Detailed Statement of Existing and Intended Use of
Single Family Dwelling at
6025 North Dakota Avenue, NW
Lot 11/Square 3377

Idriys and Melva Abdullah, owner occupants of the single family dwelling located at 6025 North Dakota Avenue, NW Washington, DC 20011, Lot 11/Square 3377, are seeking to raze the existing structure and build a new single family house (see attached plans). We have resided at this location for more eleven (11) years and have enjoyed our neighbors, community and the city as a whole. We will continue to use the property as a single family dwelling.

The house sits on the corner of North Dakota Avenue and Quackenbos Street, N.W. After carefully reviewing plats and lots in our neighborhood, it became evident that unlike the other houses in the neighborhood that are square and/or rectangular in shape, our house sits on a triangular shape lot and is considered a non-conforming lot. We understand that if we raze our existing house and build a new home, our new house must be in compliance with the current zoning regulations. Therefore, we are asking the Board of Zoning Adjustment to approve a variance relief from Section 401.1 for non-conforming lot area, Section 404.1 for non-conforming rear yard and Section 405.9 for non-conforming side yard requirements for a single family dwelling in the R-1-B Zone. (Section 3103.2) Also, we are asking the Board of Zoning Adjustment approval for variance relief from Section 2101.1 for off-street parking for a single family dwelling in the R-1-B Zone. (Section 3103.2)

Idriys and Melva Abdullah will remain owner-occupants of the new structure at 6025 North Dakota Avenue, NW.

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Board of Zoning Adjustment
District of Columbia
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EXHIBIT NO. 3