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| 9.  | Miller's Ale House, Inc. d/b/a<br>Miller's Boston Ale House<br>617 Arsenal Street |                            |
|     | 1. Show Cause   | Continued to June 21, 2012 |
|     | 2. Show Cause   | Continued to June 21, 2012 |
| 10. | Hackney Renewals Expires 4/30   |                            |
|     | McCue's Taxi, Watertown Yellow Cab, Inc.  | Approved 3-0               |
|     | Watertown Taxi, Inc.  | Approved 3-0               |
| 11. | Spring Renewals   |                            |
|     | 4 Second-Hand Dealer License expires 6/1  | Approved 3-0               |
|     | 53 Auto Repair License expires 6/1  | Approved 3-0               |
|     | 16 Open-Air Parking Space License expires 5/31                                    | Approved 3-0               |
|     | 2 Letting out of Motor Vehicles License expires 6/1                               | Approved 3-0               |
| 12. | Watertown Licensing Board Rules & Regulations                                     | Approved 3-0               |

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Donna B. Doucette, Chairman

7:40 PM to 10:45 PM

Present: Donna B. Doucette, Robert J. Whitney, George B. Newman, Sandra Hoffman Kasabian

1. Halfway Café, Inc.  
d/b/a Halfway Café  
392-396 Main Street  
Watertown, MA 02472

The Watertown Licensing Board met to consider the application of Halfway Café, Inc. d/b/a Halfway Café for approval of a change in the manager of its premises at 392-396 Main Street licensed for all alcohol common victualler service.

Laura Butler, the proposed new manager, appeared in support of the application. Ms. Butler stated that she is a two-year employee of the Halfway Café, with 15 years of experience in the hospitality industry. She confirmed that she is TIPS, Barcode and ServSafe certified.

The Health Department reported that the licensee must contact the department to update its food service establishment application to reflect the change of manager.

Sergeant Grady stated that the Police Department had no objection to the change of manager, provided that the conditions stated below were imposed.

The Licensing Board voted unanimously to approve Ms. Butler as the new manager, subject to the following conditions:

1. The new manager shall ensure that all bartenders and servers of alcohol attend and successfully complete an alcohol awareness training program (e.g., TIPS) within 90 days of hire or expiration of certification. Copies of all certifications shall be forwarded to the Town Clerk's office.
  2. All other conditions of the license shall remain in place.
2. The Aegean Restaurant II, Inc.  
d/b/a The Aegean Restaurant  
640 Arsenal Street  
Watertown, MA 02472

The Watertown Licensing Board met to consider the application of The Aegean Restaurant II, Inc. d/b/a The Aegean Restaurant for a modification of its entertainment license exercised at 640 Arsenal Street.

Chris Ntasios, president, appeared in support of the application. Mr. Ntasios, president, explained that he was proposing the use of a small area for dancing to live music. It would be located to the right of the entrance. Eight tables would need to be relocated during times that dancing was taking place. Dancing will be by patrons only.

It was reported that a Police Department visit to the premises took place on April 25, and that the area proposed for the dancing is adequate. The seats that are moved to accommodate the dancing will be deducted from the seating capacity during the hours dancing takes place.

Sergeant Grady stated that the Police Department had no objection to the requested modification, provided that the conditions stated below were imposed.

The Licensing Board voted unanimously to approve a modification of the license to permit dancing, subject to the following conditions:

1. Dancing shall be by patrons only.
  2. The seating capacity shall be reduced by 22 persons during hours when dancing is offered/permitted.
  3. Subject to the modification approved herein, all other conditions of the license shall remain in place.
3. Kareem Restaurant, LLC  
d/b/a Kareem Restaurant  
99 Common Street  
Watertown, MA 02472

The Watertown Licensing Board met to consider the application of Kareem Restaurant, LLC d/b/a Kareem Restaurant for a common victualler license to be exercised at 99 Common Street.

Ahmad Yasin, manager, appeared in support of the application. Mr. Yasin stated that he has lived in Watertown since 1982, and owned a restaurant from 1984 until 2000, until he sold that business. He purchased the property at 99 Common Street seven years ago, and is currently operating a catering business, and offering cooking classes twice a week. He proposes to offer restaurant hours on Saturdays and Sundays only, from 11:00 a.m. to 8:00 p.m. He noted that both the Zoning Board of Appeals and the Planning Board have granted the necessary zoning approvals.

A Common Street resident present at the hearing stated his concern regarding delivery trucks occupying parking spaces during daytime hours. Another resident, of Marion Road, near the subject property, stated his support for the application.

The Health Department reported that the applicant is currently engaged in the plan review process.

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

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

1. The hours of operation shall be Saturday and Sunday 11:00 a.m. to 8:00 p.m.
2. The seating shall not exceed 16 persons, as shown on the plan submitted (“Proposed Floor Plan with table layout Proposed Alterations 99-101 Common Street, Watertown, MA. dated January 25, 2011 by Peter Gearhart).
3. There shall be no alcoholic beverages on the licensed premises.

4. Boston Mobile Concepts, Inc.  
386 B Arsenal Street  
Somerville, MA 02143

The Watertown Licensing Board met to consider the application of Boston Mobile Concepts, Inc. for an after market motor vehicle repair license to be exercised at 386B Arsenal Street.

Jonah Sturtevant, president, appeared in support of the application. Mr. Sturtevant stated that he operates a small, high-end custom automobile business. The proposed operation will include two workers, himself, and one other employee. He noted that he has been in the motor vehicle repair business for approximately 20 years.

