



Licensing Board
TOWN OF WATERTOWN
ADMINISTRATION BUILDING
149 Main Street
Watertown, Massachusetts 02472

TEL. (617) 972-6486
FAX (617) 972-6595

BOARD MEMBERS
DONNA B. DOUCETTE
GEORGE B. NEWMAN
ROBERT J. WHITNEY

ALTERNATE MEMBER
SANDRA KASABIAN HOFFMAN

Minutes April 16, 2015

1. ACCEPTANCE OF MINUTES: March 19, 2015
2. Aleksandr Yeghiyan d/b/a Elite Transportation
67 Spring Street, #2
Livery/Limousine License Dismissed 2-0
3. HI Auto Repair, Inc.
144 Arlington Street
New Auto Repair License Continued from March 19, 2015
4. Boilerplate, LLC d/b/a Boilerplate
311 Arsenal Street, Building 312
New Common Victualler License Approved 2-0
Transfer Wine & Malt License Approved 2-0
5. Livery/Limousine Renewals Expire 3/30 12 vehicles Approved 2-0
 1. **Adilet Orozbev d/b/a Taitoru**
 2. **William E. Cassidy d/b/a Cassidy Coach or Cassidy Private Car Service**
 3. **Gregory Sarafian d/b/a D & G Sedan Service**
 4. **Victor Teixeira d/b/a Boston By Air (2 Vehicles)**
 5. **Hasmik Yegiazarian d/b/a Luxury and Comfort Transport**
 6. **Vartkes Moushigian d/b/a J-M Limousine Service (2 Vehicles)**
 7. **Antoin Akl & Ashley Akl d/b/a First Class Livery**
 8. **City Wide Livery, LLC**
 9. **Christine's Limousine, Inc.**
 10. **Celil Bayram d/b/a Lamazi Limousine**
6. Storage of Flammable - **Certificate of Registration Renewals 23** Approved 2-0
7. Revise Regulation & Fees for Special One Day Liquor Licenses
& One Day Permits issued by the Licensing Board Continued to May 21, 2015
8. Comments by Board Clerk and Police Department

George B. Newman, Acting Chairman

Present: George B. Newman, Sandra Kasabian Hoffman

1. Minutes from the March 19, 2015 hearing were approved 2-0 by the Licensing Board.
2. Aleksandr Yeghiyan d/b/a Elite Transportation
67 Spring Street #2
Watertown, MA 02472

The Watertown Licensing Board met to consider the application of Aleksandr Yeghiyan d/b/a Elite Transportation for a livery/limousine license to be exercised from 67 Spring Street, #2. The application was originally scheduled for hearing on December 18, 2014, and was continued at the request of the applicant. A continued hearing was scheduled for March 19, 2015, but no one appeared on behalf of the applicant on that date. A further continued hearing was scheduled for April 16, 2015, and the Notice of Continuance issued to the applicant stated that if no one appeared on behalf of the applicant the application would be dismissed.

No one appeared on behalf of the applicant on the scheduled date of April 16. Therefore, the Licensing Board unanimously voted to dismiss the application. As a result, the application was denied.

3. HI Auto Repair, Inc.
144 Arlington Street
Watertown, MA 02472

The Watertown Licensing Board met to consider the application of HI Auto Repair, Inc. for a motor vehicle repair license to be exercised at 144 Arlington Street.

Attorney David Barber appeared in support of the application, together with Hamid Rehman, president, and Ibad Rehman, his brother and corporate secretary. Attorney Barber explained that Hamid Rehman is a U.S. citizen, is from Pakistan, and is a 12-year employee of Metro Cab, with one year of service for Uber car service. Hamid will manage the office for the business. His brother, Ibad, has two to three years' experience in auto repair, truck repair and farm vehicle repair. He has worked at the existing repair garage operated at the premises since 2011. The brothers will be taking over that business operation and have arranged a 2-year lease. There will be no auto body work or vehicle painting at the premises. Mr. Sher Wahab, a first cousin to Hamid and Ibad, will advance funds to the brothers, as needed, to help with the start of the business. At present, no money has been transferred.

Attorney Barber noted that the current hours of operation are 8:00 a.m. to 6:00 p.m., but that the applicant is requesting 7:00 a.m. to 7:00 p.m. Sgt. Grady stated that the Police Department did not object to that modification.

Sergeant Grady reported that that the Police Department had no objection to the granting of the requested licenses, provided that the conditions stated below were imposed.

The Fire and Health Departments had no comment.

The Building Department reported its approval and the Zoning Enforcement Officer reported only that the property is the site of an existing auto repair business.

