

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

In the Matter of:)
)
900 FL, LLC)
t/a The District Sports Bar/Prima DC)
)
Applicant for Renewal of a)
Retailer’s Class CT License)
)
at premises)
900 Florida Avenue, NW)
Washington, D.C. 20001)
)

Case No.: 25-PRO-00129
License No.: ABRA-122413
Order No.: 2026-053

900 FL, LLC, t/a The District Sports Bar/Prima DC, Applicant

Jeff Jackson, Representative, on behalf of the Applicant

Miguel Trindale-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 SETTLEMENT AGREEMENT AND
WITHDRAWAL OF ANC 1B’S PROTEST**

The Application filed by 900 FL, LLC, t/a The District Sports Bar/Prima DC (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 Applicant and ANC 1B have entered into a Settlement Agreement (Agreement), dated January 12, 2026, that governs the operations 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 Miguel Trindale-Deramo and Francois Barrilleaux, 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 28th day of January 2026, **ORDERED** that:

1. The Application filed by 900 FL, LLC, t/a The District Sports Bar/Prima DC, for renewal of its Retailer's Class CT License, located at 900 Florida Avenue, 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 The Protest of ANC 1B in this matter is hereby **WITHDRAWN**;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, except for the following modification:

Section 1 (Nature of the Establishment) – This Section shall be modified to read as follows: “The Applicant will operate and manage a Class "C" Tavern or other license issued by the Board in accordance with the terms and conditions of that license.”

The parties have agreed to this modification.

4. 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

MATT FAY
SECRETARY
1B01@anc.dc.gov

FRANÇOIS BARRILLEAUX
1B02@anc.dc.gov

JAMIE SYCAMORE
1B03@anc.dc.gov

AARON LEMON-STRAUSS
TREASURER
1B04@anc.dc.gov

ALAN KENSEK
1B05@anc.dc.gov

MIGUEL TRINDADE DERAMO
CHAIR
1B06@anc.dc.gov

MATTHEW HOLDEN
1B07@anc.dc.gov

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

STEPHEN HANRAHAN
1B09@anc.dc.gov

January 8, 2025

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

Transmittal of Commission Actions to ABCA

Applicant: DISTRICT SPORTS BAR/PRIMA DC/ 900 FL, LLC

ABRA-122413, 900 Florida Ave NW

ANC1B Action:

After providing sufficient notice for and with a quorum of 9 present at its meeting dated January 8, 2026, Advisory Neighborhood Commission 1B voted, with 9 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 1J5Y6L73-46QLXWZW
Miguel Trindade Deramo

Commission Chairperson

box SIGN 1VW85R65-46QLXWZW

Francois Barrilleaux

Commissioner, 1B02



**Settlement Agreement between
Advisory Neighborhood Commission 1B and “District Sports Bar/Prima DC”**

THIS AGREEMENT, made and entered into this day of DATE by and between 900 FL, LLC “The District Sports Bar / Prima DC”, (“Applicant) and ANC 1B (“ANC”).

RECITALS

WHEREAS, Applicant has filed a renewal application for a Retailer’s Class C Tavern License (“License”) for a business Establishment located at 900 Florida Ave NW (“Establishment”)

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 approve 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:
 - Applicant will operate and manage a Class “C” Tavern license as defined by the Board. Applicant shall comply with all conditions applicable to this license class.
2. Hours: Establishment’s permitted hours of operation, and selling, serving, and consuming alcohol shall be as follows:

- a. HOURS OF OPERATION AND HOURS OF ALCOHOLIC BEVERAGE SALES SERVICE AND CONSUMPTION
 - SUNDAY – THURSDAY: 11AM – 2AM
 - FRIDAY - SATURDAY: 11AM - 3AM
- b. HOURS OF OPERATION AND ALCOHOLIC BEVERAGE SALES SERVICE AND CONSUMPTION FOR THE SUMMER GARDEN
 - SUNDAY – WEDNESDAY: 11AM – 10PM
 - THURSDAY: 11AM - 11PM
 - FRIDAY – SATURDAY: 11AM – 12AM
- c. HOURS OF INDOOR LIVE ENTERTAINMENT
 - SUNDAY AND THURSDAY: 6PM - 11PM
 - FRIDAY – SATURDAY: 6PM – 1AM
- d. However, (1) on days designated by the DC ABC Board as “Extended Hours for ABC Establishments” Applicant 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 licenses in general extended operating hours (such as Inauguration or World Cup) Applicant may avail itself of such extended hours; and (3) on January 1 of each year Applicant may serve alcoholic beverages until 4:00 am

