

HISTORY OF MODIFICATIONS TO EAST CAMPUS



AMERICAN UNIVERSITY 2011 Campus Plan

East Campus Revisions

Date	Beds	Academic & Administrative	Retail Area	comment
Jan. 26, 2010	800 - 1,000	tbd	tbd	concept
May 25, 2010	860	11,000	75,000	initial design
Sept. 28, 2010	853	77,000	13,000	advanced design
March 18, 2011	769	90,729	14,419	Campus Plan Submission
May 20, 2011	590	92,390	17,020	Pre-hearing Submission



AMERICAN UNIVERSITY 2011 Campus Plan

East Campus January 26, 2010 Campus Plan Task Force

Beds: 800 - 1,000

Academic/Administrative: tbd

Retail: tbd

"The Nebraska parking lot could accommodate 800-1,000 students. Housing needs to be 5-6 stories to meet these needs." Jorge Abud





AMERICAN UNIVERSITY 2011 Campus Plan

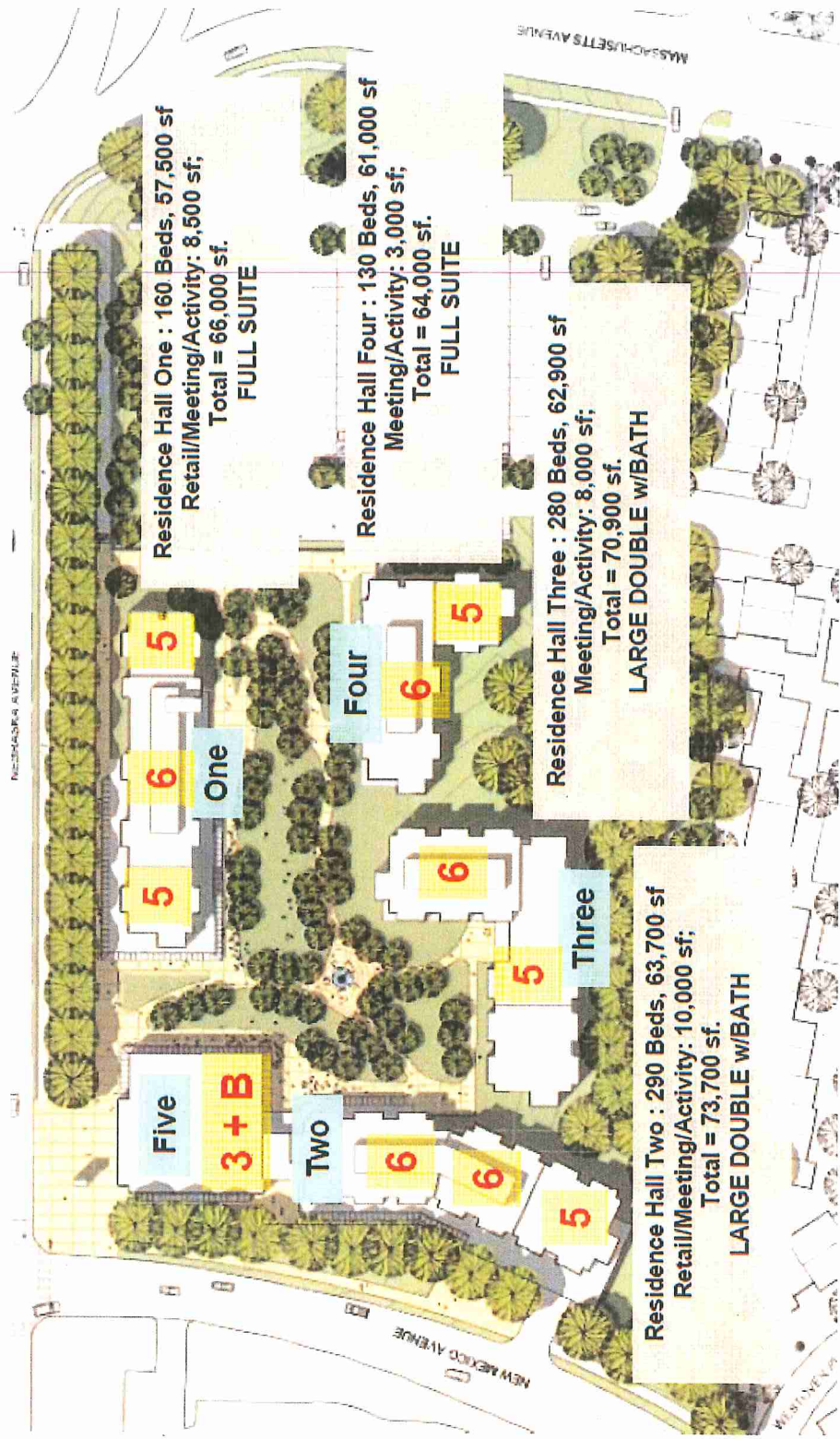
East Campus May 25, 2010 Campus Plan Task Force

