SECOND-STAGE PUD CHECKLIST (2406.12)

SQUARE 55, LOT 28

SECTION  ITEM  SHEET NO.
2406.12(b)  DETAILED STATEMENT OF USES LOCATED IN PROJECT  In Written Application
2406.12(c)  DETAILED SITE PLAN  A-11 – A-21

LOCATION AND EXTERNAL DIMENSIONS OF ALL BUILDINGS AND STRUCTURES
UTILITIES AND OTHER EASEMENTS  C-07 – C-08
WALKWAYS AND DRIVEWAYS  A-14, A-21

2406.12(d)  DETAILED LANDSCAPING AND GRADING PLAN  C-01 – C-02

EXISTING TOPOGRAPHY, CONTOURS, NATURAL FEATURES, LANDSCAPING
existing contours, proposed finished grades, planting, and landscaping
existing trees to be retained
proposed drainage, including water and sewer lines, alleys and sidewalks, connections to public water and sewer lines
proposed erosion control measures

2406.12(e)  ARCHITECTURAL PLANS SECTIONS, AND ELEVATIONS  C-03 – C-10

TYPICAL FLOOR PLANS AND ELEVATIONS FOR A-11 - A-17
each building
sections for each building
elevations for entire square

2406.12(f)  CIRCULATION PLAN  A-09 – A-10

DRIVEWAYS AND WALKWAYS, INCLUDING WIDINGS, GRASSES, AND CURB CUTS
DETAILED PARKING PLAN - NUMBER OF PARKING SPACES
DETAILED LOADING PLAN - NUMBER OF LOADING BERTHS

2406.12(g)  OTHER INFORMATION  A-06 – A-07

SITE CONTEXT IMAGES
PERSPECTIVE RENDERING – DAYTIME
PHOTOGRAPHS OF MODEL

STATEMENT OF ACCORDANCE WITH FIRST-STAGE APPROVAL  In Written Application

ZONING DATA

AREA AND DIMENSIONS
LOT AREA = 56,885 S.F. MEASURED
BUILDING AREA = 51,197 S.F.

PERCENTAGE OF LOT OCCUPANCY
BUILDING AREA = 51,197 / 56,885 S.F. = 90%

GROSS FLOOR AREA TABULATION – SQUARE FEET

<table>
<thead>
<tr>
<th>LEVEL</th>
<th>TOTAL BLDG</th>
<th>INCLUDES</th>
<th>駐留数</th>
<th>TOTALGFA</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>51,099</td>
<td>(2,291)</td>
<td>48,808</td>
<td></td>
</tr>
<tr>
<td>2</td>
<td>47,150</td>
<td>(4,196)</td>
<td>43,954</td>
<td></td>
</tr>
<tr>
<td>3</td>
<td>50,750</td>
<td>(1,955)</td>
<td>47,796</td>
<td></td>
</tr>
<tr>
<td>4</td>
<td>50,750</td>
<td>(227)</td>
<td>49,524</td>
<td></td>
</tr>
<tr>
<td>5</td>
<td>50,750</td>
<td>(227)</td>
<td>49,524</td>
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</tr>
<tr>
<td>6</td>
<td>50,750</td>
<td>(1,955)</td>
<td>47,796</td>
<td></td>
</tr>
<tr>
<td>7</td>
<td>49,006</td>
<td>(227)</td>
<td>47,780</td>
<td></td>
</tr>
<tr>
<td>8</td>
<td>46,656</td>
<td>(1,718)</td>
<td>43,745</td>
<td></td>
</tr>
</tbody>
</table>

TOTAL 396,911 (10,505) (7,187) (2,291) 376,928 S.F.

PENTHOUSE 9,742 S.F.

TOTAL GROSS FLOOR AREA PROVIDED / ALLOWED
GFA PROVIDED 376,928 S.F. (SEE CHART ABOVE)
GFA ALLOWED 400,244 S.F. (PER FIRST-STAGE PUD)
PENTHOUSE FAR ALLOWED = 0.37 FAR, 56,885 X 0.37 = 21,047 S.F.
PENTHOUSE FAR PROVIDED = 9,742 S.F.

BUILDING HEIGHT
BUILDING HEIGHT ALLOWED = 110 FT (PER FIRST-STAGE PUD)
BUILDING HEIGHT PROVIDED = 110 FT

MEASURING POINT TAKEN AT CENTER OF BUILDING ON H STREET AT TOP OF CURB
MEASURING POINT = 60.25’
ROOF SLAB ELEVATION = 170.25’

COURTS - *SEE A-20 FOR COURT PLANS AND DETAILS
CLOSED COURT AREA REQUIRED = 2 x Square of the width
OPEN COURT WIDTH REQUIRED = 3 x Square of the width

