Greenhouse Gas Reduction Fund
Solar for All
Project SunBridge: Connecting Communities to a Solar Future Work Plan

Project Title: Project SunBridge: Connecting Communities to a Solar Future
Project Period: Start: 9/1/2024; End: 8/31/2029
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Organization Name: Connecticut Department of Energy and Environmental Protection (DEEP)
Geography: State of Connecticut
Deadline for revised workplan and budget after the 1-year planning period: 8/31/25
Definition of LIDAC: Project SunBridge defines "low-income and disadvantaged community" as it is defined by the Environmental Protection Agency's (EPA's) Notice of Funding Opportunity (NOFO) for Solar for All (EPA-R-HQ-SFA-23-01), as amended by any subsequent terms and conditions or updates from EPA:

- CEJST-Identified Disadvantaged Communities: All communities identified as disadvantaged through version 1.0 of the Climate and Economic Justice Screening Tool (CEJST), released on November 22, 2022, which includes census tracts that meet the thresholds for at least one of the tool's categories of burden and land within the boundaries of Federally Recognized Tribes.
- EJScreen-Identified Disadvantaged Communities: All communities within version 2.2 of EJScreen that fall within either (a) the limited supplemental set of census block groups that are at or above the 90th percentile for any of EJScreen's supplemental indexes when compared to the nation or state or (b) geographic areas within Tribal lands as included in EJScreen, which includes the following Tribal lands: Alaska Native Allotments, Alaska Native Villages, American Indian Reservations, American Indian Off-reservation Trust Lands, and Oklahoma Tribal Statistical Areas.
- Geographically Dispersed Low-Income Households: Low-income individuals and households living in Metropolitan Areas with incomes not more than 80% AMI or 200% FPL (whichever is higher), and low-income individuals and households living in Non-Metropolitan Areas with incomes not more than 80% AMI, 200% FPL, or 80% Statewide Non-Metropolitan Area AMI (whichever is highest). Federal Poverty Level (FPL) is defined using the latest publicly available figures from the U.S. Department of Health and Human Services. Area Median Income (AMI) is defined using the latest publicly available figures from the U.S. Department of Housing and Urban Development. Metropolitan Area and Non-Metropolitan Area are defined using the latest publicly available figures for county-level designations from the Office of Management and Budget. Statewide Non-Metropolitan Area AMI is defined using the latest publicly available figures from the U.S. Department of the Treasury's CDFI Fund, with an adjustment for household size using the U.S. Department of Housing Development's Family Size Adjustment factor.
- Properties Providing Affordable Housing: Properties providing affordable housing that fall within either of the following two categories: (a) multifamily housing with rents not exceeding 30% of 80% AMI for at least half of residential units and with an active affordability covenant from one of the following federal or state housing assistance programs: (1) Low-Income Housing Tax Credit; (2) a housing assistance program administered by the U.S. Department of Housing and Urban Development (HUD), including

> Public Housing, Section 8 Project-Based Rental Assistance, Section 202 Housing for the Elderly, Section 811 Housing for Disabled, Housing Trust Fund, Home Investment Partnership Program Affordable Rental and Homeowner Units, Permanent Supportive Housing, and other programs focused on ending homelessness that are funded under HUD's Continuum of Care Program; (3) a housing assistance program administered by USDA under Title V of the Housing Act of 1949, including under Sections 514 and 515; or (4) a housing assistance program administered by a Tribally designated housing entity, as defined in Section 4(22) of the Native American Housing Assistance and Self-Determination Act of 1996 (25 USC § 4103(22)) or (b) naturally-occurring (unsubsidized) affordable housing with rents not exceeding 30% of 80% AMI for at least half of residential units.

Based on the federal LIDAC definition included above, the Connecticut Consortium has identified the top ten urban and top five rural communities with the highest number of LIDAC households in Connecticut; see Appendix A for the list. The Connecticut Consortium developed separate lists of urban and rural communities based on the Connecticut Office of Rural Health's rural towns definition. To conduct this analysis, the Connecticut Consortium integrated multiple federal and state datasets, including the EJScreen, CEJST, and American Community Survey demographic and housing data (2022) to identify and map eligible census block groups. Additionally, the Connecticut Consortium applied available participation data in the Supplemental Nutrition Assistance Program to serve as a proxy for geographically dispersed low-income households eligible as a LIDAC based on household income. The analysis then aggregated the number of LIDAC households by block group to the municipal level to develop the top 10 urban and top 5 rural communities list. The analysis therefore captures both geographically disadvantaged communities as well as individual eligible low-income households across Connecticut, while avoiding double-counting and providing appropriate consideration to both urban and rural areas of the state.

While the Connecticut Consortium may ultimately reference the towns with the highest number of LIDAC households to prioritize financial and/or technical assistance, all LIDAC households that meet the Solar for All definition are eligible to participate in Project SunBridge and the Connecticut Consortium is not limiting the deployment of financial and/or technical assistance to these municipalities.

Introduction

Section 1: Project Description

1.1 Overview

Project SunBridge aims to reach low income and disadvantaged community (LIDAC) households across the state of Connecticut, with a priority focus on affordable housing units, to allow for greater access to residential solar and community solar, increased resilience and grid benefits, community ownership models, and investments in quality jobs and businesses. The program has the potential to reach more than 7,400 households, saving Connecticut residents nearly $78 million over the lifetime of the projects and avoiding more than 14,702 short tons of CO2 emissions annually. Connecticut residents will benefit from financial assistance with increased incentives, more accessible loans and leases, and low-cost capital for solar and storage, as well as technical assistance for clean energy workforce development and community engagement. This blend of financial and technical assistance will create a sustainable funding stream for LIDAC households to

participate in the green economy that will last beyond the Solar for All funding years, attract private investment into LIDACs, and drive market transformation.

The funding to implement Project SunBridge is managed by the Connecticut Consortium, which includes the Connecticut Department of Energy and Environmental Protection (DEEP) as the Recipient, the Connecticut Green Bank (Green Bank) and Connecticut Housing Finance Authority (CHFA) as Subrecipients, the Connecticut Public Utilities Regulatory Authority (PURA), Connecticut Department of Housing (DOH), and Connecticut Department of Economic and Community Development (DECD) as supporting partners, and other Subawardees to be identified through competitive solicitations.

1.2 Project Outputs, Outcomes, and Linkage to the U.S. EPA's Strategic Goals

Environmental Results - Outputs and Outcomes:

The Connecticut Consortium expects to achieve the following outcomes through Project SunBridge. These outcomes will be new and additional on top of existing projected deployment levels across the state because of Solar for All funding.

Outcomes	Total	$ of Funding per Outcome
Number of new Projected Households Reached	7,400 households	$8,439 per household
MW of new Projected Solar Capacity Deployed	27 MW	$2,312,962 per MW
MWh of new Projected Storage Capacity Deployed	6.5 MWh	$9,607,692 per MWh
Projected Short Tons of new Annual CO2 Emissions Avoided	14,702 short tons	$4,248 per short ton
Projected new Total Household Savings	$76,220,000	$0.82 per $1
Workforce development	*As identified in the workforce needs assessment during the implementation period*	

The Connecticut Consortium intends to track which distributed solar and storage projects use financial assistance using Solar for All funding to ensure there will be no double counting of outputs or outcomes if other federal funding is leveraged for the same project. If a project uses multiple federal funding sources, the Connecticut Consortium will assign the outputs or outcomes to the relevant program's metrics reporting on a pro rata basis.

Linkage to U.S. EPA's Strategic Goals:

This award supports the following goals and objectives of the FY 2022-2026 EPA Strategic Plan.

- Goal 1: Tackle the Climate Crisis
  - Objective 1.1: Reduce Emissions that Cause Climate Change

Section 2: Project Design Plan

2.1 Activities to be Conducted

Project SunBridge will deliver meaningful benefits to LIDACs in Connecticut, including greater access to solar, increased resilience and grid benefits, and investments in quality jobs and businesses.

To amplify the impact of Solar for All funding, Project SunBridge will leverage, but not duplicate, existing state-run programs that support solar and storage adoption.

- Residential Renewable Energy Solutions (RRES): This statewide program provides incentives through either (a) "buy all" tariff, or (b) monthly netting tariff. However, the upfront cost of purchasing solar to participate in RRES is a significant barrier to reaching LIDAC customers. Therefore, Project SunBridge will offer loan and lease products financed on the basis of these incentive streams for single- and multi-family buildings to address the barrier of upfront cost.

- Energy Storage Solutions (ESS): This program provides both upfront and performance incentives for behind-the-meter storage deployment for residential and non-residential customers. However, the upfront cost of purchasing storage to participate in ESS is a significant barrier to reaching LIDAC customers, especially for solar + storage systems. Therefore, Project SunBridge will offer supplemental incentives to storage that is co-installed with solar to address the barrier of upfront cost.

Connecticut also offers several other programs that provide funding for activities such as energy audits, energy efficiency upgrades, and weatherization. Project SunBridge customers will be encouraged to participate in all relevant state-funded programs.

Project SunBridge will also seek to maximize federal benefits such as the Inflation Reduction Act (IRA) Investment Tax Credit (ITC) benefits to participants such as the Energy Community Tax Credit and Low-Income Communities Bonus Credit. Such federal benefits would either be blended into the financial assistance offerings or participants would be educated about the availability of such benefits through their participation in Project SunBridge.

During the first year of the implementation period, the Connecticut Consortium will investigate the viability of leveraging the ITC adders in creative ways, including but not limited to, establishing a SunBridge Community Fund (Fund). Such a Fund could be administered as an endowment to provide grants in perpetuity to LIDACs to achieve their community benefit plans.

Meaningful Benefit Plan

Minimum Household Savings

The average residential Connecticut household pays more than $2,500 in annual electricity bills. Correspondingly, 20% household savings per year is $515 for the average household in Connecticut – or an equivalent reduction in electricity price of approximately $0.06/kWh. This initial estimate was calculated by taking the average 2024 electric utility rate for residential customers across Connecticut's two electric distribution companies, Eversource Energy and The United Illuminating Company, and assuming the average residential customer uses 700 kWh of energy per month. Over the course of the project period, the Connecticut Consortium will continue to refine the household savings calculation based on additional data inputs, such as usage data from eligible customers

receiving the low-income discount rate. The Connecticut Consortium will also establish protocols to check to ensure savings through the program.

