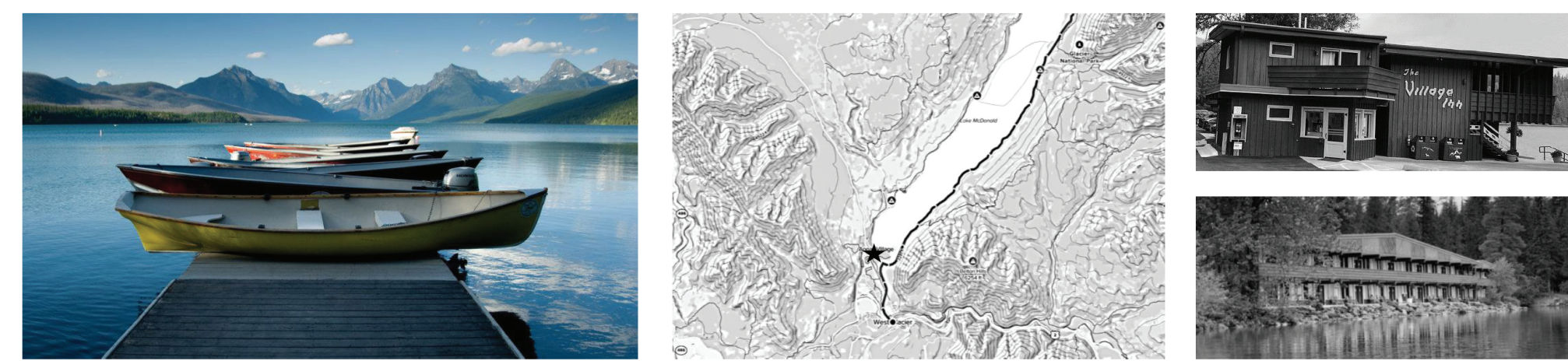
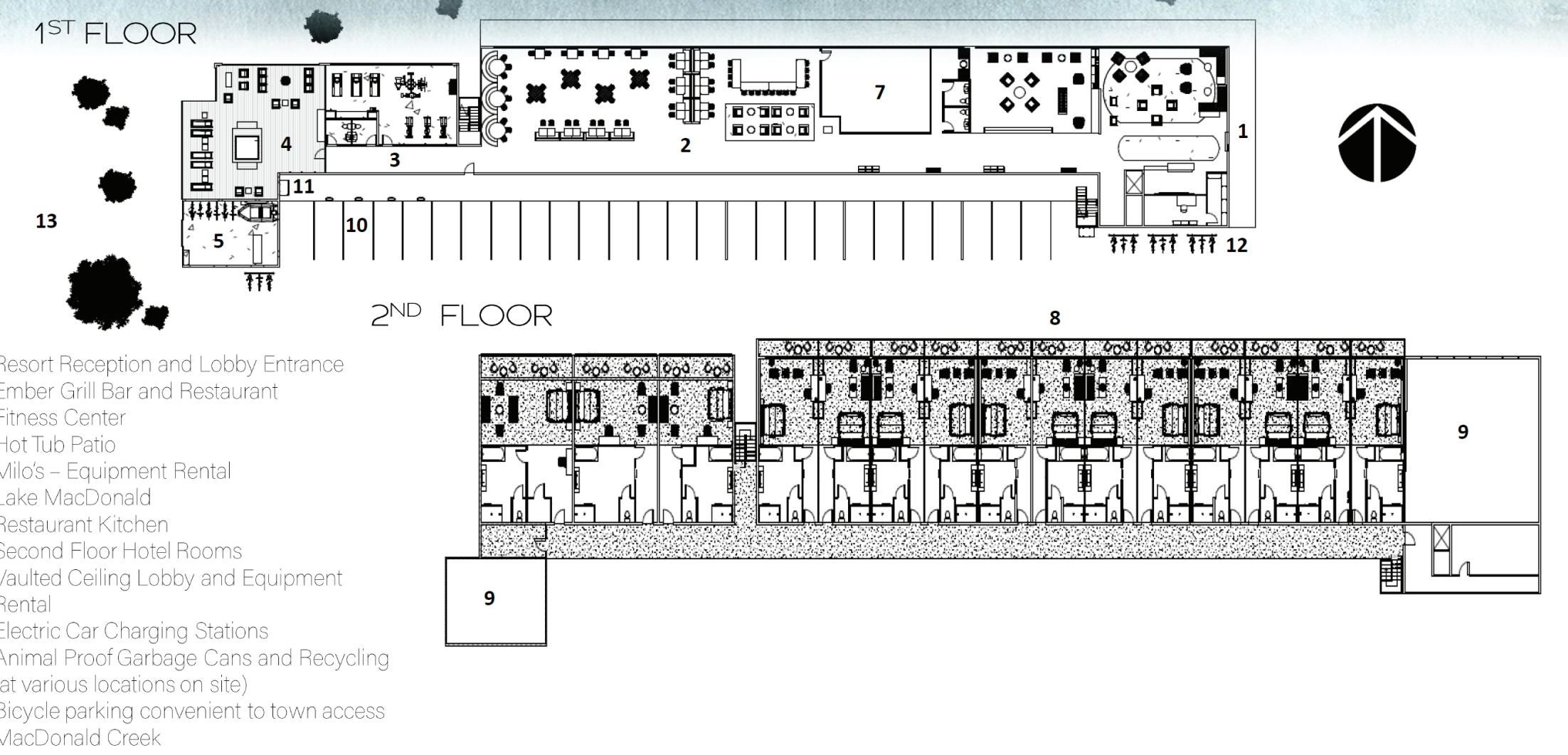