CIRCUIT

PARKING SPACES PROVIDED

<table>
<thead>
<tr>
<th>Standard</th>
<th>Compact</th>
<th>Total</th>
<th>Valet</th>
<th>Total</th>
</tr>
</thead>
<tbody>
<tr>
<td>5’ x 9’</td>
<td>6’ x 10’</td>
<td>7’ x 12’</td>
<td>8’ x 16’</td>
<td>9’ x 18’</td>
</tr>
<tr>
<td>G-1 LEVEL</td>
<td>43</td>
<td>27</td>
<td>70</td>
<td>11</td>
</tr>
<tr>
<td>G-2 LEVEL</td>
<td>55</td>
<td>27</td>
<td>82</td>
<td>11</td>
</tr>
<tr>
<td>G-3 LEVEL</td>
<td>68</td>
<td>27</td>
<td>96</td>
<td>15</td>
</tr>
<tr>
<td>G-4 LEVEL</td>
<td>63</td>
<td>15</td>
<td>78</td>
<td>15</td>
</tr>
</tbody>
</table>

231* 56 327 32 376

376 TOTAL SPACES PROVIDED INCLUDING VALET SPACES

PERCENTAGE OF COMPACT SPACES ALLOWED - 49% (Section 2115.2)
PERCENTAGE OF COMPACT SPACES PROVIDED 96/205 = 37.1%

*BOTH ARE NOW PERMITTED IN THIS ZONING DISTRICT.

INCLUDS 19 SUSTAINABLE VEHICLES AND 6 ACCESSIBLE SPACES
(IBC 2006 Section 1106)
6 ADA STANDARD ACCESSIBLE SPACES
2 ADA VAN ACCESSIBLE SPACES WITH 88” CLEAR HEIGHT
6 ELECTRIC VEHICLE SPACES WITH CHARGING PROVISIONS
13 LEFE VEHICLES (LOW EMISSIONS, FUEL EFFICIENT VEHICLES)

PERCENTAGE OF SUSTAINABLE VEHICLES 19/327 = 5.8%
(5% REQUIRED by LEED NC)

BIKE CYCLES PROVIDED (per LEED NC requirement)
80 BICYCLE SPACES PROVIDED OUTSIDE BUILDING
30 BICYCLE SPACES PROVIDED INSIDE BUILDING

LOADING BERTHS (2201.1) *SEE A-21 FOR LOADING BERTH DETAILS
1 12’X55’ LOADING BERTH PROVIDED
1 12’X45’ LOADING BERTH PROVIDED
1 12’X30’ LOADING BERTH PROVIDED
1 10’X20’ SERVICE/DELIVERY BERTH PROVIDED
2 LOADING PLATFORMS @ 100 SQ. FT. PROVIDED
1 LOADING PLATFORM @ 200 SQ. FT. PROVIDED

SUSTAINABLE VEHICLES: 19/327 = 5.8%
(5% REQUIRED by LEED NC)
SECOND-STAGE PUD APPLICATION

PRIMARY USE CATEGORIES

- ACADEMIC/ADMINISTRATIVE/MEDICAL *
- RESIDENTIAL/CAMPUS LIFE/ATHLETIC
- COMMERCIAL/INVESTMENT
- OTHER
- RENOVATION/REDEVELOPMENT OF HISTORIC BUILDINGS

SITES TO BE ADDRESSED UNDER SEPARATE ZONING PROCESS

*CAMPUS PLAN BOUNDARY

*Note: Development sites 79A1 and 103A each include one property not currently owned by GW. Upon acquisition of these properties, the University intends to file an amendment to this PUD to include the properties in the development sites as depicted in this exhibit.
1. Corner of 23rd and Eye Streets, from Foggy Bottom-GW Station (Metro), looking Southeast toward Square 55 (right).

2. 23rd Street looking South toward Lincoln Memorial (left, distant).

3. 23rd Street looking North toward Square 55 (left-of-center).

4. 22nd Street looking North through GW Campus toward Square 55 (right-of-center, distant).

5. H Street looking West through GW Campus toward Square 55 (center, distant).

6. Eye Street looking West through GW Campus toward Square 55 (center, distant).

7. Eye Street looking across the Academic Center (left, site of future development) toward Square 55 (right).

8. Corner of Eye and 22nd Streets looking toward Square 55 (right), across the site of future development (left).
1.) Corner of 23rd and Eye Streets looking toward JBKO and Munson Residence Halls, with Parking Garage (left, to be demo.)

2.) 23rd Street looking North toward Building K (demo.) and JBKO in background

3.) Corner of 23rd and H Streets looking Northeast toward Fulbright Residence Hall (center) and Parking Garage (right, demo.)

4.) H Street court between Fulbright Residence Hall (left) and Parking Garage (right, demo.) with current shuttle stop

5.) Corner of 22nd and H Streets looking West toward Parking Garage (demo.), with Fulbright Residence Hall (distant)

6.) Corner of 22nd and H Streets looking Northwest toward the Parking Garage (demo.)

7.) Eye Street looking Southwest toward Parking Garage (demo.), with Munson and JBKO Residence Halls (right)

8.) Service Area behind JBKO Residence Hall (right) with Building K and parking garage behind (mid-ground, demo.)

Key Plan

SEC NOVEMBER 15, 2010

TITLE: SECOND-STAGE PUD APPLICATION

SITE PHOTOS