

File No. 170789

Committee Item No. 1

Board Item No. 8

## COMMITTEE/BOARD OF SUPERVISORS

### AGENDA PACKET CONTENTS LIST

Comm: Public Safety & Neighborhood Services

Date: Sept. 27, 2017

Board of Supervisors Meeting:

Date: October 3, 2017

#### Cmte Board

- |                          |                                     |  |
|--------------------------|-------------------------------------|--|
| <input type="checkbox"/> | <input type="checkbox"/>            | Motion                                       |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Resolution                                   |
| <input type="checkbox"/> | <input type="checkbox"/>            | Ordinance                                    |
| <input type="checkbox"/> | <input type="checkbox"/>            | Legislative Digest                           |
| <input type="checkbox"/> | <input type="checkbox"/>            | Budget and Legislative Analyst Report        |
| <input type="checkbox"/> | <input type="checkbox"/>            | Youth Commission Report                      |
| <input type="checkbox"/> | <input type="checkbox"/>            | Introduction Form                            |
| <input type="checkbox"/> | <input type="checkbox"/>            | Department/Agency Cover Letter and/or Report |
| <input type="checkbox"/> | <input type="checkbox"/>            | MOU  |
| <input type="checkbox"/> | <input type="checkbox"/>            | Grant Information Form                       |
| <input type="checkbox"/> | <input type="checkbox"/>            | Grant Budget                                 |
| <input type="checkbox"/> | <input type="checkbox"/>            | Subcontract Budget                           |
| <input type="checkbox"/> | <input type="checkbox"/>            | Contract/Agreement                           |
| <input type="checkbox"/> | <input type="checkbox"/>            | Form 126 – Ethics Commission                 |
| <input type="checkbox"/> | <input type="checkbox"/>            | Award Letter                                 |
| <input type="checkbox"/> | <input type="checkbox"/>            | Application                                  |
| <input type="checkbox"/> | <input type="checkbox"/>            | Public Correspondence                        |

#### OTHER

- |                                     |                                     |  |
|-------------------------------------|-------------------------------------|--|
| <input checked="" type="checkbox"/> | <input checked="" type="checkbox"/> | <u>Police Dept. Review and Recommendations - Sept 20, 2017</u> |
| <input checked="" type="checkbox"/> | <input checked="" type="checkbox"/> | <u>Planning Response - July 7, 2017</u>                        |
| <input checked="" type="checkbox"/> | <input checked="" type="checkbox"/> | <u>Referral - June 30, 2017</u>                                |
| <input checked="" type="checkbox"/> | <input checked="" type="checkbox"/> | <u>PC or N Request Letter - June 29, 2017</u>                  |
| <input type="checkbox"/>            | <input type="checkbox"/>            | <u> </u>   |

Prepared by: John Carroll

Date: Sept. 22, 2017

Prepared by: John Carroll

Date: Sept. 28, 2017

1 [Liquor License - 334 Grant Avenue - Harlan Place by Café de la Presse]

2  
3 **Resolution determining that the issuance of a Type-42 on-sale beer and wine**  
4 **public premises license to Presse LLC, doing business as Harlan Place by Café**  
5 **de la Presse located at 334 Grant Avenue (District 3), will serve the public**  
6 **convenience or necessity of the City and County of San Francisco, in accordance**  
7 **with California Business and Professions Code, Section 23958.4; and**  
8 **recommending that the California Department of Alcoholic Beverage Control**  
9 **impose conditions on the issuance of the license.**

10  
11 WHEREAS, Presse LLC is seeking the issuance of a Type-42 on-sale beer and  
12 wine public premises license for Harlan Place by Café de la Presse located at 334  
13 Grant Avenue (District 3); and

14 WHEREAS, The Planning Department has verified that the area is properly  
15 zoned and recommends approval; and

16 WHEREAS, The Police Department has filed zero (0) protests and zero (0)  
17 letters of support with the Department of Alcoholic Beverage Control under California  
18 Business and Professions Code, Section 24013, and recommends that the Department  
19 of Alcoholic Beverage Control issue the liquor license with conditions; and

20 WHEREAS, The conditions recommended by the Police Department are the  
21 following: 1) sales, service, and consumption of alcoholic beverages shall be permitted  
22 between the hours of 12:00 p.m. and 11:00 p.m. daily; 2) signs shall be posted at a  
23 conspicuous space at the entrances and/or exits of the premises as depicted on the  
24 ABC-257 dated December 18, 2015, which will state: "NO ALCOHOLIC BEVERAGES  
25 BEYOND THIS POINT;" said signs shall be no less than 7" by 11" in size, and contain

1 lettering no less than 1" in height; 3) when the said outdoor patio area of the premises is  
2 being utilized for the sales, service, and consumption of alcoholic beverages, a premise  
3 employee shall be in attendance and maintain continuous supervision at all times of  
4 said area to ensure orderly conduct of patrons; 4) sales and service of alcoholic  
5 beverages on said outdoor patio area shall be restricted to waiter/waitress service and  
6 only to patrons seated at a table; and 5) the sale of alcoholic beverages for off-sale  
7 consumption is strictly prohibited; now, therefore, be it

8       RESOLVED, That in accordance with California Business and Professions Code,  
9 Section 23958.4, the Board of Supervisors of the City and County of San Francisco  
10 hereby determines that the issuance of a Type-42 on-sale beer and wine public  
11 premises license to Presse LLC, doing business as Harlan Place by Café de la Presse  
12 located at 334 Grant Avenue (District 3), will serve the public convenience or necessity  
13 of the City and County of San Francisco; and, be it

14       FURTHER RESOLVED, That the Board of Supervisors of the City and County of  
15 San Francisco hereby endorses and adopts the recommendations of the Police  
16 Department listed above and recommends that the Department of Alcoholic Beverage  
17 Control issue the license with those conditions.

