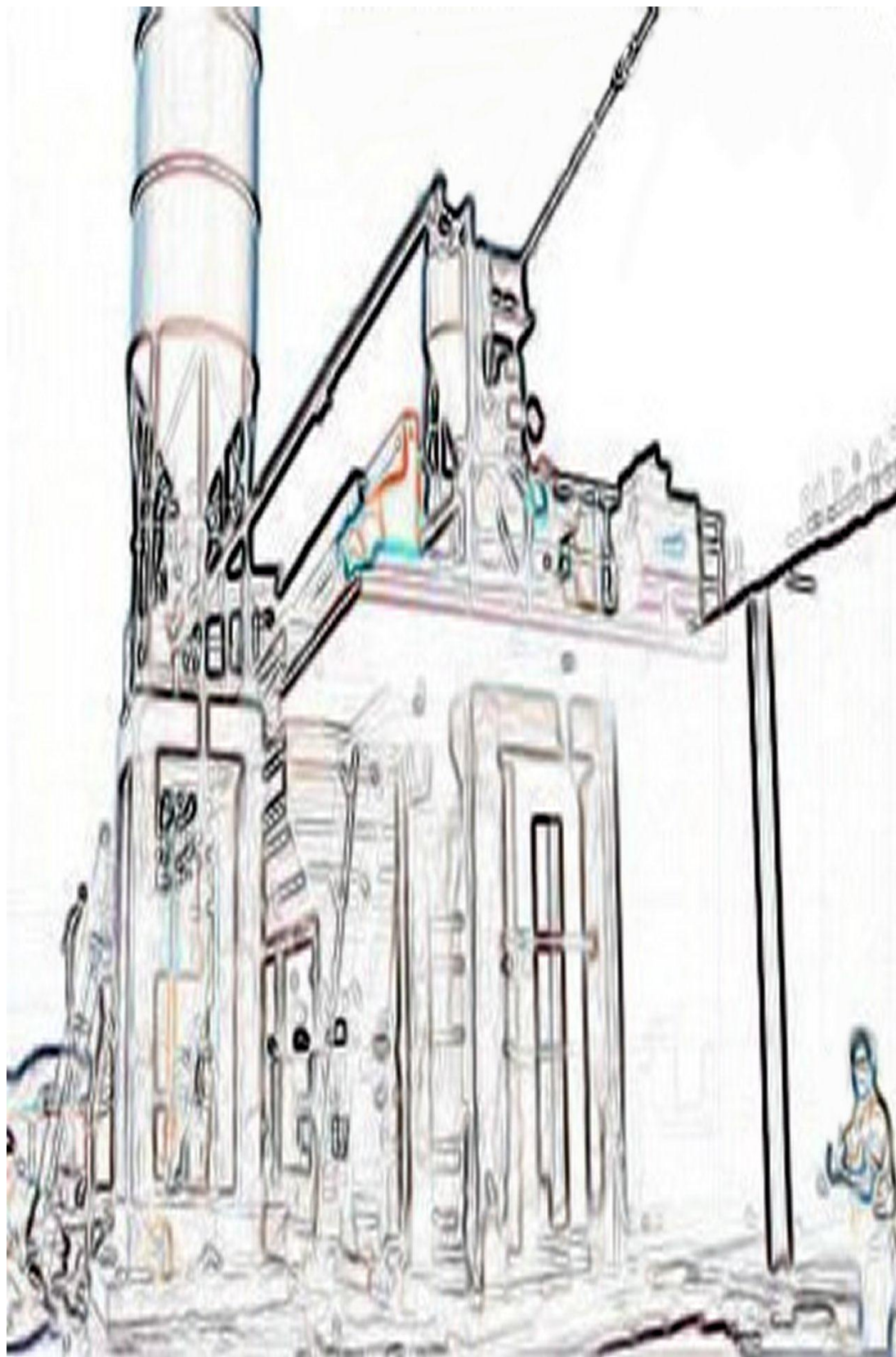






## WHAT IS PREDECO?

A General Construction Company specializing in pre-fabrication and erection of light weight concrete anti-seismic houses. State of the art technology and extensive experience has allowed PREDECO to reach the peak position in the market.

