

January 6, 2023

Melissa Laidlaw
Manager, Development Planning
Resort Municipality of Whistler
4325 Blackcomb Way
Whistler, B.C. V8E 0X5

Dear Melissa:

Re: Fitzsimmons 8 Proposed Development

I am writing with respect to the proposed lift replacement on Whistler Mountain: the existing Fitzsimmons 4 Express is to be replaced with a new high-speed, 8-passenger D-Line chairlift.

The goal of the upgrade project is to improve wait times and increase uphill capacity in winter and during summer Bike Park operations. The current Fitzsimmons Express allows for 50% summer bike guest capacity, with every second lift set up as a mountain bike carrier. With evolutions to mountain bike geometry, the Fitzsimmons Express bike carriers are now becoming inefficient carriers creating lift slowdowns and stops. The new lift carriers will be equipped with manufacturer back mount bike carriers that will allow for five bikes and five riders to load per lift, increasing the existing uphill bike capacity. The Fitzsimmons Express is by the busiest lift in the Bike Park, with lines on peak weekends filling the capacity of our maze.

The proposed construction follows previously disturbed terrain and will require a slight change to the existing lift alignment to accommodate the base station to accommodate the flow of skier traffic down existing ski-outs in winter.

With respect to OCP DPA and Land Use Contract development guidelines for RR1 zoning, the proposed Lift Terminal height will be the same as the existing lift at 7.3m tall, with an Operator Enclosure height of 3.8m. The Operator Enclosure gross floor area is 15.16m² and the Terminal footprint including towers 1 and 2 of 332m². Existing grades within Skier's Plaza will remain the same. The grading work for construction will predominantly occur within SRW Plan LMP48211 and the existing roped-off low clearance area to the S/E. The area will be re-seeded and rehabilitated at the earliest opportunity.

The proposed plans for this lift replacement work are anticipated to commence in March 2023 and be completed by November 2023.

Vail Resorts is committed to meeting Schedule H – Environmental Requirements contained within our Master Development Agreement. We have engaged with Sartori Environmental to support meeting these commitments.

Proposed works within the Protection of Riparian Ecosystems DPA fall within OCP exemption (n): Alteration of land or construction of a building or structure that has been approved through a resort master planning process administered by the Province of British Columbia that includes a provincial environmental assessment or review process.



Proposed works within the Protection of Sensitive Ecosystems DPA fall within OCP exemption (l): Alteration of land or construction of a building or structure that has been approved through a resort master planning process administered by the Province of British Columbia that includes a provincial environmental assessment or review process.

Proposed works within the Aquifer Protection DPA fall within the OCP exemption (b): Activities on the lands identified on Schedule L that do not involve the use, storage, processing, manufacturing or sale of chemicals, substances or compounds, whether in solid, liquid or gaseous form, that could migrate into the ground and affect the groundwater aquifer, other than the use of a motor vehicle on the land.

Please do not hesitate to reach out to me or Heather Dufty, to discuss any questions or comments you may have with respect to these developments. I can be reached at 604.938.7333 or by email at gbuchheister@vailresorts.com. Heather can be reached at 604.938.7013 or via email at hldufty@vailresorts.com.

Sincerely,

DocuSigned by:

Geoff Buchheister

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Geoff Buchheister
COO
Whistler Blackcomb