



Press Release

**GSE: a builder actively involved in reducing the emission of greenhouse gases, improved protection of biodiversity, and better pollution prevention, and a stakeholder in the French “Grenelle de l’environnement”, offers environmentally-friendly construction solutions.**

### **Stand SIMI: PASSY - D 102**

Avignon, 3 December 2008 – The GSE Group, engineering firm specialized in turnkey design and construction of industrial, office and logistics buildings, puts forward its experience and expertise in the design of environmentally-friendly, ecological comfortable buildings at its stand at this year’s SIMI show.

The challenges met by the French “Grenelle de l’Environnement” are being expressed in new construction standards involving thermal regulations, biodiversity protection, pollution prevention and many other aspects which are going to generate a new approach to the design and construction business, emphasize new technologies and implement new construction materials.

**GSE has been a pioneering force in this approach and has anticipated the changes in the sector:**

- The “**Ecoparc**” and “**Optima**” building concepts, which GSE developed in 2006, already meet the objectives set by these new standards,
- GSE created Nazca, its subsidiary devoted to photovoltaics.
- GSE offers in-depth expertise in **renovation/rehabilitation** of obsolete buildings that companies need to adapt and retrofit to increasingly strict regulations and standards.

**With Ecoparc, a new building concept, the GSE Group and its subsidiary CCR have built the first environmentally-friendly bioclimatic buildings and offer this new concept to the industrial, service and logistics sectors.**

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Ecoparc buildings are highly efficient bioclimatic buildings that offer excellent comfort to building users, while competing with market prices for traditional service sector buildings. The Ecoparc concept incorporates environmental concerns in both construction methods and operating processes.

Ecoparc responds to four major concerns:

- **Controlled construction energy requirements:** carbon footprint analysis, subsequent use of wood;
- **Controlled operating energy:** Ecoparc exceeds the current RT 2005 regulations by at least 30% (consumption optimization, roofs used for solar energy production, rainwater recovery);
- **Controlled construction cost,** no overruns, no cost premiums with respect to traditional office buildings;
- **Controlled user comfort,** respect for the environment, accessibility, use of daylight ...

The 6,000 square meters of Ecoparc buildings delivered in 2008 in the Agroparc zone of Avignon are the first generation of a long line of environmentally-friendly buildings to come. These Ecoparc buildings are occupied by Fidal and KPMG. CCR is currently working on 4 new projects for 2009, two of which are also in the Agroparc zone in Avignon.

## **OPTIMA: the new GSE business park concept**

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OPTIMA designed by GSE incorporates 4 fundamental points: environmental-friendliness, innovation, speed and savings. OPTIMA designed by GSE means 15 % savings on the investment and 20 % savings on operating costs.

GSE has applied the OPTIMA construction principles on several projects. Examples include logistics parks for developers such as ProLogis and Gazeley and projects with the Autajon printing group.

## **GSE – the use of new technologies for greater respect for the environment. A few examples:**

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In China, GSE has built

- 2 distribution centers for Wal-Mart, in 2007 and 2008. Energy-saving constraints led to the use of wind turbines, photovoltaic panels, low-consumption lights, solar water heaters and Trombe walls.
- The installations for the new industrial site for Alstom Power in Wuhan, covering 150,000 m<sup>2</sup>, provide for 48% savings on the energy bill.

In the Paris area,

- L'Oréal has assigned GSE with the design and construction of their new research center. This new R&D building project is an HQE pilot operation conducted jointly with CERTIVEA.
- GSE is currently working on a hotel/office project in Massy, opposite the TGV station, which fully integrates use of the renewable energies available on the site to minimize use of outside energy sources.

### **About GSE**

*The GSE Group is specialized in constructing turnkey buildings in the industrial, office and logistics sectors. Since being founded in 1976, GSE has become the benchmark for the General Contractor business based on global construction project service, including financial and legal arrangements, land identification, technical studies, design and construction. Working closely with the client and attentive to client requirements, GSE's services are based on firm guarantees covering quality, cost and deadlines.*

*In 30 years, GSE has delivered more than 14 million m<sup>2</sup> for clients such as Auchan, Alstom, Coca Cola, Danone, Lafarge Plâtres, L'Oréal, Michelin, Renault, Thales, Schneider, Aventis Pasteur, ProLogis, Gazeley, Elgan... Today, GSE has 450 employees working throughout the world, in France, Belgium, Great-Britain, Ireland, Germany, Italy, Spain, Poland, Hungary, United States, Mexico, China, Ukraine, Romania, Croatia and Russia.*

### **About CCR**

*CCR provides investors and companies with a total solution for their real estate projects. CCR is their single contact point from design through to delivery of the building. CCR guarantees price, deadlines and quality within the framework of a General Contractor contract.*

*Founded in 2003 by the GSE Group, CCR is entirely dedicated to regional real estate projects and works with local networks. CCR currently has 12 branch offices throughout France, in the regions of Aquitaine, Brittany, Centre, Dauphiné Savoie, East, Ile de France (2 offices), Languedoc Roussillon, Midi Pyrénées, Nord Pas-de-Calais, PACA and the Rhône Alpes.*

*CCR provides its expertise to small and medium-sized business, and to the big groups organized in national networks. CCR builds transport, logistics office, retail and activity buildings, and is active in renovation.*

*CCR currently has approximately 100 employees after 5 years of business, with sales of nearly 100 M€ in 2008.*

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