## WHERE IS PREDECO LOCATED?

PREDECO is operating in Europe, Africa, Middle East Asia and South America involving mass housing projects, industrial or residential site developments, vertical and horizontal construction, etc.

## PREDECO OPERATING PROCEDURES

PREDECO operates in a way where the characteristics of the traditional construction is either maintained or otherwise improved. Construction is made in a shorter time and in a cost effective manner in accordance to specifications and global engineering standards. Ultimately, PREDECO operates using time and cost effective methods all for the client's advantages and satisfaction.

In details, PREDECO constructs the factory involving the installation of the pre-fabrication plant and machineries up to the factory start up including all commissioning and running tests. Then all necessary pre-cast elements are produced for projects. Erection and assembly operations follow until the project turn-over.

PREDECO is involved in the construction of vertical structures including the finishing and provision of furniture in accordance to the client's desires.



## PREDECO IN NIGERIA

Port Harcourt, Nigeria Plant, daily production 300 sqm of panels and "K" structure



Highly Professional PREDECO TEAM



Concrete Batch Plant 50 cm/hour

## Aba Road Village Project, Port Harcourt - Nigeria



The installation/assembly operation is very fast and the concrete element is made on steel moulds making finishing touches to a minimum.



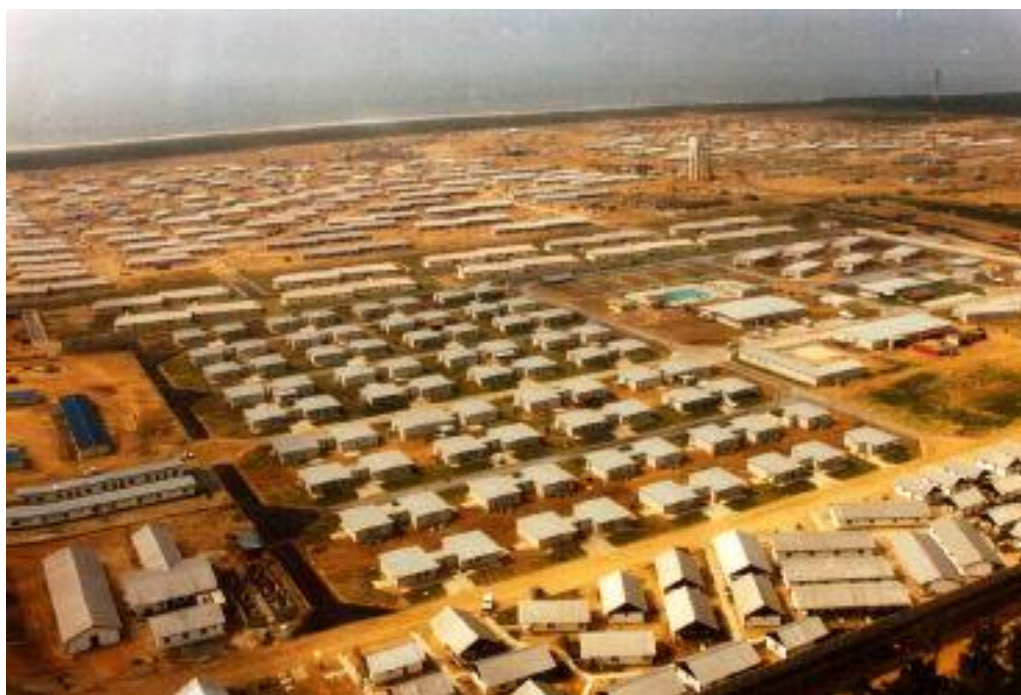
After only a few days the village is starting to grow.....





Precast Development Company C.A.

VOILA, AN "INSTANT" COMMUNITY!!!!



