

PIR #61

February 2006

DEVELOPMENT HIGHLIGHTS 2005

Introduction

Development Highlights 2005 summarizes residential and commercial development activity in Arlington, Virginia in 2005. The objective of this report is to provide comprehensive information on development in Arlington County to the County Board, County staff, citizens, businesses and other decision-makers. This report is the 61st in a series of Planning Information Reports (PIRs), which are available from the Arlington County Planning Division.

This report is organized into three sections. The first section describes residential and commercial projects that were approved, started construction, were completed and demolished in 2005. Historical data, summary tables and charts are included to supplement the text. The second section includes a map showing the location of these projects. The last section is a comprehensive list of each project approved, under construction, completed or demolished as of December of 2005.

Summary of 2005 Development Activity

- The Arlington County Board approved nine residential projects which include a total of 1,154 residential units; also,

there were 123,899 square feet of office, 60,025 square feet of retail space and 358,102 square feet of community space.

- In 2005, 23 major residential, commercial and educational projects started construction. As of December 31, 2005, approximately 1.9 million square feet of office space, 300,000 square feet of retail space, 4,770 residential units and 336 hotel rooms were still under construction. Some of these projects started construction before 2005.
- A total of 837,471 square feet of office space, 123,960 square feet of retail space and 1,282 residential units were completed in Arlington in 2005.
- Several office buildings and garden apartments were demolished in 2005 in preparation for new development activity. Over 310,000 square feet of office space, 9,538 square feet of retail space and 166 residential units were demolished in 2005.
- As in past years, the majority of development activity is taking place in Arlington's Rosslyn-Ballston and Jefferson Davis Metro Corridors; however, other planning areas in the County, including Columbia Pike, East Falls Church, Lee Highway and Nauck, are experiencing increases in new development.

Table 1. Summary of 2005 Development Activity

	Approved by the County Board	Began Construction	Completed	Demolished
Office GFA	123,899	368,496	837,471	312,858
Retail GFA	60,025	112,285	123,960	9,538
Other* GFA	358,102	219,996	165,074	92,970
Residential Units	1,154	2,805	1,282	166
Hotel Rooms	0	0	0	0

GFA = Gross Floor Area (in square feet)

*Other includes schools, health care facilities, recreation/community centers, places of worship, fire houses, etc.

A Note On Our Methodology

The Planning Research and Analysis Team (PRAT) tracks development using data on building, certificate of occupancy and demolition permits, as well as information from County Board minutes and County staff reports. In general, development projects are recorded as being under construction when an above grade building permit has been approved. Projects are considered complete when certificate of occupancy permits have been issued for at least 50 percent of the project's total density. PRAT staff consults with Arlington Economic Development staff and conducts field checks to verify the accuracy of this development activity data.

This report contains information on new construction only and does not include data on alterations, renovations or changes of use. In addition, data on approved projects include only new density. The approved figures do not include density of renovated buildings that are part of new projects. In some cases, large projects are split into different phases and tracked separately.

Development activity data are mapped using GIS and a map of the year-end data is included in the report. This map was produced using an interactive mapping browser produced by the Mapping Center and it is available on the County's

website. This application allows the user to view patterns of development activity, click on individual projects to view detailed information as well as produce queries and export the information. To access the interactive mapping browser, go to the County's website www.arlingtonva.us and click on Maps & Data, or go directly to <http://magellan.co.arlington.va.us/devtracking/onpoint>.

Approved Projects

Some development projects in the County are built under the site's current zoning requirements. These are called by-right (B-R) projects. In certain districts within the County's Zoning Ordinance, developers may apply for a "special exception" that allows for more flexibility in development form, use and density than that permitted by-right. These special exceptions must go through public review and be approved by the County Board. The primary special exception process for large residential and commercial projects is the "site plan" process. Other special exceptions are granted through use permits, including unified residential, unified commercial mixed-use, and form based code development projects.

In 2005 alone, the Arlington County Board has approved a total of 13 residential and commercial projects totaling 1,154 residential units, 123,899 square feet of office and 60,025

Table 2. Projects approved by the Arlington County Board in 2005

Area	Project name	Site plan #	Office GFA	Retail GFA	Other GFA	Residential units	Hotel rooms
Ballston	Washington-Lee High School	B-R	0	0	358,102	0	0
Clarendon	1200 N Irving St	392	0	18,299	0	155	0
Clarendon	Arlington Community Temporary Shelter (Use Permit Amendment)	B-R	0	0	0	21	0
Columbia Pike	5400 Columbia Pike Condominiums	FBC	0	8,427	0	272	0
Court House	Abingdon Heights	75	0	0	0	252	0
Court House	NSTA Office Site Plan	382	107,920	10,000	0	0	0
Crystal City	North Tract Lofts	390	0	0	0	184	0
Crystal City	Century Center (Century I and II Site Plan Amendment)	65	0	8,264	0	0	0
East Falls Church	The Easton	391	0	6,490	0	214	0
Lee Highway	3565 Lee Hwy	395	1,232	8,545	0	49	0
Lee Highway	Fire Station #3	396	14,747	0	0	0	0
Other areas	Lyoncrest	URD	0	0	0	5	0
Other areas	2244 N Upton St	URD	0	0	0	2	0
Total			123,899	60,025	358,102	1,154	0

See Appendix tables for detailed project data.

B-R = By-Right

FBC = Form-Based Code

URD = Unified Residential Development

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square feet of retail space. These approvals include eight site plan projects and amendments, two by-right, one form-based code (FBC) project and two unified residential developments (URD).

Including projects that were approved before 2005, there are 42 projects that have not started construction. These projects are located throughout the County. Out of the office Gross Floor Area (GFA) approved as of 2005, almost 45 percent is located in Rosslyn. Residential projects are located throughout the County, and 32 percent of retail GFA is located in Crystal City.

Three-quarters of the new residential units approved by the Board in 2005 are planned for the County's Metro Corridors; about one-quarter of the units are planned for areas outside of the Metro Corridors (i.e. East Falls Church, Columbia Pike, Lee Highway). The share of residential units approved for outside the corridors has remained at about the same level as in 2004.

Over the past ten years, there has been a significant increase in the amount of new

development the Arlington County Board has approved through the special exception process. The Board approved office projects totaling almost 2.1 million square feet during the period 1995 through 1999. Total office density approved in 2000 through 2005 was 3.8 million square feet. The County Board approved residential projects with a total of about 3,500 units in the late 1990s. Between 2000 and 2005, over 11,300 residential units had been approved for development.

Figure 1. Density Approved by the County Board (1995 - 2005)

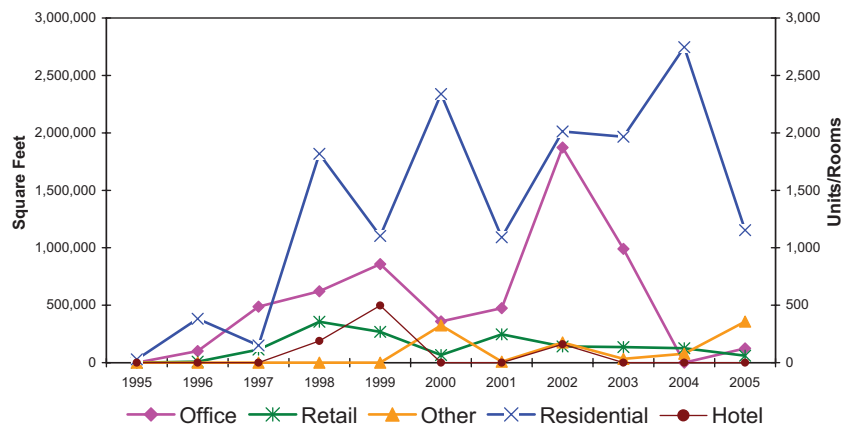


Table 3. Percent of All Approved Projects by Planning Area as of December of 2005

Area	Office GFA	Retail GFA	Other GFA	Residential units	Hotel rooms
Ballston	11.03%	5.28%	33.08%	10.67%	0.00%
Clarendon	0.00%	14.56%	5.81%	10.04%	0.00%
Columbia Pike	0.00%	14.61%	0.69%	12.54%	0.00%
Court House	22.52%	12.79%	0.00%	13.18%	0.00%
Crystal City	21.11%	31.89%	2.38%	9.65%	55.31%
East Falls Church	0.00%	2.19%	0.00%	4.87%	0.00%
Lee Highway	0.77%	4.12%	0.00%	1.12%	0.00%
Other areas	0.00%	0.25%	0.00%	6.03%	0.00%
Pentagon City	0.00%	3.81%	0.00%	9.08%	0.00%
Rosslyn	42.48%	8.19%	0.00%	17.30%	44.69%
Virginia Square	2.08%	2.30%	58.04%	5.53%	0.00%
Total	100%	100%	100%	100%	100%
Total in numbers	2,065,996	296,291	1,082,371	4,394	358

Table 4. Approved Residential Units (2000 – 2005)

Location of Approved Units	Percent of Approved Units					
	2000	2001	2002	2003	2004	2005
In Metro Corridors	60%	37%	97%	81%	76%	75%
Outside Metro Corridors	40%	63%	3%	19%	24%	25%

Projects Under Construction

Twenty-three major projects started construction in 2005. Major office projects that started construction in 2005 include The Regent in Ballston with almost 250,000 square feet

of office. Several major residential projects also started construction, especially in Crystal City (Airport Plaza III and Camden Potomac Yard) and Shirlington (IO Piazza, The Villages at Shirlington and Shirlington Village Condominiums) areas, adding 798 units and 634 units respectively. In

Table 5. Construction Starts – Major Projects Under Construction in 2005

Area	Project name	Site plan #	Office GFA	Retail GFA	Other GFA	Residential units	Hotel rooms
Ballston	Abingdon Court	370	0	0	0	20	0
Ballston	The Regent	331	248,962	14,401	0	0	0
Ballston	Arlington Ice Skating Center	193	19,986	0	122,000	0	0
Clarendon	The Pheonix at Clarendon Metro	333	74,475	13,650	39,900	194	0
Clarendon	Zoso Condominium	PROF	16,573	6,846	0	114	0
Court House	Woodbury Park North	364	8,500	1,000	3,700	207	0
Court House	Courthouse Heights	B-R	0	0	0	11	0
Crystal City	Airport Plaza III	145	0	5,100	0	412	0
Crystal City	Camden Potomac Yard	346	0	4,120	0	386	0
East Falls Church	Westlee / 18 West	375	0	8,248	0	128	0
Other areas	Majestic Oak	373	0	0	0	22	0
Other areas	2249 Shirlington Road	UCMUD	0	5,800	0	12	0
Rosslyn	WRIT Rosslyn Center	357	0	5,500	0	224	0
Rosslyn	The Wooster	B-R	0	0	0	53	0
Rosslyn	The Mercer	B-R	0	0	0	34	0
Rosslyn	1325 N Pierce Condominiums	B-R	0	0	0	19	0
Shirlington	IO Piazza	106	0	0	0	244	0
Shirlington	The Villages at Shirlington	106	0	24,217	0	187	0
Shirlington	Shirlington Village Condominiums	106	0	0	0	149	0
Shirlington	Village at Shirlington Residential - Building 3	106	0	12,546	0	45	0
Shirlington	Village at Shirlington Residential - Building 4	106	0	5,133	0	9	0
Shirlington	Shirlington Library and Theater	106	0	0	54,396	0	0
Virginia Square	The Hawthorn	383	0	5,724	0	143	0
N/A	Single Family		0	0	0	192	0
Total			368,496	112,285	219,996	2,805	0

See Appendix tables for detailed project data.

N/A = Not Applicable

B-R = By-Right

PROF = Proffer

UCMUD = Unified Commercial Mixed-Use Development

addition, 192 single-family houses started construction in Arlington in 2005.

Including projects that began construction prior to 2005, there were six major office projects still under construction at year end. In addition, there was office space associated with residential and retail projects under construction as of the end of the year. In total, approximately 1.9 million square of office space was under construction in the County as of December 31, 2005. There was also over 300,000 square feet of retail space under construction (see appendix for a detailed list of project data).

At the end of 2005, there were 29 multi-family residential and townhouse projects under construction that totaled 4,770 units. Some of these projects started construction before 2005. Of these residential projects 17 were high-rises (4+ stories), eight were garden-style multi-family buildings (4 or fewer stories), and seven were townhouse projects. More than half of the residential projects under construction (2,704 units) are scheduled to be sold as condominiums while the remaining multi-family and townhouse projects are currently planned for rental or are fee-simple townhouses. One hotel, the Westin Hotel that started construction in 2003, with 336 rooms, was still under construction in 2005 in the Ballston Metro station area.