SITE CONTEXT

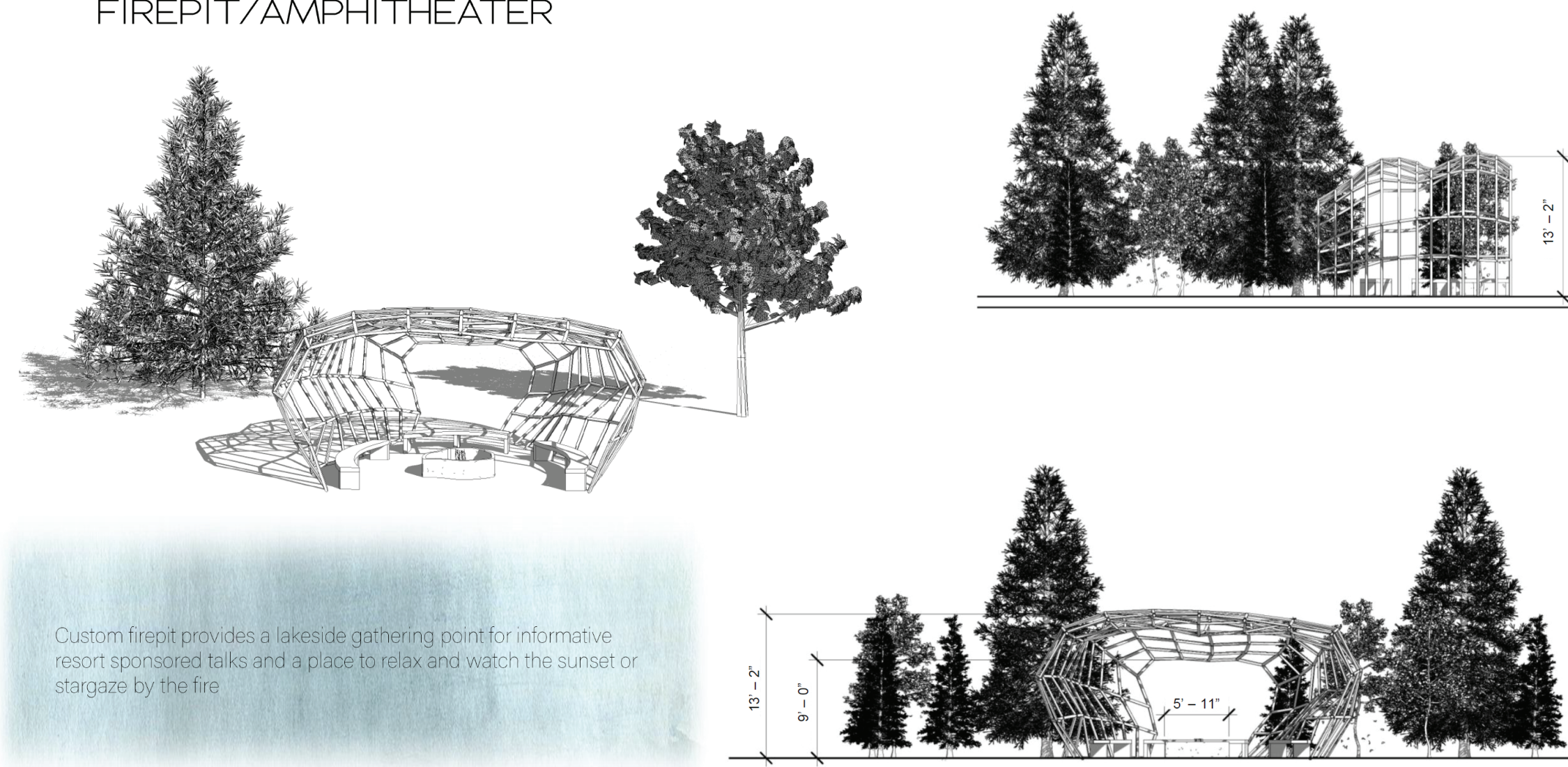


The Cedar Lodge will occupy a piece of land that sits at the south end of Lake MacDonald inside Glacier National Park, Montana. The building intended for reuse is the "Village Inn at Aggar" named after Milo Aggar, one of the early homesteaders to arrive in Montana after the completion of the Great Northern Railway in 1891. Once these hopeful settlers learned the rugged nature of the terrain and its unsuitability for farming, they created a business offering lodging to local miners. Some of these original cabins still stand in a collection of small cabins within the Aggar Village townsite today. The structure that is now the Village Inn was constructed during the mid 1950s by the grandson-in-law of Milo Aggar during the National Park Service Mission 66, a ten-year initiative intended to better accommodate visitors to the National Parks by the year 1966. The architecture of the building reflects its Midcentury era with long narrow form, shallow gabled roofs, and use of glass glazing along the lake side of the hotel. The Hotel also literally a stones throw from the lake and is the perfect place for taking in the stunning views. Additionally, the hotel borders MacDonald Creek to the west. Since its initial construction it has seen minor renovations but appears now as it 1950s years ago. In keeping with its initial style, the Cedar Lodge seeks to preserve elements of the mid-century modern style while incorporating modern elements and adaptations that allow its guests to fully enjoy all that the National Park and surrounding areas have to offer. The new Cedar Lodge Resort has expansive floor to ceiling north facing windows as well as a sled roof that angles towards the south. The roof facilitates the installation of solar