

# BRAC Impacted Buildings and Leases in Arlington

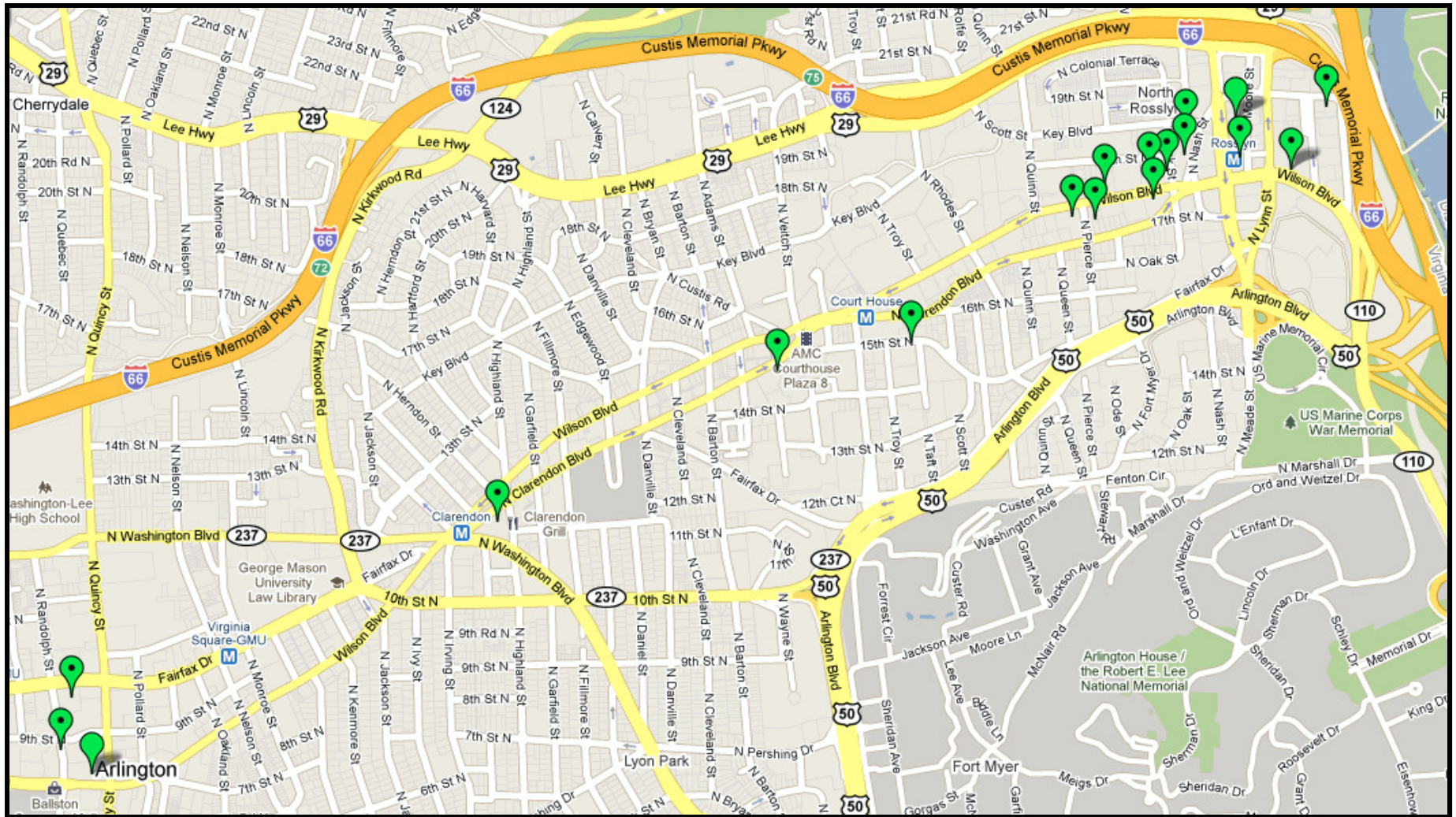
Rosslyn-Ballston Corridor

March 15, 2011

# GSA Lease Activity in BRAC'd Buildings: Rosslyn-Ballston Corridor Highlights

- BRAC affects **38 DoD Activities** currently located in commercial office space along the Rosslyn-Ballston Corridor.
- BRAC will impact **15 commercial office buildings** along the Rosslyn-Ballston Corridor.
- GSA holds **36 leases** totaling **1.23 million square feet** of office space in these buildings.
- Approximately **1.0 million square feet** of GSA's holdings in these buildings is considered BRAC-impacted DoD space.
- The BRAC deadline is **September 15, 2011**.

# Map of BRAC-Impacted Buildings: Rosslyn-Ballston Corridor





# BRAC-Impacted Buildings: Rosslyn

#	Building Address	Building Name	BRAC Action	BRAC-Impacted DoD Agency/Activity	Relocation Site	Anticipated Move Date
1	1101 Wilson Blvd	1101 Wilson Blvd	129	Secretary of the Air Force-Administrative Assistant	Andrews AFB	Sep-11
			129	Secretary of the Air Force-Auditor General	Andrews AFB	Sep-11
2	1400 Key Blvd	Nash Street Building	129	Air Force-Operations	Andrews AFB	Sep-11
			133	Defense Human Resources Activity	Ft. Belvoir	Sep-11
			147	Air Force Real Property Agency	Lackland AFB	Sep-11
3	1401 Wilson Blvd	Oakhill Office Building	129	Air Force-Operations	Andrews AFB	Sep-11
			133	Defense Human Resources Activity	Ft. Belvoir	Sep-11
			133	Office of the Secretary of Defense (OSD)	Ft. Belvoir	Sep-11
			133	Washington Headquarters Service (WHS)	Mark Center	Sep-11
4	1500 Wilson Blvd	1500 Wilson Blvd	133	Pentagon renovation temporary space	Ft. Belvoir	Sep-11
			129	Air Force-Operations (Foreign Liaison Office)	Andrews AFB	Sep-11
5	1501 Wilson Blvd	Art Associates	129	Air Force-Judge Advocate General	Andrews AFB	Sep-11
6	1515 Wilson Blvd	Art Associates West	133	Office of the Secretary of Defense (OSD)- Logistics Agency	Ft. Belvoir	Sep-11
7	1555 Wilson Blvd	Mill Court	133	Defense Human Resources Activity	Ft. Belvoir	Sep-11
			133	Office of the Secretary of Defense (OSD)	Ft. Belvoir	Sep-11
*8	1560 Wilson Blvd	1560 Wilson Blvd	129	Secretary of the Air Force-Acquisition	Andrews AFB	Nov-05

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# BRAC-Impacted Buildings: Rosslyn, continued

#	Building Address	Building Name	BRAC Action	BRAC-Impacted DoD Agency/Activity	Relocation Site	Anticipated Move Date
9	1600 Wilson Blvd	1600 Wilson Blvd	133	Defense Human Resources Activity	Ft. Belvoir	Sep-11
10	1700 N Moore St	Rosslyn Metro Center	132	Administrative Assistant to the Secretary of the Army (SAAA)	Ft. Belvoir	Sep-10
			147	Air Force Real Property Agency	Lackland AFB	Sep-11
			148	Army Family Liaison Office	Ft. Sam Houston	Sep-10
*11	1777 N Kent St	Rosslyn Plaza North	130	Washington Headquarters Service-Central Adjudication Facility	Ft. Meade	-
			133	Defense Human Resources Activity	Ft. Belvoir	-
			133	Pentagon renovation temporary space	Ft. Belvoir	-
			133	Washington Headquarters Service (WHS)	Mark Center	-
			140	Joint Tactical Radio System (JTRS) Program Office	Ft. Meade	-
*12	1815 N Ft. Myer Dr	1815 N Ft. Myer Dr	129	Air Force-Operations (Foreign Liaison Office)	Andrews AFB	-
			129	Secretary of the Air Force-Administrative Assistant	Andrews AFB	-
			129	Secretary of the Air Force-Auditor General	Andrews AFB	-

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# GSA Leases in BRAC-Impacted Buildings: Rosslyn