Circunscripcion Judicial del Estrado de Nueva Esparta 04/08/99 N. 21 Tomo 25-A Rif J – 30634144 – 7 Nit 0103541379

Presidente : **Giuliano Ghioni** (Italiano), Vice Presidente : Egle Gregoria Sevillano Landaez (Venezolana)

Precast Development Company C. A. - Banco Provincial S.A.I.C.A. – Pampatar, Isla Margarita – Puerto Libre – Av Bolivar, 155H Venezuela  
(36100, Vicenza - Italy, Fax +390 444927148 phone +39348 750 5757 email : [g.ghioni@predeco.it](mailto:g.ghioni@predeco.it)) ( Page 4 )



## PREDECO IN VENEZUELA

Isla Margarita, Venezuela



Production is skillfully done on bench moulds under constant supervision



Use of chemical additives permit to dis-mould the concrete element within 24 hours

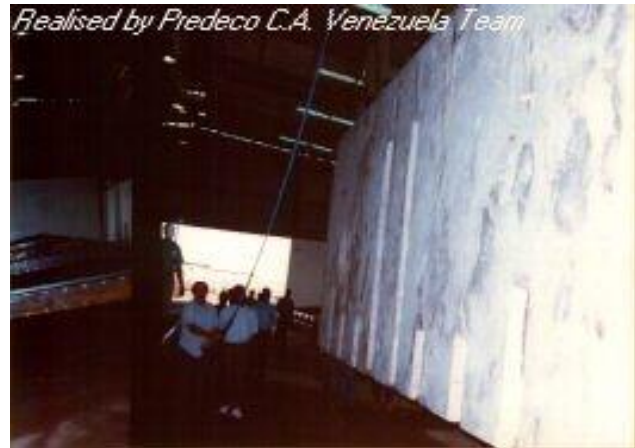


The smooth finish of the surface and edges allows the easy installation of the window frames in a very short time sans any other extra finishing work





*Realised by Predeco C.A. Venezuela Team*



*Realised by Predeco C.A. Venezuela Team*



*Realised by Predeco C.A. Venezuela Team*



Within 24 hours from the production start, the concrete elements are transported to a stacking area for the 48 hours curing period and ready for delivery and erection



*Realised by Predeco C.A. Venezuela Team*



*Realised by Predeco C.A. Venezuela Team*

Quality Control Laboratory - All necessary testing are done to ensure the **QUALITY** of the PREDECO Concrete Products





Precast Development Company C.A.

## PREDECO IN SAUDI ARABIA

Saudi Pre-Cast Company (PRECO) Factory, Jeddah

### Construction of the PRECO 26,000 m<sup>2</sup> Factory



### FOUNDATION (Pre-Cast + In Situ)



### ERECTION of Pillars and Concrete Batch Plant



### Simultaneous Construction Activities

### "Y" Beam Erection

Circunscripcion Judicial del Estrado de Nueva Esparta 04/08/99 N. 21 Tomo 25-A Rif J – 30634144 – 7 Nit 0103541379

Presidente : **Giuliano Ghioni** (Italiano), Vice Presidente : Egle Gregoria Sevillano Landaez (Venezolana)

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Aerial View PRECO Factory



Seagull Roof Erection



Pre-Cast Concrete Frame



Bridge Crane Installation



While the Factory is still under construction, pre-cast elements for other projects are already being produced



## OTHER PRODUCTION CAPABILITIES:

The pre-cast factory can produce all the necessary components to complete a building project: roof tiles, blocks, self-locking concrete blocks for pavements, etc. :



## FINISHING WORKS:



All PREDECO finishing works are done to the maximum comfort and satisfaction of the CLIENT and in accordance to global engineering standards.



## PREDECO TECHNOLOGY

### MODULAR PRE-CAST CONSTRUCTION with BCA CONCRETE

*The technology of modern construction*

#### DESCRIPTION

The term "BCA" originated in France which literally means "cellular reinforced concrete". The concrete is mixed using the normal components of reinforced concrete with chemical additives which creates miniature foam bubbles. The physical characteristics and strength of the resultant concrete is not reduced. However, the weight is significantly reduced and at the same time the concrete acquire insulation properties, both temperature and acoustical.

