



# Municipal Investment Fund

## Request for Proposals 2025-CGC-024 (RFP)

~~January 6, 2025~~ ~~January 29, 2025~~ February 16, 2025

*Note: As of January 29, 2025, the application deadlines have been extended. The Phase I deadline is now March 5, 2025, and the Phase II deadline is scheduled for July 2025.*

*Note: Updates made on February 16, 2025 - Applicants are no longer required to review the Subaward Policy and Subrecipient Monitoring Policy before applying to the Municipal Investment Fund. These policies primarily serve as internal guidance for ICLEI USA and are already incorporated into the Subgrant Agreement.*



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## 1. Introduction

### a. Overview

The Coalition for Green Capital (CGC), doing business as the American Green Bank Consortium, is a 501(c)(3) nonprofit corporation with a \$5 billion capitalization grant under the National Clean Investment Fund (NCIF) from the U.S. Environmental Protection Agency (EPA). CGC's mission is to use public-private investments to accelerate the transition from carbon to clean cheaply and quickly. Our vision is to build an American clean power platform by, for, and with communities and invest in clean air, clean water, and cheap clean power. For more information, please visit [www.coalitionforgreencapital.com](http://www.coalitionforgreencapital.com).

CGC has selected ICLEI- Local Governments for Sustainability U.S.A, Inc (ICLEI USA) as a Technical Assistance Subrecipient under CGC's NCIF grant to develop a network of communities that qualify to participate in the Municipal Investment Fund (MIF). Through the Municipal Investment Fund, selected communities will become the focus of concentrated investing and local community and economic development activities serving the purposes of the NCIF of: reducing emissions of greenhouse gases and other air pollutants; delivering benefits of greenhouse gas- and air pollution-reducing projects to American communities, particularly low-income and disadvantaged communities; and mobilizing financing and private capital to stimulate additional deployment of greenhouse gas- and air pollution-reducing projects. The partnership will help CGC achieve its goal of clean air, clean water, and cheap clean power throughout American Communities.

During Phase I, ICLEI USA will identify and recommend to CGC up to 104 Qualified Communities comprised of up to two communities from every state, as well as up to four Tribes, the District of Columbia, and local governments in federal territories, who will receive up to \$250,000 in Market-Building grants and technical assistance for activities necessary to develop public-private partnership plans that will accelerate the deployment of capital to NCIF Qualified Projects.

During Phase II, CGC will select up to 10 Qualified Communities participating in Phase I to join its inaugural cohort of the MIF focusing on implementing their public-private partnership plans and developing and financing NCIF Qualified Projects. Cohort participants will be eligible to receive:

- Up to \$2 million in Predevelopment Activity grants and additional Market-Building Activity grants. Only applications with a Qualified Project under consideration for funding by CGC or one of CGC's network partners will be eligible for Predevelopment Grants.<sup>1</sup>
- Technical Assistance support from CGC staff, its network, and ICLEI USA
- Opportunities to apply to CGC's direct investment opportunities of \$50 million and above
- Opportunities for co-investment in projects from network partners ranging from \$10-\$50 million

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<sup>1</sup> Submit a proposal in response to CGC's Request for Proposals One to have an NCIF-Qualified Project considered for funding by CGC: <https://coalitionforgreencapital.com/request-for-proposals-one/>



The inaugural cohort will be limited to Local Governments, Tribes, and their Not-For-Profit partner organizations representing communities with populations between 10,000-750,000 and at least one Low-Income and Disadvantaged Community (LIDAC) as defined by the NCIF grant.

## **b. Municipal Investment Fund Overview**

The MIF is funded by the Environmental Protection Agency's (EPA) Greenhouse Gas Reduction Fund, part of the Inflation Reduction Act, to accelerate U.S. clean power projects, create jobs, lower energy costs, and improve the quality of life for all Americans. Specifically, MIF funding will mobilize private capital to support NCIF Qualified Projects through Market-Building Activities and Predevelopment Activities in LIDACs. The MIF will create an enabling environment to develop and finance scalable and replicable clean energy projects through local governments, Tribes, and their Not-For-Profit partner organizations.

This RFP seeks proposals that can demonstrate an ability to accelerate the transition from carbon to clean cheaply and quickly:

