

Tysons - Dominion Square

Community Engagement Meeting



Arlington Partnership
For Affordable Housing

About APAH



- Non-profit, award-winning, innovative affordable housing developer committed to advocating for affordable housing and low-income residents
- Mission: To develop, preserve and own quality affordable places to live; to promote stability and opportunity for our residents; and to advocate with the people and communities we serve.
- Owns over 2,000 rental homes at 18 properties with 700+ units in development.
- Operates throughout the DMV, including Arlington, Fairfax, Loudoun and Montgomery counties



Project Background

- The Dominion Square project started as a partnership between the Fairfax County Redevelopment Housing Authority (FCRHA) and APAH with the goal to deliver affordable housing in the Tysons Area.
- In Spring of 2021, APAH contracted for the acquisition of the Dominion Square site--a 2-acre parking lot, which currently serves as a parking lot to a car dealership.



Development Scope & Site Plan



- Development:
 - 516 Units - 100% Affordable
 - Affordability Mix: 60% AMI , 50% AMI &, 30% AMI
 - 30,000 SF Community Center
 - Total of 656 Parking Spaces
 - 516 Spaces for residential units
 - 140 Spaces for the Community Center
- Target Unit Mix:
 - 1BR – 20%
 - 2BR – 60%
 - 3BR – 20%
- Financing:
 - Virginia Housing & Agency Lender
 - 4% LIHTC
 - Fairfax County Blueprint Funds
 - Amazon Housing Equity Fund



