



## ATTACHMENT D

Existing Businesses Located in The Industrial District			
See Map on Next Page for Area Location			
Key: General Use-Type per Zoning		Assembly	Light Industrial/Office
			Industrial
Area	Business Name	Use Category*	Notes
<b>Area A – Adjacent to Eastern Bypass Interchange</b>			
A	Currently Undeveloped		
<b>Area B – Alexandria Pike to East Lee Street</b>			
B	VDACS Regional Animal Health Facility	Laboratory, Office	Industrial
B	Dominion Construction Group	Contractor's Office & Warehouse	Industrial
B	Palmers Construction Group	Contractor's Office	Industrial
B	Peak Roofing	Contractor's Office	Industrial
B	Screen Printing	Printing	Industrial
B	Piedmont Press	Printing	Industrial
B	Cube Smart	Mini-Warehouse	Industrial
B	EMO Agency	Office	Light Industrial/Office
B	RE/MAX	Office	Light Industrial/Office
B	Dermatology Institute	Office/Clinic	Light Industrial/Office
B	Fauquier Health	Office	Light Industrial/Office
B	Blackcomb Center	Office	Light Industrial/Office
B	Virginia Social Services	Office	Light Industrial/Office
B	Warrenton Dental Services	Office	Light Industrial/Office
B	Progressions Dance School	Studio	Light Industrial/Office
B	Groups Recover Together	Office	Light Industrial/Office
B	Woodside Dentistry	Office/Clinic	Light Industrial/Office
B	Miller Orthodontics	Office/Clinic	Light Industrial/Office
B	Woodside Pediatric Dentistry	Office/Clinic	Light Industrial/Office
B	Virginia Sports Chiropractic	Office/Clinic	Light Industrial/Office
B	Craniofacial Center	Office/Clinic	Light Industrial/Office

B	Holiday Inn Express	Hotel; Conference Center	Assembly Uses: 206 (conference center); 146 (pool/deck)
B	Old Town Athletic Club & Campus	Health & Fitness Facility	Assembly Use: 16,653 sq.ft. ; 434 max. occupants (1 <sup>st</sup> Floor)
B	PATH	Office; Institutional/Philanthropic	Some Assembly Uses: 78,444 sq.ft.; 390 max. occupancy (Upper Floors)
B	Walker Drive Rezoning PUD	<i>not constructed</i>	Potential Assembly Uses: Restaurant, Entertainment
<b>Area C – Old Meetze Road to Southern Boundary</b>			
C	Pump Station	Utility	Industrial
C	Cube Smart	Mini-Warehouse	Industrial
C	Carter CAT	Contractor's Office & Warehouse	Industrial
C	VAMAC	Contractor's Office & Warehouse	Industrial
C	EW Electrical	Contractor's Office	Industrial
C	Country Deisel	Auto Dealership	Industrial
C	Cecil's Tractor	Farm Equipment Sales & Storage	Industrial
C	Blossman Gas	Bulk Fuel Storage	Industrial
C	Advance Auto	Retail	Light Industrial/Retail
C	Alwyngton Manor	Conference Center	Assembly Use: 300 max. (per SUP)
C	Fauquier FISH	Storage & Distribution; Institutional/Philanthropic	Potential for Future Assembly Use: 26,318 sq.ft.
<p><i>*Note – each business is noted by the <b>general</b> use category listed in the Zoning Ordinance that appears to be the best fit; <b>this is not an official determination.</b></i></p>			

