



Are you a Community Grocer Seeking Affordable Capital?

Do you operate an independent grocery that offers fresh food and produce to your community?

Are you seeking to expand to another location?

Are you looking to renovate your existing store?

Having problems accessing loans through your bank?

Concerned about high rates from non-bank lenders?

A leading nonprofit lender with decades of grocery experience is offering well-priced loans through its California Community Grocers Loan Fund to experienced grocers that offer healthy foods in food deserts and working class communities. Capital Impact Partners is a mission-driven organization committed to supporting social and economic justice. We offer business loans from \$750,000 to \$3 million to support existing grocers with renovations or additional locations.

CALIFORNIA COMMUNITY GROCERS LOAN FUND

Key Features

Amount	\$750M - \$3MM
Term	1-10 Years
Interest only period	Up to 36 months
Amortization	Up to 25 Years: Am not to go beyond the term of the lease (including tenant options) for leased properties
Interest rate	Applicable Treasury rate plus 4.5%, with a 5.5% floor
Fee	1.25% origination fee
Collateral	Loans to 100% of asset value, need not be real estate collateral; Debt service coverage as low as 1.10x
DSCR	As low as 1.10x
Guarantees	Seeking personal guarantees for significant business owners

Borrowers must be a healthy food retail establishment in a designated USDA Food Desert. Start up businesses with less than 2 years of operation are not eligible. Restarts (2 years of positive operations prior to 2020) or additional locations for existing businesses can be considered.

Eligible uses include:

- ▶ Acquisition
 - ▶ Rehab
 - ▶ Construction
 - ▶ Leasehold improvements
 - ▶ Working capital
- Note:** Restaurants are not eligible

Questions? Reach out directly to our California Grocery Specialist
Daniel Tellalian | daniel@angelcityadvisors.com.



BUILDING COMMUNITIES OF OPPORTUNITY



About Capital Impact Partners

A nonprofit Community Development Financial Institution, Capital Impact has disbursed more than \$2.5 billion into community assets since 1982. Our commitment to the community focuses on ensuring that individuals have access to quality health care and education, healthy foods, affordable housing, cooperative development, and the ability to age with dignity. To learn more, please check out our website at www.capitalimpact.org.

Capital Impact Partners is a member leader of the California Freshworks Program.



Benefits of Working With Capital Impact Partners

- ▶ Since 1990 we have provided \$91 million in healthy food financing in California, and a total of \$202 million to support healthy food businesses across the country.
- ▶ With an office in Oakland, a specialist in Los Angeles, and statewide partnerships, our on-the-ground team allows us to leverage our networks and resources for broader impact.
- ▶ As a mission-driven organization, we are committed to supporting projects that create social and economic justice.
- ▶ Our full-service team can serve as a one-stop shop to deliver a streamlined loan process.



Sample Loan: Numero Uno

- ▶ Provided \$2 million loan as part of a larger \$7 million financing package.
- ▶ Numero Uno Markets, a retail grocer in Southern California, will use the funds to acquire 11 grocery stores, seven of which are either in an area designated by the USDA as a Food Desert or in a low-income area adjacent to a Food Desert.
- ▶ Capital Impact previously made a loan to Numero Uno in 2012 to support store improvements.
- ▶ Other California lending partnerships including Northgate Gonzalez, El Rancho Marketplace, and Produce on the Go.

Through capital and commitment, Capital Impact Partners helps people **build communities of opportunity that break barriers to success.**

