



| Beyond Challenges |

Activity Report 2013





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Message from the CEO



Johan Beerlandt,
Chief Executive Officer,
BESIX Group

In 2013, BESIX Group's consolidated turnover again increased, reaching EUR 2.3 billion from EUR 2.1 billion in 2012. Group EBITDA was EUR 121.9 million versus EUR 130.9 million the year before. Net income (Group share) remained stable at EUR 83.4 million, compared with EUR 92 million in 2012. Cash flow reached EUR 125.0 million (EUR 111.7 million in 2012).

In the ten years since the management buy-out (LMBO), BESIX Group has weathered the economic and financial crisis well, maintaining, and indeed increasing its pre-crisis (2008) sales volume.

Confirming our multi-disciplinary development, we have created our Concessions & Assets Business Unit, which contains our investments and shareholdings mainly related to water (water treatment and purification stations), parking facility management, maintenance (Facility Management), and our PPP activities. Already well-established in Flanders,

BESIX Park has put down roots at various locations in Wallonia. Cofely-BESIX FM, in collaboration with GDF Suez, specializes in building maintenance and continues its expansion in the Middle East.

The recovery we are beginning to sense in our local market is much stronger in emerging and developing countries, and particularly in the Middle and Far East. While our order book was lower at the end of 2013, 2014 began with several major contract signings in the Middle East: in the UAE with 4 bridges on Al Maryah Island, in Qatar with the Ashgal Expressway infrastructure project, and in Saudi Arabia with the Kempinski Hotel & Residences in Jeddah. In the Netherlands and Belgium, the contracts for the Neherkade in The Hague and the maintenance centre at Haren, respectively, have also been awarded.

Our activities today are more than ever embedded in a socially responsible approach. Since 2010, we have opted to bring together our CSR activities in a specific report, a new edition of which will be published in 2014.

The ambition of BESIX is carried aloft by men and women of talent. We remain attentive to their well-being in a safe and healthy work environment. Safety, a core value of BESIX Group, remains our top priority. In 2013, BESIX continued its safety efforts. In mid-2013, we launched our 'Life Saving Rules' campaign. The Chairman's HSE Awards again honoured the HSE initiatives of several particularly practical and creative Group employees. The growth of our Group will continue in a work climate of respect, focused on enhancing the development and skills of our staff.

BESIX Group is diversifying its international activities while strengthening its local roots

Australia is a new Group bridgehead. We have taken a shareholding in Watpac (now 20.2%). BESIX Group continues to work on a breakwater and a materials offloading facility for Chevron's Wheatstone LNG project near Onslow in Western Australia. In Azerbaijan, work on the Sofaz tower continues, and we are looking to start other projects in the region very soon. At Lustica, Montenegro, the first phase of the holiday homes project has got under way.

Several flagship projects have been completed or are under way. These include the prestigious King Abdullah Sports City stadium in Jeddah, completed at the end of November 2013. The project, spread over three square kilometres was, at the client's request, completed a year ahead of schedule! Our client, Saudi Aramco, has seen that BESIX really makes a difference!

In the field of real estate development, BESIX is maintaining its positive momentum. The Motel One project was delivered in late February 2014 and several major projects are about to start in the Brussels-Capital Region, Ghent and the Grand Duchy of Luxembourg.

Our regional companies Jacques Delens, Wust, Cobelba, Vanhout, Socogetra, Lux TP and West Construct have maintained their positions in their respective markets with good results and new orders. We remain confident in the future of Franki Foundations.

Our future prospects

On looking forward, we continue to address the current challenges pertaining to our organizational format and geographical context, which relate directly to BESIX Group's ability to continually expand and appease its ambitions, thereby solidifying our competitive advantage.

Over the past ten years, we have created a solid foundation; underpinned by a healthy financial situation derived from ten years of good profitability, unequalled know-how and operational excellence in various disciplines across the world.

We have every reason, then, to be optimistic about the future of our Group.

Consolidated key figures 2013

RETURN ON EQUITY

18.5%

SOLVENCY RATIO

27.5%

REVENUES

+8.6%NET CASH
(in EUR million)**194.3**

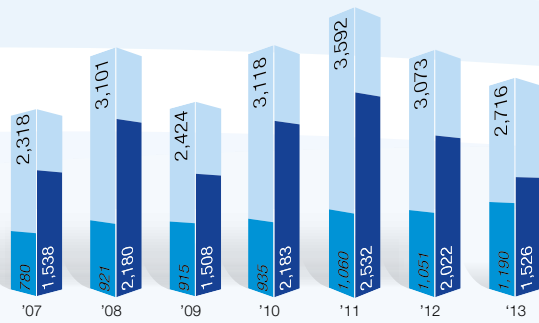
RETURN ON SALES

3.6%

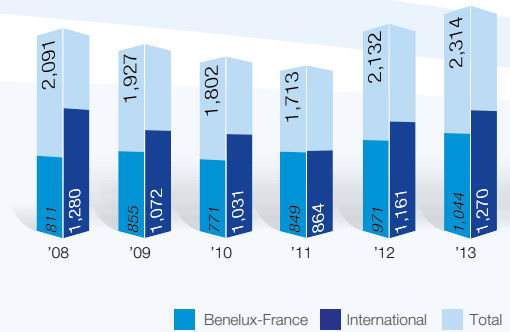
(in EUR million)

	2005	2006	2007	2008	2009	2010	2011	2012	2013
P&L account									
Revenues	1,014.0	1,275.8	1,560.2	2,091.3	1,926.8	1,802.5	1,712.8	2,132.0	2,314.4
EBITDA	52.4	77.6	88.9	132.0	126.4	142.8	137.4	130.9	121.9
<i>EBITDA margin (%)</i>	5.2%	6.1%	5.7%	6.3%	6.6%	7.9%	8.0%	6.1%	5.3%
EBIT	30.8	49.8	54.8	88.4	78.2	88.9	95.2	83.4	78.5
<i>EBIT margin (%)</i>	3.0%	3.9%	3.5%	4.2%	4.1%	4.9%	5.6%	3.9%	3.4%
Earnings before taxes	37.9	48.8	52.3	83.9	75.8	89.5	100.5	100.5	95.6
Consolidated profit	36.2	40.6	51.6	75.0	67.3	83.1	91.3	92.0	83.4
<i>Net result margin (%)</i>	3.6%	3.2%	3.3%	3.6%	3.5%	4.6%	5.3%	4.3%	3.6%
Cash flow	60.0	73.6	91.9	143.1	142.1	158.9	139.4	111.7	125
<i>Cash flow margin (%)</i>	5.9%	5.8%	5.9%	6.8%	7.4%	8.8%	8.1%	5.2%	5.4%
Balance sheet									
Equity	129.5	152.8	200.9	267.6	311.3	373.6	431.6	450.0	499.7
Net cash position	50.4	20.6	35.1	153.0	180.5	388.8	348.7	301.6	194.3
<i>Solvency ratio</i>	22.4%	21.9%	21.3%	19.1%	18.9%	22.0%	25.3%	27.1%	27.5%
Liquidity ratio	1.18	1.15	1.19	1.23	1.23	1.24	1.26	1.31	1.43
<i>Return on equity</i>	23.5%	31.4	33.7%	37.3%	25.2%	26.7%	24.4%	21.3%	18.5%
Order book (31/12)	1,590	1,712	2,318	3,101	2,423	3,118	3,592	3,073	2,716

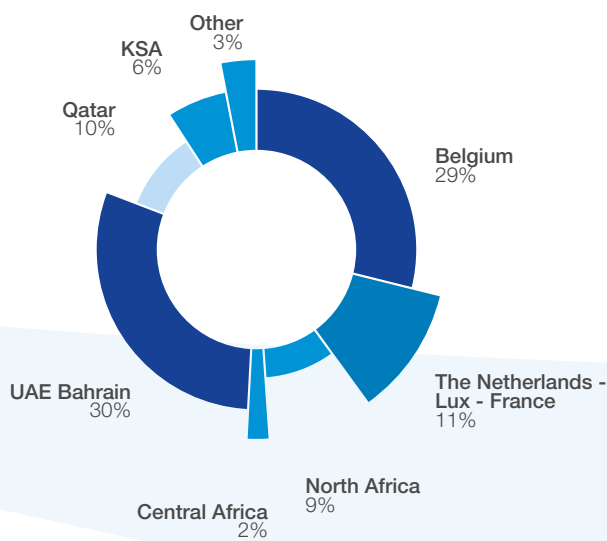
Evolution of Order Book (in EUR million)



Evolution of Turnover (in EUR million)



Order book by region (in %)



Order book by sector (in %)

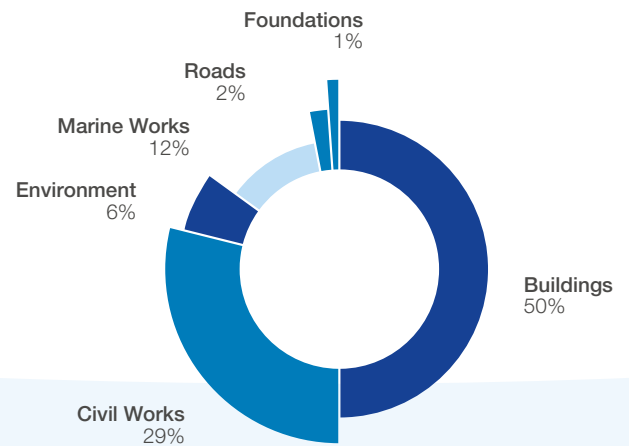


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Corporate

Beyond challenges

Corporate Governance

Committees

Group Structure

HQSE

Human Resources

Engineering

CSR

BESIX Foundation

BESIX Group

BESIX Group beyond challenges

Established in 1909, active in 20 countries across 4 continents, employing more than 18,000 people and generating a turnover in excess of EUR 2 billion, BESIX continues to push the international boundaries of building.

BESIX Group has outgrown its roots as a Belgian building firm to become one of the world's premier multi-service enterprises working at the cutting edge of engineering and construction. Having long-standing expertise, specialized teams and material resources to rise above and beyond any challenge, BESIX Group covers a wide gamut of services and skills in contracting, concessions and real estate development, from original foundation to long-term facility management and renovations.

At home and abroad, BESIX Group is a reliable partner that has built up a solid reputation for delivering multipurpose buildings and high-tech civil infrastructure, marine works and port logistics, large-scale industrial and environmental projects and miscellaneous roadworks. In addition, BESIX Group also quarries its own raw materials and manages a portfolio of assets.



Six Construct

ADNOC tower, Abu Dhabi, UAE
Architect: Hellmuth, Obata & Kassabaum



Wherever our trusted teams may venture: Europe, North and Sub-Saharan Africa, Central Asia, the Middle East, or Australia ...

BESIX Group is proud to help build communities.

Corporate Governance

BESIX Group follows the Belgian recommendations on corporate governance for unlisted companies.

BESIX Group has drawn up various guidelines to ensure good governance, both within the individual companies and in BESIX Group as a whole. The Board of Directors plays an active and prominent role. With the assistance of the various advisory committees, the Board supports the Chief Executive Officer and Management in the operational activities and in the financial control of BESIX Group and its companies. The Board defends the interests of BESIX Group, especially in the event of a crisis or conflict. The composition of the Board of Directors, which consists of four external directors including the Chairman, ensures its internal balance and independence. Decisions are taken in consultation, and the functioning of the Board is regularly reviewed.

A number of advisory committees have been set up within the Board of Directors, each with its own specific competences. The various committees prepare the topics discussed at Board meetings and formulate opinions and recommendations:

- The *Audit Committee* oversees the consolidated financial statements, the interim financial reports and the statutory annual report. For this it works closely with the management and with the company auditor. The committee also monitors the internal control system, the main risks arising from the activities of BESIX Group and its affiliates, and the soundness of management;
- The *Remuneration & Nomination Committee* monitors and evaluates the performance of senior managers and also HR policy, both in BESIX Group itself and in its various regional companies;
- The *Executive & Strategy Committee* focuses on the vision, mission and strategic objectives of BESIX Group, and on their implementation.

To ensure quality service, solid reporting and a collegial atmosphere, the Management of BESIX Group is involved in the achievement of the business strategy that is defined by the Board of Directors and executed by the Chief Executive Officer. Precisely for this reason, Group Management is also represented in the Executive & Strategy Committee.

Board of Directors



Baron Jean Stéphane



Johan Beerlandt



Nassef Sawiris



Osama Bishai



Salman Butt

Committees

Board of Directors and Committees (Situation as per 3 April 2014)

Board of Directors

Baron Jean Stéphane¹
Johan Beerlandt²
Nassef Sawiris
Osama Bishai
Salman Butt
Knight Luc Vandewalle
Baron Philippe Vlerick
Philippe Quoilin³
Jules Janssen⁴

Chairman
Vice-Chairman – Chief Executive Officer
Vice-Chairman
Director
Director
Director
Director
Director
Director
Director (*End of mandates: June 2016*)

Audit Committee

Knight Luc Vandewalle (Chairman)
Baron Philippe Vlerick
Hesham Abdel Samie

Remuneration and Nominations Committee

Baron Jean Stéphane¹ (Chairman)
Johan Beerlandt²
Nassef Sawiris

Executive and Strategy Committee

Johan Beerlandt²

Nassef Sawiris
Philippe Quoilin³
Paul Mouton^{5 (†)}
Jules Janssen⁴
Philippe Dessoy
Yves Dawans
Frédéric de Schrevel⁶
Geert Aelbrecht⁷

Chairman
Chief Executive Officer
Vice-Chairman
Chief Operating Officer (Contracting)
Chief Financial Officer
Deputy Chief Operation Officer (Contracting)
General Manager – Business Development
General Manager – Engineering & Operational Support
Secretary General – General Counsel
Group Human Resources & Communication Director

Steven De Bie

Deputy Chief Financial Officer



Knight Luc Vandewalle



Baron Philippe Vlerick



Philippe Quoilin



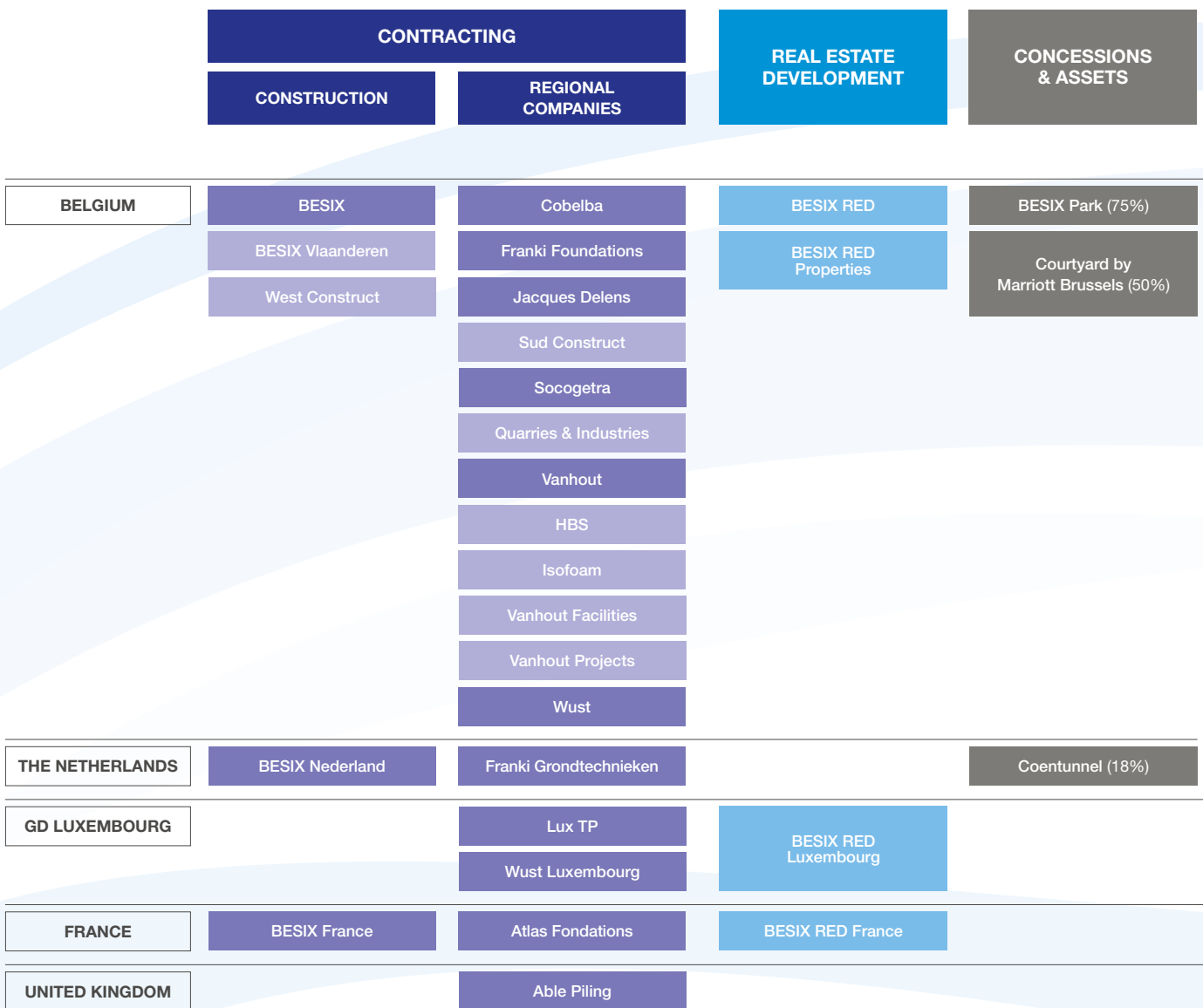
Jules Janssen

¹ Permanent representative of Innosté SA, ² Permanent representative of Bevafin SPRL, ³ Permanent representative of Philippe Quoilin SPRL,

⁴ Permanent representative of Jules Janssen SPRL, ⁵ Permanent representative of Sheep Management SPRL,

⁶ Permanent representative of Artheпа SPRL, ⁷ Permanent representative of Gacco SPRL

Group structure



**CONTRACTING
INTERNATIONAL**

CONSTRUCTION

**CONCESSIONS
& ASSETS**

AFRICA

BESIX
Morocco

BESIX
Egypt

Six International
Cameroon

BESIX
Equatorial Guinea

MIDDLE EAST

BESIX
UAE

BESIX
Saudi Arabia

Franki Foundations

Six Construct
UAE

Six Construct
Qatar

Six Construct
Bahrain

Six Construct
Oman

Six Construct
Saudi Arabia

MSX
Saudi Arabia (50%)

United Readymix

Abu Dhabi
WWTP (20%)

Ajman Sewage (40%)

BESIX Park
Middle East (75%)

Cofely-BESIX FM

Moalajah

Safi (75%)

VEBES O&M

REST OF THE WORLD

BESIX
Italy

BESIX
Azerbaijan

BESIX
Australia

BESIX
Poland

BESIX
Montenegro

BESIX
Sri Lanka

Stadio Alassio
Parking (50%)

Sheraton Poznan
(29%)

HQSE

a constant care

The global implementation of a first-rate HQSE policy remains a key objective within BESIX Group as it benefits not only our employees, but also our clients and other stakeholders. To achieve this level of excellence, BESIX Group relies on a threefold strategy that is based on specific actions, targeting specific needs: a zero harm and zero accident objectives in matters of health & safety and the environment, reducing the environmental impact of our projects and activities, and a continuous improvement of our quality performance by permanent evaluation and reviewing our processes and procedures.

Health and Safety

Curbing risks

Carrying out large-scale construction projects, which typically involve heavy machinery, complex simultaneous operations and elevated work, poses an unmistakable risk to our skilled workers. To minimize these occupational hazards and reduce the number of accidents and injuries on-site, the BESIX Group has put in place a comprehensive system of safety measures. The immediate impact of our safety guidelines is shown in the following track record, shown in the graphs on page 21.

In the course of 2013, the HQSE representatives of the different BESIX Group entities met on a regular basis to discuss a variety of HQSE subjects and how best to approach them as one. As of 2014, workgroups on specific topics will be organized to optimize BESIX Group's HQSE management system and performance.

Here are some of most significant actions taken in 2013:

Health & Safety audit programme

For some time now, our Health & Safety performance is rated in a new and comprehensive audit programme, which identifies strengths and weaknesses in specific projects settings and operations. The streamlined system allows BESIX Group to discern percentages and trends that redefine objectives accordingly, enabling us to stay the course in terms of continuous improvement of our H&S practices.



Life Saving Rules

In 2013, BESIX adopted a new and improved system of best practices called Life Saving Rules, focused on preventing fatal accidents and other high-potential incidents from occurring on site. The system consists of clear and simple icons and pictograms, accompanied by a short annotation as to why a specific rule is important and what aspects workers should focus on. The rules are intended to raise people's awareness to their surroundings when undertaking high-risk activities, such as heavy lifting and rigging, work in elevated or confined spaces, working at great heights or in or around water. To promote the new set of safeguards, BESIX Group launched an awareness campaign and organized level-specific training sessions for its staff, both in-house and across its construction sites. The implementation and performance of the safety code will be subject to regular audits and evaluations.

Safety Time Out Sessions

The Safety Time Out Sessions are yearly recurring events in which the various BESIX departments, BUs and project sites are invited to chime in different Health & Safety and environment topics. Project managers, engineers and crews take a little break to discuss a range of issues, offering practical insights that might improve our company's overall safety record. This year's session was organized on 3 October and focused on 'Critical Risks' (cf. Life Saving Rules). Some 25,000 participants took part in the event, which spanned the entire globe.

Chairman's Awards 2013

The goal of the Chairman's HSE Awards is to boost the creativity and collegial spirit of our teams and reward colleagues that are the most active in these three areas. This year, based on the aspects of leadership, added-value and transferability, the jury selected the winners from 19 dossiers. They were rewarded for the removable and secured openings protection used on the OVT project in Utrecht. A brilliant and thoroughly safe idea.



Environment

BESIX Group intends to maintain a zero incident objective and to reduce its impact on the environment as much as possible. To further reduce our carbon footprint and energy consumption, we introduced tailor-made energy and mobility management programmes.

Energy management programme

In 2013 the BESIX HQSE Department started the necessary procedures to establish an internal committee to define, communicate and implement a dedicated Energy Management Programme for regions spanning Europe, the international stage and Middle East. The global initiative adheres to the ISO 50001:2011 principles and aims to incorporate the programme in the existing ISO 14001 management system. A corporate policy and concomitant action plan for improved energy efficiency and reduction of our carbon footprint, including clear objectives and key performance indicators, will be defined in 2014.

Mobility management programme

Last year, BESIX Management approved a new Mobility Policy and Mobility Management Programme for the Benelux-France region. The objective of this plan of action is to define, facilitate and promote (the transition to) more sustainable forms of mobility and transport. Without losing sight of the comfort and flexibility of its commuters and employees on the go, BESIX aims to reduce where possible the negative environmental, social and financial impact of traffic the company generates. In doing so, it hopes to contribute to the health and wellbeing of the company, its employees and society in general.

