



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

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BOARD MEMBERS  
DONNA B. DOUCETTE  
GEORGE B. NEWMAN  
STEVEN W. AYLWARD

ALTERNATE MEMBER  
SANDRA KASABIAN HOFFMAN

Minutes July 21, 2016

1. ACCEPTANCE OF MINUTES: June 16, 2016
2. Special Licenses (See below) :
  - a. Hosmer PTO 5K Run/Walk October 2, 2016 Approved 3-0
  - b. Arsenal Center for the Arts-Award Ceremony August 27, 2016
    - Special Alcohol License/Wine & Malt Approved 3-0
  - c. 5<sup>th</sup> Annual Walk-a-thon September 24, 2016 Approved 3-0
1. Boilerplate, LLC d/b/a Branch Line Approved 3-0  
321 Arsenal Street
  - Entertainment License
  - Wine & Malt 6 day to 7 day
2. Arsenal Center for the Arts Approved 3-0  
321 Arsenal Street  
All Alcohol License/ General on- Premises
3. Artin Service Station Inc. d/b/a Belmont Auto Clinic Approved 3-0  
180 Belmont Street  
Amending License for Storage of Inflammables
4. Khayam Inc., d/b/a Jasmine Taste of Persia Approved 3-0  
580 Mt. Auburn Street  
New Common Victualer License
5. Not Your Average Joe's, Inc. Approved 3-0  
55 Main Street  
Change of Manager
6. Executive Session: litigation matter –  
GoBeers appeal to ABCC re: license transfer denial

7:30 PM to 9:30 PM

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Donna B. Doucette, Chairman

Present: Donna B. Doucette, George B. Newman, Steven W. Aylward, Sandra Kasabian Hoffman (Alternate)

Boilerplate, LLC  
d/b/a Branch Line  
321 Arsenal Street, Building 312  
Watertown, MA 02472

The Watertown Licensing Board met to consider the application of Boilerplate, LLC d/b/a Branch Line for approval of Seven-Day Alcohol Service for its Wine and Malt Common Victualer License exercised at 321 Arsenal Street, Building 312. The hearing was continued from June 16, 2016. Andrew Holder, member of the LLC and owner, appeared in support of the application.

At the June hearing, Mr. Holder stated that while doing work in the restaurant on Sundays he had noticed a lot of foot traffic in the area. He noted that food sales have been consistently between 64 to 66% of total sales. Mr. Holder added that he has operated the Eastern Standard restaurant in Boston for 11 years with little incident. Board chairman Doucette stated she would like to see data for additional months of operation and the Board continued the hearing to July 21.

In July, Chairman Doucette acknowledged receipt of an updated sales report (Restaurant Food/Liquor Sales Report by George Mangos, CPA, dated July 11, 2016), and stated that the monthly food percentages were all above 60%, except for October of 2015, the first month of operation. She also read into the record a July 19, 2016 letter of Mark Blair, president of Athena Arsenal LLC, in support of the application.

In response to a question from the Board, Mr. Holder stated that the licensee's intention was to offer beer and wine only, per its wine and malt beverages license, and not to seek an all alcohol license. Board chairman Doucette commented that the location is separated from any one, two or three-family residences.

Sgt. Grady stated that the Police Department has had no issues with the restaurant, and reported that the department had no objection to the approval of seven-day service, provided that the conditions stated below were imposed.

The Licensing Board voted unanimously to approve Sunday sales, for seven-day service, subject to the following conditions:

1. The hours of operation shall be Monday through Saturday from 11:00 a.m. until 1:00 a.m.
2. Sunday hours shall be 11:00 a.m. until midnight. No alcoholic beverages shall be served before 12 noon.
3. All other conditions of the license shall remain in place.

Watertown Arts on the Charles, Inc.  
d/b/a Arsenal Center for the Arts  
321 Arsenal Street  
Watertown, MA 02472

The Watertown Licensing Board met to consider the application of Watertown Arts on the Charles, Inc. d/b/a Arsenal Center for the Arts for an all alcohol general on-premises license to be exercised at 321 Arsenal Street. Roberta Miller, executive director, Rebecca Margolis, marketing director, and Sean Dooley, facilities manager, appeared in support of the application.

Ms. Miller noted the applicant held a full alcohol license for its first five years of operation as the Arsenal Center for the Arts, but had sold it to devote funds to other expenses. The license now applied for is one of the additional licenses authorized by recent act of the Legislature [Chapter 73 of the Acts of 2016].

Board chairman Doucette noted that the provisions in the Board's rules and regulations for performing arts centers (section IV.G), including lighting requirements, would still apply.

Ms. Margolis explained that the Arsenal Center for the Arts offers various theatrical productions throughout the year. Organizations operating out of the center include the New Repertory Theatre, in residence, and various community theater groups, which rent space. In addition, a new production troupe is starting to use the space. Ms. Margolis stated that audience members for the performances expect food and beverage service, as would be available in Boston theaters.

