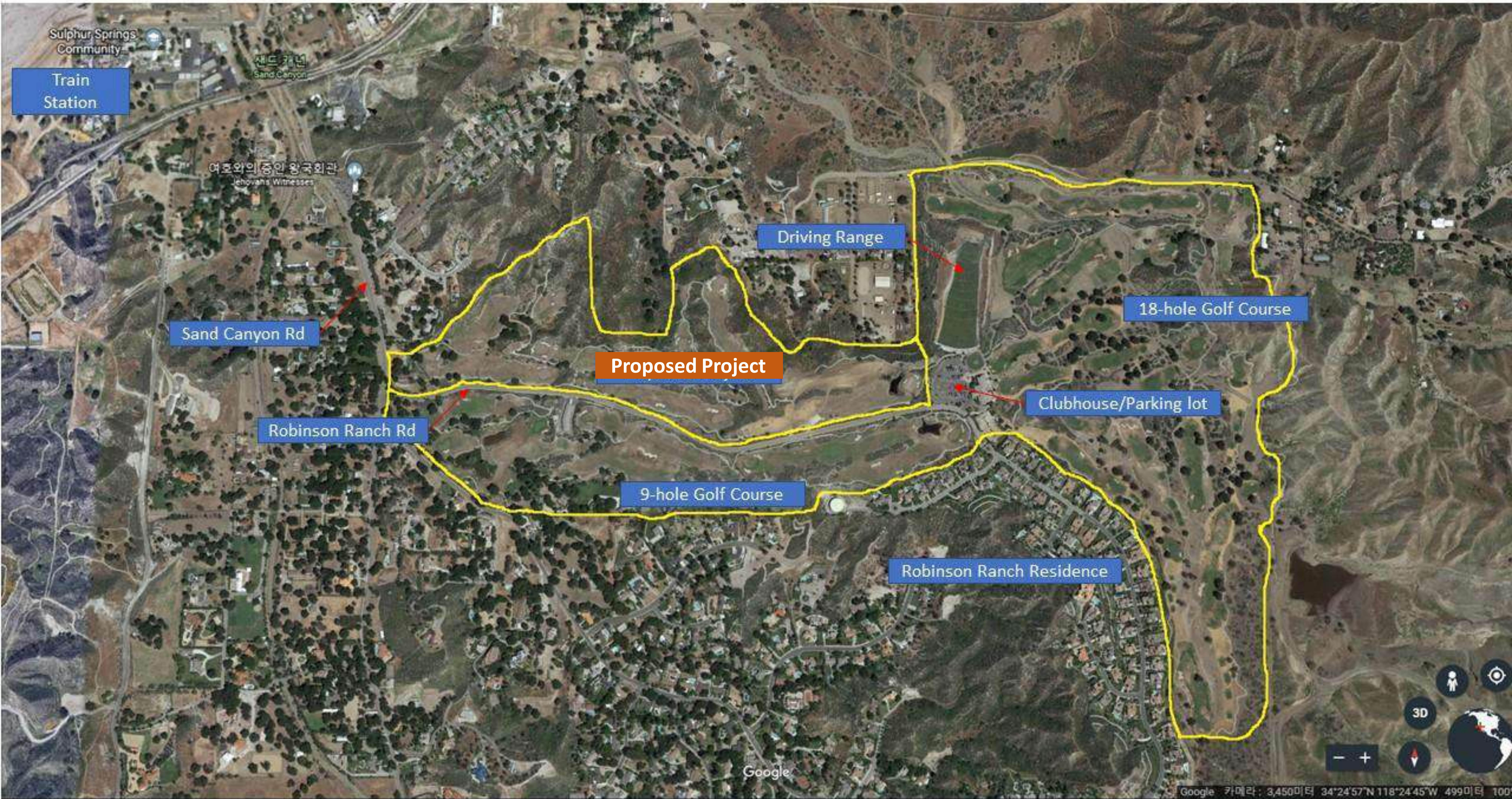

History of Sand Canyon Resort & Spa Project

- 2016 Took over failing Robinson Ranch Golf Course in April
Changed from 36 hole to 18 hole golf course to conserve water
Sand Canyon Fire erupted in July
Mud slides from severe rainstorms in October through December
Went through serious renovation and converted to 27 hole desert golf course
 - 2017 Renamed to Sand Canyon Country Club and opened to public in March
Kicked-off resort project in March and turned in the plan to the City in May
DRC comments back in July and started major revision
 - 2018 Submitted VTTM in February
DRC comments back in April
Changed architectural design from 2D to 3D for better visualization
Dudek was chosen by City as an EIR consultant in August
Resubmitted the plan to the City after mitigating the EIR comments in October
Scope meeting on October 30th
-