	<b>Building Name</b>	<b>Building Address</b>	<b>GSA Lease Code</b>	<b>Sq. Ft.</b>	<b>Lease Exp. Date</b>
1	1101 Wilson Blvd	1101 Wilson Blvd	LVA01807	11,307	5/30/2011
2	1101 Wilson Blvd	1101 Wilson Blvd	LVA01991	3,386	10/4/2011
3	1101 Wilson Blvd	1101 Wilson Blvd	LVA01954	26,948	5/13/2014
4	Nash Street Building	1400 Key Blvd	LVA01727	22,370	7/31/2014
5	Nash Street Building	1400 Key Blvd	LVA00191	41,600	3/2/2015
6	Nash Street Building	1400 Key Blvd	LVA01862	9,690	7/9/2015
7	Oakhill Office Building	1401 Wilson Blvd	LVA01637	9,338	1/1/2014
8	Oakhill Office Building	1401 Wilson Blvd	LVA01713	25,710	3/1/2014
9	Oakhill Office Building	1401 Wilson Blvd	LVA01781	5,867	3/17/2015
10	Oakhill Office Building	1401 Wilson Blvd	LVA01833	4,815	5/8/2015
11	Oakhill Office Building	1401 Wilson Blvd	LVA00202	57,576	7/1/2015
12	1500 Wilson Blvd	1500 Wilson Blvd	LVA30068	10,060	6/13/2013
13	Art Associates	1501 Wilson Blvd	LVA01814	2,246	4/4/2011
14	Art Associates	1501 Wilson Blvd	LVA01456	27,975	3/14/2012
15	Art Associates West	1515 Wilson Blvd	LVA30114	34,270	10/27/2013
16	Mill Court	1555 Wilson Blvd	LVA01964	8,673	2/13/2012

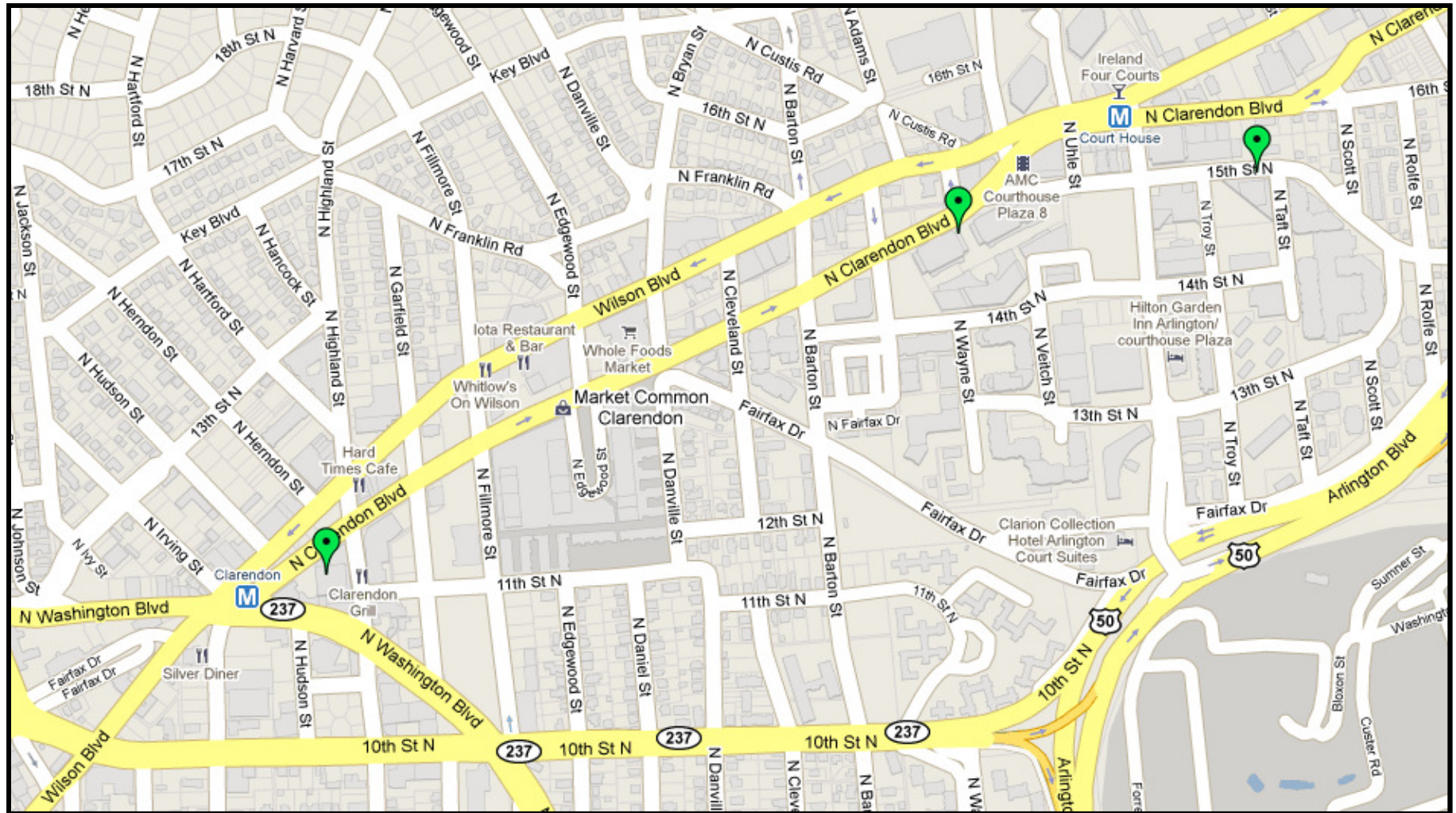
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# GSA Leases in BRAC-Impacted Buildings: Rosslyn

