

GOVERNMENT OF THE DISTRICT OF COLUMBIA
Zoning Commission



MEMORANDUM

To: Jennifer Steingasser, Deputy Director
Development Review & Historic Preservation
Office of Planning

From: Sharon S. Schellin /s/
Secretary to the Zoning Commission

Date: September 22, 2025

Re: Request for Processing Z.C. Case No. 15-20E (TBSC Master Owner I, LLC – One Year Time Extension of 2nd-Stage PUD for Property Located @ Square 620, Lot 254 (50 M Street, N.W.)

On September 15, 2025, the Office of Zoning received an application from the above-named Applicant. The Applicant is requesting from the Zoning Commission a one-year time extension of Z.C. Order No. 15-20D. The Applicant cites the reason due to economic and market conditions beyond the Applicant's reasonable control. The effective date of Z.C. Order No. 15-20D is November 10, 2023. Accordingly, the deadline to file a building permit application for the Project is November 10, 2025, and the deadline to begin construction is November 10, 2026.

Pursuant to Subtitle Z § 705.2, OZ has reviewed the application and determined that it meets the basic filing requirements. Please proceed with processing. Pursuant to Subtitle Z § 400.6, OP is required to file its report in this office no later than 10 days prior to the meeting. This case will be placed on the October 23, 2025, Public Meeting agenda for consideration by the Commission.

Attachment

cc: Hillary Lovick, Esq.