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## Carroll, John (BOS)

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**From:** Carroll, John (BOS)  
**Sent:** Wednesday, September 20, 2017 10:42 AM  
**To:** Goossen, Carolyn (BOS); Barnes, Bill (BOS); Pagoulatos, Nick (BOS)  
**Cc:** Gordon, Nelly (POL); Dinh, Dawn (POL); George, Gigi (POL); Hepner, Lee (BOS); Angulo, Sunny (BOS); Rubenstein, Beth (BOS); 'laurent.manrique@gmail.com'  
**Subject:** Liquor License PC or N - Liquor License - 334 Grant Avenue - Harlan Place by Café de la Presse  
**Categories:** 2017.09.20 - GAO, 170789

Good morning,

The Police Department has completed their review of the subject application, and has forwarded their recommendation for approval with conditions. For your convenience, I have their review available from the link below:

[Police Department Response - September 20, 2017](#)

I invite you to review the entire matter on our [Legislative Research Center](#) by following the link below:

[Board of Supervisors File No. 170789](#)

Thanks for the review.

**John Carroll**  
Assistant Clerk  
Board of Supervisors  
San Francisco City Hall, Room 244  
San Francisco, CA 94102  
(415)554-4445 - Direct | (415)554-5163 - Fax  
[john.carroll@sfgov.org](mailto:john.carroll@sfgov.org) | [bos.legislation@sfgov.org](mailto:bos.legislation@sfgov.org)

 Click [here](#) to complete a Board of Supervisors Customer Service Satisfaction form.

The [Legislative Research Center](#) provides 24-hour access to Board of Supervisors legislation and archived matters since August 1998.

*Disclosures: Personal information that is provided in communications to the Board of Supervisors is subject to disclosure under the California Public Records Act and the San Francisco Sunshine Ordinance. Personal information provided will not be redacted. Members of the public are not required to provide personal identifying information when they communicate with the Board of Supervisors and its committees. All written or oral communications that members of the public submit to the Clerk's Office regarding pending legislation or hearings will be made available to all members of the public for inspection and copying. The Clerk's Office does not redact any information from these submissions. This means that personal information—including names, phone numbers, addresses and similar information that a member of the public elects to submit to the Board and its committees—may appear on the Board of Supervisors website or in other public documents that members of the public may inspect or copy.*




San Francisco Police Department  
**ABC Liaison Unit**



Alcoholic Beverage License -  
*Public Convenience or  
Necessity Recommendation*

**To:** The San Francisco Board of Supervisors' Committee on Public Safety  
and Neighborhood Services

**Supervisor Hillary Ronen**  
**Supervisor Jeff Sheehy**  
**Supervisor Sandra Lee Fewer**

**From:** A/C Lieutenant Nelly Gordon   
Officer in Charge  
ABC Liaison Unit (ALU) 415-837-7273

**Date:** September 20, 2017

**Subject:** P.C.N. Investigation Regarding: Presse LLC  
DBA: Harlan Place  
334 Grant Ave.  
San Francisco, CA. 94108  
Laurent Manrique  
(415) 310-8596

Mr. Laurent Manrique on behalf of Harlan Place has filed an application with the California Department of Alcoholic Beverage Control seeking a -Type 42 (On-Sale Beer and Wine) License at 334 Grant Ave., (located between Bush Street and Sutter Street).

**Hours of Operation:**

12:00 pm to 11:00 pm daily.

**Digest:**

Harlan Place is located at 334 Grant Ave. in the Central district. Harlan Place is an expansion of Café de la Presse which has been at 352 Grant Ave for over 25 years. If approved, this license will allow Harlan Place to sell On-Sale Beer and Wine.

**Letters of Protest:**

**No Record**

**Letters of Support:**

**No Record**

**Police Calls for Service:**

From June 2016 to June 2017

**3 call for service**

**Police Reports:**

From March 2016 to March 2017

**1 police report**

**San Francisco Plot Information:**

This premise is located in Plot: **160**

A High Crime area is defined as **78** or more police reports in a plot for the year of **2016**.

This plot had **238** police reports for **2016**, which is **160** more than the **Citywide "High Crime"** average.

**State Census Tract Information:**

This premise is located in Census Tract: **117.00**

Population for this tract is: **1,783**

On-sale license authorized by census tract: **6**

Active on-sale licenses: **117** with **0** pending

Off-sale licenses authorized by census tract: **1**

Active off-sale licenses: **17** with **0** pending

**Departmental Recommendation:**

Points of consideration: 2

No opposition from **Central District**

Applicant premise is located in a "**High Crime**" area.

Applicant premise is located in an "**undue concentration**" area.

0 - Record of protest.

0 - Record of support.

ALU Recommendation: **Approval with following conditions**

1. Sales, service and consumption of alcoholic beverages shall be permitted between the hours of 12:00 p.m. to 11:00 p.m. daily.
2. Signs shall be posted at a conspicuous space at the entrances and/or exits of the premises as depicted on the ABC-257 dated 12/18/15 which will state: NO ALCOHOLIC BEVERAGES BEYOND THIS POINT." Said signs shall be no less than 7"X11" in size and contain lettering no less than 1" in height
3. When the said outdoor patio area of the premises is being utilized for the sales, service and consumption of alcoholic beverages, a premise employee shall be in attendance and maintain continuous supervision at all times of said area to ensure orderly conduct of patrons
4. Sales and service of alcoholic beverages on said outdoor patio area shall be restricted to waiter/waitress service and only to patrons seated at a table.
5. The sale of alcoholic beverages for off-sale consumption is strictly prohibited.