1. **Fast:** Opportunities to accelerate existing clean energy plans and deployment.
  - a. Proposals for policy interventions that can support project origination and expedite implementation timelines.
  - b. Incentives for increasing customer demand and accelerating uptake of clean energy products and services.
  - c. Engagement of other institutions in your coalition and their proposed contributions to this effort, including banks, CBOs, nonprofits, private investors.
2. **Cheap:** Significant reductions in greenhouse gas emissions and air pollution per dollar invested.
  - a. Understanding of the total capital required to reach the whole community goals and how this could be financed.
  - b. Ideas for reducing the cost of clean energy, including key soft costs such as permitting and customer acquisition.
  - c. Clear methodology for tracking clean energy generation, greenhouse gas (GHG) emissions reduction (CO<sub>2</sub>e), air pollution reduction (SO<sub>x</sub>, NO<sub>x</sub>, PM<sub>2.5</sub>, NH<sub>3</sub>, and VOCs), and how these benefits will be maximized per invested dollar.
3. **Local:** Maximize the benefits to communities in terms of energy savings, jobs, and health per invested dollar.
  - a. Energy cost savings for residents, particularly in LIDAC communities.
  - b. Creates jobs, particularly in LIDAC communities.
  - c. Estimated improvements in health outcomes and the value of those improvements, particularly for LIDAC communities.
  - d. Robust stakeholder engagement process and the role of each coalition partner in delivering the benefits outlined above.

Through the MIF, CGC and ICLEI USA seek to partner with communities who can:

- Build a roadmap for public-private partnerships necessary to implement community-wide clean energy goals.
- Bring together a coalition of entities such as community organizations, labor, business, utilities,



and renewable energy developers.

- Create an enabling environment to achieve community goals, attract capital to NCIF Qualified Projects, and reduce costs.
- Originate a pipeline of NCIF Qualified Projects in distributed power generation and storage, net zero emission transportation, and net zero emission buildings.

### **c. Phase I: Becoming a Qualified Community**

Qualified Communities include local governments (city, town, county, District of Columbia, or territory) and Tribes. Preference given for partnerships with not-for-profit organizations, specifically green banks. In Phase I, applicants will propose up to \$250,000 of Market-Building Activities, as defined in this RFP, to create public-private partnership plans. Market-Building Activities must (1) build the market for financeable qualified projects, (2) are not tied directly to qualified projects grantees intend to finance, and (3) are necessary and reasonable for the deployment of financial assistance to qualified projects. Market-Building Activities include activities to generate market-wide demand for qualified projects, including (but not limited to) marketing, customer education and engagement, community outreach, contractor engagement, workforce development, and other non-financial market-building activities. Market-Building Activities also include activities to build a more supportive financial market for financing qualified projects.

To be chosen to be as one of the Qualified Communities (a target of 104), communities must meet the following eligibility criteria, respond to the following questionnaire, submit a proposed budget (Appendix C), and provide a proposal narrative, submitted to ICLEI USA through the following website: <https://iclei.wizehive.app/program/cgc>. All selected communities must execute a grant agreement with ICLEI USA within 30 calendar days of being notified of their potential award, or they will forfeit the opportunity. The contractual recipient of the funds may be the Local Government, a tribe, or a Not-For-Profit partner.



<p><b>Contact Information</b></p>	<p><b>Local Government or Tribal Applicant</b></p> <ul style="list-style-type: none"> <li>● Organization Name:</li> <li>● Organization Type: (City, Town, County, Tribe, Territory, Federal District)</li> <li>● Organizational Mailing Address:</li> <li>● Point of Contact Name:</li> <li>● Point of Contact Title:</li> <li>● Point of Contact Phone Number:</li> <li>● Point of Contact Email Address:</li> </ul> <p><b>Not-For-Profit Partner (Recommended)</b> <i>Note: This Not-For-Profit partner may be the contractual recipient of any Municipal Investment Fund grants.</i></p> <ul style="list-style-type: none"> <li>● Organization Name:</li> <li>● Organization Type:             <ul style="list-style-type: none"> <li><input type="checkbox"/> 501c3 (Y/N)</li> <li><input type="checkbox"/> Other:</li> </ul> </li> <li>● Is this a local or state green bank or other green lending partner?             <ul style="list-style-type: none"> <li><input type="checkbox"/> Yes</li> <li><input type="checkbox"/> No</li> </ul> </li> <li>● Organizational Mailing Address:</li> <li>● Point of Contact Name and Title:</li> <li>● Point of Contract Phone Number:</li> <li>● Point of Contact Email Address:</li> </ul>
<p><b>Eligibility Check List</b></p>	<p><b>Population Between 10,000 and 750,000 according to the 2020 Census</b></p> <ul style="list-style-type: none"> <li><input type="checkbox"/> 10,000-49,999</li> <li><input type="checkbox"/> 50,000-99,999</li> <li><input type="checkbox"/> 100,000-199,999</li> <li><input type="checkbox"/> 200,000-299,999</li> <li><input type="checkbox"/> 300,000-399,999</li> <li><input type="checkbox"/> 400,000-499,999</li> <li><input type="checkbox"/> 500,000-599,999</li> <li><input type="checkbox"/> 600,000-699,999</li> <li><input type="checkbox"/> 700,000-750,000</li> <li><input type="checkbox"/> Tribal Exception</li> </ul>

**LIDAC Designation:**

Does the community have at least one low-income and disadvantaged community (LIDAC) census tract according to the White House Climate and Economic Justice Screening Tool (CEJST)? To check your eligibility as determined by CEJST, go to <https://edgi-govdata-archiving.github.io/j40-cejst-2/en/> and search for your community. If your community contains LIDAC census tracts, they will be identified in blue on the map.

