



De Stip & Blue Gate Antwerp

Jubileum - Flux50
05 mei 2022

bopro[®]

forward thinking developers

**Thinking forward to
secure the future.**

Bopro



Bopro

Forward thinkers, advisers & developers

bopro[®]

Forward thinking
to secure the future.



Bopro has

87
experts

who manage
your real estate
projects and
processes.

Our DNA.

Building inclusive places every day where
people can live, work and relax.

Finding the common denominator needed
to facilitate urban transition every day.

Working every day on responsible, sustainable
developments and real estate projects across Europe.

Our values.

Highest standard of service
Integrity
Trust
Respect
Responsibility



All
no
nonsense
forward
thinkers

each one dedicated
to optimize

the **ecological, social,
economical and technical**
performances

of buildings, real estate
portfolios and areas.

Thanks to our



years of
expertise

we provide
management
services that
enlarge your
impact on society.

Our offices are located in
**Ghent, Mechelen,
Brussels and Paris.**



Our strategy.

Turnover of certified sustainable projects > 70%

- Durability and transition
- Together with experts: BACA, The Shift, CIFAL, BREEAM, DGNB, HQE, Well

Positive impact through our own investments and our clients' projects



- Roadmap for flexible and adaptable buildings
- Circular economy positif impact
- Share of health and well-being in projects >80%

- Happy colleagues
- Shaping the future Academy
- Bopro Academy

- BACA engagement
- Bopro is CO₂ neutral
- Micro and Macro level



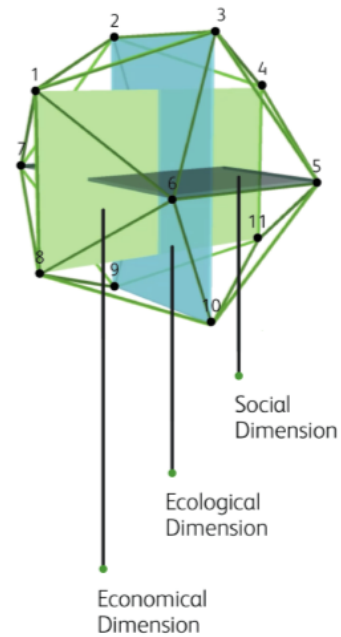
Our approach.

