

Approximate Site Boundary

Meadow

Slade

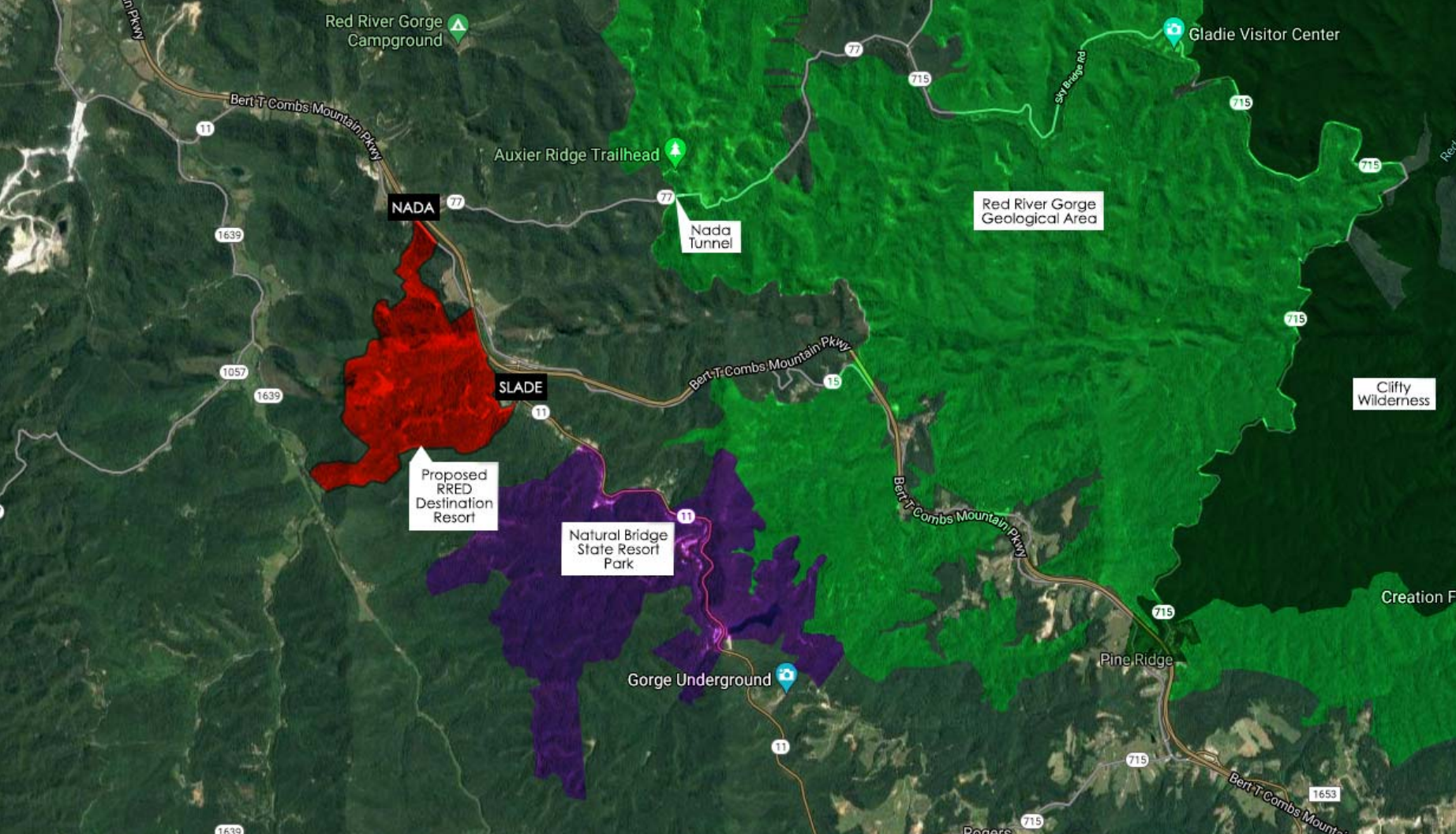