- Yes (list census tracts)  
 No

If not, does it have a census tract that meets an equivalent definition used for LIDACs in the U.S. EPA NCIF program? To check eligibility under these alternative criteria, download the [NCIF NOFO](#) and review the “D. Competition Terminology” definition for LIDAC (page 8) and follow instructions on checking LIDAC status using these alternate criteria. If relying upon one of these alternate criteria, upload a written explanation of your LIDAC eligibility (100 words maximum).

1. A limited number of additional communities identified as disadvantaged by the EJ Screen mapping tool:  
 Yes  
 No
2. Geographically Dispersed low-income households  
 Yes  
 No
3. Properties providing affordable housing  
 Yes  
 No

*Upload option: “Uploads should use the naming convention CommunityName\_LIDACJustification.”*

**Receipt of Funds:**

Which entity intends to enter a grant agreement with ICLEI USA for receipt of funds?

- Enter name of applicant*

Does the identified recipient of the grant have a Unique Entity Identifier (UEI) and is it registered in the federal System for Award Management



	<p>(SAM)?</p> <p><input type="checkbox"/> Yes (<i>list UEI</i>)</p> <p><input type="checkbox"/> No</p> <p>Is the identified recipient of the grant in good standing with the federal government? To check if an entity is in good standing with <a href="https://sam.gov">SAM.gov</a>, go to the <a href="https://sam.gov">SAM.gov</a> website, and use the "Check Entity Status" tool on the homepage; you can search using the entity's Unique Entity Identifier (UEI), ECAGE code, or company name to view its registration status and see if it is currently active.</p> <p><input type="checkbox"/> Yes</p> <p><input type="checkbox"/> No</p>
<p><b>Community Profile Questionnaire</b></p>	<p>1. Does your community have goals for increasing clean energy?</p> <p><input type="checkbox"/> Yes</p> <p><input type="checkbox"/> No</p> <p>If yes, provide a URL of these goals or submit it as a file:</p> <p><input type="checkbox"/> <i>URL Submission form</i></p> <p><input type="checkbox"/> <i>Upload option: "Uploads should use the naming convention: CommunityName_GoalX"</i></p> <p>2. Does your community have any existing plan that lists NCIF Qualified Projects in distributed energy generation and storage, zero emissions transportation, and/or net zero buildings? Examples include climate pollution reduction grants, net-zero plans, clean energy plans, climate action plans, community development plans, economic development plans, capital improvement plans, infrastructure plans, among others.</p> <p><input type="checkbox"/> Yes</p> <p><input type="checkbox"/> No</p> <p>If yes, provide a URL to this plan(s) or submit it as a file:</p> <p><input type="checkbox"/> <i>URL Submission form</i></p> <p><input type="checkbox"/> <i>Upload option: "Uploads should use the naming convention: ApplicantName_CommunityPlan"</i></p> <p>3. Are community members involved in creating or implementing energy plans?</p> <p><input type="checkbox"/> Yes</p> <p><input type="checkbox"/> No</p> <p>If yes, provide a URL of community engagement processes or</p>