❖ **It should be noted that the Applicant agrees with the above recommended condition.**

End

# Google Maps 334 Grant Ave



502



# Google Maps 336 Grant Ave



503

Image capture: Feb 2017 © 2017 Google

San Francisco, California

Street View - Feb 2017

RECEIVED  
JUN 30 2017

**LIQUOR LICENSE REVIEW**

DCP  
FEE

TO: Planning Department  
AnMarie Rodgers/CTYPLN/SFGOV  
Georgia Powell/CTYPLN/SFGOV@SFGOV  
Fax No.: (415) 558-6409

File: 170789

TO: Police Department  
Inspector Nelly Gordon  
Phone: (415) 837-7273

Block/lot: 0287/017  
Zoning: C-3-R  
Quad: NE

DATE: June 30, 2017

Record # 2017-008556

Please submit your response in four to six weeks for the matter to be heard.  
**PLEASE EMAIL YOUR RESPONSE BY:** August 11, 2017, to Erica Major, Public  
Safety and Neighborhood Services Committee Clerk.

MIS

Erica.Major@sfgov.org - Fax No: 554-5163

**Applicant Name:** Laurent Manrique  
**and Business Name:** Presse LLC  
**Applicant Address:** 334  
143 Grant Street  
San Francisco, CA 94108  
**and Phone No.** Contact: Laurent Manrique  
(415) 310-8596

**PLANNING COMMENTS:**  Approval  Denial

Recommend Approval; ABC Type 42 license is permitted with  
Retail Sales & Service use [Bar use] in the C-3-R Zoning District,  
pursuant to PC Section 210.2

**POLICE COMMENTS:**  Approval  Denial

NICHOLAS FOSTER  
7/6/17  
415-558-5167

HARLAN PLACE BY CAFÉ DE LA PRESSE  
334 GRANT AVENUE  
SAN FRANCISCO, CA 94108

RECEIVED  
BOARD OF SUPERVISORS  
SAN FRANCISCO

2017 JUN 29 PM 2:19

June 27, 2017

Clerk of the Board  
San Francisco Board of Supervisors  
1 Dr. Carlton B. Goodlett Place, Room 244  
San Francisco, CA 94102

RE: ~~Liquor License~~ Public Convenience and Necessity Request  
Harlan Place, 334 Grant Avenue  
Laurent Manrique, Managing Member  
Daytime phone number: 415.310.8596

Rouge et Blanc Wine Bar is changing its name to Harlan Place by Café de la Presse, and will remain in the same location at 334 Grant Avenue, with the same ownership. In addition, these owners also own and operate Café de la Presse, located next door at 352 Grant Avenue (at the corner of Bush Street). A remodel of the space has been completed including the addition of ADA compliant bathrooms.

The hours of operation will be Monday through Sunday:  
7:00AM – 3:00PM Coffee, Pastry, and Lunch  
3:00PM – 9:30PM Wine Bar, Small Plate Finger Food.

We have applied for a Type 42 Beer and Wine License with the ABC on June 14, 2017. As required by the ABC, a mailing has been sent to those businesses and residences located within the designated area. ABC notices have been posted on the premises as required.

We believe the license serves the public convenience and necessity both in the neighborhood and citywide for the following reasons.

**How will Issuance of the license will enhance the quality of life in the area of the premises ?**  
Harlan Place by Café de la Presse (previously known as Rouge et Blanc) is an expansion space of Café de la Presse. The expansion space was opened ten years ago and has been a fixture in the Chinatown and Union Square neighborhoods. Café de la Presse, at the corner of Bush and Grant, is owned by Presse, LLC. Harlan Place by Café de la Presse, is located at the corner of Grant Avenue and Harlan Alley. The spaces are connected by a common kitchen, common employees, the same wine list and similar food. Café de la Presse, opened over 25 years ago, is tremendously popular and has been a fixture in the neighborhood since it opened. Given the restaurant's popularity, Harlan Place by Café de la Presse was opened ten years ago to provide quiet dining and drinking options to the restaurant's patrons. Because both locations are located at the corner, patrons eating outside can actually see each other thus creating and overall presence on Grant Avenue. Over the past decade, both the bar and restaurant have hosted numerous cultural and community events, and has contributed to the popularity of the area among locals and tourists alike. Harlan Place by Café de la Presse had outdoor seating on Grant Avenue, and the plan is to extend the outdoor seating into Harlan Alley, which will develop the alley to create an outdoor experience for the patrons that would contribute to public safety and health in the surrounding community. Both the Café and Harlan by Café de la Presse have contributed to the economic development in the area, and have created hundreds of jobs over the years.

It should be noted that many of the employees of Café de la Presse will also be the same people at Harlan Place as the management oversees both operations. In addition, the landlord owns both spaces and is very excited about the changes we are making.

Clerk of the Board  
San Francisco Board of Supervisors  
June 27, 2017  
Page 2

Re: Harlan Place, 334 Grant Avenue

**How will issuance of the applied-for license ensure the quiet enjoyment of the area residents' properties?**

Presse, LLC (which owns and operates both Harlan Place by Café de la Presse and Café de la Presse) do not anticipate any disturbance to the area's residents with the issuance of the liquor license, as there haven't been any issues over the past decade with Harlan Place by Café de la Presse or with its parent restaurant, Café de la Presse. The neighborhood itself does not have many (if any) residential properties located nearby. Also by expanding the business into the alley it will create a better commercial use of the alley, which right now is not used.

