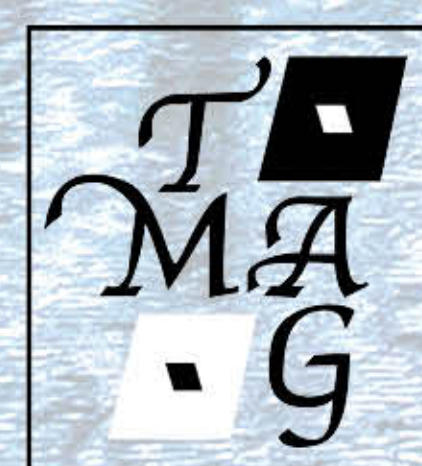


# MAMMOTH LAKES

## MASTER PLAN

JULY 13, 2023

HOTEL, WELLNESS, & RESIDENCES



**The Michael Anthony Group**

*Hotel & Resort Design Development & Operations*



**FRIEDMUTTER GROUP**  
MASTER PLANNING • ARCHITECTURE • INTERIOR DESIGN



# MAMMOTH LAKES

## MASTER PLAN

### 2023-07-08 MAMMOTH LAKES PROGRAM

#### HOTEL

##### HOTEL ROOMS

	KING	QUEEN		
		UNIT	BALCONY	TOTAL
LEVELS 1 & 2	11 / LEVEL	544	82	626
LEVELS 3 & 4	19 / LEVEL			
<b>TOTAL SF OF UNIT TYPE</b>				37,560
TOTAL KING ROOMS	60			
TOTAL QUEEN ROOMS	20			
<b>GRAND TOTAL HOTEL ROOMS</b>	<b>80</b>			
<b>GRAND TOTAL UNIT SQFT</b>	<b>50,080</b>			<b>SF</b>

#### FOR SALE PRODUCT

##### FOR SALE PRODUCT

	1 BED	2 BED			3 BED			
		UNIT	BALCONY	TOTAL	UNIT	BALCONY	TOTAL	
LEVELS 1 & 2	5 / LEVEL	1,123	112	1,235	13 / LEVEL	1,760	112	1,872
LEVELS 3 & 4	6 / LEVEL				26 / LEVEL			
LEVELS 5 & 6	9 / LEVEL				32 / LEVEL			
<b>TOTAL SF OF UNIT TYPE</b>				49,400				265,824
TOTAL 1 BEDROOM UNITS	40							
TOTAL 2 BEDROOM UNITS	142							
TOTAL 3 BEDROOM UNITS	4							
<b>GRAND TOTAL FOR SALE UNITS</b>	<b>186</b>							
<b>GRAND TOTAL UNIT SQFT</b>	<b>323,980</b>			<b>SF</b>				

#### CORRIDORS & BOH

LEVEL B2	4,138	
LEVEL B1	32,685	
LEVEL 1	12,137	
LEVEL 2	12,137	
LEVEL 3	17,051	
LEVEL 4	17,051	
LEVEL 5	15,461	
LEVEL 6	15,461	
<b>GRAND TOTAL CORRIDORS &amp; BOH</b>	<b>126,121</b>	<b>SF</b>

#### PARKING

LEVEL B2 PARKING	129,645	
LEVEL B1 PUBLIC PARKING	67,983	
<b>GRAND TOTAL PARKING SQFT</b>	<b>197,628</b>	<b>SF</b>

#### COMMON AREAS

##### ARRIVALS LOBBY

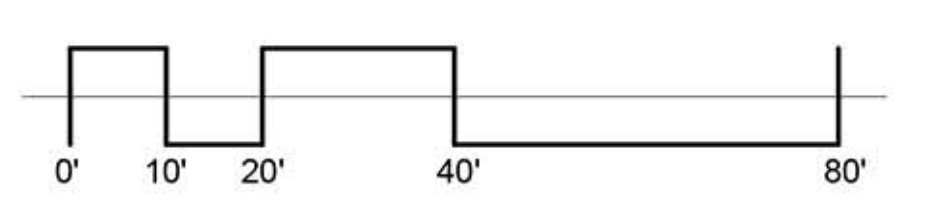
LEVEL B2	5,005
LEVEL 1	2,391
<b>WELLNESS CENTER</b>	<b>18,709</b>
LEVEL B1	
<b>RETAIL SPACE</b>	<b>10,009</b>
LEVEL B1	
<b>RESTAURANT 1</b>	<b>6,587</b>
LEVEL 1	
<b>RESTAURANT 2</b>	<b>9,082</b>
LEVEL 1	
<b>KITCHEN</b>	<b>4,476</b>
LEVEL 1	
<b>BOARDROOM / PRIVATE DINING</b>	<b>6,447</b>
LEVEL 1	
<b>SKI VALET</b>	<b>3,084</b>
LEVEL 1	
<b>HOTEL LOBBY</b>	<b>1,529</b>
LEVEL 1	
<b>RESIDENCE LOBBY</b>	<b>1,141</b>
LEVEL 1	
<b>KID'S QUEST</b>	<b>1,875</b>
LEVEL 1	
<b>SALES OFFICE</b>	<b>3,400</b>
LEVEL 1	
<b>POOL &amp; SUN DECK</b>	<b>20,120</b>
LEVEL 1	
<b>PLAZA</b>	<b>18,448</b>
LEVEL 1	
<b>PLAZA SETBACK / LANDSCAPE</b>	<b>9,276</b>
LEVEL 1	
<b>GRAND TOTAL COMMON AREAS SQFT</b>	<b>121,579</b>

#### PROJECT SQUARE FOOTAGE SUMMARY

HOTEL	50,080
FOR SALE PRODUCT	323,980
COMMON AREAS	125,265
CORRIDORS & BOH	122,494
PARKING	197,628

**GRAND TOTAL PROJECT SQUARE FOOTAGE (PLUS BRIDGE) 819,447**

B:\361\10125007 - BEACON MAMMOTH\10125007 Mammoth CE Central\_Layouts\B2VRLU.rvt  
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Date Description  
**The Michael Anthony Group**  
 Hotel & Resort Design, Development & Operations  
**MAG**

**FRIEDMUTTER GROUP**  
 ARCHITECTURE INTERIOR DESIGN SPACING STUDIOS  
 SPECIALIZING IN MULTIFAMILY PROJECTS  
 1000 UNIVERSITY AVENUE, SUITE 1000, BERKELEY, CA 94702  
 WWW.FRIEDMUTTERGROUP.COM

