

Meeting Date: March 2025

APPLICANT INFORMATION:

Name of applicant(s): Tartinery W3 LLC

Trade name (DBA): Tartinery W3 LLC

Premises address: 78 West 3rd Street

Cross Streets and other addresses used for building/premise:
Corner of W. 3rd Street & Thompson Street

CONTACT INFORMATION:

Principal(s) Name(s): Nicoles Dutko

Office or Home Address: 78 West 3rd Street

City, State, Zip: New York, NY 10012

Telephone #: [REDACTED] email: nicoles@tartinery.com

Landlord Name / Contact: CEJ Properties

Landlord's Telephone and Fax: [REDACTED]

NAMES OF ALL PRINCIPAL(s): NAMES / LOCATIONS OF PAST / CURRENT LICENSES HELD

Nicoles Dutko SEE ATTACHED

Charif Souki _____

Briefly describe the proposed operation (i.e. "We are a family restaurant that will focus on..."):

Small French sandwich shop serving tartines
and Irving Farms coffee in a warm and
inviting atmosphere

WHAT TYPE(S) OF LICENSE(S) ARE YOU APPLYING FOR (MARK ALL THAT APPLY):

a new liquor license (Restaurant Tavern / On premise liquor Other)

an UPGRADE of an existing Liquor License

an ALTERATION of an existing Liquor License

a TRANSFER of an existing Liquor License

a HOTEL Liquor License

a DCA CABARET License

a CATERING / CABARET Liquor License

a BEER and WINE License

a RENEWAL of an existing Liquor License

an OFF-PREMISE License (retail)

OTHER : _____

If upgrade, alteration, or transfer, please describe specific nature of changes:

(Please include physical or operational changes including hours, services, occupancy, ownership, etc.)

If this is for a new application, please list previous use of location for the last 5 years:

Irving Farms

Is any license under the ABC Law currently active at this location? yes no

If yes, what is the name of current / previous licensee, license # and expiration date: _____

Tortinery W3 LLC - 101047

Have any other licenses under the ABC Law been in effect in the last 10 years at this location?

yes no

If yes, please list DBA names and dates of operation:

Irving Farms 2017 - 2022

PREMISES:

By what right does the applicant have possession of the premises?

Own Lease Sub-lease Binding Contract to acquire real property other: _____

Type of Building: Residential Commercial Mixed (Res/Com) Other: _____

Number of floor: 4 Year Built : 1900

Describe neighboring buildings: mixed use

Zoning Designation: R7-2

Zoning Overlay or Special Designation (applicable) _____

Block and Lot Number: 539 / 21

Does the premise occupy more than one building, zoning lot, tax lot or more than one floor? yes no

Is the premise located in a historic district? yes no

(if yes, have all exterior changes or changes governed by the Landmarks Preservation Commission (LPC) been approved by the LPC? yes no, please explain : no exterior changes

Will any outside area or sidewalk café be used for the sale or consumption of alcoholic beverages? (including sidewalk, roof and yard space) no yes : explain _____

What is the proposed Occupancy? 28

Does the premise currently have a valid Certificate of Occupancy (C of O) and all appropriate permits?

no yes

If yes, what is the maximum occupancy for the premises? 70

If yes, what is the use group for the premises? 6

If yes, is proposed occupancy permitted? yes no, explain : _____

If your occupancy is 75 or greater, do you plan to apply for Public Assembly permit? yes no

Do you plan to file for changes to the Certificate of Occupancy? yes no
(if yes, please provide copy of application to the NYC DOB)

Will the façade or signage be changed from what currently exist at the premise? no yes

(if yes, please describe: new signage

INTERIOR OF PREMISES:

What is the total licensed square footage of the premises? Approx 2400 sf

If more than one floor, please specify square footage by floors: 1st floor - 1200sf
Basement - 1200sf

If there is a sidewalk café, rear yard, rooftop, or outside space, what is the square footage of the area?
Approx 600 sf