Over one-third of the commercial construction in Arlington is taking place in Crystal City as a result of the development of One Potomac Yard and The Eclipse on Center Park. Virginia Square also contains about one-third of the commercial construction in the County with the GMU Foundation building and FDIC Phase 2 building office projects. The Regent and 4401 Wilson Boulevard projects are additional major

commercial projects in the Ballston Metro Station Area.

Almost one-third of the residential construction activity in the County is taking place in the Crystal City Metro Station Area. As of December 2005, there were four major residential projects under construction in Crystal City - The Eclipse on Center Park, Airport Plaza III and Camden Potomac Yard. These projects will add 1,277 residential units to the area. Almost 20 percent of the County's residential construction is taking place in the Virginia Square Metro Station Area, where Quincy Plaza and The Hawthorn are under construction.

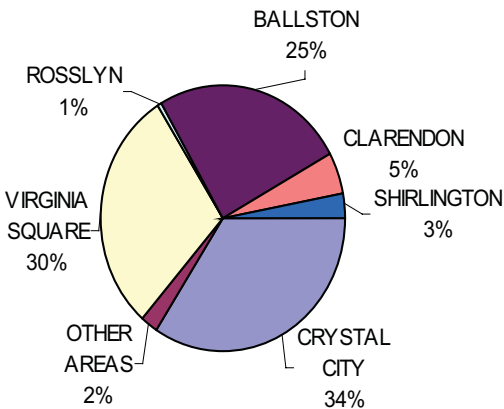
The Metro Corridors have typically been the location of the vast majority of new residential construction in the County. In 2005, there was some residential development in other parts of the County, including Shirlington and East Falls Church. Shirlington has five projects currently under construction - IO Piazza, The Villages at Shirlington, Shirlington Village Condominiums, Village at Shirlington Residential - Building 3 and 4. Two townhouse projects—The Westlee/18 West and 18 Westmoreland St—are under construction near the East Falls Church metro station.

Over the past four decades, the number of new residential construction starts has fluctuated significantly. The number of residential units that were authorized by building permit just in 2005 has peaked to 2,805 units. The number declined between 2000 and 2003 before increasing in 2004 and more than doubling in 2005. Multi-family construction continues to dominate the County's residential development activity, but the development of new single-family houses—both infill and teardown development—has been strong in the early 2000s. In recent years, new townhouse construction has been a smaller portion of the residential construction activity.

Figure 2. Commercial GFA and Residential Units Under Construction by Planning Area (2005)

Commercial GFA (sq. ft.)

Total Under Construction 2.2 million s.f.



Residential Units

Total Under Construction = 4,770 units

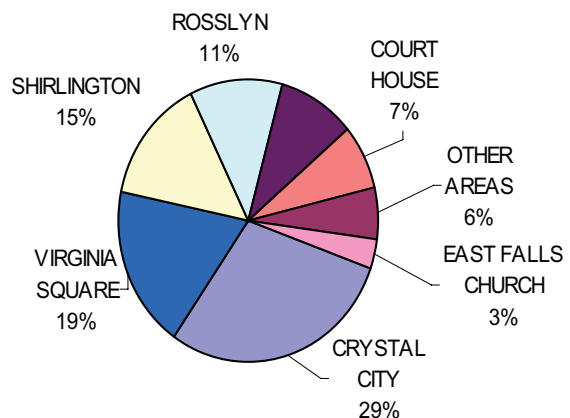


Table 6. Residential Units Authorized by Building Permit (1960 – 2005)

Year ^a	Total Units	Single-Family		Townhouse/Duplex		Garden		Highrise/Midrise	
		No.	% of Total	No.	% of Total	No.	% of Total	No.	% of Total
1960-1969	14,045	1,994	14%	283	2%	2,479	18%	9,289	66%
1970-1979	5,914	829	14%	1,405	24%	55	1%	3,625	61%
1980-1989	12,046	632	5%	2,701	22%	344	3%	8,369	69%
1990-1999	6,741	764	11%	891	13%	326	5%	4,760	71%
2000-2005	10,852	852	8%	343	3%	1,869	17%	7,788	72%
TOTAL	49,598	5,071	10%	5,623	13%	5,073	9%	33,831	68%
Annual Data									
1980	581	64	11%	343	59%	0	0%	174	30%
1981	557	58	10%	227	41%	0	0%	272	49%
1982	410	14	3%	261	64%	0	0%	135	33%
1983	1,190	54	5%	697	59%	32	3%	407	34%
1984	1,289	53	4%	215	17%	24	2%	997	77%
1985	1,000	72	7%	185	19%	0	0%	743	74%
1986	1,421	78	5%	311	22%	8	1%	1,024	72%
1987	884	71	8%	166	19%	33	4%	614	69%
1988	2,036	88	4%	180	9%	0	0%	1,768	87%
1989	2,678	80	3%	116	4%	247	9%	2,235	83%
1990	577	72	12%	69	12%	111	19%	325	56%
1991	583	50	9%	56	10%	15	3%	462	79%
1992	607	63	10%	46	8%	47	8%	451	74%
1993	239	65	27%	118	49%	56	23%	0	0%
1994	348	93	27%	78	22%	21	6%	156	45%
1995	909	82	9%	207	23%	76	8%	544	60%
1996	660	52	8%	139	21%	0	0%	469	71%
1997	1,468	55	4%	62	4%	0	0%	1,351	92%
1998	380	89	23%	116	31%	0	0%	175	46%
1999 ^b	970	143	15%	0	0%	0	0%	827	85%
2000	2,213	111	5%	91	4%	664	30%	1,347	61%
2001	1,924	130	7%	83	4%	367	19%	1,344	70%
2002	1,654	109	6%	23	1%	135	8%	1,387	84%
2003	983	152	15%	56	6%	384	39%	391	40%
2004	1,273	139	11%	44	3%	45	4%	1,045	82%
2005	2,805	211	8%	46	2%	274	10%	2,274	81%
TOTAL	29,639	2,248	8%	3,935	13%	2,539	9%	20,917	71%

^a Data for 1960 through 1998 are from Development Highlights During 1998 (PIR #49), August 1999. Data for 1999 are from U.S. Census Bureau, Permits by County. Data for 2000 through 2005 are from the Planning Division's development tracking database.

^b Multi-family units for 1999 could not be separated into Garden and Highrise/Midrise and are therefore included in the Highrise/Midrise category.

Completed Projects

Three major office buildings, Liberty Center Office - Phase 1, the Arlington Gateway Office and the Navy League, were completed in 2005. Nine multi-family residential and townhouses projects, with a total of over 1,107 units, were also completed in 2005. Two of the completed residential projects are condominiums, four are rental apartment buildings and three are fee-simple townhouse developments. The Kenmore Middle School was also completed adding over 100,000 square feet of space.

When single-family houses and smaller commercial and other projects are counted, total development completed in the County in 2005 includes approximately 837,000 square feet of office space, 124,000 square feet of retail space, 1,282 residential units, and 165,000 square feet of other space (including medical, educational and cultural uses).

In the late 1990s and early 2000s, the amount of development completed annually generally trended upward, with a spike in completed residential and retail projects in 2001 and office and hotel projects in 2002. In 2005, the County has experienced an increase in office space and residential units in newly

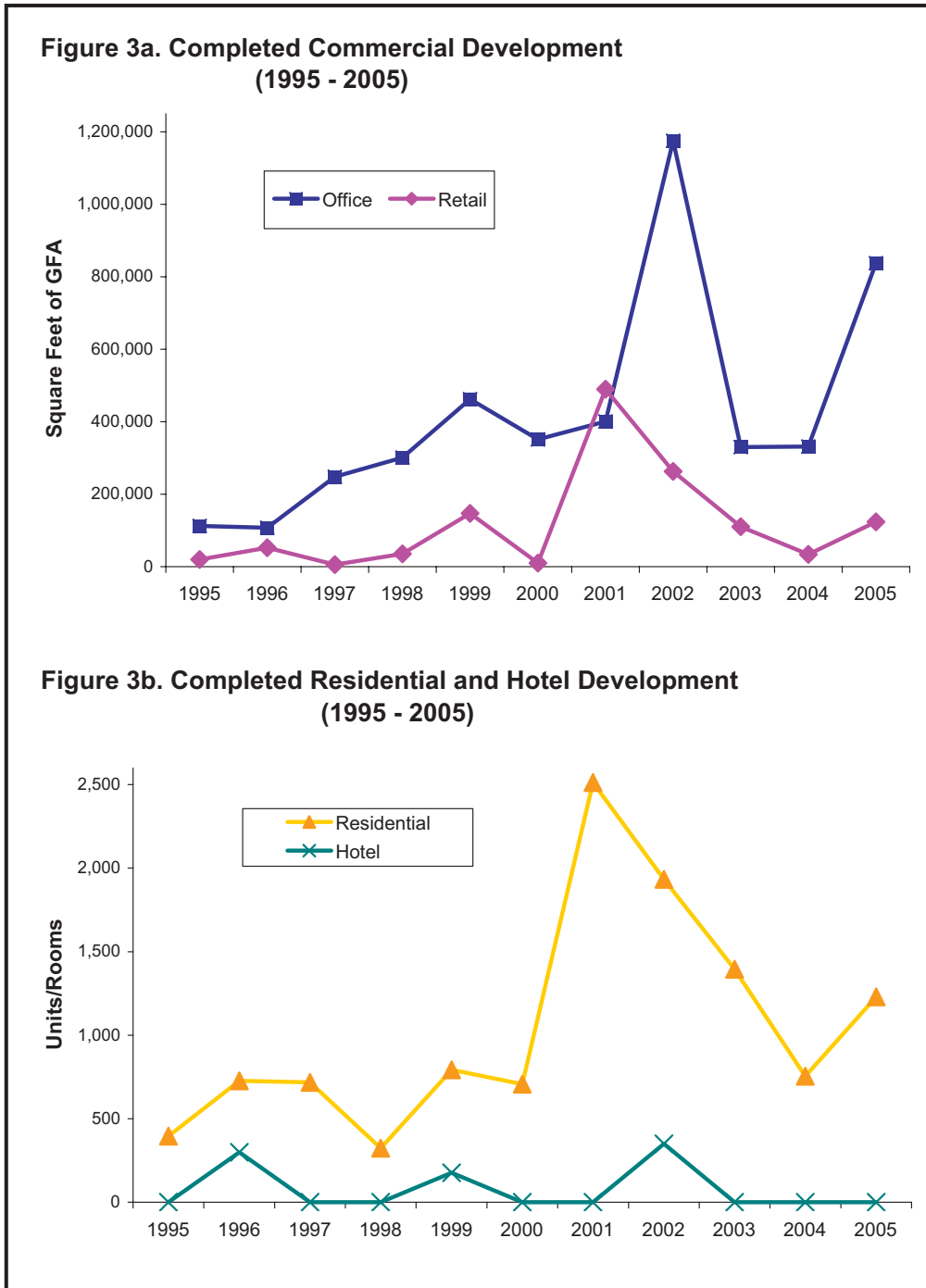
Table 7. Projects Completed During 2005

Area	Project name	Site plan #	Office GFA	Retail GFA	Other GFA	Residential units	Hotel rooms
Ballston	Abingdon Court	370	0	0	0	20	0
Ballston	Liberty Center Office - Phase 1	20	328,740	5,000	0	0	0
Ballston	Arlington Gateway Office	331	312,550	22,450	0	0	0
Clarendon	Clarendon 1021	B-R	0	0	0	417	0
Clarendon	The Clarendon	344	0	4,100	0	297	0
Court House	Navy League	351	196,181	16,766	0	0	0
Crystal City	Lofts 590 at Crystal Towers	13	0	0	0	215	0
Crystal City	Crystal City Retail - Phase 1	11+56	0	65,444	0	0	0
East Falls Church	The Promenade at East Falls Church Metro	363	0	0	0	23	0
Lee Highway	Hunters Park	355	0	4,600	0	74	0
Lee Highway	Bromptons at Cherrydale	360	0	5,600	0	46	0
Lee Highway	Cameron Commons Apartments Addition	B-R	0	0	0	5	0
Other areas	2010 S Glebe Rd.	B-R	0	0	0	10	0
Other areas	St. Ann's Catholic Church	B-R	0	0	50,965	0	0
Other areas	Kenmore Middle School	B-R	0	0	100,109	0	0
Other areas	Virginia Concrete Company, Inc	0	0	0	14,000	0	0
N/A	Single Family		0	0	0	122	0
Totals			837,471	123,960	165,074	1,229	0

See Appendix tables for detailed project data.

N/A = Not Applicable

B-R = By-Right



completed development, and significant development remains under construction as well as in the development pipeline.

Demolitions

Each year, residential units and commercial space are demolished to make way for new development. In 2005, two

office buildings totaling 300,000 square feet were demolished in preparation for the development of office and residential buildings for the ongoing Liberty Center project. Over 25,000 square feet of warehouse space used by the defense printing agency were also demolished in 2005. The remaining 110 residential unit demolitions were single-family houses.