STAMP

CONSULTANT

PROJECT NAME  
**MAMMOTH LAKES**  
 TENET DEVELOPMENT  
 MAMMOTH LAKES, CA 93546

KEY PLAN

ISSUED FOR  
 Approver

DRAWN BY  
 FRIEDMUTTER GROUP

CHECKED BY  
 FRIEDMUTTER GROUP

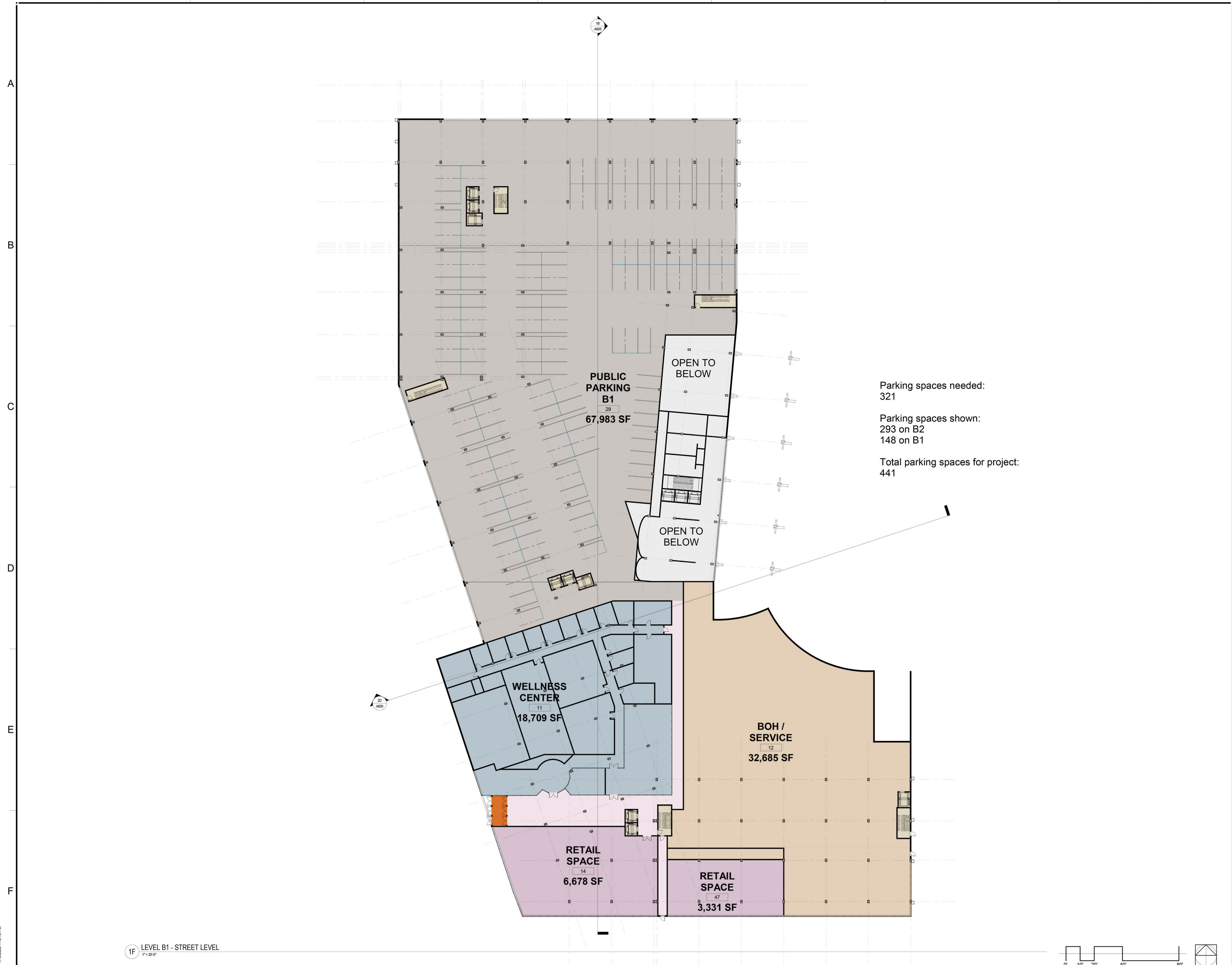
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JOB NUMBER  
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SHEET NAME  
 OVERALL  
 REFERENCE FLOOR  
 PLAN LEVEL B2

SHEET NUMBER  
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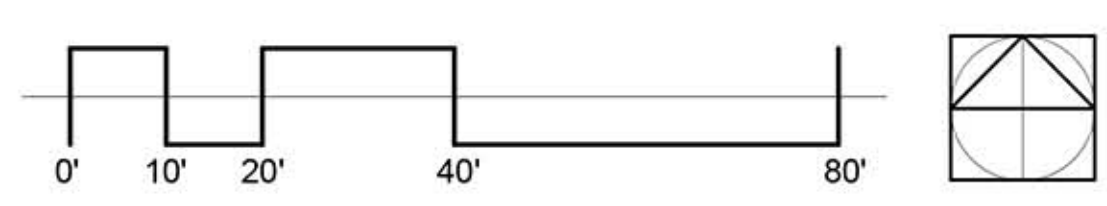


Parking spaces needed:  
321

Parking spaces shown:  
293 on B2  
148 on B1

Total parking spaces for project:  
441

1F LEVEL B1 - STREET LEVEL  
1" = 20' 0"



Date Description

**The Michael Anthony Group**  
Hotel & Resort Design Development & Operations

**MAG**

**FRIEDMUTTER GROUP**  
ARCHITECTURE INTERIOR DESIGN SPACING STUDIOS  
SPECIALIZING IN MULTI-FAMILY PROJECTS  
1000 W. 10TH STREET SUITE 1000 DENVER CO 80202  
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STAMP

CONSULTANT

PROJECT NAME

MAMMOTH LAKES  
TENET DEVELOPMENT  
MAMMOTH LAKES, CA 93546

ISSUED FOR

Approver

DESIGNED BY  
FRIEDMUTTER GROUP

CHECKED BY  
FRIEDMUTTER GROUP

ISSUE DATE  
07/10/23

JOB NUMBER  
6128007

SHEET NAME  
OVERALL REFERENCE FLOOR PLAN LEVEL B1

SHEET NUMBER

A200

1

2

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D

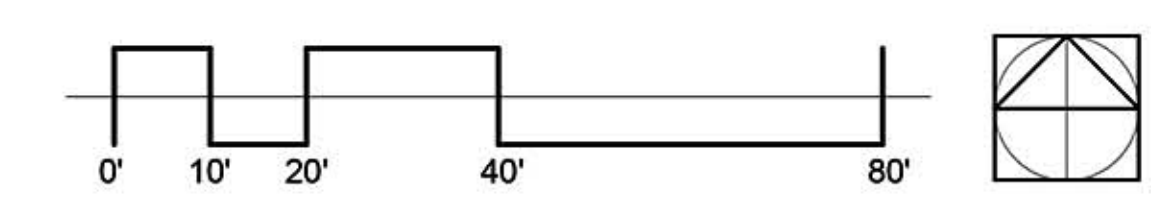
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1F LEVEL 1 - PLAZA  
1" = 20'-0"



Date: \_\_\_\_\_ Description: \_\_\_\_\_

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COMMERCIAL RESIDENTIAL HOUSING  
1000 UNIVERSITY AVENUE SUITE 100 BERKELEY CA 94702-1000  
WWW.FRIEDMUTTER.COM

STAMP

CONSULTANT

PROJECT NAME

MAMMOTH LAKES  
TENET DEVELOPMENT  
MAMMOTH LAKES, CA 93546

ISSUED FOR

APPROVED BY  
FRIEDMUTTER GROUP  
CHECKED BY  
FRIEDMUTTER GROUP  
ISSUE DATE  
07/10/23

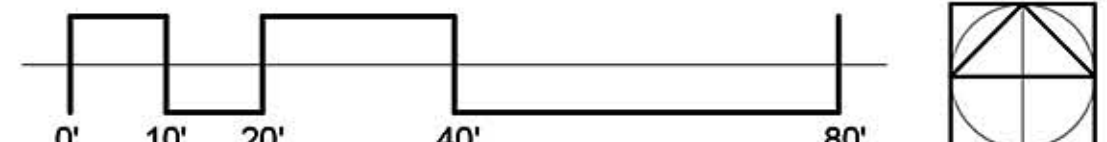
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SHEET NAME  
OVERALL REFERENCE FLOOR PLAN LEVEL 1

SHEET NUMBER  
A201

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1F Level 3  
1" = 20'-0"



Date	Description
	The Michael Anthony Group
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<b>MAG</b>	

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ARCHITECTURAL INTERIOR DESIGN BRANDING STUDIOS  
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STAMP

