

## **BOUYGUES CONSTRUCTION SIGNS FIRST CONTRACT FOR DESIGN-BUILD-MAINTENANCE UNDER THE *OPÉRATION CAMPUS* INITIATIVE**

DV Construction, Quille Construction and Exprimm, subsidiaries of Bouygues Construction, have just signed, as part of a consortium (see the presentation on the next pages)<sup>(1)</sup>, a contract worth 122 million euros in the first phase to renovate and restructure buildings on the Sciences and Technologies campus of Bordeaux I University. Bouygues Construction's share amounts to 116 million euros.

The project, part of *Opération Campus* initiative, is designed in the innovative form of a design-build-and maintenance contract over 30 years and covers 16 buildings.

DV Construction and Quille Construction are responsible for renovating 12 buildings dating from the 1960s and constructing 4 new buildings, with a total floor area of 87,000 m<sup>2</sup>. Exprimm, a specialist in Facility Management and subsidiary of the Bouygues Construction Energies and Services Division, will provide maintenance for the buildings over 27 years. Financing for the project is not included in the contract: it is not a traditional PPP (Private/public partnership) contract but an innovative public-public arrangement. The financing is being managed in its entirety by the client, SRIA (*Société de Réalisation Immobilière et d'Aménagement*), a public equity company, and subsidiary of Bordeaux University. The shareholders in SRIA are Bordeaux University (with a majority interest), the Aquitaine Regional Authority and the financial body - la Caisse des Dépôts et Consignations.

The project has, at its very heart, respect for the environment and the improvement of energy efficiency, thus illustrating Bouygues Construction's aims with regard to sustainable construction. The old buildings, which incurred significant energy costs, will be completely redeveloped and upgraded to the highest performance levels, without altering their architectural aspect that is part of the university's heritage. All the buildings will be HQE certified and accredited under the BBC (Low Energy Consumption Building) Renovation label. Several of the buildings will include an innovative bioclimatic design: closed in winter, the facade will collect solar energy thus enabling savings to be made. Open in summer, it will allow the buildings to be cooled. An energy-positive building (BEPOS) will also be constructed.

The consortium has also made strong employment commitments. 50% of the work sections will be contracted to SMEs. The consortium is also committed to implementing a social inclusion programme.

The works, which will be carried out on an occupied site, will start in summer 2013 and will last for two years. At peak periods the project will mobilise about a hundred staff.

Bouygues Construction is a global player in building universities, active in design, construction and maintenance, for both new-builds and renovations. The Group has just delivered the UFR (teaching and research unit) for medicine of the Versailles Saint-Quentin-en-Yvelines University, whose operation and maintenance it will also be responsible for. It is finalising phase two of the design-build works for the Sorbonne Paris IV University Clignancourt Centre and will operate the facilities for 28 years. Internationally, Bouygues Construction has a large number of references, and is currently constructing university buildings in Poland and the Czech Republic.

<sup>(1)</sup> The consortium comprises DV Construction, project representative, Quille Construction, AUA Paul Chemetov (architect), Debarre Duplantiers Associés (architect), ECCTA Engineering (technical design consultant), Agence Franck Boutté consultants (environmental technical consultant), and Exprimm.

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A global player in the building, civil works, energy and services sectors, Bouygues Construction operates at all points of the value chain of projects: finance, design, construction and facilities management (operation and maintenance). On every continent, its 52,000 employees devise and develop solutions that make an improvement to the environment and to everybody's lives. In 2011, Bouygues Construction generated sales of 9.8 billion euros.

## APPENDIX

### THE WINNING TEAM FOR THIS COMPETITIVE PROJECT

The consortium opted for a synergy based approach, bringing together the best local and national know-how and skills to meet the project's numerous challenges.

#### **DV Construction, the consortium's project representative, working in tandem with Quille Construction, both subsidiaries of Bouygues Construction**

DV Construction undertakes various projects every year in both the south-west and central regions of France.

With 750 employees, this company is heavily involved in the Aquitaine region in the construction of primary and secondary schools, hospitals and social housing. It has become specialised in renovating buildings on occupied sites and large-scale projects.

DV Construction pays close attention to involving SMEs in its projects and to mechanisms for inclusion in the workplace.

#### **AUA Paul Chemetov, architects**

Paul Chemetov is active in all areas of architecture and urban planning. In 1980 he was awarded France's *Grand Prix National d'Architecture*. He expresses his convictions about architectural and urban-planning issues through the buildings he designs and develops, by publishing numerous articles and books and by public statements on associated issues.

In 2007 AUA Paul Chemetov (*Architectes Urbanistes Associés*) was set up with two objectives:

- To respond to the changes in commissions and orders by strengthening the practice's skills and material resources;
- To bring young architects into the practice for development, to benefit from the practice's experience, pass it on and encourage further sharing.

This working structure has 20 permanent architects and urban planners who regularly work alongside associate architects and town planners trained in the practice.

#### **Martin Duplantier Architecte (Debarre Duplantier Architectes)**

This firm is based in Paris and Bordeaux.

Martin Duplantier, a young architect and urban planner, is working jointly with David Chipperfield on the extension to the HEC Campus in Jouy-en-Josas in 2012.

His work today is currently focused on two main areas:

- the question of the Campus, in which he brings together his experience as a former practitioner with the latest thinking about the management of the informal and the knowledge-based economy;
- the transformation and renovation of buildings dating from the 1950s to the 1970s (ongoing renovation of the Arago district in Pessac).

His business has a workforce of 15 and takes part in construction work alongside internationally known players, enabling them to work on larger scale projects.

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### **ECCTA Engineering, a technical design consultancy**

ECCTA Engineering was created in 1982 and is now recognised for its specialised know-how, to which numerous references bear witness, both in France and abroad. ECCTA Engineering acts as a hub for various skills and is active in all aspects of construction in the areas of infrastructure, buildings and protection of the environment. In the past decade, this activity has broadened into global assignments ranging from legal and technical feasibility studies to project maintenance and operation, including scheduling, design and construction.

With a team of 110, the firm includes project-manager engineers, urban planners and legal experts from more than 20 renowned engineering schools and universities. Its aim is to bring its multi-disciplinary skill set to support large-scale projects.

### **Agence Franck Boutté Consultants, a technical environmental consultant**

Agence Franck Boutté Consultants brings together engineers, architects and urban planners who have studied issues related to the environment, ambience and comfort management, and sustainable development. This provision of multi-disciplinary skills enables the firm to integrate environmental issues at a very early stage be it on a regional, city wide or specific building basis, turning these concerns into truly creative, economic and technical project drivers. These specialists in design and environmental engineering aim to combine quality architecture and urban-planning with very high level performance across all projects. Agence Franck Boutté Consultants maintains close relationships with its clients and partners to develop original strategies and innovative proposals. Its global vision and integrated approach are designed to ensure ever greater consistency between architects, developers, political authorities and sustainable choices.

### **Exprimm, maintenance provider**

Exprimm, a subsidiary of ETDE, the Bouygues Construction Energies and Services Division, is a recognised professional operator and maintenance provider which works together with all property stakeholders, from investors and owners to managers, tenants and occupants, in choosing the right personalised and integrated services.

Exprimm offers multi-annual contracts of between one and 35 years for comprehensive services including maintenance, multi-technical maintenance, multi-service activities, multi-technological solutions, renewal works, energy management and building information systems.

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