**How will license issuance serve the community surrounding the applicant premises?**

Harlan Place by Café de la Presse, as well as its parent restaurant, Café de la Presse, have created jobs in the neighborhood, increased foot traffic to the area, hosted numerous cultural and community events, supported local businesses, and, of course, serves some of the best French cuisine available in the city to both tourists and locals. Beyond the cultural and economic benefits, Harlan Place by Café de la Presse and Café de la Presse provide to the surrounding neighborhoods, Harlan Place by Café de la Presse intends to convert the unused alleyway into an outdoor seating area. The alleyway is currently filled with trash and is not maintained. The addition of outdoor seating should help increase foot traffic to the surrounding businesses and help maintain public cleanliness in the area.

**How will the premises operation not enhance crime within a high crime or police problem area?**

The planned conversion of the alleyway into outdoor seating will remove the trash from the alleyway contributing to the overall beautification of the neighborhood, provide additional lighting at night and encourage foot traffic in the area, all of which would enhance public safety in the surrounding areas.

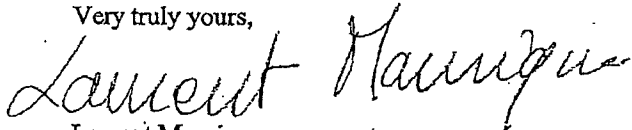
**What fiscal benefit will the community experience as a result of the issuance of the applied-for license?**

Harlan Place by Café de la Presse and Café de la Presse have created and continue to create jobs in the community. In addition the remodeling costs will add to the tax basis providing a large tax base for the city. The popularity of Café de la Presse and the wine bar by extension for cultural and community events benefits the surrounding businesses by encouraging foot traffic and patronage. Harlan Place supports local vineyards, growers and producers.

Should you have questions or require additional information please contact me directly at my daytime phone number 415.310.8596.

Thank you for your consideration.

Very truly yours,



Laurent Manrique  
Managing Member

Department of Alcoholic Beverage Control  
**APPLICATION FOR ALCOHOLIC BEVERAGE LICENSE(S)**  
 ABC 211 (6/99)

State of California  
*Laurent Manrique*

TO: Department of Alcoholic Beverage Control  
 33 NEW MONTGOMERY STREET  
 SUITE 1230  
 SAN FRANCISCO, CA 94105  
 (415) 356-6500

File Number: 582412  
 Receipt Number: 2434918  
 Geographical Code: 3800  
 Copies Mailed Date: June 13, 2017  
 Issued Date:

*(415) 310-8546*

2017 JUN 15 PM 2:53

DISTRICT SERVING LOCATION: SAN FRANCISCO  
 First Owner: PRESSE LLC  
 Name of Business: HARLAN PLACE  
 Location of Business: 334 GRANT AVE  
SAN FRANCISCO, CA 94108  
 County: SAN FRANCISCO  
 Is Premise inside city limits? Yes      Census Tract 0117.00

Mailing Address:  
 (If different from  
 premises address)

Type of license(s): 42

Transferor's license/name:

Dropping Partner: Yes  No

License Type	Transaction Type	Fee Type	Master	Dup	Date	Fee
42 - On-Sale Beer And Wine	ANNUAL FEE	NA	Y	0	06/13/17	\$261.00
42 - On-Sale Beer And Wine	ORIGINAL FEES	NA	Y	0	06/13/17	\$300.00
Total						\$561.00

Have you ever been convicted of a felony? No  
 Have you ever violated any provisions of the Alcoholic Beverage Control Act, or regulations of the Department pertaining to the Act? No  
 Explain any "Yes" answer to the above questions on an attachment which shall be deemed part of this application.

Applicant agrees (a) that any manager employed in an on-sale licensed premises will have all the qualifications of a licensee, and (b) that he will not violate or cause or permit to be violated any of the provisions of the Alcoholic Beverage Control Act.

STATE OF CALIFORNIA      County of SAN FRANCISCO      Date: June 13, 2017

Under penalty of perjury, each person whose signature appears below, certifies and says: (1) He is an applicant, or one of the applicants, or an executive officer of the applicant corporation, named in the foregoing application, duly authorized to make this application on its behalf, (2) that he has read the foregoing and knows the contents thereof and that each of the above statements therein made are true; (3) that no person other than the applicant or applicants has any direct or indirect interest in the applicant or applicant's business to be conducted under the license(s) for which this application is made; (4) that the transfer application or proposed transfer is not made to satisfy the payment of a loan or to fulfill an agreement entered into more than ninety (90) days preceding the day on which the transfer application is filed with the Department or to gain or establish a preference to or for any creditor or transferor or to defraud or injure any creditor of transferor; (5) that the transfer application may be withdrawn by either the applicant or the licensee with no resulting liability to the Department.

Effective July 1, 2012, Revenue and Taxation Code Section 7057, authorizes the State Board of Equalization and the Franchise Tax Board to share taxpayer information with Department of Alcoholic Beverage Control. The Department may suspend, revoke, and refuse to issue a license if the licensee's name appears in the 500 largest tax delinquencies list. (Business and Professions Code Section 494.5.)

Applicant Name(s)

Applicant Signature(s)

PRESSE LLC

See 211 Signature Page

INFORMATION AND INSTRUCTIONS -

SECTION 23958.4 B&P

- Instructions This form is to be used for all applications for original issuance or premises to premises transfer of licenses.
- Part 1 is to be completed by an ABC employee, given to applicant with pre-application package, with copy retained in holding file or applicant's district file.
  - Part 2 is to be completed by the applicant, and returned to ABC.
  - Part 3 is to be completed by the local governing body or its designated subordinate officer or body, and returned to ABC.

