

EXHIBIT "A"

Master Plan. The proposed addition to Kelly Hall building at 203 N 34th Street includes 3,990 sf of additional gross floor area, and 3,045 sf of additional occupied area.

Drexel University
Masterplan

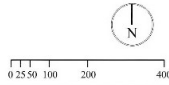


EXHIBIT "B"

Master Plan Zoning Calculation Chart. Following approval of this proposed addition, Drexel University remains in compliance with their Special Purpose Institutional (SP-INS) District regulations; which include maximum gross floor area (400 FAR), maximum occupied area (70% of total area), and minimum off-street parking (1 space per 4,000 sf of gross floor area).

Statistical Information

Drexel University Masterplan

Building No.	Building Type	Gross Floor Area		Site Coverage		Required Parking 1 per 4,000 SF	Parking Area	Remarks
		Existing in Sq. Ft.	Proposed	Existing in Sq. Ft.	Proposed			
01	Academic	236,850		81,700		59	P6, P1	
02	Academic	73,800		11,000		18	P1	
3A	Academic	61,703		9,226		15	P1	
3B	Academic	68,925		10,150		17	P1	
04	Academic	78,950		39,810		20	P1	
05	Academic	177,500		21,723		44	P1	
06	Academic	59,480		19,300		15	P1	
07	Academic	106,130		17,677		27	P1	
08	Academic	46,532		22,265		12	P1	
09	Academic	130,000		26,585		33	P1	
10	Academic	30,300		27,700		8	P1	
11	Academic	112,670		46,520		28	P1	
12	Academic	111,500		27,355		28	P1	
13	Academic	74,435		15,735		19	P1	
14	Academic	155,910		54,910		39	P1	
15	Academic	28,000		8,000		7	P1	
16	Residence/ Restaurant	3,332		2,119		1	P1	
17	Residence Hall	78,740	3,990	11,968	3,045	21	P11/P1	Proposed New Addition
18	Academic	8,720		5,860		2	P1	
19	Residence Hall	124,956		8,814		31	P5	
20	Residence Hall	95,978		15,153		24	P7	
21	Residence Hall	96,000		32,000		24	P7	
22	Residence Hall	64,500		6,230		16	P11/P1	
24	Academic	12,900		6,000		3	P7	
25	Fraternity	11,400		3,500		3	P7	
26	Academic	48,155		10,560		12	P1	
27	General Service/ Parking	321,486		41,735		10	***	
28	Hotel/Retail	145,000		19,341		37	P1	
29	Residence Hall	130,993		11,908		97*	P1/P11	
30	Academic	44,736		11,184		11	P1	
31	Academic	82,782		37,152		21	P1	
32	Residence Hall	175,000		5,160		96*	P1/P24	
33	Dining/Study Hall	6,000		6,000		2	P1	
34	Residence/ Retail	340,000		32,120		89*	P1	*Per Ordinance
Totals		3,343,363	3,990	701,862	3,045	889		

704,907

3,045

701,862

3,347,353

3,990

3,343,363

889

EXHIBIT "B", continued

**Drexel University
Masterplan**

	Existing	Proposed	Total
District Area	1,355,605 Sq. Ft.		1,355,605 Sq. Ft.
SP-INS Gross Floor Area	3,343,363 Sq. Ft.	3,990	3,347,353 Sq. Ft.
Floor Area Ratio	247%	0.2%	247%
Site Coverage	51.8%	0.2%	52.0%

Loading Dock Requirement

Drexel University has an on campus central receiving area at the General Services/Parking Building. The central receiving area has (3) loading docks.

Mixed-use Hotel Building #28 has one (1), on-site loading dock as required by the Philadelphia Zoning Code section 14-806.

Parking Tabulation

P1	822	Beyond IDD	P5	31
P2	6		P7	75 (42 Dedicated to 3400 Lancaster Ave.)
P3	33		P10	69
P4	24		P11	38
P6	9		P12	91
P9	17		P8	10
			P13	131
Total Parking Provided	911		Total Parking Provided	445