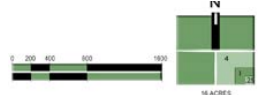
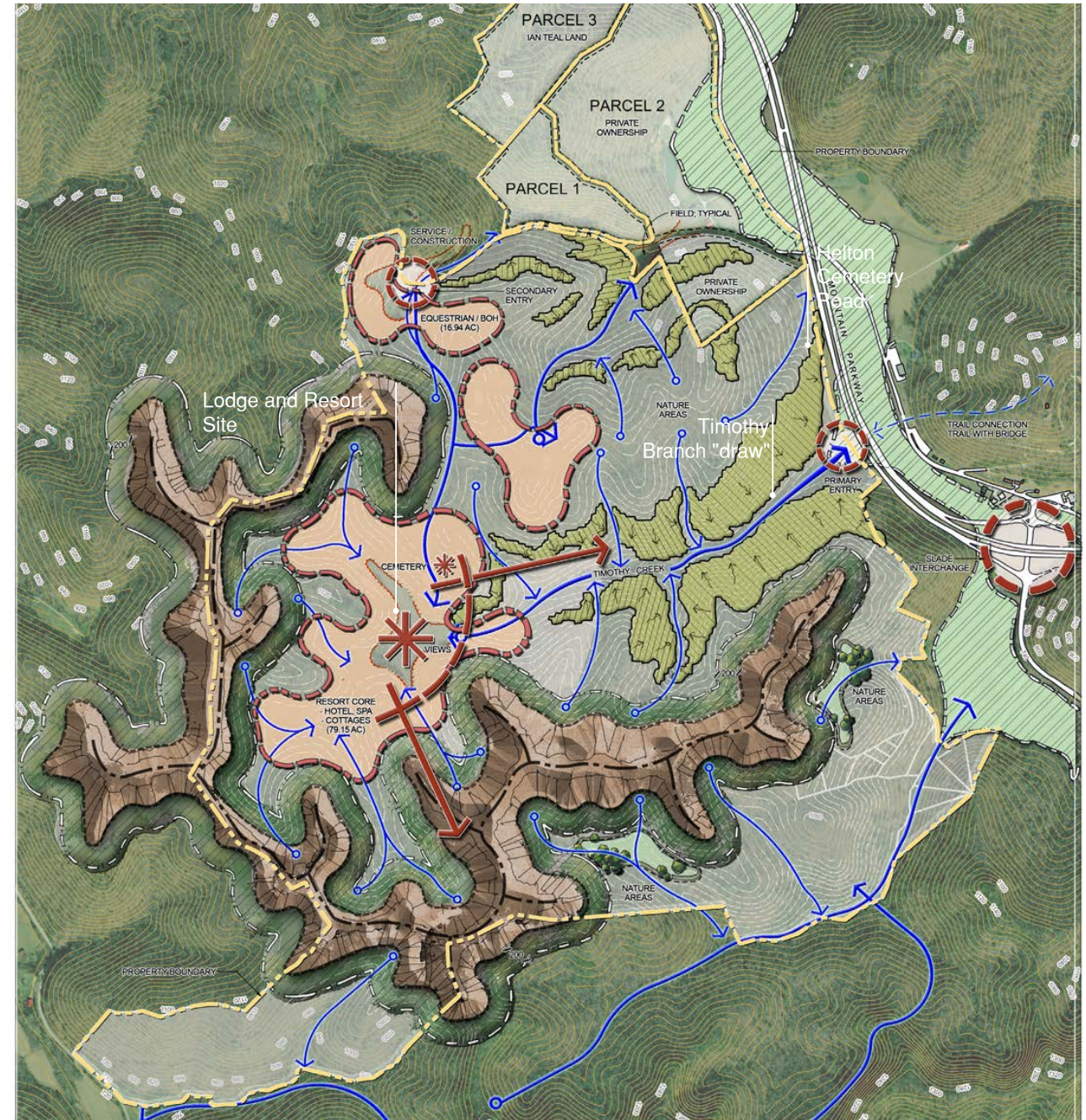
Slade and Preferred Resort Site

