

June 26, 2017

Mr. Francisco Astorga, AICP  
PCMC Planning Department  
445 Marsac Avenue  
P.O. Box 1480  
Park City, UT 84060-1480

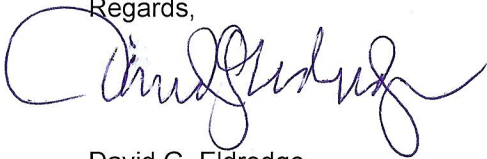
Dear Francisco,

In an attempt to assist you in your consideration of the current refinements to the 2009 submittal, I have prepared a few illustrative drawings where comparable elements of the 2009 proposal are shown in red on the 2017 submittal drawings. Additionally, I've done a cursory review of the changes in square footage which follow:

- Eliminated the mine exhibit (UE Commercial = -1,393 s.f. gross, Support Commercial = -6,086 s.f. gross).
- Shifted a nominal number of commercial and residential UEs from the Creole Site to the Midstation Site:
  - Creole Site = -2,466 s.f. gross UE Commercial (in addition to the mine exhibit) and -5,360 s.f. net UE Residential.
  - Midstation Site = +3,430 s.f. gross UE Commercial and +4,475 s.f. net UE Residential.
- Reduced the footprint and added a penthouse unit to Building 1B = +5,484 s.f. gross.
- Eliminated one story from Building 3B = -4,702 s.f. gross.
- Added a step at the top story, southeast corner, of Building 4A = -821 s.f. gross.
- Added a step at the top story, east end, and eliminated two stories from west wing of Building 5A = -8,308 s.f. gross.
- Converted Building 5B from 3-story townhouses to flats = +6,261 s.f. gross.
- Added a step at the top story, west end, of Building 5C = -1,161 s.f. gross.

If I can be of further assistance please let me know.

Regards,



David G. Eldredge



NOTE: COMPARISON OF THE 2009 AND 2017 PLAN SHEETS. ACTION DONE SINCE 2009: ONE WALKWAY DETERMINED ON SITE AND CONFORMANCE WITH THE PRINCIPLES AND GUIDELINES OF THE 2009 DOCUMENTS.

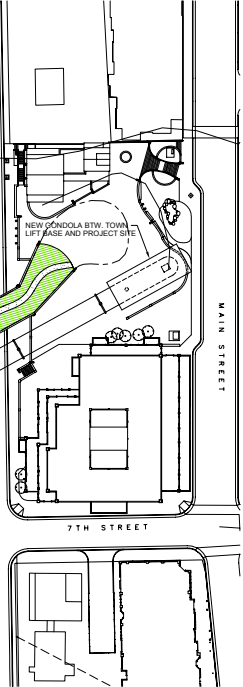
NOTE: SPECIAL ANALYSIS OF WALKWAY TRAILS. HIGHLY CONCENTRATED WALKWAY TRAILS CHARACTERISTICS TO MATCH THE 2009 DOCUMENTS.

EXISTING TOWN LOT TO BE REMOVED

OPEN SPACE CALC.	
BUILDING NO.	BUILDING FOOTPRINT <sup>(1)</sup>
<b>MIDSTATION SITE - LOT # 8</b>	
10	9,482
10	8,960
TOTAL	26,442 S.F.
SITE AREA	163,337 S.F.
	(3.75 ACRES)
<b>OPEN SPACE</b>	
	28.95%
<b>CREOLE SITE - LOT # 9</b>	
2	5,142 S.F.
EMP. HOUSING	830
30	5,704
30	5,291
40	4,575 S.F.
PLAZA STAIRWELL	830
40	21,000
40	33,583
POOL BLDG.	700
40	7,201
30	4,134
50	9,542
30	4,260
TOTAL	100,962 S.F.
SITE AREA	337,581 S.F.
	(7.75 ACRES)
<b>OPEN SPACE</b>	
	30.20%
<b>PROJECT TOTAL</b>	
BUILDING AREA	124,402 S.F.
SITE AREA	1,600,318 S.F.
OPEN SPACE	75.16%

<sup>(1)</sup> BUILDING FOOTPRINT AREAS USED IN THE OPEN SPACE CALCULATION (SHOWN BASED ON THE 2009 PLAN) ARE MEASURED BY THE OUTSIDE FACE OF WALL AT FINISH GRADE, EXCEPT WHERE NOTED OTHERWISE. EXCLUDED ARE DRIVEWAYS, ROOF TERRACES, BALCONIES (NOTHING BUT HANGING BALCONIES), HABITABLE SPACE AND OPEN ON AT LEAST TWO SIDES, AND STRUCTURES BELOW LANDSCAPED OR PUBLIC PLAZAS.

<sup>(2)</sup> BUILDING FC AREA INCLUDES THE HABITABLE SPACE ABOVE THE PLAZA WALKWAY (SHOWN DASHED).