PART 1 - TO BE COMPLETED BY ABC

1. APPLICANT'S NAME

Presse LLC

2. PREMISES ADDRESS (Street number and name, city, zip code)

334 Grant Ave., San Francisco, CA 94108

3. LICENSE TYPE

42

4. TYPE OF BUSINESS

- |   |  |   |  |
|---|--|---|--|
| <input type="checkbox"/> Full Service Restaurant      | <input type="checkbox"/> Hofbräu/Cafeteria | <input type="checkbox"/> Cocktail Lounge                | <input type="checkbox"/> Private Club      |
| <input type="checkbox"/> Deli or Specialty Restaurant | <input type="checkbox"/> Comedy Club       | <input type="checkbox"/> Night Club                     | <input type="checkbox"/> Veterans Club     |
| <input type="checkbox"/> Cafe/Coffee Shop             | <input type="checkbox"/> Brew Pub          | <input type="checkbox"/> Tavern: Beer                   | <input type="checkbox"/> Fraternal Club    |
| <input type="checkbox"/> Bed & Breakfast:             | <input type="checkbox"/> Theater           | <input checked="" type="checkbox"/> Tavern: Beer & Wine | <input type="checkbox"/> Wine Tasting Room |
| <input type="checkbox"/> Wine only                    | <input type="checkbox"/> All               |   |  |

- |   |  |  |  |
|---|--|--|--|
| <input type="checkbox"/> Supermarket        | <input type="checkbox"/> Membership Store  | <input type="checkbox"/> Service Station               | <input type="checkbox"/> Swap Meet/Flea Market |
| <input type="checkbox"/> Liquor Store       | <input type="checkbox"/> Department Store  | <input type="checkbox"/> Convenience Market            | <input type="checkbox"/> Drive-In Dairy        |
| <input type="checkbox"/> Drug/Variety Store | <input type="checkbox"/> Florist/Gift Shop | <input type="checkbox"/> Convenience Market w/Gasoline |  |
| <input type="checkbox"/> Other - describe:  |  |  |  |

5. COUNTY POPULATION

806,583

6. TOTAL NUMBER OF LICENSES IN COUNTY

- On-Sale  Off-Sale

7. RATIO OF LICENSES TO POPULATION IN COUNTY

279

- On-Sale  Off-Sale

8. CENSUS TRACT NUMBER

0117-10

9. NO. OF LICENSES ALLOWED IN CENSUS TRACT

6

- On-Sale  Off-Sale

10. NO. OF LICENSES EXISTING IN CENSUS TRACT

112

- On-Sale  Off-Sale

11. IS THE ABOVE CENSUS TRACT OVERCONCENTRATED WITH LICENSES? (i.e., does the ratio of licenses to population in the census tract exceed the ratio of licenses to population for the entire county?)

- Yes, the number of existing licenses exceeds the number allowed  
 No, the number of existing licenses is lower than the number allowed

12. DOES LAW ENFORCEMENT AGENCY MAINTAIN CRIME STATISTICS?

- Yes (Go to Item #13)  No (Go to Item #20)

13. CRIME REPORTING DISTRICT NUMBER

100

14. TOTAL NUMBER OF REPORTING DISTRICTS

653

15. TOTAL NUMBER OF OFFENSES IN ALL REPORTING DISTRICTS

50,774

16. AVERAGE NO. OF OFFENSES PER DISTRICT

78

17. 120% OF AVERAGE NUMBER OF OFFENSES

93

18. TOTAL NUMBER OF OFFENSES IN REPORTING DISTRICT

238

19. IS THE PREMISES LOCATED IN A HIGH CRIME REPORTING DISTRICT? (i.e., has a 20% greater number of reported crimes than the average number of reported crimes as determined from all crime reporting districts within the jurisdiction of the local law enforcement agency)

- Yes, the total number of offenses in the reporting district equals or exceeds the total number in item #17  
 No, the total number of offenses in the reporting district is lower than the total number in item #17

20. CHECK THE BOX THAT APPLIES (check only one box)

- a. If "No" is checked in both item #11 and item #19, Section 23958.4 B&P does not apply to this application, and no additional information will be needed on this issue. Advise the applicant to bring this completed form to ABC when filing the application.
- b. If "Yes" is checked in either item #11 or item #19, and the applicant is applying for a non-retail license, a retail bona fide public eating place license, a retail license issued for a hotel, motel or other lodging establishment as defined in Section 25503.16(b) B&P, or a retail license issued in conjunction with a beer manufacturer's license, or winegrower's license, advise the applicant to complete Section 2 and bring the completed form to ABC when filing the application or as soon as possible thereafter.
- c. If "Yes" is checked in either item #11 or item #19, and the applicant is applying for an off-sale beer and wine license, an off-sale general license, an on-sale beer license, an on-sale beer and wine (public premises) license, or an on-sale general (public premises) license, advise the applicant to take this form to the local governing body, or its designated subordinate officer or body to have them complete Section 3. The completed form will need to be provided to ABC in order to process the application.

Governing Body/Designated Subordinate Name:

Board of Supervisors

FOR DEPARTMENT USE ONLY

PREPARED BY (Name of Department Employee)

*[Signature]*



## Carroll, John (BOS)

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**From:** Carroll, John (BOS)  
**Sent:** Friday, June 30, 2017 1:52 PM  
**To:** Rodgers, AnMarie; Powell, Georgia (CPC); Gordon, Nelly (POL)  
**Cc:** Hepner, Lee (BOS); 'Angulo, Sunny (sunny.angulo@sfgov.org)'; Rubenstein, Beth (BOS); 'laurent.manrique@gmail.com'  
**Subject:** Liquor License PC or N Referral - 334 Grant Avenue - Harlan Place by Café de la Presse

Good afternoon,

The office of the Clerk of the Board has received a letter requesting Public Convenience or Necessity recommendations for a liquor license issuance. This matter is being referred to you for response via the following linked document:

[Referral Letter to Planning and Police Departments](#)

I invite you to review the entire matter on our [Legislative Research Center](#) by following the link below:

[Board of Supervisors File No. 170789](#)

After the review is complete, please respond to myself or Erica Major. **Please have your response to us before August 11, 2017.**

Thanks for the review.

