



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**  
**December 18, 2025**  
(all commissioners present)

**Licensed Premise Inspection Hearing on Tuesday, December 16, 2025**

**1. 175 Ipswich Street, LLC**

Location: 175 Ipswich St Boston, MA 02215  
License#: LB-99377, Notice/Violation#: 020625, Category: CV7AL  
Date: 10/01/2025  
Notice: Assault and battery patrons on police in violation of M.G.L. ch. 138 s. 64, ch. 265 s. 13D.

**No Violation**

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**2. 175 Ipswich Street, LLC**

Location: 175 Ipswich St Boston, MA 02215  
License#: LB-99377, Notice/Violation#: 016980  
10/7/25, Category: CV7AL  
Date: 10/06/2025  
Notice: Assault and battery patron on staff in violation of M.G.L. ch. 138 s. 64, ch. 265 s. 13A.

**No Violation**

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**3. Mile 22, Inc.**

Doing business as: Cityside In the Circle  
Location: 1958 - 1960 Beacon St Brighton, MA 02135  
License#: LB-98902, Notice/Violation#: 007531, Category: CV7AL  
Date: 09/14/2025  
Notice: Assault and battery dangerous weapon (gun) patron on employee in violation of M.G.L. ch. 138 s. 64, ch. 265 s. 15A.

**No Violation**

**Correspondence from the Board**

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#### **4. Little Haiti International Cuisine LLC**

Doing business as: Little Haiti International Cuisine

Location: 1184 Hyde Park Av Hyde Park, MA 02136

License#: LB-577222, Notice/Violation#: 071261, Category: CV7ALZ

Date: 09/20/2025

Notice: Over capacity in violation of M.G.L. ch. 138 s. 64 and Board's rule 1.03J, 1.06A,F.

Patrons fighting outside of establishment in violation of M.G.L. ch. 138 s. 64, ch. 265 s. 13A.

**No Violation**

**Correspondence from the Board**

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#### **5. Razorbacks Lessee, LLC**

Doing business as: W Boston

Location: 100 Stuart St Boston, MA 02116

License#: LB-98989, Notice/Violation#: 037819, Category: INNAL

Date: 10/03/2025

Notice: Failure to cooperate with police (not allowing register inspection) in violation of M.G.L. ch. 138 s. 64 and Board's rule 1.10A+B.

**To be rescheduled to the next available hearing date**

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#### **6. 61 Brookline Restaurant, LLC**

Doing business as: Loco Taqueria & Oyster Bar

Location: 61 Brookline Av Boston, MA 02215

License#: LB-99217, Notice/Violation#: 016981

10/13/25, Category: CV7AL

Date: 10/12/2025

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

**No Violation**

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**There was no Transactional Hearing on Wednesday, December 17, 2025**

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## **Non-Hearing Transactions**

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

#### **1. Y & Z Business LLC**

Doing business as: Starry Bakery  
136 Harvard Av., Allston, MA 02134  
License #: LB-613590

Has applied for a Common Victualler License to be exercised at a previously licensed location - 680SF  
Premises located on the first floor, featuring a front sales area and a rear kitchen/preparation area. There is also a basement used for storage only. The premises have no seating and no patio.

Manager: Mengfei Zhou  
Hours of Operation: 9:00 AM to 9:00 PM

#### **Granted**

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#### **2. Guanlan North Station LLC**

Doing business as: Cafe Noodo  
1 Nashua St., Boston, MA 02114  
License #: LB-613761

Has applied for a Common Victualler License to be exercised at a previously licensed location  
-3,493SF

One-room ground-floor fast-service café with noodles and drinks. The kitchen is located in the rear along with a bar. There are 2 restrooms on the same floor. No patio.

Manager: Yue Chen  
Hours of Operation: 9:00 AM to 11:30 PM

#### **Granted**

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#### **3. Great Taste Bakery & Restaurant Inc**

Doing business as: Great Taste Bakery & Restaurant  
61 Beach St., Boston, MA 02111  
License #: LB-613763

Has applied for a Common Victualler License to be exercised at a previously licensed location  
-3,800SF In two rooms on the first floor with kitchen in the rear storage in the basement. Four story building, first floor to be licensed, 3 rooms on first floor (restaurant side 900 sq ft-bakery side 400 sq ft and kitchen 600 sq ft), 2 entrances and 2 exits with bakery & restaurant consisting of total 3800 sq ft. 1900 sq ft on the first floor and 1900 sq ft on basement level of the building. Basement for storage (1900 sq ft).

Manager: Qiao Xia Guan  
Hours of Operation: 6:30 AM to 11:00 PM

#### **Granted**

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#### **4. Xixian Lei**

Doing business as: Mix Sum Bakery

36 Beach St., Boston, MA 02111

License #: LB-613936

Has applied for a Common Victualler License to be exercised at a previously licensed location  
-1,606SF

Retail bakery located in a single room on the first floor, with 18 seats and a kitchen/storage area in the rear.