If more than one floor, what is the access between floors? Interior stairwells

How many entrances are there? 1 How many exits? 1 How many bathrooms? 2

Is there access to other parts of the building? no yes, explain: _____

OVERALL SEATING INFORMATION:

Total number of tables? 18 Total table seats? 46

Total number of bars? 1 Total bar seats? 11

Total number of "other" seats? 0 please explain: _____

Total OVERALL number of seats in Premises: 57

BARS:

How many *stand-up bars / bar seats are being applied for on the premises? Bars 1 Seats 11

How many service bars are being applied for on the premises? 0

Any food counters? no yes, describe: _____

For Alterations and Upgrades:

Please describe all current and existing bars / bar seats and specific changes: _____

* A stand-up bar is any bar or counter (whether seating or not) over which a member of the public can order, pay for and receive food and alcoholic beverages.

PROPOSED METHOD OF OPERATION:

What type of establishment will this be? (check all that apply)

Bar Bar & Food Restaurant Club/ Cabaret Hotel Other: _____

What are the Hours of Operation?

Sunday: Monday: Tuesday: Wednesday: Thursday: Friday: Saturday:

8:00 am to 12:00 am 7:00 am to 12:00 am 7:00 am to 12:00 am 7:00 am to 12:00 am 7:00 am to 12:00 am 7:00 am to 12:00 am 8:00 am to 12:00 am

Will the business employ a manager? ___ no yes, name / experience if known : _____

Will there be security personnel? no ___ yes(if yes, what nights and how many?) _____

Do you have or plan to install French doors, accordion doors or windows that open? ___ no ___ yes

If yes, please describe : _____

Will you have TV's ? no ___ yes (how many?) _____

Type of MUSIC / ENTERTAINMENT: ___ Live Music ___ Live DJ ___ Juke Box ___ Ipod / CDs ___ none

Expected Volume level: Background (quiet) ___ Entertainment level ___ Amplified Music (check all that apply)

Do you have or plan to install soundproofing? no ___ yes

IF YES, will you be using a professional sound engineer? _____

Please describe your sound system and sound proofing: Ipod generated with small speakers

Will you be permitting: ___ promoted events ___ scheduled performances ___ outside promoters

___ any events at which a cover fee is charged? private parties

Do you have plans to manage or address vehicular traffic and crowd control on the sidewalk caused by your establishment? ___ no ___ yes (if yes, please attach plans) One employee will ensure that crowds do not gather on the sidewalk fronting these premises

Will you be utilizing ___ ropes ___ movable barriers ___ other outside equipment (describe) _____

Are your premises within 200 feet of any school, church or place of worship? ___ no yes

If there is a school, church or place of worship within 200 feet of your premises or on the same block, please submit a block plot diagram or area map showing its' location in proximity to your applicant premises (no larger than 8 1/2 " x 11").

Indicate the distance in feet from the proposed premise:

Name of School / Church: The Catholic Center of NYU (non exclusive)

Address: 238 Thompson Street NYC Distance: 148'

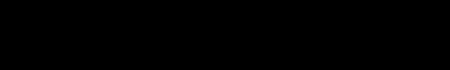
Name of School / Church: _____

Address: _____ Distance: _____

Name of School / Church: _____

Address: _____ Distance: _____

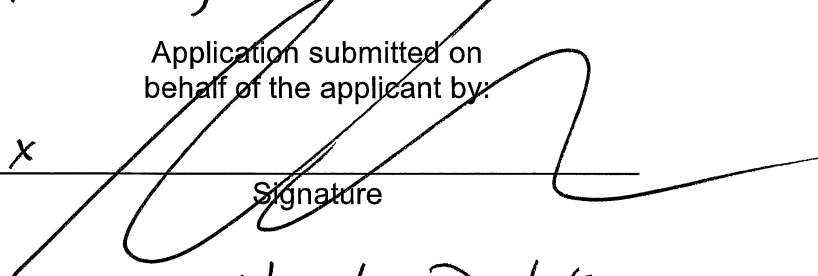
Please provide contact information for Residents / Community Board and confirm that if complaints are made you will address it immediately.