Project SunBridge will provide additional financial assistance to enable LIDAC households to participate in the current RRES program. These households would not be able to participate in RRES, absent new financial assistance provided by Solar for All funding. The RRES program annually sets an administrative price for energy and Renewable Energy Certificates for residential solar systems based on the cost of deploying the solar in the state plus a reasonable rate of return for the developer to allow for household savings to be retained by the homeowner. The RRES program has requirements in place to ensure participants receive a 9-11% return for customers after the costs of installing the system are accounted for, resulting in savings of $0.03-$0.04/kWh. When you add on the low-income adder of $0.055/kWh or distressed municipality adder of $0.0275/kWh, this results in savings of $0.06-$0.09/kWh, greater than the 20% household savings per year. The Connecticut Consortium will monitor any changes to the RRES incentive each year and will adjust the financial incentives offered through Project SunBridge if the RRES incentive decreases and no longer provides savings of at least $515 per year.

Household savings will be delivered through the following mechanisms:

- **Single-Family Residential Solar** – As of January 2024, the current RRES program provides a base "buy-all" tariff incentive of $0.3189/kWh, with a $0.055/kWh adder for low-income households, defined as households at or below 60% of state median income, or a $0.0275/kWh adder for households located in distressed municipalities as defined by the Connecticut Department of Economic and Community Development. Therefore, the average annual household savings for low-income single-family projects under the RRES program typically meets the Solar for All 20% requirement, with participating customers typically retaining a financial benefit ranging from approximately $0.0637/kWh - $0.0748/kWh, resulting in approximately $535-$628 in annual savings. PURA conducts an annual review of the RRES program to assess the incentive level for the year, among other program design considerations. The Connecticut Consortium will review any changes to the incentive level to evaluate the impact to Project SunBridge offerings.

- **Affordable Multi-Family Housing Community Solar** –The RRES program allows participation only through the "buy all" tariff for individually metered and master-metered affordable multifamily housing properties based upon a methodology jointly developed by members of the Connecticut Consortium, the electric utilities, the U.S. Department of Housing and Urban Development (HUD) and other key stakeholders. Based on an EPA presentation on potential household savings methodologies during a webinar in October 2024 (household savings webinar), the Connecticut Consortium refined its methodology to calculate savings for multifamily tenants for a multifamily building.

  Beginning on August 1, 2024, master-metered affordable multifamily housing properties, where tenants do not have an individual electric bill, are able to receive the buy-all tariff under RRES, provided that the 20% financial benefit requirement can be met through qualified building upgrades that must be at least 25% of the net present value of the RRES incentive over its 20-year term. RRES multifamily housing property owner participants must provide documentation of planned building upgrades that are additional to any scope of work for other construction projects at the building. Eligible building upgrades under the RRES program include: (1) energy efficiency measures; (2) energy storage; (3) broadband

internet access; (4) energy efficiency barrier remediation; (5) operational reserve; (6) electric vehicle charging stations; (7) balanced ventilation systems; (8) greenspaces and community amenities; (9) onsite mental health and supportive services or residential service coordinator; (10) security enhancements; and (11) bill credits on electric bills that are delivered by landlords. During the household savings webinar, EPA confirmed that non-utility benefits are allowable for participating multifamily housing sites. Therefore, for any master-metered affordable multifamily housing properties, Project SunBridge will meet the Solar for All 20% requirement by dividing the value of qualified building upgrades authorized in RRES by the number of tenants. The Connecticut Consortium will review any changes to these RRES program requirements to evaluate the impact to Project SunBridge offerings.

Beginning in January 2023, individually metered affordable multifamily housing properties may participate in the RRES program provided that such housing distributes at least 20% of the financial benefit of the RRES tariff evenly across tenants. Depending on the number of units and the system size of the solar installation at a given project site, which is determined by the historical load and available roof space, it is possible that 20% bill savings may not be achieved for each individual tenant. During the household savings webinar, EPA indicated that 20% of the total energy consumption across a multifamily building would be an acceptable approach to achieving the 20% savings requirement.

In summary, single-family and multifamily projects supported by Project SunBridge will meet the required 20% savings through varying approaches. Single-family participants will meet 20% household savings as the existing state RRES program, and its additional incentives for low-income participants, has been designed to meet this target. For master-metered affordable multifamily housing properties, 20% savings will be achieved through a combination of financial and non-utility benefits by conducting one or more eligible building upgrades that the U.S. HUD and other key stakeholders recommended to PURA as part of an RRES program review proceeding. For individually metered affordably multifamily properties, 20% savings will be achieved for the project site, at a minimum, again as required by the existing RRES program, with an aim to maximize the financial benefit to individual tenants.

PURA's November 2022 and July 2024 decisions that enabling individually metered and master-metered affordable multifamily housing properties to participate in the RRES program through the "buy all" tariff is the result of a multi-year stakeholder engagement process led by a working group comprised of members of the Connecticut Consortium, and other key stakeholder groups. The multi-family housing working group examined a range of topics prior to making recommendations to PURA, including measures to maintain housing affordability following solar installations and supporting building upgrades. The RRES program requires participating naturally occurring affordable housing properties that are not subsidized to ensure tenant protections for a period of ten years. Further, building owners of unsubsidized affordable housing must provide the following documentation in their RRES application: (1) an attestation that for households at or below 80% of AMI, the rents following building upgrades will be at or below 30% of income equal to or less than 80% AMI; (2) a lease addendum stating there will be no lapse of time evictions; and (3) incorporation of tenant lease agreement language that states the property owner agrees not to raise the rent of a unit because of the increased value of the unit due solely to infrastructure improvements provided by the RRES program. The working group also confirmed that subsidized master-metered affordable multifamily housing properties already have tenant

protections embedded in their agreements, which range from 10 to 40 years depending on the type of assistance. As a result, the existing tenant protection requirements through the RRES program address housing affordability considerations for master-metered affordable multifamily housing properties.

Household Savings Data: Tracking, Reporting, Verification, Auditing, and Evaluation

The Connecticut Consortium will build out the platform(s), such as Salesforce, currently used for data compilation and reporting in existing programs and evaluate the need for other platform(s) or methodologies to ensure sufficient verification, auditing, and evaluation of savings data to meet EPA's reporting requirements.

Equitable Access to Solar

Funding deployed through Project SunBridge will be available to all customers who qualify as a LIDAC (see definition above) that are eligible to participate in the Connecticut RRES and ESS programs.

The Connecticut Consortium will use best practices and community engagement strategies to develop the technical assistance programs supporting workforce development and community outreach and increase access to residential solar and associated storage in LIDACs. The technical assistance deployment within the categories defined in the workplan will be informed by engagement and outreach to LIDAC communities throughout the implementation period.

Energy Resilience and Grid Benefits

Project SunBridge will seek to support customers to co-install storage with solar that is also being funded through Solar for All, as discussed in more detail below, to increase resilience, especially for those families that rely on Home Monitoring Devices (HMD). Energy storage systems will enable LIDAC households to have power during a grid outage.

Household and Community Ownership

Project SunBridge is committed to maximizing household and community ownership models and supporting equity-building for LIDACs. Determining how to support appropriate ownership models will be dependent on property type (e.g. single- vs. multifamily building).

Project SunBridge will advance two different models for affordable multifamily housing properties – a loan and a lease option. While this primarily affords ownership options to the multi-family property owners, Project SunBridge will structure the program to maximize benefits to tenants and residents, while also limiting risk to communities when ownership is offered. The Connecticut Consortium will conduct outreach to single family and multi-family households throughout the implementation period as it deploys funds to identify customer interest in ownership models, such as lease-to-own models. Based on customer interest, the Connecticut Consortium will also assess risks to communities before offering ownership pathways and communicate those risks to communities and individuals interested in owning solar. If it is feasible to implement solar ownership model(s), the Connecticut Consortium will also create a plan for reducing risks of solar ownership for LIDAC customers.

Low-Income and Disadvantaged Community Jobs

Funds deployed through Project SunBridge will invest in developing high-quality jobs and businesses in LIDACs and work to ensure graduates from any workforce programs funded through Solar for All graduate to high-quality jobs. As part of Connecticut's GreenerGov efforts, the Connecticut Technical High Schools are deploying 5.2 MW of solar PV. Project SunBridge will seek out opportunities to provide students with apprenticeship opportunities to learn and earn their credentials with the prospect of full employment.

Project SunBridge will leverage the network of the Office of Workforce Strategy's (OWS) CareerConneCT initiative in conducting outreach to the clean energy workforce needed to support Project SunBridge and seek feedback on the best use of technical assistance funding.

Project SunBridge will provide funding to the state's OWS to conduct a workforce needs assessment and identify gaps in the current distributed solar and storage workforce. Based on the results of the needs assessment, Project SunBridge will develop a workforce development plan during the implementation period and provide technical assistance to support workforce development initiatives based on the results of this needs assessment, which may include but is not limited to support for job training and technical schools. Technical assistance funding for workforce development will aim to deliver to low-income and disadvantaged communities where distributed solar and storage is being deployed.

Financial Assistance Strategy

Financial Assistance Initiatives

The Connecticut Consortium intends to provide financial assistance to approximately 7,400 LIDAC households through the following five measures. Approximately 77% of the Solar for All funding will be used for financial assistance measures. These measures were selected to complement existing programs (both state and federal), enabling customers to adopt solar that otherwise could not do so, ensure funding sustainability to maintain solar deployment momentum beyond the five program implementation years, and maximize the number of households benefiting from Solar for All funds. All community solar funded under this program will consist of onsite solar on affordable multifamily housing properties, which conform to the EPA's definition of residential serving community solar. Specifically, projects will have a nameplate capacity of 5 MW ac or less, deliver at least 50% of the electricity generated from the system to multiple residential customers within the same utility territory as the facility, and verify that at least 50% of the benefits and/or credits of the power generated from a community solar system be delivered to residential customers in the same service territory. All storage funded under this program will be paired with solar that is also funded through this program.