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 Title 25.
- b. Applicant shall take reasonable, necessary actions to ensure that music, noise, and vibration from the Establishment are not audible in any residential premises according to ABRA DC official Code Section 25-725, including, but not limited to, making reasonable architectural modifications to the Establishment like enclosing the summer garden, making reasonable upgrades to windows on the premises, making reasonable upgrades to the sound system; and installing reasonable soundproofing and noise mitigation measures
- c. Amplified speakers used in the interior must be on stands, raised, and/or mounted to reduce vibrations.
- d. Applicant will take necessary measures and upgrades to ensure their front door shall remain closed (not propped open), other than for ingress and egress, after 7:00 p.m. daily.
- e. Applicant’s security manager on duty, or their designee, shall be responsible for handling any noise issue complaints from the neighbors. This person will carry a cell phone designated for this purpose and the ANC shall be given this number to distribute to the neighboring residents. That number shall be included with the signatures on this settlement agreement.



4. Trash and Rodents:

- a. Applicant shall arrange for trash and recycling collection a minimum of 3 times per week.
- b. Applicant shall keep the exterior (including immediately adjacent portions of the alley way) of the Establishment free of litter, bottles, chewing gum, trash, other debris and power wash when necessary.
- c. Applicant shall call DPW, or DC Health, to request clean-up of the adjacent back alley on premises at least once a quarter
- d. All trash, recyclable materials, and grease stored outdoors at the Establishment shall be in closed containers that are resistant to vermin, leaks, and odors.
- e. Any damaged or leaking containers shall be repaired or replaced within 72 hours. Outdoor containers shall be kept closed at all times, and no waste or other materials shall be stored outdoors, except in such containers.
- f. Applicant shall contract with a licensed exterminator to inspect the Establishment a minimum of once per quarter and shall maintain recommended pest control measures, and show documentation upon request.

5. Security & Queuing:

- a. Applicant shall make reasonable efforts to reduce the potential for patrons queuing to enter the Establishment. 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 minimize problems of illegal drugs and public drinking, including, by having a sufficient number of trained employees to assure adequate security and to control unruly patrons, whether inside or in the immediate outside area; monitoring for and prohibiting sales or use of illegal drugs within or about the Premises; and maintaining contact and cooperating with MPD and other enforcement officials when known or suspected drug activities occur.
- c. Applicant shall maintain ownership and control of the Premises, including patrons' ingress and egress, staff of the establishment, including any bar and security staff. 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.

6. Parking and Transportation

- a. Applicant shall encourage employees, 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.
- b. 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.

7. 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.
8. 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.
9. 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.
10. Notices.
 - a. Notices shall be provided by email, U.S. Mail, or hand-delivery as follows:
Advisory Neighborhood Commission 1B
2000 14th St., NW, Suite 100B
Washington, DC 20009
1b@anc.dc.gov

If to Applicant:
District Sports Bar – Prima DC
900 Florida Ave NW
Attn: Matt Michael
 - b. Failure to give notice shall not constitute waiver or acquiescence to the violation.

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



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

ANC:

Advisory Neighborhood Commission (SMD)

Francois Barrilleaux
box SIGN 1VW85R65-46QLXWZW

(SMD COMMISSIONER)

Date Signed: Jan 12, 2026

Miguel Trindade-Deramo
box SIGN 1J5Y6L73-46QLXWZW

Miguel Trindade-Deramo, Chair, ANC 1B

Date Signed: Jan 12, 2026

APPLICANT:

District Sports Bar/Prima DC

By:

Matt Michael

Signature: *Matthew Michael*

Date Signed: 1/8/2026