	<p>submit it as a file, if this is publicly available information:</p> <p><input type="checkbox"/> <i>URL Submission form</i></p> <p><input type="checkbox"/> <i>Upload option: "Uploads should use the naming convention: CommunityName_communityengagementX"</i></p> <p>4. Does your community have experience with clean energy related public-private partnerships?</p> <p><input type="checkbox"/> Yes</p> <p><input type="checkbox"/> No</p> <p>If yes, provide a URL of clear evidence of a public-private partnership or submit it as a file, if this is publicly available information:</p> <p><input type="checkbox"/> <i>URL Submission form</i></p> <p><input type="checkbox"/> <i>Upload option: "Uploads should use the naming convention: CommunityName_publicprivatepartnerships"</i></p> <p>5. Does your community have any of the following (check all that apply):</p> <p><input type="checkbox"/> Clean Energy Procurement Targets</p> <p><input type="checkbox"/> Clean Energy Aggregation Initiatives</p> <p><input type="checkbox"/> Policies that Promote Community Solar</p> <p><input type="checkbox"/> Policies that Promote Large Scale Battery Storage</p> <p><input type="checkbox"/> Policies that Promote Rooftop Solar</p> <p><input type="checkbox"/> Policies that Promote Microgrids</p> <p><input type="checkbox"/> Policies and/or Incentives that Support Building Energy Efficiency Retrofits and/or Zero Emission Heat Pump Adoption</p> <p><input type="checkbox"/> Initiatives that Promote Municipal Fleet Replacement and/or EV Charging Infrastructure</p> <p><input type="checkbox"/> Supportive Zoning or Land Use Policies for Qualified Project Types</p> <p><input type="checkbox"/> Streamlined Regulations that promotes private investment in Qualified Project Types</p> <p><input type="checkbox"/> Instant Online Permitting Approvals for Qualified Project Types</p> <p><input type="checkbox"/> Customer Acquisition Efforts such as Subscription Support for Community Solar</p> <p><input type="checkbox"/> Streamlined Contractor Licensing and Certification</p> <p><input type="checkbox"/> Bulk purchasing of clean energy equipment</p> <p><input type="checkbox"/> Removal of Licensing Fees or other costs associated with Qualified Project Types</p> <p><input type="checkbox"/> Other</p> <p>If yes, provide a URL to these policies or programs or submit as files:</p>
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	<p> <input type="checkbox"/> <i>URL Submission forms</i>  <input type="checkbox"/> <i>Upload options: "Uploads should use the naming convention: ApplicantName_PoliciesX"</i> </p> <p>6. Does your community have any of the following capital sources to support clean energy (check all that apply)</p> <ul style="list-style-type: none"> <li><input type="checkbox"/> Municipal Green Bond Issuances</li> <li><input type="checkbox"/> Capital Improvement Plans</li> <li><input type="checkbox"/> General Fund Allocations for Clean Energy Projects</li> <li><input type="checkbox"/> Clean Energy Community Benefits Funds</li> <li><input type="checkbox"/> Dedicated Local Tax for Clean Energy</li> <li><input type="checkbox"/> State Funding</li> <li><input type="checkbox"/> Federal Funding</li> <li><input type="checkbox"/> Private Loans</li> <li><input type="checkbox"/> Other</li> </ul> <p>If yes, provide a URL to each of these capital sources or submit as files:</p> <ul style="list-style-type: none"> <li><input type="checkbox"/> <i>URL Submission forms</i></li> <li><input type="checkbox"/> <i>Upload options: "Uploads should use the naming convention: ApplicantName_CapitalSourcesX"</i></li> </ul> <p>7. Does your community track and report on clean energy generation?</p> <ul style="list-style-type: none"> <li><input type="checkbox"/> Yes</li> <li><input type="checkbox"/> No</li> </ul> <p>If yes, provide a URL of this tracking or submit it as a file:</p> <ul style="list-style-type: none"> <li><input type="checkbox"/> <i>URL Submission form</i></li> <li><input type="checkbox"/> <i>Upload option: "Uploads should use the naming convention: CommunityName_cleanenergygenerationX"</i></li> </ul> <p>8. Does your community track and report on air pollution?</p> <ul style="list-style-type: none"> <li><input type="checkbox"/> Yes</li> <li><input type="checkbox"/> No</li> </ul> <p>If yes, provide a URL of this tracking or submit it as a file:</p> <ul style="list-style-type: none"> <li><input type="checkbox"/> <i>URL Submission form</i></li> <li><input type="checkbox"/> <i>Upload option: "Uploads should use the naming convention: CommunityName_airpollutionX"</i></li> </ul>
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9. Does your community track and report on GHG emissions?

- Yes  
 No

If yes, provide a URL of this tracking or submit it as a file:

- URL Submission form*  
 *Upload option: "Uploads should use the naming convention: CommunityName\_ghgemissionsX"*

10. What percentage of households in the community use renewable energy?

- 0-10%  
 11-30%  
 31-60%  
 61%-100%  
 I don't know

11. What percentage of businesses in the community use renewable energy?

- 0-10%  
 11-30%  
 31-60%  
 61%-100%  
 I don't know

12. What percentage of residents in your community use electric vehicles?

- 0-10%  
 11-30%  
 31-60%  
 61%-100%  
 I don't know

13. Are your community's clean energy programs accessible to low-



	<p>income households in the community?</p> <p><input type="checkbox"/> Yes</p> <p><input type="checkbox"/> No</p> <p>If yes, provide a URL of this evidence or submit it as a file:</p> <p><input type="checkbox"/> <i>URL Submission form</i></p> <p><input type="checkbox"/> <i>Upload option: "Uploads should use the naming convention: CommunityName_lowincomeaccessX"</i></p> <p>14. What percentage of the population faces energy poverty (spending over 10% of income on energy costs)?</p> <p><input type="checkbox"/> 0-10%</p> <p><input type="checkbox"/> 11-30%</p> <p><input type="checkbox"/> 31-60%</p> <p><input type="checkbox"/> 61-100%</p> <p><input type="checkbox"/> I don't know</p> <p>15. Does your community have labor or workforce development programs in the clean energy sector?</p> <p><input type="checkbox"/> Yes</p> <p><input type="checkbox"/> No</p> <p>If yes, provide a URL of this tracking or submit it as a file, if this is publicly available information:</p> <p><input type="checkbox"/> <i>URL Submission form</i></p> <p><input type="checkbox"/> <i>Upload option: "Uploads should use the naming convention: CommunityName_workforcedevelopmentX"</i></p>
<p><b>Project Narrative</b></p>	<p><b><i>Describe the following:</i></b></p> <p>How will the Market-Building grant of up to \$250,000 support your ability to achieve CGC's Municipal Investment Fund objectives to build a roadmap for public-private partnerships necessary to achieve community-wide clean energy goals, bring together a coalition of partners, create policies to attract capital and reduce costs, and originate a pipeline of financeable NCIF Qualified Projects with at least 50% of projects located in LIDACs? (1,000 word limit)</p> <p>Sample Template: COMMUNITY X will use the Market-Building grant to build a public-private partnership plan that uses a 'whole community approach' to accelerate the deployment of capital for</p>



