



Supporting the modernisation of the Justice sector through sustainable infrastructure

Over 25 years of investment in sustainable infrastructure

Over 50 assets under
long-term management

More than €1 billion
already invested

Backed by a €14 billion
infrastructure fund

Over 100 infrastructure
specialists in 7 countries
worldwide

Total construction value
of €12 billion

3 assets handed back
at concession end

9 justice assets at value
of €720 million

Why Invesis?

- Invesis is active and fully committed to the market. We are fully engaged in current active prisons tenders in Belgium and delivering operational services in 9 other concessions across Europe.
- Our partnership approach enables our clients to concentrate on their core work to deliver custodial services to the facilities.
- We are a trusted partner. Our extensive experience place the priorities and needs of stakeholders first - from understanding security and confidentiality is paramount, to knowing that some aspects like courtroom time can be constrained.
- We effectively collaborate with supply chain partners to provide high quality facilities, drive down carbon emissions, and deliver social value. We deliver positive environments whilst enabling stakeholders to use the facilities effectively and securely.

We are a global investor and developer in infrastructure projects that create a lasting legacy for future generations. Our experts manage all aspects of an investment from development and financing to design, construction, maintenance, operations and all the way through to handback.

Whether justice, transportation, social infrastructure, water and marine, energy transition projects or digital infrastructure, our team has the expertise, knowledge and commitment to ensure every project succeeds.

Invesis provides clarity, certainty and confidence in every project, so that our clients and partners can exceed expectations, deliver value and create a better future for us all.

Infrastructure that stays relevant to the changing needs of society

Global portfolio

5

Under construction

42

Operational

3

Handed back



County / State Government offices

Water & Marine

Student Accommodation

Justice

Education

Health

Roads

offices

Rail

Digital



9 assets
€720M

13 assets
€979M

3 assets
€474M

15 assets
€4.2BN

2 assets
€277M

4 assets
€4.2BN

2 assets
€1.2BN

1 asset
€50M

1 asset
€41M



Contact us

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Dendermonde Prison, Belgium

Capital value: €117m
Financial Close: 18 February 2020
Handover: 28 October 2022
Concession period: 25 years
Capacity: 444 inmates



The complex accommodates 444 inmates and provides sustainable, modern and humane detention. In March 2023, 271 prisoners were successfully and safely relocated, resulting in the largest-ever transfer of prisoners in Belgian history.

Dendermonde prison was constructed to replace another complex, which was severely outdated and suffered from capacity issues. The concept of the prison is based on a humane view of detention, with an aim to

prepare detainees for reintegration into society. It consists of four separate building sections, four cell wings, which are situated around one central supervisory core, and consists of open galleries for greater transparency and a greater sense of security.

The facilities, which include a courtroom, were constructed using low maintenance materials to create an energy efficient building. For example, the installation of 774 roof mounted solar panels that generate

290.25-kilowatt of electricity at peak times.

The prison complex was delivered by Invesis through a Public-Private Partnership contract; to Design, Build, Finance and Maintain (DBFM) the project.

Kristien Achten, Senior Project Manager says "Because we delivered a high-quality project within the agreed time, we have a very satisfied customer."



Beveren Prison, Belgium

Capital value: €79m
Financial Close: 28 June 2011
Handover: 01 January 2014
Concession period: 25 years
Capacity: 312 inmates

The new prison in Beveren focuses mainly on rehabilitation and reintegration into society, instead of focusing on imprisonment. Prisoners are housed in small groups, having access to their own collective rooms. Direct supervision through control centers in each group allows for direct supervision on the areas and circulation to other parts of the complex.

The prison includes workshops where the prisoners can perform industrial activities from simple packaging to learning about new skills or a profession.

This project, which includes a courtroom, applies sustainable design innovations including energy consumption limiting insulation, renewable energy generation through photovoltaic solar cells and a rainwater recovery system.

We are proud that the Department of Justice is about to renew the Facilities Service contract with us, which runs for five years, for the third consecutive period.

Bremervörde Prison, Germany

Capital value: €48m

Financial Close: 20 October 2010

Handover: 01 January 2013

Concession period: 25 years

Capacity: 300 inmates



A pathfinder project, with award-winning, state-of-the-art security systems, it was the first PPP correctional facility in the district. Dr Kathrin Wahlman, Lower Saxony's Justice Minister visited ten years after it became operational and said,

"It looks like the prison opened yesterday! In my opinion, it works very well for Bremervörde prison. Good cooperation between the state and the private sector is largely responsible."

Use of a high-tech combined heat and power unit installed during construction helps to reduce energy lifecycle costs.

Ongoing services include the provision of education and training opportunities, social care, health care and the provision of at least 135 manufacturing places for inmates.

We have a record of meeting and exceeding energy consumption targets in both build and operational phases.



Burgdorf Prison, Switzerland

Capital value: €84m
Financial Close: 20 November 2009
Handover: 17 April 2012
Concession period: 25 years
Capacity: 110 inmates



The Zeughausareal Burgdorf prison was Switzerland's first PPP project. It encompassed the demolition of old buildings, as well as the planning, financing, construction, and operation of three planning units, a prison with 110 beds, a street inspection office (including an operation centre and an administration centre), over an area of 30,000m².

Operations include routine maintenance and lifecycle, cleaning and waste disposal, energy and utilities management and organisational services.

