



Excavation Material Placement Zone

200 0 200 400 FEET

REVISIONS:
12/8/2008
1/29/2009

SDI
614 Main Street, Suite 404
P.O. Box 4560, Park City, Utah 84060
435-649-4499



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The Big Picture

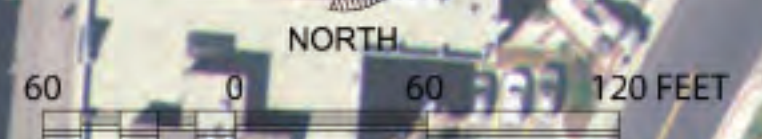
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SHEET NUMBER

BP-01

6/12/2008



REVISIONS:
12/9/2008

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SITE PLANNING
LANDSCAPE ARCHITECTURE
RESORT DESIGN
2070 E. Fern Avenue #102
Fremont, CA 94538
Ph: 925-294-4207



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Illustrative Plan

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SHEET NUMBER
V-1
6/12/2008



4b

4b

4a

Pathway

Rooftop Patio

Rooftop Patio

Lobby Entrance

Lobby Deck

Fire Pit

Dining Terrace

Fire Pit

Towel Hut

Chess Board and Driveway Skylight

Water Feature

Pool

Pool Deck

Emergency Vehicle and Pedestrian Access

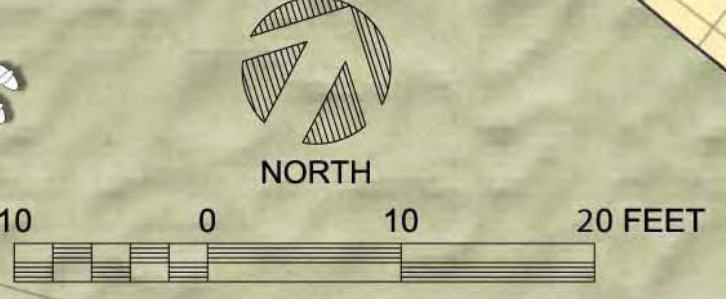
Spa (Typ.)

Bathrooms/Changing Rooms

Skier Access

Mine Exhibit

Ski Trail



REVISIONS:

ids INTEGRATED DESIGN ASSOCIATES

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Illustrative Pool Plaza Plan

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V-2
6/12/2008



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Upper Area 5 Pathways
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V-3
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SITE PLANNING
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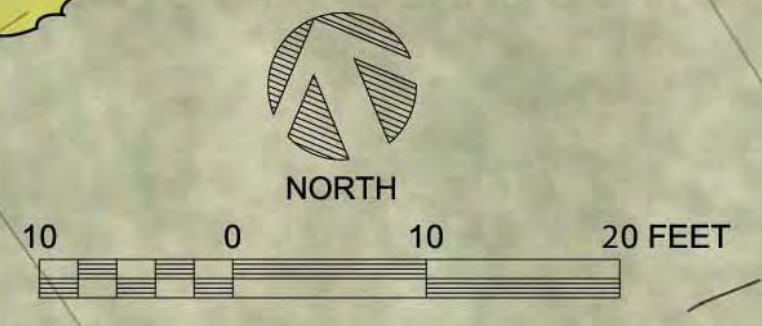


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V-4
 6/12/2008





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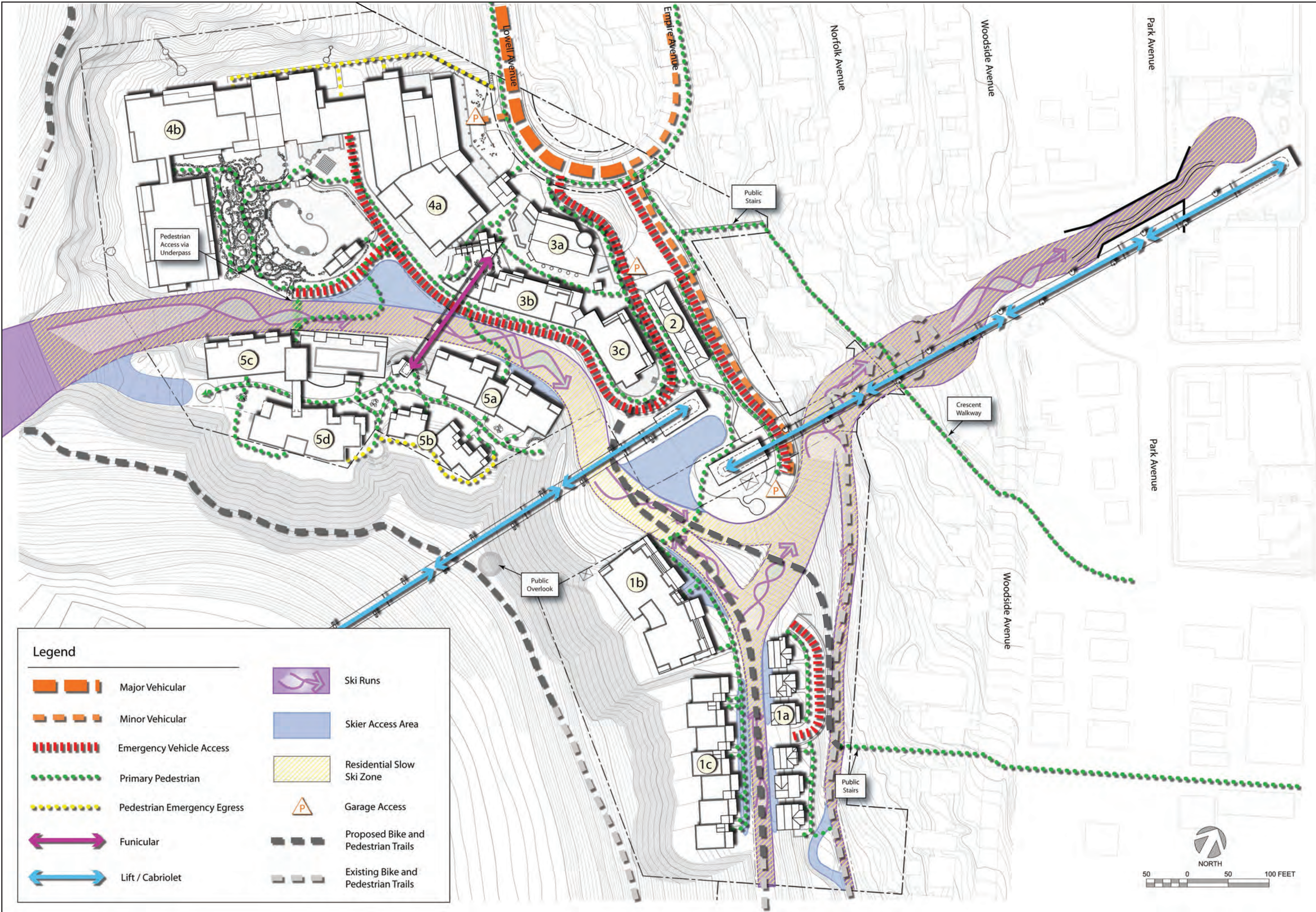
2975 E Fern Avenue, #102
 Fresno, CA 93720
 Ph: 559-299-9267
 Fax: 559-299-9267



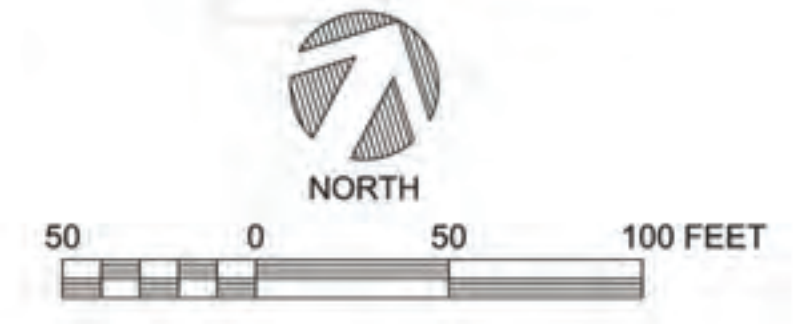
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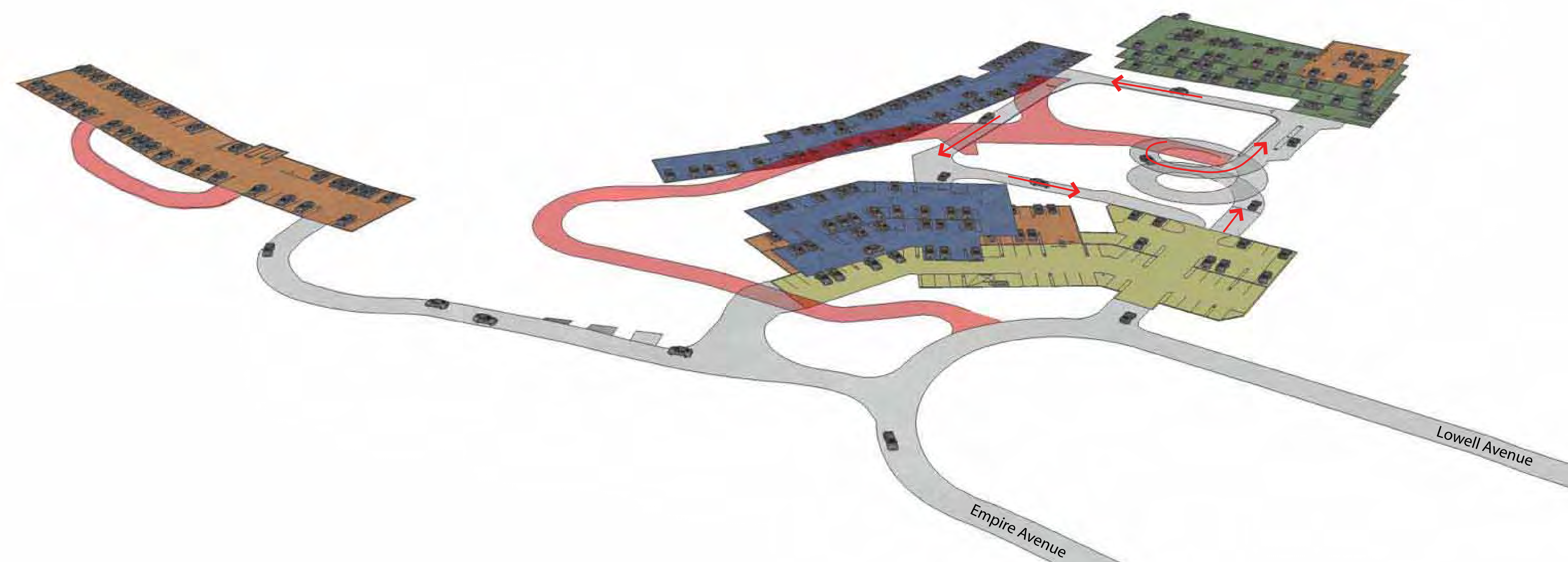


