



*City of Boston*  
Mayor Michelle Wu  
Licensing Board

*Commissioners:*  
Kathleen M. Joyce, Chairman  
Keeana S. Saxon  
Liam P. Curran  
*Executive Secretary:*  
Daniel R. Green

**Voting Hearing Agenda**  
**August 28, 2025**  
(all commissioners present)

**Licensed Premise Inspection Hearing on Tuesday, August 26, 2025**

**1. Unity Sports & Cultural Club, Inc.**

Doing business as: Unity Sports

Location: 10 Dunbar Ave Dorchester, MA 02124

License#: LB-99219, Notice/Violation#: 072318 3/2925, Category: CV7AL

Date: 03/22/2025

Notice: Assault and battery patron on patron in violation of M.G.L. ch. 138 s. 64, ch. 265 s. 13A.

**No violation**

---

**2. 443 Broadway, LLC**

Doing business as: Capo

Location: 439 - 441 W Broadway South Boston, MA 02127

License#: LB-99447, Notice/Violation#: 010110, Category: CV7AL

Date: 05/03/2025

Notice: Assault and battery dangerous weapon patron on patron in violation of M.G.L. ch. 138 s. 64, ch. 265 s. 15A.

**No Violation**

---

**3. Paige Hospitality, Inc.**

Doing business as: Hava Lounge

Location: 246 Tremont St Boston, MA 02116

License#: LB-99200, Notice/Violation#: 017681, Category: CV7AL

Date: 05/04/2025

Notice: Indecent assault and battery patron on patron in violation of M.G.L. ch. 138 s. 64, ch. 265 s. 22.

**Deferred to allow the Licensee and/or Boston Police to submit video evidence**

---

#### **4. K & G Entertainment LLC**

Doing business as: Sidebar  
Location: 14 - 16 Bromfield St Boston, MA 02108  
License#: LB-99416, Notice/Violation#: 037840, Category: CV7AL  
Date: 05/09/2025  
Notice: Assault and battery employee on patron in violation of M.G.L. ch. 138 s. 64, ch. 265 s. 13A.

#### **Rescheduled to the next available hearing date**

---

#### **5. Stark Hospitality, LLC**

Doing business as: Hue  
Location: 90 Exeter St Boston, MA 02116  
License#: LB-99067, Notice/Violation#: 022464, Category: CV7AL  
Date: 05/18/2025  
Notice: Assault and battery patron on patron (sidewalk) in violation of M.G.L. ch. 138 s. 64, ch. 265 s. 13A.

#### **No Violation**

---

#### **6. Game on Fenway, LLC**

Doing business as: Game on Sports Café  
Location: 72 - 82 Lansdowne Boston, MA 02215  
License#: LB-98928, Notice/Violation#: 004233, Category: CV7AL  
Date: 05/09/2025  
Notice: Assault and battery patron on patron in violation of M.G.L. ch. 138 s. 64, ch. 265 s. 13A.

#### **No Violation**

---

#### **7. Land Of Pizza**

Location: 445 W Broadway South Boston, MA 02127  
License#: LB-99900, Notice/Violation#: 020867, Category: CVICT  
Date: 06/19/2025  
Notice: Premise open after license premise hours (12:50 am) in violation of M.G.L. ch. 140 s. 9.

#### **Incident to be docketed**

**The Board notes that the Licensee has filed an application to extend their closing hour**

---

## **8. Huntington Market, Inc.**

Doing business as: Huntington Liquors

Location: 303 Huntington Av Boston, MA 02115

License#: LB-101894, Notice/Violation#: INFOHEARING, Category: RETAL

Date: 08/07/2025

Notice: Informational hearing regarding the Licensee's legal right to occupy the Licensed Premise; the execution and filing of the annual renewal application for the Licensee entity; and non-use of the License in violation of M.G.L. ch. 138 s. 16A, s. 23, s. 64, s.77; and Board's Rule 1.07A, 1.07I, 1.15A(3), 1.15A(4).

**Cancellation hearing scheduled for September 30, 2025, unless a prior application to transfer or relocate the license is filed with the Board**

---

### **Transactional Hearing on Wednesday, August 27, 2025**

#### **1. Cuong & Marvin, Inc.**

Doing business as: Baguette Cafe

224 Newbury St, Boston, MA 02116

License #: LB-605859

Has applied for a Common Victualler License to be exercised on the above - 1,445SF Café located on the lower level of the first floor, with a seating capacity of 27, a centrally located bathroom, kitchen and prep area in the back, and two exits, one at the front and one at the rear, with no patio space.

