

CRYSTAL CITY PLANNING PROCESS : OPEN SPACE CALCULATIONS - EXISTING CONDITIONS

October 17th, 2007

Crystal City Total Gross Area = 11'316,160 sf / 259.78 ac

Jefferson Davis Hwy / US1 = 693,137 sf / 15.92 ac

East Side = 6,495,819 sf / 149.12 ac												
	Public Streets	Building Footprint	Landscaped Sidewalk	Not Landscaped Sidewalk	Public Parks and Plazas	Landscaped Areas and Buffer Areas (Semi-Public)	Podium/Plinth Spaces (Semi-Private)	Private Open Spaces	Medians and Traffic Islands	Off-Street Vehicular Circulation / Parking/ Loading	Railroad Land/ GW Parkway	Total Gross Area (SF)
Block B		46,860	0	11,734	150,857	41,236	0	0	21,537	14,752	146,384	433,360
Block D		184,675	3,804	23,012	0	14,150	92,091	30,712	114,236	62,688	0	525,368
Block G		141,883	0	28,204	3,495	39,046	107,728	21,550	112,760	55,326	0	509,992
Block J-K		140,143	17,257	30,867	58,402	16,524	5,844	0	9,094	31,164	0	309,295
Block M		251,196	25,447	23,612	10,617	29,771	158,115	62,371	47,839	97,878	0	706,846
Block Q		408,016	0	36,587	0	32,355	0	0	45,276	84,101	0	606,335
Block S		125,314	26,505	3,286	0	32,188	0	19,464	47,613	28,009	0	282,379
Block T		55,356	0	12,186	0	62,231	0	0	1,830	27,380	0	158,983
Block U		262,905	5,507	350	73,684	88,154	0	0	0	113,629	251,518	795,747
Block V		104,251	15,893	745	84,659	94,954	0	117,941	0	100,522	245,762	764,727
Block W		0	0	0	67,703	0	0	0	13,816	112,250	146,283	340,052
Sub-Total		1,720,599	94,413	170,583	449,417	450,609	363,778	252,038	414,001	727,699	789,947	5,433,084
Public Streets	1,062,735											1,062,735
TOTAL	1,062,735	1,720,599	94,413	170,583	449,417	450,609	363,778	252,038	414,001	727,699	789,947	6,495,819
Percent of Total	16.4%	26.5%	1.5%	2.6%	6.9%	6.9%	5.6%	3.9%	6.4%	11.2%	12.2%	100.0%

West Side = 4'127,204 sf / 94.74 ac												
	Public Streets	Building Footprint	Landscaped Sidewalk	Not Landscaped Sidewalk	Public Parks and Plazas	Landscaped Areas and Buffer Areas (Semi-Public)	Podium/Plinth Spaces (Semi-Private)	Private Open Spaces	Medians and Traffic Islands	Off-Street Vehicular Circulation / Parking/ Loading	Railroad Land/ GW Parkway	Total Gross Area (SF)
Block A		121,430	10,736	6,067	0	39,774	0	0	68,190	115,765	0	361,962
Block C		167,630	29,913	0	0	182,234	0	0	30,239	122,357	0	532,373
Block E		202,200	15,308	14,216	5,463	85,806	0	50,849	42,475	171,689	0	588,006
Block F		115,598	14,343	8,476	5,597	37,284	0	0	25,989	12,985	0	220,272
Block H		152,502	31,094	5,621	0	202,350	0	68,358	13,453	175,600	0	648,978
Block I		48,380	0	15,992	0	24,674	0	0	2,122	16,468	0	107,636
Block L		62,833	11,218	7,492	0	7,735	0	0	16,807	37,463	0	143,548
Block N		30,425	0	10,696	0	7,855	0	0	5,454	62,129	0	116,559
Block O		11,288	926	4,875	0	17,662	0	0	908	31,913	0	67,572
Block P		32,026	0	8,598	0	0	0	0	44,348	35,345	0	120,317
Block R		54,195	0	28,153	0	0	0	0	53,685	139,309	0	275,342
Sub-Total		998,507	113,538	110,186	11,060	605,374	0	119,207	303,670	921,023	0	3,182,565
Public Streets	944,639											944,639
TOTAL	944,639	998,507	113,538	110,186	11,060	605,374	0	119,207	303,670	921,023	0	4,127,204
Percent of Total	22.9%	24.2%	2.8%	2.7%	0.3%	14.7%	0.0%	2.9%	7.4%	22.3%	0.0%	100.0%

CRYSTAL CITY PLANNING PROCESS : OPEN SPACE CALCULATIONS - 1.5 ALTERNATIVE

October 17th, 2007

Crystal City Total Gross Area = 11'316,160 sf / 259.78 ac

Jefferson Davis Hwy / US1 = 719,807 sf / 16.52 ac

East Side = 6,478,840 sf / 148.73 ac												
	Public Streets	Building Footprint	Landscaped Sidewalk	Not Landscaped Sidewalk	Public Parks and Plazas	Landscaped Areas and Buffer Areas (Semi-Public)	Podium/Plinth Spaces (Semi-Private)	Private Open Spaces	Medians and Traffic Islands	Off-Street Vehicular Circulation / Parking/ Loading	Railroad Land/ GW Parkway	Total Gross Area (SF)
Block B		61,410	31,123	0	98,585	46,226	0	0	27,869	4,959	146,384	416,556
Block D		260,562	113,437	0	53,886	39,803	82,802	39,632	2,688	5,338	0	598,148
Block G		262,919	108,854	0	28,679	7,623	0	96,197	27,468	12,662	0	544,402
Block J-K		136,855	58,646	0	95,795	3,891	0	16,287	5,738	4,200	0	321,412
Block M		409,284	104,252	0	92,917	8,158	34,453	27,562	12,289	40,241	0	729,156
Block Q		356,448	114,083	0	42,198	27,160	0	44,587	26,090	13,042	0	623,608
Block S		165,278	49,046	0	0	42,656	0	55,817	11,526	10,849	0	335,172
Block T		55,356	19,434	0	54,734	13,893	0	0	10,156	24,933	0	178,506
Block U		305,312	19,619	0	8,467	69,744	0	0	32,147	105,305	251,518	792,112
Block V		158,768	26,469	0	68,006	72,828	0	95,474	16,880	52,920	245,762	737,107
Block W		47,600	9,039	0	41,168	21,558	0	10,701	0	65,017	135,150	330,233
Sub-Total		2,219,792	654,002	0	584,435	353,540	117,255	386,257	172,851	339,466	778,814	5,606,412
Public Streets	872,428											872,428
TOTAL	872,428	2,219,792	654,002	0	584,435	353,540	117,255	386,257	172,851	339,466	778,814	6,478,840
Percent of Total	13.5%	34.3%	10.1%	0.0%	9.0%	5.5%	1.8%	6.0%	2.7%	5.2%	12.0%	100.0%

West Side = 4'117,513 sf / 94.53 ac												
	Public Streets	Building Footprint	Landscaped Sidewalk	Not Landscaped Sidewalk	Public Parks and Plazas	Landscaped Areas and Buffer Areas (Semi-Public)	Podium/Plinth Spaces (Semi-Private)	Private Open Spaces	Medians and Traffic Islands	Off-Street Vehicular Circulation / Parking/ Loading	Railroad Land/ GW Parkway	Total Gross Area (SF)
Block A		164,394	41,833	0	0	53,702	0	58,826	30,210	21,495	0	370,460
Block C		194,906	66,453	0	6,525	143,038	0	16,494	22,384	116,009	0	565,809
Block E		221,175	48,469	0	5,463	103,942	0	58,246	16,579	134,132	0	588,006
Block F		110,800	49,304	0	0	41,664	0	0	6,937	14,274	0	222,979
Block H		222,902	68,199	0	25,318	173,035	0	101,176	7,208	51,140	0	648,978
Block I		48,380	33,630	0	0	17,583	0	0	0	16,457	0	116,050
Block L		84,576	47,675	0	0	5,637	0	12,254	5,529	3,768	0	159,439
Block N		74,292	30,298	0	0	0	0	11,169	0	800	0	116,559
Block O		39,524	17,488	0	0	8,764	0	0	0	1,796	0	67,572
Block P		69,209	38,205	0	0	0	0	13,228	8,411	7,363	0	136,416
Block R		126,998	87,685	0	36,183	0	0	5,029	9,035	10,412	0	275,342
Sub-Total		1,357,156	529,239	0	73,489	547,365	0	276,422	106,293	377,646	0	3,267,610
Public Streets	849,903											849,903
TOTAL	849,903	1,357,156	529,239	0	73,489	547,365	0	276,422	106,293	377,646	0	4,117,513
Percent of Total	20.6%	33.0%	12.9%	0.0%	1.8%	13.3%	0.0%	6.7%	2.6%	9.2%	0.0%	100.0%