Photo credit: © Ian Teal



Existing Site Features

Photo credits: © Ian Teal

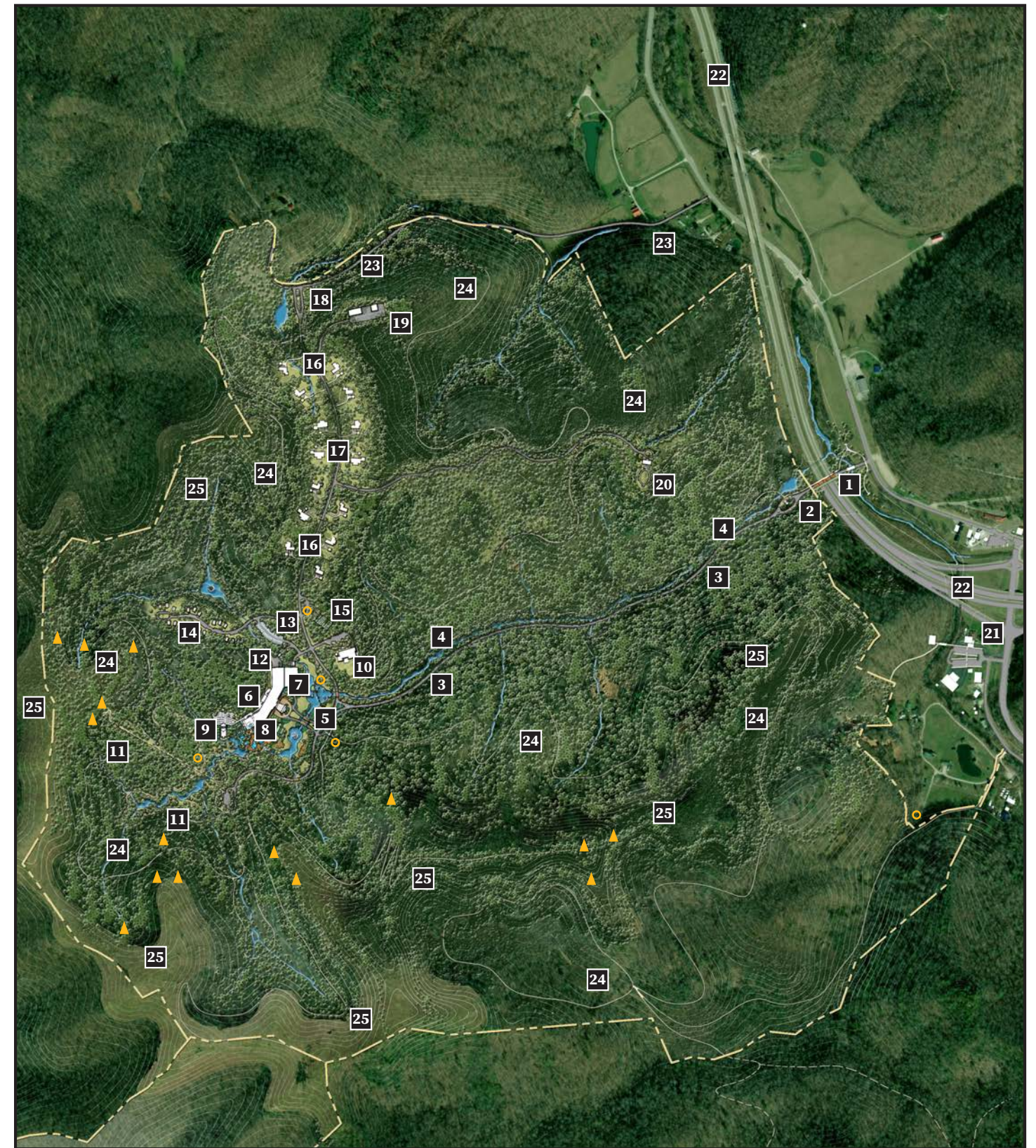


# Overall Resort Master Plan

The Red River Gorge destination resort will be a model of sustainability, demonstrating best practices in environmental planning and design while being a catalyst for the region's efforts to advance economic development through tourism. The resort's natural features and proximity to the Gorge will attract the modern adventurer looking for affordable luxury in a wilderness setting.