CONSULTANT

PROJECT NAME

MAMMOTH LAKES  
TENET DEVELOPMENT  
MAMMOTH LAKES, CA 93546

KEY PLAN

DESIGNED FOR:  
Approver

DRAWN BY:  
FRIEDMUTTER GROUP

CHECKED BY:  
FRIEDMUTTER GROUP

ISSUE DATE:  
07/10/23

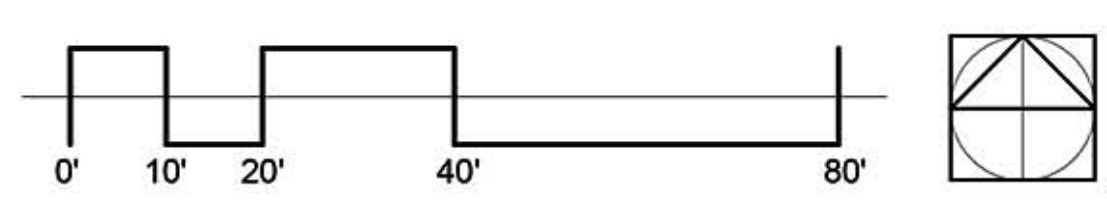
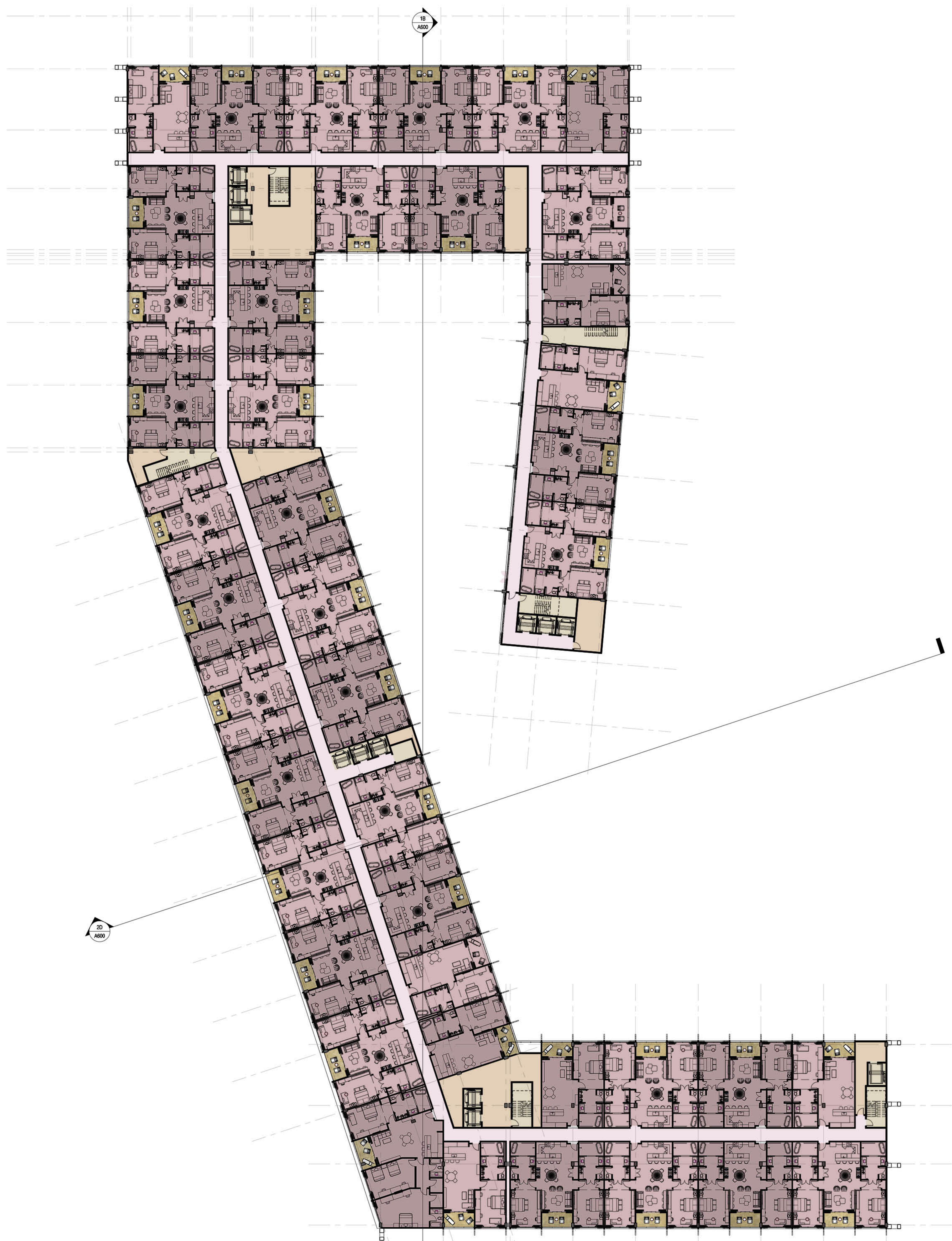
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SHEET NAME:  
OVERALL REFERENCE FLOOR PLAN LEVEL 3

SHEET NUMBER  
A203

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7/10/2023 1:36:58 PM

1F Level 6  
1" = 20'



Date	Description
	<b>The Michael Anthony Group</b> Hotel & Resort Design Development & Operations

**FRIEDMUTTER GROUP**  
ARCHITECTURE INTERIOR DESIGN GRAPHIC STUDIOS  
SPECIALIZING IN MULTIFAMILY PROJECTS  
1000 UNIVERSITY AVENUE, SUITE 1000, BERKELEY, CA 94702  
WWW.FRIEDMUTTER.COM TEL: 415.863.0000 FAX: 415.863.0007

