

MATERIAL
PRESENTATION





CONCEPT

To create a well organized circulation space based on 3 axis intersected on the main plaza. The evolution of these axis gave rise to the final shape of the building (by dividing the main shape into 4 volumes).

The complex consists of:

- Retail spaces
- Cinemas space
- Amusement center
- Terraces



 Exterior views



ELEVATIONS



Concrete mold proposal for treatment of elevations

After several months of research, visit to international fairs (BATIMAT, MAPIC) and reflection to reach the most efficient way to develop the elevation **in The Spot C project**, we would hereby like to present to you what we believe is the best solution that can be used. The study has been made to cover various factors and obstacle that we might face in the project.

The Concrete Mold from RECKLI

We gathered the knowledge of various parties that have a great expertise in similar projects in order to reach the below proposals:

The parties involved in the project are :

- 1- **Dolmen Development**
- 2- **Reckli** / *Formliner manufacturer*
- 3- **Peri** / *Formwork provider*
- 4- **Araco** / *Special concrete mix provider*
- 5- **Kryton** / *Waterproofing mix*
- 6- **Nawkaw** / *Concrete stain color for homogeneity in the concrete and water repellent properties.*





BE SURE. BE KRYTON.

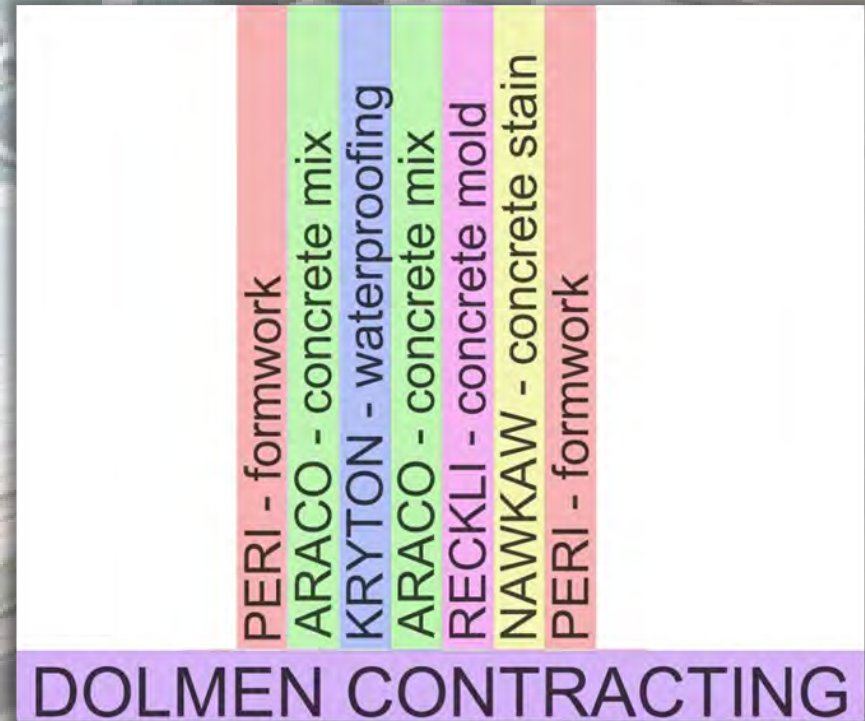


Role of Each Company in Each Phase:

Dolmen contracting will be the manager and coordinator of the different parties involved in the project. Its management team and the projects executed by its team will allow Dolmen to be the dynamic factor of the project.

After initiating the contact with the involved parties, Dolmen will work on a thorough action plan using the expertise of its planning director to reach a solid schedule that will ensure the success of the project using the minimum budget and in the least possible time.

The proposed sequence of work is elaborated in the picture to the right, showing the parties that will be involved during various phases of the project. A sample of the work done by the companies will be elaborated in the below slides.





Reckli / Mold Suppliers

Our first encounter with them was during Batimat 2013 in Paris and then in MAPIC 2013.