Train Station

Sand Canyon Rd

Robinson Ranch Rd

Proposed Project

Driving Range

9-hole Golf Course

Clubhouse/Parking lot

18-hole Golf Course

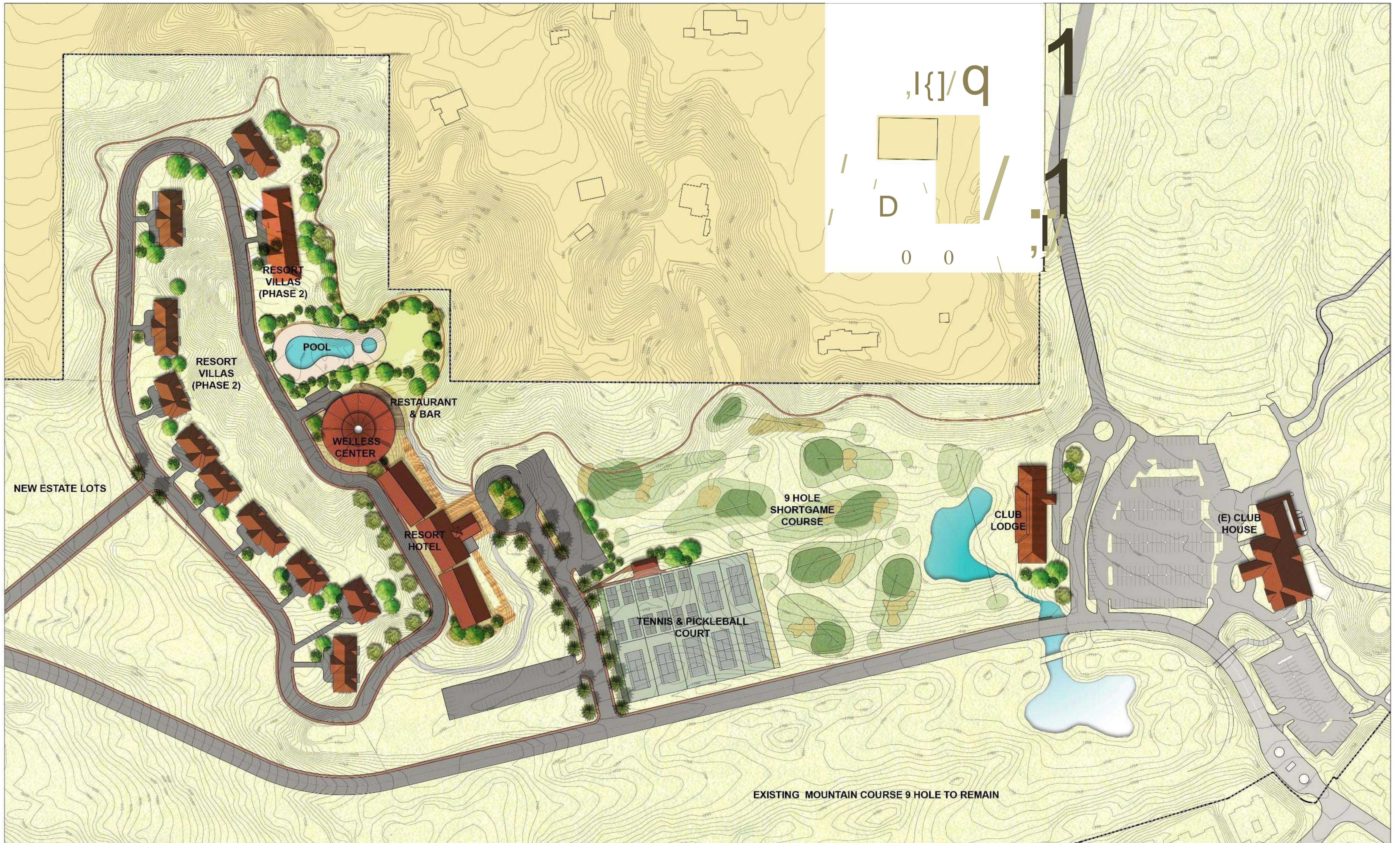
Robinson Ranch Residence

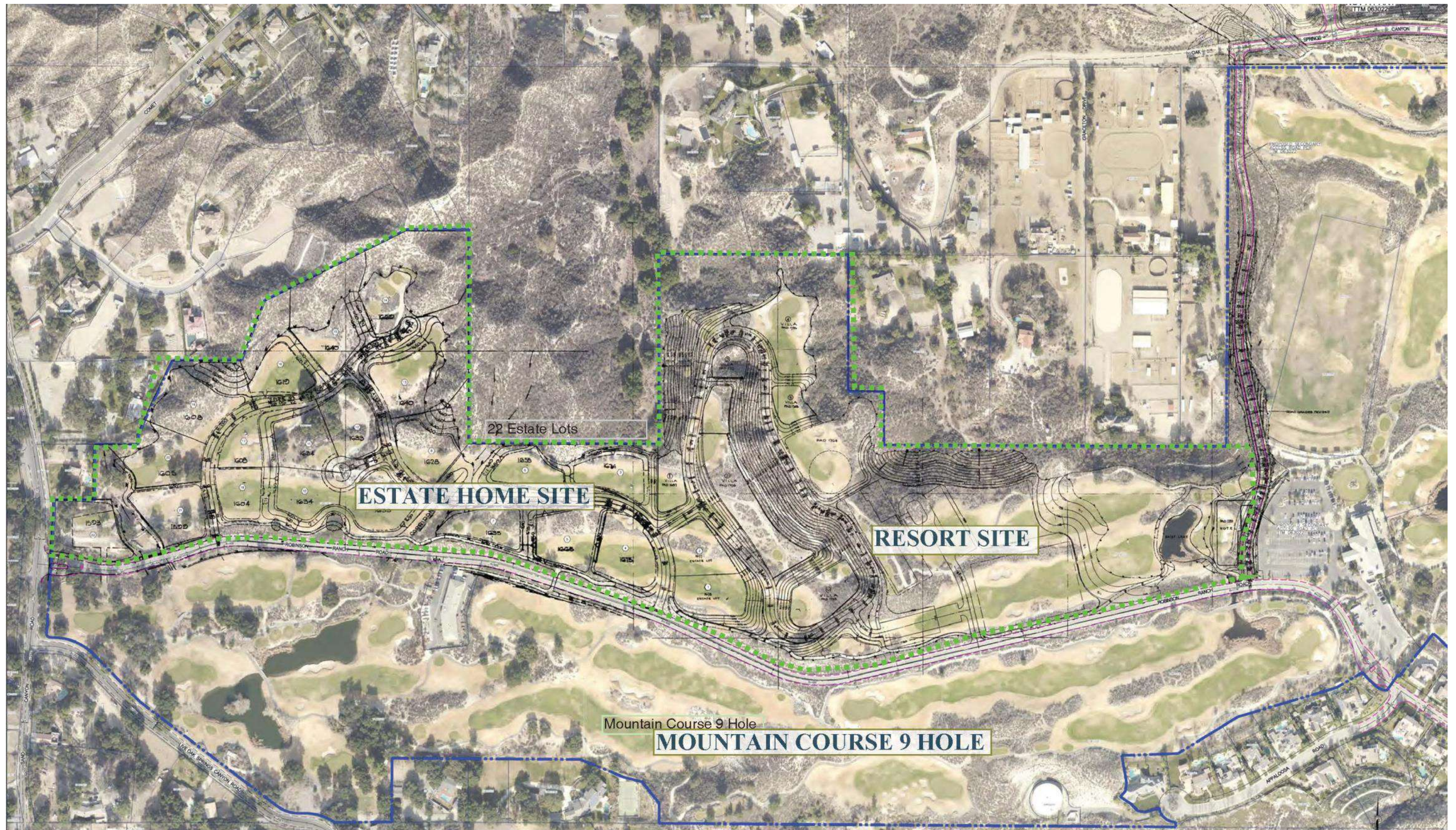
Google

Google 카메라 : 3,450미터 34°24'57"N 118°24'45"W 499미터 100°



Original Concept View-submitted to the City for comments in June 2017





Formal project submittal in February 2018



Italian Restaurant

Hotel Wing "D"

