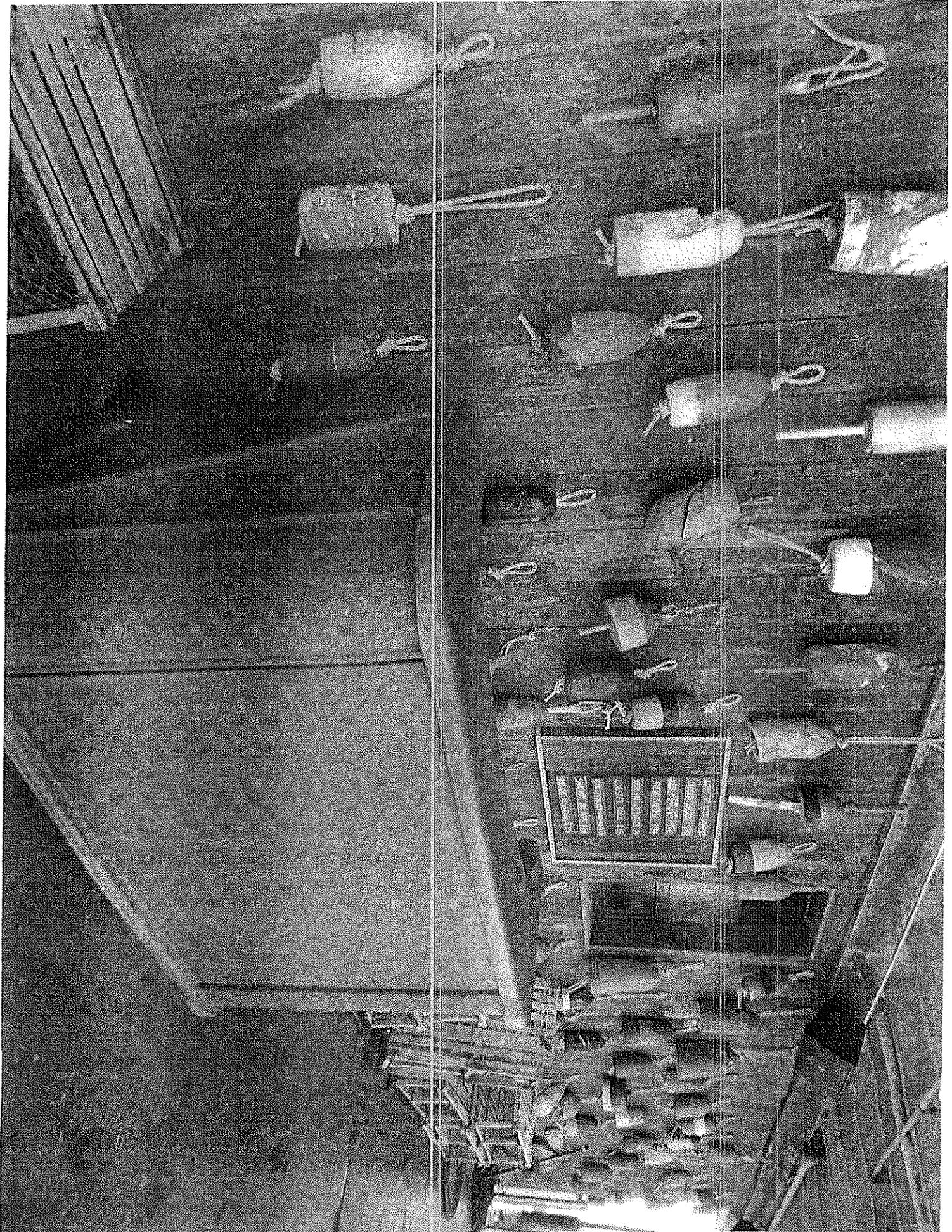
\$8.27

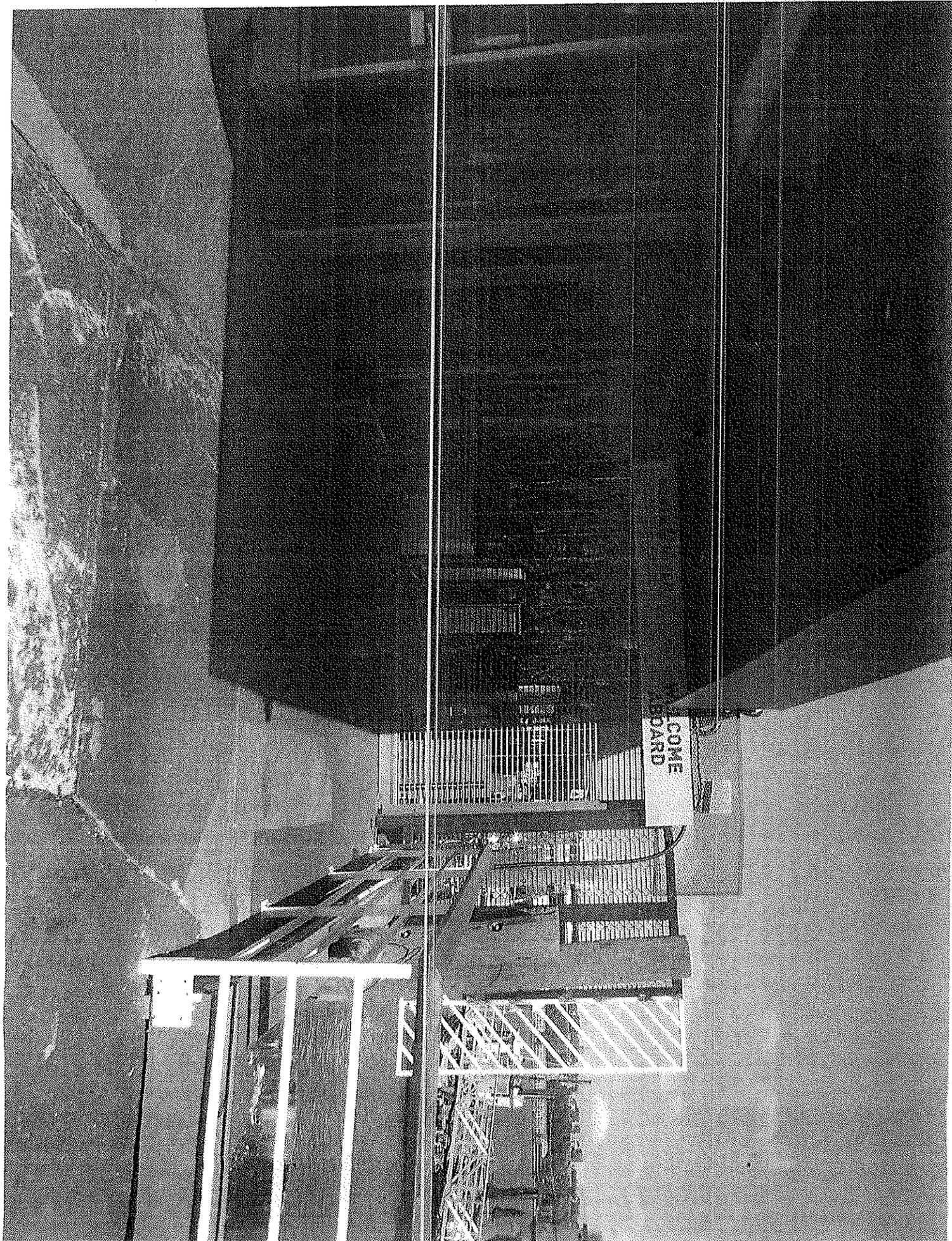
NEW YORK