Manager: John Bui

Hours of Operation: 10:00 AM to 10:00 PM

#### **Granted**

---

#### **2. GHCC Lyrik Store, LLC**

Doing business as: George Howell Coffee

400 Newbury St, Boston, MA 02115

License #: LB-604772

Has applied for a Common Victualler License to be exercised on the above - 1,124SF Full-service café/restaurant with 44 indoor seats. The space features a rear kitchen, two restrooms, and office and storage space on the mezzanine level. Includes a private seasonal patio (March through November) with 14 seats, operating during the same hours as the indoor space.

Manager: Rebecca Fitzgerald

Hours of Operation: 7:00 AM to 11:00 PM

#### **Granted**

---

### **3. Cantina Hospitality, LLC**

Doing business as: Taco Bell  
288 Washington St, Brighton, MA 02135  
License #: LB-606086

Has applied for a Common Victualler License to be exercised on the above - The 1,370SF Single-story space features a customer lobby and service counter with a pickup window in the front, and a kitchen and employee restroom located in the rear.

Manager: Nelson Aguero  
Hours of Operation: 8:00 AM to 3:00 AM  
Attorney: Thomas P Miller

**Granted, with closing hours of 3:00 AM Sunday-Thursday and 3:30 AM Friday-Saturday**

---

### **4. BJM Group, LLC**

Doing business as: El Jefe's Taqueria of Kenmore Square  
533 Commonwealth Ave, Boston, MA 02215  
License #: LB-582213

Holder of a Common Victualler License has petitioned to Change the Closing Hour of the licensed business - From: 2:00 AM Closing 7 Days per week To: 3:00 AM Closing 7 Days per week.

**Granted**

---

### **5. Trustees of Boston University**

Doing business as: Boston University  
126 Bay State Rd, Boston, MA 02215  
License #: LB-605669

Has applied for a Dormitory License to be exercised on the above: Four-story building consisting of 11 rooms and 21 residents: 2 rooms on the first floor, 3 rooms on the second floor, 4 rooms on the third, 2 rooms on the fourth floor.

Manager: Nishmin Kashyap

**Granted**

---

### **6. Trustees of Boston University**

Doing business as: Boston University  
13 Buswell St, Boston, MA 02215  
License #: LB-605672

Has applied for a Dormitory License to be exercised on the above: Four-story building consisting of 11 rooms and 24 residents: 1 room in the basement, 1 room on the first floor, 3 rooms on the second floor, 4 rooms on the third floor, 3 rooms on the fourth floor.

Manager: Nishmin Kashyap

**Granted**

---

## **7. Healing Homes of Boston, LLC**

162 Saint Botolph St, Boston, MA 02115

License #: LB-605591

Has applied for a Lodging House License to be exercised on the above -4-story building with 3 rooms in the basement, 3 rooms on the first floor, 3 rooms on the second floor, 3 rooms on the third floor. 12 rooms total with 24 Lodgers total. All units contain a living or sleeping area, kitchenette and bathroom. No common Space.

Manager: Sean Metzinger

Attorney: Jeffrey R. Drago

---

### **Granted**

---

## **8. Healing Homes of Boston, LLC**

164 Saint Botolph St, Boston, MA 02115

License #: LB-605592

Has applied for a Lodging House License to be exercised on the above -4-story building with 3 rooms in the basement, 3 rooms on the first floor, 3 rooms on the second floor, 3 rooms on the third floor. 12 rooms total with 23 Lodgers total. All units contain a living or sleeping area, kitchenette and bathroom. No common Space.

Manager: Sean Metzinger

Attorney: Jeffrey R. Drago

---

### **Granted**

---

## **9. Healing Homes of Boston, LLC**

172 Saint Botolph St, Boston, MA 02115

License #: LB-605594

Has applied for a Lodging House License to be exercised on the above -4-story building with 3 rooms in the basement, 3 rooms on the first floor, 3 rooms on the second floor, 3 rooms on the third floor. 12 rooms total with 23 Lodgers total. All units contain a living or sleeping area, kitchenette and bathroom. No common Space.

Manager: Sean Metzinger

Attorney: Jeffrey R. Drago

---

### **Granted**

---

## **10. Healing Homes of Boston, LLC**

174 Saint Botolph St, Boston, MA 02115

License #: LB-605593

Has applied for a Lodging House License to be exercised on the above -4-story building with 3 rooms in the basement, 3 rooms on the first floor, 3 rooms on the second floor, 3 rooms on the third floor. 12 rooms total with 28 Lodgers total. All units contain a living or sleeping area, kitchenette and bathroom. No common Space.

Manager: Sean Metzinger

Attorney: Jeffrey R. Drago

---

### **Granted**

---

## **11. Healing Homes of Boston, LLC**

177 Saint Botolph St, Boston, MA 02115

License #: LB-605595

Has applied for a Lodging House License to be exercised on the above - 4 story building with 3 rooms in the basement, 3 rooms on the first floor, 3 rooms on the second floor, 2 rooms on the third floor. 11 rooms total with 23 Lodgers total. All units contain a living or sleeping area, kitchenette and bathroom. No common Space.

