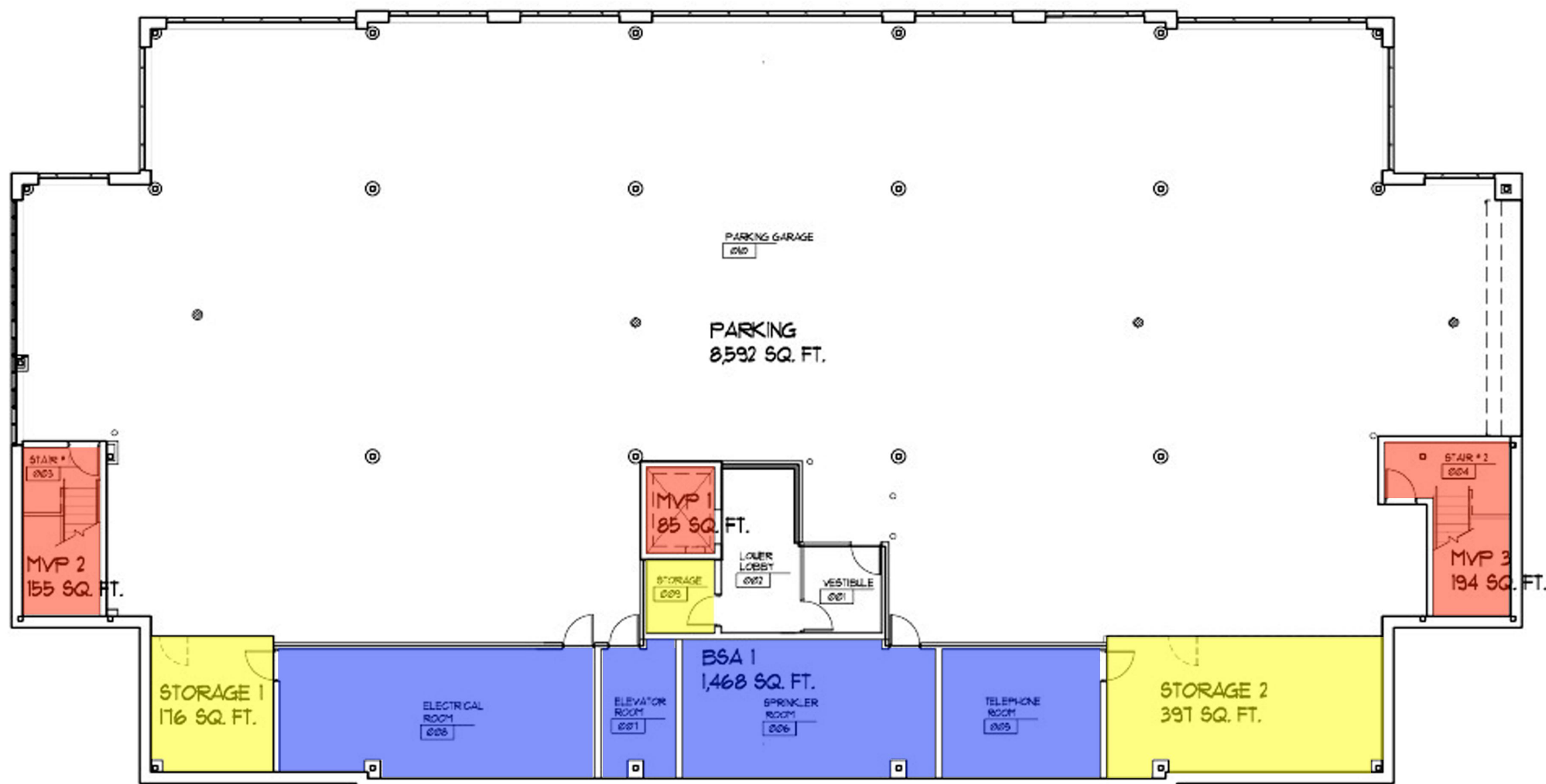


Project: Market Square Professional Center Building 200
Developer: Marrick Properties
Architect: Bignell Watkins Hasser Architects, P.C.
Date: 7/25/2011
BOMA Calculation Method B (single load factor)