#### ADVANTAGES OF PRE-CAST w/ BCA CONCRETE

- a) Greatly reduced construction & operating cost on the average market price.
- b) Shortens the execution / construction time.

Day 3



Day 5



Day 7



Day 10



- c) Possibility to construct buildings in a fast rate even in areas with poor accessibility.
- d) Standardization and style of the construction. An important function of the pre-cast element is that it can be prepared according a predefined standard and mounted when and where necessary.
- e) Possibilities of multiple storey constructions - The construction of building with using BCA allows to assemble multi-storey buildings, without any of normal limitations with the normal pre-cast concrete.



Clinic in Port Harcourt: Client S.M.I. of Paris.





## QUALITY, MODULARITY and COST ADVANTAGES

We consider that the following arguments are of fundamental importance to the client:

- 1 The quality is without doubt superior to the traditional construction.
- 2 The pre-cast member leaves the production line with all the necessary provisions made to accommodate electrical boxes and cables, telephone cables and (if required) water pipes, as well as doors and windows frames without the necessity of additional brick work.



RESIDENTIAL



OFFICE

- 3 Pre-cast BCA construction is generally approved for structures designed against seismic activities.
- 4 The resultant product roughly weighs 1700 kg per cubic meter compared to the traditional concrete which ranges from 2200-2400 kg/m<sup>3</sup>.
- 5 The insulation properties of the concrete are greatly enhanced with a difference in internal/external temperature ranges from 7 to 10 degrees.
- 6 The possibilities of use range from the normal office block to apartments, warehouses, medium and/or large fences. The modular concept and the possibility to vary the dimensions of rooms make the use of this system extremely interesting.
- 7 The use of prefabricated construction allows knowing the exact cost of the construction, thus, eliminating sub-contractors, tenders, control of bill of quantities and execution of works etc. with relative reduction of costs.

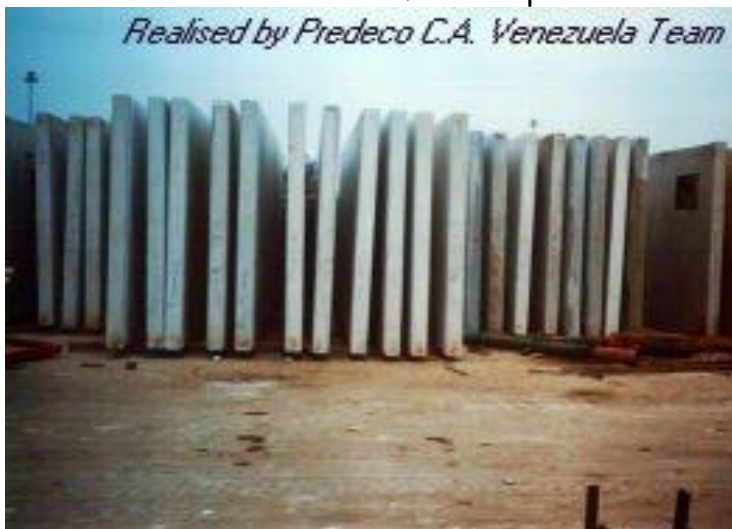
## DIFFERENCE BETWEEN PRE-CAST/BCA to the TRADITIONAL SYSTEM

The traditional construction system is imprecise, slow and costly. Normally, the problems for the traditional system are the same in all countries. Block/brick laying are done manually and the blocks/bricks are produced with maximum economization on the cement. The manpower skills are poor and lack knowledge in bricklaying, tile setting and in the execution of special works. If the standard required has to be to an acceptable level a foreman has to supervise the work to avoid un-plumbed walls, unlevelled pavements, un-square door and window frames, and air-condition units mounted in any place. The PRECAST with BCA method eliminates all these problems.

The traditional construction method comes to halt during rain, while the assembling of the prefab can take place in almost all atmospheric conditions. Moreover, the hot climate is an advantage for the production process as the heat augments the curing process

Execution / Construction time - Considering a 1,000 square meter project, the traditional system requires 8 or more months to complete the project. However, The PRE-CAST BCA system can complete the jobs is only 30 days. With a team of workers, more than 70 square meters of covered structure can be assembled in one day.

