

**THE DISTRICT OF COLUMBIA
ALCOHOLIC BEVERAGE AND CANNABIS BOARD**

In the Matter of:)
)
MK Lounge DC, LLC)
t/a MK Lounge U Street)
)
Applicant for Renewal of a)
Retailer’s Class CT License)
)
at premises)
913 U Street, NW)
Washington, DC 20001)
)

Case No.: 25-PRO-00131
License No.: ABRA-131092
Order No.: 2026-278

MK Lounge DC, LLC, t/a MK Lounge U Street, Applicant

Miguel Trindade-Deramo and Francois Barrilleaux, Commissioners, Advisory Neighborhood Commission (ANC) 1B, Protestant

BEFORE: Donovan Anderson, Chairperson
Silas Grant, Jr., Member
Teri Janine Quinn, Member
Ryan Jones, Member
David Meadows, Member

**ORDER ON AMENDMENT TO SETTLEMENT AGREEMENT AND
WITHDRAWAL OF ANC 1B’S PROTEST**

The Application filed by MK Lounge DC, LLC, t/a MK Lounge U Street (Applicant), for Renewal of its Retailer’s Class CT License, having been protested, came before the Alcoholic Beverage and Cannabis Board (Board) for a Roll Call Hearing on December 22, 2025, in accordance with D.C. Official Code § 25-601 (2001).

The official records of the Board reflect that the previous establishment and ANC 1B entered into a Settlement Agreement (Agreement), dated February 15, 2023, that governs the operations of the Applicant’s establishment. This matter comes now before the Board to consider the Parties’ Amendment to Settlement Agreement (Amendment), dated March 5, 2026, in accordance with D.C. Official Code § 25-446 (2001).

The Amendment has been reduced to writing and has been properly executed and filed with the Board. The Applicant and Commissioners Miguel Trindade-Deramo and Francois Barrilleaux, on behalf of ANC 1B, are signatories to the Agreement.

This Amendment constitutes a withdrawal of the Protest filed by ANC 1B of this Application.

Accordingly, it is this 18th day of March 2026, **ORDERED** that:

1. The Application filed by MK Lounge DC, LLC, t/a MK Lounge U Street, for renewal of its Retailer's Class CT License, located at 913 U Street, NW, Washington, DC, is **GRANTED**;
2. The Protest of ANC 1B in this matter is hereby **WITHDRAWN**;
3. The above-referenced Amendment to Settlement Agreement submitted by the parties to govern the operations of the Applicant's establishment is **APPROVED** and **INCORPORATED** as part of this Order;
4. All terms and conditions of the original Settlement Agreement not amended by the Amendment, shall remain in full force and effect; and
5. Copies of this Order shall be sent to the Parties.

District of Columbia
Alcoholic Beverage and Cannabis Board

eSigned via SeamlessDocs.com
Donovan Anderson
Key: ac430b06c09d5f0e4b790003d1dccc8

Donovan Anderson, Chairperson



Silas Grant, Jr., Member

Teri Janine Quinn

Teri Janine Quinn, Member



Ryan Jones, Member



David Meadows, Member

Any party adversely affected may file a Motion for Reconsideration of this decision or other motion permitted by law within ten days of service of this Order. If a motion is filed, the opposing party may file a response within seven days. If a response is filed, the movant may file a reply within three days. All filings should be served on all parties to the matter and delivered to the Alcoholic Beverage and Cannabis Administration, 899 North Capitol Street, N.E., Suite 4200-A, Washington, D.C. 20002, or sent by email to abca.legal@dc.gov. Parties are further advised that the failure to properly serve the other parties or to present all matters of record that have allegedly been erroneously decided in a motion for reconsideration may result in the waiver of those matters being considered by the Board. The Board also reserves the right to summarily deny or not consider multiple and repetitive motions.