holistic and systemic

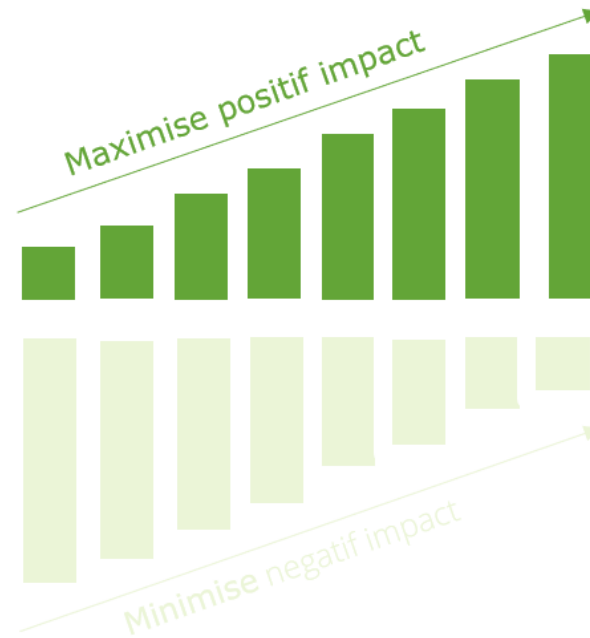
CONTEXT



ANALYSIS



OBJECTIFS



RESULTS

- Circular program
- Carbon management

- Tools and certifications
   
- Reporting


De Stip

Ecowijk Gantoise

Flux50

Projectaanvraag November 2017



AGENTSCHAP
INNOVEREN &
ONDERNEMEN

flux50

samen voor #sterkgroeien

Ecowijk Gantoise – Multi-Energy cooperation

Betaalbaar duurzaam wonen

In samenwerking met

ingenium

enervalis



Project