panels that angle southward and the windows minimize energy costs during the summer months when the park is open. Additionally a sliding garage style door at the west end of Milo's Equipment Rental allows easy access with canoes, paddle boards to the nearby creek, and bicycle racks at the east and west end encourage leaving cars in the parking lot where stalls equipped with electric car charging are featured. The aim of the Cedar Lodge Resort Site is to allow its guests to experience the greater site, that being the National Park that it resides within, and the thoughtfully planned elements of the Lodge all help facilitate this. Visitors will enjoy watching a sunrise out their bedroom windows, paddling through the clear waters of Lake MacDonald, biking through the townsite to grab an ice cream at the end of the day and then gathering around the firepit to stargaze in the evening.

PLAN VIEW



FIREPIT/AMPHITHEATER



GREEN SOURCES

Limestone - highly sustainable material as it is non-porous and withstands extreme temperature changes making it ideal to withstand the cold winter temperatures in Glacier - can be locally sourced - low maintenance as it requires no painting and finishing and will stand for centuries.

Carpet tiles from Mohawk are rated CRI Green Label Plus, is made of 18% pre-consumer recycled content, and is part of the closed loop ReCover program.

Sierra Pacific Windows - uses vertical integration of processes to ensure not only high quality and durable product but also sustainability of the product and resources. All the way from owning the land and planting seedlings to milling to energy creation all the way to product assembly and shipment. Additionally, they utilize "No-Metal True Warm Edge" polymer structural foam spacers to optimize energy efficiency.