ISO 14001 recertification

In August 2013, following a stringent recertification audit of the company's Environmental Management System, BESIX reaffirmed its compliance to the NBN EN ISO 14001:2004 standard (by BCCA). It passed the benchmark test with flying colours for design and realization (in Belgium and abroad) of:

- Civil construction projects, including marine projects;
- Utility projects (buildings, sport facilities, ...);
- Industrial projects;
- Environmental projects (water treatment, ...);
- Construction projects in line with durability guidelines (BREEAM, LEED, HQE, ...).

Quality

Synergy meetings

So-called synergy meetings are regularly organized within all Group HQSE departments. During these get-togethers, experts and representatives convene into thematic and target-specific workgroups in order to optimize our Quality Trainings and aid the development of standardized Inspection and Test plans. One of the main topics of 2013 was focused on increasing the quality control initiative and support on all project sites.

Emphasis on quality

To increase and improve the level of quality management and support on the project sites proper, BESIX seeks to expand the staff and resources of its Quality Department.

Sharp focus on continuous improvement

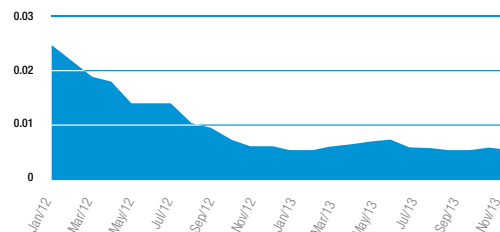
BESIX Group remains committed to:

- Its tradition of End of Project meetings, in which the positives and negatives of a given project are discussed among the relevant Departments and stakeholders and evaluated accordingly;
- Developing and distributing in-company communications highlighting lessons learned and good practices;
- Initiating an in-depth review of our Integrated Energy Management System by IMS and the HQSE Department;
- Supporting the on-going development and testing of quality and performance - driven ICT applications and tools (e.g. provisional acceptance, HQSE inspections, risk management, and so on).

Safety Graphs

BESIX Employees Severity Rate

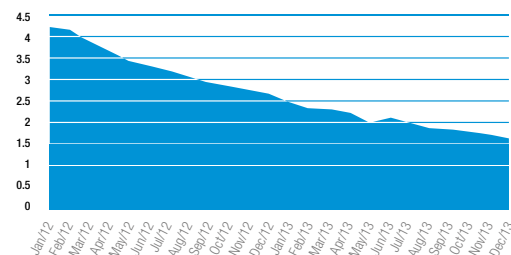
(SR – Cumulative 12 months)



Severity Rate = SR = Numbers of days lost (from LTI)
* 1.000/Hours worked

BESIX Employees Lost Time Injury Rate

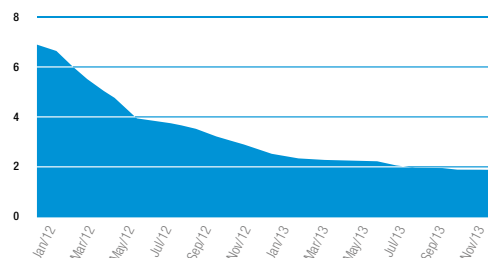
(LTIFR – Cumulative 12 months)



Lost Time Injury (LTI): A work related injury or illness that result in a minimum loss of one full scheduled workday, the day of the accident not included

BESIX Employees Total Recordable Injury & Illness

(TRIIFR – Cumulative 12 months)



Total recordable Injury and Illness Frequency Rate = TRIIFR =
(number of occupational Fatalities + Lost Time Injury cases +
Restricted Work Cases + Medical Treatment Cases)
* 1.000.000 / hours worked

Human Resources

letting people rise to the occasion

To call BESIX Group a construction company would be making light of its on-going evolution as a modern and global multiservice Group, active in just about every field related to the conception, development and management of projects. By reinventing itself as the interdisciplinary and multifaceted company we know today, BESIX Group has not only broadened its scope and horizon, but also its view and philosophy on human resources. The definitive phrase in this regard is 'rising to the occasion'.

Weathering the storms that have recently hit the international market, BESIX Group remains a premier recruiter of international talent. In Belgium, a difficult country to engage high-profile engineers, a strong image and pedigree of BESIX have enticed plenty of young potentials into joining our ranks. The fact that our Group is widely known as a loyal enterprise, moreover, has conduced to this positive trend, while many players in the local market continue to struggle to attract qualified personnel.

An attractive company

BESIX is proud to be able to offer young aspirants a long-term perspective on a thoroughly varied and exciting career. Like no other company, BESIX is involved in prestigious projects at the cutting edge of construction: grand projects of a scale and magnitude that require the right amount of ambition,

spirit and *savoir-faire*, posing a challenge that is particularly appealing to up and coming engineers with unique competences who want to make their mark on the international stage. BESIX Group is always on the lookout for this particular profile of engineer, and 2013 has shown that the feeling is mutual. BESIX Group also organized successful recruitment campaigns or Job Days abroad, in Portugal, Spain and Italy – recovering markets with a glut of skilled workers and engineers. The BESIX' Referral Incentive Programme, finally, transforms our team members into real company ambassadors, spotting fresh talent on the ground and on the job, taking full advantage of their experience and first-hand knowledge of the requirements and needs that exist in the local markets in which BESIX Group operates.



Respect, a BESIX keystone

In 2013, BESIX Group took stock of its entire operation and outlook. This moment of introspection and anticipation crystallized a new core value that embodies BESIX Group's corporate culture and present-day enterprise: Respect, which always starts at the grassroots level, inside each and every one of our 18,000 employees. A global campaign was launched to promote to this new company cornerstone, inviting people to join the discussion and outline their personal definition of respect. In a next phase, BESIX Group will broaden the scope of this shared vision on Respect and extrapolate its findings to the international business in which its companies operate: global respect for the environment, respect for local communities, respect for health and safety, respect for quality, client and stakeholders, and respect for the people who dedicate their professional lives to delivering first-rate work. This is the message BESIX Group will continue to communicate in the years ahead.





BESIX Potential Academy, Seminar for Senior potentials, September 2013

Forging a strong network

BESIX has the tools in place to allow its employees to get in touch and make a real connection. In 2013, BESIX Group launched its brand-new digital portal, which gives users easy and personalized access to company news and information. People can share their knowledge and experiences, and partake in BESIX Group's international network. The new portal and its user-friendly channels of communication have built internal bridges and boosted employee involvement and collaboration across the board. The BESIX Group also publishes a quarterly magazine, featuring the latest inside stories on projects and corporate culture. Informal in-company get-togethers ('Smart breakfasts', and so on) are regularly organized to get co-workers together and bonding, and BESIX remains a staunch supporter of charity sporting events such as the ELA Inter-Enterprise (European Leukodystrophy Association) run in the Crealys-park, the Brussels 20K run, Climbing for Life in France, and many more, encouraging its teams to take part and defend the company colours.

BESIX Young Community

Somewhat belying its name, the BESIX Young Community or BYC (+680 members within BESIX Group) has become a real Group institution, and a well-respected partner of the Solidarity Days (organized by BESIX Foundation). BYC covers a worldwide network of inspired young people who want to stay connected in every sense of the word. Every year, the various BYC chapters host a variety of social and charity events, inviting their friends and colleagues to join the community in a day of recreational networking.



BESIX Young Community activity, June 2013, visit of Lanaye lock site, Belgium



BESIX Potential Academy

Year round, BESIX organizes, via its BESIX Potential Academy, hands-on training and coaching sessions for its employees, empowering them with ample opportunities to broaden their individual skill sets and grow both professionally and personally. To prepare and guide employees on their way forward, special Career Management courses are also tailored to specific fields of expertise as they evolve in the wake of our industry's fast-paced innovation. These career management courses are organized for ambitious junior and senior potentials, with the support of prestigious Vlerick Business School and Solvay Brussels School.

Every two or three years, our company regenerates, so to speak, taking on new projects in new countries, contracting for new clients and using new suppliers, a thoroughly dynamic process that requires fresh blood and novel competences, suited to the challenge. This does not mean, however, that BESIX Group intends to neglect its core expertise. We aim to remain a very strong contender in our core business activities, attracting candidates who want to design and build landmark structures across the globe.

Our in-company training and development allows us to quickly mobilize the right kind of people for any given project, in any given field, which smooths the way to certain success.

“The BESIX Potential Academy One and Two are a unique platform for potentials in BESIX Group who have shown the ability, attitude and ambition to progress both in their personal development and in their career. The potentials who took part in this tailor-made and high-level management course were given a golden opportunity. Now, who will be next?”

GEERT AELBRECHT,
Human Resources & Communication Director, BESIX Group

Engineering in the vanguard of construction



In 2013, the Engineering Department has once again demonstrated its added value to the building group. Benefiting from a close collaboration between the disciplines of design, methods and construction, the Engineering Department has successfully completed numerous complex projects, exceeding clients' expectations. A key to this success, in addition to the hard work of the seasoned specialists in their respective fields, has been the absolute focus of the department on the constructability, safety and quality of projects they have taken on.

Multiservice Engineering

Over the course of the past year, the BESIX Engineering Department has been involved in many challenging Design and Build projects and large number of tenders.

Within the Building Department, firstly, we may think of such high-profile projects as the Sofaz Tower (Azerbaijan), the ADNOC Tower (UAE) and the King Abdullah Sports City Stadium (Saudi Arabia). The Civil Structures Department, secondly, has tackled a diverse range of engineering projects such as the Lanaye locks (Belgium), a cable-stayed bridge and two composite bridges in Equatorial Guinea, a radar tower in Houthalen (Belgium), the quay walls of the Amazon harbour in Rotterdam (the Netherlands) and the upgrade of mooring and berthing dolphins in the port of Qatar's Ras Laffan Industrial City.

The Marine Department, for its part, completed the design of the breakwater and Marine Offloading Facility (MOF) for the prestigious Wheatstone project (Australia) and took part in numerous tenders for jetties, breakwaters and quay walls around the world. All these infrastructural activities were supported – and in some cases completely managed – by the experts of the Geotechnical Department.

The Dubai Design Department (DDD), which is a fully-fledged and autonomous design office, has overseen numerous projects in the Middle East: with projects such as the Jazan Marine Terminal (Saudi Arabia), Hamriyah Power Station (UAE), Ruwais Waste Water Treatment Plant (UAE) and the Al Safouh Tramway (UAE), the DDD engineers have shown their technical skills and ability to step up the construction process in this buoyant region.

Given the fiercely competitive market in which BESIX Group operates, innovation and renewal are essential if BESIX is to maintain its current position. In order to forge and promote innovative solutions that will shore BESIX Group's position at the market's cutting edge, great efforts and strides were made last year in the Methods and Planning, BIM, Concrete Technology and Durable Construction Departments.

Methods and Planning

The ranks of the Methods & Planning Department were reinforced with experienced methods engineers in civil construction and buildings. The Department also developed specific prefabricated concrete solutions for a number of important projects, a tailor-made innovation geared to the entire prefabrication process, including formwork requirements, temporary supports and heavy lifting operations.



BIM

Building Information Modelling (BIM) remains a mainspring of BESIX innovation. In addition to the tried and tested use of 3D BIM models for the faster production and approval of construction drawings, BIM was principally used for the visualization of construction stages, the more efficient and accurate calculation of bills of quantities, and the improvement of internal and external communications. A noteworthy point in case of the distinct advantages BIM affords, is the Grand Egyptian Museum in Cairo (Egypt). All the relevant disciplines (structural, architectural, M&E ...) were co-ordinated in 3D, which allowed for the early detection of design flaws and conflicts as well as the more general optimization of the construction methodology used. To preserve its leading position in BIM, BESIX continually trains its staff (including its contractors), takes active part in conferences and working groups, and supervises student theses on the subject.

BESIX Group has also obtained all internationally accredited certificates. In 2013 BESIX received the Best BIM Award for the King Abdullah Sports City project, a stand-out acknowledgement of its hard work and fully integrated approach to matters of first-class building and design.

Durable Construction

The Durable Construction Department, meanwhile, continues to advance our knowledge and expertise in the increasingly important field of durable construction (passive buildings, eco-building, LEED, BREEAM, HQE). The main focus here is to provide extensive support during the tender and construction stages as well as on-site technical know-how. The renovation of our offices in Sint-Pieters-Leeuw, which adhered to the strict principles of passive building, provided a comprehensive showcase of these sustainable and eco-friendly concepts in 21st-century construction.

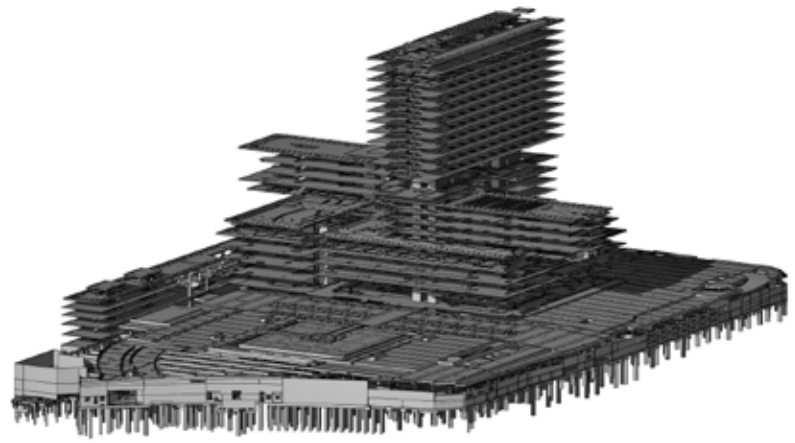
Integrated Design

Another concept that is rapidly gaining ground in the sector is the use of a so-called holistic Integrated Design Approach. This innovative train of thought sees engineering not a discrete and somewhat stand-alone chapter in the construction process, but as an all-embracing and vital factor that considers the overall social impact of the project, its aesthetic integration into the landscape, and its entire life cycle and reverberations. This integral approach requires us to take into full account the project's construction and maintenance costs, but also, even more crucially, its social and environmental impact on future generations. Systems Engineering has been the linchpin of the on-going integration of these pioneering technologies in BESIX's overall design approach, fleshing out a solid framework and excellent management tools that have allowed us to successfully engage this construction method in various sectors and fields.



Focal points

- › In 2013 BESIX received the Best BIM award for the King Abdullah Sports City project, a feather in the cap of the BIM Department, which applied itself to the fullest.
- › The Integrated Design Approach that has been developed is indispensable to the successful implementation of challenging Design, Build & Maintenance (DBM) projects and to provide support to PPP projects.
- › In Ras Laffan harbour, our engineers repaired 7 mooring dolphins and 2 berthing dolphins by placing steel caissons around the degrading concrete blocks that made up the existing structures. The caissons were first floated into position, after which specially designed doors (incorporated in the caissons) were opened to permit placement around the existing elements.



BIM-model of Cleveland Clinic, Abu Dhabi, UAE

Knowledge and networks

Over and above the self-explanatory benefits of building up knowledge and know-how and keeping abreast of the latest trends and techniques, an open-ended repository of expertise is managed internally by the Technical Knowledge Management (TKM) team, the future development of our company will also be guided by the research and technical findings of seminars and working groups, in which the staff of the BESIX Engineering Department actively participates. For instance, BESIX engineers have been closely involved in the elaboration of the National Annexes to Eurocode 2 (Design of Concrete Structures), 7 (Geotechnical Design) and 8 (Seismic Design). The BESIX Engineering Department, moreover, also maintains close relationships with academia in order to keep a finger firmly on the pulse of contemporary research and development. A prime example of this symbiosis is the Smartcoco project, a partnership with several national and international universities that conducts fundamental research into the behaviour of large inserts in concrete columns, a topic that is essential for the calculation of complex high-rise buildings. No less than five engineers from the BESIX Engineering Department, finally, lecture at Belgian Universities, which points up the prominent and pioneering role of BESIX in the today's global construction industry.



BESIX Sanotec

Under the BESIX Sanotec brand name, which has become equivalent with quality and reliability in the world of water processes in the home markets and the Middle East, BESIX offers its clients a full suite of sustainable water treatment and purification services. The BESIX Sanotec Department engineers are experienced specialists in the integrated blueprint and design of water treatment plants, pumping stations, hydropower plants and turbines, and sewage systems that deliver clean and potable water so-

lutions to industries and communities around the world. BESIX Sanotec offers innovative process engineering, project management and commercial assistance services, working in close rapport with its partners and Group companies tendering in this increasingly important sector. By assigning Sanotec the status of a full-fledged Group Department and autonomous BU of Six Construct in the Middle East, BESIX has shown that the protection of water resources – so pivotal to the future of the planet – is now one of the core businesses of BESIX Group.

CSR

an inborn commitment

In 2014, the BESIX Group will publish its second CSR report, which lists the individual steps BESIX Group and its entities have taken to balance their pursuit of profit with a real concern for – and commitment to – its people and the planet. The CSR report does not only gauge our social performance and corporate conscience, but also provides a benchmark against which to compare the progress we have made in the field of CSR over the past two years.



The BESIX Group CSR reports are published to provide internal and external stakeholders with detailed information about past campaigns and future objectives in relation to its Corporate Social Responsibility, including safety issues, environmental concerns, good governance, human resources and the company's engagement in society and the local communities in which it operates.

Since 2010-2011, the period covered by the first CSR report, BESIX Group has made great strides in turning its main objectives into distinct actions. For 2013, BESIX Group has chosen to make a priority of sustainable and responsible procurement. In September 2013, a new code of conduct was published to this effect. Next year, all the managers in the procurement chain as well as the major BESIX subcontractors and suppliers will sign the document, thereby making a clear commitment to BESIX Group's new and signally conscientious procurement policy.

Responsible procurement is one of many Group-wide initiatives that have made the different entities feel more directly involved in the development

of specific CSR actions and the articulation of BESIX Group's common goals.

Vanhout followed suit and published its own sustainability report based on the standardized template of the Global Reporting Initiative (GRI). Six Construct, for its part, joined the 'Sustainability Network' coordinated by the Dubai Chamber of Commerce and Industry, which launched the Sustainability Network (SN), a CSR-leadership initiative. Six Construct was also awarded the CSR Label by the Chamber of Commerce of Dubai, indicating that the entity has done consistent and significant work in CSR and is committed to develop its actions further. Other Group entities like BESIX, Jacques Delens or Wust are proactively involved in the development and implementation of green and innovative solutions.

BESIX Group's CSR objectives are incorporated in a multi-year plan and are regularly reviewed. To find out more about the many orchestrated actions BESIX Group has taken to improve its solid reputation in the field of CSR, we invite you to read our CSR report 2012-2013, which will be published shortly.



CSR Label ceremony, March 2013, Dubai, UAE



Oyala bridges project team, Equatorial Guinea

BESIX Foundation building opportunities

The BESIX Foundation was established to build bridges between the company and the places and communities it has become a part of.

Confident in the work of our kind and generous volunteers, the enthusiasm of our partners and the specialized skills and expertise of our teams, we are proud to contribute to charitable projects that make a real difference in the world. In its fifth consecutive year, the Foundation sponsored 118 projects in the field of education, construction and the environment, donated EUR 1.8 million to miscellaneous organizations and societies, and organized 59 Solidarity Days. The Foundation provides much more than just financial and material support: on their own time, our local volunteers supply the practical know-how and technical support less fortunate people need to start building their own vision on a sustainable future. The Foundation works locally and abroad, touches untold lives all over the planet.

St. Anthony School, India

Near New Delhi, the BESIX Foundation has built a modern school that gives 1,200 underprivileged children access to first-class education. Outside the classroom, the local association has set up a lot of other initiatives: access to medical care and micro-finance schemes, self-help groups for women, adult education, environmental awareness programmes, and so on. Since the start of the project in 2006, the school has brought about a sea change in the community, giving people a firmly rooted prospect of a better life.

FACE for Children in Need, Egypt

FACE for Children in Need is a humanitarian non-profit organization that takes care of disadvantaged



FACE for Children in Need, Cairo, Egypt



Right2Learn, Dubai, UAE

children living on the mean streets of Cairo. The BESIX Foundation helps out in local orphanages and shelters, where social workers provide psychological support and hands-on education to Egyptian kids who have been left behind, helping them reclaim their place in society. Several expat wives have worked wonders in these Cairo sanctuaries, closely collaborating with the good people of FACE.

Right2Learn, the Emirates

This innovative idea was hatched in 2011 by our co-workers in the Emirates who wanted to help out immigrant and unskilled workers, trying to adapt to the fast-pace life on a BESIX construction site. So they began organizing regular IT classes, teaching these novice hands the ropes on their own computer.

The Foundation also set up local internet cafés where people can expand their horizons and communicate with their loved ones free of charge. The Right2Learn project was rolled out in Dubai, Abu Dhabi and Qatar and has been a runaway success ever since.

The Foundation in Belgium

At home, the Foundation has sponsored a variety of non-profits and charitable organizations such as L'Eglantier, JEST Farilu, Les Tofs Services, Racynes, Solidarité Savoir, Sans Logis, and Sémaphore, who work in different social and humanitarian domains.

2013 has been another good year for solidarity with 244 volunteers devoting their spare time to lend a hand during 12 Solidarity Days.

Celebrating 5 years of philanthropy

2009: Creation of our Foundation

2010: Launch of the annual Solidarity Days

2011: First in-house project: Right2Learn

2012: First BESIX Foundation Award

2013: First internal poll. 85% of employees applaud BESIX Group's social commitment and call to action. 59% want to get involved and lend the Foundation a hand.