SHEET NUMBER
V-5
 6/12/2008



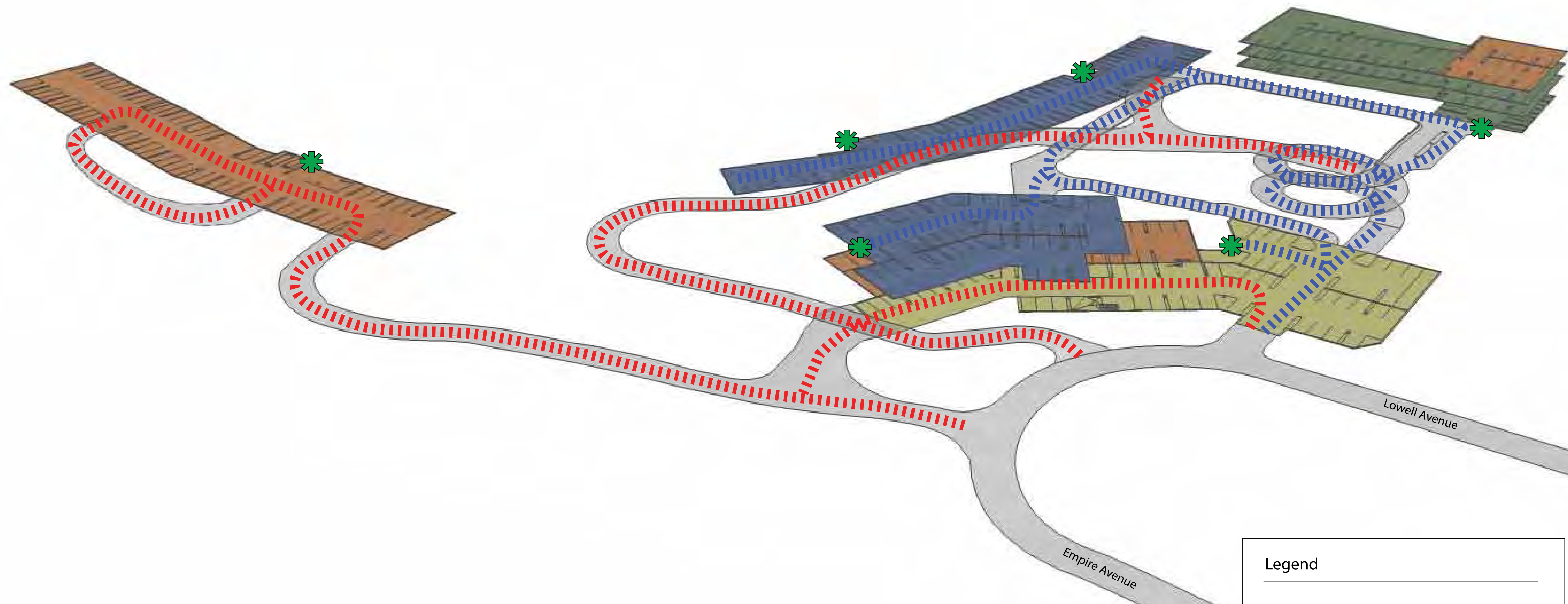
| Legend | | | |
|--------|-----------------------------|--|-------------------------------------|
| | Major Vehicular | | Ski Runs |
| | Minor Vehicular | | Skier Access Area |
| | Emergency Vehicle Access | | Residential Slow Ski Zone |
| | Primary Pedestrian | | Garage Access |
| | Pedestrian Emergency Egress | | Proposed Bike and Pedestrian Trails |
| | Funicular | | Existing Bike and Pedestrian Trails |
| | Lift / Cabriolet | | |








| Legend | |
|--------------------|-------------------------------|
| | Hotel - 152 Spaces |
| | Club - 109 Spaces |
| | Residential - 110 Spaces |
| | Staff/Visitor - 56 Spaces |
| | Emergency Vehicle Access Only |
| Total - 427 Spaces | |

Note: The upper image depicts translucent building massings with representative interior parking areas and emergency vehicle access routes.



Legend

-  Fire Truck Access Route
-  Ambulance Access Route
-  Elevator Access Point

Note that the Fire Truck Access Routes can be used by ambulances, while the Ambulance Access Route will not accommodate fire trucks.
 (See sheet V-7 for parking information)

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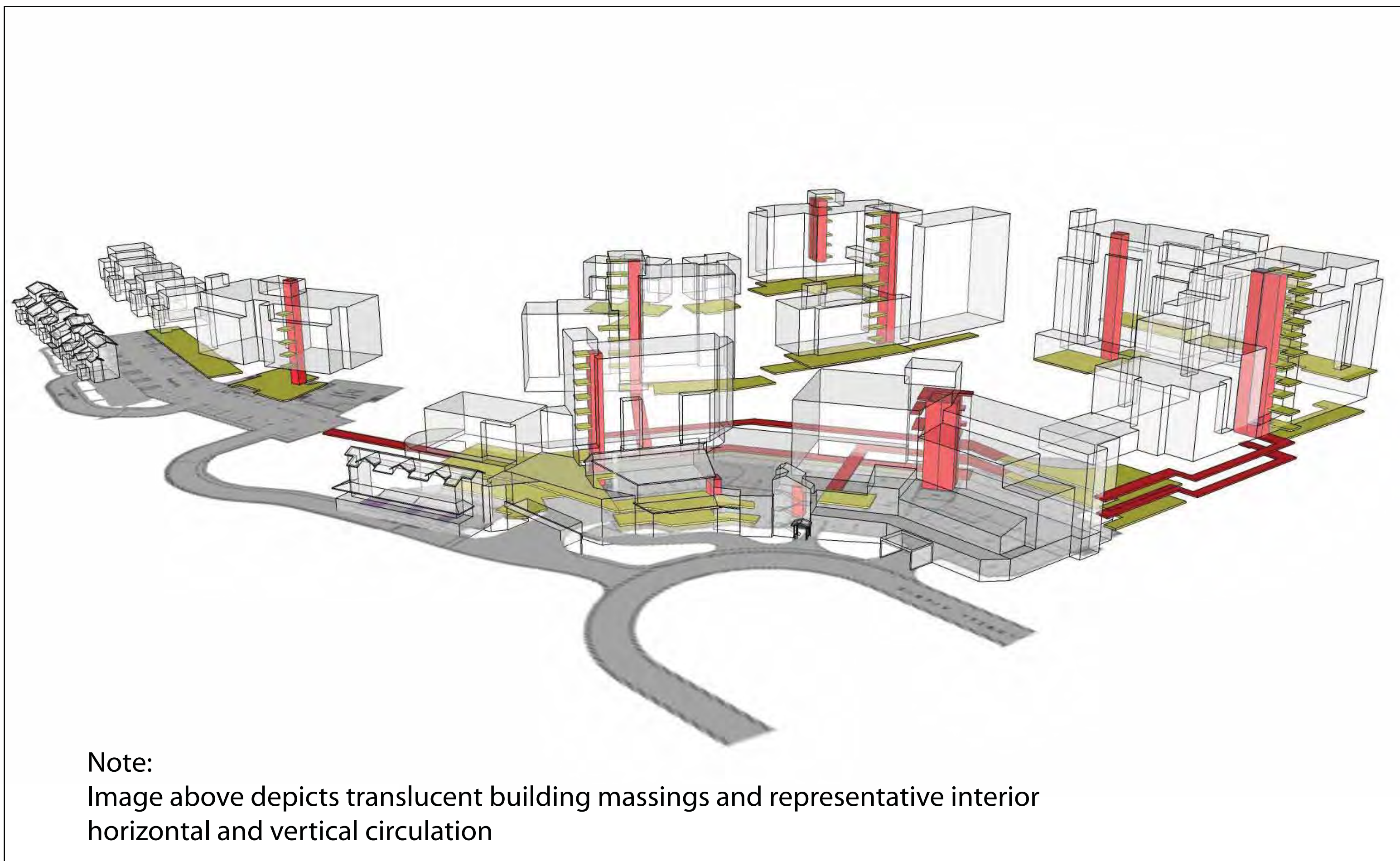
Internal Emergency Access Plan
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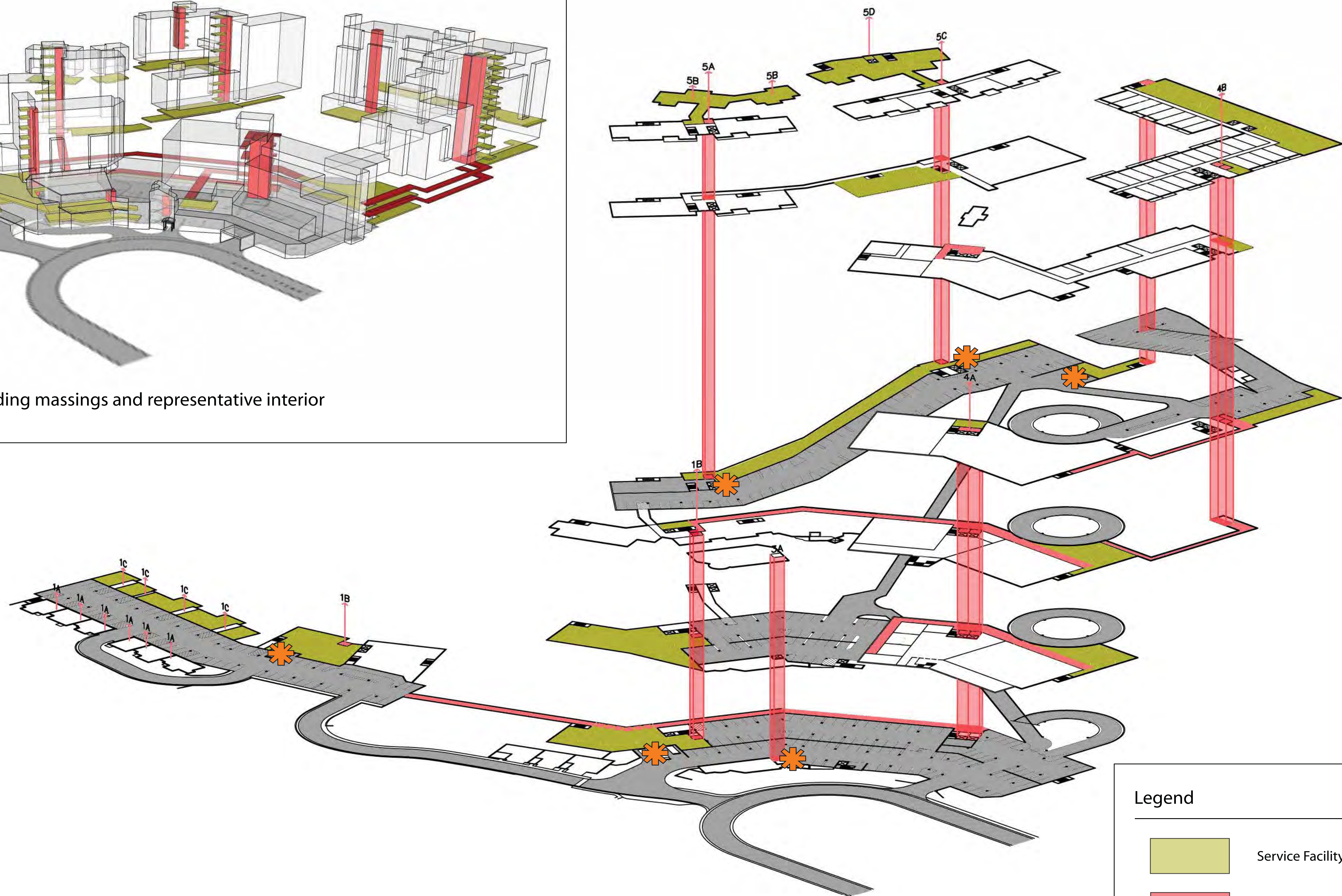
SHEET NUMBER

V-8

6/12/2008



Note:
Image above depicts translucent building massings and representative interior horizontal and vertical circulation



Note:
Image above depicts an exaggerated verticle seperation for each floor level shown without building massing and represents only the service related horizontal and vertical circulation.