Beds: 860

Academic/Administrative: 11,000

Retail: 75,000

Initial Concept Design





AMERICAN UNIVERSITY 2011 Campus Plan

East Campus September 28, 2010 Campus Plan Task Force

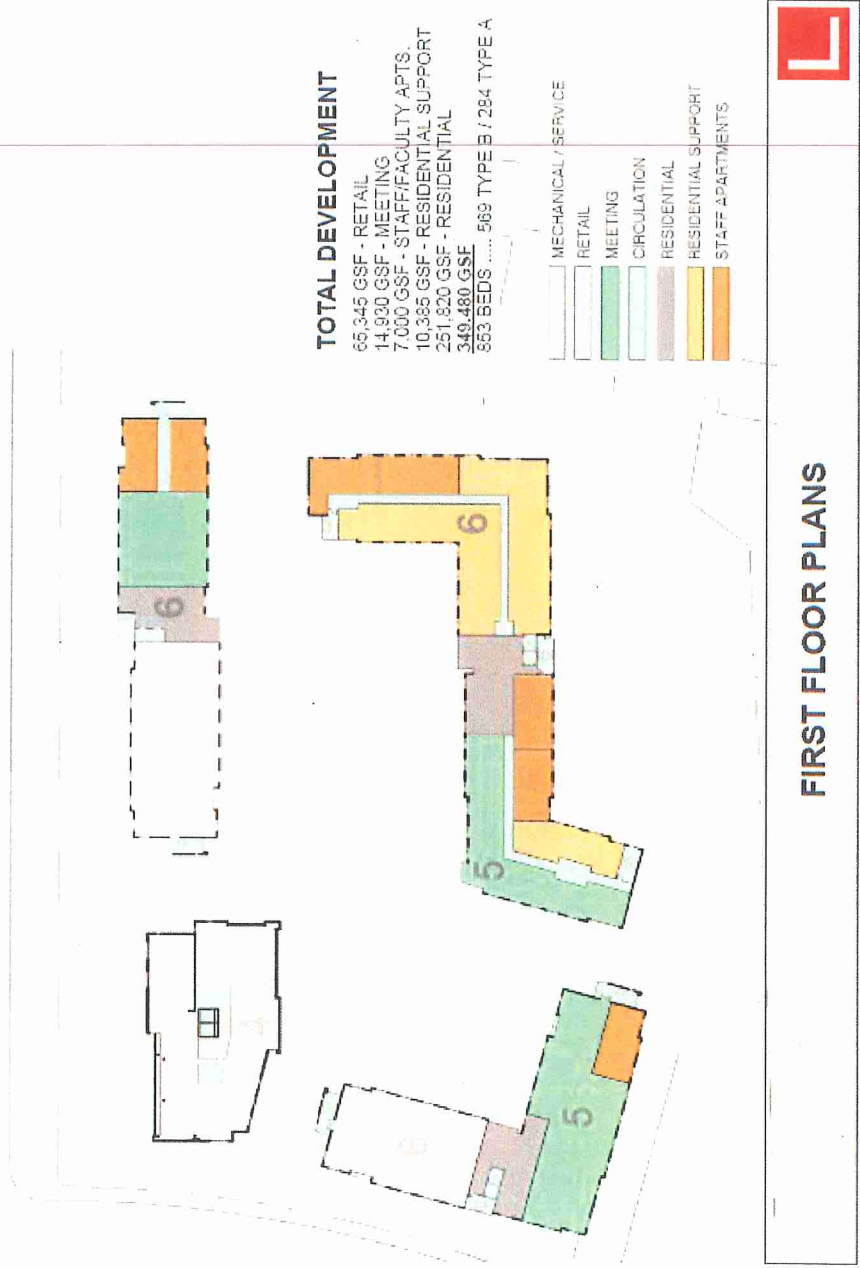
Beds: 853

Academic/Administrative: 77,000

Retail: 13,000

Advanced Concept Design

Program meetings completed





AMERICAN UNIVERSITY 2011 Campus Plan

East Campus March 18, 2011 Campus Plan Submission

Beds: 769

Academic/Administrative: 90,729

Retail: 14,419

Updated Concept Design

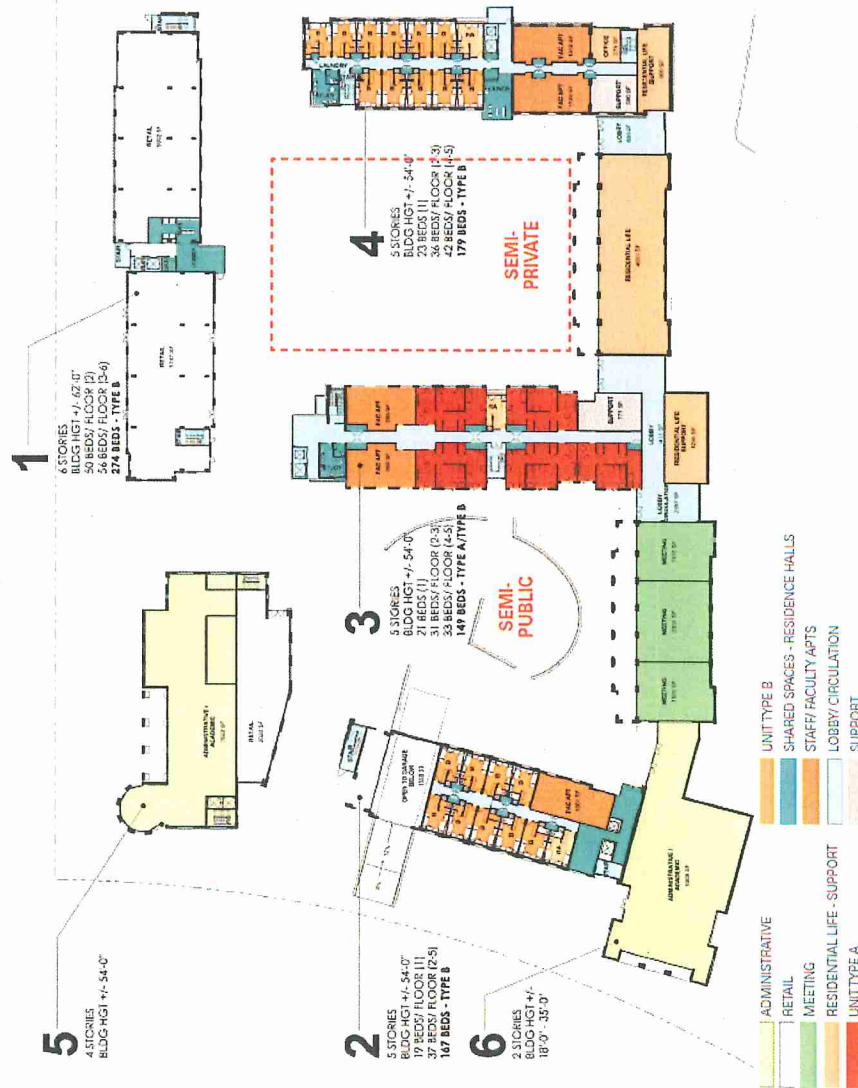
Westover neighbors objected to direct view of previous concept into the townhomes.

Buildings reoriented to reduce impact. Two story buffer building added to reduce scale and shield views into the quads

21.1.1c

PROJECT DATA

1	11,369 GSF - RETAIL 2,013 GSF - SHARED SPACES 1,000 GSF - STAFF/FACULTY APTS (2) 66,000 GSF - RESIDENTIAL (2-6) 80,472 GSF (274 BEDS - TYPE B)
2	1,000 GSF - STAFF/FACULTY APTS 2,084 GSF - SHARED SPACES 3,832 GSF - RESIDENTIAL (1) - 19 BEDS 37,128 GSF - RESIDENTIAL (2-5) - 143 BEDS 44,044 GSF (167 BEDS - TYPE B)