Manager: Sean Metzinger

Attorney: Jeffrey R. Drago

---

### **Granted**

---

## **12. Healing Homes of Boston, LLC**

185 Saint Botolph St, Boston, MA 02115

License #: LB-605596

Has applied for a Lodging House License to be exercised on the above - 4 story building with 3 rooms in the basement, 3 rooms on the first floor, 3 rooms on the second floor, 3 rooms on the third floor. 12 rooms total with 27 Lodgers total. All units contain a living or sleeping area, kitchenette and bathroom. No common Space.

Manager: Sean Metzinger

Attorney: Jeffrey R. Drago

---

### **Granted**

---

## **13. Emmanuel Enterprises, LLC**

71-73 Meridian St, East Boston, MA 02128

License #: LB-101611

Holder of a General On Premise Wines and Malt Beverages with Liqueurs License has petitioned to change the manager of the licensed business - From: Edgar Ospina To: Karen Abourjaili.

Attorney: Michael W. Ford

---

### **Granted**

---

**14. Boston Hospitality Partners, LLC**

Doing business as: The Connector and the Collective  
115 Federal St, Boston, MA 02110

License #: LB-99316

Holder of a Common Victualler 7 Day All-Alcoholic Beverages License has petitioned to change the manager of the licensed business – From: Sasha Nisenbaum To: Derian Restrepo Mejia.

Attorney: Thomas P. Miller

**Granted**

---

**15. Colwen Management, Inc.**

Doing business as: AC Hotel by Marriott Cleveland Circle  
399 Chestnut Hill Ave, Brighton, MA 02135

License #: LB-99404

Holder of an Innholder All-Alcoholic Beverages License has petitioned to change the manager of the licensed business - From: Patrick Brown To: Neil Dang.

Attorney: Jon D. Aieta

**Granted**

---

**16. Global Montello Group Corp.**

Doing business as: Global Montello Group Corp. #2777  
470 Meridian St, East Boston, MA 02128

License #: LB-525498

Holder of a Retail Package Store All-Alcoholic Beverages License has petitioned to change the manager of the licensed business - From: William Bruce To: Ekramul Pijon.

Attorney: Jon D. Aieta

**Granted**

---

**17. Tuscan Kitchen of Boston, LLC**

Doing business as: Tuscan Kitchen  
53 Northern Ave, Boston, MA 02210

License #: LB-99169

Holder of a Common Victualler 7 Day All-Alcoholic Beverages License has petitioned to change the manager of the licensed business – From: Damaris Cercet To: Joseph J. Esposito.

**Granted**

---

**18. Boston Garden Fours, LLC**

Doing business as: Scores  
166 Canal St, Boston, MA 02114  
License #: LB-98972

Holder of a Common Victualler 7 Day All-Alcoholic Beverages License has petitioned to change the manager of the licensed business – From: Madison Kelly McNamee To: Thomas Michael Murphy.  
Attorney: Michael W. Ford

**Granted**

---

**19. Swingers Bos, LLC**

Doing business as: Swingers  
777 Boylston St, Boston, MA 02116  
License #: LB-99168

Holder of a Common Victualler 7 Day All-Alcoholic Beverages License has petitioned to change the manager of the licensed business – From: Bruno Marini To: Daniel J. Ceppetelli.  
Attorney: Jon D. Aieta

**Granted**

---

**20. Harvard Club of Boston**

374-380 Commonwealth Ave, Boston, MA 02215  
License #: LB-98781  
Holder of a Club All-Alcoholic Beverages License has petitioned for a change of Officers/Directors.  
Attorney: Thomas P. Miller

**Granted**

---

**21. CHLN, Inc.**

Doing business as: The Chart House  
58-60 Long Wharf, Boston, MA 02110  
License #: LB-99129  
Holder of a Common Victualler 7 Day All-Alcoholic Beverages License has petitioned for a change of Officers/Directors  
Attorney: Elizabeth Pisano

**Granted**

---

**22. The Oceanaire Restaurant Company, Inc.**

Doing business as: The Oceanaire Seafood Room

40 Court St, Boston, MA 02108

License #: LB-99069

Holder of a Common Victualler 7 Day All-Alcoholic Beverages License has petitioned for a change of Officers/Directors.

Attorney: Elizabeth Pisano

**Granted**

---

**23. Boston Palm Corporation**

Doing business as: Boston Palm

1 International Place, Boston, MA 02110

License #: LB-99007

Holder of a Common Victualler 7 Day All-Alcoholic Beverages License has petitioned for a change of Officers/Directors.