Mr. Dooley explained that alcohol would only be served at and around scheduled performance events. Ms. Margolis stated that signs would be placed to inform patrons that no alcohol is permitted in stairway areas. Beverages will be stored in a caged, locked area. Board chairman Doucette noted the area on the plan submitted ("storage" area shown on plan sheet entitled "Arsenal Center for the Arts – First Floor, scale 1/16" = 1'0"). Mr. Dooley clarified that patrons would be permitted to travel with alcohol on the main staircase between the first and second floors. (See plan sheet referenced and sheet for Second Floor.) Ms. Margolis noted that staff would exercise patron management to observe the level of alcohol consumption. She stated that she and Mr. Dooley both had crowd manager certification and that they would obtain TIPS certification. The applicant will also retain TIPS trained staff.

The number of service bars used will depend on the size of the event; there will likely be one main point of service. Pre-packaged food will also be offered for sale.

Ms. Margolis noted that the applicant would be changing its corporate name in the next few months, and chairman Doucette responded that a name change application would need to be submitted to the Board.

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

1. The description of the licensed premises shall be: 30,000 square foot Arsenal Center for the Arts, on three levels, with an occupancy limit of 700.
2. The hours of operation shall be Monday through Saturday from 8:00 a.m. until 1:00 a.m., and Sunday from 8:00 a.m. until 12:00 a.m. No alcoholic beverages shall be served before 12 noon on Sunday.

3. Signage shall be posted at the exits by the licensee to inform patrons of limitations on the licensed premises.
4. The manager, Sean Dooley, shall ensure that all employees engaged in the sale and service of alcoholic beverages attend and successfully complete an alcohol awareness training program (e.g. TIPS) within 30 days of hire or expiration of certification.
5. Copies of all alcohol awareness training certifications shall be maintained by the licensee and available for verification upon request.
6. All alcohol shall be locked and secured during times the license is not in operation.

Artin Service Station, Inc.  
d/b/a Belmont Auto Clinic  
180 Belmont Street  
Watertown, MA 02472

The Watertown Licensing Board met to consider the application of Artin Service Station for a modification of its inflammables storage license exercised at 180 Belmont Street.

Mr. George Kouyoumjian, president, appeared in support of the application.

Mr. Kouyoumjian stated that the applicant has held a license for several years, but that following a fire at the site in 2007 only 18,000 gallons of storage capacity could be used. He is proposing to add one new tank, which will hold 6,000 gallons. Mr. Kouyoumjian added that he had contacted the Fire Department, and noted that the tanks are subject to a yearly inspection. In addition, inspections are made on a weekly and monthly basis, the most recent of which was two weeks ago. Inspection reports are sent to the Department of Environmental Protection.

The Licensing Board voted unanimously to grant the requested modification, to permit additional storage, for a total of 24,000 gallons.

Khayam, Inc.  
d/b/a Jasmine Taste of Persia  
580 Mt. Auburn Street  
Watertown, MA 02472

The Watertown Licensing Board met to consider the application of Khayam, Inc. d/b/a Jasmine Taste of Persia for a Common Victualer License to be exercised at 580 Mt. Auburn Street. Allen Zeinswood, president and manager, appeared in support of the application.

Ms. Zeinswood stated that a restaurant has been in operation at the site for 11 years. He operated as an individual doing business as Jasmine Taste of Persia, but has formed a new corporation and so is now seeking a license for the corporate entity.

Sgt. 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 Health Department reported that a new food service permit must be obtained from the department.

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

1. The description of the licensed premises shall be: 700 square feet with a kitchen, one restroom, front and rear entrances, and basement for storage.
2. The hours of operation shall be Monday through Sunday 12:00 noon to 9:00 p.m.
3. The number of seats shall be no more than 16, as shown on the plan submitted.
4. Only alcohol associated with the approved BYOB permit for the restaurant shall be permitted on the premises.

Not Your Average Joe's, Inc.  
55 Main Street  
Watertown, MA 02472

The Watertown Licensing Board met to consider the application of Not Your Average Joe's, Inc. for approval of a change of manager of its premises at 55 Main Street licensed for all alcohol common victualer service. The hearing had been continued from June 16. Sara Murtagh, general manager, appeared on behalf of the licensee.

Ms. Murtagh explained that she did not appear on June 16 because there had been a death in the family. She stated she has been on-site for seven months, and has been serving as manager for most of that time. She added that she did not previously know of the approval requirement for a change of manager.

Sgt. Grady stated there had been a management team transition at the restaurant, and that the former manager was aware that an approval application was to be made. The prior manager was on-site for part of Ms. Murtagh's 7-month tenure. Ms. Murtagh stated that the prior manager did not inform her of the application requirement. She commented she had been doing general manager work for 15 years and had never had to go to a licensing board meeting.

Board chairman Doucette stated she was concerned about the lack of information given to Ms. Murtagh by the licensee, and Mr. Newman stated he shared that concern.

Sergeant Grady stated that the Police Department had no objection to the proposed change of manager, provided that the conditions stated in items 1 and 2 below were imposed.

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

1. The new manager, Sara Murtagh, 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.
3. The licensee shall submit a report to the Licensing Board on why the new manager was serving in that position for so many months prior to submission of an application for approval of a change in manager.
4. The new manager shall obtain a copy of the Licensing Board's Rules and Regulations, and shall contact Sgt. Grady regarding alcohol server protocols.