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CONSULTANT

PROJECT NAME  
**MAMMOTH LAKES**  
**TENET DEVELOPMENT**  
**MAMMOTH LAKES, CA 93546**

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Approver

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FRIEDMUTTER GROUP

ISSUE DATE  
07/10/23

JOB NUMBER  
6128007

SHEET NAME  
OVERALL REFERENCE FLOOR  
PLAN LEVEL 6

SHEET NUMBER  
**A206**

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C

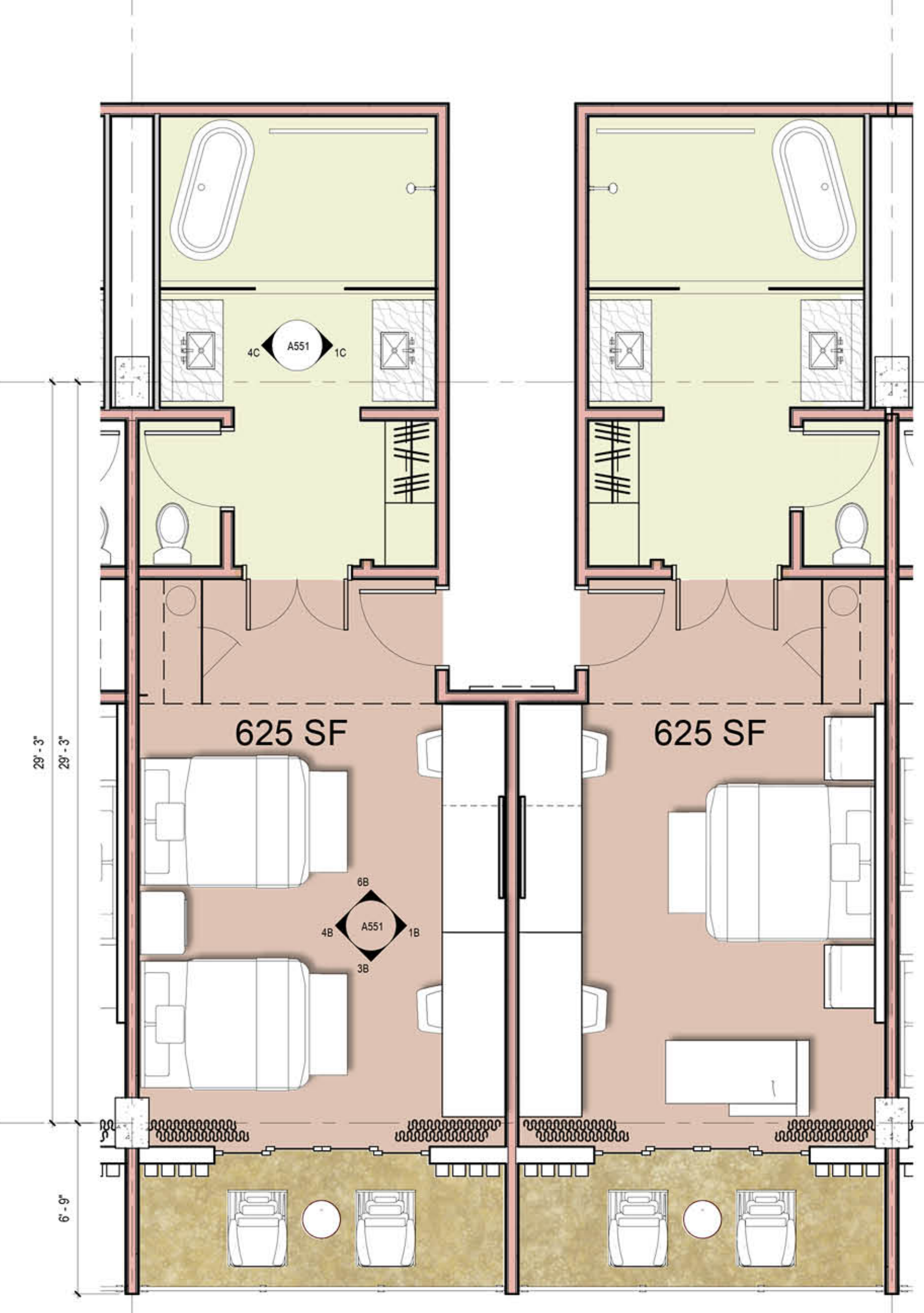
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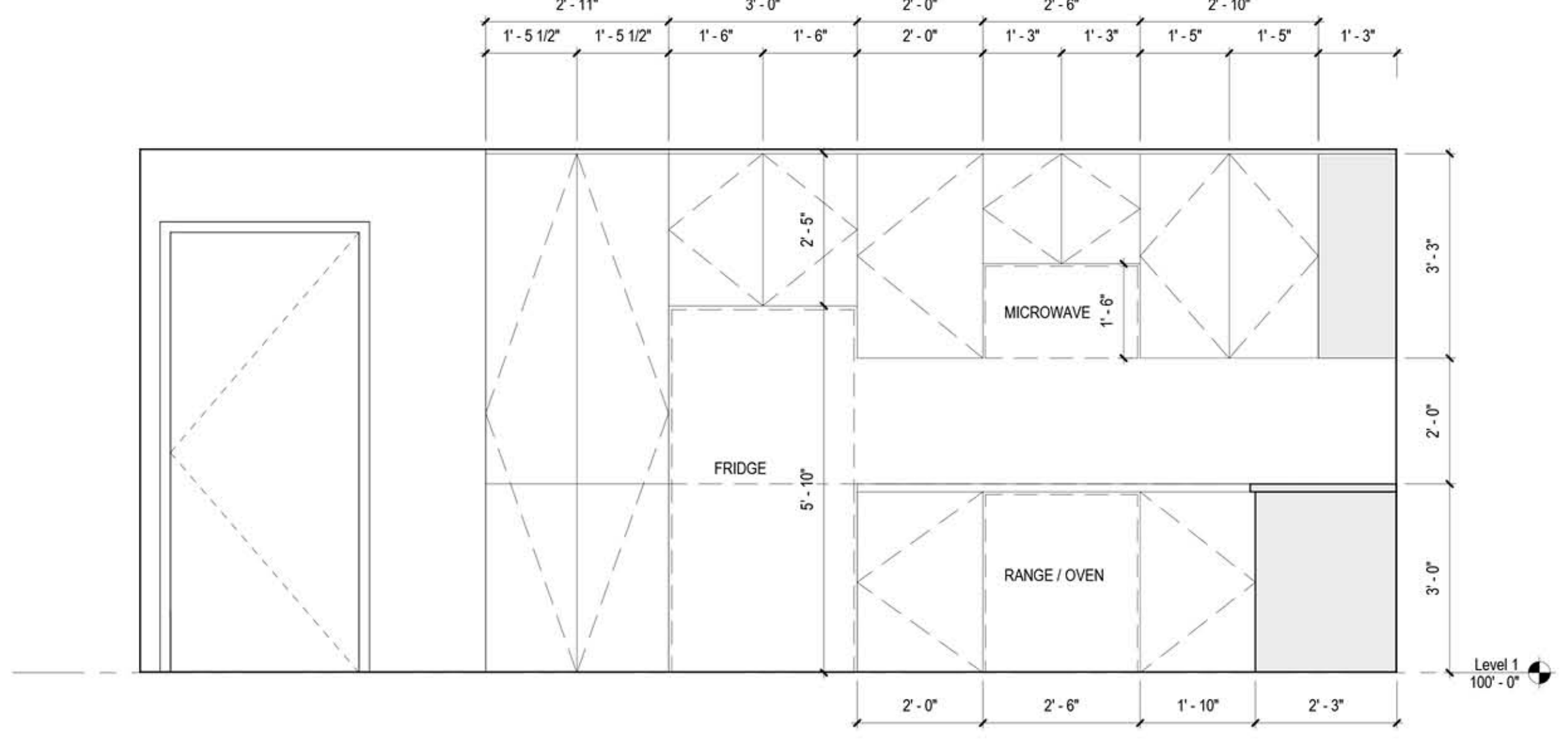
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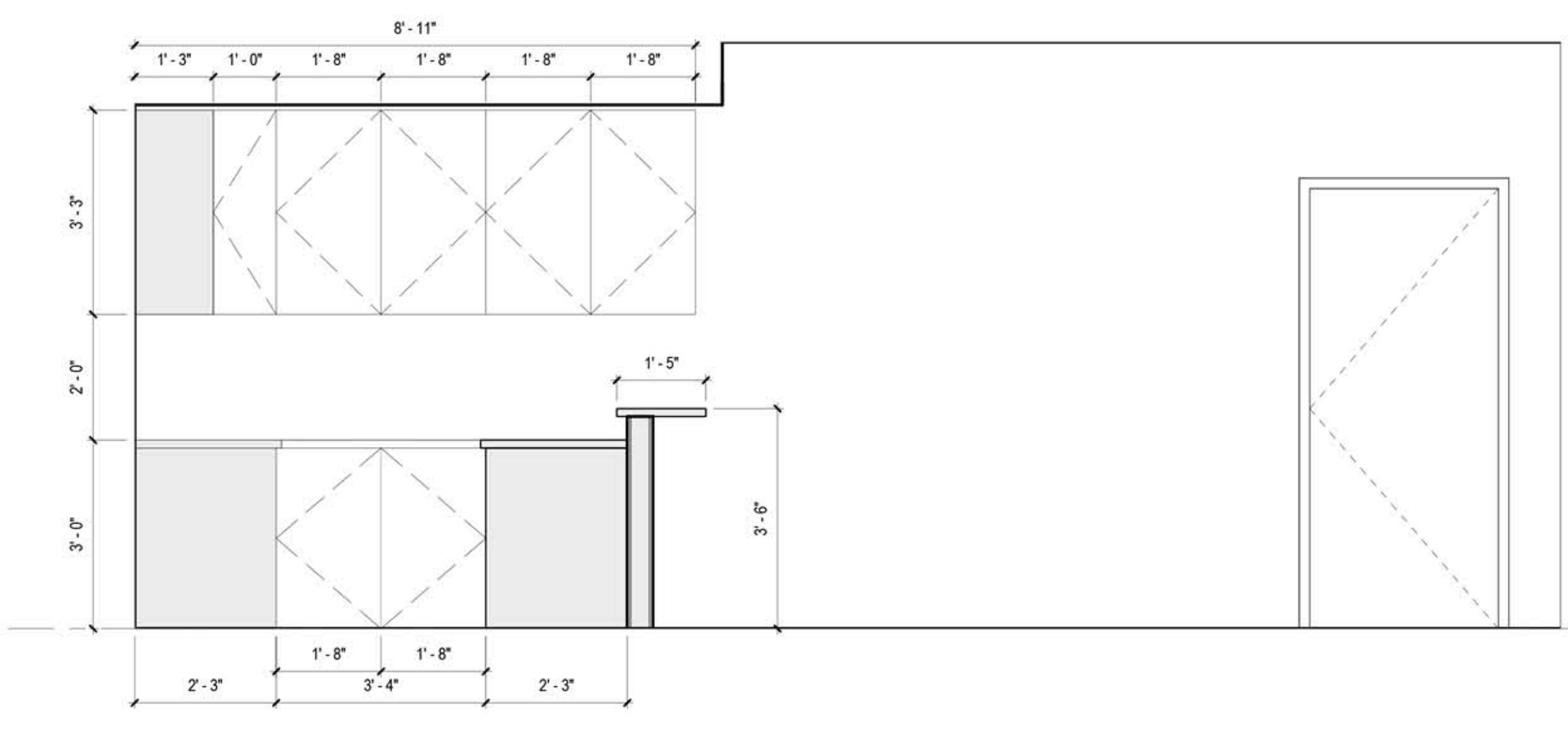
1C ENLARGED 2-BEDROOM FLOOR PLAN  
1/4" = 1'-0"



4C ENLARGED KING - QUEEN FLOOR PLAN  
1/4" = 1'-0"



1E ENLARGED KITCHEN ELEVATION 01  
1/2" = 1'-0"



1F ENLARGED KITCHEN ELEVATION 02  
1/2" = 1'-0"

Date Description  
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 Hotel & Resort Design Development & Operations  
 1-5

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CONSULTANT

PROJECT NAME

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 TENET DEVELOPMENT  
 MAMMOTH LAKES, CA 93546

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 Approver

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 CHECKED BY  
 FRIEDMUTTER GROUP  
 ISSUE DATE  
 07/10/23  
 JOB NUMBER  
 6128007  
 SHEET NAME  
 ENLARGED FLOOR PLANS

SHEET NUMBER  
 A220

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# MAMMOTH LAKES

MASTER PLAN



JULY 13, 2023 JOB # 612A007



**The Michael Anthony Group**  
Hotel & Resort Design Development & Operations

EXTERIOR VIEW

# MAMMOTH LAKES

## MASTER PLAN



JULY 13, 2023 JOB # 612A007



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# PLAZA VIEW

# MAMMOTH LAKES

## MASTER PLAN



JULY 13, 2023 JOB # 612A007

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**MA**

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# PLAZA VIEW

# MAMMOTH LAKES

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# PLAZA VIEW

# MAMMOTH LAKES

## MASTER PLAN



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**MA**  
9

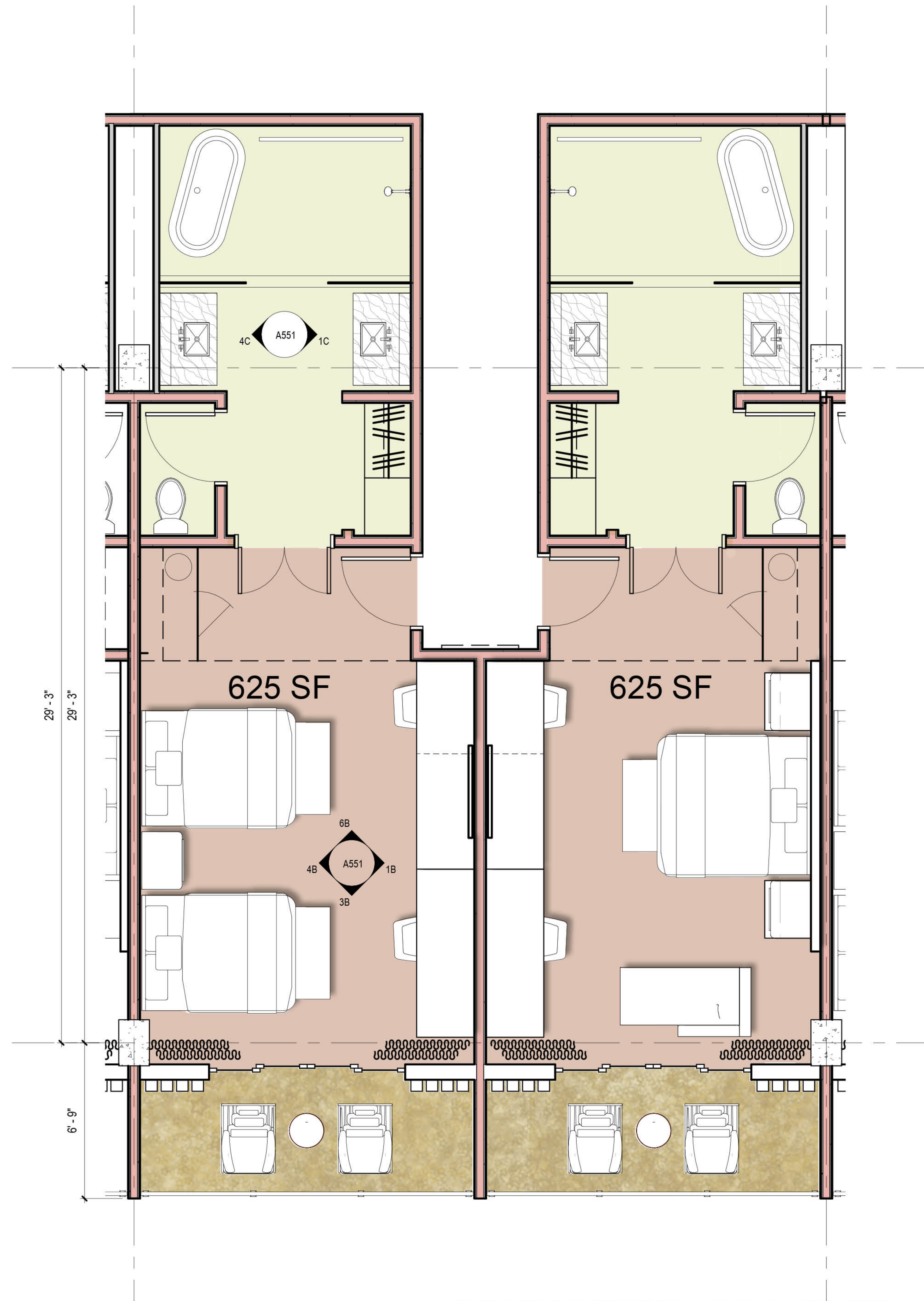
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# PLAZA VIEW

# MAMMOTH LAKES

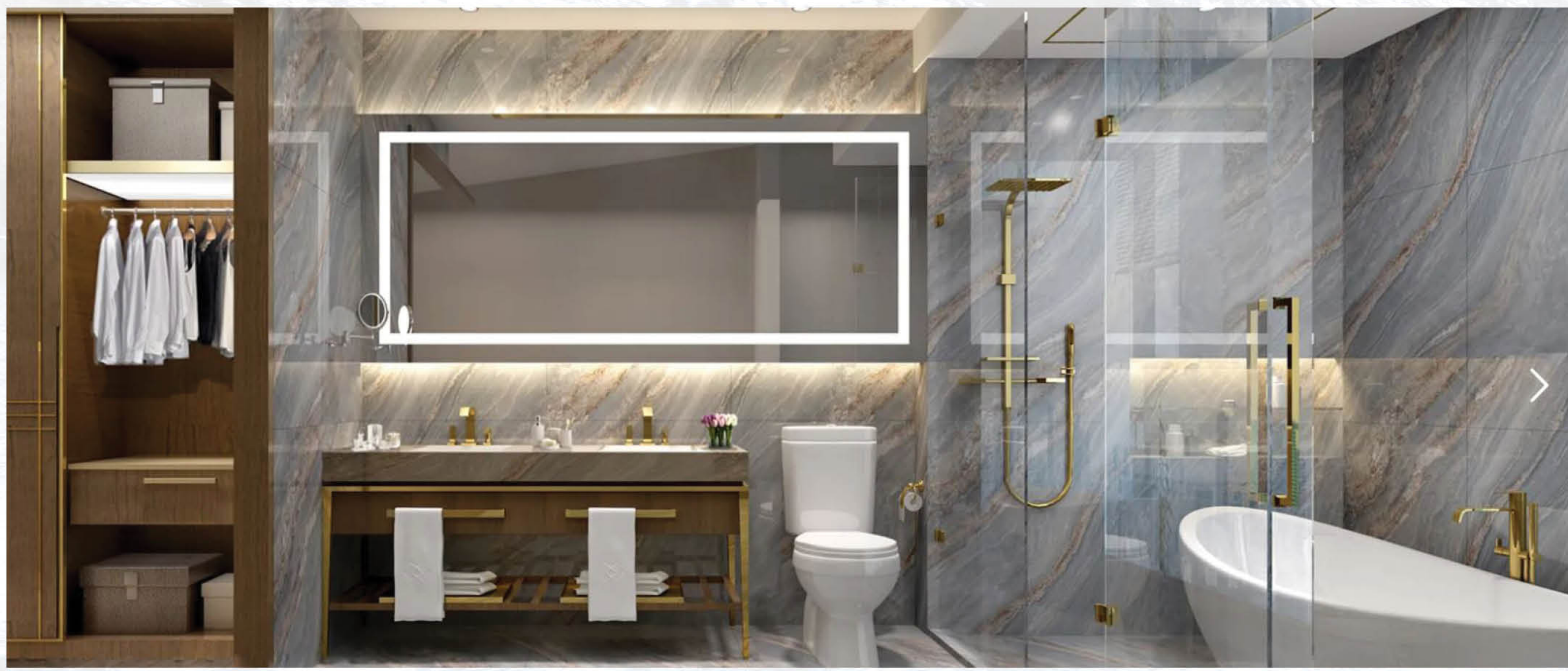
## MASTER PLAN

SCALE: 1" = 2'-0"



