

From: Carmen G Marchetti <carmengmarchetti@icloud.com>
Sent: Monday, September 2, 2024 12:04 AM
To: DCOZ - BZA Submissions (DCOZ)
Cc: Vivek Arora
Subject: Case # 21160

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Re: Application for Special Exception and Variance Relief BZA Case no. 21160 – Three Tables, The LLC 1314 21st Street, NW, Unit 1 (Square 69, Lot 228)

Dear Members of the Board,

We are writing to express our strong support for the application submitted by Three Tables, The LLC, regarding the property located at 1314 21st Street, NW, Unit 1.

Our family treasures the tranquil and healing environment offered by Ching Ching Cha in the heart of our beautiful city. This special little place offers a link to the wisdom of balancing the exciting and fast pace of a vibrant city with an ancient approach to reflection and friendship through the art of tea.

Having lived in China for a number of years and so becoming familiar with the value of tea as a natural medicinal remedy and an essential component of preventative care in promoting longevity, we were delighted to discover this marvelous space in Georgetown fifteen years ago. Ching Ching Cha is a bridge to this valuable wisdom for all of us living in, working, and visiting this international city.

The voices of multiple artistic traditions are heard in this space – the ancient art of porcelain making, the traditional serving of the tea with respect and reverence, according to very old customs built to encourage reflection, an enjoyment of the beauty of life as art, and a deep appreciation for friendship. The various elements come together, forming a holistic experience, augmenting the city's portfolio of diverse cultural arts, wisdoms, and joys.

Ching Ching Cha has been an integral part of our family and community life here in D.C. for nearly two decades.

The pouring of tea and the sale of tea are integral to the artistic experience and are deeply rooted in Asian culture. By allowing Ching Ching Cha to continue serving tea and selling tea-related products, the Board would not only support a local business but also preserve and promote cultural diversity within our community.

Furthermore, we believe that the granting of area variance relief from C-204.9(b) is warranted given the unique circumstances of the property. The mixed-use nature of the building, coupled with its commercial history dating back to at least 1972, presents practical difficulties in conforming strictly to zoning regulations. Denial of this relief would not only impose practical difficulties on the owner, as the pouring and sale of tea are integral to the existing art gallery use, but also risk the loss of a cherished community asset.

In conclusion, we urge the Board to approve the special exception and variance relief sought by Three Tables, The LLC.

Ching Ching Cha's continued success contributes to the vitality, the creativity, and the economic sustainability of our beautiful city.

Thank you for your attention to this matter.

Carmen Marchetti and Vivek Arora