## Master Plan Legend

- 1** Gateway bridge over Mountain Parkway with landscaped trail
  - 2** Resort main entry area with gatehouse
  - 3** Resort main entry road follows Timothy Branch
  - 4** Existing Timothy Branch to be protected
  - 5** Lodge arrival area with landscape, meadow and streams
  - 6** Lodge with 170 rooms in 5 levels (parking underneath)
  - 7** Conference center & meeting Rooms (with Green Roof / Terraces)
  - 8** Indoor / Outdoor pool amenity area (terraced pools with water slides)
  - 9** Event lawn for weddings & tents with 300 seat grassed amphitheater
  - 10** Signature restaurant & distillery (2 levels)
  - 11** Resort "Glamping" & Adventure Hub (rock climbing, zip line, observation tower, hiking trails)
  - 12** Service / BOH area
  - 13** Overflow lodge parking with solar shade structures
  - 14** Resort cottages & clubhouse (clubhouse & 10 units in phase one)
  - 15** Existing historical family cemetery to be protected
  - 16** "Founders Lane" residential lots (1 acre lots with max of 6,500 SF clearings)
  - 17** Secondary resort entry road (follows existing jeep trail)
  - 18** Secondary resort entrance & gatehouse
  - 19** Resort maintenance area
  - 20** Secluded observation point and event venue
  - 21** Slade interchange area with new Adventure Out-Post Hub
  - 22** Existing Mountain Parkway corridor
  - 23** Existing road (County Road)
  - 24** Existing forested areas to remain as conservation area with improved trails
  - 25** Existing ridge lines with rock cliffs to be protected (200' buffers each side)
- ▲ Natural arch locations
  - Existing trail head locations



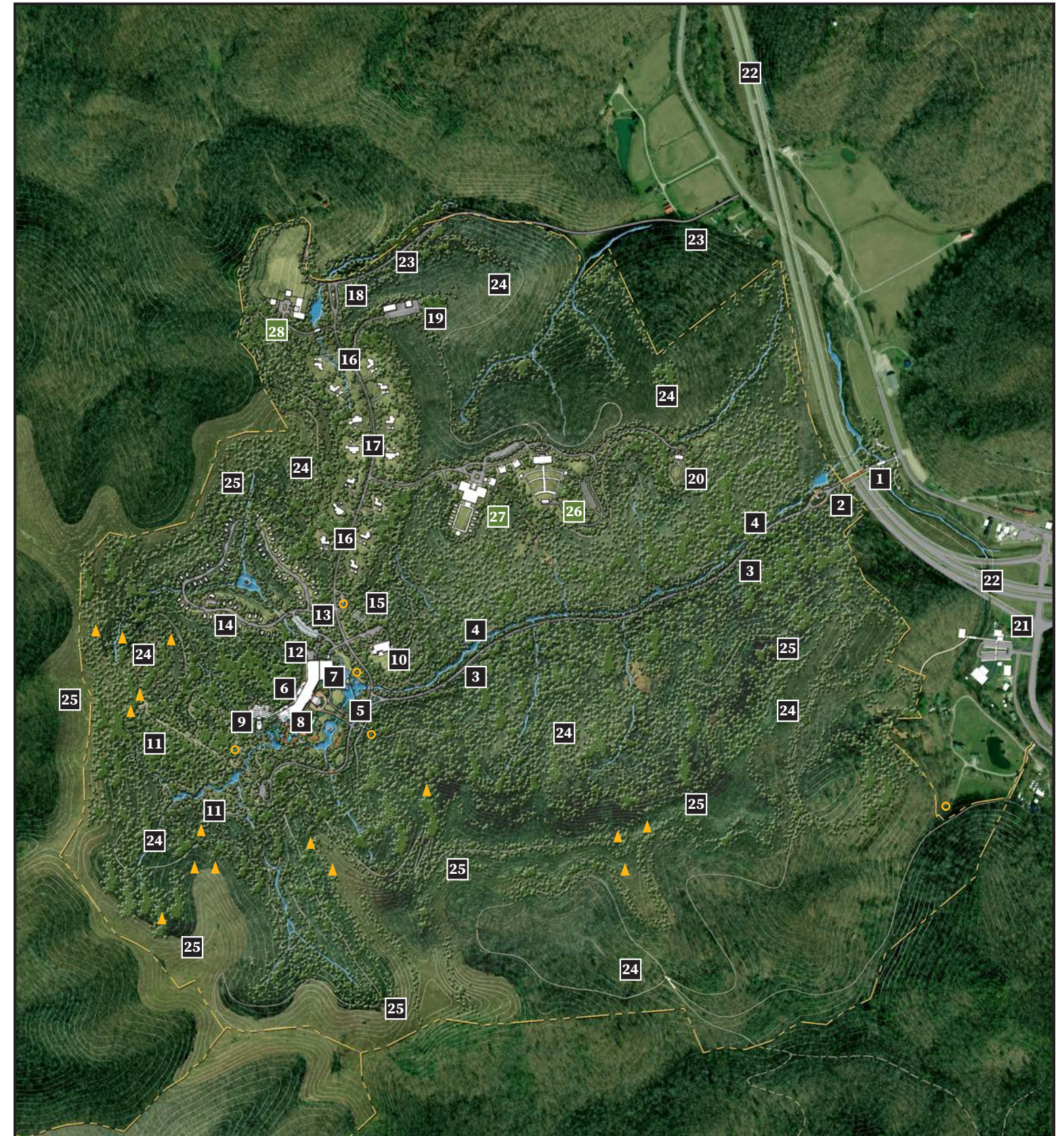
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# Overall Resort Master Plan - Future Expansion