RECKLI is the **world leader** in the design and manufacture of elastomeric polyurethane formliners and molds for patterned concrete. RECKLI also supplies liquid rubbers for the self-production of formliners and molds.

Formliners

The use of elastomeric polyurethane formliners for patterning and texturing concrete surfaces has achieved the widest acceptance from the point of view of quality and economy. Many millions of square meters endorse this. The elasticity of the formliners enables damage free demolding of concrete, even for complicated and delicate details. Our system allows architects, planners and builders the greatest possible freedom to meet virtually any design requirement. The production of patterned and textured concrete surfaces made with our elastomeric polyurethane formliners has been used worldwide for more than 45 years. Our formliners can be used in precast or cast in situ concrete.



Photo engraving



Example of mold on the booth

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RECKLI

DESIGN YOUR CONCRETE

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Key representatives



PERI / Precast fences

PERI was founded in 1969 and is today one of the leading providers of formwork and scaffolding systems. Along with the headquarters in Weissenhorn, Germany, the company has more than 50 international subsidiaries and over 100 stock yards around the world. The company has over 6,700 employees. 2013 revenues was 1,099 million Euros.

The product range includes formwork girders, panel and wall formwork, column formwork, slab formwork, climbing formwork, climbing systems, bridge and tunnel formwork, platform systems, shoring systems, working scaffolds, protection scaffolds, access systems, props, push-pull props, plywood, brace frames for single-sided concreting, tie systems and services, software and training.

For each concrete structure and component, PERI provides the most suitable formwork system. The portfolio fully meets the global requirements of different construction methods and boundary conditions.



Domino Panel Formwork



Krytol Internal Membrane (KIM) / waterproof directly in the concrete mix.

Krytol Internal Membrane or KIM is an integral crystalline concrete waterproofing admixture; and a **PRAH** (Permeability Reducing Admixture – Hydrostatic Conditions). When combined with water, KIM's proprietary chemicals react to form millions of needle-like crystals. These crystals grow and fill the capillary pores and micro-cracks in the concrete, blocking the flow of water. As time passes and stresses form new cracks, any incoming moisture causes the crystals to reactivate – ensuring continuous waterproofing over the years.

Product Benefits

- ❖ Lowers the cost of waterproofing by as much as 40%
- ❖ Helps to shave weeks off of construction schedules
- ❖ Reduces the cost of maintenance and repairs
- ❖ Increases reliability and quality control
- ❖ Increases revenues with a larger building footprint
- ❖ Safe for contact with potable water and Certified by NSF to NSF/ANSI Standard 61 Drinking Water System Components – Health Effects
- ❖ Winner of the Most Innovative Product Award at World of Concrete in 2003



KIM is used in place of externally applied surface membranes to protect against moisture transmission, chemical attack

and the corrosion of reinforcing steel.

Available in mixer-ready bags in custom sizes to match your mix design

KRYSTOL Internal Membrane



ARACO Concrete Mix

ARACO Ready-Mix Concrete S.A.R.L is a leading manufacturer offers a wide range of Ready Mix Concrete Products based in Beirut, al saifi. Established in February 2011, ARACO Ready Mix Concrete has grown to become a leading manufacturer of ready mix concrete in Lebanon delivering high quality concrete. Our products are customized to meet the exact requirements in terms of quality, specifications & finish. ARACO Ready Mix Concrete provides comprehensive services through a team of professionals working closely with engineers and consultants . ARACO's team assists the customers in choosing the products, sampling and trials to ensure total customer satisfaction.

