

**PARCEL 1**  
**HOTEL**  
 NO. ROOMS: 120  
 BUILDING FOOTPRINT: 38,277 SF  
 PARKING REQUIRED: 125 SPACES  
 PARKING PROVIDED: 225 SPACES (5 ADA, 11 RV)  
**SITE COVERAGE**  
 BUILDING FOOTPRINT: 38,277 SF  
 AC PAVEMENT/CONCRETE: 114,936 SF  
 TOTAL COVERAGE: 153,213 SF  
 DISTURBANCE AREA: 259,550 SF

**PARCEL 4**  
**ALL WEATHER ROAD ACCESS**  
**SITE COVERAGE**  
 AC PAVEMENT: 7,675 SF  
 DISTURBANCE AREA: 18,528 SF

**LEGEND**  
 [Pattern] PROPOSED AC PAVEMENT  
 [Pattern] PROPOSED SNOW STORAGE AREA

**NOTE:**  
 THE FINAL CONFIGURATION, SIZE, FORM (I.E. CABINS OR MULTI-UNIT), AND ORIENTATION OF HOUSING UNITS AND STRUCTURES MAY CHANGE BUT, TO BE CONSISTENT WITH THE SPECIFIC PLAN, (1) ALL HOUSING STRUCTURES SHALL BE LOCATED WITHIN THE FOOTPRINT OF THE AREAS DESIGNATED IN RED, (2) A MAXIMUM OF 1-STORY WITH ROOF HEIGHTS NOT TO EXCEED 16 FEET, (3) TOTAL NO MORE THAN 100 UNITS AND NO MORE THAN 150 BEDROOMS, AND (4) CONSISTENT WITH THE MAXIMUM SIGHT LINES AND VISIBILITY LIMITS SHOWN IN THE LINE OF SIGHT EXHIBITS.

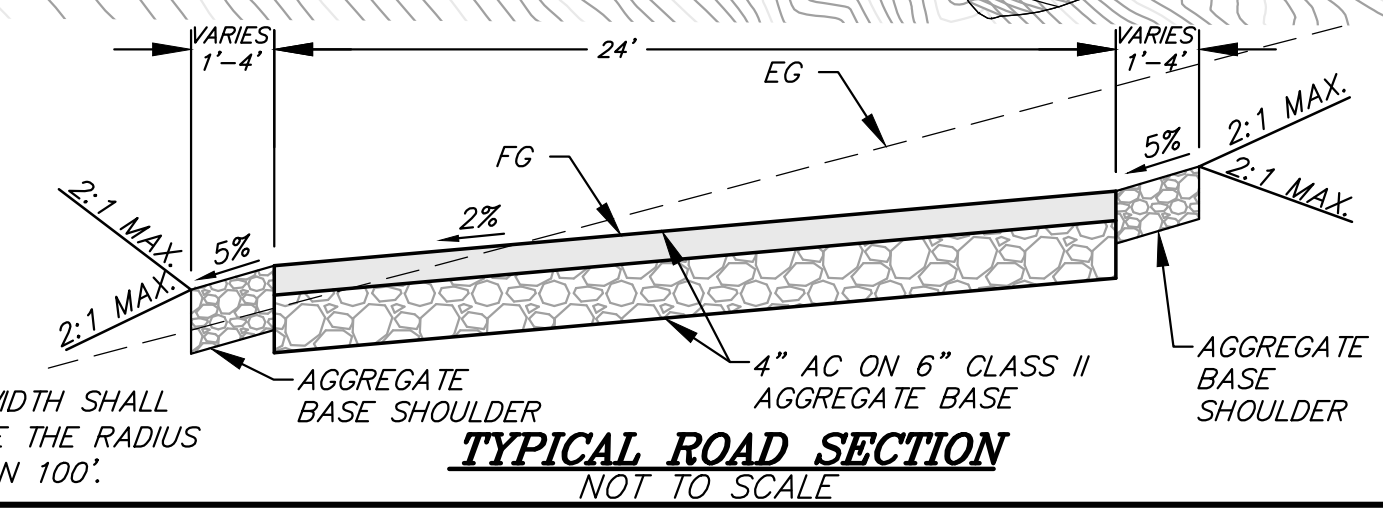
**PARCEL 2**  
**HOUSING UNITS**  
 PHASE 1: SMALL BUILDINGS  
 S - STUDIO - 8 UNITS - 8 ROOMS  
 1 - 1 BEDROOM - 14 UNITS - 14 ROOMS  
 2 - 2 BEDROOM - 8 UNITS - 16 ROOMS  
 30 UNITS - 38 ROOMS  
 PHASE 2: CONCEPT SMALL BLDGS + MGRS UNIT  
 40 UNITS - 54 ROOMS  
 PHASE 3: CONCEPT MULTI-UNIT BLDGS AND/OR SMALL BLDGS WITH UP TO 58 ROOMS