1 TOTAALCONCEPT



NIEUWE WOONVORMEN



GEMEENSCHAPSFUNCTIES



LOKALE ECONOMIE



SPORTVERLEDEN



CO2-NEUTRAAL



ENERGIEEFFICIENTE
ARCHITECTUUR



AUTOVRIJ



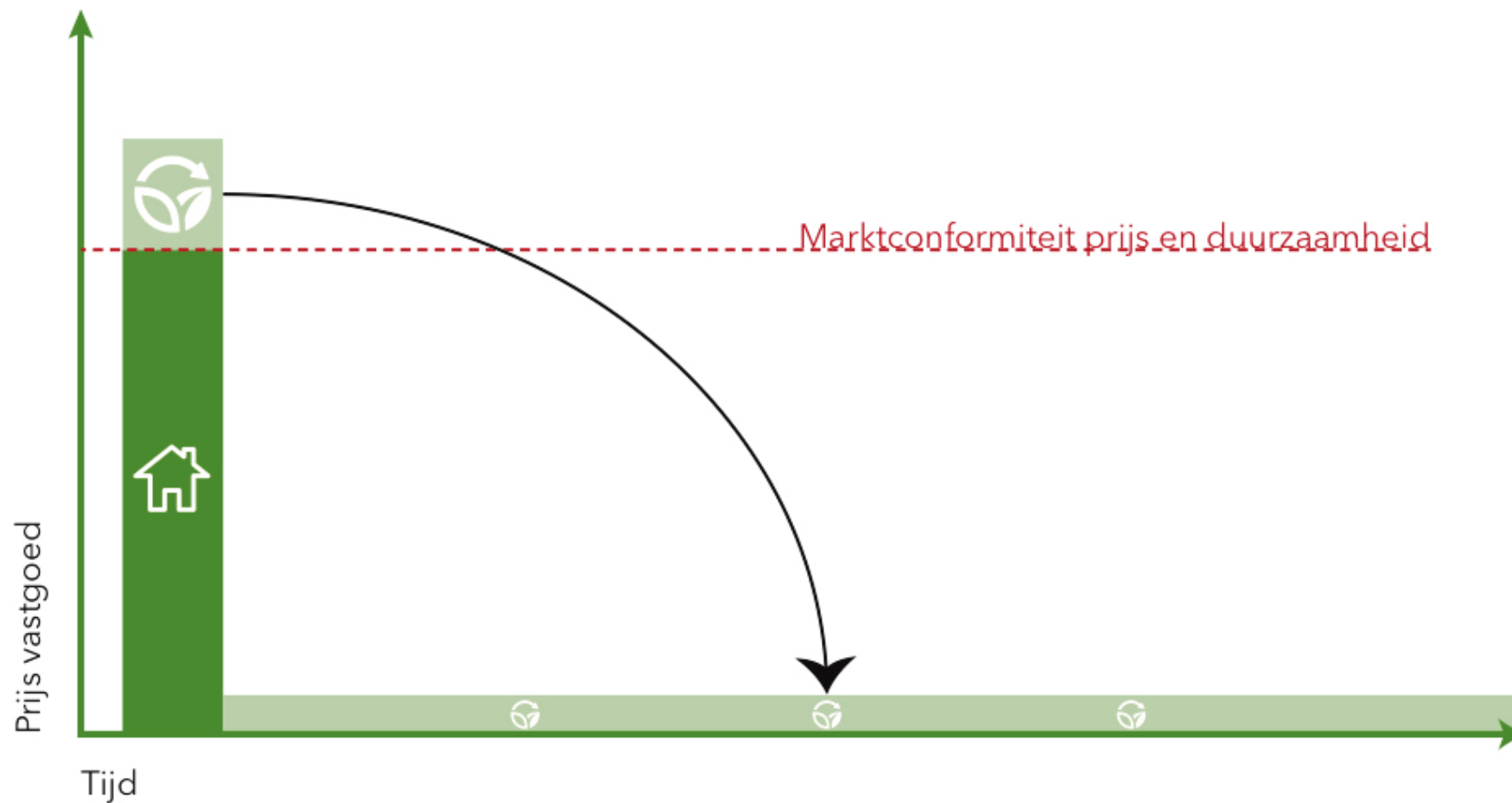
OVERSTROMINGSVEILIG



WATER-NEUTRAAL



Basisconcept



**Integraal
CO2-neutraal**

maar ook

**Integraal
duurzaam**



GEMEENSCHAPSFUNCTIES



LOKALE ECONOMIE

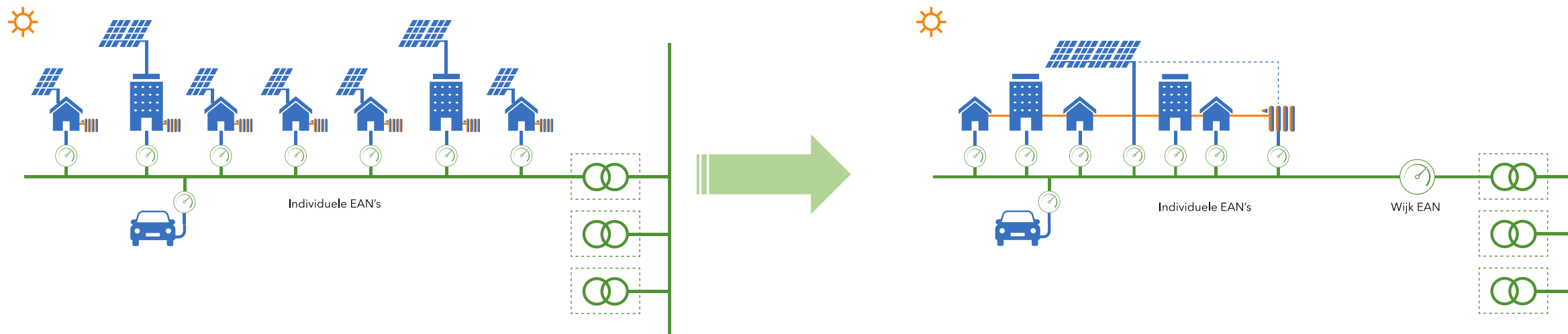


AUTOVRIJ

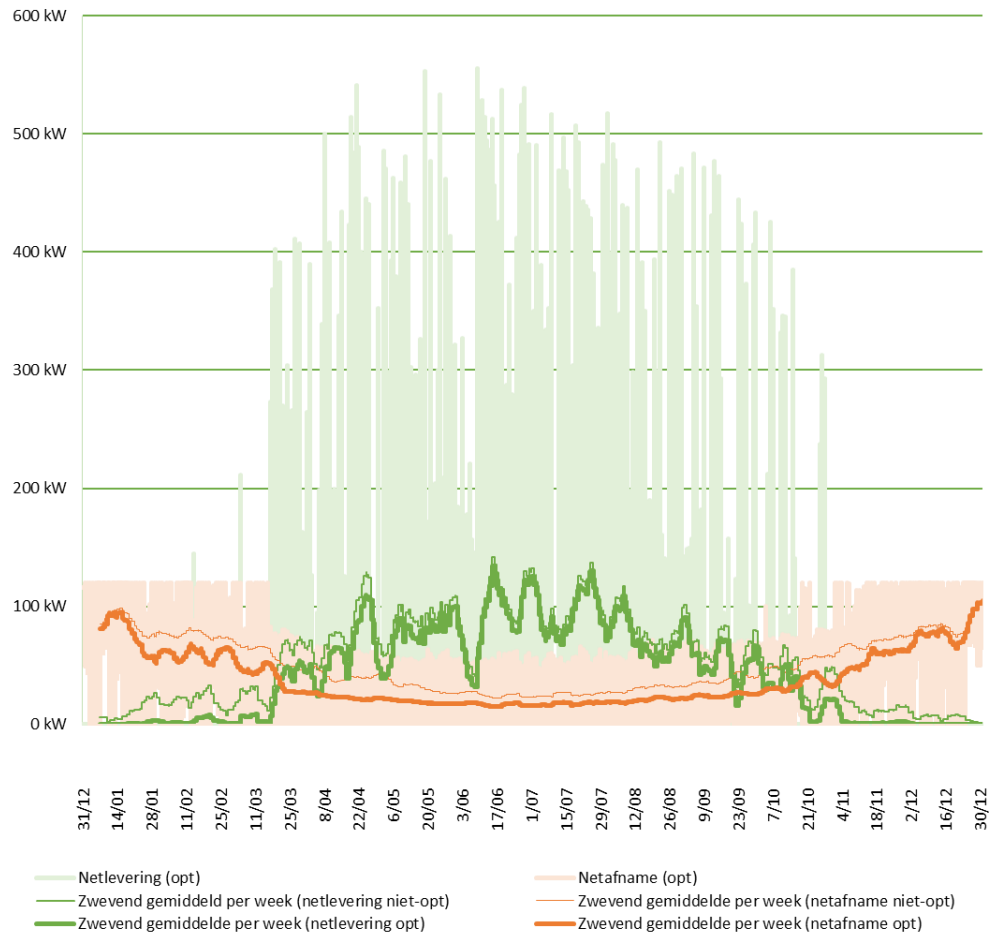


