

## What is C-PACE?

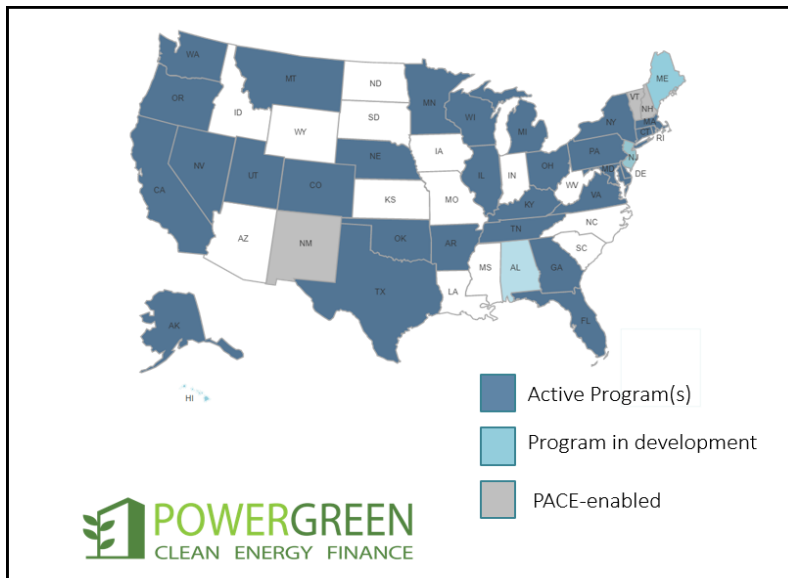
For years, when building owners needed to fund building improvements such as HVAC upgrades, lighting retrofits, and renewable energy, they had no choice but to rely on traditional funding sources, such as their own capital or bank debt.

Because owners typically viewed capital as a precious commodity reserved primarily for their “core business,” they put off necessary HVAC system upgrades, resulting in unnecessarily high energy costs, angry tenants or employees, and rising maintenance costs.

**A solution was badly needed.** Enter C-PACE. Commercial Property Assessed Clean Energy, launched in 2010, provides funding for a broad range of energy efficiency and renewable energy improvements.

C-PACE funding is private capital and provided throughout much of the U.S. by businesses such as PowerGreen Capital.

This is a snapshot of C-PACE today.



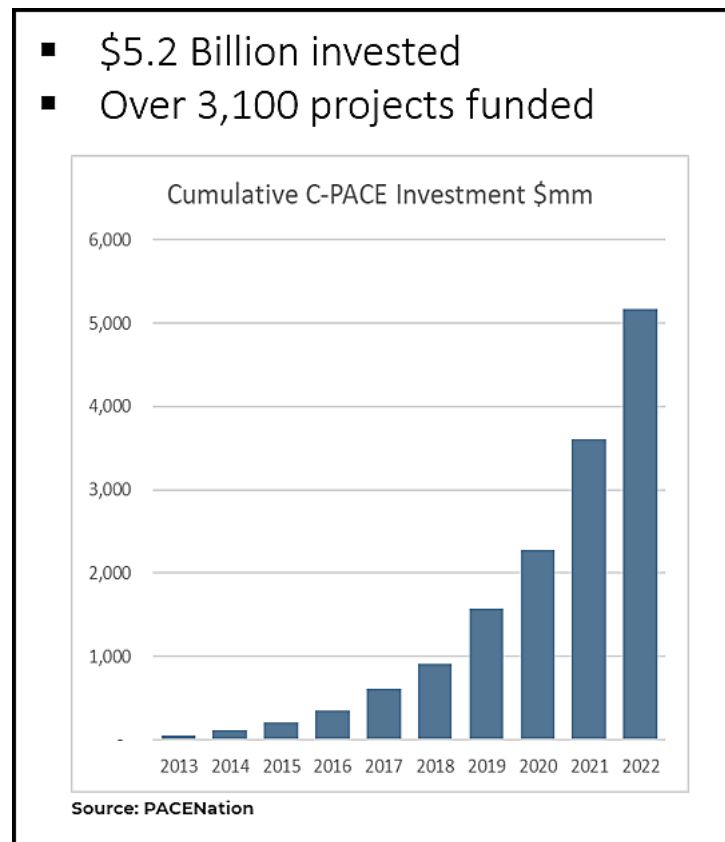
*Since its formation, C-PACE has expanded dramatically and is now available in 33 states.*

One of the reasons for C-PACE’s growth is its unique structure:

- C-PACE debt is repaid through a property assessment levied by statute at the state level or through local legislation.
- The assessment is attached to the property (not the owner) and is secured by a lien similar to other public benefit assessments for sewer and road improvements.
- Billing for terms up to 30 years is provided by the assessment, similar to a property tax bill.

Due to the nature of the lien, C-PACE lenders do not seek the protections required in the traditional debt market. As a result, C-PACE provides for a “borrower friendly” structure offering 100% financing with terms of up to 30 years.

These structural benefits have caused building owners to embrace C-PACE, which has grown rapidly, especially in the last four years.



The future for C-PACE’s growth is bright as it is an important tool in helping building owners reduce their operating costs while also playing a meaningful role in decarbonizing U.S. commercial buildings.

Contact PowerGreen Capital to learn more about how C-PACE financing can unlock savings for the clean energy transition of your building.