Hotel Wing "C"

Hotel Entry



Hotel Entry
Porte Cochere

Hotel Wing "B"

Hotel Wing "A"

Street Front

HOTEL, PARKING ELEVATIONS

SAND CANYON
COUNTRY CLUB

SAND CANYON RESORT HOTEL
SANTA CLARITA, CA

A-8
CITY SUBMITTAL
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ARCHITECTS • PLANNERS • DESIGNERS
WHA
ORANGE COUNTY • LOS ANGELES • BAY AREA



Sand Canyon Resort Hotel – Functions

MGS architecture T: 310 301 6419

Sand Canyon Resort & Spa Original Submittal

- 308 hotel rooms & villas
- Spa & Sauna 25,000 sf
- 2 ballrooms and 8 meeting rooms
- 3 types of restaurants
- 9 hole executive par 3 golf course
- 2 tennis & 4 pickle ball courts
- Adult and Kids swimming pools



Project Plan Submitted on Feb 7, 2018

- Hotel (one 3-story building; 217 rooms/151,000 SF)
 - Villas (four types; 27 buildings for a total of 155,950 SF)
 - Golden Oak Community; 10 buildings
 - Serenity Hamlet; 3 buildings
 - View Villas; 7 buildings
 - Cliff Villas; 7 buildings
 - Resort: three restaurants (total of 12,000 SF); spa/gym (24,400 SF)
 - Conference/ball room space (17,025 SF)
 - Grand ballroom(7,000SF)
 - Junior ballroom(2,000SF)
 - Eight meeting rooms
 - Outdoor recreation: two pools; two tennis courts; four pickleball courts; Green Oaks Park (7 acres); trails
 - Golf courses: New nine-hole par 3 golf course
-

DRC Comments(Mar 29, 2018)

PL5. An EIR must describe a *reasonable range of alternatives to the proposed project or plan*, or to the location of a proposed project that attain most of the basic objectives of the project in a feasible manner, but avoid or substantially lessen any of the significant effects of the project. The applicant shall work with staff to come up with EIR project alternatives to be evaluated in the EIR.

PL7. The Preliminary Grading Plan indicates an import of 240,000 cubic yards (CY) of dirt to the project. A plan for the import/export of dirt will be analyzed in the EIR.

TE4. The intersection of Sand Canyon Road and *Robinson Ranch Road shall be modified to provide a southbound left-turn lane*. The improvement shall be designed and constructed to the satisfaction of the City Engineer.

TE5. The site plan shall indicate *the proposed connection to the Mancara development* to the north.

ES1. For the hotel: Please provide sufficient trash enclosures to house at least 16 three yard bins.

UF1. This project will need *a full oak tree report, site map, tree survey, and monetary tree values for all proposed oak tree impacts including encroachments, removals and transplants, along with possible mitigation plan for any approved oak tree removals*. The oak tree report shall comply with the City of Santa Clarita Oak Tree Ordinance and Preservation and Protection Guidelines.

Revised the project for mitigation measures from DRC comments

- Saved 40 additional oak trees
 - Achieved the soil balancing by regrading the villas area
 - Achieved better proportion between hotel and villas
 - Change to miniature 9 hole golf from executive par 3 golf course for safety reasons
 - Move to tennis and pickle ball courts next to miniature golf for the proximity and for saving oak trees
 - Increased main ball room from 7,000 sf to 10,000 sf
-



Project Description

- Main Hotel (1 three-story building 165,000 square feet, 241 keys)
- Main Hotel Basement & BOH (23,000 square feet)
- Wedding Hotel (3 three-story buildings 67,500 square feet, 81 keys)
- View Villas (14 two-story villas 110,000 square feet, 56 keys)
- Oak Villas (9 one-story & 1 two-story villas 47,500 square feet, 14 keys)
- Grand ballroom (10,000 square feet)
- Junior ballroom (3,000 square feet)
- Meeting room & pre-function space (10,700 square feet)
- Dining (3 restaurants with kitchens 25,000 square feet)
- Spa/Gym/Salon (33,000 square feet)
- Children's Center (7,000 square feet)
- Parking (375 parking spaces)
- Swimming pool (1 for adult & 1 for kids)
- Miniature 9 hole par 3 golf, 1 tennis & 2 pickle ball courts, kid's play grounds
- 3 miles long trail

