Town of Frisco Investment Grade Audit

Energy Performance Contract Preliminary Cash Flow

General Inputs	
EPC Program Total (Includes $25k bond issuance fee placeholder	$ 2,406,000
Customer Buy Down (Earmarked in Town Budget)	$ 295,000
Initial Funding Commitment	$ 599,000
Inflation Reduction Act (IRA) Benefit **	$ 208,369
Grants (DOLA, PBEG, Fleet EV) ***	$ 1,512,000
Equipment Rebates	$ 31,046
Net Project Cost (after incentives & buydowns)	$ 685,631
Tubing Hill Lighting Planned Contributions in 2026	$ 45,000
Other Annual Capital Funding (full term)	$ -
Social Cost of Carbon ($/metric ton/yr)	$ -
Years of Analysis	20
Finance Term (Yrs)	18
Payment Type	Stepped
Interest Rate (Indicative)	4.90%

Annual Savings (2026 basis)	
Baseline Utility Spend	$ -
Non-PV & Non-EV Elec Savings	$ 4,238
Natural Gas/Propane Savings	$ 5,327
Year 1 Gasoline Savings	$ 1,342
EV Charger Year 1 Electrical Savings	$ (832)
Years of non-PV Energy Savings	20
PV Savings	$ 10,981
Years of PV + BESS Energy Savings	20
Tons of Carbon Saved	173
O&M (Avoided material replacement costs etc.)	$ 1,498
EV Charger Electric Service Cost	$ (1,062)
Yrs of Annual Capital Cont./Capital Cost Avoidance	20
Day Lodge Avoided Roof Replacement Cost (2025 basis)	$ -

Service Costs	
PV & BESS O&M Cost (Annual Allowance)	$ -
PV Data Acquisition System ($/term)	$ -
PV Data Acquisition System Term (years)	5
Misc. Service Costs (non-PV)	$0
Misc. Service Costs Term (yrs)	10

Measurement & Verification	
Year 1 M&V Cost	$ 2,400
Year 2 M&V Cost	$ 2,484
Year 3 M&V Cost	$ 2,571
M&V Escalation Rate	3.5%
M&V End Year	3

PV Specific	
Energy & Incentive Value	$ 4,229
Yrs of Incentives	20
DC kW Installed Total	0
Inverter Material Replacement Cost (2025)	$ (5,000)
Estimated Inverter Replacement Interval	15
Yrs of 3rd Party PV O&M *	20

powerED savings (INCLUDED ABOVE)	
powerED measure name	RCx + AEM
First Year powerED savings %	0%
Electric	$0
Natural Gas	$0
Water & Sewer	$0

