



CAMBRIDGE LICENSE COMMISSION

831 MASSACHUSETTS AVE, CAMBRIDGE, MA 02139

NICOLE MURATI FERRER, ESQ.
CHAIRPERSON | BOARD MEMBER

CHRISTINE A. ELOW
POLICE COMMISSIONER | BOARD MEMBER

THOMAS CAHILL, JR.
FIRE CHIEF | BOARD MEMBER

KRIS C. FOSTER
EXECUTIVE OFFICER

BOARD OF LICENSE COMMISSIONERS' MEETING MINUTES

Thursday, March 12, 2026, at 10:01 a.m.

By Remote Participation Via Zoom

Board Members: Nicole Murati Ferrer (present); Christine A. Elow (present); and Thomas Cahill, Jr. (present).

Staff Members Present: Kris Foster and Chris O'Neil.

Decisions: All decisions, unless otherwise stated, were 3-0, and by roll call.

Public Testimony Matters

1. **Application #1196354** MSKO, LLC d/b/a Tilde, 2376 Massachusetts Avenue, Common Victualler Wine & Malt License #279043, for a change of ownership interests.

Present: Maxwell Stein.

Documents Considered: Application and documents attached thereto.

Summary: This application removes Katherin O'Hara, who resigned from MSKO LLC. Maxwell Stein will now own 100% of the LLC. There are no changes to the operation.

Decision: Granted.

2. **Application #1196606** 52 New Street Owner LLC c/o Just-A-Start Corporation, 52 New Street, for a new Garage License for 38 parking spaces (380 gallons of gasoline in the tanks of autos only).

Present: Madeline Lee. Kelly Boss, abutter.

Documents Considered: Application and documents attached thereto.

Summary: These 38 parking spaces will be for residents of an affordable rental housing building for no fee. They will be allocated via a lottery. The parking spaces are above ground.

Kelly Boss, an abutter, asked questions regarding the location and construction of the parking spaces. Lee explained that the parking spaces have already been paved and that they will be hidden behind a screen.

Decision: Granted.

3. **Application #1197501** Jen's 2nd Chance, LLC d/b/a Jen's 2nd Chance, 705 Mount Auburn Street, for a new Second Hand Goods, Junk Dealers and/or Antiques License. Hours of operation:

Monday – closed; Tuesday – Saturday 10:00 a.m. – 8:00 p.m.; and Sunday – 11:00 a.m. – 5:00 p.m.
Catherine Melendez as Manager of Record.

Present: Catherine Melendez and Erison Reynoso.

Documents Considered: Application and documents attached thereto.

Summary: This second-hand goods store will sell clothes, jewelry, bags and accessories, and small electronics. The Board inquired whether Melendez and/or Reynoso were up to date on the laws regarding second-hand stores, and in particular the recordkeeping requirements. They stated that they understand most of the laws but will learn the recordkeeping requirements.

The Board acknowledged extensive notes received in support of this application.

Decision: Granted.

Administrative Matters

4. Application #1199888 Michael Rentschler, United Civil, Inc., for a Special Noise Variance on Saturdays only from 3/14/26 – 6/13/26, (Alt. 3/22/25 – 6/21/26), 7:00 a.m. – 9:00 a.m., at 155 Second Street and Memorial Drive. Eversource will be performing underground utility construction on Second Street from Linskey Way to Athenaeum Street as part of the Greater Cambridge Energy Project/Transmission Line Project using excavators, pavement saws, concrete saws, and jackhammers. The variance is sought to extend the workday to complete the full scope of work and to ensure public safety.

Decision: Granted.

5. Application #1200591 Yaser Samerrai, Cambridge Department of Public Works, for a Special Noise Variance from 3/15/26 – 3/27/26 (Alt. 3/22/26 – 4/3/26), 9:00 p.m. until 5:00 a.m. the following mornings, on a segment of Massachusetts Avenue between Inman and Douglas Streets, to perform pipe and siphon cleaning using a vac truck. The variance is sought in the interest of minimizing impact to pedestrian, bicycle, and bus traffic. It is also intended to serve as an extension to variance #1195433, which the applicant was never able to exercise.

Summary: This is for Sundays through Friday. Therefore, working overnight every day of the week except Friday into Saturday and Saturday into Sunday.

Decision: Granted with the condition that they must obtain a Sunday Work Permit.

6. Application #1200835 Vincent Albano, Bent Electric, for a Special Noise Variance from 3/17/26 – 3/18/26, 10:00 p.m. to 7:00 a.m. the following morning, at 10 Akron Street, to operate a generator during an electrical shutdown and testing. The variance is sought to maintain power to emergency and life safety systems.

Decision: Granted.

7. **Application #1200074** Pentagon Federal Credit Union transferring Medallion #132 to Tulip Enterprise, Inc. for \$3,500.00

Decision: Acknowledged/approved.

8. **Application #1199489** Jean Bernard Pierre for a New Hackney Driver's License.

Decision: Granted, pending review of driving history.

9. **Application #1198947** Mohamed Mtet for a New Hackney Driver's License.

Decision: Granted, pending review of driving history.

10. **Application #1195394** Arashpreet Singh for a New Hackney Driver's License.

Decision: Granted, pending review of driving history.

