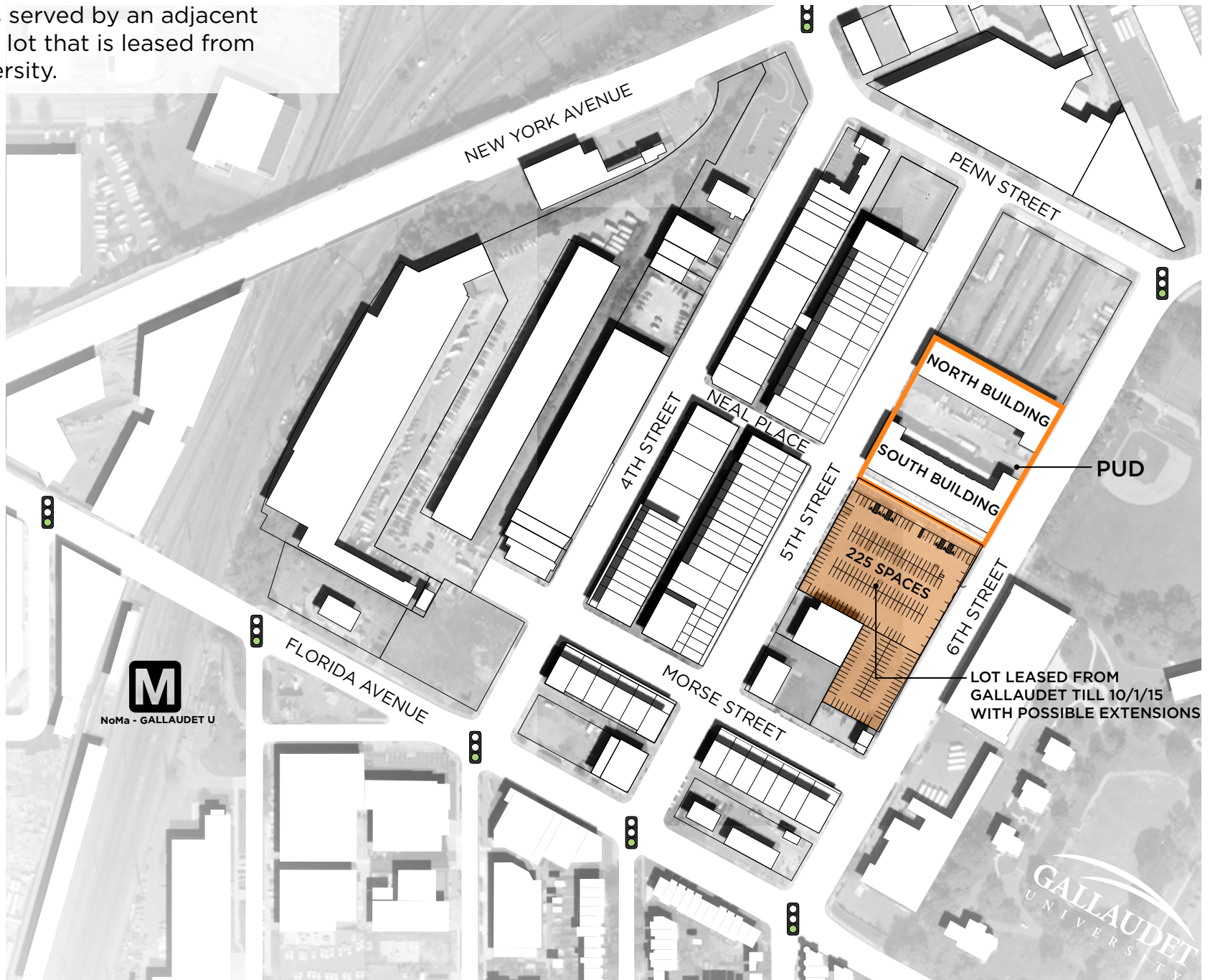


Exhibit C

EXISTING CONDITIONS - OCTOBER 1, 2016

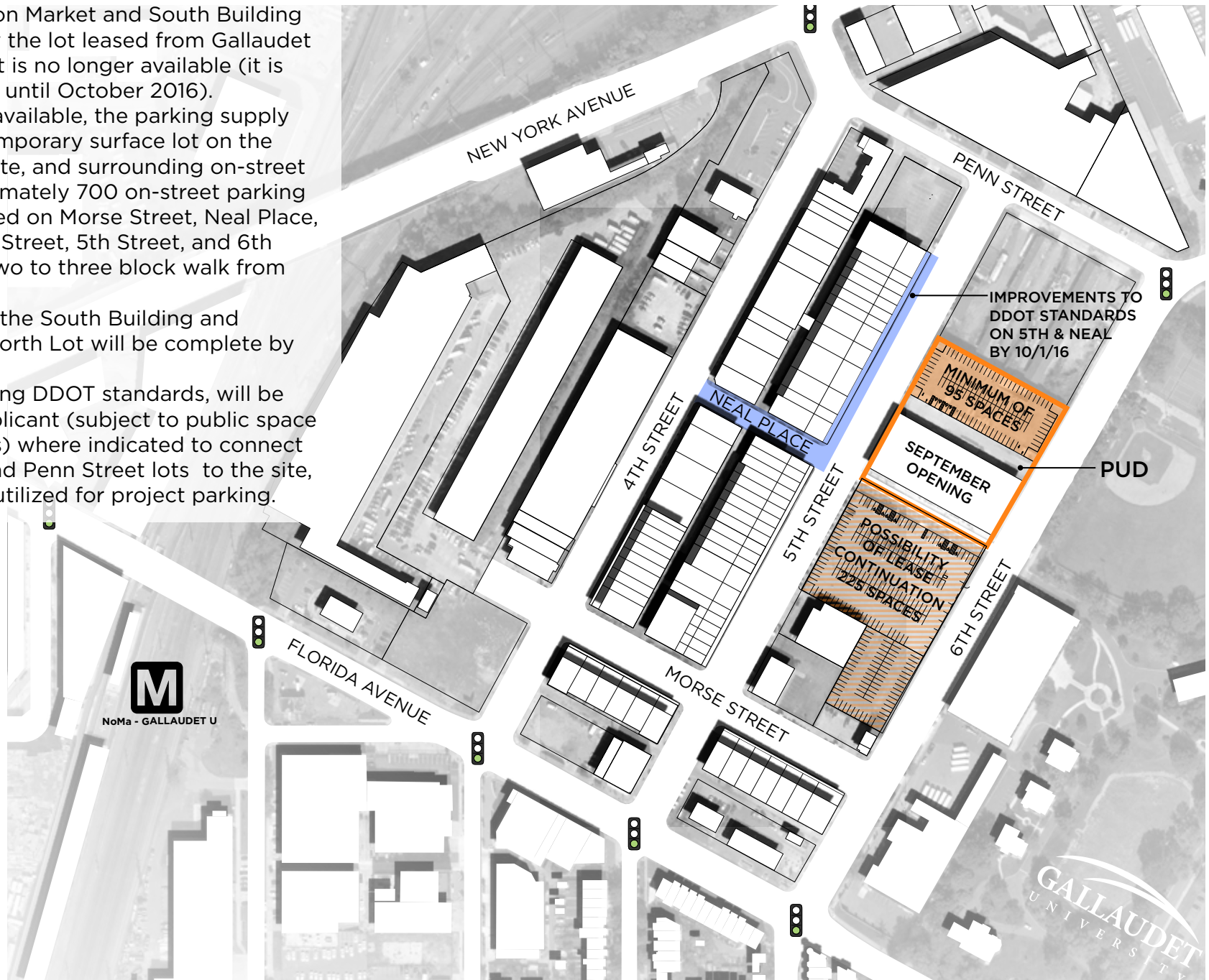
- Union market is served by an adjacent surface parking lot that is leased from Gallaudet University.