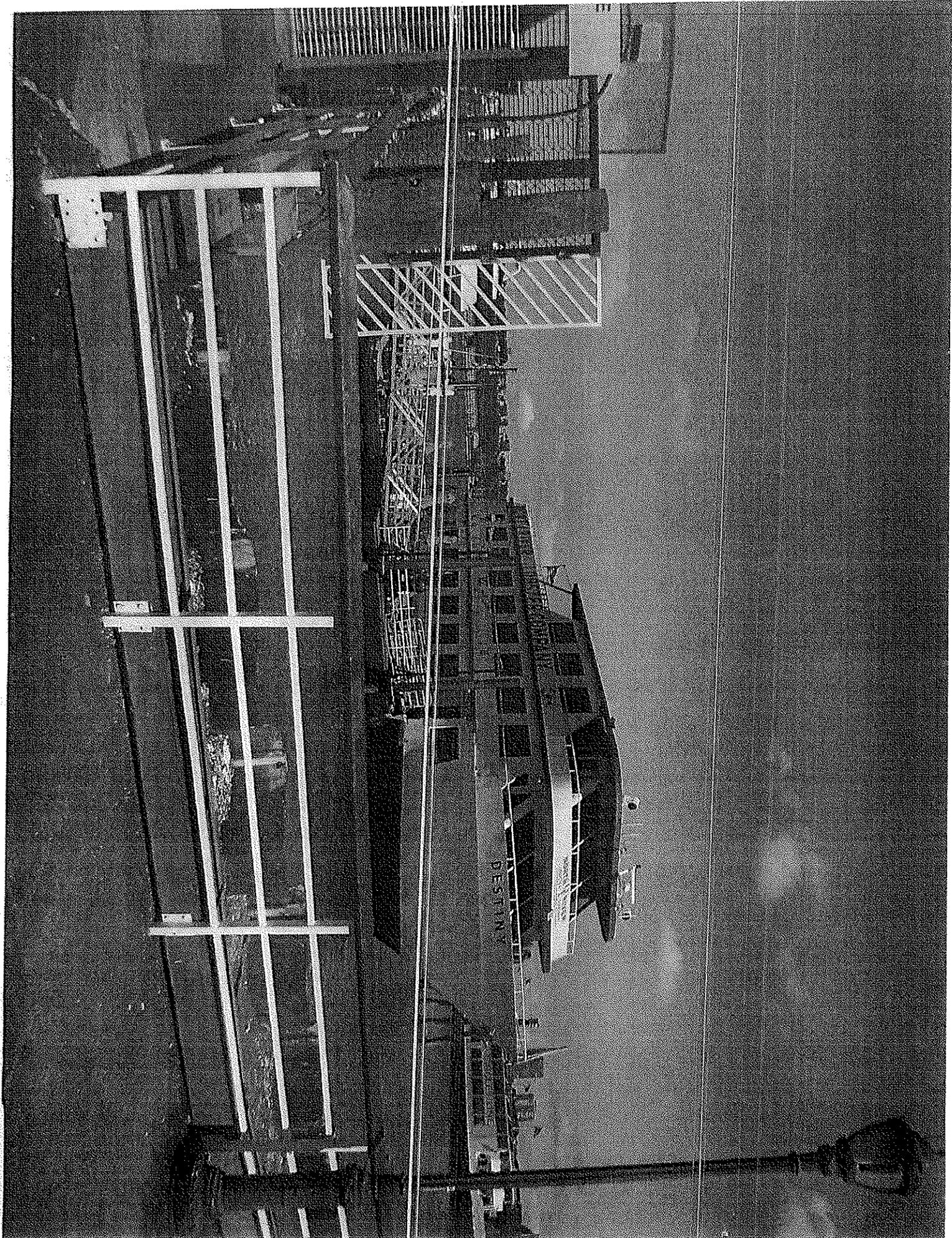
PHOTOS OF EXISTING LICENSE

(note that premises is seasonal, therefore we cannot provide additional photos at this time as premises is currently closed)









