

**MRIC Mixed-Use Alternative and Aggie Research Campus  
Comparison of Land Uses by Type**

Land Use	MRIC Mixed-Use Alt.	Aggie Research Campus
Project Site	212 acres	187 acres
Office/R&D/Laboratory	1,610,000 sf	1,610,000 sf
Advanced Manufacturing	884,000 sf	884,000 sf
Ancillary Retail*	100,000 sf	100,000 sf
Housing Units	850 (median 30 units/acre)	850 (median 30 units/acre)
Hotel/Conference	160,000 sf; 150 rooms	160,000 sf; 150 rooms
Total Sq.Ft. of Commercial	2,654,000 sf	2,654,000 sf
Maximum Height	85'	85'
Transit Plaza	0.6 acres	0.6 acres
Agricultural Buffer	20.1 acres	22.6 acres
Parks and Greenways	18.6 acres	15.1 acres
Parking Stalls	6,032 stalls	4,340 stalls
Floor Area Ratio	0.82	0.93

\* The retail square footage is located within the Office/R&D/Lab space. 1,610,000sf represents the maximum square footage for these buildings and, thus, the cumulative square footage of office and support retail combined. Thus, if 100,000sf of support retail is realized on-site, then 1,510,000sf of Office/R&D/Lab will be available.