



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
July 31, 2025
(all commissioners present)

Licensed Premise Inspection Hearing on Tuesday, July 29, 2025

1. Paga, Inc.

Doing business as: Icon
Location: 100B Warrenton St Boston, MA 02116
License#: LB-101566, Notice/Violation#: 017349, Category: GOPAL
Date: 01/24/2025
Notice: Assault and battery with a dangerous weapon in violation of M.G.L. ch. 138 s. 64, ch. 265 s. 15A.

Deferred to allow Licensee to submit internal report of the incident

2. Massachusetts Sportservice, Inc.

Doing business as: Td Garden
Location: 100 Legends Wy Boston, MA 02114
License#: LB-98975, Notice/Violation#: 020855, 5/7/25, Category: CV7AL
Date: 04/08/2025
Notice: Indecent assault and battery patron on employee (intoxicated-under 21) in violation of M.G.L. ch. 138 s. 64, ch. 265 s. 22.

No Violation

3. Metro Dining, Inc.

Location: 32 - 34 Harvard Av Allston, MA 02134
License#: LB-99095, Notice/Violation#: 007527, 5/17/25, Category: CV7AL
Date: 05/16/2025
Notice: Assault and battery by means of a dangerous weapon (gun) employee on patron in violation of M.G.L. ch. 138 s. 64, ch. 265 s. 15A.
No person in charge in violation of M.G.L. ch. 138 s. 64.

Deferred to allow the Board to review submitted documents

4. Den Cinco, LLC

Doing business as: Borrachito/The Garret Boston

Location: 70 Pier 4 Bl Boston, MA 02210

License#: LB-99318, Notice/Violation#: 020087, Category: CV7AL

Date: 04/13/2025

Notice: Overcrowding - 148 mechanical count, capacity 107 in violation of M.G.L. ch. 138 s. 64 and Board's rule 1.03J, 1.06A,F.

Violation - 2nd Warning

Transactional Hearing on Tuesday, July 29, 2025

1. Park Bagelry & Cafe, LLC

Doing business as: Park Bagelry

280 Western Ave, Allston, MA 02134

License #: LB-603404

Has applied for a Common Victualler License to be exercised on the above -4,728SF Restaurant space supports take-out, dine-in, and counter ordering with seating, featuring a 2,959 square foot first floor that includes food prep, storage, dish room, customer service areas, seating, and three bathrooms; a 1,769 square foot second floor with a kitchen, utility room, and two offices; and a basement designated for employee use only, with a total occupancy of 80 and seating for 53.

Manager: Tucker Lewis

Hours of Operation: 6:00 AM to 10:00 PM

Granted

2. Sodexo Operations, LLC

Doing business as: Chase Sapphire Lounge by the Club

200 Logan Airport Terminal B, East Boston, MA 02128

License #: LB-495217

Holder of an (Airport) Common Victualler 7 Day All-Alcoholic Beverages License has petitioned to change the manager of the licensed business – From: Noah Smith To: Haralambos Geragonis.

Granted

3. Brighton Mass. Lodge #2199 of the Benevolent & Protective Order of Elks

326 Washington St, Brighton, MA 02135

License #: LB-98793

Holder of a Club All-Alcoholic Beverages License has petitioned for a Change of Officers/Directors.

Attorney: Curt Bletzer

Granted

4. American Airlines, Inc.

Doing business as: Admirals Club

Logan Airport, Terminal B, East Boston, MA 02128

License #: LB-98819

Holder of an (Airport) Club All-Alcoholic Beverages License has petitioned for the approval of a Management Agreement between American Airlines, Inc. and SodexoMagic, LLC.

Attorney: Elizabeth Pisano

Granted

5. Shake Shack Massachusetts, LLC

Doing business as: Shake Shack

322-328 Washington St, Boston, MA 02108

License #: LB-99791

Holder of a Common Victualler 7 Day Wines and Malt Beverages with Liqueurs License has petitioned for a change of Ownership Interest. Secondly, has petitioned for a change of Officers/Directors/LLC Managers.

