

**GOVERNMENT OF THE DISTRICT OF COLUMBIA  
DEPARTMENT OF CONSUMER AND REGULATORY AFFAIRS  
OFFICE OF THE ZONING ADMINISTRATOR**



November 2, 2015

**Girma Tekleab**  
3001 Sherman Avenue, NW  
Washington, DC 20001

**Re: Lot: 0035 in Square: 2890**  
3001 Sherman Avenue, NW  
Washington, DC 20001  
(1<sup>st</sup> Floor)  
Zoned R-4

Dear Mr. Tekleab:

Your certificate of occupancy application #CO-1503212 filed to “add a deli operation to an existing grocery store” is disapproved due to the need for Board of Zoning Adjustment approval.

You will be required to obtain a variance under the provisions of DCMR Title 11, Section 333.5 to establish a prepared food shop in an existing nonconforming grocery store in the R-4 Zone.

The Board of Zoning Adjustment has authority to grant special exception under provisions of DCMR Title 11, Section 3103.

This letter must be presented to the Office of the Board of Zoning Adjustment, Room 210, 441 4th Street, N.W., when filing for the hearing. If your request is granted, a new certificate of occupancy application must be filed.

*Note: All applicants must provide the Office of the Zoning Administrator with submission verification, in the form of a formal receipt from the BZA, within 30 days of the date this memo.*

Best Regards,

Matt LeGrant  
Zoning Administrator