Key figures

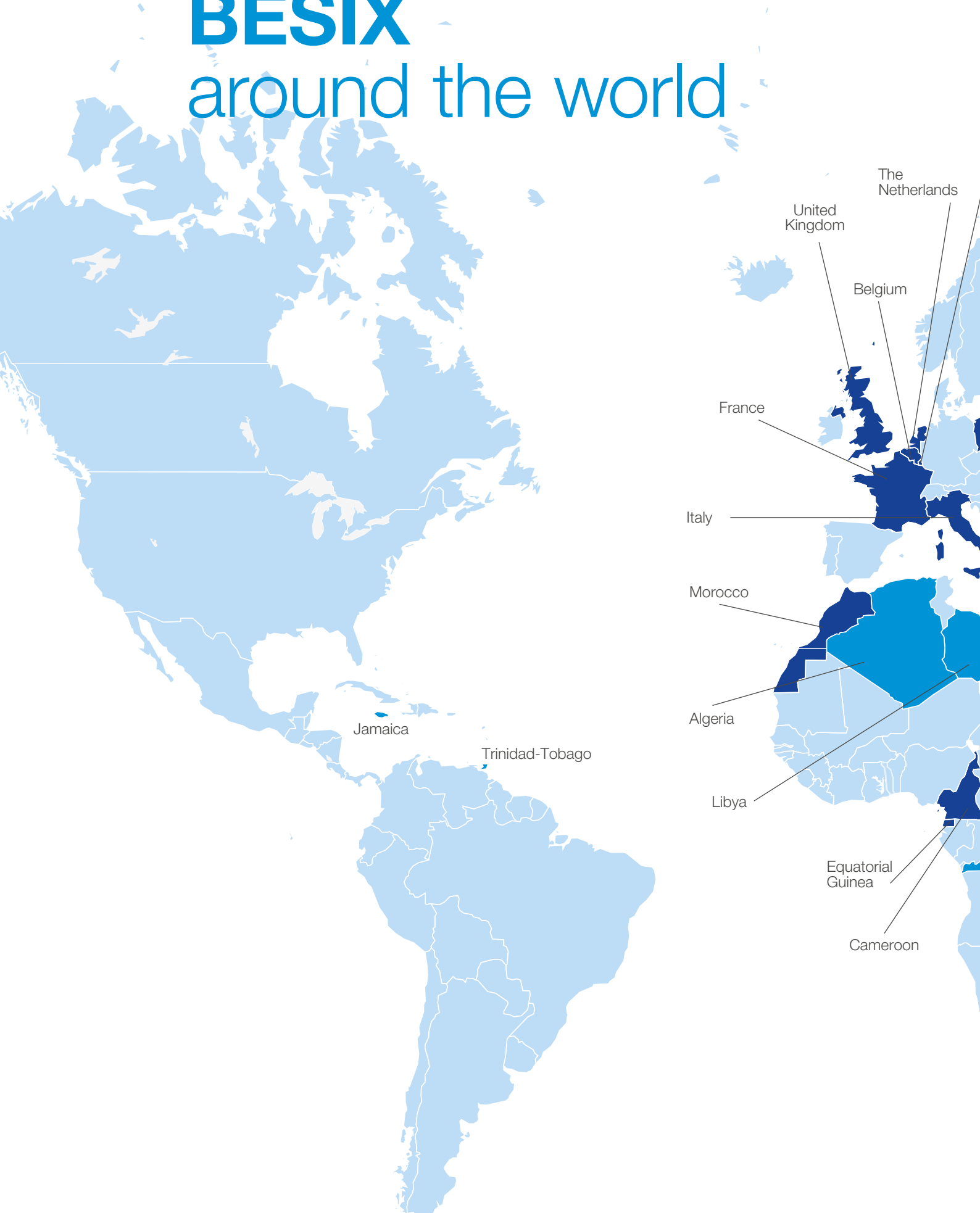
- › 118 projects supported
- › EUR1.8 million paid to the various associations
- › 59 Solidarity Days
- › 881 co-workers involved
- › 1,221 volunteers
- › 1,452 people took part in our survey

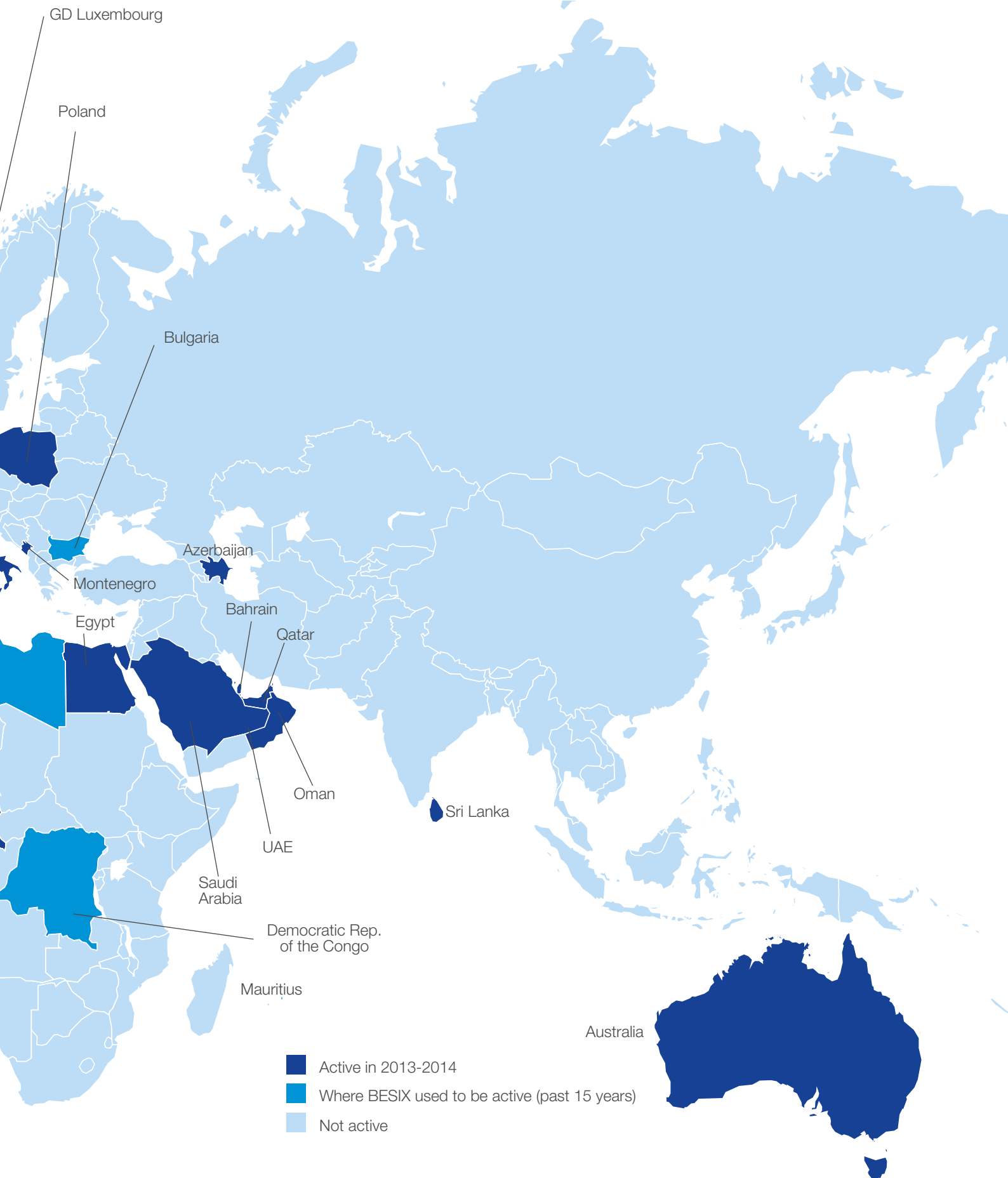
The projects supported involve **education, construction and the environment.**

We support actions in countries where BESIX Group operates so as to create a direct link between our employees and BESIX Foundation projects.

BESIX

around the world







Carpe Diem tower, Paris, France
Architect: Robert A.M. Stern



Expertise

Expertise and Markets
Regional Companies
Real Estate Development
Concessions and Assets



Lock complex, Ternaaien, Belgium

BESIX Group

Expertise and Markets



Expertise incorporated

As a fully integrated multiservice Group working on the international stage, BESIX has the global experience, engineering know-how and technical and logistical resources to cover today's entire gamut of building products and services. BESIX Group is a strong and reliable partner that helps shape cities, industries and communities on the large and local scale, joining its clients and stakeholders in building tomorrow's skyline.

Under one rock-solid roof that spans the entire globe, and working for private and public investors alike, BESIX Group companies have assembled the following services and areas of expertise, catering premium quality and added value to sectors and industries across the board, as well as in a PPP-setting.

LAND

Civil Engineering

- Bridges and causeways
- Tunnels
- Airports
- Public transport systems
- Logistics platforms
- Geotechnical solutions

Contracting

SKY

Buildings

- Towers and high-rises
- Office buildings and corporate headquarters
- Commercial and cultural venues
- Public and administrative buildings
- Complex architectural designs
- Sector-specific infrastructure: financial, residential, commercial, governmental, education, culture & the arts, hospitality, healthcare, technology, industry, logistics, ...

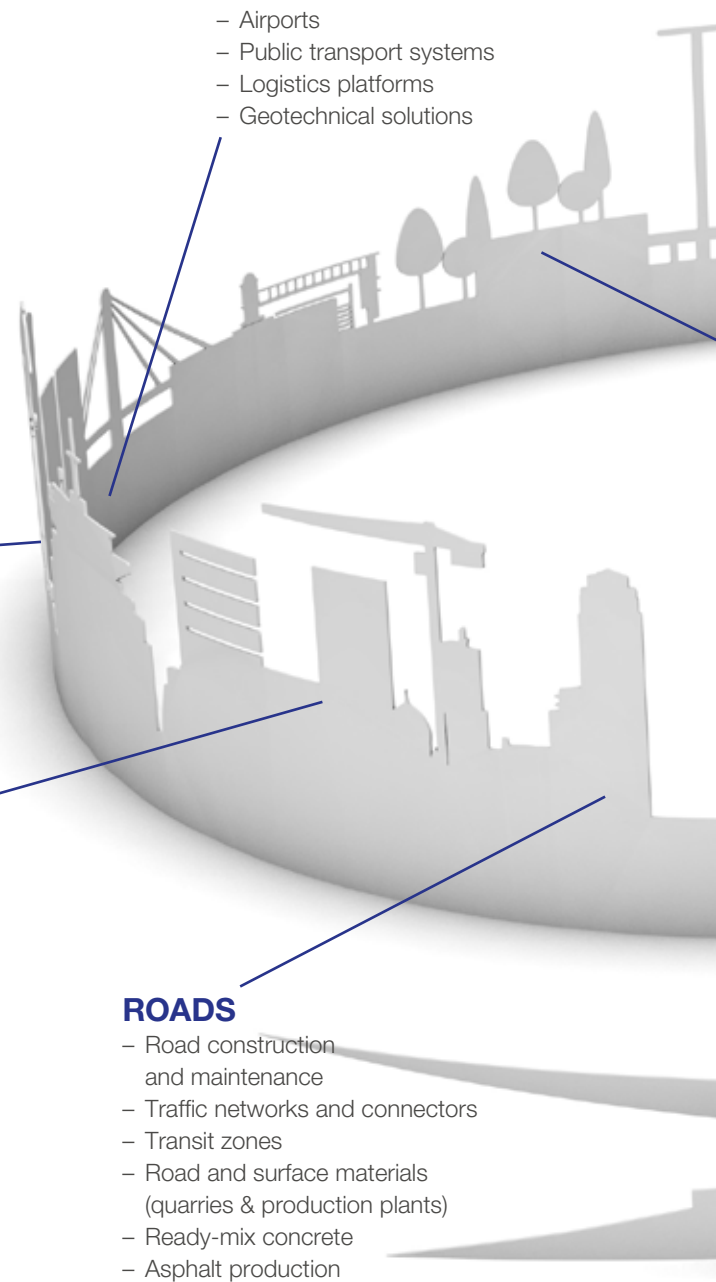
SEA

Marine works

- Port infrastructure
- Quay walls
- Loading platforms
- Breakwaters
- Jetties
- Seawater intakes
- Floodgates
- Locks
- Underwater tunnels and pipelines
- LNG and oil terminals

ROADS

- Road construction and maintenance
- Traffic networks and connectors
- Transit zones
- Road and surface materials (quarries & production plants)
- Ready-mix concrete
- Asphalt production



Concessions and Assets

OPERATION AND MAINTENANCE

- Multifunctional facility management
- Water treatment plants
- Road infrastructure and transport systems
- Car parks

ACQUISITIONS AND INVESTMENTS

- Hotels

Real Estate

REAL ESTATE DEVELOPMENT

- Property development
- Commercial and residential realty
- Administrative buildings

SPORTS AND LEISURE

- Stadiums and sporting venues
- Swimming pools
- Multipurpose sports complexes
- Theme parks
- Leisure and recreation centres

ENVIRONMENT

- Water treatment and processes
- Pumping stations
- Sewage systems
- Parks and landscaping
- Co-sustainable development
- Green building techniques and insulation

INDUSTRY

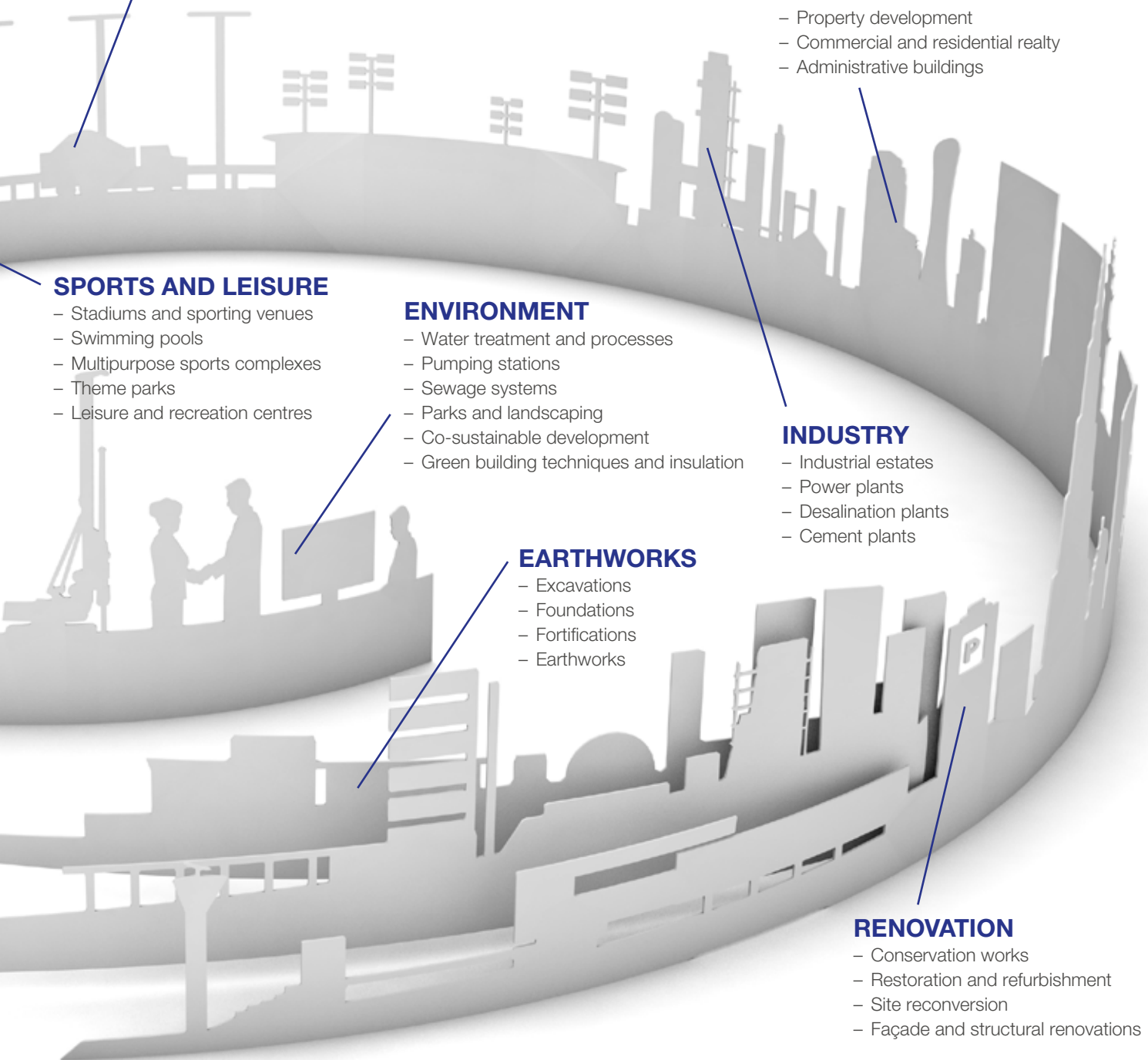
- Industrial estates
- Power plants
- Desalination plants
- Cement plants

EARTHWORKS

- Excavations
- Foundations
- Fortifications
- Earthworks

RENOVATION

- Conservation works
- Restoration and refurbishment
- Site reconversion
- Façade and structural renovations



Contracting at a glance



Markets

The BESIX Group focuses on international markets where its added value is readily apparent. BESIX Group is firmly embedded in its domestic market in the Benelux and France and key countries throughout Europe. Our expert engineers and seasoned builders are also active in North and Sub-Saharan Africa, and across the international stage. BESIX Group is particularly well represented in the Middle East through Six Construct and BESIX Saudi. Forever exploring new opportunities, moreover, BESIX Group recently made inroads into the buoyant market of Australia. The BESIX brand name remains resoundingly strong in all these geographical regions and zones of activity, where it has become synonymous with quality, speed, multiservice performance and teamwork.

Multiservice solutions and contract engineering



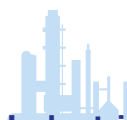
Buildings

BESIX Group can look back on more than a century of international expertise in buildings, and rises to diverse and technically complex building challenges in every sector and market. Adapting to clients' increasingly elaborate demands, BESIX continues to design, develop and deliver fully integrated buildings and properties with a unique architecture, cutting-edge technologies and performance features, tough logistical and environmental requirements, and extremely tight construction deadlines. From towering high-rises to low-impact property developments and far beyond, BESIX Group constructs and refurbishes imaginative, innovative and ecological buildings that stand testament to our companies' professionalism and mastery of the trade.



Marine Works

A significant part of BESIX Group turnover is achieved in coastal marine works, carried out around the world. Port and Marine projects have always been a staple of the BESIX expertise, and the market for modern port infrastructure continues to be one of the most dynamic areas in which BESIX Group operates. The BESIX engineers focus on the cost-effective design and high-quality construction of onshore and offshore marine projects: locks, seawater intakes, breakwaters, quay walls, jetties and oil and gas terminals. BESIX owns and operates its own specialized plant and extensive fleet of state-of-the-art marine equipment, including self-elevating platforms, dipper dredgers, split hopper barges, crane and transport barges, tugs and workboats. This all-in-one approach to projects yields significant cost savings for clients, as BESIX Group is not dependent on external hiring of expensive equipment.



Industrial Works

The international captains of industry can rest assured: in the companies of BESIX Group they get the time-honoured experience and outstanding technical know-how in the design and construction of cutting-edge industrial infrastructure, logistic and handling centres, oil and gas terminals, halls and warehouses, and so on. BESIX Group is particularly well versed in contracting for the energy and water processing industries, and has the resources to supply its own raw and aggregate materials for the projects it is involved in.



Civil Engineering Works

The BESIX Group has the tools and expert teams take on the most difficult and large-scale civil construction projects. Providing meticulously engineering solutions for public and private clients alike, BESIX Group has a long and outstanding track record in different types of physical and organizational infrastructure: tunnels, bridges, transport and systems engineering, geotechnical interventions, landscaping, and so on. Time and again, the BESIX engineers devise and deliver optimum results in the design, construction and maintenance of just about anything under the sky.



Sports and Leisure

The BESIX Group builds communities, and wants its stakeholders and the end user to be involved in this process as much as possible. In essence, BESIX Group constructs places that make participants out of people: a natural extension of their ventures, organizations and pastimes, the things they are passionate about and fully committed to. This communal drive is particularly in evidence in the market of sports and leisure, where BESIX has rapidly become one of the world's leading players, building world-class infrastructure for entertainment and sporting events.

BESIX Benelux-France

BESIX continues its strategy of further strengthening its position on its home markets in the Benelux and France. In the various sectors, buildings, civil works and marine works impressive credentials were realized. Despite a very competitive economic context throughout the year 2013, BESIX Group succeeded in consolidating its order book in the region. Several new projects were won and will provide the necessary continuity in the respective countries.

BESIX in Belgium

Strong roots

In 2013, the integrated quality and creativity associated with the BESIX brand ensured continued growth and diversification in the company's recovering home market. Universally perceived as a strong and reliable partner capable of delivering first-rate

solutions, a widespread image that is substantiated by company's impressive curriculum of achievements, BESIX was able to enlarge its portfolio, bringing in new clients and diverse projects.



IMEC tower, Heverlee, Belgium
Architect: OSAR-BE (Baumschlaeger-Eberle)



Park Tower, Antwerp, Belgium, Architect: ELD

SHAPE DoDDS high school

BESIX and partners are building the new SHAPE High School on the NATO site near Mons. The company previously built the organization's headquarters as well as a new nursery and primary school. The SHAPE school, which is run by the US Department of Defence Dependents (DoDDS), will provide education for the children of military personnel and civilian employees working for the SHAPE. Its modern classrooms will welcome eighteen nationalities and sixteen languages.

Cadiz residential building

The multifunctional Cadiz building complex is currently under construction in Antwerp. A BESIX-Vanhout joint venture, the high-rise will dominate the new Cadiz quarter on the rejuvenated north side of the city. The four 8-storey Cadiz towers, planned for completion in 2015, replace the city's old customs building. The development, which will breathe new life into the waterfront neighbourhood, includes 184 apartments, a supermarket and shops, a luxury hotel and a 127-room healthcare centre.

TREBEL EU parliament offices

In a joint venture, BESIX and Entreprises Jacques Delens are working on the Atenor Group's TREBEL project, a new office tower located in the strategic heart of the European district in Brussels. The U-shaped building sits on a 40-acre plot and will have 13 floors and an underground three-level car park. EU Parliament staff will occupy the offices spaces, which overlook the bustling locale. The 29,500 m² building takes mobility and sustainability as its starting point, which is why TREBEL is in the running to obtain the BREEAM Excellent certificate. The end of the works is scheduled for 2016.

Park tower

Also in Antwerp, BESIX is building the city's tallest residential tower near the redeveloped Park Spoor Noord, aptly called the Park Tower. The building will stand 78.8 m tall and will include 360 housing units with 240 student flats and 120 apartments representing a total area of 32,500 m².



Railway bypass and tangent

In Mechelen, work has started on the railway bypass, consisting of two tracks that will increase the existing speed limit of the trains passing through the city station from 100 to 160 km/h. In tandem with the bypass and two additional platform tracks, BESIX and its partners is constructing the so-called Mechelen road tangent, which will alleviate through traffic and congestion on the city limits. Juggling two major projects at once proved a real challenge, but thanks to the well-orchestrated and fully integrated approach to the technical brief of the project, chiming with BESIX Group expertise, the civil engineering and construction works continued apace.



Lanaye locks

In the heart of the Meuse-Rhine Euregion, work continues on the largest civil engineering project Wallonia has seen in over a decade: the modernization and widening of the strategically positioned Lanaye locks, which will be able to accommodate oversized push-barges of up to 9,000 tons. The 4th Lanaye lock, straddling the border between the Walloon Region and the Netherlands, will be a key point of passage in the international network of waterways. It is 225 m long, 25 m wide and has a drop of 14 m. BESIX is also responsible for all the associated building and refurbishment works, including a hydroelectric plant and pumping station, as well as a quay wall along the bank of the Albert canal in Lixhe.



RER network

Representing BESIX Group dynamics and synergies is the prestigious RER project on the outskirts of Brussels, where BESIX, Franki Foundations Belgium and Socogetra are working together to extend sections of the capital's regional express network. After completing the RER's Uccle-Bigarreaux and Boitsfort-Hoeilaart sectors, BESIX and Socogetra are now completing the La Hulpe section.



