

### **15-03-09 Traditional Neighborhood Development**

H. **Open Space.** As a trade-off for increased density and building mass, usable open space shall be provided within the traditional neighborhood development, including but not limited to: commons, pocket parks, plazas, courtyards, landscape features, water fountains and features, greenbelts, and trail connections. The actual amount of open space provided shall be determined by the Planning Commission based upon the size, scale, topography, and market niche of the proposed development Design shall encourage comfortable and safe pedestrian use, including landscaping, seating areas, and lighting as appropriate.

Areas of environmental concern or interest may be required to be preserved, i.e. drainages, steep slopes, trail systems, and water features. Unless otherwise specified thru special agreement or understanding with the City, all open space areas shall be maintained by property owners or homeowner associations.