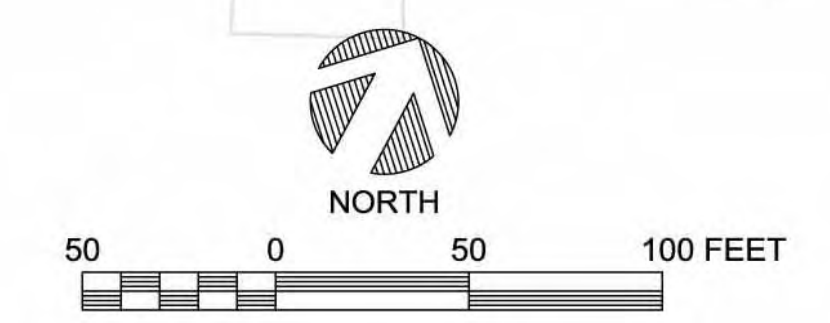
Legend

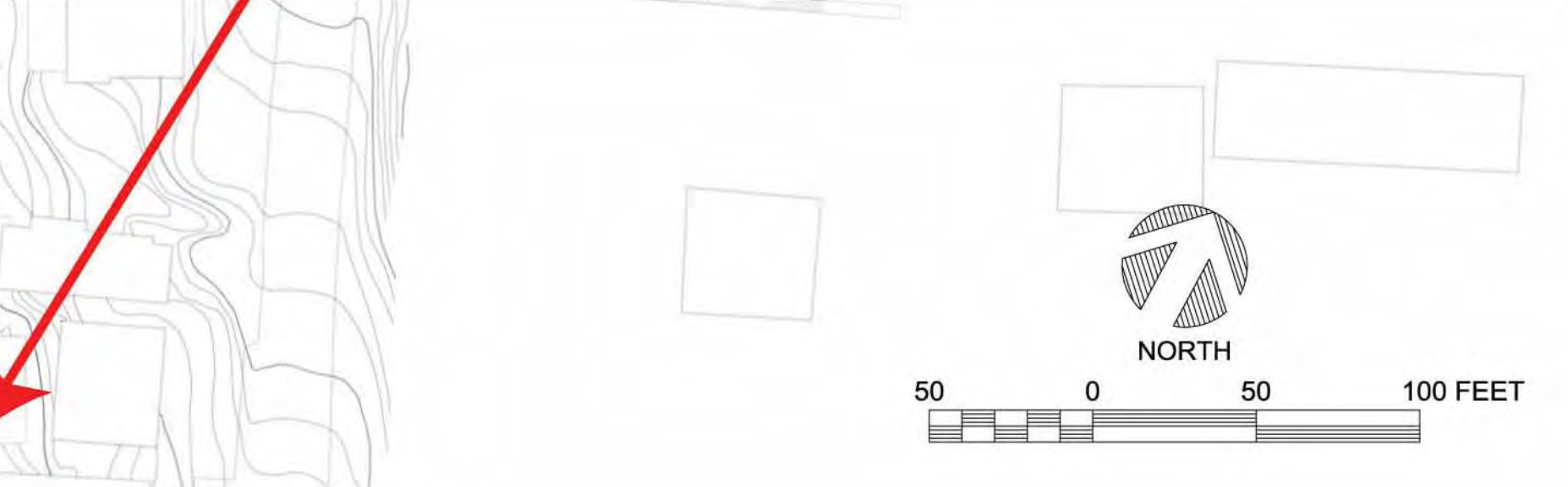
- Service Facility
- Service Hallway / Elevator
- Vehicular Access Point






Legend

- Conference Breakout
- Outdoor Dining
- Swimming Pool
- Cliffscape Areas
- Ski Trail
- Amphitheater
- Architectural Feature
- Lookout
- Fire Pit
- Water Feature (Year Round)
- Cliffscape Feature
Vertical Grotto with Water (Seasonal)
- Mine Exhibit
- Lifts
- Commercial
- Existing Trail
- Proposed Trail






Legend


-  Project Open Space Not Intended for Recreational Use
-  Project Usable Open Space
-  Dedicated Open Space Outside of Project Area

Note: Usable open space is defined as any exterior space that is intended to be accessed for regular use by pedestrians, bikers and/or skiers for pleasure and recreational activities.


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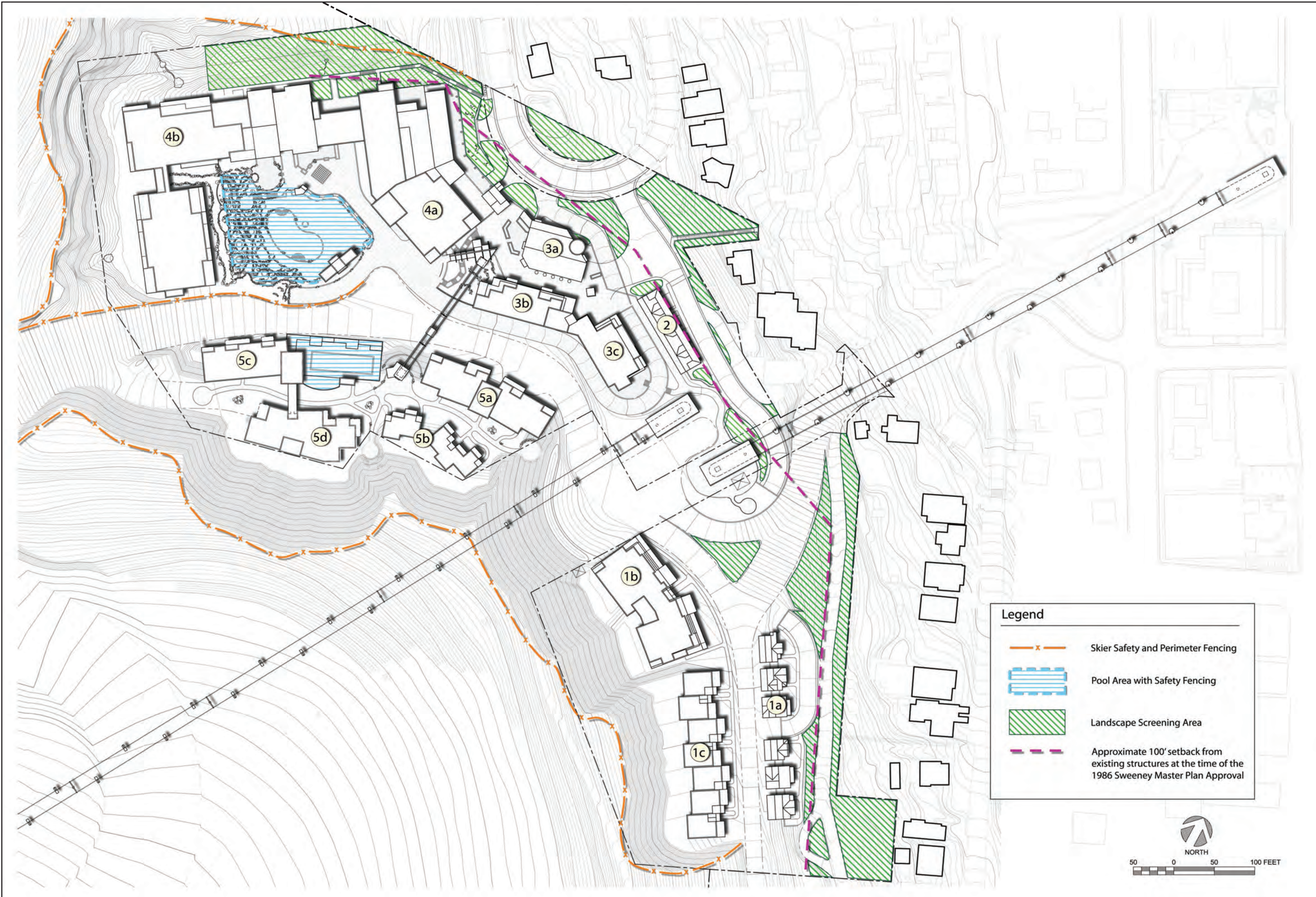
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Usable Open Space within Development Parcels
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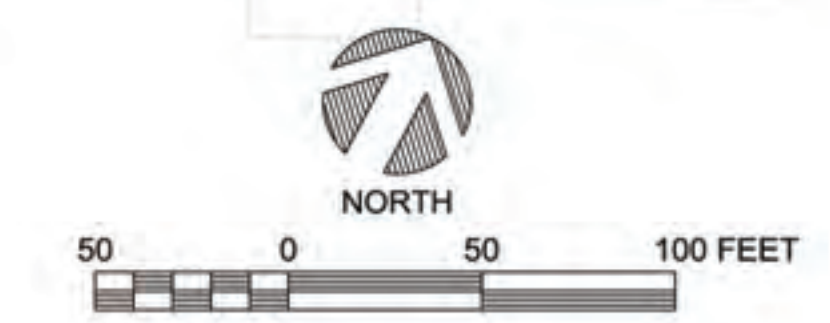
SITING
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SHEET NUMBER
V-11
6/12/2008



Legend

- Skier Safety and Perimeter Fencing
- Pool Area with Safety Fencing
- Landscape Screening Area
- Approximate 100' setback from existing structures at the time of the 1986 Sweeney Master Plan Approval