The financial assistance measures outlined below will be further developed with input from stakeholders. The financial assistance initiatives outlined in 2-5 below for single-family and affordable multifamily housing projects in LIDACs provide for the opportunity to generate program income through lease and loan financing offerings. Single-family and affordable multifamily housing projects will receive the RRES tariff value through the state's existing incentive program. Program income generated through financing provided by Project SunBridge will be tracked and expended to support additional solar and solar plus storage projects in affordable multifamily housing and single-family properties, thereby leveraging the original federal funding. See Section 6.1, Budget Narrative, for more details on program income. The Connecticut Consortium does not

anticipate that Project SunBridge funds will be provided directly to single-family households, and therefore there are no expected tax impacts as a result in tax liability considerations.

In addition, for financial measures 2-4 discussed below, no more than 20 percent of the financial assistance funding will be reserved for upgrades required to enable solar deployment using Solar for All funding. Enabling upgrades are as defined by the Solar for All NOFO, including but not limited to roof repairs/replacements and electric panel upgrades in furtherance of solar and/or storage deployment funded by Solar for All. Project SunBridge will ensure any enabling upgrades funded by Solar for All are necessary to deploy or maximize the benefits of a residential rooftop or multi-family community solar project that is also being funded by Solar for All. The Connecticut Consortium will ensure enabling upgrades funded by Solar for All are (1) an investment in energy or building infrastructure, and (2) necessary to deploy or maximize the benefits (i.e., financial savings or resiliency benefits) of a residential rooftop and residential-serving community solar project. Enabling upgrades funding will be provided as a grant or applied against a loan principal to single-family and multi-family properties. The Connecticut Consortium allocates up to $6 million in financial assistance for enabling upgrades across all multifamily project sites and up to $1.5 million in financial assistance for enabling upgrades across all single-family sites (i.e., 20 percent of multifamily and single-family financial assistance measures, respectively). During the first year of the implementation period, the Connecticut Consortium will further refine the enabling upgrades allocation methodology in a manner that does not result in a tax liability for program beneficiaries.

Lastly, the financial assistance measures led by the Green Bank incorporate quality assurance and asset management protections. In addition to project financing, the Green Bank's Solar Marketplace Assistance Program (MAP) provides no-cost technical support and project development support for affordable multifamily housing properties to navigate RRES program participation. The Green Bank retains third party technical and engineering services to assist with Solar MAP program implementation.

Through the Solar MAP lease offering for affordable multifamily housing properties, the Green Bank conducts the solicitation process for engineering, procurement and construction services on a portfolio basis for participating project sites to obtain competitive project pricing. As part of the solicitation process, the Green Bank identifies acceptable product manufacturers for major system components through an approved vendor list. In addition, contractors must develop a fully engineered system signed and sealed by a Connecticut-registered professional engineer that complies with all applicable regulations, codes, and requirements. This includes, but is not limited to, building, electrical and fire codes, zoning regulations, utility interconnection requirements, as well as industry best practices. In addition, the Green Bank includes contractor qualifications and prior experience as criteria in its bid evaluation framework. Once a contractor is selected, the Green Bank manages all steps to develop, construct and energize the project. The Green Bank requires a data acquisition system to be installed at the project in addition to the utility owned production meter that enables the Green Bank to conduct remote performance monitoring of the system's power and energy production. Warranties for major equipment, including solar modules, inverters, and racking are also required. As the asset owner of the leased systems, the Green Bank contracts for operations and maintenance services, thereby removing the risk of non-performance of the system for affordable multifamily housing property owners.

Affordable multifamily housing property owners may alternatively choose a loan option through the Solar MAP program. Under the loan offering, the Green Bank provides technical assistance to the

property owners to select a contractor to develop the project. The loan agreement requires that the property owner retain contracted operations and maintenance services for the system.

While Project SunBridge intends to focus on the five financial assistance measures listed below, the Connecticut Consortium will continually assess whether these measures are achieving the desired goals and may reprioritize funding to better align with Solar for All funding goals based on program data and stakeholder feedback.

1. Increased Incentives for Residential Solar + Storage through Existing Programs - $5.55 million

Project SunBridge will provide an increased upfront incentive for storage systems co-installed with solar funded by Solar for All. Any storage deployed will be in conjunction with an eligible residential rooftop solar multi-family community solar project, thereby aligning with the Solar for All eligible zero-emissions technology definition. This product will increase the benefits of installing storage for resilience, which will increase energy storage adoption. The incentive offered under this program will be incorporated into a financing package offered through other Solar for All financial assistance offerings as detailed below. The upfront incentive will be structured so that adoption of associated storage is cost-neutral to a solar project.

Purpose: to support the co-installation of storage with solar funded by Solar for All
Product: subaward
Financial Product: grant
Transaction Counterparty: Green Bank
Program Beneficiary: single family and multi-family residential properties
Estimated Size per Transaction: estimated up to $400/kWh upfront incentive
Types of Products Financed: energy storage systems co-installed with residential solar

2. Expand Access for Single Family Households - $7.5 million

Project SunBridge will support single family households to adopt solar through loan and/or lease options. Project SunBridge will leverage an ecosystem of local lenders (e.g., credit unions, community development financial institutions, community banks) that participate in the green economy by providing loans and or/leases for homeowners interested in installing residential solar, associated storage, and/or enabling upgrade projects. This product will allow more single-family households to adopt solar. During the first year of the implementation period, the Connecticut Consortium will launch a single-family loan and/or lease offering depending on market feedback. The Connecticut Consortium will determine customer eligibility for this offering that aligns with the federal LIDAC definition and determine other program design components, including whether there will be interest, whether any loan offering will be forgivable, and the payback period.

Purpose: to provide support for single family households to adopt solar through loan and/or lease options
Product: subaward
Financial Product: loan and/or lease product for solar, and loan, lease, or grant for enabling upgrades
Transaction Counterparty: Green Bank
Program Beneficiary: single family residential properties

Estimated Size per Transaction: Estimated average of $30,000 per project (8.8 kW)
Types of Products Financed: residential solar and associated enabling upgrades

3. Affordable Multifamily Housing Solar and Storage Revolving Loan Funds - $10 million

The Connecticut Green Bank and Connecticut Housing Finance Authority (CHFA) will partner to offer loans to affordable multi-family properties for solar, associated battery storage, and enabling upgrade projects. Connecticut's solar PV incentive structure allows affordable multifamily properties, inclusive of the CHFA portfolio, to participate in the RRES program thus allowing projects to take advantage of the higher tariff offering compared to the state's commercial solar PV incentive program. This product will allow more affordable multifamily housing to adopt solar.

- For CHFA properties: When properties are going through CHFA traditional financing process for either new construction/repositioning or recapitalization, CHFA will use the new funds to provide incremental low-cost funding through a revolving loan mechanism so a larger universe of housing stock can feasibly support investment in solar PV and battery storage for resiliency.

- For non-CHFA properties: The Connecticut Green Bank will expand its existing multifamily solar and storage loan program to offer low-cost loans to properties who seek financing for a project. As part of the low-cost loan agreement, the Green Bank will require that the borrower/project owner obtain an operations and maintenance contract that covers the term of the loan.

Purpose: to provide loans to affordable multi-family properties for solar, associated battery storage, and enabling upgrade projects
Product: subaward
Financial Product: revolving loan product for solar and co-located storage, and loan or lease for enabling upgrades
Transaction Counterparty: Green Bank and CHFA
Program Beneficiary: multi-family affordable residential properties
Estimated Size per Transaction: Estimated average of $600,000 per project (200 kW) for Green Bank projects, up to $1 million for CHFA projects (or higher if need is demonstrated to CHFA)
Types of Products Financed: residential solar, co-installed energy storage, and associated enabling upgrades

4. Multi-Family Affordable Housing Solar + Storage Lease or Power Purchase Agreement - $20 million

For affordable multi-family housing properties that prefer to lease onsite solar (and storage), the Green Bank will support the expansion of an existing Green Bank solar lease product. This lease will primarily cover on-site solar, either rooftop, ground mount or canopy, and storage for affordable multi-family housing properties that meet the EPA eligibility criteria. The lease will also include operations and maintenance for the term of the contract. The Solar for All funding will be utilized to reduce the cost of capital for the Green Bank in providing these leases. As a result, this product will allow more affordable multifamily housing to adopt solar.

Purpose: to provide leases to affordable multi-family properties for solar, associated battery storage, and enabling upgrade projects
Product: subaward
Financial Product: lease product for solar and co-located storage, and loan or lease for enabling upgrades
Transaction Counterparty: Green Bank
Program Beneficiary: multi-family affordable residential properties
Estimated Size per Transaction: Estimated average of $600,000 per project (200 kW)
Types of Products Financed: residential solar, co-installed energy storage, and associated enabling upgrades

5. Funding for Capital Solutions - $5 million

The Green Bank Capital Solutions program is an open solicitation for technologies that have already proven to be commercially viable. This existing tool will allow the Connecticut Consortium to recruit project developers or third-party owners interested in financing residential solar, associated storage, enabling upgrades, and/or community solar projects in alignment with the zero-emission technologies definition through access to low-cost and long-term debt benefiting low-income and disadvantaged communities. Through its Capital Solutions program, the Green Bank can offer a range of financing arrangements and capital support dependent upon the identified needs, including: (1) senior and subordinate loans (e.g., bridge, construction, term, and working capital loans); (2) loan loss reserves; (3) loan guarantees; (4) other forms of credit enhancement; (5) participation in other lender's loans; and (6) equity. The Green Bank has an established evaluation framework to review proposals received through the Capital Solutions program based on the following criteria: (1) Meeting Green Bank goals; (2) Green Bank essentiality (i.e., to what extent is participation by the Green Bank essential to the success of the project?); (3) Project feasibility; (4) Project replicability; (5) Project timetable; (6) Relevant experience; (7) References; and (8) Any pending litigation. The Green Bank's current ongoing Capital Solutions Request for Proposals (RFP) for clean energy and environmental infrastructure investment is included in Appendix B for reference.