	<b>Building Name</b>	<b>Building Address</b>	<b>GSA Lease Code</b>	<b>Sq. Ft.</b>	<b>Lease Exp. Date</b>
17	Mill Court	1555 Wilson Blvd	LVA01965	19,453	3/31/2012
18	Mill Court	1555 Wilson Blvd	LVA02048	3,011	10/31/2013
19	1600 Wilson Blvd	1600 Wilson Blvd	LVA01916	6,135	12/31/2011
20	1600 Wilson Blvd	1600 Wilson Blvd	LVA01749	11,623	6/30/2014
21	Rosslyn Metro Center	1700 N Moore St	LVA01486	59,706	6/30/2012
22	Rosslyn Metro Center	1700 N Moore St	LVA01491	6,105	9/10/2012
23	Rosslyn Metro Center	1700 N Moore St	LVA01657	16,550	8/7/2013
24	Rosslyn Metro Center	1700 N Moore St	LVA01780	19,838	10/29/2013
25	Rosslyn Metro Center	1700 N Moore St	LVA02133	9,332	8/24/2014
26	Rosslyn Metro Center	1700 N Moore St	LVA01801	25,275	5/19/2015
27	Rosslyn Metro Center	1700 N Moore St	LVA01725	13,611	7/7/2015

**Total Sq Ft 492,470**

# Map of BRAC-Impacted Buildings: Clarendon & Court House



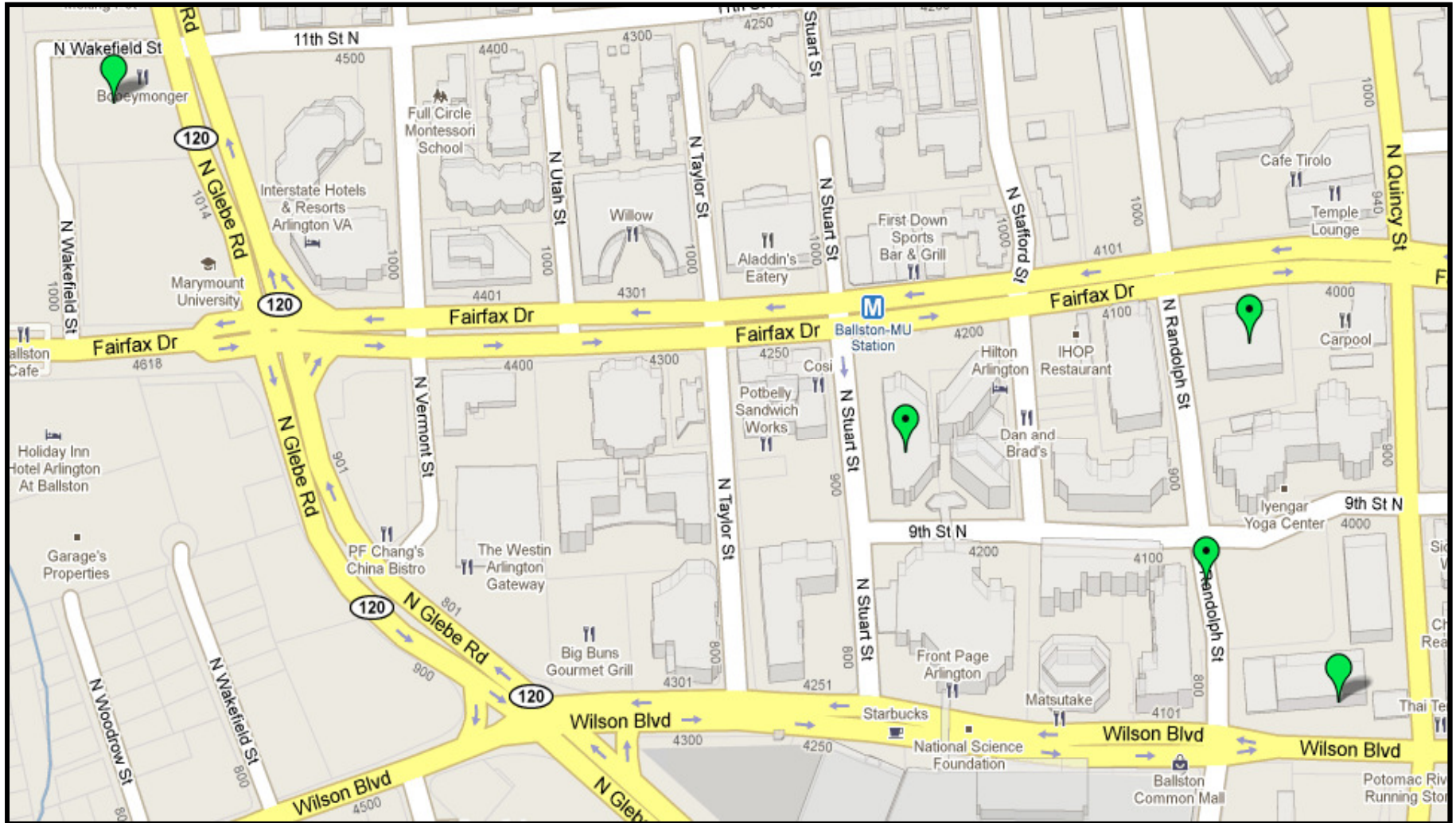
