STAGECOACH MOUNTAIN RANCH

APPENDIX L.

SKYLINE STUDY

December 2024

DISCOVERY
LAND COMPANY

SKYLINE STUDY

This skyline study of residential homes on a ski mountain focuses on ensuring that new developments respect established height limitations. By working closely with these guidelines, we aim to preserve the natural beauty of the mountain and maintain the visual harmony between architecture and landscape. This approach not only protects the mountain's iconic skyline but also supports sustainable development practices that prioritize the environment.

9.1 Photo Locations

Simulation Method

1. Viewpoint simulations prepared using single frame digital photographs taken with 50mm lens setting to mimic normal human eyesight relative to scale.
2. 3D modelling software (SiteScan) used to show proper sizing of all aspects of the development (roads, single family dwellings, multi-family dwellings, ski runs, ski towers and terminals). The same 3D modeling software was used to incorporate accurate screening effects of topography and screening effects of vegetation.
3. Exaggerated sizes of prototypes of building types were inserted into the digital elevation model. The prototypes include: single family homes at 45 feet in height and 12,000 sf, multi-family at 75 feet in height and 20,000 square feet and the base lodge at 90 feet in height.
4. Aerial flown 2-foot topographical survey data has been incorporated into the model to provide an accurate representation of topographical screening and elevation change throughout the project and viewpoints.
5. Photographic editing software has been used to properly color all aspects of the development as shown in the simulation.

LEGEND

Skyline Focus Area

Skylines

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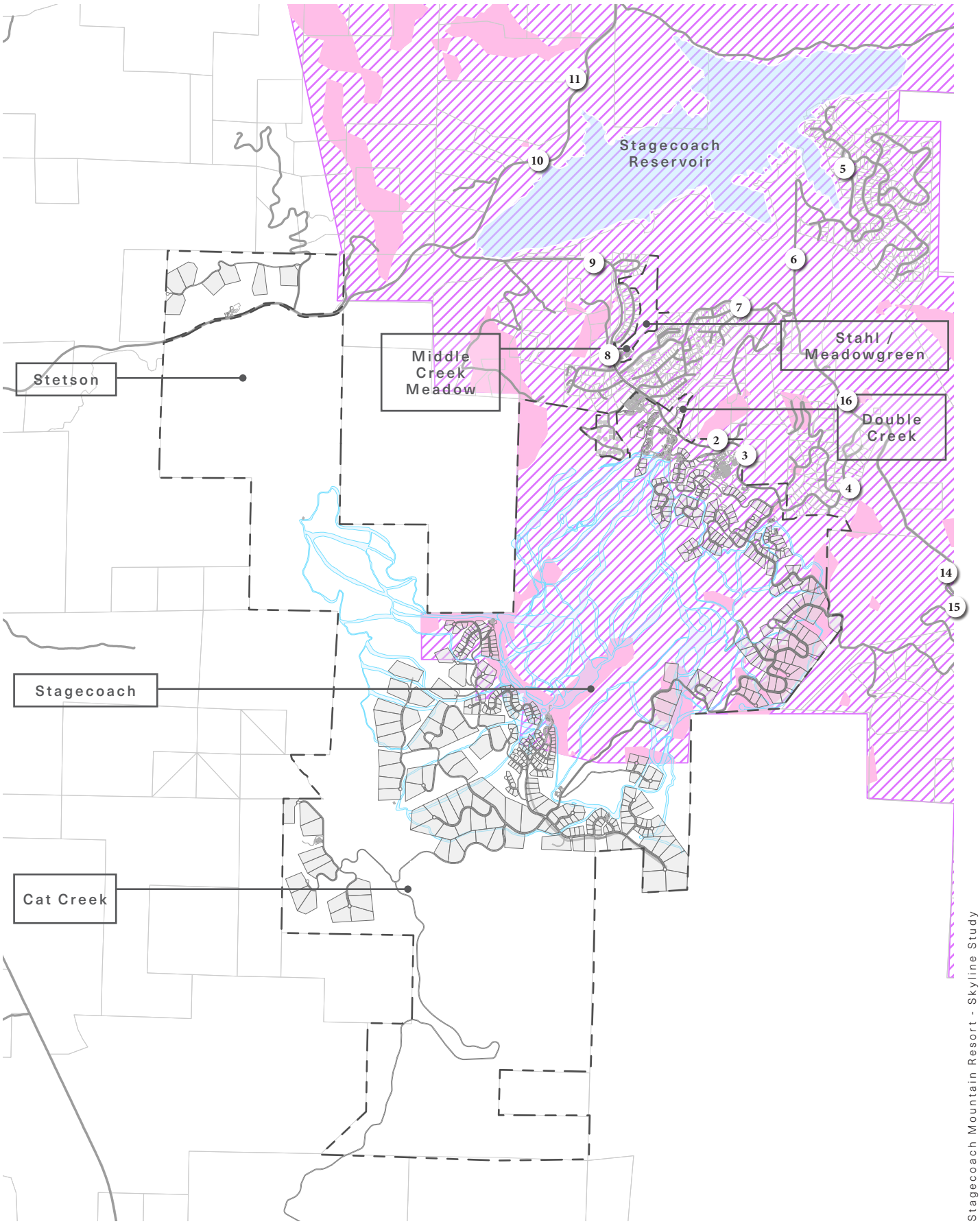
Stagecoach Reservoir
Stetson
Middle Creek Meadow
Stahl / Meadowgreen
Double Creek
Stagecoach
Cat Creek
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View 2

View 3

View 4

View 5

View 6

View 7

View 8

View 9

View 10

View 11

View 14

View 15

View 16