Belgian Railway Company (NMBS) train yard

A fairly recent BESIX project is the construction of a multifunctional workshop together with ancillary buildings for NMBS, Belgian National Railway Company. The workshop will be used for the maintenance and repair of all rolling equipment and replaces the old marshaling yard in Melle, near Ghent. The contract includes the construction of the buildings and the 26 tracks that will make up the rail yard.



Ostend office and parking complex

In Ostend, where it successfully delivered a new radar tower, BESIX is working on multifunctional building with large office spaces and parking for 700 cars. The new building sits on a piece of prime real estate that connects directly to the city station via a new gangway. A car park provides easy access to different modes of public transport (bus, tram, train) for those seeking to explore the Belgian coast.



4th Lock, Lanaye, Belgium



Parktoeren building, Antwerp, Belgium, Architect: ELD

The R4 South extension pushing the envelope

“Positioning the cable-stayed bridge over the Ringvaart canal was an important step in the completion of the R4 South. It makes the through traffic and commuter traffic smoother and safer.”

HILDE CREVITS,
Flemish Minister of Mobility and
Public Works

To improve mobility, streamline the considerable flow of traffic, and rubberstamp Flanders' position as Europe's premier logistics hub: such, in a nutshell, is the Flemish government's master plan to combat the proliferating problem of traffic congestion that has plagued its roads (and commuters) for more than a decade.

The extension of the R4 South between Zwijnaarde and Merelbeke, a ring road that skirts the city of Ghent, forms an essential part of the region-wide remedy the government has chosen to adopt: it will not only vastly improve the route's safety and efficiency, but also enhance the quality of life of the people who live in its vicinity.

On paper, the missing 2.5 km link may appear a little underwhelming, but straightforward roadwork it was not: being embedded in something of an infrastructural and topographical jigsaw puzzle,

the R4 South required a great deal more than the mere pouring of concrete. Thanks to the engineering prowess and pinpoint precision of the BESIX teams working on site, the dots in the R4 picture were connected ahead of schedule, much to the satisfaction of Hilde Crevits, the Flemish Minister for Mobility and Public Works.

To achieve this speedy success, the crews had to carefully position a series of tunnels and bridges using an innovative method called pushing. This operation involves the manipulation and displacement of one or more elements of a tunnel or bridge along their axis to transport them from point A (the prefabrication site) to point B (their final position). A short distance by barge, but a big move all the same!



Highlight

Cable-stayed bridge Ringvaart

- › **Weight:** 3,500 tons
- › **Length:** 135 m
- › **Height stay:** 40 m
- › **Distance from prefab site to final resting place:** 115 m
- › **Transfer speed:** 10 m/h

Scheldt Canal bridges

Bridge #1

- › 35 prefab girders (up to 137 tons apiece)
- › Deck supported by central beams (44 m, 120 tons)

Bridge #2

- › 130 tons, 167 m, 74 m span all-steel bicycle bridge
- › Delivered by pontoon





Motel One Brussels

Nicknamed 'Royale 120' as per its address (the Rue Royale in the beating heart of Brussels), Entreprises Jacques Delens and BESIX RED have joined forces in a prestigious project to build and develop the capital's largest hotel (498 rooms), replete with a shopping area. The property, which will be let to the Motel One chain, is built on the site that used to home to the headquarters of the newspaper Le Soir.



Procter & Gamble offices Mechelen

In connection with the sale of the Pringles department in Mechelen between Procter & Gamble and Kellogg's, BESIX was awarded the construction of a multifunctional office building commissioned by Procter & Gamble. This two-floor multipurpose building with a 5,000 m² floor area consists of open office spaces with meeting rooms, a conference hall, locker rooms and facilities, a full-spec kitchen with a restaurant and an industrial laboratory. This project started in 2013 and was completed in 2013 in a record time of 11 months.



Kanaal Wijnegem complex reconversion of industrial site

In Wijnegem, BESIX and Vanhout are working on the conversion of a former malt house into modern residential units, offices and commercial spaces overlooking the 'Kanaal'. Part of existing buildings will be refurbished and substantially rebuilt, preserving their historical character. In addition, major new buildings have been constructed. The client, antiques dealer Axel Vervoordt, will use some of these new buildings as its offices, workshops and storage facilities. Delivery is expected in early 2016.



IMEC Leuven bold architecture

In Leuven BESIX and Vanhout built a new home-base for the Inter-University Microelectronics Centre (IMEC). The striking tower stands 73 m tall and dominates the Leuven skyline. It houses offices, laboratories and parking spaces. The project will be delivered to the client in 2014.



Kanaal, Wijnegem, Belgium
Architect: Stéphane Beel, Bogdan & Van Broeck- Coussée & Goris



Alsberghe & Van Oost, successful reallocation

On the Alsberghe & Van Oost site along the Drongensesteenweg in Ghent, BESIX realized the two-step construction of eight apartment buildings with two underground car parks and the refurbishment of two old industrial buildings, which now accommodate a total of 263 ready-made apartments. The first phase was completed in September 2013. The completion of the second phase is scheduled for October 2014.



Port of Zeebrugge

Having completed the Albert II dock quay wall, BESIX went to work on the OCHZ landing in 2013. The 600 m OCHZ quay wall is made up of combi walls and requires both renovation of the existing infrastructure and new construction works. The works are progressing according to plan.



Antwerp deepening quay walls of the Vijfde Havendok

In 2013 BESIX was commissioned to deepen the quay walls in the fifth port dock, confirming its presence in the maritime market. The northern quay wall of the Industriedok and the adjacent quay wall will be made deeper, thus expanding the existing tank terminal concession and allowing it to receive larger ships. The location is used to store chemical and oil products and for transshipment.



Residence 'Alsberghe & Van Oost' – Phase 1, Ghent, Belgium
Architect: Arch & Teco



'Vijfde Havendok' (fifth port dock), Antwerp, Belgium

BESIX in the Netherlands

All-in-one solutions

Over the past 20 years, BESIX Nederland has managed to secure a dominant position in the Dutch market thanks to its steady output of impressive projects. The company is active in utility construction, marine works, civil engineering and the field of industry. In an increasingly dynamic and competitive market,

BESIX Nederland has taken significant steps in reinventing itself as a trusted purveyor of all-in-one solutions, integrating the design, build and maintenance of infrastructures into one global and customer-oriented approach. As a result, its order book was copiously replenished with a wide variety of important projects.





Regiocentrale-Zuid, Maasbracht, The Netherlands, Architect: Wiel Arets

Regiocentrale-Zuid

In Maasbracht in the southeastern tip of the country, BESIX Nederland and its partner Siemens completed the design and build of the command post Regiocentrale-Zuid, whose high-tech systems control the traffic and safety of the vessels navigating the intricate network of locks, dams and bridges that dot the Meuse River between Maastricht and Belfeld. The glass and aluminium control centre, which was built at the behest of Rijkswaterstaat, went into operation in 2013.

SAA A1/A10 East

For Rijkswaterstaat, BESIX made great progress on the SAA A1 and A10 East sections of Amsterdam's ring road, connecting the East-West axis between Almere, the capital, and Schiphol airport. This Design & Build project involves the widening of important sectors of the highway and the installation of noise screens to improve the quality of life of the residential areas located near the motorway.

Coentunnel

The second Coentunnel on the Amsterdam ring road opened in the spring of 2013. The 5-lane tunnel, which bisects the North Sea Canal, is equipped with cutting-edge safety features and will significantly decongest the southbound traffic into the Dutch capital. Within this EUR 1.2 billion Design & Build PPP-project, the Coentunnel Company – of which BESIX Group is part of under a DBFM contract (18%) – is also responsible for the operation and maintenance of the new tunnel for a period of 24 years. In 2013, refurbishment works started on the original Coentunnel: this DBFM-challenge will be completed in the spring of 2014.

Tunnel Leidsche Rijn

BESIX Nederland and its partners are almost two years into their 7-year maintenance contract with client Rijkswaterstaat for the 1,650 m Tunnel Leidsche Rijn, which takes the busy A2 motorway underneath the densely populated Leidsche Rijn quarter in Utrecht.



OVT Terminal & Stationsplein West, Utrecht, The Netherlands



Amazonehaven, Rotterdam, The Netherlands



Maankwartier station

In Heerlen, an artist's inspired vision on urban redevelopment is coming to life in the Maankwartier quarter, where the city's industrial past has been transformed into a charmingly quirky neighbourhood that beautifully blends the present and past. As part of a Design & Build contract, BESIX Nederland carried out substantial works on the city station, putting in place temporary facilities, a footbridge and a concrete foundation slab across the railroad tracks.



Ring road Parkstad

In 2013, BESIX Nederland was finally able to start up the Design & Build project that will result in a 26 km long stretch of motorway in the region Parkstad Limburg. In consortium, BESIX Nederland is responsible for the construction of 35 structures and 12 km of noise barriers.



Tilburg station and foot and bicycle tunnel

For its client ProRail, BESIX Nederland will carry out the extension and renovation of Tilburg's central station, which will be completed in 2016. The company has extensive experience in projects related to high-quality railway infrastructure: it also built the Barendrecht train station and the Bijlmer Arena train and metro station in Amsterdam. BESIX Nederland won the contract thanks to its strong CO₂-performance standards. The station will be refurbished with a 42 m concourse with shops and facilities that will cut underneath the tracks. Also in Tilburg, ProRail commissioned BESIX Nederland to build a new foot and bicycle tunnel in the Willem II Street.




OVT terminal & Stationsplein west

In Utrecht, BESIX Nederland is building a new multimodal public transport terminal and architecturally striking concourse that will receive in excess of 200,000 travellers per day. In the course of 2013, the first and second project phases were opened up to the public. Next-door, work continues on the realization of the Stationsplein West, which will have 4,500 bicycle berths underneath an elevated square that connects to the new terminal. This project is due for completion in early 2014.



Limburg locks

In late 2013, BESIX Nederland finished the renovation of the locks in Born, Maasbracht and Heel in the province of Limburg and successfully handed them over to the client.



Maankwartier station, Heerlen, The Netherlands
Architect: J. Bak, Concept: Michel Huisman



Amazonehaven

In the port of Rotterdam, the largest port and industrial complex in Europe, BESIX Nederland continued work on the A1/A2 phase of the Amazonehaven project, which includes a new 1,050 m quay wall and the demolition of the existing 1,000 m deep-sea landing. The company also saw through phase A3 of the marine project, delivering another quay wall (1,385 m) to the client. The Amazonehaven project has widened the harbour and berths to accommodate the latest generation of Ultra Large Container Ships.



KIS project

In synergy, BESIX Nederland and Franki Foundations are working with the Molenwaard Dike Improvement Combination on the Kinderdijk – Schoonhoven dike reinforcement project, also known as KIS. The project involves the design and structural reinforcement of 10 km of river dike near the villages of Kinderdijk, Nieuw Lekkerland, Streefkerk and Groot-Ammerz.



Radar tower Neeltje Jans

In October 2013, Rijkswaterstaat chose BESIX Nederland to build a new 115 m unmanned radar tower at Neeltje Jans, located on the North Sea coast. The tower will improve the radar coverage on the northern side of the Westerschelde mouth at Steenbank, ensuring safe navigation on this pivotal shipping route in all weather conditions.



Kruisplein car park

The spacious and state-of-the-art Kruisplein parking in Rotterdam was officially opened in 2013. It is the deepest underground car park in the Netherlands (20 m below sea level) and arguably one of the most user-friendly. Its walls are colour-coded and marked with striking photo panels, making it easy to navigate the building's five floors, which can take a total of 740 cars.



'Kruisplein' underground parking, Rotterdam, The Netherlands



Radar tower 'Neeltje Jans', North Sea, The Netherlands
Architect: Paul Wintermans

BESIX in France

Quality and complexity

In France, BESIX continues to build on its reputation as a reliable partner delivering high-quality work. The company zeroed in on large and complex projects that demanded its engineers and building teams to bring their every skill and talent into play.

Using its global expertise as a reference and leverage to bring large-scale projects to France, moreover, BESIX reinforced its operational staff and moved into new offices in Paris to bolster its presence in this market.



EDF Research & Development centre, Paris-Saclay, France, Architect: Francis Soler



EDF Research & Development centre, Paris-Saclay, France, Architect: Francis Soler



Marc Jacquet hospital, Melun, France



EDF R&D centre

The French electricity producer and distributor, EDF, called on BESIX and its partners to build a brand-new Research and Development Centre on the Paris-Saclay campus, which is often referred to as the Silicon Valley of France. The multiplex R&D facility has a 120,000 m² floor plan and sits on an 8.7-hectare plot. The elegant architectural ensemble, composed of four circular buildings with central courtyards, will be a showcase of eco-efficiency, eligible for BREEAM certification.



High-tech hospital

In Melun, BESIX and its partners received the go-ahead to start work on the Marc Jacquet hospital complex that will be built on the Beauregard hill north of Melun. The 60,000 m² medical centre will have room for 507 beds and is specifically designed to meet the requirements and needs of the hospital staff.

Carpe Diem Tower on the brink of the future

Catching the light of day

Seize the Day. The adage is aptly chosen to describe the landmark tower that commands the skyline of La Défense, the futuristic business district of Paris: the multifaceted, diamond-like glasswork incorporated into the building's north and south facades both retains and refracts the incoming light, giving the impression of a 21st-century lighthouse, a glossy beacon amidst the turbulent seas of high finance, continually reaching for the apex of the day. All 39 levels carry through the theme of unbridled optimism and inspire a general feeling of well-being: architectural flourishes combine glass and metal features to create a continuous sense of space, functional office plans chime with luxurious and intimate public rooms and gardens, beautifully screened from the fast-paced vicissitudes of the financial world, and the surprising and sophisticated play on geometry, which defines the tower without and within, opening up unexpected vistas on the workaday experience and the surrounding landscape.



Highlight

Two towers

BESIX was no stranger to building skyscrapers in La Défense. In 2005, adding to the district's hypermodern Supercomplex 2, it delivered the 142 m tall CBX or Dexia Tower, whose angular, prow-like lines are reminiscent of New York's hall-mark Flatiron Building. In 2011, having won the Carpe Diem contract from client SCI (made up of Insurance Group Aviva and Predica Real Estate Investments), BESIX laid the first stone of the iconic building which has since come to be known as the 'diamond-head tower'.

Seizing the sky

In two years' time, partnering up with the Parisian construction company SPIE SCGPM, BESIX brought to full and vibrant life architect Robert A.M. Stern's striking design of Carpe Diem, a towering achievement. As of 2013, the 166 m tall high-rise offers more than 47,000 square metres of prime office space, and a bustling commercial setting and living environment for more than 3,000 people. Also included underneath the tactile, sparkling exterior is a themed VIP restaurant, a sweeping auditorium, a high-speed elevator (traveling at 6 m/s), a panoramic terrace garden and 100 m² window bays that offer stunning views of the City of Lights. The 34 floors and five terraces not only constitute a technical and logistical accomplishment of the highest order, they also manage to marry, in new and exciting ways, the practical and aesthetic requirements of modern business life.





Tour de force

In May 2013, this jewel in the La Défense crown was handed over to the client, who had no trouble in finding occupants eager and ready to seize the day. In successfully completing this prestigious turnkey project, BESIX has laid another marker of bold innovation in the most contemporary of Paris' historic quarters, a luminous tower that stands testament to BESIX Group's solid reputation in the field of large-scale building ventures and its continued expansion in the markets of France and the Benelux.

A joint effort

The BESIX Group pulled together to carry out the intricate design of the Carpe Diem tower and bring it up to full spec. Franki Foundations secured the foundation piles that support the structure, while the experts of the BESIX Engineering Department poured over the blueprints and studies to make certain of the building's expediency, integration and stance.

Clear-cut ecology

The Carpe Diem tower obtained the HQE, BREEAM and THPE certifications, international benchmarks in a building's energy performance. Moreover, Carpe Diem is the first tower of its kind in France to win the LEED Platinum rating, the highest accolade in environmental design and green building assessment.

Paris and beyond

Following the successful build of its two towers downtown, BESIX France has spearheaded numerous exciting flagship projects in and around Paris, including a cutting-edge Proton Therapy Centre for the famous Marie Curie Institute in Orsay. The company is currently working on the design and build of a new state-of-the-art Research & Development Centre for EDF on the innovation-driven Saclay campus, and has started up a large hospital complex in Melun.

BESIX

international markets



Tangier Med II harbour, Morocco

BESIX diversifies into new countries

Faced with market globalization and increasingly intense competition, BESIX Group decided to respond to the demand from new regions. Its strategy has always been to position itself as a full-service group. We are interested in projects where we can show our expertise and technical skills. Besides the erection of complex buildings and high-rises, marine works are a particular activity in which BESIX Group has acquired recognized experience, as in underwater tunnel construction. We have been building on water for a century. Taking a global perspective, Australia is a huge country with many opportunities. Already present in Equatorial Guinea, moreover, BESIX is prospecting in several buoyant countries in East and West Africa. And, having recently completed an office building in Azerbaijan, BESIX is interested in working in its neighbouring countries while it continues to prospect promising markets in various regions of the world.

Montenegro



Lustica Bay development

In 2013, BESIX confirmed its presence in Montenegro, signing a contract with Lustica Development for the construction of a 10 building apartment complex in the luxurious Lustica Bay and Marina development on the Montenegrin coast. In a 90/10 joint venture with Orascom and the government, BESIX will contribute its experience and know-how to a first-rate luxury resort that will feature golf courses, five-star hotels, a wellness centre and spa, and a variety of upscale boutiques and restaurant, spread across a 35 km lot. In 2013, before the start of the works, 60 of the 70 sustainably built apartments were already sold.

Morocco



Tangier Med II

Off Cape Spartel, where the waters of the Mediterranean and Atlantic meet, BESIX-Somagec is involved in the construction of the port Tangier Med II, the largest deep-water cargo port in Africa. Strategically located on the Strait of Gibraltar, the extended port will create tremendous economic opportunities for the region. BESIX, working in an international consortium, successfully delivered a 1,200 m long quay wall with an average depth of 17 m. It also carried out the dredging (1,300,000 m³) and foundation works (8,000 prefab blocks) and the placement of the shoulder and capping beam. An impressive 6,000,000 m³ of hydraulic fill was placed behind the quayside and vibro-compacted to allow the delivery of the first platforms to the client TMSA in late 2013. This turnkey project heralds an overall capacity of 8 million EVP containers, which will put Tangier among the top container reference platforms in the world.



Lustica Bay Development, Montenegro, Architect: EDSA | Smith Studio, SB Architects, Studio K

The Grand Egyptian Museum

21st-century antiquities

Back in 2002, the Egyptian Ministry of Culture launched the largest architectural competition in recorded history, asking architects and designers from all over the world to submit their integrated vision for what will be the largest archeological display in the world: the Grand Egyptian Museum, a state-of-the-art treasury that will replace the downtown Cairo Museum as the premier archive of Egypt's priceless state treasures and artifacts.

A historical project

Out of more than 1,500 hopefuls from 82 countries who submitted their master plan modern architecture and museology, the beveled triangle design of Irish firm Heneghan Peng was awarded the first prize. Partly translucent and paraphrasing the iconic pyramid form, the winning design is set to strike up a meaningful conversation with the nearby Pyramids, which ranks among the Seven Wonders of the World.

The museum will include international research facilities, a conference and training center, a children's museum, complex landscaping features, restaurants and shops, and the latest in virtual reality exhibits.

Built to brave the sands of time

The construction of the new Grand Egyptian Museum fell to the JV BESIX-OCI, who have since been bringing this fascinating architectural interpretation to life in the sands of the Giza plateau, which is being redeveloped as a cultural heritage and conservation site. The BESIX-OCI tandem is aiming for an ambitious 170,000 m² state of the art building that will display, amongst other engineering highlights, the 17,500 m² opaque facade made of onyx panels which playfully incorporates the Ancient Egyptian theme using triangular shapes glowing against the mystical star-riddled night sky.





Having won the tender on the strength of a tightly executed study and a shared confidence in their ability to meet the (equally tight) deadline, BESIX and its partner had no time to lose. The teams dug in, so to speak, and work has progressed beyond the construction of the museum's second floor foundations. All the while, the builders on site got to enjoy what is arguably the most stunning vista in the world of construction today.

Weathering the storm

Besides substantial technical challenges linked with the complexity of the project design, Egypt has been in a turbulent transition over the last three years. In particular the events of mid 2013 made the project suffer a few schedule setbacks caused by disturbance, periods of unrest and curfew. Keeping the focus on motivation and the mobilizing of some 500 staff and more than 3,500 labors as well as the absence of long term budget measures by interim governments have been challenging issues to tackle. All hopes for evolution to long term stability are now focused on the early presidential and parliament elections in the coming months.

Fast Facts

- › **Museum & galleries**
92,600 m²
- › **Conference centre**
40,700 m²
- › **Other and secondary buildings**
74,100 m²
- › **Construction period**
February 2012 - July 2015
- › **Artifacts to be exhibited**
100,000 pc, some 5,000 pc
from the Tutankhamun heritage
- › **Total exhibition area in new museum**
93,000 m² compared to 18,900 in
the old museum
- › **Targeted number of visitors per year**
5 to 8,000,000

Egypt



Mall of Egypt

A stone's throw away from Giza, BESIX and OCI are also building the 200,000 m² Mall of Egypt, a trendsetting and eco-friendly shopping centre (GOLD LEED certification) that is slated for completion in 2015. The five-star and two-floor mall, commissioned by the well-known investor Mageed al Futtaim, will not only include ample retail space for more than 400 shops and restaurants, linked together by an immense central plaza, but also a hypermarket, a cineplex and – indicative of the luxury segment the mall belongs to – an indoor snow park with assorted amenities. The mall is targeted squarely at the increasingly affluent citizens of greater Cairo, but its one-of-a-kind experience is sure to attract clientele from all over the Middle East.

Equatorial Guinea



Jungle bridges

In the jungle of Oyala, under tough circumstances, BESIX built a new 150 m cable-stayed bridge across the river Wele. The red bridge has four traffic lanes that plug directly into the new capital city currently under construction on the riverbank. While having to cope with the difficult terrain and soaring temperatures, the teams were also faced with a series of daunting technical challenges. But they succeeded, installing 4 cofferdams, 400 micro-piles, steel pylon heads, 12 form travellers, the tensioned deck cables and all the external lighting works. BESIX is busy constructing a pair of pre-stressed bridges on the Malabo-Riaba road, the 80 m long and 11 m wide OA18 and OA19, which will cross the Rio Laja and Rio Sibila respectively. The bridge pillars will be cast in situ while the deck will be a composite structure made of concrete and steel. BESIX will complete the job in twenty months.

