

Fayette Mall Expansion
Lexington, Kentucky

will be provided by the Landlord. For those tenants who do have direct roof access, vent piping and vent terminal through roof will be the responsibility of the Tenant.

5.17.2.6. All roof vent penetrations must be properly created and sealed by the mall roofing contractor.

5.17.2.7. Tenant shall install handicapped accessible toilet rooms as required to adhere to all governing codes, including ADA accessibility standards.

5.17.3. Grease Waste

5.17.3.1. Each restaurant tenant's engineering designer will need to fill out the application as shown in Section 13 of this Manual and provide it to the Water Quality department. Please not that this is a requirement of the AHJ.

5.17.4. Natural Gas

5.17.4.1. Natural Gas is currently available only in limited locations, and will only be provided upon approval from Shopping Center Mall Management.

5.18. Electrical

5.18.1. Electrical service shall be 277/480 volt, 3-phase, 4 wire for Tenant's combined power and lighting and will be supplied through a redistribution system. Disconnect switch, and empty conduit with pull string will be provided for each tenant space. Electrical service will be located in a Landlord controlled electrical room. **Connection of tenant service wiring may only be made into the landlord's electrical equipment by the Landlord's electrical contractor at the tenant's expense. This required shutdown will only be allowed per the landlord's schedule and must be scheduled in advance.** Service size will be determined based on 15 watts per square foot of Tenant space for general retail tenants and 40 watts per square foot of Tenant space for restaurant tenants. Meters, wires, step down transformers and electrical distribution panels shall be the responsibility of the Tenant. A Tenant supplied check meter may be provided, if required by the Tenant at Tenant's expense.

5.18.2. Electric energy shall be available at any time on the days and hours when the Shopping Center is designated open by Landlord in the capacities adequate to satisfy the full electric load of the Leased Premises, subject to Section 2.5 of the Lease.

5.18.3. During all other hours electric energy will be available for off-hour lighting use by Tenant, subject to Section 2.5 of the Lease. Said off-hour load may not exceed five percent (5%) of the total connected load of the lighting devices, unless otherwise expressly stated in this Lease or this Exhibit.

5.18.4. During all other hours electricity will be available for maintaining a minimum in-space temperature of 56.5 degrees F, subject to Section 2.5 of the Lease.

5.18.5. Without the prior written consent of Landlord, Tenant shall not increase its electric usage capacity beyond that initially installed in the Leased Premises in accordance with the approved plans thereof, nor shall Tenant use electric energy for any other purpose than lighting and power demands indicated on its approved drawings.

5.18.6. Without the prior written consent of Landlord, or unless expressly otherwise permitted by the Lease, Tenant shall not use electric energy during times other than on the days and hours when Landlord has designated the Shopping Center as open, except that off-hour lighting and freeze protection heating described hereinbefore shall not be considered a violation of this clause.

5.18.7. The portion of the air-conditioning system to be installed by Tenant shall conform to the description in Section 15.16 hereof.

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5.18.8. U.L. LABEL. All electrical equipment must bear the Underwriters' Laboratories' label.

5.18.9. BRANCH CIRCUITRY. Branch Circuitry shall be installed pursuant to the following requirements:

5.18.9.1. Branch circuitry shall be installed in galvanized EMT using #12 AWG minimum copper wire with type TW, THW or THHN-THWN insulation.

5.18.9.2. No Type NM, type ENT or Type BX cable shall be used for branch circuit work.

5.18.9.3. No non-metallic conduit shall be used for branch circuit work.

5.18.10. LIGHTING FIXTURE CONNECTIONS. Lighting Fixture Connections shall be installed pursuant to the following requirements:

5.18.10.1. Flexible conduit (greenfield) tails, a maximum of six feet (6') in length, may be used between recessed accessible fixture outlet box and recessed fluorescent lighting fixtures. Outlet boxes of this type may serve up to four separately recessed fluorescent fixtures.

5.18.10.2. In all other cases, each lighting fixture shall have its own outlet box.

5.18.10.3. In no case may EMT or flexible conduit run from fixture to fixture without the use of outlet boxes.

5.18.11. ELECTRICAL DRAWINGS. Tenant's Design Drawings shall be prepared to include the following:

5.18.11.1. A complete electrical drawing set, submitted and approved by Landlord and Landlord's architect before installation of Tenant's work begins.

5.18.11.2. Tenant's electrical drawings shall be consistent with this Section and shall include a complete lighting fixture schedule with lamp types indicated, complete panel schedules including manufacturer's catalog numbers and all switch, circuit breaker, and fuse information, a complete heating, ventilating, air-conditioning control wiring diagram, and a one-line diagram indicating wire, conduit, transformer, circuit breaker, switch and fuse sizes and types.

5.18.11.3. The following list of electrical data in the form indicated below shall be prepared and located in the lower right-hand corner of the drawing:

<u>LOAD</u>	<u>CONNECTED</u>	<u>FACTOR</u>	<u>DESIGN KVA</u>
<u>NOTES</u>			
<u>KVA</u>	<u>DEMAND</u>	<u>SUMMER</u>	<u>WINTER</u>

Lighting			
Receptacles			
Transformers			
Motors			
Hot Water Heater			
Air Handlers			
Air Conditioner Units			
Electric Space Heaters			
Electric Water Heaters			
Miscellaneous Other Loads			
Total Connected Load			
Estimated Billing Demand Load - Summer			
Estimated Billing Demand Load - Winter			
Time of Day Maximum Demand is Anticipated - Summer			
Time of Day Maximum Demand is Anticipated - Winter			
Store Business Hours			
Additional Store Hours for Cleaning, Stocking, Etc. A.M.; P.M.			

TOTAL: _____

5.18.12. DESIGN CONDITIONS. Design Conditions include the following:

5.18.12.1. The preliminary design load for the Leased Premises is 15 watts per square foot for