Later phases of development will add amenities including an amphitheater, retreat center and equestrian center.

## Master Plan Legend

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- 2** Resort main entry area with gatehouse
- 3** Resort main entry road follows Timothy Branch
- 4** Existing Timothy Branch to be protected
- 5** Lodge arrival area with landscape, meadow and streams
- 6** Lodge with 170 rooms in 5 levels (parking underneath)
- 7** Conference center & meeting Rooms (with Green Roof / Terraces)
- 8** Indoor / Outdoor pool amenity area (terraced pools with water slides)
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- 23** Existing road (County Road)
- 24** Existing forested areas to remain as conservation area with improved trails
- 25** Existing ridge lines with rock cliffs to be protected (200' buffers each side)
- 26** Potential future amphitheater venue for music festivals (1,500 seats)
- 27** Potential future retreat center
- 28** Potential future equestrian center at existing meadow area
- ▲** Natural arch locations
- Existing trail head locations



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 Scale: 1" = 1000'-0"

# Resort Core Master Plan

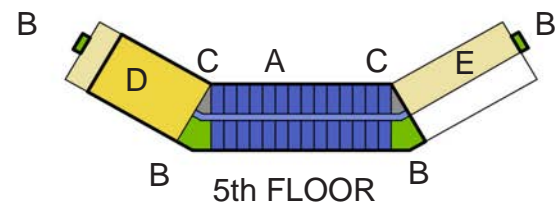
The resort core includes the lodge, conference center, pools, event lawn and several other amenities. The lodge is nestled into the hillside and offers dramatic vistas of the ridge line and the Twin Bees rock formations.