Azerbaijan



Sofaz tower

Contracting for the State Oil Fund of Azerbaijan (SOFAZ), BESIX is building an office high-rise that will be a companion piece to the new administrative centre currently under construction in Baku. The Sofaz tower stands 126 m tall and counts 24 floors and 2 basement levels. The circular podium levels at the base of the tower contain all the communal facilities such as the library, the restaurant, and a string of conference and reception rooms. The office building is due for delivery in early 2014.

Australia



A promising market

In a 50/50 joint venture, BESIX is working on the combined breakwater and the components of the materials offloading facility (MOF for short) of Chevron's ambitious and multibillion Wheatstone LNG industrial complex near Onslow in Western Australia. The Wheatstone plants and terminals will supply liquefied natural gas to major electric power companies across the Asia-Pacific region, primarily Japan. The Marine Works Department, demonstrating its expertise in high-profile marine projects, managed the contacts with the partners on the ground and spearheaded the design studies and preparation works. Construction began in March 2013.



Oyala cable-stayed bridge, Equatorial Guinea



Mall of Egypt, Cairo, Egypt, Architect: RTKL



Sofaz tower, Baku, Azerbaijan, Architect: MDM Group

Wheatstone project foothold down under

BESIX has been a leading player in the field of onshore and offshore marine works for more than 90 years, owning the experience and skill to build any coastal marine structure. BESIX has extensive construction capabilities in quay walls, jetties, wharfs, breakwaters and fully equipped port facilities, ready to connect with the hinterland.

A few years ago, this know-how transported BESIX to the deserted shores of Australia on the other side of the world, one of the last unexplored regions on the BESIX world map.

To be able to develop its activities in this remote part of the world, BESIX teamed up with the largest Australian Contractor Thiess and signed an agreement to pursue as the BEST JV all marine projects in Western Australia and the Northern Territories (this MoU was later extended to cover the whole of Australia). In 2011 BESIX established a new base and business unit in the city of Perth. The contract is part of the Wheatstone LNG Project, one of the most extensive natural resources-related enterprises currently being undertaken in Australia.

Entering Australia

BEST JV won the prestigious tender on the basis of its international marine expertise and CSR compliance, a strict Chevron requirement. Following a period of prospection and hands-on preparation – soil investigations, 3 dimensional physical testing of the designed structures, planning and definition of the execution methods, procurement of the materials for the various structures, the works on site started in June 2013.

The Materials Offloading Facility for general cargo (Lo-Lo and Ro-Ro), consists of a South and an East quay. The scope of the works includes a combi-wall of circular steel piles and sheetpiles, a concrete apron with a ramp equipped with fenders, bollards and cathodic protection. The protecting breakwater to the West of the MOF will provide a sheltered harbour for offloading the materials and modules for the LNG plant construction.

“The contract for the 960 m long breakwater and 420 m quay wall is a promising first chapter in the success story BESIX aims to develop in Australia. This growing market with its challenging development plans is perfectly suited to large-scale and technically accomplished engineering projects.”

CARLO J. SCHREURS,
General Manager, BESIX Australia

Upon completion of the LNG plant the harbor will be used for the safe mooring of the LNG berthing assistance marine tugs; a roadway on the breakwater will provide access to the four tug berths.



“BESIX’ physical presence ensured that almost immediately the partnership was rewarded for its efforts. When in 2012 the American oil company Chevron called upon BEST JV to design and build the construction harbour for their new LNG plant near Onslow, located in the mineral-rich Pilbara region of Western Australia. The design of the Materials Offloading Facilities (MOF) and the technically complex breakwater was undertaken by our in-house Design Department in Brussels.”

MATHIEU DECHAMPS,
Deputy General Manager, Marine and Civil Works, BESIX

Building communities

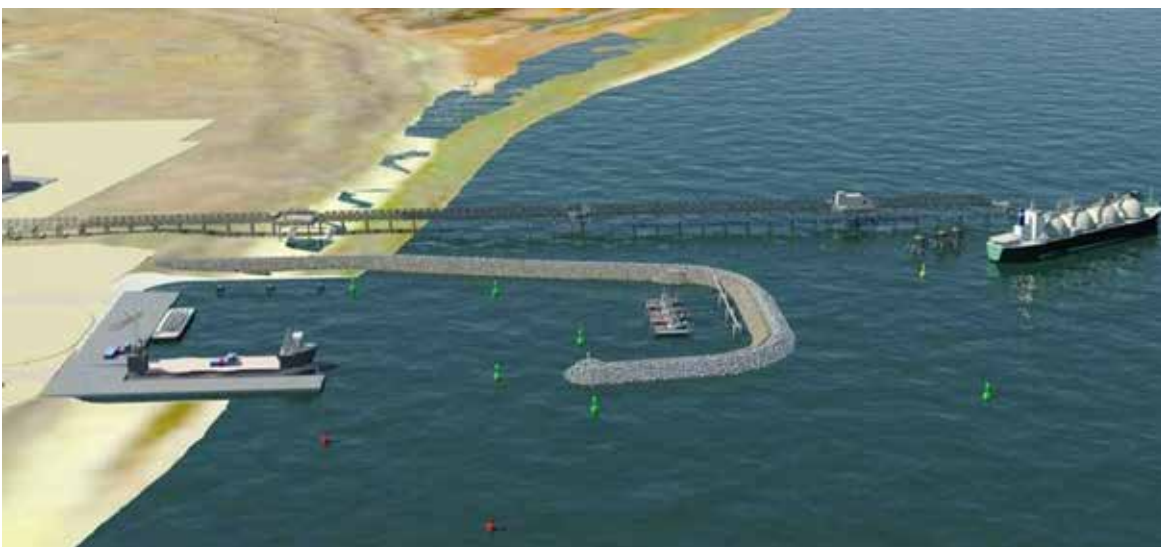
Wheatstone LNG plant project will create more than local jobs and, since its beginning, has generated several billion dollars in locally sourced goods, services and supply contracts. Moreover, the formerly sleepy town of Onslow, population 667, will greatly benefit from the various social and infrastructure projects undertaken in the area, such as investments in health, education, roads and recreation that have considerably increased the burgeoning community’s living standards. BESIX is proud to contribute not only to the development of this high-stakes industrial project, but also to the socio-economic renaissance of the pristine region of Pilbara, while making sure its natural beauty is properly protected.

End of 2013 the first milestone was completed when 50% of the Materials Offloading Facility was handed over to Chevron; the remaining part of the quay wall will be handed over mid-2014 whereas the breakwater will be completed at the beginning of 2015.

Long-term vision

To confirm its commitment to Australia, in April 2013 BESIX has acquired a substantial share in the leading national Australian Contractor Watpac who specialized in Buildings, Civil Works, Mining Services and Real Estate Development.

Whereas BESIX will pursue the Marine projects in Australia with its partner Thiess, joint ventures with Watpac will open new possibilities for BESIX in the construction of complex and high-rise buildings as well as infrastructure projects in Australia.




United Arab Emirates

For over twenty years, the mainstay of our business, our bridgehead abroad, has been the Middle East and in particular the Gulf region, namely the UAE, Qatar, Bahrain, Oman and Saudi Arabia, a market with great potential. Although the Dubai crash limited the start-up of new projects, BESIX Group, via its regional company Six Construct, has since managed to reinforce its presence in the market. New contracts were signed in 2013, which confirms BESIX Group's strong ties with the region.



Yas Mall



Six Construct and Aldar Properties are on the verge of completing the Yas Mall, which will stand out as a shining beacon in the landscape of Abu Dhabi's already booming tourist and leisure industry. The Yas Mall was designed as a lavish shopping centre (360,000 m²) with over 400 concept stores and fashion boutiques, a 20-screen cinema, the largest hypermarket in the Emirate, various restaurants and extensive parking facilities (240,000 m²). Next-door, the unique visitor experience continues inside the halls of Ferrari World. The Mall is set to open its doors in November 2014.

Das Island

In 2013, Six Construct completed the complex marine and industrial engineering works on the Al Ruwais Sulphur Handling Terminal 2 and the Borouge 3 Marine Terminal and seawater intake on Das Island in the Persian Gulf. For Hyundai, Six Construct have oiled the local logistics chain by building the necessary infrastructure for the aggregate supply coming into the concrete production facilities on Das Island.



Marine terminal and seawater intake, Das island, Abu Dhabi, UAE

Major contracts

Meanwhile, Six Construct continued work on the Dubai tram system and resumed work on the Palm Deira Bridge and Cultural Village. In Hamriyah, the order was received from the Sharjah Electricity and Water Authority for a seawater intake, pumping station and outfall channel. The company is also set to start public marine works near the mouth of Dubai Creek.



Marine terminal and seawater intake, Das island, Abu Dhabi, UAE



Al Safouh tram line, Dubai, UAE



Hamriyah seawater intake, pumping station and outfall channel, Dubai, UAE

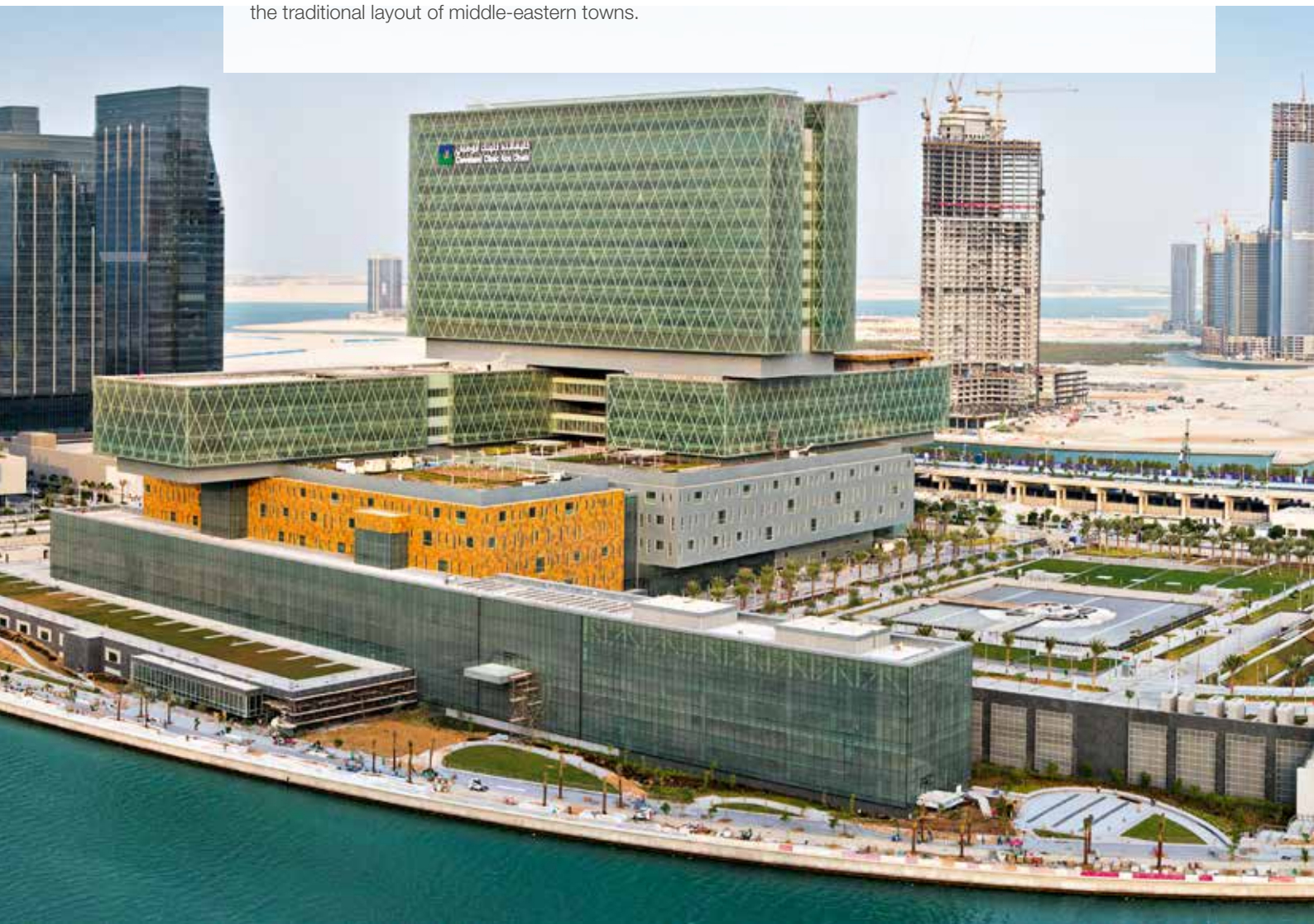
Cleveland Clinic beacon of innovation

The Cleveland Clinic (CCAD for short) is extraordinary in many ways, but its stand-out feature is surely its unique layout, which presented a serious challenge for the engineers and teams of Six Construct, who is helping the project as general contractor.

A maze-like project

Whereas most hospitals tend to be developed along a vertical axis, maximizing the available space, the Cleveland Clinic is spread out across a vast area on Al Maryah Island, centred around the beautifully designed main building, a collection of stacked glass-decked blocks offsetting each other at perpendicular angles, with a cantilever effect stretching out the sea. The architecture, courtesy of HDR Inc, suggests the complementary gamut of health care the hospital will provide, while taking its cue from the traditional layout of middle-eastern towns.

Due to the Cleveland Clinic's unique blueprint and waterfront configuration, the teams were spread thinly in the stages of construction. In a joint but often spatially disconnected effort, the different crews worked on the sheer labyrinth of wings and institutes that will make up this state-of-the-art medical centre, each with their own dedicated circuitries, structural features and amenities (wiring, air systems, clean rooms, finishes and so on).



“From the get-go in this sprawling turnkey project, then, the logistics factor was key. But Six Construct took a mindful and hands-on approach to the problem, and has delivered excellent results since the project was started up in 2010, going through serious space constraints around the site, and being forced to carry out major redesign and coordination works for the MEP installations.”

JEAN-POL BOUHARMONT,
Deputy General Manager
UAE, Qatar, Bahrain, Oman, Six Construct

A green hospital

The Cleveland Clinic will also be a showcase of environmentally friendly and energy-efficient materials and methods, and adheres to the most stringent standards in contemporary eco-building. CCAD will qualify for a LEED Gold rating, having a target of 75% waste recycling and the elimination of dust in every construction stage, as well as a Four Pearl Rating according to the Abu Dhabi Urban Planning rating system.



More than 500 engineers, hundred subcontractors and 15,000 workers have joined forces to construct 8 buildings, approx 500,000 m² between a three storey car park / back-of-house and fully finished hospital interior space (apart from medical equipment) including five Clinic floors, 25 operating theatres, 342 consulting rooms and more than 7,000 individual rooms, making up one ultra-modern, mega-sized and multidisciplinary hospital that will change the face of health care in the Middle East: those are the scales and features of the Cleveland Clinic Abu Dhabi, whose striking design will provide regional access to world-class facilities and medical services.



Cleveland Clinic will accommodate

- › Digestive Disease Institute
- › Heart & Vascular Institute
- › Eye Institute
- › Neurological Institute
- › Respiratory and Critical Care Institute
- › Department of Medical Subspecialties
- › Department of Surgical Subspecialties

Technical Features

- › Composite main structure
- › Multiple glazing systems including double-skin façades
- › Interior walls being USG gypsum partitions
- › MEP services including all specialties services
- › All doors and other materials UL certified, most of them supplied from US
- › high level finishes (marble, interior glazing, wooden finishes, auditorium, ballroom, etc.)

Raising the ADNOC Roof high-wire construction

In 2013, the employees of the Abu Dhabi National Oil Company (ADNOC) witnessed a unique and spellbinding event unfold at the very apex of their new corporate headquarters: the strand jacking of the steel roof structure from the building's ground level to a staggering height of 342 m – 20 m taller than the Eiffel Tower. The operation for which years of preparation was needed, required the precision of a Swiss watch. After a difficult finale that went right to the (high) wire, the BESIX engineers were able to deliver the oversized payload in textbook fashion.



The game plan

The decision to lift, swivel and install the six bulking trusses that support the 1050-ton roof structure, was the brainchild of the BESIX Design Department (DDD). This strategy had a threefold advantage: it observed the composition of the tower's lower floors, caused minimal disruption to the construction works in progress, and reduced the need for tower cranes. The DDD blueprint was subsequently improved by the BESIX Methods Department and finally materialized on site by the Technical and Methods team and the specialized subcontractors Eversendai and VSL.

The target

The ADNOC tower is built by three concrete cores. The slimmer East and West cores are freestanding and accommodate the emergency stairs, vertical risers, service elevators, a VIP lift and the consecutive MEP rooms, which go all the way up to the top. The South core, home to the building's passenger lifts and wet areas, tops out at L67 (\pm 305 m) while its siblings ascend for another 50 m. Due to the unusual architecture of the tower – there is no rigid core to the North – it was mandatory to monitor the movement of the roof structure: only 20-30 mm of elbowroom at either end of the 67 m long assembly meant that there was very little room for error.



The crowning glory

The steel roof covers an area of $\pm 2,100 \text{ m}^2$ and forms a portal bridge between the East and West cores. On top, a 17 m wide helipad welcomes VIP visitors.

The preassembly of the roof trusses began in May and took four months to complete. The individual trusses arrived on the site in specially designed 30 ton erection pieces, which were joined together on the spot. The truss assemblies with pre-cambers were fireproofed and trimmed to fit prior to lifting. Temporary steel frames were used to maintain the distance between them.

Up in the air, another high-risk challenge awaited our teams: the installation of the cantilever parts, which support the jacks and framework as the payload moves from the vertical to the horizontal axis. A makeshift system with 350 tons of temporary steelwork had to be manoeuvred into place to enable the transfer of the load from the jacking trusses to the sliding system. In the next stage, the trusses had to reach their respective drop-off point down a perfectly aligned rail assembly. Working at these heights, it is rare (and pretty impressive) sight to see a load this size being picked up and shifted.

Using strategically positioned high-capacity strand jacks on the adjacent cores, the ADNOC roof was lifted from the ground level to the building's zenith, pulled towards the cusp of the core, and slid to its final position. Our experts on the ground were watching the South façade of the building with bated breaths: the truss assembly was hanging less than two metres away from the façade. In the worst case scenario, unexpected gusts might cause the load to swing out of control crash into the building's brand-new façade. To prevent this, a crafty solution was designed by the engineers. A complex wind arrester was rigged up along a series of clamber masts and rollers with special spring buffers.

The work was scheduled to take up 26 days. BESIX did it in 17. Truly a towering achievement!





Rehabilitation of pumping stations

On the strength of its innovative solutions, Six Construct was contracted to refurbish two pumping stations for the Abu Dhabi Sewerage Services Company. The project was successfully concluded inside 12 months. The wastewater pumps remained fully operational for the duration of works.



New contracts

In late 2013, Six Construct was awarded new and prestigious contracts such as the Design & Build project 'Hub Zero', the pedestrian bridge for tram stations 4, 6, 7 and 9 in Dubai, and also the Al Maryah Island bridges in Abu Dhabi.



Water pumping stations, Abu Dhabi, UAE



Hub Zero building, Jumeirah, Dubai, UAE

Qatar

A large and diverse order book

2013 saw Six Construct Qatar make good progress on the Phase III of the Doha International Airport Terminal. As of September, the company is back in the LNG Berth Terminal in the port of Las Raffan to work on the dolphins for Qatar Gas. Also included in the 2013 order book were the EPC contract with the Qatar Primary Materials Company for a new Gabbro Terminal and ancillary transport and storage systems in the port of Messaeed, as well as one portion of the new Doha Expressway commissioned by Ashghal, the Public Works Authority of Qatar.



Doha international airport terminal, Qatar, UAE, Architect: HOK

Doha Convention Centre West Bay wow-factor

In August 2010, Six Construct Qatar – in joint venture with Midmac – started work on the Doha Convention Centre, commissioned by the Qatari Diar Real Estate Investment Company. The monumental complex will be the focal point of the rapidly expanding commercial and residential district of West Bay, in Doha, and consists of six 5,000 m² exhibition halls, spacious conference rooms, and a separate meeting centre, all of which are located under a stupendous 20.5 m high floating blade roof.



Highlight

An exceptional roof

The real showstopper on the new Convention Centre has to be its state-of-the-art roof. Tapered columns, spaced out inside an 18 m x 96 m structural bay, support the massive steel structure that crowns the buildings. The roof is completely covered with an aluminium metal cladding, whose avant-garde look brings together the architectural flourishes of the Convention Centre, the futuristic high-rises of West Bay, and the nearby retail area, slated for construction. The exhibition halls are flanked on the north & south sides by core blocks that will house the secondary functions and amenities such as toilets, bistros, maintenance areas and storage space. Also on the south side lies the impressive entrance foyer, sporting a 400 m all-glass cable façade that covers a surface area of 8,500 m². Inside the cutting-edge facilities are ideal for hosting conventions, exhibitions, gala events, stage productions and banquet functions. No wonder that the centre has already won several best-in-class awards.



Awards

- › 'Best Congress and Convention Centre, Middle East' (Business Destinations Travel Awards 2012)
- › 'Best Convention Centre, Middle East' (MICE Report Awards 2012)

The green factor

The QNCC will not only rank as one of the world's most iconic buildings of its kind, but also as one of the most energy-efficient. The entire building was conceived with a clear focus on sustainability. According to the stringent standards of the US Green Building Council's Leadership in Energy and Environment Design (LEED), it acquired the Gold status. The QNCC is packed to the rafters with eco-friendly technologies such as water conservation systems, energy-efficient fixtures and LED lighting, and 3,500 m² of solar panels that cover 12.5% of the building's total energy requirements. These green innovations render the Convention Centre approximately 32% more environmentally efficient than similarly designed structures from the previous generation. The exhibition halls, for instance, take full advantage of the carefully arranged circular skylights that take in an abundance of natural light. Many similar design elements have been integrated and adapted to achieve the highest possible standard in environmental and sustainable performance, making the all-new Convention Centre a beacon of green building.

Key figures

- › **Plan area of basement parking**
100,000 m², using 180,000 m³ of concrete
- › **Plan area of the QNCC (above ground)**
65,000 m², using 20,000 m³ of concrete
- › **Structural work**
12,000 tons of steel

Inside

- › **Conference hall:** 4,000 seats
- › **Theatre:** 2,300 seats
- › **Auditorium:** 3 tiers
- › **Meeting rooms:** 52
- › **Exhibition space:**
9 halls, 40,000 m², full capacity seats 10,000

Kingdom of Saudi Arabia

The Kingdom of Saudi Arabia remains a buoyant and diverse contract market, where in 2013 BESIX realized a truly spectacular landmark project in world record time. Opportunities in other sectors remain as strong, as BESIX consolidates its foothold on the Arabian Peninsula. In early 2014, following the completion of the King Abdullah Sports City stadium, BESIX was awarded new project contracts such as the 240 m tall five-star Kempinski hotel and the General Presidency of Youth Welfare (GPYW) administration building, both in Jeddah.



scoring the decider

A year ahead of schedule, and in textbook fashion, BESIX and Six Construct finished the King Abdullah Sports City stadium, a towering achievement!