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SITE PLANNING
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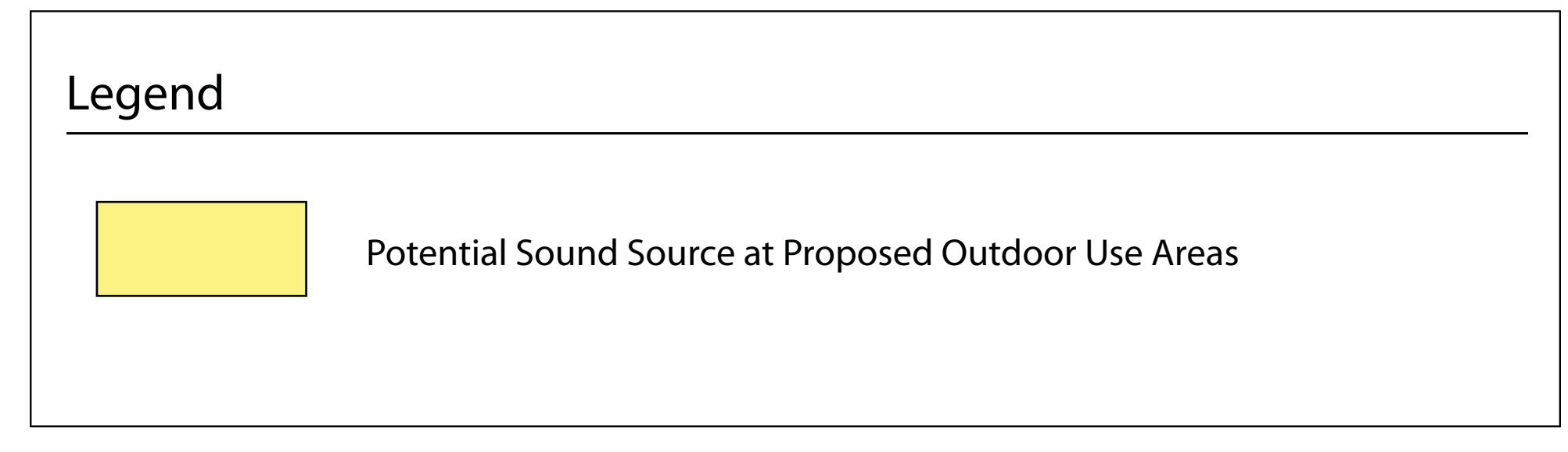
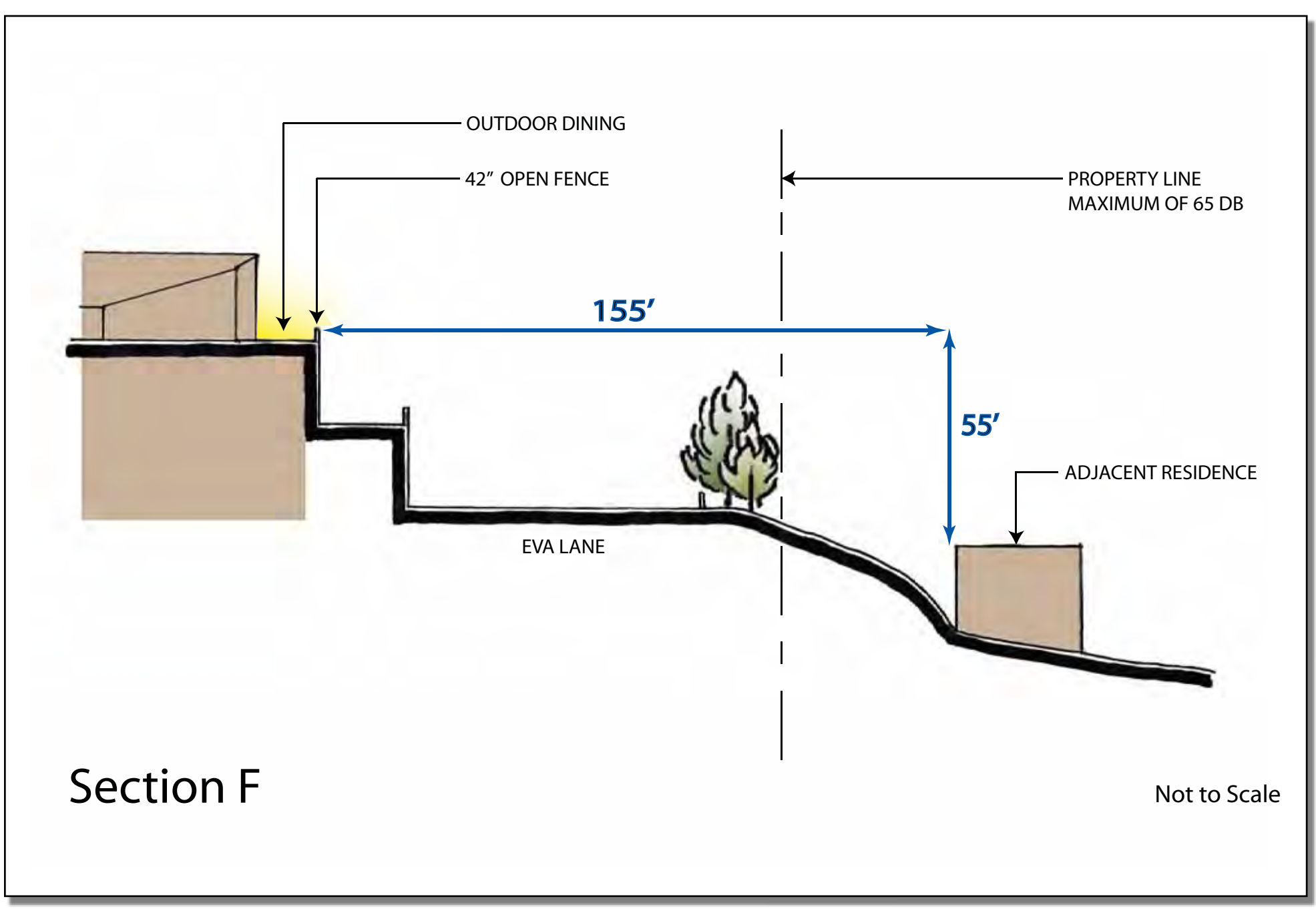
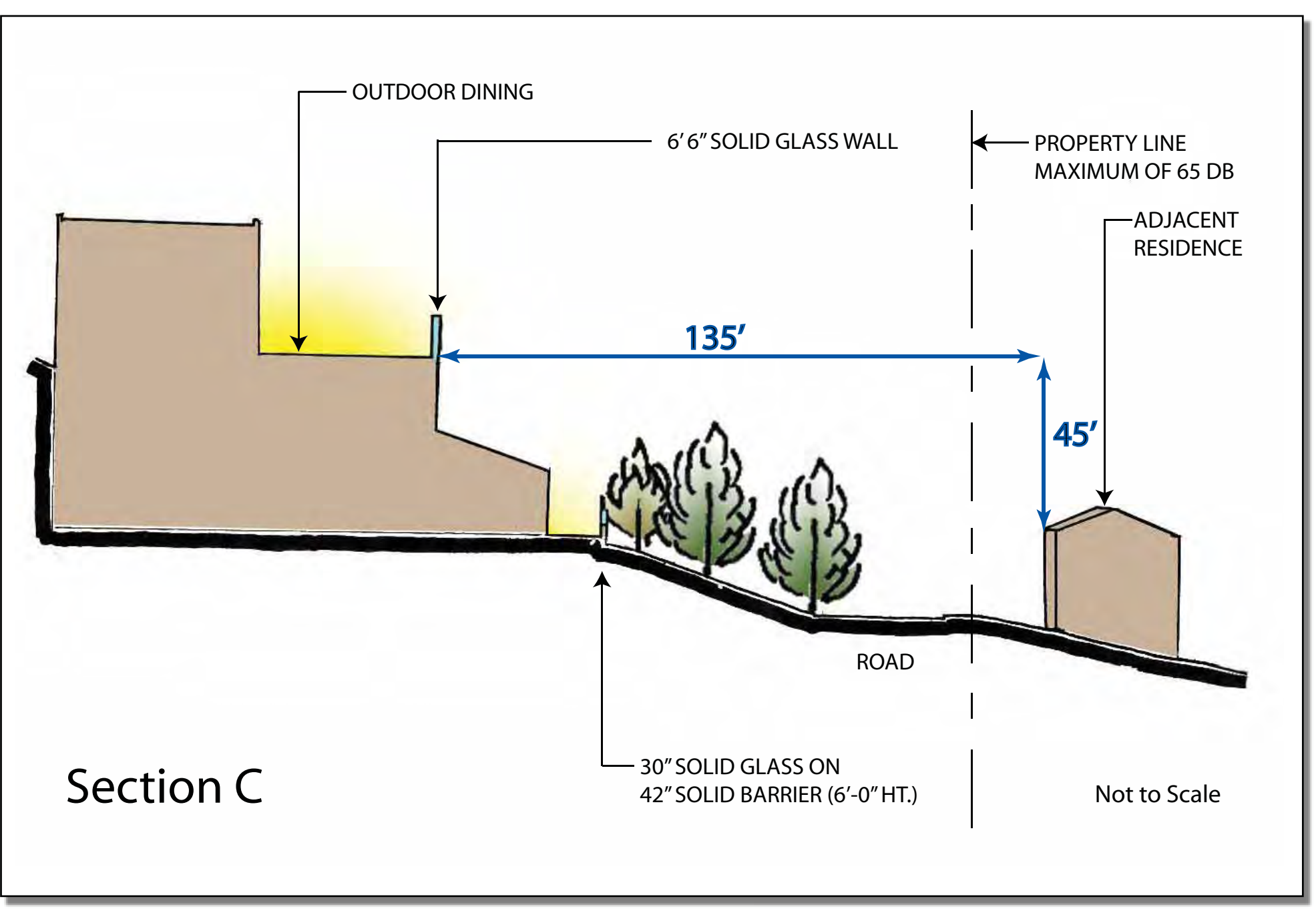
