

RECEIVED 03/07/26 PM 02:53

GOVERNMENT OF THE DISTRICT OF COLUMBIA  
BOARD OF ZONING ADJUSTMENT



REVISED\* NOTICE OF VIRTUAL PUBLIC HEARING

**TIME AND PLACE:** Wednesday, March 11, 2026 @ 9:30 a.m.

**Via WebEx:** <https://dcoz.dc.gov/BZA03-11-2026>

**Via Telephone:** 202-860-2110 Access code: 2312 082 0953

**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. 21423 of 2210 5th, LLC**

**Address:** 2210 5<sup>th</sup> Street N.E. (Square 3622, Lot 811)

**ANC:** 5F

**Relief:** Special Exception under:

- The entertainment, assembly, and performing arts use requirements of Subtitle U § 802.1(e) (pursuant to Subtitle X § 901.2)

Area Variance from:

- The entertainment, assembly, and performing arts use requirements of Subtitle U § 802.1(e) (pursuant to Subtitle X § 1002)

**Project:** To permit an entertainment, assembly, and performing arts use in an existing, detached, one-story building in the PDR-1 Zone.

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

\*This application is re-noticed as a result of significant changes to the relief requested by the applicant.

**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

---

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  
District of Columbia  
CASE NO. 21423  
EXHIBIT NO. 32

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

CAPITAL DISTRICT 208

23 JAN 2026 PM 4 L

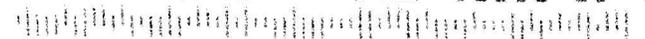
AA

Leah M Skrine  
419 W St NE  
Washington DC 20002 1240

NIXIE 171 DE 1 0002/04/26

RETURN TO SENDER  
INSUFFICIENT ADDRESS  
UNABLE TO FORWARD

20002-1240 801 20001271441 \*2417-01298-23-40  
20001>2714



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

CAPITAL DISTRICT 208  
23 JAN 2026 PM 4 L

2201 4<sup>th</sup> St Partnership LLC  
48041 Bridle Ridge RD  
Upper Marlboro MD 20772-7006

*AVZ*

NIXIE 17 JAN 2026 0000/00/26

RETURN TO SENDER  
ATTEMPTED - NOT KNOWN  
UNABLE TO FORWARD

20772-700604 50: 20001271441 \*2417-01340-23-40  
20001>2714

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

*MWP*

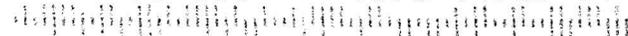
~~2201 4<sup>th</sup> St Partnership LLC  
4804 Bridle Ridge RD  
Upper Marlboro MD 20772-7006~~

0002/02/26

RETURN TO SENDER  
NO MAIL RECEPTACLE  
UNABLE TO FORWARD

NMR  
20772-7006, DC

BC: 20001227599 \*0221-04319-04-43



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

CAPITAL DISTRICT 208  
23 JAN 2026 PM 1 L

2201-2207 4<sup>th</sup> St NE LLC  
93085 Occoquan Overlook Dr  
Lorton VA 22071

NIXIE 221 08 1 0001/00120

RETURN TO SENDER  
NOT DELIVERABLE AS ADDRESSED  
UNABLE TO FORWARD

UTP  
20001-0402

BC: 30001271441 \*2117-01611-23-09