11. **Application #1196643** Dow Enterprises LLC d/b/a Judy's Bay, 279-A Broadway, Common Victualler All Alcohol License #118197, removing its outdoor area from the licensed premises as they never implemented it or followed through with it.

Decision: Acknowledged/granted.

12. **Application #1200258** Grey's Recycling LLC d/b/a Grey's Recycling, for a new Disposal/Solid Waste Hauler License.

Decision: Granted.

13. **Consideration of Statement of Reasons**

[Matter heard February 12, 2026, and voted on March 4, 2026]

Club Recreativo Lusitania, Inc. d/b/a Club Recreativo Lusitania, 44 Fifth Street, Club All Alcohol License #11624, violation for failing to update its officers/directors, in violation of M.G.L. c. 138, §§ 1, 15A, 64; and Board Rules 2.2, 2.3, 2.4, 2.5, 2.6, 5.1, 5.5, 5.6, 5B.2, 13.1. Warning issued.

Decision: Approved.

14. **Consideration of Meeting Minutes** March 4, 2026.

Decision: Approved.

15. Board Acknowledgement/Ratification of Vote Application #1143264 [Continued from February 12 and March 4, 2026, hearings] Little Crepe Cafe, LLC d/b/a Little Crepe Cafe, 102 Oxford Street, Common Victualler License #162162, to add Wine & Malt and Cordials/Liqueurs. The applicant provided the documents necessary to comply with the Board's vote, including providing legal documentation as to the proper transfer of ownership to the current applicants.

Decision: Acknowledged, previous votes ratified, application granted and will be submitted to the ABCC.

One-Day License Applications

16. Application #1200821 Paul Clark for a malt and entertainment license at 64 Sidney Street, on 3/29/26 with rain date of 4/26/26 from 10:00 a.m. – 1:00 p.m. for a road race with recorded music, live music and amplification system. Expected attendance – 2500.

Decision: Granted.

17. Application #1201098 Pedro Morales, Global Arts, for a malt and wine license at 45 Quincy Street, on 3/29/26 with rain date of 3/30/26 from 12:00 p.m. – 5:00 p.m. for a concert. Expected attendance – 1000.

Decision: Granted with the condition that they must implement a system identifying of legal drinking age attendees.

18. Application #1201100 Chadwick Stokes, Calling All Crows, for a malt and wine license at 45 Quincy Street, on 3/21/26 with rain date of 3/22/26 from 6:00 p.m. – 10:00 p.m. for a concert. Expected attendance – 1000.

Decision: Granted with the condition that they must implement a system identifying of legal drinking age attendees.

19. Application #1201154 Diamond Head, Sakata Afrique, for an entertainment license at 48 Massachusetts Avenue, on 3/13/26 5:00 p.m. – 10:00 p.m. & 3/14/26 5:00 p.m. – 8:00 p.m. for a dance showcase with performers/entertainers dancing, recorded music and amplification system. Expected attendance – 200.

Decision: Granted with amended start time of 7:00 p.m. per event registration form.

20. Application #1201157 Veer Dedhia, Boston Intergenerational Dance Advocates, for an entertainment license at 1950 Massachusetts Avenue, on 3/13/26 3:00 p.m. – 11:30 p.m.; 3/14/26 9:00 a.m. – 11:30 p.m.; 3/15/26 3:30 p.m. – 6:00 p.m. for a social dance with patrons dancing, live music and amplification system. Expected attendance – 200.

Decision: Granted.

21. Application #1201187 Olaf Bleck, Swing City Boston, for an entertainment license at 680 Huron Avenue, on 4/4/26 with rain date of 5/2/26 from 6:30 p.m. – 12:00 a.m. for a swing dance with patrons dancing, live music and amplification system. Expected attendance – 125.

Decision: Granted.

22. Application #1201311 Nickholas Gutierrez for a one-day entertainment license on Montague Street, on 3/14/26 with rain date of 3/15/26 from 3:30 p.m. – 8:30 p.m. for a block party with patrons dancing, recorded music, DJ and amplification system. Expected attendance – 100.

Decision: Granted with amended end time of 7:30 p.m. per City permit.

23. Application #1201437 Meg Warner, Lupo Partners, Inc. d/b/a Gufo, 660 Cambridge Street, Common Victualler All Alcohol License #174713, for an entertainment license on 4/11/26 from 4:00 p.m. – 12:00 a.m. for a wedding with patrons dancing, recorded music, DJ, live music and amplification system. Expected attendance – 100.

Decision: Granted.

Matters Considered – Not Previously Posted on the Agenda

24. Application #1201848 Vi Trinh, MIT Shakespeare Ensemble, for an entertainment license at 84 Massachusetts Avenue, on 3/13, 3/14, 3/15, 3/19 & 3/20/26 from 8:00 p.m. – 11:00 p.m. on 3/13, 3/19 & 3/20 and 2:00 p.m. – 11:00 p.m. on 3/14; 2:00 p.m. – 5:00 p.m. on 3/15 for a theatre performance with theatrical exhibition/play/moving picture show. Expected attendance – 150.

Decision: Granted.

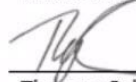
By the Board of License Commissioners

Minutes Approved: March 24, 2026

Minutes Posted: March 24, 2026



Nicole Murati Ferrer, Chair



Thomas Cahill, Jr., Fire Chief



Christine Elow, Police Commissioner