Table 8. Demolitions in 2005

Area	Project name	Office GFA	Retail GFA	Other GFA	Residential units	Hotel rooms	New Project
Lee Highway	5222 Lee Hwy	0	3,273	0	0	0	Chevy Chase Bank
Pentagon City	Defense Printing Service	0	0	25,000	0	0	One Metropolitan Park - Phase 1
Pentagon City	Defense Printing Service	0	0	25,000	0	0	One Metropolitan Park - Phase 1
Pentagon City	Defense Printing Service	0	0	25,000	0	0	One Metropolitan Park - Phase 1
Ballston	Office Building	150,000	0	0	0	0	Residences at Liberty Center - Phase 1
Ballston	Office Building	150,000	0	0	0	0	Residences at Liberty Center - Phase 2
Virginia Square	Johnson Building	5,544	0	0	0	0	The Hawthorn
Virginia Square	820 N Pollard St	1,554	0	0	0	0	The Hawthorn
Court House	Apartment Building	0	0	0	10	0	The Palatine
Court House	Apartment Building	0	0	0	5	0	The Palatine
Court House	Apartment Building	0	0	0	5	0	The Palatine
Court House	Apartment Building	0	0	0	5	0	The Palatine
Court House	Apartment Building	0	0	0	5	0	The Palatine
Clarendon	Clarendon Post Office	0	0	12,250	0	0	The Pheonix at Clarendon Metro
Rosslyn	Arlington Blvd Apartments	0	0	0	26	0	The Wooster/The Mercer
East Falls Church	Always There Pet Care	0	6,265	0	0	0	Westlee / 18 West
Clarendon	1025 N. Fillmore St.	5,760	0	0	0	0	Zoso Condominium
Clarendon	Warehouse	0	0	5,720	0	0	Zoso Condominium
N/A	Single Family Houses/Townhouses	0	0	0	110	0	
Totals		312,858	9,538	92970	166	0	

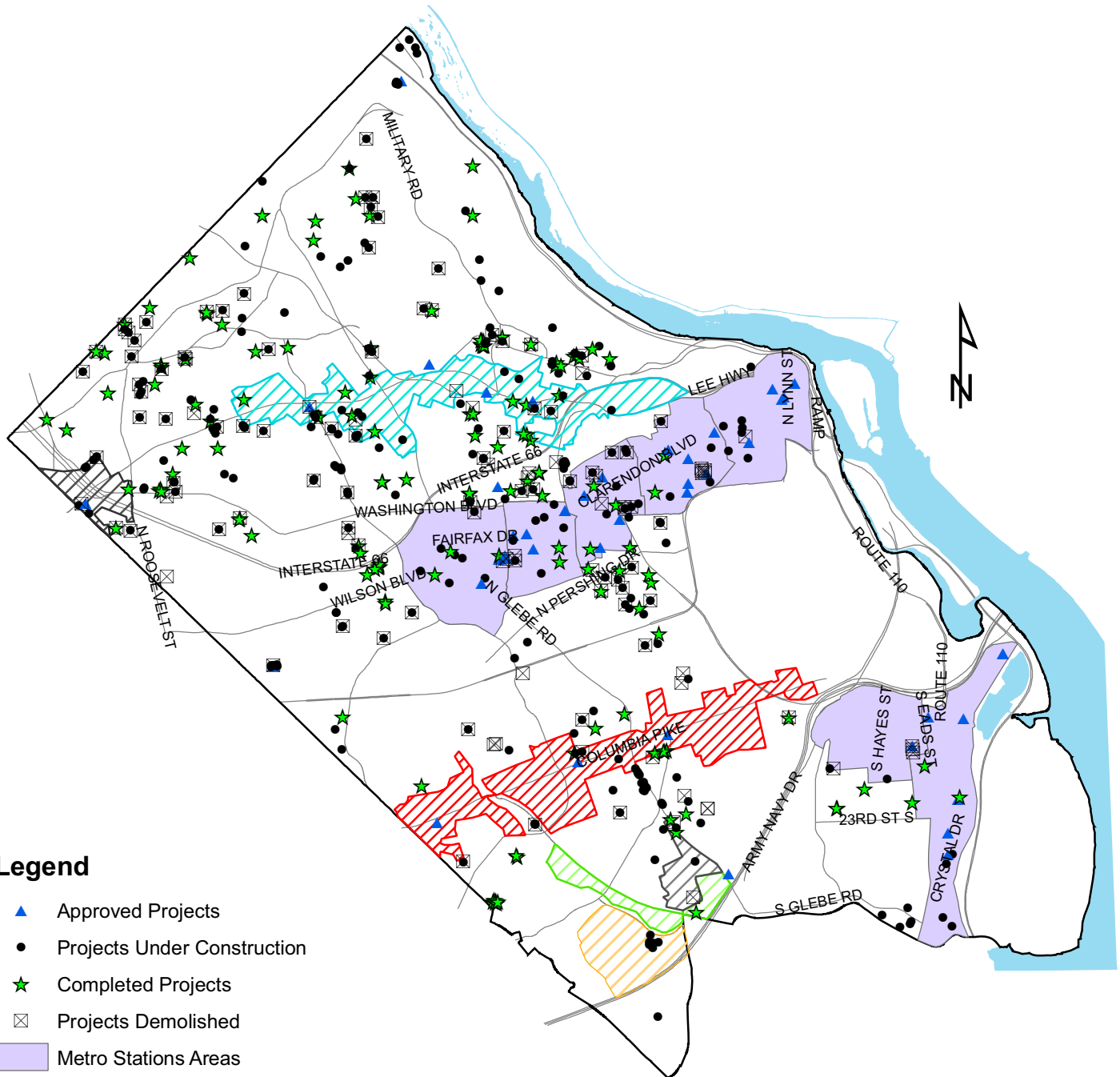
See Appendix tables for detailed project data.

N/A = Not Applicable

This report and other development data are available on the Arlington County website: www.arlingtonva.us.

For more information, please contact the Planning Research and Analysis Team at PRAT@arlingtonva.us or (703) 228-3525.

Arlington County 2005 Development Activity

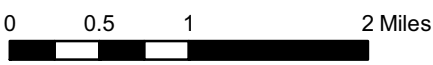


Legend

- ▲ Approved Projects
- Projects Under Construction
- ★ Completed Projects
- ⊠ Projects Demolished
- Metro Stations Areas

Other Planning Areas

- ▨ Columbia Pike
- ▨ East Falls Church
- ▨ Four Mile Run & Crescent
- ▨ Lee Highway
- ▨ Nauck
- ▨ Shirlington



Map produced 02/01/2006
For reference purpose only.



DEPT. OF COMMUNITY
PLANNING, HOUSING AND
DEVELOPMENT

Summary of Site Plan and Other Projects

Arlington County, Virginia

Approved (Not Under Construction) As Of 12/31/2005

Project Name	Address	Office (s.f.)	Retail (s.f.)	Other* (s.f.)	Residential Units	Hotel Rooms	Approval Date	Site Plan Number**
ROSSLYN								
Rosslyn Ridge II	1531 N Pierce St	0	0	0	238	0	07/10/2004	369
Turnberry Tower	1850 Fort Myer Dr	0	4,400	0	337	0	06/26/2004	19
Waterview	1919 N Lynn St	623,176	7,510	0	185	160	05/18/2002	25
Rosslyn Metro Center	1800 N Moore St	254,536	12,368	0	0	0	01/17/1998	94
ROSSLYN SUBTOTAL		877,712	24,278	0	760	160		
COURT HOUSE								
NSTA Office Site Plan	1840 Wilson Blvd	107,920	10,000	0	0	0	11/15/2005	382
Abingdon Heights	1190 N Courthouse Rd	0	0	0	252	0	04/19/2005	75
The Palatine	1301 N Troy St	0	0	0	327	0	02/21/2004	366
Courthouse Square Office	1400 N Courthouse Rd	257,000	23,000	0	0	0	09/09/1997	231
Demar: Office Building	2311 Wilson Blvd	100,328	4,906	0	0	0	10/01/1996	263
COURT HOUSE SUBTOTAL		465,248	37,906	0	579	0		
CLARENDON								
1200 N Irving St	1200 N Irving St	0	18,299	0	155	0	12/13/2005	392
Arlington Community Temporary Shelter (Use Permit Amendment)	3127 7th St N	0	0	0	21	0	07/09/2005	B-R
The Views of Clarendon	1210 N Highland St	0	0	62,834	116	0	10/23/2004	384
Garfield Park at Clarendon Village	2900 10th St N	0	24,842	0	149	0	06/12/2004	PROF
CLARENDON SUBTOTAL		0	43,141	62,834	441	0		
VIRGINIA SQUARE								
Virginia Square Park Condominiums	3901 Fairfax Dr	0	2,648	8,193	135	0	07/13/2004	386
Amelia Residential	3801 Wilson Blvd	0	4,158	0	108	0	06/12/2004	108
3803 Fairfax Drive Expansion	3803 Fairfax Dr	43,045	0	0	0	0	01/27/1999	196
George Mason University - Phase II	3301 Fairfax Dr	0	0	240,000	0	0	01/01/1994	Sp. Ag.
George Mason University - Phase III	3301 Fairfax Dr	0	0	380,000	0	0	01/01/1994	Sp. Ag.
VIRGINIA SQUARE SUBTOTAL		43,045	6,806	628,193	243	0		

Project Name	Address	Office (s.f.)	Retail (s.f.)	Other* (s.f.)	Residential Units	Hotel Rooms	Approval Date	Site Plan Number**
BALLSTON								
Washington-Lee High School	1300 N Quincy St	0	0	358,102	0	0	05/31/2005	B-R
Liberty Center Office - Phase 2	801 N Randolph St	175,314	8,600	0	0	0	01/29/2002	20
Residences at Liberty Center - Phase 1	800 N Quincy St	0	1,320	0	234	0	01/29/2002	20
Residences at Liberty Center - Phase 2	4005 Wilson Blvd	0	5,730	0	235	0	01/29/2002	20
Office Bldg. (Good Year site)	650 N Glebe Rd	52,546	0	0	0	0	01/01/1989	72
BALLSTON SUBTOTAL		227,860	15,650	358,102	469	0		
CRYSTAL CITY								
North Tract Lofts	305 10th St S	0	0	0	184	0	07/12/2005	390
Century Center (Century I and II Site Plan Amendment)	2461 S Clark St	0	8,264	0	0	0	07/09/2005	65
Crystal City Retail - Phase 2	2100 Crystal Dr	92,920	84,034	0	0	0	05/19/2001	11+56
Boundary Channel: Hotel	333 Jefferson Davis Hwy	0	0	0	0	198	12/09/1994	307
Boundary Channel: Office	333 Jefferson Davis Hwy	343,232	2,200	0	0	0	12/09/1994	307
Verizon Virginia - Crystal City	400 11th St S	0	0	25,742	0	0	09/06/1986	244
Airport Plaza IV	2600 Crystal Dr	0	0	0	240	0	01/01/1981	145
CRYSTAL CITY SUBTOTAL		436,152	94,498	25,742	424	198		
PENTAGON CITY								
One Metropolitan Park - Phase 1	1401 S Fern St	0	11,300	0	399	0	02/07/2004	105
PENTAGON CITY SUBTOTAL		0	11,300	0	399	0		
COLUMBIA PIKE								
5400 Columbia Pike Condominiums	5444 Columbia Pike	0	8,427	0	272	0	07/09/2005	FBC
Columbia Center Condos	2906 Columbia Pike	0	34,850	7,500	257	0	06/15/2004	FBC
Townhomes at Alcova Row	4013 Columbia Pike	0	0	0	22	0	05/17/2003	376
COLUMBIA PIKE SUBTOTAL		0	43,277	7,500	551	0		
LEE HIGHWAY								
Fire Station #3	4045 Lee Hwy	14,747	0	0	0	0	12/10/2005	396
3565 Lee Hwy	3565 Lee Hwy	1,232	8,545	0	49	0	11/15/2005	395
Chevy Chase Bank	5222 Lee Hwy	0	3,650	0	0	0	12/11/2004	B-R
LEE HIGHWAY SUBTOTAL		15,979	12,195	0	49	0		

Project Name	Address	Office (s.f.)	Retail (s.f.)	Other* (s.f.)	Residential Units	Hotel Rooms	Approval Date	Site Plan Number**
EAST FALLS CHURCH								
The Easton	2101 N Westmoreland St	0	6,490	0	214	0	11/15/2005	391
EAST FALLS CHURCH SUBTOTAL		0	6,490	0	214	0		
OUTSIDE METRO								
Alexan at South Glebe Road	2485 S Glebe Rd	0	750	0	251	0	12/15/2004	387
OUTSIDE METRO SUBTOTAL		0	750	0	251	0		
SUBTOTAL		2,065,996	296,291	1,082,371	4,380	358		
SINGLE-FAMILY HOUSES								
OUTSIDE METRO								
2244 N Upton St	2244 N Upton St	0	0	0	2	0	05/07/2005	URD
501 N Lombardy St	501 N Lombardy St	0	0	0	6	0	10/23/2004	URD
The Woods	4101 N Randolph St	0	0	0	6	0	07/10/2004	URD
OUTSIDE METRO SUBTOTAL		0	0	0	14	0		
SINGLE-FAMILY HOUSES SUBTOTAL		0	0	0	14	0		
ARLINGTON TOTAL		2,065,996	296,291	1,082,371	4,394	358		

* Includes schools, health care facilities, recreation centers, fire houses, etc.