# BRAC-Impacted Buildings: Clarendon & Court House

#	Building Address	Building Name	BRAC Action	BRAC-Impacted DoD Agency/Activity	Relocation Site	Anticipated Move Date
1	2000 N 15th St	Arlington Plaza	129	Air Force-Auditor General	Andrews AFB	Sep-11
2	2300 Clarendon Blvd	Courthouse Plaza 2	149	Department of the Navy	ASC/Navy Yard	Sep-11
3	3100 Clarendon Blvd	3100 Clarendon Blvd	130	Defense Intelligence Agency (DIA)-Central Adjudication Facility	Ft. Meade	Sep-11

## GSA Leases in BRAC-Impacted Buildings: Clarendon & Court House

	<b>Building Name</b>	<b>Building Address</b>	<b>GSA Lease Code</b>	<b>Sq. Ft.</b>	<b>Lease Exp Date</b>
1	Arlington Plaza	2000 N 15th St	LVA01498	5,841	3/22/2012
2	Courthouse Plaza 2	2300 Clarendon Blvd	LVA00096	8,919	7/31/2012
3	Courthouse Plaza 2	2300 Clarendon Blvd	LVA01987	5,359	7/31/2012
4	Courthouse Plaza 2	2300 Clarendon Blvd	LVA01989	13,716	7/31/2012
5	3100 Clarendon Blvd	3100 Clarendon Blvd	LVA02119	182,264	5/31/2018
			<b>Total Sq. Ft.</b>	<b>216,099</b>	

