

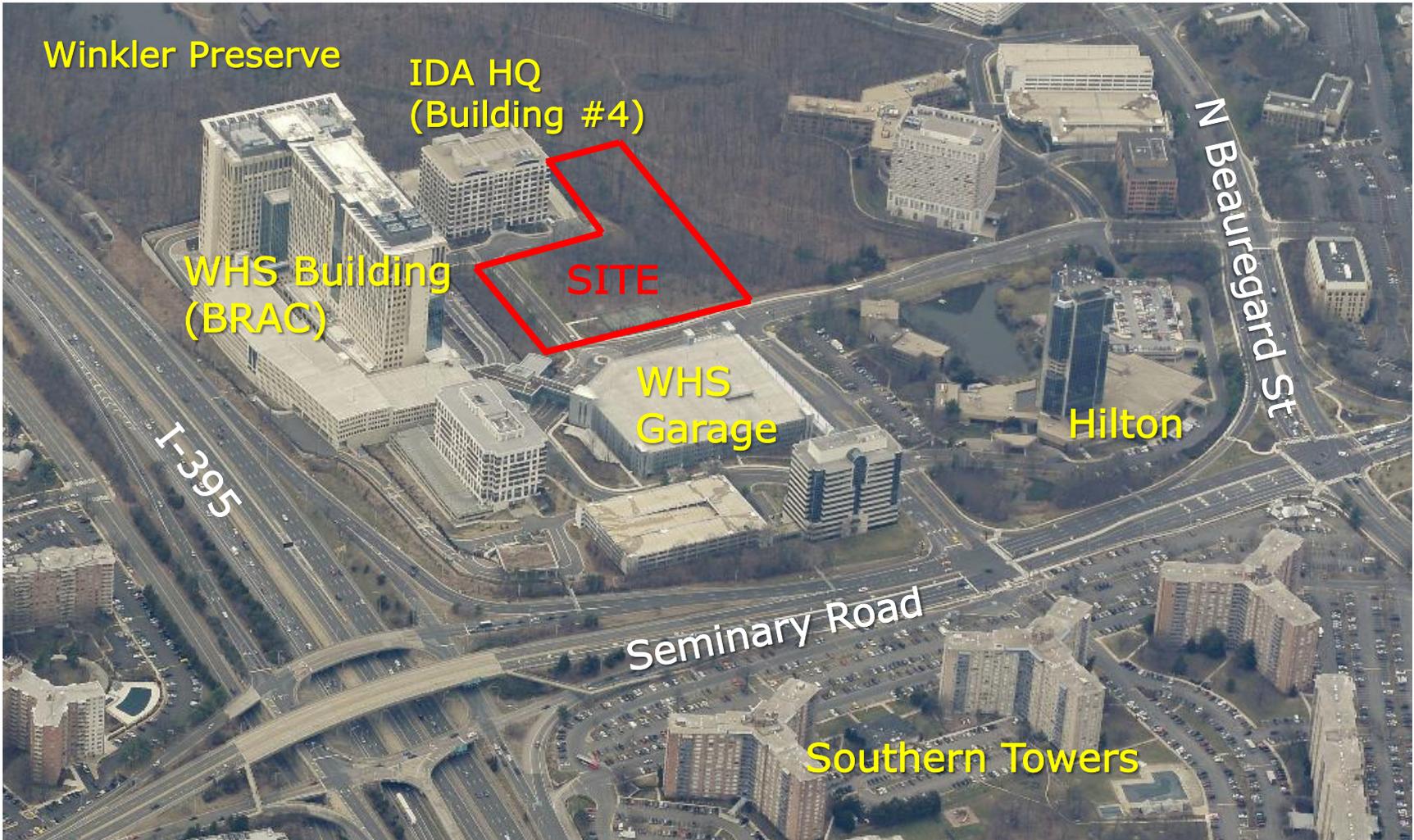
Institute for Defense Analyses (IDA) Mark Center