	<p>U.S. clean power projects that will create jobs, lower energy costs, and improve the quality of life for my community.</p> <p>Through the development of the plan, we aim to bring together a coalition of partners that include [list of specific partners: community organizations, labor, businesses, utilities, renewable energy developers, and state and local lenders] to identify ways to accelerate the deployment of capital to NCIF qualified projects, reduce costs, and achieve GHG reductions, energy savings, jobs, and improved health.</p> <p>Our goal is to build demand for clean energy projects and aggregate a robust pipeline of financeable projects in [Include NCIF Qualified Project Category] with a minimum of 50% of projects in LIDAC communities. This plan will benefit LIDAC communities by [describe key outcomes] which will result in [describe key benefits].</p>
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**d. Phase II: Submitting Plans to Join the Municipal Investment Fund Cohort**

The Qualified Communities (a target of 104) selected to participate in Phase I of the program can submit their public-private partnership plans through the process detailed below, to be considered for participation in the MIF cohort. Applicants will propose up to \$2 million in Predevelopment Activities and Market-Building Activities for up to one year. In ~~July~~ **June** 2025, Qualified Communities can submit the appendices referenced below as an application. These documents are subject to changes, any of which will be communicated to Qualified Communities.

- Coalition Description (detailed in Appendix A)
- Community goals and public-private partnership plan (detailed in Appendix A)
- NCIF Qualified Project pipeline associated with plan (detailed in Appendix B)
- Additional Market-Building and Predevelopment Budget (detailed in Appendix C)

In Phase II, CGC will select up to 10 communities for the Municipal Investment Fund cohort in its first year. Selected communities will benefit from wrap-around support for developing and financing of NCIF Qualified Projects.

- Up to \$2 Million in Predevelopment and Market-Building Grants. Only applications with a Qualified Project under consideration for funding by CGC or one of CGC’s network partners will be eligible for Predevelopment Grants.
- Technical assistance from CGC staff, network, and ICLEI USA
- Opportunities for direct investment opportunities in NCIF Qualified Projects of \$50 million and above
- Opportunities for co-investment opportunities from network partners for NCIF Qualified Projects



between \$10-50 million

For project financing consideration, respondents will need to submit NCIF qualified project or portfolio to RFP No.1 through a separate form available on the [Investment Opportunities page](#) (detailed in Appendix D). Communities can apply for consideration of investment at any time.



**e. Evaluation Criteria**

Phase I: Applications to become a Qualified Community (a target of 104) and be a part of the network are due to ICLEI USA on ~~February~~ **March** 5<sup>th</sup>, 2025, and will be evaluated against the criteria below.

**Evaluation Criteria for Phase I: Becoming a Qualified Community**

<b>A. Community Profile Questionnaire &amp; Narrative (40%)</b>	Responses to the questionnaire and narrative demonstrate that the community has established clean energy goals, policies and initiatives that support clean energy and public-private partnerships, and methodologies for tracking progress. ICLEI USA will recommend communities to CGC with diverse population sizes and capacity levels.
<b>B. Narrative (40%)</b>	Narrative makes a case for how the Market-Building grant will support the goals of the Municipal Investment Fund including building the roadmap for public-private partnerships necessary to implement community-wide clean energy goals, bringing together a coalition of partners, creating the enabling policy environment to attract capital and reduce costs, and originating a pipeline of financeable NCIF qualified projects with at least 50% located in LIDACs.
<b>C. Budget Submission (20%)</b>	Market-Building Activities Budget clearly categorizes expenses, is directly related to the project narrative, and includes activities that can be accomplished within the 6-month grant term.

Phase II: Submissions to join the inaugural Municipal Investment Fund cohort are due to CGC in ~~June~~ **July** 2025 and will be evaluated against the criteria below. Submissions to the Municipal Investment Fund can only come from the network of Qualified Communities participating in Phase I.

