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construction of the Developer Facilities on the Developer Site in accordance with and pursuant to the Plot Plan, the Design Plan, the Supplemental Operating Agreements with each of the Department Stores and this Agreement.

Section 2.02. Construction of the Department Store Facilities. Each of the Department Stores other than Sears shall commence and prosecute with due diligence to completion, at its sole cost and expense, the construction of its Facilities in accordance with and pursuant to the Plot Plan, the Design Plan, this Agreement and in accordance with and subject to the terms and conditions of the Supplemental Operating Agreements between the Developer and each of such Department Stores.

On or before sixty (60) days after (i) the commencement of the construction of the Developer Facilities and (ii) the completion of the Grading Work within the building area on the Sears Site, Sears shall, to the extent that the same are not to be performed by the Developer as part of the On-Site Improvements, commence and prosecute with due diligence, at its sole cost and expense, the construction of the Sears Facilities on the Sears Site in accordance with the approved Sears Drawings, the Plot Plan, the Design Plan, the Supplemental Operating Agreement between the Developer and Sears and this Agreement. The Sears Facilities shall be substantially completed and ready for occupancy and use on or before January 20, 1980.

Section 2.03. Construction Requirements and Standards and Modifications to Design Plan. All construction to be performed by any party under this Agreement and the Supplemental Operating Agreements between the Developer and each of the Department Stores, including, but not limited to, the initial construction of the Facilities of the Developer and the Department Stores and any expansion or restoration thereof shall be performed in accordance with the following requirements and standards: