



July 30, 2026

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VIA IZIS

Anthony J. Hood, Chairperson
Sharon S. Schellin, Secretary
D.C. Zoning Commission
441 4th Street, N.W., Suite 200-S
Washington, D.C. 20001

Re: NRP Properties, LLC
Application for Modification with Hearing to Z.C. Order No. 22-08
4401–4435 Benning Road, N.E. (Square 5085, Lots 843 and 844)

Dear Chairperson Hood and Secretary Schellin:

Please accept for filing the enclosed application of NRP Properties, LLC (the “Applicant”) for a Modification with Hearing to Z.C. Order No. 22-08 for the property located at 4401–4435 Benning Road, N.E. (Square 5085, Lots 843 and 844) (the “Property”). As part of this application, the Applicant requests special exception relief from the loading berth requirements of Subtitle C § 905.2 pursuant to Subtitle C § 909.2.

The application package meets the filing requirements of Subtitle Z, Chapters 3 and 7 of the Zoning Regulations and includes completed application forms, a Statement in Support with exhibits, an authorization letter, a copy of the Notice of Intent with certification of mailing to property owners within 200 feet and the affected ANCs, architectural drawings and plans, and a draft Loading Management Plan as required for the requested relief. The Applicant is in the process of finalizing the Loading Management Plan in coordination with the D.C. Department of Transportation and will submit the final plan once that process is complete. Also enclosed are two sets of mailing labels reflecting the 200-foot list.

Upon acceptance of the application, the Applicant will remit the required filing fee. We believe that the application is complete and acceptable for filing and request that the Commission schedule a public hearing on the application at the earliest available date. If you have any questions, please do not hesitate to contact us on behalf of the Applicant.

Anthony J. Hood

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Sincerely,

COZEN O'CONNOR

A handwritten signature in blue ink, appearing to read 'MM', written over a horizontal line.

Meridith Moldenhauer

A handwritten signature in blue ink, appearing to read 'ZB', written over a horizontal line.

Zachary Bradley

Certificate of Service

I hereby certify that on this 30th day of July, 2026, a copy of this Application for a Modification with Hearing to Z.C. Order No. 22-08, together with its attachments, was served via electronic mail as follows:

D.C. Office of Planning

1100 4th Street, S.W., Suite E650

Washington, D.C. 20024

Planning@dc.gov

D.C. Department of Transportation

c/o Erkin Ozberk

250 M Street, S.E.

Washington, D.C. 20003

Erkin.Ozberk@dc.gov

Advisory Neighborhood Commission 7D

c/o Brian Alcorn, Chair

7D08@anc.dc.gov

7D@anc.dc.gov

Advisory Neighborhood Commission 7F

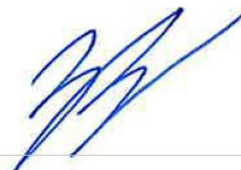
c/o Tyrell Holcomb, Chair

Kimory Kso Orendoff, SMD 7F03

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