

Intended Use Statement

Date: 07/19/2025

Property Address: 314 Delafield Pl NW, Washington, DC 20011, USA

Subject: Statement of Intended Use for Building Addition and Renovation

To Whom It May Concern,

This letter is to formally state the intended use of the property located at **314 Delafield Pl NW, Washington, DC 20011** in connection with the proposed construction and renovation project.

Project Scope:

- Addition of a **new third floor**, measuring approximately **41'-0" x 33'-0"**.
- **First-floor rear addition** of **5'-0" x 33'-0"**.
- Implementation of **new architectural planning** and installation of updated **MEP (Mechanical, Electrical, and Plumbing) systems** for the expanded and reconfigured spaces.

Purpose of the Project:

The property is currently a residential building with **two floors** containing a total of **four (4) residential units**. The proposed construction aims to:

- Add **two (2) new residential units** on the newly constructed third floor, increasing the total number of units from **four (4) to six (6)**.
- Expand and reconfigure the first floor to provide more spacious and efficient layouts suitable for rental purposes.
- Enhance the overall marketability and rental profitability of the property by optimizing the available space and upgrading the building infrastructure.

Conclusion:

The intention of these additions and renovations is to increase the utility and financial viability of the property through improved rental opportunities. The work will ensure compliance with applicable codes and standards within the District of Columbia.

Should you require any further information or documentation regarding this project, please feel free to contact us.

Sincerely,
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