

MASTER PLAN AND BUILDING PROGRAM

Exhibit VIII.C.4.a

The Idea

Across the verdant green hills of the Hudson Valley and just over an hour away from New York City belongs the future site of Resorts World Hudson Valley. As patrons cross New York's longest bridge, the Tappan Zee, it is as if they transit back to a time of country estates rooted in European pedigree – a time when simple farms grew into enclaves and patriarchs of our country decorated their estates with decidedly Asian art and artifact.

Located on a gently rolling site, the resort is surrounded by a unique mix of wetlands, abandoned farm fields, and woods. Here lies the blend of a stately manor alongside a fantasy land inspired by rustic Scandinavian agrarian farms and churches. A grand resort drive snakes over the hills and wetlands of this unique site delivering patrons to the arrival of the 600-room resort hotel. The property's elegant façade is seemingly cut from the lineage of the grand railroad hotels far from the canyons of the city, yet bred within the fabric of New York society. Asian inspired art and food reflect the educated and traveled nature of its inhabitants with hints to the lively and raucous games and passions they pursue. Locally sourced materials and sustainable resources reflect New York's breath-taking countryside and give the property a distinctive and memorable address.

