

RECEIVED 07/23/25 AM 10:53

GOVERNMENT OF THE DISTRICT OF COLUMBIA  
BOARD OF ZONING ADJUSTMENT



**NOTICE OF VIRTUAL PUBLIC HEARING**

**TIME AND PLACE: Wednesday, September 10, 2025, @ 9:30 a.m.**

**Via WebEx:** <https://dcoz.dc.gov/BZA09-10-2025>

**Via Telephone:** 202-860-2110 Access code: 2318 359 6827

**Via YouTube:** <https://www.youtube.com/c/DCOfficeofZoning>

**Instructions:** <https://dcoz.dc.gov/release/virtual-public-hearings>

**Witness Sign Up:** <https://dcoz.dc.gov/service/sign-testify>

**TO CONSIDER THE FOLLOWING APPLICATION THAT HAS BEEN ACCEPTED BY THE OFFICE OF ZONING AND SCHEDULED FOR PUBLIC HEARING:**

**Application No. 21337 of CFC Incorporated**

**Address:** 2901 Minnesota Avenue S.E. (Square 5507, Lot 803)

**ANC:** 7B

**Relief:** Special Exception under:

- The matter-of-right service uses that do not comply with the conditions of Subtitle U § 510.2(x)(2) (pursuant to Subtitle X § 901.2)

**Project:** To permit a laundry service facility containing approximately 7,500 square feet of gross floor area, in an existing, detached, one-story building in the MU-3A Zone.

This public hearing will be conducted in accordance with the contested case provisions of Subtitle Y, Chapters 4 & 5.

**PLEASE NOTE:**

The hearing date shown above may be RESCHEDULED prior to this date, in which case the new hearing date will be posted on the online calendar for the Board of Zoning Adjustment (“**Board**” or “**BZA**”), on the website of the Office of Zoning (“**OZ**”) at <https://dcoz.dc.gov/BZACalendar>, as well as on the case record webpage available on the Interactive Zoning Information System (“**IZIS**”) on the OZ website <https://dcoz.dc.gov/CaseRecord> (additional instructions below).

**Please check these webpages to confirm the final hearing date and time** as there will be no other notice of these changes provided. One day before the hearing, the order of cases, agenda, and any other scheduling changes will be posted to the Board’s online calendar on OZ’s website.

Those who wish to testify at the public hearing **must** be present when their case is called. The order of cases may change at the Board’s discretion. Participants are encouraged to visit <https://dcoz.dc.gov/service/watch-live-virtual-zcbza-hearingsmeetings> to watch the live broadcast

---

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

Telephone: (202) 727-6311

Facsimile: (202) 727-6072

E-Mail: [dcoz@dc.gov](mailto:dcoz@dc.gov)

Board of Zoning Adjustment

Web Site: [www.dcoz.dc.gov](http://www.dcoz.dc.gov)

District of Columbia

CASE NO. 21337

EXHIBIT NO. 188

GOVERNMENT OF THE DISTRICT OF COLUMBIA  
OFFICE OF ZONING  
441 4<sup>th</sup> STREET, N.W. SUITE 200-S/210-S  
WASHINGTON, D.C. 20001  
OFFICIAL BUSINESS  
PENALTY FOR MISUSE

FIRST-CLASS



US POSTAGE PRINTED BY GOV  
ZIP 20001 \$ 000.69<sup>0</sup>  
02 7W  
0008031164 JUN 05 2025

Ank 1209 30TH ST LLC A DSTRCT OF COL  
690 1701 PENNSYLVANIA AVE NW  
WASHINGTON DC 20006-5805

Ank  
690

NIXIE 171 DE 1 2206/27/25

RETURN TO SENDER  
UNDELIVERABLE AS ADDRESSED  
UNABLE TO FORWARD

SC: 20001271441 \*2419-01315-27-21  
20006856052000

MAIL DATE 06/07/2025  
T/T FEE 0  
RETURN TO SENDER  
ATTEMPTED - NOT KNOWN  
UNARMED - NO DOWMARK  
BC: 20001271441 \*2792-02286-15-09  
ANK 200012714

RONALD DAVIS  
3208 CURTIS DR # T1  
TEMPLE HILLS MD 20748-1240

FIRST-CLASS



US POSTAGE MAITRE, BOVENS  
ZIP 20001 \$ 000.69<sup>0</sup>  
02 7W  
0008031164 JUN 05 2025