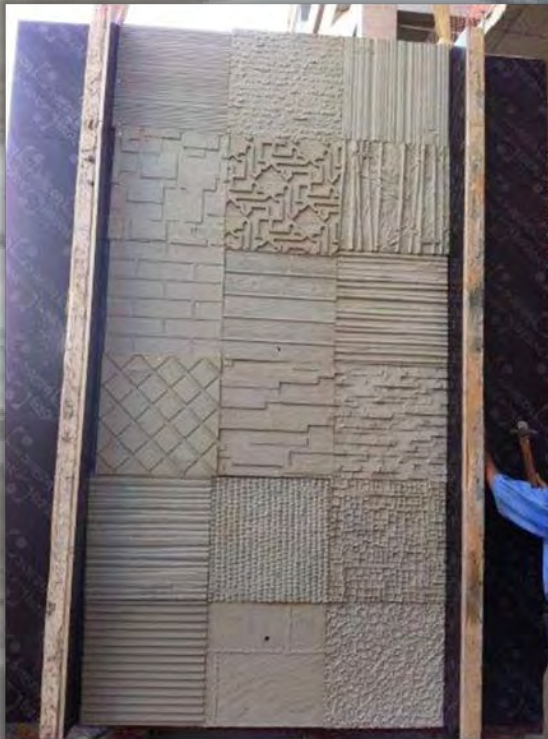


Examples of Araco's work



The Mock Up

After coordinating with the different parties, Dolmen succeeded in executing a mock up to be a reference to be used in the project. A site visit to the mock up can be conducted upon your convenience. Below are the pictures of the work done.



Step 1: *Molds fixed on the formwork*



Step 2: *Application of release agent on the molds*



The use of a concrete mold precast for the elevation of the Spot C project will give us great advantages:

Cost Effective : *Cost effective, with a very high aesthetical quality.*

Fast Execution: *the molds would allow us to ease the work by reducing the steps needed.*

Reliability: *Long life expectancy as it is a pure concrete walls*

Wide Range of Options: *Lots of possible patterns, which allow us to produce very specific designs for the client*

PARKINGS

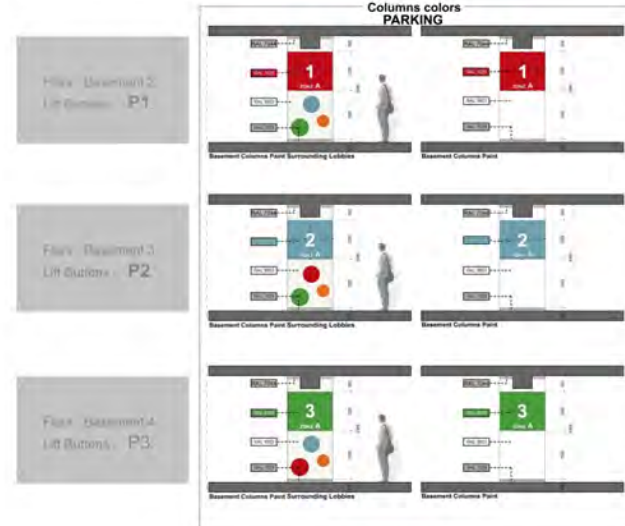
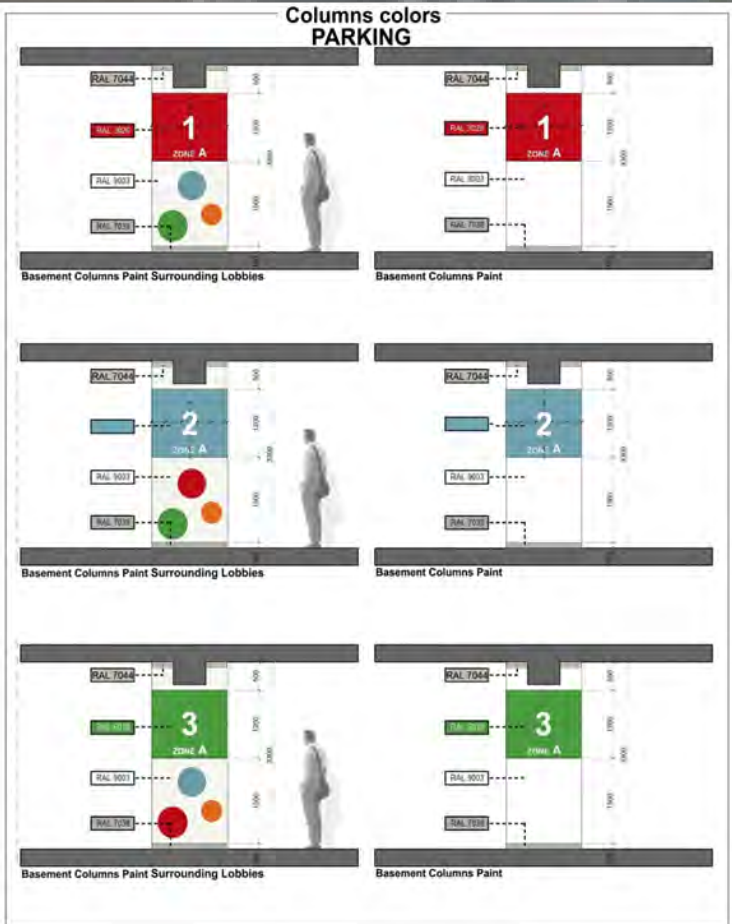