WATER-NEUTRAAL

Basisconcept



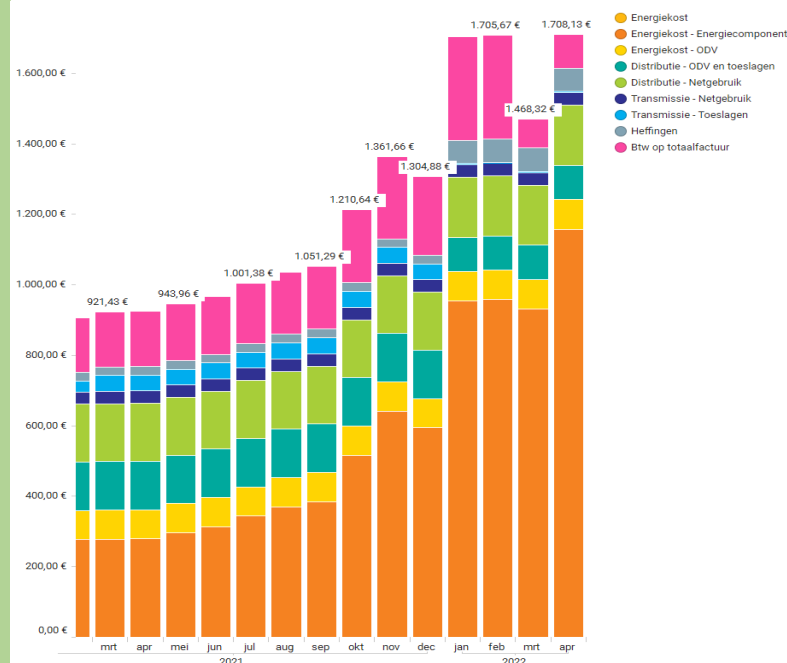
Integrale CO2-neutraliteit



- **Totaal verbruik wijk**
 - 721 MWh thermisch
 - 693 MWh elektrisch incl warmtepompen
- **51%** zelfconsumptie na optimalisatie buffer
 - 350 MWh lokale opwekking en verbruik
- **Interactie openbaar net**
 - Gemeten op wijkmeter
 - 342 MWh elek netafname
 - 368 MWh elek netlevering

Uitdagingen

LEG-tarief



Anno 2022
opportuniteit?