In addition to filing a Motion for Reconsideration, pursuant to § 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, a party that is adversely affected may have the right to appeal this Order by filing a petition for review, within 30 days of the date of service of this Order, with the District of Columbia Court of Appeals, located at 430 E Street,

N.W., Washington, D.C. 20001. Parties are advised that the timely filing of a Motion for Reconsideration 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).

Parties are also advised that the Superior Court of the District of Columbia may have jurisdiction to hear appeals in non-contested cases or in matters where that court is specifically provided jurisdiction by law. Finally, advisory neighborhood commissions (ANCs) are advised that their right to appeal or challenge a decision of the Board may be limited by the laws governing ANCs. *See e.g.*, D.C. Code § 1-309.10(g).

P.O. BOX 26100
WASHINGTON, DC 20001
1B@anc.dc.gov



COMMISSIONERS

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SECRETARY
1B01@anc.dc.gov

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SABEL HARRIS
VICE-CHAIR
1B08@anc.dc.gov

STEPHEN HANRAHAN
1B09@anc.dc.gov

MARCH 5, 2026

Alcoholic Beverage and Cannabis Administration
899 North Capitol Street NE
Suite 4200-B
Washington, DC 20002

Transmittal of Commission Actions to ABCA

Applicant: MK LOUNGE U STREET/ MK Lounge DC, LLC

ABRA-131092, 913 U STREET NW, Renewal, C Tavern

ANC1B Action:

After providing sufficient notice for and with a quorum of 8 present at its meeting dated March 5, 2026, Advisory Neighborhood Commission 1B voted, with 8 yeas, 0 nays, and 0 abstention, to take the following action with respect to the above noted license application:

	Protest the license
	Support request for a license renewal
X	Approve Settlement Agreement
	Support license application

Delegation:

Pursuant to 1603.3 the ANC may designate any member or every member of tis Commission to participate in the protest process. The ANC 1B SMD Commissioner shall have the primary responsibility to stand for the Commission within their SMD. Further, any ANC 1B Commissioner may serve as a delegate to represent the Commission. All communication regarding protests should be shared with 1b@anc.dc.gov for coordination.

On behalf of the Commission.


box SIGN 1J5Y6L73-18QXP6LJ
Miguel Trindade Deramo
Commission Chairperson


box SIGN 1VW85R65-18QXP6LJ
Francois Barrilleaux
Commissioner 1B02

Amendment to the Settlement Agreement for
913 U Street NW
License #131092

THIS AMENDMENT made and entered into this 5 day of March , 2026 by and between MK Lounge DC, LLC (“Licensee”) and ANC1B (Protestant”) witnesses:

WHEREAS, Licensee holds a “C” Tavern Liquor License #131092 located at 913 U Street, N.W., Washington, D.C. 20001 (“Premises”);

WHEREAS, there is an existing settlement agreement for the address 913 with past license #101299 “Dirty Goose”, dated 15th, February 2023;

WHEREAS, the applicant has also submitted a substantial change to have use of the summer garden above 911 U Street NW;

WHEREAS, the Parties wish to update and amend the existing settlement agreement with the address to reflect the new license holder and license number and conjoined Summer Garden address’;

NOW THEREFORE, the Parties wish to enter into this Amendment to the Settlement Agreement to supersede all others and hereby agree as follows:

- A. UPDATE OF LICENSEE NAME AND ADDRESS. The Settlement Agreement shall be updated to reflect the current licensee name and address, which is MK Lounge LLC, “MK Lounge on U”, ABRA # 131092
- B. NATURE OF THE ESTABLISHMENT: Section 1 (C) shall be amended to say “Summer Garden’ refers to the roof deck conjoined above 913 and 911 U Street NW”
- C. HOURS. Section 2 of the Settlement Agreement shall be amended to state the hours of operation, sale and service of alcohol for the premises and summer garden as:
 - 1. HOURS OF OPERATION:
 - a. Sunday – Thursday: 10am – 2am
 - b. Friday and Saturday: 10am – 3am
 - 2. HOURS OF ALCOHOLIC BEVERAGE SALES AND SERVICE:
 - a. Sunday – Thursday: 10am – 2am
 - b. Friday and Saturday: 10am – 3am
 - 3. HOURS OF ENTERTAINMENT:
 - a. Sunday – Thursday: 10am – 2am
 - b. Friday and Saturday: 10am – 3am
 - 4. HOURS OF OPERATION OF SUMMER GARDEN ROOFTOP:
 - a. Sunday – Thursday: 10am – 2am

