

**THE DISTRICT OF COLUMBIA  
ALCOHOLIC BEVERAGE CONTROL BOARD**

**In the Matter of:**

Waterfront Pizzeria, LLC  
t/a All Purpose Pizzeria

Holder of a  
Retailer's Class CR License

at premises  
79 Potomac Avenue, SE  
Washington, D.C. 20003

License No.: ABRA-103856  
Order No.: 2018-550

Waterfront Pizzeria, LLC, t/a All Purpose Pizzeria (Licensee)

Meredith Fascett and Dr. Coralie Farlee, on behalf of Advisory Neighborhood  
Commission (ANC) 6D

**BEFORE:** Donovan Anderson, Chairperson  
Nick Alberti, Member  
Mike Silverstein, Member  
James Short, Member  
Donald Isaac, Sr., Member  
Bobby Cato, Member  
Rema Wahabzadah, Member

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**ORDER ON FIRST AMENDMENT TO COOPERATIVE AGREEMENT**

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The official records of the Alcoholic Beverage Control Board (Board) reflect that Waterfront Pizzeria, LLC, t/a All Purpose Pizzeria (Licensee), and ANC 6D entered into a Cooperative Agreement (Agreement), dated September 12, 2016, that governs the operation of the Licensee's establishment. This matter comes now before the Board to consider the Parties' First Amendment to Cooperative Agreement (First Amendment), dated September 10, 2018, in accordance with D.C. Official Code § 25-446 (2001).

The First Amendment has been reduced to writing and has been properly executed and filed with the Board. The Licensee and Chairperson Meredith Fascett and Dr. Coralie Farlee, on behalf of ANC 6D, are signatories to the First Amendment.

Accordingly, it is this 26th day of September, 2018, **ORDERED** that:

1. The above-referenced First Amendment to Cooperative Agreement submitted by the Parties to govern the operations of the Licensee's establishment is **APPROVED** and **INCORPORATED** as part of this Order;
2. All terms and conditions of the original Agreement, not amended by the First Amendment, shall remain in full force and effect; and
3. Copies of this Order shall be sent to the Licensee and ANC 6D.

District of Columbia  
Alcoholic Beverage Control Board



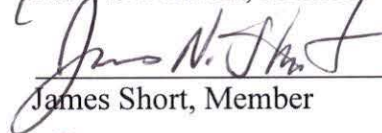
Donovan Anderson, Chairperson



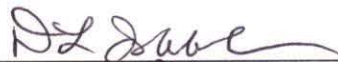
Nick Alberti, Member



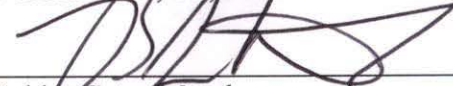
Mike Silverstein, Member




James Short, Member



Donald Isaac, Sr., Member



Bobby Cato, Member



Rema Wahabzadah, Member

Pursuant to D.C. Official Code § 25-433(d)(1), any party adversely affected may file a Motion for Reconsideration of this decision within ten (10) days of service of this Order with the Alcoholic Beverage Regulation Administration, 2000 14<sup>th</sup> Street, N.W., Suite 400S, Washington, DC 20009.

Also, pursuant to section 11 of the District of Columbia Administrative Procedure Act, Pub. L. 90-614, 82 Stat. 1209, D.C. Official Code §2-510 (2001), and Rule 15 of the District of Columbia Court of Appeals, any party adversely affected has the right to appeal this Order by filing a petition for review, within thirty (30) days of the date of service of this Order, with the District of Columbia Court of Appeals, 430 E Street, N.W., Washington, D.C. 20001; (202/879-1010). However, the timely filing of a Motion for Reconsideration pursuant to 23 DCMR §1719.1 (2008) stays the time for filing a petition for review in the District of Columbia Court of Appeals until the Board rules on the motion. See D.C. App. Rule 15(b) (2004).