Contact Person: Nicolas Dutko Phone 

Address: 78 West 3rd Street

Email: nicolas@hartinery.com

Application submitted on behalf of the applicant by:

X 
Signature

Print or Type Name Nicolas Dutko

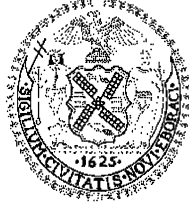
Title Managing Member

Thank you for your cooperation. Please return this questionnaire along with the other required documents as soon as you can. This will expedite your application and avoid any unnecessary delays. Use additional pages if necessary.



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COMMUNITY BOARD 2 APPLICATION FOR A STATE LIQUOR AUTHORITY LICENSE ADDENDUM FOR OUTDOOR SEATING

For a Liquor License Application that includes any outdoor areas, please complete the following:

- Submit a diagram of outdoor seating indicating length and width of area(s) and location of all tables and chairs. Include all obstructions (trees, fire hydrants, proximity to bus stops, bike racks, signs, etc.).
- Submit photos of the premises where the sidewalk café and/or roadbed will be located. Required photos show one frontal, one left and one right side view of proposed sidewalk café and/or roadbed.
 - Photos must show complete sidewalk and/or roadway area where sidewalk café and/or roadbed will be including views to curb and neighboring properties.
 - For rear yard, show photos of yard and surrounding area, including upper view of adjacent buildings.

Name of Applicant: Tertinery W3 LLC

Address of Premises: 78 West 3rd Street

Sidewalk café will have no more than (If premises is located on a corner please indicate for both streets):

___ tables and ___ seats on ___ Street

___ tables and ___ seats on ___ Street

Hours of sidewalk café: ___ to ___

Describe any obstructions (trees, fire hydrant, proximity to bus stop, etc): _____

Roadbed will have no more than (If premises is located on a corner please indicate for both streets):

14 tables and 28 seats on Thompson Street

___ tables and ___ seats on ___ Street

Hours of roadbed: 7am to 12am.

Describe any obstructions (trees, fire hydrant, proximity to bus stop, etc): _____

Rear yard / Rooftop (circle) will have no more than ___ tables and ___ seats

Hours of rear yard / rooftop: ___ to ___

Does seating extend beyond the business frontage? ___ No Yes

Will outdoor dining structures on the sidewalk be enclosed on three (3) or more sides? ___ No Yes

Will outdoor dining structures on the roadbed be enclosed on three (3) or more sides? ___ No ___ Yes

Is there any outdoor music, speakers or TVs? No ___ Yes, please describe: _____

Will heating elements be used? ___ No Yes, please describe: portable heaters

tartinery

CAFÉ - BAR

MORNING (ISH) ALL DAY

SMASHED AVOCADO TOAST (VG) 10.5
radish, red pepper flakes, cilantro
/ add soft-boiled egg +2.5

EGG & SMOKED SALMON TOAST 13
crème fraîche, dill

EGG & CHEESE BRIOCHE (VE) 7
/ add bacon +2.5 / avocado +3.5

OMELETTE (VE / GF) 10
/ add bacon +2.5 / avocado +3.5 / goat cheese +3

GRANOLA PARFAIT (VE) 9
greek yogurt, berries, honey

CHIA BOWL (VG / GF) 8
banana, berries, coconut, flaxseeds, agave

HAM & CHEESE CROISSANT 7.5
paris ham, swiss, butter

PASTRIES ON DEMAND

LUNCH COMBO

11AM-5PM / 15.5

SOUP + PETITE TARTINE

SOUPS

BUTTERNUT SQUASH (VE / GF) 8.5

CHESTNUT & MUSHROOM (VE / GF) 9.5

LENTIL (VG / GF) 8.5

PETITES TARTINES 7 GRAIN

SMASHED AVOCADO (VG) 10.5
radish, red pepper flakes, cilantro
/ add soft-boiled egg +2.5

