



CSPACE

Commercial Property Assessed Clean Energy

Upgrade Your Building with No Out-of-Pocket Costs

Rhode Island's new C-PACE program enables savvy building owners like you to modernize your building and *increase your cash flow*—all with no upfront, out-of-pocket costs, and no personal guarantees.

HOW DOES C-PACE WORK?

Commercial property assessed clean energy (C-PACE) provides affordable, long-term financing (up to 25 years) for building energy efficiency and renewable energy improvements. You repay the financing through an assessment on the property (similar to a water or sewer assessment). *Best of all, the energy cost savings typically outweigh the payment, enabling a cash-flow-positive project.*

HOW DO I GET STARTED?

Getting started with C-PACE is easy, and we'll walk you through every step of the process. Simply contact Angela Tuoni, at (401) 808-6309 or atuoni@riib.org.

C-PACE: A SMARTER WAY TO IMPROVE YOUR BUILDING

- 100% financing
- Cash-flow-positive projects
- No out-of-pocket costs
- No personal guarantees
- Long-term (up to 25 years)
- Lower utility bills
- Open-market financing
- Owner retains all tax incentives
- Can be combined with utility incentives
- Can be transferred upon sale



ELIGIBLE PROPERTY TYPES

- Commercial
- Industrial
- Multifamily residential (with five or more units)
- Nonprofit (e.g., houses of worship, private schools)

ELIGIBLE IMPROVEMENT EXAMPLES (Ask your contractor for specifics related to your property)

- Automated building controls
- Boilers, chillers, and furnaces
- Building envelope (insulation, windows)
- Combined heat and power systems (CHP)
- High-efficiency lighting
- Hot water systems
- HVAC upgrades and controls
- Solar PV systems
- Roof upgrades
- Water efficiency
- More!

WHAT BUILDING OWNERS ARE SAYING ABOUT C-PACE

“Given the condition of our building C-PACE was the only source of financing that made sense to us. What excites me about the program is that it offers building owners and investors a way to fix a dilapidated building. With RI C-PACE you can take something that was basically unusable and turn it into something valuable.”

— *Bill Fegley, managing director, Helping Hands Community Partners*

USED C-PACE to upgrade:

- HVAC
- Water efficient fixtures
- Interior LED lighting
- Attic insulation/sealing

C-PACE financing: \$94,466

Projected savings: Over \$20,000

“The C-PACE program allowed us to finance 100% of our solar and roof project. C-PACE financing doesn’t tie up my working capital, making it easy for us to invest in our employees and business. With the cash flow savings from the solar project, using C-PACE made this project a slam dunk.”

— *Larry Fish, owner, Pier Cleaners*

USED C-PACE to install:

- 41.7 kW solar PV system

C-PACE financing: \$135,113

Projected savings: Nearly \$280,000

CONTACT RHODE ISLAND C-PACE TODAY TO LEARN MORE

Angela Tuoni, Rhode Island Infrastructure Bank

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