

**MINUTES
LICENSE COMMISSION MEETING
JULY 19, 2023**

A REGULAR MEETING OF THE Revere License Commission was called to order by Chairman Robert Selevitch at 3:00 p.m. on July 19, 2023. Commissioner Linda Guinasso, Commissioner Daniel Occena, Police Lt. Sean Randall, Liaison with the Revere License Commission, and Maggie Haney, Recording Secretary, present.

Salute to the Flag by the members of the Revere License Commission and those in attendance.

VOTED ON THE FOLLOWING APPLICATIONS SUBMITTED FOR CONSIDERATION

Los Compadres Oaxaqueños, LLC
d/b/a **B & M Grill**
843 Broadway
Cristian Mancía, Manager

Application for a Change of Closing Hours and to Amend Entertainment License: Application of Los Compadres Oaxaqueños, LLC d/b/a B & M Grill for a change of closing hour to 1:00 a.m. and to add entertainment of DJ and karaoke to an All Alcohol Restaurant license. – **Continued from June meeting.**

Manuel Hernandez appeared for the application, represented by his attorney, Richard Mestone. Mr. Mestone described the business as a family restaurant, asking for a 1:00 a.m. closing time because of their customers wanting dinner after coming off of late shift work. The entertainment amendments were for those times when the restaurant has private parties for such events as graduations and communions.

Commissioners Guinasso and Occena expressed concerns about late-night noise, given the residential character of the neighborhood and the near proximity of the restaurant to abutting homes. While the business has so far maintained a very good relationship with neighbors, they noted the progression of license requests from a beer/wine license, to an all alcohol license, to a 1 a.m. request, and the addition of DJ and Karaoke, which could potentially lead to a more disruptive business model. The applicant expressed a willingness to compromise on the closing hour.

Ward Councillor Ira Novoselsky spoke on the application. While he represents a different ward, he is familiar with the neighborhood. He had no issues with adding DJ or Karaoke to the entertainment license, but considered that a 1 a.m. closing time, particularly on the weekdays, might be too late for a family neighborhood. Commissioner Guinasso noted that she had received calls on the matter, but that no one had appeared for the meeting to offer either objections or support of the proposed amendments.

There were no further opponents or proponents when called.

Commissioner Occena moved to approve the entertainment request, and to approve the change in closing hour, with the amendment that the closing hours would be 11 p.m. Sundays – Thursdays, and 12 a.m. Fridays and Saturdays, and that the licensee shall take care to avoid burdening local residents with noise and disruptions. Commissioner Selevitch seconded the motion as amended. It was VOTED to approve the application, with the specified amendments.

Wonderland Auto, Inc.
1176 North Shore Road

Ali Selman, President

Application for Transfer of a Class 2 Motor Vehicle Dealer License: Application of Wonderland Auto, Inc., Ali Selman, President, to transfer a Class 2 Motor Vehicle Dealer License from Touriya Aitelhadj, said license to be exercised at 1176 North Shore Road, Revere, MA. Requested number of cars for sale to remain at 35, requested hours of operation are Sunday 9 a.m. – 4 p.m., Monday – Saturday 8 a.m. – 6 p.m.

Ahmad Selman and Ali Selman appeared for the application. There will be no changes to the current operation of the business beyond the transfer of ownership.

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

THE FOLLOWING ITEM WAS TAKEN OUT OF ORDER

R K & E Corp.
d/b/a **BK's Bar & Grill**
264 Ocean Avenue
Marilyn Symmes, Manager

Hearing: Hearing into violations including: unauthorized transfer of ownership, no approved license manager, unlicensed entertainment.

At the request of the license holder's attorney, this matter was taken out of order. Bob Kelley appeared for the hearing, represented by his attorney, James Cipoletta. The business has been without a license manager for approximately two to three years, and the corporation's officers have passed away. The corporation will be filed properly with new officers, and the business will file the appropriate applications to change the officers and manager immediately. An application to amend the entertainment license to include floor shows will also be filed immediately.

Chairman Selevitch expressed the Commission's opinion that, as long as the business is put in order, there is no need to pursue punitive measures. Commissioners Guinasso and Occena asked questions regarding details of timing for the applications, and the proposed entertainment.

Upon a motion duly made by Chairman Selevitch, and seconded by Commissioner Occena, it was VOTED to place the matter on file.