Floors distribution and designation

Floor: Basement 2
Lift Buttons: P1

Floor: Basement 3
Lift Buttons: P2

Floor: Basement 4
Lift Buttons: P3




EMVER coatings – Ritver Paints & Coatings



By considering the protection of the environment as a top priority, Ritver's technicians and product officers assess the hazards and determine whether a product is safe for its intended use. Furthermore, in order to remain at the leading edge in offering the safest products that current technology allows, Ritver was the pioneer to introduce the Low VOC (volatile organic component) technology in the region, such as newly modified in-house polymers.

Moreover, Ritver works closely with other Independent Labs in Europe to achieve the Leed Certificate (Low Energy Electron Diffraction) and succeeded in being certified by ECI- XOVA (member of US Green Building Council – USGBC).



Certificate of Verification
No. 02A-11.0003.01-LE

Exova Certification & Inspection Services Ltd (ECI) verifies that the referenced Certificate of Verification has been issued by:

EMVER PAINTS INDUSTRY LLC
P.O. Box 47602, Jeddah No. 104 Road 2, Dammam, KSA
Tel: +971 4 890 5500 / Fax: +971 4 890 5500 / Website: www.emver.com

Product Brand: **RITVER**

Product Description: PU Solvent based Basecoat and Topcoat (Pigmented and Clear System)


Product model number	Product qualifies for LEED Scheme	Product References	Expiry date
LEED 204 + LEED 901 (Basecoat/Primer)	LEED credit EQ 4.2	PU Solvent Basedcoat/Exova Ref: 00101-01-0001	21 st April 2012
LEED 2008 + LEED 901 (Topcoat/Letter)	LEED credit EQ 4.2	PU Solvent Topcoat/Exova Ref: 00101-01-0002	21 st April 2012


The above certifications are issued based on initial type testing of product samples received from the manufacturer.

This certificate should be read in conjunction with the relevant Exova test report and not be accepted as a substitute for the test reports referenced above, which may include additional information relevant to the certified products, including possible restrictions to scope. **Test conducted in accordance with 2008 VOC limits.

Signed for and on behalf of ECI - Exova Certification & Inspection Services Ltd:

Date of Issue: 21st April 2011





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Tel: +971 4 890 5500 / Fax: +971 4 890 5500 / Website: www.emver.com

Product Brand: **RITVER**

Product Description: PU Water based Basecoat and Topcoat (Pigmented and Clear System)


Product model number	Product qualifies for LEED Scheme	Product References	Expiry date
RITVER - LEED 1000 (Basecoat/Primer)	LEED credit EQ 4.2	PU Water Basedcoat/Exova Ref: 00103-10-0008	21 st April 2012
RITVER - LEED 1000X (Topcoat/Primer)	LEED credit EQ 4.2	PU Water Topcoat/Exova Ref: 00103-10-0009	21 st April 2012

The above certifications are issued based on initial type testing of product samples received from the manufacturer.

