

# PA C-PACE

PROPERTY ASSESSED CLEAN ENERGY

COUNTY C-PACE  
PROGRAM DEAL NOTICE:

**1705 E. Trout Road**  
**Centre County, PA**

## PROJECT OVERVIEW

### Property Type:

Hospitality property (new construction, extended-stay hotel)

### Financing Amount:

\$1,970,210 (principal amount financed)

### Building Measures:

Building envelope improvements;  
interior and exterior lighting;  
HVAC systems; plumbing and  
domestic water heating upgrades

### Environmental Impact:

-83,486 kWh of electricity savings annually  
-1,668 therms of natural gas savings  
annually  
-Estimated annual energy cost savings  
of \$11,007  
-Approximately 10% reduction in energy  
use compared to baseline

### Property Owner:

Shiloh Road Hotels, LLC

### Capital Provider:

PACE Equity, LLC

## PROJECT SUMMARY

Shiloh Road Hotels, LLC, the owner of the commercial property located at 1705 E. Trout Road in State College, Pennsylvania, has completed a C-PACE transaction to support the development of a new construction hospitality project. The C-PACE financing is being used to fund qualified energy and water conservation measures associated with the construction of a four-story, 116-room extended-stay hotel.

Shiloh Road Hotels, LLC is the property owner and borrower, and PACE Equity, LLC is the C-PACE capital provider. Sustainable Energy Fund (SEF) serves as the third-party administrator of the Centre County C-PACE Program. In this role, SEF has reviewed the project and confirmed compliance with Act 30 of 2018 and the Centre County C-PACE Program Guidelines.

The project includes energy and water conservation measures related to the building envelope, lighting systems, HVAC equipment, and plumbing. As designed, the project is projected to reduce overall energy consumption by approximately 10% compared to the established baseline.

## ABOUT CENTRE COUNTY C-PACE

Centre County's Commercial Property Assessed Clean Energy (C-PACE) program enables owners of commercial, industrial, agricultural, and multifamily properties to finance qualified energy efficiency and water conservation improvements through long-term, fixed-rate financing. C-PACE financing is repaid through a voluntary special assessment that runs with the property.

Sustainable Energy Fund (SEF) serves as the third-party administrator for the Centre County C-PACE Program and works with property owners, capital providers, and local governments to advance high-impact energy and water conservation projects throughout the county.



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COUNTY C-PACE  
ADMINISTERED BY:

# PA C-PACE

PROPERTY ASSESSED CLEAN ENERGY

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PROGRAM DEAL NOTICE:

**1705 E. Trout Road**  
**Centre County, PA**

## **PUBLIC NOTICE**

Notice is hereby given that the property owner, Shiloh Road Hotels, LLC, has completed a C-PACE transaction pursuant to Act 30 of 2018 (12 Pa. C.S.A. § 4301 et seq.). The C-PACE financing supports the development of a new construction hospitality project at 1705 E. Trout Road, State College, Pennsylvania.

### **Legal Description**

The legal description of the property located at 1705 E. Trout Road in State College includes:

ALL THAT CERTAIN parcel of land situate in College Township, Centre County, and the Commonwealth of Pennsylvania, designated as Centre County Uniform Parcel Identifier Tax Parcel No. 19-2B/65E.

### **Legal Description**

Property owner is Shiloh Road Hotels, LLC.

### **Conservation Measures**

Qualified energy and water conservation measures include improvements to the building envelope, interior and exterior lighting systems, HVAC equipment, and plumbing systems, including domestic water heating components.