Kodjo, LLC
Beachmont School
Kirby Diamond Kodjo, Event Manager

Application for a 1-day Common Victualler and Entertainment License: Application of Kodjo, LLC, Kirby Diamond Kodjo, Event Manager, for a 1-day license for Common Victualler and Entertainment, to be exercised on the grounds of the Beachmont School on Friday, August 4, 2023 from 1 p.m. – 10 p.m. for a Francofest event. Expected attendance is 400.

The applicant was neither present nor represented. The license was, therefore, not approved.

Revere Parks & Recreation

Broadway between Pleasant and Cheever Streets
Charles Giuffrida, Event Manager

Application for a 1-day Malt/Wine, Common Victualler, and Entertainment License: Application of Revere Parks & Recreation, Charles Giuffrida, Event Manager, for a 1-day license for Malt/Wine, Common Victualler, and Entertainment, said license to be exercised on Broadway between Pleasant and Cheever Streets on Saturday, September 30, 2023 from 11 a.m. – 6 p.m. with a rain date of Sunday, October 1, 2023. Event is the annual Fall Festival on Broadway. Expected attendance is 1,000.

Charles Giuffrida appeared for the application. This is an annual event operated by the city’s Parks and Recreation Department.

There were no opponents when called. Ward Councillor Ira Novoselsky spoke in favor of the application.

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

Capri, LLC
d/b/a **Capri**
1559 North Shore Road
Claudia Gallego, Manager

Application for Amendment of Entertainment License: Application of Capri, LLC d/b/a Capri, 1559 North Shore Road, Claudia Gallego, Manager, to amend an Entertainment license to include DJ during brunch hours. Current entertainment is widescreen cable TV, radio, and amplifiers.

Claudia Gallego appeared for the application, accompanied by her son, Andres Gomes-Gallego, who acted as a translator on her behalf. They are requesting the addition of a DJ to their entertainment license, to be used on the weekends for the brunch and afternoon hours.

Commissioner Guinasso asked for details regarding the hours (which had not been specified on the application) and the entertainment itself. The hours requested are 10 a.m. – 6 p.m. on Saturdays and Sundays, and the entertainment is to provide music while dining.

Ward Councillor Ira Novoselsky spoke in favor of the application, noting that he lives down the street from the restaurant. Diana Cardona, who operates a business on the same street, also spoke in favor of the application, saying she thought it would be a nice addition to the business. There were no opponents when called.

Upon a motion duly made by Commissioner Occena, and seconded by Commissioner Selevitch, it was VOTED to approve the application to add DJ for the specific hours of Saturday and Sunday, 10 a.m. – 6 p.m.

Revere Beach Partnership

1485 North Shore Road
Chris Puiia, Event Manager

Application for (18) 1-day licenses for Malt/Wine, Common Victualler, and Entertainment: Application of Revere Beach Partnership, Chris Puiia, Event Manager, for eighteen 1-day licenses for Malt/Wine, Common Victualler and Entertainment, said licenses to be exercised at 1485 North Shore Road, on Thursdays and Fridays

from 4 p.m. – 9 p.m. from August 3, 2023 – September 29, 2023. Events are to be pop-up food and beer garden. Expected attendees on any given night to be 200.

Chris Puiia and Laura Christopher represented the application. The proposed series of events is meant to “activate the space” to encourage community engagement. They also hope to draw people from the beach up to the space as well, in the expectation that this might encourage attendees to explore the small businesses in the Shirley Avenue area. The site is a future development site that is currently home to a parking lot and a small restaurant, which has closed. The series of events will have a beer garden, light entertainment, and food trucks.

The Commission expressed concerns with the number of days of alcohol service and its effect on local businesses. They also had concerns about security once they discovered that the applicants had changed their original alcohol control plan to one that did not involve police detail officers.

Ward Councillor Ira Novoselsky spoke in favor of the application, indicating that he saw no concerns, and thought it would be a welcome experience in the neighborhood. Diana Cardona spoke in favor of the application, and, as a nearby small business owner, feels that it will only help local small businesses. Anthony Parziale spoke in favor of the application, noting that he lives “right down the street” and wants to bring his wife to the events. There were no opponents when called.