Attorney: Elizabeth Pisano

**Granted**

---

**24. Boston Ocean Club, LLC**

Doing business as: Mastro's Ocean Club

22 Liberty Drive, Boston, MA 02210

License #: LB-99162

Holder of a Common Victualler 7 Day All-Alcoholic Beverages License has petitioned for a change of Officers/Directors/LLC Managers.

Attorney: Elizabeth Pisano

**Granted**

---

**25. Morton's of Chicago/Boston Seaport, LLC**

Doing business as: Morton's Steakhouse

2 Seaport Lane, Boston, MA 02210

License #: LB-99445

Holder of a Common Victualler 7 Day All-Alcoholic Beverages License has petitioned for a change of Officers/Directors/LLC Managers.

Attorney: Elizabeth Pisano

**Granted**

---

## **26. Del Frisco's of Boston, LLC**

Doing business as: Del Frisco's  
230 Northern Ave, Boston, MA 02210  
License #: LB-99080  
Holder of a Common Victualler 7 Day All-Alcoholic Beverages License has petitioned for a change of Officers/Directors/LLC Managers.  
Attorney: Elizabeth Pisano

### **Granted**

---

## **27. Allston Live Concessions, LLC**

Doing business as: O'Brien's Pub  
3 Harvard Ave, Allston, MA 02134  
License #: LB-99094  
Holder of a Common Victualler 7 Day All-Alcoholic Beverages License has petitioned to pledge the license to OceanFirst Bank N.A.  
Attorney: Elizabeth Pisano

### **Granted**

---

## **28. Camilo Liquors, Inc.**

Doing business as: Camilo Liquors  
280 Centre St, Jamaica Plain, MA 02130  
License #: LB-101954  
Holder of a Retail Package Store All-Alcoholic Beverages License has petitioned for a change of Stock Interest. Secondly, has petitioned for a change of Officers/Directors. Lastly, has petitioned to change the DBA of the licensed business - From: Camilo Liquors To: Camilo Market.  
Attorney: Jennifer Allen

### **Granted**

---

## **29. Ferment, LLC**

Doing business as: Streetcar  
488 Centre St, Jamaica Plain, MA 02130  
License #: LB-102055  
Holder of a Retail Package Store Wines and Malt Beverages License has petitioned to change the category of the licensed business- From: Retail Package Store Wines and Malt Beverages To: Retail Package Store All-Alcoholic Beverages.

### **Granted**

**Condition: No nips/miniature bottles**

---

### **30. Beantown Burger Company**

Doing business as: Boston Burger Company  
1100 Boylston St, Boston, MA 02115

License #: LB-99680

Holder of a Common Victualler 7 Day Wines and Malt Beverages License has petitioned to change the classification of its license -To Wines, Malt Beverages and Liqueurs pursuant to the authority contained in Chapter 481 of the Acts of 1993. Secondly, has petitioned to change the manager of the licensed business - From: Abby Adams To: Paul Malvone.

#### **Granted**

---

### **31. SAE Enterprises, Inc.**

Doing business as: Mission Hill Liquors  
1623 Tremont St, Boston, MA 02120

License #: LB-101923

Holder of a Retail Package Store All-Alcoholic Beverages License has petitioned to transfer the license from the above - To: Sip City Liquors, Inc. dba Sip City Liquors (at the same location). Sushila Patel, Manager. 11:00 PM Closing Hour. Updating the description of premise as follows: 2,289 sf TOTAL: 1,057 sf in one room on ground level with main sales floor area and storage in rear and 1,232 sf in basement for storage. One main entrance/ exit on Tremont Street. Additionally, has petitioned to pledge the license to Rockland Trust Company.

Attorney: Kristen L. Scanlon

#### **Granted**

---

### **32. Leinster Group, Inc.**

Doing business as: Scholars  
25 School St, Boston, MA 02108

License #: LB-99283

Holder of a Common Victualler 7 Day All-Alcoholic Beverages License has petitioned to transfer the license from the above - To: Off the Rails Boston, LLC dba Scholars (at the same location). Christopher Besaw, Manager. 2:00 AM Closing Hour. Updating the description of premise as follows: Total 10,200 Sq. Ft. consisting of one large room on the first floor with bar, kitchen in rear, and one room on the mezzanine level with bar totaling 9,885 Sq. Ft. and 315 Sq. Ft. in basement for storage; Entrance on School Street; Exit at rear on Pie Alley. Additional exits to adjacent space at 27 School Street located on first floor and mezzanine level. Capacity breakdown: 1st fl - 37 @ bar stools, 120 @ tables & chairs, 68 standing; 2nd fl - 40 @ bar stools, 37 @ tables & chairs, 84 standing.