VERIFICATION (PHOTOS) OF SEVERAL
POSTINGS OF THE NOTICE
REQUIREMENT

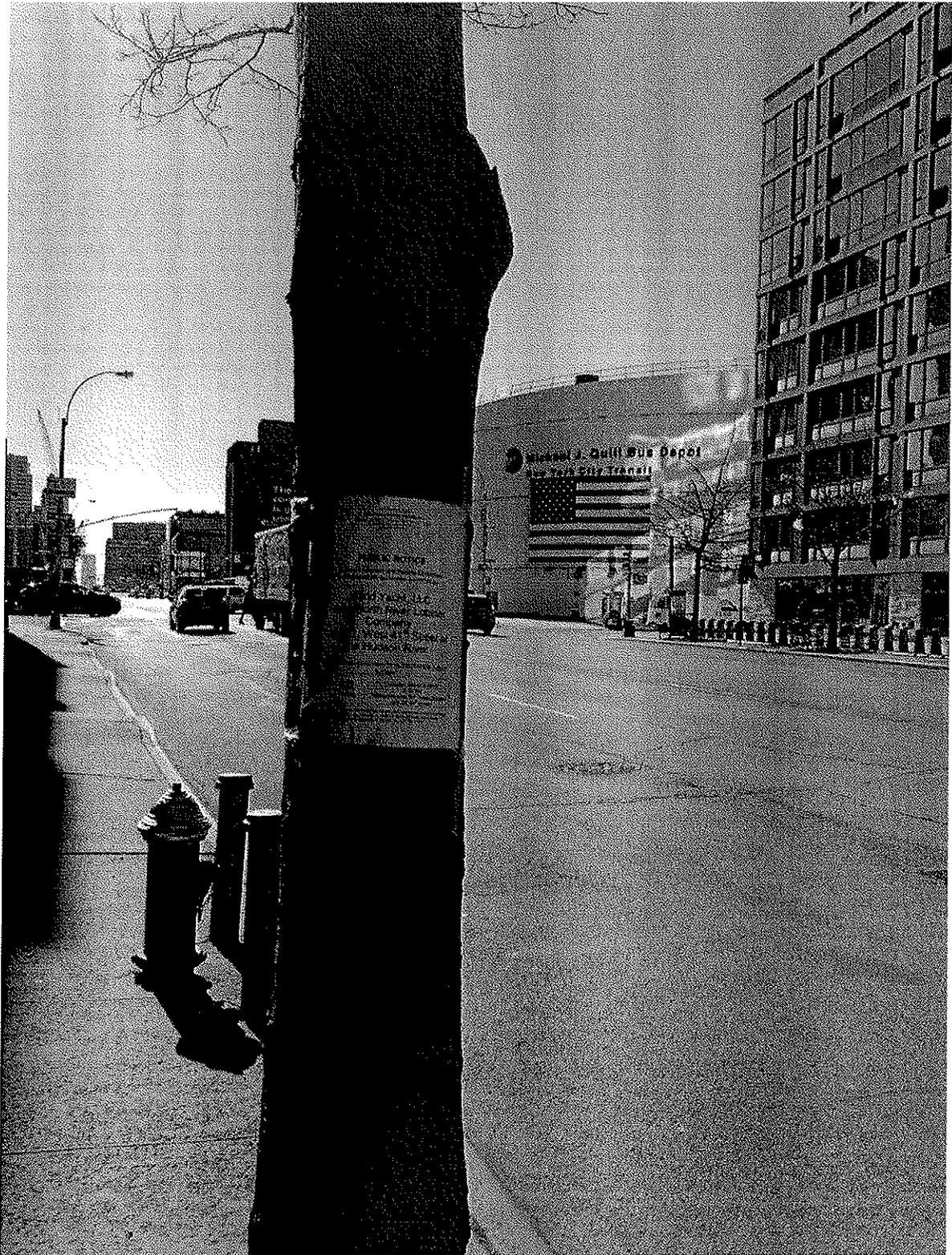






ZOO LANDER
No. 2

THE CAST
MICKY ROURKE
CHRISTOPHER WALKER
MELISSA MCCARTHY
CHRISTOPHER WALKER
CHRISTOPHER WALKER
CHRISTOPHER WALKER



LOCATIONS OF ESTABLISHMENTS THAT
TRIGGER 500' RULE

Proximity Report for Location:

February 18, 2016

Latitude: -74.0037659178977, Longitude: 40.7622831663058

* This report is for informational purposes only in aid of identifying establishments potentially subject to 500 and 200 foot rules. Distances are approximated using industry standard GIS techniques and do not reflect actual distances between points of entry. The NYS Liquor Authority makes no representation as to the accuracy of the information and disclaims any liability for errors.

Closest Liquor Stores

| Name | Address | Approx. Distance |
|------------------------------|-------------------|------------------|
| GRAND CRU WINE & SPIRITS INC | 560 11TH AVE | 1620 ft |
| VERITAS STUDIOS INC | 527 W 45TH ST | 2290 ft |
| 42 & 10TH SPIRITS LTD | 507 W 42ND STREET | 2345 ft |
| GRACE WINE & SPIRITS INC | 610 10TH AVENUE | 2620 ft |
| ODYSSEY WINE & SPIRITS INC | 490 10TH AVE | 2650 ft |
| ADRIATIC WINE & LIQUOR LLC | 714 10TH AVENUE | 3275 ft |
| MEENA SAMANI CORPORATION | 460 W 34TH ST | 3290 ft |

Churches within 500 Feet

| Name | Approx. Distance |
|------|------------------|
|------|------------------|

Schools within 500 Feet

| Name | Address | Approx. Distance |
|------|---------|------------------|
|------|---------|------------------|