Granted

6. Shake Shack Seaport Boston, LLC

Doing business as: Shake Shack

77 Seaport Blvd, Boston, MA 02210

License #: LB-99834

Holder of a Common Victualler 7 Day Wines and Malt Beverages with Liqueurs License has petitioned for a change of Ownership Interest. Secondly, has petitioned for a change of Officers/Directors/LLC Managers.

Granted

7. Shake Shack Newbury Street Boston, LLC

Doing business as: Shake Shack

234-236 Newbury St, Boston, MA 02116

License #: LB-99539

Holder of a Common Victualler 7 Day Wines and Malt Beverages License has petitioned for a change of Ownership Interest. Secondly, has petitioned for a change of Officers/Directors/LLC Managers.

Granted

8. B M Krupa Corporation

Doing business as: La Bendicion Super Market

32 Bennington St, East Boston, MA 02128

License #: LB-102054

Holder of a Retail Package Store Wines and Malt Beverages License has petitioned to transfer the license from the above - To: Shri Bhrahmani, LLC dba La Bendicion Market (at the same location). Hatishkumar Patel, Manager. 11:00 PM Closing Hour. Updating the description of premise as follows: The premises consists of one floor, 1100 square across one room. There is one entrance and two exits. Attorney: Matthew Porter

Granted

9. Rasik Corporation

Doing business as: Jim's Variety

258 W Fifth St, South Boston, MA 02127

License #: LB-601401

Has applied for a Retail Package Store Wines and Malt Beverages License to be exercised on the above - Premise known as 256 West Fifth Street, South Boston, MA, 02127 - 1999 SF retail store with 1 entrance and 1 exit on 2 floors. 1st floor consists of approximately 1049 SF with various shelving units, coolers, and office. Basement consists of approximately 948 SF for storage.

Manager: Rupalben Patel

Closing Time: 11:00 PM

Attorney: Paul J. Gannon

Granted

Condition: No increase to the amount of floor space dedicated to alcohol, or changes to the floorplan on file with the Board, without Board approval.

Licensee must have a copy of the approved floorplan on the premises at all times

10. 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: Jesse Powers

Closing Time: 11:00 PM

Attorney: William G. Ferullo

Withdrawn

THE BOARD WILL DEFER DELIBERATION ON ITEMS 11-15 AND ITEM 17 UNTIL ALL ALCOHOLIC BEVERAGE LICENSE APPLICATIONS RECEIVED BY MAY 23 HAVE BEEN HEARD

11. Shunny Day, LLC

Doing business as: mondo

563 Columbus Ave, Boston, MA 02118

License #: LB-601426

Has applied for a Common Victualler 7 Day All-Alcoholic Beverages License to be exercised on the above - 1,440sf TOTAL: 950sf in one room on first floor, with main dining area and bar seating.

Kitchen and office in rear. Main

entrance/exit on Columbus Ave. Additional emergency exit in rear of premises; 250sf of storage space in rear; 240sf seasonal outdoor patio (March - October) on private property with seating for 12, closing hour 11pm. Office, storage, & 2nd restroom located at 565 Columbus Ave. Unit C3. Entirety of restaurant premises located at 563 Columbus Ave., Unit C2.

Manager: Spenser Payne

Closing Time: 1:00 AM

Attorney: Kristen L. Scanlon

Deferred

12. El Barrio MX, LLC

Doing business as: El Barrio Mexican Grill

809-811 Harrison Ave, Boston, MA 02118

License #: LB-601427

Has applied for a Common Victualler 7 Day All-Alcoholic Beverages License to be exercised on the above - 850 SF Restaurant space on 1 floor with 2 entrances and 3 exits, to include- dining area with seating for approximately 20; 1 restroom; kitchen and storage in the rear of space; Also to include approximately 500SF for storage only in the basement.