** Numbers listed refer to the site plan number. Other codes are as follows: B-R = By-right; FBC = Formed Based Code; URD = Unified Residential Development; UCMUD = Unified Commercial Mixed Use Development; and Sp. Ag. = Special Agreement.



DEPARTMENT OF COMMUNITY PLANNING,
HOUSING AND DEVELOPMENT

Projects Under Construction

Arlington County, Virginia

Through 12/31/2005

Project Name	Address	Office (s.f.)	Retail (s.f.)	Other* (s.f.)	Residential Units	Hotel Rooms	Start Date	Site Plan Number**
ROSSLYN								
The Mercer	1615 N Queen St	0	0	0	34	0	09/14/2005	B-R
WRIT Rosslyn Center	1618 Clarendon Blvd	0	5,500	0	224	0	08/09/2005	357
The Wooster	1600 Clarendon Blvd	0	0	0	53	0	07/08/2005	B-R
1325 N Pierce Condominiums	1325 N Pierce St	0	0	0	19	0	04/14/2005	B-R
1800 Wilson Blvd	1800 Wilson Blvd	0	5,758	0	153	0	06/09/2004	371
Rhodes Street Condos	1423 N Rhodes St	0	0	0	8	0	06/16/2003	B-R
ROSSLYN SUBTOTAL		0	11,258	0	491	0		
COURT HOUSE								
Woodbury Park North	2335 11th St N	8,500	1,000	3,700	207	0	09/29/2005	364
Courthouse Heights	1209 N Taft St	0	0	0	11	0	09/02/2005	B-R
The Odyssey	1506 N Scott St	1,500	6,800	0	306	0	06/14/2004	350
COURT HOUSE SUBTOTAL		10,000	7,800	3,700	524	0		
CLARENDON								
The Phoenix at Clarendon Metro	1000 N Highland St	74,475	13,650	39,900	194	0	09/29/2005	333
Zoso Condominium	1021 N Fillmore St	16,573	6,846	0	114	0	07/14/2005	PROF
Station Square at Clarendon	2900 Clarendon Blvd	64,545	21,515	0	308	0	08/22/2003	359
CLARENDON SUBTOTAL		155,593	42,011	39,900	616	0		
VIRGINIA SQUARE								
The Hawthorn	3901 Wilson Blvd	0	5,724	0	143	0	08/08/2005	383
The Joule	3409 Wilson Blvd	0	2,799	1,724	87	0	12/21/2004	377
The Monroe Street Condominiums	3625 10th St N	0	0	0	79	0	12/06/2004	378
Quincy Plaza	920 Fairfax Dr	0	9,602	0	499	0	03/10/2004	358
FDIC Phase 2 Office	3599 Fairfax Dr	410,364	5,108	0	0	0	09/17/2003	248
GMU Foundation Office	3426 Washington Blvd	192,448	13,275	0	0	0	12/17/2002	349
VIRGINIA SQUARE SUBTOTAL		602,812	36,508	1,724	808	0		
BALLSTON								
Arlington Ice Skating Center	665 N Glebe Rd	19,986	0	122,000	0	0	09/29/2005	193
The Regent	950 N Glebe Rd	248,962	14,401	0	0	0	01/13/2005	331
4401 Wilson Boulevard	4401 Wilson Blvd	248,401	12,000	0	0	0	10/07/2004	249
Westin Hotel	801 N Glebe Rd	0	0	0	0	336	10/23/2003	331

Project Name	Address	Office (s.f.)	Retail (s.f.)	Other* (s.f.)	Residential Units	Hotel Rooms	Start Date	Site Plan Number**
BALLSTON SUBTOTAL		517,349	26,401	122,000	0	336		
CRYSTAL CITY								
Airport Plaza III	2601 Crystal Dr	0	5,100	0	412	0	06/01/2005	145
Camden Potomac Yard	3535 S Ball St	0	4,120	0	386	0	03/03/2005	346
One Potomac Yard	2777 Crystal Dr	641,069	8,489	0	0	0	08/31/2004	346
The Eclipse on Center Park	3600 S Glebe Rd	0	80,000	0	479	0	08/06/2004	346
CRYSTAL CITY SUBTOTAL		641,069	97,709	0	1,277	0		
PENTAGON CITY								
Fire Station	735 18th St S	0	0	10,286	0	0	12/08/2003	B-R
PENTAGON CITY SUBTOTAL		0	0	10,286	0	0		
SHIRLINGTON								
IO Piazza	2727 S Quincy St	0	0	0	244	0	03/18/2005	106
Shirlington Village Condominiums	2720 S Arlington Mill Dr	0	0	0	149	0	02/22/2005	106
The Villages at Shirlington	2800 S Stafford St	0	24,217	0	187	0	02/22/2005	106
Village at Shirlington Residential - Building 4	4150 28th St S	0	5,133	0	9	0	02/22/2005	106
Shirlington Library and Theater	2701 S Stafford St	0	0	54,396	0	0	02/18/2005	106
Village at Shirlington Residential - Building 3	2751 S Stafford St	0	12,546	0	45	0	02/02/2005	106
SHIRLINGTON SUBTOTAL		0	41,896	54,396	634	0		
LEE HIGHWAY								
The Residences at Lyon Hill	1909 Lee Hwy	0	0	0	18	0	11/18/2004	367
Culpeper Street Townhouses	2020 N Culpeper St	0	0	0	4	0	12/04/2002	B-R
LEE HIGHWAY SUBTOTAL		0	0	0	22	0		
EAST FALLS CHURCH								
Westlee / 18 West	6910 Lee Hwy	0	8,248	0	128	0	01/25/2005	375
Westmoreland StreetTownhomes	2008 N Westmoreland St	0	0	0	18	0	12/20/2004	375
EAST FALLS CHURCH SUBTOTAL		0	8,248	0	146	0		
OUTSIDE METRO								
FOAM COLLECTION PUMP STATION	3420 S Glebe Rd	0	0	2,955	0	0	12/28/2005	0
STANDBY GENERATOR FACILITY	3408 S Glebe Rd	0	0	7,170	0	0	12/28/2005	0
SURFACE WASTE PUMP STATION	3430 S Glebe Rd	0	0	2,304	0	0	12/28/2005	0

Project Name	Address	Office (s.f.)	Retail (s.f.)	Other* (s.f.)	Residential Units	Hotel Rooms	Start Date	Site Plan Number**
4428 S FOUR MILE RUN DR	4428 S Four Mile Run Dr	0	0	0	1	0	11/14/2005	0
4430 S FOUR MILE RUN DR	4430 S Four Mile Run Dr	0	0	0	1	0	11/14/2005	0
4432 S FOUR MILE RUN DR	4432 S Four Mile Run Dr	0	0	0	1	0	11/14/2005	0
Water Treatment Plant - Extension	3322 S Glebe Rd	0	0	31,265	0	0	05/03/2005	0
Water Treatment Plant - Extension	3155 S Fern St	0	0	46,300	0	0	05/02/2005	0
2249 Shirlington Road	2249 Shirlington Rd	0	5,800	0	12	0	04/15/2005	UCMUD
Majestic Oak	1216 S Glebe Rd	0	0	0	22	0	03/31/2005	373
Air Force Association Addition	1501 Lee Hwy	17,531	0	0	0	0	07/14/2004	361
Edgewood Dental	2800 10th St N	6,880	0	0	0	0	12/04/2003	B-R
Glebe Elementary School	1770 N Glebe Rd	0	0	39,042	0	0	08/01/2003	B-R
Walter Reed Recreation Center	2909 16th St S	0	0	59,930	0	0	07/25/2003	B-R
OUTSIDE METRO SUBTOTAL		24,411	5,800	188,966	37	0		
SUBTOTAL		1,951,234	277,631	420,972	4,555	336		
SINGLE-FAMILY HOUSES								
COURT HOUSE								
1726 N Wayne St	1726 N Wayne St	0	0	0	1	0	06/17/2005	0
COURT HOUSE SUBTOTAL		0	0	0	1	0		
CLARENDON								
1400 N HARTFORD ST	1400 N Hartford St	0	0	0	1	0	07/28/2005	0
1612 N FILLMORE ST	1612 N Fillmore St	0	0	0	1	0	07/19/2005	0
1601 N Edgewood St	1601 N Edgewood St	0	0	0	1	0	06/21/2005	0
1033 N Daniel St	1033 N Daniel St	0	0	0	1	0	05/23/2005	0
1023 N Edgewood St	1023 N Edgewood St	0	0	0	1	0	05/16/2005	0
1609 N Edgewood St	1609 N Edgewood St	0	0	0	1	0	04/20/2004	0
CLARENDON SUBTOTAL		0	0	0	6	0		
VIRGINIA SQUARE								
3706 6th Rd N	3706 6th Rd N	0	0	0	1	0	09/03/2004	0
VIRGINIA SQUARE SUBTOTAL		0	0	0	1	0		
BALLSTON								
1133 N Stuart St	1133 N Stuart St	0	0	0	1	0	06/09/2005	0
705 N Wakefield St	705 N Wakefield St	0	0	0	1	0	06/08/2005	0
809 N Buchanan St	809 N Buchanan St	0	0	0	1	0	02/02/2004	0
BALLSTON SUBTOTAL		0	0	0	3	0		

Project Name	Address	Office (s.f.)	Retail (s.f.)	Other* (s.f.)	Residential Units	Hotel Rooms	Start Date	Site Plan Number**
PENTAGON CITY								
1127 16th St S	1127 16th St S	0	0	0	1	0	01/13/2004	0
PENTAGON CITY SUBTOTAL		0	0	0	1	0		
COLUMBIA PIKE								
3914 9TH ST S	3914 9th St S	0	0	0	1	0	07/28/2005	0
902 S Quincy St	902 S Quincy St	0	0	0	1	0	06/08/2004	0
1102 S Monroe St	1102 S Monroe St	0	0	0	1	0	04/29/2003	0
COLUMBIA PIKE SUBTOTAL		0	0	0	3	0		
LEE HIGHWAY								
2023 N MONROE ST	2023 N Monroe St	0	0	0	1	0	11/14/2005	0
5930 LEE HWY	5930 Lee Hwy	0	0	0	1	0	08/23/2005	0
3209 Old Dominion DR	3209 Old Dominion Dr	0	0	0	1	0	04/08/2005	0
2419 N Nottingham St	2419 N Nottingham St	0	0	0	1	0	04/28/2004	0
2142 N Dinwiddie St	2142 N Dinwiddie St	0	0	0	1	0	04/26/2004	0
2004 N Culpeper St	2004 N Culpeper St	0	0	0	1	0	08/12/2003	0
LEE HIGHWAY SUBTOTAL		0	0	0	6	0		
EAST FALLS CHURCH								
2006 N ROOSEVELT ST	2006 N Roosevelt St	0	0	0	1	0	08/23/2005	0
2010 N ROOSEVELT ST	2010 N Roosevelt St	0	0	0	1	0	08/23/2005	0
EAST FALLS CHURCH SUBTOTAL		0	0	0	2	0		
OUTSIDE METRO								
404 CHAIN BRIDGE RD	404 Chain Bridge Rd	0	0	0	1	0	12/29/2005	0
4413 35TH ST N	4413 35th St N	0	0	0	1	0	12/29/2005	0
5650 8TH RD N	5650 8th Rd N	0	0	0	1	0	12/13/2005	0
5654 8TH RD N	5654 8th Rd N	0	0	0	1	0	12/13/2005	0
3703 7TH ST S	3703 7th St S	0	0	0	1	0	12/06/2005	0
3612 N POTOMAC ST	3612 N Potomac St	0	0	0	1	0	12/01/2005	0
1916 N DINWIDDIE ST	1916 N Dinwiddie St	0	0	0	1	0	11/30/2005	0
1920 N DINWIDDIE ST	1920 N Dinwiddie St	0	0	0	1	0	11/30/2005	0
2323 N NOTTINGHAM ST	2323 N Nottingham St	0	0	0	1	0	11/29/2005	0
3513 N OHIO ST	3513 N Ohio St	0	0	0	1	0	11/28/2005	0
3911 LORCOM LN	3911 Lorcom Ln	0	0	0	1	0	11/28/2005	0