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Signed for and on behalf of ECI - Exova Certification & Inspection Services Ltd:

Date of Issue: 21st April 2011




PRAYER ROOM AND WCs



 General views – Prayer room and WCs



 Concrete tiles / Fair faced concrete



Smooth cement wall finish

V/S



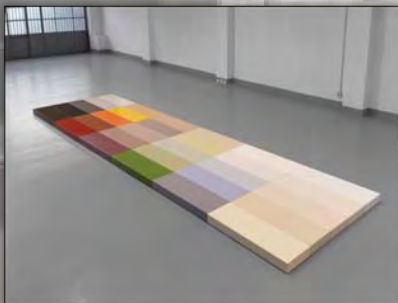
"Green Living" full body porcelain tiles
by ROCA, 50x100 cm

Corian countertops and ablution area

Flowing, virtually seamless, organic shapes, bold effects of color and translucency — if it can be imagined, it can be created with DuPont™ Corian® solid surface. Corian® is available in a vast range of trendsetting patterns and tones, as well as your own custom-designed colors. In baths and kitchens and beyond, throughout homes and hospitals, restaurants, and public spaces, Corian® solid surfaces deliver high performance and outstanding aesthetics.

DuPont™
CORIAN®
SOLID SURFACES

A signature DuPont innovation, Corian® solid surfaces continue to evolve and to inspire unprecedented creative flights of design fancy, combined with functionality.



 Prayer room floor covering - carpet



Sanitary ware and fixtures



Ablution (woudou')

Public WCs

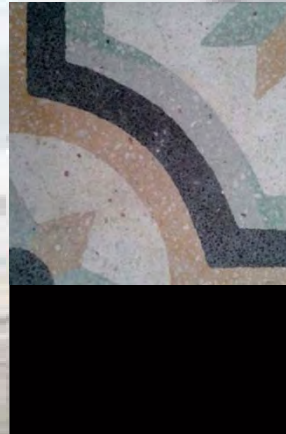
Staff WCs and showers

BASEMENT 1 (RETAIL)





Spinneys, the leading premium supermarket retailer in the Middle East and North Africa, announced the exciting opening of a new store at 'The Spot C' mall in the city of Choueifat. Expected to open its doors in 2015, Spinneys will meet the growing demand for premium services, superior products and at great value in the areas South of Beirut and southern Mount Lebanon.

