



**DEPLOYMENT COMMITTEE OF THE
CONNECTICUT GREEN BANK**
Regular Meeting Minutes

Wednesday, September 22, 2021
2:00 p.m. – 3:00 p.m.

A regular meeting of the Deployment Committee of the **Connecticut Green Bank (the “Green Bank”)** was held on September 22, 2021.

Due to COVID-19, all participants joined via the conference call.

Committee Members Present: Binu Chandy (DECD), Victoria Hackett (DEEP), Matt Ranelli, and Lonnie Reed

Committee Members Absent: None

Staff Attending: David Beech, Sergio Carrillo, Shawn Cartelli, Mackey Dykes, Brian Farnen, Bryan Garcia, Sara Harari, Bert Hunter, Cheryl Lumpkin, Jane Murphy, Dan Smith, and Mike Yu

Others present:

1. Call to Order

- Bryan Garcia called the meeting to order at 2:04 pm.

2. Public Comments

- No public comments.

3. Consent Agenda

Resolution #1

Motion to approve the minutes of the Deployment Committee meeting for September 8, 2021.

Upon a motion made by Lonnie Reed and seconded by Binu Chandy, the Deployment Committee voted to approve Resolution 1. None opposed and Victoria Hackett abstained. Motion approved.

4. Financing Program Updates and Recommendations
a. C-PACE Project (Hartford)

- Mackey Dykes summarized the proposed project at 1200 Park St in Hartford. It is a 489 kW system spread across 3 systems for a total of \$892,926. The projected savings are over 45,000 MMBtu. The project developer and installer is Verogy, LLC who are located in Hartford and is a key installer of C-PACE projects. The property is owned by a prominent Hartford developer who has been expanding recently. The area is a strip mall that fared well during the height of the COVID-19 pandemic with no evictions and no late payments from renters. It is backed by all the standard senior C-PACE tax assessment and repaid through the property taxes bi-annually for 25 years. Mike Yu added that the property has a strong, consistent revenue stream and meets all of the standard Green Bank underwriting and savings-to-investment ratio (SIR) requirements.
 - Lonnie Reed asked if the property could have a plaque or sign installed advertising the Green Bank's presence, and Mackey Dykes agreed that it is a good idea and said that at a minimum, successful projects have a press release. Binu Chandy noted that it is a good point and that project signs are installed if given any state funding, so it may be worthwhile to include into contracts for the Green Bank, which Mackey Dykes agreed with and said he would look into for the future.

Resolution #2

WHEREAS, pursuant to Section 157 of Public Act No. 12-2 of the June 12, 2012 Special Session of the Connecticut General Assembly and as amended (the "Act"), the Connecticut Green Bank ("Green Bank") is directed to, amongst other things, establish a commercial sustainable energy program for Connecticut, known as Commercial Property Assessed Clean Energy ("C-PACE");

WHEREAS, the Green Bank Board of Directors (the "Board") has approved a \$40,000,000 C-PACE construction and term loan program;

WHEREAS, the Green Bank seeks to provide a \$892,926 term loan under the C-PACE program to 1200 Park Street LLC., the building owner of 1200 Park Street, Hartford, Connecticut (the "Loan"), to finance the construction of specified clean energy measures in line with the State's Comprehensive Energy Strategy and the Green Bank's Strategic Plan.

NOW, therefore be it:

RESOLVED, that the President of the Green Bank and any other duly authorized officer of the Green Bank is authorized to execute and deliver the Loan in an amount not to be greater than one hundred ten percent of the Loan amount with terms and conditions consistent with the memorandum submitted to the Green Bank Deployment Committee (the "Committee") dated September 22, 2021, and as he or she shall deem to be in the interests of the Green Bank and the ratepayers no later than 120 days from the date of authorization by the Committee;

RESOLVED, that before executing the Loan, the President of the Green Bank and any other duly authorized officer of the Green Bank shall receive confirmation that the C-PACE transaction meets the statutory obligations of the Act, including but not limited to the savings to investment ratio and lender consent requirements; and

RESOLVED, that the proper the Green Bank officers are authorized and empowered to do all other acts and execute and deliver all other documents and instruments as they shall deem necessary and desirable to effect the above-mentioned legal instruments.

Upon a motion made by Binu Chandy and seconded by Lonnie Reed, the Deployment Committee voted to approve Resolution 2. None opposed or abstained. Motion approved unanimously.

5. Incentive Programs Updates

- Sergio Carrillo summarized the RSIP program update. Both RSIP and RSIP-E are fully subscribed as of September 17, 2021. It will be a few months until all the projects complete, but the RSIP program has 342.8 MW of completed projects and 7.2 MW of approved projects, while RSIP-E has 5.3 MW of completed projects and 25.3 MW of approved projects, leaving 1.4 MW of available capacity but about twice as much in projects are submitted to the approval queue. The RSIP team is working with the EDCs on the transition to the Renewable Energy Tariff as well.
- Sergio Carrillo reviewed other updates including an interim decision issued by PURA on Docket No. 21-08-02 and it reflects the Green Bank's advocacy efforts to promote a beneficial program structure to ratepayers. The 2022 tariff rates were reviewed.
 - Victoria Hackett asked if the transition to the tariff is on track to begin on January 1, 2022. Sergio Carrillo said yes as the utilities are taking it as a mandate and that they will be ready on time, with some delays on the billing side. They are conducting webinars with contractors to prepare them for the program.
- Sergio Carrillo gave an update on the Revenue Grade Meter replacements, which is at a point where the PSAs with three vendors have been negotiated and the Incentives team is working with Marketing staff to plan customer outreach. Field work is anticipated to begin the week of October 11, 2021.
- As for the Battery Storage Incentive Program, PURA issued a final decision back at the end of July. PURA is taking a cost-effective approach and requested a Ratepayer Impact Measure be greater than 1.4, meaning there would be no negative impact on ratepayers. There are 26 Orders included in the Final Decision and 12 of them are due on October 1, 2021. The Green Bank is involved in several of these orders and has been making steady progress and remains on track. Bryan Garcia added an overall summary and highlighted that the progress is coming along well.

6. Investment Updates

- Bert Hunter summarized the status of the FCE Groton project and Historic Cargill Falls project.
- Bert Hunter summarized the Green Liberty Bonds updates for Tranche 5 and Tranche 6. Tranche 5 has been approved by PURA, and is about \$20 million, and Tranche 6 will not move forward for approval until late 2021 or early 2022, and would be about \$10 million. He noted possibility of merging the two Tranches in order to be more efficient when bringing the bond to market. This would mean bringing the bonds to market in early 2023. The Green Bank has good capital for operations so there is no rush to bring those Tranches to market.
- David Beech reviewed the Green Liberty Notes option done with Raise Green which would allow retail investors a more affordable option to invest. They would be issued every quarter.
- Bert Hunter noted the PosiGen project lease refinancing is set to close on October 1, 2021. After closing of this refinancing, the Green Bank can expect a net exposure reduction of \$6.9 million.

7. Other Business

- Bert Hunter highlighted a story about a PosiGen customer service representative in Texas who went above and beyond to help a customer in need in the wake of the recent storms.

8. Adjourn

Upon a motion made by Lonnie Reed and seconded by Victoria Hackett, the Deployment Committee Meeting adjourned at 2:42 pm.

Respectfully submitted,

Bryan Garcia, President & CEO of the Connecticut Green Bank