King Abdullah stadium, Jeddah, Saudi Arabia

King Abdullah Sports City above and beyond the goal



All-in arena, the full experience

KASC spans an area of 3 million square metres and includes a mosque, smaller sports venues and high-tech training facilities. The main attraction – the class-defining, FIFA-spec soccer stadium – will be used by premier league clubs Al-Ittihad FC and Al-Ahli SC. The curvaceous bowl, beautifully embellished by tie-down V-frames that echo early Arabic architecture, incorporates a diamond-patterned screen that enables natural ventilation, a three-level concourse with a 360-degree viewing angle, VIP facilities and royal suites, a huge car park, and all the mass-makings of a hair-raising sporting experience.



“Our teams have achieved outstanding performance in this fast-track project. It makes me confident of our future success in the Kingdom. With such competent and dedicated people, nothing is impossible!”

CÉDRIC BARBIER,
General Manager, BESIX Saudi



You only need
22 months
for **22** players
to reach their goal
and set the record.
Game on!

“ Our client marks what we did as a World record in speed for a stadium of such a capacity. By answering his request to finish the project a year early, we show we can make a real difference. Besides the construction aspect, we have been awarded the two-year contract for the Operations and Maintenance of the stadium. A resounding success!”

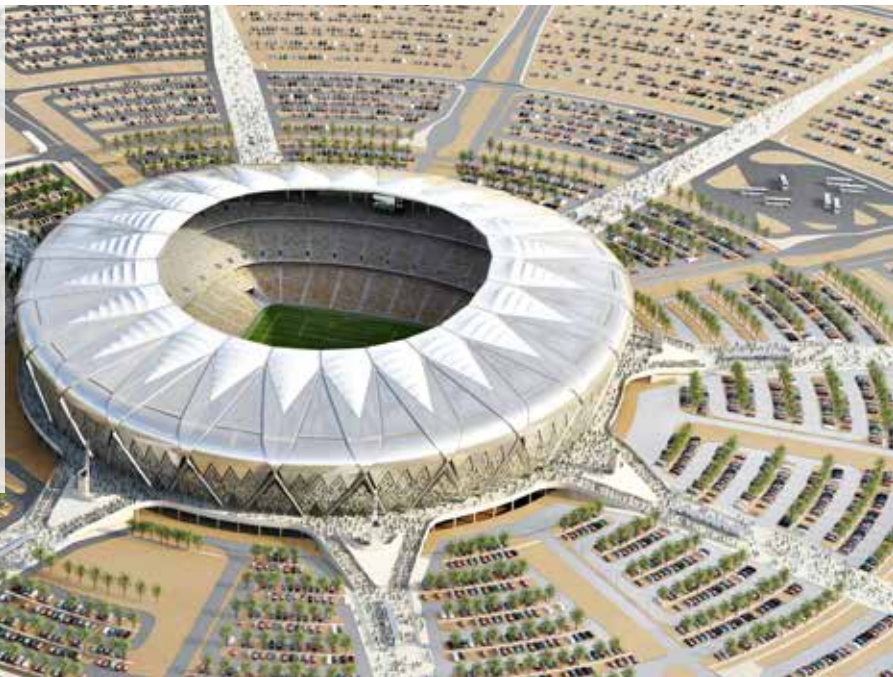
BRUNO MENDIAUX,
Operations Manager,
Six Construct Saudi



Highlight

“As impressive a feat of engineering as the finished pitch and 60,000 seat arena, perhaps, was the fast-paced journey towards its completion: our teams achieved their challenge by delivering the infrastructure a full year ahead of schedule, which is a terrific success in light of the scale and complexity of the project. In the months leading up to the deadline, some 6,000 skilled workers were active on site to get the job done.”

DENIS MOHAMED,
Project Director KASC,
Six Construct Saudi



Sporting frenzy

Football fever is sweeping the Gulf. In 2010, for one, Qatar won the bid for the FIFA World Cup 2022.

The host country, which is also the world's largest producer of LNG, has since rolled out its 'National Vision 2030', which plays up the socio-economic importance of sports. As a result, the local demand for tried and tested expertise has skyrocketed and major construction projects are mushrooming around the country.

Planning and expertise go a long way

The Kingdom of Saudi Arabia, meanwhile, has set a shining example for its Qatari neighbours to aspire to: in Jeddah, on its West coast, BESIX Saudi and Six Construct Saudi raised a modern-day coliseum to rival any sports stadium in the world. King Abdullah Sports City, or simply KASC, was delivered in November 2013 and offers the very best in multi-functional sports infrastructure.

Bahrain and Oman



Four Seasons Hotel, Bahrain, Architect: Skidmore, Owings & Merrill



seawater intake

In Bahrain, Six Construct has moved from complex high-rises and civil works such as the new Four Seasons Hotel and the Manama Causeway infrastructure to fully integrated marine works,

going into Sohar (Oman) to work on an EPC contract for a new seawater intake, pumping station and out-fall structures for Majis Industrial Services.

Six Construct in Bahrain

Four Seasons in the sky

Tourism in the Kingdom of Bahrain is positively booming, which has resulted in a surge in the demand for first-class real estate and tourist accommodations. Seeing the opportunity, Bahrain Bay Development started a multiphase community project to revitalize the Manama waterfront on the north shore of the island, whose crescent skyline includes the Arcapita Bank headquarters, Raffles City, and Bahrain's very first Four Seasons Hotel.

Six Construct was brought on board to build the impressive Four Seasons Hotel, whose towering H takes centre stage on the reclaimed land that makes up the ring-shaped Bay. The iconic design was created by the renowned American architects of Skidmore, Owings and Merrill, counts 50 floors and stands a soaring 201 metres tall – making it the highest building in the country. The Four Seasons boasts five-star rooms and luxury amenities for 263 guests and offers stunning 360° panoramic views of Bahrain Bay and Manama City. It includes a spa and leisure facilities, a suspended restaurant (The Sky Pod, offering *haute cuisine*), banqueting halls and conference centres. The hotel heralds a new era for Bahrain's tourism industry, and indeed the entire Middle Eastern hospitality sector.



“ We have been extremely impressed with the way Six Construct has initiated the start-up stages of the main works. Working in partnership with a number of local contractors, they have responded to a demanding path and critical timeline.”

BOB VINCENT,
General Manager, Bayside Developments Bahrain

The Four Seasons sets a new standard in Bahrain's hospitality business, so to make this extraordinary building a reality, the client required a 'seasoned' contractor known for pushing the envelope in complex matters of construction – the Burj Khalifa being a glowing endorsement. Six Construct beat out twenty competing companies to win the prestigious EUR 170 million contract. In 2011, it started up the enabling works and never looked back. Now, thanks to its realistic cost analysis, repeated benchmarking, efficient planning and rigid quality control, the company is on schedule to deliver up the byzantine project in April 2014.

A mere 29 months to accomplish a five-star and fifty-floor hotel complex that created 700 local jobs and is set to re-energize the local economy.

Six Construct, once more, is ahead of the game!



“BESIX Group derives its strength from the ability to offer a truly comprehensive range of products and services. It never hesitates to offer innovative, full-scale and high-quality solutions spontaneously, drawing on the combined expertise and resources of its regional companies. As such, BESIX Group has become an international plexus of unique skills and synergies, in which everyone has earned their place.”

JOHAN BEERLANDT
Chief Executive Officer, BESIX Group

BESIX Group

Regional Companies

The art of coaction

The real strength of BESIX Group is the synergy that exists between its regional companies, who are active both on the domestic market and on the international stage. Working shoulder to shoulder, and growing from strength to strength, BESIX Group companies have focused their attention on buoyant markets that demand special skills and know-how that may not be readily available to them. Rather than enter into competition with local players and carry on in the margins, BESIX has managed to corner these markets by making a priority of quality and fast

lead times, which allows us to offer exceptional products and inclusive experiences, which is where BESIX Group's added value lies. Ambition necessitates choice, and the BESIX quality brand has allowed us to pick our projects carefully, delivering landmark solutions ahead of time, on budget, and always above par. Singular achievements also demand teamwork, which is why BESIX Group's regional entities work in concert whenever the opportunity presents itself, demonstrating that a successful job is much more than the sum of its constituent parts.



Emile Bockstael School when education and ecology meet

Emile Bockstael (1838-1920), the last mayor of Laeken before it became a part of the proliferating capital, was a great proponent of avant-garde architecture and urban development. So he would have loved the new Brussels maternity school that bears school sets a shining new standard in eco-efficiency and green building techniques: using only light-impact materials and low-energy methods, it is a future-proof building the IBGE (The Brussels Institute for environment and energy management) can be truly proud of.

The school is the first in Belgium to be constructed entirely out of massive wood. The fan-like panels that make up and dress the candid and quietly impressive architecture were sourced exclusively from sustainably managed forests. The wood is larch, a species of conifer renowned for its strength and durability. It also provides excellent thermal and acoustic insulation and, in the course of its long life, emits far less volatile organic compounds (VOCs) than most alternative building materials.



The 3,000 m² school accommodates 24 classrooms, a day nursery (including studio and multipurpose room), library and toy library, multimedia theatre, two dormitories, various rooms for extracurricular activities, dining hall, and a psychometrics room. Also included, in keeping with the school's eco-friendly character, are a playground and patio, a vegetable garden, and an orchard, which promote a sustainable and self-sufficient lifestyle among the pupils. Currently the school houses 250 children and 39 staff.

The Emile Bockstael School, which was officially inaugurated on 22 January 2014 by the mayor of Brussels, is the latest Design & Build milestone for Entreprises Jacques Delens as the company continues to make its mark in and around the Capital Region, seeing through a diverse range of high-quality projects.

“Inside, the green theme continues in the passive building's triple-insulated argon glass windows, a green UV-resistant roof with speed management of rainwater evacuation and photovoltaic panels, a double-flux geoventilation system with vapour barriers, and a hybrid heating system that makes maximum use of renewable energy sources.”

MICHEL FUMIÈRE,
Technical Director, Jacques Delens

Company ID

Since 1967, **Entreprises Jacques Delens (EJD)** and its subsidiary **Sud Construct** have focused on the construction and renovation of various types of buildings. It also has an extensive track record in civil engineering, industrial works and special techniques construction. In 2012 the company also entered the market of residential housing developments. EJD mainly operates in Brussels and Wallonia.

Notable projects

- Extension of Pharmaceutical facilities for Eumédica, Manages
- ISB high school, Watermael-Boisfort
- Development of the abattoirs, Anderlecht
- Renovation of the BNP Paribas Fortis seat, Brussels (in joint venture with BESIX)
- Repairs on the roof of the European Parliament hemicycle
- Residential apartments and condominiums



Self-sufficient building

- › **Integrated heating systems:** solar photovoltaic panels - Solar water warming panels – gas condensation boiler – Canadian well (preheating of interior air, 900 m pipes) < 15 kWh/m²
- › **Energy:** < 120 kWh/m²/ year
- › **Windows:** U 0,85 W/m²K
- › **Walls:** U 0,15 W/m²K
- › **Roof:** U 0,11 W/m²K
- › **Insulation:** HFC-free STYRODUR 3035 CS (20 cm) - water, compression & contortion resistant
- › **Green fact:** wood versus concrete > 0,13 W/m²K / 350 kWh/m³ versus 1,45 W/m²K / 700 kWh/m³. 1 m² of wood equates to 1 t of CO₂ safely stored.



At the crossroads of industry

DB Schenker logistics centre

To build a high-tech logistics and industrial hub in Eupen, the Deutsche Bahn (DB) – Germany’s leading passenger and logistics company – went looking for a general contractor with an all-round expertise in construction and engineering, the necessary communication skills and a proven track record in meeting tough challenges and tight deadlines. Cue Wust, whose extensive and varied project portfolio encompasses Brussels, Wallonia and the Grand Duchy of Luxembourg and includes anything from special repair works to full-blow project development.

Strategic anchorage

In Eupen, for the DB Schenker branch, Wust has built an economic and industrial nerve centre that

is geared to the international transport and through traffic by road and rail, establishing a strong foothold in the Meuse-Rhine Euregion trade area. It took seven months to complete. The nucleus of the site is the 2,700 m² cross-dock hall that is home to a well-oiled, unbroken and cleverly interlinked supply chain for the various consignments, spread out across different platforms and bays. From there, the trucks can easily access and exit the compound via the circular access roads (16,000 m²). Next-door, the 1,500 m² administrative complex is classified as a low-energy building, with a value of K25. The railway connection is DB’s answer to the Iron Rhine, a fast track that melds the ports of the Netherlands and Belgium with Germany’s industrial heartland.



Intelligent solutions

Before the actual building work was started, the Wust engineers conducted intensive studies to determine the best possible line of approach to the project brief in light of the very tight schedule facing the company. They came up with a number of original and efficient solutions: the office buildings' concrete structure, which had been slated for conventional pouring, for instance, was replaced with prefabricated structural elements, such as columns and pre-walls. And the installation of the prefab dock levellers proved a real time-saver because this strategy avoided tiles needed to be lifted from the ground constantly.

On 8 October 2013, the brand-new DB logistics centre was officially inaugurated, another shining feather in the cap of Wust, which continues to consolidate its reputation as one of the premier multi-service building companies operating in southern Belgium today.

Company ID

Wust is a construction company structured to take on a wide variety of projects and challenges in the private and public sectors of Belgium and GD Luxembourg: traditional building solutions, PPP projects, large-scale refurbishments and special repairs, industrial and retail facilities, environmental works, and residential real estate development. Wust has been showcasing its technical skills as a master builder for more than 75 years.

Notable projects

- New accommodation and hospitality facilities for Centre Sportif, Neufchâteau
- Renovation and extension of Mardasson Memorial Heritage Centre and Museum, Bastogne
- Construction of Truck Centre in Liège Logistics industrial zone, Bierset Airport
- Service flats for Belfius Bank, Orp-Jauche (Noduwez)
- Two pavilions for the Beau Vallon psychiatric hospital, Saint-Servais
- MAMAC international centre of Arts and Culture, Liège



Fast Facts

- › 220 tons of steel, using metallic trusses
- › 8.000 m² concrete tiles
- › 15.900 m² circular truck ramps
- › 37 quay levelers



IMEC tower paean to progress

When past and future shake hands

In Leuven, the historic town at the crossroads of technological innovation and academic tradition, the knowledge-based economy of the future is taking shape in the numerous exciting spinoffs that have sprung up in and around the university grounds.

High-tech explorations

IMEC, which specializes in the research and development of high-tech nano- and microelectronics, commissioned BESIX and Vanhout to put up an office tower that would reflect the world-renowned company's soaring scientific ambitions. The resulting IMEC tower, which overlooks the Arenberg campus complex in Heverlee and the surrounding parklands, has instantly become a landmark in the material and intellectual landscape of Leuven.

The 73 m tower, which combines a glass-clad cantilever design with a sleek and minimalist look, incorporates 4 underground parking levels, 16 office floors housing 450 staff, and extensive lab and research facilities, a combined total of 80,000 m² of R&D real estate. To curb deflection and support the overhanging structure, more than 150 ton worth of post-tensioning work had to be carried out. All of the building's complex technical installations (lights, alarms, core temperature control, and so on) are encapsulated within the poured concrete, adding to the tower's (aero)dynamic dimension and confidently forward-looking stance. The articulated concrete and huge windows, moreover, accentuated by glass fins, make for an attractive shape that seems to flow freely towards the future – while being firmly anchored in the rich and scholarly past.

A strong synergy

The joint venture BESIX-Vanhout fitted and finished the spectacular high-rise in 2013, and is proud not only to have successfully completed this prestigious project, but also to have given innovation an expressive and instantly recognizable face.

“This has been a unique experience: a concrete structure poured in situ, complex techniques, post-stressing wires integrated into the floors, the list of challenges goes on. The concrete had to be pumped up to an elevation of 80 m, and the time schedule was exceedingly tight. The level of precision that was required of us is something I'll never forget. The wires, which were fitted between the reinforcement and the techniques, were bound by a margin of no more than 0.5 cm. Without a doubt, this has been the most difficult project of my career so far.”

WIM VEKEMANS,
Project Manager, IMEC tower, Vanhout



Company ID

Vanhout is a reliable and multidisciplinary contractor active in buildings and infrastructure, utilities, sports and leisure, residential property development, and industrial and environmental projects. The company, based in Geel, incorporates **Vanhout Facilities**, **Vanhout Projects** (project development), **Botec** (stability studies), **Vadutec** (engineering and environmental studies, energy audits), **HBS** (carpentry and general contracting) and **Isofoam** (polyurethane insulation solutions).

Notable projects

- Swimming pools: Beveren-Waas, Mechelen, Brugge, Westerlo, Hasselt
- Kanaal residential housing development, Wijnegem (in joint venture with BESIX)
- Cadiz residential building, Antwerp (in joint venture with BESIX)
- Renovation Psychiatric Hospital Stuivenberg, Antwerp
- Renovation Public Psychiatric Centre, Geel
- NIRAS radioactive waste storage facility and bunkers, Dessel
- Ecodroom (Geel), Sion (Lier), MO-THOR (Genk)
- Vanhout Facilities: Nationale Confederatie Bouw, Bpost Belgium, Decathlon Belgium flagship stores





The Micheville link

caution, quality road works ahead

To take the sting out of the heavily congested area between France and Luxembourg, the Highways Authority ordered the construction of a new connecting road between two important roundabouts on either side of the border, running past Luxembourg City and the suburbs of Esch-Belval, Audun-le-Tiche and Villerupt. The new thoroughfare, dubbed the 'Micheville Link' (after the nearby French town) will make the daily lives of the 25,000 commuters working in the Grand Duchy a little easier.

Tunnel vision

The contract for the Micheville Link includes a dual carriageway (3.3 km) and the OA08 or Central Gate tunnel, a 735 m cut-and-cover underpass that will take the motorway underneath the Belval East industrial estate. The tunnel will also cross the Micheville Boulevard, a pleasant pedestrian zone that was developed in concert with the project.

A well-orchestrated performance

Lux TP, no stranger to high-profile civil engineering feats, won the contract for the second and last section of the OA08 tunnel, a total of 125 m.



Inside a shallow trench, the team placed two tubes (11 m across, 8 m overhead) that are protected from the polluted soil of the brownfields above by a sturdy outer wall, a 135 cm thick slab and a wrap-around structure consisting of two welded bituminous membranes. The project also included a rainwater retention pond and a technical station.

Timing is everything

The most pressing concern for Lux TP and its partners Perrard and Soludec was the weekly rotation of the slab work: using fibre-reinforced concrete with chemically enhanced HRS cement, which shields against sulphate-rich water seeping through the dirt, is highly dependent on the weather conditions of the day. If the right level of resistance required for the stripping away of the formwork isn't reached after 48 hours, the entire process is disrupted. Timing, as always, was everything. But the local commuters can rest assured: life in the fast lane is once more within their reach!

Company ID

Lux TP is BESIX Group's flagship company operating in and around the Grand Duchy of Luxembourg, often in synergy with its Belgian partners. Its core business includes large-scale construction and restoration projects, civil and geo-engineering works, landscaping, turnkey developments and site conversions. The company's strong suits are road and railway works and car parks, delivering outstanding quality at every turn.

Notable projects

- Fibre optics network and ancillary infrastructure, Administration des Postes en Télécommunications
- Track doubling of the Luxembourg-Sandweiler line
- Post-tensioned bridge, Ingeldorf
- Colruyt Commercial Centre, Sanem
- Replacement of overpass, Fentange
- Water purification plants in Signeux, Bellefontaine and Thiaumont (with Socogetra)



Micheville link, Belval, GD Luxembourg



Les Jardins de Baseilles the right kind of environment

In Erpent, on the green outskirts of the city of Namur, a vision has been developed that manages to strike the perfect balance between ecological responsibility, geared to the planet of tomorrow, and a high quality of life, enjoyed by people who want to seize today.

Balance of comfort & quality

The vision is called Les Jardins de Baseilles and its philosophy hinges on the harmony between sustainable development and social interaction. The brand-new eco-neighbourhood grew up around comfortable residential units and carefully landscaped surroundings that are enriched by easily accessible services, amenities and shops. True to its name, the Baseilles Gardens have created something of an oasis for residents of various lifestyles and ages:



a place on the Erpent plateau they can truly call their home: sheltered from the fast-paced life and pressures of the inner city, but close to everything they could possibly need.

Hamlet of social and sustainable living

Cobelba, in close collaboration with Buro 5 and the City of Namur, has built on the 2.3 hectare plot a little community that is invitingly self-sufficient.

“Thanks to clever eco-inspired structures and systems such as low-impact buildings and materials, carbon-neutral modes of transport, clean energy and smart rainwater management, sustainable neighbourhood cooperation, and a pervading sense of nature-inspired tranquillity, this pioneering development is squarely pointed at the hybrid housing of the future.”

ETIENNE LAMBILLIOTTE,
Project Manager, Cobelba

Company ID

Founded in 1994, **Cobelba** quickly established itself as one of the Walloon Region's leading contractors and service providers. The company is based in Naninne and Virton and is active in the construction, renovation, extension and reconversion of buildings and infrastructure in a diverse range of sectors and fields. Cobelba's product and service portfolio also includes project and property development, and the company operates its own metal workshop.

Notable projects

- Les Terrasses De L'Ecluse, ecological and multiservice real estate development, Namur
- Renovation of Andenne town centre (150-200 dwellings)
- Refurbishment and extension of Cobelba headquarters
- Colruyt Commercial Centre, Jambes

A prodigious venture

No wonder, then, that most of the residential housing units, lofts and apartments were sold before the ambitious project was completely finished. This success goes to show what the architects and project managers of The Jardins de Baseilles set out to prove in the first place: blurring the line between city and country will put into sharper focus a viable and green alternative that is easy on the environment, easy on our resources, and easy to enjoy.

Fast Facts

- > **Housing:** 9,650 m²
- > **Shops:** 2,792 m²
- > **Offices & services:** 1,350 m²
- > **Underground car park:** 140 spaces
- > **Communal green:** 0.4 hectare
- > **Energy rating:** K35



E411 renovation on the road to success

Versatility and added value

Among BESIX Group companies, Socogetra traditionally specializes in road building and extensive civil and geo-engineering projects. In the past decade, it has diversified its scope of action and expertise to include rail engineering works, landscaping, sewage treatment and water purification processes, car parks and public utilities, and large infrastructural and environmental works. Socogetra also owns and operates the Les Limites quarry in Rochefort, which produces crushed limestone, as well as dedicated plants that process materials used in a variety of building applications, such as concrete, stabilized sand, rubble profiling, binders, road markings and bituminous road surfacing and tarmac. The company is mainly active in the south of Belgium and towards Luxembourg.

