

**OUTLINE OF TESTIMONY OF  
REPRESENTATIVE(S) OF  
BROADCAST CENTER PARTNERS, LLC**

- I.** Introduction of Applicant
  - A.** Composition of Team
  - B.** Recent Projects
- II.** General History and Description of Site
  - A.** Historic Properties
  - B.** Northwest Neighborhood, Ward 1
  - C.** Transit-oriented Development
- III.** Requested Relief
  - A.** Consolidated Review and Approval of a PUD
  - B.** Amendment of Zoning Map from ARTS/C-2-B to ARTS/C-2-C Zone District
- IV.** Goals of Project
  - A.** Mixed Use
  - B.** Connection to Historic District
  - C.** Connection to Metrorail Station
- V.** Benefits and Amenities of Project
  - A.** Special Values for Neighborhood
  - B.** Affordable Housing
  - C.** Green Design
  - D.** First Source Employment Program
  - E.** Local Business Opportunity Program
  - F.** Site Plan and Open Space
- VI.** Conclusion

**OUTLINE OF TESTIMONY OF  
DEVROUX & PURNELL ARCHITECTS/PLANNERS, P.C.  
PROJECT ARCHITECT**

- I.** Introduction
  - A.** Experience and Role
  - B.** Recent Projects
- II.** Site Location and Description
  - A.** Overview of Site, Surrounding Area, and Land Use
  - B.** Site Planning
  - C.** Compatibility with the Surrounding Area
  - D.** Urban Design Considerations
- III.** Project Design
  - A.** Design Considerations
  - B.** Site Layout
  - C.** Building Massing and Heights
  - D.** Landscape Concept
  - E.** Connections to Public Venues
  - F.** Traffic and Parking
- IV.** HPRB Review and Approval
  - A.** Issues
  - B.** Solutions
- V.** Conclusion

**OUTLINE OF TESTIMONY OF  
REPRESENTATIVE OF  
KIMLEY-HORN AND ASSOCIATES, INC.  
TRAFFIC AND PARKING CONSULTANT**

- I.** Introduction
  - A.** Experience and Role
  - B.** Recent Projects
- II.** Traffic and Parking Study Performed for Broadcast Center One
  - A.** Project Background
  - B.** Study Scope
    - 1.** Traffic and Trip Generation Analysis
    - 2.** Access Analysis
- III.** Existing Conditions
  - A.** Site Location
  - B.** Existing Vehicular Conditions
  - C.** Existing Pedestrian Condition
- IV.** Impact Assessment of Broadcast One Proposal
  - A.** Vehicular Trip Generation
  - B.** Impact on Transportation Network
- V.** Conclusion and Recommendations

**OUTLINE OF TESTIMONY OF  
REPRESENTATIVE OF  
PETER LIU ASSOCIATES, INC.  
LANDSCAPE ARCHITECT**

- I.** Introduction
  - A.** Experience and Role
  - B.** Recent Projects
- II.** Site Location and Description
  - A.** Overview of Site
  - B.** Surrounding Area
- III.** Project Design
  - A.** Design Considerations
  - B.** Landscape Plans
  - C.** Connections to Public Open Space
- IV.** Conclusion