



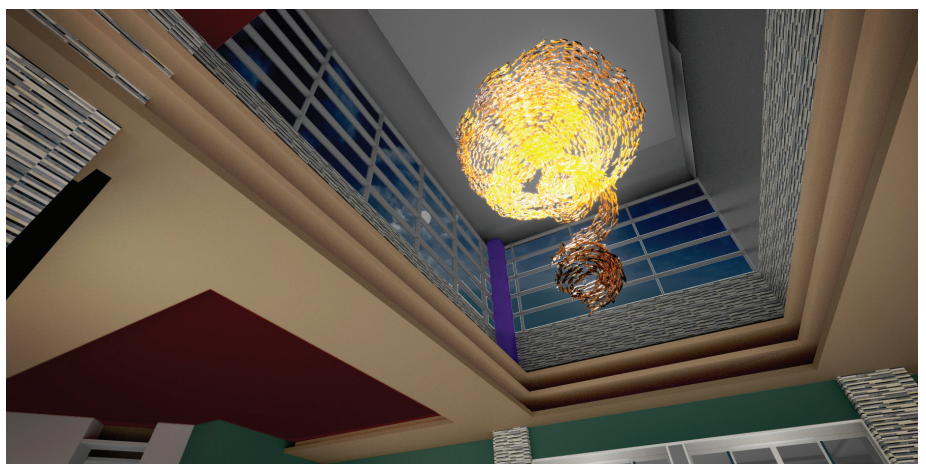
EXHIBIT VIII.C.6.c. CASINO Plans to Differentiate Casino

Submit as Exhibit VIII.C.6.c. a description of any particular efforts (e.g., design, operations, and/or marketing) that are planned to differentiate the casino from competitors and to maximize the potential of the market.

Montreign Resort Casino, from an architectural, design and use-of-materials perspective, was designed to blend naturally with the pristine and beautiful environment of the Catskills. Montreign has been designed to blend in with its surroundings, yet offer a branded resort identity to the property. Montreign has also been

DESIGNED TO BRING THE BEAUTY OF THE OUTDOORS INTO THE BUILDING.

The casino and glass hotel tower, as well as the Bistecca Italian Steakhouse and Food Court, all offer prime vistas of the western Catskills and the world famous Monster Golf Course as redesigned by Reese Jones. The selection of natural materials, including wood and stone, support and augment Montreign's design commitment to bring the outdoors into the facility while maintaining the natural beauty



of the environment. Montreign and Adelaar are designed so that guests can experience the entire resort by utilizing the walking and hiking trails that are available. In addition,

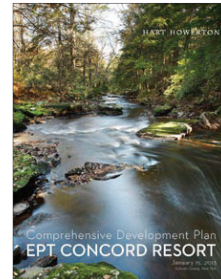
THE REGION BOASTS SOME OF THE BEST SKIING, FISHING AND RECREATIONAL OPPORTUNITIES,

which will be marketed as part of the overall Montreign experience. Exhibit VIII.C.5.a. provides details on the designs and layout of Montreign, and Exhibit VIII.C.5.c. describes the materials that are being used throughout Montreign.

From a guest’s perspective, the most significant driver of Montreign’s design, which began over three years ago, was that it would be comfortable, safe, relaxing and exciting with ease of access and mobility, in addition to preserving and accentuating the Catskills environment. Access from all points of entry, including valet, the self-park garage, surface parking and the hotel entrance, is direct. Montreign’s integrated design allows all patrons to easily navigate, with the assistance of state-of-the-art signage and a superior level of guest service provided by all Montreign employees.

To compete and prosper in the Northeast gaming industry, Montreign will invest in and utilize state-of-the-art technology throughout the resort casino, offer the most current slot titles and table games, surround guests with an array of resort amenities, deliver multiple and diverse entertainment options and provide superior personalized guest service, all in a modern and contemporary setting.

Montreign is committed to providing state of the art technology to augment its personalized employee guest service. Using this technology,



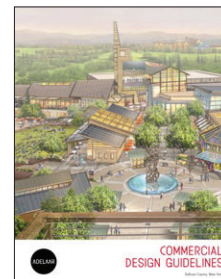
COMPREHENSIVE DEVELOPMENT PLAN

- The vision for Adelaar
- Overall land uses and densities
- Design standards regulated by the Town of Thompson



LANDSCAPE MASTER PLAN

- The vision for all landscape improvements
- Preserving the natural environment
- Creating recreational opportunities



COMMERCIAL DESIGN GUIDELINES

- Overall design intent
- Specific guidelines for commercial parcels: architecture, landscape, streetscape, roadways, and infrastructure
- Design Review Process



RESIDENTIAL DESIGN GUIDELINES

- Overall design intent
- Specific guidelines for residential parcels: architecture, landscape, streetscape, roadways, and infrastructure
- Design Review Process



guests will be able to self-check into their hotel room, issue themselves a complimentary voucher, make a dinner reservation, request their car from valet, or redeem a slot ticket at a ticket redemption machine. For guests that prefer human interaction, Montreign will have service oriented employees who are ready, empowered, and able to accommodate their needs.

To ensure Montreign's gaming guests continue to enjoy the excitement of the gaming environment, Montreign's will offer the most exciting and current titles of slot

machines, and the latest technology. Table games will likewise utilize the latest technology in player tracking, and Montreign will offer the most popular and current novelty games that are authorized by the Commission.

The resort amenities offered at Montreign are diverse and will offer the guests of Adelaar variety, excitement and relaxation. Montreign will offer a 4-Star and 4-Diamond hotel experience, which will include: nine dining options, four lounges and the V.I.Me. Players' Lounge, a spa and salon to pamper guests, an indoor pool for relaxation, an exercise room allowing guests to maintain their workout routine, and a conference center for the transaction of business or a never-to-be-forgotten banquet.

Adelaar will offer a family oriented 80,000 square foot indoor water park and hotel, and an Entertainment Village offering a retail experience which will include a bowling alley, movie theater, restaurants and beverage options.

Montreign's entertainment options will range from named acts performing in Montreign's intimate M Centre seating up to 1,000 to lesser named acts performing in The Spotlight, a 500 seat theater, including comedians and revue shows. Further, Montreign will offer local musical acts and DJs in Raine, Bistecca lounge, Alchemy and Montreign's outdoor lounge Firefly. In short, Montreign's guests, and those of Adelaar and the surrounding communities, will have a plethora of entertainment options.

Superior guest service will be provided throughout Montreign. Guest service standards will be adhered to by all employees, including the executive team. All employees will receive guest service training as part of their orientation and will attend regular refresher training.



Montreign intends to have a comprehensive marketing plan that promotes Montreign, Adelaar Resort and the various recreational and hospitality opportunities in the region.¹ Montreign is located within Adelaar Resort and will cross market to attract more visitors to Adelaar. Montreign will implement a program with the amenities in Adelaar Resort and the hospitality, retail and recreation venues in the region, where guests can use their Me. Club points to purchase goods and services. Regional recreational offerings, including fishing, hiking and skiing, will augment Montreign's ability to attract, grow and retain its guests.

Montreign's comprehensive marketing plan provides in-depth information regarding the plans to attract, retain and inform guests about Adelaar and Montreign Resort Casino.² The marketing plan demonstrates Montreign's commitment to expand the number of guest visits and to ensure guest loyalty, and also Montreign's commitment to a regional marketing effort that will benefit not only Montreign Resort Casino and Adelaar, but the region as well.

¹ See Exhibit VIII.B.9.b.

² See Exhibit VIII.B.9.b.