TOTAL NO. OF ROOMS: 150  
 PARKING PROVIDED: 207 SPACES TOTAL  
 6 ADA SPACES  
 7 DAY CARE SPACES  
 NOTE: GUEST PARKING FOR HOUSING UNITS ON HOTEL SITE.

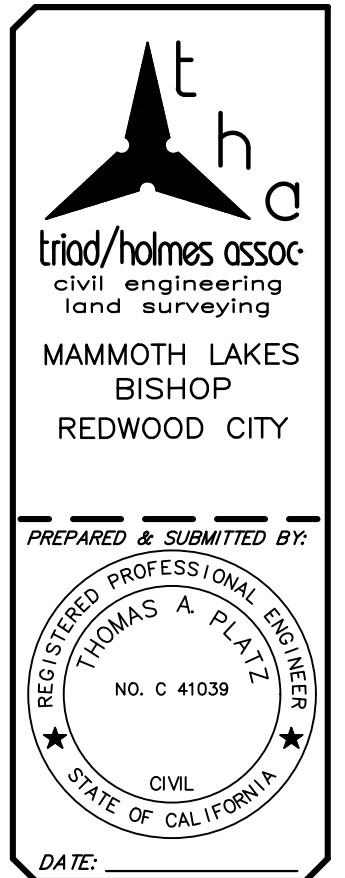
**SITE COVERAGE**  
 HOUSING; 100 UNITS WITHIN 111,000 SF  
 MAINT. BLDG. FOOTPRINT: 2,838 SF  
 AC PAVEMENT/CONCRETE: 130,300 SF  
 TOTAL COVERAGE: 178,538 SF  
 DISTURBANCE AREA: 387,260 SF

**RESTAURANT**  
**SITE COVERAGE**  
 BUILDING FOOTPRINT: 6,688 SF  
 AC PAVEMENT: 1,893 SF  
 TOTAL COVERAGE: 8,581 SF  
 DISTURBANCE AREA: 22,632 SF

**EARTHWORK**  
 (APPROXIMATE QUANTITIES WITHOUT ANY ADJUSTMENTS)  
**HOTEL**  
 CUT: 6,100 CY  
 FILL: 45,030 CY  
**HOUSING INCLUDING NEW ACCESS ROAD**  
 CUT: 60,800 CY  
 FILL: 6,200 CY  
**RESTAURANT**  
 CUT: 40 CY  
 FILL: 1,370 CY  
**TANK SITE**  
 CUT: 980 CY  
 FILL: 4 CY  
**TOTAL:**  
 CUT: 67,920 CY  
 FILL: 52,600 CY



NOTE: SHOULDER WIDTH SHALL BE 4' WHERE THE RADIUS IS LESS THAN 100'.



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TIOGA INN  
 ALTERNATIVE 7 GRADING PLAN  
 FOR TIOGA INN REVISED SPECIFIC PLAN

DATE: 09/30/2020  
 SCALE: 1"=60'  
 DRAWN: SR/MP  
 JOB NO: 01.0347.2  
 DWG: C2  
 SHEET 2 OF 3

2:101 Mammoth\_147-2 Local\_147-1 Tioga Inn Conceptual Grading\_R7 Alt\_B-22-20\_revised\_recover.dwg Oct 02 2020 - 11:21am. platz