**John Carroll**  
**Assistant Clerk**  
Board of Supervisors  
San Francisco City Hall, Room 244  
San Francisco, CA 94102  
(415)554-4445 - Direct | (415)554-5163 - Fax  
[john.carroll@sfgov.org](mailto:john.carroll@sfgov.org) | [bos.legislation@sfgov.org](mailto:bos.legislation@sfgov.org)

 Click [here](#) to complete a Board of Supervisors Customer Service Satisfaction form.

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*Disclosures: Personal information that is provided in communications to the Board of Supervisors is subject to disclosure under the California Public Records Act and the San Francisco Sunshine Ordinance. Personal information provided will not be redacted. Members of the public are not required to provide personal identifying information when they communicate with the Board of Supervisors and its committees. All written or oral communications that members of the public submit to the Clerk's Office regarding pending legislation or hearings will be made available to all members of the public for inspection and copying. The Clerk's Office does not redact any information from these submissions. This means that personal information—including names, phone numbers, addresses and similar information that a member of the public elects to submit to the Board and its committees—may appear on the Board of Supervisors website or in other public documents that members of the public may inspect or copy.*



## LIQUOR LICENSE REVIEW

**TO:** Planning Department **File:** 170789  
AnMarie Rodgers/CTYPLN/SFGOV  
Georgia Powell/CTYPLN/SFGOV@SFGOV  
Fax No.: (415) 558-6409

**TO:** Police Department  
Inspector Nelly Gordon  
Phone: (415) 837-7273

**DATE:** June 30, 2017

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Please submit your response in four to six weeks for the matter to be heard.  
**PLEASE EMAIL YOUR RESPONSE BY:** August 11, 2017, to Erica Major, Public  
Safety and Neighborhood Services Committee Clerk.

**Erica.Major@sfgov.org - Fax No: 554-5163**

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**Applicant Name:** Laurent Manrique  
**and Business Name:** Presse LLC

**Applicant Address:** 443 Grant Street  
San Francisco, CA 94108

**and Phone No.:** Contact: Laurent Manrique  
(415) 310-8596

**PLANNING COMMENTS:**  Approval  Denial

**POLICE COMMENTS:**  Approval  Denial

**HARLAN PLACE BY CAFÉ DE LA PRESSE  
334 GRANT AVENUE  
SAN FRANCISCO, CA 94108**

RECEIVED  
BOARD OF SUPERVISORS  
SAN FRANCISCO

June 27, 2017

2017 JUN 29 PM 2:49

Clerk of the Board  
San Francisco Board of Supervisors  
1 Dr. Carlton B. Goodlett Place, Room 244  
San Francisco, CA 94102

RE: Liquor License Public Convenience and Necessity Request  
Harlan Place, 334 Grant Avenue  
Laurent Manrique, Managing Member  
Daytime phone number: 415.310.8596

Rouge et Blanc Wine Bar is changing its name to Harlan Place by Café de la Presse, and will remain in the same location at 334 Grant Avenue, with the same ownership. In addition, these owners also own and operate Café de la Presse, located next door at 352 Grant Avenue (at the corner of Bush Street). A remodel of the space has been completed including the addition of ADA compliant bathrooms.

The hours of operation will be Monday through Sunday:

7:00AM – 3:00PM Coffee, Pastry, and Lunch  
3:00PM – 9:30PM Wine Bar, Small Plate Finger Food

We have applied for a Type 42 Beer and Wine License with the ABC on June 14, 2017. As required by the ABC, a mailing has been sent to those businesses and residences located within the designated area. ABC notices have been posted on the premises as required.

We believe the license serves the public convenience and necessity both in the neighborhood and citywide for the following reasons.

**How will Issuance of the license will enhance the quality of life in the area of the premises ?**

Harlan Place by Café de la Presse (previously known as Rouge et Blanc) is an expansion space of Café de la Presse. The expansion space was opened ten years ago and has been a fixture in the Chinatown and Union Square neighborhoods. Café de la Presse, at the corner of Bush and Grant, is owned by Presse, LLC. Harlan Place by Café de la Presse, is located at the corner of Grant Avenue and Harlan Alley. The spaces are connected by a common kitchen, common employees, the same wine list and similar food. Café de la Presse, opened over 25 years ago, is tremendously popular and has been a fixture in the neighborhood since it opened. Given the restaurant's popularity, Harlan Place by Café de la Presse was opened ten years ago to provide quiet dining and drinking options to the restaurant's patrons. Because both locations are located at the corner, patrons eating outside can actually see each other thus creating and overall presence on Grant Avenue. Over the past decade, both the bar and restaurant have hosted numerous cultural and community events, and has contributed to the popularity of the area among locals and tourists alike. Harlan Place by Café de la Presse had outdoor seating on Grant Avenue, and the plan is to extend the outdoor seating into Harlan Alley, which will develop the alley to create an outdoor experience for the patrons that would contribute to public safety and health in the surrounding community. Both the Café and Harlan by Café de la Presse have contributed to the economic development in the area, and have created hundreds of jobs over the years.

It should be noted that many of the employees of Café de la Presse will also be the same people at Harlan Place as the management oversees both operations. In addition, the landlord owns both spaces and is very excited about the changes we are making.