# MAMMOTH LAKES

## MASTER PLAN



JULY 13, 2023 JOB # 612A007



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# GUESTROOM CONCEPT IMAGERY



# MAMMOTH LAKES

## MASTER PLAN



# MAMMOTH LAKES

## MASTER PLAN



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• 9

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# TYPICAL KING ROOM - OPTION BLUE

# MAMMOTH LAKES

MASTER PLAN



JULY 13, 2023 JOB # 612A007



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## TYPICAL KING ROOM - OPTION BLUE A

# MAMMOTH LAKES

MASTER PLAN



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## TYPICAL KING ROOM - OPTION BLUE B

# MAMMOTH LAKES

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# TYPICAL KING ROOM - OPTION ORANGE

# MAMMOTH LAKES

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# TYPICAL KING ROOM - OPTION ORANGE A

# MAMMOTH LAKES

MASTER PLAN



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## TYPICAL KING ROOM - OPTION ORANGE B

# MAMMOTH LAKES

MASTER PLAN



JULY 13, 2023 JOB # 612A007



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## TYPICAL KING ROOM - OPTION TAUPE



# MAMMOTH LAKES

MASTER PLAN



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## TYPICAL KING ROOM - OPTION TAUPE A

# MAMMOTH LAKES

MASTER PLAN



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## TYPICAL KING ROOM - OPTION TAUPE B

# MAMMOTH LAKES

MASTER PLAN



JULY 13, 2023 JOB # 612A007



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## TYPICAL QUEEN ROOM - OPTION BLUE

# MAMMOTH LAKES

MASTER PLAN



JULY 13, 2023 JOB # 612A007



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## TYPICAL QUEEN ROOM - OPTION BLUE A

# MAMMOTH LAKES

MASTER PLAN



JULY 13, 2023 JOB # 612A007



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## TYPICAL QUEEN ROOM - OPTION BLUE B

# MAMMOTH LAKES

MASTER PLAN



JULY 13, 2023 JOB # 612A007



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## TYPICAL QUEEN ROOM - OPTION ORANGE

# MAMMOTH LAKES

MASTER PLAN



JULY 13, 2023 JOB # 612A007



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## TYPICAL QUEEN ROOM - OPTION ORANGE A

# MAMMOTH LAKES

MASTER PLAN



JULY 13, 2023 JOB # 612A007



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## TYPICAL QUEEN ROOM - OPTION ORANGE B



# MAMMOTH LAKES

MASTER PLAN



JULY 13, 2023 JOB # 612A007



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## TYPICAL QUEEN ROOM - OPTION TAUPE

# MAMMOTH LAKES

MASTER PLAN



JULY 13, 2023 JOB # 612A007



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## TYPICAL QUEEN ROOM - OPTION TAUPE A

# MAMMOTH LAKES

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JULY 13, 2023 JOB # 612A007



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## TYPICAL QUEEN ROOM - OPTION TAUPE B

# MAMMOTH LAKES

MASTER PLAN



# MAMMOTH LAKES

## MASTER PLAN



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# TYPICAL GUESTROOM BATHROOM

# MAMMOTH LAKES

## MASTER PLAN



JULY 13, 2023 JOB # 612A007



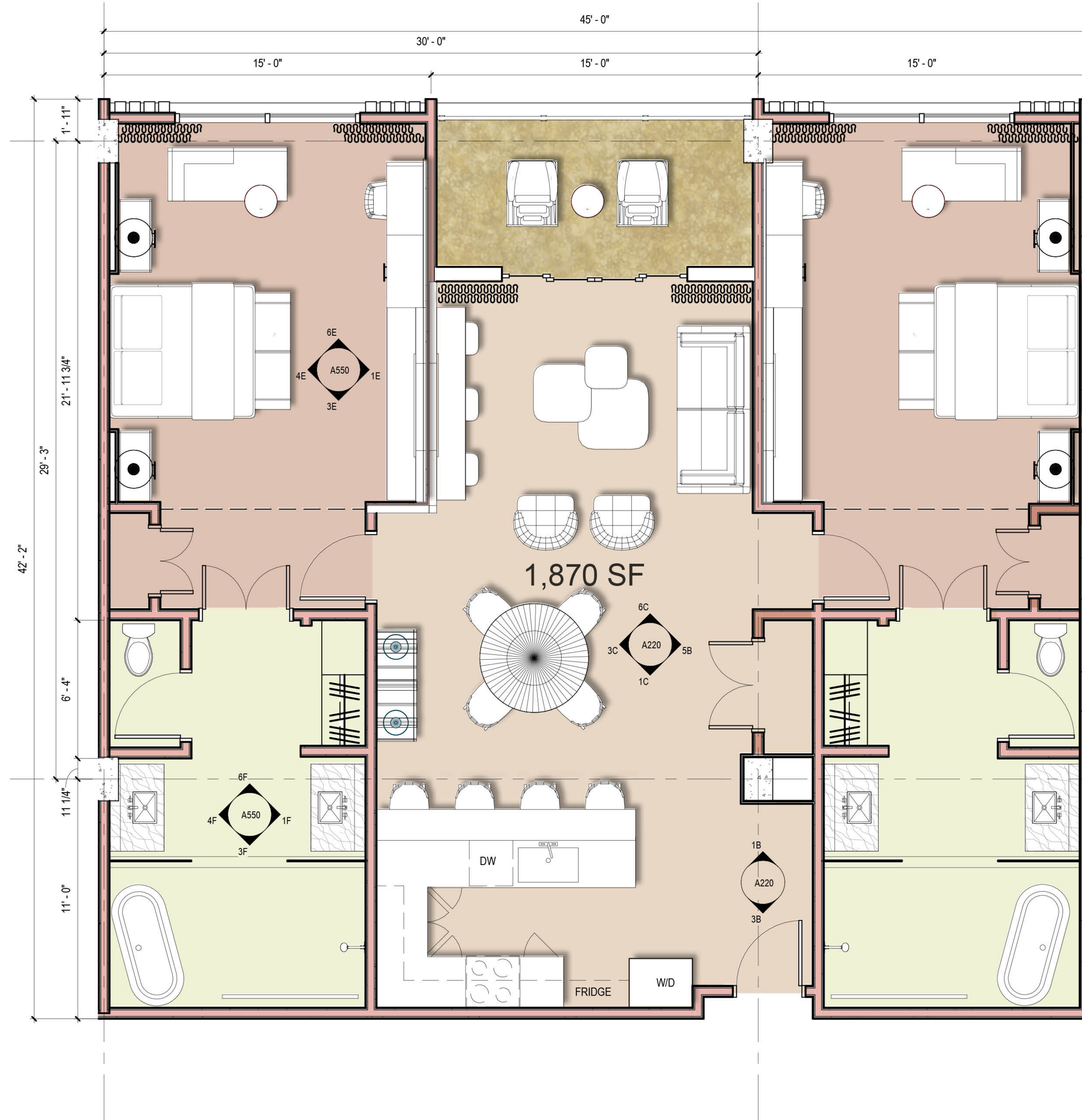
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# MATERIALS