- b. Friday and Saturday: 10am – 3am
- 5. SALES OF ALCOHOLIC BEVERAGE ON SUMMER GARDEN ROOFTOP:
 - a. Sunday – Thursday: 10am – 2am
 - b. Friday and Saturday: 10am – 3am

D. MODIFICATIONS OF SETTLEMENT AGREEMENT. This Agreement can be modified only by mutual agreement of the parties followed by the approval of the ABC Board for acceptance and enforcement

E. FULL FORCE AND EFFECT. All other terms and conditions of the Settlement Agreement and any previous Amendments shall remain in full force and effect..

WHEREFORE, by the signing of the representatives of Licensee and Protestant, these Parties hereby agrees to aforementioned covenants.

ANC:

Advisory Neighborhood Commission (SMD)
Francois Barrilleaux
box SIGN 1VW85R65-18QXP6LJ

Francois Barrilleaux, SMD 1B02

Date Signed: Mar 10, 2026

Miguel Trindade-Deramo
box SIGN 1J5Y6L73-18QXP6LJ

Miguel Trindade-Deramo, Chair, ANC 1B

Date Signed: Mar 10, 2026

APPLICANT:

MK Lounge
Derege Zewdie
box SIGN 152YVYWW-18QXP6LJ

DEREGE ZEWDIE

Date Signed: Mar 11, 2026

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

In the Matter of:)
)
The Dirty Goose, LP)
t/a The Dirty Goose)
)
Application for Renewal of a)
Retailer’s Class CT License)
)
at premises)
913 U Street, NW)
Washington, D.C. 20001)
)

Case No.: 22-PRO-00117
License No.: ABRA-101299
Order No.: 2023-121

The Dirty Goose, LP, t/a The Dirty Goose, Applicant

Sabel Harris and Sean Holihan, Commissioners, Advisory Neighborhood Commission (ANC) 1B

BEFORE: Donovan Anderson, Chairperson
James Short, Member
Bobby Cato, Member
Rafi Crockett, Member
Jeni Hansen, Member
Edward S. Grandis, Member

**ORDER ON SETTLEMENT AGREEMENT
AND WITHDRAWAL OF ANC 1B’S PROTEST**

The Application filed by The Dirty Goose, LP, t/a The Dirty Goose (Applicant), for Renewal of its Retailer’s Class CT License, having been protested, came before the Alcoholic Beverage Control Board (Board) for a Roll Call Hearing on December 5, 2022, and a Protest Status Hearing on February 1, 2023, in accordance with D.C. Official Code § 25-601 (2001).

The official records of the Alcoholic Beverage Control Board (Board) reflect that the Applicant and ANC 1B have entered into a Settlement Agreement (Agreement), dated February 15, 2023, that governs the operation of the Applicant’s establishment.

The Agreement has been reduced to writing and has been properly executed and filed with the Board. The Applicant and Commissioners Sabel Harris and Sean Holihan on behalf of ANC 1B, are signatories to the Agreement.

This Agreement constitutes a withdrawal of the Protest filed by ANC 1B of this Application.

Accordingly, it is this 8th day of March 2023, **ORDERED** that:

1. The Application filed by The Dirty Goose, LP, t/a The Dirty Goose, for renewal of its Retailer's Class CT License, located at 913 U Street, NW Washington, D.C., is **GRANTED**;
2. The Protest of ANC 1B in this matter is hereby **WITHDRAWN**;
3. The above-referenced Settlement Agreement submitted by the parties to govern the operations of the Applicant's establishment is **APPROVED** and **INCORPORATED** as part of this Order; and
4. Copies of this Order shall be sent to the Parties.