Should there be a problem in the worksite and cause a lull construction works, the production unit can put in stock an infinite quantity of pre-cast elements. The modularity concept and time of execution at this point will at an advantage even if the time schedule does not conform as planned.



*Realised by Predeco C.A. Venezuela Team*



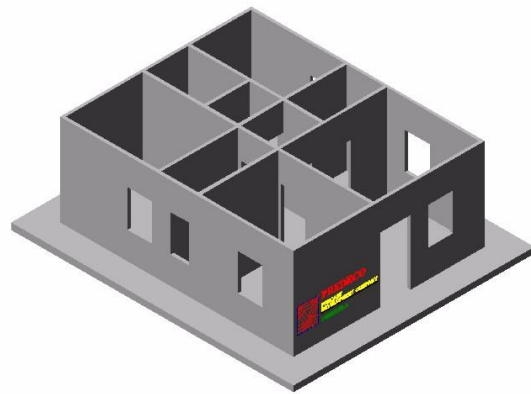
## PREDECO TECHNOLOGY

### Pre-fabricated dwelling Boxes

The use of mono-modules called "box" gives a BIG ADVANTAGE to CLIENTS who are in need of small structures with an area of 30 - 60 square meters for dwellings, offices, commercial establishments with small stalls, gate house, external guest rooms, service areas, etc. The production is done with specials moulds as shown below. Each mould permit to realize daily a dwelling module of 18 square meters with around 6 cubic meter of BCA weighing approximately 10 tons. The BCA give unbelievable results.



Mono Module Mould



Type (D) mt 2,5 x mt 5 x mt 2,5 = mq 12,5

The day after to the casting, we pull out the mono modulo, ready for painting and windows erection

Offices Block constructed with mono module type, 840 sqm - Port Harcourt, Nigeria



Gate House for HB staking area in Onne Free Zone realized with mono modules







850 sqm pre-cast offices built in 60 days, 01/feb/98 - 01/apr/1998



Reception Intels Camp



G.M. office 01/april/1998 (see the joint)



The boxes can be in different size i.e.  $3.50 \times 7.00 \times 3.00 = \text{sqm } 24.50$



## PREDECO EXPERIENCE AND PROVEN TRACK RECORD

### **2006-----, Egypt, Cairo and Port Said**

- Plant installation and start up of maintenance point offshore

### **2004-2005, Techinter Libya - Juffra**

- Gheddafi compound in Juffra (Juffra desert)

### **1999-2004, SAUDI PRECAST COMPANY (PRECO), Jeddah, SAUDI ARABIA**

- Plant installation and start up of PRECO Factory, 26,000 square meters covered area with 200 cubic meters per day production capacity for warehouses, housing projects, industrial buildings, etc.
- 10 Storey Parking Structure, Jeddah, S.A.
- 50,000 Square meter Covered Bus Parking in Mecca, S.A.
- 200,000 Linear Meters of fence, Saudia City compound, Jeddah, S.A.
- 15,000 sq. m. Bagedo Company Compound, Janoubiyah, Jeddah, SA
- Various offices in Jeddah, Saudi Arabia

### **1998-1999, Isla Margarita, VENEZUELA**

- Plant installation and start up of PREDECO Factory.
- Chavez Mass Housing Project
- Various Resort Hotels

### **1997-1998, NIGERIA**

- Plant installation and start up of Onne Free Zone Factory's, **Nigeria** with the daily capacity to produce 300 sqm of pre-cast panels, around 90 sqm of covered structure (50.000 sqm warehouse structure per year). The factory was erected in 90 days starting from the custom clearance of materials. The production from December 97 to December 98 has been 19,641 sqm of covered structure. The capital investment was totally recovered in the year 1998.