On-Premise Licenses within 750 Feet

| Name | Address | Approx. Distance |
|---|-----------------------------|------------------|
| WORLD YACHT LLC | PIER 81 W 41ST ST | 5 ft |
| WORLD YACHT LLC | PIER 81 W 41ST ST | 175 ft |
| WORLD YACHT LLC | PIER 81 W 41ST ST | 285 ft |
| CIRCLE LINE SIGHTSEEING YACHTS INC, WORLD YACHT & | PIER 83 WEST 42ND ST | 345 ft |
| CIRCLE LINE SIGHTSEEING YACHTS INC AND LEGENDS | PIER 83 WEST 42ND ST | 465 ft |
| CIRCLE LINE SIGHTSEEING YACHTS INC WORLD YACHT INC | PIER 83 WEST 42ND ST | 465 ft |
| CIRCLE LINE SIGHTSEEING YACHTS INC WORLD YACHT INC | PIER 83 WEST 42ND ST | 465 ft |
| CIRCLE LINE SIGHTSEEING YACHTS INC, WORLD YACHT & | PIER 83 WEST 42ND ST | 475 ft |
| CIRCLE LINE SIGHTSEEING YACHTS INC AND LEGENDS | PIER 83 WEST 42ND STREET | 485 ft |
| WORLD YACHT LLC | 41ST ST AT THE HUDSON RIVER | 490 ft |
| CIRCLE LINE SIGHTSEEING YACHTS INC AND LEGENDS | PIER 83 WEST 42ND STREET | 535 ft |

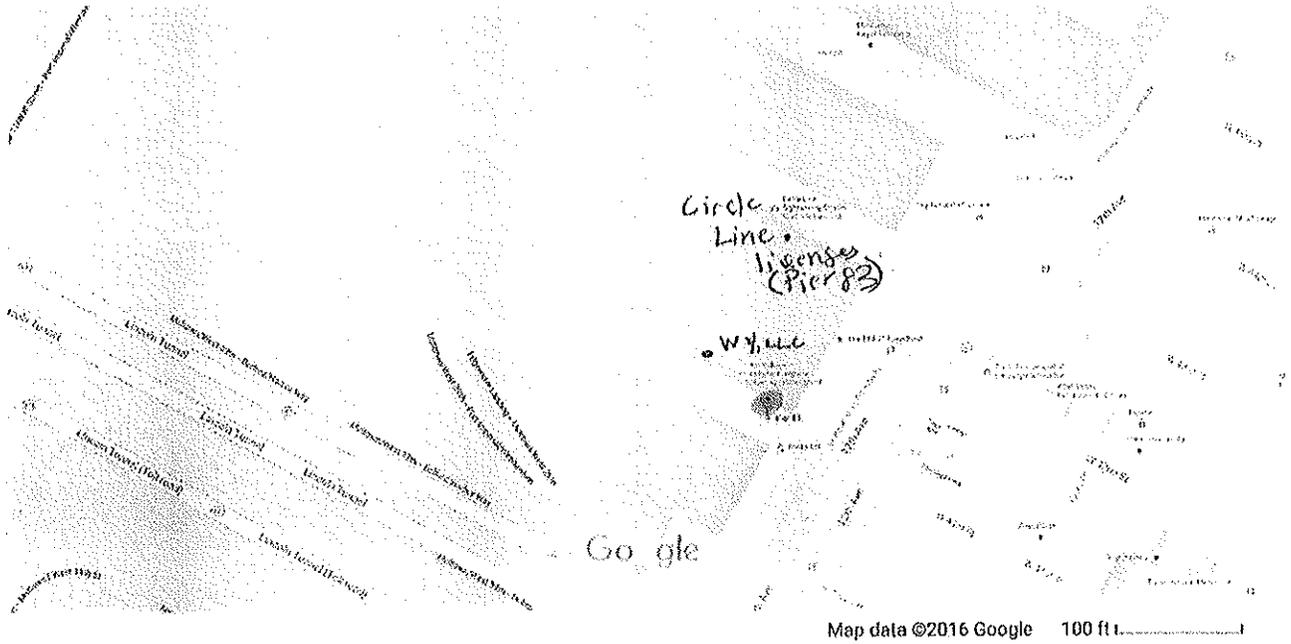
Pending Licenses within 750 Feet

| Name | Address | Approx. Distance |
|------|---------|------------------|
|------|---------|------------------|

Unmapped licenses within zipcode of report location

| Name | Address |
|------|---------|
|------|---------|

Google Maps Pier 81



● current licensee

500' PUBLIC INTEREST STATEMENT

The proposed premises for the applicant is within 500 feet of three or more establishments selling liquor for on-premises consumption. The names and addresses of the establishments within the 500 foot radius are listed on the attached rider.

The granting of the license will promote public convenience and advantage and be in the public interest for the following reasons:

This statement offers the following arguments in support of granting the license:

- A. All of the licensed establishments located within the 500 foot radius are luxury dinner cruise and tour vessels owned and operated by the applicant or an affiliate entity sharing the same ultimate ownership. These vessels only offer alcoholic beverage service when they are at sea. Such service is not available while the vessels are docked.
- B. All necessary licenses and permits have been obtained from the state and all other governing bodies.
- C. The granting of the proposed license will have no adverse effect on vehicular traffic and parking in proximity to the location as the majority of the clientele expected will already be on the Pier, either at the currently open seasonal licensed establishment or waiting for a scheduled charter on one of the vessels moored at the Pier.
- D. The granting of the proposed license will not result in an increase in the noise level that would be generated by the proposed premises as the majority of the clientele expected will already be on the Pier, either at the currently open seasonal licensed establishment or waiting for a scheduled charter on one of the vessels moored at the Pier.
- E. There is no known history of liquor violations and/or reported criminal activity at the proposed premises.

For these and other reasons, we believe the alteration and additional bar to the seasonal liquor license for World Yacht, LLC would be in the public interest and should be granted. In accordance with the Authority's guidelines, we reserve the right to furnish additional written testimony in support of this matter.

On Premises Liquor Licenses within 500 feet

| | | |
|--|-----------------------|--------------------------------|
| World Yacht, LLC Pier 81, W. 41 st Street/ Hudson River New York, NY 10036 | World Yacht Duchess | 2186211 with 2 additional bars |
| World Yacht, LLC Pier 81, W. 41 st Street/ Hudson River New York, NY 10036 | World Yacht Princess | 2186205 with 2 additional bars |
| World Yacht, LLC Pier 81, W. 41 st Street/ 41 st Street at the Hudson River New York, NY 10036 | World Yacht Destiny | 1211475, 1211476, 1211477 |
| Circle Line Sightseeing Yachts, Inc., World Yacht, & Legends Hospitality, LLC Pier 83, West 42 nd Street New York, NY 10036 | Circle Line X | 1034303 |
| Circle Line Sightseeing Yachts, Inc./ World Yachts, Inc. & Legends Hospitality, LLC Pier 83, West 42 nd Street New York, NY 10036 | Circle Line XII | 1034298 |
| Circle Line Sightseeing Yachts, Inc./ World Yachts, Inc. & Legends Hospitality, LLC Pier 83, West 42 nd Street New York, NY 10036 | Circle Line XVI | 1034300 |
| Circle Line Sightseeing Yachts, Inc./ World Yachts, Inc. & Legends Hospitality, LLC Pier 83, West 42 nd Street New York, NY 10036 | Circle Line XVII | 1034302 |
| Circle Line Sightseeing Yachts, Inc. / Legends Hospitality, LLC Pier 83, West 42 nd Street New York, NY 10036 | Circle Line Manhattan | 2147764 |
| Circle Line Sightseeing Yachts, Inc./ Legends Hospitality, LLC Pier 83, West 42 nd Street New York, NY 10036 | Circle Line Brooklyn | 2155898 |
| Circle Line Sightseeing Yachts, Inc./ Legends Hospitality, LLC Pier 83, West 42 nd Street New York, NY 10036 | Circle Line Queens | 2155896 |

VERIFICATION OF NOTIFICATION SENT
TO THE COMMUNITY ORGANIZATIONS

(sent via e-mail 2/22/16)

NEW YORK CRUISE LINES, INC.