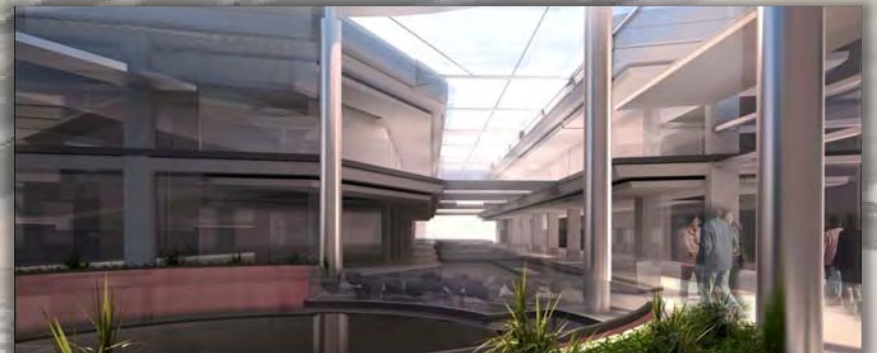


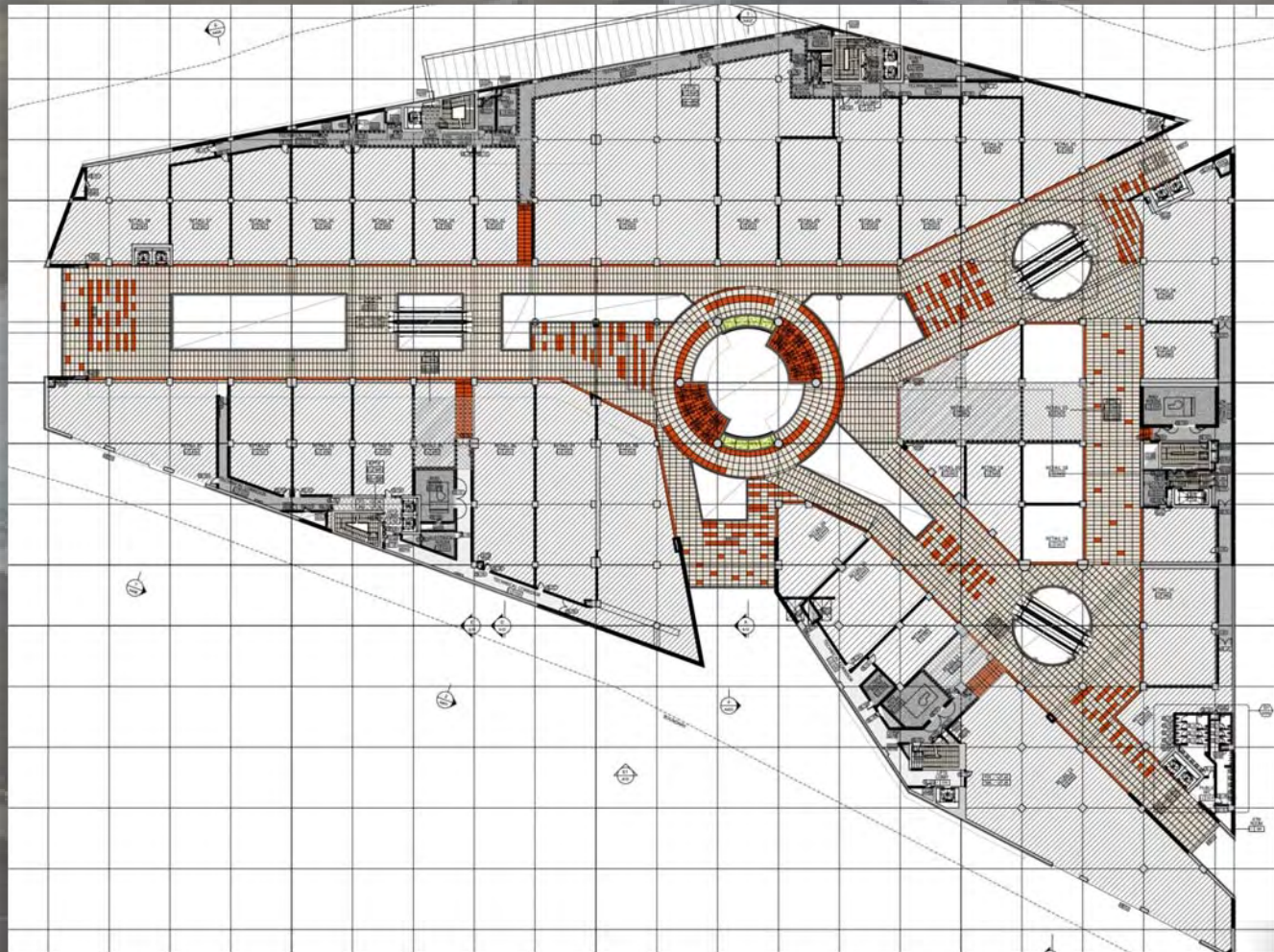
"Mr. Bassam Asaad, the CEO of "BA United Holding" the developers of "THE SPOT C" mall in Choueifat stated that: "The choice of Spinneys as partners was evident, given its leading position, and stellar reputation for its excellent product mix and superior know-how." He added: "The Spot C in Choueifat is targeting a tenant mix which is most suitably served by the value and quality offering presented by Spinneys."

