

# BUTLER BROTHERS BLDG.

## AWARD-WINNING REDEVELOPMENT PROJECT

Facilitated by

CITY OF DALLAS

**\*PROPERTY ASSESSED CLEAN ENERGY\***  
(PACE) Financing Program  
in Downtown Dallas

- ◆ \$23.9MM used to finance energy & water conservation measures
- ◆ Future utility savings pay for qualifying improvements
- ◆ Significant savings in cost of capital



Best Real Estate Deals  
Most Creative Financing

**DALLAS  
BUSINESS JOURNAL**

Black White & Blue  
Sustainability Leadership



Silver Award  
Economic Development  
Excellence

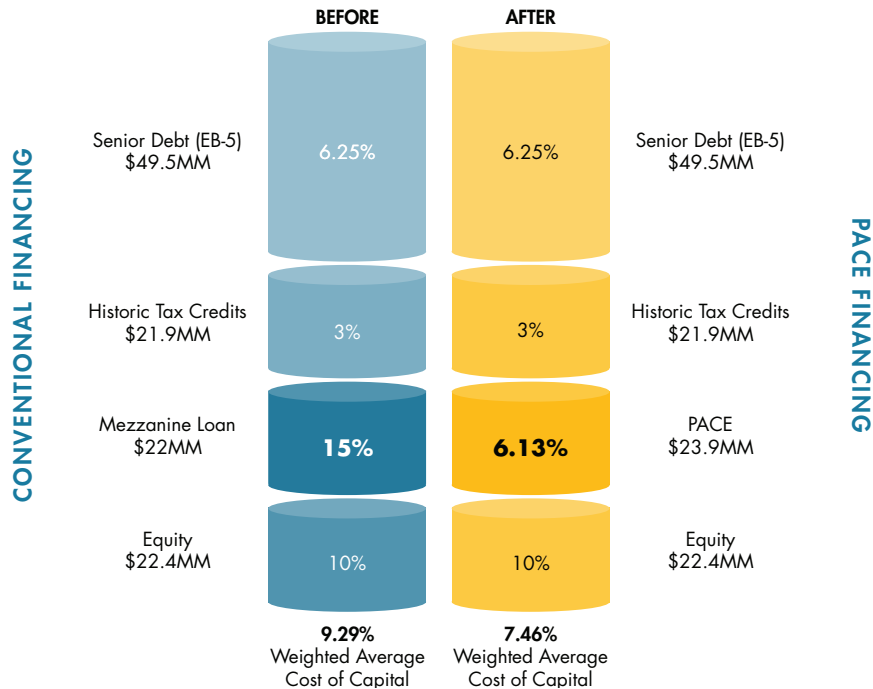


Best  
Public Private Partnership



Texas PACE Authority: (855) 738-7223  
[www.texaspaceauthority.org/city-of-dallas/](http://www.texaspaceauthority.org/city-of-dallas/)

# CAPITAL STACK COMPARISON



## HOW DOES TX-PACE WORK?

Texas Property Assessed Clean Energy (TX-PACE) is an innovative financing program that offers commercial, industrial, and large multi-family property owners a voluntary program to obtain up to 100% financing for water conservation, energy-efficiency, resiliency, and distributed generation retrofits. TX-PACE has great potential to directly affect a business' bottom line; a project's savings in utility costs offsets the cost of installing the project. In most instances, this will result in an immediate positive cash flow.

### CITY OF DALLAS

The City's TX-PACE program is based on the Texas PACE in a Box model program created by over 130 stakeholders. The City of Dallas provides a market-based, flexible TX-PACE program that enables property owners to do business with the parties of their choosing at the lowest possible administrative cost. The program includes a high level of consumer protection to ensure that the projects will deliver the anticipated savings.

[dallas.texaspaceauthority.org](http://dallas.texaspaceauthority.org)



### TEXAS PACE AUTHORITY

The nonprofit organization, Texas PACE Authority, administers the uniform "PACE in a Box" model on behalf of the City of Dallas. This model approach ensures local governments can establish an effective program quickly and economically, providing a tool for building owners to invest in more efficient infrastructure.

[www.texaspaceauthority.org](http://www.texaspaceauthority.org)



### CLEANFUND COMMERCIAL PACE CAPITAL

CleanFund Commercial PACE Capital is the leading direct provider of long-term financing for energy efficiency, water conservation, renewable energy and seismic improvements to commercial, multifamily and other nonresidential properties in the U.S. With significant expertise in commercial real estate, finance, renewable energy and PACE policy, CleanFund offers PACEDirect™ and SolarPACE™ financing programs, which enable property owners to upgrade their properties with no up-front cost, increasing property cash flows and value.

[www.CleanFund.com](http://www.CleanFund.com)