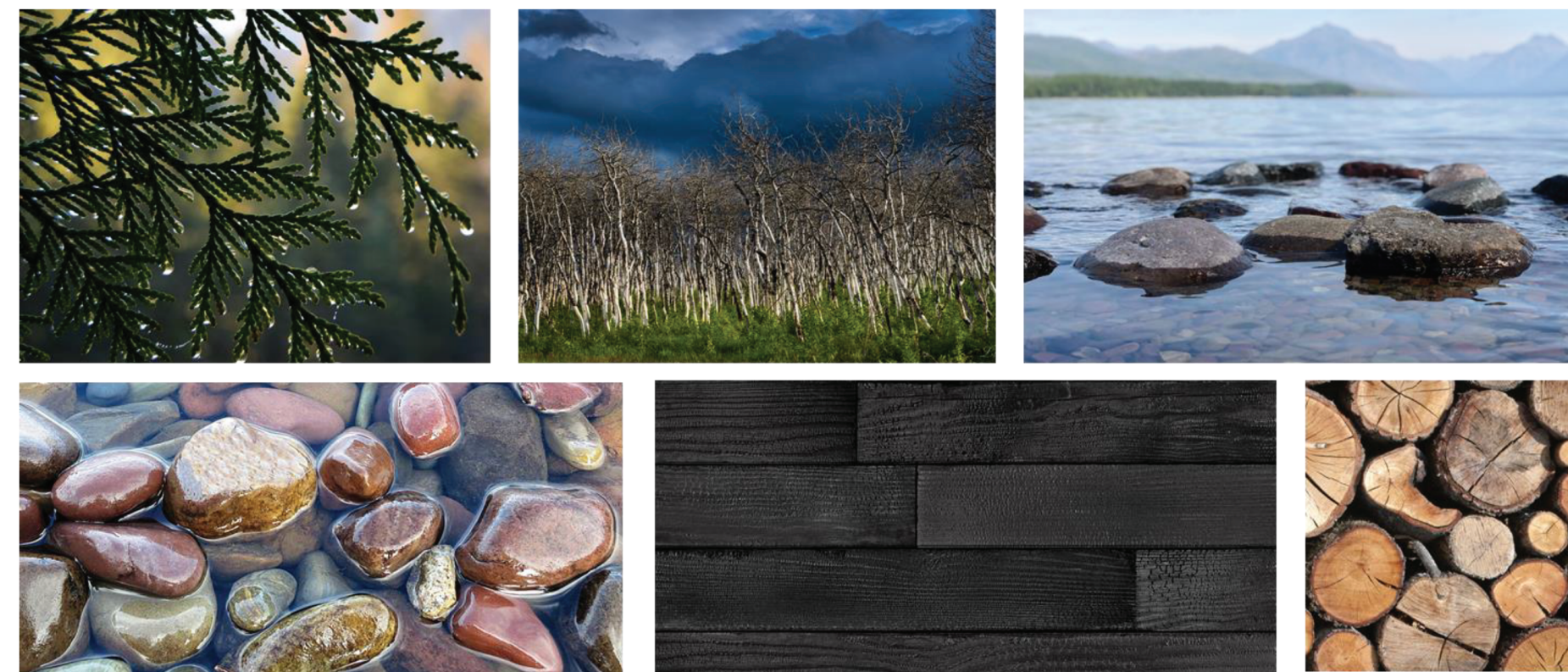
Accoya decking and cladding is made using sustainable sourced FSC Timber, is 100% non-toxic and 100% recyclable. It has the lowest carbon footprint of any decking material, is resistant to insects and rot. It is the only construction material in the world to achieve C2C Platinum certification for Material Health. Boasts a 50-year warranty.

Ecore rubber flooring is a highly durable floor finish that has long life of product and also contributes to health and wellbeing by reducing impact.

DESIGN CONCEPT

There is no place on earth like Glacier National Park. Its 1600 acres of pristine landscape hold crystal clear lakes, alpine meadows and peaks that defy gravity. And although it is largely unspoiled by human development, it is no stranger to battle with the elements. Since its creation in 1910 it has experienced the fury of fire every year but one. Some of these fires have burnt only a small swath of trees and vegetation, clearing away the old and ushering in a season of new growth. Yet others burned so intensely that they decimated forests in places that have yet to see the emergence of new saplings even decades later. Glaciers that for thousands of years have stood as sentinels to these Rocky Mountains are now shrinking in the face of rising temperatures. The place is melodiously beautiful because it is stunning in spite of the environmental challenges its future holds. Glacier National Park is a metaphor for the resilience of the earth and its ability to heal and renew itself even amidst the threats that global warming present for the glaciers and forests within. Nestled at the southern shore of Lake MacDonald sits the Cedar Lodge, the perfect vantage point to take in mother nature and all her grandeur within the park. The hotel exterior is purposefully engineered to highlight that beauty. An expansive glass front provides guests an unparalleled view of the park's splendor without even leaving the hotel. Charred wood and stone exterior further reflect the story of its location. When guests enter the Cedar Lodge, they need not leave the beauty outside; not only because it is visible from most areas within but because the design serves to support the artistry of the park. Serenity within is achieved through simplicity in design. Finishes are of natural or charred wood, stone, and textiles. The spaces are restrained and elegant but texturally rich. The color palette is muted and evokes those hues present in the park, most notably the glacial blue that appears throughout the spaces.

