

Tysons Corner Planning and Urban Design Study
 Consultant Draft Preferred Concept
 District Summaries for Discussion at April 14 and 15 Task Force Work Sessions
 April 10, 2008

District	Acres	Total Floor Area (sq ft)	Office Floor Area (sq ft)	Retail Floor Area (sq ft)	Hotel Floor Area (sq ft)	Residential Floor Area (sq ft)	Dwelling Units	Residential Population	Employee Population
Eastside	232	8.3 million	830,000	170,000	0	7,330,000	6,100	12,200	3,100
North Central	289	14.7 million	3,820,000	290,000	440,000	10,140,000	8,500	16,900	13,700
Northwest	109	1.2 million	0	0	0	1,220,000	1,000	2,000	0
Old Courthouse	181	8.1 million	2,430,000	160,000	400,000	5,100,000	4,200	8,500	8,800
Tysons Central 123	243	23.5 million	11,290,000	3,290,000	1,880,000	7,060,000	5,900	11,800	46,400
Tysons Central 7	178	19.6 million	11,730,000	590,000	980,000	6,260,000	5,200	10,400	41,200
Tysons East	165	16.7 million	9,660,000	500,000	670,000	5,830,000	4,900	9,700	33,800
Tysons West	255	21.8 million	11,580,000	660,000	1,310,000	8,300,000	6,900	13,800	41,100
TOTAL	1652	113.9 million	51.3 million	5.7 million	5.7 million	51.3 million	42,700	85,300	188,100

District	Acres	Total Floor Area (sq ft)	Office Floor Area (%)	Retail Floor Area (%)	Hotel Floor Area (%)	Residential Floor Area (%)
Eastside	232	8.3 million	10%	2%	0%	88%
North Central	289	14.7 million	26%	2%	3%	69%
Northwest	109	1.2 million	0%	0%	0%	100%
Old Courthouse	181	8.1 million	30%	2%	5%	63%
Tysons Central 123	243	23.5 million	48%	14%	8%	30%
Tysons Central 7	178	19.6 million	60%	3%	5%	32%
Tysons East	165	16.7 million	58%	3%	4%	35%
Tysons West	255	21.8 million	53%	3%	6%	38%
TOTAL	1652	113.9 million	45%	5%	5%	45%

Note: These numbers are estimates that apply a land use mix similar to Prototype B.