Chairman Selevitch motioned to approve only those events that would occur before the August License Commission meeting, and to allow them to proceed without detail officers. If the events succeed without problems, the Commission would approve the subsequent events at the August meeting; if not, the Commission would review approving future events. Laura Christopher objected that they wanted to advertise the entire series – which the Commission was willing to allow – and also that they had spent a good deal of money on the preparation for the events, which she felt should be taken into consideration. Councillor Novoselsky objected based on the possibility that the License Commission might find itself without a quorum in August; he also noted that a lot of money had been spent on preparation for the events, and so the applications should be approved, and expressed skepticism that any problems might possibly arise. Mr. Parziale directed the Commission to “take the risk” because the Revere Beach Partnership is a great organization deserving of a good show of faith; he also declared that it would be difficult to raise sponsorship money without a full approval of all eighteen days. Commissioner Guinasso and Commissioner Occena both stated that they would certainly approve the application unless there was a problem in the interim, and that their concerns were based on protecting the neighborhood from potential disruption. As the Commission has not approved such a large number of liquor licenses for 1-day events, which by their nature lack the security and control of licensed businesses, the Commission preferred taking a cautious approach to approval, particularly given the lack of security provided for the events. After a good deal of discussion, the Commission rendered a decision.

Upon a motion duly made by Chairman Selevitch, and seconded by Commissioner Occena, it was VOTED to approve the application, contingent upon the first four events taking place without issues. Should any issues arise during the first four events, the applicant will appear at the August meeting, where the remaining events will be reconsidered.

Beachmont VFW Post #6712, Inc.

150 Bennington Street
Frank Matt, Manager

Application for a Change of Officers/Directors: Application of Beachmont VFW Post #6712, Inc., Frank Matt, Manager, for a change of officers/directors of an All Alcohol Veteran’s Club license. – **Continued from May & June meetings.**

Ken Holgerson appeared for the application. The club has not filed for changes of officers for several years, and while applying to change managers, the omission was discovered. This application is to file for the change of the club's officers.

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

Las Parceritas
Revere High School Auditorium
Diana Cardona, Event Manager

Application for a 1-day Entertainment License: Application of Las Parceritas, Diana Cardona, Event Manager, for a 1-day license for Entertainment, to be exercised in the auditorium at Revere High School on Saturday, August 5, 2023 from 6 p.m. – 9 p.m. for a Concert with a Catholic group from Puerto Rico. Expected attendance is 300 - 400. – **Late addition to agenda.**

Diana Cardona appeared for the application. This will be a one-night performance of gospel music. This will be similar to past events hosted by Las Parceritas.

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

HEARINGS

Four Partners, Inc.
d/b/a **Antonia's at the Beach**
492 Revere Beach Boulevard
Rodrigo Angulo, Manager

Hearing: Hearing into violations including: unauthorized transfer of ownership, no approved license manager, unlicensed entertainment.

Fernando Loaiza appeared for the application, represented by his attorney, Joseph Franzese. Mr. Franzese pointed out that the primary concern is essentially one of the license holder's failure to submit the appropriate paperwork to the licensing authorities in order to complete his transfer of ownership and appoint a license manager. Mr. Franzese assured the Commission that he would submit the necessary paperwork as soon as feasible, likely by the next day. As for the question of unlicensed entertainment, he assured the Commission that his client had been made aware that any such entertainment would first need to be added to the license through an application process.

The Commission strongly urged the license holder to resolve this matter as soon as possible, noting that the license holder has failed to resolve the matter for several years now, for no given reason. In the past, progress was only made when the Commission suspended the license holder's alcohol license. They have no wish to be forced into such extreme measures again, but the establishment needs to be properly licensed and managed. Mr. Franzese assured the Commission that he would ensure that all documents were properly filed.

Upon a motion duly made by Chairman Selevitch, and seconded by Commissioner Guinasso, it was VOTED to table the matter until the August meeting to allow the license holder time to file all necessary paperwork, with the

condition that the license holder must communicate with the License Commission office on the status of all paperwork in the meantime.

COMMUNICATIONS:

1. Notification from Massachusetts Alcoholic Beverages Control Commission (ABCC) of the approval of a change of officers/directors, change of manager, transfer of stock, alteration of premises, and pledge of license and stock for Shuban, Inc. d/b/a **Parkway Convenience**.
2. Notification from ABCC of a Return No Action for an application for a new Malt/Wine restaurant license for Mass Trips, Inc. d/b/a **Esquite Taqueria**.
3. Notification from ABCC of a Return No Action for an application for a new All Alcohol restaurant license for **Seas the Day Restaurant, Inc.**
4. Notification from ABCC of the approval of a change of officers/directors, change of ownership interest, and transfer of stock for MFRP Corp. d/b/a **The Squire**.

All communications were accepted and placed on file.

It was unanimously VOTED to schedule the next regular meeting on August 16, 2023, 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 4:35 p.m.

Robert Selevitch, Chairman

Maggie Haney, Recording Secretary

Minutes of the meeting of July 19, 2023