District of Columbia
Alcoholic Beverage Control Board

eSigned via SeamlessDocs.com
Donovan Anderson
Key: ac432b76b29d5f02e4e730093d14ccc8

Donovan Anderson, Chairperson

eSigned via SeamlessDocs.com
James Short
Key: 5476a773f9322de6ac8d113325a2949e2

James Short, Member

eSigned via SeamlessDocs.com
Bobby Cato
Key: 258c3fca4d7be148d7f4b7b5bd7817c2bd

Bobby Cato, Member

Rafi Crockett, Member

eSigned via SeamlessDocs.com
Jeni Hansen, Member
Key: 62172931c26b44743155c8e2a4192f

Jeni Hansen, Member

eSigned via SeamlessDocs.com
Edward S. Grandis, Member
Key: 5027bda7f9f0040ec14adeb52541cc5

Edward S. Grandis, 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 14th Street, N.W., Suite 400S, Washington, DC 20009.

Also, pursuant to section II 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).

**Settlement Agreement by and between
Advisory Neighborhood Commission 1B and
*The Dirty Goose LP***

THIS AGREEMENT, is made and entered into this 15 day of February, 2023, by and between *The Dirty Goose LP* ("Applicant") and ANC 1B ("ANC").

RECITALS

WHEREAS, Applicant has filed an application for a renewal of its Retailer's Class C Tavern ABC License ABRA-#101299 for a business located at 913 U St NW Washington, DC 20001 with Summer Garden and Entertainment (the "Establishment"); and

WHEREAS, in recognition of the Alcoholic Beverage Control Board ("Board")'s policy of encouraging parties to a liquor licensing proceeding to settle their differences by reaching Settlement Agreements, by their signatures below, the parties hereto desire to enter into a Settlement Agreement whereby (1) Applicant will agree to adopt certain measures to address ANC's concerns and to include this Agreement as a formal condition of its renewal application, and (2) ANC will not file a protest of the application provided that the Board approves this Agreement conditioned upon Applicant's compliance with its terms; and

NOW, THEREFORE, in consideration of the mutual covenants hereinafter set forth, and other good and valuable consideration, receipt and sufficiency are hereby acknowledged, the parties agree as follows:

1. Nature of the Establishment.

- a. Applicant will operate and manage a Class C Tavern Establishment, as defined by the Board. Applicant shall comply with all conditions applicable to this license class with Summer Garden and Entertainment Endorsements.
- b. The Establishment's occupancy is 205 which is inclusive of the 97 in the Summer Garden. Applicant shall post its Certificate of Occupancy in public view at all times. The Establishment shall not increase its occupancy, except with the permission of the Board and in accordance with its Certificate of Occupancy.
- c. For the purposes of this Agreement, "Summer Garden" refers to the roof deck.

2. Hours. Establishment's permitted hours of operation, and selling, serving, and consuming alcohol shall be as follows:

a. Interior Hours of Operation and Sales, Service, and Consumption of Alcoholic Beverages:

Day	Operation	Sales
Sunday	10:00am - 3:00am	10:00am - 2:00am
Monday	10:00am - 3:00am	10:00am - 2:00am
Tuesday	10:00am - 3:00am	10:00am - 2:00am
Wednesday	10:00am - 3:00am	10:00am - 2:00am
Thursday	10:00am - 3:00am	10:00am - 2:00am
Friday	10:00am - 4:00am	10:00am - 3:00am
Saturday	10:00am - 4:00am	10:00am - 3:00am

b. Summer Garden Hours of Operation and Sales, Service, and Consumption of Alcoholic Beverages:

Day	Operation	Sales
Sunday	10:00am - 2:30am	10:00am - 2:00am
Monday	10:00am - 2:30am	10:00am - 2:00am
Tuesday	10:00am - 2:30am	10:00am - 2:00am
Wednesday	10:00am - 2:30am	10:00am - 2:00am
Thursday	10:00am - 2:30am	10:00am - 2:00am
Friday	10:00am - 2:30am	10:00am - 2:00am
Saturday	10:00am - 2:30am	10:00am - 2:00am

c. Hours of Entertainment:

Day		
Sunday	10:00 a.m.	3:00 a.m.
Monday	10:00 a.m.	3:00 a.m.
Tuesday	10:00 a.m.	3:00 a.m.
Wednesday	10:00 a.m.	3:00 a.m.
Thursday	10:00 a.m.	3:00 a.m.
Friday	10:00 a.m.	3:00 a.m.
Saturday	10:00 a.m.	3:00 a.m.

d. There is no Entertainment Endorsement on the Summer Garden. See the definition of "Summer Garden" in Section 1 (c) and Section 3, Noise for limitations on amplified music and Entertainment in the Summer Garden.

e. Provided, However, (1) on days designated by the DC ABC Board as

“Extended Hours for ABC Establishments” Establishment may operate and serve alcohol for such hour(s); (2) in the event the Council of the District of Columbia or the DC ABC Board grant licensees in general extended operating, service, and/or entertainment hours (such as Inauguration or World Cup) Establishment may avail itself of such extended hours; and (3) on January 1 of each year Establishment may serve alcoholic beverages until 4:00 am. These hours may be adjusted for special events provided the Establishment procures a one-day substantial change.

3. Noise.

- a. Applicant shall comply with applicable noise-control regulations, including, but not limited to, those in District of Columbia Municipal Regulations (DCMR) Title 20 and D.C. Code Title 25.
- b. Applicant agrees to keep its doors and windows closed when Entertainment is being provided at the Establishment; but Applicant may open its window panels seasonally, provided they remain in compliance with applicable law.
- c. Exterior doors and windows shall not remain open after 10:00 p.m. when music or amplified sound is audible from the exterior of the Establishment.
- d. Amplified speakers used in the interior must be on stands, raised, and/or mounted to reduce vibrations.
- e. Applicant’s front door shall remain closed (not propped open), other than for routine ingress and egress, after 7:00 p.m. daily.
- f. Any speakers placed within the Summer Garden shall be directed in a manner to reduce noise outside of the Establishment.
- g. Background music may be permitted on the Summer Garden, subject to compliance with Section 3.a above.
- h. Applicant shall inform its patrons by signage or other means, including staff members or security personnel, that residences are in proximity to the Establishment and urge quiet and decorum by patrons on exiting the Establishment.
- i. Applicant shall schedule deliveries only between 7:00 a.m. and 7:00 p.m., Monday through Saturday. No deliveries, except fresh food, shall be scheduled on Sunday.

4. Trash and Odors.

Applicant shall take reasonable measures to ensure that the areas immediately adjacent to the Establishment are kept in a clean and litter-free condition.

- a. Applicant is encouraged to work with the ANC towards solutions for removing dumpsters and grease barrels from public space on site and collectively in surrounding block.
- b. All trash, recyclable materials, and grease stored outdoors at the Establishment shall be in closed containers that are resistant to leaks and odors.
- c. Applicant shall deposit trash and garbage only in dumpsters and shall see that dumpster covers fit properly and remain fully closed except when trash or garbage is being added or removed.
- d. Any damaged or leaking containers shall be repaired or replaced within 72 hours upon notice thereof. Outdoor containers shall be kept closed at all times, and no waste or other debris and/or trash shall be stored outdoors, except in such containers.
- e. Applicant shall arrange for trash and recycling collection a minimum of 2 times per week.
- f. Applicant shall not schedule trash or recyclable disposal or collection between the hours of 10:00 p.m. and 7:00 a.m.
- g. Applicant shall keep the exterior of the Establishment free of litter, bottles, chewing gum, trash, and other debris.

