Introduction to Green Finance

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GREEN FINANCE: DEFINITION

Use of financial products and services, such as loans, insurance, stocks, private equity & bonds in green (or eco-friendly) projects

Green finance is more than climate finance, but includes land, forests, water, oceans, conservation, resilience—indeed every type of GEF investment

“Introduction to Green Finance” brochure - goo.gl/VzoRVF
Annual funding needed:

**Conservation**
$400-600$ billion (spent only $50-62$ billion)
$300-400b$ gap = 1% of private sector investments
Public $ can cover less than 15%

**Energy**
Access - $45$ billion (spent $9$ billion)
Renewables - $320$ billion (spent $154$ billion)
Efficiency - $390$ billion (spent $225$ billion)
Additional finance (gap) - $350$ billion

**Climate**
$392$ invested in 2014 (>60% private$) - still falling short $250$ billion
SESSION OVERVIEW

1. Main financial instruments in conservation
   • Debt / Equity / Guarantees

2. Leveraging private sector capital

3. Cases
   • Forestry fund
   • Fisheries fund
   • Energy efficiency program

Audience: professionals entering Green Finance space
WHY THIS SESSION?

✓ **Private capital** - the biggest part of conservation/climate funding

✓ To access private finance, we need to **know how it works**
  Finance can be **explained in simple terms**

✓ **We can apply this knowledge** to answer the following:
  • How do we develop socially beneficial projects which attract private finance?
  • How do we make the project sustainable long term (after the funding is over)?
  • How do we prioritize our work program to attract more capital?
GREEN FINANCE: BRIEF HISTORY

Investment in conservation evolved:

- **19th century:** simple public sector financing (taxes, fees, stamps and government spending)
- **20th century:** mix of public & philanthropic finance
- **Last 25 years:** growing involvement of the private sector + the development of new financial mechanisms

E.g. we can use **tropical forest** assets to generate **revenues** from operations in fields of **sustainable timber, agriculture and ecotourism**

**Financial innovations:** social policy bonds, crowdsourcing initiatives (online platforms to mobilize capital) – will transform raising capital
GREEN FINANCE: ASSET CLASSES

**Asset class** - group of financial instruments:

- with similar **characteristics**, 
- that **behaves** similarly in the marketplace, 
- and subject to the same **laws/regulations**

2 Asset classes / financial instruments commonly used in green finance:

(1) **Equity** (Stocks)

(2) **Debt** (Fixed Income)

+ risk management tool: **Guarantees**
BLENDED FINANCE – HOW IT WORKS

Can Invest $8m

Required return 7%

Projects can generate 6%

To simplify calculations, we assume projects last only 1 year
BLENDED FINANCE – HOW IT WORKS

- **PRIVATE Investor**: Invested $8m, Required return 7%
- **PUBLIC Investor (GEF)**: Invested $2m, Required return 2%

Projects can generate 6%

Total Invested $10m

To simplify calculations, we assume projects last only 1 year
BLENDED FINANCE – HOW IT WORKS

Private Investor

Invested $8m
Required return 7%

Public Investor (GEF)

Invested $2m
Required return 2%

Total Invested $10m

Projects can generate 6%

Project / Company 1 

Project / Company 2 

Project / Company 3 

Total generated $10.6m - 6%

To simplify calculations, we assume projects last only 1 year
BLENDED FINANCE – HOW IT WORKS

Invested $8m

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Required return 7%

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Public Investor (GEF)

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Required return 2%

Total Invested $10m

Fund

To simplify calculations, we assume projects last only 1 year

Projects:
- Project / Company 1
- Project / Company 2
- Project / Company 3

Total generated:
- $10.6m - 6%
- $2.04m - GEF
- $8.56m - Private
BLENDED FINANCE – HOW IT WORKS

Invested $8m

Required return 7%
8x1.07 = $8.56m

Projects can generate 6%

Invested $2m

Required return 2%

Total Invested $10m

Total generated $10.6m - 6%
$2.04m - GEF
$8.56m - Private

To simplify calculations, we assume projects last only 1 year
**Equity** - ownership in the business

**Common shares (junior equity) vs Preferred shares**
- Junior shares are subordinated to preferred shares
- Liquidation: preferred stockholders paid first
- Dividends: different/greater for preferred shares

**Public institutions** often invest in *junior equity* → absorbs risks of first losses (but perhaps also seeks risk-adjusted returns);

