

Announcing the

100% SOLAR

COURTYARD[®]
Marriott[®]



THE FIRST 100% SOLAR POWERED MARRIOTT HOTEL IN THE U.S.



iHIGH HOTELS LTD.
An Affiliate of High Real Estate Group LLC

Press Kit | 2018



100% SOLAR

Courtyard by Marriott - Lancaster

197 Cars

The amount of equivalent greenhouse gas emissions saved during a year of solar power operation



3.8 kWh/m²

The average amount of sunlight that Lancaster, Pennsylvania receives per day



\$1.5 mil

The system investment by High including \$504,900 in grants from the Commonwealth of Pennsylvania



15%

The amount of energy the Lancaster Courtyard by Marriott saved by using more energy-efficient lighting



1,177 mWh

The electrical power consumed by the Lancaster Courtyard by Marriott each year



1,239 mWh

The electrical power produced by its solar array



2,700+ Panels

The solar array powering the hotel is more than twice the size of a football field



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SOLAR INNOVATION

The Courtyard by Marriott-Lancaster, Pa. will be the first Marriott hotel in the U.S. with its electricity needs met fully by the sun. It will be the first solar-powered property owned by High.

The result of a collaboration three years in the making, this investment represents the combined thinking and commitment of High Hotels, High Real Estate Group LLC, High Associates Ltd., and High Properties.



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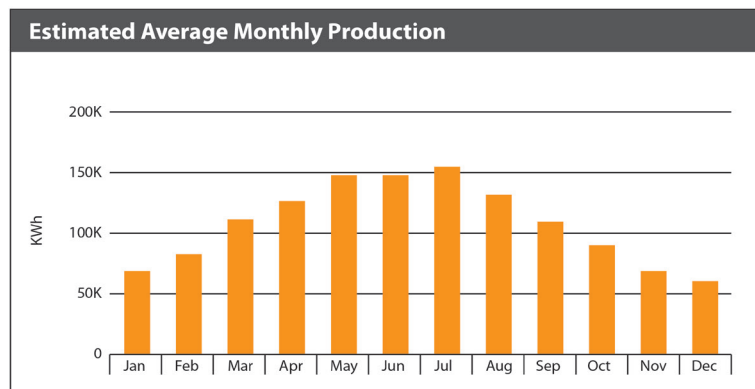


THE SOLAR ARRAY

Generating 1,239,000 kWh, the photovoltaic system will make the Courtyard Lancaster a 100% solar hotel, meaning that the 1,177,000 kWh of electricity normally used by the five-story hotel in a year will be offset by the solar panel's generation.

The system is being installed on a warehouse rooftop less than a mile from the hotel. Both properties are located in Greenfield Corporate Center, a 600-acre, master-planned mixed-use business campus.