Manager: Joandry J. Vasquez

Closing Time: 11:00 PM

Deferred

13. J.J. & R, LLC

Doing business as: The Mix Vault
720A-720 Shawmut Ave, Roxbury, MA 02119
License #: LB-601428

Has applied for a Common Victualler 7 Day All-Alcoholic Beverages License to be exercised on the above - 3000 SF restaurant and speakeasy on 2 floors with 2 entrances and 2 exits. First floor includes a takeout area and kitchen on the right side of the space. There is a "hidden" door that leads to the left side of the space which holds the bar with seating for 25 and speakeasy; restrooms in the rear; basement for office and storage only.

Manager: Rufus J Faulk
Closing Time: 1:00 AM

Deferred

14. Lisboa Cafe & Mini-Market, LLC

Doing business as: Lisboa Cafe
1078 Dorchester Ave, Dorchester, MA 02125
License #: LB-601455

Has applied for a Common Victualler 7 Day All-Alcoholic Beverages License to be exercised on the above - Approximately 2,540 sq. ft. over two levels within a mixed-use commercial building. The first floor (1,317 sq. ft.) contains a dining area with 49 seats, a full bar, a pastry/coffee counter, and two restrooms. There are two entrances/exits: the main entrance on Dorchester Avenue. The basement level (1,223 sq. ft.) includes the commercial kitchen, storage area, a walk-in cooler, and the third restroom. It also has direct internal stair access from the first floor.

Manager: Keven Landim
Closing Time: 10:00 PM

Deferred

15. AUA168, Inc.

Doing business as: Rice Away
296 Washington St, Brighton, MA 02135
License #: LB-601425

Has applied for a Common Victualler 7 Day All-Alcoholic Beverages License to be exercised on the above -1,560sf total: in one main room on ground floor with main dining area seating, kitchen, and storage in rear. Main entrance/exit on Washington Street; emergency exit in rear of premises.

Manager: Patra Auaapinyakul
Closing Time: 12:00 AM
Attorney: Kristen L. Scanlon

Deferred

16. Hugo and Co Holding, LLC

Doing business as: Berkeley and Stuart Wine Company

40 W Third St, South Boston, MA 02127

License #: LB-601418

Has applied for a Retail Package Store All-Alcohol Beverages License to be exercised on the above - 399 SF Retail space located separately within 7,287SF restaurant with 3 entrances and 3 exits, to include seating for approximately 10 for tasting purposes only.

Manager: Brahm Callahan

Closing Time: 11:00 PM

Attorney: William Kelley

Granted

17. Hugo and Co Holding, LLC

Doing business as: Hugo & Co

40 W Third St, South Boston, MA 02127

License #: LB-601416

Has applied for a Common Victualler 7 Day All-Alcoholic Beverages License to be exercised on the above - Approximately 11,643 SF on two floors, with 7,287 SF on the ground floor, including a 1,081 SF annual, weather-permitting patio on private property with a closing hour of 11:00 PM; 4,356 SF on the second floor, including a 2,231 SF annual, weather-permitting roof deck patio on private property with a closing hour of 11:00 PM. Premise includes 3 entrances and 7 exits, with a total seating capacity of approximately 395, in 7 areas/rooms (including main bar/lounge, multiple dining rooms, kitchen, prep, storage) on the first floor & 4 areas/rooms (including speakeasy bar/lounge) on the second floor.

Manager: Brahm Callahan

Closing Time: 2:00 AM

Attorney: William Kelley

Deferred

Non-Hearing Transactions

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

1. Bakey FH LLC

Doing business as: Bakey

200 - 299 Faneuil Hall Market Pl., Boston, MA 02109

License #: LB-601399

Has applied for a Common Victualler License to be exercised at a previously licensed location - 1,068SF On the first floor of the Quincy Market Building, Space No. Q-2015. Includes a kitchen and food preparation area in the rear, with a service counter in front.

