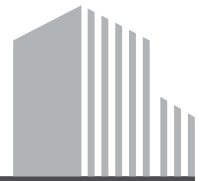


# Property Redevelopment Revitalizes Hotel



One South Main Tower | Laredo, TX

## \$3.6 MILLION



### PACE EQUITY OFFERS LOW-COST, FIXED RATE, NON-RECOURSE FUNDING

Back in 1973, the One South Main Tower was a beautiful new hotel with ground floor and top floor retail. Today the property is transformed to offer modern hotel space in Laredo. The property will include 15 floors with 13,665 square feet of retail space. The hotel will consist of 129 single rooms and 31 suites. The property will offer guests a pool, conference rooms, and fitness center.

Contributing to the project financials, PACE Equity funded the redevelopment with low-cost, fixed-rate, non-recourse capital. PACE Equity capital replaces expensive mezzanine loans or outside equity—which means a lower overall cost of capital and higher returns. In addition, the PACE Equity end-to-end project management process means the developer completed the capital stack through a simple, straightforward experience.

 THIS PROJECT SAVED 4,187 METRIC TONS CO<sub>2</sub>  EQUAL TO ANNUAL EMISSIONS FROM 902 

”

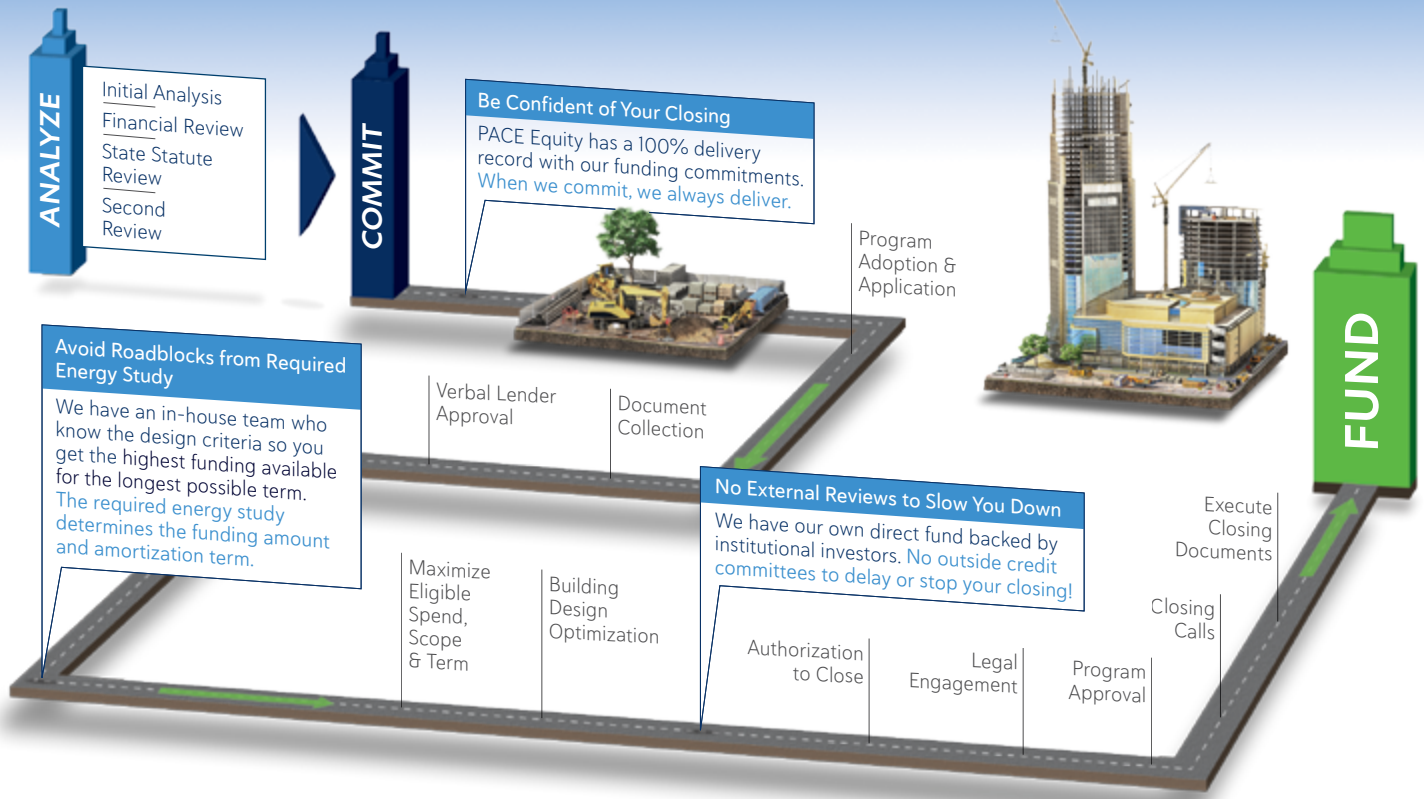
*PACE Equity consistently delivers a strong customer satisfaction rating at 4.95 / 5.0.*

**\$10.9 M**  
CAPITAL STACK

EQUITY.....	67%		\$7.3 M
PACE EQUITY.....	33%		\$3.6 M

THERE ARE 87 STEPS NEEDED TO EXECUTE PACE FINANCING.  
**Don't worry, we do all 87.**

End-to-End  
 Project  
 Management



WHAT IS PACE EQUITY?

PACE legislation allows for a new funding vehicle in your capital stack. Your construction budget can use our funding for quantifiable utility, water, renewable or seismic (select states) efficiencies. The repayment of the capital is made through a long-term special tax assessment on the property. PACE Equity is available in 25 states and growing.

LOWER COSTS FOR LOWER CARBON

Substantial rate reduction when you meet our CIRRUS Low Carbon design specification.



FUNDING FOR A VARIETY OF ASSET CLASSES



**WE FUNDED IT FIRST.** We figured out first how to use our capital for new construction plus NMTC/OZ/TIF. We'll help you solve your financing challenge.

**UPFRONT FUNDING COMMITMENT** with certainty of funding and a 100% delivery record.

★★★★★ NEAR PERFECT CUSTOMER SATISFACTION (4.95 OUT OF 5 STARS)