WORLD YACHT
AT PIER 81 NYC

Costas N. Markou
President and Chief Operating Officer

February 22nd, 2016

Dear Noreen Doyle:

Please be advised that our company, World Yacht, LLC will be applying to the NY State Liquor Authority to alter our existing licensed premises for additional space and to add an additional bar to our seasonal license on Pier 81, known as the North River Lobster Company. World Yacht, LLC will be presenting its application in front of the Community Board No. 4 on Tuesday, March 8, 2016 at 6:30 PM. The meeting will be held at the Intercontinental New York, Time Square, 300 W 44th Street, open to the public. You are welcome to attend the meeting to voice any objections or opinions with respect to our application.

In addition, please feel free to contact me before such meeting to discuss any questions you may have about the proposed alteration and additional bar on the Pier.

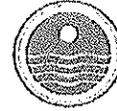
Best,

Gus Markou
President and Chief Operating Officer
New York Cruise Lines, Inc.
Circle Line | World Yacht | The Beast

<http://www.circleline42.com> | <http://www.worldyacht.com/>

o: 212-630-8187 | f: 212-630-8138 | e: gmarkou@nycl.com

NEW YORK CRUISE LINES, INC.



WORLD YACHT
AT PIER 81 NYC

Costas N. Markou
President and Chief Operating Officer

February 22nd, 2016

Dear Eduardo Zeiger:

Please be advised that our company, World Yacht, LLC will be applying to the NY State Liquor Authority to alter our existing licensed premises for additional space and to add an additional bar to our seasonal license on Pier 81, known as the North River Lobster Company. World Yacht, LLC will be presenting its application in front of the Community Board No. 4 on Tuesday, March 8, 2016 at 6:30 PM. The meeting will be held at the Intercontinental New York, Time Square, 300 W 44th Street, open to the public. You are welcome to attend the meeting to voice any objections or opinions with respect to our application.

In addition, please feel free to contact me before such meeting to discuss any questions you may have about the proposed alteration and additional bar on the Pier.

Best,

A handwritten signature in black ink that reads "Gus Markou".

Gus Markou
President and Chief Operating Officer
New York Cruise Lines, Inc.

Circle Line | World Yacht | The Beast

<http://www.circleline42.com> | <http://www.worldyacht.com/>

o: 212-630-8187 | f: 212-630-8138 | e: gmarkou@nycl.com

NEW YORK CRUISE LINES, INC.



WORLD YACHT
AT PIER 81 NYC

Costas N. Markou
President and Chief Operating Officer

February 22nd, 2016

Dear Douglas Leland:

Please be advised that our company, World Yacht, LLC will be applying to the NY State Liquor Authority to alter our existing licensed premises for additional space and to add an additional bar to our seasonal license on Pier 81, known as the North River Lobster Company. World Yacht, LLC will be presenting its application in front of the Community Board No. 4 on Tuesday, March 8, 2016 at 6:30 PM. The meeting will be held at the Intercontinental New York, Time Square, 300 W 44th Street, open to the public. You are welcome to attend the meeting to voice any objections or opinions with respect to our application.

In addition, please feel free to contact me before such meeting to discuss any questions you may have about the proposed alteration and additional bar on the Pier.

Best,

Gus Markou
President and Chief Operating Officer
New York Cruise Lines, Inc.

Circle Line | World Yacht | The Beast

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o: 212-630-8187 | f: 212-630-8138 | e: gmarkou@nycl.com

NEW YORK CRUISE LINES, INC.



WORLD YACHT
AT PIER 81 NYC

Costas N. Markou
President and Chief Operating Officer

February 22nd, 2016

Dear Kathleen Treat:

Please be advised that our company, World Yacht, LLC will be applying to the NY State Liquor Authority to alter our existing licensed premises for additional space and to add an additional bar to our seasonal license on Pier 81, known as the North River Lobster Company. World Yacht, LLC will be presenting its application in front of the Community Board No. 4 on Tuesday, March 8, 2016 at 6:30 PM. The meeting will be held at the Intercontinental New York, Time Square, 300 W 44th Street, open to the public. You are welcome to attend the meeting to voice any objections or opinions with respect to our application.

In addition, please feel free to contact me before such meeting to discuss any questions you may have about the proposed alteration and additional bar on the Pier.

Best,

A handwritten signature in black ink, appearing to read "Gus Markou", followed by a horizontal line.

Gus Markou
President and Chief Operating Officer
New York Cruise Lines, Inc.

Circle Line | World Yacht | The Beast

<http://www.circleline42.com> | <http://www.worldyacht.com/>

o: 212-630-8187 | f: 212-630-8138 | e: gmarkou@nycl.com