Project Name	Address	Office (s.f.)	Retail (s.f.)	Other* (s.f.)	Residential Units	Hotel Rooms	Start Date	Site Plan Number**
2339 N NOTTINGHAM ST	2339 N Nottingham St	0	0	0	1	0	11/22/2005	0
3800 N ALBEMARLE ST	3800 N Albemarle St	0	0	0	1	0	11/22/2005	0
3822 7TH ST S	3822 7th St S	0	0	0	1	0	11/22/2005	0
3721 14TH ST S	3721 14th St S	0	0	0	1	0	11/21/2005	0
4640 5TH ST S	4640 5th St S	0	0	0	1	0	11/21/2005	0
2013 N NOTTINGHAM ST	2013 N Nottingham St	0	0	0	1	0	11/18/2005	0
3410 14TH ST S	3410 14th St S	0	0	0	1	0	11/18/2005	0
226 N GARFIELD ST	226 N Garfield St	0	0	0	1	0	11/16/2005	0
2382 N DANVILLE ST	2382 N Danville St	0	0	0	1	0	11/16/2005	0
4325 N OLD GLEBE RD	4325 N Old Glebe Rd	0	0	0	1	0	11/16/2005	0
4502 32ND RD N	4502 32nd Rd N	0	0	0	1	0	11/16/2005	0
6249 WILLIAMSBURG BLVD	6249 Williamsburg Blvd	0	0	0	1	0	11/16/2005	0
5810 25TH RD N	5810 25th Rd N	0	0	0	1	0	11/15/2005	0
1300 S GLEBE RD	1300 S Glebe Rd	0	0	0	1	0	11/14/2005	68
1302 S GLEBE RD	1302 S Glebe Rd	0	0	0	1	0	11/14/2005	373
1310 S GLEBE RD	1310 S Glebe Rd	0	0	0	1	0	11/14/2005	0
1314 S GLEBE RD	1314 S Glebe Rd	0	0	0	1	0	11/14/2005	0
2615 N ROOSEVELT ST	2615 N Roosevelt St	0	0	0	1	0	11/08/2005	0
4511 32ND RD N	4511 32nd Rd N	0	0	0	1	0	11/04/2005	0
1920 S LOWELL ST	1920 S Lowell St	0	0	0	1	0	10/24/2005	0
2924 2ND ST N	2924 2nd St N	0	0	0	1	0	10/19/2005	0
600 N EDISON ST	600 N Edison St	0	0	0	1	0	10/19/2005	0
2018 N EMERSON ST	2018 N Emerson St	0	0	0	1	0	10/18/2005	0
2032 N EMERSON ST	2032 N Emerson St	0	0	0	1	0	10/18/2005	0
4014 25TH ST N	4014 25th St N	0	0	0	1	0	10/18/2005	0
2515 N UPLAND ST	2515 N Upland St	0	0	0	1	0	10/12/2005	0
2400 N KENSINGTON ST	2400 N Kensington St	0	0	0	1	0	10/11/2005	0
6312 28TH ST N	6312 28th St N	0	0	0	1	0	10/04/2005	0

Project Name	Address	Office (s.f.)	Retail (s.f.)	Other* (s.f.)	Residential Units	Hotel Rooms	Start Date	Site Plan Number**
3920 8TH ST S	3920 8th St S	0	0	0	1	0	10/03/2005	0
5312 32ND ST N	5312 32nd St N	0	0	0	1	0	09/29/2005	0
5935 14TH ST N	5935 14th St N	0	0	0	1	0	09/28/2005	0
2011 N GEORGE MASON DR	2011 N George Mason Dr	0	0	0	1	0	09/26/2005	0
2017 N GEORGE MASON DR	2017 N George Mason Dr	0	0	0	1	0	09/26/2005	0
125 S GARFIELD ST	125 S Garfield St	0	0	0	1	0	09/23/2005	0
1700 N HUNTINGTON ST	1700 N Huntington St	0	0	0	1	0	09/23/2005	0
2378 N FILLMORE ST	2378 N Fillmore St	0	0	0	1	0	09/23/2005	0
4102 N RANDOLPH CT	4102 N Randolph Ct	0	0	0	1	0	09/19/2005	0
4105 N RANDOLPH CT	4105 N Randolph Ct	0	0	0	1	0	09/19/2005	0
4108 N RANDOLPH CT	4108 N Randolph Ct	0	0	0	1	0	09/19/2005	0
4109 N RANDOLPH CT	4109 N Randolph Ct	0	0	0	1	0	09/19/2005	0
4115 N RANDOLPH CT	4115 N Randolph Ct	0	0	0	1	0	09/19/2005	0
117 S FILLMORE ST	117 S Fillmore St	0	0	0	1	0	09/13/2005	0
3518 N UTAH ST	3518 N Utah St	0	0	0	1	0	09/12/2005	0
5322 5TH ST N	5322 5th St N	0	0	0	1	0	09/12/2005	0
3971 26TH ST N	3971 26th St N	0	0	0	1	0	09/09/2005	0
110 N GARFIELD ST	110 N Garfield St	0	0	0	1	0	08/29/2005	0
4101 N RANDOLPH CT	4101 N Randolph Ct	0	0	0	1	0	08/29/2005	0
508 N LITTLETON ST	508 N Littleton St	0	0	0	1	0	08/29/2005	0
511 N LOMBARDY ST	511 N Lombardy St	0	0	0	1	0	08/29/2005	0
6011 4TH ST N	6011 4th St N	0	0	0	1	0	08/29/2005	0
5212 12TH ST N	5212 12th St N	0	0	0	1	0	08/23/2005	0
1608 N RANDOLPH ST	1608 N Randolph St	0	0	0	1	0	08/19/2005	0
2428 N UNDERWOOD ST	2428 N Underwood St	0	0	0	1	0	08/17/2005	0
2001 S EDGEWOOD ST	2001 S Edgewood St	0	0	0	1	0	08/15/2005	0
1615 S OAKLAND ST	1615 S Oakland St	0	0	0	1	0	08/11/2005	0
501 N LOMBARDY ST	501 N Lombardy St	0	0	0	1	0	08/11/2005	0
505 N LOMBARDY ST	505 N Lombardy St	0	0	0	1	0	08/11/2005	0
1200 S FREDERICK ST	1200 S Frederick St	0	0	0	1	0	08/09/2005	0
1322 N JACKSON ST	1322 N Jackson St	0	0	0	1	0	08/08/2005	0
2515 N NELSON ST	2515 N Nelson St	0	0	0	1	0	08/08/2005	0
1318 N JACKSON ST	1318 N Jackson St	0	0	0	1	0	08/04/2005	0
5149 22ND ST N	5149 22nd St N	0	0	0	1	0	08/03/2005	0
1708 N HUNTINGTON ST	1708 N Huntington St	0	0	0	1	0	08/01/2005	0
3016 N OAKLAND ST	3016 N Oakland St	0	0	0	1	0	07/28/2005	0
4426 26TH RD N	4426 26th Rd N	0	0	0	1	0	07/26/2005	0
2944 JOHN MARSHALL DR	2944 John Marshall Dr	0	0	0	1	0	07/22/2005	0
6237 WASHINGTON BLVD	6237 Washington Blvd	0	0	0	1	0	07/22/2005	0
2034 N TAYLOR ST	2034 N Taylor St	0	0	0	1	0	07/21/2005	0
1729 S FILLMORE ST	1729 S Fillmore St	0	0	0	1	0	07/19/2005	0
2807 1ST RD N	2807 1st Rd N	0	0	0	1	0	07/14/2005	0
37 N FENWICK ST	37 N Fenwick St	0	0	0	1	0	07/14/2005	0
1805 N TUCKAHOE ST	1805 N Tuckahoe St	0	0	0	1	0	07/13/2005	0

Project Name	Address	Office (s.f.)	Retail (s.f.)	Other* (s.f.)	Residential Units	Hotel Rooms	Start Date	Site Plan Number**
3406 N DICKERSON ST	3406 N Dickerson St	0	0	0	1	0	07/07/2005	0
5011 30TH ST N	5011 30th St N	0	0	0	1	0	07/07/2005	0
2519 JOHN MARSHALL DR	2519 John Marshall Dr	0	0	0	1	0	07/05/2005	0
6207 35TH ST N	6207 35th St N	0	0	0	1	0	07/05/2005	0
3212 N ROCHESTER ST	3212 N Rochester St	0	0	0	1	0	07/01/2005	0
2504 N Powhatan St	2504 N Powhatan St	0	0	0	1	0	06/30/2005	0
2355 N Lincoln St	2355 N Lincoln St	0	0	0	1	0	06/28/2005	0
2359 N Lincoln St	2359 N Lincoln St	0	0	0	1	0	06/28/2005	0
920 N Barton St	920 N Barton St	0	0	0	1	0	06/28/2005	0
922 N Barton St	922 N Barton St	0	0	0	1	0	06/28/2005	0
2021 N Kenmore ST	2021 N Kenmore St	0	0	0	1	0	06/27/2005	0
2339 N Ridgeview Rd	2339 N Ridgeview Rd	0	0	0	1	0	06/21/2005	0
4410 4th St S	4410 4th St S	0	0	0	1	0	06/21/2005	0
3416 15th St S	3416 15th St S	0	0	0	1	0	06/14/2005	0
1816 N Quincy St	1816 N Quincy St	0	0	0	1	0	06/10/2005	0
231 N Thomas St	231 N Thomas St	0	0	0	1	0	06/10/2005	0
5024 33rd St N	5024 33rd St N	0	0	0	1	0	06/09/2005	0
3424 15th St S	3424 15th St S	0	0	0	1	0	06/07/2005	0
6101 31st St N	6101 31st St N	0	0	0	1	0	06/03/2005	0
727 N Barton St	727 N Barton St	0	0	0	1	0	05/31/2005	0
5647 7th St N	5647 7th St N	0	0	0	1	0	05/25/2005	0
5649 7th St N	5649 7th St N	0	0	0	1	0	05/24/2005	0
3139 N Abingdon St	3139 N Abingdon St	0	0	0	1	0	05/23/2005	0
3510 13th St N	3510 13th St N	0	0	0	1	0	05/16/2005	0
1226 N Nelson St	1226 N Nelson St	0	0	0	1	0	05/10/2005	0
6716 25th St N	6716 25th St N	0	0	0	1	0	05/10/2005	0
3024 4th St N	3024 4th St N	0	0	0	1	0	05/06/2005	0
3120 N Pershing Dr	3120 N Pershing Dr	0	0	0	1	0	05/04/2005	0
6319 29th St N	6319 29th St N	0	0	0	1	0	05/03/2005	0
2158 N Oakland St	2158 N Oakland St	0	0	0	1	0	04/29/2005	0
3009 1st Rd N	3009 1st Rd N	0	0	0	1	0	04/29/2005	0
5520 23rd St N	5520 23rd St N	0	0	0	1	0	04/28/2005	0
4915 18th St N	4915 18th St N	0	0	0	1	0	04/25/2005	0
1923 N Dinwiddie St	1923 N Dinwiddie St	0	0	0	1	0	04/22/2005	0
3404 N Utah St	3404 N Utah St	0	0	0	1	0	04/15/2005	0
5123 27th Rd N	5123 27th Rd N	0	0	0	1	0	04/13/2005	0
1414 S Glebe Rd	1414 S Glebe Rd	0	0	0	1	0	04/11/2005	0
6746 25th St N	6746 25th St N	0	0	0	1	0	04/11/2005	0
6750 25th St N	6750 25th St N	0	0	0	1	0	04/11/2005	0
705 S Wakefield St	705 S Wakefield St	0	0	0	1	0	04/07/2005	0
1925 N Madison St	1925 N Madison St	0	0	0	1	0	04/06/2005	0
6231 21st St N	6231 21st St N	0	0	0	1	0	04/06/2005	0
6229 21st St N	6229 21st St N	0	0	0	1	0	04/05/2005	0
1516 N George Mason Dr	1516 N George Mason Dr	0	0	0	1	0	04/04/2005	0
5200 16th St N	5200 16th St N	0	0	0	1	0	04/04/2005	0
4733 Old Dominion Dr	4733 Old Dominion Dr	0	0	0	1	0	03/31/2005	0
4732 25th St N	4732 25th St N	0	0	0	1	0	03/23/2005	0
1212 N Stuart St	1212 N Stuart St	0	0	0	1	0	03/22/2005	0
2125 S Monroe St	2125 S Monroe St	0	0	0	1	0	03/15/2005	0