# Map of BRAC-Impacted Buildings: Ballston



# BRAC-Impacted Buildings: Ballston

#	Building Address	Building Name	BRAC Action	BRAC-Impacted DoD Agency/Activity	Relocation Site	Anticipated Move Date
*1	1010 N Glebe Rd	One Ballston Plaza	133	Office of the Secretary of Defense (OSD)	Ft. Belvoir	-
*2	4015 Wilson Blvd	Tower 3	133	Office of the Secretary of Defense (OSD)	Ft. Belvoir	-
3	4040 North Fairfax Dr	Webb Building	129	Air Force-Personnel	Andrews AFB	Sep-11
	4040 North Fairfax Dr	Webb Building	129	Secretary of the Air Force/General Counsel	Andrews AFB	Sep-11
	4040 North Fairfax Dr	Webb Building	133	Defense Human Resources Activity	Ft. Belvoir	Sep-11
	4040 North Fairfax Dr	Webb Building	133	DoD Education Activity	Ft. Belvoir	Sep-11
	4040 North Fairfax Dr	Webb Building	137	DoD Education Activity-Civilian Personnel Office	DSC Columbus	Mar-10
4	875 N Randolph St	One Liberty Center	130	Defense Office of Hearings & Appeals Headquarters	Ft. Meade	Jun-11
	875 N Randolph St	One Liberty Center	133	Office of the Secretary of Defense (OSD)	Ft. Belvoir	Sep-11
5	901 N Stuart St	Ballston Metro Center	129	Secretary of the Air Force-Public Affairs	Andrews AFB	Sep-11
	901 N Stuart St	Ballston Metro Center	129	Secretary of the Air Force-Small Business	Andrews AFB	Sep-11
	901 N Stuart St	Ballston Metro Center	132	US Army Legal Agency	Ft. Belvoir	Sep-11
	901 N Stuart St	Ballston Metro Center	133	Office of the Secretary of Defense (OSD)	Ft. Belvoir	Sep-11

*\*Impact completed*

# GSA Leases in BRAC-Impacted Buildings: Ballston

	<b>Building Name</b>	<b>Building Address</b>	<b>GSA Lease Code</b>	<b>Sq. Ft.</b>	<b>Lease Exp Date</b>
1	Webb Building	4040 North Fairfax Dr	LVA01305	30,269	8/30/2011
2	Webb Building	4040 North Fairfax Dr	LVA01690	108,384	12/9/2013
3	One Liberty Center	875 N Randolph St	LVA01489	273,863	9/30/2012
4	Ballston Metro Center	901 N Stuart St	LVA01975	<u>108,797</u>	9/15/2011
			<b>Total Sq. Ft.</b>	<b>521,313</b>	

# Lease Expiration Dates and Associated Square Footage: Rosslyn

Time frame	Leases		Sq Ft	
2011 (before Sep 15)	2	7%	13,553	3%
2011 (after Sep 15)	2	7%	9,521	2%
2012	5	19%	121,912	25%
2013	5	19%	83,729	17%
2014	6	22%	105,321	21%
2015 and beyond	<u>7</u>	26%	<u>158,434</u>	32%
	<b>27</b>		<b>492,470</b>	