The project was built to the highest Swiss low energy housing standard 'Minergie-P-Eco'. As a result, heating and cooling is provided via hydro-extractor, biomass and

solar thermal systems, which have given significant energy savings compared to conventional gas-based heating.

Courts Bundle 1, Ireland

Capital value: €150m
Financial Close: 18 December 2015
Handover: Between December 2017 - July 2018
Concession period: 25 years

Limerick

Cork

Wrexford

Drogheda

Mullingar

Letterkenny

There are seven courthouse buildings in this availability based Project in Ireland with 31 courtrooms, legal practitioner suites, offices, witness suites, custody areas, archive rooms and Garda rooms. Five of the Courthouses incorporate protected structures. The courthouses are well designed for separation and circulation routes in line with security and flow requirements of user groups from interaction - Judges, Jury, Public, Staff & Defendants.

The state-of-the-art courtrooms were designed to maximise natural ventilation and daylight, with a Building Energy Management System controlling high efficiency gas-fired condenser boilers and low energy LED lights. An intense programme was launched in 2020 to improve the Energy Performance across the Bundle. The programme included training, BMS improvements, development of an energy action plan and improved procedures. Across the bundle the team have

achieved a 24% reduction in kWh of gas consumed and 29% reduction in electrical consumption the equivalent of 280,100.410.4 kgCo2 savings.

Our client is so impressed with the facilities that in 2020 they began sending the Supreme Court to conduct sittings in our larger Courthouses. This is a first, as they would normally only sit in Dublin. They now preside at our Courthouses on an annual basis at a minimum.



Supreme Court, Netherlands

Capital value: €65m

Financial Close: 23 January 2013

Handover: November 2015

Concession period: 30 years

The building, which measures 18.000 m² and houses 350 staff, is located in the elegantly historic city center of The Hague. It is situated along the Korte Voorhout, a royal route connecting several institutional buildings to the Parliament building.

The building consists of a reception for 400 people, two cells, meeting rooms, a restaurant, workspace for 350 people, two courtrooms that can accommodate 400 people, a library and an archive.

The Supreme Court is a comfortable, sustainable building, where adaptability is a core design factor. The double height entrance hall (where the courtrooms and the press room are located) forms the public

area. In the middle of the entrance hall, in between the two courtrooms, hangs the artwork "Hoge Raad" by Dutch painter Helen Verhoeven. It was commissioned specially for the Supreme Court. This is a monumental building with meticulous construction details focusing on respectability and longevity in the materials used.



Cheshire Police Headquarters, UK

Capital value: €54m
Financial Close: 07 May 2002
Handover: 01 October 2003
Concession period: 30 years



This police headquarters provides 21,390 m² of office space to accommodate some 900 personnel. The complex consists of a three-storey main building with four 'wings' around a central open-air courtyard with water features and decking, as well as a 25-room accommodation block and a series of ancillary buildings for vehicle maintenance and other departmental training activities.

Extensive sports and recreational facilities are also provided, including a gymnasium, sports hall and a large restaurant.

In 2018 we recognised a need to update the buildings 15 year old internal lighting system. Maintaining the current lighting system would have caused significant disruption to the users, so instead we

upgraded the lighting utilising a solution that reused many of the existing fittings and also enabled increased functionality, efficiency and led to a healthier work environment. The new wireless control system uses automatic controls to ensure required lux levels are maintained. This allows users with light sensitivity to adjust the light fittings to their preference.



Derby Police Headquarters, UK

Capital value: €20m

Financial Close: 26 February 1999

Handover: 13 December 2000

Concession period: 30 years

Inveisit transformed a derelict brownfield site into a purpose-built law enforcement centre for Derby Divisional Police Headquarters and City Section Station.

In addition to office and administration facilities, the three-storey headquarters building provides a 39 cell custody suite and the latest communications technology.

The project comfortably accommodates 450 police officers and 60 civilian support staff and caters for a range of community activities for local people.

The concession has been operational for 22 years and throughout its lifecycle, we have successfully continuously improved the police headquarters facilities, through building engineering maintenance, cleaning services and facility adaptations for the authority.

Invesis is a leading infrastructure developer co-owned by Royal BAM Group and PGGM.

Through our shareholders we have established a long-term portfolio of projects and are able to leverage additional expertise and support – both market-leading technical capability and financial commitment to provide equity for further growth.

A leading Dutch not-for-profit pension fund service provider. PGGM are a global long-term investor in infrastructure with over €229bn in assets under management for the benefit of over 4.4 million participants. www.pggm.nl

Through PGGM, Invesis has access to the global investment expertise and network of one of the largest pension funds in the world. This creates opportunities and potential synergies within PGGM's portfolio especially in relation to broader infrastructure projects. PGGM also creates a

circular benefit by investing pension contributions in infrastructure to the benefit of the wider society.

A Dutch construction company delivering construction & property and civil engineering projects across western Europe and selective global markets – North America, Australia, Middle East, South-East Asia and Africa. www.bam.com

Through BAM Group, Invesis has access to leading construction, civil engineering and facilities management companies delivering complex projects in the transportation, social infrastructure and water sectors. Having direct access to their technical expertise in the delivery, maintenance, innovation and expansion of built environments and infrastructure helps us to achieve outstanding technical performance for our clients and partners.



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