# MAMMOTH LAKES

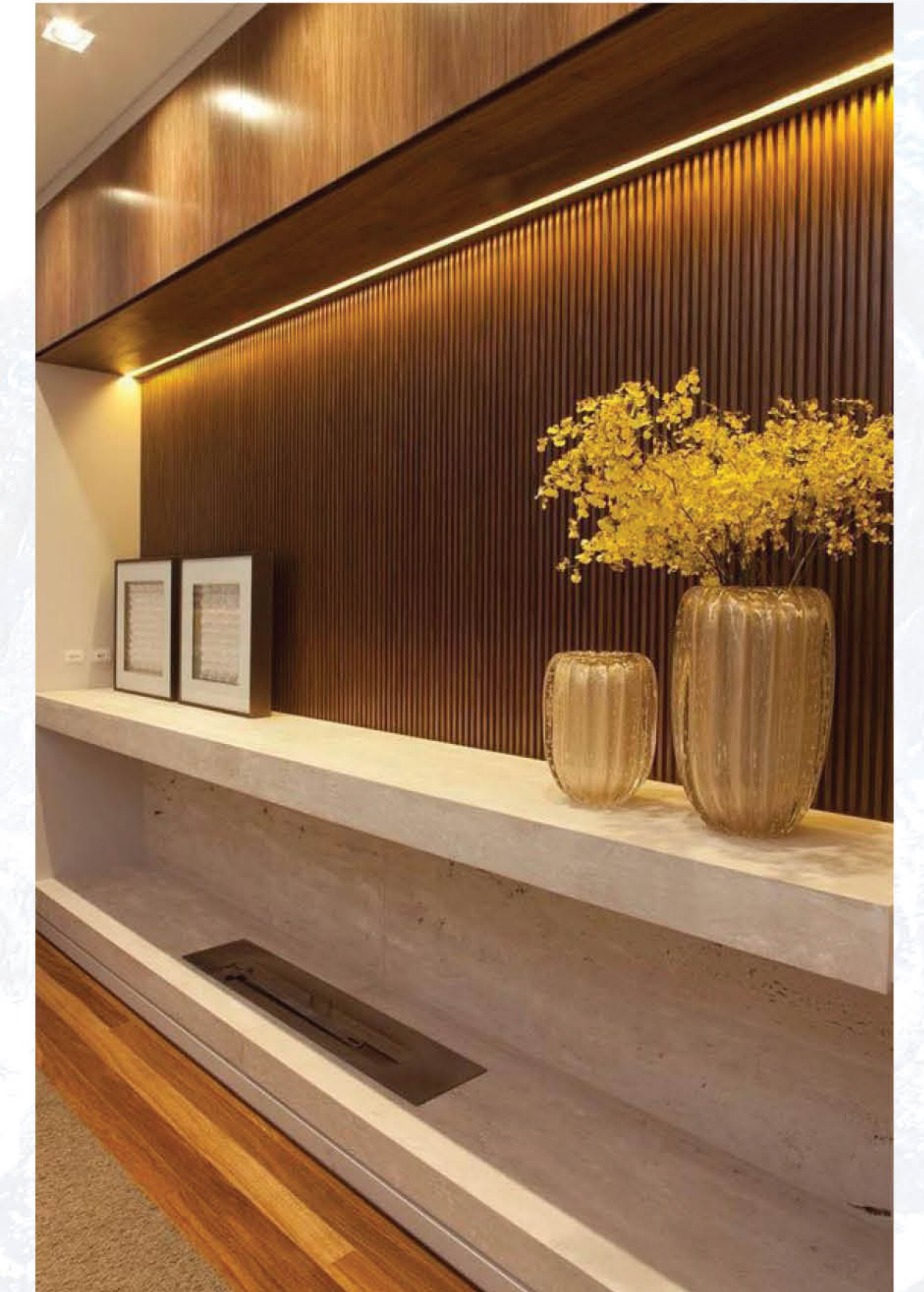
## MASTER PLAN

SCALE: 1" = 2'-0"



# MAMMOTH LAKES

## MASTER PLAN





# MAMMOTH LAKES

MASTER PLAN



JULY 13, 2023 JOB # 612A007



**The Michael Anthony Group**  
Hotel & Resort Design Development & Operations

## RESIDENCE ENTRY VIEW / DARK WOOD

# MAMMOTH LAKES

MASTER PLAN



JULY 13, 2023 JOB # 612A007



**The Michael Anthony Group**  
Hotel & Resort Design Development & Operations

## RESIDENCE LIVING ROOM VIEW 1/ DARK WOOD

# MAMMOTH LAKES

MASTER PLAN



JULY 13, 2023 JOB # 612A007



**The Michael Anthony Group**  
Hotel & Resort Design Development & Operations

## RESIDENCE LIVING ROOM VIEW 2/ DARK WOOD

# MAMMOTH LAKES

MASTER PLAN



JULY 13, 2023 JOB # 612A007



**The Michael Anthony Group**  
Hotel & Resort Design Development & Operations

## RESIDENCE BEDROOM OPTION 1/ DARK WOOD

# MAMMOTH LAKES

MASTER PLAN



JULY 13, 2023 JOB # 612A007



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Hotel & Resort Design Development & Operations

## RESIDENCE BEDROOM OPTION 1/ DARK WOOD

# MAMMOTH LAKES

MASTER PLAN



JULY 13, 2023 JOB # 612A007



**The Michael Anthony Group**  
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## RESIDENCE BEDROOM OPTION 1/ DARK WOOD

# MAMMOTH LAKES

MASTER PLAN



JULY 13, 2023 JOB # 612A007



**The Michael Anthony Group**  
Hotel & Resort Design Development & Operations

## RESIDENCE BEDROOM OPTION 2/ DARK WOOD

# MAMMOTH LAKES

MASTER PLAN



JULY 13, 2023 JOB # 612A007



**The Michael Anthony Group**  
Hotel & Resort Design Development & Operations

## RESIDENCE BEDROOM OPTION 2/ DARK WOOD



# MAMMOTH LAKES

MASTER PLAN



JULY 13, 2023 JOB # 612A007



**The Michael Anthony Group**  
Hotel & Resort Design Development & Operations

## RESIDENCE BEDROOM OPTION 2/ DARK WOOD

# MAMMOTH LAKES

MASTER PLAN



JULY 13, 2023 JOB # 612A007



**The Michael Anthony Group**  
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## RESIDENCE BEDROOM OPTION 3/ DARK WOOD

# MAMMOTH LAKES

MASTER PLAN



JULY 13, 2023 JOB # 612A007



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## RESIDENCE BEDROOM OPTION 3/ DARK WOOD

# MAMMOTH LAKES

MASTER PLAN



JULY 13, 2023 JOB # 612A007



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Hotel & Resort Design Development & Operations

## RESIDENCE BEDROOM OPTION 3/ DARK WOOD

# MAMMOTH LAKES

## MASTER PLAN



JULY 13, 2023 JOB # 612A007



**The Michael Anthony Group**  
Hotel & Resort Design Development & Operations

# RESIDENCE ENTRY VIEW / LIGHT WOOD

# MAMMOTH LAKES

MASTER PLAN



JULY 13, 2023 JOB # 612A007



**The Michael Anthony Group**  
Hotel & Resort Design Development & Operations

## RESIDENCE LIVING ROOM VIEW 1/ LIGHT WOOD

# MAMMOTH LAKES

MASTER PLAN



JULY 13, 2023 JOB # 612A007



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Hotel & Resort Design Development & Operations

## RESIDENCE LIVING ROOM VIEW 2/ LIGHT WOOD

# MAMMOTH LAKES

MASTER PLAN



JULY 13, 2023 JOB # 612A007



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## RESIDENCE BEDROOM OPTION 1/ LIGHT WOOD



# MAMMOTH LAKES

MASTER PLAN



JULY 13, 2023 JOB # 612A007



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## RESIDENCE BEDROOM OPTION 1/ LIGHT WOOD

# MAMMOTH LAKES

MASTER PLAN



JULY 13, 2023 JOB # 612A007



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Hotel & Resort Design Development & Operations