Revised plan in October 2018

	<p>KEYNOTE LEGEND</p> <p>Key Value Keynote Text</p>
<p>HOTEL - EXTERIOR ELEVATION 4 1/8" = 1'-0" 4</p>	
<p>HOTEL - EXTERIOR ELEVATION 3 1/8" = 1'-0" 3</p>	
<p>HOTEL - EXTERIOR ELEVATION 2 1/8" = 1'-0" 2</p>	
<p>HOTEL - EXTERIOR ELEVATION 1 1/8" = 1'-0" 1</p>	

SAND CANYON RESORT & SPA

HOTEL - EXTERIOR ELEVATIONS

AH-22.1

PROJECT NUMBER

2018-10181

MVE

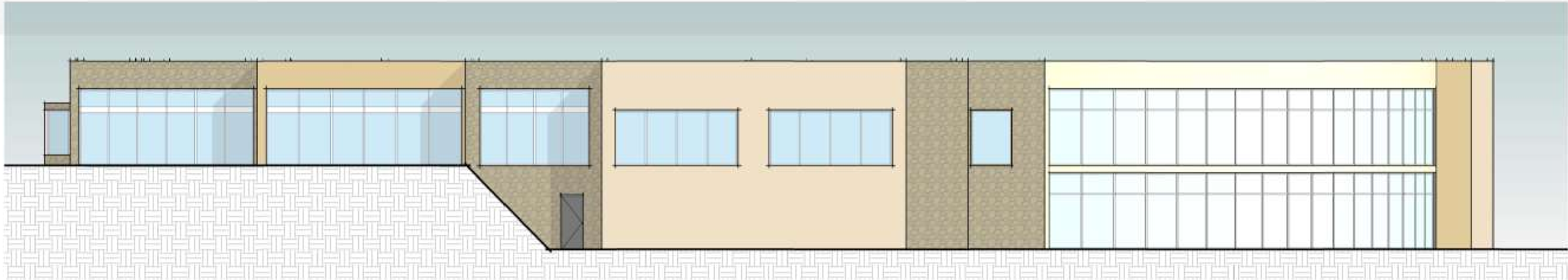
ARCHITECTS

NOT FOR CONSTRUCTION

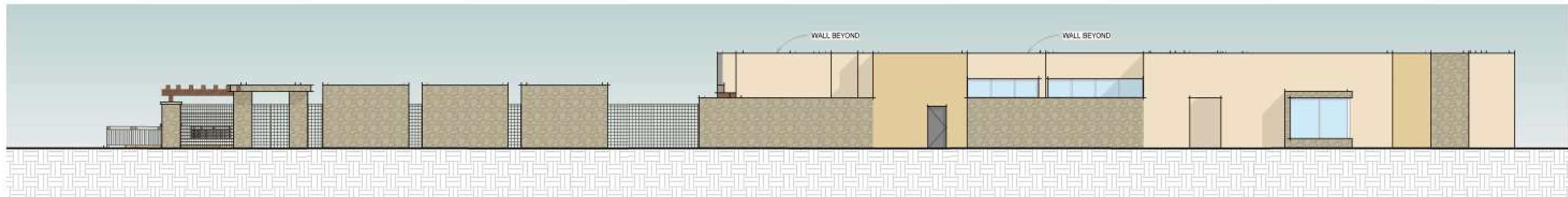
Spa & Function building elevation



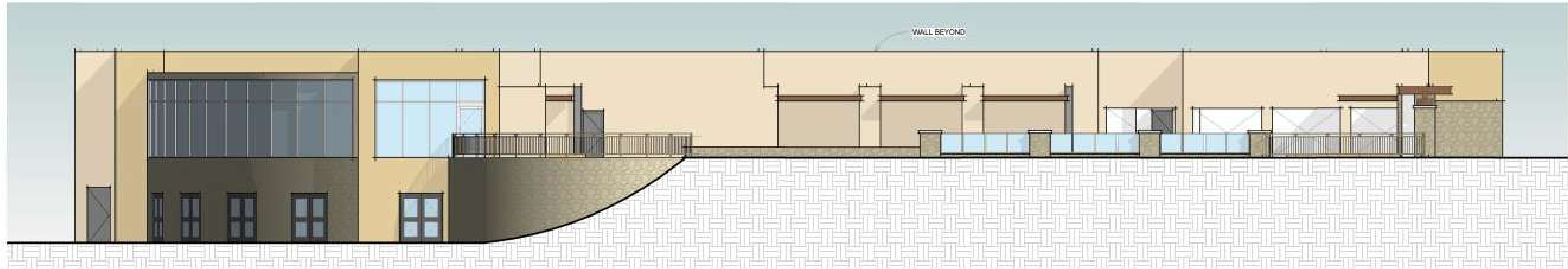
Elevation 5 - a 1/8" = 1'-0" 4



