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January 23, 2026

VIA IZIS

Board of Zoning Adjustment
of the District of Columbia
441 4th Street, NW, Suite 210-S
Washington, DC 20001

**Re: BZA Case No. 21377: 4730 and 4750 Benning Road, SE (Square 5344, Lots 1 and 2)
Applicant's Supplemental Submission with Waiver Request to Permit Filing Less
Than 30 Days Before Public Hearing**

Dear Members of the Board:

On behalf of Hampton East Owner LLC (the “Applicant”), the owner of the property that comprises a portion of Lots 1 and 2 in Square 5344 (the “Property”), we hereby submit the enclosed revised Architectural Plans, Elevations, and Civil Sheets attached at **Exhibit A** and updated Form 135 Self-Certification attached at **Exhibit B** pursuant to Subtitle Y §§ 101.9 and 300.17 as there is good cause to allow this filing into the record fewer than 30 days before the public hearing scheduled for February 4, 2026. A completed Form 150 – Motion Form is attached at **Exhibit C**.

As a result of feedback from the Office of Planning, the Applicant has revised the plans filed at Exhibit 25B1-25B2 in the case record as follows:

- Added a children’s play area, with details regarding conceptual materials and equipment (*See* Sheets SD05, CIV001, and CIV200);
- Providing a more pronounced building entrance, including the addition of a canopy, a new proposed sidewalk, and providing additional landscaping (*See* Sheets SD05, SD12, SD14, and SD15);
- Providing details regarding building materials (*See* Sheet SD16);
- Added a conceptual layout of the bicycle parking room (*See* Sheet SD06); and
- Updated the building’s FAR, rear yard, and side yard calculations as a result of further refinements to the plans. None of these changes result in any new or additional zoning relief.

The revised Architectural Plans, Elevations, and Civil Sheets replace and supersede the plans at Exhibit 25B1-25B2. The Applicant updated the building's FAR and yards on Form 135 to reflect these changes.

The Applicant respectfully requests that the Board exercise its waiver authority pursuant to Subtitle Y §§ 101.9 and 300.17, as there is good cause to allow this filing into the record fewer than 30 days before the public hearing as this filing reflects improvements to the plans as a result of feedback from the Office of Planning.

As indicated in the Certificate of Service below, a copy of this Supplemental Submission and attachments is being served on ANC 7E, the Office of Planning, and the District Department of Transportation. The Applicant looks forward to presenting the application to the Board at the public hearing on February 4, 2026, and appreciates the Board's consideration of this request.

Respectfully submitted,

HOLLAND & KNIGHT LLP

By: 
Kyrus Lamont Freeman
Madeline Shay Williams

Enclosure

cc: Certificate of Service
Exhibit A: Architectural Plans, Elevations, and Civil Sheets
Exhibit B: Form 135 Self-Certification
Exhibit C: Form 150 – Motion Form

Certificate of Service

I hereby certify that on January 23, 2026, a copy of the foregoing Supplemental Submission and attachments was served by electronic mail on the following at the addresses stated below.

DC Office of Planning

Maxine Brown-Roberts

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District Department of Transportation

Erkin Ozberk

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Advisory Neighborhood Commission 7E

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Commissioner Natasha Dupree

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