Manager: Or Ohana

Hours of Operation: 8:00 AM to 10:00 PM

Granted

2. Pena Bani Restaurant Inc

Doing business as: Pena Bani Restaurant

4541 Washington St., Roslindale, MA 02131

License #: LB-602028

Has applied for a Common Victualler License to be exercised at a previously licensed location - 2,891SF Full-service restaurant with takeout features 19 seats and a full kitchen at the rear of the main floor, customer restrooms in the back, and a basement for storage and office space.

Manager: Fleming Pena Franco

Hours of Operation: 8:00 AM to 8:00 PM

Granted

3. 27 School Street Cafe LLC

Doing business as: Al's School Street Cafe

27 School St., Boston, MA 02108

License #: LB-602056

Has applied for a Common Victualler License to be exercised at a previously licensed location -1,420SF First-floor space features customer seating for 8 with tables, a takeout counter, a kitchen located toward the back on the left side, and a restroom at the rear of the premises.

Manager: Serxho Mehilli

Hours of Operation: 7:00 AM to 9:00 PM

Granted

4. 184 High Street Cafe LLC

Doing business as: Al's High Street Cafe

184 High St., Boston, MA 02110

License #: LB-602067

Has applied for a Common Victualler License to be exercised at a previously licensed location -1,506SF

First-floor space features a kitchen in the rear, a walk-in cooler, a front counter for takeout and order-taking, and a bar area with seating for stools.

Manager: Serxho Mehilli

Hours of Operation: 7:00 AM to 8:00 PM

Granted

5. Graces Fast and Healthy Food LLC

Doing business as: Graces Food

304 Dudley St., Roxbury, MA 02119

License #: LB-603419

Has applied for a Common Victualler License to be exercised at a previously licensed location -700SF

Single-floor, takeout-only restaurant features a lobby, front desk, kitchen, and bathroom.

Manager: Anibal Bueno Hidalgo

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

Granted

6. MBC of Boston LLC

Doing business as: Chick-fil-A BOS Terminal E

500 Terminal E, East Boston, MA 02128

License #: LB-603448

Has applied for a Common Victualler License to be exercised at a previously licensed location -1,043SF

Quick service restaurant space is located at Unit E3-A3 and features no seating or patio; bathrooms are maintained by the airport. Manager: Michael Gorospe

Hours of Operation: 4:00 AM to 10:00 PM

Granted

7. MBC of Boston LLC

Doing business as: Chick-fil-A BOS Terminal A

100 Terminal A, East Boston, MA 02128

License #: LB-603458

Has applied for a Common Victualler License to be exercised at a previously licensed location -1,787SF

Inline space is located at Unit AM2-A05 in Terminal A and includes both front-of-house and back-of-house areas. It is an indoor space with no seating or patio, and bathrooms are provided within the terminal.

Manager: Michael Gorospe

Hours of Operation: 4:00 AM to 10:00 PM

Granted

8. Marabou Cafe LLC

Doing business as: Marabou Cafe

1592 Blue Hill Av., Mattapan, MA 02126

License #: LB-603812

Has applied for a Common Victualler License to be exercised at a previously licensed location -

2,200SF Single-story

restaurant featuring 18 seats, a full kitchen in the rear, and two bathrooms. There are two exits one in the front and one in

the back. The basement is used for storage. No outdoor seating or patio is included.

Manager: Marie Paulette Firmin

Hours of Operation: 8 a.m. to 10 p.m.