Clerk of the Board  
San Francisco Board of Supervisors  
June 27, 2017  
Page 2

Re: **Harlan Place, 334 Grant Avenue**

**How will issuance of the applied-for license ensure the quiet enjoyment of the area residents' properties?**

Presse, LLC (which owns and operates both Harlan Place by Café de la Presse and Café de la Presse) do not anticipate any disturbance to the area's residents with the issuance of the liquor license, as there haven't been any issues over the past decade with Harlan Place by Café de la Presse or with its parent restaurant, Café de la Presse. The neighborhood itself does not have many (if any) residential properties located nearby. Also by expanding the business into the alley it will create a better commercial use of the alley, which right now is not used.

**How will license issuance serve the community surrounding the applicant premises?**

Harlan Place by Café de la Presse, as well as its parent restaurant, Café de la Presse, have created jobs in the neighborhood, increased foot traffic to the area, hosted numerous cultural and community events, supported local businesses, and, of course, serves some of the best French cuisine available in the city to both tourists and locals. Beyond the cultural and economic benefits, Harlan Place by Café de la Presse and Café de la Presse provide to the surrounding neighborhoods, Harlan Place by Café de la Presse intends to convert the unused alleyway into an outdoor seating area. The alleyway is currently filled with trash and is not maintained. The addition of outdoor seating should help increase foot traffic to the surrounding businesses and help maintain public cleanliness in the area.

**How will the premises operation not enhance crime within a high crime or police problem area?**

The planned conversion of the alleyway into outdoor seating will remove the trash from the alleyway contributing to the overall beautification of the neighborhood, provide additional lighting at night and encourage foot traffic in the area, all of which would enhance public safety in the surrounding areas.

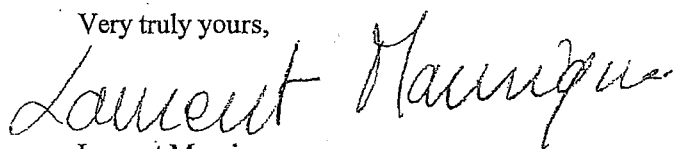
**What fiscal benefit will the community experience as a result of the issuance of the applied-for license?**

Harlan Place by Café de la Presse and Café de la Presse have created and continue to create jobs in the community. In addition the remodeling costs will add to the tax basis providing a large tax base for the city. The popularity of Cafe de la Presse and the wine bar by extension for cultural and community events benefits the surrounding businesses by encouraging foot traffic and patronage. Harlan Place supports local vineyards, growers and producers.

Should you have questions or require additional information please contact me directly at my daytime phone number 415.310.8596.

Thank you for your consideration.

Very truly yours,



Laurent Manrique  
Managing Member

APPLICATION FOR ALCOHOLIC BEVERAGE LICENSE(S)

ABC 211 (6/99)

Laurent Manigault  
(415) 310-8596

TO: Department of Alcoholic Beverage Control  
33 NEW MONTGOMERY STREET  
SUITE 1230  
SAN FRANCISCO, CA 94105  
(415) 356-6500

File Number: 582412  
Receipt Number: 2434918  
Geographical Code: 3800  
Copies Mailed Date: June 13, 2017  
Issued Date:

JUN 15 PM 2:23

DISTRICT SERVING LOCATION: SAN FRANCISCO  
First Owner: PRESSE LLC  
Name of Business: HARLAN PLACE  
Location of Business: 334 GRANT AVE  
SAN FRANCISCO, CA 94108  
County: SAN FRANCISCO

Is Premise inside city limits? Yes Census Tract 0117.00

Mailing Address:  
(If different from  
premises address)

Type of license(s): 42

Transferor's license/name: \_\_\_\_\_ Dropping Partner: Yes \_\_\_ No

License Type	Transaction Type	Fee Type	Master	Dup	Date	Fee
42 - On-Sale Beer And Wint	ANNUAL FEE	NA	Y	0	06/13/17	\$261.00
42 - On-Sale Beer And Wint	ORIGINAL FEES	NA	Y	0	06/13/17	\$300.00
Total						\$561.00

Have you ever been convicted of a felony? No  
Have you ever violated any provisions of the Alcoholic Beverage Control Act, or regulations of the Department pertaining to the Act? No  
Explain any "Yes" answer to the above questions on an attachment which shall be deemed part of this application.

Applicant agrees (a) that any manager employed in an on-sale licensed premises will have all the qualifications of a licensee, and (b) that he will not violate or cause or permit to be violated any of the provisions of the Alcoholic Beverage Control Act.

STATE OF CALIFORNIA County of SAN FRANCISCO Date: June 13, 2017

Under penalty of perjury, each person whose signature appears below, certifies and says: (1) He is an applicant, or one of the applicants, or an executive officer of the applicant corporation, named in the foregoing application, duly authorized to make this application on its behalf; (2) that he has read the foregoing and knows the contents thereof and that each of the above statements therein made are true; (3) that no person other than the applicant or applicants has any direct or indirect interest in the applicant or applicant's business to be conducted under the license(s) for which this application is made; (4) that the transfer application or proposed transfer is not made to satisfy the payment of a loan or to fulfill an agreement entered into more than ninety (90) days preceding the day on which the transfer application is filed with the Department or to gain or establish a preference to or for any creditor or transferor or to defraud or injure any creditor of transferor; (5) that the transfer application may be withdrawn by either the applicant or the licensee with no resulting liability to the Department.

Effective July 1, 2012, Revenue and Taxation Code Section 7057, authorizes the State Board of Equalization and the Franchise Tax Board to share taxpayer information with Department of Alcoholic Beverage Control. The Department may suspend, revoke, and refuse to issue a license if the licensee's name appears in the 500 largest tax delinquencies list. (Business and Professions Code Section 494.5.)

