

TIOGA DOWNS RACETRACK, LLC

Exhibit VIII.C.5.a.2.

| TIOGA DOWNS WESTERN BAR & OFFICE EXPANSION | | | | | |
|--|---------------|----------|------------|-------------------|---------------------|
| BUILDING STATISTICS | | | | PHASE 3 | |
| FLOOR | ROOM | NET AREA | GROSS AREA | CAPACITY BASED ON | |
| | | | | AREA PER OCCUPANT | # OF SEATS PROVIDED |
| GROUND FLOOR | | | 9,534 SF | | |
| | LOBBY | 827 SF | | | |
| | RESTAURANT | 3960 SF | | 264 | 200 |
| | BAR | 709 SF | | 47 | 20 |
| | KITCHEN | 1323 SF | | | |
| | BOH | 810 SF | | | |
| | CIRCULATION | 221 SF | | | |
| | WASHROOM | 583 SF | | | |
| | CORRIDOR | 405 SF | | | |
| | WASHROOMS | 47 SF | | | |
| | COAT CHECK | 189 SF | | | |
| | E/M | 172 SF | | | |
| | | | | | |
| | | | | | |
| SECOND FLOOR | | | 4,392 SF | | |
| | ADMIN, OFFICE | | | | |
| TOTAL GFA | | | 13,926 SF | | |