	PRELIMINARY CALCULATIONS						FINAL CALCULATIONS						OPTIONAL		
A		B	C	D	E	F	G	H	I	J	K	L	M	N	O
						(B-C-D-E)				(F-I-H)	&F/&H	(H*K)			(L/H+I)
FLOOR	GROSS BUILDING FOOTPRINT	INTERIOR GROSS AREA	MAJOR VERTICAL PENETRATION	PARKING	OCCUPANT STORAGE	PRELIMINARY FLOOR AREA	SPACE ID	OCCUPANT AREA	BASE BUILDING CIRCULATION	SERVICE AND AMENITY	LOAD FACTOR B	RENTABLE AREA	CAPPED LOAD FACTOR	CAPPED RENTABLE AREA	FULL FLOOR EQUIVALENT FACTOR
LL					397		Storage A								
					176		Storage B								
	11,476	11,067	434	8,592	573	1,468		0	0	1,468	1.222	0	0	0	
1							#109	2,008				2,454		0	
							#110	2,797				3,418		0	
							#111	2,776				3,392		0	
							#112	1,591				1,944		0	
	11,476	11,157	510	0	0	10,647		9,172	778	697	1.222	11,209	0	0	1.1265
2							#209, 210	5,554				6,787		0	
							#208, 211	4,062				4,964		0	
	11,720	11,414	569	0	0	10,845		9,616	874	355	1.222	11,751	0	0	1.1202
TOTAL		33,638	1,513	8,592	573	22,960		18,788	1,652	2,520		22,960			



LOWER LEVEL

GROSS BUILDING FOOTPRINT
11,416 SQ. FT.

INTERIOR GROSS AREA
11,061 SQ. FT.

BSA 1	1,468 SQ. FT.
MVP 1	85 SQ. FT.
MVP 2	155 SQ. FT.
MVP 3	194 SQ. FT.
PARKING	8,592 SQ. FT.
STORAGE 1	176 SQ. FT.
STORAGE 2	391 SQ. FT.

INT. GROSS AREA: 11,061 SQ. FT.

LEGEND:

- BBC CIRCULATION NOT NEEDED IF TENANT OCCUPIES FULL FLOOR
- BSA AMENITIES SERVING ENTIRE BUILDING (E.G., LOBBIES, UTILITY ROOMS)
- FSA FLOOR-SPECIFIC AMENITIES
- MVP VERTICAL PENETRATIONS