Waterfront Pizzeria LLC t/a All Purpose Pizzeria, ABRA-103856,  
79 Potomac Ave., SE, Washington, DC 20003 and ANC6D,  
Sept. 10, 2018



Advisory Neighborhood Commission 6D

1101 4<sup>th</sup> Street S.W., Suite W130, Washington, DC 20024  
ANC Office: 202 554-1795 [office@anc6d.org](mailto:office@anc6d.org)

## FIRST AMENDMENT TO COOPERATIVE AGREEMENT

THIS AMENDMENT #1 to the COOPERATIVE AGREEMENT ("Agreement") is made on this 10th day of September 2018 by and between Waterfront Pizzeria LLC t/a All Purpose Pizzeria ("Licensee"), at 79 Potomac Avenue, SE, Washington, DC 20003 ABRA License #103856 and Advisory Neighborhood Commission 6D ("the ANC"), (collectively, the "Parties"). This amendment updates the Agreement dated September 12, 2016 and finalized by ABC Board Order 2016-525 dated September 21, 2016.

### R E C I T A L S

WHEREAS, Licensee and ANC 6D entered into a new Cooperative Agreement dated September 12, 2016 for an establishment ("Establishment") at 79 Potomac Avenue, SE, Washington, DC 20003; and

WHEREAS, the original Cooperative Agreement dated September 12, 2016 provided for the following Floors Utilized and Occupancy:

"The Applicant will operate its Establishment on the first, second floors, the ground floor summer garden and roof top summer garden areas of the building. Occupancy by patrons shall be limited to the 105 in the interior of the Premises and 100 in the two summer garden areas. The Certificate of Occupancy will state the seating and occupant load; however, the Establishment will not exceed a total occupancy of 205, which includes indoor areas with a maximum of 105 and the two summer gardens with capacity of a maximum of 100 patrons."

WHEREAS, the Parties request that the Alcoholic Beverage Control Board approve this Amendment to Cooperative Agreement conditioned upon the Licensee's compliant with the terms of this written Amendment and the previously executed Cooperative Agreement and Board Order and ABRA License; and

NOW, THEREFORE, in consideration of the recitals set forth above, it is mutually understood and agreed by and between the undersigned Parties to amend the previously executed Agreement as follows:

Waterfront Pizzeria LLC t/a All Purpose Pizzeria, ABRA-103856,  
79 Potomac Ave., SE, Washington, DC 20003 and ANC6D,  
Sept. 10, 2018

1. *Recitals Incorporated.* The recitals set forth above are incorporated herein by reference.

2. Paragraph 4, second and third sentences are replaced in their entirety by the following:

“Occupancy by patrons shall be limited to 105 in the interior of the Premises and 175 in the two summer garden areas: with 125 in the ground floor summer garden, which is immediately adjacent to the building, and 50 in the rooftop summer garden. The Certificate of Occupancy will state the seating and occupant load; however, the Establishment will not exceed a total occupancy of 280 which includes indoor areas with a maximum of 105 and the two summer gardens with a maximum capacity of 175.”

3. Paragraph 5 “Summer Gardens,” first sentence is stricken entirely and replaced with: “Applicant plans to provide seating for a total of 175 patrons in the two Summer Gardens. The ground floor Summer Garden’s occupancy shall not exceed 125 and the rooftop Summer Garden’s occupancy shall not exceed 50.”

4. Paragraph 5 “Summer Gardens” is further amended by adding the following sentence at the end of the paragraph: “Applicant shall take reasonable steps to ensure that all personal property of patrons who use the first floor summer garden is contained within the summer garden.”

5. Agreement Otherwise Unamended. Except as otherwise provided herein, the terms and conditions of the previously executed Cooperative Agreement, Board Order, and License are expressly reaffirmed and remain in full force and effect.

The ANC:

LICENSEE:

<p>Chair, ANC6D</p> <p><u>Meredith Fascett</u>      <u>9/10/18</u></p> <p>Meredith Fascett, SMD07      Date</p>	<p>Waterfront Pizzeria LLC</p> <p>t/a All Purpose Pizzeria</p> <p>By: <u>Colin McDonough</u>      <u>9/10</u></p> <p>Colin McDonough,      Date</p> <p>Managing Member</p>
<p>Chair, ABC Committee, ANC6D</p> <p><u>Coralie Farlee</u>      <u>10 Sep 18</u></p> <p>Coralie Farlee      Date</p>	