**Private investors** invest in preferred shares (senior shares)

<table>
<thead>
<tr>
<th>Private Investors, DFIs, IFIs</th>
<th>Senior/Preferred Shares, Senior Debt</th>
</tr>
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<tbody>
<tr>
<td>Public Donors, GEF</td>
<td>Junior Shares, Grants</td>
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</table>
EQUITY IN GEF PROJECTS

Objective: Supporting small-scale clean energy projects to reduce CO2

Input:
- GEF invested $4.5m in junior equity of Africa Renewable Energy Fund (AREF) with capped return of 4%
- African Development Bank (AfDB) and other Donors provided $25m
- Co-financing of at least $150m

Process and Output:
- AfDB manages AREF
- AREF invests in clean energy projects
- GEF capped return enables returns to other investors to increase by 2-3%
- Number of projects to be developed (currently 18 at project initiation)

Impact: reduction of 3.8 million tons CO2 during the project life (10 years)
# DEBT FINANCING

Notes, bonds, loans, debentures, certificates, mortgages, leases & other agreements

- **Loan**: $ from a bank to a company, with interest payment, over specific time
  - collateral to guarantee repayment (if difficult → equity preferred)
- **Bond**: $ from the public market to a company
  - trade on public market and involve larger amounts (typically min $100m)

## Seniority

- **Senior debt**: greater security (lower risk) & lower interest payment
- **Debt is senior to Equity** - creditors are paid before shareholders

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<tr>
<th>Private Investors</th>
<th>Senior Debt (Senior Notes, Loans)</th>
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<tbody>
<tr>
<td><strong>Public Donors, GEF</strong></td>
<td>Subordinated Debt (Subordinated Notes, Loans)</td>
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</table>
Objective: Improving freight transport efficiency to reduce GHG emissions in the Black Sea Region

Input:
• GEF provided $16.4m in subordinated debt (junior funding)
• Co-financing: $155m during, and $250m after project completion

Process and Output:
• EBRD manages The Green Logistics Program (ongoing)
• GEF investment in subordinated debt reduces the cost of project financing (reduces required interest rates) → enabling EBRD investment

Impact: estimated GHG reduction by 9.1 million tons CO2e
GUARANTEES

Reduce the probability of default

Support the flow of private investments - in projects where investors and lenders are seeking to mitigate risk

• Credit guarantee – covers non payment by private borrowers. Full or partial guarantee. Partial guarantee – up to a predetermined amount

• Performance guarantee - agreement between a client and a contractor for the contractor to perform all of their obligations under the contract
GUARANTEES IN GEF PROJECTS

Objective: Supporting land restoration in Latin America

Input:
- GEF invested $15m in guarantees and subordinated loans
- Co-financing $120m by Inter-American Development Bank and others

Process and Output:
- Private sector interested in restoration of degraded lands. These investments have long payback periods & high financial risk →
- GEF reduces risk → enables private investments + public investmt (IADB)
- Activities: landscape regeneration; intercropping; shade-grown systems for coffee and cocoa; timber and non-timber product; improving soil, water and temperature regulation by improving agric. land management

Impact: restoration min 45,000 ha, emissions reductions 4.5m tCO2e
# Example of Blended Capital Structure

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<tr>
<th>Source of Capital</th>
<th>Structure No. 1:</th>
<th>Structure No. 2:</th>
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<td>Debt (Notes)</td>
<td>Senior Debt</td>
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<td>DFIs, IFIs</td>
<td>Senior Shares</td>
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<td>DFIs, IFIs</td>
<td>Mezzanine Shares</td>
<td>Senior Shares</td>
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<td>(Hybrid of Debt &amp; Equity)</td>
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<td><strong>Guarantee</strong></td>
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BARRIERS FOR PRIVATE CAPITAL

• High search costs - attractive risk returns, sufficient and predictable cash flows, bigger projects
• Lack of track record of projects and developers
• Monitoring of conservation impact
• Scalability/replicability for future projects
SO WHAT’S NOW?

✓ **New types of collaboration** btw investors, NGOs /project developers & public entities

✓ **Blending** of non-concessionary and concessionary capital

✓ **Addressing the barriers within the GEF framework:**
  • How do we develop socially beneficial projects which attract private finance?
  • How do we make the project sustainable long term (after the funding is over)?
  • How do we prioritize our work program to attract more capital

✓ **GEF-led Green Finance Community of Practice:**


Shortened URL: goo.gl/LySZkU
GREEN FINANCE COMMUNITY OF PRACTICE (COP)

- Wikipedia style
- Open Access
- Shared Ownership: everybody can create a page, edit existing content, start a discussion, and more