Rol van professional binnen LEG



Blue Gate Antwerp

Blue Gate Antwerp

PPS Herontwikkeling brownfield Eco-effectief bedrijventerrein

In samenwerking met



Logistieke zone

8,3 ha

via Montea & Van Moer Logistics

Groene Corridor

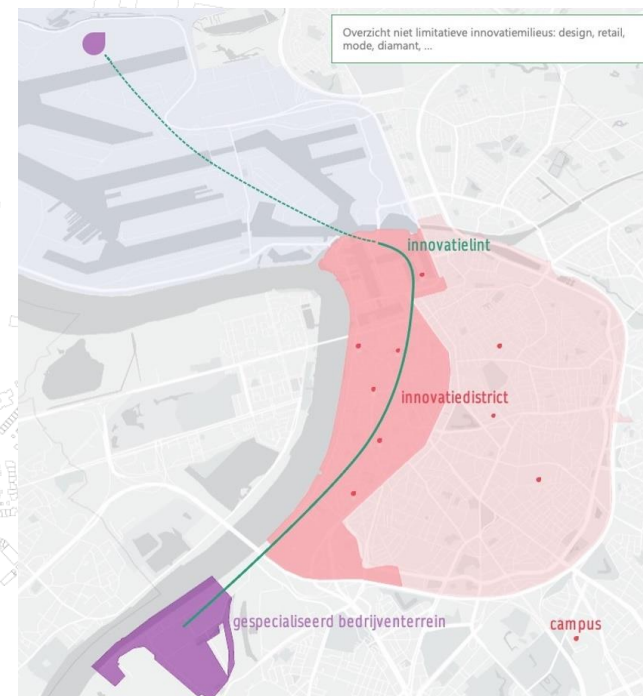
14,5 ha

Zone voor O&O en productie

21,8 ha

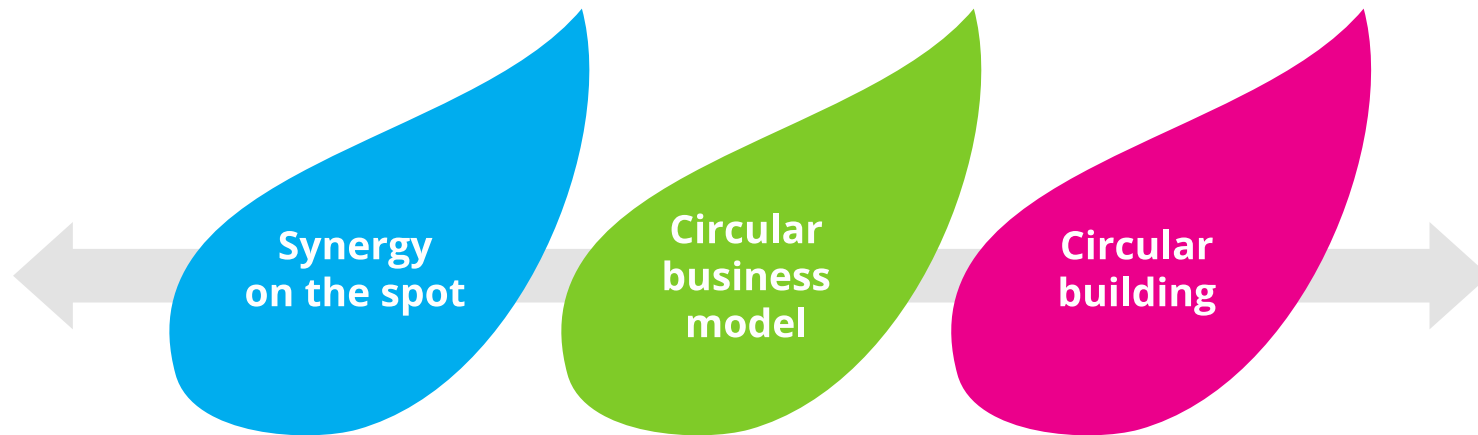
BlueChem Incubator Duurzame Chemie

BlueApp Onderzoeksgebouw Universiteit Antwerpen





Ecosysteem
=
Tijdig identificeren van
partners en synergiën





Ontwikkelplannen

Duurzaamheidsrapportering



Opportuniteit en Uitdagingen



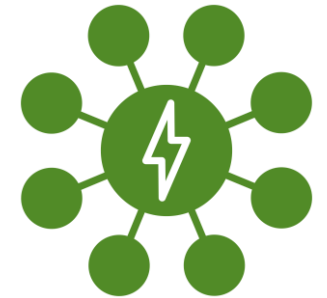
33 hectare grond
17 hectare PV



Warmtenet



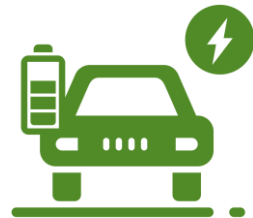
Nabijheid Elia



Energiedelen



Last mile logistiek



E-mobility



Enkel B2B



Kadastrale percelen



Find out more on **bopro.be**