Manager: Lei Xixian

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

**Granted**

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#### **5. Grace Westie Inc**

Doing business as: Yeanie's

1761 Centre St., West Roxbury, MA 02132

License #: LB-613937

Has applied for a Common Victualler License to be exercised at a previously licensed location  
-1,000SF

First-floor take-out space with a counter and a small area for order pickup. An employee bathroom is located on the first floor behind the kitchen. The basement is used for storage.

Manager: Jason Mackinnon

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

**Granted**

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

##### **1. Gen'sNutra LLC**

Doing business as: Fuful Bakery

274 Franklin St., Boston, MA 02110

License #: LB-613119

Holder of a Common Victualler has petitioned to change the capacity of the licensed business From:  
Take-Out Only To: 8 Seats

**Granted**

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## **2. Essential Body Herbs, Inc.**

Doing business as: Essential Herb N Juice Cafe

501B Washington St., Dorchester, MA 02124

License #: LB-332339

Holder of a Common Victualler has petitioned to change the capacity of the licensed business From: 19

Seats To: Take-Out Only

**Granted**

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## **3. Holly Crab Boston, Inc.**

Doing business as: Holly Crab

1098 Commonwealth Av., Boston, MA 02446

License #: LB-438577

Holder of a Common Victualler License has petitioned to Change the Closing Hours to the location of the licensed business- From: 12:00 PM - 11:00 PM To: 12:00 PM - 10:00 PM

Attorney: Andrew Upton

**Granted**

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**The Following is applying for an Innholder (No Alcohol) License at a previously licensed location:**

## **1. Colwen Management, Inc.**

Doing business as: Midtown Hotel

220 Huntington Ave., Boston, MA 02115

License #: LB-613860

Two-story building consisting of 73 rooms on the 1st floor. 86 rooms on the 2nd floor. Total of 159 rooms. 322 total capacity

Manager: Adam Rabitaille

**Granted**

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

**1. Adare, Inc.**

Doing business as: Ned Devine's  
2201 Faneuil Hall Market Pl., Boston, MA 02109  
License #: LB-99128

Has applied one day amendment to existing license to include extending license onto the contiguous space of the Upper rotunda of Quincy Market Building for a wedding reception on December 30, 2025 between the hours of 6 p.m. and 11 p.m.  
Manager: Michael Carlisle

**Granted**

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

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**Old and New Business:**

1. The Board is in receipt of correspondence from Sugar Bowl Cafe, LLC d/b/a The Sugar Bowl, 857 Dorchester Av., Dorchester, MA 02125, License # LB-451415, requesting administrative approval to increase the capacity of the Licensed Premise from 19 to 46.

**Approved**

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2. The Board has received a written dispersal plan from Facility Concession Services LLC d/b/a Spectrum, 89 Guest St., Brighton, MA 02135, License #LB-99313, as requested by the Board on November 20, 2025.

**Acknowledged**

**The submitted plan will be placed on file**

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3. The Board held an informational hearing on October 21, 2025 to receive public feedback from licensees regarding M.G.L. ch. 138 s. 12D (as codified by Chapter 9 of the Acts of 2025) which would permit the Board to allow licensees permitted to sell only wines and malt beverages pursuant to M.G.L. ch. 138 s. 12 to trade in said license and be issued a non-transferable all alcoholic beverages license. The open comment period was extended to December 3, and has now formally closed.

**The Board will draft initial regulations for review on January 8, 2026**

**Draft regulations will address, at a minimum, the following:**

- **Whether to impose any minimum amount of time a licensee must hold a wines and malt beverages license prior to applying to change the category to all alcoholic beverages, noting that any licensee who has held a wines and malt beverages license since at least January 1, 2025 can apply immediately;**
  - **Whether to in any way restrict or regulate the ability of an upgraded all alcoholic beverages to change location within the City of Boston;**
  - **Waiving community process requirements for applicants who have completed a community process in connection with an all alcoholic beverages license within two years prior to submitting an application to upgrade.**
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4. The Board will deliberate on applications for new unrestricted on-premise all alcoholic beverages licenses, which were complete and submitted prior to the December 6, 2024 and May 23, 2025 deadlines.

**The Board voted to issue the following unrestricted all alcoholic beverages licenses:**

**Coffee Coffee, LLC**

Doing business as: Gracenote Coffee Boston  
108 Lincoln St., Boston, MA 02111  
License #: LB-597998  
Manager: Patrick Barter  
Closing Time: 12:00 AM  
Hearing Date: June 25, 2025

**Cilantro Latin Kitchen Corp.**

Doing business as: Merengue Express  
1415 Tremont St., Mission Hill, MA 02120  
License #: LB-598021  
Manager: Nivia Pina  
Closing Time: 10:00 PM

**The Comfort Collective, LLC**

Doing business as: AMA  
100 Western Ave., Allston, MA 02134  
License #: LB-599551  
Manager: Biplaw Rai  
Closing Time: 2:00 AM

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**The next round of applications for new license applications will close on Friday, January 16, 2026 at 11:59 PM. The Board will defer deliberations on all new alcoholic beverages license applications until all complete applications submitted by the deadline have been heard.**