



Copper City, SOUTH FLORIDA



- An EB-5 Education Project
- Located in Miami Metropolitan Area
- School Operation Funded by the State
- Famous and Experienced Team

Charter School USA - Cooper City



Cooper City Charter School USA

(An EB-5 Education Project)

Charter School USA, the largest charter school operator in the state of Florida, have decided to fully capitalize on the emergence of the American charter schools and its full support from the state government by taking possession of a brand new facility in **Cooper City** Florida.



In 2010-2011 school year, Charter School USA expects to enroll more than 25,000 in 31 facilities located in several American states. For each of these schools as well as for Cooper City Charter School, 100% of the school operation is subsidized by the State government.

For the project Cooper City, the financing for the construction of the facility will come from the American Immigrant Investor Program (EB-5) and private investor. The school construction will be financed through a 5 years loan, secured by a first rank mortgage on the property as well as by a lease assignment. At the expiration of the loan term, a major American bank has expressed its interest to refinance the building.

Main Features

- Investor Capacity: 20
- Construction Cost: \$13,780,000US
- Nature of Investment: 5 Years Loan
- Fees: \$55,000US (I-526 Petition Lawyer's Fees, Management and Administrative Fees)

Multi-Protections

- **Financial Involvement of the State of Florida** : The State government will fund 100% of the school operation cost (average of \$6,800US per student, for a total of \$8,160,000US of state funding per year)
- **20 Years Lease** : Turnover of the Project guaranteed by a Long Term Lease with Charter School USA, the largest school operator in Florida, highly rated by the respected Fitch Ratings.
- **Investment Safeguards** : Investor's rights are secured by a first position mortgage loan on an high value facility which largely exceeds the value of the loan
- **Surplus of Job Creation** : the highly respected Dr. Michael Evans has anticipated a surplus of 90% of job creation, for a total of 360 jobs



Cooper City, Florida



Construction Already in Progress

