

August 31, 2018

Town of Vienna
127 Center St S
Vienna, VA 22180

Michael D'Orazio,
Deputy Director

Michael,

Below is a general description of our 380 Maple Ave West project that we are planning to propose.

1. Four story building with a maximum height of 54 feet to the top of the roof
2. First floor will be 7,500 SF of retail and 38 retail parking spaces
3. Second, third and fourth floor will be between 38 to 40 residential condos
4. Each residential condo will have two parking spaces
5. There will be approximately 29 additional parking spaces for visitors and to be used by the retail vendors.
6. The residential condos will be a mix of 2 and 3 bedrooms.

The building will have a small park on the rear of the property along Glen Ave to be used by the residents and their guest and an area open for public use

The building will be designed to accommodate solar panels in the future.

We have stepped the building in the rear in order to soften the look from Glen Ave.

The building is being designed for easy access to ride sharing companies and delivery trucks to reduce traffic into the residential neighborhoods.

Dennis Rice