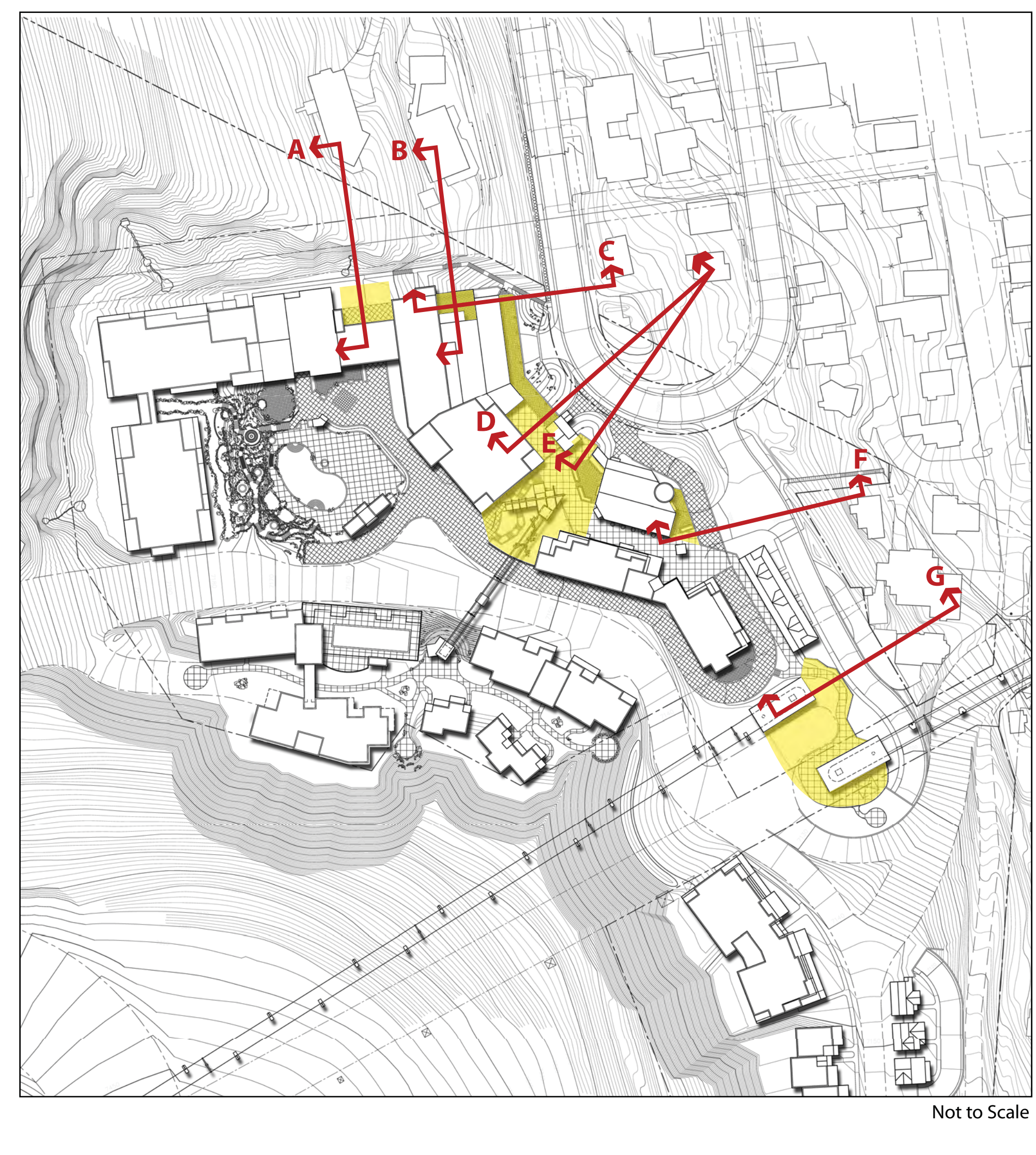
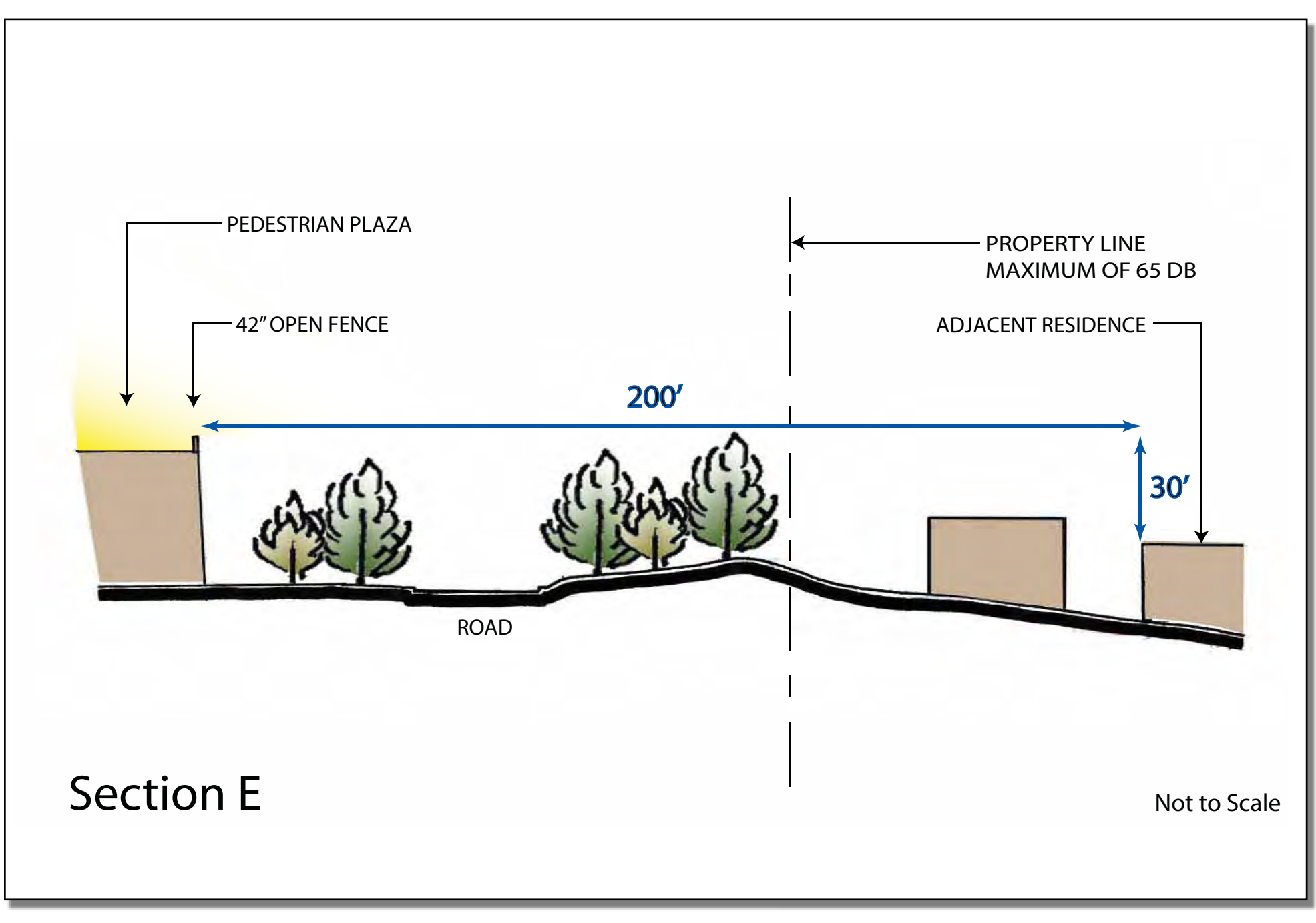
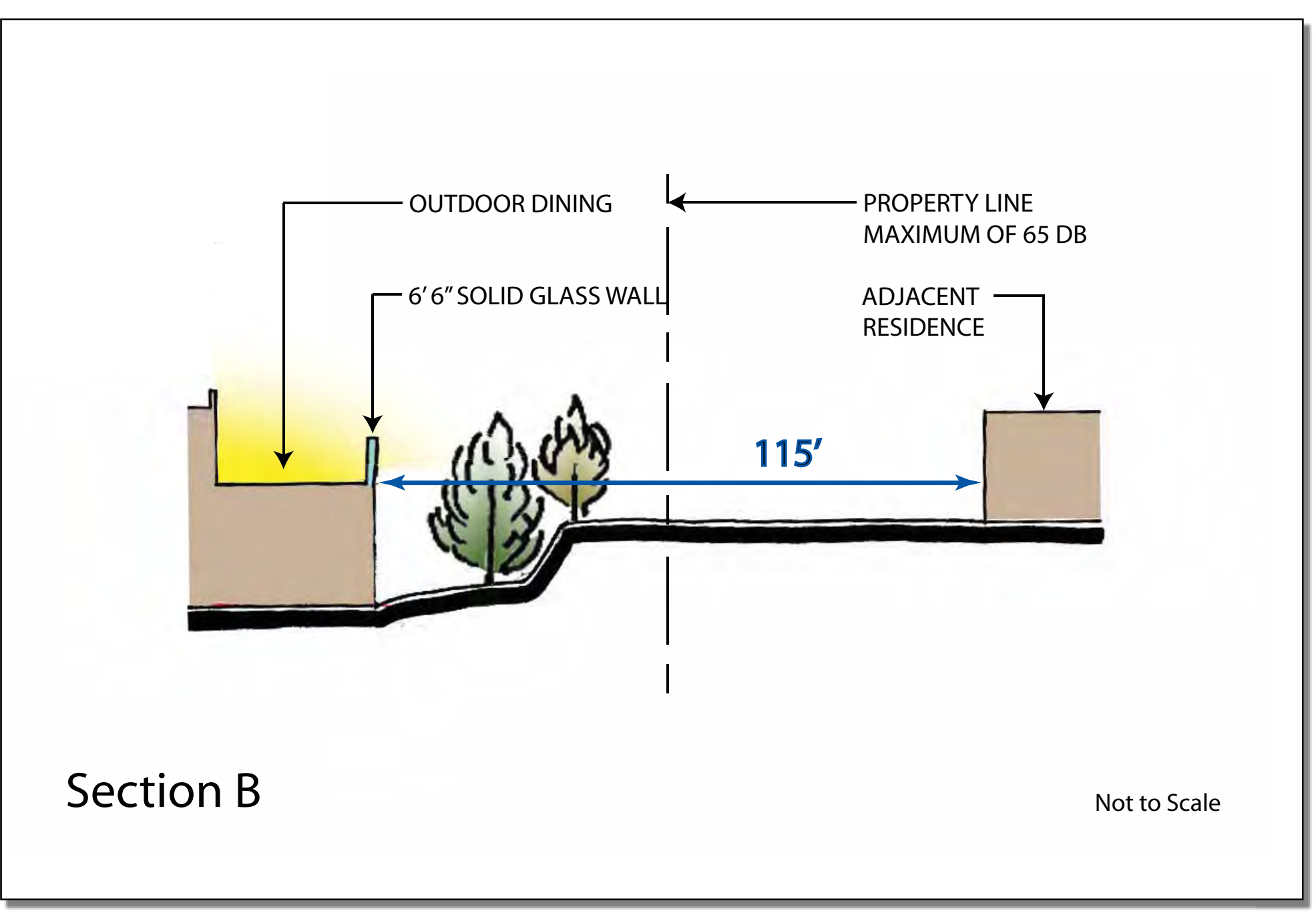
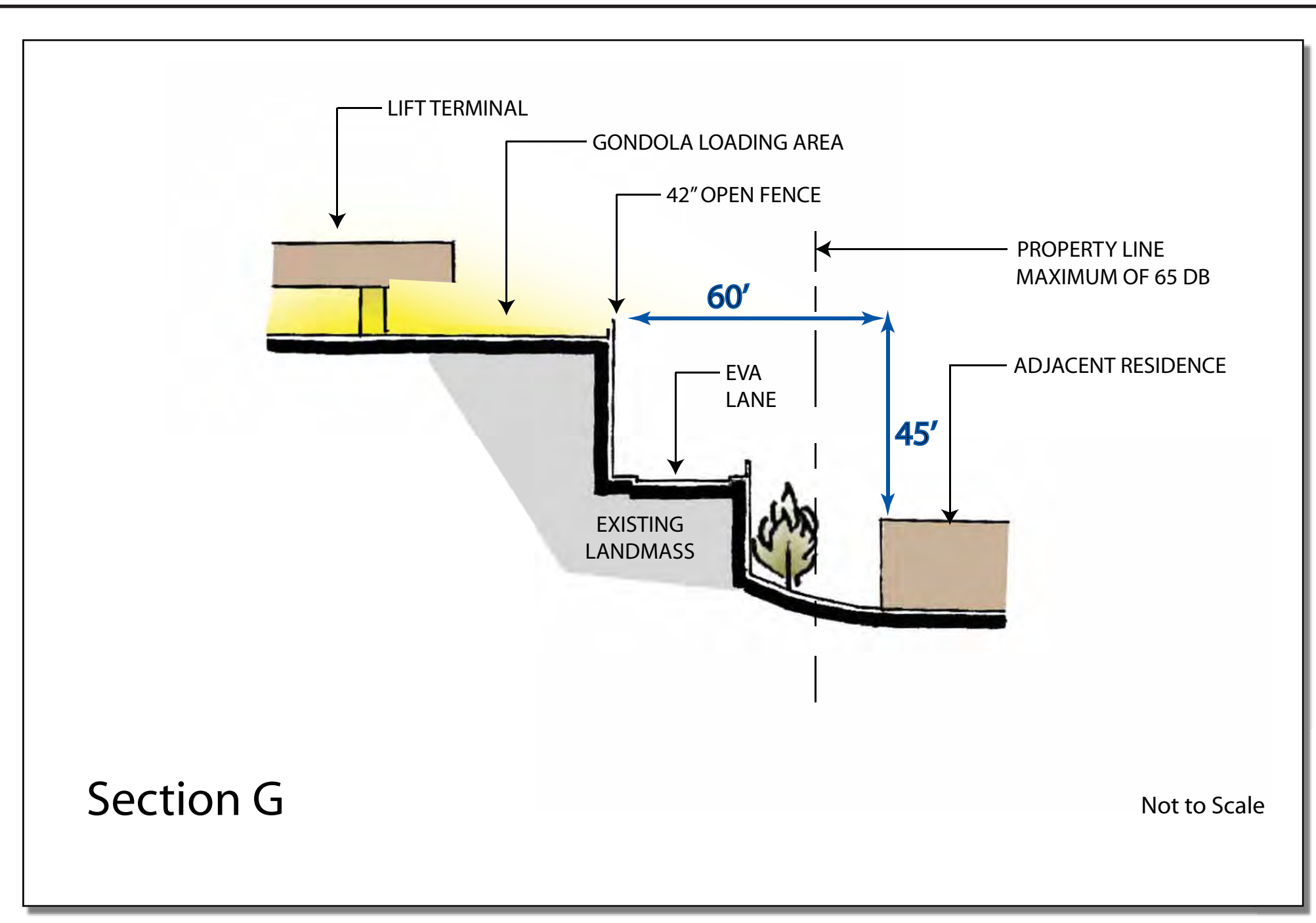
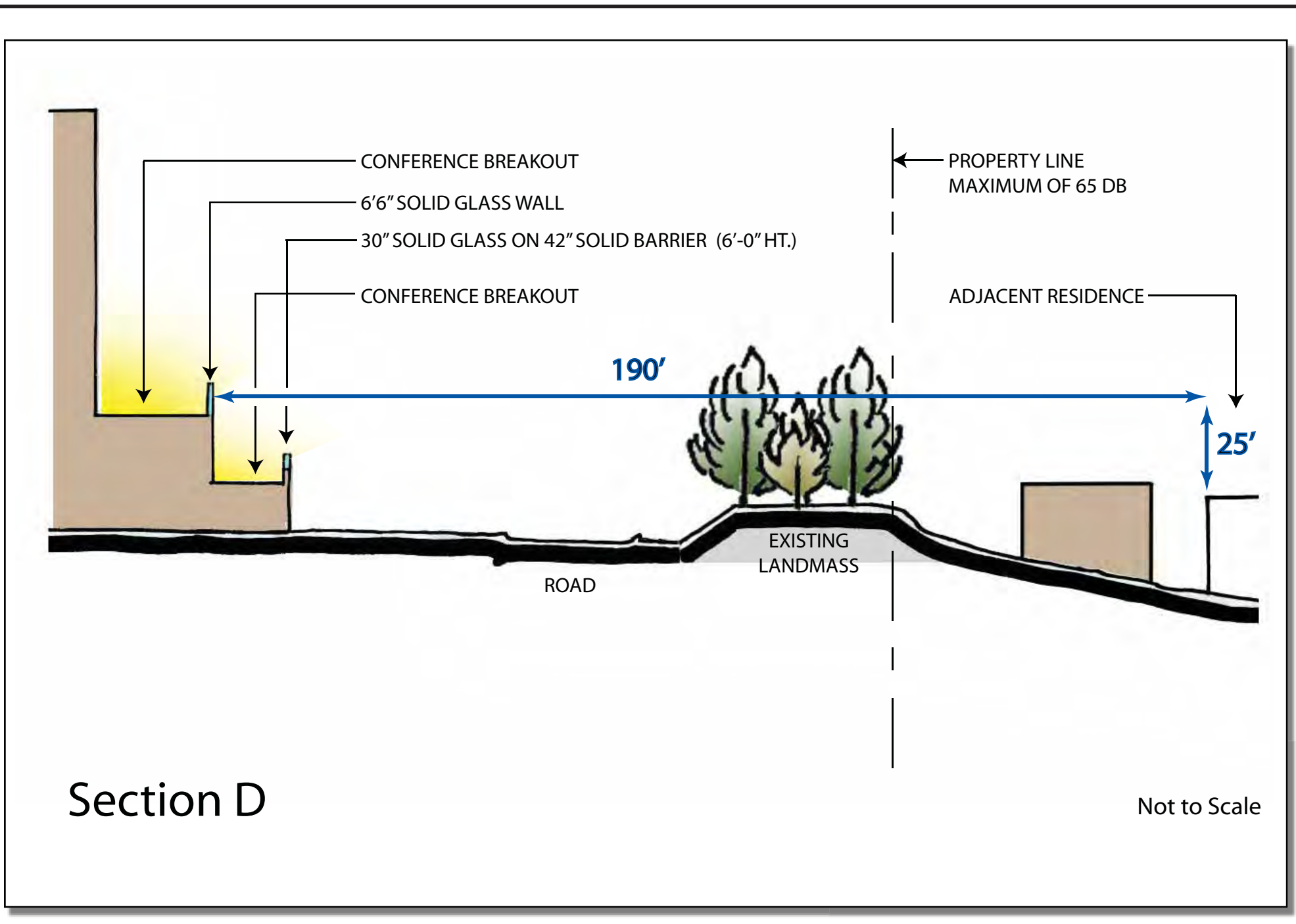
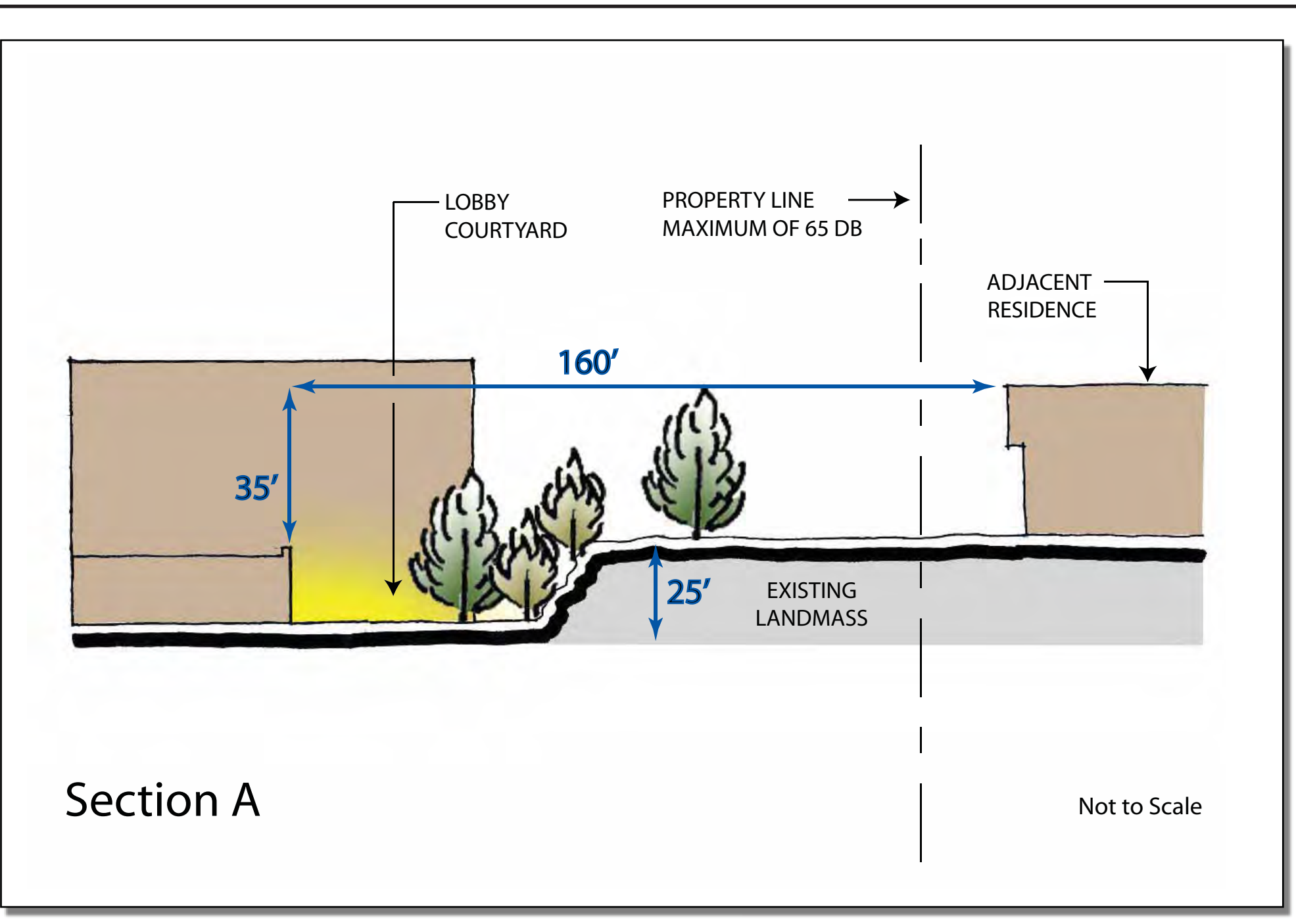
PERKINS DESIGN ASSOCIATES