URL: https://collaboration.worldbank.org/groups/green-finance-community-of-practice
Shortened URL: goo.gl/LySZkU
GREEN FINANCE COP - HOW TO JOIN

1. You will receive an official invitation - click on the link
2. Enter your email in the box in the lower right hand under “Your email” and click “Confirm address”
3. Check your email for a message that contains further instructions
4. In the email you receive, click on the link to validate your address and complete a short registration
5. Complete the required fields to Create your account. Notes: you will need to create a strong password as prompted. If “Enter the code” does not work, try refreshing but you may need to re-enter data.
6. Click on the Orange Oval next to the Inbox on the C4D home page and then click on Notifications
7. Click Accept the Invitation Notification. This should place you on Green Finance Community of Practice

Problems? Email Bruce Summers bsummers@worldbank.org or Olha Krushelnytska okrushelnytska@thegef.org
CASES
CASE 1: FORESTRY FUND

Investors (GEF and others) → Forestry Fund → Forestry projects/businesses

(1) Forestry companies need capital. But private sector investors reluctant to invest due to: long payback periods, lack of track record and uncertainty over product prices.

(2) The Fund, which includes funding from the GEF and private investors, will provide long-term (debt / equity) funding to 5-6 existing projects to scale them up, so they can further attract (debt / equity) financing from financial institutions.

(3) The GEF has taken a (lower return & higher risk / higher return & lower risk) position in the fund, which helps lower risks for private sector investors.

(4) The interests of private sector (debt / equity) investors are closely aligned with those of the other shareholders: they want to add value by ensuring effective governance and high environmental & social standards of funded companies.
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(1) GEF and other investors are creating a Fund for sustainable small-scale fisheries, which will be one of the very few financial institutions providing long term financing in community fisheries.

(2) Fund Will provide long-term (debt / equity / debt and equity) investments to promising enterprises operating in the sustainable wild-caught seafood and mariculture sectors. Capital to be used for the acquisition of fixed assets by borrowers.

(3) GEF invests in (stocks / loans) of 5-7 years and expects to earn 10-15% return.
CASE 2: FISHERIES FUND (1/3)

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CASE 2: FISHERIES FUND (2/3)

(2) Fund will provide long-term (debt / equity / debt and equity) investments to promising enterprises operating in the sustainable seafood sector.

Capital used for the acquisition of fixed assets by borrowers.
(3) GEF invests in (stocks / loans) of 5-7 years and expects to earn 10-15% return.
CASE 2: FISHERIES FUND

ANSWERS

(1) **GEF** and other investors are creating a Fund for **sustainable small-scale fisheries**, which will be one of the very few financial institutions providing long term financing in community fisheries.

(2) **Fund** will provide long-term **debt and equity** investments to promising enterprises operating in the sustainable seafood sector. Capital to be used for the acquisition of fixed assets.

(3) **GEF** invests in **loans** of 5-7 years and expects to earn 10-15% return.
Energy Service Companies (ESCOs) - private enterprises that implement improvements to reduce energy consumptions. Require lending for equipment and process improvements. However, they lack access to (commercial credit / capital markets).

The banks conventionally lend against high levels of (fixed asset collateral / guarantees from other financial institutions). ESCOs often cannot meet these requirements.

The project objective is to develop energy efficiency industry, through (risk sharing / co-investing) with commercial lenders.

GEF funds will be used to create a (performance risk guarantee / credit enhancement guarantee) program. The program includes creation of the Risk Sharing Facility.

The Risk Sharing Facility will be used to share the risk with commercial banks. Its funds would be paid out to participating banks in the event of a loss or default - partial coverage of banks risk exposure. Thereby ESCOs can obtain a bank debt with a (lower / higher) cost and a (shorter / longer) term.

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CASE 3: ENERGY EFFICIENCY

ANSWERS

(1) Energy Service Companies (ESCOs) - private enterprises that implement improvements to reduce energy consumptions. Require lending for equipment and process improvements. However they lack access to **commercial credit**.

(2) The banks conventionally lend against high levels of **fixed asset collateral**. ESCOs often cannot meet these requirements.

(3) The project objective is to develop energy efficiency industry, through **risk sharing** with commercial lenders.

(4) GEF funds will be used to create a **credit enhancement guarantee** program. The program includes creation of the Risk Sharing Facility.

(5) The Risk sharing Facility will be used to share the risk with commercial banks. Its funds would be paid out to participating banks in the event of a loss or default - partial coverage of banks risk exposure. Thereby ESCOs can obtain a bank debt with a **lower** cost and a **longer** term.
Thank you!

QUESTIONS?

Brochure: goo.gl/VzoRVF