Project Name	Address	Office (s.f.)	Retail (s.f.)	Other* (s.f.)	Residential Units	Hotel Rooms	Start Date	Site Plan Number**
5207 32nd St N	5207 32nd St N	0	0	0	1	0	03/15/2005	0
1207 N Quincy St	1207 N Quincy St	0	0	0	1	0	03/11/2005	0
411 N Fillmore St	411 N Fillmore St	0	0	0	1	0	03/04/2005	0
6201 36th St N	6201 36th St N	0	0	0	1	0	03/04/2005	0
1614 N Stafford St	1614 N Stafford St	0	0	0	1	0	03/03/2005	0
4409 36th St N	4409 36th St N	0	0	0	1	0	03/01/2005	0
2306 N Glebe Rd	2306 N Glebe Rd	0	0	0	1	0	02/22/2005	0
5242 Yorktown Blvd	5242 Yorktown Blvd	0	0	0	1	0	02/17/2005	0
4032 25th Rd N	4032 25th Rd N	0	0	0	1	0	02/04/2005	0
6309 28th St N	6309 28th St N	0	0	0	1	0	01/31/2005	0
1604 N Randolph St	1604 N Randolph St	0	0	0	1	0	01/27/2005	0
2938 John Marshall Dr	2938 John Marshall Dr	0	0	0	1	0	01/25/2005	0
1420 S Glebe Rd	1420 S Glebe Rd	0	0	0	1	0	01/24/2005	0
4115 18th Rd N	4115 18th Rd N	0	0	0	1	0	01/12/2005	0
2138 Patrick Henry Dr	2138 Patrick Henry Dr	0	0	0	1	0	12/17/2004	0
1400 N Buchanan St	1400 N Buchanan St	0	0	0	1	0	11/29/2004	0
211 Chain Bridge Rd	211 Chain Bridge Rd	0	0	0	1	0	11/10/2004	0
4726 25th St N	4726 25th St N	0	0	0	1	0	10/20/2004	0
5305 10th St N	5305 10th St N	0	0	0	1	0	10/20/2004	0
4050 Lorcom Ln	4050 Lorcom Ln	0	0	0	1	0	09/29/2004	0
2354 N Kenmore St	2354 N Kensington St	0	0	0	1	0	09/21/2004	0
2358 N Kenmore St	2358 N Kensington St	0	0	0	1	0	09/21/2004	0
1523 N Johnson St	1523 N Johnson St	0	0	0	1	0	09/03/2004	URD
3320 23rd Rd N	3320 23rd Rd N	0	0	0	1	0	08/23/2004	0
6306 30th St N	6306 30th St N	0	0	0	1	0	08/06/2004	0
3806 Dittmar Rd	3806 Dittmar Rd	0	0	0	1	0	07/19/2004	0
1402 S Glebe Rd	1402 S Glebe Rd	0	0	0	1	0	07/09/2004	0
1408 S Glebe Rd	1408 S Glebe Rd	0	0	0	1	0	07/09/2004	0
2424 N Edgewood St	2424 N Edgewood St	0	0	0	1	0	06/18/2004	0
5145 22nd St N	5145 22nd St N	0	0	0	1	0	05/17/2004	0
1524 N Johnson St	1524 N Johnson St	0	0	0	1	0	05/06/2004	URD
Lyoncrest	1504 N Johnson St	0	0	0	5	0	05/06/2004	URD
1527 N Johnson St	1527 N Johnson St	0	0	0	1	0	05/06/2004	0
2805 23rd Rd N	2805 23rd Rd N	0	0	0	1	0	04/21/2004	0
1660 N George Mason Dr	1660 N George Mason Dr	0	0	0	1	0	04/05/2004	0
2926 24th Rd N	2926 24th Rd N	0	0	0	1	0	04/05/2004	0
5206 17th St N	5206 17th St N	0	0	0	1	0	04/05/2004	0
1703 S Walter Reed Dr	1703 S Walter Reed Dr	0	0	0	1	0	03/29/2004	0
1705 S Walter Reed Dr	1705 S Walter Reed Dr	0	0	0	1	0	03/29/2004	0
3326 N Albemarle St	3326 N Albemarle St	0	0	0	1	0	03/19/2004	0
618 S Adams St	618 S Adams St	0	0	0	1	0	03/02/2004	0
1921 S Glebe Rd.	1921 S Glebe Rd	0	0	0	1	0	02/13/2004	0
1953 N Emerson St	1953 N Emerson St	0	0	0	1	0	02/11/2004	0
1528 N Johnson St	1528 N Johnson St	0	0	0	1	0	01/16/2004	0
5222 17th St N	5222 17th St N	0	0	0	1	0	12/08/2003	0
5226 17th St N	5226 17th St N	0	0	0	1	0	12/08/2003	0
3905 44th St. N	3905 44th St N	0	0	0	1	0	11/18/2003	0
6248 23rd St N	6248 23rd St N	0	0	0	1	0	09/04/2003	0
4615 32nd St N	4615 32nd St N	0	0	0	1	0	08/28/2003	0
891 N Kensington St	891 N Kensington St	0	0	0	1	0	08/07/2003	0

Project Name	Address	Office (s.f.)	Retail (s.f.)	Other* (s.f.)	Residential Units	Hotel Rooms	Start Date	Site Plan Number**
2841 Beechwood Cir	2841 Beechwood Cir	0	0	0	1	0	07/31/2003	0
4003 22nd St N	4003 22nd St N	0	0	0	1	0	07/28/2003	0
189 Chain Bridge Rd	189 Chain Bridge Rd	0	0	0	1	0	06/19/2003	0
5923 3rd St S	5923 3rd St S	0	0	0	1	0	04/24/2003	0
2659 Military Rd	2659 Military Rd	0	0	0	1	0	02/21/2003	0
521 S Lancaster St	521 S Lancaster St	0	0	0	1	0	02/14/2003	0
OUTSIDE METRO SUBTOTAL		0	0	0	192	0		
SINGLE-FAMILY HOUSES SUBTOTAL		0	0	0	215	0		
ARLINGTON TOTAL		1,951,234	277,631	420,972	4,770	336		

* Includes schools, health care facilities, recreation centers, fire houses, etc.

** Numbers listed refer to the site plan number. Other codes are as follows: B-R = By-right; FBC = Formed Based Code; URD = Unified Residential Development; UCMUD = Unified Commercial Mixed Use Development; and Sp. Ag. = Special Agreement.



DEPARTMENT OF COMMUNITY PLANNING,
HOUSING AND DEVELOPMENT

Completed Projects

Arlington County, Virginia

01/01/2005 Through 12/31/2005

Project Name	Address	Office (s.f.)	Retail (s.f.)	Other* (s.f.)	Residential Units	Hotel Rooms	Completion Date	Site Plan Number**
COURT HOUSE								
Navy League	2300 Wilson Blvd	196,181	16,766	0	0	0	08/25/2005	351
COURT HOUSE SUBTOTAL		196,181	16,766	0	0	0		
CLARENDON								
The Clarendon	1200 N Herndon St	0	4,100	0	297	0	03/23/2005	344
Clarendon 1021	1021 N Garfield St	0	0	0	417	0	03/01/2005	B-R
CLARENDON SUBTOTAL		0	4,100	0	714	0		
BALLSTON								
Abingdon Court	4610 Wilson Blvd	0	0	0	20	0	10/14/2005	370
Arlington Gateway Office	901 N Glebe Rd	312,550	22,450	0	0	0	06/30/2005	331
Liberty Center Office - Phase 1	875 N Randolph St	328,740	5,000	0	0	0	03/31/2005	20
BALLSTON SUBTOTAL		641,290	27,450	0	20	0		
CRYSTAL CITY								
Lofts 590 at Crystal Towers	590 15th St S	0	0	0	215	0	06/30/2005	13
Crystal City Retail - Phase 1	2010 Crystal Dr	0	65,444	0	0	0	01/01/2005	11+56
CRYSTAL CITY SUBTOTAL		0	65,444	0	215	0		
LEE HIGHWAY								
Bromptons at Cherrydale	2015 N Pollard St	0	5,600	0	46	0	05/05/2005	360
Cameron Commons Apartments Addition	2036 N Cameron St	0	0	0	5	0	03/01/2005	B-R
Hunters Park	3630 Lee Hwy	0	4,600	0	74	0	01/06/2005	355
LEE HIGHWAY SUBTOTAL		0	10,200	0	125	0		
EAST FALLS CHURCH								
The Promenade at East Falls Church Metro	2110 N Sycamore St	0	0	0	23	0	06/30/2005	363
EAST FALLS CHURCH SUBTOTAL		0	0	0	23	0		
OUTSIDE METRO								
Kenmore Middle School	200 S Carlin Springs Rd	0	0	100,109	0	0	09/29/2005	B-R

Project Name	Address	Office (s.f.)	Retail (s.f.)	Other* (s.f.)	Residential Units	Hotel Rooms	Completion Date	Site Plan Number**
Virginia Concrete Company, Inc	2651 Shirlington Rd	0	0	14,000	0	0	07/14/2005	0
Sierra Condominiums	5280 7th Rd S	0	0	0	53	0	06/01/2005	368
St. Ann's Catholic Church	5312 10th St N	0	0	50,965	0	0	03/15/2005	B-R
2010 S Glebe Rd.	2010 S Glebe Rd	0	0	0	10	0	02/08/2005	B-R
OUTSIDE METRO SUBTOTAL		0	0	165,074	63	0		
SUBTOTAL		837,471	123,960	165,074	1,160	0		
SINGLE-FAMILY HOUSES								
COURT HOUSE								
2500 12th St N	2500 12th St N	0	0	0	1	0	04/01/2005	0
COURT HOUSE SUBTOTAL		0	0	0	1	0		
CLARENDON								
702 N Irving St	702 N Irving St	0	0	0	1	0	09/08/2005	0
712 N Edgewood St	712 N Edgewood St	0	0	0	1	0	05/20/2005	0
514 N Ivy St	514 N Ivy St	0	0	0	1	0	05/10/2005	0
CLARENDON SUBTOTAL		0	0	0	3	0		
VIRGINIA SQUARE								
802 N Lincoln St	802 N Lincoln St	0	0	0	1	0	05/12/2005	0
628 N Lincoln St	628 N Lincoln St	0	0	0	1	0	04/01/2005	0
VIRGINIA SQUARE SUBTOTAL		0	0	0	2	0		
COLUMBIA PIKE								
4004 9th St S	4004 9th St S	0	0	0	1	0	05/17/2005	0
3003 12th St S	3003 12th St S	0	0	0	1	0	02/07/2005	0
3005 12th St S	3005 12th St S	0	0	0	1	0	02/07/2005	0
3007 12th St S	3007 12th St S	0	0	0	1	0	02/07/2005	0
3009 12th St S	3009 12th St S	0	0	0	1	0	02/07/2005	0
COLUMBIA PIKE SUBTOTAL		0	0	0	5	0		
LEE HIGHWAY								
2313 N Powhatan St	2313 N Powhatan St	0	0	0	1	0	08/08/2005	0
3221 Old Dominion Dr	3221 Old Dominion Dr	0	0	0	1	0	07/13/2005	0
2413 N Nottingham St	2413 N Nottingham St	0	0	0	1	0	05/20/2005	0
LEE HIGHWAY SUBTOTAL		0	0	0	3	0		
OUTSIDE METRO								
1917 N Culpeper St	1917 N Culpeper St	0	0	0	1	0	12/28/2005	0
3820 13th St N	3820 13th St N	0	0	0	1	0	12/27/2005	0
4429 36th St N	4429 36th St N	0	0	0	1	0	12/27/2005	0
1558 12th St S	1558 12th St S	0	0	0	1	0	12/22/2005	0

