

GOVERNMENT OF THE DISTRICT OF COLUMBIA
BOARD OF ZONING ADJUSTMENT



BZA ORDER NO. 21325

As Director of the Office of Zoning, I hereby certify and attest that on October 14, 2025, pursuant to 11 DCMR Subtitle Y §§ 205.3, 604.5, and 604.6, a copy of the order entered on that date in this matter was mailed first class, delivered via inter-agency mail, or delivered by electronic mail to each party who appeared and participated in the public hearing concerning the matter, the Councilmember representing the ward within which the property is located, and any affected ANC, as defined by Subtitle Y § 101.8, and the Council Chair and At-Large Councilmembers, all of whom are listed below:

Martin Sullivan, Esq.
Sullivan & Barros LLP
msullivan@sullivanbarros.com
sharkcom@sullivanbarros.com

CJB Investments, LLC
johnandrewsm@yahoo.com

Rolf, Pat, and Caroline Sartorius
Linda M. Pfeifle and Albert J. Amori
Kevin Barnes
Monica Bauer
Arno Liuksila
Chester Crocker and Pamela Aall
c/o Andrea Ferster
andreaferster@gmail.com

Chair
Advisory Neighborhood Commission 2E
2E@anc.dc.gov

Single Member District Commissioner 2E03
2E03@anc.dc.gov

Brooke Pinto, Councilmember
Ward 2
Council of the District of Columbia
bpinto@dccouncil.gov

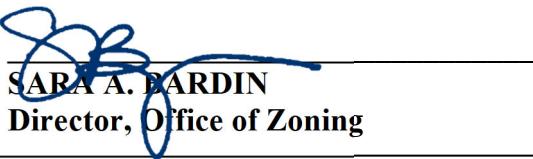
Esther McGraw, Esq.
General Counsel, DOB
esther.mcgraw2@dc.gov

Monique Bocock, Esq.
Acting Deputy General Counsel, DOB
monique.bocock@dc.gov

Department of Buildings
DOB.filing@dc.gov

Chair and At-Large Councilmembers
Council of the District of Columbia
pmendelson@dccouncil.gov
chenderson@dccouncil.gov
abonds@dccouncil.gov
rwhite@dccouncil.gov
kmcduffie@dccouncil.gov

ATTESTED BY:


SARA A. BARDIN
Director, Office of Zoning

441 4th Street, N.W., Suite 200/210-S, Washington, D.C. 20001

Telephone: (202) 727-6311

Facsimile: (202) 727-6072

E-Mail: dcoz@dc.gov

Web Site: www.dcoz.dc.gov

Board of Zoning Adjustment

District of Columbia

CASE NO. 21325

EXHIBIT NO. 38