During the implementation period, Connecticut Consortium will review the market landscape and identify any gaps in the residential and residential-serving community solar project market. Based on this assessment, the Green Bank will work with the Connecticut Consortium to refine its Capital Solutions RFP to be tailored to identify additional solution(s) to enable single-family and/or multifamily households in LIDACs to meaningfully benefit from onsite solar installations. The Connecticut Consortium will also identify any necessary modifications to the evaluation framework outlined above to meet Project SunBridge's stated outputs and outcomes and ensure alignment with the Solar for All terms and conditions. Ultimately, tailoring the Green Bank's Capital Solutions solicitation tool will ultimately allow more affordable single-family and/or multifamily housing to adopt solar.

Purpose: to provide an open solicitation for third party providers to deliver on Solar for All initiatives identified as barriers
Product: subaward
Financial Product: grant, lease or loan product for solar and co-located storage and enabling upgrades
Transaction Counterparty: Green Bank
Program Beneficiary: single family or multi-family affordable residential properties

Estimated Size per Transaction: Up to $5 million
Types of Products Financed: residential solar, co-installed energy storage, and associated enabling upgrades

Program Longevity and Market Transformation
The five financial assistance measures above were identified because of their potential to have a long-term positive impact on the market for solar PV in LIDACs. The financing issued through this program will create a sustainable funding source to support LIDACs in perpetuity to access financing to support solar adoption.

Additionally, the Connecticut Consortium anticipates that the workforce development compliance requirements will have an impact in the solar industry that long outlasts the funding period for Solar for All.

Finally, Project SunBridge will incorporate operations and maintenance requirements for assets funded in its financial assistance offerings, as outlined above. At the end of the Green Bank's Solar MAP lease term, the Green Bank will assume responsibility for the systems. In August 2024, members of the Connecticut Consortium and other stakeholders presented a report to PURA from a working group on solar and battery end of life considerations in Connecticut. The Connecticut Consortium will continue to monitor ongoing discussions statewide regarding end of life plans for solar and storage assets and incorporate any applicable solutions into Project SunBridge's financial assistance offerings, as applicable.

Project-Deployment Technical Assistance Strategy

Project-Deployment Technical Assistance Strategy

Project SunBridge includes four categories of technical assistance that will help identify and remove barriers for LIDAC households to access distributed solar and/or storage. Approximately 21% of the Solar for All funding will be used for technical assistance measures. Project SunBridge will leverage existing tools and support in building out the technical assistance. After receiving the Solar for All award, the Connecticut Consortium conducted stakeholder engagement on how to use the technical assistance funding, which helped inform this workplan. The Connecticut Consortium will continue to leverage this network of stakeholders, including but not limited to solar developers, disadvantaged communities, municipalities, community-based organizations, and other interested stakeholders, during the implementation period and make adjustments to the program offerings as needed.

DEEP is in the process of developing a Connecticut Clean Energy and Incentives Connectivity Calculator, which is an online tool that will showcase state, federal, and municipal incentives supporting deployment of clean energy, energy efficiency, demand response capabilities, and internet connectivity as a tool for both customers and vendors, with a specific target of low-income customers. The Connecticut Consortium will leverage this statewide portal, which will not be funded with Solar for All funds, as it develops the scopes of the technical assistance discussed below.

1. Workforce Development Technical Assistance - $3 million

Project SunBridge will rely on the robust solar and storage workforce already in Connecticut because of state-sponsored programs and use technical assistance to identify gaps in the current workforce and provide additional support to prepare that workforce for additional funding through Solar for All. The Connecticut Consortium will work closely with Connecticut's Department of Economic and Community Development and the Office of Workforce Strategy (OWS), responsible for the state's economic development efforts, including workforce development. Programs administered by OWS will inform Project SunBridge's workforce development priorities and activities and are based on (1) lowering barriers to equitable access of training, sustainable work, and high-quality career opportunities; (2) building a dynamic and diverse workforce via regional sector partnerships between businesses and supporting parties; (3) helping students explore and enter programs aligned with in-demand career pathways; and (4) designing and implement innovative workforce technology solutions to better serve job-seekers and employers. In addition, the Connecticut Consortium will work closely with the Connecticut Clean Economy Council (CCEC), which includes leaders across state government and industry and has been tasked with advising on strategies and policies to strengthen Connecticut's climate mitigation, clean energy, resilience, and sustainability programs.

The Connecticut Consortium will leverage the contacts in the existing CareerConneCT initiative and work with relevant stakeholders to conduct a workforce needs assessment and identify workforce barriers and gaps for solar deployment. This needs assessment will identify technical assistance such as training and education programs, work-based learning opportunities including internships and apprenticeships, certification programs, and support services such as career counseling, mentorship, and job readiness to target for Solar for All funding.

2. Community Outreach and Engagement Technical Assistance - $3 million

Project SunBridge includes funding to support outreach and engagement with LIDAC communities, including but not limited to outreach and education about the financial offerings available for distributed solar and storage deployment. The subgrantee(s) performing this technical assistance will be required to produce and execute a plan for education and engagement, ensuring it is culturally appropriate and responsive to the needs of the communities served through Project SunBridge. The plan will include strategies to reach different types of communities, including urban, suburban, and rural communities, communities with limited English proficiency, and different types of residential buildings, including single-family, multifamily, condominiums, and manufactured homes. Project SunBridge will identify one or more contractors to implement this funding after conducting a competitive request for proposals.

3. Tools and Technical Support for Communities - $3 million

Project SunBridge will include tools and support for municipalities to overcome barriers and challenges presented by increase solar and/or storage deployment in their towns. This technical assistance may include assistance for permitting and planning for climate hazards. Project SunBridge will identify one or more contractors to implement this funding after conducting a competitive request for proposals.

4. Building Audits for Solar and/or Storage – $4 million

Project SunBridge will provide funding for building audits through the Green Bank and CHFA to assess the feasibility of deploying solar and/or storage for LIDAC households.

Resilient Assets/Project Siting and Permitting

Project SunBridge will leverage the existing RRES program in Connecticut, as discussed above. This program requires solar to be located on-site for residential customers, which is typically installed on the customer's rooftop. Projects supported by Solar for All permitting will avoid siting issues, like avoiding greenspaces and siting on prime agricultural land, because the solar is located on-site for both single family and multi-family affordable housing properties. Additionally, through outreach to municipalities, Project SunBridge will identify permitting and other barriers for municipalities and provide technical assistance.

Project SunBridge will rely on the work of the existing interconnection working group to ensure efficient interconnection of Solar for All projects. Through its Equitable Modern Grid Initiative, PURA initiated an interconnection working group comprised of industry representatives and interested stakeholders that includes both a policy and technical component to conduct reviews of interconnection guidelines and application forms, work to improve transparency in the interconnection process, conduct a review of interconnection guidelines and technical criteria/screens, continue to evaluate ways to improve hosting capacity maps, and identify ways to establish a formal technical regional working group.

In addition to its broad mandate on interconnection issues, the interconnection working group has been utilized to investigate discrete interconnection issues since its inception. The working group has been used to enhance hosting capacity maps and investigate interconnection concerns raised by energy storage stakeholders, including but not limited to: streamlining the documentation needed for energy storage interconnection; defining timelines for energy storage interconnection approval; and determining how to model energy storage systems for Interconnection.

Equitable Access and Meaningful Involvement Plan

Breadth and Diversity of Communities Served

All solar and storage projects funded through Project SunBridge will also utilize the RRES and/or ESS programs as applicable. The RRES program has an adder for installations for households with income that is at or below 60% of the state median income, or if they are located in an economically distressed community (as defined by DECD). These adders do not stack – if a customer qualifies for both, the higher adder will apply. Participation in state income-based energy programs like Winter Protection Program, New Start, Matching Payment Program, Low Income Discount Rate, or the Home Energy Solutions Income Eligible can qualify a customer for the RRES income-based added incentive, in addition to other state benefit programs, pay stubs, or income documentation. Eligibility for the economically distressed community adder is determined by the EDCs at time of application and applied automatically.

Connecticut has existing programs for low-income assistance that will be leveraged to perform robust income verification above and beyond attestation and that conform with Solar for All requirements. As Connecticut already uses these income-verification methods, it will be easy to translate them to Project SunBridge. One way in which existing state programs conduct income verification is through customer participation in other programs ("categorical eligibility"). If a customer currently receives Connecticut Energy Assistance Program (CEAP) benefits or they are

enrolled in Eversource's Matching Payment Plan or New Start, or United Illuminating's Matching Payment Plan or Forgiveness Matching Payment Program, or the customer has participated in or became income- verified by the HES-IE program in the past three years, they are eligible to participate as low-income customers without having to go through another cumbersome income verification process. If a customer does not participate in any of these programs, they have many options for documentation that can be provided to show proof of income. Acceptable proof of income documentation can include a CEAP energy award letter, a letter proving qualifying benefit for disability/supplemental security income, Temporary Assistance to Need Families (TANF), State Administered General Assistance (SAGA), CT Department of Social Services Cash Assistance, Women Infants and Children (WIC), SNAP, Medicaid or Connecticut's public health insurance, public income assistance, aid to the blind, elderly, families with dependent children, Connecticut free or reduced lunch program or Head Start or financial support from the US Department of Veterans Affairs. Other options include a voucher for Section 8 housing, unemployment benefit letter, recent consecutive pay stubs, most recent 1099 Tax Form (if self-employed), or a benefit letter or documentation that Social Security is one's sole source of income. Project SunBridge will rely on these existing programs for income verification and the Connecticut Consortium will ensure they align with the low-income definition used in Solar for All.

Participatory Governance and Community Outreach and Involvement

Project SunBridge will conduct public meetings and release requests for information and/or surveys to seek input from solar developers, disadvantaged communities, municipalities, community-based organizations, and other interested stakeholders on how the structure the financial and technical assistance measures discussed above. After this outreach, Project SunBridge will publicly report on progress in spending Solar for All funding and related metrics to provide transparency into the program. Throughout program implementation, the Connecticut Consortium will work with the Connecticut Equity and Environmental Advisory Council (CEEJAC) to reach community-based organizations. One of CEEJAC's main purposes is to strengthen DEEP's partnerships with community leaders and organizations regarding environmental justice issues and there are at least three members of CEEJAC that are representatives of Environmental Justice Communities. CEEJAC holds quarterly public meetings, and the energy subcommittee meets most months. In addition, as discussed above, a portion of the technical assistance will be used to support community outreach and engagement through one or more community-based organizations, focusing on community-based organizations that reflect the communities Project SunBridge intends to serve.

Customer Acquisition Strategy

Project SunBridge seeks to combine the lessons learned from community-based marketing campaigns such as Solarize Connecticut with the community engagement efforts being piloted through the U.S. Department of Energy's Communities Local Energy Action Program, or LEAP. Project SunBridge will also coordinate with other customer-based energy programs like the C&LM program and Residential Energy and Preparation Services (REPS) to identify potential participating customers.

Under current RRES program rules, the financial benefit of the installed solar system stays with the dwelling and can be transferred to new owners. The Connecticut Consortium will continue to monitor any changes to the RRES program to ensure they comply with Solar for All requirements.

Section 3: Fiscal Stewardship Plan

Plans and Policies for Program Oversight

DEEP will continue to utilize procedures and tools already in place and modify certain procedural and staffing requirements to ensure Project SunBridge funds are used in accordance with the terms and conditions outlined in the award.

DEEP's organizational chart has several offices which will handle different aspects of the award, creating an environment of multiple checks and balances. The programmatic portion of the award will be handled by the department in charge of applying for the funding, the Bureau of Energy & Technology Policy (BETP), and the financial and administrative pieces will be handled in the Bureau of Central Services (BCS). BCS will handle the administration and financial aspects of the federal award through the employment of multiple units within its Department of Financial Management. The Federal Grants management team will be responsible for the creation and custodianship of funding strings to identify and keep award funds separate. In addition, the Federal Grants unit will share pertinent funding string information with BETP staff to ensure the correct funding is used throughout the duration of the award. Funds will be received and expended using the funding strings created by the Federal Grants team, including contractual payments, staff coding, travel, and any other cost category that may be approved in the final budget.

BETP will engage with BCS' Contracts unit in generating one or more RFP(s) that outline(s) sub-grantee responsibilities and expectations that will then go out for the bidding and selection process. In this process, applicants will be reviewed and rated, using a risk assessment tool to evaluate the overall confidence rating in selecting and moving forward with a particular sub-grantee. Criteria being evaluated includes, but is not limited to, the following:

- Dollar value being requested by sub-grantee
- Complexity of the work proposed to be completed
- Sub-grantee's prior experience with receiving Federal funds
- Existing experience and internal controls
- Prior audit(s)
- Activities supported by rebates
- Entity consumer protection practices

After all proposals within the given selection period have been received and reviewed, the sub-grantee(s) will be selected and the contracting process shall continue. Upon execution of contracts, BETP will have continued correspondence with the selected sub-grantees. This communication will be programmatic in nature and include, but not be limited to, the submission of invoices to be paid, and documents relating to the sub-grantees' interactions with consumers. BETP will review all documentation to ensure that costs are allowable and accurate per the conditions set forth in the grant award and as part of the requirements in 2 CFR § 200.329. BETP will then work in unison with Financial Management to aid in the reporting aspects of the award.

Consumer Protection

Project SunBridge will incorporate consumer protection best practices in utilizing this funding The RRES and ESS programs were developed through a lengthy stakeholder process, with an opportunity to review the program annually, and included input from the Office of Consumer Counsel, which is an independent state agency that serves as the ratepayer advocate in all PURA proceedings. Currently, the RRES and ESS programs have a customer disclosure form explaining the terms and conditions of the programs. PURA recently directed the EDCs to develop robust

electronic signature processes for potential inclusion in the RRES program where the proposals must implement at least one feature to ensure customers are informed of the relevant financial data and education materials, such as a hyperlink that must be visited before signatures are accepted. Further, the Green Bank reviews all sales contracts in the ESS program to ensure that benefits are passed to customers via upfront discounts or lease/PPA. PURA is in the process of reviewing methods for improving customer protections through standardizing data reporting, increasing data requirements and transparency, and better ensuring participants are passed benefits.

PURA's Office of Education, Outreach, and Enforcement (EOE) aims to provide customers interacting with PURA with an improved customer service experience and will receive and try to resolve complaints from members of the public. EOE also conducts renewable energy developer enforcement activities for the RRES program, which can lead to the removal of a developer from the program after several violations. PURA recently indicated a commitment to additional clean energy developer reporting and EOE auditing measures as part of the RRES program, which aims to ensure accurate customer communications and marketing. Project SunBridge will work closely within these existing frameworks to ensure the financial measures deployed in this program have robust consumer protections in place.

The Green Bank's Solar Marketplace Assistance Program (MAP) provides a combination of technical and financial assistance for affordable multifamily housing properties to navigate RRES program participation, thereby embedding consumer protection measures by working closely with property owners to provide expertise. For example, through its loan offering through Solar MAP, the Green Bank manages an RFP process on behalf of the property owners and provides technical assistance in contractor selection. For the Solar MAP lease offering, the Green Bank is responsible for monitoring and ensuring system performance.

Finally, members of the Connecticut Consortium will be participating in a newly established statewide task force to examine recommendations and policies relating to solar consumer protections required by Section 7 of Public Act 24-38. Therefore, Connecticut Consortium members will be well positioned to incorporate any best practices and lessons learned to promote quality installations and other consumer protection measures into Project SunBridge.

<u>Guardrails for Household Savings</u>
The Connecticut Consortium will monitor the financial assistance provided with this funding to ensure the anticipated household savings materialize. PURA recently indicated a commitment to requiring clean energy developers to annually report on the financial benefits passed through customers, with a proposed requirement of 20% savings demonstrated by all developers receiving funding through Project SunBridge.

Section 4: Timeline and Milestones

See the attached timeline.

The Connecticut Consortium intends to work with a diverse group of stakeholders including, but not limited to, distributed solar and storage developers, disadvantaged communities, municipalities, community-based organizations, affordable housing property owners, and other interested stakeholders to receive input and feedback on its financial offerings and technical assistance.

Section 5: Reporting Requirements

Program Evidence and Evaluation Reporting

DEEP will require all subgrantees to submit quarterly reports to track progress in achieving the goals of Project SunBridge, including but not limited to, amount of funding spent, number of customers reached, and amount of solar and/or storage deployed. Project SunBridge will publicly report on progress in spending Solar for All funding and related metrics to provide transparency into the program, and make refinements and changes, as necessary, to Project SunBridge.

PURA conducts an annual review of clean energy programs administered by the EDCs to track progress in achieving the state's goals. PURA will similarly utilize the annual review processes, which include multiple, additional opportunities for public stakeholder engagement, to ensure that the existing state clean energy program are: (1) realizing the objectives of Solar for All; and (2) appropriately utilizing any incentive funding provided by Solar for All.

As provided in the Terms and Conditions for the award, the recipient agrees to the following two requirements of performance reporting: (1) performance reports and (2) transaction-level and project-level data. The recipient agrees to ensure that these reports cover its own expenditures as well as the expenditures of its subrecipients, contractors, and program beneficiaries in implementing the recipient's EPA-approved Solar for All Workplan under the federal award. Additional details on reporting requirements are provided in the Terms and Conditions of the grant.

1. Performance Reports

Semi-Annual Report

The recipient agrees to submit semi-annual performance reports electronically to the EPA Project Officer within 30 calendar days after the semi-annual reporting period ends. The semi-annual reporting periods are as follows: July 1 to December 31; January 1 to June 30. The semi-annual performance report should cover activities from the preceding two quarters.

Final Report

The recipient agrees to submit a final report in a format conducive for immediate public consumption. The final report must contain detailed narratives describing program performance for the entire period of performance, representing an overall assessment of the recipient's implementation of its EPA-approved Solar for All Workplan, supported with qualitative discussions and quantitative metrics. Additionally, the recipient should detail its program strategy and plans for performance reporting under the Closeout Agreement. The recipient must include the following broad, non-exhaustive elements in its final report:

- Progress towards objectives on key performance metrics over the entire period of performance,
- Summary of key activities completed in the entire period of performance, including case studies across different types of financial assistance and project-deployment technical assistance undertaken to enable low-income and disadvantaged communities to deploy or benefit from zero-emissions technologies,
- Geographic coverage of financial assistance and project-deployment technical assistance deployed in the entire period of performance,
- Descriptions and examples of actions the program took over the entire period of performance to meaningfully involve the communities the program serves in program design and operations,
- Plans for key activities (including current transaction pipeline) to be completed as well as outputs and outcomes to be achieved under the Closeout Agreement.

The recipient agrees to submit the final performance report electronically to the EPA Project Officer no later than 120 calendar days after the end date of the period of performance.

2. Transaction-Level and Project-Level Data
The recipient agrees to submit semi-annual transaction-level and project-level data in accordance with information collection instruments approved through GGRF Accomplishment Reporting (EPA ICR Number 2783.01, OMB Control Number 2090-NEW). The recipient agrees to submit the transaction-level and project-level data electronically to the EPA Project Officer within 30 calendar days after the semi-annual reporting period ends. The semi-annual reporting periods are as follows: July 1 to December 31; January 1 to June 30. The semi-annual transaction-level and project-level reports should cover transactions originated in the preceding two quarters.

Section 6: Budget Narrative

6.1 Project Budget

Personnel -
Both Research Analysts will work to achieve the goals of the grant through program administration, participating in stakeholder feedback processes, and program reporting. They will work with the subgrantees to refine the open elements to comply with Solar for All requirements, and manage invoicing and other program support once funding is being spent.

CATEGORY	YEAR 1	YEAR 2	YEAR 3	YEAR 4	YEAR 5	TOTAL
Personnel						
1 FTE Research Analyst @ $75,000/yr. with 58.94%-time allocation to the program	$44,206.70	$44,206.70	$44,206.70	$44,206.70	$44,206.70	$221,033.50
1 FTE Research Analyst @ $75,000/yr. with 58.94%-time allocation to the program	$44,206.70	$44,206.70	$44,206.70	$44,206.70	$44,206.70	$221,033.50
TOTAL PERSONNEL	$88,413	$88,413	$88,413	$88,413	$88,413	$442,067.00

Fringe Benefits -

Fringe Benefits						
1 FTE Research Analyst @90.47% of salaries, listed in "Personnel." Breakdown of 90.47% Fringe Rate is as follows: FICA 6.20%, Group Life Ins. 0.11%, Medical Ins. 23.14%, Medicare 1.45%, State Employee Retirement System 59.57%.	$39,993.80	$39,993.80	$39,993.80	$39,993.80	$39,993.80	$199,969.00
1 FTE Research Analyst @90.47% of salaries, listed in "Personnel."	$39,993.80	$39,993.80	$39,993.80	$39,993.80	$39,993.80	$199,969.00

Breakdown of 90.47% Fringe Rate is as follows: FICA 6.20%, Group Life Ins. 0.11%, Medical Ins. 23.14%, Medicare 1.45%, State Employee Retirement System 59.57%.						
TOTAL FRINGE BENEFITS	$79,988	$79,988	$79,988	$79,988	$79,988	$399,938

Travel -
None

Equipment -
None

Supplies -
None

Contractual -
None

Construction (if applicable) -
None

Other -

OTHER	Year 1	Year 2	Year 3	Year 4	Year 5	Total
Subgrant to the Connecticut Green Bank for additional incentives in the Energy Storage Solutions programs	$1,110,000	$1,110,000	$1,110,000	$1,110,000	$1,110,000	$5,550,000
Subgrant to the Connecticut Green Bank for single-family loans/leases	$1,500,000	$1,500,000	$1,500,000	$1,500,000	$1,500,000	$7,500,000
Subgrants to the Connecticut Green Bank and CHFA for affordable multi-family housing revolving loan funds	$2,000,000	$2,000,000	$2,000,000	$2,000,000	$2,000,000	$10,000,000
Subgrant to the Connecticut Green Bank for affordable multi-family housing leases	$4,000,000	$4,000,000	$4,000,000	$4,000,000	$4,000,000	$20,000,000
Subgrant to the Connecticut Green Bank for Capital Solutions program	$1,000,000	$1,000,000	$1,000,000	$1,000,000	$1,000,000	$5,000,000
Subgrant for workforce development programs and trainings	$600,000	$600,000	$600,000	$600,000	$600,000	$3,000,000

Subgrant for tools and other technical support for local communities deploying solar	$600,000	$600,000	$800,000	$600,000	$600,000	$3,000,000
Subgrant to support customer outreach, engagement, and community-based organizations	$600,000	$600,000	$600,000	$600,000	$600,000	$3,000,000
Subgrant for building assessments and audits	$800,000	$800,000	$800,000	$800,000	$800,000	$4,000,000
In-kind technical assistance from DOE						$400,000
TOTAL OTHER	$12,210,000	$12,210,000	$12,210,000	$12,210,000	$12,210,000	$61,450,000

Participant Support Costs
None

Subawards
The Connecticut Consortium is comprised of agencies and quasi-public agencies in the Executive Branch of the State of Connecticut. Connecticut is a state as defined by Section 302(d) of the Clean Air Act. All named and unnamed subawards will adhere to the respective Solar for All Terms and Conditions.

Connecticut Green Bank
The Green Bank is a quasi-public organization established in 2011 through a bipartisan act of legislation whose vision is a planet protected by the love of humanity. The mission of the Green Bank is to confront climate change by increasing and accelerating investment into Connecticut's green economy to create more resilient, healthier, and equitable communities.

To achieve its vision and mission, the Green Bank has established the following three goals:

1. To leverage limited public resources to scale-up and mobilize private capital investment in the green economy of Connecticut.
2. To strengthen Connecticut's communities, especially vulnerable communities, by making the benefits of the green economy inclusive and accessible to all individuals, families, and businesses.
3. To pursue investment strategies that advance market transformation in green investing while supporting the organization's pursuit of financial sustainability.

Connecticut Housing Finance Authority
CHFA is a self-funded quasi-public organization established in 1969 that lends more than $500 million dollar each year for affordable housing. CHFA's mission is to alleviate the shortage of housing for low- to moderate-income families and persons in Connecticut and, when appropriate, to promote or maintain the economic development of Connecticut through employer-assisted housing efforts. CHFA is guided by the following principles: (1) driven by community; (2) devoted to service; (3) committed to innovation; (4) energized by collaboration; (5) committed to opportunity; (6) grounded in communication; (7) empowered by ownership; and (8) stewarding resources.

Subaward for Workforce Development
DEEP has not selected an entity for this subaward yet and will do so in the first year of the implementation period. Please see the "Project Deployment Technical Assistance Strategy" section for more details regarding contemplated activities. The Connecticut Consortium plans to conduct further stakeholder engagement to develop the types of activities supported with this subaward. When the subaward is selected, DEEP will submit the necessary guidelines to the project officer for approval prior to drawing down any funds for this subaward.

Subaward for Tools and Technical Support for Communities
DEEP has not selected an entity for this subaward yet and will do so in the first year of the implementation period. Please see the "Project Deployment Technical Assistance Strategy" section for more details regarding contemplated activities. The Connecticut Consortium plans to conduct further stakeholder engagement to develop the types of activities supported with this subaward. When the subaward is selected, DEEP will submit the necessary guidelines to the project officer for approval prior to drawing down any funds for this subaward.

Subaward for Customer Outreach, Engagement, and Community Based Organizations
DEEP has not selected an entity for this subaward yet and will do so in the first year of the implementation period. Please see the "Project Deployment Technical Assistance Strategy" section for more details regarding contemplated activities. The Connecticut Consortium plans to conduct further stakeholder engagement to develop the types of activities supported with this subaward. When the subaward is selected, DEEP will submit the necessary guidelines to the project officer for approval prior to drawing down any funds for this subaward.

Subaward for Building Assessments and Audits
DEEP has not selected an entity for this subaward yet and will do so in the first year of the implementation period. Please see the "Project Deployment Technical Assistance Strategy" section for more details regarding contemplated activities. The Connecticut Consortium plans to conduct further stakeholder engagement to develop the types of activities supported with this subaward. When the subaward is selected, DEEP will submit the necessary guidelines to the project officer for approval prior to drawing down any funds for this subaward.

Additional Items

Indirect Charges

Indirect Costs						
Indirect Costs at the approved rate of 35.74% are charged on direct salaries only, base amount as indicated in "Personnel."	$31,599	$31,599	$31,599	$31,599	$31,599	$157,995
TOTAL INDIRECT	$31,599	$31,599	$31,599	$31,599	$31,599	$157,995

Conferences and Workshops:
None

Meals and Refreshments:
None

Program Income

The Connecticut Consortium anticipates that the Green Bank's Capital Solutions program and the Solar MAP for affordable multifamily housing properties will generate program income by deploying Solar for All funds through its lease and loan offerings. For single-family residential solar offerings, the Connecticut Consortium will leverage an ecosystem of local lenders (e.g., credit unions, community development financial institutions, community banks) that participate in the green economy by providing loans and or/leases for homeowners interested in installing residential solar, associated storage, and/or enabling upgrade projects.

Program income generated through financing provided by Project SunBridge will be tracked and expended to support additional solar and solar and storage projects affordable multifamily housing and single-family properties, thereby leveraging the original federal funding. In addition, program income will support the Green Bank's operating expenses to support Project SunBridge as the Green Bank is not separately seeking funds for personnel costs. The amount of program income that will be generated is dependent upon the financing rates offered through this program. As discussed above, the Connecticut Consortium will continue to refine both single and multifamily Project SunBridge offerings to meet market need.

The Connecticut Consortium anticipates that CHFA's to-be-developed Energy Solutions Program (ESP) for affordable multifamily housing properties will generate program income by deploying Solar for All funds through loan offerings. Program income will fund CHFA's operating expenses to support Project SunBridge as CHFA is not separately seeking funds for personnel costs. The amount of program income that will be generated is dependent upon the below-market financing rates offered by CHFA through the ESP program. As discussed above, the Connecticut Consortium will continue to refine both single and multifamily Project SunBridge offerings to meet market need.

At a minimum, the subawardees will recover the principal value of its loans and leases (i.e., $37.5 million in financial assistance measures) considered program income based on the Solar for All terms and conditions. Additional variables that may contribute to program income above the principal repayment amount may include interest payments and revenue from electricity generation and tariff payments for leased projects owned by the Green Bank.

Appendix A

Table 1. "Top 10" Urban LIDACs in Connecticut

Town	# of Single-Family Housing Units	# of Multifamily Housing Units	# of Rental Units	# Households with Public Assistance (SNAP)	Total LIDAC Households
Bridgeport	13,199	7,608	27,833	455	49,095
Stamford	12,389	6,245	27,617	432	46,683
Hartford	5,923	4,512	33,073	825	44,333
New Haven	6,352	4,394	33,012	559	44,317
Waterbury	13,232	3,050	23,388	1008	40,678
New Britain	5,054	2,806	14,508	464	22,832
Danbury	6,417	2,037	10,623	805	19,882
Norwalk	5,190	1,851	8,262	1752	17,055
Meriden	4,143	1,300	8,129	1293	14,865
East Hartford	5,243	849	7,789	509	14,390
Total	**77,142**	**34,652**	**194,234**	**8,102**	**314,130**

Table 2. "Top 5" Rural LIDACs in Connecticut

Town	# of Single-Family Housing Units	# of Multifamily Housing Units	# of Rental Units	# Households with Public Assistance (SNAP)	Total LIDAC Households
Windham	2,533	515	3,205	717	6,253
Torrington	1,418	513	2,338	1,549	4,269
Watertown	1,003	53	330	833	1,386
New Milford	681	148	456	760	1,285
Putnam	392	32	817	424	1,241
Total	**6,027**	**1,261**	**7,146**	**4,283**	**14,434**

Appendix B

OPEN REQUEST FOR PROPOSALS FOR CLEAN ENERGY & ENVIRONMENTAL INFRASTRUCTURE INVESTMENT

I. PURPOSE

Through the Open Request for Proposals ("Open RFP" Program), the Connecticut Green Bank ("Green Bank") seeks to provide access by project developers and capital providers / investors to Green Bank capital that will catalyze investment which – but for the Green Bank's participation – would either not happen or be realized at a much slower pace or with less impact. This Open RFP for clean energy and environmental infrastructure investment is targeted towards proposals with financing requirements which are not met by existing Green Bank financing programs. Since inception, the Green Bank has demonstrated its ability to work with a variety of developers and capital providers to accelerate investment in clean energy, including energy efficiency as well as commercially deployed renewable technologies like solar PV, on-shore wind, run-of-the-river hydroelectric power, fuel cells and anaerobic digesters. The Green Bank Open RFP will:

- Receive proposals for Green Bank investment on an open and rolling basis, as received;
- Evaluate proposals in accordance with objective and transparent criteria;
- Be "market responsive" and adaptable – meaning that the Green Bank will endeavor to render preliminary responses to proposals in days and weeks rather than months and to offer guidance to those proposals that fall short of our criteria where the proposals by a commercially sophisticated counterparty offer the promise of significant market potential; and
- Have sufficient budget for investment in order to deliver significant impact quickly.

This Open RFP will support a variety of developers and capital providers – from emerging developers of commercially established technologies, to well-established manufacturers of emerging technologies, to lenders and investors of all types. It is important to note that the Open RFP is not intended to be a venture capital program, nor will it seek to assume risks that are more appropriate for other elements of a project's or business's capital stack. At its core, the Green Bank is a special purpose financial institution, with a responsibility to be good stewards of funds committed to it by statute to promote the clean energy and environmental infrastructure goals of the state.

II. GREEN BANK BACKGROUND

The Green Bank is a quasi-public state agency. As the nation's first full-scale green bank, it is leading both the clean energy and environmental finance movements by leveraging public and private funds to scale-up projects to confront climate change by reducing greenhouse gas emissions and increasing climate adaptation and resilience across Connecticut. The Green Bank's success in increasing and accelerating private investment in clean energy and environmental infrastructure is helping Connecticut create jobs, increase economic prosperity, promote energy security, and address climate change. In 2017, the Green Bank received the Innovations in American Government Award from the Harvard Kennedy School Ash Center for Democratic Governance and innovation for their "Sparking the Green

Bank Movement" entry. And in 2020, the Green Bank was named Bond Buyer's Deal of the Year for Innovative Financing for the Green Liberty Bonds modelled after the Series-E War Bonds of the 1940's. For more information about the Green Bank, please visit www.ctgreenbank.com.

III. ELIGIBLE TECHNOLOGIES AND METHODS

In order to not limit access to promising technologies or business models, some of which may be on the verge of becoming commercially established, this Open RFP is available to any technology, method, or business model that is able to help the Green Bank achieve its statutory mandate as voiced through its Comprehensive Plan which staff reasonably determines: (a) is either already commercially viable (based on success in markets other than Connecticut or even other than the United States) and (b) has demonstrated clear potential for commercial viability through, for instance, well-documented feasibility studies and pilot programs where there is clear evidence of a viable business model and demonstrable cash flows as well as a path to substantial impact.

In June 2021, the green bank model was expanded beyond clean energy to include environmental infrastructure. The Green Bank's investment focus on "clean energy" and "environmental infrastructure" is statutorily defined in Section 16-245n of the General Statutes of Connecticut and set forth below.

Clean Energy – "clean energy" means solar photovoltaic energy, solar thermal, geothermal energy, wind, ocean thermal energy, wave or tidal energy, fuel cells, landfill gas, hydropower that meets the low-impact standards of the Low-Impact Hydropower Institute, hydrogen production and hydrogen conversion technologies, low emission advanced biomass conversion technologies, alternative fuels, used for electricity generation including ethanol, biodiesel or other fuel produced in Connecticut and derived from agricultural produce, food waste or waste vegetable oil, provided the Commissioner of Energy and Environmental Protection determines that such fuels provide net reductions in GHG emissions and fossil fuel consumption, usable electricity from combined heat and power systems with waste heat recovery systems, thermal storage systems, other energy resources and emerging technologies which have significant potential for commercialization and which do not involve the combustion of coal, petroleum or petroleum products, or nuclear fission, financing of energy efficiency projects, projects that seek to deploy electric, electric hybrid, natural gas or alternative fuel vehicles and associated infrastructure, any related storage, distribution, manufacturing technologies or facilities and any Class I renewable energy source, as defined in CGS 16-1(a)(2).

Environmental Infrastructure – "environmental infrastructure" means structures, facilities, systems, services, and improvement projects related to (A) water, (B) waste and recycling, (C) climate adaptation and resiliency, (D) agriculture, (E) land conservation, (F) parks and recreation, and (G) environmental markets, including, but not limited to carbon offsets and ecosystem services. Carbon offsets means an activity that compensates for the emission of carbon dioxide or other greenhouse gases by providing for an emission reduction elsewhere. Ecosystem services means benefits obtained from ecosystems, including, but not limited to, (A) provisioning services such as food and water, (B) regulating services such as floods, drought, land degradation and disease, and (C) supporting services such as soil formation and nutrient cycling.

IV. REQUIREMENT FOR CLEAN ENERGY OR ENVIRONMENTAL INFRASTRUCTURE AND FINANCIAL IMPACT

Of considerable importance to the program will be achieving leverage of private capital with its limited public resources as the Green Bank seeks to act in furtherance of Connecticut's ambitious environmental / GHG and CO2 reduction goals, Green Bank clean energy or environmental infrastructure deployment objectives to "scale up" to achieve the market potential, and in support of public health outcomes, jobs and economic development.

V. FINANCING ARRANGEMENTS AND CAPITAL SUPPORT

The Green Bank does not intend for its role to be prescriptive, but to be determined in a manner that maximizes the potential for leverage of Green Bank resources while balancing the need for risk containment and Green Bank sustainability (i.e., the Green Bank's financial returns vs. the potential for financial losses). As such, the Green Bank expects investments to take the usual forms, such as:

- Senior and Subordinate loans
    - Bridge loans
    - Construction loans
    - Term loans
    - Working capital loans
- Loan loss reserves
- Loan guarantees
- Other forms of credit enhancement
- Participation in other lender's loans
- Equity (including participation as a member of a limited liability company, holder of preferred stock or other instruments that could be a hybrid of debt and equity, debt with conversion rights, debt with warrants for equity, etc.)
- Access to federal tax-exempt Private Activity Bonds for qualified private activities

All the above is to be considered in accordance with Green Bank operating procedures and its enabling statute.

The most successful proposals to this Open RFP will demonstrate the ability to make a significant impact across the desired outcomes and the ability to measure and track such performance over time. Examples of clean energy performance-tracking metrics are renewable kWh produced, CO2 equivalent avoided, number of jobs created, public health savings, state and local revenues and private investment generated. Examples of environmental infrastructure performance-tracking metrics are CO2 equivalent avoided, number of jobs created, acreage preserved or restored, ecosystem service benefits such as water quality or quantity benefits. public health savings, state and local revenues and private investment generated.

VI. GREEN BANK CAPITAL COMMITMENT

All staff recommended proposals to this open RFP are subject to all necessary approvals, including but not limited to the board of directors of the Green Bank or other governing body approval, bylaws, and Section 16-245n of the Connecticut General Statutes. Please see

the Comprehensive Plan and Budget for further details on the type and scale of previously approved proposals.

VII. ELIGIBLE PROPOSERS

The Open RFP will accept proposals from:

1) Private sector financial institutions or other third-party capital providers that finance, or intend to finance, clean energy or environmental infrastructure projects in State of Connecticut (although proposals that are part of a "multi-state" concept whereby the competitive procurement benefits reside with Connecticut ratepayers or there is a demonstrable benefit to Connecticut communities and ecological systems will also be welcomed and encouraged); and/or

2) Industry participants including project developers, energy service companies ("ESCOs"), building and facility owner/operators, equipment manufacturers, or others that provide equipment, materials and/or services where the object of the activity being proposed is entirely or meaningfully related to the State of Connecticut.

Proposers can apply on a standalone basis or as part of a team, such as a developer/sponsor, lead equipment provider, lead equity and/or debt provider.

Regardless of whether the proposal comes from a standalone entity or as part of a team, proposers must have directly relevant experience in the transaction/project type being submitted, and the relevant technologies or project design.

VIII. PROPOSAL REQUIREMENTS

Each Proposer shall carefully examine the RFP and all amendments, exhibits, revisions, and other data and materials provided with respect to this RFP process. Proposers should familiarize themselves with all requirements in that contract prior to submitting their proposal. Should a Proposer have any questions or require clarifications or wish to request interpretations of any kind, the Proposer shall submit a written request to RFP@ctgreenbank.com. Green Bank shall respond to such written requests in kind and may, if it so determines, disseminate such written responses to other prospective Proposer(s) or post to Green Bank's website, subject to section H of Article XII.

A. Investment Focus

List the primary category of investment focus, either clean energy or environmental infrastructure. List and describe all applicable categories of investment (e.g., solar photovoltaic energy, water).

B. Proposer Qualifications

The Proposer shall include the following:

Corporate:

- Company overview and relevant experience, which shall include at a minimum (A) the number of employees, (B) the office locations, (C) and an outline of any clean energy or environmental infrastructure operational projects showing (as relevant)

project locations, technology or technologies involved, project design, system output, host/offtaker, utility service area, whether such projects were developed under a state energy or environmental infrastructure program (and if so, a description of that program or webpage/URL).

Team:

- Highlight key personnel and (if known) subcontractors who will be assigned to the project.
- Describe their respective experiences and skills with the development, engineering and installation of similar projects.
- Highlight the relevant licenses and certifications held by these key personnel.
- Highlight any initiatives or partnerships with disadvantaged business enterprises as defined under 40 CFR Part 33 for the U.S. Environmental Protection Agency or whether the Proposer is certified as a small or minority business enterprise per the Connecticut Department of Administrative Services.

Project Experience:

- Provide track record of actual annual generation relative to projected generation for proposed clean energy project or actual annual carbon offset or ecosystem service to projected for environmental infrastructure project within the Proposer's operational projects (if applicable).
- Outline approach Proposer takes to ensure the installed Systems meets the projected generation or environmental market values.
- Experience, if any dealing with prevailing wage requirements or the federal Davis-Bacon Act. This is not a requirement under this RFP, but such experience could provide access to even lower cost federal capital for the Proposer's consideration.

Preferred qualifications

- Years of experience – five years minimum in the proposed project's field of expertise.