Granted

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

1. Compass Group USA, Inc.

Doing business as: Chartwells - Suffolk University

1 Court St., Boston, MA 02108

License #: LB-492840

Holder of a Common Victualler License has petitioned to change the Manager of the licensed business

From : Robert Cirame To: Joe Salvaggio

Granted

2. Stellar Restaurant Group

Doing business as: Boloco

50 Congress St., Boston, MA 02109

License #: LB-100057

Holder of a Common Victualler License has petitioned to Change the Closing Hour of the licensed business - From: 7:00 AM - 4:00 PM To: 7:00 AM - 8:00 PM

Granted

3. Sodexo Operations, LLC

Doing business as: For Five by Sodexo@Dana Farber

450 Brookline Av., Boston, MA 02115

License #: LB-101276

Holder of a Common Victualler License has petitioned to change the Manager of the licensed business
From : Jamie Coolidge To: Edward F. Rush Jr

Granted

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

1. AHF Speedway Holdings, LLC

Doing business as: Charles River Speedway

1420 to 1440 Soldiers Field Rd., Brighton, MA 02135

License #: LB-464491

Has applied for a one day amendment to existing license to include extending license to the annexed space for a "Ticketed Author Panel" on August 4, 2025 between the hours of 6 p.m. - 9 p.m.

Manager: Shelby L. Wheeler

Granted

2. Adare, Inc.

Doing business as: Ned Devine's

2201 Faneuil Hall Market Pl., Boston, MA 02109

License #: LB-99128

Has applied for a one day amendment to existing license to include the contiguous space of the upper rotunda of Quincy Market Place building for "The American Cancer Society" on August 11, 2025 between the hours of 5 p.m. - 9 p.m.

Manager: Michael Carlisle

Granted

All Special One Day Alcohol Licenses have been approved

Old and New Business:

1. The Board is in receipt of correspondence from Sodexo Operations, LLC d/b/a The Lounge, 300 Logan Airport Terminal C, East Boston, MA 02128, License # LB-369935, requesting administrative approval to increase the capacity of the Licensed Premise from 60 to 94

Granted

2. The Board deferred deliberation on the following applications for new alcoholic beverages licenses, which were complete and submitted prior to the May 23, 2025 deadline. The applicants listed below qualify for Community Space licenses pursuant to Chapter 202 of the Acts of 2024:

Sorrel and Lime, LLC

986 Blue Hill Ave.
Dorchester, MA 02124
General On-Premises All-Alcoholic Beverages Licenses
Manager: Marlon Benjamin
Closing Time: 2:00 AM
Hearing Time: February 26, 2025

The Board voted to approve a Community Space All Alcoholic Beverages License

Embrace Boston, Inc.

1200 Tremont St.
Boston, MA 0120
General On-Premise All-Alcoholic Beverages License
Manager: Yully Cha Leonardi
Closing Time: 11:00 PM
Hearing Date: April 16, 2025

Deferred to allow the Board to work with the Applicant to refine their overall concept and use of the proposed License

(Im)Possible Shows, LLC

Doing business as: The Conjurors' Club
40 Franklin St.
Boston, MA 02110
General On-Premise All-Alcoholic Beverages License
Manager: Jonathan Lang
Closing Time: 12:00 AM
Hearing Date: May 14, 2025

Deferred to allow the Board to work with the Applicant to refine their overall concept and use of the proposed License

Breaktime United, Inc.

63 Franklin St.
Boston, MA 02110
General On-Premise All-Alcoholic Beverages License
Manager: Christian Garcia
Closing Time: 5:00 PM
Hearing Date: July 16, 2025

Deferred to allow the Board to work with the Applicant to refine their overall concept and use of the proposed License

Boston Center for the Arts, Inc.

Doing business as: Boston Center for the Arts
539 Tremont St.
Boston, MA 02116
Common Victualler 7 Day All-Alcoholic Beverages License
Manager: Kristi Keefe
Closing Time: 2:00 AM
Hearing Date: July 16, 2025

The Board voted to approve a Community Space All Alcoholic Beverages License

American Repertory Theatre Company, Inc.

Doing business as: American Repertory Theatre

175 N. Harvard St.

Allston, MA 02134

Common Victualler 7 Day All-Alcoholic Beverages License

Manager: Anna Fitzloff

Closing Time: 1:00 AM

Hearing Date: July 16, 2025

The Board voted to approve a Community Space All Alcoholic Beverages License