The Licensing Board voted unanimously to grant the requested license, subject to the following conditions:

1. The hours of operation shall be 7:00 a.m. to 7:00 p.m. Monday through Saturday.
 2. The total number of vehicles on the property shall not exceed 15, three inside the building and twelve outside, as shown on the plan submitted (sketch plan showing frontage on Arlington Street, and filed in the office of the Town Clerk on January 7, 2015).
 3. All exterior parking spaces shall be marked/lined for easy identification.
 4. All deliveries shall be made on the premises, and not on the public way.
 5. The licensed premises, including sidewalks and driveways, shall be kept clear at all times.
 6. No alcoholic beverages shall be allowed on the premises.
4. Boilerplate, LLC d/b/a Boilerplate
311 Arsenal Street Building 312
Watertown, MA 02472

On April 16, 2015, the Watertown Licensing Board met to consider the application of Boilerplate, LLC for approval of a transfer to it from Silenus LLC d/b/a Silenus of the Wine and Malt Common Victualler License issued for exercise at 311 Arsenal Street, Building 312, and for a new common victualler license, both to be exercised at 311 Arsenal Street, Building 312, and for approval of a pledge of the Wine and Malt Common Victualler License.

Attorney Robert Dunkless appeared in support of the application together with Garrett Harker and Andrew Holden, managers of the LLC, and Eli Feldman, designer. Attorney Dunkless explained that the applicant has entered into a lease with Athena Arsenal, LLC, contingent upon approval of the license transfer. The wine and malt license is that approved for transfer to Silenus, LLC by the Licensing Board at its meeting of July 17, 2014. Boilerplate, LLC will pledge the license to Silenus, LLC to secure a note for purchase.

Attorney Dunkless provided resume information for Mr. Harker, 10 years an owner of Eastern Standard and Island Creek Oyster Bar restaurants in Boston, and Mr. Holden, the general manager at Eastern Standard since 2006. Mr. Holden will be the manager of the premises. A sample menu was presented to the Board, reflecting a rotisserie and wood grill theme. Both Mr. Harker and Mr. Holden confirmed that there will be no bar in the outdoor seating area. Bridger McGaw, of Athenahealth, stated that much time had been spent developing the proposed restaurant and concept for the site.

The Health Department reported that the applicant had submitted a food establishment plan review application, and that it must comply with department provisions including, but not limited to: completion of the plan review process and pre-operation inspection. The Building Department reported that approval was pending approval of plans.

The Fire Department and Zoning Enforcement Officer had no comment.

Sgt. Grady stated that the Police Department had no objection to approval of the proposed transfer, provided that the conditions stated below were imposed.

The Licensing Board voted unanimously to approve the transfer, and to grant the new common victualler license, subject to the following conditions:

1. The hours of operation for alcohol service shall be 11:00 a.m. to 1:00 a.m. Monday through Saturday. No alcohol shall be served on Sundays.
2. The licensed premises will include an area of 8,443 square feet, 4,019 square feet inside the building with 77 seats, and 4,424 square feet outside with seasonal seating for 88 persons, as shown on the plans submitted (“The Arsenal Owner: Athena Arsenal, LLC 311 Arsenal Street Watertown, MA 02472” – Exhibit A and Exhibit B, dated February 23, 2015 by Beals Associates; and “The Arsenal Restaurant 321 Arsenal Street Watertown, MA 02472 Furniture & Equipment Plan,” sheet A501 by McMahon Architects, accompanying “layout” sheet; and “The Arsenal” by McMahon Architects, drawing number LE-A, dated 01-19-2015).
3. The seasonal outdoor seating perimeter will be marked and enclosed with permanent fencing and/or stanchions. The seasonal outdoor seating area will be enclosed during winter months. Entry to the seasonal seating area shall be via the main/front entrance of the building only.
4. Bollards shall be affixed to/installed at the perimeter of the outdoor seating area so as to prevent vehicles from driving into the area.
5. A manager or properly trained designee will be present in the outdoor seating area at all times it is in use to provide oversight and ensure proper service procedures.
6. The manager and all servers shall attend and successfully complete an alcohol awareness training program (e.g., TIPS) within 90 days of hire or expiration of certification.
7. Copies of all alcohol awareness training program certificates shall be provided to the Town Clerk’s office.
8. The proposed bocce court may be considered for approval with and upon submission of an approved outdoor seating plan.

The Licensing Board also voted unanimously to approve a pledge of the Wine and Malt Common Victualler License from the applicant to Silenus, LLC.

5. The licensing board approved the following Livery/Limousine Renewals:
 1. Adilet Orozbev d/b/a Taitoru
 2. William E. Cassidy d/b/a Cassidy Coach or Cassidy Private Car Service
 3. Gregory Sarafian d/b/a D & G Sedan Service
 4. Victor Teixeira d/b/a Boston By Air (2 Vehicles)
 5. Hasmik Yegiazarian d/b/a Luxury and Comfort Transport
 6. Vartkes Moushigian d/b/a J-M Limousine Service (2 Vehicles)
 7. Antoin Akle & Ashley Akl d/b/a First Class Livery
 8. City Wide Livery, LLC
 9. Christine’s Limousine, Inc.

10. Celil Bayram d/b/a Lamazi Limousine

6. The licensing board approved the 23 Storage of Flammable - Certificate of Registration Renewals.
7. Revise Regulation & Fees for Special One Day Liquor Licenses & One Day Permits issued by the Licensing Board

Continued to May 21, 2015