

Exhibit F1

APPENDIX F DESIGN GUIDEBOOK

LAST UPDATE: March 1, 2019

Section 1—Example of Extraordinary Usable Open Space



This usable open space exceeds what Appendix F calls Enhanced Usable Open Space.

This usable open space would qualify as two menu items because of its design and number of amenities.



The space is a central focal point for the development. Buildings are located around the edge and help frame the space.

Building entrances face the space and an outdoor dining area is located next to it. Both of these things help activate the space.



Tables and café chairs provide some color. They're moveable so people can find just the right spot.

People can open up the umbrellas if they prefer shade.

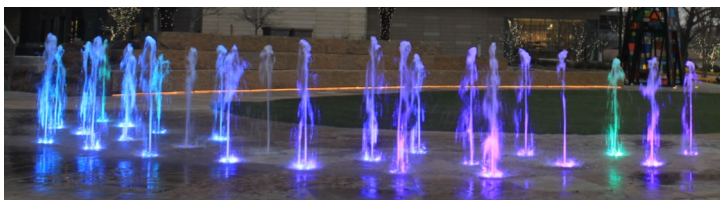
EXHIBIT F-1: APPENDIX F DESIGN GUIDEBOOK



Three pieces of art are located within the space. They aren't just decorative, they're interactive. They can double as seating and are fun for kids to play on and around. Their design and placement enhance people's experience as they move through the space.

The space includes a number of Tier 2 amenities: decorative lighting, textured paving, and an electrical hook-up to allow programming.

Stone benches provide a second type of seating and help define and enclose the space without cutting it off from the rest of the development.



The active water feature lights up and doubles as a splash play area for kids.