GROUND AND UPPER FLOORS



 **General views – Ground and upper floors**





Concept: Level 1 Flooring Plan

The SPOT C - Material Selection



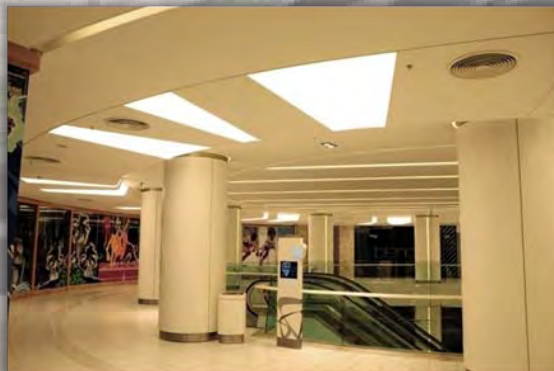
Ceilings – PVC stretch ceilings



A Stretch Ceiling is a suspended ceiling system consisting of two basic components – a perimeter track and lightweight fabric membrane which stretches and clips into the track.

Stretch Ceilings allow the incorporation of all types of light fixtures, grilles and fixing points by the use of a proprietary background support.

Barrilux® fire rating, anti-fungus, anti-bacteria, anti-static, acoustic and maintenance free properties are unique. With high elasticity, even after number of removals and re-installations (for maintenance purposes) the Ceiling retains its original shape.




Lighting selection

VOLATILE STAR



DOWNLIGHTS EMPOTRABLES SIN ARO
DOWNLIGHTS ENCASTRABLES SANS ANNEAU

TRIMLESS RECESSED DOWNLIGHTS

SHADE + REFLECTOR • PANTALLA + REFLECTOR •
ÉCRAN + RÉFLECTEUR

	1	2	7	3	4
	White Blanco Bianco RAL9010	Black Negro Noir RAL9005	Metal grey Gris metálico Gris métallique RAL9006	Sandblasted gold Arenado oro Doré sablé	Sandblasted silver Arenado plata Argenté sablé
9 Bright silver Brillante plata Argenté brillant					
3 Bright gold Brillante oro Doré brillant					
7 Sandblasted silver Arenado plata Argenté sablé					



CINEMAS





Cinemacity Beirut opened in 2006 and quickly became the number 1 cinema in Lebanon both in size and popularity.

Everything about Cinemacity is designed for the enjoyment of the guests. Dolby digital double amplified sound, large screens, fantastic ultra comfortable seating and simply the best 3D experience in Lebanon!

A large, stylized version of the Cinemacity logo, featuring the word "CINEMACITY" in white, bold, sans-serif font, centered between two horizontal red bars. The logo is set against a dark background with a subtle lens flare effect.



FOOD COURT



 General views – Food court



Flooring – WPC deck

Many clients are switching to composite decking as a low-maintenance alternative to traditional deck building materials.

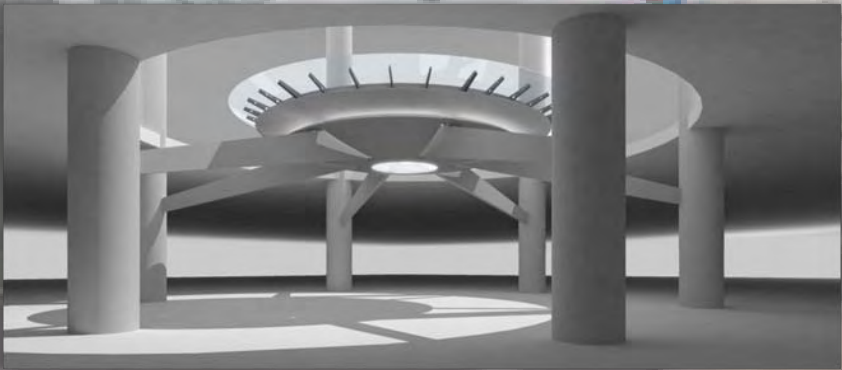
Quite simply, this decking is made from a mixture of wood and plastic. WPC contains 70% of wood (remains from furniture industry, bamboo) and 30% of polymer (HDPE – High Density Polyethylene). The wood content offers strength and rigidity to the decking, along with better performance in flammability tests. In addition, the wood is cheaper than plastic and experiences less thermal expansion that the plastic content does.



