List of changes made to Replacement Studios as a result of artist requests.

(Prepared by Lennar)

Note: This is a complete list of all artist requests that are included in the building

1) Shallower and wider studios to accommodate space/layout needs of the artists.
2) Reduce Building height near building 101.
   a) Top floor of building was stepped back beyond the D4D allowed perimeter at the elevation closest to 101.
3) Move building further away from Building 101.
   a) The building was offset by an additional 6’ from Building 101 as well as pushed 9’ to the north.
   b) The building footprint shrunk as a result of this request as we are bound by either street or D4D regulated setbacks on every other frontage.
4) Add spray room.
5) Add kiln room.
6) Add bathrooms.
   a) Bathroom stalls exceed code on most floors.
7) Add Robinson sidewalk loading.
8) Add sinks to corridors.
   a) We are now up to 5 sinks located in the corridor on each floor.
9) Add a gallery.
   a) 1,000 sqft gallery introduced to building.
10) Increase gallery size.
    a) Gallery size increased by 600 sqft.
11) Remove Eclectic Cookery from Artist Building.
    a) Accommodating this request resulted in a cost add of approximately $2.5MM+ to the total project budget since an additional structure needed to be produced.
12) Add LED lights to all studio areas and program space.
13) Add individual heating controls.
14) Add zoned lighting controls.
15) Add mechanical ventilation.
16) Increase parking.
17) Incorporate ceiling mounted occupancy sensors into the lighting package.
18) Install electronic plumbing fixtures in bathrooms.
19) Use low emissivity glazing on sun-exposed portions of the building.
20) Install wider doors for studio entrances.
    a) Door openings went from 36” to 42”.
21) Add sound proofed spaces for musicians.
a) Spaces for the musicians have been provided on the ground floor (inside the concrete podium) and Lennar will sound proof their spaces to a level of 60 STC (or comparable to the current level, if it exceeds 60STC)

22) Provide operable windows.
23) Provide cluster of studios (approximately 6) with higher voltage.
24) Provide a loading area for the building.
25) Provide an oversized elevator.
   a) Industrial sized elevator will be provided.
26) Provide energy efficient building built to a LEED standard.
   a) Building will be built to a LEED Gold standard.
27) Artists want Toto plumbing fixtures.
   a) Toto or an equivalent will be provided.
28) Provide solar panel system.