Land use

Eisenhower East Boundary

Active Retail/Entertainment Node

2003 Plan Recommendations

- Urban mix of land uses specified by block - office, retail, residential, hotel
- One retail/entertainment center
- Focus on proximity to Eisenhower Ave. Metrorail Station
- 16 hour/7 day per week activity
- Balance of jobs and housing

2019 Plan Update

- Increased flexibility of land uses
- Additional square footage in focus area
- Increased building heights in strategic locations
- Additional open spaces
- Updated retail/entertainment locations
- Community facilities

Fiscal Benefits of New Development

<table>
<thead>
<tr>
<th>Multi-Family</th>
<th>Office</th>
</tr>
</thead>
<tbody>
<tr>
<td>60¢ General Fund</td>
<td>12¢ Cost of Services to Support Project</td>
</tr>
<tr>
<td>88¢ General Fund</td>
<td>40¢ Cost of Services to Support Project</td>
</tr>
</tbody>
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