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Separation - Fencing, Screening, & Landscape Plan
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V-12
6/12/2008



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5th FLOOR PLANNING LANDSCAPE ARCHITECTURE RESORT DESIGN
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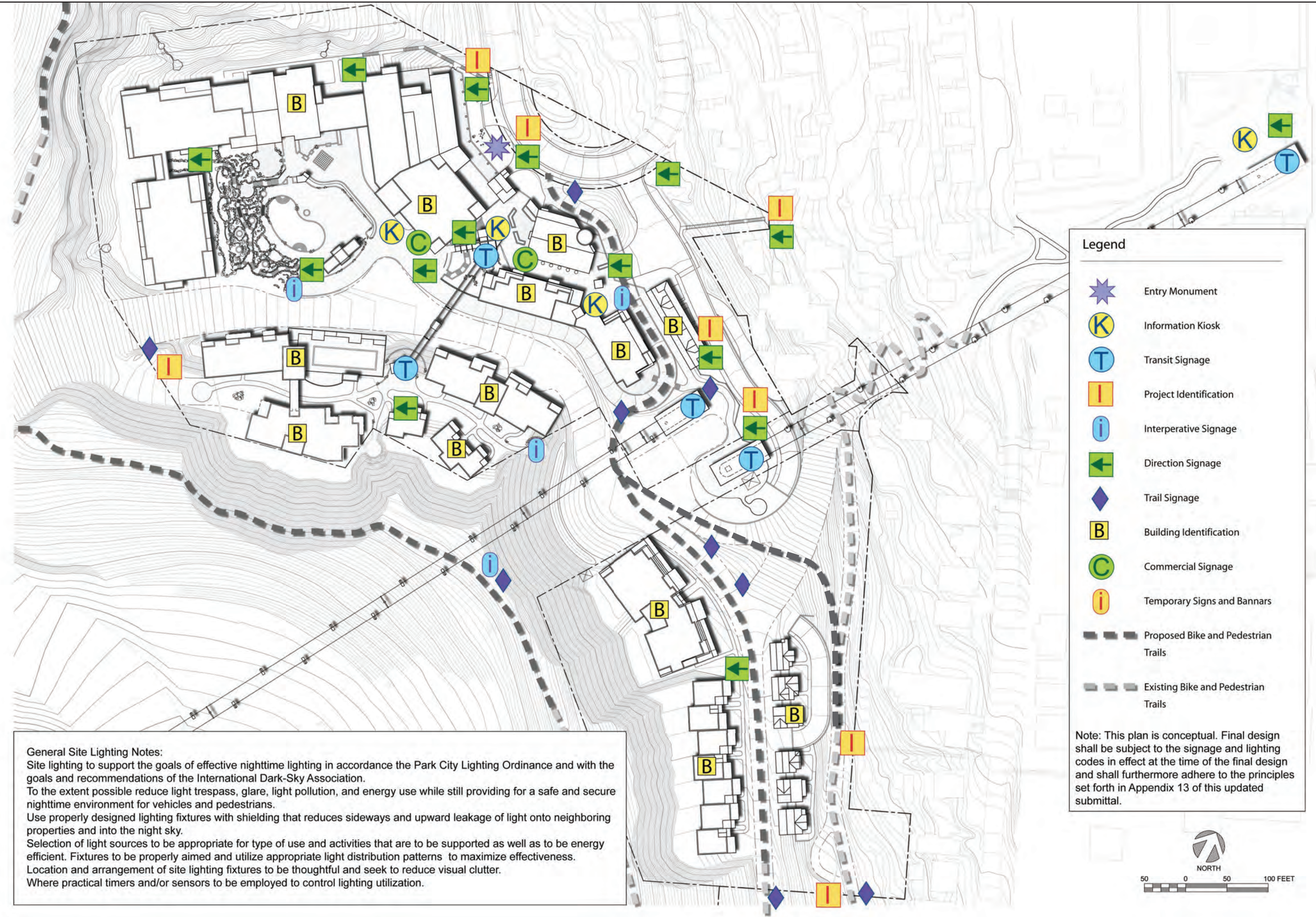
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Noise Mitigation Diagrams
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V-13
6/12/2008

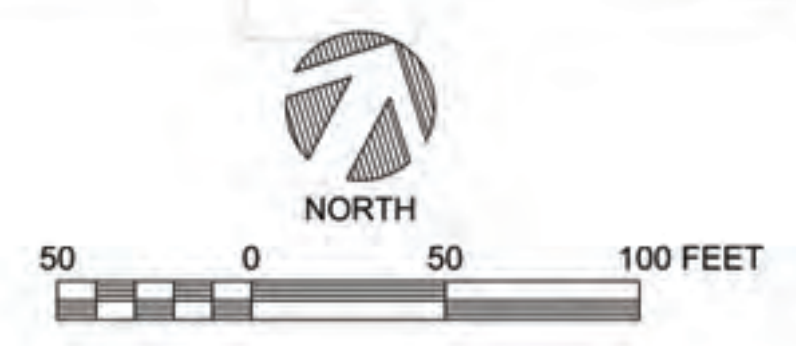


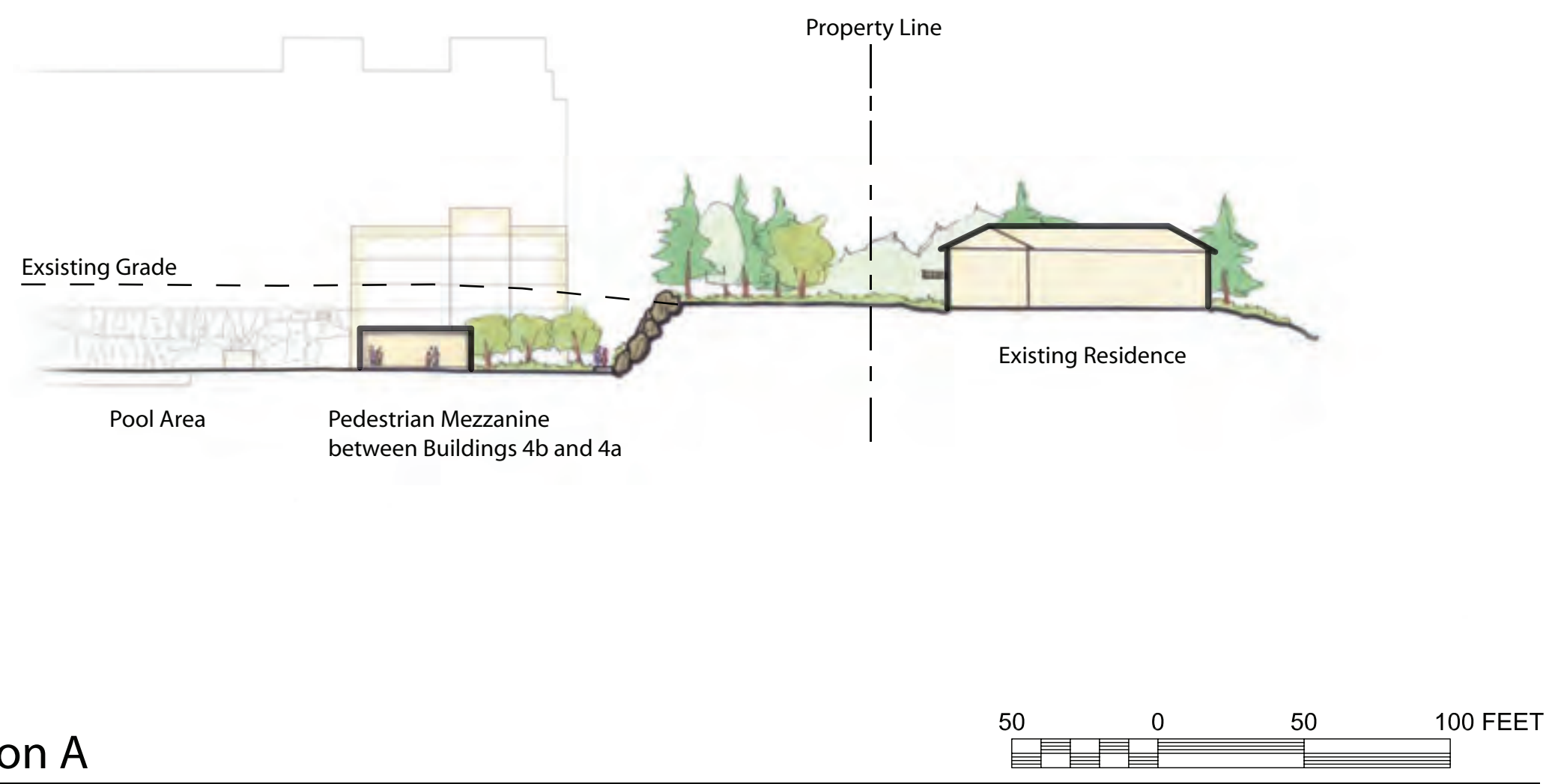
Legend

- Entry Monument
- Information Kiosk
- Transit Signage
- Project Identification
- Interpretive Signage
- Direction Signage
- Trail Signage
- Building Identification
- Commercial Signage
- Temporary Signs and Banners
- Proposed Bike and Pedestrian Trails
- Existing Bike and Pedestrian Trails