### **1995-1997, ALGERIA**

- Installation and start up of 2 prefabrication plant: Hassi R'mel and Rourde Nouss (**Algeria**) with the capacity to produce 1.200 sqm of panels daily. Realized dwelling bases - around 300,000 cubic meters for clients: Shonatrac (Algeria), Agip (Italia), Saipem (Italia), JVC (Giappone), Hulliburton (USA), B.R. (USA).

### **1990-1995, CAMEROON**

- Maroua International Airport, class B, (**Cameroon**), 29 buildings, 15 VIP villas, fence with self-supporting modules mt 16,000.





# Precast Development Company C.A.

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The Precast Technology needs well  
experienced personnel.....

THE PREDECO TEAM...

Italian technology, the right way...!



*Realised by Predeco C.A. Venezuela Team*

"K" Plinth system



*Realised by Predeco C.A. Venezuela Team*

"Predalle" 105 sqm houses



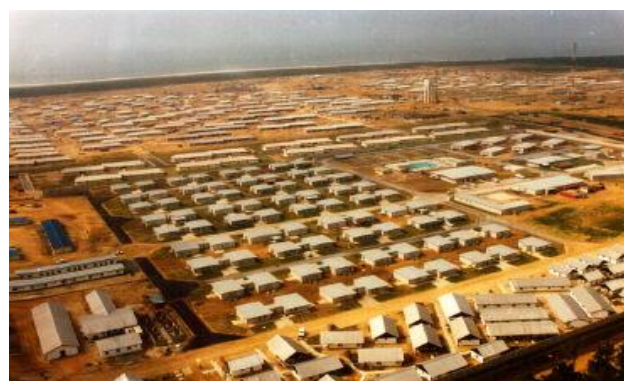
Benin city



Aba road, box offices under construction



Port Harcourt



Mobil centre





## TIUNA DE ORO

El más importante de Venezuela

Porlamar, 23 de Agosto de 1999

Señores:  
**PREDECO**  
Presente.-

Atención: Sr. Giuliono Ghioni

Distinguidos señores:

Cumplimos en comunicarles que: **PREDECO** ha sido galardonado por un grupo calificado de periodistas y personas vinculadas al gremio empresarial, para recibir el primer galardón de Venezuela "TIUNA DE ORO", como: **LA MEJOR EMPRESA ESPECIALIZADA EN FABRICACION DE CASAS PRE-FABRICADAS** en la isla de Margarita.

La premiación contará con la asistencia de personalidades relacionadas con la banca, industria y comercio del ámbito nacional.

Al agradecer su desinteresada colaboración, expreso mis sentimientos amistosos, esperando atender cualquier requerimiento suyo.

Sin más a qué referirme, se despide.