## Resort Core Master Plan Legend

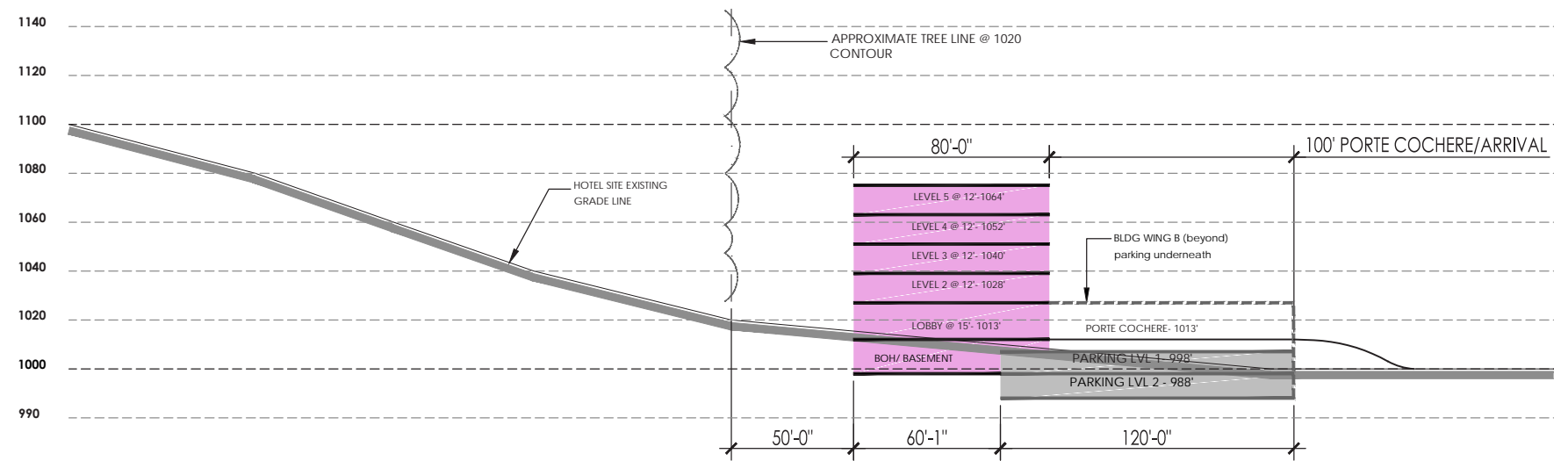
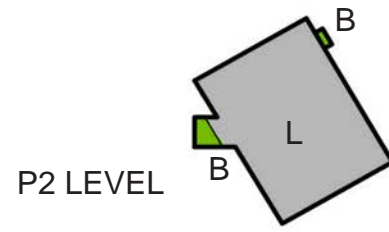
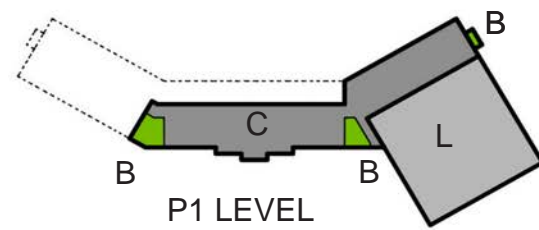
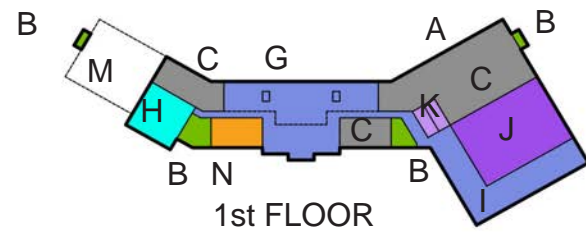
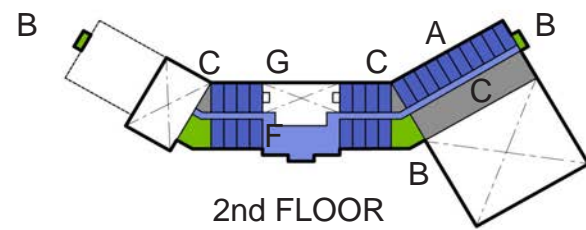
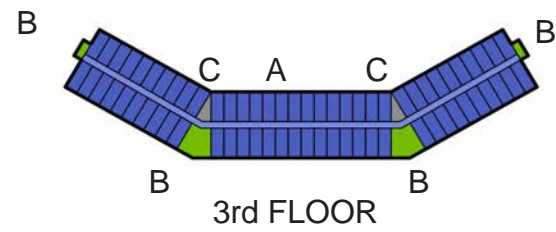
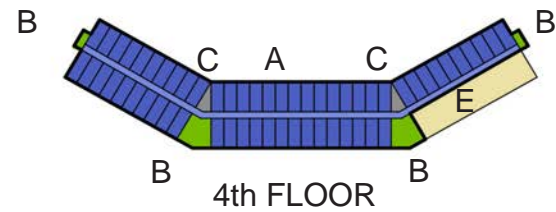
- 1** Entry road from Timothy Branch
- 2** Lodge main entry drive
- 3** Lodge drop-off area and entrance
- 4** Lodge with 170 rooms, spa, & conference center
- 5** Rooftop terrace & garden over conference center
- 6** Indoor pool area (opens to outside)
- 7** Outdoor pool amenity area with falls, slides, pool bar/grill, and cabanas
- 8** Outdoor amphitheater area (+/- 300 people)
- 9** Event lawn & wedding venue
- 10** Permaculture area (outdoor vegetable gardens)
- 11** Orchard areas
- 12** Meadow areas with wild flowers
- 13** Enhanced stream areas and ponds (stocked with fish)
- 14** To below grade parking
- 15** Path to resort cottages (10 units)
- 16** Back of House area
- 17** Outdoor courtyards with seating areas and fire pits
- 18** Conservation areas with hiking trails



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 Scale: 1" = 100'-0"



- Legend**
- A Guest Rooms
  - B Vertical Circulataion
  - C Housekeeping/ Boh /Mep / Kitchen
  - D Spa
  - E Terrace
  - F Lounge
  - G Lobby/Great Room,
  - H 3-Meal Restaurant
  - I Pre-Function
  - J Meeting Space
  - K Restrooms
  - L Parking
  - M Indoor Pool
  - N Retail



Diagrammatic site section of lodge built into grade

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