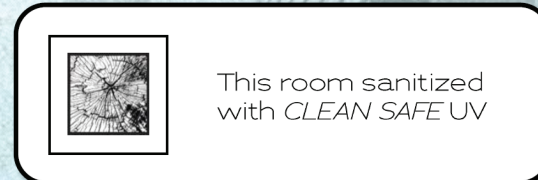
INSPIRATION



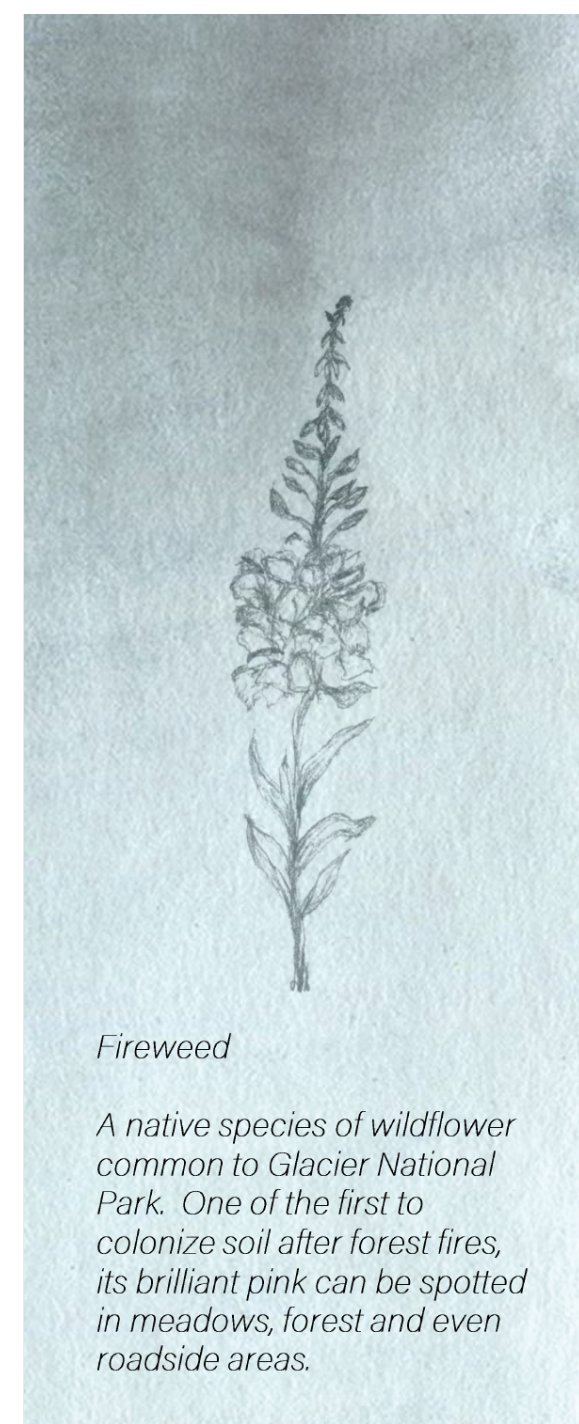
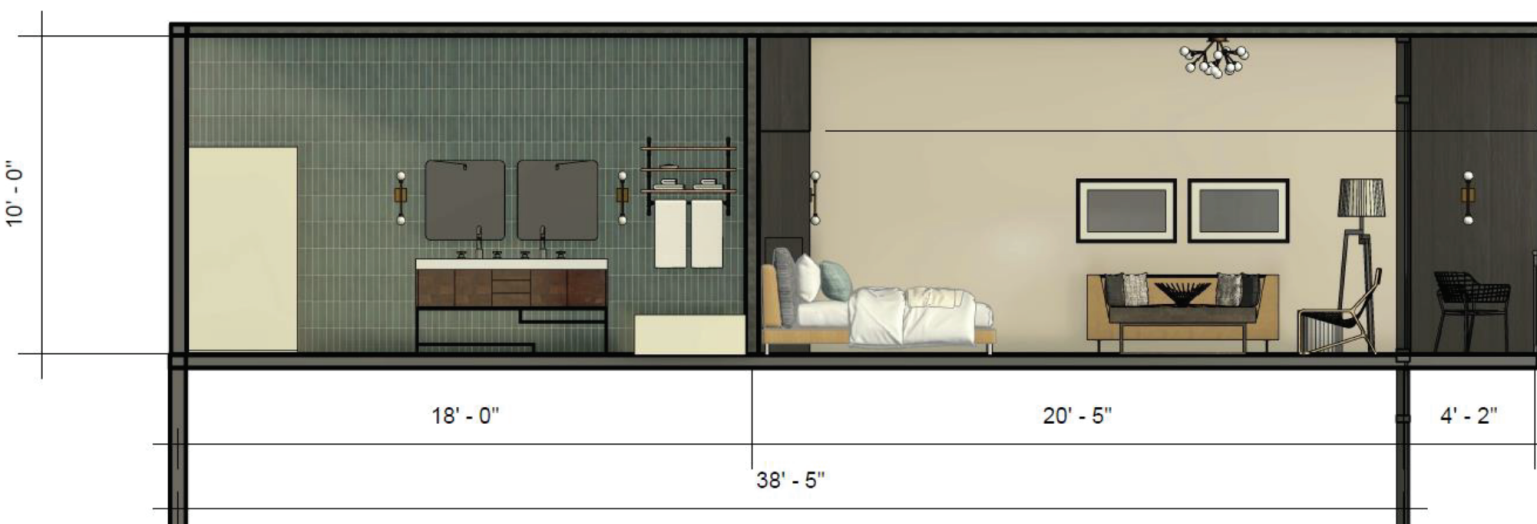
COVID CONSIDERATIONS