HAM & SWISS 10
frisée, apple, honey, dijon

CHICKEN SALAD 10
celery, pistachio

TUNA SALAD 10.5
celery, spinach, sprouts, harissa mayo

POMMES FRITES 9

SNACKS & BOARDS

SPICED NUTS (VG / GF) 7
MARINATED OLIVES (VG / GF) 7
TERRA VEGGIE CHIPS (VG / GF) 6
CHEESE BOARD (VE) 27
CHARCUTERIE BOARD 27
COMBO BOARD 27

TARTINES SOURDOUGH

/ add side green salad +2.5

CREAMY BURRATA (VE) 16
baby heirloom tomatoes, basil
/ add prosciutto +4

HUMMUS & AVOCADO (VE) 14
hard-boiled egg, sprouts
/ add smoked salmon +7

LABNEH (VE) 13
cucumber, radish, mint, za'atar
/ add smoked salmon +7

ROAST BEEF 17
pecorino, arugula, truffle mayo

CHICKEN SALAD 15
celery, pistachio

CLUB 17
turkey, brie, bacon, tomato, spinach, mayo

CROQUE MONSIEUR 15
ham, gruyère, béchamel

CROQUE MADAME 17.5
ham, gruyère, béchamel, sunny side up egg

SMOKED SALMON 19.5
crème fraîche, capers, radish
/ add soft-boiled egg +2.5 / avocado +3.5

RICOTTA & PROSCIUTTO 16
honey glazed grapes, walnuts

NUTELLA (VE) 10
caramelized banana

STRAWBERRY (VE) 11
whipped cream, dulce de leche

SALADS & BOWLS

KALE CAESAR SALAD (GF) 13**
chickpeas, radish, pecorino

WARM GOAT CHEESE SALAD 16.5
frisée, spinach, bacon crumble,
pine nuts, toast

QUINOA BOWL (VG / GF) 16.5
brussels sprouts, avocado, spinach, edamame,
almond, cilantro, mint

WARM RICE BOWL (VE / GF) 15.5
sweet potato, lentils, spinach,
soft-boiled egg, cilantro

ADD

SMOKED SALMON +7 AVOCADO +3.5
CHICKEN +4 FETA +3
SOFT-BOILED EGG +2.5

SWEETS 9

WARM APPLE TART (VE)
CHOCOLATE FONDANT (VE) *10 min
AFFOGATO (VE / GF)

VE - VEGETARIAN VG - VEGAN GF - GLUTEN-FREE

DRINKS AT THE BACK

** consuming raw or undercooked meats, poultry, seafood, shellfish or eggs may increase your risk of foodborne illness.

BRUNCH



DAILY UNTIL 4PM

FRENCH TOAST 16

*brioche, banana, berries, granola
/ à la mode +5*

EGGS BENEDICT 18

*bacon, english muffin,
mixed greens or pommes frites
/ sub smoked salmon +5.5*

THE TARTINERY BURGER 22

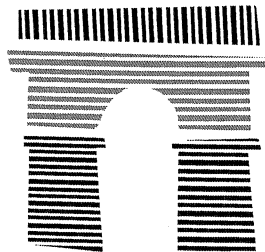
*comté, tomato, mixed greens,
fried onions, pommes frites
/ add bacon +2.5 / avocado +3.5
/ sunny side up egg +2.5*

