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BNP PARIBAS EL DJAZAÏR

THE FIRST "HQE" BUILDING ON THE AFRICAN CONTINENT

ARTELIA
Passion & Solutions

Artelia handed over the new Algerian head office of BNP Paribas, located in the Bab Ezzouar business district of east Algiers, in September 2015. BNP Paribas El Djazair (a subsidiary 100% owned by the BNP Paribas banking group) embarked on three years of works to build its new head office near the airport in the framework of its expansion in Algeria.

This is the first building in Africa to be awarded certification under the green building standard used in France, "HQE".

KEY DATA

- The "HQE" procedure is promoted by Artelia in its capacity as Engineer to set targets to be met along with their priority level for the building
- Targets requiring a "very high performance" are: the building's relationship with its environment, water management, business waste management, and sustainability of environmental performance
- Targets requiring a "high performance" are: low-impact construction site, energy management, hygro-thermal comfort, acoustic comfort, visual comfort

INNOVATIONS

▶ **Exemplary energy performance:** In a country where energy is practically free (thanks to gas exports), the challenges relating to energy performance are new and as yet not all governed by regulations. Right from the start of the design phase, Artelia's project team opted to use French performance levels as a basis, i.e. the "RT 2005" thermal regulations applicable at that time. On hand-over, the energy performance of the building is 20% better than that of a reference building.

▶ **Reduced energy consumption:** In high-rise buildings, energy savings are generated through technological solutions during building construction, climate control solutions during the operational phase (blinds, internal temperature, demand management, etc.) and the adoption of individual energy-efficient habits.

▶ **Sustainable construction site:** Some aspects that are now closely managed on green building sites in Europe were relatively novel in Algeria. The most notable example concerns the management of construction site waste: there was no structured facility for sorting this type of waste anywhere in the Algiers area. The quantity of waste sent for landfill disposal from the BNP Paribas El Djazaïr construction site was successfully reduced by approx. 25%.

STAKEHOLDERS

▶ To complete this project, BNP Paribas appointed Artelia to supervise construction, provide organisation, planning and coordination services and oversee the "HQE" procedure, in partnership with architectural firm ATSP. Cerway was responsible for final certification of the buildings.

▶ Artelia is accustomed to assisting private-sector project owners with project design. The various methods used in eco-design enable each project stage to be optimised and involve numerous players.

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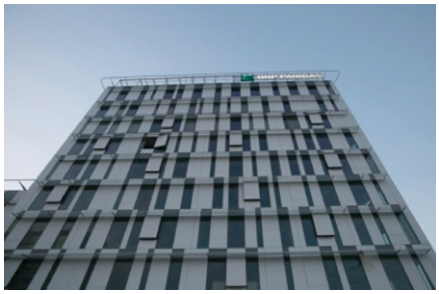
IMPLEMENTATION

▶ BNP Paribas El Djazaïr had decided to build its new headquarters back at the end of 2007. However, the works were halted for two years due to the financial crisis of 2008. The works eventually restarted in February 2012 and were completed in March 2015.

▶ In the framework of the defect rectification procedures, Artelia deployed a method considered innovative in Algeria in the form of the IDCAPTURE software for digital tablets, providing a means of noting the defects while adding photos and recording the position of each one on the Architect's drawing, and then tracking the associated rectification process.

RESULTS



/// **Environmental impact is managed:** This innovative building consumes less energy, emits less pollution and optimises use of resources.

/// **The new head office is a showcase for BNP Paribas El Djazaïr, enhancing its economic appeal:** The Algerian subsidiary of the BNP Paribas group has been operating in the country for 14 years. This state-of-the-art building reflects BNP Paribas's commitment to build sustainable business in Algeria.

/// **The BNP Paribas El Djazaïr tower is the first building to be handed over with "HQE" certification** – (tertiary buildings) anywhere on the African continent. The "Sustainable Building" passport issued by Cerway (Certivéa's international subsidiary) achieves Very Good level. In total, with 5 targets achieving Very High Performance (excellent practices), 7 targets achieving High Performance (good practices) and just 2 at Base level (practices at statutory level), this project far exceeds the minimum levels stipulated for "HQE" certification.

FINANCIAL ASPECT OF THE OPERATION

- → 2 towers
- → 30,000 m²
- → 18,000 m² of offices
- → 9 storeys and 4 basement levels
- → 3 years of works
- → BNP Paribas in Algeria: 1,400 employees, 75 branches, 200,000 customers including 4,000 businesses

/// BNP Paribas funded the works, costing 42 million euros.

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