

Exhibit VIII.C.5.b – Overall Architectural and Building Plan

Submit as Exhibit VIII.C.5.b. a narrative description of the basis of the overall architectural and building plan, any unique or defining exterior and interior themes or characteristics and prevailing style. Describe how various aspects of the proposed plans are designed to interrelate and principal decisions as to the layout of the building program, consolidation or segregation of major functions/activities/uses and configuration of the building program to meet any constraints or opportunities presented by the Project Site. Describe how the programmatic and architectural decisions contribute to an overall superior customer experience or address unique challenges or opportunities of the proposed Gaming Facility and Project Site.

If New Netherland had a true capitol, Capital View Casino & Resort would fulfill the vision.

This stately Dutch Colonial building, standing high on one of the gently rolling hills of the Capital Region, will be the centerpiece of Capital View Casino & Resort. The eight-story building – a six-level hotel atop a two-story casino – is designed to add to the already impressive beauty of the surrounding region and provide an unsurpassed experience for guests.

The structure and the surrounding grounds will celebrate the influences of Dutch architecture and design that make the Capital Region distinctive and unique and provide the foundation for Albany’s iconic architecture.

Outside, the main building will resemble a limestone block European palace – elegant and grand but without undue ornamentation. Glimmering mirrored windows will complement the regal gray edifice and polished metal cornices. A Dutch gable roof line will be interrupted by stepped gables and capped by a signature penthouse lounge with a wrap-around terrace.

The ground floor is designed to reflect the surrounding natural beauty with live walls covered in lush ivy, plantings and trellises. Flowing water features and fountains will remind visitors of the canals and public plazas of Amsterdam. And the surrounding grounds – a rich blend of formal gardens, ponds, trees and hedges – will enhance the sensory experience.

Inside, the building will showcase the very best of colonial tributes to European architecture and design. Replicas of paintings by Dutch masters – Van Gogh, Rembrandt and more – will adorn the walls of the public spaces. Custom-designed handrails will feature abstractions of tulip petals. Rich dark wood paneling, terrazzo floors, bright floral carpets and period light fixtures will all have their place in the hotel and casino complex.

Amid the regal elegance of centuries old will be an unmistakably modern approach to functional design to ensure the very best experience for our guests.

The resort is designed to meet the needs and wants of a diverse base of customers. For example, three points of entry will provide options for different arrival experiences: a signature entrance with valet parking for those seeking pampering, a side entrance with convenient nearby parking for frequent and familiar guests and a covered walkway from a parking garage for those seeking to avoid the elements. The resort will allow direct access for guests coming only for hotel stays, dining or meetings. And the casino level is designed to meet the diverse interests of players with adjoining but defined areas for table games, slots and high-limit gaming.