3	2,000 GSF - STAFF/FACULTY APTS 5,698 GSF - RESIDENTIAL (1) - 21 BEDS 1,373 GSF - SHARED SPACES 771 GSF - SUPPORT (1) 1,194 GSF - SUPPORT (2-3) 38,014 GSF - RESIDENTIAL (2-5) - 128 BEDS 49,010 GSF (145 BEDS - TYPE A / 4 BEDS - TYPE B)
4	2,000 GSF - STAFF/FACULTY APTS 5,398 GSF - RESIDENTIAL (1) - 23 BEDS 2,000 GSF - SHARED SPACES 580 GSF - SUPPORT 1,239 GSF - RESIDENTIAL LIFE - SUPPORT (1) 2,020 GSF - RESIDENTIAL LIFE - SUPPORT (2-3) 42,848 GSF - RESIDENTIAL (2-5) - 156 BEDS 56,085 GSF (179 BEDS - TYPE B)
5	9,020 GSF - RETAIL (1) 49,130 GSF - ADMINISTRATIVE (9-4) 58,270 GSF
6	12,095 GSF - ADMINISTRATIVE 11,735 GSF - MEETING 13,450 GSF - RESIDENTIAL LIFE - SUPPORT 6,225 GSF - SHARED SPACES / CIRCULATION 43,505 GSF TOTAL (11-2)
TOTALS	62,285 GSF - ADMINISTRATIVE 14,419 GSF - RETAIL 17,700 GSF - SHARED SPACES 15,700 GSF - RESIDENTIAL LIFE - SUPPORT 106,038 GSF - RESIDENTIAL 6,000 GSF - STAFF/FACULTY APARTMENTS 16,240 GSF - SHARED SPACES / CIRCULATION / SUPPORT 226,326 GSF TOTAL 769 BEDS (146 TYPE A, 624 TYPE B)