OPENING OF SOUTH BUILDING - COMMENCEMENT OF NORTH BUILDING

2

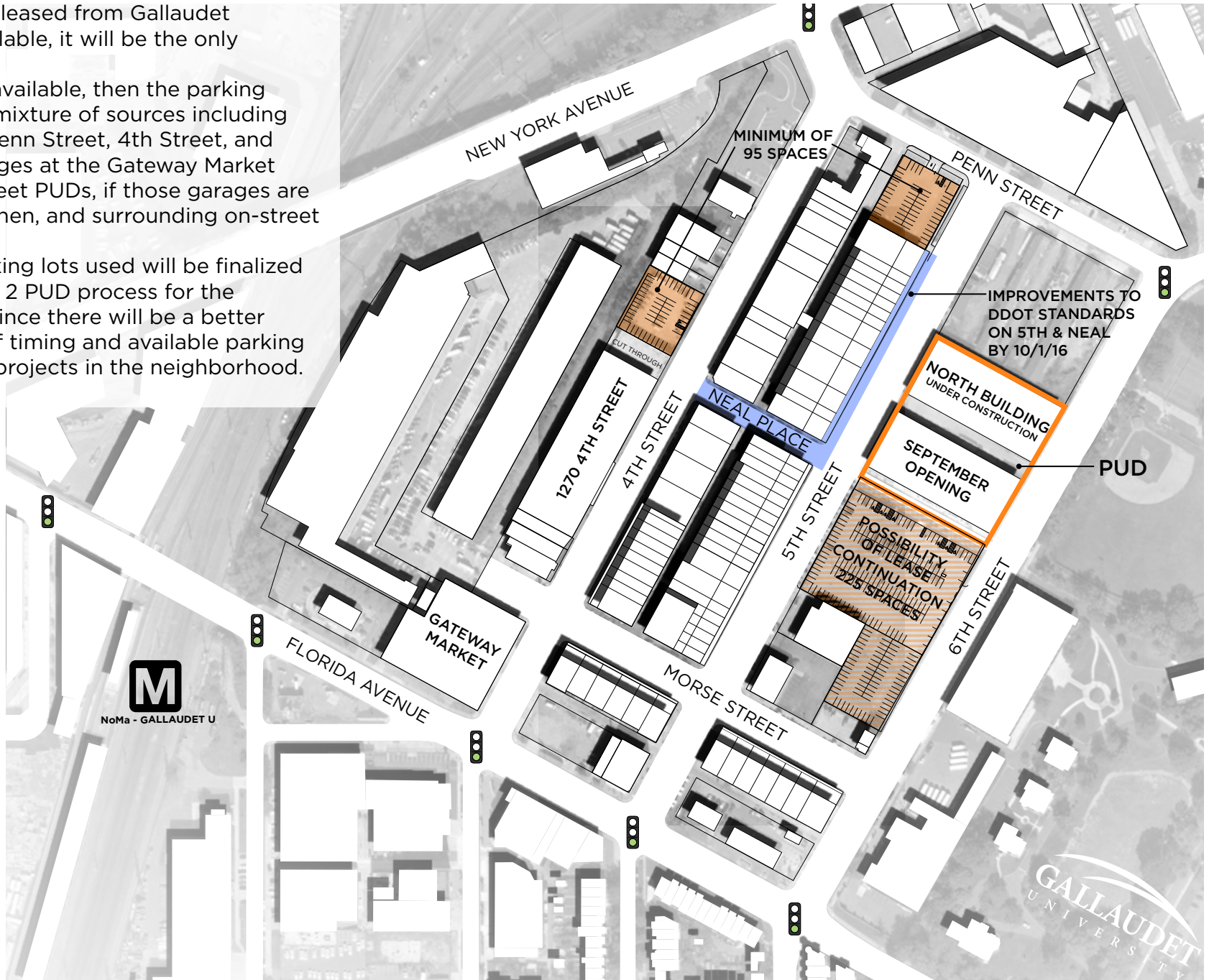
- The existing Union Market and South Building will be served by the lot leased from Gallaudet University, until it is no longer available (it is available at least until October 2016).
- If that lot is not available, the parking supply will be from a temporary surface lot on the North Building site, and surrounding on-street parking (approximately 700 on-street parking spaces are located on Morse Street, Neal Place, Penn Street, 4th Street, 5th Street, and 6th Street within a two to three block walk from the PUD site).
- Construction on the South Building and staging on the North Lot will be complete by September 2016.
- Sidewalks, meeting DDOT standards, will be improved by applicant (subject to public space permit approvals) where indicated to connect the 4th Street and Penn Street lots to the site, as such lots are utilized for project parking.



NORTH BUILDING CONSTRUCTION COMMENCEMENT - DELIVERY

NOTE: 95 SPACES ON THE TWO LOTS OR AN ACCEPTABLE ALTERNATIVE

- If the surface lot leased from Gallaudet University is available, it will be the only parking needed.
- If that lot is not available, then the parking supply will be a mixture of sources including surface lots on Penn Street, 4th Street, and the parking garages at the Gateway Market and 1270 4th Street PUDs, if those garages are constructed by then, and surrounding on-street parking.
- The specific parking lots used will be finalized during the Stage 2 PUD process for the North Building, since there will be a better understanding of timing and available parking related to other projects in the neighborhood.



AFTER THE NORTH BUILDING IS CONSTRUCTED

- All parking supply will be from the parking garage under the North Building. The garage can be appropriately sized based on the North Building's final program and trends in parking demand.

