

RE: OLD COUNTRY DELI

Dear Sir or Madam:

I am requesting a special exception use for our property located in **409 15TH ST NE** . When this property was purchased 6 years ago, we were told the zoning was commercial. In 2008, one of the space was rented to a tenant for a deli use. At the time, without any problem, tenant was able to receive C of O and all required license to operate a deli. Not until recently when trying to change ownership of the deli was I informed the property is zoned residential, and zoning change took place back in 1988. This came as a big surprise because the property was purchased as a commercial property.

We understand a mistake was made by the government in issuing the C of O back in 2008; however, we ask for your understanding in allowing the premise to be operated continuously as a deli. Trying to convert the space to residential will cause undue hardship. We don't have the financial means at this time, and current rental income is needed to maintain the bank mortgage payment. Since operating the business from 2008, we did not have one complaint from the neighborhood. We were warmly welcomed and appreciated by the neighborhood. We ask for your careful consideration in maintaining the use as a deli.

Thank you for your attention and assistance in this matter.

Sincerely,



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2012 JUL 26 PM 3:37

BOARD OF ZONING ADJUSTMENT
District of Columbia

CASE NO. 18451

EXHIBIT NO. 3

Board of Zoning Adjustment
District of Columbia
CASE NO.18451
EXHIBIT NO.3