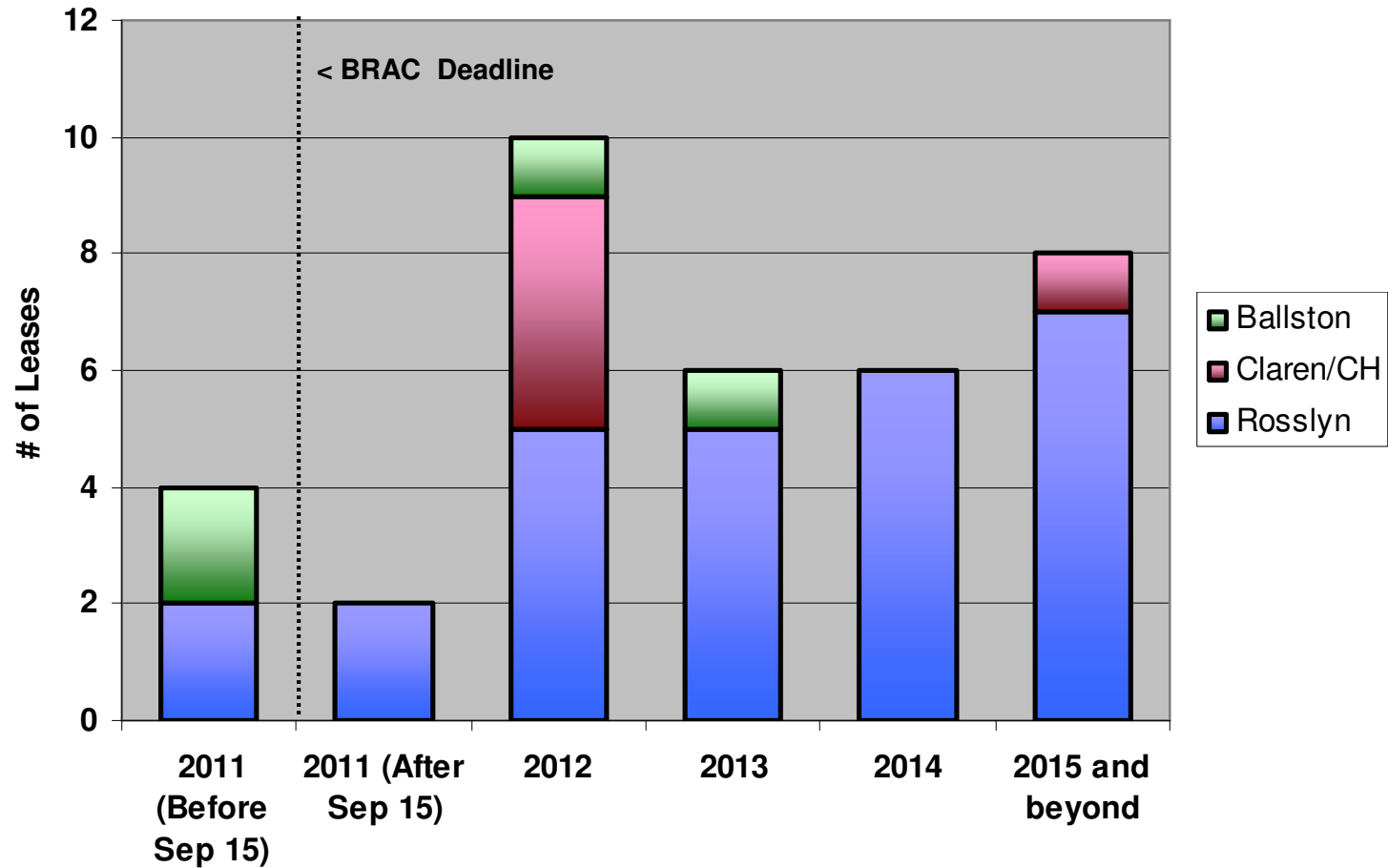
# Lease Expiration Dates and Associated Square Footage: Clarendon & Court House

Time frame	Leases		Sq Ft	
2010	-	-	-	-
2011 (before Sep 15)	-	-	-	-
2011 (after Sep 15)	-	-	-	-
2012	4	80%	33,835	16%
.....	-	-	-	-
2018	<u>1</u>	20%	<u>182,264</u>	84%
	<b>5</b>		<b>216,099</b>	

