

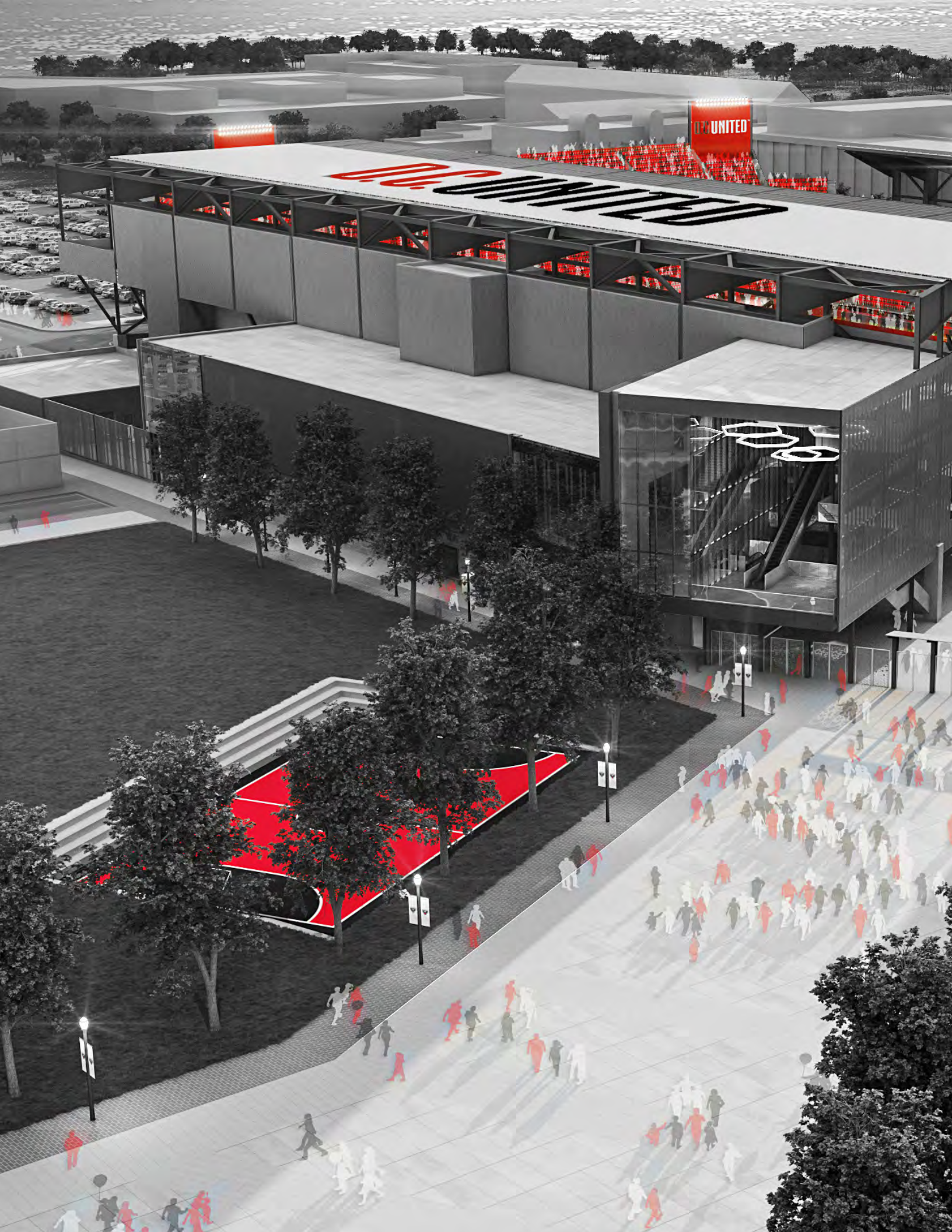


D.C. UNITED™ **STADIUM**

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FIRST STAGE PUD SUBMISSION
01.19.2016



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ARCHITECTURE

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ZONING DATA SUMMARY - 100 POTOMAC AVENUE, SW WASHINGTON, DC 20024

	Allowed / Required	PROPOSED
CONSOLIDATED LOT - PROPOSED LOT A SQUARES 603S, 605, 607, 661, 661N, PART OF SQUARE 665 AND PARTS OF POTOMAC AVENUE S.W., R STREET S.W. AND S STREET S.W.	CG/C-R	
SITE AREA (LOT A)	380,507.92 SF	380,507.92 SF
GROSS FLOOR AREA (FAR) - COMMERCIAL	NONE REQUIRED	331,155 SF
FAR	3.0 (MOR) - 4.0 (PUD)	.8 FAR
BUILDING HEIGHT	90 FEET (MOR) - 110 FEET (PUD)	98.06 FEET
LOT OCCUPANCY - COMMERCIAL	100%	50.8 %
OPEN SPACE	AT LEAST 10% OF THE LOT AREA SHALL BE RESERVED AS PUBLIC OPEN SPACE	7% (LEASE IS REQUIRED)
COURTS	NONE REQUIRED; THEN ITS WIDTH MUST MEASURE 2.5" PER FOOT OF COURT HEIGHT AND NOT LESS THAN 6' (OPEN) OR 12' (CLOSED)	NONE REQUIRED
REAR YARD	NONE REQUIRED	NONE REQUIRED
SIDE YARD	NONE REQUIRED; IF PROVIDED, THEN MUST MEASURE 3" PER FOOT OF HEIGHT BUT NOT LESS THAN 8'	NONE REQUIRED
PARKING	1 FOR EACH 10 SEATS FOR THE FIRST 10,000 SEATS PLUS 1 PER 20 SEATS ABOVE THAT	PROVIDED OFF-SITE
BICYCLE PARKING	83 BICYCLES (PER LEED REQUIREMENTS)	83 BICYCLES
BICYCLE VALET PARKING	150 BICYCLES (PER LEED REQUIREMENTS)	150 BICYCLES
LOADING RETAIL OR SERVICE	1 REQUIRED 1 REQUIRED 1 REQUIRED 1 REQUIRED 1 REQUIRED	0 PROVIDED 1 PROVIDED 0 PROVIDED 1 PROVIDED (250 SF) 1 PROVIDED (71' x 152')
GREEN AREA RATIO (GAR)	0.2	0.23

GROSS FLOOR AREA TABULATION

LEVEL	STADIUM	OFFICE	TOTAL
SOUTH-END	26,971	-	26,971
CONCOURSE (FIELD)	112,382	9,664	122,046
CLUB + N-SUITE	52,871	19,566	72,437
SUITE + PRESS	23,579	-	23,579
UPPER CONCOURSE	23,549	-	23,549
SEATING BOWL	89,544	-	89,544
NET	328,986	29,230	358,126