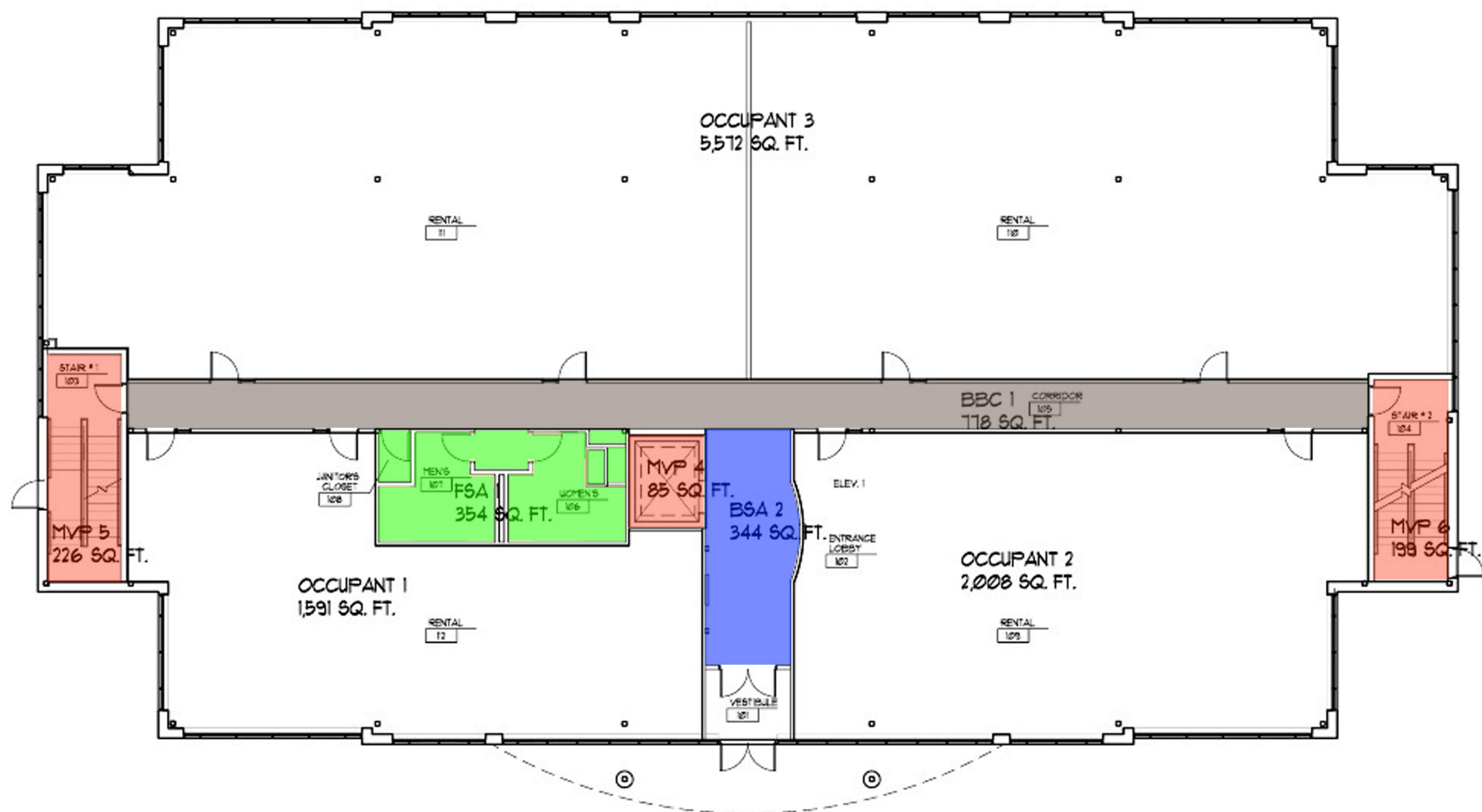


995 NORTH PRINCE FREDERICK BLVD., SUITE 201
PRINCE FREDERICK, MD 20678
P (301) 855-3828; F (301) 855-3829

MARKET SQUARE PROFESSIONAL CENTER BUILDING 200

FREDERICK, MD





GROSS BUILDING FOOTPRINT
11,416 SQ. FT.

INTERIOR GROSS AREA
11,151 SQ. FT.

BBC 1	718 SQ. FT.
BSA 2	344 SQ. FT.
FSA 1	354 SQ. FT.
MVP 4	85 SQ. FT.
MVP 5	226 SQ. FT.
MVP 6	199 SQ. FT.
OCCUPANT 1	1,591 SQ. FT.
OCCUPANT 2	2,008 SQ. FT.
OCCUPANT 3	5,512 SQ. FT.

INT. GROSS AREA: 11,151 SQ. FT.

- LEGEND:
- BBC CIRCULATION NOT NEEDED IF TENANT OCCUPIES FULL FLOOR
 - BSA AMENITIES SERVING ENTIRE BUILDING (E.G., LOBBIES, UTILITY ROOMS)
 - FSA FLOOR-SPECIFIC AMENITIES
 - MVP MECHANICAL PENETRATIONS