There will be some modification of the premises at 386B Arsenal Street, which formerly housed a kitchen cabinet shop. The applicant will modify interior walls and make related improvements.

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

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

1. The hours of operation shall not exceed 8:00 a.m. to 8:00 p.m. Monday through Saturday and 9:00 a.m. to 5:00 p.m. on Sunday.
  2. Parking for the premises shall be limited to 11 on-site spaces (6 interior and 5 exterior as shown on the plan submitted (“Proposed Plot Plan #386B Arsenal Street in Watertown, MA” dated 3/8/2012 revised 4/3/2012 by Rober Survey).
  3. The work under the license shall be limited to after market repairs only.
  3. No auto body work shall be conducted on the premises.
5. La Casa de Pedro, Inc.  
d/b/a La Casa de Pedro  
343 Arsenal Street  
Watertown, MA 02472

The Watertown Licensing Board, at the request of the applicant, has continued its hearing on the application of La Casa de Pedro, Inc. d/b/a La Casa de Pedro for approval of a pledge of its all alcohol common victualler license exercised at 343 Arsenal Street. The continued hearing on this application will be held on June 21, 2012 at 7:15 p.m. in the Philip Pane Hearing Room, Administration Building, 149 Main Street, Watertown, MA.

6. Mo- Ha Holdings, Inc.  
d/b/a Molana Comfort Restaurant & Bar  
5-7 Spring Street  
Watertown, MA 02472

The Watertown Licensing Board met to consider the application of Mo-Ha Holdings, Inc. d/b/a Molana Comfort Restaurant & Bar for a transfer of its all alcohol common victualler license and entertainment license exercised at 5-7 Spring Street, Watertown. The Board acknowledged receipt of a subsequent application, to be considered in lieu of the initial application, and the applicant's request to withdraw the initial application. The Licensing Board voted unanimously to grant leave to withdraw the application.

7. Mo-Ha Holdings, Inc.  
d/b/a Molana Restaurant & Bar  
5-7 Spring Street  
Watertown, MA 02472

The Watertown Licensing Board met to consider the application of Mo-Ha Holdings, Inc. d/b/a Molana Restaurant & Bar for a transfer to it of the all alcohol common victualler license and the entertainment license exercised at 5-7 Spring Street and held by Mo-Ha Holdings, Inc. d/b/a Molana Comfort Restaurant & Bar and/or an entertainment license.

Mohsen Tehrani, a director of the corporation, and Nersis Damirjian, the proposed manager, appeared in support of the application. Mr. Tehrani explained that the transfer involves the change of one ownership interest, reflecting a 50% share. The interests in the corporation will be held by Mr. Tehrani, and Hadi Eghabali Ghahyazi.

Mr. Tehrani has served as assistant manger for the restaurant for 8 years. The proposed new manager, Mr. Damirjian, has previous experience in the management field, approximately 20 years, but has not worked in the restaurant industry. He stated that he is familiar with the restaurant, eating there regularly, and that he is ServSafe certified.

Board Chairman Doucette noted that since one of the existing owners will retain a 50% interest, the Licensing Board could approve the transfer inclusive of Sunday hours of operation.

Mr. Tehrani stated that there would be no change in the existing authorized entertainment, which includes live music and, on Saturdays only, a belly dancer.

Sergeant Grady stated that the Police Department had no objection to approval of the transfer of the all alcohol common victualler license or the entertainment license, provided that the existing conditions of both licenses remained in place.

The Health Department reported that the applicant must contact the Department to complete the plan review process.

The Licensing Board voted unanimously to approve the transfer of the all alcohol common victualler license, subject to all restrictions and conditions in place on the license to be transferred. In addition, the Licensing Board voted unanimously to approve the transfer of the existing entertainment license, subject to all existing conditions. The Licensing Board also approved Mr. Damirjian as manager.

8. Talk of the Town I, Inc.  
d/b/a The Talk  
116 Main Street  
Watertown, MA 02472

The Watertown Licensing Board voted to continue its hearing on the application of Talk of the Town I, Inc. d/b/a the Talk for approval of alteration of its premises at 116 Main Street licensed for all alcohol common victualler service. The continued hearing on this application will be held on June 21, 2012 at 7:15 p.m. in the Philip Pane Hearing Room, Administration Building, 149 Main Street Watertown, MA.

9. Miller's Alehouse, Inc.  
d/b/a Miller's Alehouse  
617 Arsenal Street  
Watertown, MA 02472

The Watertown Licensing Board, at the request of the licensee, has continued its show cause hearing on the matter of alleged violation of the Liquor Control Act by Miller's Alehouse, Inc. d/b/a Miller's Alehouse at its premises licensed for all alcohol common victualler service at 617 Arsenal Street. The continued hearing on this application will be held on June 21, 2012 at 7:15 p.m. in the Philip Pane Hearing Room, Administration Building, 149 Main Street, Watertown, MA.

10. The Watertown Licensing Board voted to approve Hackney Renewals for McCue's Taxi, Watertown Yellow Cab, Inc. and Watertown Taxi, Inc.
11. The Watertown Licensing Board voted to approve the following Spring Renewals
  - 4 Second-Hand Dealer License expires 6/1
  - 53 Auto Repair License expires 6/1
  - 16 Open-Air Parking Space License expires 5/31
  - 2 Letting out of Motor Vehicles License expires 6/1
12. The Watertown Licensing Board voted to approve the amendments to the Watertown Licensing Board Rules & Regulations.