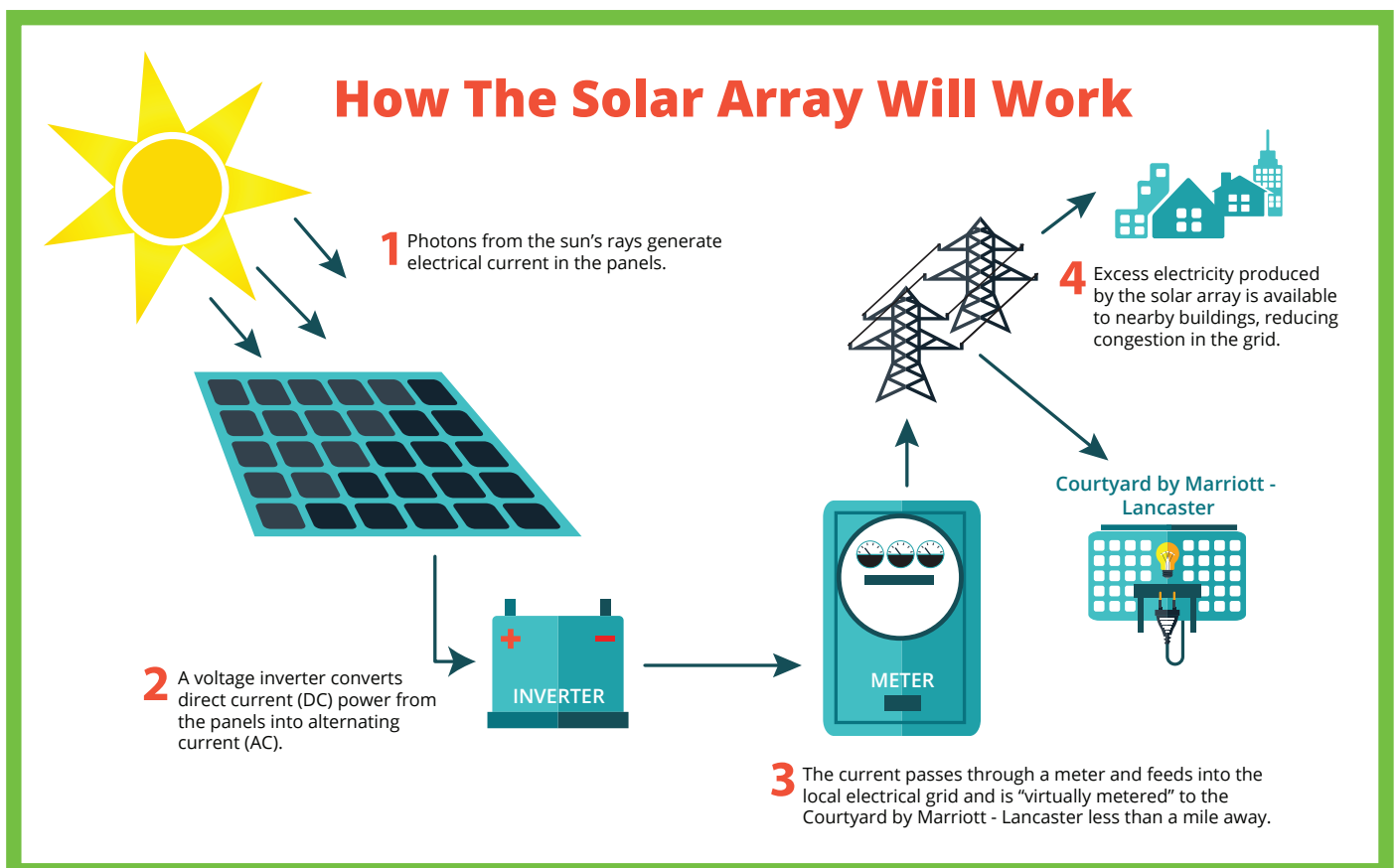
Recently the Courtyard Lancaster was refitted with LED lighting, reducing total electricity consumption by about 15 percent. With the lower demand, it's expected the the solar panels' generation will well exceed the hotel's needs, thus putting even more power back in the grid for use by others.



Estimated system production throughout the year



Solar array located in proximity to the Courtyard Lancaster



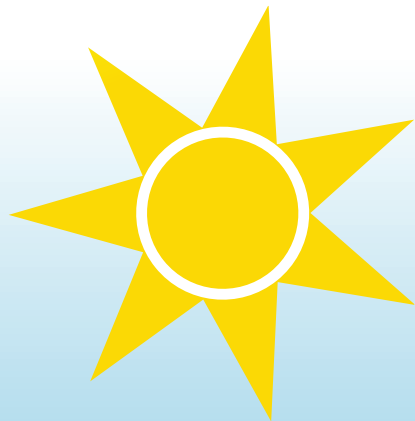
PROJECT DETAILS

LOCATION: Warehouse - 167 Greenfield Road;
Courtyard Lancaster - 1931 Hospitality Drive; in Lancaster, PA.