UPDATES:

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V17.1 - 2017 Refinements #1 to 2009 Submittal

Site & Circulation Plan

TREASURE - PARK CITY, UTAH

2017 Refinement # 1

Compared to 2009

SHEET NO.

SP.1

DATE: 06/28/2017



NORTHEAST ELEVATION - SOUTH WING



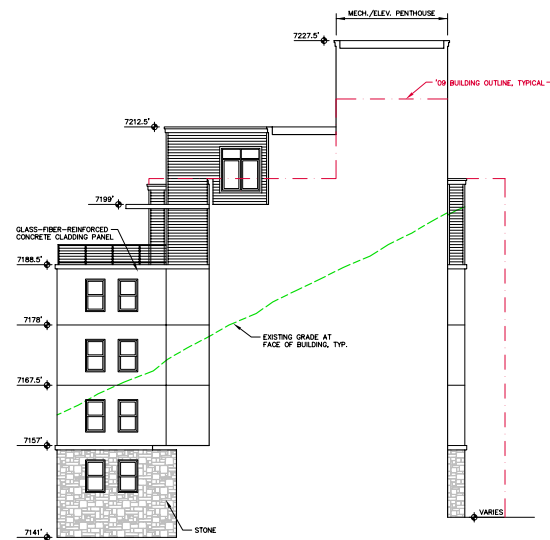
NORTHEAST ELEVATION - NORTH WING



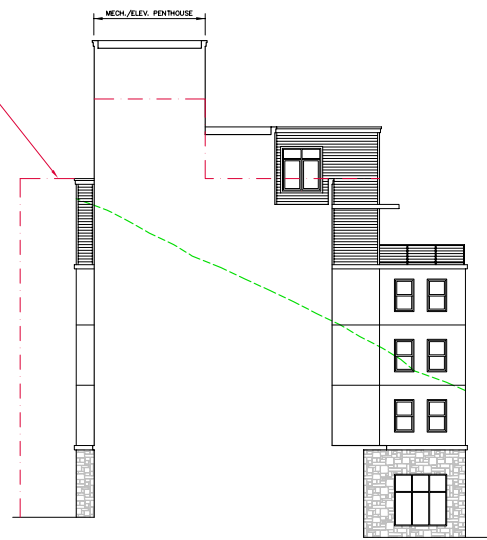
NORTHWEST ELEVATION



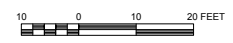
SOUTHEAST ELEVATION



NORTHWEST ELEVATION @ ENTRY



SOUTHEAST ELEVATION @ ENTRY



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V17.1 - 2017 Refinements #1 to 2009 Submittal  
Building 1B Exterior Elevations

TREASURE - PARK CITY, UTAH

2017 Refinement # 1  
Compared to 2009

SHEET NO.

E1B1

DATE: 06/28/2017



EAST ELEVATION

NORTH ELEVATION

WEST ELEVATION

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V17.1 - 2017 Refinements #1 to 2009 Submittal  
 Building 3BC Exterior Elevations