Attorney: Tyler Henseler

#### **Granted**

---

### **33. Leonid Wine Co, Inc.**

Doing business as: Southie Liquor  
399 West Broadway, South Boston, MA 02127  
License #: LB-101849

Holder of a Retail Package Store All-Alcoholic Beverages License has petitioned to transfer the license from the above - To: Bhagwan Corporation dba Southie Liquor (at the same location). Bhaveshkumar Patel, Manager. 11:00 PM Closing Hour. Updating the description of premise as follows: (1500SF) On street level; in one room on the first floor; basement for storage. One customer entrance/exit on first floor, one staff exit in basement. Additionally, has petitioned to pledge the license and inventory to Leonid Wine Co., Inc.

Attorney: Jackson L. Christian

#### **Granted, with Ravi Patel as Manager of Record**

---

### **34. Iconic Food and Beverage Company, LLC**

Doing business as: Fairmont Copley Plaza Hotel  
138-150 Saint James Ave, Boston, MA 02116  
License #: LB-101636

Holder of an Innholder All-Alcoholic Beverages License has petitioned to transfer the license from the above - To: Iconic Copley Plaza Hotel, LLC dba Fairmont Copley Plaza Hotel (at the same location). Tabish Siddiquie, Manager. 2:00 AM Closing Hour. Updating the description of premise as follows: 9-story hotel building, approx. 370,000sf, 383 guest rooms/suites, restaurant, bar, 3 lounges, 2 kitchens, gift shop, fitness center, grand ballroom, 15 meeting room/function spaces, lobby & other common spaces. Seasonal sidewalk cafe (Apr.30-Nov.15) on section of public sidewalk in front of 138 St. James Ave.(50 patrons; 11:30 AM-Midnight). Additionally, has petitioned to pledge the license to Credit Agricole Corporate and Investment Bank.

Attorney: Corey J. Wilk

#### **Granted**

---

### **35. Lincoln Street Property Owner, LLC**

1 Lincoln St, Boston, MA 02111

License #: LB-98912

Holder of a Common Victualler 7 Day All-Alcoholic Beverages License has petitioned to transfer the license from the above - To: 1 Lincoln TRS, LLC (at the same location). Jason Austin, Manager. 2:00 AM Closing Hour. Secondly, has petitioned to amend the description of premise - From: +/- 13,152 sq. ft. on ground floor of 36 story, 1.1 million square feet office tower: +/- 5,273 of restaurant space, +/- 1,527 whiskey bar, and +/- 6,325 lobby bar. To: +/- 17,063 sf on the first (1st) floor including a restaurant, lobby bar, whiskey bar, and library/lounge area; +/- 19,733 sf on the seventh (7th) floor, including an event bar, catering kitchen, conference rooms, social lounge, pool room, and +/- 1,759 sf of corridor and elevator lobby space; and +/- 14,823 sf of outdoor space on the eight (8th) floor, including an entertainment deck, turf, and walking path, and +/- 1,926 sf of corridor and elevator lobby space. Lastly, has petitioned for an approval of a Management Agreement between 1 Lincoln TRS, LLC and Flik International Corp.

Attorney: Michael P. Ross

**Granted**

**License not to be issued until the Board has received confirmation from the Leather District Neighborhood Association that the community process has been completed**

---

### **36. Lord Hobo Drydock, LLC**

Doing business as: Lord Hobo Taphouse

2 Drydock Ave, Boston, MA 02210

License #: LB-99328

Holder of a Common Victualler 7 Day All-Alcoholic Beverages License has petitioned to transfer the license and the location - From: Lord Hobo Drydock, LLC located at 2 Drydock Ave, Boston, MA 02210 To: Haidilao Hot Pot MA, Inc. dba Haidilao Hot Pot located at 601 Washington St, Boston, MA 02111. Kai Yang, Manager. 2:00 AM Closing Hour. Premise consists of - In one large room on ground floor with various seating areas and dining tables (seating for 248), kitchen, storage, restrooms and office space in rear. All comprised of approximately 9,232sf with 1 entrance and 3 exits.

Attorney: Dennis A. Quilty

**Granted**

---

### **37. D Street Music, LLC**

Doing business as: D's Keys Dueling Pianos

391 D St, Boston, MA 02210

License #: LB-99070

Holder of a Common Victualler 7 Day All-Alcoholic Beverages License has petitioned to transfer the license and the location - From: D Street Music, LLC located at 391 D St, Boston, MA 02210 To: Proctor Restaurant Enterprise, Inc. dba LuXXor/The Bloom Room located at 28-30 Kingston St, Boston, MA 02111. Ravinder Shahani, Manager. 2:00 AM Closing Hour. Premise consists of - In one large room on ground floor comprised of various dining areas (74 seats) and bar with seating for 8 patrons, kitchen in rear; together with room on lower level with additional dining areas (19 seats) and bar with seating for 12 patrons; food prep, storage, office space and restrooms on lower level. All together comprised of 1,529 sf with one entrance and four exits. (aka 100-106 Bedford St).