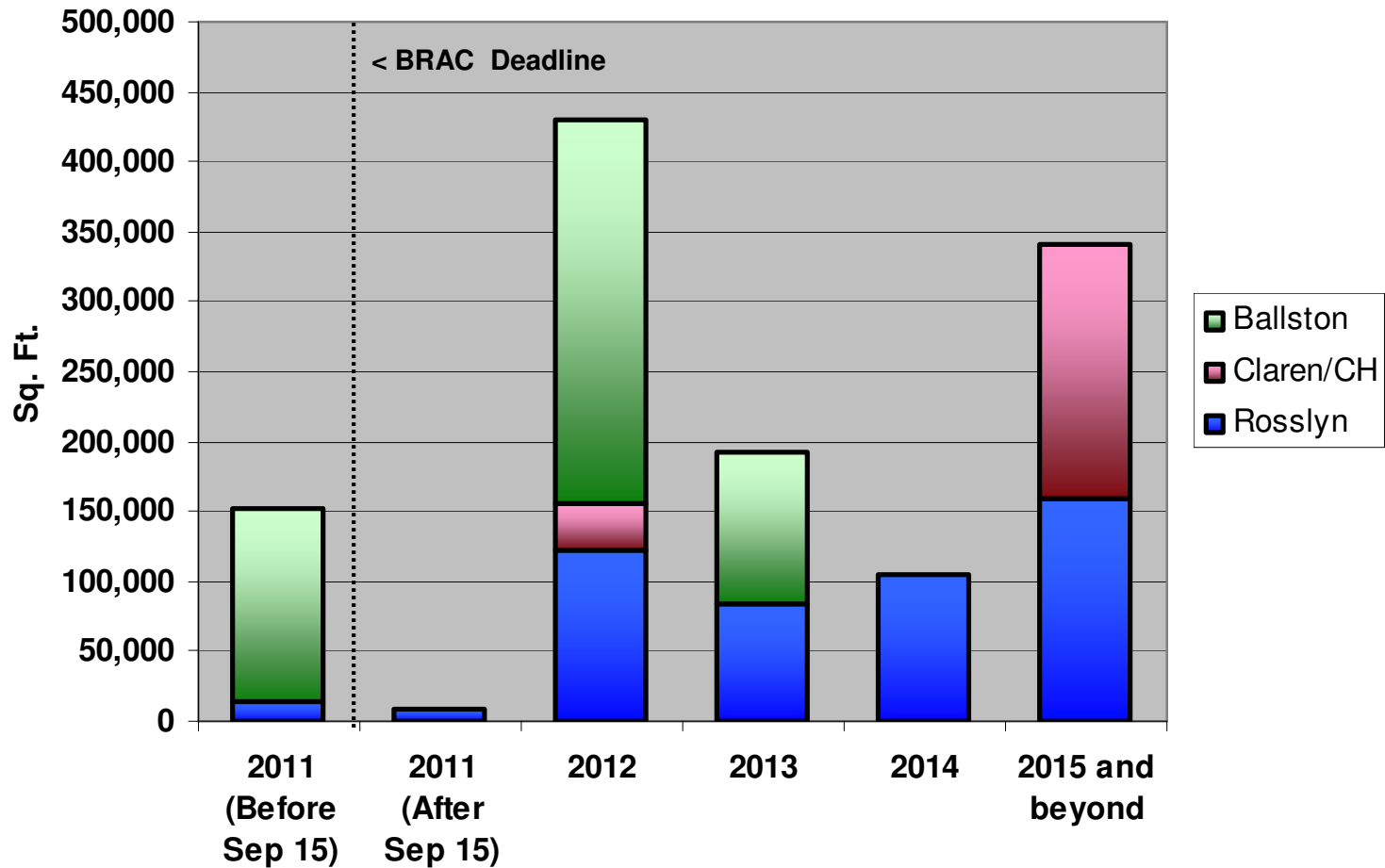
# Lease Expiration Dates and Associated Square Footage: Ballston

Time frame	Leases		Sq Ft	
2010	-	-	-	-
2011 (before Sep 15)	2	50%	139,066	27%
2011 (after Sep 15)	-	-	-	-
2012	1	25%	273,863	52%
2013	1	25%	108,384	21%
2014 and beyond	-	-	-	-
	<b>4</b>		<b>521,313</b>	

# GSA Leases in BRAC-Impacted Buildings Along the R/B Corridor: Number of Lease Expirations per Year



# GSA Leased Office Space in BRAC-Impacted Buildings Along the R/B Corridor: Release of Space By Year



# Release of GSA Leased Office Space in BRAC-Impacted Buildings Along the R/B Corridor