C. Project Scope and Schedule

Include a general scope of the Project the Proposer intends to provide upon selection and execution of Green Bank financing arrangements. The scope narrative shall outline (as relevant) all major tasks and milestones necessary to design and obtain permits to construct, coordinate with utility company and/or landowner, mobilize, construct and commission the project. Proposals should include a complete project schedule indicating major project milestones and durations, such as engineering, construction, and siting council approval, where applicable. Indicate if the project requires the award of any other Federal or State grants or financing awards (e.g., USDA financing, ZREC award, DECD brownfield remediation program award, etc.)

This Open RFP is geared towards projects requiring a financing requirement of $250,000 or greater from the Green Bank, though smaller sized projects could be considered on a case-by-case basis.

D. Project Design and Equipment

Depending upon the nature of the financing request for a clean energy project, proposals shall provide a design layout for each project (e.g., a solar project would include the make/model, wattage and quantity for both inverters and modules, racking product, azimuth, tilt and system size kW-AC and kW-DC, and DC:AC ratio), or typical design layout for a portfolio of projects seeking financing. Proposals shall provide specified equipment manufacturer data sheets, warranties, pricing, etc. All equipment shall be new with warranties that meet industry standards and (as appropriate) be UL Listed.

Depending upon the nature of the financing request for an environmental infrastructure project, proposals shall provide a project or transaction design layout (e.g., a land conservation project by a land trust would include the organization's service area, parcel data, borrowing history and track record, takeout strategy, and development plan if applicable to loan repayment), or typical project or transaction design layout for a portfolio of projects seeking financing.

E. Project Production

Where relevant, clean energy proposals shall provide details about the estimated kWhAC to be generated by the project, or a portfolio of projects, including all necessary assumptions. A solar project, for example, would include: Insolation (or sunlight availability), maintenance down time, soiling losses, shading losses, efficiency losses, AC losses, etc. Copies of PVSyst or Helioscope reports used to estimate production for each proposed solar system design should be included with the proposal.

Where relevant, environmental infrastructure proposals shall provide details about the estimated conservation outcomes to be generated by the project, or a portfolio of projects, including all necessary assumptions. A land conservation project, for example, could include: acreage protection, habitat protection, public access and outdoor recreation opportunities, ecosystem services, water quality and/or quantity benefits, carbon sequestration or avoided emissions benefits, and threats to related conservation benefits if the project is not completed.

F. Project Model

Proposer shall submit a project model setting for the entirety of the project's economics, feasibility and stress-testing. Capital sourcing will include: the Proposer's cash financial commitment; other financing sourced (or to be sourced) – identifying any preferred/mezzanine equity, senior capital, tax equity, grants, as well as identifying each stakeholder providing such capital support and the nature of their commitment (i.e., committed, proposed, likely, or "initial feasibility stage").

G. Other Relevant Information

Depending on the nature of the proposal, Proposer may be required to submit additional supporting information, such as audited financial statements, energy audits or project feasibility studies.

H. Clean Energy or Environmental Infrastructure Impact and Need for Green Bank Funding

The Proposer's proposal must demonstrate how the Green Bank's investment will leverage additional private capital and support the Green Bank's ambitious environmental / GHG and CO reduction goals, clean energy deployment objectives, public health outcomes, incremental jobs and economic development as outlined in its Comprehensive Plan.

I. Statement on Proposers Financial Strength

Preference is for Proposer to provide three years of audited financial statements and/or last 3 years tax returns.

J. Operations, Maintenance and Management Approach

The proposal should include approach to asset management, billing, preventative and corrective operations and management as is relevant to the project for the expected duration of the project's estimated useful life.

IX. Indicative Green Bank Financing Terms

Green Bank financing terms, including financial product type, interest rate and payback period can be tailored to suit each individual project. Green Bank financial terms will be the result of project need as determined by the Green Bank and will follow a satisfactory assessment and due diligence of the following indicative and non-exhaustive areas of review:

- Project and technology or method type
- Risk (technical, financial, delivery and implementation, and credit)
- Life of the project
- Anticipated energy and carbon savings or environmental infrastructure benefits
- Amount of finance being requested from the Green Bank
- Amount of finance sourced from parties external to the Green Bank

X. PROPOSAL PROCESS

A. Timeline

This is an Open RFP – submissions are to be accepted on a rolling basis until the program is withdrawn.

B. Submittal Process

In submitting a proposal, the following requirements should be observed:

i. Proposals shall be submitted electronically to RFP@ctgreenbank.com. The subject line should be identified as: either "OPEN RFP FOR CLEAN ENERGY INVESTMENT" or "OPEN RFP FOR ENVIRONMENTAL INFRASTRUCTURE INVESTMENT".

ii. Proposers may be required to interview with Green Bank staff if deemed necessary.

iii. Transactions which involve financing or investment by the Green Bank require approval by (a) the Deployment Committee of the Board (up to $2,500,000) or (b) by the Board (over $2,500,000).

C. Q&A

Respondents can submit questions to RFP@ctgreenbank.com.

XI. EVALUATION

Proposals will be evaluated on the following criteria:

A. Meeting Green Bank Goals – Will the potential activity achieve a meaningful level of energy efficiency, renewable energy deployment, resiliency goals, or environmental infrastructure goals, especially in vulnerable communities?

B. Green Bank Essentiality – to what extent is participation by the Green Bank essential to the success of the project? Please be explicit here – Proposers are expected to have sought out other capital (submit which capital providers were contacted, names and e-mail addresses and the response by the capital provider(s) (can be written or a summary of meeting notes)).

C. Project Feasibility – How feasible is the project to achieve its stated goals? What is the basis for this assessment? Has the proposed project been completed elsewhere? If so, provide project location and relationship of the project to the proposer. Provide details of any system performance guarantees.

D. Project Replicability – Could a similar project be replicated in Connecticut or elsewhere, or is this a unique opportunity?

E. Project timetable – total development and construction (or project execution) timeline

F. Relevant Experience – Does the proposer offer relevant and sufficient experience for the type of project being proposed?

G. References – List of three (3) clients for reference use for whom proposer has performed similar services as those contemplated by proposer's project. Include the name, e-mail address and telephone number(s) of the contact person at each reference.

H. Pending Litigation – Description of any litigation, pending judgments, etc., which could affect the proposer's ability to enter into an agreement with Green Bank. A description of the circumstances involved in any defaults by the proposer. If you have been subjected to any outside performance or financial audits in the past three years, state by whom the audit was performed, for whom, the facility involved, and the results of the audit.

XII. GENERAL TERMS AND CONDITIONS

Submission of your proposal assumes the acceptance of the following understandings:

A. Green Bank reserves the right to reject any or all of the proposals received in response to the Open RFP, to waive irregularities or to cancel or modify the Open RFP in any way, and at any Green Bank chooses, in its sole discretion, if Green Bank determines that it is in the interest of Green Bank.

B. Green Bank further reserves the right to make selections under this Open RFP without discussion of the proposals received. Proposals should be submitted on the most favorable terms from a technical, qualifications, and price standpoint.

C. Submissions must be signed by an authorized officer of the Proposer. Submissions must also provide name, title, address and telephone number for individuals with authority to

negotiate and contractually bind Proposer, and for those who may be contacted for the purpose of clarifying or supporting the information provided in the proposal.

D. Green Bank will not be responsible for any expenses incurred by any Proposer in conjunction with the preparation or presentation of any proposal with respect to this Open RFP. Legal fees of the Green Bank for the drafting of definitive loan documentation will be the responsibility of the Applicant.

E. Green Bank's selection of a Proposer through this Open RFP is not an offer and Green Bank reserves the right to continue negotiations with the selected Proposer until the parties reach a mutual agreement.

F. Submission of Proposal by Proposer and Acceptance of Proposal by Green Bank does not constitute an agreement: The actual terms and conditions under which the Green Bank may be willing to provide a financing facility or investment to the Proposer shall be subject to, inter alia, (i) satisfactory completion by the Green Bank of its due diligence process in scope and with results satisfactory to the Green Bank in the Green Bank's sole and absolute discretion, (ii) the accuracy and completeness of all representations that Proposer makes to the Green Bank, (iii) obtaining necessary internal credit approvals and Green Bank Board of Director authorization and the negotiation, execution and delivery of definitive documentation consistent with the terms ultimately agreed with Proposer and otherwise satisfactory to the Green Bank (iv) no change, occurrence or development shall occur or shall have occurred that has had or could reasonably be expected to have a material adverse effect on the Proposer, their respective businesses or any contemplated collateral for the proposed financing facility or investment (v)(1) all financial projections concerning the Proposer that have been or are hereafter made available to the Green Bank by the Proposer (the "Projections") have been or will be prepared in good faith based upon reasonable assumptions and (2) all information, other than Projections, which has been or is hereafter made available to the Green Bank by the Proposer in connection with any aspect of the proposed project(s) contemplated in the proposal, as and when furnished, is and will be complete and correct in all material respects and does not and will not contain any untrue statement of a material fact or omit to state a material fact necessary to make the statements contained therein not misleading.

G. State Contracting Obligations. Consultant understands and agrees that the Green Bank will comply with Conn. Gen. Stat. Sections 4a-60 and 4a-60a and all other applicable state contracting requirements as a quasi-public state agency.

H. Confidentiality – All proposals and associated information are treated as commercially confidential to the extent possible. Applicants supplying information to the Green Bank should be aware that we are subject to the provisions of the CT Freedom of Information Act (CT-FOIA) and information provided to us may become the subject of a CT-FOIA access request.

I. GREEN BANK IS SUBJECT TO THE REQUIREMENTS OUTLINED IN SECTIONS 16-245N OF THE CONNECTICUT GENERAL STATUTES. GREEN BANK SHALL HAVE NO LIABILITY OR OBLIGATION OF ANY SORT HEREUNDER, INCLUDING, WITHOUT LIMITATION, IF FOR ANY REASON OR NO REASON A BINDING AGREEMENT IS NOT ENTERED INTO WITH ANY PROPOSER. IN MAKING ITS

SELECTION OF A SUCCESSFUL RESPONDENT, GREEN BANK MAY CONSIDER ANY AND ALL FACTORS AND CONSIDERATIONS WHICH GREEN BANK, IN ITS SOLE DISCRETION, DEEMS RELEVANT, THE RELATIVE IMPORTANCE OF WHICH SHALL BE IN THE SOLE DISCRETION OF GREEN BANK.