METALS



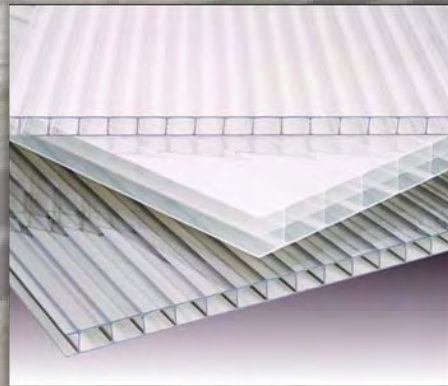
 Steel platform



OUTDOORS



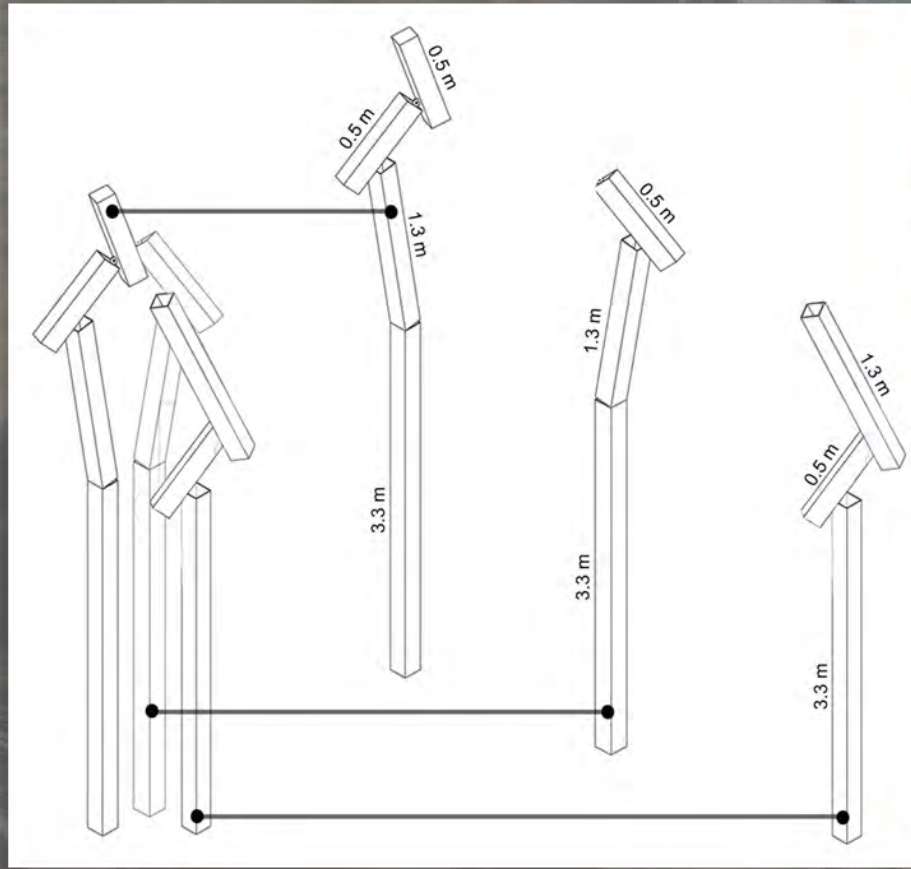
Ramp cover



 **Stamped concrete**



Outdoor lighting elements



FROM CONCEPT TO BIRTH













Thank you