STEAK & EGGS 29

*skirt steak, sunny side up eggs,
pommes frites*

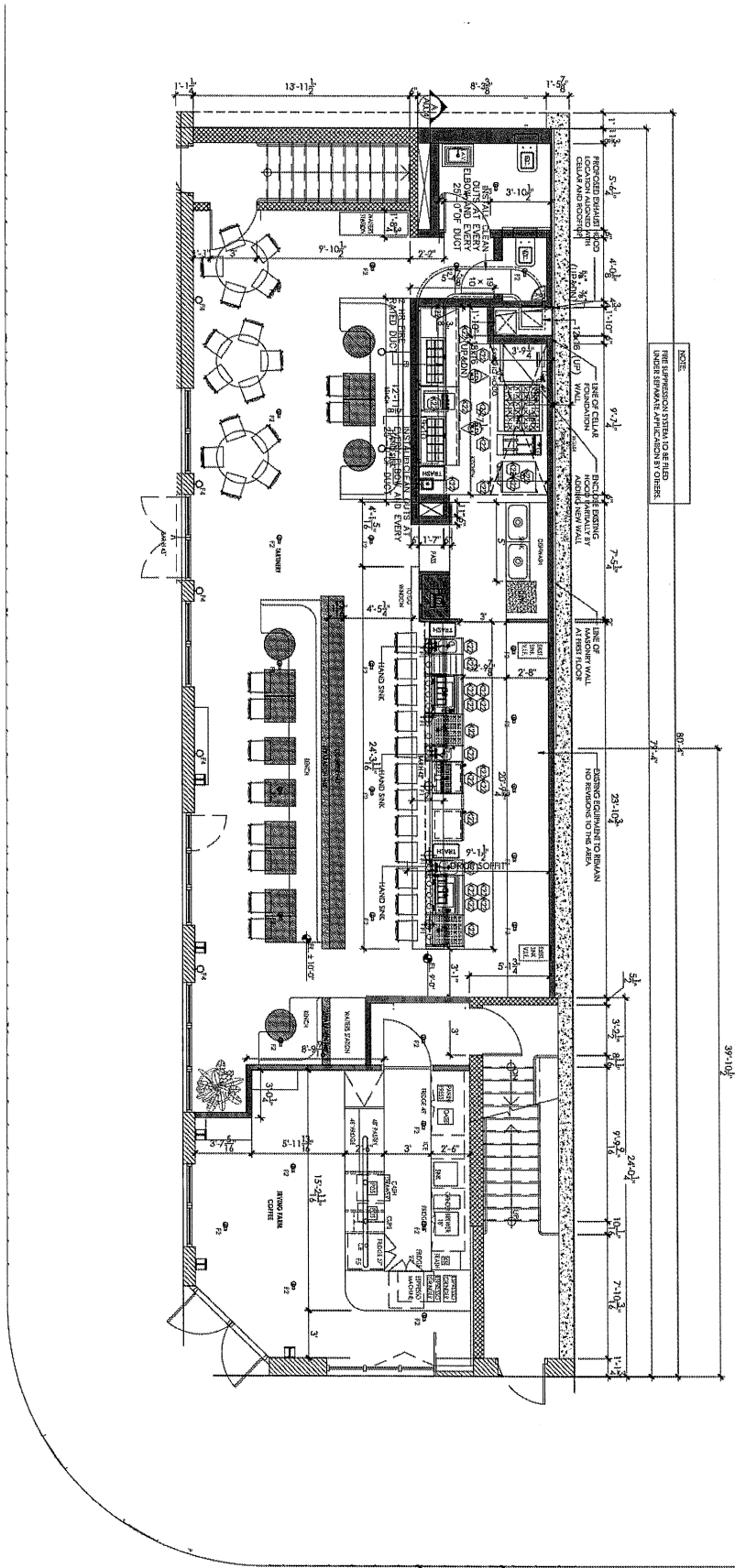
SCRAMBLED EGG TARTINE 17

avocado, bacon, arugula, mayo



tartinery

CAFÉ - BAR



NOTE:
 FIRE SUPPRESSION SYSTEM TO BE FIELD
 UNDER FIREWALL APPLICATION BY OTHERS

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7'-10 1/2"

