

MCFA facilitates win-win scenarios for all parties involved in a Public-Private Partnership (P3). With diminished budgets, aging infrastructure, and growing capital costs, public entities are looking beyond traditional methods of project delivery and engaging the private sector to deliver and finance public infrastructure projects. MCFA has experience working with both sides of Public-Private Partnerships and offers a detailed approach to satisfy procurement and political barriers. P3's are emergent avenues of programming which MCFA can provide for the vital support to develop successful projects.

Key Experience

Real Property

- Disposal of Excess Property/ Facilities
- Leasing of Underutilized land/ buildings
- DoD Housing Privatization

Energy Utility Infrastructure

- Utility Privatization –
- Energy Efficiency and Conservation Projects -
- Power Purchase Agreements

Key Benefits

- Reduced Ownership Costs by Disposal / conveyance of Underutilized Assets
- Potential Positive Revenue Stream
- Brings private sector experience and expertise to operation and maintenance of infrastructure
- Improves operational efficiencies and costs control
- Allows governments to allocate internal resources to core competencies
- Risk is shifted to third parties



MCFA has extensive experience advising Government entities and evaluating its current assets to develop a P3 program to address inefficiencies and capital budgetary planning. MCFA can assist in the identification of opportunities for asset development, evaluate feasibility, and navigate the process of implementing solutions. MCFA believes that the future of US public infrastructure development will be joint undertakings between the government and private sector and MCFA is uniquely positioned to support clients achieve results.

MCFA has the executive, professional and technical capabilities and capacities to work with our clients on moving their programs into the future and get projects in the ground. Our global leaders that have P3 project experience from vision and concept to execution and completion. Our team understands the complexities and constraints, have worked with industry leaders and private investors, and have lessons of projects that have fallen short of success.

PUBLIC/PRIVATE FINANCING FOR CRITICAL FACILITIES - ABERDEEN PROVING GROUND (APG), MD

PROBLEM

- Department of Defense funding for new buildings and infrastructure for critical military missions is limited
- Changing and growing missions need more flexible and adaptable space constructed on a quick timeline

SOLUTION

- Leverage and implement the Army's Enhanced Use Lease (EUL) program to use private financing
- Prepare market analysis and financial structures/plans for execution

RESULTS

- Developed and executed a 2M sq. ft. mixed use P3 program
- Provided \$6 million annual revenue stream to APG to support the O&M program of the installation
- The new revenue is predictable, reliable and independent of government funding
- Provides insulated revenue to be used to develop and construct assets and infrastructure that would be otherwise unfunded
- Agreements negotiated and executed between the state and the federal governments



ENERGY RESILIENCY AND SECURITY FOR JOINT BASE MCGUIRE DIX LAKEHURST (JBMDL) - JOINT BASE MCGUIRE DIX LAKEHURST, NJ

PROBLEM

- Significant mission continuity risks
- No energy resiliency and security plan
- Limited agency funds to meet requirement

SOLUTION

- Develop plans and policies for the execution of an energy resiliency program
- Identified P3 opportunities to create a revenue stream to fund implementation

RESULTS

- Procured and negotiated with qualified master Developer for execution of over 30 MW of solar power
- Utility scale Combined Cycle Gas Turbine (500 MW) currently being solicited for development
- Developed and executed a communications strategy between the State and Federal government to expedite program implementation