The hospitality industry has arguably been one of the hardest hit financially by the COVID-19 pandemic. While promises of vaccine programs offer more long-term solutions to the public at large, the recovery of the hotel industry may require more than a "shot in the arm" to restore the confidence of travelers. Research has shown that equally important as the measures that will ensure the health and well being of guests at resorts are the resort's ability to make guests aware of these measures. Especially if it is not enough to just keep guests safe - guests must be made aware that they are being kept safe. Cedar Lodge has incorporated the following initiatives to ensure visitor health:

- Custom hand sanitizer dispensers at various locations throughout resort including areas such as reception, pool, fitness center, etc.
- Ventilation systems that allow separate intake for suites and ability to open sliding glass doors to maximize fresh air ventilation.
- Keyless entry to minimize unnecessary contact.
- Density monitoring through the custom resort app.
- Specified cleaning protocols and training for house-keeping staff including use of electrostatic sprayers with hospital grade disinfectant to sanitize surfaces. This technology uses the highest classification of disinfectants recommended by the Centers for Disease Control and Prevention (CDC) and World Health Organization (WHO) to treat known pathogens.
- Presence of **CleanSlate** UV light sanitizing stations in each suite and at reception - these utilize UV-C light that has shorter wavelengths and kills bacteria, viruses and spores, and worth device uses like sanitizing straps and wipes.
- Signage in suites and at points of travel throughout the resort that remind guests of health and safety measures that have been taken.



