

# Fast and Efficient Approval to Funding

PHASE 1

## Required Data for Application Start

- Project scope (location/size/panel/inverter manufacturer etc.)
- PPA/SREC/WMPA contract(s)
- Land lease
- O&M contract
- Previous 3 years of project company and developer financial reports
- Engineering reports/PVSYST
- Actual electrical production vs expected since COD, along with summary of any significant operating issues

PHASE 2

## Issue of RadiantREIT's Financing Term Sheet

- Preparation of financial model
- Sculpt loan repayments to project cash flows in order to maximize loan amount and optimize debt coverage
- Indicate loan amount, term, fixed interest rate and any other conditions
- Send to developer for approval
- Obtain independent engineering report

## RadiantREIT Due Diligence

- Review all project documents, financials and various upside and downside cash flow forecasts
- Engage with developer for any additional information and due diligence questions
- Prepare underwriting recommendation and submit to RadiantREIT Loan Committee

PHASE 3

## Approval by Loan Committee

- Committee is comprised of RadiantREIT senior management
- Meet within 24 hours of underwriting submission

## Closing Documents

- Majority of documents are standardized by RadiantREIT, enabling rapid closing

## Funding

- Upon document execution and meeting all conditions precedent funds are wired to developer

## The Radiant Advantage

- **Faster and More Efficient Process**
- **Higher LTV and Longer Terms**
- **Fixed Rate for Full Term**
- **Rapid Approval and Closing**