**Evaluation Criteria for Phase II: Joining the MIF Inaugural Cohort**

<b>A. Community Profile and Coalition (10%)</b>	Community profile and coalition member qualifications and experience, including their ability to execute the plan and associated projects.
<b>B. Community Goals and Public Private Partnership Plan (40%)</b>	Respondent’s ability to make a case for how your community will use public-private partnerships to accelerate the deployment of capital to NCIF Qualified Projects in distributed energy generation and storage; zero emissions transportation, net zero buildings; and



	financial and technical support.
<b>C. Pipeline (20%)</b>	Respondent's ability to demonstrate they have financeable NCIF Qualified Projects and proposed project impacts aligned with the objectives of the NCIF program.
<b>A. Market-Building and Predevelopment (30%)</b>	Market-Building and Predevelopment Activities Budget clearly categorizes expenses, is directly related to the project narrative, and includes activities that can be accomplished within the one-year grant term. See definitions of Market-Building and Predevelopment activities in the Defined Terms.

For both Phase I and Phase II, all applications will first be evaluated for responsiveness. A responsive application will be one that conforms to the requirements of this RFP. Applications deemed incomplete or that do not meet the requirements of the RFP may be deemed non-responsive, will not be promoted to the technical evaluation phase, and will not be considered for an award under this RFP. All responsive applications will be evaluated and awarded as described above.

All competitive applications in Phase I and Phase II must complete a risk assessment prior to any award determinations. Said risk assessment will assess the applicant's administrative and financial capacity to manage subgrant funds responsibly. Being asked to complete a risk assessment is not an indication of award.

Communities that are not chosen to be one of the network 104 Qualified Communities or are not selected by CGC to be a part of the cohort, can still submit their projects directly to CGC through its open solicitation process: [RFP1: Financial Assistance of Qualified Projects or Portfolio of Projects.](#)

## 2. Submission Requirements

### a. Submission Contents and Requirements

All Respondents must complete the following three steps:

1. **Phase I: Qualified Communities:** Submit a response to ICLEI USA to be chosen as a Qualified Community.
  - Submission instructions:
    - **Applications must be submitted to ICLEI USA by February March 5, 2025.**
    - The submission form to become Qualified Community will be available on the ICLEI USA website [www.icleiusa.org](http://www.icleiusa.org) by January 6, 2025: <https://iclei.wizehive.app/program/cgc>
    - All applicants must acknowledge their review of and ability to adhere to the





following forms, located on the [ICLEI USA website](#):

- ~~i. Subaward Policy~~
  - ii. Non-negotiable Subgrant Agreement + Attachments
  - ~~iii. Subrecipient Monitoring Policy~~
  - o Applicants must be available to answer questions regarding their submissions via email and Zoom.
2. **Phase II: Municipal Investment Fund Cohort:** Submit a response to the Municipal Investment Fund Proposal Submission Form to CGC by the submission deadline (expected ~~July~~ **June** 2025).
- Submission preparation:
    - o Respondents may refer to “**Appendix A: Submission Contents for Municipal Investment Fund Proposal**” to prepare in advance of submitting. The form will have four sections with the corresponding evaluation weightings (as a percent of the total), as described further in Attachment A:
      - i. Coalition (10%)
      - ii. Community goals and public-private partnership plan (40%)
      - iii. Project pipeline associated with plan (40%)
        - The form will accept uploads of “**Appendix B: Project Pipeline Template.**”
      - iv. Market Building and Predevelopment Budget (10%)
        - The form will accept uploads of “**Appendix C: Market-Building and Predevelopment Budget**”.
  - Submission instructions:
    - o Further instructions will be provided to the network of Qualified Communities no less than 30 days in advance of the application deadline by CGC.
    - o Applicants must be available to answer questions regarding their submissions via email and zoom.

## b. RFP Questions, Inquiries, and Clarifications

Communities are invited to attend a webinar to go over the Municipal Investment Fund on January 6, 2025 at 1 p.m. EST:

[https://rabengroup.zoom.us/webinar/register/WN\\_4upUQ606RwKkt2ft0MFsVA#/registration](https://rabengroup.zoom.us/webinar/register/WN_4upUQ606RwKkt2ft0MFsVA#/registration).

Questions regarding this RFP should be sent to [iclei-usa@iclei.org](mailto:iclei-usa@iclei.org). Responses will be compiled in a FAQ sheet that will be made available on [ICLEI USA's website](#). Information that would identify the inquiring Respondent will be omitted to the extent possible to ensure fairness and protect the confidentiality and integrity of this solicitation. Each Respondent is responsible for requesting further explanation if they do not fully understand or believe the information contained herein could be interpreted in more than one way. CGC and ICLEI USA shall have no obligation to correct nor bear any responsibility for errors (whether by commission or omission), ambiguity, or inconsistency in this RFP. If any Respondent is aware of or believes that the solicitation contains such an error, it is the Respondent's responsibility to promptly notify CGC and ICLEI USA in writing. By submitting information, the Respondent represents that they have read and clearly understand this RFP.