5. Rat and Vermin Control.

- a. Applicant shall instruct an employee to ensure that the areas immediately adjacent to the premises, including the sidewalk and alley abutting the premises and around its dumpster, are swept and trash and other waste are removed from the ground at the end of operations to help eliminate potential attractions for rodents, pests, and other vermin.
- b. Applicant shall contract with a licensed exterminator to inspect the Establishment a minimum of once per quarter and shall maintain recommended pest control measures.

6. Security & Queuing.

- a. Applicant shall maintain rope and stanchions for patrons queuing to enter the establishment. Applicant shall make reasonable efforts to minimize the queue's impact on the public space, including having an employee stationed outside to monitor patrons waiting in the queue.
- b. Applicant shall take all reasonable steps to ensure adequate security at the Establishment and to make reasonable efforts to control unruly patrons and maintain contact and cooperate with MPD and other enforcement officials.
- c. Applicant shall maintain ownership and control of the Establishment, including patrons' ingress and egress, and staff of the Establishment. Under no circumstances shall Applicant permit a third-party or promoter to be responsible for providing security or maintaining control over the Establishment's existing security personnel, other than use of third-party contractors so long as such contractors remain subject at all times to the oversight of the Establishment.
- d. To avoid overserving, servers and bartenders working at the Establishment shall receive in-house training regarding the ABC rules and regulations.

7. Parking.

- a. Applicant shall discourage its employees from parking their vehicles illegally, on streets signed with parking restrictions, including time-limited parking and resident-only parking.
- b. Applicant shall encourage vendors and contractors to park legally, and, as reasonably necessary, work with DDOT, DPW or the appropriate agency to resolve issues related to illegal parking by its vendors and contractors.
- c. Applicant shall notify patrons, on Establishment website or other advertising, that there is limited parking in the vicinity and shall encourage the use of public transportation or walking.

8. Compliance with Regulations. Applicant shall comply with regulations of the Board (ABRA), Department of Consumer and Regulatory Affairs (DCRA), Department of Health (DOH), Department of Public Works (DPW), and other applicable DC agency regulations regarding conduct of its business and the ownership of the license with the recognition that nothing herein is intended to convey on the Board the jurisdiction to decide issues within the purview of coordinate agencies of the DC government.

9. Binding Effect. This Agreement shall be binding upon and enforceable against the successors and assigns of Applicant during the term of the license to which this Agreement applies. Applicant agrees to specifically notify any prospective transferee of the existence of this Agreement and to provide them with a copy.

10. Agreement Available Upon Demand. A copy of this Agreement shall be kept at the Establishment and made available to law enforcement officers and Alcoholic Beverage Regulatory Administration inspectors upon request.

11. Notices.

- a. Notices shall be provided by email, U.S. Mail, or hand-delivery as

follows: If to ANC:

Advisory Neighborhood Commission 1B
2000 14th St., NW, Suite 100B
Washington, DC 20009
1b@anc.dc.gov

If to Applicant:

The Dirty Goose LP
913 U Street, NW
Washington, DC 20002
Attn: Daniel B. Honeycutt and Justin S. Parker

- b. Failure to give notice shall not constitute waiver or acquiescence to the violation.

12. Entire Agreement. This Agreement constitutes the entire agreement of the parties and supersedes all prior communications, representations, or agreements, oral or written, by the parties. This Agreement may be amended and only with the signed written consent of both parties and/or by order of the Board.

WHEREFORE, by the signing of the representatives of Applicant and ANC, Applicant hereby agrees to the aforementioned covenants and ANC agrees to withdraw its protest against Applicant's ABC License application, provided that this Agreement is incorporated into the Board's order approving Applicant's Class C Tavern license renewal.

Signatures on Following Page

IN WITNESS WHEREOF, the parties have executed this Agreement as of the date and year first above written.

ANC:

Advisory Neighborhood Commission 1B

Sean Holihan

Sean Holihan, 1B02

02/28/2023

Date Signed:

Sabel Harris

Sabel Harris, Chair, ANC 1B

Date Signed: 03/07/2023

APPLICANT:

The Dirty Goose Lp

By: *Justin Parker* Justin Parker

Date Signed: 02/27/2023