AMERICAN UNIVERSITY EAST CAMPUS DEVELOPMENT
GROUND FLOOR PLAN

01.18.2011
LITTLE
CONCEPT ARCHITECTURAL CONSULTING



AMERICAN UNIVERSITY 2011 Campus Plan

East Campus May 20, 2011 Pre-hearing Submission

Beds: **590**

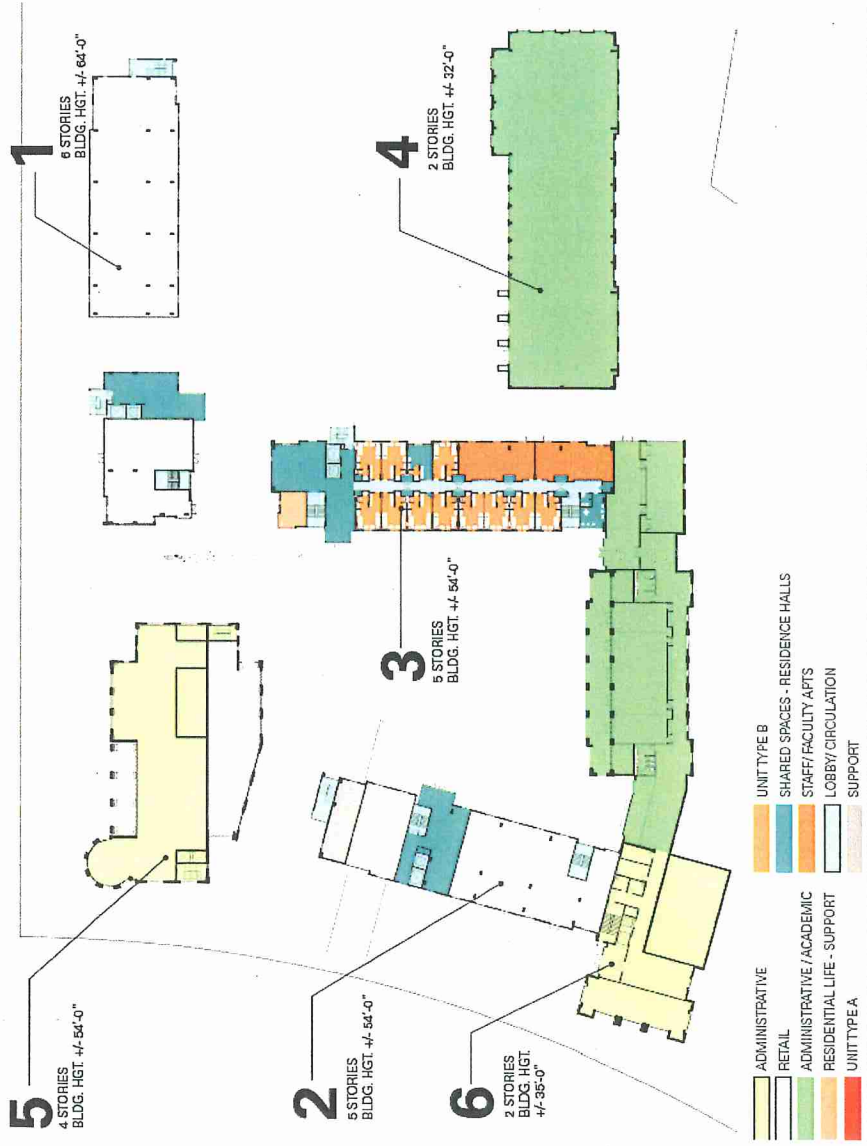
Academic/Administrative: 92,390

Retail: 17,020

Updated Plan Submission

One residential building was removed and replaced with an Academic/Administrative building to further reduce impacts on Westover residences

21.1.1c



FINAL MODIFICATIONS TO EAST CAMPUS:

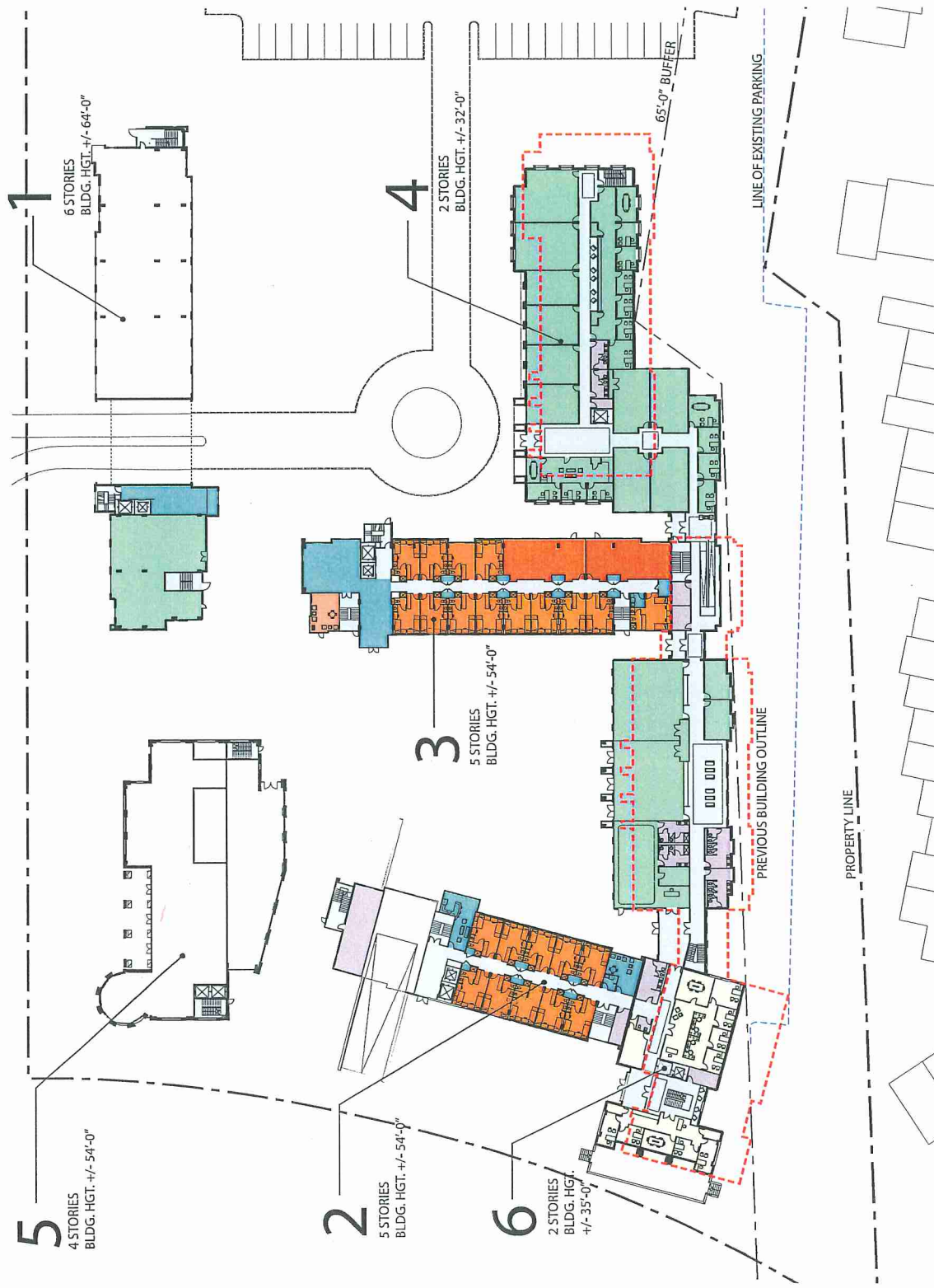
Site Plans and Landscape Plans

PROJECT DATA

- 1
6,350 GSF - RETAIL
2,750 GSF - ADMINISTRATIVE / ACADEMIC
2,000 GSF - SHARED SPACES
1,000 GSF - STAFF/FACULTY APT (2)
66,250 GSF - RESIDENTIAL (2-6)
78,350 GSF (274 BEDS - TYPE B)
- 2
2,000 GSF - SHARED SPACES
42,100 GSF - RESIDENTIAL (1-5)
44,100 GSF (140 BEDS - TYPE B)
- 3
2,000 GSF - STAFF/FACULTY APTS
5,800 GSF - RESIDENTIAL (1)
2,000 GSF - SHARED SPACES
500 GSF - RESIDENTIAL LIFE-SUPPORT (1)
41,200 GSF - RESIDENTIAL (2-5)
51,500 GSF (176 BEDS - TYPE B)
- 4
30,500 GSF - ADMINISTRATIVE / ACADEMIC (1-2)
30,500 GSF TOTAL
- 5
3,020 GSF - RETAIL (1)
50,190 GSF - ADMINISTRATIVE (0-4)
53,210 GSF TOTAL (0-4)
- 6
11,350 GSF - ADMINISTRATIVE (1-2)
22,150 GSF - ADMINISTRATIVE / ACADEMIC (1-2)
33,500 GSF TOTAL

