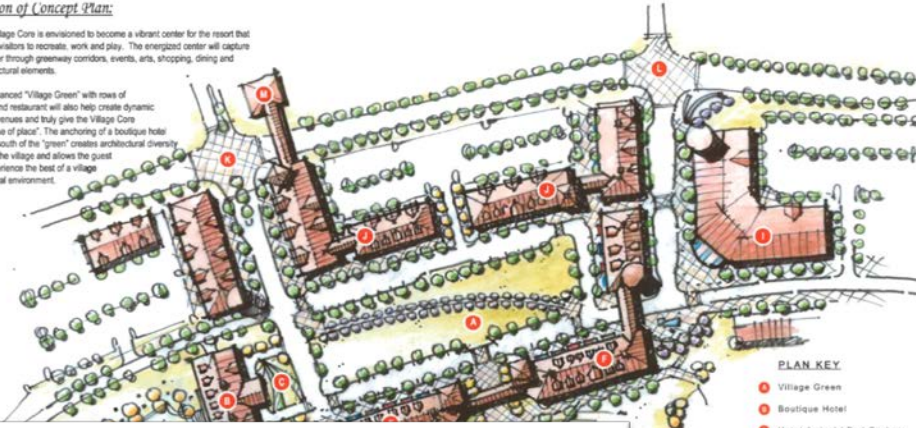


Vision of Concept Plan:

The Village Core is envisioned to become a vibrant center for the resort that allows visitors to recreate, work and play. The energized center will capture the user through greenway corridors, events, arts, shopping, dining and architectural elements.

To enhance "Village Green" with rows of retail and restaurant will also help create dynamic event venues and truly give the Village Core a "sense of place". The anchoring of a boutique hotel to the south of the "green" creates architectural diversity within the village and allows the guest to experience the best of a village in a rural environment.



CRYSTAL SPRINGS VILLAGE

2007 TO PRESENT

Project Highlights:

- Contribution to final land programming and site use plan;
- Oversight of all vehicular, pedestrian, and solar studies;
- Complete sales and marketing oversight and execution;
- Negotiation of partnership with large investment group of owners;
- Entitlement and successful tax abatement endeavor;
- 100% compliant with local employee and affordable housing policies.

COMPLETE MIXED USE RESORT PUD

CRYSTAL SPRINGS GOLF & SKI RESORT, HARDYSTON, NJ

1,106 RESIDENTIAL UNITS

306,000 SQ. FT. COMMERCIAL VILLAGE

185 UNIT HOTEL

AMPITHEATER, ICE SKATING RINK, WATERPARK, FARMERS MARKET

CRYSTAL SPRINGS VILLAGE
Crystal Springs Resort
Sussex County, NJ
Project Contact: Brad Kuskin