Project Name	Address	Office (s.f.)	Retail (s.f.)	Other* (s.f.)	Residential Units	Hotel Rooms	Completion Date	Site Plan Number**
4813 14TH ST S	4813 14th St S	0	0	0	1	0	12/21/2005	0
2331 N Ridgeview Rd	2331 N Ridgeview Rd	0	0	0	1	0	12/19/2005	0
2911 1st St N	2911 1st St N	0	0	0	1	0	12/16/2005	0
2017 N Stafford St	2017 N Stafford St	0	0	0	1	0	12/15/2005	0
6524 35th Rd N	6524 35th Rd N	0	0	0	1	0	12/14/2005	0
2601 19th St S	2601 19th St S	0	0	0	1	0	12/09/2005	0
3112 N Ohio St	3112 N Ohio St	0	0	0	1	0	11/30/2005	0
2616 3rd St N	2616 3rd St N	0	0	0	1	0	11/29/2005	0
3510 Roberts Ln	3510 Roberts Ln	0	0	0	1	0	11/29/2005	0
2014 N Stafford St	2014 N Stafford St	0	0	0	1	0	11/23/2005	0
1106 21st St S	1106 21st St S	0	0	0	1	0	11/22/2005	0
1110 21st St S	1110 21st St S	0	0	0	1	0	11/22/2005	0
2245 N Nottingham St	2245 N Nottingham St	0	0	0	1	0	11/18/2005	0
2929 N Westmoreland St	2929 N Westmoreland St	0	0	0	1	0	11/18/2005	0
3610 14th St N	3610 14th St N	0	0	0	1	0	11/18/2005	0
3612 John Marshall Dr	3612 John Marshall Dr	0	0	0	1	0	11/18/2005	0
5218 28th St. N	5218 28th St N	0	0	0	1	0	11/08/2005	0
5855 26th St N	5855 26th St N	0	0	0	1	0	11/08/2005	0
1820 N Underwood St	1820 N Underwood St	0	0	0	1	0	11/03/2005	0
1432 S Dinwiddie St	1432 S Dinwiddie St	0	0	0	1	0	10/28/2005	0
2323 N Ridgeview Rd	2323 N Ridgeview Rd	0	0	0	1	0	10/27/2005	0
4906 16th St N	4906 16th St N	0	0	0	1	0	10/27/2005	0
1428 S Dinwiddie St	1428 S Dinwiddie St	0	0	0	1	0	10/20/2005	0
1436 S Dinwiddie St	1436 S Dinwiddie St	0	0	0	1	0	10/20/2005	0
2304 N Glebe Rd	2304 N Glebe Rd	0	0	0	1	0	10/18/2005	0
3607 17th St N	3607 17th St N	0	0	0	1	0	10/17/2005	0
1429 S Greenbrier St	1429 S Greenbrier St	0	0	0	1	0	10/14/2005	0
1433 S Greenbrier St	1433 S Greenbrier St	0	0	0	1	0	10/14/2005	0
2315 N Ridgeview Rd	2315 N Ridgeview Rd	0	0	0	1	0	10/14/2005	0
2717 1st St S	2717 1st St S	0	0	0	1	0	10/12/2005	0
3124 N Inglewood St	3124 N Inglewood St	0	0	0	1	0	10/12/2005	0
3617 N Potomac St	3617 N Potomac St	0	0	0	1	0	10/12/2005	0
1437 S Greenbrier St	1437 S Greenbrier St	0	0	0	1	0	10/11/2005	0
306 N Irving St	306 N Irving St	0	0	0	1	0	10/11/2005	0
607 21st St S	607 21st St S	0	0	0	1	0	10/11/2005	0
2365 N Oakland St	2365 N Oakland St	0	0	0	1	0	10/07/2005	0
2358 N KENMORE ST	2358 N Kenmore St	0	0	0	1	0	09/30/2005	0
2607 N Upshur St	2607 N Upshur St	0	0	0	1	0	09/27/2005	0
809 S Oakland St	809 S Oakland St	0	0	0	1	0	09/21/2005	0
1244 N STUART ST	1244 N Stuart St	0	0	0	1	0	09/08/2005	0
6315 WASHINGTON BLVD	6315 Washington Blvd	0	0	0	1	0	09/02/2005	0
4904 16th St N	4904 16th St N	0	0	0	1	0	08/30/2005	0
5139 9th St N	5139 9th St N	0	0	0	1	0	08/30/2005	0
1240 N STUART ST	1240 N Stuart St	0	0	0	1	0	08/26/2005	0
3120 N Inglewood St	3120 N Inglewood St	0	0	0	1	0	08/24/2005	0
4036 24th Rd N	4036 24th Rd N	0	0	0	1	0	08/24/2005	0
909 19th St S	909 19th St S	0	0	0	1	0	08/24/2005	0
6531 36th St N	6531 36th St N	0	0	0	1	0	08/22/2005	0
5141 9th St N	5141 9th St N	0	0	0	1	0	08/17/2005	0
4720 25th St N	4720 25th St N	0	0	0	1	0	08/12/2005	0

Project Name	Address	Office (s.f.)	Retail (s.f.)	Other* (s.f.)	Residential Units	Hotel Rooms	Completion Date	Site Plan Number**
1819 S Glebe Rd	1819 S Glebe Rd	0	0	0	1	0	08/11/2005	0
705 N Florida St	705 N Florida St	0	0	0	1	0	08/08/2005	0
2938 JOHN MARSHALL DR	2938 John Marshall Dr	0	0	0	1	0	07/28/2005	0
2354 N KENMORE ST	2354 N Kenmore St	0	0	0	1	0	07/21/2005	0
1705 N Quebec St	1705 N Quebec St	0	0	0	1	0	07/20/2005	0
3047 N Harrison St	3047 N Harrison St	0	0	0	1	0	07/14/2005	0
3106 N Ohio St	3106 N Ohio St	0	0	0	1	0	07/14/2005	0
4671 Dittmar Rd	4671 Dittmar Rd	0	0	0	1	0	07/08/2005	0
1722 N NELSON ST	1722 N Nelson St	0	0	0	1	0	07/07/2005	0
3414 N Albemarle St	3414 N Albemarle St	0	0	0	1	0	07/06/2005	0
5135 9th St N	5135 9th St N	0	0	0	1	0	07/01/2005	0
709 N Florida St	709 N Florida St	0	0	0	1	0	07/01/2005	0
1533 McKinley Rd	1533 Mckinley Rd	0	0	0	1	0	06/30/2005	0
1020 N Frederick St	1020 N Frederick St	0	0	0	1	0	06/29/2005	0
3412 N Vermont St	3412 N Vermont St	0	0	0	1	0	06/29/2005	0
1601 McKinley Rd	1601 Mckinley Rd	0	0	0	1	0	06/24/2005	0
4812 14th St S	4812 14th St S	0	0	0	1	0	06/24/2005	0
5131 9th St N	5131 9th St N	0	0	0	1	0	06/24/2005	0
2512 N Jefferson St	2512 N Jefferson St	0	0	0	1	0	06/23/2005	0
5830 15th St N	5830 15th St N	0	0	0	1	0	06/23/2005	0
6317 Washington Blvd	6317 Washington Blvd	0	0	0	1	0	06/15/2005	0
6319 Washington Blvd	6319 Washington Blvd	0	0	0	1	0	06/15/2005	0
1803 N Stafford St	1803 N Stafford St	0	0	0	1	0	06/14/2005	0
2814 N Van Buren St	2814 N Van Buren St	0	0	0	1	0	06/09/2005	0
412 N Garfield St	412 N Garfield St	0	0	0	1	0	06/07/2005	0
2909 19th St S	2909 19th St S	0	0	0	1	0	06/03/2005	0
2300 N Culpeper St.	2300 N Culpeper St	0	0	0	1	0	06/02/2005	0
2935 N Oxford St	2935 N Oxford St	0	0	0	1	0	05/20/2005	0
1719 N Nelson St	1719 N Nelson St	0	0	0	1	0	05/10/2005	0
1412 N Lincoln St	1412 N Lincoln St	0	0	0	1	0	05/09/2005	0
1416 N Lincoln St	1416 N Lincoln St	0	0	0	1	0	05/09/2005	0
3318 LORCOM LN	3318 Lorcom Ln	0	0	0	1	0	04/27/2005	0
2370 N Fillmore St	2370 N Fillmore St	0	0	0	1	0	04/22/2005	0
2612 2nd Rd N	2612 2nd Rd N	0	0	0	1	0	04/21/2005	0
3402 8th St S	3402 8th St S	0	0	0	1	0	03/31/2005	0
2320 N Ridgeview Rd	2320 N Ridgeview Rd	0	0	0	1	0	03/23/2005	0
3806 Dittmar Rd.	3806 Dittmar Rd	0	0	0	1	0	03/17/2005	0
4066 Lorcom Ln	4066 Lorcom Ln	0	0	0	1	0	03/16/2005	0
6235 22nd St N	6235 22nd St N	0	0	0	1	0	03/15/2005	0
5013 36th St N	5013 36th St N	0	0	0	1	0	03/14/2005	0
2419 N Fillmore St	2419 N Fillmore St	0	0	0	1	0	03/02/2005	0
2922 24th Rd N	2922 24th Rd N	0	0	0	1	0	02/24/2005	0
1510 N Abingdon St	1510 N Abingdon St	0	0	0	1	0	02/23/2005	0
2715 N George Mason Dr	2715 N George Mason Dr	0	0	0	1	0	02/23/2005	0
6213 29th St N	6213 29th St N	0	0	0	1	0	02/23/2005	0
2702 24th St. N	2702 24th St N	0	0	0	1	0	02/18/2005	0
4074 Lorcom Ln	4074 Lorcom Ln	0	0	0	1	0	02/04/2005	0
2927 24th Rd N	2927 24th Rd N	0	0	0	1	0	02/03/2005	0
3701 N Harrison St.	3701 N Harrison St	0	0	0	1	0	02/03/2005	0
2200 N Emerson St	2200 N Emerson St	0	0	0	1	0	01/21/2005	0

Project Name	Address	Office (s.f.)	Retail (s.f.)	Other* (s.f.)	Residential Units	Hotel Rooms	Completion Date	Site Plan Number**
2830 N Rochester St	2830 N Rochester St	0	0	0	1	0	01/12/2005	0
3432 12th Rd N	3432 12th Rd N	0	0	0	1	0	01/12/2005	0
4058 Lorcom Ln.	4058 Lorcom Ln	0	0	0	1	0	01/07/2005	0
879 N Greenbrier St	879 N Greenbrier St	0	0	0	1	0	01/07/2005	0
OUTSIDE METRO SUBTOTAL		0	0	0	108	0		
SINGLE-FAMILY HOUSES SUBTOTAL		0	0	0	122	0		
ARLINGTON TOTAL		837,471	123,960	165,074	1,282	0		

* Includes schools, health care facilities, recreation centers, fire houses, etc.

** Numbers listed refer to the site plan number. Other codes are as follows: B-R = By-right; FBC = Formed Based Code; URD = Unified Residential Development; UCMUD = Unified Commercial Mixed Use Development; and Sp. Ag. = Special Agreement.



DEPARTMENT OF COMMUNITY PLANNING,
HOUSING AND DEVELOPMENT

Summary of Demolitions

Arlington County, Virginia

01/01/2005 Through 12/31/2005

Project Name	Address	Office (s.f.)	Retail (s.f.)	Other* (s.f.)	Residential Units	Hotel Rooms	Demolition Date	Site Plan Number**
ROSSLYN								
Arlington Blvd Apartments	1600 N Pierce St	0	0	0	26	0	03/08/2005	0
ROSSLYN SUBTOTAL		0	0	0	26	0		
COURT HOUSE								
Apartment Building	1311 N Troy St	0	0	0	5	0	09/20/2005	366
Apartment Building	1321 N Troy St	0	0	0	5	0	09/20/2005	366
Apartment Building	2003 13th St N	0	0	0	5	0	09/20/2005	366
Apartment Building	1301 N Troy St	0	0	0	10	0	09/20/2005	366
Apartment Building	1308 N Taft St	0	0	0	5	0	09/20/2005	366
COURT HOUSE SUBTOTAL		0	0	0	30	0		
CLARENDON								
Clarendon Post Office	3118 Washington Blvd	0	0	12,250	0	0	05/06/2005	333
1025 N. Fillmore St.	1025 N Fillmore St	5,760	0	0	0	0	03/23/2005	B-R
Warehouse	1021 N Fillmore St	0	0	5,720	0	0	03/23/2005	0
CLARENDON SUBTOTAL		5,760	0	17,970	0	0		
VIRGINIA SQUARE								
820 N Pollard St	820 N Pollard St	1,554	0	0	0	0	02/10/2005	383
Johnson Building	3901 Wilson Blvd	5,544	0	0	0	0	02/10/2005	383
VIRGINIA SQUARE SUBTOTAL		7,098	0	0	0	0		
BALLSTON								
Office Building	800 N Quincy St	150,000	0	0	0	0	08/09/2005	20
Office Building	4015 Wilson Blvd	150,000	0	0	0	0	08/09/2005	20
1113 Stuart St	1133 N Stuart St	0	0	0	1	0	06/17/2005	0
BALLSTON SUBTOTAL		300,000	0	0	1	0		
PENTAGON CITY								
Defense Printing Service	1401 S Fern St	0	0	25,000	0	0	04/27/2005	105
Defense Printing Service	1411 S Fern St	0	0	25,000	0	0	04/27/2005	105
Defense Printing Service	1421 S Fern St	0	0	25,000	0	0	04/27/2005	105
PENTAGON CITY SUBTOTAL		0	0	75,000	0	0		