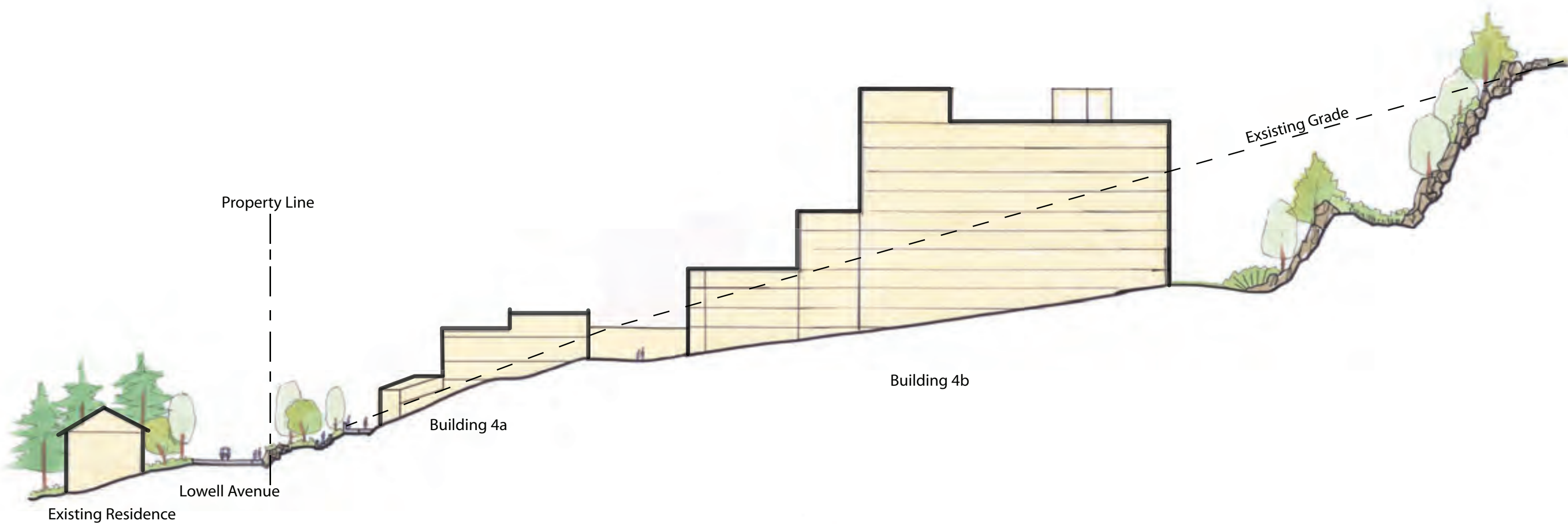
Note: This plan is conceptual. Final design shall be subject to the signage and lighting codes in effect at the time of the final design and shall furthermore adhere to the principles set forth in Appendix 13 of this updated submittal.

General Site Lighting Notes:
 Site lighting to support the goals of effective nighttime lighting in accordance the Park City Lighting Ordinance and with the goals and recommendations of the International Dark-Sky Association.
 To the extent possible reduce light trespass, glare, light pollution, and energy use while still providing for a safe and secure nighttime environment for vehicles and pedestrians.
 Use properly designed lighting fixtures with shielding that reduces sideways and upward leakage of light onto neighboring properties and into the night sky.
 Selection of light sources to be appropriate for type of use and activities that are to be supported as well as to be energy efficient. Fixtures to be properly aimed and utilize appropriate light distribution patterns to maximize effectiveness.
 Location and arrangement of site lighting fixtures to be thoughtful and seek to reduce visual clutter.
 Where practical timers and/or sensors to be employed to control lighting utilization.