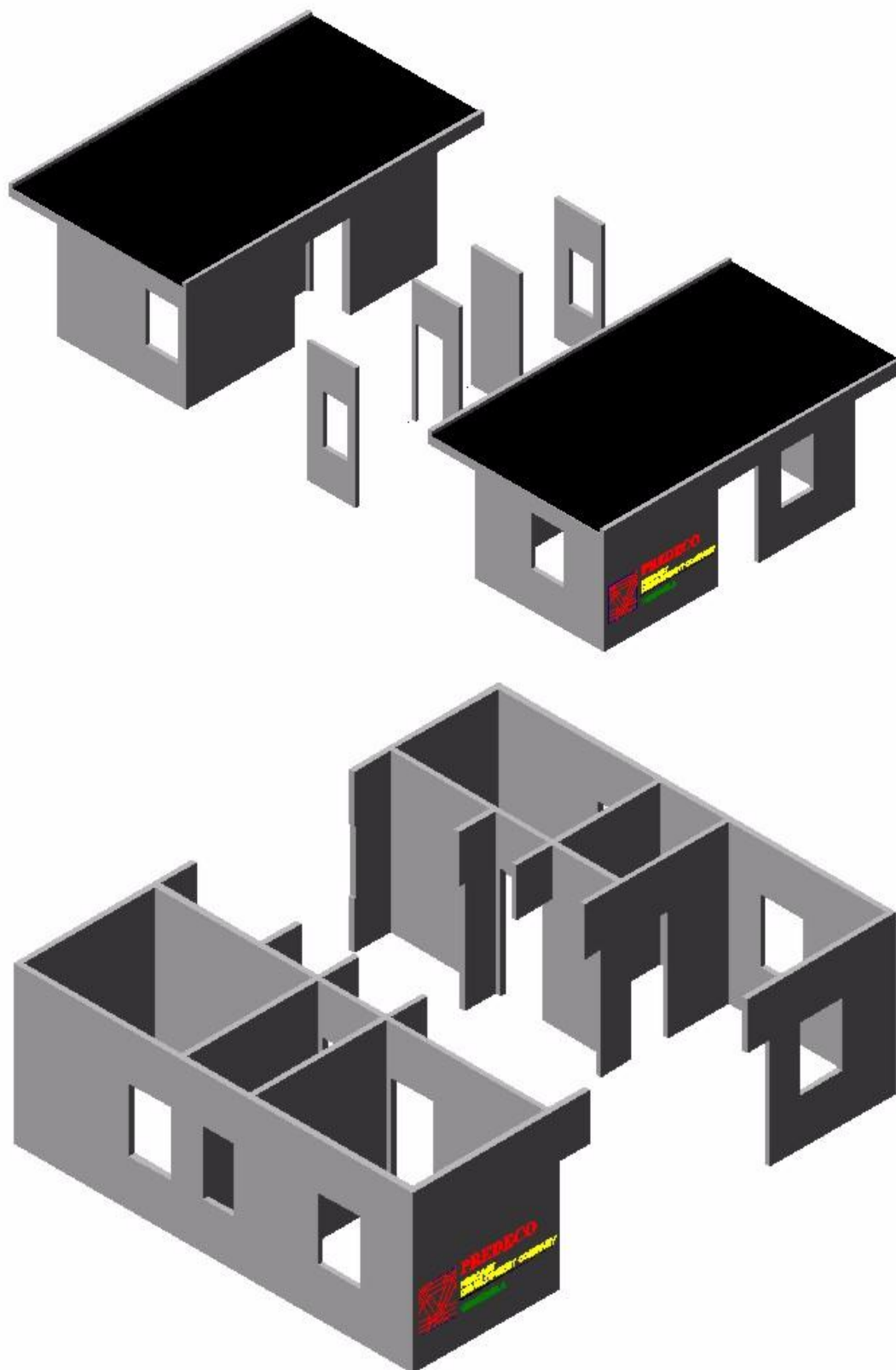
Cordialmente,

Vicente Reyes  
Presidente

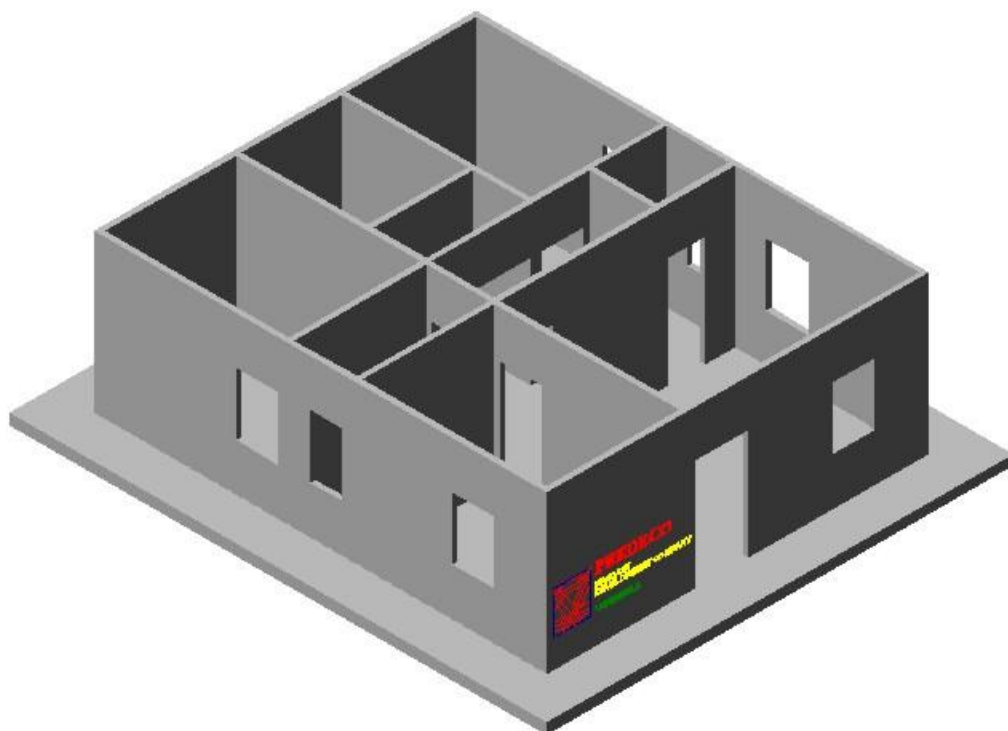
CEL. 014-8332352

*Con Clase*

Calle Simón Rodríguez, N° 24-A  
