

DataSpace Partners, LLC

SECTION I: NON-CONFIDENTIAL PROJECT INFORMATION

Host Country:	Russian Federation
Name of Borrower:	DataSpace Partners, LLC, a limited liability company organized and existing under the laws of the Russian Federation
U.S. Sponsors:	Russia Partners II and Russia Partners III (the “RP Funds”), each a limited partnership that is majority-owned and controlled by U.S. entities, including Russia Partners Management, LLC and Siguler Guff, LP, respectively
Foreign Sponsor:	N/A
Project Description:	To design, build, and operate data centers in Moscow and the surrounding region.
Total Project Costs:	\$604 million
Proposed OPIC Loan:	Up to \$150 million for up to ten years, including an approximate three-year grace period on principal repayment.
Developmental Effects:	The project will have a positive developmental impact on Russia. The RP Funds’ investment will support information infrastructure in Russia. The project is expected to have a positive human capacity impact over the next five years and will provide training for a majority of new workers.
Environment:	<p>Office space leasing, renovation and outfitting projects are screened as Category B under OPIC’s environmental guidelines because impacts are site specific and readily mitigated. The major concerns related to office space renovation and operation are appropriate occupational health and safety precautions, and the need for access to potable water, appropriate waste disposal, and removal of solid waste. Appropriate life safety and fire protection measures should be incorporated into the building design.</p> <p>Applicable standards. The project will be required to</p>

	<p>construct and operate the facility in accordance with (i) applicable provisions of the International Finance Corporation’s April 30, 2007 General Environmental and Health and Safety Guidelines; and (ii) all applicable environmental, health and safety requirements of Russia.</p> <p>Impacts and Mitigation Measures. Proceeds from the OPIC loan will be used by the Borrower to bring a series of data center facilities online in the Moscow market over the next 48 months. The Borrower has multiple sites in its selection pipeline. Generally these locations are existing standalone warehouse / light industrial buildings which are suitable for conversion to data center purposes.</p> <p>Proceeds from the OPIC loan will be used to acquire and renovate existing buildings as discussed above, and to purchase the necessary equipment required to support the data center environment. At the current time, only one pure green-field project is in the pipeline. In the event any such project proceeds, the Borrower is required to obtain OPIC prior approval.</p> <p>There are no internationally designated protected areas near the project and there will be no significant adverse impacts on internationally-recognized threatened or endangered species as a result of project implementation. The project will not result in any physical or economic displacement or impacts on indigenous people, as defined in Performance Standard 7. The project will emit less than 100,000 tons of greenhouse gases and therefore is not considered a major source of greenhouse gases.</p>
Workers Rights:	<p>OPIC’s statutorily required standard worker rights language will be supplemented with provisions concerning the right of association, organization and collective bargaining, minimum age requirements, hours of work, the timely payment of wages and hazardous work situations. Standard and supplemental contract language will be applied to all workers of the project.</p>
Human Rights:	<p>In consultation with the Department of State, the project received a Human Rights Clearance on November 25, 2009.</p>