A network of know-how

In 2013, among other projects, Socogetra took on the renovation of a stretch of the busy E411 motorway between Brussels and Luxembourg for SPW, the Public Services Department of the Walloon government, covering a total of more than 6 kilometres. The company is no stranger to these parts: in 2012, it played a pivotal role in the execution of the ambitious Roads Plan, a project that ushered in a new dawn for Wallonia's road network. The renovation of the section between Sterpenich and Weyler, which took a little under 100 days to complete, has not only improved the region's mobility, but also its economical development, unclogging an important artery that runs between the capital and the European hinterland. This is by no means the first link-up that Socogetra has established between Brussels and

An aerial photograph showing a multi-lane highway under renovation. Several large orange and white construction vehicles, including rollers and graders, are positioned on the road. A white bus is visible on the left side of the road. The surrounding landscape is green and hazy.

E411 Fast Facts

- › **Client:** SPW (Service Public de Wallonie)
- › **Bid amount:** EUR 3,124,272 excl. VAT
- › **Construction period:** 95 calendar days
- › **Order received:** 25 March 2013
- › **Actual completion date:** 27 June 2013



Luxembourg: the company also carried out major engineering works on railway line 162, which runs parallel to the E411 and similarly connects the cities and industries en route.

Round-the-clock efficiency

To ensure the smooth operation of the E411 project, then, Socogetra took full advantage of its Aubange and Famenne plants, located within striking distance of the construction site. The steady supply of coated surface materials and tarmac allowed the teams to work nights and weekends if the weather conditions or the busy traffic demanded they go the extra mile. On the strength of Socogetra's experience in the field and the speed and efficiency of its logistics train, the works were carried out without a single hick-up and with minimal discomfort to the road users. A resounding success that proves once again that Socogetra's work is never middle-of-the-road!

Works carried out in 4 phases

- › **Phase 1:** repair hard shoulders towards Luxembourg
- › **Phase 2:** renovation of border post area (kilometer 187.874 to 187.400) – (474 m)
- › **Phase 3:** renovation between kilometer 187.400 and 184.300 (3,100 m)
- › **Phase 4:** renovation between kilometer 184.300 and 181.150 (3,150 m)

Company ID

Socogetra was established in 1948 and now ranks as one of Belgium's principal players in high-profile roadwork and civil engineering challenges. The company is also active in water treatment processes and environmental project management. Through its subsidiaries, Socogetra owns and operates various plants and units that produce building and surfacing materials, which adds real value: Famenne Enrobés and Socogetra Aubange (asphalt, coated surface materials, etc), Emubel (bituminous road binders), GNB (concrete), Vialines (road markings), and the Les Limites limestone quarry in Rochefort. Many of these materials are used in its asphalt and concrete plants in Belgium and the Grand Duchy of Luxembourg.

Progress of the works

- Milling of 5 cm hard shoulder layer and laying of new asphalt, towards Luxembourg (2,550 T)
- Local repairs to continuous reinforced concrete (punch out)
- Total area of 600 m²
- Milling of 5 cm hard shoulder layer and laying of new asphalt, towards Brussels (2,650 T)
- HP cleaning and application of SAMI filler (pure bitumen + grit 2/7) on the E 411 (56,000 m²)
- Laying of 4 cm SMA asphalt across the entire width of the E411 (10 m wide) with 2 parallel finishers (no axial joint); tonnage laid: 9,000 tons
- Laying at night or weekends imposed by Special Contract Specifications in view of heavy traffic coming from Luxembourg at peak times
- Outside weekends and nights, laying of asphalt, obliged to keep 2 lanes open in both directions (2+1 lanes BXL-GDL and one lane in the area of the works, GDL-BXL)

Franki Foundations Belgium

Franki Foundations Belgium conquers the Golden Fleece



If on a certain Saturday in 2013 you happened to walk from the Place Louise to the Porte de Namur, along the Brussels ring road, you might have come across a construction site containing what looked like the world's deepest wishing well. What is more, peering down the appalling abyss, you might have spotted three men in full diving gear, breaking away old foundation structures, twelve metres below the surface. A surreal spectacle, to be sure, but what was going on?

Rewind to November 2012, when Dutch developer ProWinko got the green light to build a large-scale real estate complex on the south-eastern edge of the Brussels city centre. So ProWinko called upon Franki Foundations Belgium (FFB), BESIX Group's foundations and earthworks specialist, to install the substructure of this massive development, which will include 14,000 m² of housing facilities, 11,000 m² of shops, two kindergartens and ample parking space. In March 2013, FFB teamed up with Fondedile and started the project's groundwork and the casting of the retaining walls. The joint venture was given until the middle of September to complete the entire undertaking, from the engineering plans to the removal of 100,000 m³ of soil, the installation of 7,000 m² of bentonite diaphragm walling and anchor rods four levels deep: a daunting challenge by any standard. At its nadir, the retaining structure reached an impressive depth of 23 metres, that's nearly the width of an Olympic-size pool.

Having drawn up 32 comprehensive reinforcement plans for 44 panels and gone through a gruelling dimensioning process, the Franki Foundations engineers had to deal with the realities of constructing a high-level project along a beltway with heavy traffic. Five mobile cranes were deployed on a rigged platform with a 6 m inclination, excavating a gigantic 2,500 m³ of soil per day.



Oil and gas terminal Borouge 3, Al Ruwais, UAE

Company ID

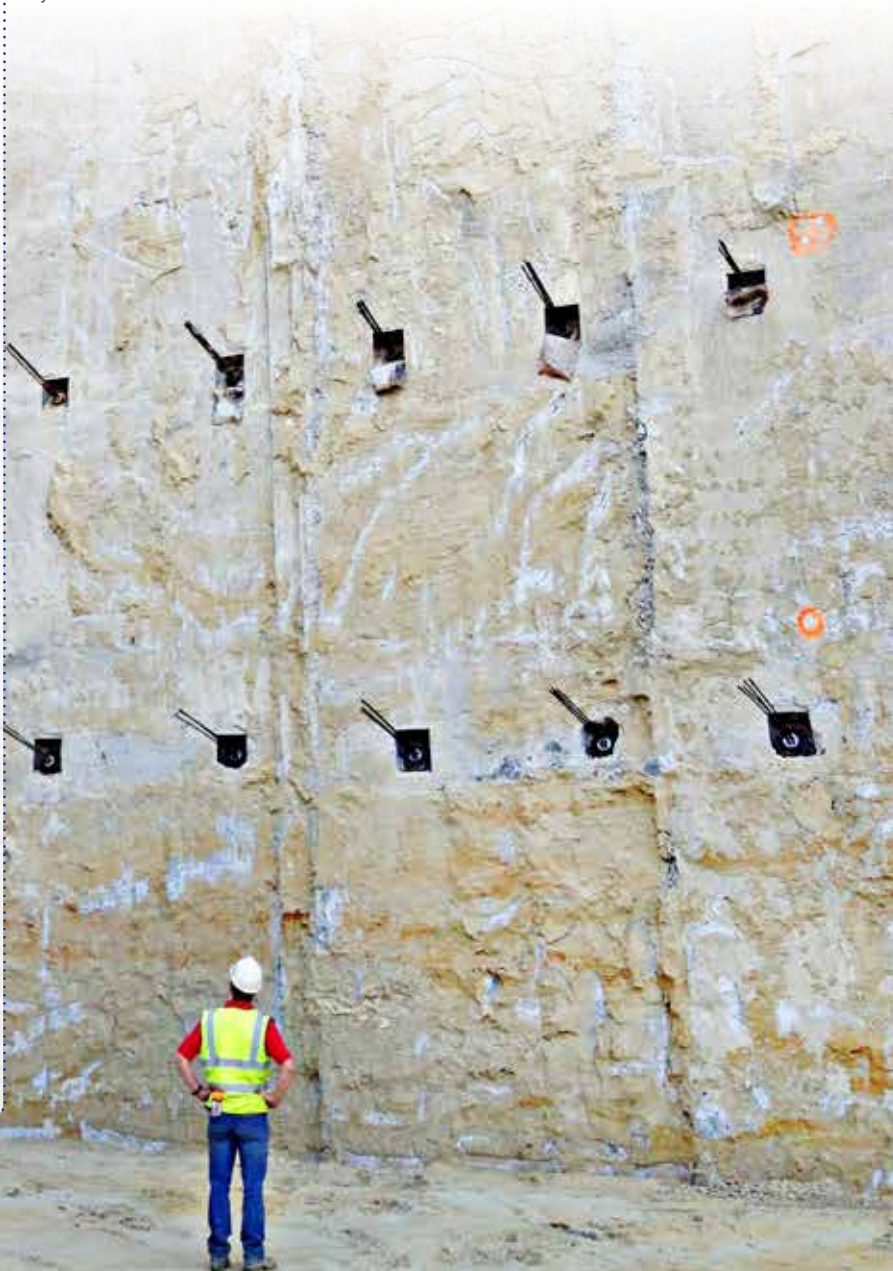
The experience of **Franki Foundations Belgium** in deep foundation techniques, soil improvement and earthworks stretches back more than 100 years. The company offers total solutions in foundations and geo-engineering, and operates a large fleet of specialized piling rigs. Franki Foundations Belgium operates on the international stage through its subsidiaries: **Franki Grondtechnieken** (NL), **Atlas Fondations** (FR), **Able Piling** (UK) and **Franki Foundations UAE**. The company famously fathered the Franki Pile, which has become a hallmark of solid foundations the world over.

Notable projects

- Kis-project Kinderdijk-Schoonhoven (with BESIX Nederland)
- Reinforcement of Elia electric pylons (696 micropiles), Zutendaal (BE)
- Construction of new railway truss viaduct over the Alzette River, Pulvermühle (LX)
- Slope stabilization and extension of the old railway viaduct (8,000 injections), Luxembourg City (LX)
- Next-gen sulphur plant (2,000 soil-displacing screw piles), Geleen (NL)
- Deep foundations of Corne Ouest de Balard housing development (420 PCS piles), Paris (FR)
- Bellway Homes residential complex (714 CFA piles), Wessex (UK)
- Redevelopment of Bedford House (350 CFA piles), Croydon (UK)
- Hamriyah power station, seawater intake and outfall system (wing wall foundation), Sharjah (UAE) (with Six Construct)
- Borouge 3 Oil & Gas Terminal (94 bored piles and sonic testing), Al Ruwais (UAE) (with Six Construct)
- New Heineken Brewery (140 driven tube piles), Kinshasa (Congo)

Laid one after the other, the tie rods used for the foundation of 'The Golden Fleece' spanned nearly 8 km, and more than 300 tons of steel were used on site.

But the Franki Foundations crews accomplished their task on time and in budget, and prepared the way for the site's spacious redevelopment. Did they secretly throw a coin down their deep well and wish the tight deadline would disappear? Not at all: as ever, the combination of intelligent preparation, solid teamwork and over 100 years of experience got the job done.





West Construct

Antwerp, port of call

2013 proved a busy year for West Construct: the company moved into its brand-new and entirely passive offices in Oostkamp, and took on various prestigious projects across Flanders. Whether working on bridges, tunnels, water processing plants, industrial estates or marine facilities, or windmills with THV BeWind, West Construct never once turned from the company pledge to the trinity of quality, safety and ecology. In the Port of Antwerp, these core values were put to optimal use.

The Port of Antwerp is Europe's second harbour, handling international cargo in excess of 190 million tons. It is also home to one of the largest and most diverse petrochemical clusters in the world, and a base of operation for the top ten chemical companies in the world. In the immediate vicinity of the refineries, production plants and steam cracker units, a host of global logistics providers have set up shop, making the most of their strategic location and the local transport network.

One of these logistics giants is the joint venture Oiltanking Stolthaven, who engaged West Construct to upgrade and enlarge the existing storage tanks and terminal facilities, which are located in the very heart of the petrochemical industry. Amidst the 24/7 hustle and bustle you can expect from an international storage and transport company, West Construct put up concrete pump pits and plates, a tank park wall, columns and sleepers to shore the steel portal for the piping systems and two technical substations.

“The main challenge of building on an industrial site that is governed by incredibly tight rules and regulations is getting to the job without violating the safety codes or disrupting the client's business as usual. But thanks to a carefully hatched plan of action, West Construct finished the project in exemplary fashion.”

STÉPHANE PIETERS,
General Deputy Manager, West Construct

Company ID

West Construct is a dynamic construction firm that specializes in industrial, civil and hydraulic engineering works. From their new home base in Oostkamp, the West Construct engineers and teams cater quality and experience to private and public clients across Flanders. The company has built a solid reputation in shoreline defences and port infrastructure and is renowned for the high-quality maintenance work it has performed on the region's international waterways and canals.

Notable projects

- Extension and renovation of railway tunnel and associated utilities, Vorst
- Pedestrian and bicycle tunnel underneath railroad tracks, Rotselaar
- New 'Beachcomber's' footbridge, Wenduine
- Replacement of overpass 5 Wulfsberge, Zwankendamme
- Repair works on the embankments on Dessel-Schoten canal
- Radartoren, Ostend



In the northwest of the Port of Antwerp, lining the major oil refineries and tapping directly into the port's petrochemical concerns, lies the two km-long Hansadock, which grants container ships safe passage to several important mooring stations in the inner harbour. The Hansadock dates back to 1928 and is 401 metres wide and 7.75 metres deep. Here, West Construct rebuilt the quay walls and reinforced the existing dock floor with special profiles, thereby eliminating the problem of overdepth caused by the ships rotating propellers. The company's expertise in marine works was also put to the test on the Dessel-Turnhout-Schoten canal further inland, where it repaired several embankments.





Motel One Brussels, Brussels, Belgium
Architect: SM Archi 2000 - Victor Demeester

BESIX Group

Real Estate Development



BESIX RED development at cruising speed



Residence Clos du Marais, Brussels, Belgium, Architect: Architectes Associés and Axent Architects

Four cornerstones: one comprehensive strategy

The strategy implemented by BESIX Real Estate Development since 2011, whose first effects were already felt the following year, reached full maturity in 2013. Performance was perfectly in line with the set objectives, particularly in terms of units sold. With sales slightly above the projections and forecasts, BESIX RED recorded a significant margin that was larger than expected.

The BESIX RED strategy revolves around four main axes: prioritizing large-scale projects, creating new partnerships, a stronger presence in Flanders, and diversifying our position by exploring new markets outside Belgium. At home we will continue to give priority to residential properties for which the market is slightly growing in terms of sales volumes and average prices, while remaining open to opportunities on other markets (offices, hotels, and so on).

2013 Real Estate in Belgium

The country's recent institutional reforms and attempts at fiscal consolidation resulted in a calmer market climate in 2013. In this context, the tentative economic upturn and first signs of growing consumer confidence buoyed up activity and pricing on the real estate market, despite the sharp difference that still exists between the commercial and residential sectors.

On the commercial real estate market, especially for offices, the economic recovery is still too weak to have a positive effect on the take-up of new office space. On the contrary, companies are continuing to rationalize their real estate. Brussels, which is still Belgium's prime market, confirms last years' trends. Demand has moved the focus of activity towards the city centre, close to public transport and creature comforts. At the same time, the city's first ring road and periphery have become increasingly unpopular. In addition, we observed a shift in demand towards new buildings with modern technology and high energy performance. In 2013, these two trends forced many investors to reallocate their empty buildings for residential use, in certain cases by selling them to developers.

In residential real estate, the market has increased slightly. This is evinced by the significant rise of the number of planning applications for new projects. Sale prices have similarly edged upwards. Politicians seem to have recognized the demographic pressures that exist in our country by adjusting their urban planning regulations accordingly, in particular by permitting a higher density ratio that should make it possible to meet the growing need for dwellings. We also noted a significant change in the profile of our buyers, with a growing percentage of investors.

A market with real opportunities

In line with last year's plans, BESIX RED has participated in the movement towards the conversion of office buildings. It signed contracts for three such operations in the Brussels region. These involve high-rise buildings in strategic locations, including developments in one of the city centre's liveliest districts and in the green-belt municipality of Auderghem. The latter project allowed us to turn a mixed rehabilitation project into housing and offices. Together these two sites represent a potential of 300 apartments. Also, at Rue de Trèves 100, in the heart of Brussels' European Quarter, former embassy offices are being converted into 54 apartments. Planning permission has been granted and an institutional investor has been lined up to market the entire building.



Residence Ensor & Delvaux, Brussels, Belgium, Architect: ASSAR & Accarain-Bouillot

In a similar effort to renew and expand our portfolio, we have acquired the former CIAC garage in Ghent, in the immediate proximity of the city centre. Closely cooperating with the city authorities, we are looking to develop more than 200 apartments on this location.

BESIX RED went ahead with the development of the sites already in its portfolio in 2013, with licences obtained for our Uccle Orée du Parc project in Uccle (44 units), in Woluwe-Saint-Lambert, where work in the Ensor-Delvaux residences (105 apartments) began in late 2013; for Coparty 2 in Nivelles (72 apartments) and for Leskoo 2 in Oudenaarde (84 apartments). These four projects reap the benefits of our new business strategy, based on greater graphic visibility and targeting the small investor market, with 25 to 50% of units sold off plan! Finally, planning applications have been submitted for the Coteau Sainte Barbe project in Jambes (68 apartments) and the Clos du Marais in Brussels (205 apartments).

Work also continued on the Toison d'Or in Ixelles (11 apartments and 2,700 m² of shops), on Jette Village in Jette (55 flats and 15 houses), on the Royale 120 hotel in Brussels (490 rooms under the Motel One banner and a public car park with 199 berths operated by BESIX Park), and on the Corne Saint-Martin project in Tournai (43 and 55 apartments in the first phase).

More than ever, BESIX RED is paying particular attention to urban development projects in coordination with local and regional authorities. Numerous contacts have been made to bolster this ambition. Consultations, collaborations and studies were continued or initiated for our projects in Molenbeek, Uccle, Louvain-la-Neuve, Gembloux, Belgrade (Namur), Herent and Aalst. In Molenbeek, the partnership BESIX RED established with the Brussels Regional Housing Company (SLRB), under the control of the regional government, took its first step by jointly adopting an orientation plan for the Porte de Ninove site. In Uccle, the State Council has finally validated our permit to subdivide the Plateau Engeland site into building lots for 238 apartments and 60 houses. In Louvain-la-Neuve, the SNCB (Belgian railway company) started building the large parking lot for the future RER (Brussels high-speed suburban railway network) station, including the slab that will host our Jardins de Courbevoie project (50,000 m²), for which the subdivision permit was issued in December. At Gembloux, the first sketches of the Croisée des Champs project (47,000 m²) have been drawn up in close collaboration with the local authorities. In Belgrade, the review of our application for a subdivision permit continues. At Herent, a subdivision permit was issued for a project involving 241 apartments and 60 individual housing plots. And finally, in Aalst, following the positive steps taken by the City to improve access to the city, the studies for the Denderoeever project on the banks of the River Dender (70,000 m² of public car parks, dwellings and shops) have been resumed.

City Gates offices, Senningerberg, GD Luxembourg, Architect: Assar & Perry Weber



Reaffirming our presence in Luxembourg

In the Grand Duchy of Luxembourg, and particularly in Luxembourg City, BESIX RED has increased its presence and boosted its activities in both office and residential markets.

On the office market, the development of a new reference building that will replace the former Galeries Kons, opposite Luxembourg Railway Station, has progressed apace. The project consists mainly of offices (appr. 17,430 m²) but also dwellings (some 2,470 m²), including 32 apartments, and 2,690 m² of shops. At the end of 2012 a long-term lease was signed with ING Bank Luxembourg, which will install its headquarters there, taking up more than two-thirds of the office space. In 2013, a second lease was concluded for 80% of the project's retail space with the Primavera chain. An agreement is presently being negotiated with an institutional investor who is interested in acquiring, at the time of delivery, the entire project, including its residential property. The planning applications for the project were submitted in mid-2013. The necessary permits will hopefully be delivered by mid-2014. This project demonstrates the growing importance of easy access to public transport for the employees and clients of businesses who want to establish a foothold in a capital city, a trend that is also visible in Brussels.

Still in Luxembourg, on the Route de Trèves in the airport district, BESIX RED introduced in mid-2013 a planning application for a ± 13,800 m² office building. 40% of the property was pre-leased to a high-ranking financial advisory company.

Finally, we have acquired, in partnership, a centrally located site in Luxembourg City where we plan to develop 16,000 m² of housing (± 170 units) and a 1,000 m² shopping area.



Kons project, Luxembourg, GD Luxembourg, Architect: M3

“Our aim for 2014 is to continue our progress, while being prudent in our investments, and to use the interaction with the rest of BESIX Group to place us in the forefront of local property development. With these new projects underway or already delivered, and with a portfolio of future projects we aim to expand, BESIX Real Estate Development wants to ramp up its activity in the following years. The 2013 result would not have been possible without the efforts of our dynamic and motivated team.”

GABRIEL UZGEN,
Managing Director, BESIX RED



Coentunnel, Amsterdam, The Netherlands

An aerial photograph showing a large body of water in the center, surrounded by industrial buildings and infrastructure. In the foreground, a multi-lane highway with several cars is visible, along with green grassy areas and some trees. The sky is overcast with grey clouds.

BESIX Group Concessions and Assets

Concessions and Assets added value through synergy

The integrated Concessions and Assets Department is a strategic unit that focuses on markets and sectors where BESIX Group synergies offer a distinct competitive advantage. Working in close collaboration with the Contracting Business Unit, the Department carries out coordinated financing operation and maintenance activities that rely on our specialty skills and enhance our geographical presence and reach.

Due to budgetary shortfalls and the repeated failure of governments worldwide to give the public buildings and infrastructure the care and attention they need, policymakers depend increasingly on the services and know-how of private companies. In this context, local authorities transfer the financing and operation to a private partner for a certain period of time.

“More than ever, the demand in the buoyant international market of concessions and PPPs is for ‘one-stop-shop’ solutions, a comprehensive and inclusive bundle of services that meet the client’s every requirement and need, in every stage of the game. BESIX Group is particularly strong in this regard, offering a whole multidisciplinary range of ‘wall-to-wall’ solutions along the entire value chain: Design, Build, Finance, Operate and Maintain.”

STEVEN DE BIE,
Deputy CFO, Head of Concessions and Assets



The company **vision** on concessions follows **three principles**:

- Generate operating results and cash flows on a recurring basis;
- Create strong synergies in collaboration with BESIX Contracting;
- Develop in-depth knowledge and a singular competence in the field of operations and maintenance.

Today, the **operation** of BESIX Concessions is built on **4 cornerstones**:



Al Wathba water treatment plant, Abu Dhabi, UAE



Motel One parking, Brussels, Belgium

Concessions and public-private-partnerships

In its domestic market (Belgium and the Netherlands), BESIX Concessions focuses primarily on large public procurement tenders both in civil engineering works and building activities, such as the state-of-the-art Coentunnel in Amsterdam.

In the Middle East, the business unit has considerable experience in sewage treatment and water purification and recycling processes, operating major concessions in Ajman, Al Wathba (Abu Dhabi) and Al Allahamah (Al Ain).