Municipal Investment Fund  
2025-CGC-024





### **c. No Guarantee**

CGC and ICLEI USA are not committed to any course of action due to its issuance of this RFP and/or receipt of information from you or other Respondents in response to it. The issuance of this RFP does not imply that CGC or ICLEI USA are making an offer to conduct, expand, or terminate business with any Respondent. ICLEI USA reserves the right to accept a complete response, or portion thereof, to accept multiple responses, or to accept none of the responses. Your preparation and submission of a response does not commit CGC or ICLEI USA to award the grant to any Respondent even if all the requirements are met. All costs associated with preparing Respondent's proposal in response to this RFP and for providing any additional information requested by ICLEI USA to facilitate the evaluation process are the sole responsibility of Respondent and will not be reimbursed by CGC or ICLEI USA.

### **d. Awards of Grants and Contracts/Rejection of Proposals**

CGC and ICLEI USA reserve the right to accept or reject any and all proposals, to waive any irregularities in any proposal process, and to make an award of grant(s) in any manner in which CGC and ICLEI USA, acting in the sole and exclusive exercise of their discretion, deem to be in CGC's and ICLEI USA's best interest. CGC and ICLEI USA will not reimburse any Respondent for any expenses due to requested meetings by CGC or ICLEI USA. If a grant award is issued, it will be awarded to the Respondent(s) deemed the most qualified and responsive as determined at the sole discretion of CGC and ICLEI USA, based on their review of the Respondent's ability to perform the grant activities. The Respondent(s) to whom the award is made will be notified at the earliest possible date.

### **e. Confidentiality and Non-Disclosure**

All information concerning this RFP, including any related information that is subsequently disclosed by Respondent during the application or submission process, is Respondent's confidential information. CGC and ICLEI USA will not disclose such information or use it for any purpose other than responding to the RFP without Respondent's prior written consent, except as required by law. Respondent will not disclose any non-public information in its response to this RFP, provided that such information is identified as non-public and confidential in the response. Submission of a proposal constitutes acceptance of these terms.

Further, as noted in Section 4.1 of [RFP1: Financial Assistance for Qualified Projects or Portfolio of Projects](#), CGC and/or ICLEI USA may be requested to provide responses to this RFP to governmental entities, including, but not limited to EPA, which in turn may be subject to the Freedom of Information Act (FOIA). Please indicate whether Respondent considers the information in this response to constitute information exempt from disclosure under FOIA as provided in 5 U.S.C. § 552(b), including Confidential Business Information (CBI) exempt from disclosure under FOIA Exemption 4 in 5 U.S.C. § 552(b)(4). As part of their submission, Respondents will be asked to indicate if their response constitutes information exempt from disclosure under FOIA as provided in 5 U.S.C. § 552(b).



## f. Conflict of Interest

The Respondent shall disclose any actual or apparent conflict of interest that may exist between CGC or ICLEI USA and the Respondent, or any employee, Principal, Officer, Director, Trustee, of Respondent or any party that the Respondent contemplates may provide services or materials to Respondent if the Respondent is selected.

## g. Environmental Information

Applicants shall not use awarded funding to collect environmental information or conduct environmental information operations, including conducting environmental assessments under the National Environmental Policy Act. Environmental information includes data and information that describe environmental processes or conditions which support EPA's mission of protecting human health and the environment. Examples of environmental information include, but are not limited to:

- direct measurements of environmental parameters or processes;
- analytical testing results of environmental conditions (e.g., geophysical or hydrological conditions);
- information on physical parameters or processes collected using environmental technologies;
- calculations or analyses of environmental information;
- information provided by models;
- information compiled or obtained from databases, software applications, decision support tools, websites, existing literature, and other sources;
- development of environmental software, tools, models, methods and applications; and
- design, construction, and operation or application of environmental technology

## h. Defined Terms

1. Distributed Energy Generation and Storage: Projects, activities, and technologies that deploy small-scale power generation and/or storage technologies (typically from 1 kW to 10,000 kW), plus enabling infrastructure necessary for deployment of such generation and/or storage technologies. For this competition, the projects, activities, and technologies must support carbon pollution-free electricity, which is electrical energy produced from resources that generate no carbon emissions, consistent with the definition specified in Executive Order 14057 (Catalyzing Clean Energy Industries and Jobs Through Federal Sustainability). Examples of the types of projects in this category include (but are not limited to): residential rooftop solar; residential rooftop solar-plus-storage; community wind and solar; fuel cells; stand-alone energy storage, including replacement of backup diesel generators with battery storage; distributed generation and storage assets that support microgrids; and the previously listed projects paired with distribution system upgrades necessary for project interconnection. This priority project category is intended to make an outsized impact on delivering clean energy and energy efficiency



benefits—especially to low-income and disadvantaged communities.