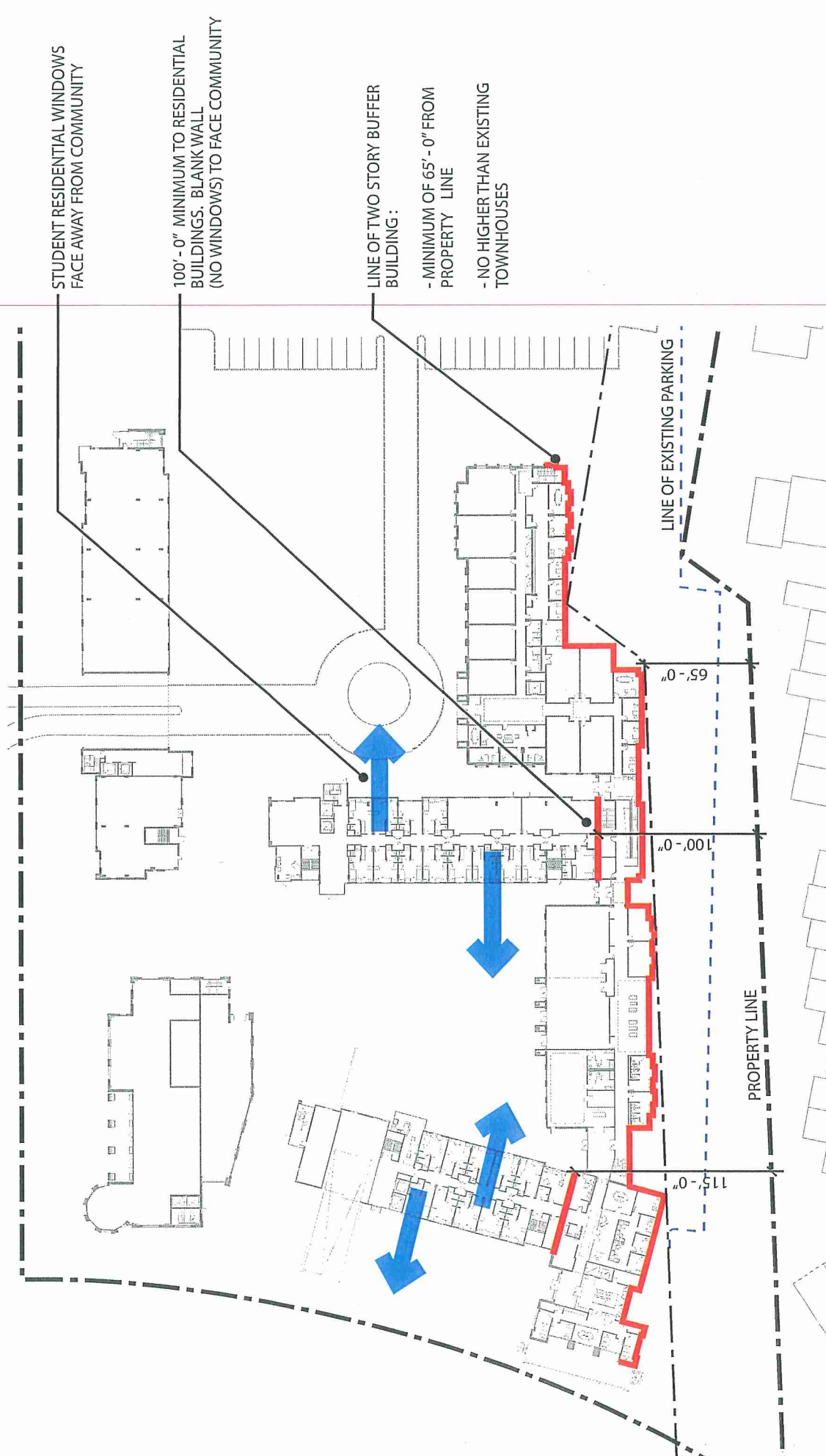
TOTALS	- ADMINISTRATIVE	61,540 GSF
	- ADMINISTRATIVE / ACADEMIC	55,400 GSF
	- RETAIL	9,370 GSF
	- RESIDENTIAL LIFE - SUPPORT	500 GSF
	- RESIDENTIAL	155,350 GSF
	- STAFF / FACULTY APARTMENTS	3,000 GSF
	- SHARED SPACES / CIRCULATION / SUPPORT	6,000 GSF
	291,160 GSF TOTAL	
	590 BEDS (TYPE B)	