Elevation 4 - a 1/8" = 1'-0" 3



Elevation 3 - a 1/8" = 1'-0" 2



Elevation 2 - a 1/8" = 1'-0" 1

Spa Garden Inn-81 junior suits



SIDE ELEVATION 2 1/8" = 1'-0" 4



SIDE ELEVATION 1 1/8" = 1'-0" 3



BACK ELEVATION 1/8" = 1'-0" 2



FRONT ELEVATION 1/8" = 1'-0" 1

Oak villas elevation



1a) ELEVATION - FRONT ENTRY A



1b) ELEVATION - FRONT ENTRY B



2) ELEVATION - REAR



3) ELEVATION - SIDE - AT BEDROOMS



4) ELEVATION - SIDE - AT GARAGE



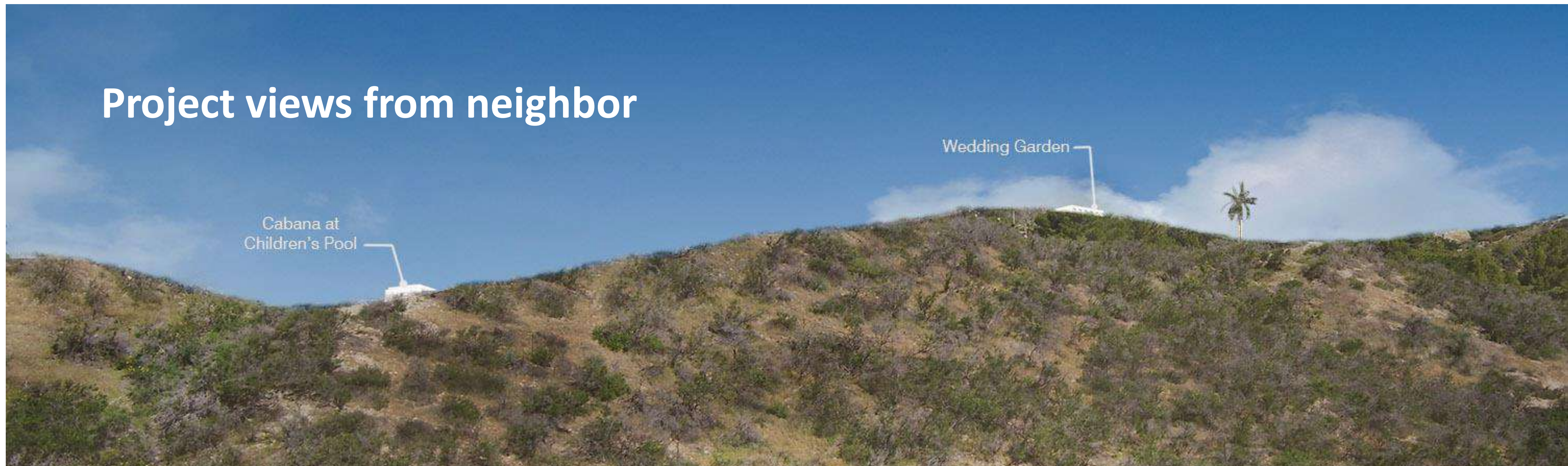
5) PERSPECTIVE VIEWS







Project views from neighbor



Sand Canyon Resort & Spa site map













--- 38.5 ACRES OPEN SPACE