Applicant Name(s)

Applicant Signature(s)

PRESSE LLC

See 211 Signature Page

**INFORMATION AND INSTRUCTIONS -**

**SECTION 23958.4 B&P**

- Instructions This form is to be used for all applications for original issuance or premises to premises transfer of licenses.
- Part 1 is to be completed by an ABC employee, given to applicant with pre-application package, with copy retained in holding file or applicant's district file.
  - Part 2 is to be completed by the applicant, and returned to ABC.
  - Part 3 is to be completed by the local governing body or its designated subordinate officer or body, and returned to ABC.

BOARD OF SUPERVISORS  
2011 JUN 15 PM 2:20

**PART 1 - TO BE COMPLETED BY ABC**

1. APPLICANT'S NAME Presse LLC

2. PREMISES ADDRESS (Street number and name, city, zip code) 334 Grant Ave., San Francisco, CA 94108

3. LICENSE TYPE 42

4. TYPE OF BUSINESS
- |   |  |   |  |
|---|--|---|--|
| <input type="checkbox"/> Full Service Restaurant                | <input type="checkbox"/> Hofbräu/Cafeteria | <input type="checkbox"/> Cocktail Lounge                | <input type="checkbox"/> Private Club      |
| <input type="checkbox"/> Deli or Specialty Restaurant           | <input type="checkbox"/> Comedy Club       | <input type="checkbox"/> Night Club                     | <input type="checkbox"/> Veterans Club     |
| <input type="checkbox"/> Cafe/Coffee Shop                       | <input type="checkbox"/> Brew Pub          | <input type="checkbox"/> Tavern: Beer                   | <input type="checkbox"/> Fraternal Club    |
| <input type="checkbox"/> Bed & Breakfast:                       | <input type="checkbox"/> Theater           | <input checked="" type="checkbox"/> Tavern: Beer & Wine | <input type="checkbox"/> Wine Tasting Room |
| <input type="checkbox"/> Wine only <input type="checkbox"/> All |  |   |  |

- |   |  |  |  |
|---|--|--|--|
| <input type="checkbox"/> Supermarket        | <input type="checkbox"/> Membership Store  | <input type="checkbox"/> Service Station               | <input type="checkbox"/> Swap Meet/Flea Market |
| <input type="checkbox"/> Liquor Store       | <input type="checkbox"/> Department Store  | <input type="checkbox"/> Convenience Market            | <input type="checkbox"/> Drive-in Dairy        |
| <input type="checkbox"/> Drug/Variety Store | <input type="checkbox"/> Florist/Gift Shop | <input type="checkbox"/> Convenience Market w/Gasoline |  |
| <input type="checkbox"/> Other - describe:  |  |  |  |

5. COUNTY POPULATION 806,583

6. TOTAL NUMBER OF LICENSES IN COUNTY  
 On-Sale  Off-Sale

7. RATIO OF LICENSES TO POPULATION IN COUNTY 279  
 On-Sale  Off-Sale

8. CENSUS TRACT NUMBER 017-10

9. NO. OF LICENSES ALLOWED IN CENSUS TRACT 6  
 On-Sale  Off-Sale

10. NO. OF LICENSES EXISTING IN CENSUS TRACT 112  
 On-Sale  Off-Sale

11. IS THE ABOVE CENSUS TRACT OVERCONCENTRATED WITH LICENSES? (i.e., does the ratio of licenses to population in the census tract exceed the ratio of licenses to population for the entire county?)  
 Yes, the number of existing licenses exceeds the number allowed  
 No, the number of existing licenses is lower than the number allowed

12. DOES LAW ENFORCEMENT AGENCY MAINTAIN CRIME STATISTICS?  
 Yes (Go to Item #13)  No (Go to Item #20)

13. CRIME REPORTING DISTRICT NUMBER 100

14. TOTAL NUMBER OF REPORTING DISTRICTS 653

15. TOTAL NUMBER OF OFFENSES IN ALL REPORTING DISTRICTS 50,774

16. AVERAGE NO. OF OFFENSES PER DISTRICT 78

17. 120% OF AVERAGE NUMBER OF OFFENSES 93

18. TOTAL NUMBER OF OFFENSES IN REPORTING DISTRICT 238

19. IS THE PREMISES LOCATED IN A HIGH CRIME REPORTING DISTRICT? (i.e., has a 20% greater number of reported crimes than the average number of reported crimes as determined from all crime reporting districts within the jurisdiction of the local law enforcement agency)  
 Yes, the total number of offenses in the reporting district equals or exceeds the total number in item #17  
 No, the total number of offenses in the reporting district is lower than the total number in item #17

20. CHECK THE BOX THAT APPLIES (check only one box)
- a. If "No" is checked in both item #11 and item #19, Section 23958.4 B&P does not apply to this application, and no additional information will be needed on this issue. Advise the applicant to bring this completed form to ABC when filing the application.
  - b. If "Yes" is checked in either item #11 or item #19, and the applicant is applying for a non-retail license, a retail bona fide public eating place license, a retail license issued for a hotel, motel or other lodging establishment as defined in Section 25503.16(b) B&P, or a retail license issued in conjunction with a beer manufacturer's license, or winegrower's license, advise the applicant to complete Section 2 and bring the completed form to ABC when filing the application or as soon as possible thereafter.
  - c. If "Yes" is checked in either item #11 or item #19, and the applicant is applying for an off-sale beer and wine license, an off-sale general license, an on-sale beer license, an on-sale beer and wine (public premises) license, or an on-sale general (public premises) license, advise the applicant to take this form to the local governing body, or its designated subordinate officer or body to have them complete Section 3. The completed form will need to be provided to ABC in order to process the application.

Governing Body/Designated Subordinate Name:

Board of Supervisors

**DEPARTMENT USE ONLY**

PREPARED BY (Name of Department Employee)