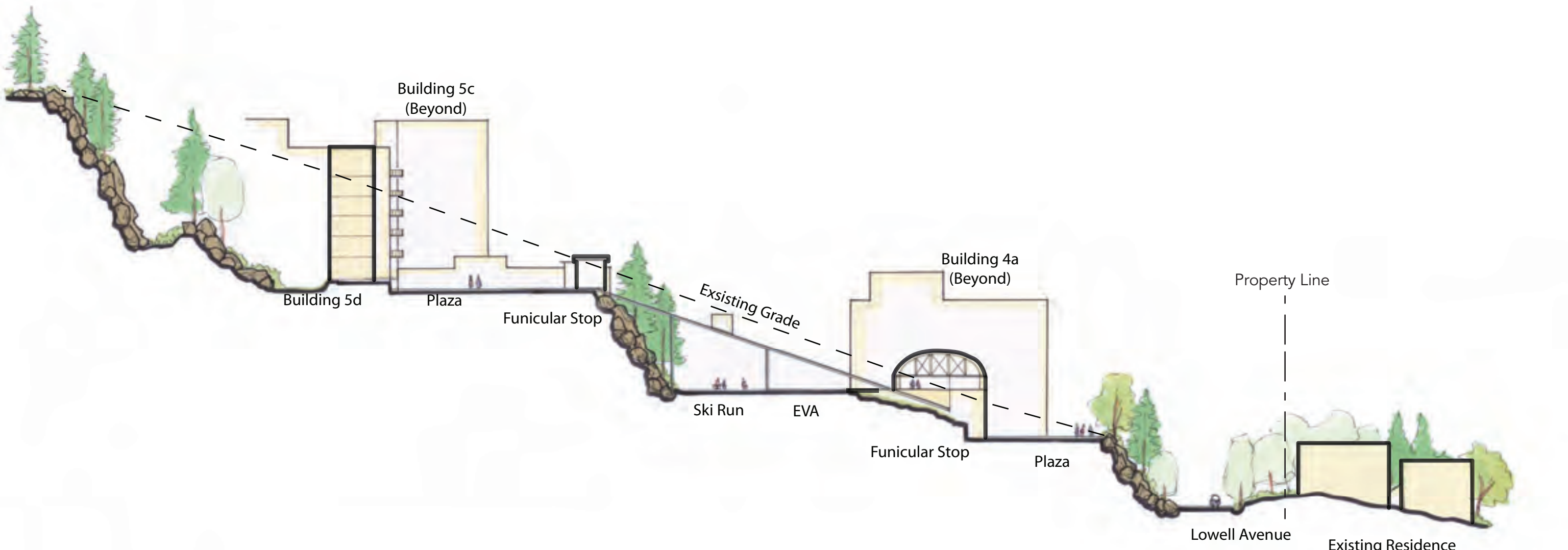




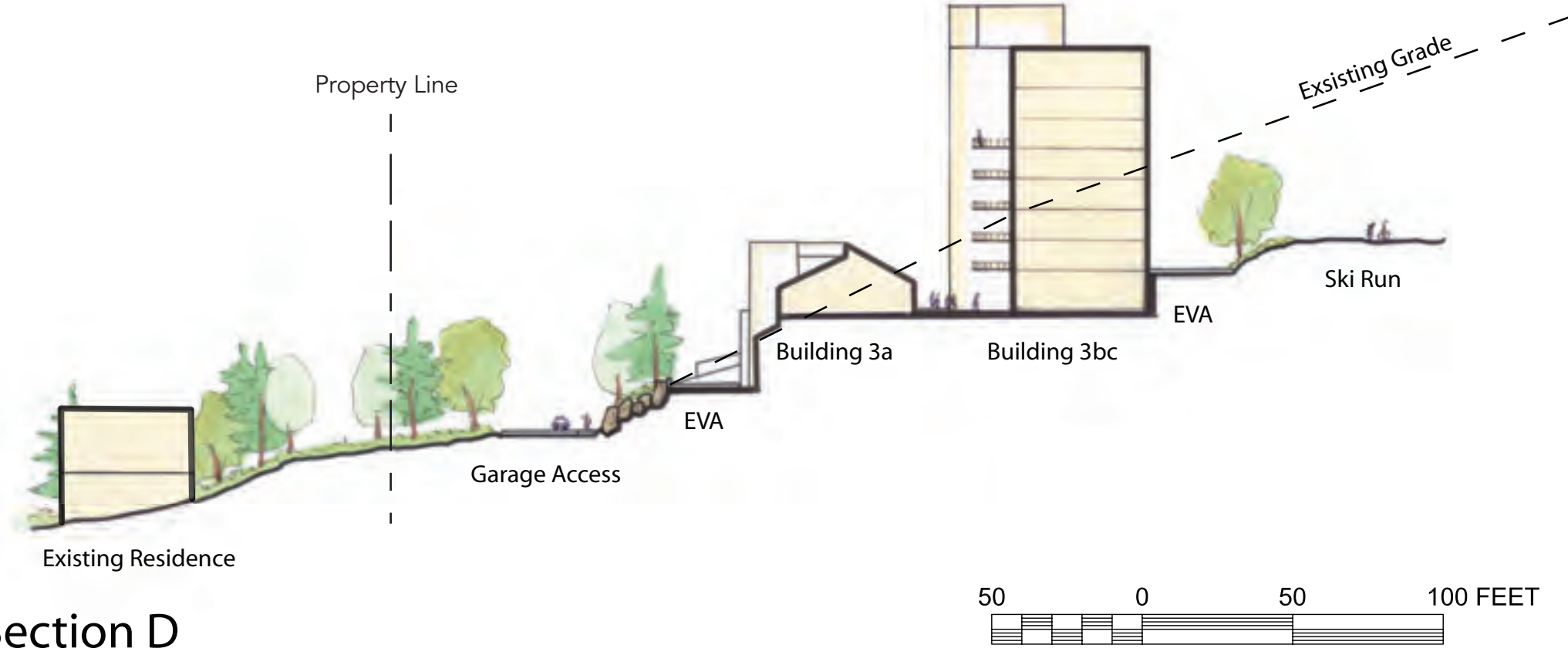
Section A



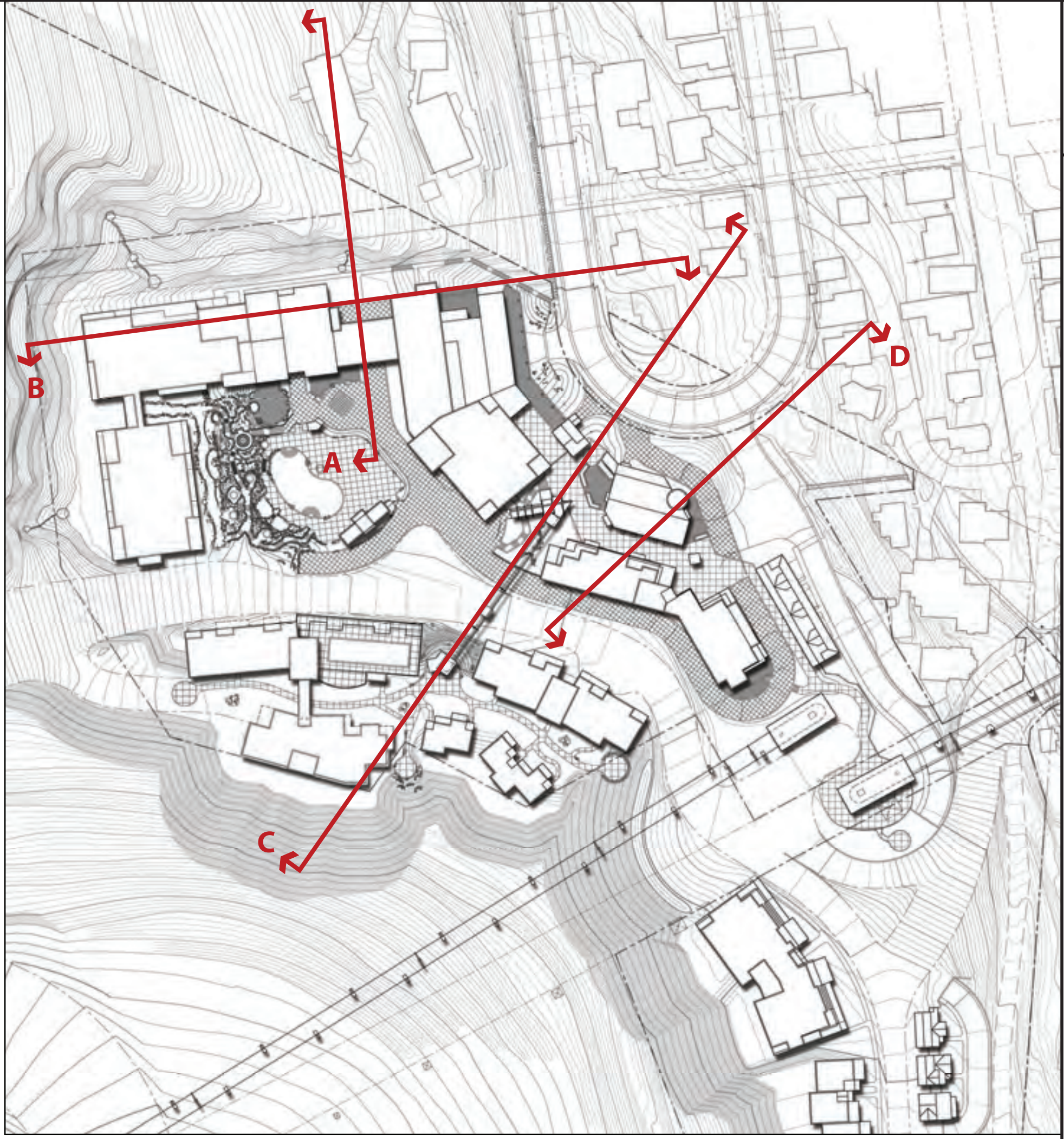
Section B



Section C



Section D



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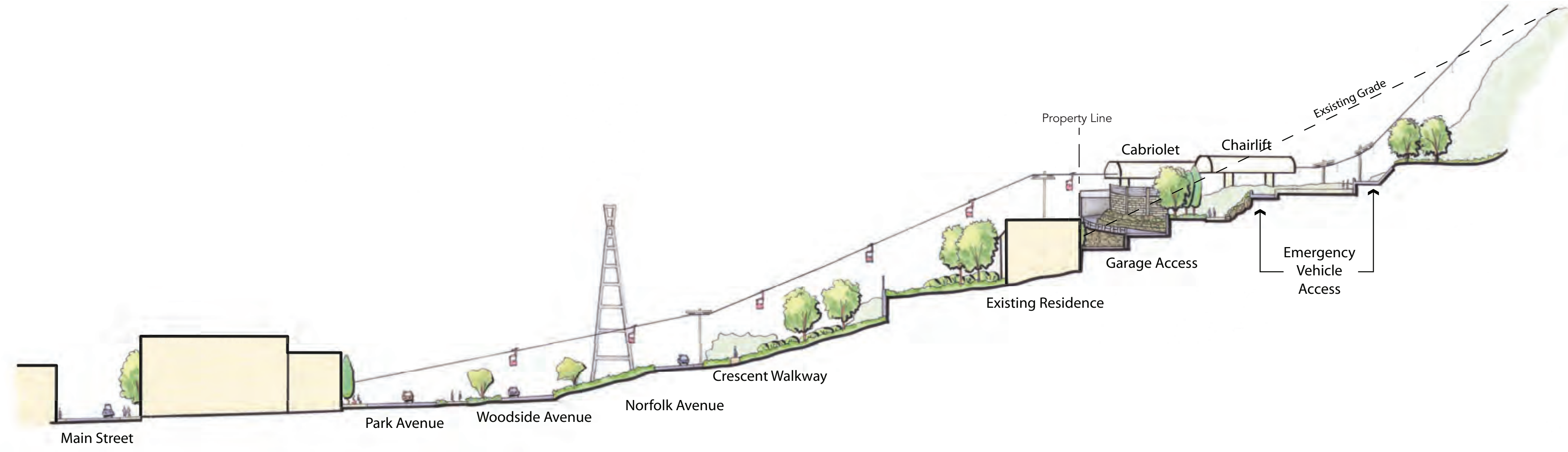
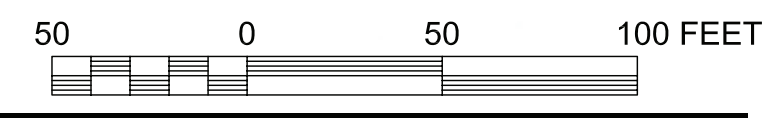
Contextual Site Sections – Sheet 1
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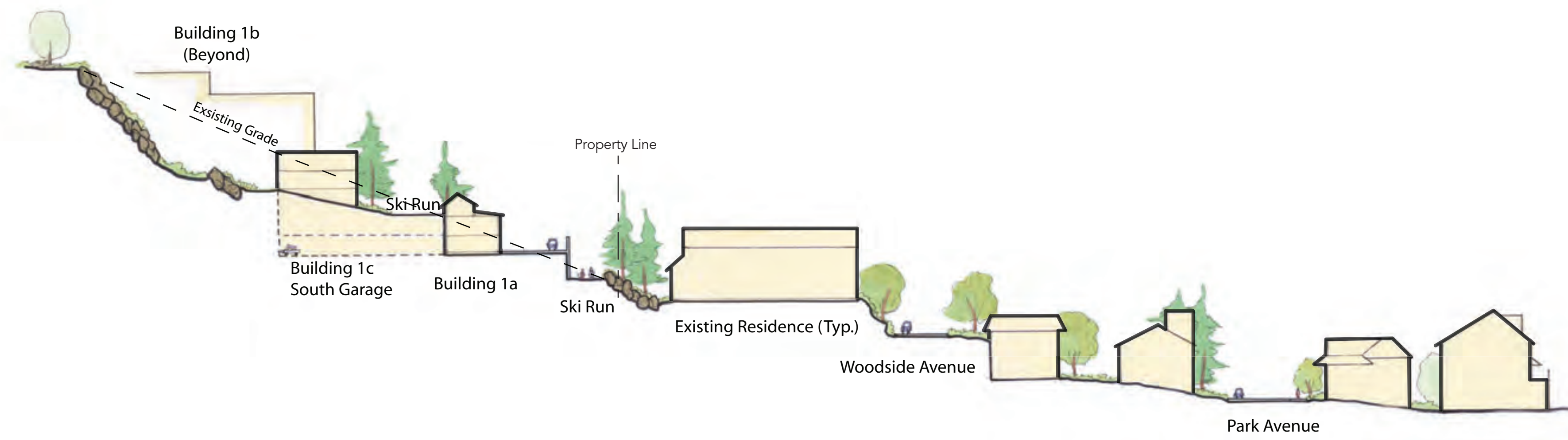
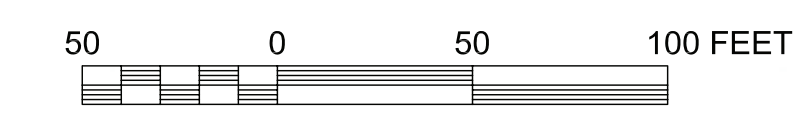
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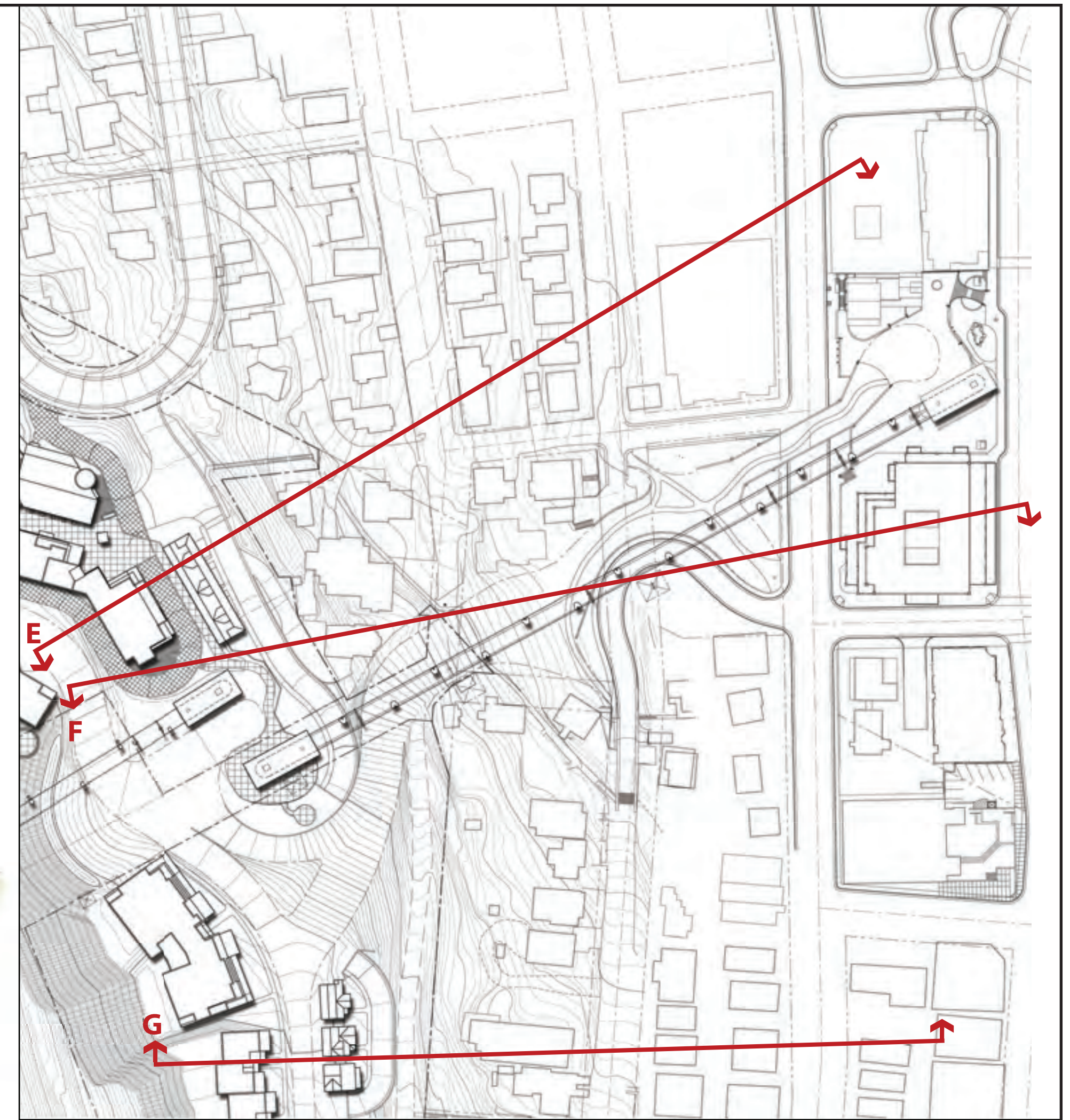
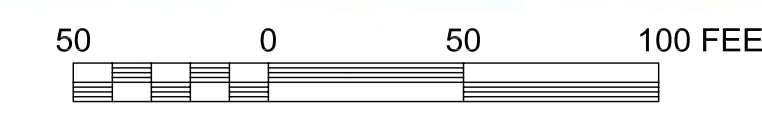
Section E



Section F



Section G



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Contextual Site Sections – Sheet 2
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V-16
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