Additionally, has petitioned to provide Bottle Service for up to 11 tables on the first floor and 5 tables on the lower level.

Attorney: Dennis A. Quilty

#### **Granted**

**License not to be issued Board has received confirmation from the Downtown Boston Neighborhood Association that the community process has been completed**

---

### **38. Navy Yard Market, LLC**

Doing business as: Golden Goose Market

1 First Ave, Charlestown, MA 02129

License #: LB-601424

Has applied for a Retail Package Store Wines and Malt Beverages License to be exercised on the above - Located in Building 34 of 1 First Avenue of the Charlestown Navy Yard. In one large room on ground floor with market area, order counter, and prep area and office space in rear; together with one additional room on ground floor for additional market space and coolers. All together comprised of approximately 3,600 sf on the ground floor with 1 entrance and 2 exits.

Manager: Stephen DeAngelis

Closing Time: 11:00 PM

Attorney: William G. Ferullo

#### **Deferred to correct defective legal advertisement**

---

**THE FOLLOWING APPLICATIONS WERE NOT COMPLETE PRIOR TO THE MAY 23 APPLICATION DEADLINE. THE BOARD WILL DEFER DELIBERATION UNTIL THE NEXT APPLICATION DEADLINE HAS PASSED.**

---

**39. Perch, LLC**

Doing business as: Perch  
102 Waltham St, Boston, MA 02118  
License #: LB-605364

Has applied for a Common Victualler 7 Day Wines and Malt Beverages License to be exercised on the above - One floor, one room, open-kitchen concept with 383 sq. ft. 12 seats. One entrance/ exit on Waltham Street.

Manager: Renee Minahan  
Closing Time: 10:00 PM  
Attorney: Jennifer Allen

**Deferred**

---

**40. Jimothy, LLC**

Doing business as: Roza Lyons  
709 East Broadway, South Boston, MA 02127  
License #: LB-605351

Has applied for a Common Victualler 7 Day All-Alcoholic Beverages License to be exercised on the above - Roza Lyons is a single room, one level restaurant and bar consisting of 1233SF on the main level and 1163SF on the basement level giving a total of 2396SF with 1 entrance and 2 exits. Main level includes dining room with 11 tables, wet bar with 13 seats and a dry bar with 4 stools. Basement includes office, prep and storage area. We also have a seasonal 240 SF street patio from May 1st to Oct 31st annually, with a closing hour of 10:00PM Sunday to Thursday, 11:00PM Friday and Saturday.

Manager: Robert Fitzharris  
Closing Time: 1:00 AM

**Deferred**

---

## **Non-Hearing Transactions**

**The following are applying for a new Common Victualler License at a previously licensed location:**

### **1. WM Brewing Co. Inc.**

Doing business as: Widowmaker Brewing Taproom & Kitchen  
190 N. Beacon St., Brighton, MA 02135

License #: LB-604665

Has applied for a Common Victualler License to be exercised at a previously licensed location - 4,550SF Restaurant with an on-site brewery located on a single floor. The establishment features 88 indoor seats and a full kitchen positioned in the center of the building, separated from both the dining area and the brewery, which is located at the rear. A private, seasonal outdoor patio (operating April through November) is also included and maintains the same business hours as the interior.

Manager: Ryan Lavery

Hours of Operation: 12:00 PM to 11:00 PM

**Granted**

---

### **2. Shah Company Inc**

Doing business as: Boston Tasty Chicken  
1251 River St., Hyde Park, MA 02136

License #: LB-604726

Has applied for a Common Victualler License to be exercised at a previously licensed location - The space is 615 SF. Upon entry, there is an open area with a counter, and behind the counter is the kitchen.

Manager: Shah Saud

Hours of Operation: 10:30 AM to 9:30 PM

**Granted**

---

### **3. Boonmaroy LLC**

Doing business as: Pho Zabb  
1799 Commonwealth Av., Brighton, MA 02135

License #: LB-605095

Has applied for a Common Victualler License to be exercised at a previously licensed location - 1,650SF Full-service restaurant. The first floor features 45 seats and a full kitchen located at the rear. The basement includes storage space, an office, and two bathrooms.

Manager: Suphattha Siamseranee

Hours of Operation: 11:30 AM to 11:00 PM

**Granted**

---

#### **4. Overtime Eats LLC**

Doing business as: Overtime  
252 Friend St., Boston, MA 02114  
License #: LB-605821

Has applied for a Common Victualler License to be exercised at a previously licensed location - Single floor approx 250 SF consisting of one main room with no customer seating. Orders are placed at the front counter and customers wait outside for pick up through the window or over the counter. Kitchen, employee bathroom ( no public bathroom), storage and prep in basement. Public seasonal (April-November) outdoor patio 187 SF with seating for approx. 5 tables. 1 Entrance/Exit.

