

New York Gaming Facility Location Board
Response to Request for Applications to Develop and Operate a
Gaming Facility in New York State

TIOGA DOWNS RACETRACK, LLC

Exhibit VIII.C.20.e

The proposed date for the completion of the expanded casino floor to accommodate table games, poker, and additional slot machines is May 31, 2015. Since Tioga Downs already has all of the approvals and permits to begin this work, and as stated previously, the design is already completed and ready to go to bid, there are no major risks to completing this work by the proposed date.

The only minor risk we will face is winter weather. LPCiminelli is a Buffalo-based firm and has delivered \$400 million annually—invariably through Buffalo’s stereotypical harsh winter conditions.



Facility under construction with panelized temporary
shrouding

Whether pouring concrete, roofing or installing façade materials, we have the experience and experienced staff to creatively ensure the project stays on schedule and meets quality standards. Examples of extra measures taken for winter conditions are as follows:

- Fully heated concrete, concrete accelerators, other concrete additives to allow concrete pours to take place
- Enclosing the building for concrete pours and for spray fire proofing operations inside
- Scaffolding, tenting and heating for exterior brick/masonry and exterior spray insulation work
- Use of special fire rated, yet weather resistant products, in lieu of spray fire proofing (which are moisture and temperature sensitive) where necessary

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Exhibit VIII.C.20.e. (cont.)

- Temporary roofing
- Temporary heaters and temporary gas piping to ensure heat reaches all areas needing it
- Glycol blanket system for frost removal
- Moveable, panelized enclosures to expedite follow on trades

Specifically for Tioga, we plan on mitigating this risk by working two shifts once the shell is erected and enclosed. Additionally, we are looking at pre-fabricating the building skin in an enclosed heated environment. We have also allowed adequate monies for winter protection (i.e. temporary heat, blankets, glycol machine, etc.) based on our experience working in the Southern Tier. For example, we spent \$140,000 on winter protection for Tioga Downs new parking garage this winter. We broke ground on this parking garage on November 18, 2013, which may be about the same time we break ground on the casino expansion if Tioga Downs receives approval from the New York Gaming Facility Location Board.

Tioga Downs, CGL Architects, and LPCiminelli are 110% committed to meeting this date. The expanded and renovated casino floor will open up at one time. The new hotel, pool and amenities building will open approximately 12 months after the casino floor opens. The new clubhouse for the golf course would open in the spring of 2016. The final phase, which contains a new country themed restaurant and club, miniature golf, batting cages and rock climbing wall would open in the spring/summer of 2017.

Additionally, reference Exhibit VIII, C.20.a. for LPCiminelli's preliminary schedule.



85 mph winds

100 feet from Niagara Falls

8 months of construction

7 days a week

24 hours a day

