

Looking for affordable capital to finance your construction project? **IT'S TIME YOU LOOKED AT C-PACE**

Colorado C-PACE offers a flexible financing solution that helps developers reduce upfront capital needs while delivering higher-performing, more resilient, and more sustainable buildings. Access long-term, private-sector financing for qualifying energy efficiency, water conservation, renewable energy, resiliency, and embodied carbon improvements in new construction projects.

WHAT IS C-PACE FOR NEW CONSTRUCTION?

Colorado C-PACE is a state-enabled financing program administered by the Colorado New Energy Improvement District (NEID). The program supports developers and property owners by providing access to long-term, non-recourse financing tied to the property through a voluntary assessment. Projects may qualify for financing based on the applicable Total Assessment-to-Total Value (TATV) tier achieved through energy code compliance and qualifying improvements.

HOW DOES IT WORK?

Projects may qualify for Colorado C-PACE financing based on the applicable Total Assessment to Total Value (TATV) tier achieved through energy code compliance and qualifying improvements. Projects meeting 2018 IECC standards may qualify for up to 15% TATV financing, while projects exceeding 2018 IECC by at least 5%, or incorporating qualifying improvements such as water conservation, resilience, renewable energy, or embodied carbon improvements, may qualify for up to 30% TATV financing.

Projects meeting 2021 IECC standards may qualify for up to 35% TATV financing, while projects exceeding 2021 IECC by at least 5%, or incorporating qualifying improvements, may qualify for up to 40% TATV financing*.

C-PACE ENABLES YOU TO:

- Reduce your equity contribution or other types of high-cost capital
- Access flexible financing based on applicable TATV tier
- Reduce your out-of-pocket project expense with no impact on your working capital or credit
- Reduce long-term operational costs

* Projects meeting 2024 IECC or other advanced Colorado energy and carbon codes may qualify for higher TATV tiers subject to Program approval. In all cases, TFA may not exceed 75% TATV.



- Tap into a practical, economic solution to sustainability
- Build a more valuable, more efficient, more competitive building

WHICH PROPERTY TYPES ARE ELIGIBLE?

- Commercial
- Industrial
- Multifamily residential (with 5 or more units)
- Nonprofit (houses of worship, private schools)

WHY BUILD SUSTAINABLE BUILDINGS?

Economic benefits:

- Reduce operating costs
- Qualify for utility incentives
- Attract and retain tenants
- Maximize lease rates

Environmental and social benefits:

- Improve environmental performance and sustainability
- Enhance occupant comfort, health and productivity

Financing and Design benefits:

- Integrated design lets you consider all variables up front for a higher-performing building
- Include improvements often “value engineered” out of a project
- Use C-PACE in lieu of mezzanine debt or expensive capital to lower the weighted average cost of capital
- Help fill your capital stack
- Use C-PACE financing up to three years after construction (retroactive financing) to recapitalize projects as a bridge to stabilization

CONTACT COLORADO C-PACE TODAY TO LEARN MORE

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A program of:

The Colorado New Energy Improvement District