

**MINUTES
LICENSE COMMISSION MEETING
MARCH 16, 2016**

A REGULAR MEETING OF THE Revere License Commission was called to order by Chairman Joseph W. Quarantello, Jr. at 3:00 p.m. on March 16, 2016. Commissioner Linda Guinasso, Commissioner John M. LaCroix, Police Lt. Sean Randall, Liaison with the Revere License Commission, and Maggie Haney, Recording Secretary, present.

Vote to accept Minutes: Vote to accept the Minutes of 1/20/16 and 2/24/16.

Upon a motion duly made by Commissioner Guinasso, and seconded by Commissioner LaCroix, it was VOTED to accept the minutes.

VOTED ON THE FOLLOWING APPLICATIONS SUBMITTED FOR CONSIDERATION

CAPIC Real Estate, Inc.
72 Dehon Street
Richard Mageary, Manager

Application for Transfer of a Lodging House License: Application of CAPIC Real Estate, Inc., 100 Everett Avenue, Unit 4, Chelsea, MA, for transfer of a Lodging House license from RHouse1, LLC. Said license to be exercised at 72 Dehon Street, with 13 rooms.

Attorney James Cipoletta represented the applicant. There are no significant changes planned for the operation of this lodging house, which is for 13 rooms, all of which are single occupant only. The Commission asked about the screening of prospective tenants, and Robert Repucci, Executive Director of CAPIC Real Estate, replied, telling the Commission that vacancies would be filled through CAPIC, which maintains a roster of suitable tenants who cannot afford market rates for apartments, but can afford the lesser rates for a lodging house room. The property will be overseen by a property manager, and maintained by an existing resident, who serves as a manager of the day-to-day care of the property. The property manager also oversees a CAPIC-owned property across the street from this lodging house.

There were neither opponents nor proponents when called. Upon a motion duly made by Chairman Quarantello, and seconded by Commissioner Guinasso, it was VOTED to approve the application.

Trinity Convenience, Inc.
d/b/a **Land of Liquor**
1164 North Shore Road
Abigail Patel, President & Manager

Application for Transfer of an All Alcohol Package Store License: Application of Trinity Convenience, Inc. d/b/a Land of Liquor, 1164 North Shore Road, Abigail Patel, President & Manager, has made application for transfer of an All Alcohol Package Store license from Land of Liquor, Inc., to be exercised at 1164 North Shore Road, with hours of operation being Sunday 10 a.m. – 11 p.m., and Monday – Saturday 9 a.m. – 11 p.m.

Attorney James Dilday represented the applicant, who was also present. The applicant, Abigail Patel, has a background in business administration, and has also worked in other family-owned liquor stores in Winthrop. There are no changes planned to the current operation of the liquor store.

Councillor John Powers spoke about the application. While not opposed to the application, he has received several calls from constituents complaining about the name of the store. Many people feel that the name, Land of Liquors, sends a negative message to people coming through the city, and he would like to ask if the new owners would consider changing it. As the name was not one the new owners chose, he felt it worth asking. Attorney Dilday, after discussion with his clients, stated that they would be more than willing to consult with the Councillor to find a name that is less offensive to the neighboring residents.

There were neither opponents nor proponents when called. Upon a motion duly made by Commissioner Guinasso, and seconded by Commissioner LaCroix, it was VOTED to approve the application.

Beach Hospitality, LLC
320 Revere Beach Boulevard
Jackson Gateman, LLC Manager

Application for Transfer of an All Alcohol Restaurant License: Application of Beach Hospitality, LLC, Jackson Gateman, LLC Manager, for transfer of an All Alcohol Restaurant license exercised at 320 Revere Beach Boulevard from David Lightbody, to be exercised at the same location. Requested seating is to remain at 47, and requested hours of operation are Sunday – Saturday 11 a.m. – 2 a.m.

Attorney Michael Ferragamo represented the applicant, who was also present. The intent is to open a family-style restaurant at the existing location. There are no plans to have large bands of any kind as entertainment, although they do request small vocal/instrumental acts, DJ, and karaoke. The specific menu is as yet undetermined. The proposed manager currently works at Renzo's in Revere, and is familiar with local license rules and regulations.

Councillor John Powers spoke in support of the application. He based his support in part upon the record the owner has established at Renzo's, and spoke of the changing nature of the Boulevard, with new apartments coming in May, and that this would be an asset to the neighborhood, as a restaurant rather than a bar establishment.

Commissioner Guinasso asked if the applicants proposed serving outside. Jack Gateman, owner of the establishment, replied that he does intend to do so. The Commission continued that part of the application to next month's meeting, as it will require additional application documents and advertising.

David Haesy, a neighboring resident, spoke in opposition. He expressed concerns with the possibility of serving alcohol outside, and described past problems with the current establishment's record of disturbances. He is not sanguine about the proposed restaurant, as he feels that the prior establishment made similar promises, and only brought grief. He feels that the Commission and the Revere and State police were not helping with his difficulties, and does not trust that this will not be a troublesome bar, particularly as no menu has been determined.

Mr. Gateman responded that this will definitely not be a barroom, but rather a restaurant on the order of Renzo's.

Upon a motion duly made by Commissioner Guinasso, and seconded by Chairman Quarantello, it was VOTED to approve the application.

Squire Road Station, Inc.
d/b/a **Nour Market**
174 Squire Road
Ahmad Selman, Manager

Application for Alteration of Premises and Change of DBA: Application of Squire Road Station, Inc. d/b/a Nour Market, 174 Squire Road, Ahmad Selman, Manager, for an alteration of premises to include seating for 10, and a change of DBA from Squire Road Station to Nour Market. Hours are to remain the same.

At the request of the applicant's attorney, this matter was continued until the next meeting, in April.

COMMUNICATIONS:

1. Notice of hearing from the Massachusetts Alcoholic Beverages Control Commission for The Dining Room, Inc. d/b/a Sebastian's Restaurant, 733 Broadway, Unit 1, to determine if they have violated Massachusetts laws relating to unemployment insurance. Hearing date is 6/2/16 at 11 a.m.

All communications were accepted and placed on file.

LATE LICENSE RENEWALS FOR 2016

Common Victualler

Kelly's Roast Beef, Inc., 410 Revere Beach Boulevard
Mary Dedrick d/b/a **Heidi's Place**, 864 Winthrop Avenue
A.L. Prime Energy Consultant, Inc., 655 Revere Beach Parkway
Redberry Resto Brands International, Inc. d/b/a **Pizza Hut #24343**, 5A Everett Street
Gabe Saad d/b/a **Tedeschi Food Shop**, 140 Beach Street

Entertainment

Redberry Resto Brands International, Inc. d/b/a **Pizza Hut #24343**, 5A Everett Street

Hotel

Emerald Business Enterprises, Inc. d/b/a **Rodeway Inn**, 309 American Legion Highway

Fortuneteller

Rosie Cooper d/b/a **Revere Psychic Studio**, 209 Squire Road, Room 20

Upon a motion duly made by Commissioner Guinasso, and seconded by Commissioner LaCroix, it was unanimously VOTED to approve the above renewals.

It was unanimously VOTED to schedule the next regular meeting on April 20, 2016, at 3:00 p.m. in the Council Chamber.

Following the foregoing, there being no further business to come before the Board upon Motion duly made and seconded, it was VOTED to adjourn the meeting at 3:45 p.m.

Joseph W. Quarantello, Jr., Chairman

Maggie Haney, Recording Secretary

Minutes of the meeting of March 16, 2016