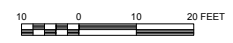
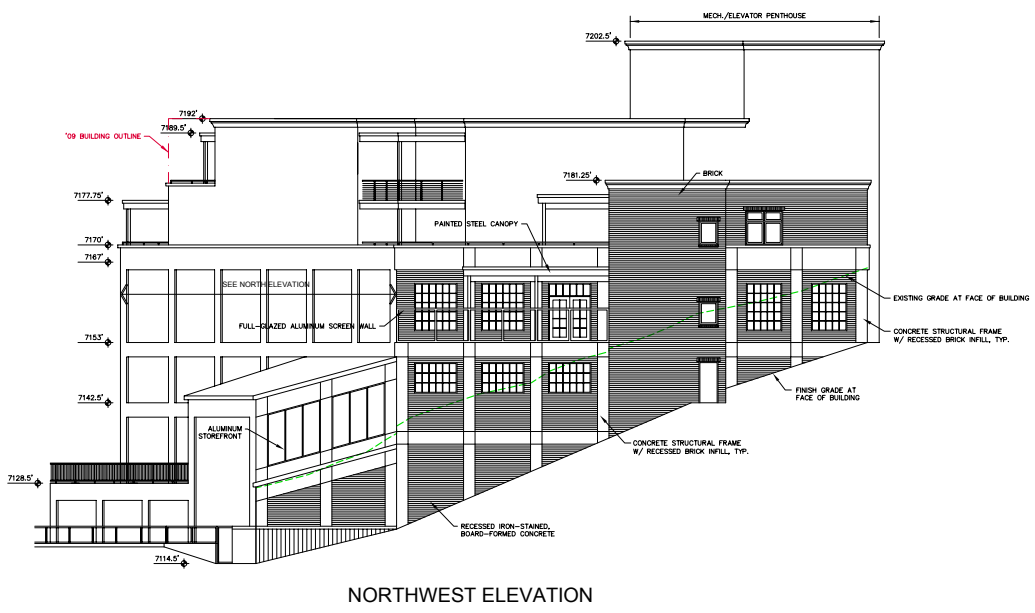
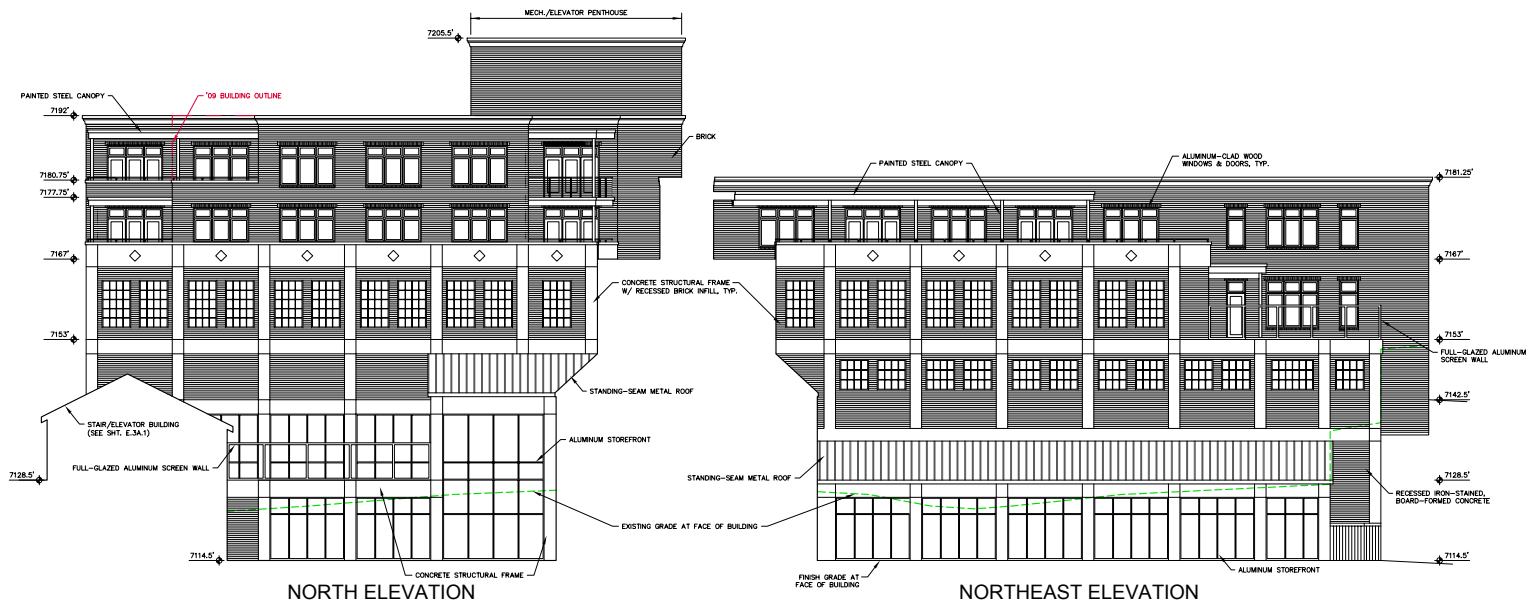
TREASURE - PARK CITY, UTAH

2017 Refinement # 1  
 Compared to 2009

SHEET NO.  
**E3BC.1**

DATE: 06/26/2017





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V17.1 - 2017 Refinements #1 to 2009 Submittal  
Building 4A Exterior Elevations

TREASURE - PARK CITY, UTAH

2017 Refinement # 1  
Compared to 2009

SHEET NO.  
**E4A1**

DATE: 06/28/2017

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V17.1 - 2017 Refinements #1 to 2009 Submittal  
Building 5A Exterior Elevations

# TREASURE - PARK CITY, UTAH

2017 Refinement # 1  
Compared to 2009

SHEET NO.

## E5A1

DATE: 06/26/2017



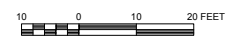


SOUTHEAST ELEVATION

NORTHEAST ELEVATION



NORTH ELEVATION



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VT17.1 - 2017 Refinements #1 to 2009 Submittal  
 Building 5B Exterior Elevations

TREASURE - PARK CITY, UTAH

2017 Refinement # 1  
 Compared to 2009

SHEET NO.

E5B1

DATE: 06/26/2017

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V17.1 - 2017 Refinements #1 to 2009 Submittal  
Building 5C Exterior Elevations  
**TREASURE - PARK CITY, UTAH**

2017 Refinement # 1  
Compared to 2009

SHEET NO.

**E5C.1**

DATE: 06/28/2017



EAST WING - NORTH ELEVATION



WEST WING - NORTH ELEVATION