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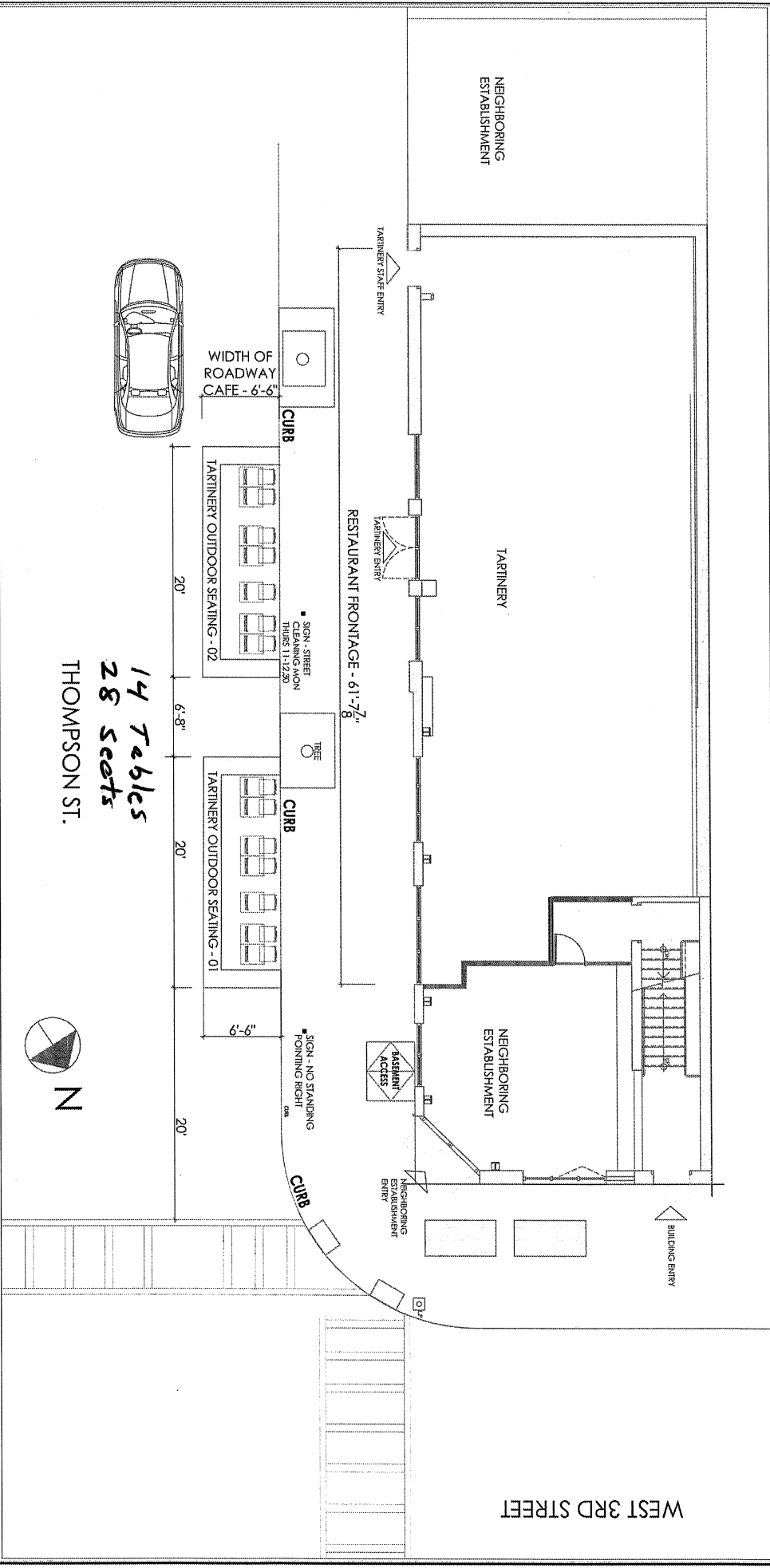
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1'-

Use the space below to draw or upload your Site Plan representing your cafe perimeters, furniture, and clearances.



*14 Tables
28 seats*

THOMPSON ST.



Length of roadway cafe: 20 x 2 feet

Width of roadway cafe: 6.5 feet