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**From:** jeffrey E. <jeevacation@gmail.com>  
**Sent:** Tuesday, July 31, 2018 1:16 PM  
**To:** 3BIS Fabrice BOURG  
**Subject:** Re: GSI - Project

i will by friday thkx

On Tue, Jul 31, 2018 at 8:18 AM, 3BIS Fabrice BOURG <[REDACTED]>mailto:[REDACTED]> wrote:

Dear Jeffrey

Hope your trip in Marrakech was fine=C2 !

Just to ask you if after thinking on t=e elements from us for this first presentation, you would like to add some=comments and more information that discussed together in our office. See below

We will work on the updating of the pr=ject and layout considering all discussed and more! The project is very ex=iting and amazing, we thank you for this opportunity for us and we will give the best...

The office will be close for 2 weeks f=om August 6 to 20, we will come back to you with a new proposal for the en= of the month.

For a trip to the island it will be di=ficult for us before end of September but we will confirm.</=pan>

Best regards

<<http://www.3bis.archi/>>

Meeting Minutes – Vi=gin Islands Project

Date Monday July 23rd

This meeting and those documents was done as a first base for a good understanding of the client's need, recommendations and feedbacks, with the objective to move forward the project

#### Project preliminary presentation=>

- A0 Winds & sea stream analysis
- A0 Island views=>
- A0 Sun and shadows analysis
- A0 Island accessibility
- C2 Main villa location analysis (2 possibilities)
- A0 Offices building analysis
- A0 Staff building
- A0 Others Island facilities
- A0 Main Villa preliminary organizational layout for the villa: Ground floor & First floor, Pool Cabanas Spa & Guests areas

#### Client's remarks and inputs=>

- A0 Winds & Currents analysis
  - o Strong sea stream on the island south coast (no dock)
  - o Strong sea and winds on the island north east coast (no dock)
  - o West winds need to be taken in consideration for the Pool and cabanas location=>
  - o The Island water-natural reservoirs areas are dedicated to the preservation of birdlife
- C2
- A0 Island views=>
  - o Highlighting the importance of some ugly views on the neighboring islands<=>
- C2
- A0 Sun and shadows analysis

- o The sunshine is strong, the exposure is not necessarily sought
- o The outside area will need a sun and wind blocking protection
- A0
- A0     Island accessibility
- o The "Helipad" will only be a very discrete landing & lift-off platform
- o Access to the island is not prohibited to the public
- o Sea boats mooring on the island coast is not prohibited
- o No docks on the north, east and south of the island (winds and / or currents)
- A0     Island protected areas
- o All existing ponds including 15m strip around are strictly protected areas
- C2
- A0     Main villa location
- o Solution 1 will be a better choice (pool and cabanas will be located on the east side of the main villa building)
- A0     Offices building
- o Office on the north east coast need to be relocated in the same area (south facing hill 80 s slope)
- o Office in the middle of the island (looking west), to be canceled (views on St Thomas Island)
- o The views from the offices needs to be without any unappropriated visual intrusions (building, intensive boat traffic etc...). Favoring a south-east or south orientation
- A0     Staff building
- o Buildings on north as presented to be relocated on the north west coast
- A0     Others Island facilities
- o West beach cabana, location not appropriate South west beach cabana location, to be confirmed
- o Solar power plant location, to be confirmed

- A0 Main Villa Preliminary organizational layout for the villa ground floor / First floor including pool spa & guests areas.

- o The general organization is appreciated
- o Architectural principles : emphasizing on axes, symmetries and square shapes, avoiding any curved shapes, proposing isolated areas
- o Master suite to be isolated from guests, from the swimming pool and cabanas and from the main kitchen (noise, smell, etc..)
- o Switch the VIP suite with the nb4 guest bedrooms
- o Create an additional lounge / living room" in the guest's area
- o No dining area inside
- o No alcohol bar
- o The cinema room is too small and need to be extended for a screen size 10 to 12 m long. </=>

Additional comment: usual dimensions for CinemaScope (professional):

Screen 20x8,5m = Room sizes 24x24m

Screen 16x6,81m = Room sizes 16,8x30m

12x5,11m = Room sizes 12,6x16m

10x4,25m = Room sizes 10,5x16m – 3BIS recommendation for the project

- o A double doors is needed to be placed between the cinema room and an entrance lobby (same as a real theater). A projection/control room need also to be added. Same for a wash room & restroom. This Cinema facility will be relocated on the back of the main villa and underground the hill.
- o Direct connection from the garage to the open kitchen area
- o No elevators or limited to the essential minimum (electrical power cuts)) <=u>

#### Documents

- A0 3BIS handed over a first preliminary sketches package for additional feedbacks from the client

Onsite visit

- =A0 Trip to the site=to be scheduled (possible itineraries: Paris /NY / St Thomas o= Paris / St Martin Island / St Thomas)
- =A0 3BIS will update=the Main villa organizational layout for the next meeting

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=A0 please note

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