2. **Local Governments:** Refers to counties, municipalities, territories, federal district, and their respective departments, agencies, or offices. Entities granted land use authority and policy functions relevant to the NCIF (e.g., special districts) may also qualify.
3. **Market-Building Activities:** Under 2 CFR § 200.403 and other applicable provisions of 2 CFR Part 200, Subpart E, costs are allowable under federal awards so long as they are necessary and reasonable for the performance of the grant award. For this competition, consistent with these regulations, market-building activities are allowable costs, with such activities (1) building the market for financeable qualified projects, (2) not tied directly to qualified projects grantees intend to finance, and (3) being necessary and reasonable for the deployment of financial assistance to qualified projects. Market-building activities include activities to generate market-wide demand for qualified projects, including (but not limited to) marketing, customer education and engagement, community outreach, contractor engagement, workforce development, and other non-financial market-building activities. Market-building activities also include activities to build more supportive financial market for financing qualified projects, including (but not limited to) standardization of documentation, development of new financial products, and other financial market-building activities.
4. **Net-Zero Emissions Buildings:** Projects, activities, and technologies that either (1) retrofit an existing building, making a substantial contribution to that building being a net-zero emissions building and as part of a plan for that building achieving zero-over-time, or (2) construct a new net-zero emissions building in a low-income and disadvantaged community. Net-zero emissions buildings are defined in Executive Order 14057 Implementing Instructions,<sup>4</sup> with the primary focus of reducing emissions but with occupant health, environmental stewardship, and climate resilience also as critical elements of a holistic building design, construction, and operations strategy. Net-zero emissions buildings include residential (e.g., 1- to 4-family homes, manufactured homes, multifamily housing), commercial, industrial, and other buildings—especially properties providing affordable housing. Examples of the types of projects in this category include (but are not limited to): decarbonization of affordable multifamily housing through energy and water efficiency, geothermal heating and cooling, and grid-interactive appliance electrification; school building space and water heating grid-interactive electrification; whole-home retrofits for 1- to 4-family homes and manufactured homes to improve energy efficiency; decarbonization retrofits as part of adaptive reuse of existing buildings to create housing, childcare centers, and other community facilities; and new construction of net-zero residential buildings in rural areas as well as in urban infill, transit-oriented locations that are in low-income and disadvantaged communities. This priority project category is intended to make an outsized impact on delivering affordable and sustainable housing benefits—especially to low-income and disadvantaged communities.
5. **NCIF Qualified Projects:** Projects that meet each of the following criteria:
  - Reduce or avoid greenhouse gas emissions
  - Reduce or avoid other air pollutants
  - Deliver additional benefits in the categories of climate change, clean energy and energy



efficiency, clean transportation, affordable and sustainable housing, training and workforce development, remediation and reduction of legacy pollution, and/or development of critical clean water infrastructure

- May not have otherwise been financed
  - Mobilize private capital
  - Support only commercial technologies
6. Not-for-Profit: For the purpose of this RFP, a Not-For-Profit organization is any corporation, trust, association, cooperative, or other organization, not including Institutes of Higher Education, that: (1) is operated primarily for scientific, educational, service, charitable, or similar purposes in the public interest; (2) is not organized primarily for profit; and (3) uses net proceeds to maintain, improve, or expand the operations of the organization. Organizations classified as 501(c)(4) do not qualify.
  7. Predevelopment Activities: Under 2 CFR § 200.403 and other applicable provisions of 2 CFR Part 200, Subpart E, costs are allowable under federal awards so long as they are necessary and reasonable for the performance of the grant award. For this competition, consistent with these regulations, predevelopment activities are allowable costs, with such activities (1) improving the likelihood of the grantee financing qualified projects, (2) tied directly to qualified projects grantees intend to finance, and (3) being necessary and reasonable for the deployment of financial assistance to qualified projects. Predevelopment activities include (but are not limited to) site and building assessments (e.g., energy audits); financial and technological feasibility studies (e.g., solar resource studies); design and engineering support; permitting support, project labor agreements, and community benefits agreements.
  8. Zero-Emissions Transportation: Projects, activities, and technologies that deploy zero-emissions transportation modes, plus enabling infrastructure necessary for zero-emissions transportation modes—especially in communities that are overburdened by existing diesel pollution, particulate matter concentration, and degraded air quality. Zero-emissions transportation should be consistent with the zero-emissions transportation decarbonization strategies in The U.S. National Blueprint for Transportation Decarbonization. Examples of the types of projects in this category include (but are not limited to): deployment of chargers (including prewiring for future charger installation) and other infrastructure to support zero-emissions micromobility options (e.g., electric bikes and scooters) as well as zero-emissions light-duty vehicles for individuals and families, particularly at and near multifamily housing; deployment of chargers and other infrastructure to support zero-emissions medium- and heavy-duty vehicles for small businesses and farms; charging and refueling depots for zero-emissions school buses, trucks, and public transportation vehicles; and small-scale infrastructure to improve walkability and bikeability. This priority project category is intended to make a particular impact on delivering clean transportation benefits—especially to low-income and disadvantaged communities.

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