BESIX Park

BESIX Park operates on-street and off-street parking facilities in approximately 30 cities spread over Belgium.

In 2013, BESIX Park continued making inroads into Wallonia, signing important contracts with the towns of Verviers, Herstal, Andenne and Durbuy.

New parking concessions in Flanders include Turnhout, Lier and Nieuwpoort, where BESIX Park (in joint venture) signed a long-term contract to manage the city's on-street and off-street parking spaces for 40 and 90 years respectively. The seaside town will also have two new car parks built.

The global charge of BESIX Park doubled in 2013 to more than 38,600 individual parking lots, corresponding to a 39% increase. All the same time, BESIX Park also managed to increase the average duration of its existing contracts.



Burj Khalifa fountains, Dubai, UAE
Architect: Skidmore, Owings and Merrill

Facility Management

Cofely-BESIX FM is a leading facilities management provider in the Middle East. Cofely-BESIX FM provides a complete range of maintenance, cleaning and management solutions, 24 hours a day, to some of the region's most prestigious and technically complex buildings. The facilities the business unit manages on behalf of its clients are ultimately about the people that use them. From offices and residences to schools and hospitals and airports, Cofely-BESIX FM ensures that vital equipment and infrastructure operates safely, efficiently and reliably.

Cofely-BESIX FM also provides mechanical and electrical maintenance services, including the delivery of both planned and emergency and reactive maintenance.

In 2013, the facility management of the Dubai Mall, the largest mall in the world, fell to Cofely-BESIX FM – which is no stranger to high-profile accounts, being responsible for the technical upkeep of the Burj Khalifa, the tallest building in the world. In Abu Dhabi, several new contracts were signed, including the maintenance of the Musanada schools (for the Abu Dhabi Education Council) and the five-star Al Gurm Resort.

In 2013 also, Cofely-BESIX FM initiated a further geographical diversification in Qatar. This process should result in an important growth in revenues following the acquisition of a local Facility Management provider.

For 2014, Cofely-BESIX FM is participating in several major tenders for airports, District Cooling plants, Baggage Handling System operation and maintenance, and so on.

And finally, Cofely-BESIX FM aims to develop its activities in Qatar and Oman further by consolidating its unique position in the UAE.

Investments in Hotel sector

Last but not least, through its Assets Department, BESIX not only develops, but also operates two hotels: the Courtyard by Marriott Hotel in Brussels and the Sheraton in Poznan, Poland.



Courtyard by Marriott Hotel, Brussels, Belgium, Architect: Jaspers & A+U





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A strong balance sheet as the result of excellent long-term operational performance.

The intangible assets (EUR 19.3 million) mainly relate to quarrying permits and car park operating rights. BESIX Group also continued investment in the development of an ERP system, the costs of which are capitalized and amortized.

In 2013, BESIX Group has invested in tangible assets for a total amount of EUR 36.7 million, a figure in line with 2012. This investment mainly relates to machinery and equipment used for the contracting activities.

The investment in associates increased with EUR 18.6 million as compared to 2012. This increase is due to the excellent performance of the concessions in the Middle East.

Non-current receivables include guarantee holdbacks by clients in an amount of EUR 64.3 million.

The other assets (EUR 28.5 million) include the shares in Watpac (Australia) held by BESIX Group as well as guarantees and deposits provided by BESIX Group.

Land acquired and real estate projects under development (recorded as real estate held for sale) amount to EUR 134.6 million as compared to EUR 81.5 million as of December 2012. This increase is the result of a strategic choice made by BESIX Group to relaunch large-scale real estate operations in Belgium and Luxembourg, after having reduced its real estate exposure drastically in the years 2009-2012.

Trade receivables amounting to EUR 649.6 million include operating receivables as well as customer holdbacks, collectible in 2014. These customer holdbacks amount to EUR 45.4 million as of December 2013. Allowances for doubtful accounts amount to EUR 40.7 million compared to EUR 39.8 million as of December 2012. Despite the growth in sales, trade receivables have decreased resulting in a decrease in days' sales outstanding (DSO) from 113 in 2012 to 102 days in 2013.

At the same time, the current ratio, showing the liquidity position of BESIX Group, has improved from 1.31 in 2012 to 1.43 in 2013. The net cash position of BESIX Group amounts to EUR 194.3 million, proving this healthy liquidity position despite a decrease of EUR 107.3 million as compared to last year. This decrease is mainly due to the increase in customer holdbacks as well as the increased investments in real estate held for sale and other assets such as Watpac.

The shareholders' equity amounts to EUR 499.7 million as of December 2013, an increase of EUR 49.7 million as compared to last year. The solvency stands at 27.5% as of year-end 2013, comparable to last year. As of December 2013, the equity is negatively impacted for EUR 10.8 million by fair market valuations applied to hedge instruments concluded in the context of BESIX Group's concessions.

Long-term and short-term provisions amount to EUR 104.2 million compared to EUR 133.3 million as of December 2012. These provisions cover pension commitments (EUR 19.8 million), ten-years' construction guarantees (EUR 40.0 million), litigations (EUR 13.4 million), termination losses (EUR 11.4 million) and other provisions (EUR 19.6 million). Revenues amount to EUR 2,314.4 million in 2013, representing a year-on-year growth of 8.6%. The geographical breakdown of revenues is as follows: Belgium 29%, Netherlands-France-GD Luxembourg 11%, Africa 11%, Middle East 46%, other 3%.

The gross margin amounts to EUR 196.3 million, representing 8.5% of revenues and in line with the prior year.

The EBIT amounts to EUR 78.5 million, representing an EBIT margin on sales of 3.4% as compared to 3.9% in 2012.

The net financial result amounts to EUR 9.5 million compared to EUR 5.2 million in 2012.

The concessions in operations continued to be very profitable in 2013 contributing to the results from associates amounting to EUR 7.5 million.

The consolidated profit amounted to EUR 83.4 million compared to EUR 92.0 million in 2012. As such, the net profit amounts to 3.6% of revenues, representing a healthy margin well on top of the industry average in which BESIX Group operates.

The order book at the end of 2013 stands at EUR 2,716.1 million compared to EUR 3,073.1 million the year before. Despite this decrease in the order book, BESIX Group remains confident about its future, also thanks to some large new contracts signed at the beginning of 2014.

We can also confirm that no subsequent events have occurred between the closing date and the date of the Board of Directors held on April 3, 2014 that would have a material impact on the consolidated financial statements made under IFRS and adopted by the latter Board.

The Statutory Auditor Mazars has issued an unqualified audit opinion on the consolidated accounts as of 31 December, 2013.

For more information, readers are invited to consult the full set of financial statements that has been filed with the National Bank of Belgium.

Balance sheet

(in EUR '000)

	31 Dec 2013	31 Dec 2012
NON-CURRENT ASSETS	347,180	309,530
Intangible assets	19,333	21,333
Tangible assets	186,272	189,703
Investments in associates	24,286	5,709
Receivables	88,003	87,127
Other assets	28,468	5,245
Deferred income tax assets	818	413
CURRENT ASSETS	1,477,320	1,355,649
Inventories	25,386	29,391
Construction contracts in progress	50,387	56,416
Real estate held for sale	134,620	81,517
Trade receivables	649,567	661,935
Other receivables and other assets	225,055	123,368
Cash and cash equivalents	392,305	403,022
TOTAL ASSETS	1,824,500	1,665,179
SHAREHOLDERS EQUITY	499,675	449,962
Share capital	32,000	32,000
Retained earnings	483,076	445,120
Hedge Reserve	-10,841	-26,099
Translation differences	-4,560	-1,059
MINORITY INTEREST	2,350	2,187
NON-CURRENT LIABILITIES	288,288	178,167
Borrowings	134,762	56,972
Provisions	71,304	63,589
Other liabilities	61,429	40,082
Deferred income tax liabilities	20,793	17,524
CURRENT LIABILITIES	1,034,187	1,034,863
Borrowings and bank overdraft	63,272	44,472
Trade payables	538,030	554,867
Advances received on contracts	98,200	127,463
Billing in excess on construction contracts	113,081	92,647
Current income taxes payable	8,262	10,259
Provisions	32,933	69,746
Other liabilities	180,409	135,409
TOTAL EQUITY AND LIABILITIES	1,824,500	1,665,179

Profit and loss

(in EUR '000)

	31 Dec 2013	31 Dec 2012
SALES	2,314,406	2,131,959
COST OF SALES	-2,118,097	-1,941,890
of which depreciation	-35,793	-41,081
of which provisions	3,692	26,676
GROSS PROFIT	196,309	190,069
GENERAL & ADMINISTRATIVE EXPENSES	-133,885	-127,654
of which depreciation	-7,533	-6,484
of which provisions	-750	-2,315
OTHER INCOME / EXPENSES	16,119	20,936
OPERATING PROFIT	78,543	83,351
Financial income	16,457	11,074
Financial charges	-6,970	-5,897
Results from associates	7,540	11,925
PROFIT BEFORE INCOME TAXES	95,570	100,453
INCOME TAX EXPENSES	-11,852	-8,263
of which current expenses	-10,615	-11,791
of which deferred expenses	-1,237	3,528
CONSOLIDATED PROFIT	83,718	92,190
Minority interests	-328	-208
GROUP CONSOLIDATED PROFIT / (LOSS)	83,390	91,982

Cash flow statement

(in EUR '000)

	31 Dec 2013	31 Dec 2012
OPERATING ACTIVITIES		
Operating result	78,543	83,351
Depreciation	43,326	47,565
Provisions	-2,941	-24,361
Allowances	-13,308	-26,497
Result on the disposal (in) tangible assets	-2,562	-2,399
Result on the disposal of other long term assets	0	0
Result on the disposal of investments in associates	0	0
Operating cash flow	103,058	77,659
Changes in working capital	-98,144	-27,367
Income taxes paid	-6,289	-8,531
Translation difference cash in foreign currency	-9,531	-3,815
NET CASH FROM OPERATING ACTIVITIES	-10,906	37,946
Purchases of intangible fixed assets	-3,480	-2,673
Purchases of tangible fixed assets	-36,718	-36,209
Purchases of other long term assets	-19,541	-33
Purchase of investments in associates	-2,106	-8,583
Disposals of intangible fixed assets	29	0
Disposals of tangible fixed assets	6,391	7,922
Disposals of other long term assets	0	6
Disposals of investments in associates	0	44
Dividends received from investments in associates	3,209	1,148
Impact from changes in the consolidation perimeter	-4,204	0
NET CASH FROM INVESTING ACTIVITIES	-56,420	-38,378
Net change in financial debt	74,642	8,674
Net change long term receivables	22,954	-18,421
Interests paid (net)	2,966	3,250
Fair Market Value - Cash and Cash equivalent	6,291	0
Dividend paid	-50,244	-50,280
NET CASH FROM FINANCING ACTIVITIES	56,609	-56,777
MOVEMENTS IN CASH	-10,717	-57,209
Treasury at the beginning of the period	403,022	460,231
Movement	-10,717	-57,209
TREASURY AT THE END OF THE PERIOD	392,305	403,022

Statutory Auditor's report

Statutory Auditor's report to the general meeting of shareholders of BESIX Group SA on the consolidated financial statements for the year ended 31 December 2013.

In accordance with the legal requirements, we report to you on the performance of the mandate of statutory auditor, which has been entrusted to us. This report contains our opinion on the true and fair view of the consolidated financial statements as well as the required additional statements.

Unqualified audit opinion on the consolidated financial statements

We have audited the consolidated financial statements for the year ended 31 December 2013 prepared in accordance with the International Financial Reporting Standards as adopted by the European Union and with the legal and regulatory requirements applicable in Belgium which show a balance sheet total of K€ 1,824,500 and a profit for the year of K€ 83,718.

The board of directors is responsible for the preparation and the fair presentation of these consolidated financial statements. This responsibility includes: designing, implementing and maintaining internal control relevant to the preparation of consolidated financial statements that are free from material misstatement, whether due to fraud or error; selecting and applying appropriate accounting policies and making accounting estimates that are reasonable in the circumstances.

Our responsibility is to express an opinion on these consolidated financial statements based on our audit. We conducted our audit in accordance with the legal requirements and the Auditing Standards applicable in Belgium, as issued by the 'Institut des Reviseurs d'Entreprises / Instituut van de Bedrijfsrevisoren'. Those standards require that we plan and perform the audit to obtain reasonable assurance as to whether the consolidated financial statements are free from material misstatement.

In accordance with the above-mentioned auditing standards, we considered the group's accounting system, as well as its internal control procedures. We have obtained from management and the company's officials, the explanations and information necessary for executing our audit procedures. We have examined, on a test basis, the evidence supporting

the amounts included in the consolidated financial statements. We have assessed the appropriateness of the accounting policies and consolidation principles, the reasonableness of the significant accounting estimates made by the company, as well as the overall presentation of the consolidated financial statements. We believe that these procedures provide a reasonable basis for our opinion.

In our opinion the consolidated financial statements for the year ended 31 December 2013 give a true and fair view of the group's net worth, its financial position, its financial performance and its cash flows in accordance with International Financial Reporting Standards as adopted by the European Union, and with the legal and regulatory requirements applicable in Belgium.

Additional statements

The preparation of the consolidated Director's report and its content are the responsibility of management.

Our responsibility is to supplement our report with the following additional statements which do not modify our audit opinion on the consolidated financial statements:

The consolidated Director's report includes the information required by law and is consistent with the consolidated financial statements. We are, however, unable to comment on the description of the principal risks and uncertainties which the consolidated group is facing, and of its situation, its foreseeable evolution or the significant influence of certain facts on its future development. We can nevertheless confirm that the matters disclosed do not present any obvious inconsistencies with the information that we became aware of during the performance of our mandate.

Brussels, 3 April 2014
Mazars Bedrijfsrevisoren C.B.V.
Represented by

Anton Nuttens
Partner

Main Group entities

COUNTRY	COMPANY	ADDRESS	PHONE
HEADQUARTERS			
Belgium	BESIX Group NV/SA	Avenue des Communautés 100, 1200 Brussels	+32 (0)2 402 62 11

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COUNTRY	COMPANY / BRANCH	ADDRESS	PHONE	PARTICIPATION (IN %)
CONTRACTING				
CONSTRUCTION				
Belgium	BESIX SA	Avenue des Communautés 100, 1200 Brussels	+32 (0)2 402 62 11	100%
	BESIX Vlaanderen	Rijvisschestraat 126, 2 nd floor., 9052 Zwijnaarde	+32 (0)9 321 78 10	100%
	West Construct SA	Siemenslaan 13, 8020 Oostkamp	+32 (0)50 36 80 85	100%
The Netherlands	BESIX Nederland BV	Trondheim 22-24, 2993 LE Barendrecht	+31 (0)1 80 64 19 90	100%
France	BESIX France	Avenue Georges V 41, 75008 Paris	+33 (1) 53 57 86 00	100%
Australia	BESIX Australia Pty. Ltd.	Level 3, State One House, 172 Sr Georges Terrace, Perth WA 6000	+61 8 9222 5600	100%
Azerbaijan	AZ BESIX LLC	Kazimzade Street 7, apt. 130, AZ-1100 Baku	+994 (0)50 331 16 91	50%
Egypt	BESIX Egypt	Corniche El Nil 97, Rod El Farag, Cairo	+20 (0)2 459 44 91	100%
Equatorial Guinea	BESIX G.E.	Punta Europa, Bioko Norte	+240 (0)26 74 10	100%
Cameroon	Six International Ltd	B.P. 3124, Douala	+237 (0)39 25 85	100%
Italy	BESIX Italy	Via Aurelia Antica 272, 00165 Rome	+39 (0)6 393 877 90	100%
Montenegro	BESIX Montenegro	Novo Naselje b.b., 85323 Rodovici, Tivat		100%
Morocco	B6SOMA SAS	Zone Franche de Ksar El Majaz Commune Anjra Tangier, 6107 Val Fleuri Tangier	+212 (0)5 39 94 94 8	50%
	BSTM SAS	Zone Franche de Ksar El Majaz Commune Anjra Tangier BP 12096, Val Fleuri Tangier	+212 (0)5 39 94 94 8	50%
Poland	BESIX Poland	ul. Staroscinska 1/18 02-516 Warsaw	+48 22 380 32 40	100%
Saudi Arabia	BESIX Saudi	Al Oula Building – 6 th floor, King Fahd Road, P.O. Box 230044, 11321 Riyadh	+966 (0)1 207 96 91	100%
	Six Construct Saudi	Hail Street, Rawda District P.O. Box 9291, 21413 Jeddah	+966 (0)2 664 2732	100%
	MSX - Al Muhaidib / Six Construct LLC	Novotel Business park, P.O. Box 9492, 31463 Damman	+966 (0)1 857 52 52	50%
Sri Lanka	BESIX Sri Lanka	BESIX Sri Lanka Branch Level 26, East Tower, World Trade Center, Echelon Square Colombo 01	+94 (0)11 7 444 500	100%
Switzerland	BESIX Switzerland	Zweigniederlassung Schweiz, Industriezone Schächenwald, CH-6460 Altdorf	+41 (0)41 875 77 50	100%

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COUNTRY	COMPANY / BRANCH	ADDRESS	PHONE	PARTICIPATION (IN %)
Qatar	Six Construct Qatar	P.O. Box 22677, Doha	+974 (0)4 423 80 00	100%
	United Readymix	P.O. Box 22677, Doha	+974 (0)4 44 90 70 16	49 %
United Arab Emirates	Six Construct Ltd	P.O. Box 1472, Sharjah	+971 (0)4 509 22 22	100 %
	Belhasa Six Construct LLC	P.O. Box 13055, Dubai	+971 (0)4 509 22 22	
	BESIX Sharjah	P.O. Box 1472, Sharjah	+971 (0)6 568 41 36	100 %
REGIONAL COMPANIES				
Belgium	Carrière des Grés Réunies	Route de Cielles, 6980 La Roche	+32 (0)84 41 20 32	50%
	Carrière des Limites	Rue du Sourd d'Ave 1B, 5500 Rochefort	+32 (0)84 38 84 85	100%
	Cobelba SA	Parc Industriel, 5100 Naninne	+32 (0)81 41 14 21	100%
	Enrobés des 3 Frontières	Rue Joseph Calozet 11, 6870 Awenne	+32 (0)84 36 02 00	100%
	Entreprises Jacques Delens SA	Avenue du Col-Vert 1, 1170 Brussels	+32 (0)2 566 96 00	100%
	Famenne Enrobés	Rue Saint Isidore 101, 6900 Marche-en-Famenne	+32 (0)84 22 08 15	50%
	Franki Foundations Belgium SA	Avenue Edgard Frankignoul 2, 1480 Saintes	+32 (0)2 391 46 46	100%
	G.N.B. Béton	Zoning Industriel 1, 6600 Bastogne	+32 (0)61 21 64 12	100%
	HBS NV	Lammerdries 12, 2440 Geel	+32 (0)14 25 17 01	100%
	Isofoam NV	Bleukenlaan 5, bus 1, 2300 Turnhout	+32 (0)14 88 24 73	60%
	Nouvelle Carrière de Bissot	Rue Nouvelle 73, 6810 Chiny	+32 (0)61 31 28 46	100%
	Socogetra SA	Rue Joseph Calozet 11B, 6870 Awenne	+32 (0)84 36 62 03	100%
	Sud Construct	Avenue du Col-Vert 1, 1170 Bruxelles	+32 (0)2 788 54 00	100%
	Vanhout NV	Lammerdries 12, 2440 Geel	+32 (0)14 25 16 11	100%
	Vanhout Facilities	Lammerdries 12, 2440 Geel	+32 (0)14 25 16 11	100%
	Vanhout Projects	Lammerdries 12, 2440 Geel	+32 (0)14 25 16 11	100%
	ViaLines	Avenue Albert 1er 75, 4030 Grivegnée	+32 (0)4 343 11 15	50%
	Wust	Route de Falize 151, B-4960 Malmedy	+32 (0)80 79 27 11	100%
	GD Luxembourg	Lux TP SA	B.P. 49, Zone industrielle, 5201 Sandweiler	+352 35 79 79
The Netherlands	Franki Grondtechnieken BV	Trondheim 8, 2993 LE Barendrecht	+31 (0)1 80 64 19 90	100%
France	Atlas Fondations	Rue Nicolas Appert 4, 59260 Lezennes	+33 (0)3 20 57 76 35	100%
United Kingdom	Able Piling & Construction Ltd	Wangfield Nurseries, Curdridge, Southampton, Hampshire SO32 2DA	+44 (0)1489 79 76 00	100%
REAL ESTATE DEVELOPMENT				
Belgium	BESIX RED SA	Avenue des Communautés 100 1200 Brussels	+32 (0)2 402 64 87	100 %
	BESIX RED Properties SA	Avenue des Communautés 100 1200 Brussels	+32 (0)2 402 66 75	100%
GD Luxembourg	BESIX RED Luxembourg	Rue du fort Elisabeth 7, 1463 Luxembourg	+35 2 29 51 29	100%
France	BESIX RED France	Avenue George V, 41, 75008 Paris	+33 1 53 57 86 00	100%

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COUNTRY	COMPANY / BRANCH	ADDRESS	PHONE	PARTICIPATION (IN %)
CONCESSIONS AND ASSETS				
Belgium	BESIX Park	Millisstraat 33, 2018 Antwerp	+32 (0)3 235 54 55	75%
	Courtyard by Marriott Brussels	Olympiadenlaan 6, 1140 Brussels	+32 (0)2 337 08 08	50%
The Netherlands	Coentunnel Company	Meteorenweg 280, 1035 RN Amsterdam	+31 207 14 37 88	18%
UAE	Al Wathba Veolia BESIX Waste Water Company pjsc	P.O. Box 28416, Abu Dhabi		20%
	Ajman Sewerage (Private) Company Limited	B-08 Ajman Free Zone, PO Box 4212, Ajman		40%
	BESIX Park Middle East	PO BOX 13055, Al Quoz, Dubai	+971 (0)4 50 92 330	75%
	Cofely-BESIX FM	P.O. Box 391055, Dubai	+971 (0) 4509 2440	50%
	Moalajah FZC	P.O. Box 4739, Ajman	+971 6 714 88 65	50%
	SAFI FZC	P.O. Box 8522, Ajman	+971 (0)6 742 99 10	55%
	VEBES O&M	Jebel Ali Freezone, Dubai		50%
Italy	Stadio Alassio Parking			50%
Poland	Sheraton Poznan	Bukowska 3/9, Poznan 60-809	+(48) (61) 655 2000	29%

Colophon

Editing

BESIX Group Communication Department

Photos

Laurent Blossier, Covision, Yvan Glavie, Jane van Raaphorst,
Christophe Vander Eecken, Stefan Vleugels

Design and production

línk | mixed media communicatiebureau





BESIX Group SA/NV
Avenue des Communautés 100
1200 Brussels – Belgium
T +32 (0)2 402 62 11
F +32 (0)2 402 62 05
info@besix.com

www.besix.com