SIZE: 135,200 square feet (2+ football fields) including 2,700 panels

TIMELINE: Installation starts June 2018; system commissioning September 2018

OWNER: High Hotels Ltd. - Solar Array; High Properties - Warehouse



2,700+ Panels each rated at 340w

- More than 2,700 photovoltaic panels measuring 77"x39"x1.5", each producing 340w of electrical energy
- Low maintenance panels are expected to provide 20 or more years of service



1,239 MWh annual power production

- Feeds into local grid, measured via virtual metering
- Excess sold to utility, serving other customers and reducing congestion



Solar Array - 135,200 square feet total area

- Finished installation will be 135,200 square feet, or more than twice the size of a football field
- Panel manufacturer Hanwha Q CELLS solar modules, headquartered in Seoul, South Korea. Meadow Valley Electric Inc. will install the array



\$1.5 mil including \$504,900 in grants

- PA Commonwealth Financing Authority (CFA) approved a grant of \$504,900 from the state's Solar Energy Program (SEP)
- The project will earn one solar renewable energy credit which will be conveyed to the CFA to provide the agency more funds to offer grants in the future, ensuring that other companies can also pursue their renewable energy goals



197 cars worth of greenhouse gas saved

- 922 metric tons of CO₂ emissions; equivalent of 1,008,846 pounds of coal burned, 99.6 homes' energy use for one year, or 2,135 barrels of oil
- Savings calculated using EPA Greenhouse Gas Equivalencies Calculator



3.8 kWh/m² average daily available sunlight

- Pennsylvania receives about 2/3 the solar radiation of states in the Southwest U.S.; in 2016 it ranked 18th for solar kWh produced
- As one of 29 states with a Renewable Portfolio Standard, Pennsylvania is required to obtain at least 0.5% of its electricity from solar by 2021



15% savings from energy-efficient LED lighting

- With the lower demand from new LED lighting, it's expected that the solar power generated will well exceed the hotel's needs, thus putting even more power back in the grid for use by others
- Environmentally responsible practices including water reduction, recycling, and reusing through donations



OUR PARTNERS

High Hotels gratefully acknowledges the support and participation of the talented and committed leaders in these organizations who helped make this project possible:

GRANT | Pennsylvania Department of Economic and Community Development, Commonwealth Financing Authority, Harrisburg, PA | dced.pa.gov

An independent agency of the Department of Community and Economic Development (DCED), the CFA holds fiduciary responsibility over the funding of programs and investments in Pennsylvania's economic growth including the Solar Energy Program, which provides financial assistance in the form of grant and loan funds to promote the use of solar energy in the state.

FINANCING | M&T Bank, Buffalo, NY | mtb.com

M&T is a financial holding company headquartered in Buffalo, New York. M&T's principal banking subsidiary, M&T Bank, operates banking offices in New York, Maryland, New Jersey, Pennsylvania, Delaware, Connecticut, Virginia, West Virginia and the District of Columbia. Trust-related services are provided by M&T's Wilmington Trust-affiliated companies and by M&T Bank.

CONTRACTOR | MVE Group, Ephrata, PA | mvegroup.com

Meadow Valley Electric, Inc. is an award-winning commercial electrical contractor. A division of MVE Group, Meadow Valley Electric was established in 1973 and includes ESCO, Inc., specializing in commercial and home security and fire protection systems; KWReduction, helping businesses and municipalities reduce energy and costs with energy audits and energy saving lighting solutions; and MVE Solar which helps businesses switch to solar energy.

OWNER | High Properties, Lancaster, PA

High Properties is a Pennsylvania limited partnership with High General Corporation acting as the corporate general partner. High Properties has expanded over the years and now acquires, develops and owns properties in Pennsylvania and Florida. Holdings include: commercial/Industrial, 5,059,904 square feet; residential, 1,846 units; land, 1,020 Acres.