FIRST FLOOR

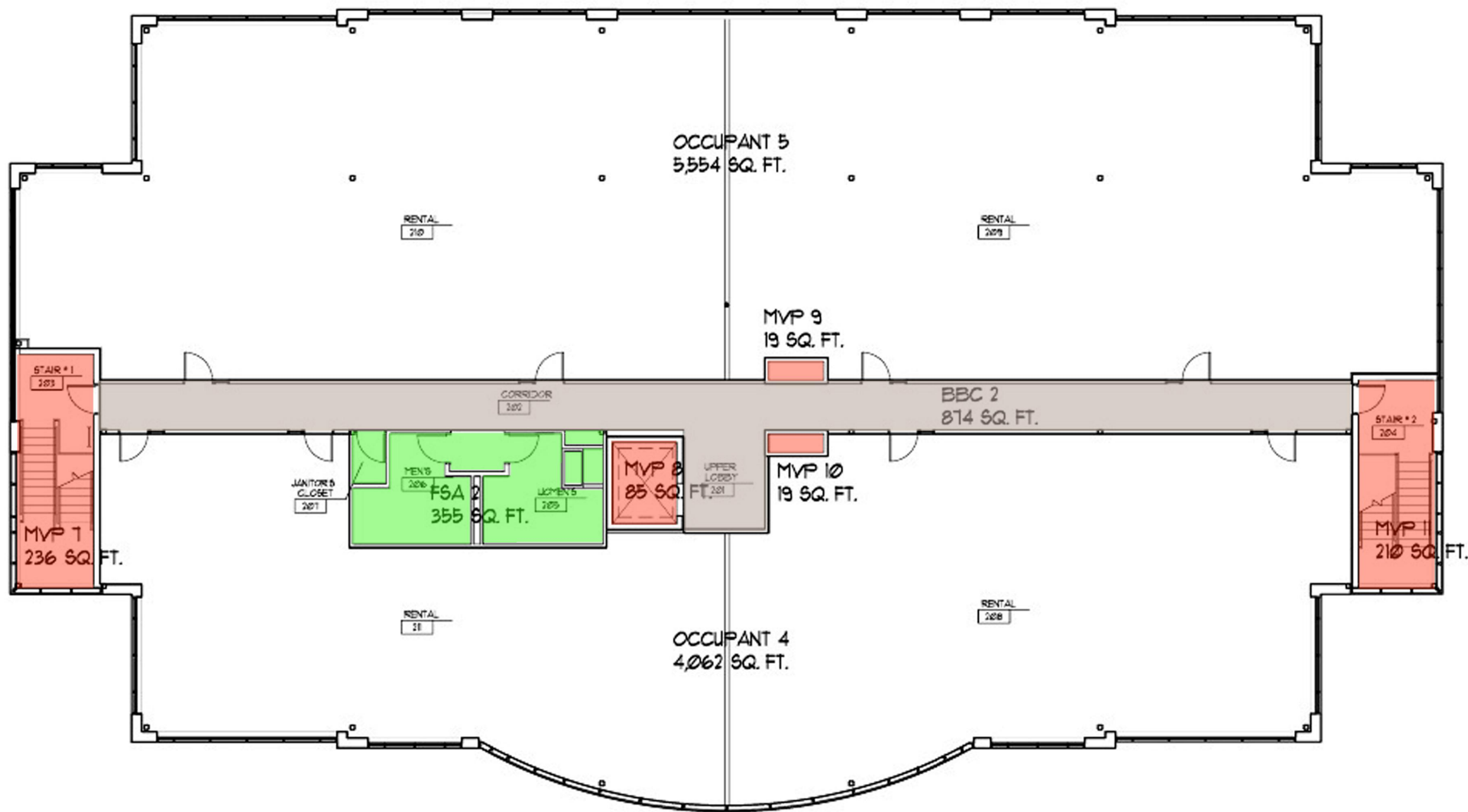
MARKET SQUARE PROFESSIONAL CENTER BUILDING 200

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GROSS BUILDING FOOTPRINT
11,120 SQ. FT.

INTERIOR GROSS AREA
11,414 SQ. FT.

BBC 2	874 SQ. FT.
FSA 2	355 SQ. FT.
MVP 1	236 SQ. FT.
MVP 8	85 SQ. FT.
MVP 9	19 SQ. FT.
MVP 10	19 SQ. FT.
MVP 11	210 SQ. FT.
OCCUPANT 4	4,062 SQ. FT.
OCCUPANT 5	5,554 SQ. FT.

INT. GROSS AREA: 11,414 SQ. FT.

LEGEND:

- BBC CIRCULATION NOT NEEDED IF TENANT OCCUPIES FULL FLOOR
- BSA AMENITIES SERVING ENTIRE BUILDING (E.G., LOBBIES, UTILITY ROOMS)
- FSA FLOOR-SPECIFIC AMENITIES
- MVP VERTICAL PENETRATIONS



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