Detailed Statement of Existing and Intended Use of Building
Address: 978 Florida Ave NW Washington DC 20001
Lot: 100 **Square:** 357 **Zone:** R-5-B
Owner: Nicholas Baker III, Assoc. AIA **Phone:** 917-843-2422

The existing building is a single family residential dwelling (row house) built in 1890. The row house is currently two stories with one small bedroom and one full bathroom. The row house is very small and only a couple without kids could live in the space within reason (useable square footage is about 600 sq. ft.)

The intention of the addition is to make the existing row house a more functional space by adding two additional bathrooms, one guest bedroom and a study/office. This will allow the current owners to live in the house more comfortably and allow for future growth of family and accommodate visiting relatives/guests.

The proposed change will add a third story addition. This will not change the existing or intended use of the row house. It will still be a single family residential dwelling. The proposed addition of approximately 300 sq. ft. will make the total interior useable space only 900 sq. ft.

This addition will require a variance from FAR regulations and exception to the already existing non-conforming structure standards.

The proposed addition to the existing row house will not change its current or intended use as a single family residential dwelling.

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