## RESIDENCE BEDROOM OPTION 1/ LIGHT WOOD

# MAMMOTH LAKES

MASTER PLAN



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## RESIDENCE BEDROOM OPTION 2/ LIGHT WOOD

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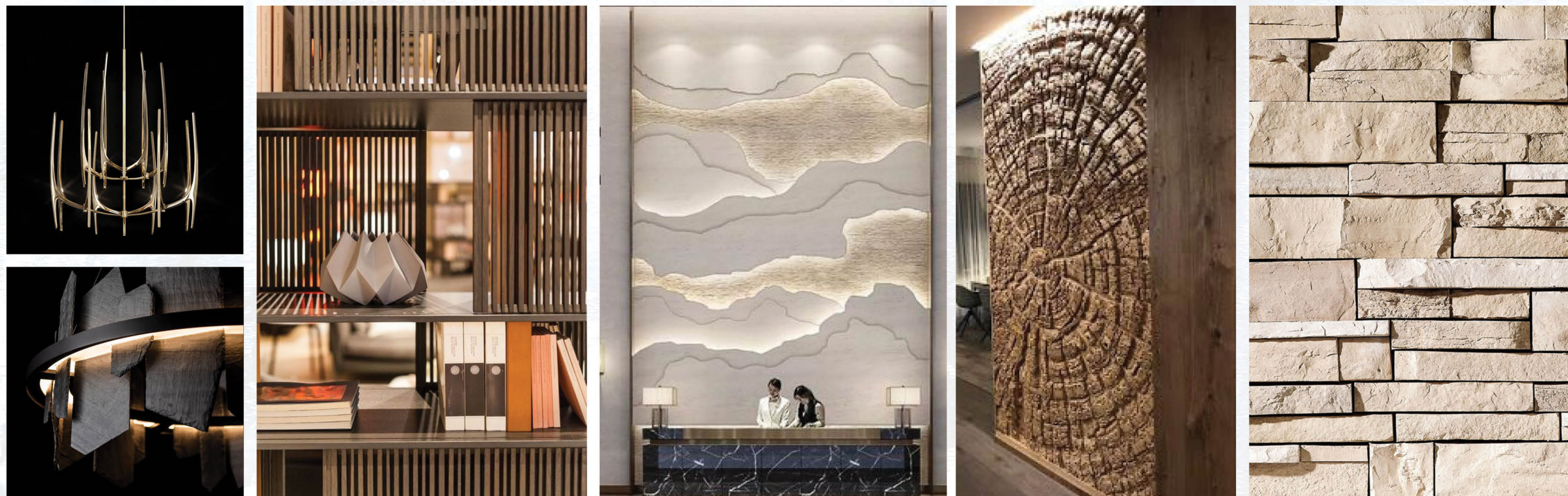
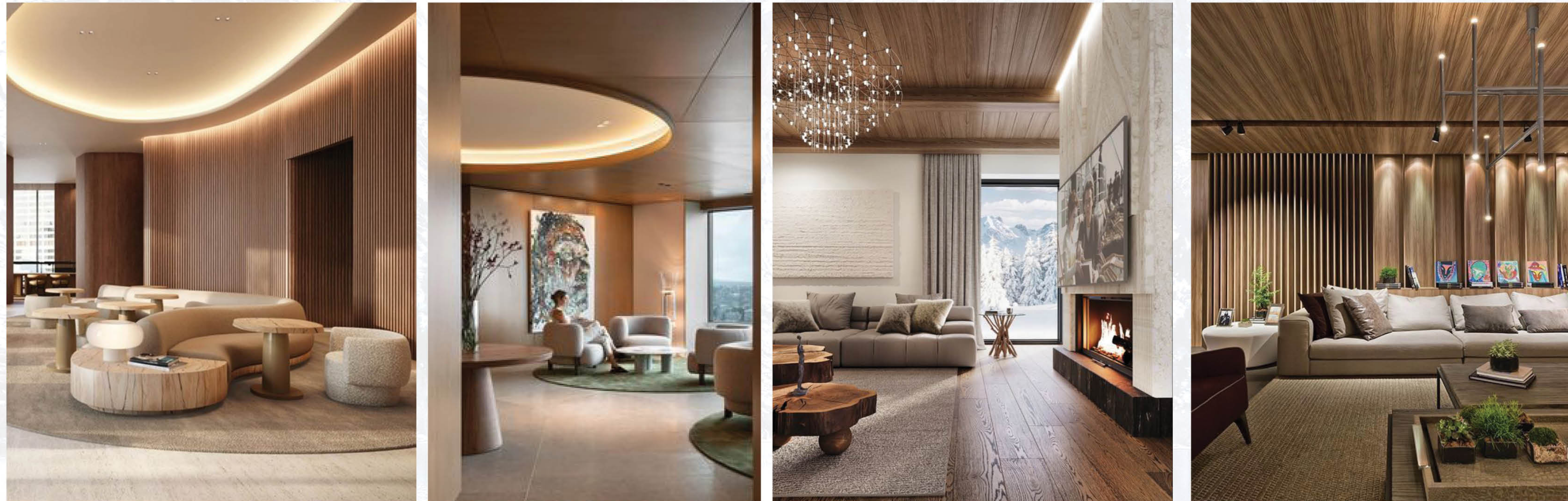
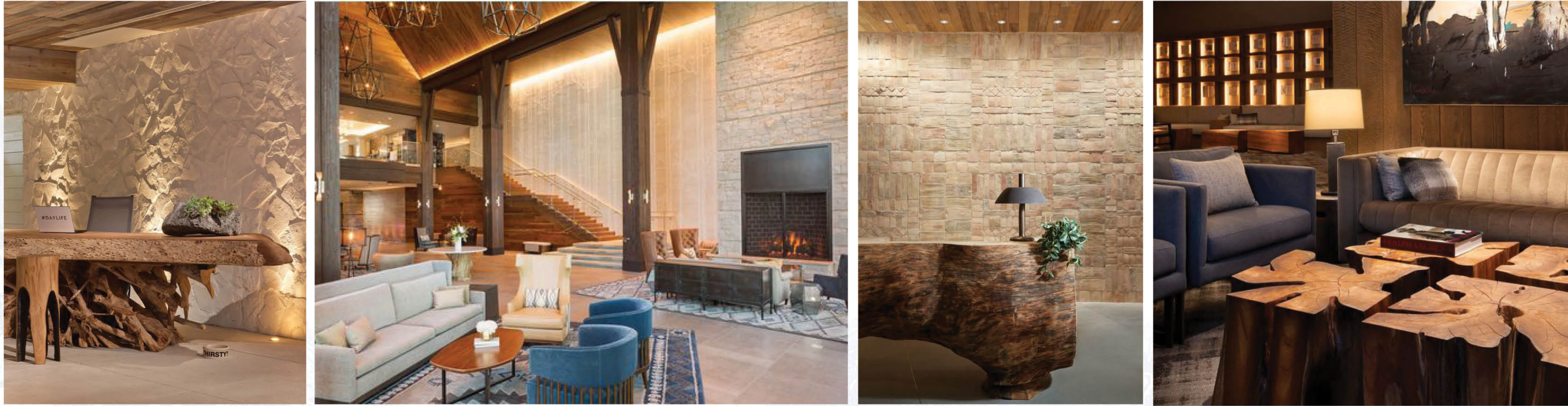


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# MATERIALS

# MAMMOTH LAKES

## MASTER PLAN



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# LOBBY IMAGERY

# MAMMOTH LAKES

## MASTER PLAN



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# LOBBY CONCEPT VIEW

# MAMMOTH LAKES

## MASTER PLAN

### BEACON MAMMOTH

FOREST TRAIL



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# SITE PLAN

# MAMMOTH LAKES

## MASTER PLAN

### BEACON MAMMOTH



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# EXTERIOR VIEW

# MAMMOTH LAKES

MASTER PLAN

## BEACON MAMMOTH



# MAMMOTH LAKES

## MASTER PLAN

BEACON MAMMOTH



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# EXTERIOR VIEW



# MAMMOTH LAKES

## MASTER PLAN

BEACON MAMMOTH



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## EXTERIOR VIEW