Project Name	Address	Office (s.f.)	Retail (s.f.)	Other* (s.f.)	Residential Units	Hotel Rooms	Demolition Date	Site Plan Number**
LEE HIGHWAY								
5222 Lee Hwy	5222 Lee Hwy	0	3,273	0	0	0	06/07/2005	0
LEE HIGHWAY SUBTOTAL		0	3,273	0	0	0		
EAST FALLS CHURCH								
Always There Pet Care	6900 Lee Hwy	0	6,265	0	0	0	03/09/2005	375
EAST FALLS CHURCH SUBTOTAL		0	6,265	0	0	0		
OUTSIDE METRO								
2033 N STAFFORD ST	2033 N Stafford St	0	0	0	1	0	11/21/2005	0
OUTSIDE METRO SUBTOTAL		0	0	0	1	0		
SUBTOTAL		312,858	9,538	92,970	58	0		
SINGLE-FAMILY HOUSES								
COURT HOUSE								
1726 N Wayne St	1726 N Wayne St	0	0	0	1	0	04/04/2005	0
COURT HOUSE SUBTOTAL		0	0	0	1	0		
CLARENDON								
1230 N HARTFORD ST	1230 N Hartford St	0	0	0	1	0	11/10/2005	0
1400 N HARTFORD ST	1400 N Hartford St	0	0	0	1	0	07/22/2005	0
1601 N Edgewood St	1601 N Edgewood St	0	0	0	1	0	06/06/2005	0
1612 N Fillmore St	1612 N Fillmore St	0	0	0	1	0	05/09/2005	0
1023 N Edgewood St	1023 N Edgewood St	0	0	0	1	0	04/26/2005	0
CLARENDON SUBTOTAL		0	0	0	5	0		
PENTAGON CITY								
1116 15TH ST S	1116 15th St S	0	0	0	1	0	10/28/2005	0
PENTAGON CITY SUBTOTAL		0	0	0	1	0		
COLUMBIA PIKE								
3914 9TH ST S	3914 9th St S	0	0	0	1	0	07/08/2005	0
COLUMBIA PIKE SUBTOTAL		0	0	0	1	0		
LEE HIGHWAY								
2023 N MONROE ST	2023 N Monroe St	0	0	0	1	0	10/25/2005	0
4325 LEE HWY	4325 Lee Hwy	0	0	0	1	0	09/01/2005	0
5930 LEE HWY	5930 Lee Hwy	0	0	0	1	0	08/23/2005	0
2018 Cameron St	2018 N Cameron St	0	0	0	1	0	06/02/2005	0

Project Name	Address	Office (s.f.)	Retail (s.f.)	Other* (s.f.)	Residential Units	Hotel Rooms	Demolition Date	Site Plan Number**
LEE HIGHWAY SUBTOTAL		0	0	0	4	0		
EAST FALLS CHURCH								
2428 N UNDERWOOD ST	2428 N Underwood St	0	0	0	1	0	10/03/2005	0
EAST FALLS CHURCH SUBTOTAL		0	0	0	1	0		
OUTSIDE METRO								
4413 35TH ST N	4413 35th St N	0	0	0	1	0	12/22/2005	0
4620 6TH ST S	4620 6th St S	0	0	0	1	0	12/19/2005	0
4700 6TH ST S	4700 6th St S	0	0	0	1	0	12/19/2005	0
505 N IVY ST	505 N Ivy St	0	0	0	1	0	12/19/2005	0
3612 N POTOMAC ST	3612 N Potomac St	0	0	0	1	0	12/01/2005	0
3513 N OHIO ST	3513 N Ohio St	0	0	0	1	0	11/28/2005	0
125 S GARFIELD ST	125 S Garfield St	0	0	0	1	0	11/23/2005	0
4640 5TH ST S	4640 5th St S	0	0	0	1	0	11/22/2005	0
3120 12TH ST S	3120 12th St S	0	0	0	1	0	11/16/2005	0
4325 N OLD GLEBE RD	4325 N Old Glebe Rd	0	0	0	1	0	11/16/2005	0
2615 N ROOSEVELT ST	2615 N Roosevelt St	0	0	0	1	0	11/09/2005	0
226 N GARFIELD ST	226 N Garfield St	0	0	0	1	0	11/03/2005	0
3911 LORCOM LN	3911 Lorcom Ln	0	0	0	1	0	10/19/2005	0
4502 32ND RD N	4502 32nd Rd N	0	0	0	1	0	10/18/2005	0
2400 N KENSINGTON ST	2400 N Kensington St	0	0	0	1	0	10/14/2005	0
6249 WILLIAMSBURG BLVD	6249 Williamsburg Blvd	0	0	0	1	0	10/11/2005	0
2515 N UPLAND ST	2515 N Upland St	0	0	0	1	0	10/06/2005	0
3822 7TH ST S	3822 7th St S	0	0	0	1	0	10/05/2005	0
4200 ARLINGTON BLVD	4200 Arlington Blvd	0	0	0	1	0	10/04/2005	0
2032 N EMERSON ST	2032 N Emerson St	0	0	0	1	0	09/29/2005	0
5312 32ND ST N	5312 32nd St N	0	0	0	1	0	09/29/2005	0
600 N EDISON ST	600 N Edison St	0	0	0	1	0	09/29/2005	0
2900 17TH ST S	2900 17th St S	0	0	0	1	0	09/20/2005	0
5212 12TH ST N	5212 12th St N	0	0	0	1	0	09/19/2005	0
2836 LORCOM LN	2836 Lorcom Ln	0	0	0	1	0	09/08/2005	0
2378 N FILLMORE ST	2378 N Fillmore St	0	0	0	1	0	08/30/2005	0

Project Name	Address	Office (s.f.)	Retail (s.f.)	Other* (s.f.)	Residential Units	Hotel Rooms	Demolition Date	Site Plan Number**
3518 N UTAH ST	3518 N Utah St	0	0	0	1	0	08/29/2005	0
4014 25TH ST N	4014 25th St N	0	0	0	1	0	08/25/2005	0
609 S BARTON ST	609 S Barton St	0	0	0	1	0	08/19/2005	0
1606 KIRKWOOD RD	1606 Kirkwood Rd	0	0	0	1	0	08/16/2005	0
3114 19TH ST S	3114 19th St S	0	0	0	1	0	08/15/2005	0
6207 35TH ST N	6207 35th St N	0	0	0	1	0	08/11/2005	0
1608 N RANDOLPH ST	1608 N Randolph St	0	0	0	1	0	07/26/2005	0
4428 S FOUR MILE RUN DR	4428 S Four Mile Run Dr	0	0	0	1	0	07/22/2005	0
2944 JOHN MARSHALL DR	2944 John Marshall Dr	0	0	0	1	0	07/20/2005	0
6237 WASHINGTON BLVD	6237 Washington Blvd	0	0	0	1	0	07/20/2005	0
1318 N JACKSON ST	1318 N Jackson St	0	0	0	1	0	07/19/2005	0
1805 N TUCKAHOE ST	1805 N Tuckahoe St	0	0	0	1	0	07/13/2005	0
1615 S OAKLAND ST	1615 S Oakland St	0	0	0	1	0	07/05/2005	0
6025 25TH RD N	6025 25th Rd N	0	0	0	1	0	07/05/2005	0
6300 Washington Blvd	6300 Washington Blvd	0	0	0	1	0	06/30/2005	0
920 Barton St	920 N Barton St	0	0	0	1	0	06/28/2005	0
1700 Huntington St	1700 N Huntington St	0	0	0	1	0	06/23/2005	0
501 Lombardy St	501 N Lombardy St	0	0	0	1	0	06/20/2005	0
5200 12th St S	5200 12th St S	0	0	0	1	0	06/15/2005	0
3601 14th St N	3601 14th St N	0	0	0	1	0	06/10/2005	0
3609 14th St N	3609 14th St N	0	0	0	1	0	06/10/2005	0
1920 Dinwiddie St	1920 N Dinwiddie St	0	0	0	1	0	06/08/2005	0
1527 Randolph St	1527 N Randolph St	0	0	0	1	0	06/07/2005	0
630 Barton St	630 S Barton St	0	0	0	1	0	06/07/2005	0
1816 N Quincy St	1816 N Quincy St	0	0	0	1	0	05/31/2005	0
4426 26th Rd N	4426 26th Rd N	0	0	0	1	0	05/27/2005	0
2607 N Upshur St	2607 N Upshur St	0	0	0	1	0	05/26/2005	0
3212 N Rochester St	3212 N Rochester St	0	0	0	1	0	05/25/2005	0
5024 33rd St N	5024 33rd St N	0	0	0	1	0	05/25/2005	0
2504 N Powhatan St	2504 N Powhatan St	0	0	0	1	0	05/24/2005	0
3009 1st Rd N	3009 1st Rd N	0	0	0	1	0	05/24/2005	0
1115 N Rochester St	1115 N Rochester St	0	0	0	1	0	05/19/2005	0
2601 19th St S	2601 19th St S	0	0	0	1	0	05/16/2005	0
2601 19th St S	2601 19th St S	0	0	0	1	0	05/16/2005	0
3024 4th St N	3024 4th St N	0	0	0	1	0	05/10/2005	0
6101 31st St N	6101 31st St N	0	0	0	1	0	05/09/2005	0
5149 22nd St N	5149 22nd St N	0	0	0	1	0	05/04/2005	0
6319 29th St N	6319 29th St N	0	0	0	1	0	05/03/2005	0
5647 7th St N	5647 7th St N	0	0	0	1	0	04/28/2005	0
2604 Shirlington Rd	2604 Shirlington Rd	0	0	0	1	0	04/22/2005	0
2807 1Rd N	2807 1st Rd N	0	0	0	1	0	04/14/2005	0
2021 N Kenmore St	2021 N Kenmore St	0	0	0	1	0	04/13/2005	0
5123 27th Rd N	5123 27th Rd N	0	0	0	1	0	04/13/2005	0
3120 Pershing Dr	3120 N Pershing Dr	0	0	0	1	0	04/12/2005	0
3510 13th St N	3510 13th St N	0	0	0	1	0	04/12/2005	0
3404 N Utah St	3404 N Utah St	0	0	0	1	0	04/11/2005	0
1558 12th St S	1558 12th St S	0	0	0	1	0	04/05/2005	0
1226 N Nelson St	1226 N Nelson St	0	0	0	1	0	03/28/2005	0
1820 N Underwood St	1820 N Underwood St	0	0	0	1	0	03/28/2005	0

Project Name	Address	Office (s.f.)	Retail (s.f.)	Other* (s.f.)	Residential Units	Hotel Rooms	Demolition Date	Site Plan Number**
5217 11th Rd N	5217 11th Rd N	0	0	0	1	0	03/23/2005	0
6531 36th St N	6531 36th St N	0	0	0	1	0	03/23/2005	0
5520 23rd St N	5520 23rd St N	0	0	0	1	0	03/18/2005	0
6231 21st St N	6231 21st St N	0	0	0	1	0	03/17/2005	0
2365 N Oakland St	2365 N Oakland St	0	0	0	1	0	03/14/2005	0
3617 N Potomac St	3617 N Potomac St	0	0	0	1	0	03/14/2005	0
1212 N Stuart St	1212 N Stuart St	0	0	0	1	0	03/08/2005	0
6201 36th St N	6201 36th St N	0	0	0	1	0	03/04/2005	0
306 N Irving St	306 N Irving St	0	0	0	1	0	03/03/2005	0
411 N Fillmore St	411 N Fillmore St	0	0	0	1	0	03/01/2005	0
4409 36th St N	4409 36th St N	0	0	0	1	0	02/25/2005	0
4733 Old Dominion Dr	4733 Old Dominion Dr	0	0	0	1	0	02/22/2005	0
5935 14th St N	5935 14th St N	0	0	0	1	0	02/07/2005	0
6309 28th St N	6309 28th St N	0	0	0	1	0	01/31/2005	0
1601 McKinley Rd	1601 Mckinley Rd	0	0	0	1	0	01/24/2005	0
5322 5th St N	5322 5th St N	0	0	0	1	0	01/13/2005	0
2938 John Marshall Dr	2938 John Marshall Dr	0	0	0	1	0	01/10/2005	0
3124 N Inglewood St	3124 N Inglewood St	0	0	0	1	0	01/07/2005	0
5200 16th St N	5200 16th St N	0	0	0	1	0	01/06/2005	0
1020 N Frederick St	1020 N Frederick St	0	0	0	1	0	01/05/2005	0
OUTSIDE METRO SUBTOTAL		0	0	0	95	0		
SINGLE-FAMILY HOUSES SUBTOTAL		0	0	0	108	0		
ARLINGTON TOTAL		312,858	9,538	92,970	166	0		

* Includes schools, health care facilities, recreation centers, fire houses, etc.

** Numbers listed refer to the site plan number. Other codes are as follows: B-R = By-right; FBC = Formed Based Code; URD = Unified Residential Development; UCMUD = Unified Commercial Mixed Use Development; and Sp. Ag. = Special Agreement.



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