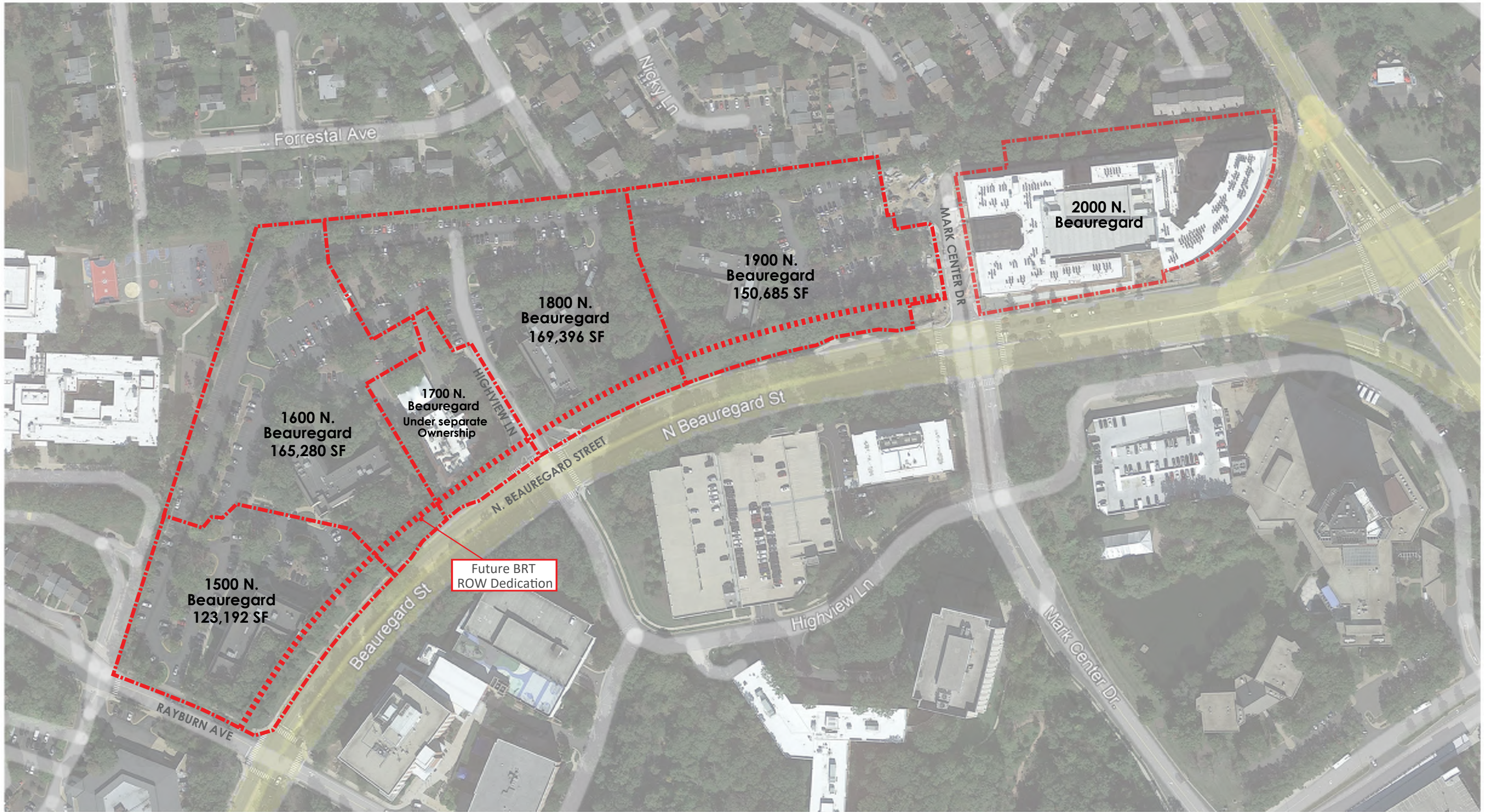
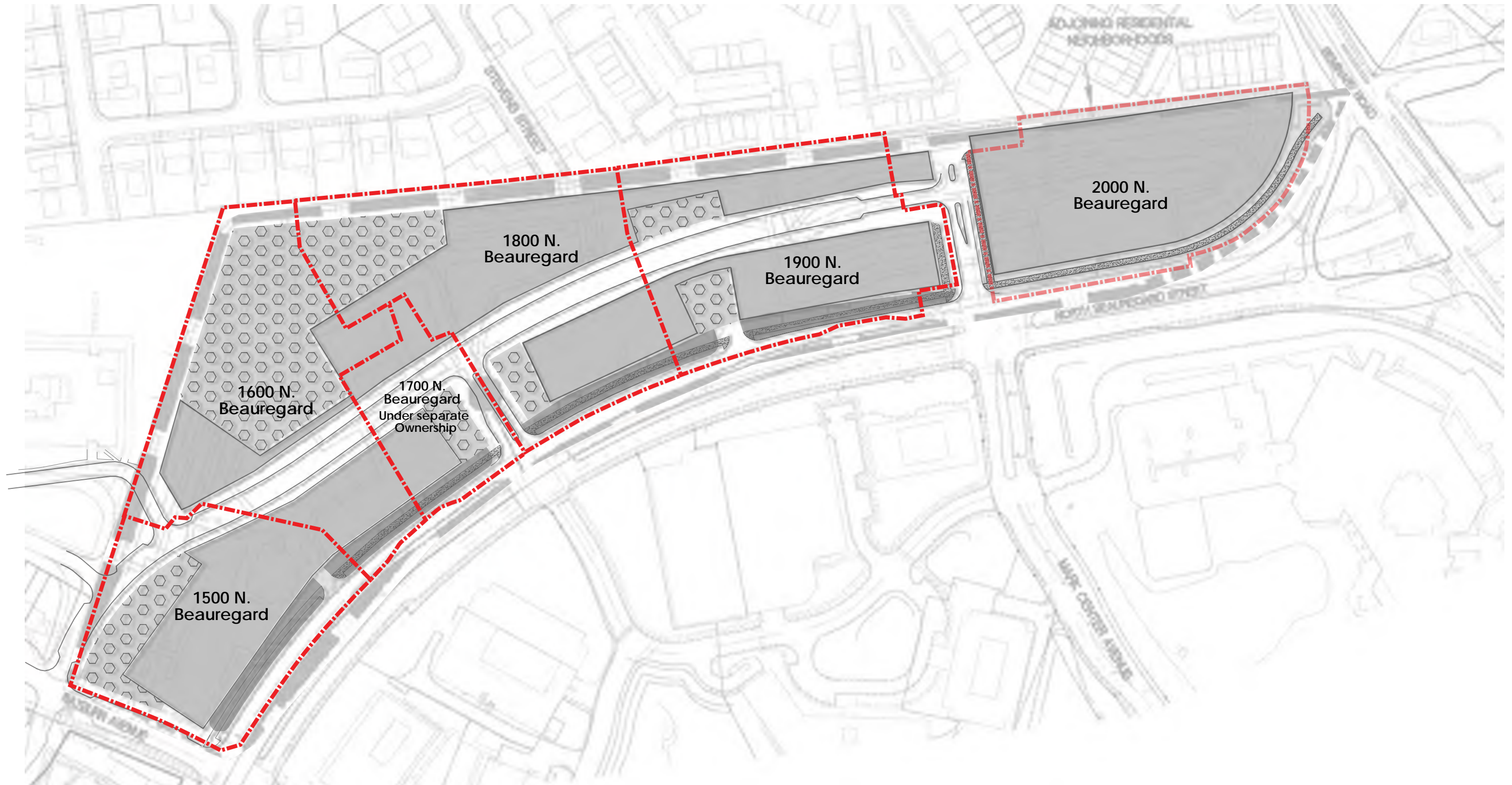


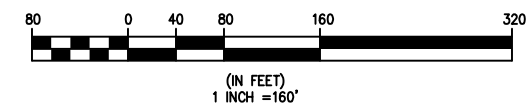
SITE



CURRENT APPROVED CDD PLAN



1900 N BEAUREGARD ST, ALEXANDRIA, VA | #2291.02 | 06.28.2023



1. Beaugard Small Area Plan and CDD #21
 - a. Adams neighborhood: Over 1 Million SF of Office & 1 Hotel
 - i. 3.02 AC public open space
 - ii. 45'-110' building heights
 - iii. Underground parking

2. 2000 N. Beaugard/ The Blake
 - a. 2019 CDD & MP Amendment, DSUP
 - b. Residential use with screened above ground parking

3. 1900 N. Beaugard, Monday Properties proposes:
 - a. Multifamily, potential Retail