GUEST ROOMS



LEED and WELL CROSSOVERS

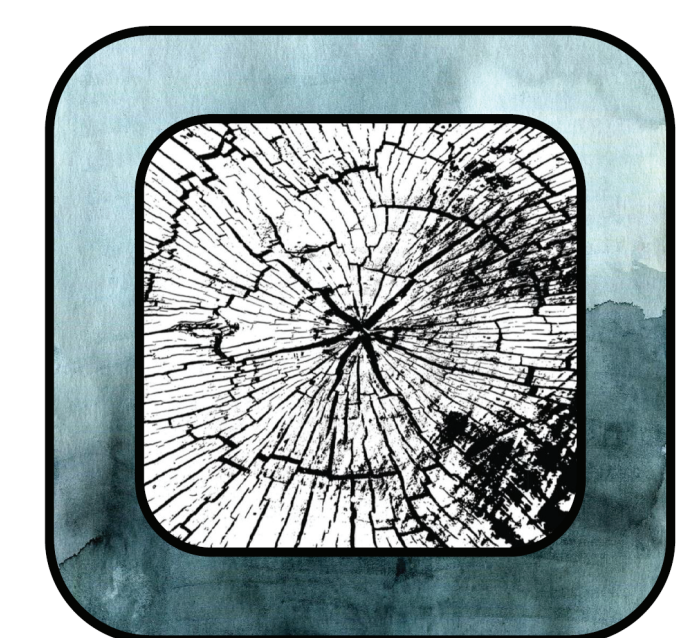
The Cedar Lodge takes seriously its commitment to sustainable hospitality management. It starts with its reuse of the existing Village at Aggar Structure and continues from there to include a multitude of initiatives aimed at preserving the resources of the Glacier National Park area. Strategies implemented at Cedar Lodge include:

- Promoting Recycling through placement of three-tiered bear proof recycling disposal containers at east and west entries of building in addition to recycling bin in each dwelling unit.
- Repurposing Existing Structure to minimize need for building materials and waste.
- Stormwater Recycling utilizes laundry water for flushing and irrigation on site and installation of dual flush toilets with projected reduction of water consumption of 50% compared to typical hotel/motel facilities.
- Use of double-glazed low-e argon filled windows to minimize energy consumption for heating and cooling.
- Installation of occupancy sensors and controlled lighting including dimmers to maximize daylighting.
- Separate exterior entry for each dwelling unit and keyless entry to minimize spread of bacteria and germs.
- Mobile App real-time feedback on energy and water usage.
- No televisions within units - consistent with its current policy - the entertainment is the environment.

L1c Bicycle Facilities	V041.V.042.V.05.4 Bicycle Storage, facilities for active occupants, bike friendly street access	Bicycle Storage near parking area and rental of bicycles and other water recreational equipment
EQc Environmental Tobacco Smoke Control	A021 and A02.2 prohibits smoking indoors	Signage regulating use of Tobacco smoke
EQc Low Emitting Materials - compliant furniture and finishes	X114 and X121 manage furniture finish emissions	Sourcing of Furnishings and finishes that meet or exceed guidelines for emissions
EQc Daylight	L011 Ensure Indoor Light Exposure	Access to daylight through floor to ceiling windows in all public areas and
EQc Quality Views	L053 Ensure Views	All dwelling units with floor to ceiling window facing lake and balcony

THE MOBILE APP

Cedar Lodge invites all guests upon check-in to download their custom app to help make the most of their stay at this unique resort. The app boasts a multitude of functions including the following:



- DENSITY MEASURES** - this feature is especially helpful to enable social distancing when necessary - guests can monitor crowd levels at certain locations throughout the hotel such as the fitness center, hot tub patio, and even the lobby library. These levels are accurately monitored through tracking phones with the app downloaded.
- KEYLESS ROOM ACCESS** - guests need not carry plastic keycards that contribute to hotel waste but rather are encouraged to use their phone and heated passwords to enter and exit their room.
- HOUSEKEEPING AND ROOM SERVICE** - the app can be used to notify staff when leaving in the morning to ensure the room is made up when it is most convenient.
- RESERVATIONS** - the app can be used to schedule dinner or lunch reservations at in-house EMBER Grill, or to reserve items from the equipment rental shop such as stand-up paddle boards, bicycles, canoes, or day packs for hiking.
- PARK INFORMATION** - access up to date information on weather within the park, trail status for hiking and biking, and even mountain and classroom sightings of wildlife such as grizzly bears within the park.
- EVENTS CALENDAR** - guests can plan for scheduled talks at the amphitheater/firepit or be aware of annual events such as performances by the Blackfoot Tribe Singers and Dancers, or the Perseid Meteor Shower that occurs the second week of August and can often display more than 60 meteors per hour at its peak.
- GOOD TO KNOW** - Find interesting facts about the area, the wildlife, local culture, history, and vegetation.
- SUSTAINABILITY MONITORING** - this new optional feature promotes awareness of how individuals' activities may impact the environment from miles driven by car versus biking and hiking to amount of water used based on time in the shower and even the sustainability cost of the number of towels used.

LOBBY FINISHES AND FURNITURE



GUEST ROOM FINISHES AND FURNITURE