Telf/fax: (061) 68.53.43  
Puerto La Cruz - Edo. Anzoátegui

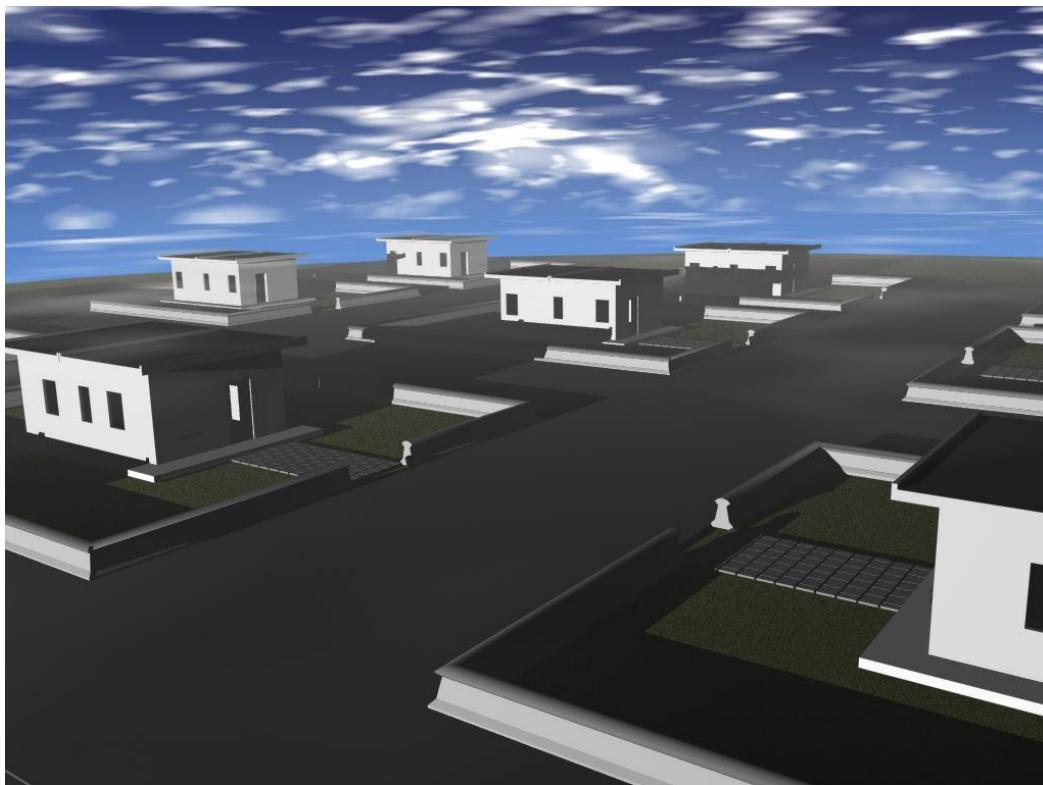








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