DSUP #2015-0006

City Council
September 12, 2015



Site Context

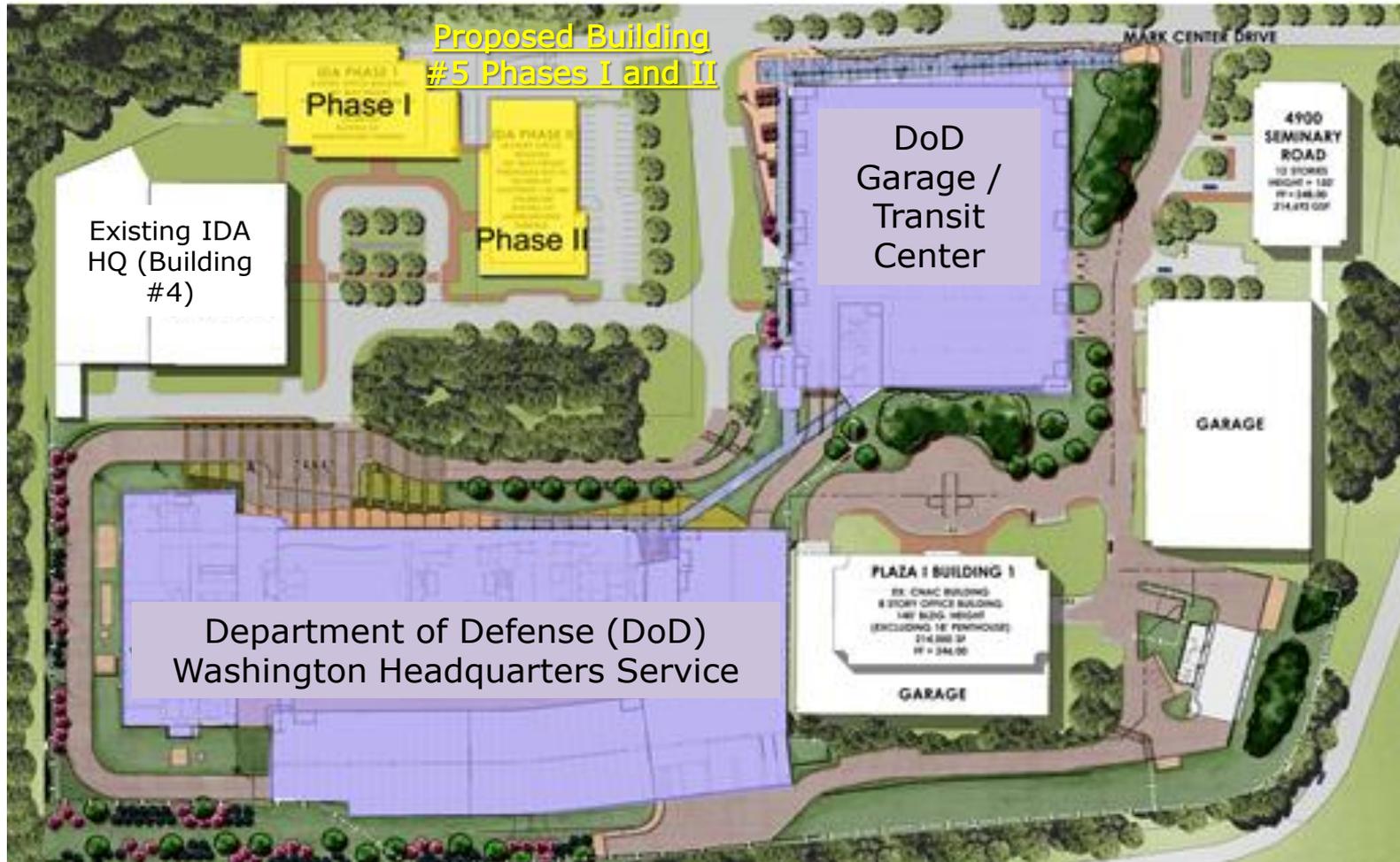


Request

- Three-year extension of approved DSUP with site plan, including:
 - Modification of height-to-setback requirement in height districts (Section 6-403(A));
 - Special Use Permit for penthouse height exceeding 15 feet; and
 - Special Use Permit for a Transportation Management Plan.



Proposal & Surrounding Area



Project Description

- No changes to previous proposal
- 368,400 square feet of office space in total
- Two new buildings known as Building #5 Phase I and Phase II
- Connected to existing Building #4 via 1,600-space underground parking garage



Project Description

- Enhanced building design compared to pre-2009 plans for site
- Height options
- Transportation Management Plan (TMP)



Recommendation

- Proposal is consistent with Small Area Plan and approved CDD #4
- Extension request is reasonable given delays regarding applicant's planned move to Potomac Yard
- Updated conditions
- **Staff recommends APPROVAL with updated conditions**