- ADMINISTRATIVE
- RETAIL
- ADMIN / ACADEMIC
- RES. LIFE - SUPPORT
- TYPICAL UNIT
- SHARED SPACES - RES. HALLS
- STAFF / FACULTY APTS
- LOBBY / CIRCULATION
- SUPPORT



AMERICAN UNIVERSITY EAST CAMPUS DEVELOPMENT
GROUND FLOOR PLAN - 65' SETBACK





STUDENT RESIDENTIAL WINDOWS
FACE AWAY FROM COMMUNITY

100'-0" MINIMUM TO RESIDENTIAL
BUILDINGS. BLANK WALL
(NO WINDOWS) TO FACE COMMUNITY

LINE OF TWO STORY BUFFER
BUILDING :

- MINIMUM OF 65'-0" FROM
PROPERTY LINE

- NO HIGHER THAN EXISTING
TOWNHOUSES

LINE OF EXISTING PARKING

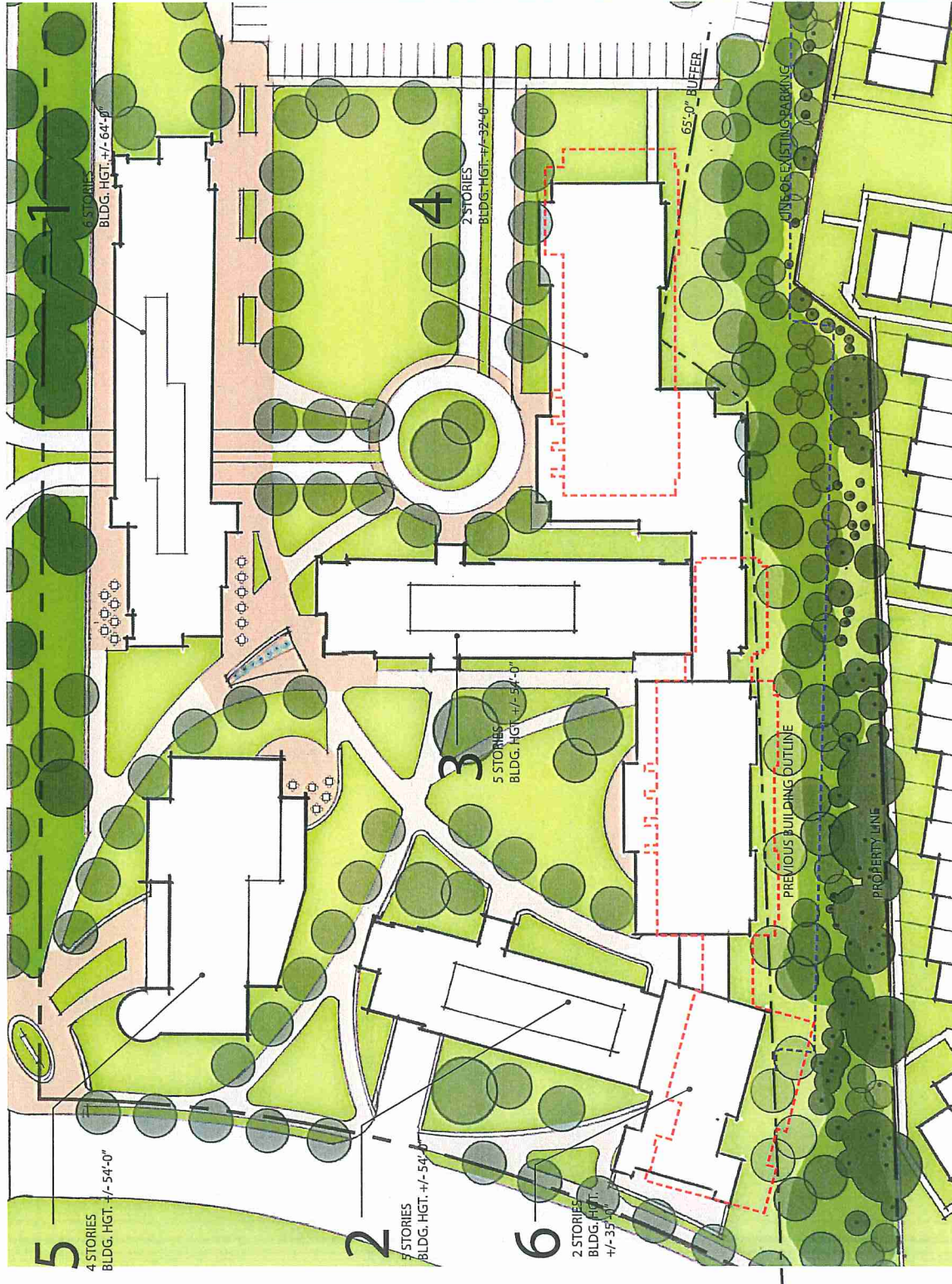
PROPERTY LINE

65'-0"

