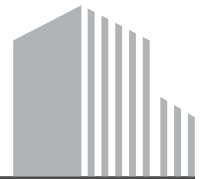


Luxury Co-op Sets Precedent for Sustainable Building with CIRRUS Low Carbon



The Quartier Cooperative | New Canaan, CT

\$7.2 MILLION



DEVELOPER LEVERAGES LOW-COST CAPITAL TO COMPLETE THE CAPITAL STACK

The Quartier, located in the heart of downtown New Canaan, CT is a luxury 25-unit mixed-use cooperative, consisting of multi-family units, townhomes, and retail space. Residents will be steps away from high-end restaurants, boutique shopping, and the New Canaan train station, allowing easy access for New York commuters. This development draws from New Canaan's rich architectural history, incorporating locally sourced materials and energy efficient designs, delivering a new standard for sustainable living for the area.



This project qualified for the CIRRUS Low Carbon Program, the only financial product with a significantly lower cost of capital when a development meets our low carbon design specification. The commitment of the developer to build to a higher standard of efficiency allows them to benefit from lower financing rates. In addition, the project is designed for LEED certification; having two green building certifications will position the property well for tenants seeking healthy living spaces and reduced utility bills.

CIRRUS Low Carbon is only offered by PACE Equity. It is the nation's first and only private financial program to offer a lower cost of capital when you build a lower carbon building. For projects early in the design process, a Design Guide from our Low Carbon Center of Excellence works with your project development team to ensure you meet the specification.

In order to meet the CIRRUS Low Carbon specification, design changes were made including high-efficiency windows, high-efficiency water heaters, LED lighting, occupancy sensors, and Wi-Fi-enabled thermostats.

 THIS PROJECT SAVED 4,000 METRIC TONS CO₂ > EQUAL TO ANNUAL EMISSIONS FROM 932 



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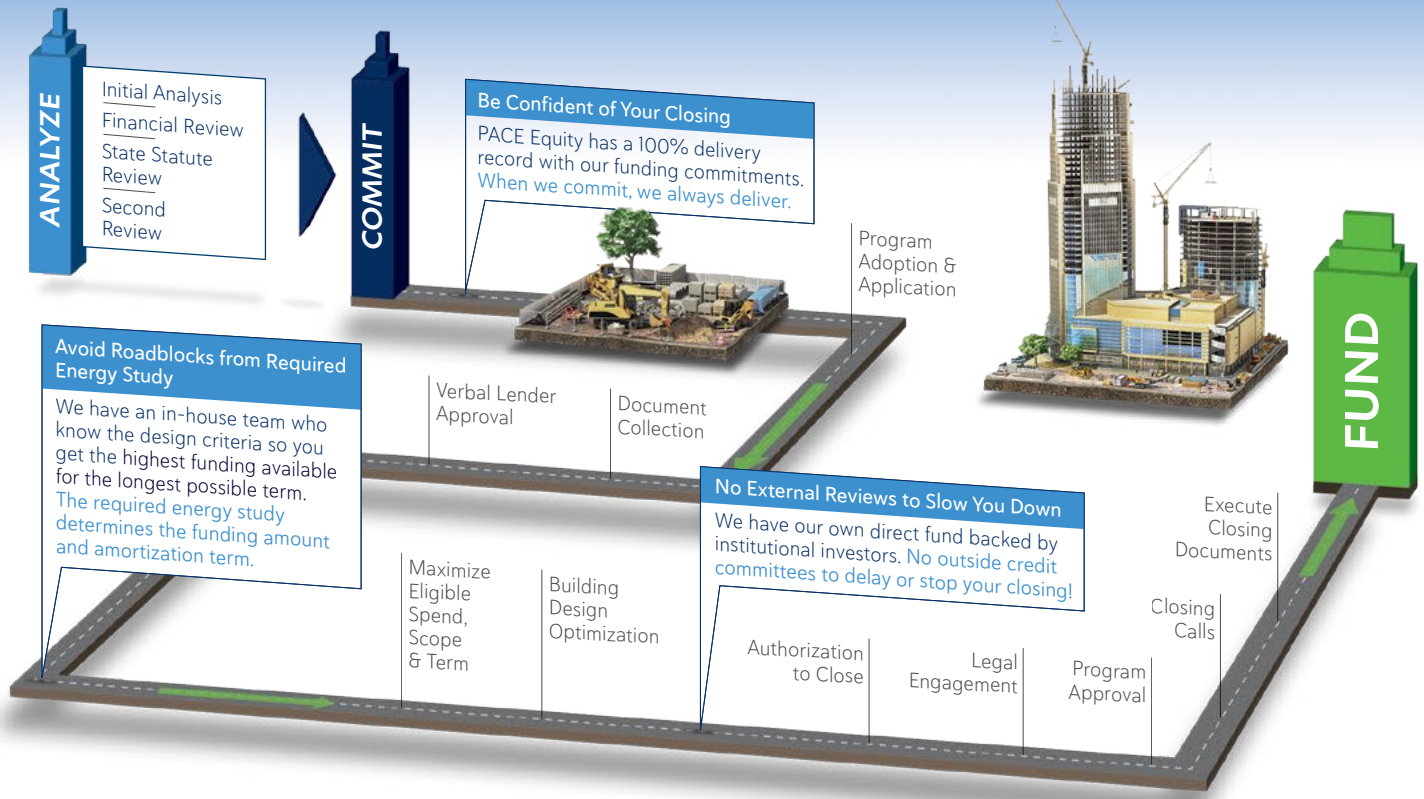
PACE Equity consistently delivers a strong customer satisfaction rating at 4.95 / 5.0.

\$44.9 M
CAPITAL STACK

CONSTRUCTION LOAN	68%	\$30.5 M
PACE EQUITY	16%	\$7.2 M
EQUITY	16%	\$7.2 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)