Manager: Matthew Pasquale  
Hours of Operation: 3:00 PM to 3:00 AM

---

#### **Granted**

---

#### **5. PPT Hospitality LLC**

Doing business as: Klin Thai West Roxbury  
1894 Centre St., West Roxbury, MA 02132  
License #: LB-606014

Has applied for a Common Victualler License to be exercised at a previously licensed location - The premises is a 1,400SF Full-service restaurant with takeout, located on the first floor. The dining area includes 16 seats, with a full kitchen located at the rear of the space. There is one all-gender, ADA-compliant restroom available for customer use. The basement level is used for storage and office space only.

Manager: Patcharin Jeesom  
Hours of Operation: 11:30 AM to 8:30 PM

---

#### **Granted**

---

#### **The Following have applied to make changes to their existing Common Victualler License:**

#### **1. Kitchens of the Bay State, Inc.**

Doing business as: Boston Chowda  
100-199 Faneuil Hall Market Pl., Boston, MA 02109  
License #: LB-100159  
Holder of a Common Victualler License has petition to remove the Officer from the licensed business location- From: Saed Sadeddin (50 shares)

---

#### **Granted**

---

## **2. Kitchens of the Bay State, Inc.**

Doing business as: The Dog House  
6 Faneuil Hill Sq., Boston, MA 02109  
License #: LB-100478

Holder of a Common Victualler License has petition to remove the Officer from the licensed business location- From: Saed Sadeddin (50 shares) Secondly, has petitioned to change the Ownership Interest of the license business- From: Lindsay Rosado ( 800 shares) , Michael Lamattina (800 shares) To: Lindsay Rosado ( 300 shares) , Michael Lamattina (300 shares)

**Granted**

---

## **3. Kitchens of the Bay State, Inc.**

Doing business as: Wicked Lobsta  
300 Faneuil Hall Marketplace, Boston, MA 02109  
License #: LB-101176

Holder of a Common Victualler License has petition to remove the Officer from the licensed business location- From: Saed Sadeddin (7.50 shares) Secondly, has petitioned to change the Ownership Interest of the license business- From: Lindsay Rosado ( 46.25 shares) , Michael Lamattina (46.25 shares) To: Lindsay Rosado ( 300 shares) , Michael Lamattina (300 shares)

**Granted**

---

## **4. Spaulding Rehabilitation Hospital, Corp.**

300 First Av., Charlestown, MA 02129  
License #: LB-101267

Holder of a Common Victualler License has petitioned to change the Manager of the licensed business From: Dr. Ross Zafonte To: Gregory Jackson

**Granted**

---

## **5. Bruegger's Enterprises, Inc.**

Doing business as: Bruegger's Bakery and Timothy's World Coffee  
631A - 683 VFW Pw., Chestnut Hill, MA 02467  
License #: LB-100849

Holder of a Common Victualler License has petition to remove the Officer's from the licensed business location- From: Aaron Mohr (License Coordinator) & Jose Duenas (CEO)

**Granted**

---

## **6. Bruegger's Enterprises, Inc.**

Doing business as: Bruegger's Bagel Bakery  
375 Longwood Av., Boston, MA 02215

License #: LB-100333

Holder of a Common Victualler License has petition to remove the Officer's from the licensed business  
location- From: Aaron Mohr (License Coordinator) & Jose Duenas (CEO)

**Granted**

---

## **7. Clover Fast Food, Inc.**

Doing business as: Clover Food Lab, Inc.  
800 Boylston St., Boston, MA 02199

License #: LB-458218

Holder of a Common Victualler License has petitioned to change the Manager of the licensed business  
From: Jasper Hoitsma To: Kevin Lawton-Smyth

**Granted**

---

## **8. Clover Fast Food, Inc.**

Doing business as: Clover Fast Food, Inc.  
360 Longwood Av., Boston, MA 02215  
License #: LB-583966

Holder of a Common Victualler License has petitioned to change the Manager of the licensed business  
From: Jasper Hoitsma To: Kevin Lawton-Smyth

**Granted**

---

## **9. Bakey, Inc.**

Doing business as: Bakey  
151 Tremont St., Boston, MA 02111  
License #: LB-458127

Holder of a Common Victualler License has petitioned to change the Manager of the licensed business  
From: Graham Theodore To: Brijesh KC

**Granted**

---

**The Following have applied for a One Day Amendment to Existing License:**

**1. The Catered Affair, Inc**

Doing business as: The Catered Affair  
700 Boylston St., Boston, MA 02116

License #: LB-99386

Has applied for a one day amendment to existing license to include extending closing time for a wedding on September 6, 2025 between the hours of 7 p.m. - 1:30 a.m.

Manager: Alexander Marconi

**Granted**

---

**2. GTI Properties Inc.**

Doing business as: The Power Station  
530 Harrison Av., Roxbury, MA 02118

License #: LB-99379

Has applied for a one day amendment to existing license to include a later bar closure time for a wedding on September 27, 2025 between the hours of 7 p.m. - 1 a.m.

Manager: Gianpaulo Nicosia

**Granted**

---

**3. Boston Lodge No.10 B.P.O.E**

Doing business as Boston Lodge of Elks #10  
1 Morrell St., West Roxbury, MA 02132

License #: LB-98788

Has applied for a one day amendment to existing license to include extending the license out to the contiguous parking lot for "Annual Cigar Event" on September 13, 2025 between the hours of 10 a.m. - 6 p.m.

Manager: Michael Cooper

**Granted**

---

**4. Adare, Inc**

Doing business as: Ned Devine's  
2201 Faneuil Hall Market Place, Boston, MA 02109

License #: LB-99128

Has applied for a one day amendment to existing license to include extending license onto the contiguous space of the Upper rotunda of Quincy Market Building for "The Bogosplit Fashion Show" on September 13, 2025 between the hours of 5 p.m. - 10 p.m.

Manager: Michael Carlisle

**Granted**

---

## **5. AHF Speedway Holdings**

Doing business as: Charles River Speedway  
1420 Soldiers Field Rd., Brighton, MA 02135  
License #: LB-464491

Has applied for a one day amendment to existing license to include a “Patio Extension” on September 2-6, 8-17, 19-30, 2025 between the hours of 12 p.m. - 11 p.m.

Manager: Jenna Chillington

**Granted**

---

## **6. Trustees of Boston University**

Doing business as: Agganis Arena  
925 Commonwealth Av., Boston, MA 02215  
License #: LB-98798

Has applied for a one day amendment to existing license to include extending license to the Arena Floor for the “Ray Bourque Family Foundation Captains Ball in honor of Pete Frates” on September 25, 2025 between the hours of 7 p.m. - 11 p.m.

Manager: Kristoffer Brassil

**Granted**

---

## **7. Mass Bay Brewing Co.**

Doing business as: Harpoon Brewery  
306 Northern Av., Boston, MA 02210  
License #: LB-99689

Has applied for a one day amendment to existing license to include extending into the Ray Flynn Marine Park for “The Chiclets Cup Street Hockey Tournament” on September 25, 2025 between the hours of 5 - 9 p.m., and September 26-27, 2025 between the hours of 10 a.m. - 9 p.m.

Manager: Charles Storey

**Granted**

---

## **8. Mass Bay Brewing Co.**

Doing business as: Harpoon Brewery  
306 Northern Av., Boston, MA 02210  
License #: LB-99689

Has applied for a one day amendment to existing license to include extending onto the parking lots adjacent to the brewery for “The Harpoon Octoberfest & Dogtoberfest” on October 3, 2025 between the hours of 6 p.m. - 11 p.m., October 3, 2025 between the hours of 6 p.m. - 11 p.m., October 4, 2025 between the hours of 12 p.m. - 7 p.m. October 5, 2025 between the hours of 10 a.m. - 2 p.m. between the hours of Manager: Charles Storey

**Granted**

---

**9.\_LL RP 319A Street**

Doing business as: Citrus & Salt  
319 to 321 A St., Boston, MA 02210

License #: LB-99262

Has applied for a one day amendment to existing license to include extension of closing hours for a “Wedding After Party” on September 21, 2025 between the hours of 12:00 a.m. - 2:00 a.m.

Manager: Kelly McNally

**Granted**

---

**All Special One Day Alcohol Licenses have been approved**

---

**Old and New Business:**

1. The Board deferred the following application: Bon Sole Market, LLC d/b/a Bon Sole Market, located at 48 Blue Hill Ave, Roxbury, MA 02119 License #: LB-603679. Has applied for a Retail Package Store Wines and Malt Beverages License to be exercised on the above - 2100 SF Convenience/Grocery store located on the first floor of a mixed-use building with 1 entrance/ 1 exit. Front of the store contains (3) 2-door coolers, shelves for snacks, and checkout area. Back of store contains (3) additional 2-door coolers and shelves for groceries and storage. Manager: Mac-Clen Pierre Closing Time: 11:00 PM

**Granted**

---

2. The Board deferred the following application: Aguasvivas Market, Inc. d/b/a Aguasvivas Market, located at 926 Morton St, Dorchester, MA 02124 License #: LB-603676. Has applied for a Retail Package Store Wines and Malt Beverages License to be exercised on the above - 820SF convenience store on 1 floor with 1 entrance/2 exits. As you walk in, the service counter is to the left; shelving units and refrigerators throughout; additional 820SF in the basement for storage only. Manager: Angel Aguasvivas Lara Closing Time: 11:00 PM Attorney: Travis J. Jacobs

**Rejected without prejudice**