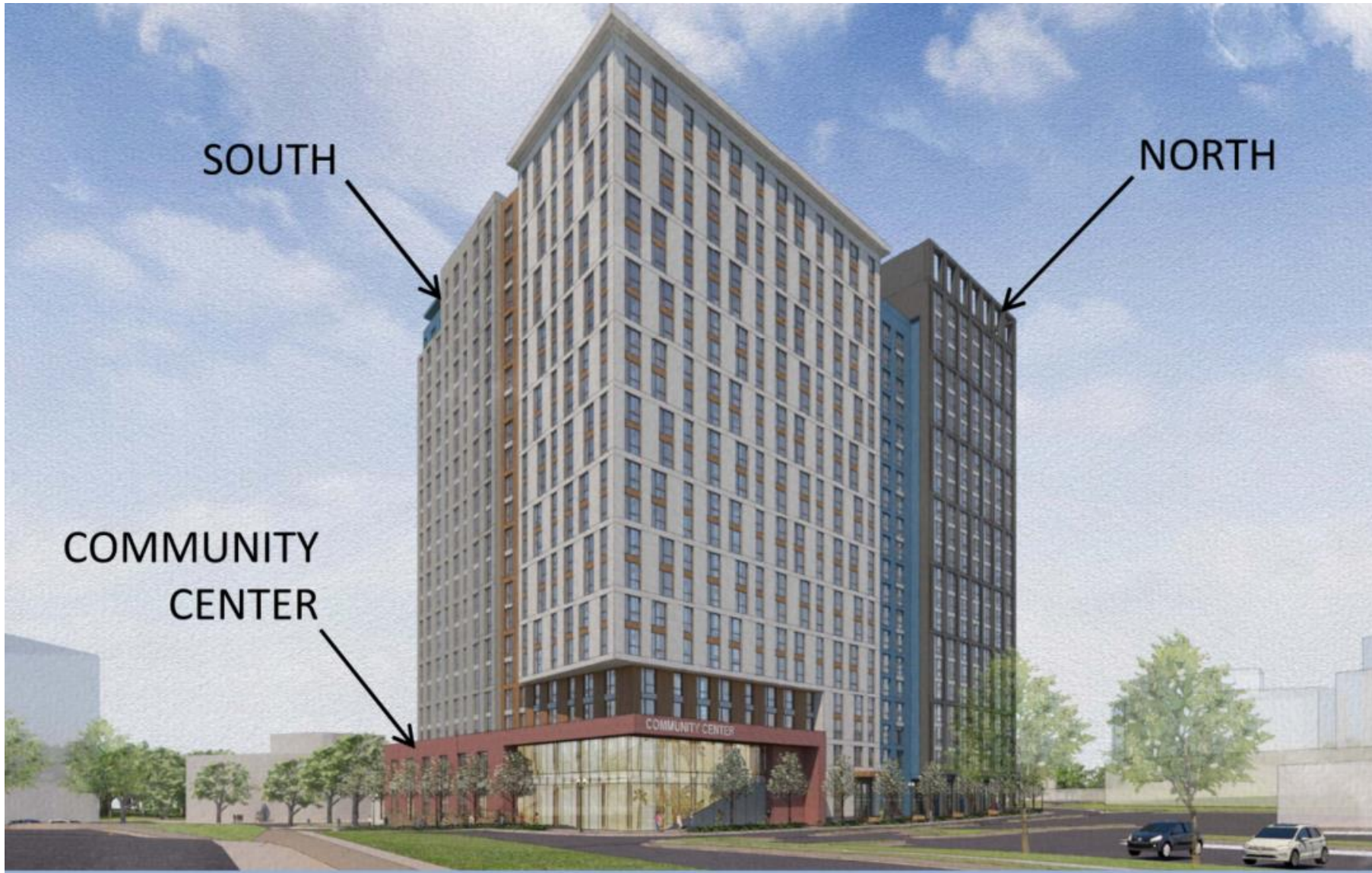
NORTH & SOUTH SITE PLAN

16,750 SF COURTYARD
30,800 SF FLOOR PLATE

FIRE TRUCK ONLY
ACCESS, CG-7 CURB PTD.
YELLOW AND SIGNAGE



Building Perspective



Front Perspective



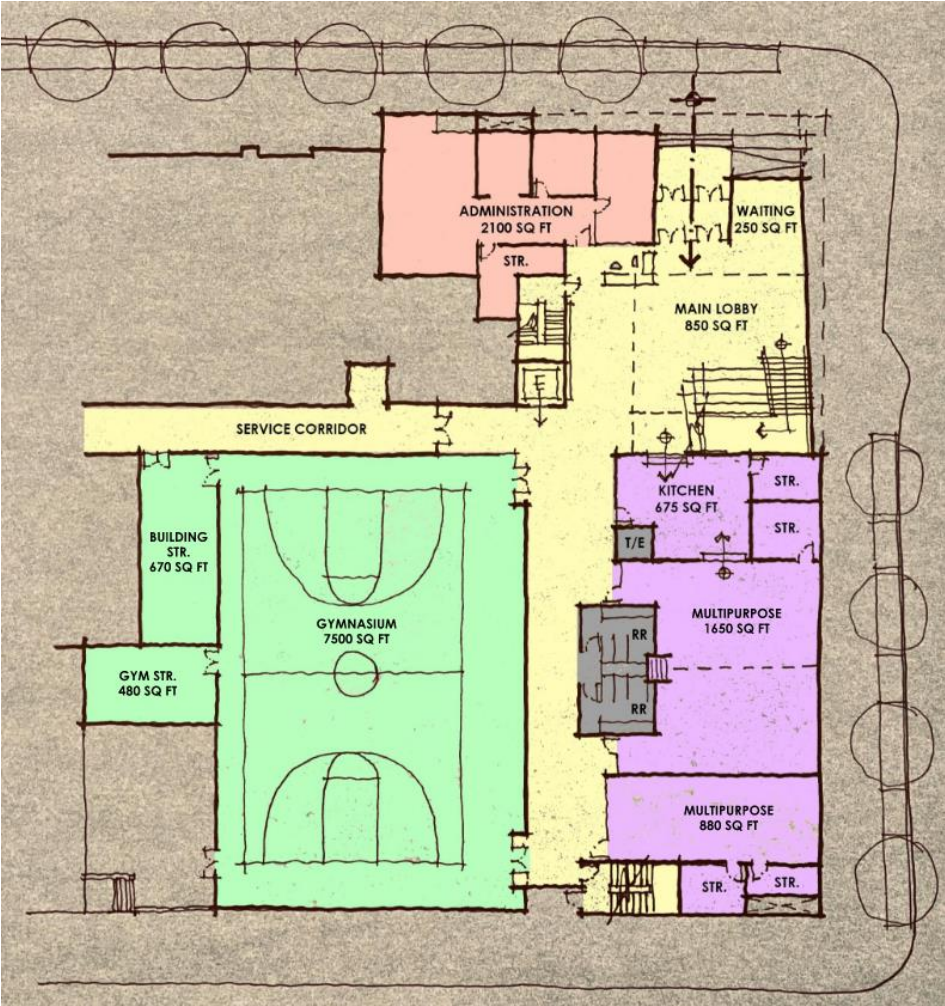
Rear Perspective



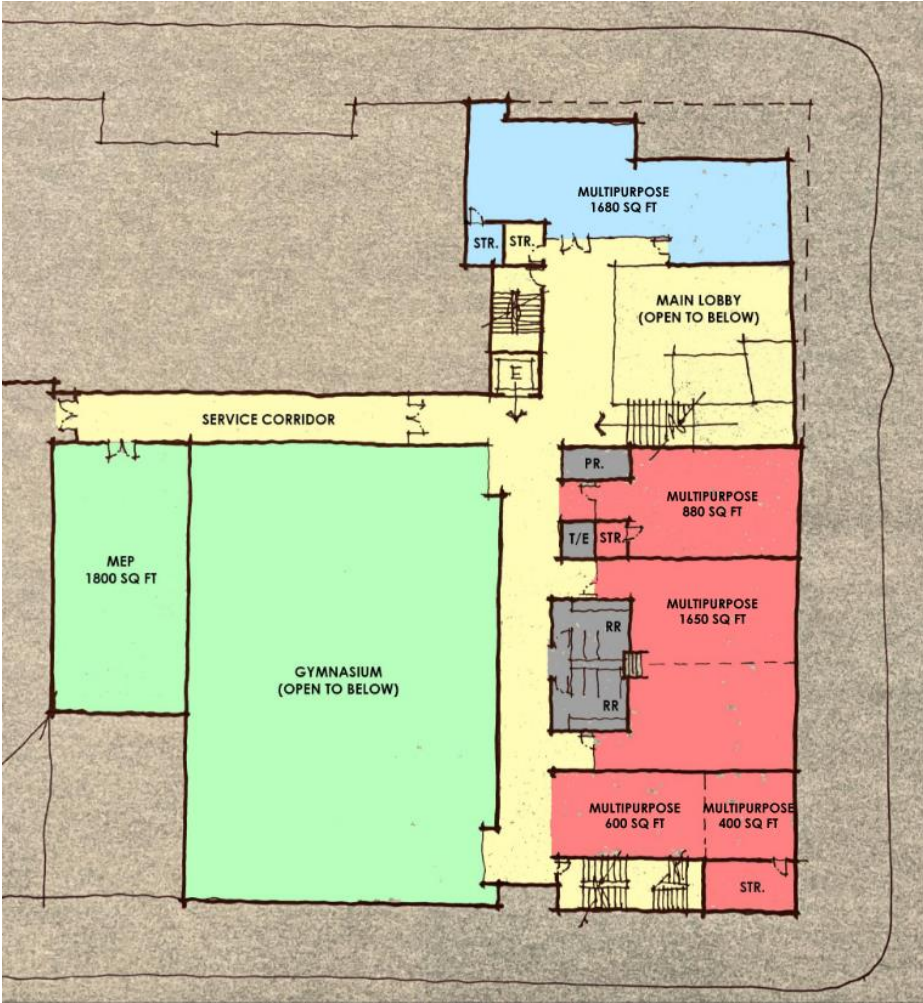
Courtyard Perspective



Tysons - Community Center



1st Level



2nd Level

Schedule



SCHEDULE	
Construction	
<ul style="list-style-type: none">- Construction Starting- Delivery of Residential Building and Community Center	Between July – December 2023 Q1/Q2 2026

Contacts

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