SPECIAL THANKS

Pennsylvania State Representative Keith J. Greiner, CPA | repgreiner.com

Offices of Pennsylvania State Senator Scott Martin | senatorscottmartinpa.com



ENVIRONMENTAL STEWARDSHIP

High Hotels team members are educated about—and emboldened to practice—earth-friendly habits. We invite and encourage our guests to join us in our efforts to be good stewards of the environment and our resources.

All High Hotels properties pursue conservation programs that reduce consumption, and therefore cost, making our hotels the green choice of eco-conscious travelers. Our responsible use of resources includes:

- Recycling programs
- Linen and towel reuse
- Low-flow faucets, shower heads, and toilets
- Energy-efficient lighting
- Donating linens and other items in the communities in which we operate



SUSTAINABLE PRACTICES IN GREENFIELD CORPORATE CENTER

The Courtyard Lancaster is located in Greenfield Corporate Center, Central Pennsylvania's Premier Business Address. Home to a diverse mix of more than 200 businesses, Greenfield has a strong track record of sustainable practices going back many decades, with \$4 million invested in energy conservation initiatives over the last 10 years, including:

- Restoration of two riparian buffers along the streams that cross the corporate center, including being the first property of its kind in Lancaster to restore such a buffer in 1999
- Installation of three free electric vehicle charging stations in 2012
- Upgrade of campus buildings with high-efficiency fluorescent lighting, or LED, as well as occupancy sensors
- Modification of planting areas to indigenous species to reduce watering requirements
- Roof replacements made with increased insulation to prevent heating and cooling loss
- Installation of high efficiency HVAC systems
- Materials removed in renovations recycled; new material selections reviewed for recyclable content in their manufacturing





ABOUT HIGH HOTELS LTD.

Based in Lancaster, Pa., family-owned High Hotels Ltd. develops, owns and operates an expanding network of award-winning Marriott- and Hilton-brand hotels in the mid-Atlantic region. Currently 14 select-service and extended-stay properties are in operation, with more coming soon.

OUR BRANDS

COURTYARD®
Marriott



Hilton Garden Inn®



SPRINGHILL SUITES®
MARRIOTT



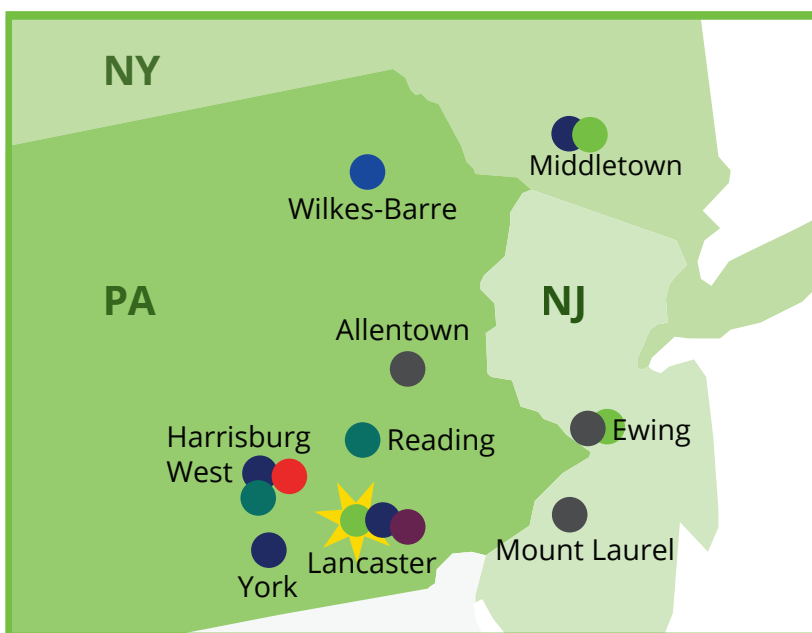
TOWNEPLACE SUITES®
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HOMEWOOD SUITES
BY HILTON



Residence Inn®
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