Year (yr 1 = 2026)	Annual Savings									Annual Costs	Net Total Savings	Financed Project Cash Flow Analysis					
	Non-PV & Non-EV Elec Savings	PV Energy Savings	PV RECs ($0.04/kW)	Utilities Natural Gas	Gasoline Savings	EV Charger Electric Cost	EV Charger Electric Service Cost	O&M Savings	Total Savings	M&V Costs		Principal & Interest Payment	Grants & Tax Credits	Capital Cost Avoidance	Other Town Funding	Loan Balance	Annual ToF Cash Flow
0	$ 2,119	$ 5,491	$ -	$ 1,913	$ -			$ -	$ 9,523	$ -	$ 9,523	$0	$ 1,512,000	$ -	$ 295,000	$ 599,000	$ (295,000)
1	$ 4,238	$ 10,981	$ 4,229	$ 3,826	$ 1,342	$ (832)	$ (1,062)	$ 1,498	$ 24,220	$ (2,400)	**$ 21,820**	($21,819)	$ 239,415	$ -	$ -	$ 367,117	$ 1
2	$ 4,408	$ 11,366	$ 4,229	$ 5,487	$ 2,764	$ (1,727)	$ (1,094)	$ 1,779	$ 27,211	$ (2,484)	**$ 24,727**	($24,726)		$ -	$ -	$ 360,380	$ 1
3	$ 4,584	$ 11,764	$ 4,229	$ 5,652	$ 4,270	$ (2,692)	$ (1,099)	$ 2,070	$ 28,776	$ (2,571)	**$ 26,205**	($26,204)		$ -	$ -	$ 351,834	$ 1
4	$ 4,767	$ 12,175	$ 4,229	$ 5,821	$ 5,864	$ (3,730)	$ (1,105)	$ 2,369	$ 30,390	$ -	**$ 30,390**	($30,389)		$ -	$ -	$ 338,684	$ 1
5	$ 4,958	$ 12,601	$ 4,229	$ 5,996	$ 6,040	$ (3,880)	$ (1,110)	$ 2,440	$ 31,274	$ -	**$ 31,274**	($31,273)		$ -	$ -	$ 324,007	$ 1
6	$ 5,156	$ 13,042	$ 4,229	$ 6,176	$ 6,222	$ (4,035)	$ (1,116)	$ 2,513	$ 32,187	$ -	**$ 32,187**	($32,186)		$ -	$ -	$ 307,697	$ 1
7	$ 5,362	$ 13,499	$ 4,229	$ 6,361	$ 6,408	$ (4,196)	$ (1,122)	$ 2,588	$ 33,130	$ -	**$ 33,130**	($33,129)		$ -	$ -	$ 289,645	$ 1
8	$ 5,577	$ 13,971	$ 4,229	$ 6,552	$ 6,601	$ (4,364)	$ (1,127)	$ 2,666	$ 34,104	$ -	**$ 34,104**	($34,103)		$ -	$ -	$ 269,735	$ 1
9	$ 5,800	$ 14,460	$ 4,229	$ 6,748	$ 6,799	$ (4,539)	$ (1,133)	$ 2,746	$ 35,111	$ -	**$ 35,111**	($35,110)		$ -	$ -	$ 247,842	$ 1
10	$ 6,032	$ 14,966	$ 4,229	$ 6,951	$ 7,003	$ (4,720)	$ (1,139)	$ 2,828	$ 36,150	$ -	**$ 36,150**	($36,149)		$ -	$ -	$ 223,837	$ 1
11	$ 6,273	$ 15,490	$ 4,229	$ 7,159	$ 7,213	$ (4,909)	$ (1,144)	$ 2,913	$ 37,224	$ -	**$ 37,224**	($37,223)		$ -	$ -	$ 197,581	$ 1
12	$ 6,524	$ 16,032	$ 4,229	$ 7,374	$ 7,429	$ (5,105)	$ (1,150)	$ 3,001	$ 38,334	$ -	**$ 38,334**	($38,333)		$ -	$ -	$ 168,930	$ 1
13	$ 6,785	$ 16,594	$ 4,229	$ 7,595	$ 7,652	$ (5,310)	$ (1,156)	$ 3,091	$ 39,480	$ -	**$ 39,480**	($39,479)		$ -	$ -	$ 137,728	$ 1
14	$ 7,057	$ 17,174	$ 4,229	$ 7,823	$ 7,881	$ (5,522)	$ (1,161)	$ 3,183	$ 40,664	$ -	**$ 40,664**	($40,663)		$ -	$ -	$ 103,813	$ 1
15	$ 7,339	$ 17,775	$ 4,229	$ 8,058	$ 8,118	$ (5,743)	$ (1,167)	$ 3,279	$ 41,888	$ -	**$ 34,098**	($34,097)		$ -	$ -	$ 74,803	$ 1
16	$ 7,632	$ 18,398	$ 4,229	$ 8,300	$ 8,361	$ (5,972)	$ (1,173)	$ 3,377	$ 43,152	$ -	**$ 43,152**	($43,151)		$ -	$ -	$ 35,318	$ 1
17	$ 7,938	$ 19,042	$ 4,229	$ 8,549	$ 8,612	$ (6,211)	$ (1,179)	$ 3,479	$ 44,457	$ -	**$ 44,457**	($37,048)		$ -	$ -	$ -	$ 7,409
18	$ 8,255	$ 19,708	$ 4,229	$ 8,805	$ 8,871	$ (6,460)	$ (1,185)	$ 3,583	$ 45,806	$ -	**$ 45,806**	$0		$ -	$ -	$ -	$ 45,806
19	$ 8,585	$ 20,398	$ 4,229	$ 9,069	$ 9,137	$ (6,718)	$ (1,191)	$ 3,690	$ 47,199	$ -	**$ 47,199**	$0	$ -	$ -	$ -	$ -	$ 47,199
20	$ 8,929	$ 21,112	$ 4,229	$ 9,341	$ 9,411	$ (6,987)	$ (1,197)	$ 3,801	$ 48,639	$ -	**$ 48,639**	$0	$ -	$ -	$ -		$ 48,639
21										$ -							
22										$ -							
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29										$ -							
30										$ -							
Totals	**$126,199**		**$84,580**	**$141,642**	**$141,642**	**($93,653)**		**$56,894**	**$739,399**	**$ (7,455)**	**$724,154**	**($575,085)**					**$ (145,931)**

Notes:

* Estimated

** EV Charging , PV Scope @ 25.5% Federal tax credit (est.)

*** Target DOLA grant @ $1M (est.)

Escalation Rates		
Year Switch	-	5
Years	0-5	>5
Electric Utility Cost	4.00%	4.00%
Natural Gas	3.00%	3.00%
Gasoline Savings	3.00%	3.00%
Avoided Capital	3.0%	3.0%
Annual PV Degradation	-0.5%	N/A
O&M Costs/Savings	3.0%	3.0%
Electric Service Fee	0.5%	0.5%
PV Inverter Replacement Cost (Equipment)	3.0%	N/A
PV Data Acquisition System Cost	0.0%	N/A
O&M Savings Last Year	20	N/A

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