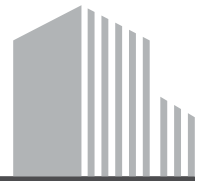


# PACE Equity Funds 11% of the Capital Stack



Home2 Suites | Traverse City, MI

## \$2 MILLION



### PACE EQUITY'S FLEXIBILITY WITH COMPLEX STACKS INCLUDES USDA BUSINESS & INDUSTRY LOANS



The Home2 Suites is a 103-room extended-stay hotel servicing Traverse City and the surrounding community. Featuring 4 stories and over 65,000 square feet, the hotel includes a pool, fitness center, shared working space, market space, and other amenities.

PACE Equity joined this project as an additional source of equity to complete the capital stack. Our financing works well in complex stacks, so the \$2 million was added to an existing construction loan guaranteed by the USDA loan program and the owner's equity. PACE Equity has expertise in closing projects with USDA guaranteed loans.

PACE Equity managed the funding process and leveraged our own engineering team. Our experience with the Michigan statutory requirements combined with our 100+ project legacy, allowed the developer to meet the requirements while optimizing the funding of \$2 million over a 23-year term.

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

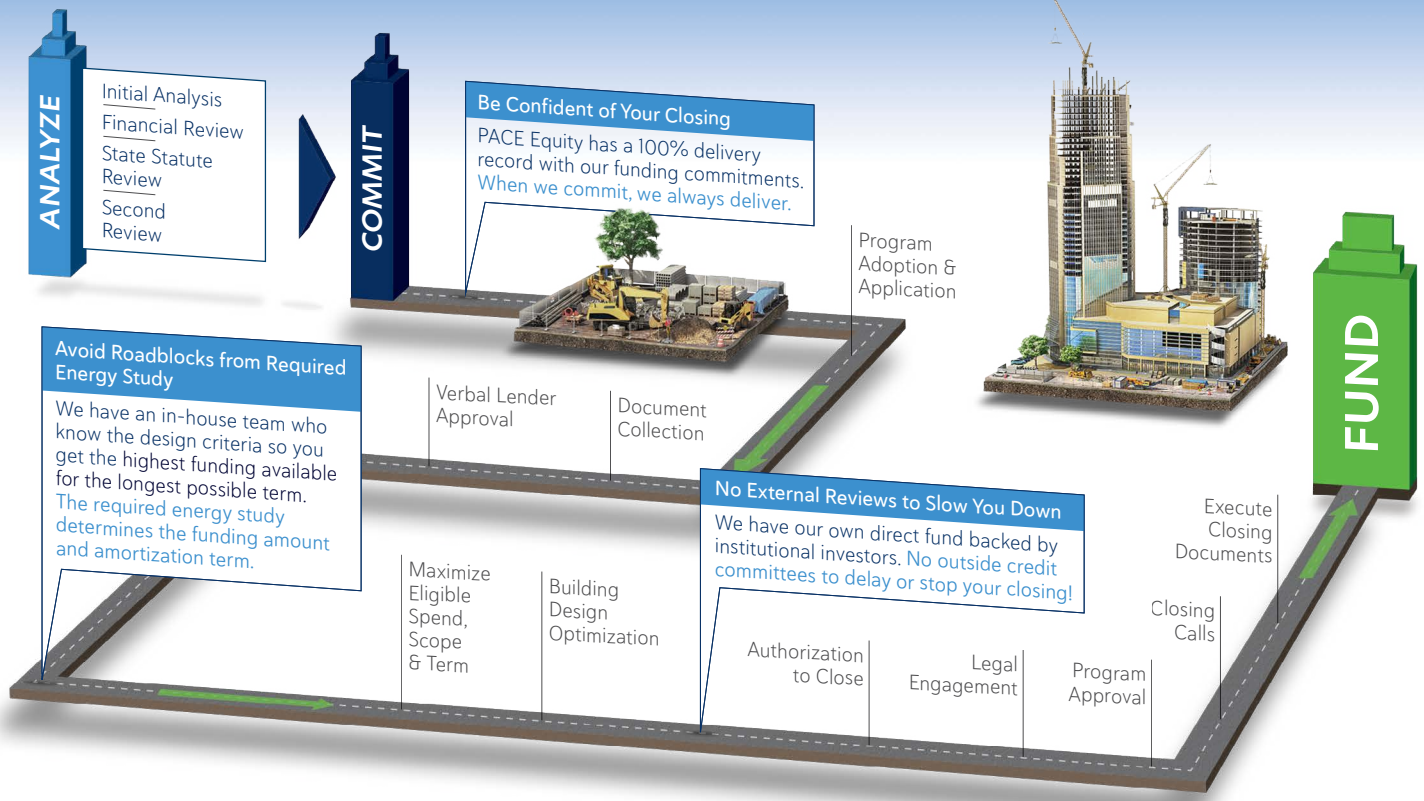
 THIS PROJECT SAVED 3,700 METRIC TONS CO<sub>2</sub> EQUAL TO ANNUAL EMISSIONS FROM 823 



<b>\$17.9 M</b>	
<b>CAPITAL STACK</b>	
CONSTRUCTION LOAN .....	72%   \$12.9 M
EQUITY .....	17%   \$3 M
PACE EQUITY .....	11%   \$2 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)