100'-0"

115'-0"





PLANT SYMBOL KEY

- Existing Shade Tree
- Proposed Shade Tree
- Existing Evergreen Tree
- Proposed Evergreen Tree
- Existing Ornamental Tree
- Proposed Ornamental Tree
- Proposed Shrub



EVERGREEN TREES			
Qty.	Sym.	Botanical/Common Name	Notes
7	ID	Ilex opaca 'Jenny Knight'	B&B Full, Matched
4	ID	American Holly	B&B Full, Matched
5	MG	Ilex opaca 'Jenny Princess'	B&B Full, Matched
2	PA	Magnolia grandiflora 'Edith Boggs'	12-14'H-L
2	PS	Southern Magnolia	B&B Full, Matched
7	PS	Pinus strobus	B&B Full, Matched
31	CA	Eastern White Pine	39' H-L
9	CS	Citrus aurantium 'Summersweet'	48' H-L
10	IS	Red Chokeberry	48' H-L
2	IV	Ilex verticillata 'Spunkberry'	48' H-L
47	IT	Ironwood	48' H-L
9	RM	Ilex virginica 'Henry's Garnet'	42' H-L
13	VD	American Redstart	60' H-L
		American Yellowthroat	

SHRUBS			
Qty.	Sym.	Botanical/Common Name	Notes
1	AR1	Acer rubrum 'Franks Red'	8' Cal.
1	AR3	Fraxinus red 'Red Maple'	3.5" Cal.
4	LS1	Liquidambar styraciflua	4.5" Cal.
1	LS2	Sweet Gum	3.5" Cal.
1	NS1	Nyssa sylvatica	4.5" Cal.
1	NS2	Black Gum	3.5" Cal.
2	QC2	Quercus coccinea	4.5" Cal.
1	QC3	Scarlet Oak	3.5" Cal.
1	CP1	Quercus palustris	4.5" Cal.
1	CP2	Quercus prinus	3.5" Cal.

ORNAMENTAL TREES			
Qty.	Sym.	Botanical/Common Name	Notes
8	AG	Azalea	10-12' H-L
3	CF	Flowering Dogwood	12-14' H-L
2	MV	Magnolia virginiana	10-12' H-L



PLANT LIST - THIS SHEET ONLY

Ch.	Sym.	Botanical/Common Name	Size	Notes
3	AR 2	Aster sp. 'Crispa Red'	4-5' Cal.	Strong Central Leader
1	AR 3	Aster rubrum 'Franks Red'	3-5' Cal.	Full, Clear Trunk to 6' Hl.
1	CC 1	Prunella 'Red Double'	6' Cal.	Strong Central Leader
1	CC 2	Quercus coccinea	4-5' Cal.	Strong Central Leader
1	CC 3	Quercus coccinea	3-5' Cal.	Strong Central Leader
1	CC 4	Scarlet Oak	12-14' Hl.	Strong Central Leader
1	CC 5	Flowering Dogwood	10-12' Hl.	Full, Clear Trunk to 6' Hl.
3	IV	Magnolia virginiana	10-12' Hl.	Multi-stem 3-5 stems max.
		Shreveley Almond		

Ch.	Sym.	Botanical/Common Name	Size	Notes
2	ID	Ilex sp. 'Inerva Knight'	5-10' Hl.	Full, Matched
4	ID	American Holly	6-10' Hl.	Full, Matched
8	PS	American Holly	12-14' Hl.	Full, Matched
8	PS	Eastern White Pine		
30	CA	Chaenactis 'Summersweet'	38" Hl.	Cont.
9	CS	Cornus sericea 'Sibirica'	45" Hl.	Cont.
9	IG	Red Cobler Dogwood	48" Hl.	Cont.
2	IV	Ilex verticillata 'Spanishberry'	48" Hl.	Cont.
2	IV	Ilex verticillata 'Late Male'	48" Hl.	Cont.
13	IT	Ilex virginica 'Henry's Garnet'	48" Hl.	Cont.
7	RM	Rhododendron maximum	42" Hl.	Cont.
5	VD	American Rhododendron	60" Hl.	Cont.
		Arctostaphylos		
		Arctostaphylos		

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